



City of Las Cruces

DEVELOPMENT REVIEW COMMITTEE (DRC) AGENDA

The Development Review Committee (DRC) will consider the following agenda on **Wednesday, February 27, 2019 at 9:00 A.M.**, in Room 1158 located at the City Hall, 700 North Main Street, Las Cruces, New Mexico.

I. CALL TO ORDER

II. APPROVAL OF MINUTES – February 13, 2019 February 20, 2019

III. NEW BUSINESS

1. Case 18ZO3000018: Sunset Grove Planned Unit Development Final Site Plan

- A request for approval of a Planned Unit Development (PUD) Final Site Plan known as the Sunset Grove PUD.
- The Final Site Plan encompasses 15.693 ± acres, is zoned PUD (Planned Unit Development), and is located at the southern dead-end of Calle de Ninos, north of Farney Lane.
- The Final Site Plan is required to follow all requirements of the Sunset Grove PUD Concept Plan and proposes to convert the existing condominium project on the subject property into a townhome development with fee simple lots and privately maintained roads and common areas and a large open space that is to be utilized for agricultural purposes, drainage, and a pedestrian trail.
- Submitted by Denton Ventures Inc., on behalf of Deko Properties, LLC., property owner.

2. Case 19CS0500001: Original Townsite Block 92 Replat No. 1

- A request for approval of a non-administrative replat known as Original Townsite Block 92 Replat No. 1.
- The proposed subdivision encompasses 0.22 ± acres, is zoned R-2 (Medium Density Residential District) and is located on southeast corner of Texas Avenue and S. San Pedro Street; a.k.a. 420 Texas Avenue.
- The subdivision proposes to replat one existing residential lot into two new residential lots, each encompassing 0.11 ± acres.
- Submitted by Borderland Engineers and Surveyors LLC., on behalf of Michael Coronado, property owner.

3. Case 19CS0500013: Legends West North Phase 2C Preliminary Plat

- A request for approval of a preliminary plat know as Legends West North Phase 2C.
- The subdivision proposes 63 single-family residential lots and 1 tract that is to be dedicated to the Elephant Butte Irrigation District.
- The proposed subdivision encompasses 11.149 ± acres, is zoned R-1a (Single-Family Medium Density) and is located west of Magdalena Drive, east of the Mesilla Lateral and the City Limits and north off the Legends West North Phase 3 Subdivision.
- Submitted by Pillar Engineering, LLC on behalf of NM Valencia, LLC, property owner.

4. Case 19CS0500014: Archuleta Road Estates (Access Easement Width Exception/Waiver)

- A request for approval of a waiver to the width of a commercial access easement proposed for a commercial alternate summary subdivision known as Archuleta Road Estates.
- Per Section Article 2, Section 32-36(b)(2) of the City of Las Cruces Design Standards; minimum access to lots within a commercial subdivision shall be from at least a 50-foot wide access easement. The applicant is proposing a 21-foot wide access easement with the proposed subdivision.
- The subdivision encompasses 1.00 ± acres, is zoned M-1/M-2 (Industrial Standard) and is located on the southwest side of Archuleta Road; 150 ± feet south of its intersection with Hadley Avenue.
- Submitted by Paul Pompeo, property owner.

IV. ADJOURNMENT

The City of Las Cruces does not discriminate on the basis of race, religion, sex, sexual orientation, gender identity, color, ancestry, serious medical condition, national origin, age, or disability in the provision of services. The City of Las Cruces will make reasonable accommodation for a qualified individual who wishes to attend this meeting. Please notify the City Community Development Department at least 48 hours before the meeting by calling 528-3043 (voice) or 1-800-659-8331 (TTY) if accommodation is necessary. This document can be made available in alternative formats by calling the same numbers listed above.