

20020625



DRB CASE ACTION LOG

REVISED 8/20/2002

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.: 02-01842 (P&F)

Project # 1001993

Project Name: **ACADEMY PLACE SUBD.**

EPC Application No.: 02EPC-00825, 02EPC-00824, 02EPC00844

Agent: Jeff Mortensen & Assoc.

Phone No.:

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 1/8/23 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): To let 15 day vacation
 See comments dated Review Expense
 EPC comments (name) _____

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.

Project Number 1001993



DRB CASE ACTION LOG

REVISED 8/20/2002

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.: 02-01960 (SBP)
Project Name: **ACADEMY PLACE SUBD.**
Agent: Sites Southwest

Project # **1001993**
EPC Application No.: 02EPC-00824,00825
Phone No.:

Your request for SP BP (~~SDP for SUB~~ ~~SDP for BR~~ ~~FINAL PLATS~~) (SECTOR DEVELOP. PLAN), was approved on 1/8/09 by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

UTILITIES: _____



CITY ENGINEER / AMAFCA: _____
 Dept head signature on plat
 Dept head signature on plat **ok**

PARKS / CIP: _____



PLANNING (Last to sign): For plat 15 days a special fee
 See comments dated 1/8/09
 EPC comments (name) Vaughan



- 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.

Project Number

1001993

Completed 1-16-03

APPLICATION NO. 02-01960 (SBP)	PROJECT NO. 1001993	10/15
PROJECT NAME ACADEMY PLACE SUBD.		
EPC APPLICATION NO.		
APPLICANT / AGENT SITES SW	PHONE NO. 822-2200	
ZONE ATLAS PAGE F-21	BARB HARRINGTON	
ONE STOP COMMENT FORM LOG		

TRANSPORTATION DEV (505) 924-3990		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED	DATE	DATE
COMMENTS:		

UTILITY DEV (505) 924-3989		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED	DATE	DATE
COMMENTS:		

HYDROLOGY DEV (505) 924-3986		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED BLB	DATE 1-14-03	DATE
COMMENTS:		

PARKS AND REC (505) 768-5328		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED	DATE	DATE
COMMENTS:		

PLANNING (505) 924-3858		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED JM	DATE 1/8/03	DATE
COMMENTS:		

(Return form with plat / site plan)

2. **Project # 1000269**
02DRB-01878 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST 93-2 NM request(s) the above action(s) for all or a portion of Tract(s) 5B2C1A1, **RENAISSANCE CENTER**, zoned SU-1 for C-2, located on CULTURE DR NE, between MONTANO RD NE and MERCANTILE AVE NE containing approximately 1 acre(s). [REF: DRB 96-242, 00460-00802, 00440-01433, 00420-01434, 00420-01435] (F-16) **A TWO-YEAR EXTENSION OF THE SIA WAS APPROVED.**

3. **Project # 1000950**
02DRB-01875 Major-Two Year SIA

DINESH C. KHOLWADWALA request(s) the above action(s) for all or a portion of Lot(s) 4A1, **MENAU DEVELOPMENT**, zoned M-1 light manufacturing zone, located on MENAU BLVD NE, between UNIVERSITY BLVD NE and PRINCETON DR NE containing approximately 3 acre(s). [REF: 00410-01688, DRB-99-107, V-99-41, Z-98-21] (H-15) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 1/8/03 A TWO-YEAR EXTENSION OF THE SIA WAS APPROVED.**

4. **Project # 1000131**
02DRB-01897 Major – Two Year SIA
02DRB-01898 Minor – Ext. SIA Temp
Deferral of Sdwks

MARK GOODWIN & ASSOCIATES, PA agent(s) for BROADWAY DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Sections 28, 29, 32, 33 - T10R3, **BROADWAY INDUSTRIAL CENTER, UNIT 3**, zoned SU-2 MH, located on SAN JOSE AVE SE BETWEEN BROADWAY BLVD SE AND I-25 containing approximately 60 acre(s). [REF: DRB-99-8, 02DRB-00400, 02DRB-00402, 01DRB-01559, 01DRB-01791] (M-14) **A TWO YEAR EXTENSION OF THE SIA WAS APPROVED. THE EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALKS WAS WITHDRAWN. THE INFRASTRUCTURE LIST WILL BE REVISED TO REMOVE ANY OUTSTANDING SIDEWALK IMPROVEMENTS.**

