



DEVELOPMENT REVIEW BOARD

Agenda

Plaza del Sol Building Basement Hearing Room

December 5, 2018

- Kym Dicome..... DRB Chair
- Racquel Michel Transportation Development
- Kris CadenaABC Water Authority
- Doug HughesCity Engineer/Hydrology
- Ben McIntosh.....Code Enforcement

Angela Gomez ~ Administrative Assistant

MAJOR CASES

- 1. **Project# PR-2018-001402**
VA-2018-000173 – VARIANCE
(Public Hearing)

CONSENSUS PLANNING INC. agent(s) for **GAMMA DEVELOPMENT, LLC** request(s) the aforementioned action(s) for all or a portion of LOT 4-A & TRACT C-1 PLAT OF TRACTS C-1, C-2 & LOT 4-A LANDS OF SUZANNE H POOLE LOTS 1 THRU 3 BLK 1 PLAT OF WEST BANK ESTATES TOGETHER WITH TR A1 LANDS OF SUZANNE H POOLE, zoned R-A, located east of NAMASTE RD NW and south of LA BIENVENIDA PL NW, containing approximately 22.75 acre(s). (F-11 & F-12) [*Deferred from 10/31/18, 11/7/18, 11/7/18, 11/14/18, 11/28/18*]

PROPERTY OWNERS: DANIELS FAMILY PROPERTIES, LLC.
REQUEST: VARIANCE TO SECTION 14-16-5-3(E)(2) OF THE IDO

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 VARIANCE.

2. **Project# PR-2018-001811**
VA-2018-000193 – VARIANCE
(Public Hearing)

AUSTIN’S CARPORTS agent(s) for **JUAN A. MEJIAS** request(s) the aforementioned action(s) for all or a portion of LOT 11 BLOCK 13, CARLISLE DEL CERO, zoned R-1C, located at 4600 HILTON AVE NE, containing approximately 0.179 acre(s). (G-17)

PROPERTY OWNERS: MEJIAS JUAN
REQUEST: PROPOSED CARPORT W/IN SETBACK

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 VARIANCE.

3. **Project# PR-2018-001812**
VA-2018-00194 – VARIANCE
(Public Hearing)

AUSTIN’S CARPORTS agent(s) for **JAMES E. PAYNE** request(s) the aforementioned action(s) for all or a portion of LOT 23, BLOCK 13, ELDER HOMESTEAD ADDN, zoned R-1C, located at 905 GEORGIA ST SE, containing approximately 0.1722 acre(s). (L-18)

PROPERTY OWNERS: PAYNE JAMES E & SIGRID J
REQUEST: PROPOSED CARPORT W/IN SETBACK

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 VARIANCE.

4. **Project# PR-2018-001827**
VA-2018-00197 – VARIANCE
(Public Hearing)

AUSTIN’S CARPORTS agent(s) for **JOE GARDIN** request(s) the aforementioned action(s) for all or a portion of LOT 52, BLOCK 3, DESERT TERRACE UNIT 5, zoned R-1C, located at 6124 DOWNEY ST NE, containing approximately 0.1742 acre(s). (F-18)

PROPERTY OWNERS: GAUDIN JOSEPH D & TERRY STEFANIE F
REQUEST: PROPOSED CARPORT W/IN SETBACK

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 VARIANCE.

5. **Project# PR-2018-001829**
VA-2018-00198 – VARIANCE
(Public Hearing)

RESPEC INC. agent(s) for **SUNDOWNER HOSPITALITY INC.** request(s) the aforementioned action(s) for all or a portion of LOTS 1 THRU 5 BLOCK 2 HUNING'S HIGHLAND ADDITION, zoned MX-FB-FX, located at 105 BROADWAY BLVD SE, containing approximately .8035 acre(s). (K-14)

PROPERTY OWNERS: SUNDOWNER HOSPITALITY LLC
REQUEST: VARIANCE TO DPM REQUIREMENT FOR DEDICATING R/W

DEFERRED TO DECEMBER 12TH, 2018.

