



DEVELOPMENT REVIEW BOARD
Action Sheet Minutes

ONLINE ZOOM MEETING

January 20, 2021

- Jolene Wolfley..... DRB Chair
Jeanne Wolfenbarger ..... Transportation
Kris Cadena ..... Water Authority
Ernest Armijo. ....Hydrology
Carl Garcia.....Code Enforcement
Cheryl Somerfeldt.....Parks and Rec

Angela Gomez ~ DRB Hearing Monitor

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MAJOR CASES

- 1. PR-2020-004138
SD-2020-00225 - BULK LAND PLAT
HUITT-ZOLLARS, INC. agent(s) for MDS INVESTORS LLC request(s) the aforementioned action(s) for all or a portion of: TRACT A-1-A-5, TRACT A-4, TRACT A-1-A-4 & TRACT A-1-A-3, MESA DEL SOL INNOVATION PARK, zoned PC, located on BOBBY FOSTER, containing approximately 55 acre(s). (R-15 & R-16)
PROPERTY OWNERS: MDS INVESTORS LLC
REQUEST: BULK LAND PLAT
DEFERRED TO JANUARY 27TH, 2021.

MINOR CASES

- 2. PR-2020-004433
SD-2021-00011 - PRELIMINARY/FINAL PLAT
COMMUNITY SCIENCES CORPORATION agent(s) for LEMAR C. ROGERS request(s) the aforementioned action(s) for all or a portion of: LOTS 29 & 30, zoned R-1, located on VICTORIA DRIVE NW between RIMROCK PL and SHIPROCK PL NW, containing approximately 0.5178 acre(s). (E-10)
PROPERTY OWNERS: LEMAR C. ROGERS
REQUEST: MINOR SUBDIVISION PLAT COMBINING TWO EXISTING LOTS INTO ONE NEW LOT
DEFERRED TO FEBRUARY 3RD, 2021.

3. [PR-2019-002411](#)  
SD-2019-00012 – FINAL PLAT

HERITAGE TRAILS DEVELOPMENT 1, LLC request(s) the aforementioned action(s) for all or a portion of: **TRACTS A-1-A and B-1, ANDERSON HEIGHTS, UNIT 4** zoned R-1A, located at **118<sup>TH</sup> ST between AMOLE MESA AVE and COLOBEL AVE**, containing approximately 82.92 acre(s). (N-8)

PROPERTY OWNERS: HERITAGE TRAILS DEVELOPMENT 1, LLC  
REQUEST: FINAL PLAT APPROVAL 151 UNIT 20 TRACT SUBDIVISION

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 WITH FINAL SIGN-OFF DELEGATED TO THE WATER AUTHORITY FOR A PUBLIC SEWER EASEMENT TO PROTECT TRACT FD2 FROM BEING LANDLOCKED FROM SANITARY SEWER SERVICE, AND TO PLANNING FOR AGIS DXF, UTILITY COMPANIES SIGNATURES, THE PROJECT AND APPLICATION NUMBERS LISTED ON THE PLAT AND FOR THE RECORDED INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA).

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4. [PR-2018-001183](#)  
(1004000)  
SD-2020-00199 – EXTENSION OF  
INFRASTRUCTURE LIST

TIERRA WEST, LLC agent(s) for **PARADISE HILLS HOLDING COMPANY** request(s) the aforementioned action(s) for all or a portion of: **TRACT A-1, ALBUQUERQUE WEST UNIT 2** zoned NR-C, located at **4570 PARADISE BLVD between PARADISE and PASEO DEL NORTE**, containing approximately 3.48 acre(s). (C-13) *[Deferred from 1/6/21]*

PROPERTY OWNERS: PARADISE HILLS HOLDING COMPANY  
REQUEST: EXTENSION OF INFRASTRUCTURE LIST

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 EXTENSION OF INFRASTRUCTURE LIST TO INCULDE THE UPDATED INFRACTURE LIST.

