



**DEVELOPMENT HEARING OFFICER
Action Sheet Minutes**

November 19, 2025

***Robert Lucero - Development Hearing Officer
Brennon Williams - Development Hearing Officer
Matt Myers - Development Hearing Officer***

Staff

***Jay Rodenbeck – Development Services Planning Manager
Angela Gomez - Hearing Monitor***

1.

[PR-2021-005862](#)

DHOWVR-2025-00030 – DHO WAIVER

**MAJOR PLT-2025-00014 - MAJOR
PRELIMINARY PLAT**

SKETCH 7-2-25 (DFT)

IDO – 2025

RENEE REGAL & JOHN STAPLETON agents for **TULANE PROPERTIES INC** requests the aforementioned action(s) for all or a portion of: **Lot/Tract 16D2, EL RANCHO GRANDE UNIT 16** zoned **R-1A** located on **GIBSON BLVD SW** between **GIBSON BLVD SW** and **DELGADO ROAD SW** containing approximately **16.4472** acre(s). (**M-08, N-08**)
[Deferred from 11/12/25w (Plat)]

PROPERTY OWNERS: Tulane Properties Inc

REQUEST: El Rancho Grande Unit 18 - Preliminary Plat Application & El Rancho Grande Unit 18 - Waiver Request - IDO - 5-4 Rear Lot Line Adjacent To Collector / Arterial Street

The above referenced items have been approved with the following conditions:

Planning:

- Per IDO section 6-6(L)(2)(d) Final Plat required within 1 year after DHO approval of the Preliminary Plat.
 - The Project and Application numbers must be added to the plat.
 - Include a waiver detail note on the Plat.
 - A recorded IIA is required prior to Final Plat.
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2. [PR-2024-010653](#)
**MAJOR PLT-2025-00015 – MAJOR
PRELIMINARY PLAT**

SKETCH 7-24-24 (DFT)
IDO - 2025

BOHANNAN HUSTON INC. | YOLANDA PADILLA MOYER & KIMBERLY LEGAN agent for **MDS INVESTMENTS, LLC** requests the aforementioned action(s) for all or a portion of: **Lots/Tracts 1 & 5, ARTISTIE SUBDIVISION** zoned **PC** located at **BOBBY FOSTER RD and STRYKER RD SE** containing approximately **51.02** acre(s). (**S-15, R-15**)

PROPERTY OWNERS: MDS Investments, LLC

REQUEST: Preliminary Plat Approval Sidewalk Deferral Waiver
IDO And DPM Waivers Artiste Subdivision Phase 1

The Preliminary Plat is approved with the following conditions:

Planning:

- Per IDO section 6-6-L. 6-6(L)(2)(d) Final Plat required within 1 year after DHO approval of the Preliminary Plat
- The Project and Application numbers must be added to the plat
- Include a waiver detail note on the Plat
- Approved Infrastructure List to be followed by recorded IIA

3. [PR-2020-004622](#)
**VAC-2025-00048 – VACATION OF PUBLIC
120' DRAINAGE EASEMENT**
**VAC-2025-00047 – VACATION OF PUBLIC
35' AND 50' SLOPE EASEMENT**
**VAC-2025-00046 – VACATION OF PUBLIC
DRAINAGE EASEMENT**

SKETCH 7-2-25 (DFT)
IDO – 2025

BOHANNAN HUSTON INC. | MICHAEL BALASKOVITS & KIMBERLY LEGAN agents for Regents of the University of New Mexico requests the aforementioned action(s) for all or a portion of: **Lots/Tracts 6 thru 9, UNM GIBSON COMMERCIAL DISTRICT** zoned **R-MH**, located on **ALUMNI DR, VARSITY AVE, AND UNIVERSITY BLVD.** (**L-15**)

PROPERTY OWNERS: Regents Of The University Of New Mexico

REQUEST: Vacations Of Public Easement

DEFERRED TO DECEMBER 3RD

4. [PR-2022-006960](#)

VAC-2025-00050 – VACATION Of 10'
Underground Public Utility Easement
VAC-2025-00051 - VACATION OF 15' X 35'
Public Utility Easement
VAC-2025-00052 - VACATION Of Private
Common Access Easement (Blanket)
VAC-2025-00053 - VACATION Of Private
Cross Parking Easement (Blanket)
VAC-2025-00054 - VACATION Of Private
Joint Access Easement
VAC-2025-00055 - VACATION Of Public
Sidewalk Easement
VAC-2025-00056 - VACATION Of
Underground Public Utility Easement
VAC-2025-00057 - VACATION Of 10'
Public Utility Easement
VAC-2025-00058 - VACATION Of 10'
Public Utility Easement
VAC-2025-00059 - VACATION Of 30'
Reciprocal Common Access Easement

SKETCH 2-26-25 (DFT)
IDO – 2025

TIM ALDRICH agent for CITY OF ALBUQUERQUE requests the aforementioned action(s) for all or a portion of: Lots/Tracts E2A1, JEANNEDALE ADDN UNIT 1A zoned MX-H, located at 2121 INDIANA ST NE. (H-18)

PROPERTY OWNERS: City Of Albuquerque, NM Educators
Federal Credit Union

REQUEST: Vacation Requests As Listed

The above referenced Vacation actions were approved.

5. [PR-2022-006960](#)
**MINOR PLT-2025-00059 – MINOR
PRELIMINARY/FINAL PLAT**

SKETCH 2-26-25 (DFT)

IDO – 2025

TIM ALDRICH agent for **CITY OF ALBUQUERQUE** requests the aforementioned action(s) for all or a portion of: **E2A1, JEANNEDALE ADDN UNIT 1A** zoned **R-MH**, located at **2121 INDIANA ST NE** located at **UPTOWN BOULEVARD ON THE NORTH; INDIAN SCHOOL ROAD ON THE SOUTH; INDIANA STREET ON THE EAST; AMERICAS PARKWAY ON THE WEST** containing approximately **2.9309** acre(s). **(H-18)**

PROPERTY OWNERS: City Of Albuquerque, NM Educators
Federal Credit Union

REQUEST: Relocate Dividing Lot Line, Vacate And Grant Easements

The Preliminary/Final Plat was approved with the following conditions:

Water Authority:

A survey exhibit must be provided showing existing line locations for public water and public sanitary sewer infrastructure to either show there is no infrastructure within the site or if new easements need to be granted for any public water and/or public sanitary sewer infrastructure that is within the site or relocation of said infrastructure as necessary.

Planning:

- Owners signature must be added to the plat and is required prior to DFT staff signing
- Place all vacation numbers on the plat with a note of date of DHO approval
- The applicant shall record the final plat with the Bernalillo County Clerk within 3 months after the date of the final signature on the plat, or the subdivision shall be voided
- The applicant shall provide the City a digital copy of the recorded plat

Other Matters: None

ADJOURNED: 10:37

DFT SIGNING SESSION

DHO