DEVELOPMENT REVIEW BOARD

Planning - Case Comments

***HEARING DATE**: 6/15/22 -- **AGENDA ITEM**: #6*

***Project Number**: PR-2022*

***Application Number**: PS-2022-00118*

***Project Name**: 327 Georgia*

Request:
Sketch Plat, combine 5 lots into one.

**These are preliminary Planning comments. Additional reviews and/or revised comments may be needed for any modifications and/or supplemental submittals.*

COMMENTS:

For future platting action submittals-

- The project and application numbers must be added to Plan sheets, prior to final sign-off from Planning.
  Utility signatures, AMAFCA signatures and DXF File approval from AGIS will be required for the Preliminary and/or Final Plat actions. Those signatures must be obtained and included with all submittals prior to the acceptance of that application and the placement on a DRB agenda.

- All Plan sheets must be sealed and signed by a design professional licensed in the State of New Mexico. Future Landscape Plans must be sealed and signed by a Landscape Architect licensed in the State of New Mexico.

- The applicant will need to work with Transportation, Hydrology, and Water Authority members on submitting the required items on Form S or P as a part of the application process and obtain the required signatures.

- All standards within IDO section 5-4-C (Subdivision of Land Compliance) apply to all re-platting actions. Re-plating action cannot increase any existing nonconformity or create a new nonconformity.

**(See additional comments on next page)*

- Future development must meet all applicable standards and provisions of previous approved Site Plans. Changes to any previously approved Site Plan may require minor/major amendments to that plan.
  If none exist and/or where silent, development must meet standards and provisions of IDO and the DPM.

- For future development and Religious Institution Uses please reference the following IDO sections:
  - Table III – Provisions for ABC Comp Plan Centers & Corridors, MS-Main Street and PT-Premium Transit.
  - 4-3-C-9 Religious Institution Use Specific Standards.
  - 4-3-F-4 Drive-Through Use Specific Standards.
  - 5-1 Dimension Standards for NR-C.
  - 5-5 Parking & Loading, table 5-5-1. 5-5-D Motorcycle, 5-5-E Bicycle.
  - 5-6 Landscaping, Buffering, and Screening.
  - 5-7 Walls/Fences
  - 5-11-E Building and façade design.

Disclaimer: The comments provided are based upon the information received from the applicant/agent. If new or revised information is submitted, additional comments may be provided by Planning.

FROM: Robert Webb DATE: 06/07/22
Planning Department