

7. **Project# 1009692**
13DRB-70536 SKETCH PLAT REVIEW
AND COMMENT 

CARTESIAN SURVEY INC agent(s) for PAVILION CONSTRUCTION LLC request(s) the above action(s) for all or a portion of Lot(s) 224 AND 223, **AIRPORT UNIT OF THE TOWN OF ATRISCO GRANT** zoned R-2, located on GLENRIO BETWEEN 72ND ST AND 68TH ST containing approximately 8.93 acre(s). (J-10) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.**

8. **Project# 1009693**
13DRB-70537 SKETCH PLAT REVIEW
AND COMMENT

CARTESIAN SURVEYS INC agent(s) for JOHN DARK request(s) the above action(s) for all or a portion of Lot(s) 1, Block(s) 1, **GENTRY ADDITION** zoned M-1, located on 2ND ST BETWEEN CLAREMONT AND MILDRED containing approximately .7174 acre(s). (H-14) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.**

9. **Project# 1001568**
13DRB-70535 SKETCH PLAT REVIEW
AND COMMENT

ED HADDAWAY request(s) the above action(s) for all or a portion of Lot(s) B & C, **LANDS OF HADDAWAY** zoned SU-2 LDR-1 AND RA-2, located on RIO GRANDE BETWEEN ZICLCAT AND LOS ANAYAS containing approximately 1.9 acre(s). (H-12) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.**

10. Other Matters: None
ADJOURNED: 9:50

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
May 15, 2013
DRB Comments**

ITEM # 9

PROJECT # 1001568

APPLICATION # 13-70535

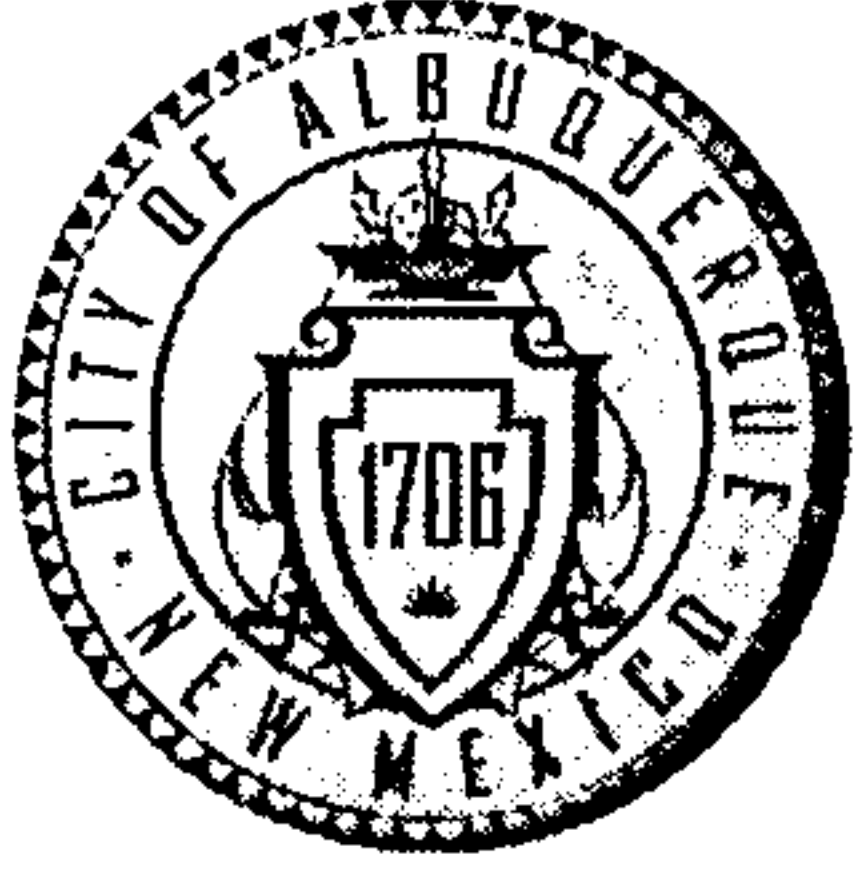
RE: Tracts B & C, Lands of Haddaway

The existing lot line defines the zone boundary for this area – a zone change is needed, so the lot line would define a new zone boundary.

Maintenance and beneficiaries of proposed easement must be specified on the plat. Future development of proposed Tract C-2 will be restricted to what is allowed by the proposed easement, e.g. if it does not include an easement for public water and sewer lines then there could be no further development without obtaining such an easement over the tract on Rio Grande Blvd.

9-1-A-1(A-1, B-1)

Jack Cloud, DRB Chairman
924-3880/ jcloud@cabq.gov



City of Albuquerque


Planning Department

Richard J. Berry, Mayor

Interoffice Memorandum

February 13, 2013

To: Jack Cloud, Chair, DRB
Kristal Metro, Traffic Engineer
Curtis Cherne, City Hydrologist

From: Russell Brito, Manager, Urban Design & Development 

Cc: Carmen Marrone, Current Planning
Carol Toffaleti, Long Range Planning

Subject: Residential streets & subdivisions in Los Duranes SDP, Project # 1001568

This submittal for a sketch plat at 1915 Rio Grande Blvd., which DRB reviewed in August and November 2012, recently came to our Division's attention. To our knowledge, the project is the first residential subdivision submitted in the Los Duranes sector development plan area since the plan was adopted in 2012. It presented an opportunity to review a project at an early stage against the standards of the plan, which I did with other UD&D staff. As a result, I would like to offer some comments about the general intent of the plan in regards to residential layouts and streets, and about this proposal in particular. If you so desire, I'd be happy to sit down and discuss them with you.

In its vision, goals & strategies, the plan establishes that the neighborhood's narrow streets are an essential part of its character, and should be preserved and maintained in new developments (p. 57-59). The street standards then codify *maximum* widths for vehicular travel lanes and *minimum* widths for right-of-way (p. 122-123). Some flexibility is allowed depending on the size of the subdivision and for the configuration of curbs, walkways and drainage swales. The standards apply to new residential subdivision streets and when private streets are converted to public streets. (In addition all existing streets in the plan area are to be maintained in their present cross-section when a street improvement is constructed by the City or County.) The intent is that the standards apply to residential streets whether public or private. One benefit of narrower streets for property-owners and occupants is to free up more land for development and on-site open space. This also fulfills another important goal of the plan: to perpetuate the variety of housing sizes and layouts in the neighborhood, and help retain visual and functional open space (p. 56).

In relation to the proposal at 1915 Rio Grande Blvd.:

- A re-zoning, preferably to SU-2/LD RA-2, of the existing northern parcel is required to match the zoning of the rest of the site.
- The property is large enough to accommodate a Private Commons Development in this sector plan area, but we understand the owner was not interested in pursuing that option.
- Tract C-3 is just shy of meeting the ¼ minimum lot size.

- The side setback of the existing building on Tract C-4 appears to violate the minimum 10' side setback requirement of the SU-2/LD RA-2 zone (D on p. 86).
 - Given the current proposal, the combined private access and utility easement should be narrowed. We understand that 25' was requested by ABCWUA and an additional 10' for a PUE. However, a combined 36.63' easement encumbers proposed Tracts C-1, C-2 and C-5 more than is necessary or desirable. Splitting off some of the utility easement would increase the net size of the tracts and their developable area. Also a narrower easement should allow a re-alignment of the northern boundary of Tract C-3 and boost its acreage to the required $\frac{1}{4}$ acre.
 - Possible solutions:
 - A 28' private access, drainage and water utility easement
 - A 10' PUE for "dry" utilities that overlaps the 28' easement by 3' (preferred), or runs alongside the other easement.
- OR
- A 30' private access, drainage and water utility easement
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- The private street would be required to meet option 1 or 2 on p. 123.

Thanks for considering the above comments as the project moves forward. Let me know if you want to discuss them and/or any other aspects of the Los Duranes plan.



Supplemental Form (SF)

SUBDIVISION

- Major subdivision action
- Minor subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment/Approval (AA)
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- V Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- P Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
- D Street Name Change (Local & Collector)
- L A **APPEAL / PROTEST of...**
 - Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICATION INFORMATION:

Professional/Agent (if any): _____ PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

APPLICANT: Ed Haddaway PHONE: _____
 ADDRESS: 1915 Rio Grande NW FAX: _____
 CITY: Albuquerque STATE NM ZIP 87104 E-MAIL: EDHaddaway@ADL.com
 Proprietary interest in site: _____ List all owners: _____

DESCRIPTION OF REQUEST: Sketch Plat
Subdividing 2 lots into 2 lots (Redrawing lot lines)

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. B C Block: - Unit: -
 Subdiv/Addn/TBKA: Lands of Haddaway
 Existing Zoning: SU2/LDR-1 and RA-2 Proposed zoning SU2/LDR-1 and RA-2 MRGCD Map No 35
 Zone Atlas page(s): H-12 UPC Code: 101 305 901 639 020 820
101 305 900 538 520 818

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.):
100 15 68

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: 2 No. of proposed lots: 2 Total site area (acres): 1.9

LOCATION OF PROPERTY BY STREETS: On or Near: Rio Grande
 Between: Zickert and Los Alamos

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE Ed Haddaway DATE 4/30/13
 (Print Name) ED Haddaway Applicant: Agent:

FOR OFFICIAL USE ONLY

Revised: 4/2012

- INTERNAL ROUTING
- All checklists are complete
- All fees have been collected
- All case #s are assigned
- AGIS copy has been sent
- Case history #s are listed
- Site is within 1000ft of a landfill
- F.H.D.P. density bonus
- F.H.D.P. fee rebate

Application case numbers	Action	S.F.	Fees
<u>3DRB - 70535</u>	<u>OK</u>		<u>\$ 0</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
Hearing date <u>May 15, 2013</u>			Total
			<u>\$ 0</u>

[Signature]
 Staff signature & Date 5-6-13

Project # 1001568

FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROUTING

A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.

SKETCH PLAT REVIEW AND COMMENT (DRB22)

Your attendance is required.

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- List any original and/or related file numbers on the cover application

EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)

Your attendance is required.

- required.
- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Copy of DRB approved infrastructure list
 - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
 - List any original and/or related file numbers on the cover application

Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12)

Your attendance is required.

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations & cross sections of perimeter walls **3 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Copy of recorded SIA
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- List any original and/or related file numbers on the cover application
- DXF file and hard copy of final plat data for AGIS is required.

MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) Your attendance is required.

- 5 Acres or more: Certificate of No Effect or Approval
- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies** for unadvertised meetings ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
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AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03) Your attendance is required.

PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.

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I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

ED Haddaway

Applicant name (print)

Ed Haddaway 4/30/13

Applicant signature / date



Form revised October 2007

- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers	
13DRB -	70535
-	-
-	-

[Signature] 5-6-13
Planner signature / date

Project # 1001568



Supplemental Form (SF)

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 Subdiv/Addn/TBKA: Lands of Haddaway
 Existing Zoning: SV2/LDR-1 and RA-2 Proposed zoning: SV2/LDR-1 and RA-2 MRGCD Map No. 35
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FOR OFFICIAL USE ONLY

Revised: 4/2012

	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> INTERNAL ROUTING				
<input checked="" type="checkbox"/> All checklists are complete	<u>BDRB - 70535</u>	<u>ok</u>		<u>\$ 0</u>
<input checked="" type="checkbox"/> All fees have been collected				\$ _____
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<input type="checkbox"/> F.H.D.P. density bonus				\$ _____
<input type="checkbox"/> F.H.D.P. fee rebate				\$ _____
				Total
				<u>\$ 0</u>

Hearing date May 13, 2013

YCM
 Staff signature & Date 5-6-13

Project # 1001568

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Ed Haddaway 4/30/13
Applicant signature / date



Form revised October 2007

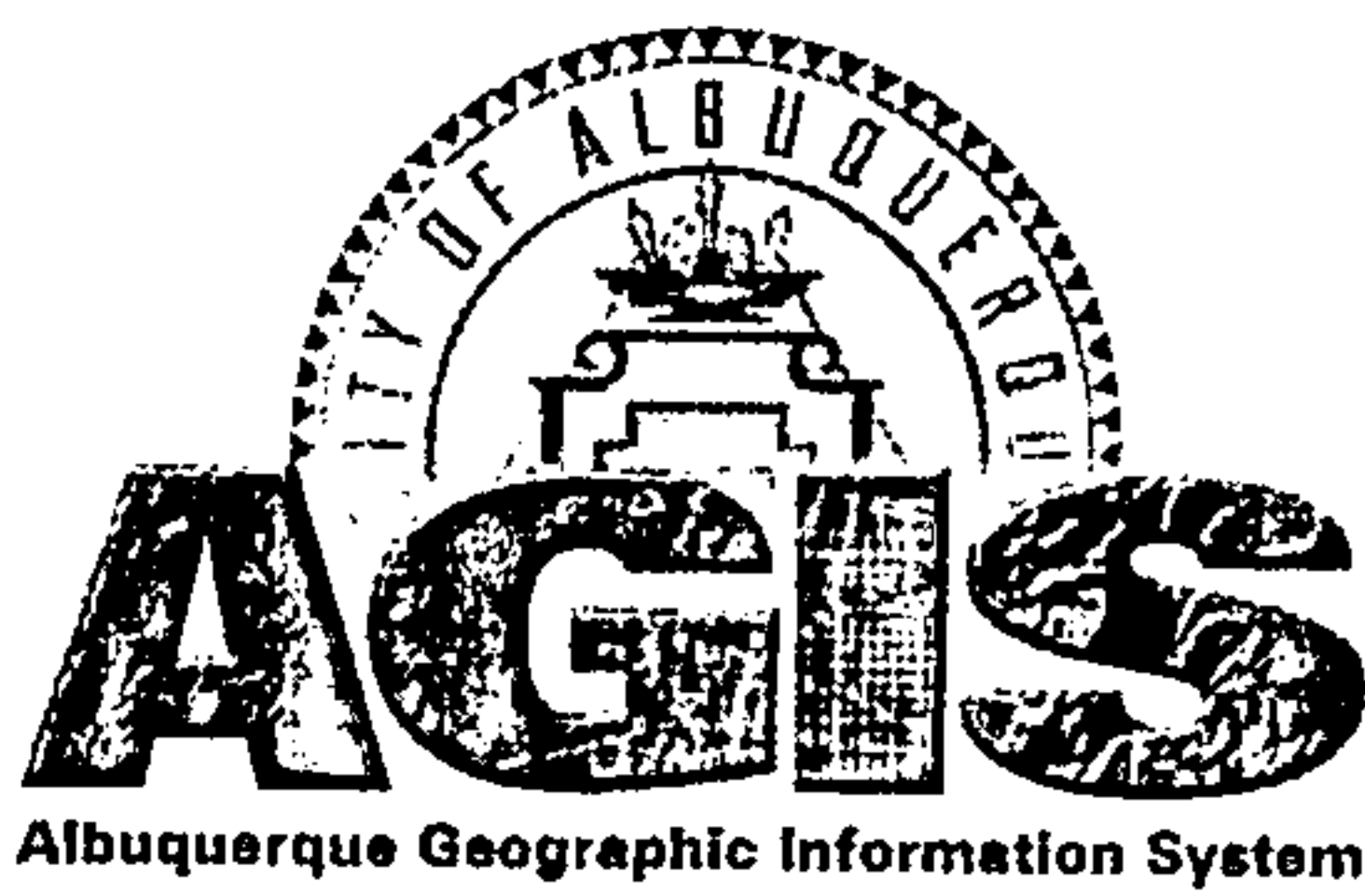
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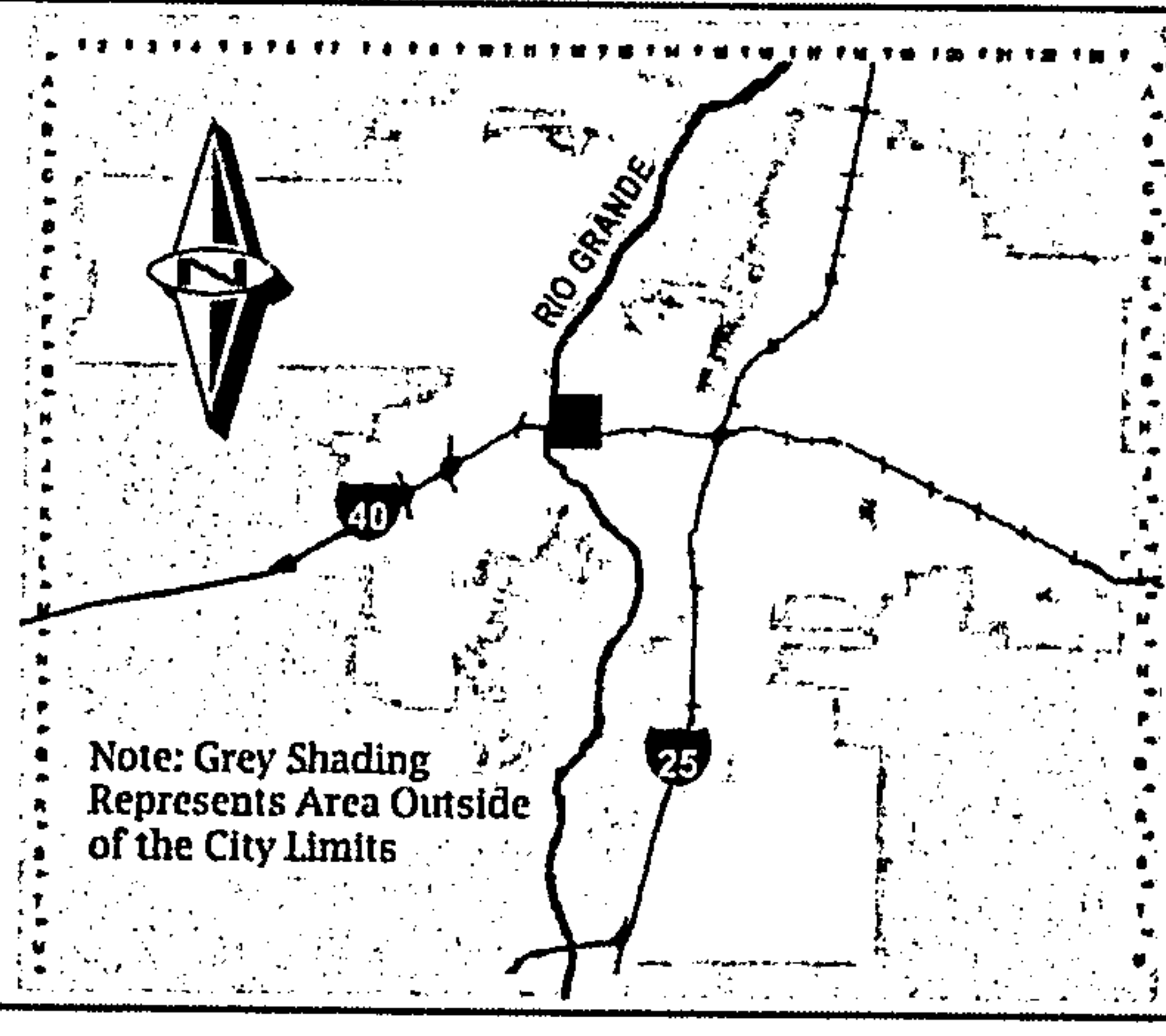
[Signature] 5-6-13
Planner signature / date
Project # 1001568



For more current information and more details visit: <http://www.cabq.gov/gis>



Map amended through: 1/24/2011

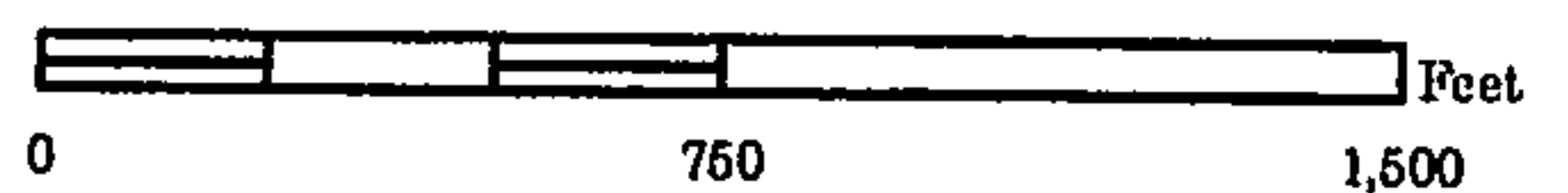


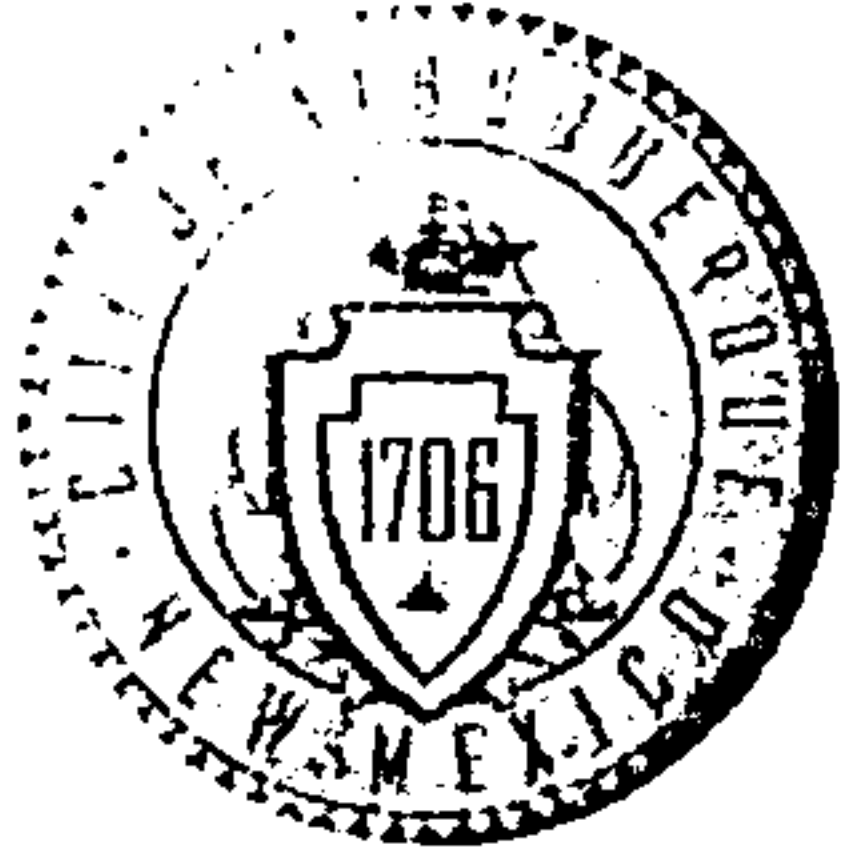
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
H-12-Z

Selected Symbols

- SECTOR PLANS
- Design Overlay Zones
- City Historic Zones
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone





1001568

City of Albuquerque


Planning Department

Richard J. Berry, Mayor

Interoffice Memorandum

February 13, 2013

To: Jack Cloud, Chair, DRB
~~Kristal Metro~~, Traffic Engineer
Curtis Cheme, City Hydrologist

From: Russell Brito, Manager, Urban Design & Development 

Cc: Carmen Marrone, Current Planning
Carol Toffaleti, Long Range Planning

Subject: Residential streets & subdivisions in Los Duranes SDP, Project # 1001568

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 - A 10' PUE that overlaps the previous easement by 5'.
- The private street would be required to meet option 1 or 2 on p. 123.

Thanks for considering the above comments as the project moves forward. Let me know if you want to discuss them and/or any other aspects of the Los Duranes plan.

DRB

I am submitting materials for a sketch plat review.
I would like to redraw the lot lines of my property and reconfigure the existing lots.

I have been working with engineer, Jake Bordenave, and surveyor, Tony Harris on this project

I will be reorienting and reducing the 1/3 acre lot (formerly Lot B) into a smaller 1/4 acre lot (Lot C -1) and changing the access to the rest of my property (Lot C-2) to the north east property line and utilizing an existing driveway cut

Please call any concerns you may have regarding this matter to my attention.

Thank you
Ed Haddaway

A handwritten signature in black ink, appearing to read "Ed Haddaway", written in a cursive style.

May 15. 2013

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
August 1, 2012
DRB Comments**

ITEM # 16

PROJECT # 1001568

APPLICATION # 12-70220

RE: Tracts B and C, Lands of Haddaway

Please provide correct scale for Sketch Plat and Exhibit Tract C (1"=40'). Zoning for the site is established via the Los Duranes Sector Development Plan whereby Tract C is SU-2/ LD RA-2 (minimum 10,890 sq ft net lot area) and Tract B is SU-2/ LD R-1 (minimum 10,890 sq ft net lot area); proposed subdivision would require a Sector Plan and Zone Map amendment. The site is also subject to the Rio Grande Boulevard Corridor Plan, which has additional design regulations as well as policy and regulations for rezoning.

Private access easement should not be a separate tract but should be an overlay over all the properties. The access off Rio Grande should be considered to be at the south property line, to run adjacent to the rear yards on Zickart not adjacent to the side yard and curb cut on Tract A.

A Private Commons Development (PCD) is permissible through the Los Duranes Plan, whereby equivalent RA-2 density would be allowed (total 6 dwellings) subject to providing a private common area equal to a minimum 20,909 sq ft (30% of gross area) or 100% of the area gained thru lot size reduction (e.g, from 6 townhouses), whichever is greater.

Jack Cloud, DRB Chairman
924-3880/ jcloud@cabq.gov

2. **Project# 1000762**
10DRB-70281 MAJOR – 2 YEAR
EXTENSION OF SUBDIVISION
IMPROVEMENTS AGREEMENT
(2YR SIA)

BOHANNAN HUSTON INC agent(s) for FIRST BAPTIST CHURCH OF ALBUQUERQUE request(s) the referenced/ above action(s) for all or a portion of **TRACT I, FOUNTAIN HILLS PLAZA SUBDIVISION**, zoned SU-1 FOR IP USES W/ EXCEPTIONS, and located on the north side of PASEO DEL NORTE NW between RICHLAND HILLS RD NW and RANCH RD NW containing approximately 13.8994 acre(s). (C-12) *[Deferred from 10/27/10]* **A ONE YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS APPROVED.**

MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS AND PLANS

3. **Project# 1003417**
10DRB-70299 EXT OF SIA FOR TEMP
DEFR SDWK CONST

MARK GOODWIN AND ASSOCIATES PA agent(s) for QUIVERA 2, LLC request(s) the above action(s) for all or a portion of **MOUNTAIN TRAIL**, zoned R-D, located on GLENDALE NE BETWEEN WYOMING NE AND BARSTOW NE (B-19) **A TWO YEAR EXTENSION TO THE AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

**NO ACTION IS TAKEN ON THESE CASES:
APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING**

4. **Project# 1008565**
10DRB-70302 SKETCH PLAT REVIEW
AND COMMENT

THE SURVEY OFFICE agent(s) for ANTHONY LOPEZ request(s) the above action(s) for all or a portion of Lot(s) 22-24, Block(s) 16, Tract(s) , **MESA VERDE**, zoned R-2, located on PENNSYLVANIA NE BETWEEN COPPER NE AND CHICO NE containing approximately 0.3248 acre(s). (K-19) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**

5. **Project# 1001568**
10DRB-70303 SKETCH PLAT REVIEW
AND COMMENT

ED HADDAWAY request(s) the above action(s) for all or a portion of Lot(s) **C LANDS OF HADDAWAY**, zoned RA2, R1, located on containing approximately 1.55 acre(s). (H-12, H-13) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**

6. Other Matters: NONE.

7. Approval of the Development Review Board Minutes for September 22nd, 29th, October 6th, 13th. 2010

ADJOURNED: 9:30

CITY OF ALBUQUERQUE

PLANNING DEPARTMENT

November 3, 2010

DRB Comments


ITEM # 6

PROJECT # 1001568

APPLICATION # 10-70303

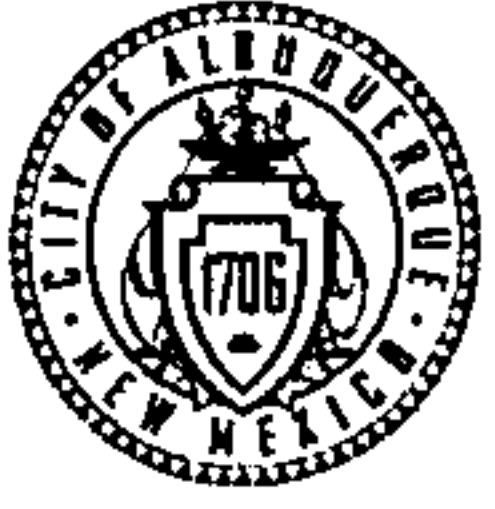
RE: Tract C, Lands of Haddaway

Tract B needs to be included in replat in order to show proposed access easement and NET lot area (exclusive of easement area).



