



DEVELOPMENT REVIEW BOARD

**Agenda**

Plaza del Sol Building Basement Hearing Room

**February 21, 2018**

MEMBERS:

- Kym Dicome..... DRB Chair
- Racquel Michel ..... Transportation Development
- Jon Ertsgaard ..... Water Authority
- Doug Hughes .....City Engineer/Hydrology
- Jason Coffey..... Parks & Recreation

*Angela Gomez ~ Administrative Assistant*

**PUBLIC HEARING**


CASES WHICH REQUIRE PUBLIC NOTIFICATION-  
MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

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1. **Project# 1001081**  
**18DRB-70038** VACATION OF PUBLIC RIGHT OF WAY  
 TIERRA WEST LLC agent(s) for BEN SAPIR FAMILY TRUST request(s) the above action(s) for all or a portion of Lot(s) 023 031 N, 023 031 W, PARCEL A-2, PARCEL B, **SNOW HEIGHTS ADDITION**, zoned C-2, located on SNOW HEIGHTS CIR NE between MENAUL BLVD NE and EUBANK BLVD NE containing approximately 6.698 acre(s). (H-20) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-14-7-2(A) (1) AND (B) (1)(3) OF THE SUBDIVISION ORDINANCE. CONDITIONS OF APPROVAL IS THAT THE RIGHT-OF-WAY EXHIBIT BE REVISED PRIOR TO CITY COUNCIL TO INCLUDE THE ENTIRE RIGHT-OF-WAY.**

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  2. **Project# 1001725**  
**18DRB-70036** MAJOR - 2YR SUBDIVISION IMPROVEMENTS AGREEMENT EXT (2YR SIA)  
 BOHANNAN HUSTON INC agent(s) for UNIVERSITY OF NEW MEXICO REAL ESTATE OFFICE request(s) the above action(s) for all or a portion of Tract(s) 1-10, **UNM GIBSON COMMERCIAL DISTRICT**, zoned SU-1 FOR C-2 and R-3, located on GIBSON BLVD SE between UNIVERSITY BLVD SE AND I-25 containing approximately 46.44 acre(s). (L-15) **THE TWO YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS APPROVED.**


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3. **Project# 1003991**  
**18DRB-70030** VACATION OF PUBLIC EASEMENT  
**18DRB-70032** VACATION OF PUBLIC RIGHT-OF-WAY  
**18DRB-70033** MINOR - TEMPORARY DEFERRAL of SIDEWALK CONST.  
**18DRB-70034** MAJOR - PRELIMINARY PLAT APPROVAL
- MARK GOODWIN AND ASSOCIATES, P.A. agent(s) for BOKAY CONSTRUCTION, INC. request(s) the above action(s) for all or a portion of Lot(s) 1-P1-B3-P1, Tract(s) A, **SAGE RANCH**, zoned R-T, located on SNOWVISTA BLVD SW between SAGE RD SW and BENAVIDES RD SW containing approximately 3.7742 acre(s). (M-9) **DEFERRED TO 3/7/18.**
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4. **Project# 1004355**  
**18DRB-70037** MAJOR - 2YR SUBDIVISION IMPROVEMENTS AGREEMENT EXT (2YR SIA)
- WILSON & COMPANY agent(s) for KB HOME NEW MEXICO, INC request(s) the above action(s) for all or a portion of **VISTA VIEJA SUBDIVISION Unit(s) 2**, zoned R-D, located on VISTA TERRAZA DR NW south of SCENIC RD NW and west of UNSER BLVD NW containing approximately 40.8584 acre(s). (D-9) **A NINE MONTH EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS APPROVED.**
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5. **Project# 1008121**  
**18DRB-70035** MAJOR - 2YR SUBDIVISION IMPROVEMENTS AGREEMENT EXT (2YR SIA) 
- BOHANNAN HUSTON INC agent(s) for THE REGENTS OF THE UNIVERSITY OF NEW MEXICO request(s) the above action(s) for all or a portion of Lot(s) 1, 2, 3 & 4, **UNM ARENA**, zoned SU-1/PDA Permissive Use of O-1/C-2 & IP, O-1, C-3, located on AVENIDA CESAR CHAVEZ SE between AMAFCA SOUTH DIVERSON CHANNEL and UNIVERSITY BLVD SE containing approximately 74.1 acre(s). (L-15) **THE TWO YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS APPROVED.**
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## **MINOR CASES**

### **SITE DEVELOPMENT PLANS (EPC FINAL SIGN-OFF) AMENDED PLANS AND MASTER DEVELOPMENT PLANS (CITY COUNCIL FINAL SIGN-OFF)**

