



DEVELOPMENT REVIEW BOARD

Agenda

ONLINE ZOOM MEETING

June 22, 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 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/j/81711919604>

MAJOR CASES

- 1. [PR-2021-005195](#)
[SI-2021-01747](#) – SITE PLAN**

DEKKER/PERICH/SABATINI – WILL GLEASON agent for **JC SIX LLC** requests the aforementioned action(s) for all or a portion of: **TRACT 6A-1, UNIT 1, JOURNAL CENTER PHASE 2** zoned **MX-H**, located on **7501 JEFFERSON ST NE between JEFFERSON ST and MASTHEAD ST NE** containing approximately **5.1536** acre(s). **(D-17)** [Deferred from 11/10/21, 12/1/21, 12/15/21, 1/5/22, 1/19/22, 2/2/22, 2/16/22, 3/30/22, 4/13/22, 5/18/22]

PROPERTY OWNERS: JC SIX LLC

REQUEST: SITE PLAN APPROVAL REQUEST FOR MULTI-FAMILY APARTMENT HOME COMMUNITY

2. [PR-2020-003688](#)
[SD-2021-00196](#) – PRELIMINARY PLAT

ISAACSON & ARFMAN INC. – FRED ARFMAN/IAN ANDERSON agent for GREATER ALBUQUERQUE HABITAT FOR HUMANITY – DOUG CHAMPLIN/BILL REILLY requests the aforementioned action(s) for all or a portion of: **LOTS 42 THRU 55, DAVID-PEREA-COURSON SUBDIVISION** zoned **R-1B**, located at **62nd ST NW between CLOUDCROFT RD NW and COORS BLVD NW** containing approximately **2.13** acre(s). **(J-11)** [Deferred from 11/3/21, 11/17/21, 12/1/21, 12/15/21, 1/12/22, 2/2/22, 3/2/22, 4/6/22, 4/20/22, 5/18/22]

PROPERTY OWNERS: GREATER ALBUQUERQUE HABITAT FOR HUMANITY, LONNIE YANES

REQUEST: NEW SINGLE-FAMILY RESIDENTIAL DEVELOPMENT. PLAT WILL REVISE CURRENT LOT LINES, DEDICATE NEW PUBLIC RIGHT OF WAY AND NEW EASEMENTS ASSOCIATED WITH THE DEVELOPMENT.

AGENT REQUEST’S DEFERRAL TO JUNE 29TH, 2022.

SKETCH PLATS

3. [PR-2022-007193](#)
[PS-2022-00122](#)– SKETCH PLAT

JAG PLANNING & ZONING, LLC | JUANITA GARCIA agent for ARCHDIOCESE OF SANTA FE CATHOLIC SERVICE BLDG requests the aforementioned action(s) for all or a portion of: **TRACT A, OXBOW SUBDIVISION** zoned **R-MH/NR-PO-C**, located at **4000 ST JOSEPH’S PL NW between COORS BLVD NW and SILVERY MINNOW NW** containing approximately **56.475** acre(s). **(H-14)**

PROPERTY OWNERS: ARCHDIOCESE OF SANTA FE CATHOLIC SERVICE BLDG

REQUEST: SUBDIVIDE ONE EXISTING LOT INTO FOUR SEPARATE LOTS AS A BULK PLAT

4. [PR-2022-007143](#)
[PS-2022-00120](#) – SKETCH PLAT

ISAACSON & ARFMAN, INC. | FRED C. ARFMAN, PE agent for ONETEN REI | NICO FRICCHIONE requests the aforementioned action(s) for all or a portion of: **LOT 4 & SOUTHERLY PORTION OF LOT 3 UNIT 1, VISTA GRANDE LAND CO. ADD. NO. 1** zoned **MX-L**, located at **4201 SAN MATEO BLVD NE between MONTGOMERY BLVD and DOUGLAS MACARTHUR RD** containing approximately **0.5380** acre(s). **(G-17)**