5. **Project # 1000408**
02DRB-01855 Major-Preliminary Plat
Approval
02DRB-01856 Minor-Sidewalk Variance
02DRB-01857 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES, PA, agent(s) for C & W LAND DEVELOPMENT ENTERPRISE INC. request(s) the above action(s) for all or a portion of Tract(s) 490 & 91, **SAGE POINTE SUBDIVISION**, TOWN OF ATRISCO GRANT #7, zoned R-D residential and related uses zone, developing area, 14 DU/AC, located on the SOUTH SIDE OF SAGE RD SW, between 82ND ST SW and 86TH ST SW containing approximately 10 acre(s). [REF: DRB-99-21, 00440-00438 XPP, 01440-00353 XPP, 02DRB-00365 XPP, 02DRB-00492 AMPP] (M-9) **DEFERRED AT THE AGENT'S REQUEST TO 1/15/03.**

6. **Project # 1001866**
02DRB-01848 Major-Preliminary Plat
Approval
02DRB-01849 Minor – Temp Defer
SDWK

MARK GOODWIN & ASSOCIATES, PA, agent(s) for NORTH VALLEY DEVELOPMENT LTD., LLC, request(s) the above action(s) for all or a portion of Lot(s) 16 & 17, ALVARADO ADDITION, **CAMPBELL FARM SUBDIVISION**, zoned RA-2 residential and agricultural zone, located on CAMPBELL RD NW BETWEEN RIO GRANDE BLVD NW AND THE GRIEGOS DRAIN, containing approximately 5 acre(s). [REF: 02500-00540 (SK)] (G-13) **DEFERRED AT THE AGENT'S REQUEST TO 1/22/03.**

7. **Project # 1001993**
02DRB-01841 Major-Vacation of Pub
Right-of-Way
02DRB-01842 Minor-Prelim&Final
Plat Approval

JEFF MORTENSEN & ASSOC., INC. agent(s) for CITY OF ALBUQUERQUE & SHIRLEY LESLIE request(s) the above action(s) for all or a portion of Lot(s) F & G, **ACADEMY PLACE SUBDIVISION**, zoned R-2 residential zone & C-1, located on the SOUTH SIDE OF OSUNA RD NE, between JUAN TABO BLVD NE and MORRIS ST NE containing approximately 4 acre(s). [REF: 02DRB-01545 SK, 02EPC-00825 ZMA, 02EPC-00824 SDP, 02EPC-00844 SDP] (F-21) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT DELEGATED TO PLANNING TO RECORD.**

02DRB-01960 Minor-SiteDev Plan
BldPermit/EPC

SITES SOUTHWEST agent(s) for CITY OF ALBUQUERQUE, PUBLIC WORKS request(s) the above action(s) for all or a portion of Tract(s) F1, **ACADEMY PLACE SUBDIVISION**, zoned R-1 residential zone, located on the southside of OSUNA RD NE, between JUAN TABO BLVD NE and MORRIS ST NE containing approximately 2 acre(s). [REF: 01EPC-00824 SDP, 02EPC-00825 ZMA, 02DRB-01841 & 2] [**Debbie Stover, EPC Case Planner**] (F-21) **WITH THE SIGNING OF THE INFRASTRUCRE LIST DATED 1/8/03 THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATTED TO CITY ENGINEER FOR SIA.**

8. **Project # 1002250**
02DRB-01882 Major-Bulk Land Variance
02DRB-01886 Minor-Prelim&Final Plat
Approval
02DRB-01887 Major-Vacation of Public
Easements

BOHANNAN HUSTON INC agent(s) for LAS VENTANAS LIMITED PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) A-1, **VENTANA RANCH**, zoned SU-1 for RT, located on UNIVERSE BLVD NW, between IRVING BLVD NW and VENTANA RD NW containing approximately 23 acre(s). [REF: 02EPC-01480, DRB-99-54] (B-10) THE BULK LAND VARIANCE WAS APPROVED. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.

02DRB-01890 Minor-Amnd SiteDev Plan
Subd/EPC
02DRB-01891 Minor-SiteDev Plan
BldPermit/EPC

CONSENSUS PLANNING INC agent(s) for SANDIA PROPERTIES LTD CO request(s) the above action(s) for all or a portion of Tract (s) A1 and A2, **VENTANA RANCH**, zoned SU-1 for R2 & SU-1 for Church/R2, located on UNIVERSE BLVD NW, between VENTANA RD NW and IRVING BLVD NW containing approximagley 28 acre(s). [REF: Z-94-105, Z-98-111, DRB-99-54/S-99-17, 02EPC-01480, 02EPC-01481] [Makita Hill, EPC Case Planner] (B-10) THE AMENDED SITE DEVLEOMETN PLAN WSA APPROVED WITH FINAL SIGN OFF DELEGTED TO CITY ENGINEER. WITH THE SIGNING OF THE INFRASTRUCRTUE LIST DATED 1/8/03 THE SITE DEVLEOPMETN PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEHGATED TO CITY ENGINEER FOR SIA.

