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:*** *3/9/2022*

AGENDA ITEM NO: 21

DRB PROJECT NUMBER:

PR-2019-003030
PS-2022-00035 – SKETCH PLAT

PROJECT NAME:
ARCH + PLAN LAND USE CONSULTANTS LLC agent for NEW MEXICO STEEL COMPANY INC. requests the aforementioned action(s) for all or a portion of: LOTS 17-24 & lots 41 – 48, BLOCK 6, FRANCISCAN ADDITION zoned NRLM, located at 1916 2ND ST NW between INDIAN SCHOOL RD containing approximately X acre(s). (X)

PROPERTY OWNERS: NEW MEXICO STEEL CO INC

REQUEST: LOT CONSOLIDATION FOR 16B LOTS & PREVIOUSLY VACATED ALLEY INTO ONE LOT

COMMENTS:

1. Development must meet all standards and requirements of the IDO, DPM, and other City regulations.
2. Property is zoned NR-LM (Non-Residential Light Manufacturing); all development must meet dimensional standards as per IDO section 5-1(E), Table 5-1-3.
3. This is located in a Railroad Spur Area, and development or re-development may be subject to a Cumulative Impacts Requirements, as per IDO 5-2(F).
4. Property is located in a Main Street Corridor buffer area: future development may be subject to certain benefits and/or requirements in that area.
5. Re-platting of property does not appear to create or expand any non-conformity; instead, it would appear to remove several non-conformities.
6. CE has no objections.

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