

MAJOR CASES

1. PR-2020-003441

SD-2020-00187 – VACATION OF PUBLIC RIGHT-OF-WAY
RIO GRANDE ENGINEERING/DAVID SOULE agent(s) for FORTUNADA LLC request(s) the
aforementioned action(s) for all or a portion of: LOT 7 BLOCK 13, VOLCANO CLIFFS UNIT 3 zoned MX-
T located on ATRISCO between MOJAVE and SANTA DOMINGO, containing approximately 1.0 acre(s).
(C-18)

PROPERTY OWNERS: FORTUNADA LLC
REQUEST: VACATION OF PUBLIC RIGHT-OF-WAY

The Open Space Division does not have an objection to the requested vacation, but would like more
information from the applicant on the plans for the resulting property.

Property is adjacent to Major Public Open Space and is subject to IDO Section 5-2(H)(2), which requires
a single loaded street or if waived by the Open Space Superintendent, a 45-ft buffer. No objection to the
request.

2. PR-2020-004457

SD-2020-00197 – VACATION OF RIGHT-OF- WAY
(Sketch Plat 9/30/20)

RIO GRANDE ENGINEERING agent(s) for BARBARA
MUELLER request(s) the aforementioned action(s) for all or a portion of: LOT 22, VOLCANO CLIFFS
UNIT 6, zoned R-A, located on QUIVIRA DR between VISTA VIEJA AVE and RETABLO RD, containing
approximately 6.0 acre(s). (D-9) [Deferred from 12/2/20, 12/9/20]

PROPERTY OWNERS: BARBARA MUELLER
REQUEST: VACATION OF RIGHT OF WAY

This property is across Gila Rd NW from an Existing Multi-Purpose Trail and Major Public Open Space.
The requested vacation will not affect this status although future development subject to 5-2(H)(2). No
objection to the request.

3. PR-2020-004771

SD-2020-00211 – VACATION OF PUBLIC RIGHT-OF-WAY
CSI – CARTESIAN SURVEYS INC. agent(s) for HOMEWISE request(s) the aforementioned action(s) for
all or a portion of: LOT 1 BLOCK 1, GUTIERREZ ADDITION zoned MX-L located at 1407 4th ST SW
between BELL AVE SW and BARELAS RD SW, containing approximately 0.0068 acre(s). (L-14)

PROPERTY OWNERS: HOPE GLORIA CULLEY
REQUEST: VACATE PORTION OF BELL AVE TO THE NE CONER OF LOT 1 BLOCK 1, GUTIERREZ
AVE

No Comments. No objection to the request.

4. PR-2020-004708

SI-2020-001411 – SITE PLAN
JESSICA LAWLIS, DEKKER/PERICH/SABATINI agent(s) for JUSTIN BAIARDO, EXECUTIVE
DIRECTOR EXPLORE ACADEMY request(s) the aforementioned action(s) for all or a portion of: 3-C
REPLAT LOT 3 INTERSTATE INDUSTRIAL TRACT UNIT II zoned NR-BP located at 6600 GULTON CT
NE, containing approximately 10.0 acre(s). (E-17)

PROPERTY OWNERS: ARTEZ 6600 GULTON LLC
REQUEST: THE PHASED RENOVATION OF THE EXISTING FACILITY TO ACCOMMODATE A
SCHOOL, INCLUDING THE CONSTRUCTION OF A NEW GYM TOTALING APPROX 17,000 SQ FT.

PRD appreciates protection of existing trees. New proposed trees are primarily on the Official
Albuquerque Plant Palette except the Elm species/cultivars. Property is adjacent to existing multi-
purpose trail to the south – there shall be no encroachment during or after construction. It is difficult to
differentiate hatches – please clarify the landscape treatment adjacent to the trail.

5. Project # PR-2019-002571

SD-2020-00097 – VACATION OF PUBLIC EASEMENT

SD-2020-00098 – VACATION OF PUBLIC EASEMENT

(Sketch Plat 7/10/19)

DENNIS LORENZ agent(s) for PHILLIP PICKARD – DCLP TRUST request(s) the aforementioned action(s) for all or a portion of: NORTHWEST CORNER, NEW MEXICO STATE HIGHWAY DEPARTMENT, TRACT A UNIT A, NORTH ALBUQUERQUE ACRES, zoned NR-LM, located at 7550 PAN AMERICAN between SAN FRANCISCO NE and DEL REY AVE NE, containing approximately 0.14 acre(s). (D-18)[Deferred from 6/10/20, 6/24/20, 7/22/20, 9/23/20]

PROPERTY OWNERS: PHILLIP PICKARD

REQUEST: VACATION OF PUBLIC DRAINAGE AND UTILITY EASEMENTS

No Comments. No objection to the request.

