



DEVELOPMENT REVIEW BOARD

Agenda

ONLINE ZOOM MEETING

December 21, 2022

Jolene Wolfley..... DRB Chair
Ernest Armijo..... Transportation
David Gutierrez..... Water Authority
Tiequan Chen.....Hydrology
Jeff Palmer.....Code Enforcement
Cheryl Somerfeldt.....Parks and Rec

Angela Gomez ~ DRB Administrative Assistant

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:

Join Zoom Meeting:

<https://cabq.zoom.us/j/81711919604> (Place mouse over hyperlink, right-click, choose "open hyperlink")

Meeting ID: 817 1191 9604

By phone: +1 346 248 7799 or Find your local number: <https://cabq.zoom.us/u/kegTsk3nfp>

MAJOR CASES

1. **PR-2022-007155**

SI-2022-02196 – SITE PLAN

BENJAMIN ANDERSON agent for **SAWMILL BELLAMAH PROPERTIES, LLC | SHELBY STRINGER** requests the aforementioned action(s) for all or a portion of: **LOT A2, MCCORD-WILLIAM ANDREW** zoned **MX-H**, located on **1921 BELLAMAH AVE NW between RIO GRANDE BLVD and 19TH ST NW** containing approximately **2.05** acre(s). **(H-13)**
[Deferred from 12/14/22]

PROPERTY OWNERS: SAWMILL BELLAMAH PROPERTIES LLC

REQUEST: DEMOLITION OF EXISTING 1-STORY WAREHOUSE BUILDING ON SUBJECT SITE AND CONSTRUCTION OF A NEW 5-STORY BUILDING COMPRISED OF HOTEL AND RELATED USES

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2. [PR-2022-007664](#)
[SI-2022-001770](#) – SITE PLAN
IDO - 2021
- LUXELOCKER requests the aforementioned action(s) for all or a portion of: **T 28-A-2 PLAT OF LTS 28-A-1 & 28-A-2 BLK 5 TR A UNIT BNORTH ALBUQ ACRES (BEING A REPL OF LT 28-A BLK 5 TR A UNIT B NORTH ALBUQUERQUE ACRES) CONT .9789 AC & LOTS 4 – 7 NORTH ALBUQUERQUE ACRES** zoned **NR-LM**, located on **BEVERLEY HILLS AVE NE** between **SAN MATEO BLVD NE** and **PAN AMERICAN FRWY NE** containing approximately **4.5** acre(s). **(B-18)** *[Deferred from 10/19/22, 11/9/22, 12/7/22, 12/14/22]*
- PROPERTY OWNERS:** BRAVO LAND INVESTORS, LLC
REQUEST: FULLY ENCLOSED LUXURY RV AND BOAT STORAGE PROJECT
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MINOR CASES

