



DEVELOPMENT REVIEW BOARD

Agenda

ONLINE ZOOM MEETING

January 26, 2022

- Jolene Wolfley..... DRB Chair**
- Jeanne Wolfenbarger Transportation**
- Blaine Carter Water Authority**
- Ernest Armijo.Hydrology**
- Jeff Palmer.....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/84777829673> (Place mouse over hyperlink, right-click, choose "open hyperlink")

Meeting ID: 847 7782 9673

By phone 1 346 248 7799 or Find your local number: <https://cabq.zoom.us/u/kd1GrYcn5A>

MAJOR CASES

- 1. [PR-2021-005904](#)
[SD-2021-00263](#) – VACATION OF RIGHT-OF-WAY**

DAVID MOYA requests the aforementioned action(s) for all or a portion of: **LOTS 19 THRU 27 BLOCK 10, ORIGINAL TOWNSITE OF WESTLAND** zoned **MX-M**, located on the **SOUTH EAST CORNER OF 98TH ST AND CENTRAL** containing approximately **0.11** acre(s). **(K-9)**

PROPERTY OWNERS: DAVID MOYA

REQUEST: VACATION OF EXISTING NORTH HALF OF ALLEY BEHIND GRANDVIEW MOTEL AT 98TH AND CENTRAL

2. [Project #PR-2019-002277](#)- IDO 2018
(1002962)
SI-2019-00246 – SITE PLAN

RESPEC agent(s) for RAINBOW PASEO, LLC request(s) the aforementioned action(s) for all or a portion of **TRACT A PLAT OF TRACTS A, B AND C CANTATA AT THE TRAILS UNIT 2 (BEING A REPLAT OF TRACT OS-4 THE TRAILS UNIT 2 & TRACT A TAOS AT THE TRAILS UNIT 2)**, zoned **R-ML**, located on **OAKRIDGE ST NW between OAKRIDGE ST NW and TREE LINE AVE NW**, containing approximately **3.26** acre(s). **(C-9)** [Deferred from 8/15/19, 10/9/19, 12/4/19, 2/5/20, 3/4/20, 4/15/20, 6/3/20, 8/5/20], 9/30/20, 10/14/20, 12/16/20, 2/24/21, 4/21/21, 6/23/21, 8/25/21, 10/6/21, 10/20/21, 11/10/21, 12/8/21]

PROPERTY OWNERS: RV LOOP LLC

REQUEST: 52 UNIT TOWNHOME DEVELOPMENT

3. [PR-2021-005573](#) IDO 2020
SD-2021-00171 – PRELIMINARY PLAT
SD-2021-00172 – VACATION OF PUBLIC EASEMENT-22' Public Pedestrian Access
SD-2021-00174 – VACATION OF PUBLIC EASEMENT-10' PUE
SD-2021-00175 – VACATION OF PUBLIC EASEMENT-30' Public Waterline
SD-2021-00176 - VACATION OF PUBLIC EASEMENT-40' PNM
SD-2021-00177 - VACATION OF PUBLIC EASEMENT-Pedestrian Access and Drainage
SD-2021-00178 - VACATION OF PRIVATE EASEMENT-Private Drainage
SD-2021-00179 - VACATION OF PUBLIC EASEMENT-Public Waterline - studio
SD-2021-00180 - VACATION OF PRIVATE EASEMENT-Private access- ABCWUA
SD-2021-00181 - VACATION OF PRIVATE -EASEMENT- Private access- ABCWUA

BOHANNAN HUSTON INC. agent for NETFLIX STUDIOS, LLC, KENNETH FALCON requests the aforementioned action(s) for all or a portion of: **TRACTS 22-A,22-B,22-C, 26, N, O, Q-1, Q-2, Q-3, OS-7, R, 17, A-1-A-6, MESA DEL SOL INNOVATION PARK I & II** zoned **PC**, located on **5650 UNIVERSITY BLVD SE** containing approximately **162.78** acre(s). **(R-16)** [Deferred from 9/29/21, 10/20/21, 11/3/21, 11/17/21, 12/1/21, 1/5/22]

PROPERTY OWNERS: CITY OF ALBUQUERQUE, MDS INVESTMENTS

REQUEST: PRELIMINARY PLAT, VACATIONS OF PRIVATE EASEMENT, VACATIONS OF PUBLIC EASEMENT

4.

[PR-2021-005573](#) IDO 2020
[SI-2021-01482](#) – SITE PLAN

DEKKER/PERICH/SABATINI – WILL GLEASON agent for **NETFLIX STUDIOS, LLC, KENNETH FALCON** requests the aforementioned action(s) for all or a portion of: **TRACTS 22-A, 22-B, 22-C, 26, N, O, Q-1, Q-2, Q-3, OS-7, R, 17, A-1-A-6, MESA DEL SOL INNOVATION PARK I & II** zoned **PC**, located on **UNIVERSITY BLVD between EASTMAN CROSSING and MESA DEL SOL** containing approximately **162.784** acre(s). **(R-16)** [Deferred from 9/29/21, 10/20/21, 11/3/21, 11/17/21, 12/1/21, 1/5/22]

PROPERTY OWNERS: CITY OF ALBUQUERQUE, MDS INVESTMENTS
REQUEST: AN APPROXIMATELY 117.53 ACRE EXPANSION OF THE EXSITING ALBUQUERQUE STUDIOS CAMPUS INCLUDING A NEW PRODUCION OFFICE, MILL BUILDING AND PRODUCTION SUPPORT SPACES.

5.

