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: 24

DRB PROJECT NUMBER:

PR-2022-006702
PS-2022-00037 – SKETCH PLAT

PROJECT NAME:
TERESA MCDOWELL the aforementioned action(s) for all or a portion of: LOTS 18-A & 20-A, PARKLAND HILLS ADDITION zoned R-1D, located at 809 RIDGECREST DR. SE between LAUREL DR SE and RIDGECREST DR SE containing approximately X acre(s). (L-17)

PROPERTY OWNERS: MCDOWELL TERESA

REQUEST: COMBINE 2 LOTS INTO ONE NEW LOT

COMMENTS:

1. Property is zoned R-1D, and is located in an Area of Consistency. Must comply with all Dimensional Standards of IDO section 5-1, Table 5-1-1.
2. Located in the Airport Protection Overlay (APO) zone, IDO section 3-3. Development must comply with all relevant APO standards, as per IDO section 3-3.
3. Development must comply with all standards/regulations of the IDO, DPM, and all other City regulations.
4. Proposed Accessory structure cannot be built until lots are combined to provide a primary use on Lot 18-A.
5. Accessory structure proposed must comply with IDO section 5-11(C)(4), 5-1(G), Table 5-1-4, and 3-3.
6. CE has no objections.