DEVELOPMENT REVIEW BOARD

Parks and Recreation Department

PR-2020-003688
PS-2021-00113 – SKETCH PLAT
ISAACSON & ARFMAN, INC./FRED ARFMAN & IAN ANDERSON agent for GREATER ALBUQUERQUE HABITAT FOR HUMANITY/DOUG CHAMPLIN & BILL REILLY requests the aforementioned action(s) for all or a portion of: LOTS 42-55, DAVID-PEREA-COURSON SUBDIVISION zoned R-1B, located at 62ND ST NW between CLOUDCROFT RD NW and COORS BLVD NW containing approximately 2.13 acre(s). (J-11)
PROPERTY OWNERS: GREATER ALBUQUERQUE HABITAT FOR HUMANITY, LONNIE YANES
REQUEST: PREVIOUS SKETCH PLAT REVIEW FOR PROPERTY HAS EXPIRED. RESUBMITTING FOR UPDATED PLAT FOR SKETCH PLAT REVIEW AND COMMENT PRIOR TO UPCOMING PRELIMINARY PLAT SUBMITTAL.

PR-2020-003688
SD-2021-00196 – PRELIMINARY PLAT
ISAACSON & ARFMAN INC. – FRED ARFMAN/IAN ANDERSON agent for GREATER ALBUQUERQUE HABITAT FOR HUMANITY – DOUG CHAMPLIN/BILL REILLY requests the aforementioned action(s) for all or a portion of: LOTS 42 THRU 55, DAVID-PEREA-COURSON SUBDIVISION zoned R-1B, located at 62nd ST NW between CLOUDCROFT RD NW and COORS BLVD NW containing approximately 2.13 acre(s). (J-11)
[Deferred from 11/3/21, 11/17/21, 12/1/21]
PROPERTY OWNERS: GREATER ALBUQUERQUE HABITAT FOR HUMANITY, LONNIE YANES
REQUEST: NEW SINGLE-FAMILY RESIDENTIAL DEVELOPMENT. PLAT WILL REVISE CURRENT LOT LINES, DEDICATE NEW PUBLIC RIGHT OF WAY AND NEW EASEMENTS ASSOCIATED WITH THE DEVELOPMENT.

<u>09-29-2021</u>
Please answer for the record:
The City Parks Department encourages recreational opportunities within a 10-minute walk.
Will the property be gated?
Will there be any street landscape?
Will lot 55A rear of house face Coors?
What is the treatment of the ponding area?

<u>11-03-2021</u>
Please answer for the record:
Coors Blvd SE, which is of a classification that would typically require street trees – what is the landscape treatment?
There is a retaining wall detail – what will be on top of the retaining wall?
Will there be a gate detail at 62nd and Coors?

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Applicant Answers: Street landscape proposed to match what is currently on Coors Blvd. There will be an offset of 2-ft from Coors at the end of 62nd. Landscape trees triangular – dedicate to the City - public ROW.
There will be a screening wall at lot 55a and retaining wall for pond to create storage top of wall match existing grade. Shared access to lot 51a. There will be a gate to the proposed pond on tract A with 3:1 side slopes and aggregate on bottom of pond.

11-03-2021, 02-02-2022, 03-02-2022, 04-06-2022, 05-16-2022, 06-22-2022
No new submittal. Is there more information about street ROW dedication for landscaping?

06-22-2022
No objection to requested sidewalk waiver.

07-13-2022
No further comments.