Jack Cloud AICP, DRB Chairman
924-3880/ jcloud@cabq.gov

HEARING DATE: 11/3/10 (SK)



All secured 6/26/06

COMPLETED 01/25/06 stt
DRB CASE ACTION LOG [REDACTED] & FINAL Plat
 REVISED 2/5/04

#13

This sheet must accompany your plat or site plan to obtain delegated signatures. Return sheet with site plan/plat once comments are addressed.

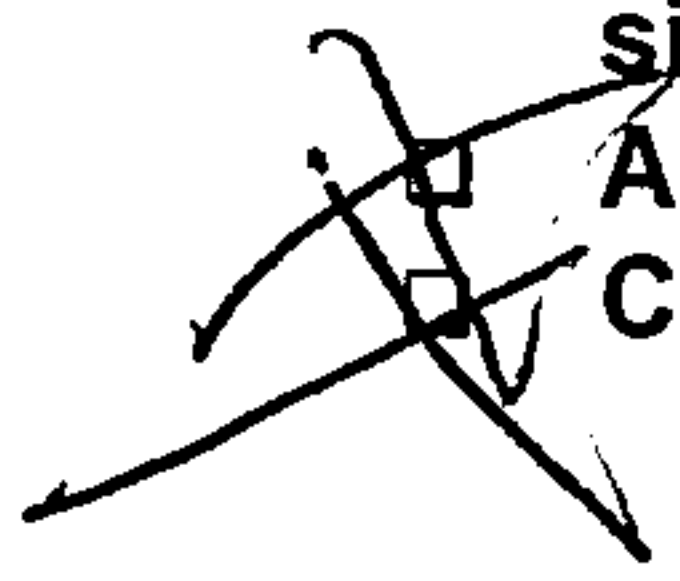
DRB Application No.: 05DRB-01422 (P&F) Project # 1001568
 Project Name: MRGCD MAP NO. 35
 Agent: Bordenave Designs. Phone No.: 823-2344

Project Number 1001568

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS) (MASTER DEVELOP. PLAN), was approved on 1/18/06 by the DRB with ~~delegation of signature(s)~~ to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

- TRANSPORTATION: _____
- _____
- _____
- _____
- _____
- UTILITIES: _____
- _____
- _____
- _____
- CITY ENGINEER / AMAFCA: _____
- _____
- _____
- _____
- PARKS / CIP: _____
- _____
- _____
- _____
- PLANNING (Last to sign): AGIS DXF ok
- record the plat.
- _____
- _____

- Planning must record this plat. Please submit the following items:**
 - The original plat and a mylar copy for the County Clerk.
 - Tax certificate from the County Treasurer.
 - Recording fee (checks payable to the County Clerk). RECORDED DATE: _____
 - Tax printout from the County Assessor.
- Include 3 copies of the approved site plan along with the originals.**
- County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.**
- Property Management's signature must be obtained prior to Planning Department's signature.**
- AGIS DXF File approval required. ok**
- Copy of recorded plat for Planning.**





DRB CASE ACTION LOG

REVISED 2/5/04

~~DRB~~ FINAL Plat

#13

This sheet must accompany your plat or site plan to obtain delegated signatures. Return sheet with site plan/plat once comments are addressed.

DRB Application No.: 05DRB-01422 (P&F)

Project # 1001568

Project Name: MRGCD MAP NO. 35

Agent: Bordenave Designs.

Phone No.: 823-2344

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 1/18/06 by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

UTILITIES: _____

CITY ENGINEER / AMAFCA: _____

PARKS / CIP: _____

PLANNING (Last to sign): AGIS DXF
 record the Plat

- Planning must record this plat. Please submit the following items:**
 - The original plat and a mylar copy for the County Clerk.
 - Tax certificate from the County Treasurer.
 - Recording fee (checks payable to the County Clerk). RECORDED DATE: _____
 - Tax printout from the County Assessor.
 - Include 3 copies of the approved site plan along with the originals.
 - County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.
 - Property Management's signature must be obtained prior to Planning Department's signature.
 - AGIS DXF File approval required.
 - Copy of recorded plat for Planning.

Project Number

1001568

1568

DXF Electronic Approval Form

DRB Project Case #: 1001568

Subdivision Name: HADDAWAY--LANDS OF TRACTS A,B & C

Surveyor: ANTHONY L HARRIS

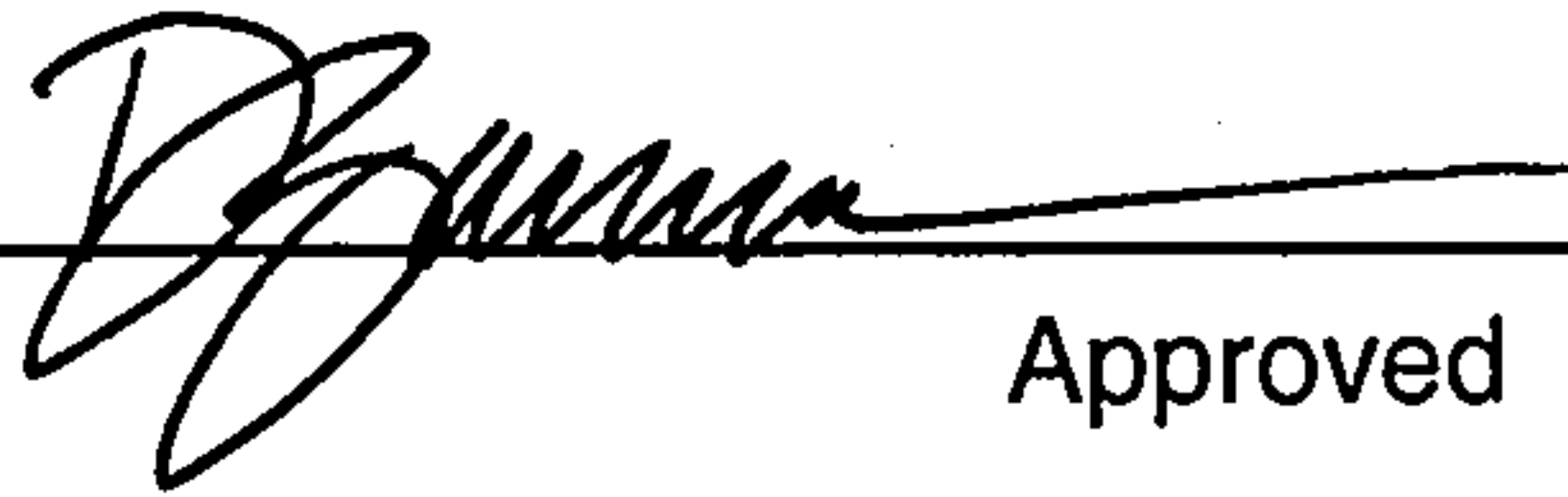
Contact Person: ANTHONY L HARRIS

Contact Information: 889-8056

DXF Received: 1/24/2006

Hard Copy Received: 1/24/2006

Coordinate System: NMSP Grid (NAD 27)


Approved

01-24-2006
Date

* The DXF file cannot be accepted (at this time) for the following reason(s):

AGIS Use Only
Copied fc 1568 to agiscov on 1/24/2006 Contact person notified on 1/24/2006



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

Plaza del Sol Hearing Room, Basement, Plaza del Sol Building

January 18, 2006

9:00 a.m.

MEMBERS:

Sheran Matson, AICP, DRB Chair
Claire Senova, Administrative Assistant

Wilfred Gallegos, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development
Christina Sandoval, Parks & Recreation

NOTE: UNLESS ANNOUNCED DURING THE MEETING, THE DEVELOPMENT REVIEW BOARD WILL NOT TAKE A LUNCH BREAK.

NOTE: INDIVIDUALS WITH DISABILITIES WHO NEED SPECIAL ASSISTANCE TO PARTICIPATE AT THIS MEETING SHOULD CONTACT CLAIRE SENOVA, PLANNING DEPARTMENT, AT 924-3946. HEARING IMPAIRED USERS MAY CONTACT HER VIA THE NEW MEXICO RELAY NETWORK BY CALLING TOLL-FREE:1-800-659-8331.

NOTE: REQUESTS FOR DEFERRAL OF CASES WILL BE DISCUSSED BY THE BOARD AND THE APPLICANT AND/OR AGENT AT THE BEGINNING OF THE AGENDA. BOTH PARTIES MUST AGREE UPON THE DATE OF DEFERRAL. IF THE APPLICANT/AGENT IS NOT PRESENT, THE ADMINISTRATIVE ASSISTANT MUST RECEIVE A LETTER, PRIOR TO THE HEARING DATE, REQUESTING A SPECIFIC DEFERRAL DATE. THE BOARD WILL DISCUSS AND MAKE A DECISION AT THE HEARING. THE APPLICANT/AGENT WILL THEN BE INFORMED OF THE DEFERRAL DATE AND REASON.

- A. Call to Order: 9:00 A.M.
- B. Changes and/or Additions to the Agenda
- C. New or Old Business

Adjourned: 10:25 A.M.

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1001696**
05DRB-01919 Major-Two Year SIA

TIERRA WEST LLC agent(s) for PICO LLC request(s) the above action(s) for all or a portion of Tract(s) 1-13 & A, **PICO LA CUEVA**, zoned R-D, located on BARSTOW ST NE, between OAKLAND AVE NE and ALAMEDA BLVD NE [REF: 03DRB-01952] (C-20)
TWO-YEAR SIA WAS APPROVED.

2. **Project # 1003585**
05DRB-01925 Major-Vacation of
Public Easements
05DRB-01926 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for 3900 SILVER AVE LLC, PHILLIP RABY MANAGER request(s) the above action(s) for Lot(s) 1-A-1, 10-A-1, 11-A-1 and 20-A-1, **SILVER STREET TOWNHOMES**, zoned O-R, located on SILVER AVE SE between ALISO AVE SE and MORNINGSIDE AVE SE containing approximately 1 acre(s). [REF:05DRB-00737, 05DRB-01191,05DRB-01190] (K-17) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 15-DAY APPEAL PERIOD.**

3. **Project # 1004464**
05DRB-01540 Major-Vacation of Pub
Right-of-Way

GARCIA KRAEMER & ASSOCIATES agent(s) for 4120 SILVER LLC & 4200 SILVER LLC, request(s) the above action(s) for Lot(s) 5 & 6, Block(s) 10 and Lot(s) 1, Block(s) 11, **MESA GRANDE ADDITION**, zoned O-R, located on SIERRA DR SE, between SILVER AVE SE and MESA GRANDE PL SE. [Deferred from 10/26/05 & 1/18/06] (K-17) **DEFERRED AT THE AGENT'S REQUEST TO 3/29/06.**

4. **Project # 1004282**
05DRB-01061 Major-Preliminary Plat
Approval

GARCIA/KRAEMER & ASSOCIATES agent(s) for PAT MILLIGAN request(s) the above action(s) for all or a portion of Lots(s) A-1, B-1, C-1, D-1, E-1, F-1, H-1, J-1, K-1, **ALAMOSA ADDITION**, zoned R-T residential zone, located on TRUJILLO RD SW, between 62nd ST SW and BATAAN DR SW containing approximately 2 acre(s). [Deferred from 7/20/05 & 7/27/05 & 1/11/06 & 1/18/06] (K-11) **DEFERRED AT THE AGENT'S REQUEST TO 1/25/06.**

~~13. Project # 1001568~~
~~05DRB-01422 Minor- Final Plat~~
Approval

BORDENAVE DESIGNS agent(s) for ED HADDAWAY request(s) the above action(s) for all or a portion of Tract(s) 90 and 91A-1, A1-B1-A1-B2, **MRGCD MAP NO 35**, zoned RA-2 & R-1, located on RIO GRANDE BLVD NW, between ZICKERT NW and LOS ANAYAS NW containing approximately 3 acre(s). *[Final Plat was Indef deferred 9/21/05 for SIA]* (A-2) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE AND TO RECORD.**

NO ACTION IS TAKEN ON THESE CASES:
APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

14. **Project # 1004634**
06DRB-00044 Minor-Sketch Plat or
Plan

FORSTBAUER SURVEYING LLC agent(s) for CALABACILLAS GROUP request(s) the above action(s) for all or a portion of Tract(s) A-1, B-1 & C-1, **BLACK ARROYO DAM**, zoned C-2 community commercial zone, located on GOLF COURSE RD NW, between WESTSIDE BLVD NW and DRIFTWOOD AVE NW containing approximately 14 acre(s). (A-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

15. **Project # 1004639**
06DRB-00055 Minor-Sketch Plat or
Plan

RIO GRANDE ENGINEERING agent(s) for WASHINGTON INVESTORS request(s) the above action(s) for all or a portion of Lot(s) 313-A-2-B, **ACRES ADDITION**, zoned RA-2 residential and agricultural zone, located on MOUNTAIN RD NW, between GABALDON DR NW and LULAC AVE NW containing approximately 5 acre(s). [REF: BA-1771] (J-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

10. **Project # 1003366**
06DRB-00056 Minor-Prelim&Final Plat
Approval

ADVANCED ENGINEERING & CONSULTING agent(s) for SHARIF (FELIX) RABADI request(s) the above action(s) for all or a portion of Tract(s) T-1A-2, **TOWN OF ALAMEDA GRANT**, zoned SU-1 FOR PRD, located on GOLF COURSE RD NW, between IRVING BLVD NW and the CALABACILLAS ARROYO, containing approximately 9 acre(s). [REF: 05DRB01272, 05DRB01273, 04EPC00498, 04DRB00596, Z-80-74, AX-80-16, Z-85-84, AX-85-20, Z-93-131, DRB-94-146, V-96-89] [Deferred from 1/18/06] (A-12/B-12) **DEFERRED AT THE AGENT'S REQUEST TO 1/25/06.**

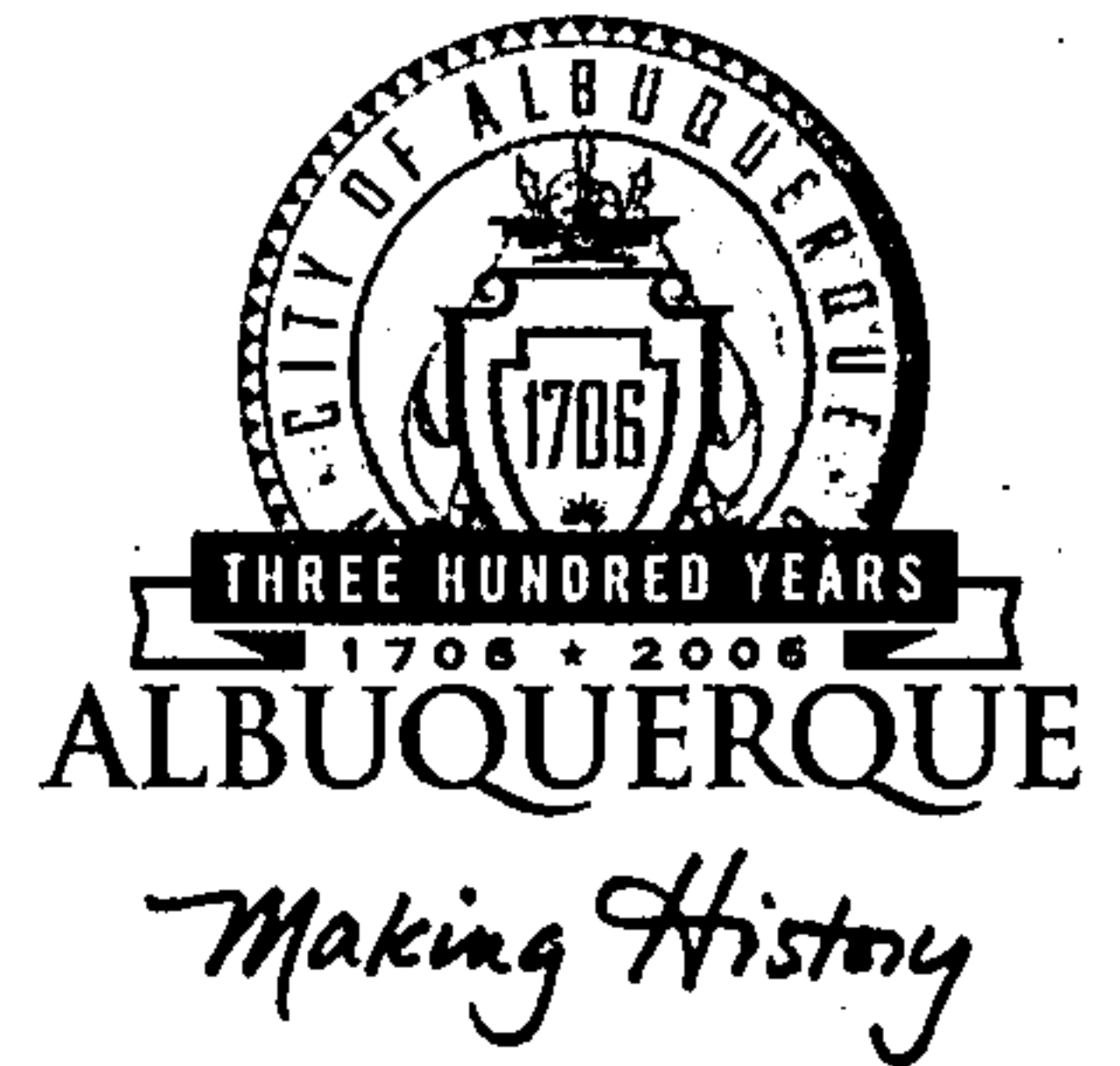
11. **Project # 1004637**
06DRB-00050 Minor-Prelim&Final Plat
Approval

WILKS COMPANY agent(s) for DONALD & BARBARA MAESTAS request(s) the above action(s) for all or a portion of Lot(s) 1 & 2, Block(s) 66, **BEL AIR SUBDIVISION**, zoned C-1, located on COMANCHE NE NE and SAN MATEO NE, containing approximately 1 acre(s). (G-17) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR TRAFFIC ISSUES.**

12. **Project # 1004638**
06DRB-00051 Minor-Prelim&Final Plat
Approval

WILKS COMPANY agent(s) for LARRY LANDINI, GALA III LLC request(s) the above action(s) for all or a portion of Tract(s) 5-D3, **PARADISE VALLEY SUBDIVISION**, zoned SU-1, C-2 & IP, located on MARNA LYNN AVE NW, between GOLF COURSE RD NW and COORS BLVD NW containing approximately 4 acre(s). [REF: DRB-99-66, DRB-99-189] (C-12) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR SIDEWALK EASEMENTS AND PLANNING FOR AMENDMENT TO EXISTING SITE PLAN, NMU INC SIGNATURE ON THE PLAT, CORRECTION OF ZONING ON THE PLAT AND AGIS DXF FILE.**

CITY OF ALBUQUERQUE



PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1001568

AGENDA ITEM NO: 13

SUBJECT:

Sidewalk Deferral

ACTION REQUESTED:

REV/CMT:() APP:(x) SIGN-OFF:() EXTN:() AMEND:()

ENGINEERING COMMENTS:

No adverse comments.

RESOLUTION:

APPROVED ____; DENIED ____; DEFERRED ____; COMMENTS PROVIDED ____; WITHDRAWN

SIGNED-OFF: (SEC-PLN) (SP-SUB) (SP-BP) (FP) BY: (UD) (CE) (TRANS) (PKS) (PLNG)

DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PKS) (PLNG)

FOR:

SIGNED: Bradley L. Bingham
City Engineer/AMAFCA Designee

DATE: January 18, 2006

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

PLANNING TRACKING LOG

Date	Project Name & #	Action Request	Action Taken
8/11/04	#1001568 Tract 90 MRGD Map 35	Sketch	Comments
1/12/05	"	Sketch	Comments
9/21/05	MRGD Map 35 Tracts 90-91A1-A1-B1-A1-B-2 Project 1001568	Prel. Final	PP approved FP deferred Indef for SIA
1/18/06	"	"	Approved on 1/18/06 delegation to planning - AGIS def - record plat.



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

Plaza del Sol Hearing Room, Basement, Plaza del Sol Building

September 21, 2005

9:00 a.m.

MEMBERS:

Sheran Matson, AICP, DRB Chair
Claire Senova, Administrative Assistant

Wilfred Gallegos, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development
Christina Sandoval, Parks & Recreation

NOTE: UNLESS ANNOUNCED DURING THE MEETING, THE DEVELOPMENT REVIEW BOARD WILL NOT TAKE A LUNCH BREAK.

NOTE: INDIVIDUALS WITH DISABILITIES WHO NEED SPECIAL ASSISTANCE TO PARTICIPATE AT THIS MEETING SHOULD CONTACT CLAIRE SENOVA, PLANNING DEPARTMENT, AT 924-3946. HEARING IMPAIRED USERS MAY CONTACT HER VIA THE NEW MEXICO RELAY NETWORK BY CALLING TOLL-FREE:1-800-659-8331.

NOTE: REQUESTS FOR DEFERRAL OF CASES WILL BE DISCUSSED BY THE BOARD AND THE APPLICANT AND/OR AGENT AT THE BEGINNING OF THE AGENDA. BOTH PARTIES MUST AGREE UPON THE DATE OF DEFERRAL. IF THE APPLICANT/AGENT IS NOT PRESENT, THE ADMINISTRATIVE ASSISTANT MUST RECEIVE A LETTER, PRIOR TO THE HEARING DATE, REQUESTING A SPECIFIC DEFERRAL DATE. THE BOARD WILL DISCUSS AND MAKE A DECISION AT THE HEARING. THE APPLICANT/AGENT WILL THEN BE INFORMED OF THE DEFERRAL DATE AND REASON.

- A. Call to Order: 9:00 A.M. Adjourned: 11:15 A.M.
- B. Changes and/or Additions to the Agenda
- C. New or Old Business

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1000511**
05DRB-01342 Major-Vacation of Public Easements

MIKE MONTOYA request(s) the above action(s) for all or a portion of Tract(s) A-1 through A-3, **HERITAGE EAST, UNIT 3**, zoned R-D residential and related uses zone, developing area, located on DE VARGAS NE and FREEDOM WAY NE containing approximately 1 acre(s). [REF: DRB-94-851, 05-DRB-01101, 05-DRB01102] (D-20) **INDEFINITELY DEFERRED ON A NO SHOW.**

05DRB-01102 Minor-Vacation of Private Easements (withdrawn)
05DRB-01101 Minor-Prelim&Final Plat Approval

MIKE MONTOYA request(s) the above action(s) for all or a portion of Tract(s) A1, A2, A3, **HERITAGE EAST, UNIT 3**, zoned R-D residential and related uses zone, developing area, located on DE VARGAS LOOP NE, between VENTURA ST NE and GREENWOOD ST NE containing approximately 1 acre(s). [REF: DRB-94-551] [Deferred from 7/27/05 & 8/24/05] (D-20) **INDEFINITELY DEFERRED ON A NO SHOW.**

2. **Project # 1002478**
05DRB-01344 Major-Vacation of Public Easements
05DRB-01343 Major-Preliminary Plat Approval

CDS INC agent(s) for PASEO PARTNERSHIP LLC request(s) the above action(s) for all or a portion of Tract(s) T-4, VISTA DEL NORTE (to be known as **BLUE SKY BUSINESS PARK**) zoned M-2 heavy manufacturing zone, located on EL PUEBLO ST NE, between JEFFERSON ST NE and EDITH BLVD NE containing approximately 23 acre(s). (D-16) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 9/21/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 7/18/05 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITIONS OF FINAL PLAT: THE CURRENT ZONING SHALL APPEAR UNDER THE SUBDIVISION DATA ON THE FINAL PLAT. WILL JACS PLACE BE A PUBLIC OR PRIVATE ROAD?**

3. **Project # 1004404**
05DRB-01364 Major-Bulk Land Variance
05DRB-01365 Major-Vacation of Public Easements
05DRB-01367 Minor-Prelim&Final Plat Approval

SURV-TEK INC agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) H-2, **THE TRAILS, UNIT 1**, and unplatted lands, zoned R-D residential and related uses zone, developing area, located on PASEO DEL NORTE NW west of RAINBOW ST NW and containing approximately 165 acre(s). [Deferred from 9/21/05] (C-8/C-9) **DEFERRED AT THE AGENT'S REQUEST TO 10/5/05.**

10. **Project # 1003685**
05DRB-01421 Minor-Prelim&Final Plat
Approval

BOHANNAN HUSTON INC agent(s) for PULTE HOMES OF NEW MEXICO INC request(s) the above action(s) for all or a portion of Tract(s) 81A and 82A, **WESTERN SHADOWS @ VENTANA RANCH WEST**, zoned R-LT residential zone, located on JAMESTOWN RD NW, between CHANCE CT NW and SANDY DR NW containing approximately 1 acre(s). [REF: 04DRB01448] (B-8) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

11. **Project # 1003687**
05DRB-01418 Minor-Extension of
Preliminary Plat

BOHANNAN HUSTON INC agent(s) for PULTE HOMES OF NEW MEXICO request(s) the above action(s) for all or a portion of Tract(s) 9, **WESTERN RIDGE, UNIT 2**, zoned R-LT residential zone, located on PASEO DEL NORTE BLVD NW, between VENTANA RIDGE RD NW and VENTANA WEST PARKWAY NW containing approximately 50 acre(s). [REF: 04DRB01512, 05DRB00697] (B-8) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**

- ~~12. **Project # 1001568**~~
05DRB-01422 Minor-Prelim&Final Plat
Approval

BORDENAVE DESIGNS agent(s) for ED HADDAWAY request(s) the above action(s) for all or a portion of Tract(s) 90 and 91A-1, A1-B1-A1-B2, **MRGCD MAP NO 35**, zoned RA-2 & R-1, located on RIO GRANDE BLVD NW, between ZICKERT NW and LOS ANAYAS NW containing approximately 3 acre(s). (A-2) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 9/21/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 6/27/05 THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITION OF FINAL PLAT: CROSS-LOT DRAINAGE EASEMENTS WILL BE NEEDED.**

*Final Plat July deposited
for S/A*

1/18/06

13. **Project # 1004415**
05DRB-01420 Minor-Prelim&Final Plat
Approval
05DRB-01419 Minor-Vacation of Private
Easements

ROSS HOWARD COMPANY agent(s) for STEVE & EILEEN WHITE request(s) the above action(s) for all or a portion of Block(s) 2, Tract(s) 15-P1, **PALOMA DEL SOL SUBDIVISION**, zoned R-1 residential zone, located on AVENTURA CT NW, between MCMAHON BLVD NW and SAN TIMOTEO AVE NW containing approximately 1 acre(s). [REF: DRB-95-63, V-95-61, SV-95-25, S-95-15] *[Deferred from 9/21/05]* (A-12) **DEFERRED AT THE AGENT'S REQUEST TO 9/28/05.**

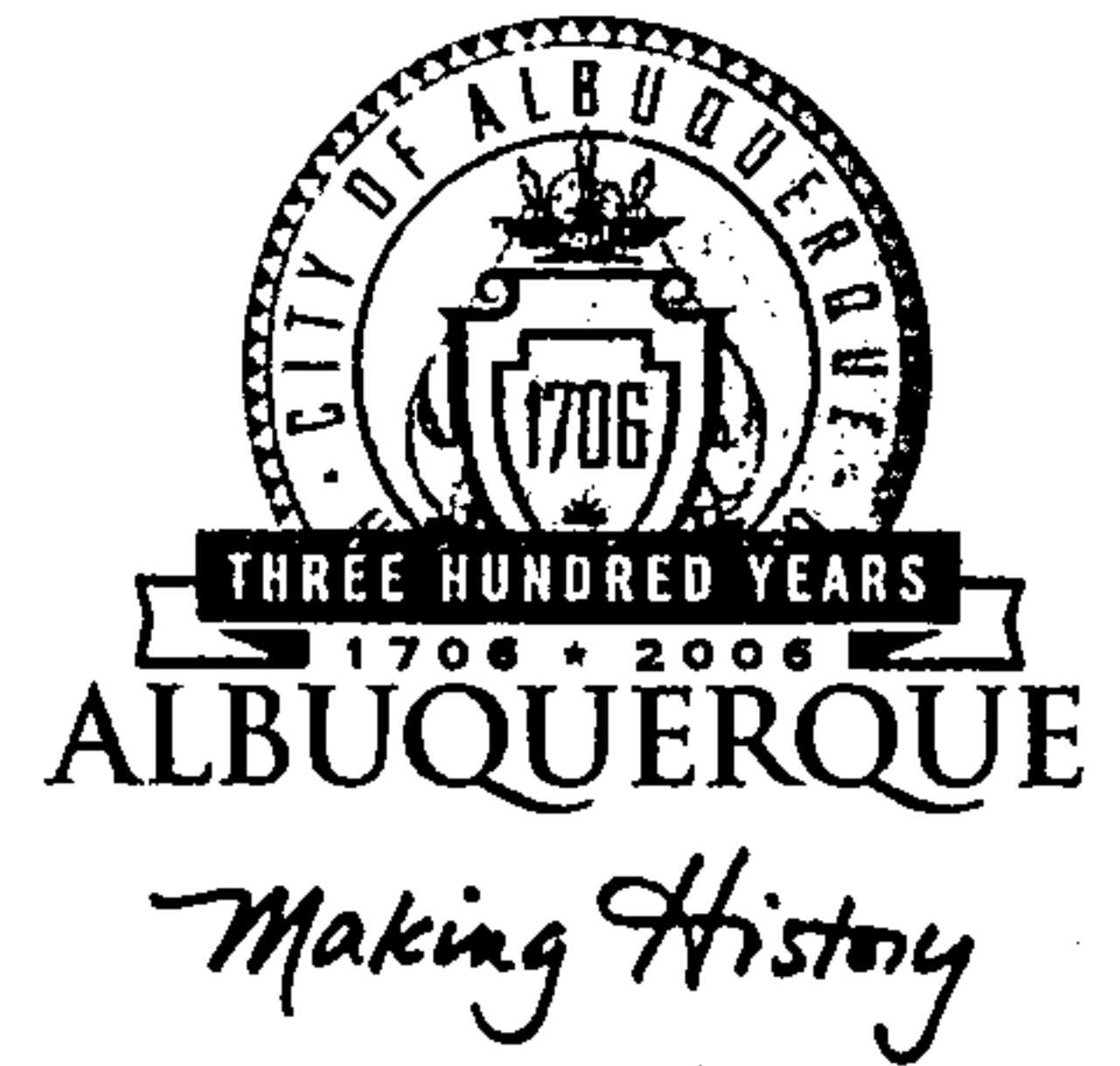
14. **Project # 1000351**
05DRB-01303 Minor-Prelim&Final Plat
Approval

CARTESIAN SURVEYS agent(s) for BOB KITTS request(s) the above action(s) for all or a portion of Tract(s) 3, 7 & 8, **LANDS OF ZIA TRADING COMPANY**, zoned SU-1 FOR IP, located on OSUNA BLVD NE, between BNSF RR TRACKS and EDITH BLVD NE containing approximately 4 acre(s). [REF: Z-99-99, AX-99-10] *(Deferred from 8/24/05 & 8/31/05 FOR SUBMITTAL OF VACATION OF PRIVATE EASEMENT) [Indef deferred from 9/7/05]* (E-15) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR SKETCH SHOWING 10-FEET FROM CURB FACE TO PROPERTY LINES AND PLANNING FOR AGIS DXF FILE AND TO RECORD.**

05DRB-01416 Minor-Vacation of Private
Easements

CARTESIAN SURVEYS agent(s) for BOB KITTS request(s) the above action(s) for all or a portion of Tract(s) 3, 7 & 8, **LANDS OF ZIA TRADING COMPANY**, zoned SU-1 FOR IP special use zone, located on OSUNA RD NE, between BNSF RR TRACKS and EDITH BLVD NE containing approximately 4 acre(s). [REF: Z-99-99, AX-99-10] (E-15) **THE VACATION OF PRIVATE EASEMENTS WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

CITY OF ALBUQUERQUE



**PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION**

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1001568

AGENDA ITEM NO: 12

SUBJECT:

Final Plat
Preliminary Plat

ACTION REQUESTED:

REV/CMT:() APP:(x) SIGN-OFF:() EXTN:() AMEND:()

P.O. Box 1293

ENGINEERING COMMENTS:

An approved infrastructure list is required for Preliminary Plat approval.

