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-Code Enforcement Supervisor
Planning Department
jppalmer@cabq.gov ***DATE:*** *6/15/2022*

AGENDA ITEM NO: 7

DRB PROJECT NUMBER:
PR-2019-002651
SD-2022-00094 – PRELIMINARY/FINAL PLAT

PROJECT NAME:
ARCH + PLAN LAND USE CONSULTANTS LLC agent for **R & B LLC** requests the aforementioned action(s) for all or a portion of: **PARCEL 2A, SUNPORT PARK** zoned **NR-BP**, **located at 1501 AIRCRAFT SE between I-25 and UNIVERSITY BLVD** containing approximately 48.6595 acre(s). (M-15)

PROPERTY OWNERS: R&B LLC

REQUEST: CREATE 2 LOTS FROM ONE EXISTING LOT

COMMENTS:

1. Replat must follow IDO sections 5-3 Access & Connectivity and 5-4 Subdivision of Land.
2. Replat cannot increase and existing nonconformity to the IDO or create a new nonconformity.
3. Property is zoned NR-BP and must follow all standards/requirements as per NR-BP, Non-Residential Business Park zone, as shown in IDO section 2-5(B).
4. Property is located within the Sunport Park Master Plan, Z-85-98-1, Case 1000530. IDO section 2-5(B) for NR-BP zone indicates future development must follow the Sunport Park MP and associated Site Development Plans; where silent, all applicable requirements of the IDO, DPM, and other adopted City regulations apply.
5. The Sunport Park Master Development Plan may need to be consulted and/or amended for changes/development of this area. See case # Z-85-98-1, #1000530 for any specific requirements.
6. Property is located within the Kirtland AFB Military Influence Area: development submittals must include referrals to commenting agencies, as per IDO section 6-4(J).
7. Property is located in the APO (Airport Protection Overlay) and Air Space Protection Sub-area, and future development must follow requirements of IDO section 3-3.
8. CE has no further comments at this time, and no objections to the proposed changes.