



DEVELOPMENT REVIEW BOARD

Agenda

ONLINE ZOOM MEETING

June 9, 2021

- Jolene Wolfley..... DRB Chair**
- Jeanne Wolfenbarger Transportation**
- Blaine Carter Water Authority**
- Ernest Armijo.Hydrology**
- Carl Garcia.....Code Enforcement**
- Cheryl Somerfeldt.....Parks and Rec**

Angela Gomez ~ DRB Hearing Monitor

NOTE: INDIVIDUALS WITH DISABILITIES WHO NEED SPECIAL ASSISTANCE TO PARTICIPATE AT THIS MEETING SHOULD CONTACT ANGELA GOMEZ, PLANNING DEPARTMENT, AT 924-3946. HEARING IMPAIRED USERS MAY CONTACT HER VIA THE NEW MEXICO RELAY NETWORK BY CALLING TOLL-FREE:1-800-659-8331.

NOTE: DEFERRAL OF CASES WILL BE ANNOUNCED AT THE BEGINNING OF THE AGENDA.

NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW. PER THE DRB RULES OF PROCEDURE, AN INDEFINITE DEFERRAL REQUIRES A RE-APPLICATION AND REPAYMENT OF ALL APPLICATION FEES.

NOTE: CLICK ON THE BLUE HIGHLIGHTED PROJECT # LINK TO ACCESS THE CASE. (Place mouse over hyperlink, right-click, choose "open hyperlink")

- A. Call to Order: 9:00 A.M.**
- B. Changes and/or Additions to the Agenda**
 - a. Motion to amend the rules to allow a virtual meeting because of the public health emergency.**
 - b. Remote Meeting Information:**
<https://cabq.zoom.us/j/99808085640> (Place mouse over hyperlink, right-click, choose "open hyperlink")
 Meeting ID: 998 0808 5640
 +1 312 626 6799 or Find your local number: <https://cabq.zoom.us/j/ate0EdPeQ>

MAJOR CASES

- 1. [PR-2019-003092](#)
[SD-2021-00089](#) – VACATION OF PUBLIC RIGHT OF WAY**

TIERRA WEST, LLC agent for SWCW LLC requests the aforementioned action(s) for all or a portion of: ALLEY WAY west of LOT 9-A REPLAT OF LOTS 9 & 10, BLOCK 32, RIDGECREST ADDITION zoned MX-M, located at 1425 SAN MATEO BLVD between SAN MATEO BLVD and GIBSON BLVD containing approximately 0.287 acre(s). (L-17)