PROPERTY OWNERS: BRUNNER KIMBERLY DEE TRUSTEE RUFFIN JR TRUST & BRUNNER KIMBERLY DEE & ETAL

REQUEST: SKETCH PLAT REVIEW AND COMMENT

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5. [PR-2022-006841](#)
[PS-2022-00124](#) – SKETCH PLAT
- CSI – CARTESIAN SURVEYS INC. agent for TOGA GROUP LLC | VINODH PERUMAL requests the aforementioned action(s) for all or a portion of: **LOTS 1, 2 AND 5 BLOCK 3, SIGMA CHI ADDITION** zoned R-MH, located at **1801 MESA VISTA DR NE between BUENA VISTA ST NE and YALE BLVD NE** containing approximately **0.4672** acre(s). (J-15)
- PROPERTY OWNERS:** TOGA GROUP LLC ATTN: CLT LLC
REQUEST: CREATE ONE NEW LOT FROM THREE EXISTING LOTS
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OTHER MATTERS

**** Update to the DRB Rules of Procedure**

MINOR CASES – TO BE HEARD BEGINNING AT 1:30 pm

6. [PR-2019-002118](#)
[SD-2022-00095](#) – INFRASTRUCTURE IMPROVEMENTS AGREEMENT EXTENSION
- MARK GOODWIN & ASSOCIATES, PA agent for LGI HOMES NEW MEXCO, LLC requests the aforementioned action(s) for all or a portion of: **TRACT 4A UNIT 1, JUAN TABO HILLS VOLTERRA VILLAGE** zoned MX-M, located on **JUAN TABO HILLS BLVD between MANACHOS RD SE and SILVER CHARM DR SE** containing approximately **25.84** acre(s). (M-21)
- PROPERTY OWNERS:**
REQUEST: 2 YEAR INFRASTRUCTURE IMPROVEMENTS AGREEMENT
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7. [PR-2019-001948](#)
[SD-2022-00097](#) – AMENDMENT TO INFRASTRUCTURE LIST
[VA-2022-00172](#) – TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION
- THE GROUP | RON HENSLEY agent for NAZISH LLC requests the aforementioned action(s) for all or a portion of: **TRACT A, PLAT OF PRIMA ENTRADA** zoned PC, located on **SONTERRO between 4TH ST and MIRASOL AVE** containing approximately **0.71** acre(s). (J-9)
- PROPERTY OWNERS:** NAZISH LLC
REQUEST: MINOR AMENDMENT OF INFRASTRUCTURE LIST AND TEMPORARY DEFERRAL OF SIDEWALK.
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8. [PR-2021-006297](#)
(AKA: PR-2021-006287)
SD-2022-00039 – PRELIMINARY/FINAL
PLAT

COMMUNITY SCIENCES CORPORATION agent for RACHEL MATTHEW DEVELOPMENT CORPORATION & THE SANTA BARBARA HOMEOWNERS ASSOCIATION/ELISA CARDENAS requests the aforementioned action(s) for all or a portion of: **LOT 2 BLOCK 16, SANTA BARBARA SUBDIVISION** zoned **R-T**, located at **7300 SANTA BARBARA RD** near **RANCHO DE PALOMAS RD NE** containing approximately **0.4784** acre(s).
(D-16) [Deferred from 3/9/22, 4/6/22, 4/20/22, 4/27/22, 5/4/22, 5/11/22, 5/18/22, 6/8/22]

PROPERTY OWNERS: SANTA BARBARA HOMEOWNERS ASSOCIATION
REQUEST: SUBDIVIDE ONE LOT INTO FOUR LOTS

9. [PR-2021-005009](#) IDO 2019
SD-2021-00091 – PRELIMINARY/
FINAL PLAT

WAYJOHN SURVEYING INC. agent(s) for **BLAKES LOTA BURGER LLC** request(s) the aforementioned action(s) for all or a portion of **PARCELS 6 THRU 10, ATRISCO BUSINESS PARK** zoned **MX-M**, located at **NE CORNER of COORS BLVD and FORTUNA RD**, containing approximately **1.3523** acre(s).
(J-10) [Deferred from 5/19/21, 7/14/21, 8/4/21, 8/18/21, 10/20/21, 12/1/21, 1/5/22, 2/2/22, 2/16/22, 3/2/22, 3/16/22, 3/30/22, 4/13/22, 5/11/22, 6/8/22]

PROPERTY OWNERS: BLAKE'S LOTABURGER
REQUEST: COMBINE 5 LOTS INTO ONE LOT

Action Sheet Minutes – June 15, 2022

DRB Member Signing Session for Approved Cases

ADJOURN