DEVELOPMENT REVIEW BOARD
Code Enforcement Comments

Disclaimer: Comments provided are based upon information received from applicant/agent. If new or revised information is submitted, additional comments may be provided by Planning staff.

Jeff Palmer-Senior Code Enforcement Specialist
Planning Department
jppalmer@cabq.gov ***DATE:*** *5/25/2022*

AGENDA ITEM NO: 3

DRB PROJECT NUMBER:
PR-2019-001996
PS-2022-00105 – SKETCH PLAN

PROJECT NAME:
CSI– CARTESIAN SURVEYS, INC. agent for **SONATA GREEN OWNER, LLC** requests the aforementioned action(s) for all or a portion of: **TRACT G and TRACT D, UNITS 1 & 3, DURANGO SUBDIVISION zoned PD; R-1B**, located on **STRATER ST NW near WEMINUCHE RD NW** containing approximately **3.8065** acre(s). **(C-09)**

PROPERTY OWNERS: SONATA GREEN OWNER LLC ATTN: MULTIGREEN PROPERTIES LLC

REQUEST: CREATE 23 NEW LOTS FROM 2 EXISTING TRACTS, CREATE A NEW ROADWAY, GRANT EASEMENTS

COMMENTS:
1. Property is Zoned PD – Must follow approved Durango Development Plan and IDO section 2-6.
2. Must meet standards of IDO sections 5-3 Access & Connectivity and 5-4 Subdivision of Land.
3. Re-plat cannot create nonconformity to IDO or increase an existing non-conformity.
4. Property is located in VPO-2, NW Mesa Escarpment, IDO 3-6(E), and CPO-13, Volcano Mesa, IDO 3-4(N): see Development and Dimensional standards in each respective area.
5. Future Development must meet all requirements of IDO, DPM, and other adopted City regulations.