6. **Project# PR-2018-001361
(1000845)**
SD-2018-00105 - VACATION OF PUBLIC
RIGHT OF WAY
SD-2018-00104 – VACATION OF PRIVATE
EASEMENT
(Public Hearing)

TIERRA WEST LLC agent(s) for **BEN E. KEITH COMPANY AND SWIRE PACIFIC HOLDINGS, INC.** request(s) the aforementioned action(s) for all or a portion of LOT 1A BULK OF PLAT OF LOT 1-A UNSER TOWNE CROSSING + LOT 8 SUBD PLAT OF UNSER TOWNE CROSSING, zoned NR-BP, located on UNSER BLVD. NW between LOS VOLCANES RD NW and GALLATIN PL NW containing approximately 53.4218 acre(s). (J-10)

PROPERTY OWNERS: BEN E KEITH CO AND SWIRE PACIFIC HOLDINGS, INC DBA SWITE COCA-COLA USA

REQUEST: VACATE A REMNANT ROAD R/W AND PRIVATE ACCESS EASEMENT

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB HAS RECOMMENDED CITY COUNCIL APPROVAL OF THE VACATION OF PUBLIC RIGHT OF WAY BASED ON EXHIBIT IN THE PLANNING FILE PER SECTION 14-16-6(K) OF THE IDO.

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, THE DRB HAS RECOMMENDED CITY COUNCIL APPROVAL OF THE VACATION OF PRIVATE EASEMENT BASED ON EXHIBIT IN THE PLANNING FILE PER SECTION 14-16-6(K) OF THE IDO.

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7. **Project# PR-2018-001786**
SD-2018-00108 - VACATION OF
EASEMENT
(Public Hearing)

MYERS, McCREADY & MYERS P.C. agent(s) for **KKMM, LLC** request(s) the aforementioned action(s) for all or a portion of LOTS 1 – 5 + 16’ STRIP, BLOCK B, DURAN & ALEXANDER ADDN, zoned MX-L, located at the SWC of 4TH ST NW and MOUNTAIN RD NW containing approximately .7816 acre(s). (J-14)

PROPERTY OWNERS: WU CHUAN-TA & SUE JEAN TR WU LVT & LIU S DER S & CAFEN C LIU FAMILY LVT & CHENG S YUNG UTA & CHENG F CHUI CHENG LVT

REQUEST: VACATE AN EASEMENT

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 VACATION AS SHOWN ON EXHIBIT IN THE PLANNING FILE PER SECTION 14-16-6(K) OF THE IDO.

8. **Project# PR-2018-001373**
SI-2018-00233 - SITE PLAN
(Public Meeting)

LEE GAMELSKY FCS agent(s) for **CITY OF ALBUQUERQUE** request(s) the aforementioned action(s) for all or a portion of TRACT OF LAND WITHIN NW/4 NW/4 NW/4 EXC A S'WLY POR SEC 33 T10N R2E, zoned NR-C, located at 10001 DE VARGAS RD SW west of 98th STREET SW, containing approximately 12.84 acre(s). (M-09)

PROPERTY OWNERS: CITY OF ALBUQUERQUE

REQUEST: SITE PLAN FOR A PROPOSED CITY COMMUNITY CENTER

DEFERRED TO DECEMBER 19TH, 2018.

9. **Project# PR-2018-001774**
(1000874)
SD-2018-00103 – PRELIMINARY PLAT
(Public Hearing)
SD-2018-00113 - FINAL PLAT
(Public Meeting)

TIERRA WEST LLC agent(s) for **MONTANO 1-25 BEACH ACQUISITION PROPERTY LLC** request(s) the aforementioned action(s) for all or a portion of PARCEL B-1+C-1 PLAT OF PARCELS C-1, C-2, C-3, C-4 & B-1, RENAISSANCE CENTER III, zoned NR-C, located on DESERT SURF CIRCLE NE between ALEXANDER BLVD, NE and MONTANO RD NE, containing approximately 23.8658 acre(s). (F-16)[*Deferred from 11/14/18*]

PROPERTY OWNERS: MONTANO I-25 BEACH PROPERTY LLC

REQUEST: LOT LINE ADJUSTMENT, GRANTING OF EASEMENTS AND COMPLETE VACATION ACTION

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, WITH AN APPROVED GRADING AND DRAINAGE PLAN ENGINEER STAMP DATED OCTOBER 31ST, 2018 AND WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED DECEMBER 5TH, 2018 THE DRB HAS APPROVED PRELIMINARY PLAT.