Albuquerque

New Mexico 87103

RESOLUTION:

Signal I.L.
APPROVED ; DENIED ____; DEFERRED ____; COMMENTS PROVIDED ____; WITHDRAWN

www.cabq.gov

SIGNED-OFF: (SEC-PLN) (SP-SUB) (SP-BP) (FP) BY: (UD) (CE) (TRANS) (PKS) (PLNG)

DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PKS) (PLNG)

FOR:

SIGNED: Bradley L. Bingham
City Engineer/AMAFCA Designee

DATE: September 21, 2005

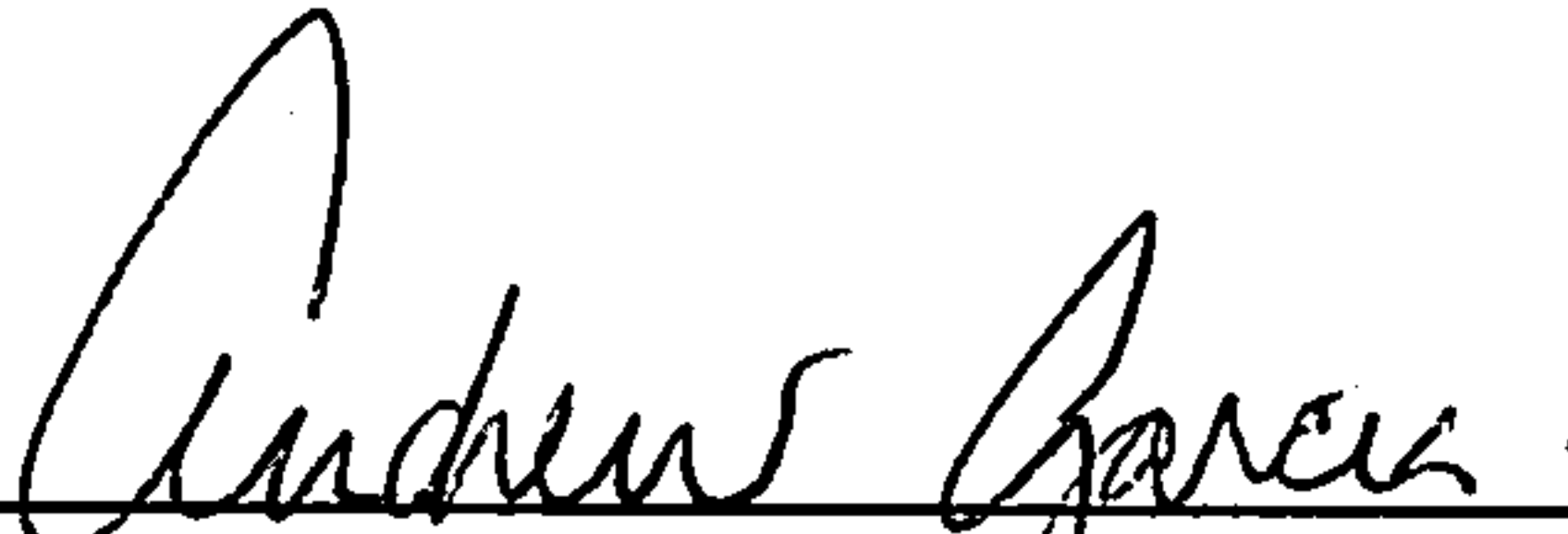
CITY OF ALBUQUERQUE
Planning Department
January 18, 2006
DRB Comments

ITEM # 13

PROJECT # 1001568 APPLICATION # 05-01422

RE: MRGCD Map 35/final plat

There is no objection to this platting request.



Andrew Garcia, Planning Alternate
924-3858 fax 924-3864 agarcia@cabq.gov



**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
September 21, 2005
DRB Comments**

Item # 12

Project # 1001568

Application # 05-01422

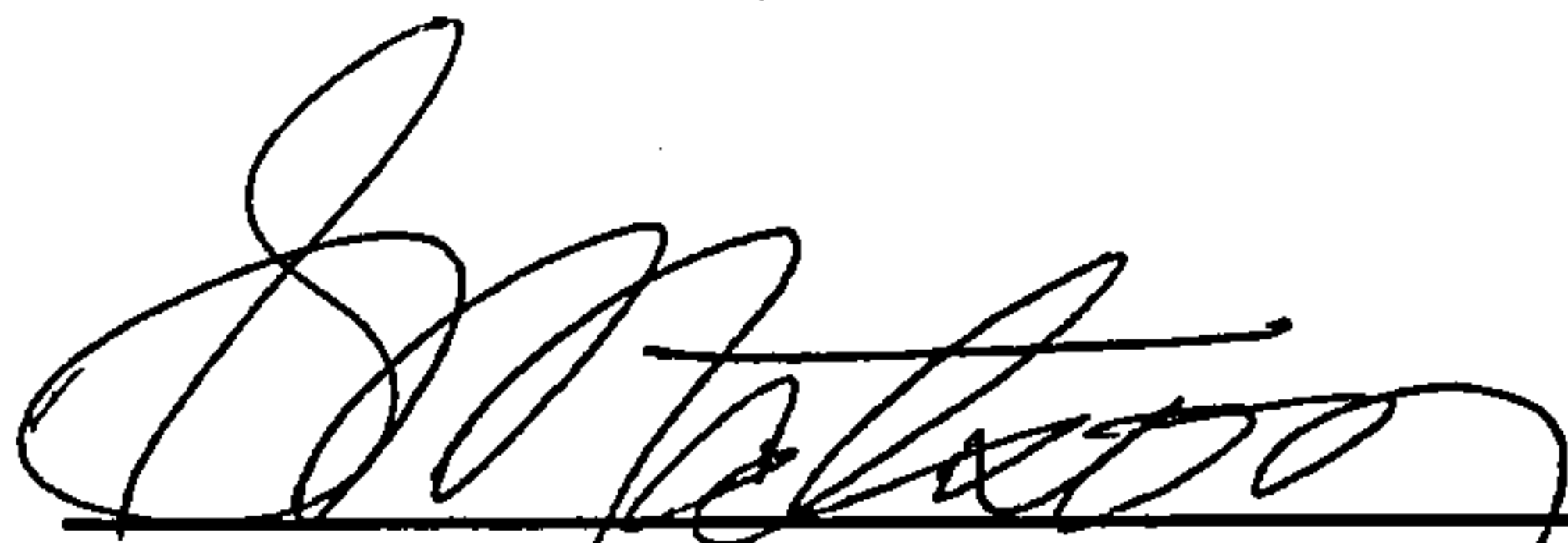
RE: Tracts 90& 91A-1, A1-B1-A1-B2, MRGCD Map 35/minor plat

What are the buildings on Tract C?

The lot sizes conform to the zoning. Be sure to follow setback requirements in developing Tract A.

Agent may file the plat provided a recorded copy is given to Planning to close the file.

Planning will take delegation until AGIS dxf is approved.



Sheran Matson, AICP DRB Chair
924-3880 fax 924.3864 smatson@cabq.gov

1-1-05

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
1/12/05 DRB Comments**

ITEM # 21

PROJECT # 1001568

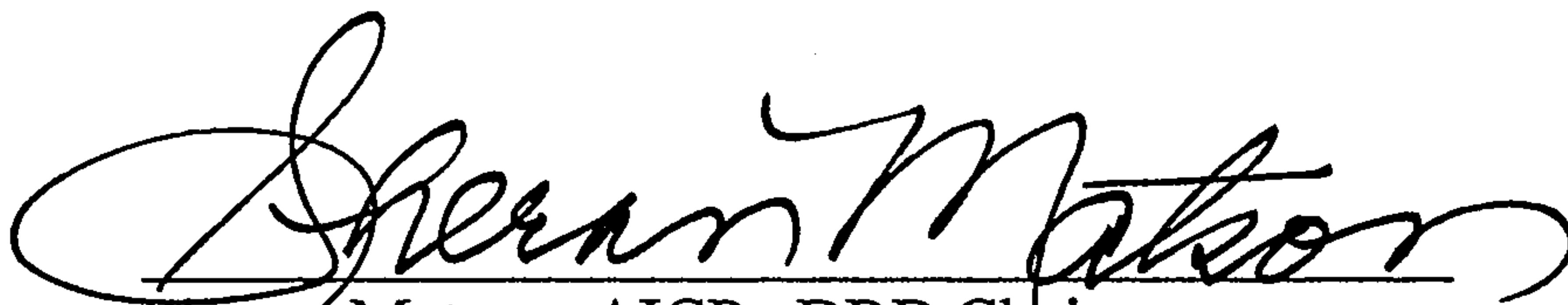
APPLICATION # 05-00002

RE: Tracts 90, 91A!-A1-B1-A, MRGCD Map 35/sketch

The RA-2 zoning dictates 10,890 square foot and 75' lot width minimum size for each lot.

The RA-2 setbacks are the same as R-1 except a 25' minimum rear yard setback is required. The front yard setback is 20' and the side yard setbacks for interior lots are 10' on one side and 5' on the other.

The Rio Grande Corridor Plan and the Los Duranes Sector Plan apply to this property. These plans should be consulted in planning development or lot splits.



Sheran Matson, AICP DRB Chair

924-3880 Fax 924-3864 smatson@cabq.gov

11111

DEVELOPMENT REVIEW BOARD
UTILITY DEVELOPMENT
Standard Comment Sheet

DRB- 1001568

Item No. 21

Zone Atlas H-13

DATE ON AGENDA 01/12/05

INFRASTRUCTURE REQUIRED (X)YES ()NO

CROSS REFERENCE:

TYPE OF APPROVAL REQUESTED: () ANNEXATION

(X) SKETCH PLAT () PRELIMINARY PLAT () FINAL PLAT

() SITE PLAN REVIEW AND COMMENT () SITE PLAN FOR SUBDIVISION

() SITE PLAN FOR BUILDING PERMIT

Comments:

Need to request a new water/sewer availability statement. New sewer services can not be connected directly to the existing 18" sewer interceptor in Rio Grande. Water service is available for new meters.

If you have any questions or comments please call Roger Green at 924-3989.



City of Albuquerque
Parks and Recreation Department
 PO Box 1293, Albuquerque, New Mexico 87103
 Inter-Office Correspondence

Development Review Board Comments

Project Number: 1001568
Application Number: 05DRB-00002

DRB Date: 1/12/05
Item Number: 21

Subdivision:

Tracts 90 and 91A1-A1-B1-A, MRGCD Map 35

Zoning: RA-2

Zone Page: H-13

New Lots (or units) : 1

Request for:

- Sketch Plat Review & Comment
- Bulk Land Variance
- Site Development Plan for Subdivision
- Site Development Plan for Building Permit
- Preliminary Plat
- Final Plat
- Vacation of Public RoW
- Vacation of Public Easement
- Vacation of Private Easement
- Temp. Deferral of Sidewalk Construction
- Sidewalk Variance
- SIA Extension
- Other

Parks and Recreation Comments:

This request will be subject to the following requirements of the City Park Dedication and Development Ordinance:

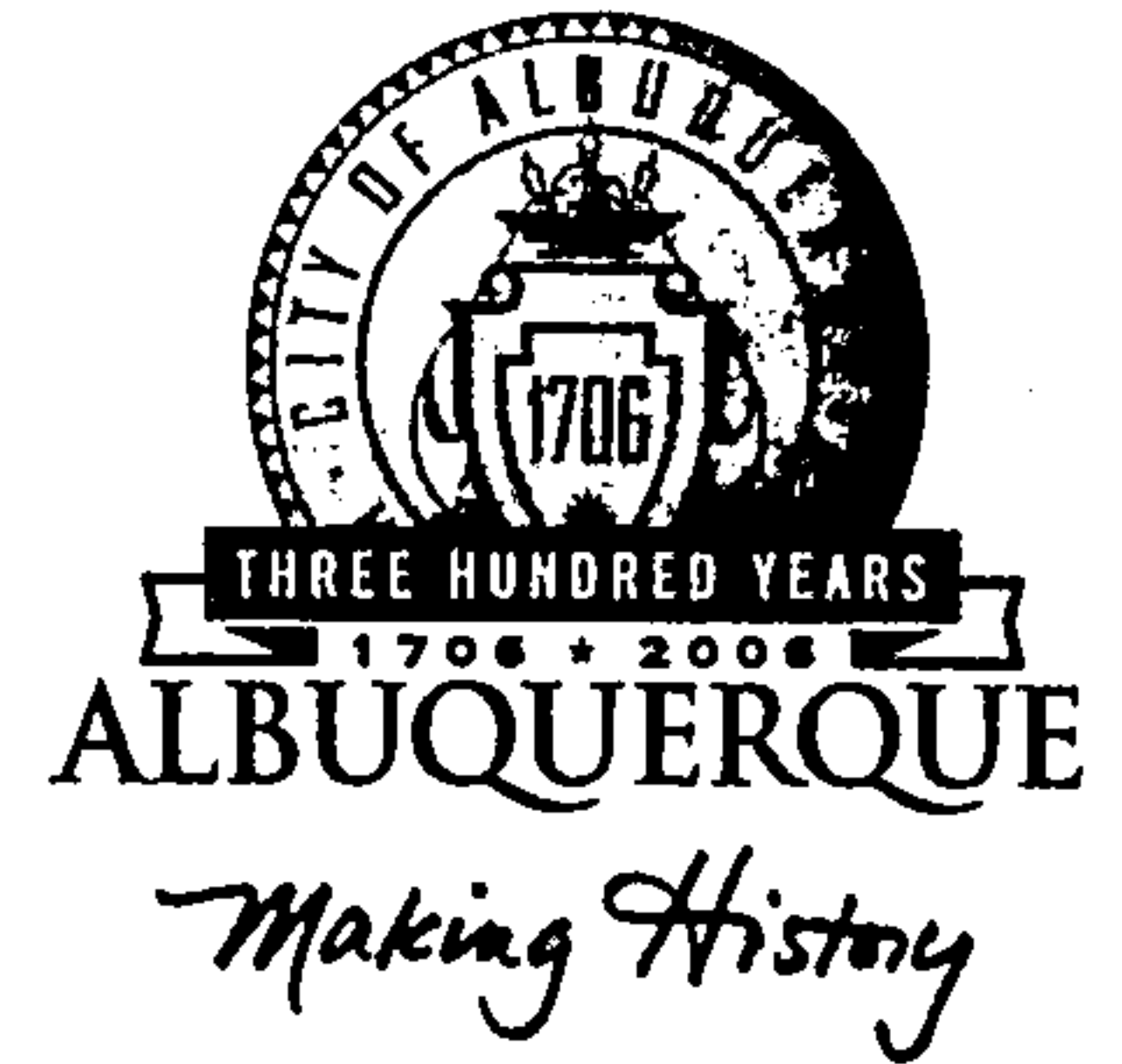
Prior to sign-off on the final plat, a fee in-lieu of and equal to the value of the required park land dedication for 1 new residential lots will be required. The fee will be based on an estimate of land value to be provided by the City Real Property office. Alternatively, the applicant may submit current appraisal information mutually acceptable to the applicant and the City.

The park development requirement will be met via the payment of a fee prior to issuance of building permit for each new dwelling unit.

Signed: CS
 Christina Sandoval, (DMD)

Phone: 768-3808

CITY OF ALBUQUERQUE



**PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION**

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1001568

AGENDA ITEM NO: 21

SUBJECT:

- | | | |
|-------------------------|--------------------------|---------------------------|
| (01) Sketch Plat/Plan | (05) Site Plan for Subd | (10) Sector Dev Plan |
| (02) Bulk Land Variance | (06) Site Plan for BP | (11) Grading Plan |
| (03) Sidewalk Variance | (07) Vacation | (12) SIA Extension |
| (03a) Sidewalk Deferral | (08) Final Plat | (13) Master Dev. Plan |
| (04) Preliminary Plat | (09) Infrastructure List | (14) Cost Allocation Plan |

ACTION REQUESTED:

P.O. Box 1293

REV/CMT:(x) APP:() SIGN-OFF:() EXTN:() AMEND:()

ENGINEERING COMMENTS:

Albuquerque

An approved drainage plan is required for Preliminary Plat approval.

New Mexico 87103

RESOLUTION:

www.cabq.gov

APPROVED ____; DENIED ____; DEFERRED ____; COMMENTS PROVIDED ; WITHDRAWN

SIGNED-OFF: (SEC-PLN) (SP-SUB) (SP-BP) (FP) BY: (UD) (CE) (TRANS) (PKS) (PLNG)

DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PKS) (PLNG)

FOR:

SIGNED: Bradley L. Bingham
City Engineer/AMAFCA Designee

DATE: January 12, 2005

**DEVELOPMENT REVIEW BOARD
TRANSPORTATION DEVELOPMENT
Standard Comment Sheet**

DRB- 100568 Item No. 24 Zone Atlas H-13

DATE ON AGENDA 8-11-04

INFRASTRUCTURE REQUIRED (X)YES ()NO

CROSS REFERENCE: _____

TYPE OF APPROVAL REQUESTED:

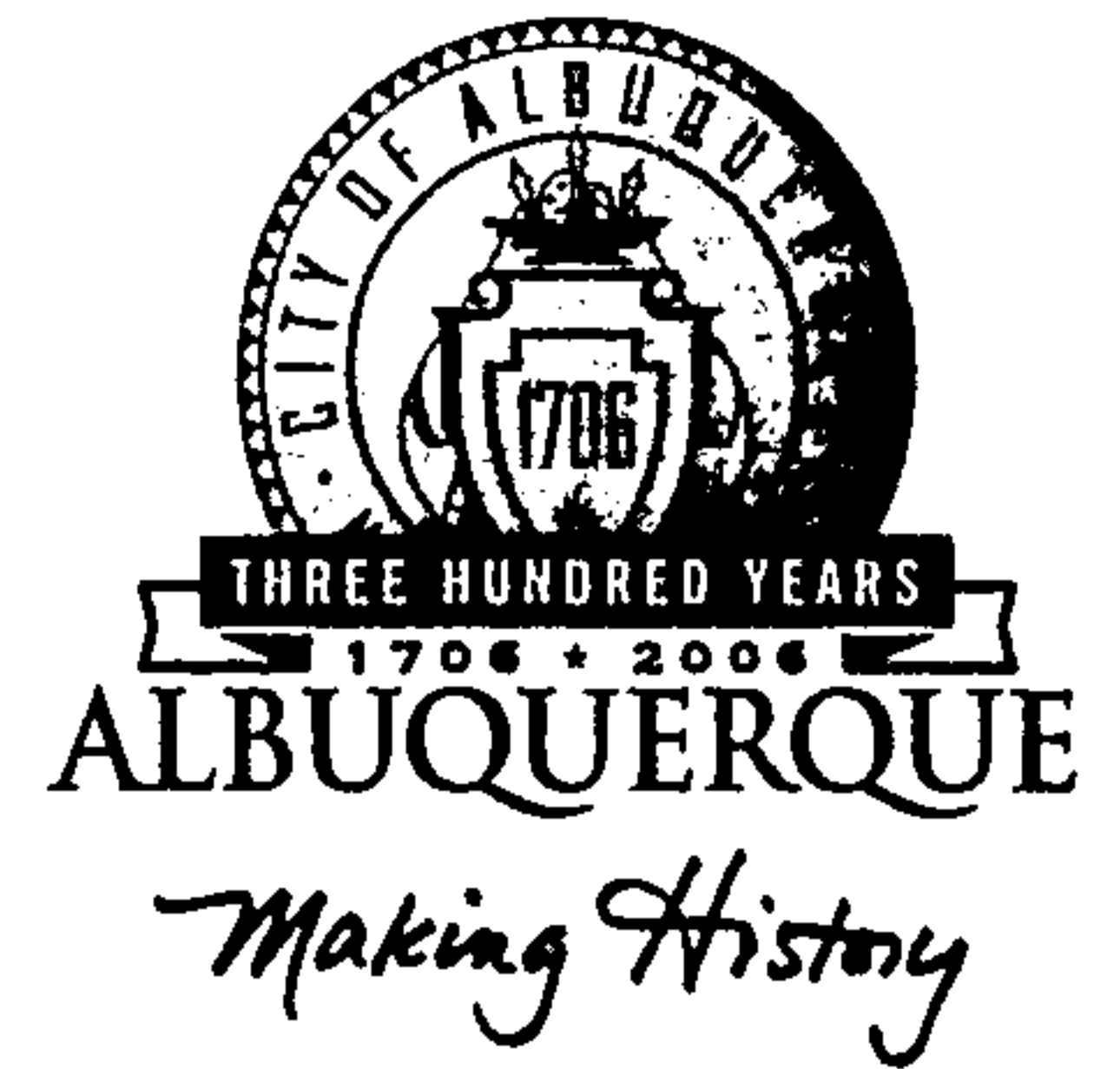
- (X) SKETCH PLAT () PRELIMINARY PLAT () FINAL PLAT
- () SITE PLAN REVIEW AND COMMENT () SITE PLAN FOR SUBDIVISION AMENDM.
- () SITE PLAN FOR BUILDING PERMIT

<u>No.</u>	<u>Comment</u>
------------	----------------

- 1) Rio Grande is a Minor Arterial and requires 86' of Right-of-Way plus bikelanes.
- 2) What is condition and width of sidewalk?
- 3) Are bikelanes in place?
- 4) Is there a current drive pad to serve the large proposed vacant lot?
- 5) The neighbors replat needs to occur at the same time in order to create the small unusable tract.

If you have any questions or comments please call Wilfred Gallegos at 924-3991. Meeting notes:

CITY OF ALBUQUERQUE



**PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION**

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1001568

AGENDA ITEM NO: 24

SUBJECT:

- | | | |
|--------------------------------|---------------------------------|----------------------------------|
| (01) Sketch Plat/Plan | (05) Site Plan for Subd | (10) Sector Dev Plan |
| (02) Bulk Land Variance | (06) Site Plan for BP | (11) Grading Plan |
| (03) Sidewalk Variance | (07) Vacation | (12) SIA Extension |
| (03a) Sidewalk Deferral | (08) Final Plat | (13) Master Dev. Plan |
| (04) Preliminary Plat | (09) Infrastructure List | (14) Cost Allocation Plan |

ACTION REQUESTED:

P.O. Box 1293

REV/CMT:(x) APP:() SIGN-OFF:() EXTN:() AMEND:()

ENGINEERING COMMENTS:

Albuquerque

Lot size and dimensions of westernmost tract makes it undevelopable.

New Mexico 87103

RESOLUTION:

www.cabq.gov

APPROVED ____; DENIED ____; DEFERRED ____; COMMENTS PROVIDED X; WITHDRAWN

discussed

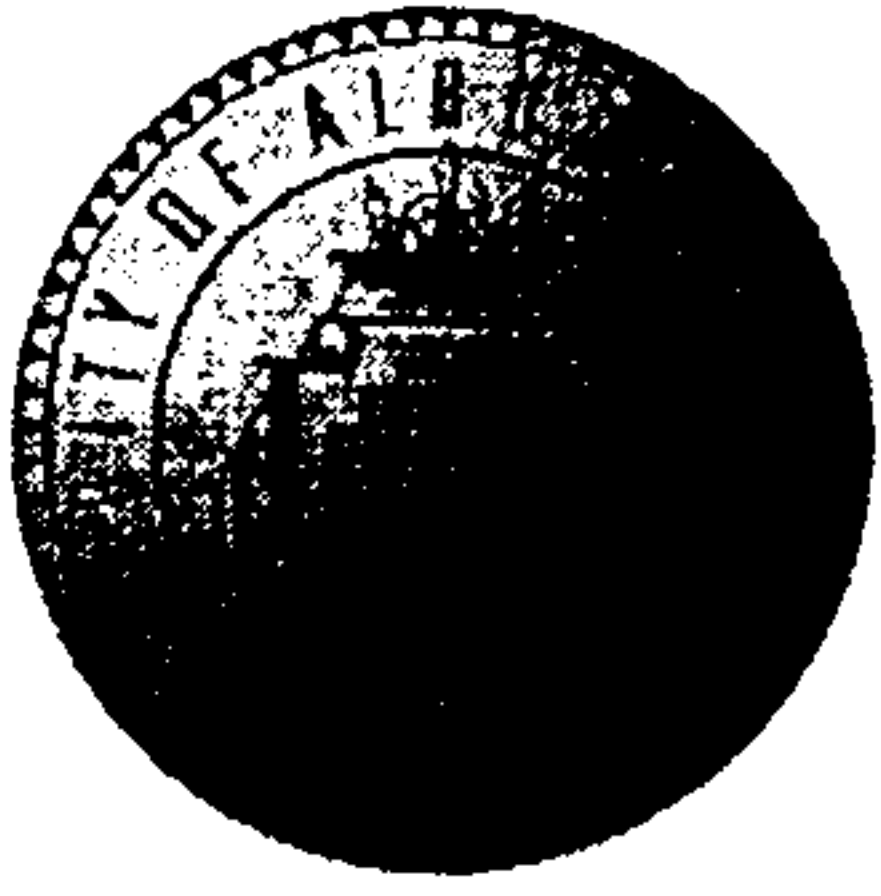
SIGNED-OFF: (SEC-PLN) (SP-SUB) (SP-BP) (FP) BY: (UD) (CE) (TRANS) (PKS) (PLNG)

DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PKS) (PLNG)

FOR:

SIGNED: Bradley L. Bingham
City Engineer/AMAFCA Designee

DATE: August 11, 2004



City of Albuquerque
Parks and Recreation Department
 PO Box 1293, Albuquerque, New Mexico 87103
 Inter-Office Correspondence

Development Review Board Comments

Project Number: 1001568
Application Number: 04DRB-01170

DRB Date: 8/11/04

Item Number: 24

Subdivision:

Tract 90, MRGCD, Map 35

Zoning: R-1

Zone Page: H-13

New Lots (or units) : 1

Request for:

- Sketch Plat Review & Comment
- Bulk Land Variance
- Site Development Plan for Subdivision
- Site Development Plan for Building Permit
- Preliminary Plat
- Final Plat
- Vacation of Public RoW
- Vacation of Public Easement
- Vacation of Private Easement
- Temp. Deferral of Sidewalk Construction
- Sidewalk Variance
- SIA Extension
- Other

Parks and Recreation Comments:

This request will be subject to the following requirements of the City Park Dedication and Development Ordinance:

Prior to sign-off on the final plat, a fee in-lieu of and equal to the value of the required park land dedication for 1 new residential lots will be required. The fee will be based on an estimate of land value to be provided by the City Real Property office. Alternatively, the applicant may submit current appraisal information mutually acceptable to the applicant and the City.