3. [PR-2021-005414](#)
[SD-2022-00209](#) – FINAL PLAT
IDO - 2021
- TIERRA WEST, LLC agent for **THOMAS DEVELOPMENT CO.** requests the aforementioned action(s) for all or a portion of: **TRACTS F-4-A & F-6-A-2, ATRISCO BUSINESS PARK** zoned **MX-M**, located at **441 & 457 COORS BLVD NW** between **CLOUDCROFT RD NW** and **BLUEWATER RD NW** containing approximately **8.95** acre(s). **(J-10)**
- PROPERTY OWNERS:** CRUZ JOE M & ANNETTE H
REQUEST: FINAL PLAT APPROVAL OF TWO EXISTING TRACTS TO TWO PROPOSED TRACTS OF VACANT LAND.
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4. [PR-2022-007151](#)
[SD-2022-00210](#) – PRELIMINARY/FINAL PLAT
SKETCH PLAT 6-8-22
IDO - 2021
- TIERRA WEST, LLC agent for **BRANDENREED PROPERTIES LLC | DANNY BANDENBURG** requests the aforementioned action(s) for all or a portion of: **TRACT 4 PLAT OF TRACTS 1 THRU 4, PARADISE PLAZA** zoned **MX-L**, located on **UNSER BLVD NW** near **McMAHON BLVD NW** containing approximately **1.8131** acre(s). **(A-11)**
- PROPERTY OWNERS:** BRANDENREED PROPERTIES LLC ATTN: DANNY BRANDENBURG
REQUEST: MINOR PRELIMINARY/FINAL PLAT
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5. [PR-2022-007081](#)
[SD-2022-00198](#) – PRELIMINARY/FINAL PLAT
[VA-2022-00365](#) – SIDEWALK WAIVER
SKETCH PLAT 6-8-22
IDO - 2021
- BOHANNAN HUSTON INC. agent for **ARCHDIOCESE OF SANTA FE REAL ESTATE CORP | ST CHARLES BORREMEO** requests the aforementioned action(s) for all or a portion of: **TRACT IN T10N R3E SEC 21 & POR OF VAC STS UNIVERSITY BLVD & HAZELDINE AVE CO** zoned **MX-M**, located at **1801 HAZELDINE SE** between **COAL AVE SE** and **UNIVERSITY BLVD SE** containing approximately **6.2** acre(s). **(K-15)** *[Deferred from 12/7/22]*
- PROPERTY OWNERS:** ARCHDIOCESE OF SANTA FE REAL ESTATE CORP/ST CHARLES BORREMEO
REQUEST: PRELIMINARY/FINAL PLAT REVIEW & SIDEWALK WAIVER
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6. [PR-2021-006008](#)
[SD-2022-00202](#) – PRELIMINARY/FINAL
PLAT
SKETCH PLAT 12-1-21
IDO - 2021
- ARCH + PLAN LAND USE CONSULTANTS LLC agent for RICARDO CHAVEZ & PATRICIA HARRELL HOECH requests the aforementioned action(s) for all or a portion of: **LOTS 7 & 8 BLOCK 23, NM TOWN CO ORIGINAL TOWNSITE** zoned **MX-FB-UD**, located at **214/216 GOLD AVE SW between 2nd and 3RD ST** containing approximately **0.1830** acre(s). **(K-14)**
[Deferred from 12/14/22]
- PROPERTY OWNERS:** CHAVES RICARDO & GOLD STREET LLC
REQUEST: LOT LINE ADJUSTMENT ELIMINATING EXITING 1.5' ENCROACHMENT
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7. [PR-2022-007324](#)
[SD-2022-00203](#) – PRELIMINARY/FINAL
PLAT
SKETCH PLAT 7-20-22
IDO - 2021
- ARCH + PLAN LAND USE CONSULTANTS agent for VIA REAL ESTATE LLC requests the aforementioned action(s) for all or a portion of: **BLOCK 4, TRACTION PARK & CITY ELECTRIC ADDITION** zoned **MX-M**, located at **2100 & 2124 CENTRAL SW between RIO GRANDE BLVD and CLAYTON ST** containing approximately 1.0665 acre(s). **(J-13)** *[Deferred from 12/14/22]*
- PROPERTY OWNERS:** VIA REAL ESTATE LLC
REQUEST: REPLAT & CREATE 2 LOTS FROM EXISTING UNPLATTED TRACTS
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SKETCH PLATS

8. [PR-2022-007999](#)
[PS-2022-00263](#) – SKETCH PLAT
IDO - 2021
- RICK METZ requests the aforementioned action(s) for all or a portion of: **LOTS 64A3B1, 64A3B2 & 64A4**, zoned **NR-LM**, located at **336 WOODWARD RD SE between BROADWAY and 2nd ST** containing approximately **19.1** acre(s). **(M-14)**
- PROPERTY OWNERS:** FILM YARD LLC
REQUEST: ADDING A DRY STORAGE BUILDING ON AN EMPTY LOT
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Other Matters

Action Sheet Minutes – December 14, 2022

DRB Member Signing Session for Approved Cases

ADJOURN