



DEVELOPMENT REVIEW BOARD
Action Sheet Minutes
ONLINE ZOOM MEETING

February 1, 2023

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 ~ Hearing Monitor

MAJOR CASES

- 1. PR-2018-001560
SD-2022-00172 – PRELIMINARY PLAT
VA-2022-00332 –TEMPORARY DEFERRAL
OF SIDEWALK
SD-2022-00173 – VACATION OF PUBLIC
EASEMENT – (30FT SANITARY SEWER)
SD-2022-00174 – VACATION OF PUBLIC
EASEMENT – (10FT WATER, SEWER,
PUBLIC UTILITY)
SD-2022-00175 – VACATION OF
PRIVATE EASEMENT – (CROSS LOT
BLANKET DRAINAGE EASEMENT)

(SKETCH PLAT 8-17-22)

BOHANNAN HUSTON INC. agent for HOFFMANTOWN
CHURCH requests the aforementioned action(s) for all or a
portion of: TRACT A-2 PLAT OF TRACT A-1 AND A-2
HOFFMANTOWN BAPTIST CHURCH SITE, HOFFMANTOWN
zoned R1-C, located on HARPER RD between VENTURA ST
and WYOMING BLVD containing approximately 14.0
acre(s). (E-20) [Deferred from 11/30/22, 12/7/22]]

PROPERTY OWNERS: PULTE GROUP
REQUEST: PRELIMINARY PLAT APPROVAL, INFRASTRUCTURE LIST,
VACATION OF PUBLIC/PRIVATE EASEMENTS

DEFERRED TO MARCH 1ST, 2023.

2. **PR-2022-007701**
SI-2022-01868 – SITE PLAN
IDO - 2021

JOE SLAGLE agent for **NUSENDA CREDIT UNION** requests the aforementioned action(s) for all or a portion of: **TRACT 13-A-1, BLOCK 79, SNOWHEIGHTS ADDITION** zoned **MX-L**, located at **2801 JUAN TABO** between **CLAREMONT** and **CANDELARIA** containing approximately **1.24** acre(s). **(H-21)**
[Deferred from 10/26/22, 11/16/22, 12/14/22, 1/18/23]

PROPERTY OWNERS: NEW MEXICO EDUCATORS FEDERAL CREDIT UNION & NUSENDA FEDERAL CREDIT UNION
REQUEST: NEW BUILDING AT CREDIT UNION BRANCH WITH 4 LANE DRIVE THRU CANOPY

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB HAS APPROVED THE SITE PLAN. FINAL SIGN-OFF IS DELEGATED TO CODE ENFORCEMENT TO INCREASE SHRUB DENSITY TO IMPROVE THE VEGETATIVE SCREENING AS DISCUSSED, AND TO PLANNING FOR THE RECORDED PLAT, AND TO ENSURE THAT ALL SITE PLAN SHEETS ARE SIGNED AND SEALED BY APPROPRIATE DESIGN PROFESSIONAL WHO IS LISCENSED IN THE STATE OF NEW MEXICO.

3. **PR-2019-002213**
SI-2022-02430 – SITE PLAN AMENDMENT

MERRICK & COMPANY | KRIS WEST agent for **CHICK-FIL-A INC.** requests the aforementioned action(s) for all or a portion of: **LOT 3-A-1**, zoned **NR-BP**, located at **8110 SAN PEDRO DR NE** between **SAN PEDRO DR NE** and **PASEO DEL NORTE BLVD NE** containing approximately **1.5213** acre(s). **(C-18)** *[Deferred from 1/11/23]*

PROPERTY OWNERS: LEVINE INVESTMENTS LP
REQUEST: THE ADDITION OF A 2ND DRIVE-THRU LANE UP TO THE RELOCATED ORDER POINTS, AN OMD CANOPY AND MINOR STRIPPING MODIFICATIONS WITHIN THE PROPERTY

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB HAS APPROVED THE SITE PLAN AMENDMENT FINAL SIGN-OFF IS DELEGATED TO PLANNING FOR ALL SITE PLAN SHEETS ARE SIGNED AND SEALED BY APPROPRIATE DESIGN PROFESSIONAL WHO IS LISCENSED IN THE STATE OF NEW MEXICO, AND FOR THE LANDSCAPE PLAN TO BE UPDATED TO SHOW SCREENING IN THE PASEO LANDSCAPE AREA PARKING AND THE DRIVE-THRU LANE AS DISCUSSED.

4. **PR-2018-001252**
SI-2022-002328 – SITE PLAN

BURNS & MCDONNELL | JOE LAVENDER agent for **CURIA NEW MEXICO, LLC | OSO BIOPHARMACEUTICAL, LLC C/O** requests the aforementioned action(s) for all or a portion of: **LOT B BLOCK 5, SUNDT'S INDUSTRIAL CENTER** zoned **NR-GM**, located at **4401 ALEXANDER BLVD NE between ALEXANDER BLVD NE and MONTBEL PL NE** containing approximately **11.86** acre(s). **(F-16)** *[Deferred from 1/11/23]*

PROPERTY OWNERS: OSO BIOPHARMACEUTICALS MANUFACTURING LLC

REQUEST: TWO STORY EXPANSION FOR ASEPTIC MANUFACTURING, PACKAGING, OFFICE TYPE SUPPORT, UTILITY SPACE

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB HAS APPROVED THE SITE PLAN. FINAL SIGN-OFF IS DELEGATED TO PLANNING TO ENSURE THAT ALL SITE PLAN SHEETS ARE SIGNED AND SEALED BY APPROPRIATE DESIGN PROFESSIONAL WHO IS LISCENSED IN THE STATE OF NEW MEXICO.

MINOR CASES

5. **PR-2022-006146**
SD-2022-00206 – PRELIMINARY/FINAL
PLAT
SKETCH PLAT 11-3-21
IDO - 2021

ARCH + PLAN LAND USE CONSULTANTS agent for **SUNPORT STORAGE LLC** requests the aforementioned action(s) for all or a portion of: **LOTS 5, 6, 7, 12 & 13, BLOCK 14, CLAYTON HEIGHTS** zoned **MX-M**, located at **1824 BUENA VISTA SE between ROSS AVE and GIBSON BLVD** containing approximately **0.7174** acre(s). **(L-15)** *[Deferred from 12/14/22, 1/11/23]*

PROPERTY OWNERS: SUNPORT STORAGE LLC

REQUEST: LOT CONSOLIDATION FOR 5 LOTS INTO 2 LOTS

DEFERRED TO MARCH 15th, 2023.

Other Matters - None

Action Sheet Minutes were approved for January 18, 2023

DRB Member Signing Session for Approved Cases

ADJOURNED