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:*** *4/20/2022*

AGENDA ITEM NO: 10

DRB PROJECT NUMBER:

PR-2022-006841

PS-2022-00061 – SKETCH PLAT

PROJECT NAME:
EQUITERA REGENERATIVE DESIGN agent for **VETRI MANAGEMENT INC.** requests the aforementioned action(s) for all or a portion of: **LOTS 1, 2 & 5, BLOCK 3, SIGMA CHI zoned R-MH, located at 1801 MESA VISTA NE between MESA VISTA and LOMAS BLVD** containing approximately 0.47 acre(s). (J-15)

PROPERTY OWNERS: TOGA GROUP LLC C/O CLT LLC

REQUEST: SKETCH PLAT REVIEW AND COMMENT

COMMENTS:

1. Property is zoned R-MH (Residential Multi-Family High Density), and must meet all Dimensional/Setback standards of IDO section 5-1 and Table 5-1-1, and Multi-Family Dwelling specific standards, as per IDO section 4-3(B)(7).
2. Property is located in a Major Transit Corridor (Lomas), and specific requirements/benefits may apply.
3. Must meet all standards in IDO sections 5-3 Access & Connectivity and 5-4 Subdivision of Land.
4. Re-plat of property cannot increase any existing nonconformity or create a new nonconformity.
5. Please clarify purpose of re-plat: are interior lot lines being removed and combined into one large lot? Application indicates three lots proposed. Cannot build across lot lines.
6. Future development must meet all applicable standards of IDO part 14-16-5, Development Standards, and all other applicable standards and provisions of the IDO, DPM, and any other City regulations.