



CITY OF LAS CRUCES

The City of Las Cruces provides equal employment opportunities and does not discriminate based on any Federal, State or Local protected class in employment or the provision of services.

Development Review Committee (DRC) Agenda for October 21, 2026

Meeting will be held on October 21, 2026 9:00 am at Room 1158 at City Hall, 700 N. Main Street, Las Cruces, New Mexico

1. CALL TO ORDER

2. APPROVAL OF MINUTES

2.1 September 2, 2026 Minutes

2.2 September 16, 2026 Minutes

3. NEW BUSINESS

3.1 Case 26CS0500046: Sunrise Mesa Preliminary Plat

- A request for approval of a Preliminary Plat known as Sunrise Mesa.
- The proposed subdivision is zoned NH-1.S (Neighborhood-1 Suburban), encompasses approximately 24.23 acres, and is located between Alba Road (west), Porter Drive (east), and Central Avenue (south).
 - The subdivision proposes to vacate the property boundary between two existing tracts of land and develop the acreage into two phases.
Phase 1 will encompass 5.27 acres, consist of 29 lots, one mailbox cluster tract (Tract E), one small open space tract (Tract D) to be maintained by a proposed HOA, and one tract (Tract C) to be built out and dedicated to the City as additional northern Porter Drive right-of-way at time of final plat filing.
 - Phase 2, which encompasses approximately 18.96 acres, is identified as Tract 1A, and is for future development. Tract B is designated for future additional right-of-way for the southern part of Porter Road and part of Central Road and will be built and dedicated at time of Phase 2 development. Until then, ownership and maintenance of Tract B will remain with the developer. Alba Road (road and utility easement) may either be developed as a local road or vacated upon Phase 2 development.
- Submitted by Sauder Miller and Associates on behalf of Sunrise Mesa Development LLC., property owner.

3.2 Case 26CS0500063: OTS of Las Cruces Replat Part of Block 108 (Replat and Vacation)

- A request for approval of replat/vacation plat known as O.T.S. of Las Cruces Replat of Part of Block 108.
- The subdivision proposes to vacate a tract of land approximately 0.034 acres in size that is currently a portion of right-of-way known as Manzanita Street.

- The subdivision proposes to add the vacated portion of right-of-way to the adjacent western lot.
- The proposed subdivision encompasses approximately 0.164 acres, is currently zoned R-2 (Medium Density Residential District) within the South Mesquite Overlay District and is located on the northwest corner of Hadley Avenue and Manzanita Street.
- Submitted by Borderland Engineers and Surveyors LLC, representative on behalf of Michael Coronado, property owner.

3.3 CASE 26CS0500059 and 26SU0504384: Lomita Subdivision Alternative Cross-Section

- A request for approval of an alternate road cross-section associated with a subdivision known as Lomita Subdivision.
- The subdivision proposes to modify the required local roadway cross-section of fifty (50) feet by providing a one and one-half (1 ½) foot wide parkway on both sides of the right-of-way and five (5) foot wide sidewalks.
- The subdivision is zoned NH-1.S (Neighborhood-1 Suburban), encompasses approximately 2.324 acres, and is located on the north side of Salopek Boulevard, approximately 855 feet from the intersection of Salopek Boulevard and Stern Drive.
- Submitted by Allure Homes, representative, on behalf of Tres Sillas LLC, property owner.

4. ADJOURNMENT

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