**PROPERTY OWNERS: SSCW, LLC
REQUEST: VACATION OF PUBLIC RIGHT OF WAY**

2. [PR-2020-004676](#)
SD-2021-00093 – VACATION OF PUBLIC
RIGHT OF WAY
- MICHELLE HENRIE agent for MACRITCHIE STORAGE VENTURES, LLC requests the aforementioned action(s) for all or a portion of: **LOT C48 & C49, TOWN OF ATRISCO GRANT** zoned NR-BP, located on **VOLCANO RD between CENTRAL AVE SW and 98th ST** containing approximately 9.59 acre(s). (K-9)
- PROPERTY OWNERS:** JUANITA GONZALEZ
REQUEST: VACATE A PORTION OF VOLCANO ROAD
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3. [PR-2019-002821](#)
SI-2021-00667 – SITE PLAN
- BIRKIE AYER JR. requests the aforementioned action(s) for all or a portion of: **LOT 2-A & 2-B, FRATERNAL ORDER OF POLICE** zoned NR-BP, located on **JEFFERSON ST NE between THE LANE AT 25 and JEFFERSON PLAZA NE** containing approximately 5.009 acre(s). (E-17)
- PROPERTY OWNERS:** GROUP 1 REALTY INC.
REQUEST: SITE PLAN DRB FOR PARKING LOT and 22,733 SQF COLLISION CENTER
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4. [PR-2021-005473](#)
SI-2021-00709 – SITE PLAN
- HUITT ZOLLARS INC. – SCOTT EDDINGS agent for AARON CARLSON requests the aforementioned action(s) for all or a portion of: **LOT 24 UNIT 1, LADERA BUSINESS PARK SUBDIVISION** zoned NR-C, located at **7801 LA MORADA PL and UNSER** containing approximately 2.7 acre(s). (H-9)
- PROPERTY OWNERS:** PACIFIC CACTUS, LLC
REQUEST: TO DEVELOP AN UNIMPROVED LOT WITHIN THE LADERA BUSINESS PARK
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5. [Project # PR-2019-002571](#)
SD-2020-00097 – VACATION OF PUBLIC
EASEMENT
SD-2020-00098 – VACATION OF PUBLIC
EASEMENT
(Sketch Plat 7/10/19)
- DENNIS LORENZ agent(s) for PHILLIP PICKARD – DCLP TRUST request(s) the aforementioned action(s) for all or a portion of: **NORTHWEST CORNER, NEW MEXICO STATE HIGHWAY DEPARTMENT, TRACT A UNIT A, NORTH ALBUQUERQUE ACRES**, zoned NR-LM, located at **7550 PAN AMERICAN between SAN FRANCISCO NE and DEL REY AVE NE**, containing approximately 0.14 acre(s). (D-18)[*Deferred from 6/10/20, 6/24/20. 7/22/20, 9/23/20, 1/6/21, 4/7/21*]
- PROPERTY OWNERS:** PHILLIP PICKARD
REQUEST: VACATION OF PUBLIC DRAINAGE AND UTILITY EASEMENTS
- ** APPLICANT REQUESTS DEFERRAL TO SEPTEMBER 15, 2021**
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6. [PR-2020-004747](#)
SI-2021-00484 – SITE PLAN
- TIERRA WEST, LLC agent for 98TH & I-40 LAND LLC requests the aforementioned action(s) for all or a portion of: **TRACT 2 PLAT OF TRACTS 1 THRU 12, AVALON SUBDIVISION UNIT 5** zoned NR-BP, located on **DAYTONA RD NW between I-40 and DAYTONA** containing approximately 13.81 acre(s). (J-9)[*Deferred from 5/5/21, 5/19/21*]
- PROPERTY OWNERS:** 98th & I-40 LAND LLC
REQUEST: SUBDIVIDE INTO TWO TRACTS, SITE PLAN FOR TWO BUILDINGS 9,800 SQF and 12,500 SQF for HEAVY VEHICLE & EQUIPMENT REPAIR, SERVICING AND MAINTENANCE
**** APPLICANT REQUESTS DEFERRAL TO JUNE 16, 2021**
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7. [PR-2019-002063](#)
SD-2021-00086 – PRELIMINARY PLAT
SD-2021-00087 – VACATION OF PUBLIC EASEMENT
SD-2021-00088 – VACATION OF PUBLIC EASEMENT
VA-2021-00126 – TEMPORARY DEFERRAL OF SIDEWALK
VA-2021-00129 – SIDEWALK WAIVER
- MARK GOODWIN & ASSOCIATES, PA agent for VUELO, LLC requests the aforementioned action(s) for all or a portion of: **LOT 1-P1 THRU 26-PA, TRACT A, SAGE RANCH** zoned R-T, located on **SAGE RANCH CT between SAGE RD and BENAVIDEZ RD** containing approximately 3.7742 acres. (M-9) [*Deferred from 5/26/21*]
- PROPERTY OWNERS:** VUELO, LLC
REQUEST: SEE DESCRIPTION
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8. [PR-2019-003169](#)
SD-2020-00115 – PRELIMINARY PLAT
VA-2020-00192 – TEMPORARY DEFERRAL OF SIDEWALK
(*Sketch Plat 12/18/19*)
- RON HENSLEY/THE GROUP agent(s) for CLEARBOOK INVESTMENTS INC. request(s) the aforementioned action(s) for all or a portion of: **01 UNIT 3 ATRISCO GRANT EXC NW'LY POR TO R/W**, zoned MX-M, located at **SAGE RD between COORS and 75TH ST**, containing approximately 9.56 acre(s). (L-10)[*Deferred from 7/22/20, 8/5/20, 9/2/20, 9/30/20, 11/18/20, 12/9/20, 2/3/21, 4/7/21, 4/28/21, 5/26/21*]
- PROPERTY OWNERS:** CLEARBOOK INVESTMENTS INC, HENRY SCOTT TRUSTEE HENRY RVT
REQUEST: SUBDIVISION OF TRACT INTO 62 LOTS AND 2 TRACTS AND SIDEWALK DEFERRAL
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9. [PR-2020-004024](#)
SD-2021-00029 – PRELIMINARY PLAT
(*sketch plat 10-14-20*)
- CSI – CARTESIAN SURVEYS INC. agent for DIAMOND TAIL REALTY, LLC request(s) the aforementioned action(s) for all or a portion of: **TRACTS H-5, VENTURA RANCH** zoned MX-M , located on **UNIVERSE BLVD NW between PASEO DEL NORTE NW and PARADISE BLVD NW** containing approximately 8.7797 acre(s). (B-10)[*Deferred from 3/10/21, 3/31/21, 4/28/21, 5/12/21, 5/26/21*]
- PROPERTY OWNERS:** DIAMOND TAIL REALTY, LLC
REQUEST: REPLAT 5 LOTS INTO 6
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MINOR CASES