[PR-2020-004138](#) IDO 2019
[SD-2021-00151](#) – PRELIMINARY PLAT
Sketch plat 3-10-2021

HUITT-ZOLLARS INC. – SCOTT EDDINGS agent for **QUESTA DEL ORO, LLC – TIM MCNANEY** requests the aforementioned action(s) for all or a portion of: **TRACT 3 & A-1-A-4, MESA DEL SOL INNOVATION PARK** zoned **PC**, located between **SAGAN LOOP and DE KOONING LOOP** containing approximately **22.0366** acre(s). **(R-15)** [Deferred from 8/11/21, 9/15/21, 9/29/21, 10/20/21, 11/3/21, 11/17/21, 12/15/21, 1/5/22]

PROPERTY OWNERS: QUESTA DEL ORO LLC / MDS INVESTMENTS
REQUEST: SINGLE FAMILY RESIDENTIAL SUBDIVISION ON TRACT A-1-A-3. TRACT A-1-A-4 SPLIT FOR EXTENSION OF DEIKENBORN DRIVE

6.

[PR-2018-001398](#)
[SD-2021-00242](#) – PRELIMINARY PLAT
[VA-2021-00447](#) – SIDEWALK WAIVER
[SD-2021-01966](#) – EPC FINAL SITE PLAN
SIGN OFF

JAG PLANNING & ZONING – JUANITA GARCIA agent for **DARRYL CHITWOOD – ECO GREEN BUILDING** requests the aforementioned action(s) for all or a portion of: **TRACT B, LANDS OF ELLA G. ROSSITER** zoned **PD**, located on **704 GRIEGOS RD NW between 7TH ST NW and 9th ST NW** containing approximately **0.75** acre(s). **(F-14)** [Deferred from 12/15/12, 1/5/22]

PROPERTY OWNERS: DARRYL CHITWOOD
REQUEST: PRELIMINARY PLAT, SIDEWALK WAIVER

7. [PR-2021-006336](#)
[SI-2021-02091](#) – SITE PLAN
- TIERRA WEST, LLC - VINCE CARRICA agent for DENNIS ROMERO requests the aforementioned action(s) for all or a portion of: **LOT 1, BLOCK 3 TOWN OF ATRISCO GRANT** zoned **NR-BP**, located on **10320 CENTRAL AVE SW between CENTRAL AVE and SUNSET GARDENS** containing approximately **4.0** acre(s). **(L-08)** [Deferred from 1/5/22, 1/19/22]
- PROPERTY OWNERS:** DENNIS ROMERO
REQUEST: DRB SITE PLAN FOR SELF STORAGE FACILITY
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8. [PR-2021-005222](#) IDO 2019
[SI-2021-01237](#) – EPC SITE
PLAN SIGN-OFF
- TIERRA WEST, LLC agent for WESTERN HILLS INVESTMENTS LLC requests the aforementioned action(s) for all or a portion of: **TRACT C-4-A PLAT OF TRACTS C3A, C3B, C3C, C4A, SEVEN BAR RANCH** zoned **NR-BP**, located at **3615 HWY 528 between CALLE CUERVO NW and HWY 528** containing approximately 1.99 acre(s). **(A-14)** [Deferred from 8/18/21, 9/15/21, 9/22/21, 10/20/21, 11/10/21, 12/1/21, 1/5/22, 1/12/22, 1/19/22]
- PROPERTY OWNERS:** WESTERN HILLS INVESTMENTS LLC
REQUEST: FINAL SIGN OFF OF EPC SITE PLAN
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9. [PR-2020-003847](#)
[SI-2021-01955](#) – SITE PLAN
- WILL GLEASON, DEKKER/PERICH/SABATINI agent for CITY OF ALBUQUERQUE requests the aforementioned action(s) for all or a portion of: **MAP 33 TR 90C,001 001REPL of FITZGERALD ADD, ALL of LOT 2, BLK 1, REPLAT of FITZGERALD ,003 001 REPL of FITZGERALD ADD** zoned **MX-M**, located on **3525 4TH ST NW, 420 FITZGERALD RD NW between MILDRED AVE NW and FITZGERALD RD NW** containing approximately **2.103** acre(s). **(G-14)** [Deferred from 12/15/21, 1/12/22, 1/19/22]
- PROPERTY OWNERS:** CITY of ALBUQUERQUE
REQUEST: MULTI-FAMILY APARTMENT HOME COMMUNITY

SKETCH PLATS

10. [PR-2022-006500](#)
PS-2022-00004 – SKETCH PLAT

COMMUNITY SCIENCES CORPORATION agent for **CARLOS A. ZAMORA** requests the aforementioned action(s) for all or a portion of: **LOT 17-A & TRACT A BLOCK 7 UNIT 5, VOLCANO CLIFFS** zoned **R-1D**, located at **8001 SHIPROCK CT NW between KIBO DR NW and RIMROCK DR NW** containing approximately 0.4828 acre(s). (E-10)

PROPERTY OWNERS: CARLOS ZAMORA

REQUEST: COMBINE EXISTING LOT 17-A AND TRACT A INTO ONE NEW LOT 17-A1

11. [PR-2019-002042](#)
PS-2022-00003 – SKETCH PLAT

CSI - CARTESIAN SURVEYS INC. agent for **SOLARE COLLEGIATE FOUNDATION** requests the aforementioned action(s) for all or a portion of: **TRACTS 12-B-A-A and 12-B-B, EL RANCHO GRANDE I** zoned **MX-M**, located at **8801 GIBSON BLVD SW between BARBADOS AVE SW and 98TH ST** containing approximately 10.9991 acre(s). (M-9)

PROPERTY OWNERS: SOLARE COLLEGIATE FOUNDATION

REQUEST: SUBDIVIDE EXISTING 2 LOTS INTO 7 TRACTS AND 75 LOTS, VACATE EASEMENTS/GRANT EASEMENTS

Other Matters

Action Sheet Minutes – January 19th, 2022

DRB Member Signing Session for Approved Cases

ADJOURN