6. PR-2020-003661

SD-2020-00209 – PRELIMINARY PLAT

RON HENSLEY/THE GROUP agent(s) for CLEARBROOK INVESTMENTS, INC. request(s) the aforementioned action(s) for all or a portion of LOT 31, BLOCK 16, NORTH ALBUQUERQUE ACRES TRACT 1 UNIT 3 zoned R-1D, located at 8361 GLENDALE AV NE between BARSTOW and VENTURA, containing approximately 0.8864 acre(s). (B-20)[Deferred from 12/16/20]

PROPERTY OWNERS: HENRY SCOTT W & CLARK SCOTT B & PAMELA M

REQUEST: REVIEW OF SUBDIVISION OF LOT INTO 2 LOTS

No Comments. No objection to the request.

7. PR-2019-002479

SD-2020-00196– VACATION OF RIGHT-OF- WAY

SD-2020-00195 - PRELIMINARY/FINAL PLAT

ARCH + PLAN LAND USE CONSULTANTS agent(s) for SMI ASSETS LLC request(s) the aforementioned action(s) for all or a portion of: TR B PLAT, TR C PLAT, AND TR D PLAT OF TRACTS B, C AND D FAIRVIEW PARK CEMETERY (BEING A REPLAT OF FAIRVIEW PARK CEMETERY) AND THE REMAINING NE'LY PORT OF TR IN THE NW 1/4, NW ¼ SEC 27T10N R3E, zoned NR-SU located at 700 YALE BLVD SE & 621 COLUMBIA DR SE, containing approximately 25.56 acre(s). (L-15 & L-16) [Deferred from 12/2/20, 12/16/20]

PROPERTY OWNERS: SMI ASSETS LLC

REQUEST: LOT CONSOLIDATION

No Comments. No objection to the request.

MINOR CASES

8. 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)

PROPERTY OWNERS: XXX

REQUEST: EXTENSION OF INFRASTRUCTURE LIST

Please clarify – the MTP 2040 shows a proposed multi-purpose trail on Paseo del Norte; AGIS shows the proposed trails on the south side; however, this Site Plan shows an asphalt trail on-site, which is the north side of Paseo del Norte – will this connect to other trails?

9. PR-2019-002606 (1000899)

SD-2020-00221 – VACATION OF PRIVATE EASEMENT

ARCH + PLAN LAND USE CONSULTANTS agent(s) for MESA VIEW UNITED METHODIST CHURCH request(s) the aforementioned action(s) for all or a portion of: 27-A-1 & 27-A-2, - TAYLOR RANCH zoned

MX-L, located at 4701 MONTANO NW between MONTANO PLAZA DR and TAYLOR RANCH DR, containing approximately 8.0 acre(s). (E-11)
PROPERTY OWNERS: XXX
REQUEST: VACATION OF FLOATING DRAINAGE EASEMENT
No comments. No Objection to the request.

10. PR-2020-003657 (1008554)
SD-2020-00222 – PRELIMINARY/FINAL PLAT
ARCH + PLAN LAND USE CONSULTANTS agent(s) for ANGELINA LUCERO request(s) the aforementioned action(s) for all or a portion of: A-1 & A-2, LANDS OF MELAQUIADES CHAVEZ, zoned R-1C, located on LAURA CT between CENTRAL AVE and CHURCHILL RD, containing approximately 0.969 acre(s). (K-11)
PROPERTY OWNERS: XXX
REQUEST: LOT CONSOLIDATION – 2 LOTS INTO 1 LOT
No comment. No objection to the request.

11. PR-2018-001566
SD-2020-00208 – PRELIMINARY/ FINAL PLAT
(Sketch Plat 4/22/20)
ARCH + PLAN LAND USE CONSULTANTS agent(s) for RUDOLPH RAMIREZ request(s) the aforementioned action(s) for all or a portion of: LOTS 1 & 2, WINGER AND MARTINEZ, zoned R-A, located at 2123 & 2127 CANDELARIA between DON ISIDRO LN and MANCHESTER DR, containing approximately 0.6209 acre(s). (G-13) [Deferred from 12/2/20, 12/9/20, 12/16/20]
PROPERTY OWNERS: RUDOLPH RAMIREZ
REQUEST: LOT LINE ADJUSTMENT BETWEEN 2 EXISTING LOTS
Pursuant to IDO Section 14-16-5-6(B), street trees not required for residential development. No objection to the request.