10. [**PR-2020-003259**](#)
SD-2021-00110 – VACATION OF PUBLIC EASEMENT
SD-2021-00109 – PRELIMINARY/FINAL PLAT
- CSI – CARTESIAN SURVEY’S INC.** agent for **PAY AND SAVE** request(s) the aforementioned action(s) for all or a portion of **TRACT A-2, TRACT A LOTS 1-5 AND 11-17, LANDS OF M.S.T & T, FURR’S PROPERTIES INC.; RIVERA PLACE**, zoned MX-M, located at **4701 4TH ST NW between GRIEGOS RD NW and PALO DURO AVE NW**, containing approximately 3.3677 acre(s). (F-14)
- PROPERTY OWNERS:** PAY AND SAVE, INC
REQUEST: COMBINE 15 EXISTING PARCELS INTO ONE PROPOSED TRACT, VACATE PUBLIC EASEMENT, GRANT PUBLIC EASEMENT
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11. [**PR-2019-002573**](#)
SD-2021-00105 – AMENDMENT TO INFRASTRUCTURE LIST
- GARCIA/KRAEMER & ASSOCIATES** agent(s) for **JOHN MARK JONES** request(s) the aforementioned action(s) for all or a portion of: **LOT 5, UNIT 3, NORTH ALBUQUERQUE ACRES**, zoned R-D, located at **8500 GLENDALE AVE NE between BARSTOW ST NE and VENTURA ST NE**, containing approximately 0.8864 acre(s). (B-20)
- PROPERTY OWNERS:** JOHN MARK JONES
REQUEST: MINOR AMENDMENT TO APPROVED INFRASTRUCTURE LIST
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12. [**PR-2018-001542**](#)
VA-2021-00151 – EXTENSION OF INFRASTRUCTURE LIST
- ISAACSON & ARFMAN INC.** agent(s) for **TITAN NOB HILL, LLC** request(s) the aforementioned action(s) for all or a portion of **LOT 1-A, BLOCK 2, MESA GRANDE ADDITION** zoned MX-M, located at **4101 CENTRAL AVE NE between SIERRA DR NE and MONTCLAIRE DR NE**, containing approximately 2.2496 acre(s). (K-17)
- PROPERTY OWNERS:** TITAN NOB HILL
REQUEST: EXTENSION OF INFRASTRUCTURE LIST
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13. [**PR-2020-004604**](#)
SD-2021-0007 – AMENDMENT TO INFRASTRUCTURE LIST
- CONSENSUS PLANNING INC.** agent(s) for **TITAN DEVELOPMENT** request(s) the aforementioned action(s) for all or a portion of **LOTS 17 – 20, PARCEL 4 BLOCK 9, NORTH ALBUQUERQUE ACRES**, zoned MX-L, located on **HOLLY AVE NE between VENTURA ST NE and DESERT SHADOW WAY NE**, containing approximately 3.5 acre(s). (C-20)
- PROPERTY OWNERS:** TITAN DEVELOPMENT
REQUEST: AMENDMENT TO INFRASTRUCTURE LIST TO INCLUDE ROUNDABOUT
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14. [PR-2019-002663](#)
[\(1009082\)](#)
[SD-2020-00193](#) – PRELIMINARY/FINAL
PLAT
[VA-2020-00377](#) - WAIVER TO IDO
(Sketch Plat 8/12/20)