The park development requirement will be met via the payment of a fee prior to issuance of building permit for each new dwelling unit.

Signed: CS
 Christina Sandoval, (DMD)

Phone: 768-3808

1

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
August 11, 2004
DRB Comments**

Item # 24

Project # 1001568

Application # 04-01170

RE: Tract 90, MRGCD Map 35/sketch

R-1 zoning requires a minimum 6,000 square feet and 60 foot minimum lot width
In this area.

RA-2 requires a minimum of 10,890 square feet and a minimum lot width of 75
feet.

The setbacks are the same for both zoning categories and are the R-1
requirements.

With these requirements in mind, applicant may want to reconfigure the lot split.

Also, the Rio Grande Corridor Plan and the Los Duranes Sector Plan apply to this
property. These plans should be consulted as well in planning for development
or lot splits.



Sheran Matson, AICP DRB Chair
924-3880 fax 924-3864 smatson@cabq.gov



Supplemental Form (SF)

SUBDIVISION

- Major subdivision action
- Minor subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment/Approval (AA)
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
- Street Name Change (Local & Collector)
- L A APPEAL / PROTEST of...**
 - Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICATION INFORMATION:

Professional/Agent (if any): _____ PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

APPLICANT: ED Haddaway PHONE: 505 842 8117
 ADDRESS: 1915 Rio Grande NW FAX: _____
 CITY: Albuquerque STATE NM ZIP 87104 E-MAIL: EDHaddaway@AOL.com
 Proprietary interest in site: _____ List all owners: _____

DESCRIPTION OF REQUEST: Sketch Plat subdividing 2 lots into 5 lots

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. B & C Block: _____ Unit: _____
 Subdiv/Addn/TBKA: Lands of Haddaway
 Existing Zoning: SU2/LDR-1 and RA-2 Proposed zoning: SU2/LDR-1 and RA-2 MRGCD Map No 35
 Zone Atlas page(s): H-12 UPC Code: 101305 901639020 820
101305 900538520 818

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB, AX, Z, V, S, etc.):
1001568

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: 2 No. of proposed lots: _____ Total site area (acres): 1.9
 LOCATION OF PROPERTY BY STREETS: On or Near: Rio Grande
 Between: Zickert and Los Anayas

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE Ed Haddaway DATE 10/25/12
 (Print Name) ED Haddaway Applicant: Agent:

FOR OFFICIAL USE ONLY

- INTERNAL ROUTING
- All checklists are complete
- All fees have been collected
- All case #s are assigned
- AGIS copy has been sent
- Case history #s are listed
- Site is within 1000ft of a landfill
- F.H.D.P. density bonus
- F.H.D.P. fee-rebate

Application case numbers	Action	S.F.	Fees
<u>12 DRB - 70348</u>	<u>SP</u>	_____	\$ <u>0</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
Total			\$ <u>0</u>

Hearing date Nov. 14, 2012

[Signature]
10-31-12
 Staff signature & Date

Project # 1001568

Revised: 4/2012

FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROUTING

FORM S(3)

A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.

SKETCH PLAT REVIEW AND COMMENT (DRB22)

Your attendance is required.

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- List any original and/or related file numbers on the cover application

EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)

Your attendance is required.

- required.
- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Copy of DRB approved infrastructure list
 - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
 - List any original and/or related file numbers on the cover application

Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12)

Your attendance is required.

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations & cross sections of perimeter walls **3 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Copy of recorded SIA
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- List any original and/or related file numbers on the cover application
- DXF file and hard copy of final plat data for AGIS is required.

MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) Your attendance is required.

- 5 Acres or more: Certificate of No Effect or Approval
- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies** for unadvertised meetings ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations and cross sections of perimeter walls (11" by 17" maximum) **3 copies**
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- Fee (see schedule)
- List any original and/or related file numbers on the cover application
- Infrastructure list if required (**verify with DRB Engineer**)
- DXF file and hard copy of final plat data for AGIS is required.

AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03) Your attendance is required.

PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.

- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- List any original and/or related file numbers on the cover application

Amended preliminary plat approval expires after one year

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

Applicant name (print)
Ed Hardy
Applicant signature / date
10/25/12



Form revised October 2007

- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
12 - DRB - 70348

Planner signature / date
[Signature] 10-31-12
Project # 1001568



Supplemental Form (SF)

SUBDIVISION

- Major subdivision action
- Minor subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment/Approval (AA)
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

Z ZONING & PLANNING

- Annexation
- Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations

D Street Name Change (Local & Collector)

A APPEAL / PROTEST of...

- Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICATION INFORMATION:

Professional/Agent (if any): _____ PHONE: _____

ADDRESS: _____ FAX: _____

CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

APPLICANT: ED Haddaway PHONE: 505 842 8117

ADDRESS: 1915 Rio Grande NW FAX: _____

CITY: Albuquerque STATE NM ZIP 87104 E-MAIL: EDHaddaway@AOL.com

Proprietary interest in site: _____ List all owners: _____

DESCRIPTION OF REQUEST: Sketch Plat
subdividing 2 lots into 5 lots

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. B & C Block: --- Unit: ---

Subdiv/Addn/TBKA: Lands of Haddaway

Existing Zoning: SU2/LDR-1 and RA-2 Proposed zoning: SU2/LDR-1 and RA-2 MRGCD Map No. 35

Zone Atlas page(s): H-12 UPC Code: 101305 901639020820

101305 900538520818

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_V_S, etc.):

1001568

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO

No. of existing lots: 2 No. of proposed lots: _____ Total site area (acres): 1.9

LOCATION OF PROPERTY BY STREETS: On or Near: Rio Grande

Between: Zichart and Los Anayas

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE Ed Haddaway DATE 10/25/12

(Print Name) ED Haddaway Applicant: Agent:

FOR OFFICIAL USE ONLY

- INTERNAL ROUTING
- All checklists are complete
- All fees have been collected
- All case #s are assigned
- AGIS copy has been sent
- Case history #s are listed
- Site is within 1000ft of a landfill
- F.H.D.P. density bonus
- F.H.D.P. fee rebate

Application case numbers
12 DRB - 70348

Action	S.F.	Fees
<u>SP</u>	---	\$ <u>0</u>
---	---	\$ _____
---	---	\$ _____
---	---	\$ _____
---	---	\$ _____
---	---	\$ _____
Total		\$ <u>0</u>

Hearing date Nov. 14, 2012

10-31-12

Project # 1001568

Staff signature & Date

Revised: 4/2012

FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL REVIEW

A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.

SKETCH PLAT REVIEW AND COMMENT (DRB22)

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) 6 copies
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- List any original and/or related file numbers on the cover application

Your attendance is required.

EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)

- required.
- ___ Preliminary Plat reduced to 8.5" x 11"
- ___ Zone Atlas map with the entire property(ies) clearly outlined
- ___ Letter briefly describing, explaining, and justifying the request
- ___ Copy of DRB approved infrastructure list
- ___ Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
- ___ List any original and/or related file numbers on the cover application

Your attendance is

Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12)

- ___ Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies
- ___ Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- ___ Design elevations & cross sections of perimeter walls 3 copies
- ___ Zone Atlas map with the entire property(ies) clearly outlined
- ___ Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- ___ Copy of recorded SIA
- ___ Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- ___ List any original and/or related file numbers on the cover application
- ___ DXF file and hard copy of final plat data for AGIS is required.

Your attendance is required.

MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) Your attendance is required.

- ___ 5 Acres or more: Certificate of No Effect or Approval
- ___ Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
- ___ Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- ___ Design elevations and cross sections of perimeter walls (11" by 17" maximum) 3 copies
- ___ Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies
- ___ Zone Atlas map with the entire property(ies) clearly outlined
- ___ Letter briefly describing, explaining, and justifying the request
- ___ Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- ___ Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- ___ Fee (see schedule)
- ___ List any original and/or related file numbers on the cover application
- ___ Infrastructure list if required (verify with DRB Engineer)
- ___ DXF file and hard copy of final plat data for AGIS is required.

AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03) Your attendance is required.

- PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.
- ___ Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies
 - ___ Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies
 - ___ Zone Atlas map with the entire property(ies) clearly outlined
 - ___ Letter briefly describing, explaining, and justifying the request
 - ___ Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
 - ___ List any original and/or related file numbers on the cover application
- Amended preliminary plat approval expires after one year

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

Ed H... Applicant name (print)
 Ed H... 10/25/12 Applicant signature / date

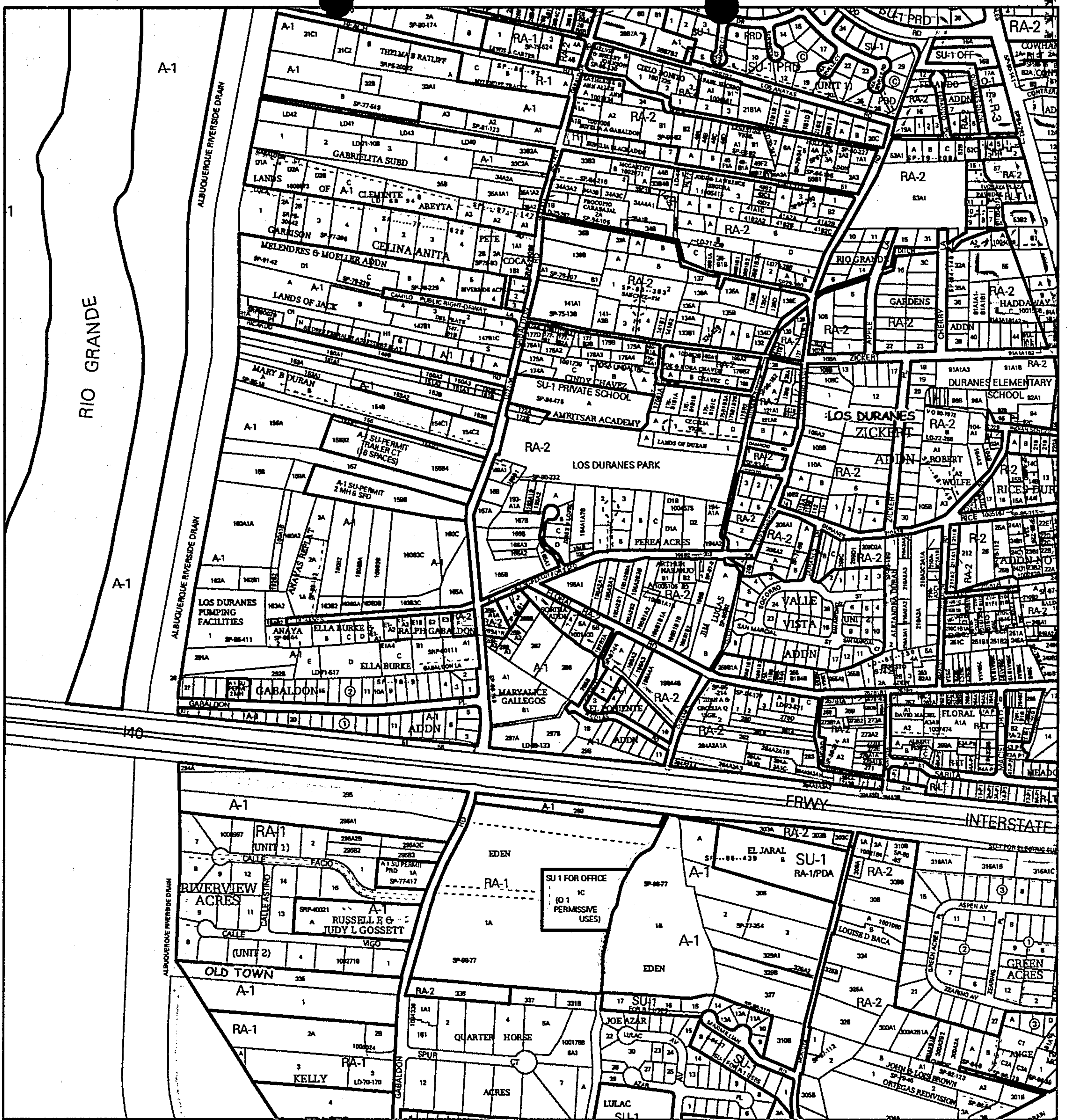


Form revised October 2007

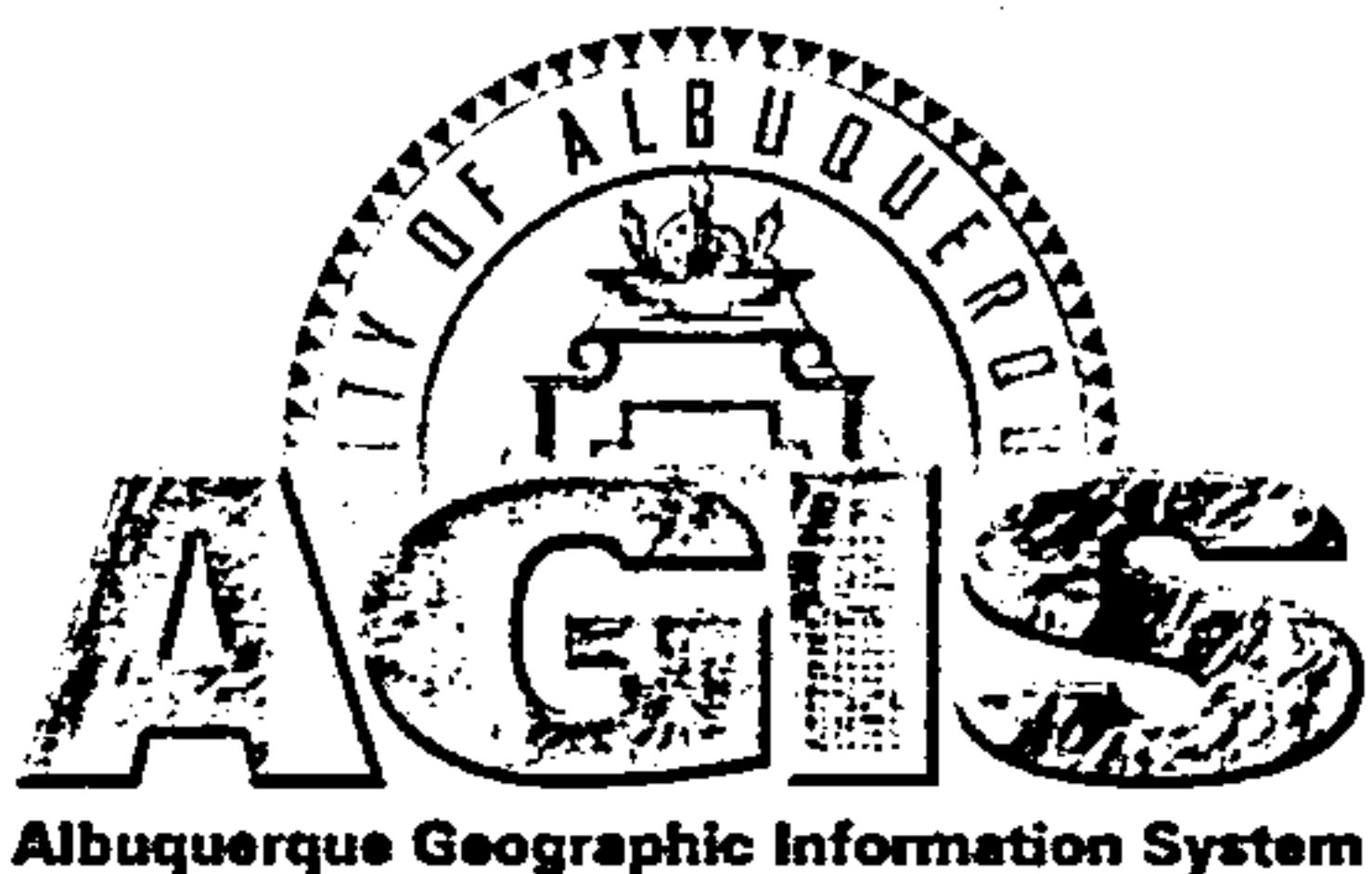
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- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
 12 - DRB - 70348

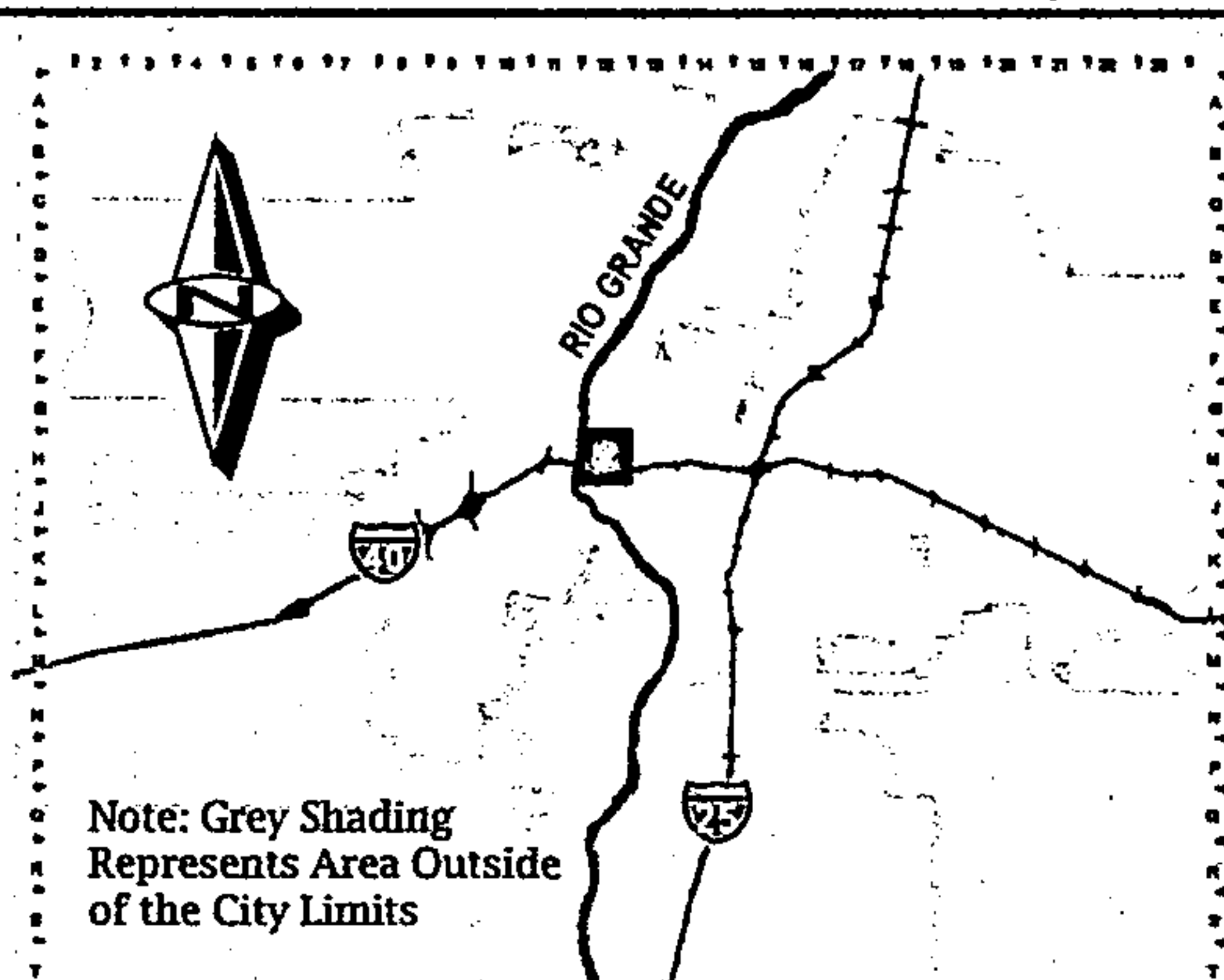
10-31-12
 Planner signature / date
 Project # 1001568



For more current information and more details visit: <http://www.cabq.gov/gis>



Map amended through: 1/24/2011



Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

H-12-Z

Selected Symbols

- SECTOR PLANS
- Design Overlay Zones
- City Historic Zones
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone

Feet

DRB

I am submitting materials for a sketch plat review
I have been working with engineer, Jake Bordenave, and
surveyor, Tony Harris on this project

I will be dividing my property into (5)1/4 acre or larger
lots.

I want to make certain that the roadway, which is to be
designated to the city, meets the city's approval.

I have received approval from both the fire department and
the sanitation department in regards to the cull de sac.

I have the permission of my neighbor to the north to
incorporate his driveway into the proposed street, and my
lawyer is working on a legal document to that effect.

Please call all other concerns regarding this matter to my
attention.

Thank you
Ed Haddaway





Supplemental Form (SF)

SUBDIVISION

- Major subdivision action
- Minor subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment/Approval (AA)
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
- Street Name Change (Local & Collector)
- L A APPEAL / PROTEST of...**
 - Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICATION INFORMATION:

Professional/Agent (if any): BORDENAVE DESIGNS PHONE: 823-1344

ADDRESS: P.O. Box 91194 FAX: 821-9105

CITY: ALBUQUERQUE STATE NM ZIP 87199 E-MAIL: jakebordenave@comcast.net

APPLICANT: EDWARD HADDAWAY PHONE: 842-8117

ADDRESS: 1915 RIO GRANDE BLVD NW FAX: -

CITY: ALBUQUERQUE STATE NM ZIP 87104 E-MAIL: edhaddaway@aol.com

Proprietary interest in site: Owner List all owners: Edward Haddaway, Barbara Forshay

DESCRIPTION OF REQUEST: Sketch Plat review subdividing 2 lots into 3 lots

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. B & C Block: - Unit: -

Subdiv/Addn/TBKA: LANDS OF HADDAWAY

Existing Zoning: RA-2 & R-1 Proposed zoning: RA-2 & R-1 MRGCD Map No 35

Zone Atlas page(s): H-12 UPC Code: 101305901639020820

101305900538520818

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.):

1001568

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No

No. of existing lots: 2 No. of proposed lots: 3 Total site area (acres): 1.6

LOCATION OF PROPERTY BY STREETS: On or Near: RIO GRANDE BLVD NW

Between: ZICKERT and LOS ANAYAS

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE Jean J. Bordenave DATE 07/20/12

(Print Name) JEAN J. (JAKE) BORDENAVE Applicant: Agent:

FOR OFFICIAL USE ONLY

Revised: 4/2012

INTERNAL ROUTING

- All checklists are complete
- All fees have been collected
- All case #s are assigned
- AGIS copy has been sent
- Case history #s are listed
- Site is within 1000ft of a landfill
- F.H.D.P. density bonus
- F.H.D.P. fee rebate

Application case numbers

2012 07 0220

Action

SLB

S.F.

SLK

Fees

\$ 0

Hearing date

8-1-12

Total

\$ 0

Project #

1001568

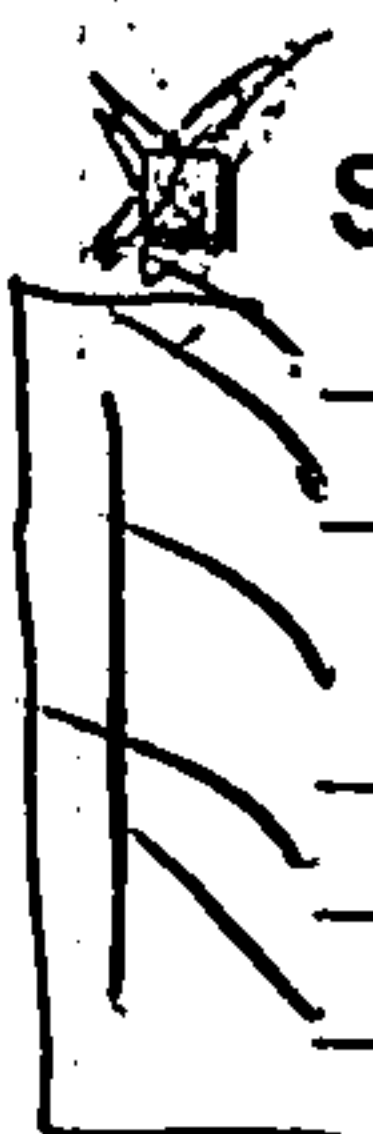
Staff signature & Date

J. S. 24 July 2012



FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROUTING

A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.



SKETCH PLAT REVIEW AND COMMENT (DRB22)

Your attendance is required.

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- List any original and/or related file numbers on the cover application

EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)

Your attendance is required.

- required.**
- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Copy of DRB approved infrastructure list
 - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
 - List any original and/or related file numbers on the cover application

Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12)

Your attendance is required.

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations & cross sections of perimeter walls **3 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Copy of recorded SIA
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- List any original and/or related file numbers on the cover application
- DXF file and hard copy of final plat data for AGIS is required.

MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) **Your attendance is required.**

- 5 Acres or more: Certificate of No Effect or Approval
- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies** for unadvertised meetings ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations and cross sections of perimeter walls (11" by 17" maximum) **3 copies**
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- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- Fee (see schedule)
- List any original and/or related file numbers on the cover application
- Infrastructure list if required (**verify with DRB Engineer**)
- DXF file and hard copy of final plat data for AGIS is required.

AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03) **Your attendance is required.**

PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.

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- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- List any original and/or related file numbers on the cover application

Amended preliminary plat approval expires after one year

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

Jean J (Jako) Bordenava
 Applicant name (print)

 Applicant signature / date



Form revised **October 2007**

- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
 2012 - 07 - 0220

Planner signature / date
 Project # 1001568



Supplemental Form (SF)

SUBDIVISION

- Major subdivision action
- Minor subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment/Approval (AA)
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
- Street Name Change (Local & Collector)
- APPEAL / PROTEST of...**
 - Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICATION INFORMATION:

Professional/Agent (if any): BORDENAVE DESIGNS PHONE: 823-1344
 ADDRESS: P.O. Box 91194 FAX: 821-9105
 CITY: ALBUQUERQUE STATE NM ZIP 87199 E-MAIL: jake.bordenave@comcast.net

APPLICANT: EDWARD HADDAWAY PHONE: 842-8117
 ADDRESS: 1915 RIO GRANDE BLVD NW FAX: -
 CITY: ALBUQUERQUE STATE NM ZIP 87104 E-MAIL: edhaddaway@aol.com

Proprietary interest in site: Owner List all owners: Edward Haddaway, Barbara Forshay

DESCRIPTION OF REQUEST: Sketch Plat review subdividing 2 lots into 3 lots

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. B & C Block: - Unit: -
 Subdiv/Addn/TBKA: LANDS OF HADDAWAY
 Existing Zoning: RA-2 & R-1 Proposed zoning: RA-2 & R-1 MRGCD Map No 35
 Zone Atlas page(s): H-12 UPC Code: 101305901639020820
101305900538520818

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): 1001568

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No
 No. of existing lots: 2 No. of proposed lots: 3 Total site area (acres): ± 1.6
 LOCATION OF PROPERTY BY STREETS: On or Near: RIO GRANDE BLVD NW
 Between: ZICKERT and LOS ANAYAS

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE Jean J. Bordenave DATE 07/20/12
 (Print Name) JEAN J. (JAKE) BORDENAVE Applicant: Agent:

FOR OFFICIAL USE ONLY

Revised: 4/2012

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>2012 07 0220</u>	<u>SLC</u>	<u>SLA</u>	<u>\$ 0</u>
<input checked="" type="checkbox"/> All fees have been collected				\$
<input checked="" type="checkbox"/> All case #s are assigned				\$
<input checked="" type="checkbox"/> AGIS copy has been sent				\$
<input checked="" type="checkbox"/> Case history #s are listed				\$
<input type="checkbox"/> Site is within 1000ft of a landfill				\$
<input type="checkbox"/> F.H.D.P. density bonus				\$
<input type="checkbox"/> F.H.D.P. fee rebate				\$
	Hearing date <u>8-1-12</u>			Total <u>\$ 0</u>
	Staff signature & Date <u>J-SS 24 July 2012</u>	Project # <u>1001568</u>		



FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROUTING

A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.

SKETCH PLAT REVIEW AND COMMENT (DRB22)

Your attendance is required.

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- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- List any original and/or related file numbers on the cover application

EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)

Your attendance is required.

- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Copy of DRB approved infrastructure list
 - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
 - List any original and/or related file numbers on the cover application
- Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12)

Your attendance is required.

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations & cross sections of perimeter walls 3 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Copy of recorded SIA
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
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MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) Your attendance is required.

- 5 Acres or more: Certificate of No Effect or Approval
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- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- Fee (see schedule)
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- Letter briefly describing, explaining, and justifying the request
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- List any original and/or related file numbers on the cover application

Amended preliminary plat approval expires after one year

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

Juan J (Jake) Bordenava
 Applicant name (print)
 [Signature]
 Applicant signature / date



Form revised October 2007

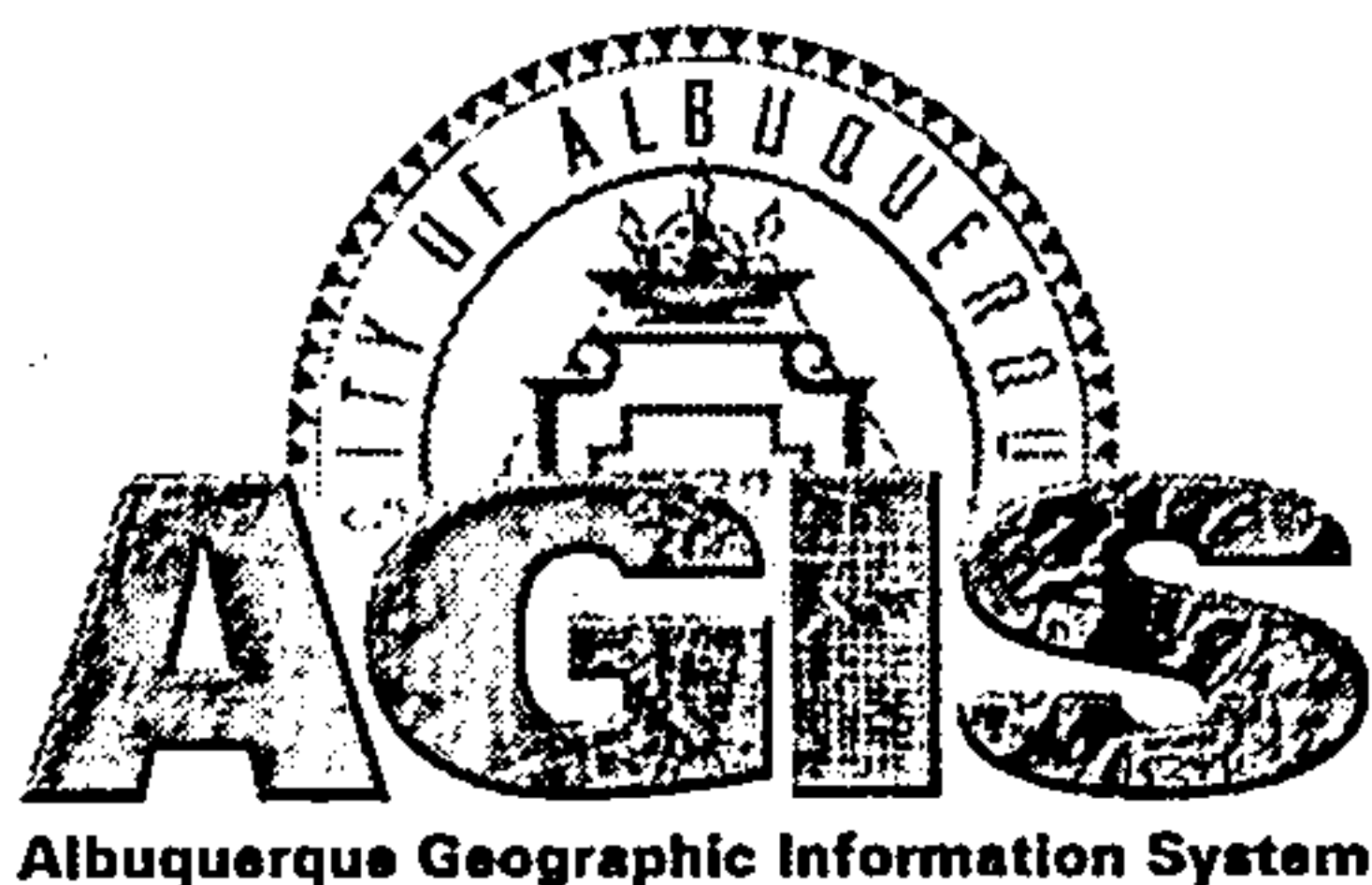
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
 2012 - 07 - 0220

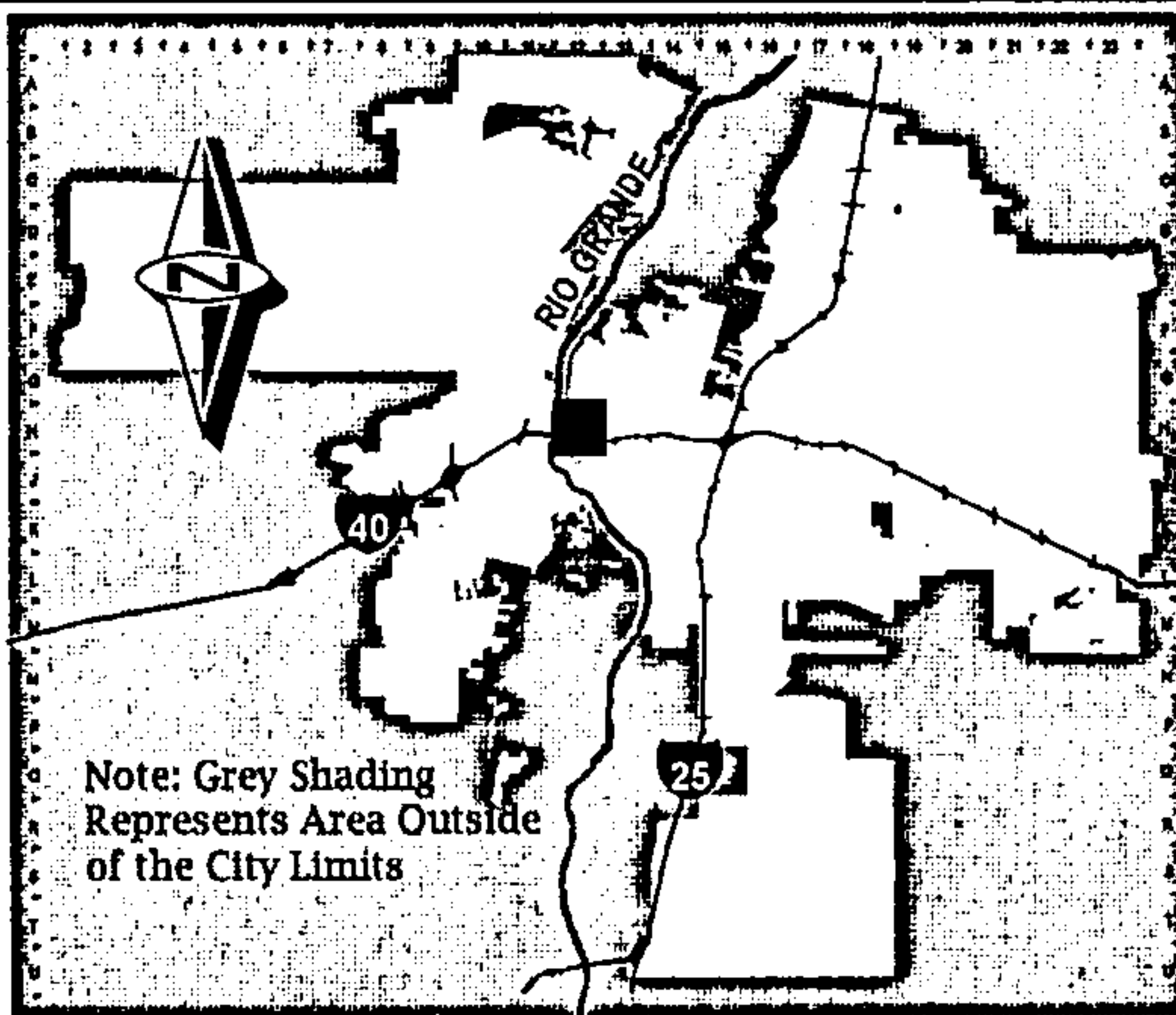
2012 24 July 2012
 Planner signature / date
 Project # 1001568



For more current information and more details visit: <http://www.cabq.gov/gis>



Map amended through: 1/24/2011



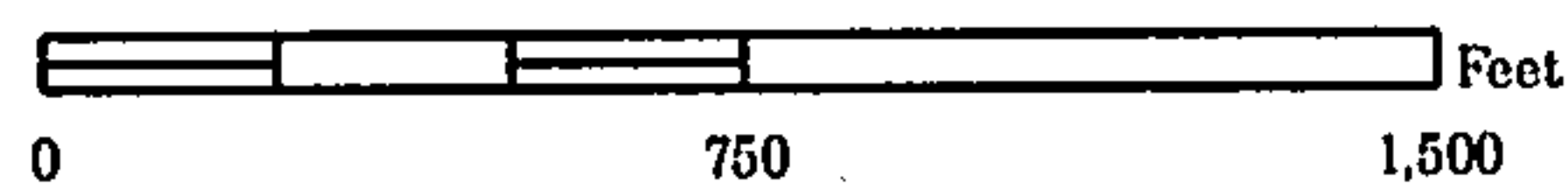
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

H-12-Z

Selected Symbols

- SECTOR PLANS
- Design Overlay Zones
- City Historic Zones
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone





July 23, 2012

City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87102

Attn: DRB Member
Re: Lands of Haddaway

The subject site was previously subdivided by the present owner in 2005 to redefine the two existing MRGCD tracts. It is the desire of the Owner to now subdivide the larger of the two tracts into three tracts as the first phase in a phased subdivision. Both the first phase and the ultimate development layouts as well as the present property improvements are included in this submittal.

This is one of the few remaining tracts in the area that has not been developed into standard urban residential lots. Local economics and the long term desires of the owner require that he develop the property into a higher density configuration.

Sincerely,

A handwritten signature in black ink, appearing to read 'Jean J. Bordenave', is written over the typed name.

Jean J.(Jake) Bordenave

P.O. Box 91194
Albuquerque, NM 87199-1194
Phone (505)823-1344 Fax (505)821-9105 Cell 480-6812
Email jakebordenave@mindspring.com

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION

- Major Subdivision action
- Minor Subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment (AA)
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- County Submittal
- EPC Submittal
- Zone Map Amendment (Establish or Change Zoning)
- Sector Plan (Phase I, II, III)
- Amendment to Sector, Area, Facility or Comprehensive Plan
- Text Amendment (Zoning Code/Sub Regs)
- Street Name Change (Local & Collector)
- APPEAL / PROTEST of...**
- Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICATION INFORMATION:

Professional/Agent (if any): _____ PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

APPLICANT: ED Haddaway PHONE: 505 842-8117
 ADDRESS: 1915 Rio Grande NW FAX: _____
 CITY: Albuquerque STATE NM ZIP 87104 E-MAIL: EDHaddaway@aol.com
 Proprietary interest in site: owner List all owners: Barbara Forshey (Wife)

DESCRIPTION OF REQUEST: redraw lot lines

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE EXISTING LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. Lot C Block: _____ Unit: _____
 Subdiv/Addn/TBKA: Land of Haddaway
 Existing Zoning: RA2 R1 Proposed zoning: _____ MRGCD Map No _____
 Zone Atlas page(s): H-12 H-13 UPC Code: 101305900538520818

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): _____

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? _____
 No. of existing lots: 1 No. of proposed lots: 2 Total area of site (acres): 1.55
 LOCATION OF PROPERTY BY STREETS: On or Near: Rio Grande
 Between: Zickert and El Nido

Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: _____

SIGNATURE Ed Haddaway DATE Oct 26 2010
 (Print) ED Haddaway Applicant: Agent:

FOR OFFICIAL USE ONLY

Form revised 4/07

	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> INTERNAL ROUTING				
<input checked="" type="checkbox"/> All checklists are complete	<u>10DRB-70303</u>	<u>SK</u>		\$ <u>0</u>
<input checked="" type="checkbox"/> All fees have been collected				\$ _____
<input checked="" type="checkbox"/> All case #s are assigned				\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent				\$ _____
<input checked="" type="checkbox"/> Case history #s are listed				\$ _____
<input type="checkbox"/> Site is within 1000ft of a landfill				\$ _____
<input type="checkbox"/> F.H.D.P. density bonus				\$ _____
<input type="checkbox"/> F.H.D.P. fee rebate				\$ _____
				Total
				\$ <u>0</u>

Hearing date Nov. 3, 2010 9:00 AM

Vog
 10-26-10
 Planner signature / date

Project # 1001568

FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROUTING

A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.

SKETCH PLAT REVIEW AND COMMENT (DRB22) Your attendance is required.

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
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- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- List any original and/or related file numbers on the cover application

EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08) Your attendance is required.

- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) clearly outlined
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 - Copy of DRB approved infrastructure list
 - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
 - List any original and/or related file numbers on the cover application
- Extension of preliminary plat approval expires after one year.**

MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12) Your attendance is required.

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Signed & recorded Final Pre-Development Facilities Fee Agreement for **Residential** development only
- Design elevations & cross sections of perimeter walls: **3 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
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- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- List any original and/or related file numbers on the cover application
- DXF file and hard copy of final plat data for AGIS is required.

MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) Your attendance is required.

- 5 Acres or more: Certificate of No Effect or Approval
- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies** for unadvertised meetings ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
- Signed & recorded Final Pre-Development Facilities Fee Agreement for **Residential** development only
- Design elevations and cross sections of perimeter walls (11" by 17" maximum) **3 copies**
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- Fee (see schedule)
- List any original and/or related file numbers on the cover application
- Infrastructure list if required (**verify with DRB Engineer**)
- DXF file and hard copy of final plat data for AGIS is required.

AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03) Your attendance is required.

- PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.
- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
 - List any original and/or related file numbers on the cover application
- Amended preliminary plat approval expires after one year**

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

Applicant name (print)

Applicant signature / date



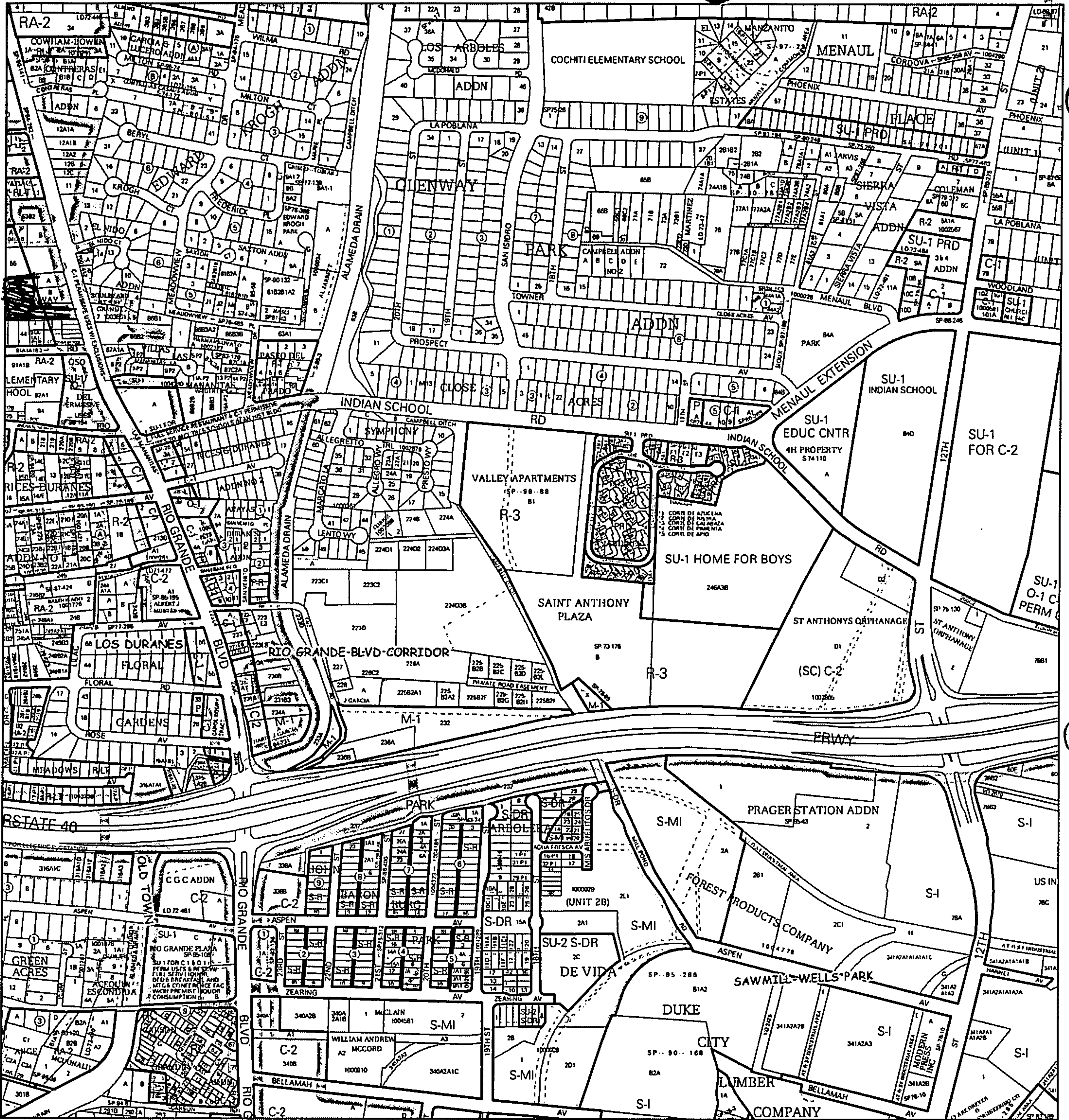
Form revised October 2007

- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
 10DRB - _____ - 70303
 _____ - _____ - _____
 _____ - _____ - _____

 Project # 1001568

 Planner signature / date












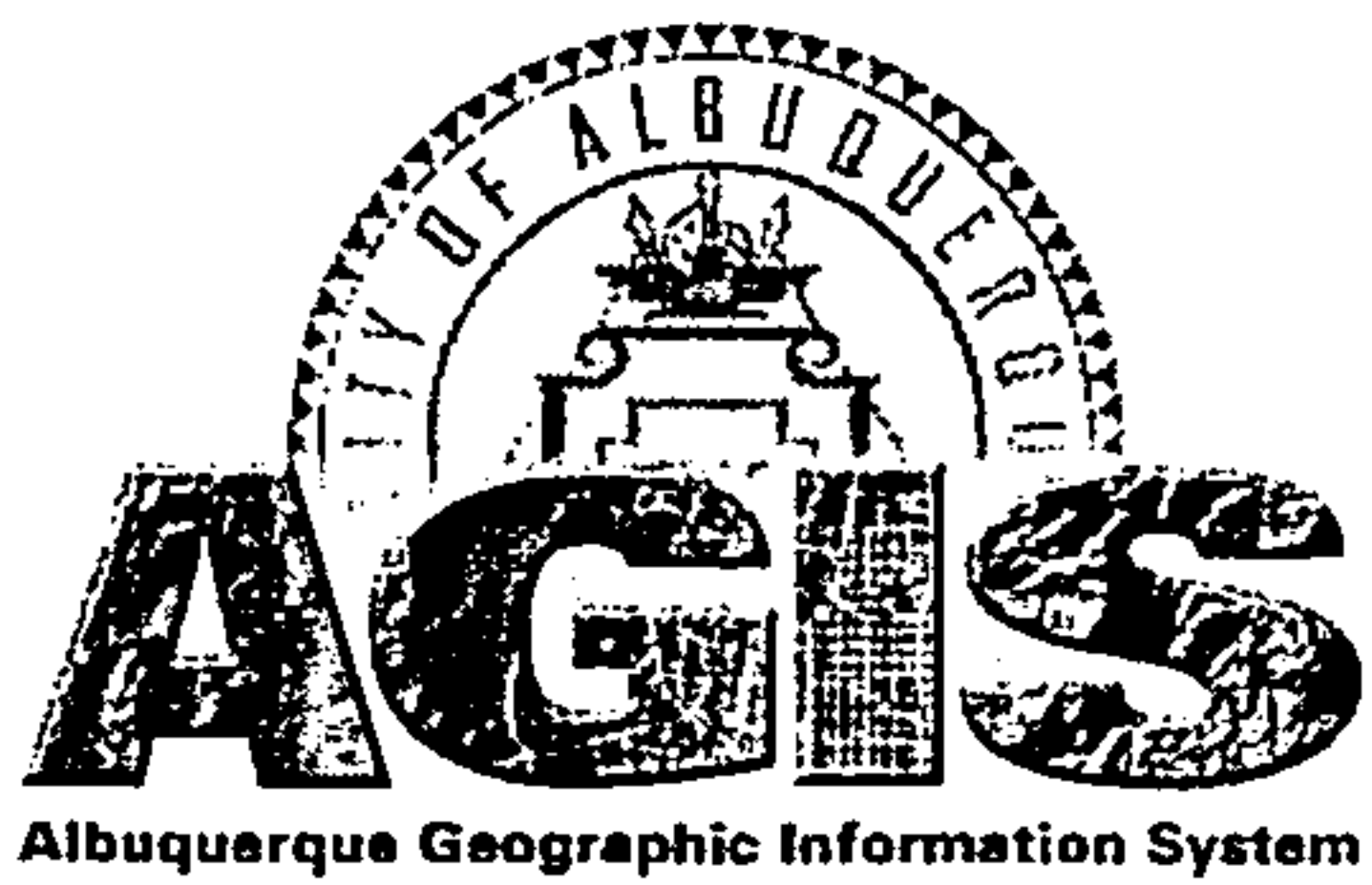
For more current information and more details visit: <http://www.cabq.gov/gis>

Zone Atlas Page:

H-13-Z

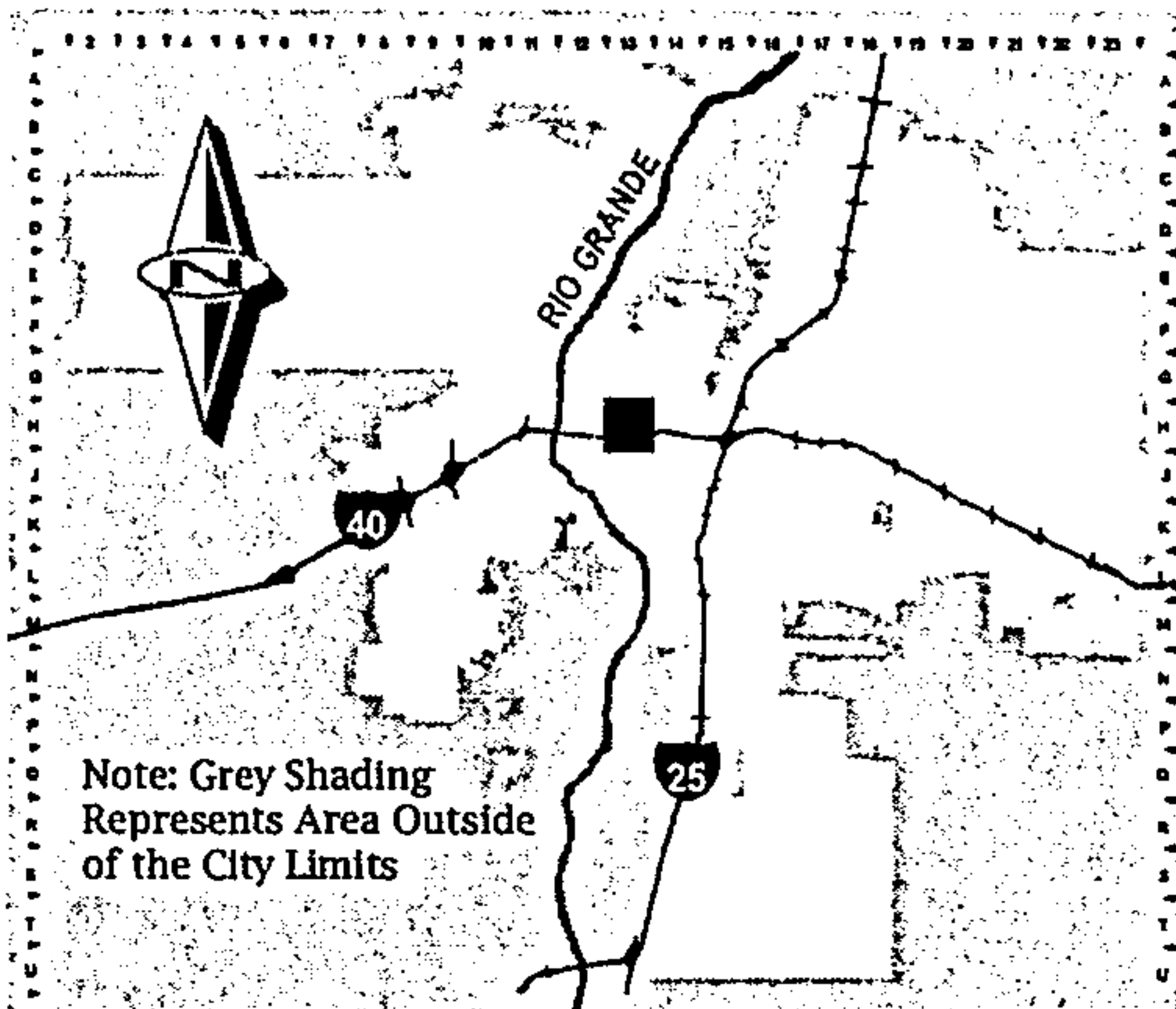
Selected Symbols

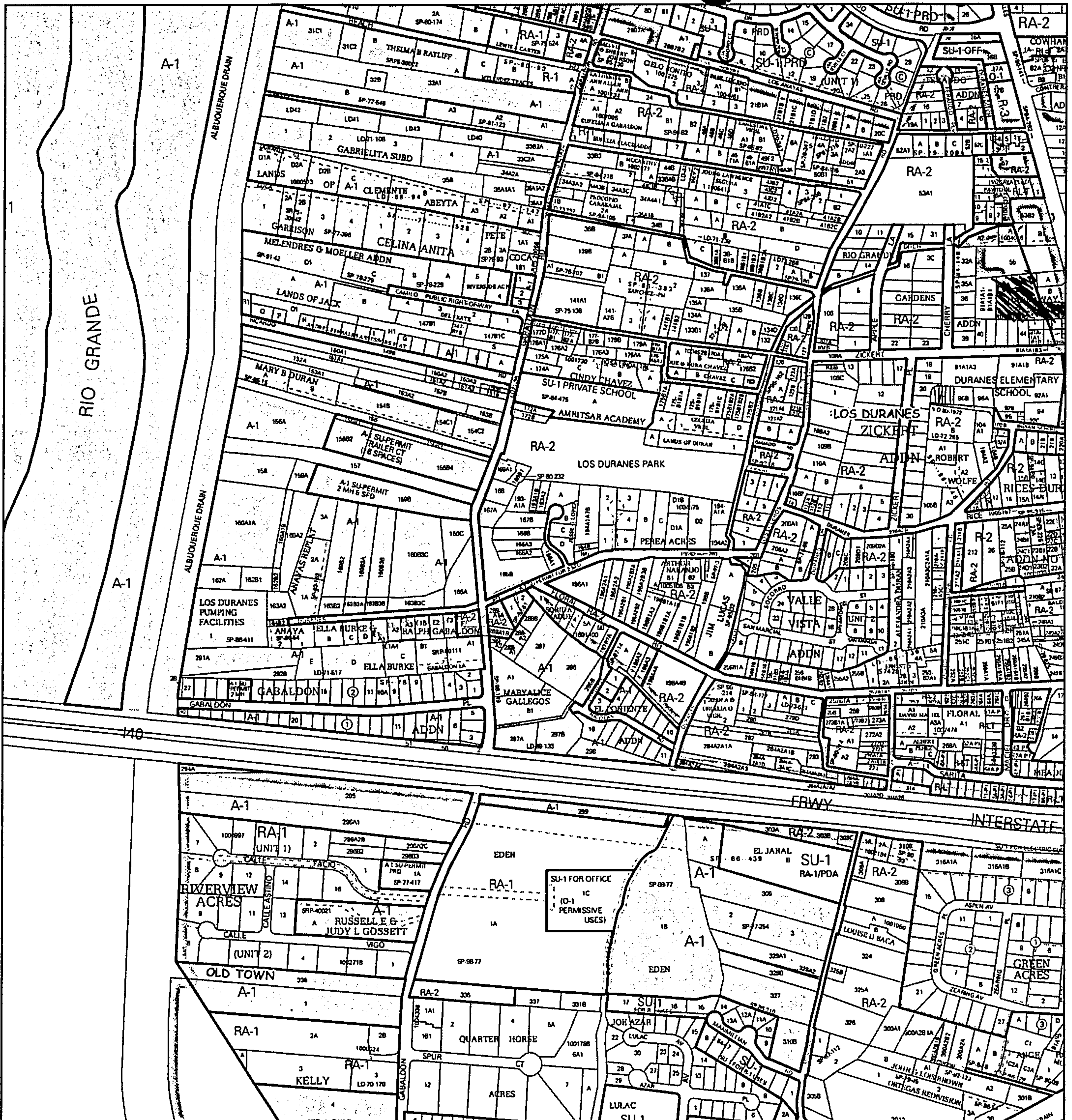
-  SECTOR PLANS
-  Design Overlay Zones
-  City Historic Zones
-  H-1 Buffer Zone
-  Petroglyph Mon.
-  Escarpment
-  2 Mile Airport Zone
-  Airport Noise Contours
-  Wall Overlay Zone