12. PR-2020-004538
SD-2020-00219 – PRELIMINARY/FINAL PLAT (Sketch Plat 10/14/20)
CSI – CARTESIAN SURVEY'S INC. agent for YANKEE FANS LLC request(s) the aforementioned action(s) for all or a portion of: TRACT 1A and TRACT D, ATRISCO BUSINESS PARK UNIT II AND MERIDIAN BUSINESS PARK II zoned NR-BP, located at 7301 LOS VOLCANES RD NW between GALLATIN PL NW and COORS BLVD NW, containing approximately 26.21 acre(s). (J-10)[Deferred from 12/16/20]
PROPERTY OWNERS: YANKEE FANS LLC
REQUEST: TO SUBDIVIDE THE EXISTING PARCEL OF LAND INTO THREE TRACTS
2nd St is a Regional Principal Arterial and a Proposed Pedestrian Project requiring street trees if development applicable per IDO Section 5-6. No Objection to the request.

13. 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 2ND ST between MONTANO and GRIEGOS, containing approximately 5.45 acre(s). (F-15){Deferred from 12/16/20]
PROPERTY OWNERS: CITY CHURCH OF ALBUQUERQUE INC
REQUEST: TO SUBDIVIDE THE EXISTING PARCEL OF LAND INTO THREE TRACTS
2nd St is a Regional Principal Arterial and a Proposed Pedestrian Project requiring street trees if development applicable per IDO Section 5-6. No Objection to the request.

14. PR-2019-002765
SD-2020-00218 – PRELIMINARY/FINAL PLAT
RED SHAMROCK request(s) the aforementioned action(s) for all or a portion of: LOTS 8A, 8B, 9A, 9B, 9C , zoned NR-C, located on ST. JOSEPHS DR NW between ATRISCO DR NW and COORD BLVD NW, containing approximately 14.5 acre(s). (G-11){Deferred from 12/16/20]

PROPERTY OWNERS: RED SHAMROCK

REQUEST: SUBDIVIDE 2 EXISTING LOTS INTO 5 LOTS

St Josephs is a Minor Arterial requiring street trees if development is applicable per IDO Section 5-6. No objection to the request.

SKETCH PLAT

15. PR-2019-001982 (1003010)

PS-2020-00135 – SKETCH PLAT

ARCH + PLAN LAND USE CONSULTANTS agent(s) for ALBUQUERQUE LITTLE THEATRE INC. request(s) the aforementioned action(s) for all or a portion of: B-1-A, LANDS OF ALBUQUERQUE LITTLE THEATRE, zoned MX-M, located at 224 SAN PASQUALE SW between CENTRAL AVE and CHACOMA PL, containing approximately 2.29 acre(s). (J-13)

PROPERTY OWNERS: XXX

REQUEST: REPLAT 1 LOT INTO 1 LOT AND VACATE PUBLIC UTILITY EASEMENT

No comments.

16. PR-2018-001398

PS-2020-00136 – SKETCH PLAT

JAG PLANNING & ZONING LLC agent(s) for DARRYL CHITWOOD/ECO-GREEN BUILDING request(s) the aforementioned action(s) for all or a portion of: TRACT B, LANDS OF ELLA G. ROSSITER, zoned PD, located at 704 GRIEGOS RD NW between 7TH ST NW and 9TH ST NW, containing approximately XXX acre(s). (F-14)

PROPERTY OWNERS: XXX

REQUEST: CREATE 5 LOTS FROM ONE EXISTING LOT

Residential development does not require street trees. No comments.

17. PR-2018-001579 (1002202)

PS-2020-00134 – SKETCH PLAT

ARCH + PLAN LAND USE CONSULTANTS agent(s) for WINROCK PADS LLC request(s) the aforementioned action(s) for all or a portion of: TRACT A, WINROCK CENTER ADDITION, zoned MX-H, located at 2100 LOUISIANA NE between I-40 and INDIAN SCHOOL RD, containing approximately 1.47 acre(s). (J-19)

PROPERTY OWNERS: XXX

REQUEST: REPLAT EXISITING 1 LOT INTO 1 LOT, GRANT RIGHT-OF-WAY AND EASEMENT, VACATE EASEMENTS

Previous Comments: Louisiana Blvd NE is a Community Principal Arterial and Americas Parkway is a Major Collector, requiring street trees if development is applicable per IDO Section 5-6(B). Some areas are already covered with existing street trees however the southwest property line on Louisiana does not appear to have trees. Is applicant pursuing an Alternative Landscape Plan?

ACTION SHEET MINUTES: December 16, 2020