6. **Project# 1009920**  
**18DRB-70057** EPC APPROVED SITE PLAN for BUILDING PERMIT (Deviations to the East Gateway SDP) **17EPC-40070** 
- RBA ARCHITECTS agent(s) for DOUG ADAMS request(s) the above action(s) for all or a portion of Lot 1-A, Block 48, **SKYLINE HEIGHTS** zoned SU-2/M-1, located on EUBANK BLVD SE, between TRUMBULL AVE SE and BELL AVE SE containing approximately 1.42 acre(s). (L-20) **DEFERRED TO 3/7/18.**
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7. **Project# 1003098**  
**18DRB-70059** EPC APPROVED SITE PLAN for BUILDING PERMIT (03EPC-01913) 
- JS ROGERS ARCHITECTS PC agent(s) for GRACE COVENANT CHURCH, INC request(s) the above action(s) for all or a portion of Lot(s) PORTION OF TRACT 281, **TOWN OF ATRISCO GRANT Unit(s) 8**, zoned SU-1 for Church and Related Facilities, located on 57TH ST NW between BICE RD and DEL OESTE RD NW containing approximately .74 acre(s). (H-11) **DEFERRED TO 2/28/18.**
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8. **Project# 1000901**  
**17DRB-70369** MINOR - SITE PLAN for BUILDING PERMIT
- HUITT-ZOLLARS, INC. agent(s) for ABCWUA request(s) the above action(s) for all or a portion of Lot(s) 2-A, zoned SU-1 For Public Utility Facility, located on MIRANDELA ST NW south of MONTANO RD NW and east of COORS BLVD NW containing approximately 4.5 acre(s). (E-12) [deferred from 12/20/17, 1/10/18, 1/24/18] **INDEFINITELY DEFERRED.**
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MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS AND PLANS

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9. **Project# 1002739**  
**18DRB-70002** - AMENDED SITE PLAN for SUBDIVISION  
**18DRB-70003** - AMENDMENT TO PRELIMINARY PLAT  
**18DRB-70004** - TEMPORARY DEFERRAL of SIDEWALK CONST
- MARK GOODWIN AND ASSOCIATES, P.A. agent(s) for KB HOME NEW MEXICO, INC request(s) the above action(s) for all or a portion of Lot(s) 4 AND 6, **HERITAGE TRAILS Unit(s) 4**, zoned R-LT/ R-D, located on COLOBEL AVE SW between IRONSTONE ST SW AND PITOCHÉ PL SW containing approx. 84.9303 acre(s). (N-8) [deferred from 1/17/18, 1/31/18] **DEFERRED TO 3/7/18**
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10. **Project# 1004428**  
**18DRB-70007** - AMENDMENT TO PRELIMINARY PLAT
- MARK GOODWIN AND ASSOCIATES, P.A. agent(s) for CEJA VISTA, LLC request(s) the above action(s) for all or a portion of Tract(s) RR-3-A, RR-3-B, RR-3-C, RR-3-D, AND RR-3-E, **CEJA VISTA** zoned R-2/SU-1 for C-1/R-LT, located on DENNIS CHAVEZ BLVD SW south of 98<sup>th</sup> ST SW and UNINCORPORATED AREAS containing approximately 98.907 acre(s). (P-9) [deferred from 1/17/18, 1/24/18, 2/7/18] **DEFERRED TO 3/7/18**
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11. **Project# 1004167**  
**18DRB-70041** MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL 

CONSENSUS PLANNING & SURV-TEK INC agent(s) for GUARDIAN STORAGE request(s) the above action(s) for all or a portion of Lot(s) 1, **BOSQUE PLAZA**, zoned C-1(SC), located on BOSQUE PLAZA LN NW near LA ORILLA RD NW and COORS BLVD NW containing approximately 1.72 acre(s). (E-12) [*deferred from 2/7/18,2/14/18*] **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO HYDROLOGY AND PLANNING.**

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**SKETCH PLAT REVIEW AND COMMENT** (no action taken)

12. **Project# 1011533**  
**18DRB-70058** SKETCH PLAT REVIEW  
AND COMMENT 

COMMUNITY SCIENCES CORP agent(s) for MARIO AND SHANNON BALDONADO request(s) the above action(s) for all or a portion of Lot(s) 196A2B3A AND 196A2B3B, zoned SU-2, located on DURANES RD NW between DELIA RD NW and LOS LUCEROS RD NW containing approximately 7.7204 acre(s). (H-12) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED**

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13. **Project# 1002636**  
**18DRB-70060** SKETCH PLAT REVIEW  
AND COMMENT 

ANCHOR ENGINEERING agent(s) for GORDON AND JANE ROWE request(s) the above action(s) for all or a portion of Lot(s) 23-B-1 AND 23-B-2, **RICE'S DURANES ADDN**, zoned R-2, located on RICE AVE NW containing approximately .2985 acre(s). (H-13) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED**

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14. Other Matters:

ADJOURNED: 10:24