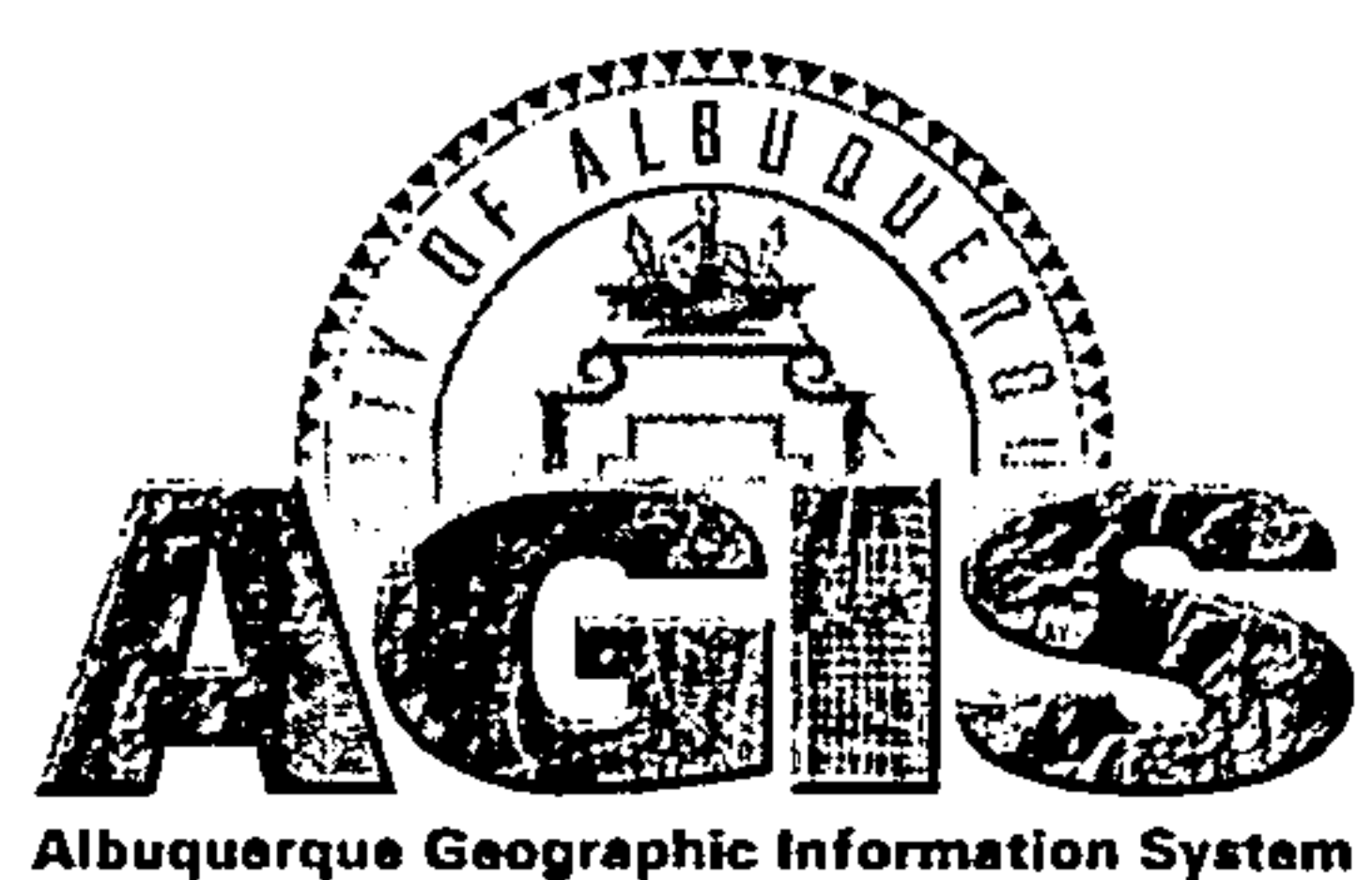
Map amended through: 6/5/2009

Note: Grey Shading Represents Area Outside of the City Limits

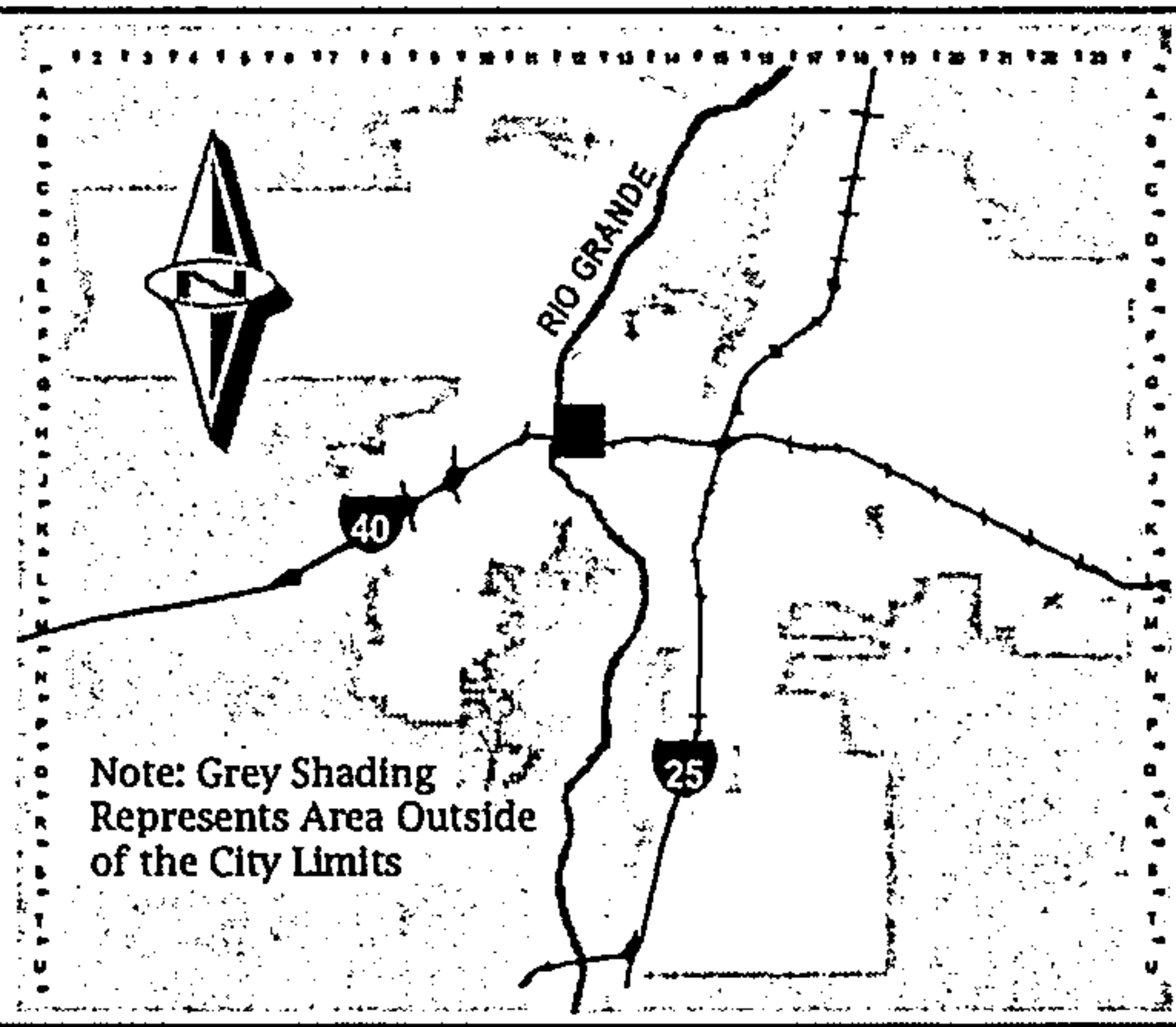




For more current information and more details visit: <http://www.cabq.gov/gis>



Map amended through: 6/5/2009

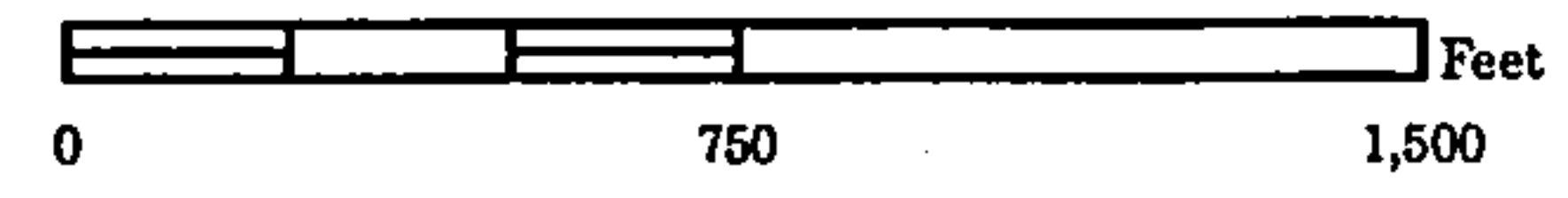


Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
H-12-Z

Selected Symbols

- SECTOR PLANS
- Design Overlay Zones
- City Historic Zones
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone



Sketch Plat Review and Comment for

Ed Haddaway
October 26 2002

I am seeking to redraw the lot lines of my property. I want to continue the western boundary line of Tract A and B across Tract C of "The Lands of Haddaway."

This will create 2 lots of approximately 1/3 acre each (B and C1) bordering Rio Grande Blvd, and a larger parcel of land (Tract C) west of these 2 lots, which contains my home at 1915 Rio Grande.

A utility easement will be established to the back portion of the property and a new 25' wide driveway will be established along the north border of Tract B to allow access (cut already established).

Sewer lines have been subbed in and all other utilities are available from the street.

An alternate possibility exists that rather than create two approximate 1/3 acre lots I will seek to create one larger approximate 2/3 acre lot.

Sketch Plat Review and Comment for

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Sewer lines have been subbed in and all other utilities are available from the street.

An alternate possibility exists that rather than create two approximate 1/3 acre lots I will seek to create one larger approximate 2/3 acre lot.

Project Number: _____

FIGURE 12

Date Submitted 09/13/05

ORIGINAL

INFRASTRUCTURE LIST

Date Site Plan Approved: _____

Date Preliminary Plat Approved: 9/21/05

Date Preliminary Plat Expires: 9/21/06

EXHIBIT "A"

TO SUBDIVISION IMPROVEMENTS AGREEMENT

DRB Project No.: 1001568

DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

DRB Application No: 05 DRB-01422

LAND OF HADDADAY

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACTS 90 & 91A1-A1-B1-A1-B2, MRGCD MAP No. 35

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This Listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		8"	SAS LINE	RIO GRANDE BLVD	EXIST. LINE	Property Line	/	/	/
		4"	SAS SERVICE	"	"	"	/	/	/
		4'	SAS MH	"	-	-	/	/	/
		-	FIRE HYDRANT & 6" LEG	"	WEST SIDE OF STREET		/	/	/
		3/4"	WATER SERVICE & METER	"	EXIST LINE	Property Line	/	/	/
		2' WIDE	REALIGN EXIST. IRRIGATION DITCH	"	SOUTH BDRY	NORTH BDRY	/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/

ORIGINAL

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
							/	/	/
							/	/	/
							/	/	/
							/	/	/

NOTES

- 1 ENGINEERS CERTIFICATION OF DRAINAGE PLAN REQ'D FOR RELEASE OF SIA
- 2 ENGINEERS CERTIFICATION OF REALIGNED IRRIGATION DITCH REQ'D FOR RELEASE OF SIA
- 3

AGENT / OWNER

JAKE BORDENAVE
NAME (print)

BORDENAVE DESIGNS
FIRM

[Signature] 09/13/05
SIGNATURE - date

MAXIMUM TIME ALLOWED TO CONSTRUCT THE IMPROVEMENTS WITHOUT A DRB

EXTENSION: _____

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

[Signature] 9/21/05 Christina Sandora
DRB CHAIR - date PARKS & GENERAL SERVICES - date

[Signature] 9-21-05
TRANSPORTATION DEVELOPMENT - date

[Signature] 9/21/05
UTILITY DEVELOPMENT - date

Bradly L. Bigham 9/21/05
CITY ENGINEER - date

AMAFCA - date

_____ - date

_____ - date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER



*All planned
2/6/26/05*

SUBDIVISION

- Major Subdivision action
- Minor Subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- ...for Subdivision Purposes
- ...for Building Permit
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

Supplemental form

S

V

P

L

Supplemental form

ZONING

- Annexation & Zone Establishment
- Sector Plan (Phase I, II, III)
- Amendment to Sector, Area, Facility or Comprehensive Plan
- Zone Change
- Text Amendment

APPEAL / PROTEST of...

A

- Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeal

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICANT INFORMATION:

NAME: ED HADDAWAY
 ADDRESS: 1915 RIO GRANDE BLVD NW
 CITY: ALBUQUERQUE
 Proprietary interest in site: OWNER
 AGENT (if any): BORDENAVE DESIGNS
 ADDRESS: PO BOX 91194
 CITY: ALBUQUERQUE

STATE NM ZIP 87104

STATE NM ZIP 87199

PHONE: 842-8117

FAX: -

E-MAIL: -

PHONE: 823-2344

FAX: 821-9105

E-MAIL: jakebordenave@mindspring.com

DESCRIPTION OF REQUEST: priliminary plat and infnrstructure list approval

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. TRACTS 90 AND 91A1-

~~Block~~ A1-B1-A1-B2

Unit: -

Subdiv. / Addn. MRGCD MAP NO 35

Current Zoning: A-2

Proposed zoning: A-2

Zone Atlas page(s): H-12

No. of existing lots: 2

No. of proposed lots: 3

Total area of site (acres): 2.1560

Density if applicable: dwellings per gross acre: NA

dwellings per net acre: NA

Within city limits? Yes. No , but site is within 5 miles of the city limits (DRB jurisdiction.)

Within 1000FT of a landfill? NO

UPC No. 101305900439420819, 101305900538020818

MRGCD Map No. 35

LOCATION OF PROPERTY BY STREETS: On or Near: RIO GRANDE BLVD. NW

Between: ZICKERT and LOS ANAYAS

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_, Z_, V_, S_, etc.): 1001568

Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: _____

SIGNATURE

Jake Bordenave

DATE 09/12/05

(Print) JEAN J.(JAKE) BORDENAVE

Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 9/01, 3/03

INTERNAL ROUTING

- All checklists are complete
- All fees have been collected
- All case #s are assigned
- AGIS copy has been sent
- Case history #s are listed
- Site is within 1000ft of a landfill
- F.H.D.P. density bonus
- F.H.D.P. fee rebate

Application case numbers

<u>OSDRB</u>	-	-	<u>01422</u>
-	-	-	-
-	-	-	-
-	-	-	-
-	-	-	-

Action

PFF
CMS

S.F.

563

Fees

\$	<u>355.00</u>
\$	<u>20.00</u>
\$	-
\$	-
\$	-
Total	<u>\$ 375.00</u>

Hearing date 9/21/05

Project # 1001568

Planner signature / date

Kin Sims

FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROUTING

SKETCH PLAT REVIEW AND COMMENT

YOUR ATTENDANCE IS REQUIRED.

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. Sketches are not reviewed through internal routing.
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etcetera, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Any original and/or related file numbers are listed on the cover application

MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT

Your attendance is required.

- Preliminary Plat reduced to 8.5" x 11"
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Copy of previous D.R.B. approved infrastructure list
- Copy of the Official D.R.B. Notice of approval
- Any original and/or related file numbers are listed on the cover application

Extensions are not reviewed through internal routing.

Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL

Your attendance is required.

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
- Property owner's and City Surveyor's signatures on the Mylar drawing
- SIA financial guaranty verification
- Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
- Any original and/or related file numbers are listed on the cover application
- DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED**

MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL

Your attendance is required.

- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etcetera, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
- Property owner's and City Surveyor's signatures on the Mylar drawing
- Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
- Fee (see schedule)
- Any original and/or related file numbers are listed on the cover application
- infrastructure list if required (verify with DRB Engineer) **NO INTERNAL ROUTING**
- DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED**

AMENDMENT TO PRELIMINARY PLAT (with minor changes)

Your attendance is required.

AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)

AMENDMENT TO GRADING PLAN (with minor changes)

PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.

- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
- Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Original Mylar drawing of the proposed amended plat for internal routing only. Otherwise, bring Mylar to meeting.
- Property owner's and City Surveyor's signatures on the Mylar drawing, if the plat is being amended
- Any original and/or related file numbers are listed on the cover application

Amended preliminary plat approval expires after one year.

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

JEAN J. (JAKE) BORDENAVE
Applicant name (print)
[Signature] 09/12/05
Applicant signature / date

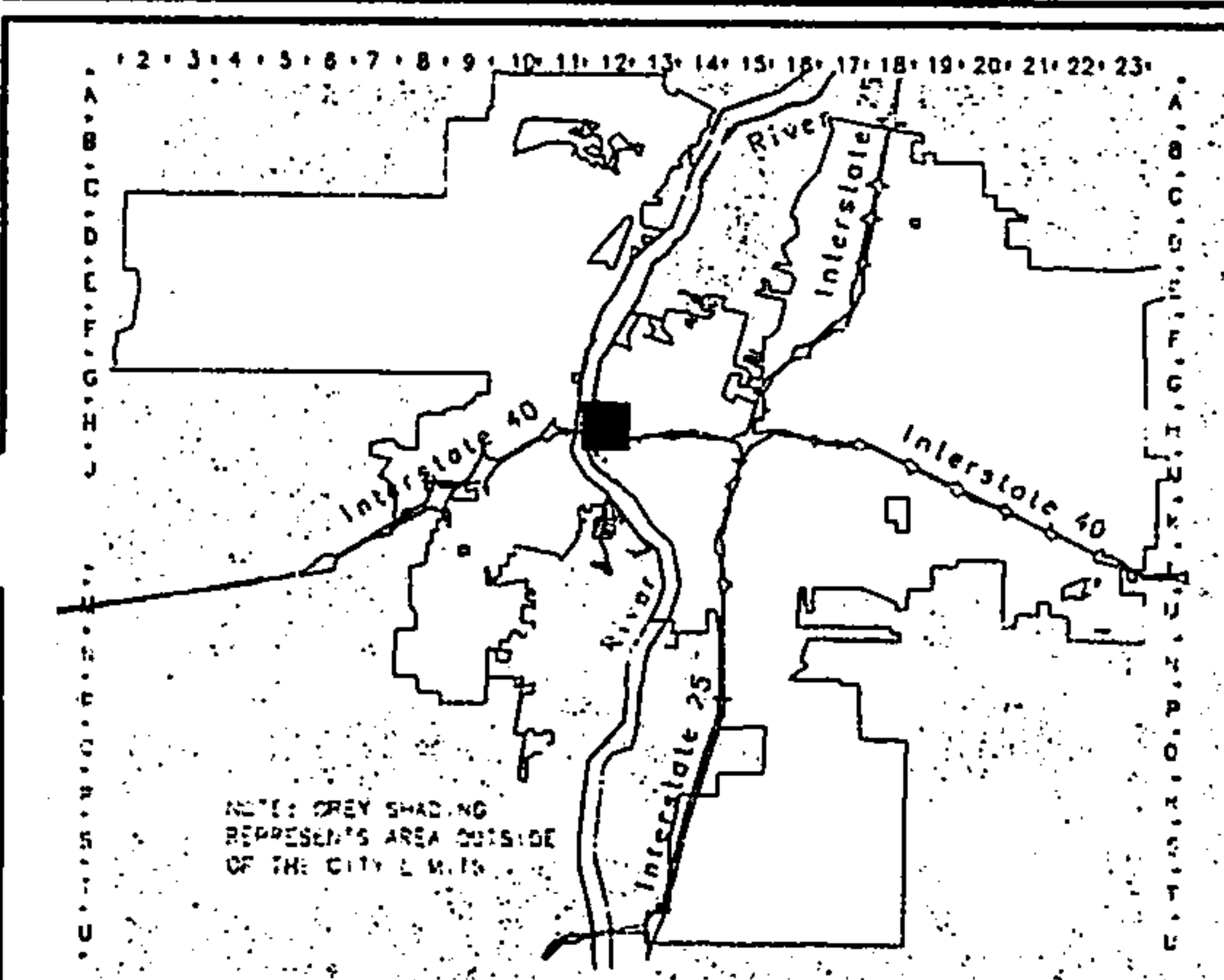


Form revised February 2003

- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

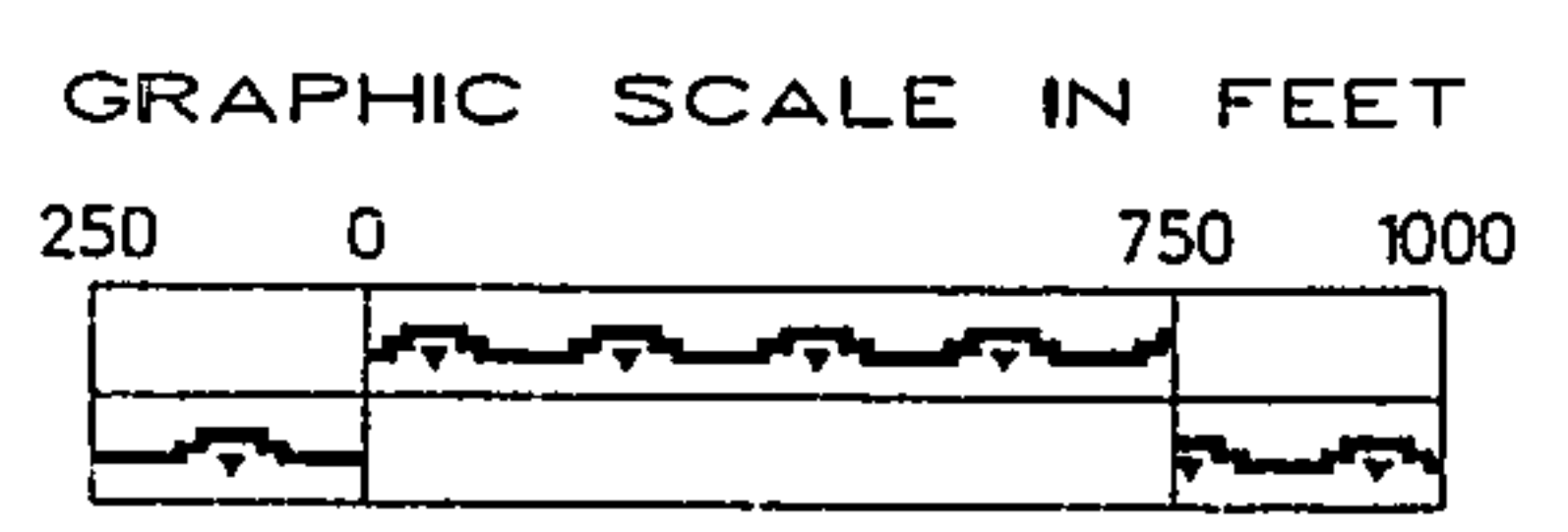
Application case numbers
05 DRB - 01422

[Signature] 9/13/05
Planner signature / date
Project # 1001568



CITY OF
Albuquerque
A G I S
Albuquerque Geographic Information System
PLANNING DEPARTMENT

© Copyright 2003



Zone Atlas Page

H-12-Z

Map Amended through July 10, 2003



September 12, 2005

City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87102

Attn: DRB Member
Re: Lands of Haddaway

The subject site is composed of two existing lots, each of which is developed residences and related out buildings. A topography survey of the existing conditions is contained in the submittal package. The intent of this requested action is to combine the two lots and re-subdivide into three lots. Two of the three lots would encompass the existing development and the third lot will be open for development.

There are no zone changes requested or anticipated and the open lot is to be developed as a single family residence. The Owner of the entire parcel resides in one of the existing residences.

There is infrastructure required for the proposed subdivision and the plans for the required infrastructure have been prepared, reviewed, and approved. A Work Order (Project No. 764281) has been issued for the proposed construction.

Sincerely,

A handwritten signature in cursive script, appearing to read 'Jean J. Bordenave'.

Jean J (Jake) Bordenave

P.O. Box 91194
Albuquerque, NM 87199-1194
Phone (505)823-1344 Fax (505)821-9105 Cell 480-6812
Email jakebordenave@mindspring.com

ONE STOP SHOP
CITY OF ALBUQUERQUE PLANNING DEPARTMENT
Development & Building Services

PAID RECEIPT

APPLICANT NAME: ED HADDAWAY
AGENT: BORDENAVE DESIGN
ADDRESS: P.O. Box 91194
PROJECT & APP #: 1001568 / 01422
PROJECT NAME: LANDS OF HADDAWAY

\$ 20.⁰⁰ 441032/3424000 Conflict Management Fee
\$ 355.⁰⁰ 441006/4983000 DRB Actions
\$ 441006/4971000 EPC/AA/LUCC Actions & All Appeals
\$ 441018/4971000 Public Notification
\$ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY***
() Major/Minor Subdivision () Site Development Plan () Bldg Permit
() Letter of Map Revision () Conditional Letter of Map Revision
() Traffic Impact Study
\$ 375.⁰⁰ TOTAL AMOUNT DUE

***NOTE: If a subsequent submittal is required, bring a copy of this paid receipt with you to avoid an additional charge.

BORDENAVE DESIGNS
PO BOX 91194
ALBUQUERQUE, NM 87199-1194
(505) 823-1344

3192

PAY TO THE ORDER OF

City of Albuquerque

DATE 09/13/05

95-219-1070

DUPLICATE
three hundred and seventy five & 00/100

DUPLICATE \$ 375.⁰⁰
City of Albuquerque
Treasury Division

WELLS FARGO
Wells Fargo Bank, N.A.
5555 Montgomery NE
Albuquerque, NM 87109
wellsfargo.com LUL: ANN

9/13/2005
RECEIPT# 00044331
FOR 0509 - Plat fee
Activity 498300

9/13/2005 11:06AM LOC: ANN
RECEIPT# 00046680 US# 006 TRANSH 0024
Acct # 4432 Fund 0110
TRSCXG

107002192: 1097512990

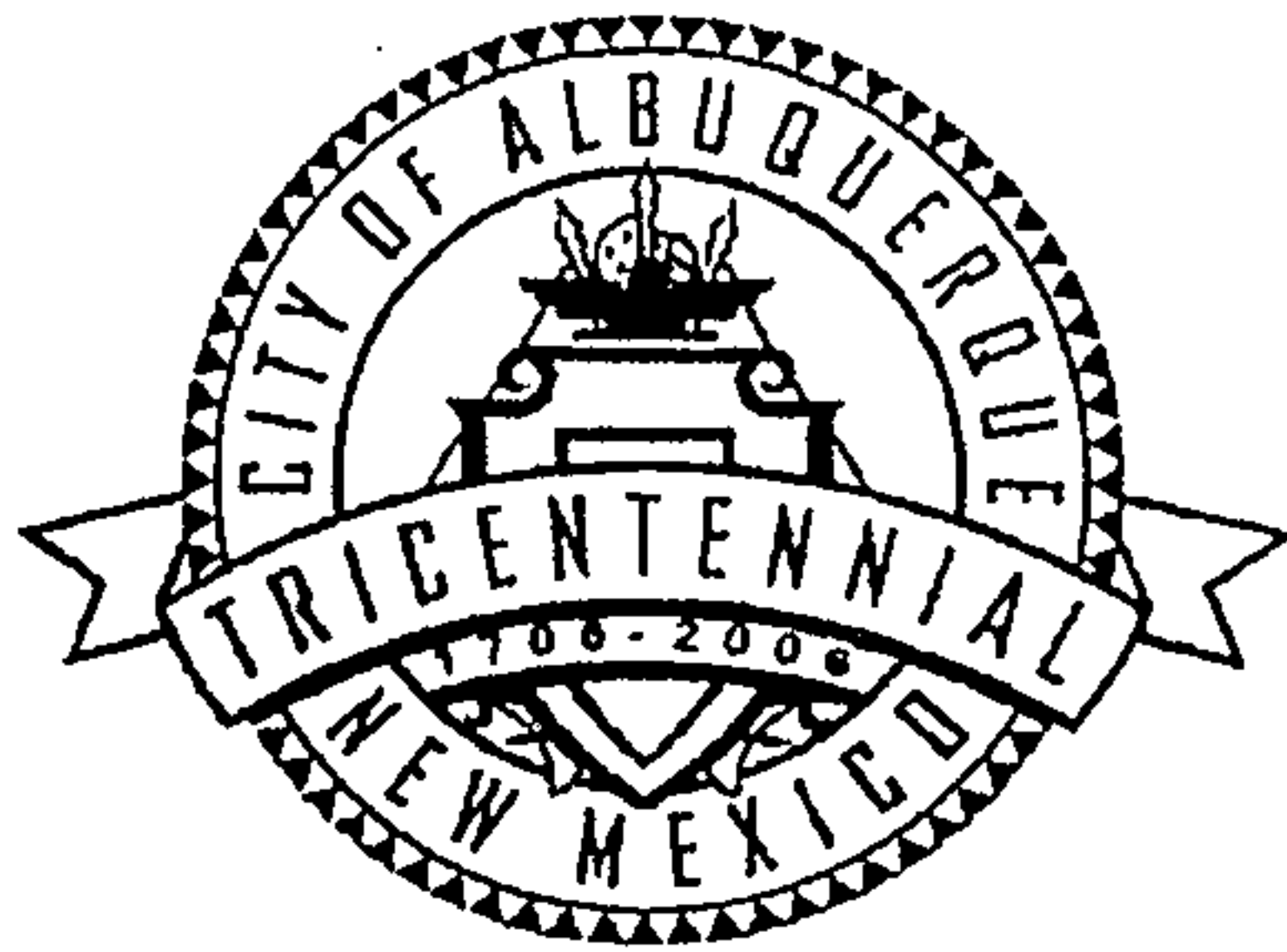
\$375.00

\$355.00

\$375.00

\$0.00

Thank You



Martin J. Chavez, Mayor

City of Albuquerque

P.O. Box 1293 ALBUQUERQUE, NEW MEXICO 87103

Planning Department
Richard Dineen, Director

Certificate of Work Order Completion

January 4, 2006

TO: City Engineer
600 Second Street, NW
Albuquerque, NM 87102

RE: Certificate of Work Order Completion for Rio Grande Blvd. SAS Manhole, City Project Number 764281

Dear Sirs:

The City of Albuquerque (City) has received a Certification of Substantial Compliance from Jean Bordenave, P.E., for City Project Number 764281. Based on the Engineers Certification, the City believes that the project has been completed according to the approved plans and specifications.