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 FINAL PLAT. FINAL SIGN-OFF IS DELEGATED TO: PLANNING FOR THE INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA).

10. **Project# 1011598**
18DRB-70137 - VACATION OF PUBLIC RIGHT-OF-WAY
18DRB-70138 - SIDEWALK VARIANCE
18DRB-70139 - SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS
18DRB-70140 - MINOR - PRELIMINARY/FINAL PLAT

BOB KEERAN request(s) the above action(s) for all or a portion of Lot(s) 17 & 18, Block(s) 4, Tract(s) 3, NORTH ALBQ ACRES Unit 3, zoned PD (RD/5DUA), located on VENTURA ST NE between SIGNAL AVE NE and ALAMEDA BLVD NE, containing approximately 2 acre(s). (C-20) [*Deferred from 5/16/18, 6/13/18, 7/18/18 8/8/18, 9/12/18, 10/24/18*]

DEFERRED TO DECEMBER 19TH, 2018.

MINOR CASES

11. **Project# PR-2018-001681
(1003449)**
SI-2018-00194 – FINAL SIGN OFF OF EPC
SITE DEVELOPMENT PLAN FOR BUILDING
PERMIT (18EPC-40032)
(Public Meeting)

CONSENSUS PLANNING INC. agent(s) for **JACKSON REAL ESTATE SERVICES INC.** request(s) the aforementioned action(s) for all or a portion of TRACT 52 UNIT 2, TOWN OF ATRISCO GRANT, zoned PD, located on SUNSET GARDENS RD. SW, between 82ND ST SW and 86th ST SW, containing approximately 6.1 acre(s). (L-09)[*Deferred from 10/17/18, 11/7/18, 11/14/18, 11/28/18*]

PROPERTY OWNERS: MONTY CARRICO

REQUEST: FINAL SIGN-OFF OF EPC SITE DEVELOPMENT PLAN FOR BUILDING PERMIT FOR AN 81 UNIT APARTMENT DEVELOPMENT

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 FOR BUILDING PERMIT. FINAL SIGN-OFF IS DELEGATED TO: PLANNING AND THE WATER AUTHORITY.

SKETCH PLAT

12. **Project# PR-2018-001809
PS-2018-00042 – SKETCH PLAT**

THE GROUP agent(s) for **NAZISH LLC** request(s) the aforementioned action(s) for all or a portion of LOT 31-A OF LOTS 31-A AND 32-A, BLOCK 4, TRACT 2, NORTH ALBUQUERQUE ACRES, zoned MX-L, located at 7011 SIGNAL AV NE south of ALAMEDA BLVD NE and east of LOUISIANA BLVD NE, containing approximately 0.4905 acre(s). (C-19)

PROPERTY OWNERS: VAGH FIROZ S & JABEEN TRUSTEES VAGH RVT

REQUEST: SKETCH PLAT REVIEW AND COMMENT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED

13. **Project# PR-2018-001792
PS-2018-00041 – SKETCH PLAT**

THE GROUP agent(s) for NAZISH LLC request(s) the aforementioned action(s) for all or a portion of LOT 31 BLOCK 5 NORTH ALBUQUERQUE ACRES UNIT 3 TRACT 2, zoned MX-T, located at 7011 WILSHIRE AV NE east of LOUISIANA BLVD NE and south of SIGNAL AVE NE, containing approximately 1.56 acre(s). (C-19)[*Deferred from 11/28/18*]

PROPERTY OWNERS: SHAH SUBHAS & CHANDRIKA S

REQUEST: SKETCH PLAT REVIEW AND COMMENT

THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED

14. Other Matters: None.

15. **MINUTES: November 28, 2018**

ADJOURNED.