CONSENSUS PLANNING INC. agent(s) for **GROUP II U26 VC, LLC** requests the aforementioned action(s) for all or a portion of: **TRACT 1 BLOCK 2 UNIT 26, VOLCANO CLIFFS SUBDIVISION**, zoned MX-L located on **KIMMICK DR NW between PASEO DEL NORTE and ROSA PARKS RD NW**, containing approximately 15.7217 acre(s). (C-11) *[Deferred from 12/2/20, 1/13/21]*

PROPERTY OWNERS: GROUP II U26 VC, LLC
REQUEST: MINOR SUBDIVISION PLAT TO SPLIT LOT TO MATCH EPC APPROVED ZONE BOUNDARY. BULK LAND WAIVER TO DEFER INFRASTRUCTURE TO FUTURE PLATTING/SITE PLAN ACTIONS.

15. [PR-2021-004038](#)
[SD-2021-00098](#) – PRELIMINARY/FINAL PLAT

STEVEN J. SANDOVAL PS agent(s) for **VIA REAL ESTATE, LLC** request(s) the aforementioned action(s) for all or a portion of: **LOTS 4 THRU 6, BLOCK 8, BROAD ACRES SUBDIVISION** zoned MX-M, located at **7521 MENAUL BLVD NE between LOUISIANA BLVD and WYOMING BLVD**, containing approximately 0.717 acre(s). (H-19)*[Deferred from 5/26/21]*

PROPERTY OWNERS: KREIDER SHIRLEY A TRUSTEE KREIDER RVT
REQUEST: LOT CONSOLIDATION COMBINING LOTS 3 THRU 6 OF BLOCK 8, BROADACRES SUBDIVISION AT THE NORTHWEST CORNER OF MENAUL AND PENNSYLVANIA

SKETCH PLAT

16. [PR-2021-005483](#)
[PS-2021-00066](#) -SKETCH PLAT

BASE DESIGN BUILD agent(s) for **ELI II YONG LEE** request(s) the aforementioned action(s) for all or a portion of **W 2.8 FT OF LOT 5 & ALL LOT 6 & E 17 FT OF LOT 7 BLK 1 SUMMER GARDENS ADD and 8-A 1 REPLAT OF WESTERLY 11FT OF LOT 7 & ALL OF LOT 8 BLOCK 1 SUMMER GARDENS ADD, SUMMER GARDENS ADDITION** zoned R-T, located at **1523 AND 1515 MOUNTAIN RD between 15th ST NW and 18th ST NW**, containing approximately 0.23 acre(s). (J-13)

PROPERTY OWNERS: ELI II YONG LEE, LUIS ARAGON
REQUEST: COMBINE ADJACENT LOTS INTO ONE NEW LOT FOR SINGLE FAMILY HOME

Other Matters -

Action Sheet Minutes – May 26th, 2021

DRB Member Signing Session for Approved Cases

ADJOURN