The contractor's warranty period will begin on January 4, 2006 and is effective for a period of one (1) year.

This Certificate of Work Order Completion does not indicate the completion of all the requirements of the Subdivision Improvement Agreement (SIA). A Certificate of Completion and Acceptance will be issued by the City Engineer only after all requirements of the SIA have been satisfied, which may include but not limited to, filing of the subdivision plat, recording of all required easements and other agreements, City's acceptance of the grading and drainage certification, surveyor centerline monumentation, wall certification, landscape maintenance and agreement acceptance, and all other required documentation. Financial Guaranties associated with the SIA will be released once all requirements of the SIA are met.

Transmitted herein for your information are copies of the following document:

1. Certificate of Substantial Compliance stamped by Jean Bordenave of Bordenave Designs.
2. An initialed Infrastructure List or Project Description approved by the City Construction Engineer Bryan Wolfe and City Inspector Orlando Benavidez, and Bordenave Designs Consultant Inspector Jean Bordenave and Engineer of Record Jean Bordenave.

Bryan Wolfe
Development & Bldg Services

cc: Ed Haddaway & Barbara Forshay, 842-0377 (e-mail)
Bordenave Designs (e-mail)
Maps & Records (attached to mylars)
TLC Plumbing (e-mail)
Tom Shoemaker, Water Utility Authority (e-mail)
Andre Houle, DMD Street Maintenance (e-mail)
Kevin Broderick, DMD Traffic Engineering (e-mail)
Work Order File, City Project Number 764281

City of Albuquerque

All search 7/26/06



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION

- Major Subdivision action
- Minor Subdivision action
- Vacation
- Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

- for Subdivision Purposes
- for Building Permit
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE

- Storm Drainage Cost Allocation Plan

ZONING & PLANNING

- Annexation
- County Submittal
- EPC Submittal
- Zone Map Amendment (Establish or Change Zoning)
- Sector Plan (Phase I, II, III)
- Amendment to Sector, Area, Facility or Comprehensive Plan
- Text Amendment (Zoning Code/Sub Regs)
- Street Name Change (Local & Collector)

APPEAL / PROTEST of...

- Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICANT INFORMATION:

NAME: ED Haddaway PHONE: 8428117
 ADDRESS: 1915 Rio Grande NW FAX: _____
 CITY: Albuquerque STATE NM ZIP 87104 E-MAIL: ED.Haddaway@ADK.com
 Proprietary interest in site: owner List all owners: ED Haddaway Barbara Forshay
 AGENT (if any): _____ PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

DESCRIPTION OF REQUEST: MINOR Subd Pretrans/Final Plat Approval
Sketch Plat for comment & Review

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. Tract 90 and Tract 91A1-A1-B1-A Block: _____ Unit: _____
 Subdiv. / Addn. MARGCD MAP 35
 Current Zoning: RA-2 Proposed zoning: Same
 Zone Atlas page(s): H-13 No. of existing lots: 2 No. of proposed lots: 3
 Total area of site (acres): 2 Density if applicable: dwellings per gross acre: _____ dwellings per net acre: _____
 Within city limits? Yes. No , but site is within 5 miles of the city limits.) Within 1000FT of a landfill? _____
 UPC No. 101305900439420819 MRGCD Map No. 35
 LOCATION OF PROPERTY BY STREETS: On or Near: Rio Grande Blvd. NW (1931)
 Between: Indian School and Mathew

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 01-ER 01563
04 BRB 01170

Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: _____

SIGNATURE: [Signature] DATE: _____
 (Print) ED Haddaway Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 4/04

- INTERNAL ROUTING
- All checklists are complete
- All fees have been collected
- All case #s are assigned
- AGIS copy has been sent
- Case history #s are listed
- Site is within 1000ft of a landfill
- F.H.D.P. density bonus
- F.H.D.P. fee rebate

Application case numbers
05DRB 00002

 Hearing date 1-12-05

Action	S.F.	Fees
<u>SK</u>	<u>2(3)</u>	<u>\$ 0</u>
_____	_____	\$ _____
_____	_____	\$ _____
_____	_____	\$ _____
_____	_____	\$ _____
_____	_____	\$ _____
_____	_____	\$ _____
_____	_____	\$ _____
_____	_____	\$ _____
_____	_____	Total \$ <u>0</u>

[Signature] 1-3-05
 Planner signature / date

Project # 1001568

FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROUTING

SKETCH PLAT REVIEW AND COMMENT

YOUR ATTENDANCE IS REQUIRED.

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. Sketches are not reviewed through internal routing.
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etcetera, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Any original and/or related file numbers are listed on the cover application

MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT

Your attendance is required.

- Preliminary Plat reduced to 8.5" x 11"
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Copy of previous D.R.B. approved infrastructure list
- Copy of the LATEST Official D.R.B. Notice of approval for Preliminary Plat Extension request
- Any original and/or related file numbers are listed on the cover application

Extensions are not reviewed through internal routing.
Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL

Your attendance is required.

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
- Design elevations & cross sections of perimeter walls **3 copies**
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
- Property owner's and City Surveyor's signatures on the Mylar drawing
- SIA financial guaranty verification
- Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
- Any original and/or related file numbers are listed on the cover application

DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED.

See U8

NA

MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL

Your attendance is required.

- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etcetera, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
- Property owner's and City Surveyor's signatures on the Mylar drawing
- Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
- Fee (see schedule)
- Any original and/or related file numbers are listed on the cover application
- Infrastructure list if required (verify with DRB Engineer) **NO INTERNAL ROUTING**
- DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED.**

city surveyor
Glen Haukin
768-3614
Tu, Th 10-12n
Basement City

AMENDMENT TO PRELIMINARY PLAT (with minor changes)

Your attendance is required. Hall

AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)

needs 1 wk advance

AMENDMENT TO GRADING PLAN (with minor changes)

PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.

- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings.
 - Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings
 - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
 - Letter briefly describing, explaining, and justifying the request
 - Original Mylar drawing of the proposed amended plat for internal routing only. Otherwise, bring Mylar to meeting.
 - Property owner's and City Surveyor's signatures on the Mylar drawing, if the plat is being amended
 - Any original and/or related file numbers are listed on the cover application
- Amended preliminary plat approval expires after one year

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

ED Haddaway
Applicant name (print)
Ed Haddaway
Applicant signature / date
1/2/05



Form revised 3/03, 8/03, 11/03 & 8/04

- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
05DRB - 00002

Bobbie [Signature] 12-05
Planner signature / date

Project # 1001568

DRB

Dear Sirs:

I am the owner of 2 lots, 1915 Rio Grande and 1931 Rio Grande (Tract 91A1-A1-B1-A1 MRGCD Map 35 and Tract 90 MRGCD Map 35) They are 1.0941 and 1.0630 acres respectively. I seek to re-platt 1915 Rio Grande to include approximately 1/2 of an acre that is currently part of 1931 Rio Grande. And to further divide the remainder of 1931 Rio Grande into 2 1/4 acre lots. One lot would encompass the existing house and the other would be an appropriate site for a single dwelling house. Both of these lots would be placed on the market.

By doing this I will be enhancing the access (driveway turnaround) and privacy at 1915 Rio Grande and providing appropriate density in housing for the neighborhood at 1931 Rio Grande.

Thank you

Ed Haddaway

A handwritten signature in black ink, appearing to read "Ed Haddaway", written in a cursive style.

G-11-Z

G-12-Z

G-13-Z

H-11-Z

H-13-Z

J-11-Z

J-13-Z



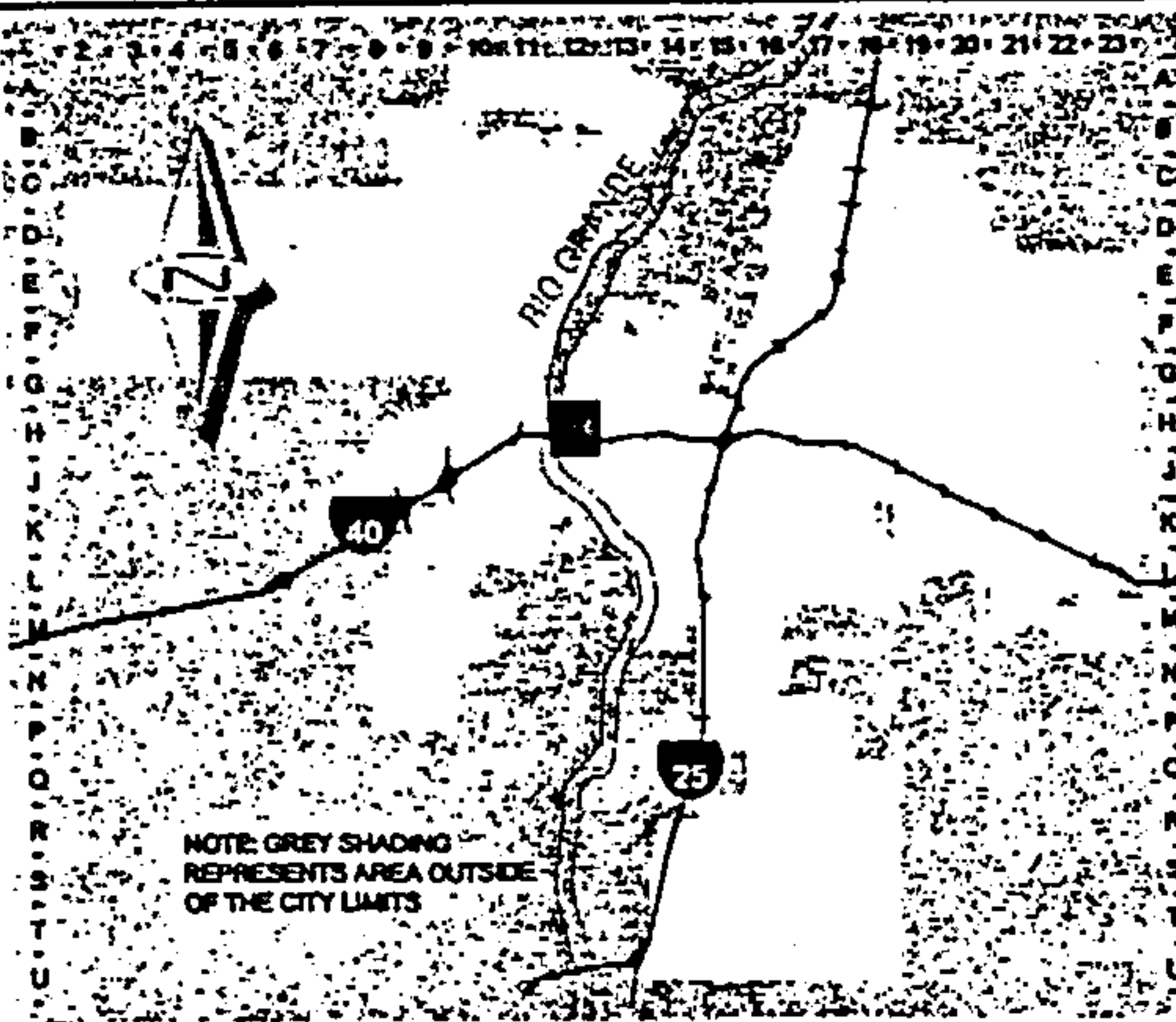
J-12-Z

Zone Atlas Page: **H-12-Z**

Map amended through: Aug 06, 2004

Selected Symbols

- Unincorporated Areas
- Sector Plan Boundaries
- Parcel Boundaries
- Easement Lines
- Freeway Lanes
- Jurisdictional Boundaries
- Westgate Wall
- Escarpment
- Grant Boundaries
- Petroglyph
- H-1 Buffer Zone
- Arroyos
- LDN Noise Level
- Airport Clearance Zone
- Design Overlay Zones



THREE HUNDRED YEARS
1706 - 2006
ALBUQUERQUE

Hacienda Historia

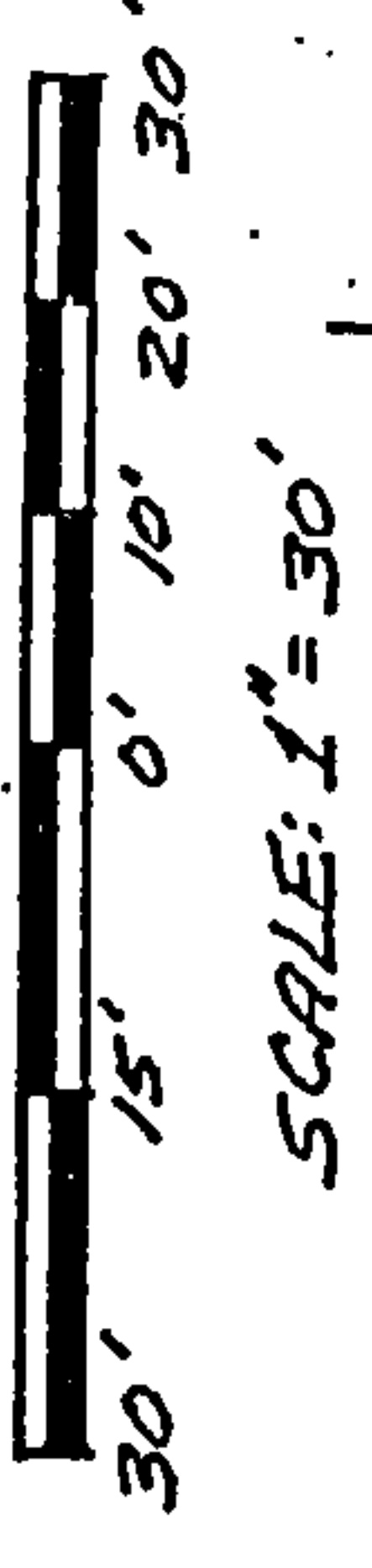
A G I S
Albuquerque Geographic Information Systems
PLANNING DEPARTMENT

© Copyright 2004

H12Z
NOTE: H13Z

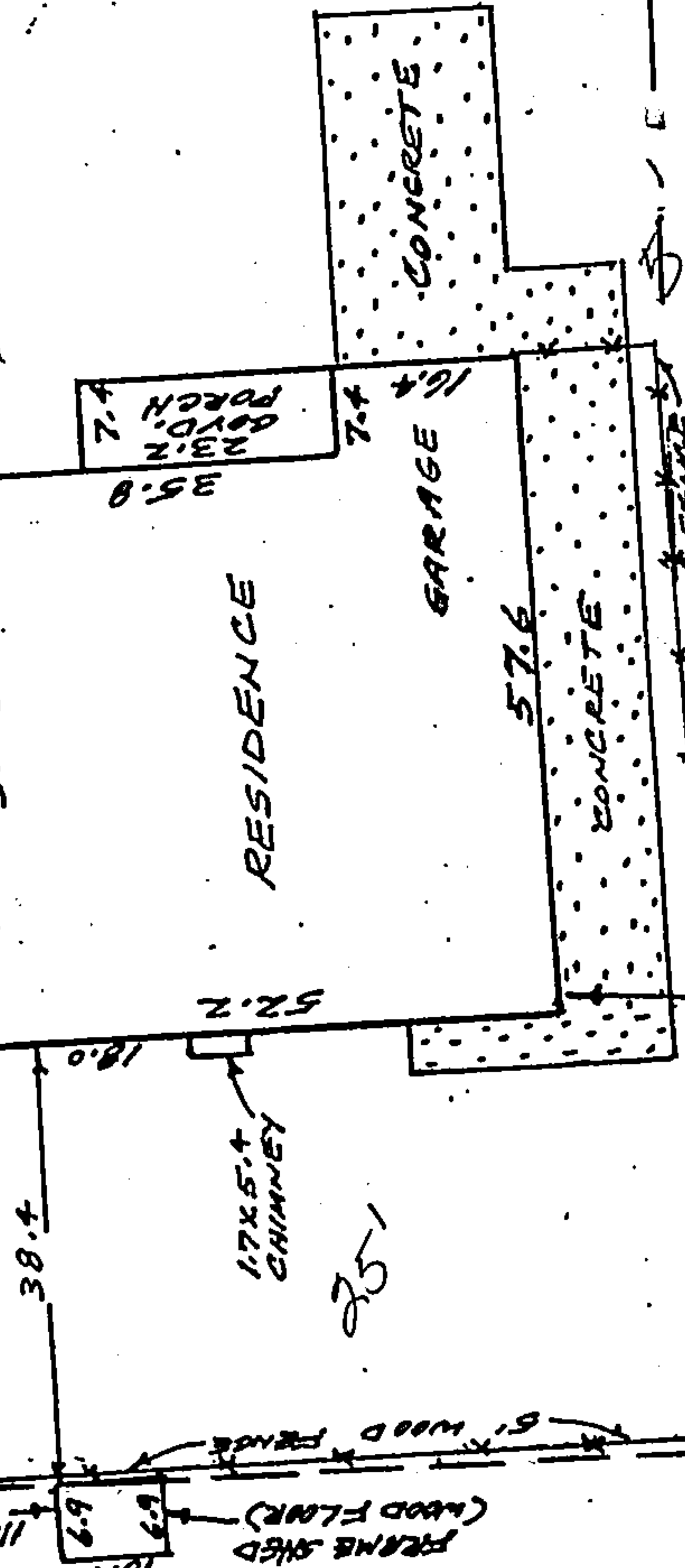
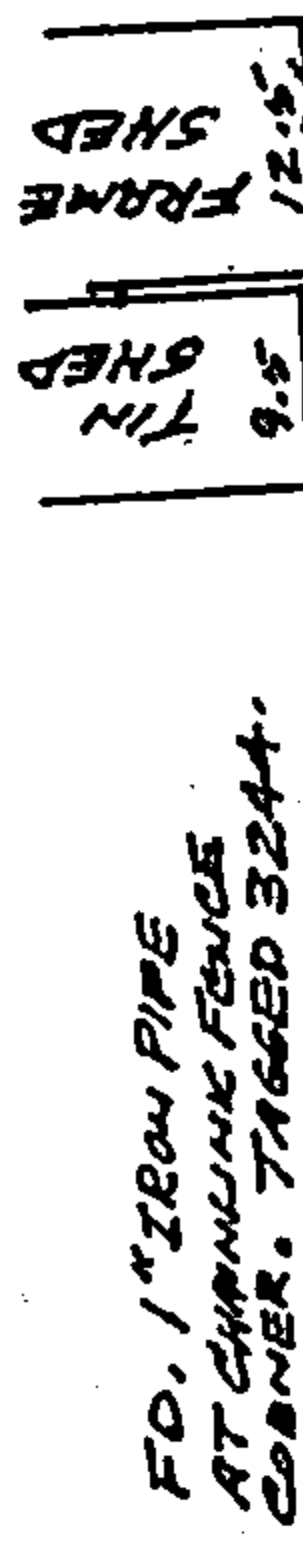
BEARINGS REFERED TO CENTERLINE
OF RIO GRANDE BLVD. N.W. (R/W MAP
BOOK D2, PAGE 20, FILED JULY 9, 1956)

ALTAIACSM LAND TITLE SURVEY
OF TRACT 90, M.R.G.C.D. MAP 35
ALBUQUERQUE, NEW MEXICO.



TRACT 55

N 84° 36' 00" E

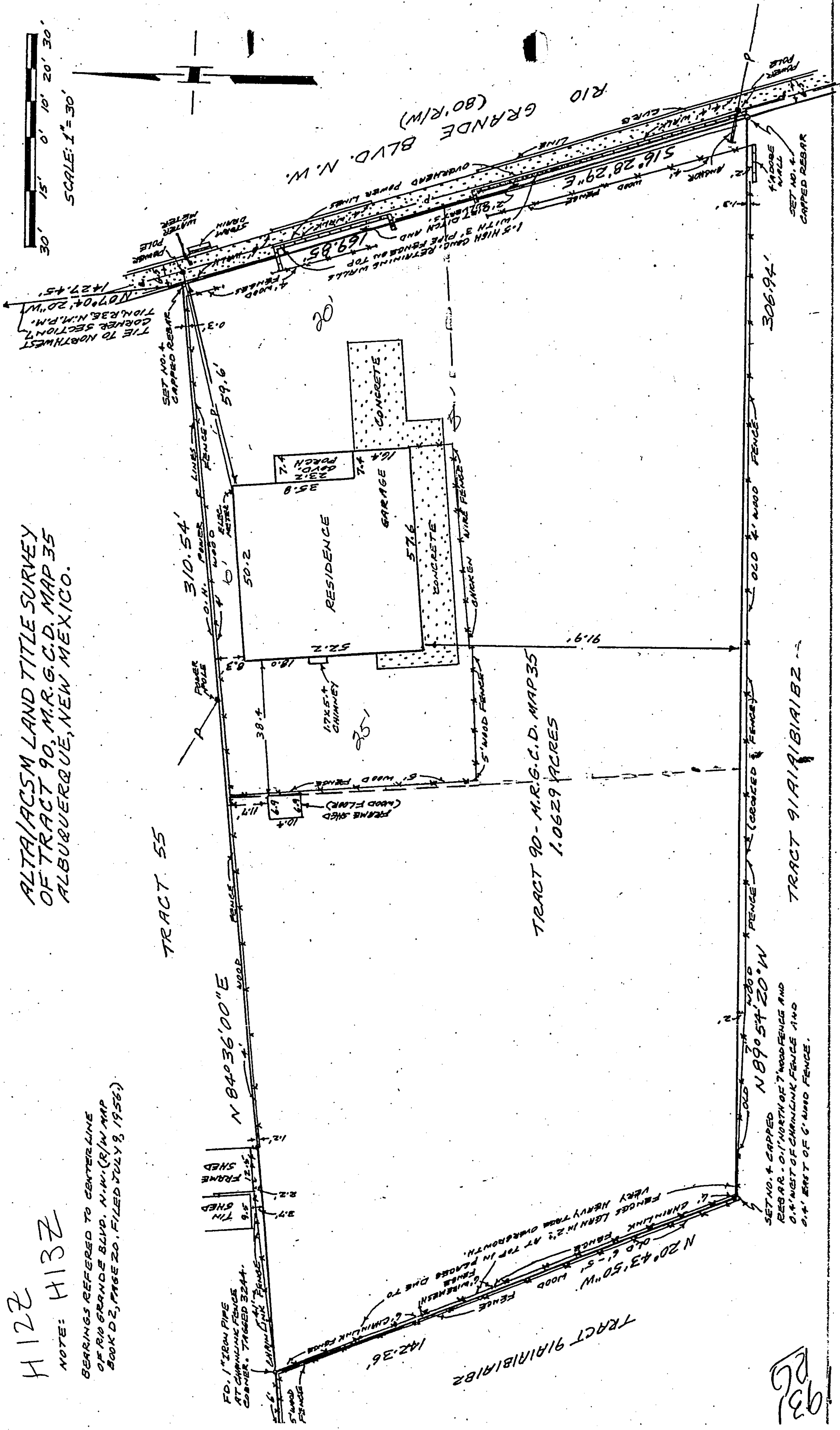


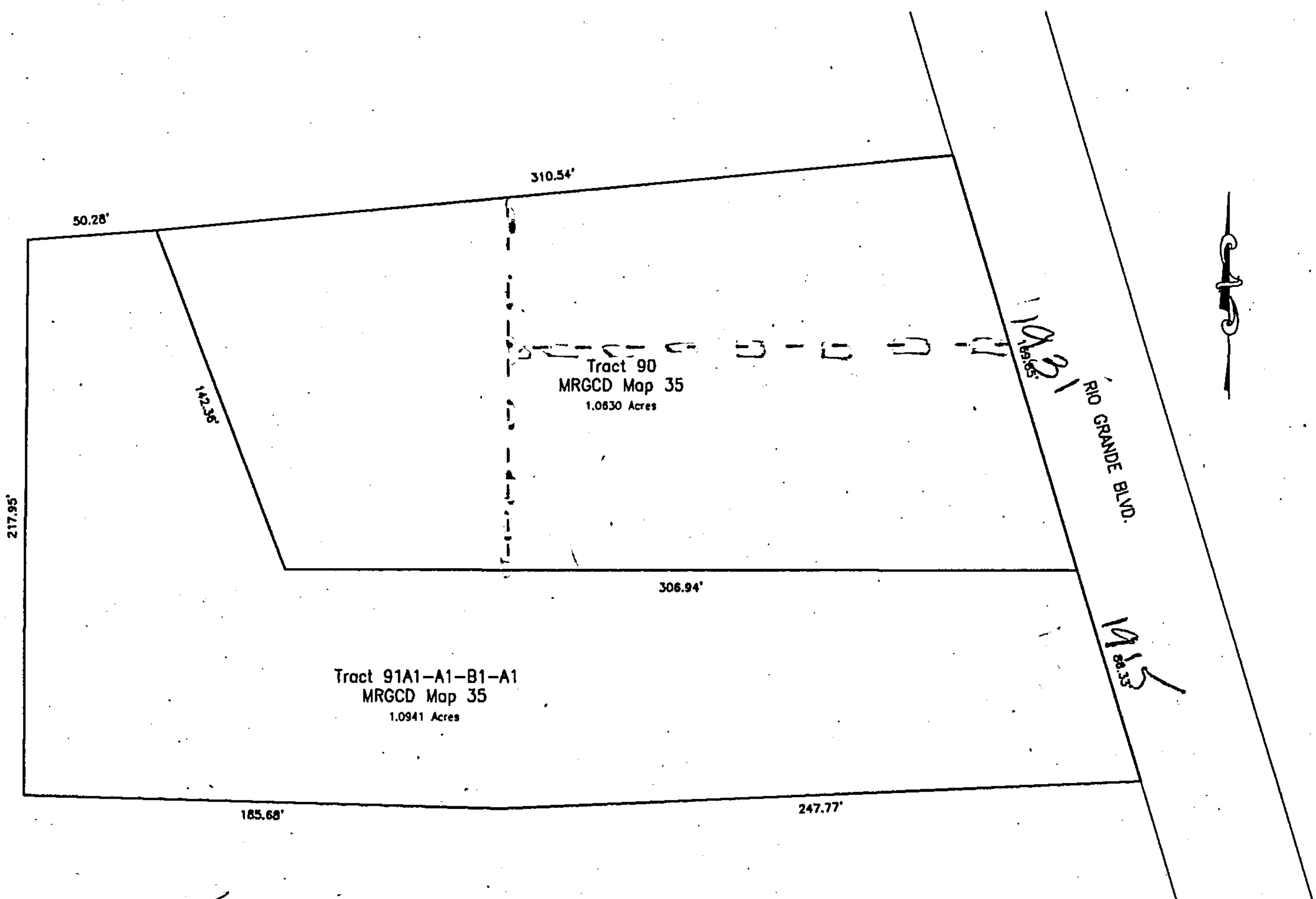
TRACT 90 - M.R.G.C.D. MAP 35
1.0629 ACRES

TRACT 91A1A1B1A1B2

TRACT 91A1A1B1A1B2

931





50.28'

310.54'

217.95'

142.36'

Tract 90
MRGCD Map 35
1.0630 Acres

11/23

RIO GRANDE BLVD.