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5. [PR-2019-003030](#)  
SD-2020-00213 – PRELIMINARY/FINAL  
PLAT

SUPREME INVESTMENTS, LLC request(s) the aforementioned action(s) for all or a portion of: **TRACT B1, LAND OF MEL SANCHEZ & LATH & PLASTER SUPPLY** zoned NR-LM, located at **5300 2<sup>ND</sup> ST between MONTANO and GRIEGOS**, containing approximately 5.45 acre(s). (F-15) *{Deferred from 12/16/20, 1/6/21}*

PROPERTY OWNERS: CITY CHURCH OF ALBUQUERQUE INC  
REQUEST: TO SUBDIVIDE THE EXISTING PARCEL OF LAND INTO THREE TRACTS

**DEFERRED TO FEBRUARY 10<sup>TH</sup>, 2021.**

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6. [PR-2020-003887](#)  
[SD-2021-00010](#) – VACATION OF PUBLIC  
EASEMENT

SBS CONSTRUCTION AND ENGINEERING LLC agent(s) for MICHAEL DRESKIN request(s) the aforementioned action(s) for all or a portion of: **LOT 1-A, 6, 7, 8, 9 & 10, BLOCK 2, CITY REALTY CO.'S ADDITION NO. 1**, zoned MX-M, located at **2818 4<sup>TH</sup> ST NW, between PHOENIX AVE and 4<sup>TH</sup> ST**, containing approximately 1.269 acre(s). (H-14)

**PROPERTY OWNERS:** MICHAEL DRESKIN

**REQUEST:** VACATION OF 10' PUBLIC SANITARY SEWER EASEMENT

**DEFERRED TO JANUARY 27<sup>TH</sup>, 2021.**

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7. [PR-2020-003887](#)  
[SD-2021-00008](#) – PRELIMINARY/FINAL  
PLAT

SBS CONSTRUCTION AND ENGINEERING, LLC agent(s) for MICHAEL DRESKIN request(s) the aforementioned action(s) for all or a portion of: **LOT 1-A, 6, 7, 8, 9 & 10, BLOCK 2, CITY REALTY CO.'S ADDITION NO. 1**, zoned MX-M, located at **2818 4<sup>TH</sup> ST between PHOENIX AVE and 4<sup>TH</sup> ST**, containing approximately 1.269 acre(s). (H-14) *[Deferred from 1/13/21]*

**PROPERTY OWNERS:** MICHAEL DRESKIN

**REQUEST:** CONSOLIDATE LOTS, INCLUDE VACATED EASEMENT AND DEDICATE RIGHT OF WAY

**DEFERRED TO JANUARY 27<sup>TH</sup>, 2021.**

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8. [PR-2020-004537](#)  
[SD-2021-00009](#) – PRELIMINARY/FINAL  
PLAT

CSI – CARTESIAN SURVEYS, INC. agent(s) for McMULLEN & COMPANY REAL ESTATE request(s) the aforementioned action(s) for all or a portion of: **TRACTS B-1-A-3, & B-1-A-4, CLIFFORD INDUSTRIAL PARK**, zoned NR-LM, located at **8721 WASHINGTON ST between ALAMEDA BLVD NE and WASHINGTON PL NE**, containing approximately 3.0121 acre(s). (C-17) *[Deferred from 1/13/21]*

**PROPERTY OWNERS:** FAIR PLAZA ASSOCIATES

**REQUEST:** ADJUST THE INTERIOR LOT LINE BETWEEN TWO LOTS, DEDICATE ADDITIONAL RIGHT OF WAY AND EASEMENTS

IN THE MATTER OF THE AFOREMENTIONED APPLICATION, BEING IN COMPLIANCE WITH ALL APPLICABLE REQUIREMENTS OF THE DPM AND THE IDO, WITH THE SIGNING OF THE INFRASTRUCTURE LIST SIGNED JANUARY 20<sup>TH</sup>, 2021, THE DRB HAS APPROVED THE PRELIMINARY/FINAL PLAT. FINAL SIGN OFF IS DELEGATED TO PLANNING FOR THE AGIS DXF FILE, THE RECORDED INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA), AND FOR THE APPLICATION NUMBER TO BE INCLUDED ON THE PLAT.

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**SKETCH PLAT**

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9. [PR-2021-004941](#)  
PS-2021-00004 -SKETCH PLAT

CSI – CARTESIAN SURVEY’S agent(s) for ARTHUR SALAS request(s) the aforementioned action(s) for all or a portion of: **LOTS 16-P1 and 17-P1**, zoned R-ML, located at **9223 JILL PATRICIA ST NW**, containing approximately 0.2918 acre(s). (C-12)

**PROPERTY OWNERS:** ARTHUR SALAS

**REQUEST:** LOT LINE ADJUSTMENT FOR TWO EXISTING LOTS INTO 2 NEW LOTS

**THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.**

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10. Other Matters: None

11. **ACTION SHEET MINUTES:** Were approved for **January 13, 2021**

ADJOURNED