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-Code Enforcement Supervisor
Planning Department
jppalmer@cabq.gov ***DATE:*** *6/22/2022*

AGENDA ITEM NO: 3

DRB PROJECT NUMBER:
PR-2022-007193
PS-2022-007193 – SKETCH PLAT

PROJECT NAME:
JAG PLANNING & ZONING, LLC | **JUANITA GARCIA** agent for **ARCHDIOCESE OF SANTA FE CATHOLIC SERVICE BLDG** requests the aforementioned action(s) for all or a portion of: **TRACT A, OXBOW SUBDIVISION** zoned **R-MH/NR-PO-C**, located **at 4000 ST JOSEPH'S PL NW between COORS BLVD NW and SILVERY MINNOW NW** containing approximately 56.475 acre(s). (H-14)

PROPERTY OWNERS: ARCHDIOCESE OF SANTA FE CATHOLIC SERVICE BLDG

REQUEST: SUBDIVIDE ONE EXISTING LOT INTO FOUR SEPARATE LOTS AS A BULK PLAT

COMMENTS:

1. Re-plat must meet all requirements of IDO 5-3 Access & Connectivity and 5-4 Subdivision of Land.
2. Re-plat cannot increase any existing nonconformity or create a new non-conformity.
3. Placement of lot lines across required parking areas utilized by existing buildings may require filing of Shared Parking Agreements to ensure continued use of parking availability, as per IDO section 5-5(C)(5)(b)(1).
4. Property is zoned R-MH/NR-PO-C, and is located in the CPO-2 Overlay zone. As such, it must meet all required Dimensional or Development Standards of the CPO-2 Overlay zone, prior approved Oxbow Subdivision Site Plan, and the R-MH zone. Any proposed change to a previously approved Site Plan may require an Administrative Amendment.
5. Future Development must meet requirements of the zones and previous approved Site Plan, if applicable and, where silent, any other applicable requirements of the IDO, DPM, or other adopted City regulations.