306.94'

Tract 91A1-A1-B1-A1
MRGCD Map 35
1.0941 Acres

11/23

185.68'

247.77'

10,890
75



(IN FEET)
1 inch = 30 ft.



1

2

all
permitted
6/26/06

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION **S**

Major Subdivision action
 Minor Subdivision action
 Vacation **V**
 Variance (Non-Zoning)

SITE DEVELOPMENT PLAN **P**

...for Subdivision Purposes
 ...for Building Permit
 IP Master Development Plan
 Cert. of Appropriateness (LUCC) **L**

Supplemental form

ZONING & PLANNING **Z**

Annexation
 County Submittal
 EPC Submittal
 Zone Map Amendment (Establish or Change Zoning)
 Sector Plan (Phase I, II, III)
 Amendment to Sector, Area, Facility or Comprehensive Plan
 Text Amendment (Zoning Code/Sub Regs)

APPEAL / PROTEST of... **A**

Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICANT INFORMATION:

NAME: INTL FOOD SVC. HOLDINGS, LLC PHONE: 243-5566
 ADDRESS: 1720 LOUISIANA BLVD. NE #100 FAX: 243-5699
 CITY: ABQ STATE NM ZIP 87110 E-MAIL: _____
 Proprietary interest in site: _____ List all owners: ABOVE
 AGENT (if any): LINDA CARROLL PHONE: 263-6546
 ADDRESS: 3813 Conales Rd FAX: 898-4527
 CITY: CORRALES STATE NM ZIP 87048 E-MAIL: LINDA@LINDA

DESCRIPTION OF REQUEST: DIVIDE 1.06 ACRE PARCEL INTO THREE PARCELS OF .06, .25, AND .15 ACRES RESPECTIVELY
 Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No. SKETCH PLAT R&C

SITE INFORMATION: ACCURACY OF THE LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No. TRACT 90 Block: _____ Unit: _____
 Subdiv. / Addn. MRGCD MAP 35
 Current Zoning: R1 & RAZ Proposed zoning: _____
 Zone Atlas page(s): H13 No. of existing lots: 1 No. of proposed lots: _____
 Total area of site (acres): 1.0629 Density if applicable: dwellings per gross acre: _____ dwellings per net acre: _____
 Within city limits? Yes. No , but site is within 5 miles of the city limits.) Within 1000FT of a landfill? _____
 UPC No. 101305900439420819 MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: RIO GRANDE BLVD NW
 Between: INDIAN SCHOOL Rd. and LOS ANAYAS RD, NW

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB, AX, Z, V, S, etc.):
None 01/EPC-01563

Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: _____

SIGNATURE Linda Carroll DATE 7/26/04
 (Print) Linda Carroll Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 9/01, 3/03, 7/03, 10/03, 3/04

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	<u>04DRB - 01170</u>	<u>SK P(3)</u>		\$ <u>0</u>
<input type="checkbox"/> All fees have been collected				\$
<input type="checkbox"/> All case #s are assigned				\$
<input type="checkbox"/> AGIS copy has been sent				\$
<input type="checkbox"/> Case history #s are listed				\$
<input type="checkbox"/> Site is within 1000ft of a landfill				\$
<input type="checkbox"/> F.H.D.P. density bonus				\$
<input type="checkbox"/> F.H.D.P. fee rebate				\$
	Hearing date <u>AUG. 11th '04</u>			Total \$ <u>0</u>

[Signature]
 Planner signature / date

Project # 1001568

FORM P(3): SITE PLAN REVIEW - D.R.B. MEETING (UNADVERTISED)

SKETCH PLAN REVIEW AND COMMENT

MC

- Scaled site sketch and related drawings showing proposed land use including structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etc. (folded to fit into an 8.5" by 14" pocket) 6 copies.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request

Any original and/or related file numbers are listed on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

SITE DEVELOPMENT PLAN FOR SUBDIVISION

- Scaled site plan and related drawings (folded to fit into an 8.5" by 14" pocket) 6 copies.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Letter of authorization from the property owner if application is submitted by an agent
- Copy of the document delegating approval authority to the DRB
- Infrastructure List, if relevant to the site plan
- 2 copies of the Conceptual Utility Layout Plan (mark one for Planning, one for Utility Development)
- Fee (see schedule)
- Any original and/or related file numbers are listed on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. Your attendance is required.**

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT

- Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) 6 copies.
- Site Plan for Subdivision, if applicable, previously approved or simultaneously submitted. 6 copies.
- Solid Waste Management Department signature on Site Plan
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Letter of authorization from the property owner if application is submitted by an agent
- Copy of the document delegating approval authority to the DRB
- Infrastructure List, if relevant to the site plan
- Completed Site Plan for Building Permit Checklist
- 2 copies of the Conceptual Utility Layout Plan (mark one for Planning, one for Utility Development)
- Blue-line copy of Site Plan with Fire Marshal's stamp
- Fee (see schedule)
- Any original and/or related file numbers are listed on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. Your attendance is required.**

AMENDED SITE DEVELOPMENT PLAN FOR SUBDIVISION

AMENDED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT

- Proposed amended Site Plan (folded to fit into an 8.5" by 14" pocket) 6 copies.
- DRB signed Site Plan being amended (folded to fit into an 8.5" by 14" pocket) Copies as needed above
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Letter of authorization from the property owner if application is submitted by an agent
- Infrastructure List, if relevant to the site plan
- Completed Site Plan for Building Permit Checklist (not required for amendment of SDP for Subdivision)
- Fee (see schedule)
- Any original and/or related file numbers are listed on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. Your attendance is required.**

D.R.B. FINAL SIGN-OFF FOR E.P.C. APPROVED S.D.P. for SUBDIVISION

D.R.B. FINAL SIGN-OFF FOR E.P.C. APPROVED S.D.P. for BUILDING PERMIT

- Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) 6 copies.
- Approved Grading and Drainage Plan (folded to fit into an 8.5" by 14" pocket) 6 copies.
- Solid Waste Management Department signature on Site Plan (not required for SDP for Subdivision)
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter carefully explaining how each EPC condition has been met and a copy of the EPC Notification of Decision
- Infrastructure List, if relevant to the site plan
- 2 copies of the Conceptual Utility Layout Plan (mark one for Planning, one for Utility Development)
- Blue-line copy of Site Plan with Fire Marshal's stamp (not required for SDP for Subdivision)
- Any original and/or related file numbers are listed on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. Your attendance is required.**

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

Linda Carroll
 Applicant name (print)
Linda Carroll 7/26/04
 Applicant signature / date

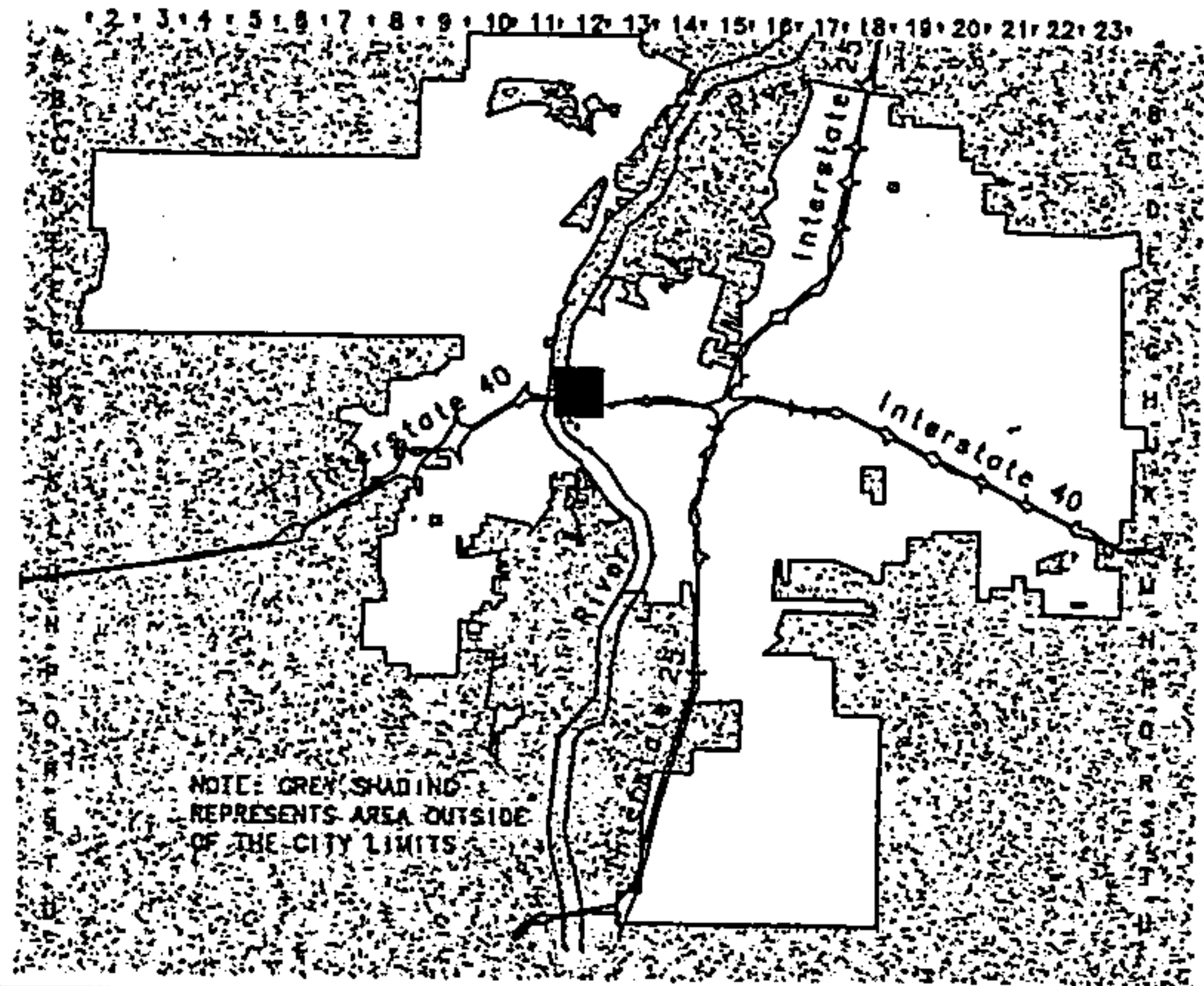


Form revised September 2001

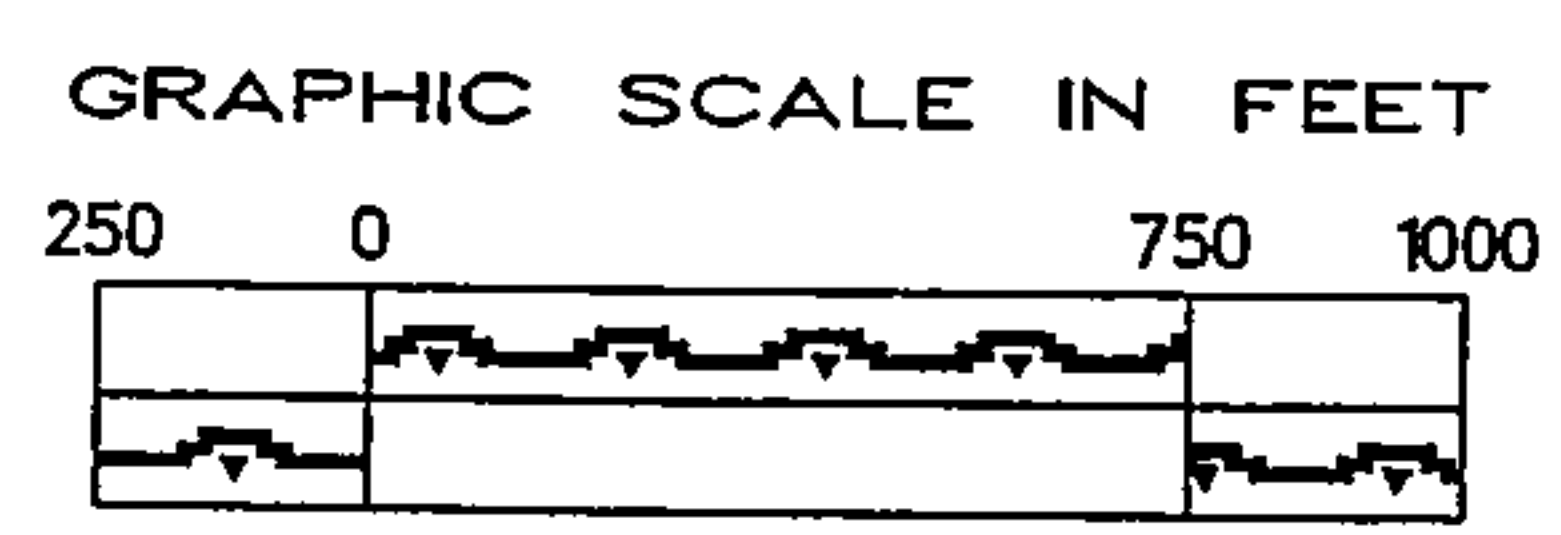
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
ADRB - - 01170

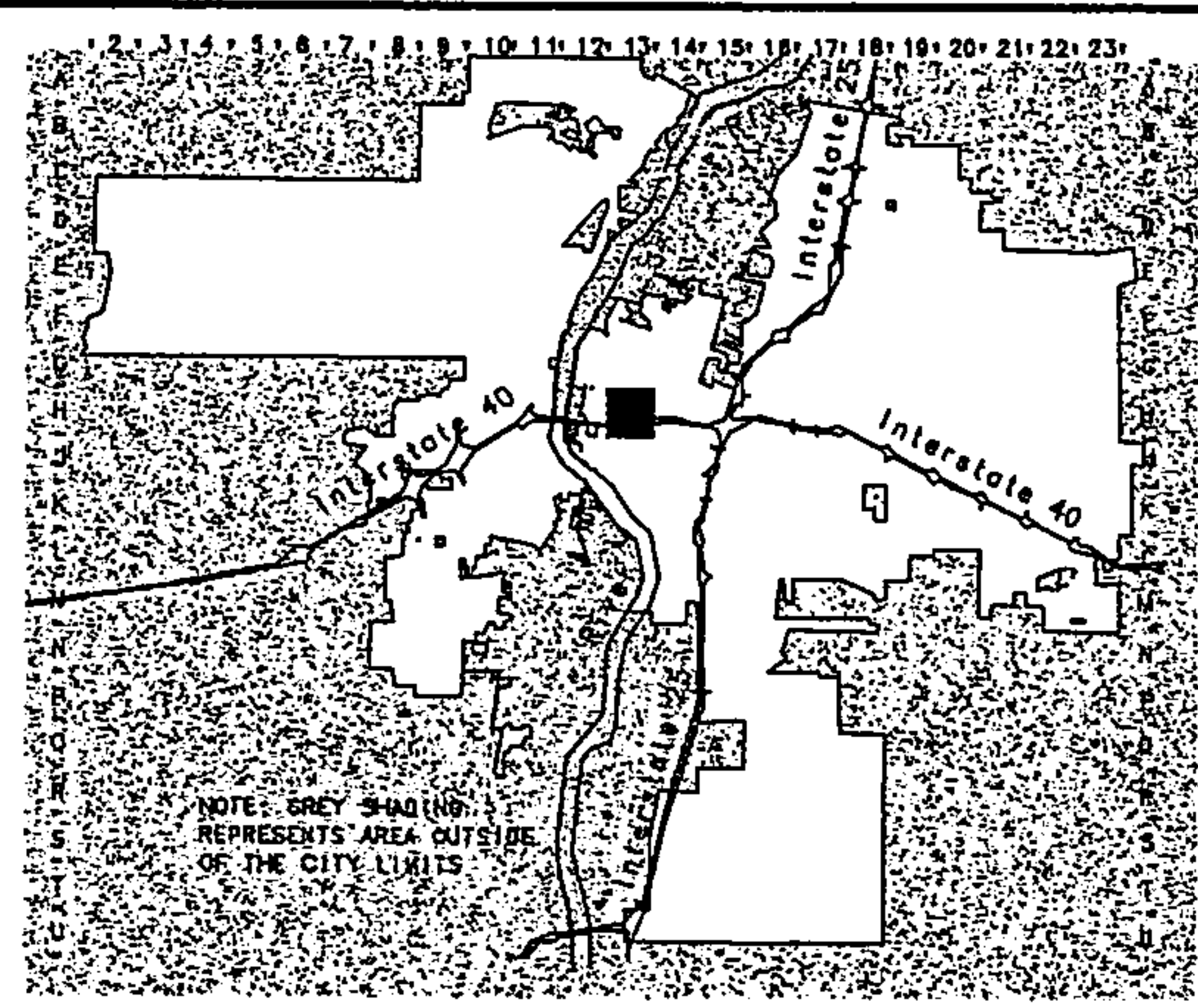
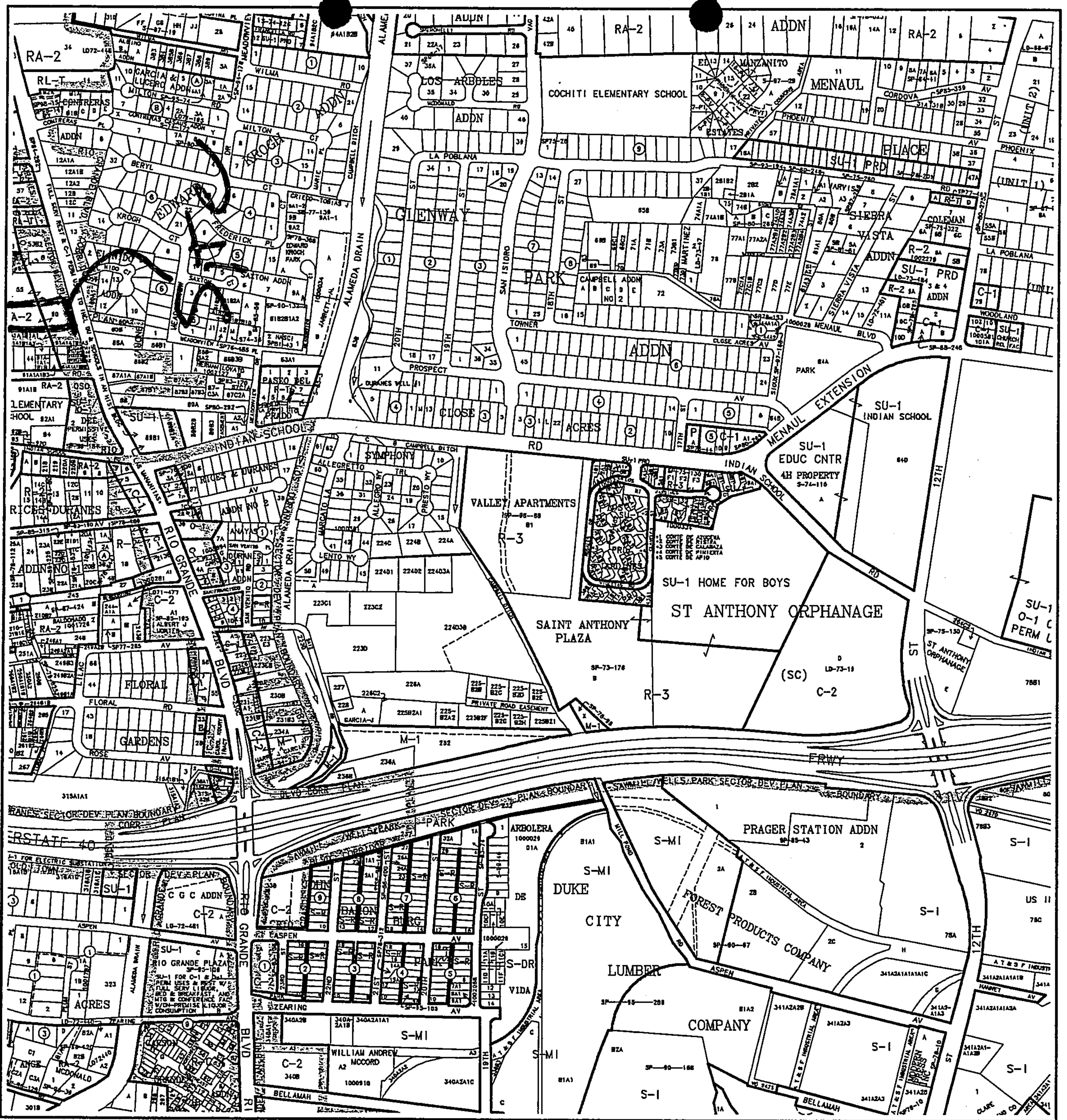
BAKER 7/27/04
 Planner signature / date
 Project # 1001568



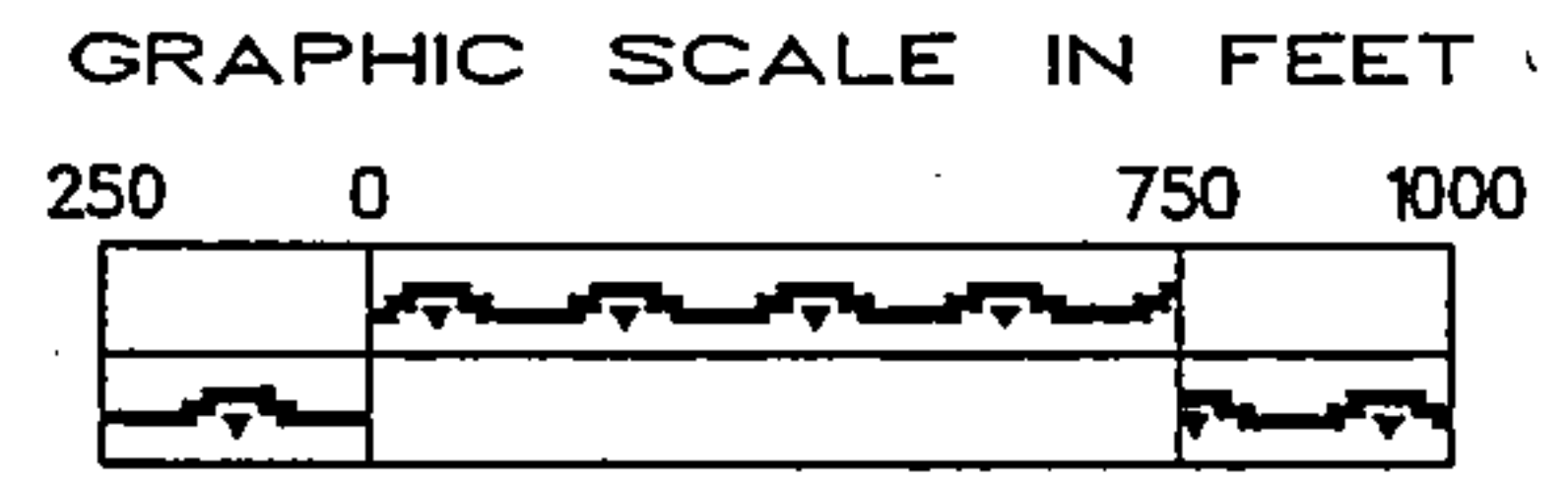
CITY OF
Albuquerque
Abuquerque **G**eographic **I**nformation **S**ystem
PLANNING DEPARTMENT
© Copyright 2003



Zone Atlas Page
H-12-Z
Map Amended through July 10, 2003



CITY OF
Albuquerque
Geographic Information System
PLANNING DEPARTMENT
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Zone Atlas Page
H-13-Z
Map Amended through July 10, 2003

To: CITY OF ABCQ

FROM: LINDA CARROLL

ON BEHALF OF:

INTL. FOOD SVC. HOLDINGS, LLC

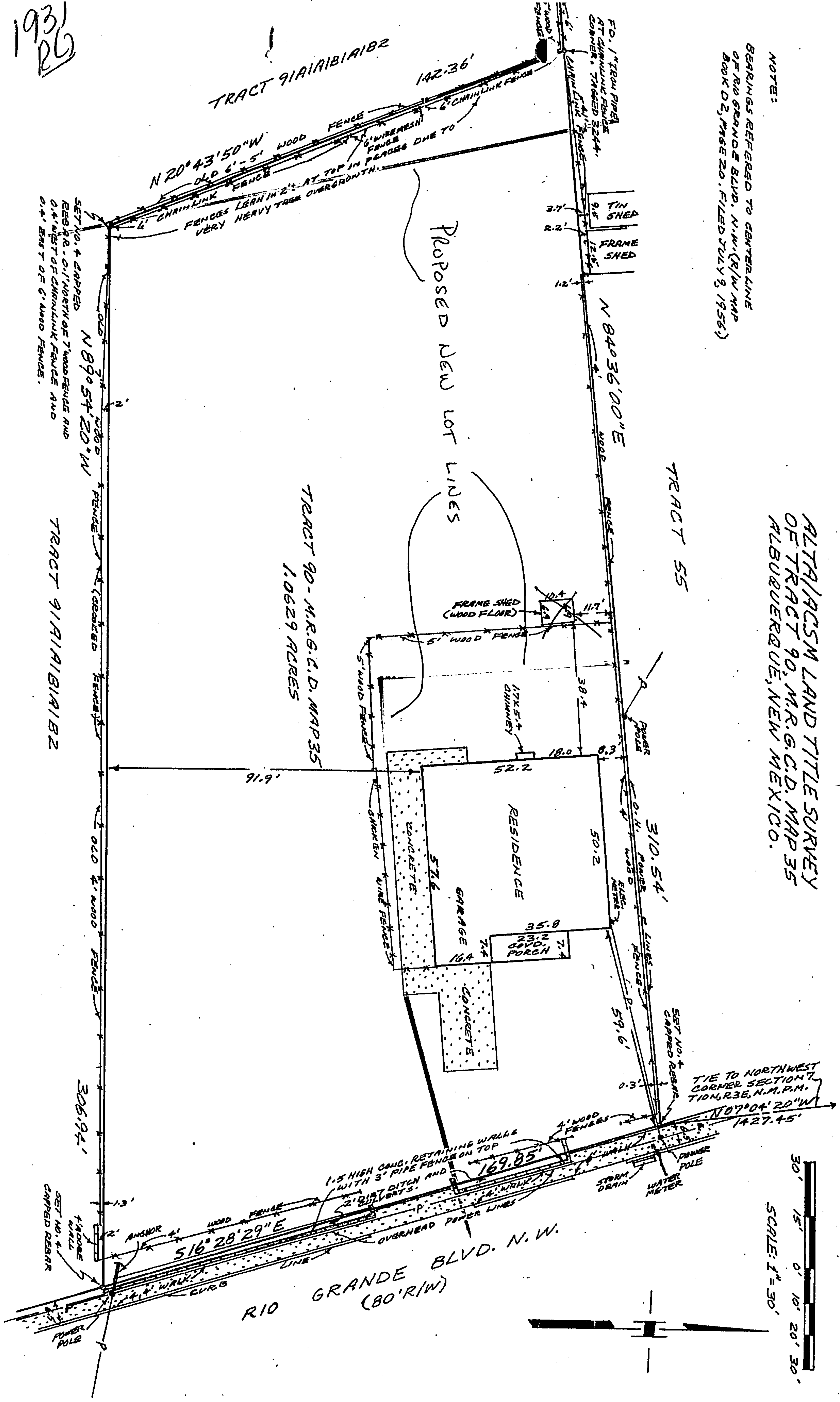
THE PURPOSE OF THIS REPLAT
WOULD BE TO DIVIDE THE 1.0629
ACRE PARCEL INTO THREE PARCELS
OF .0629, WHICH THE NEIGHBOR TO
THE SOUTH & WEST WANTS TO BUY,
.25 ACRE, WHICH CONTAINS THE
EXISTING HOUSE, AND .75 ACRE
RAW LAND.

1931
26

TRACT 91A1A1B1A1B2

NOTE:
BEARINGS REFERRED TO CENTERLINE
OF RIO GRANDE BLVD. N.W. (R/W MAP
BOOK D2, PAGE 20, FILED JULY 9, 1956)

ALTA/RCSM LAND TITLE SURVEY
OF TRACT 90, M.R.G.C.D. MAP 35
ALBUQUERQUE, NEW MEXICO.



TRACT 90 - M.R.G.C.D. MAP 35
1.0629 ACRES

TRACT 55

TRACT 91A1A1B1A1B2

RIO GRANDE BLVD. N.W.
(80' R/W)

30'
15'
0'
10'
20'
30'
SCALE: 1" = 30'