9. **Project # 1001932**
02DRB-01810 Major-Vacation of Public Easements

MARK GOODWIN & ASSOCIATES, PA, agent(s) for K B HOME NEW MEXICO request(s) the above action(s) for all or a portion of Lot(s) 5A1A, B1, A1, 393, 392, and 391, **WEST RIDGE SUBDIVISION**, zoned SU-1/RD, located on UNSER BLVD NW, between OLD OURAY RD NW and NEW OURAY RD NW containing approximately 38 acre(s). **[SHOWN AS PROJECT # 1002368 IN ERROR]** (G-9) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

- 02DRB-01578 Major-Preliminary Plat Approval
02DRB-01579 Major-Vacation of Pub Right-of-Way
02DRB-01580 Major-Vacation of Public Easements
02DRB-01581 Major- SiteDev Plan Subd
02DRB-01583 Minor-Sidewalk Waiver
02DRB-01584 Minor-Temp Deferral of SW Construction

MARK GOODWIN & ASSOCIATES, agent(s) for K B HOME NEW MEXICO, request(s) the above action(s) for all or a portion of Tract(s) 5A1A & A1B, VOLCANO BUSINESS PARK, PHASE 1, Tract(s) A1 & B1, EL RANCHO ATRISCO, PHASE II, Tract(s) 391-393, LANDS OF PLAINS ELECTRIC COOP INC., AND A PORTION OF VACATED OLD OURAY RD NW, (to be known as **WEST RIDGE SUBDIVISION**, zoned SU-1 special use zone, IP, C-1 & PUB. UTIL., located on the east side of UNSER BLVD NW, between OLD OURAY RD NW and NEW OURAY RD NW containing approximately 38 acre(s). [REF: 02DRB-00690 SK PL] [DEFERRED FROM 11/13/02, 12/4/02 & 12/18/02] (DEFERRED FROM 12/18/02) (G-9/10, H-9/10) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 1/8/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 1/2/03 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION. THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. TEMPORARY DEFERRED OF CONSTRUCTION OF SIDEWALKS WAS APPROVED FOR THE FRONTAGE AND SIDE YARDS OF THE DEVELOPABLE LOTS ON THE INTERIOR STREETS AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

10. **Project # 1002375**
02DRB-01852 Major-Vacation of Pub Right-of-Way

JOSE L. PADILLA request(s) the above action(s) for all or a portion of Lot(s) 1-5 & E-H, Block(s) 3A **PALISADES ADDITION**, zoned C-1, located on BLUEWATER RD NW, between YUCCA NW and PLANO NW containing approximately 2 acre(s). (J-11) **DEFERRED AT THE AGENT'S REQUEST TO 2/5/03.**

11. **Project # 1002384**
02DRB-01895 Major-SiteDev Plan
BldPermit

CONSENSUS PLANNING agent(s) for D. R. HORTON HOMES request(s) the above action(s) for all or a portion of Tract(s) 1 (to be known as **RANCHO ENCANTADO SUR**) COORS VILLAGE, zoned SU-3 special center zone, located on WESTERN TRAIL NW, between ATRISCO DR NW and COORS BLVD NW containing approximately 11 acre(s). [REF: 01138-01744, Z-95-94, Z-99-84, DRB-95-195, DRB-96-361] (F-11) **DEFERRED AT THE AGENT'S REQUEST TO 1/15/03.**

02DRB-01896 Major-SiteDev Plan
BldPermit

CONSENSUS PLANNING agent(s) for D. R. HORTON HOMES request(s) the above action(s) for all or a portion of Tract(s) 1 (to be known as **RANCHO ENCANTADO NORTE**) COORS VILLAGE, zoned SU-3, located on WESTERN TRAIL NW, between ATRISCO DR NW and COORS BLVD NW containing approximately 17 acre(s). [REF: 01138-01744, Z-95-94, Z-99-84, DRB-95-195, DRB-96-361] (F-11) **DEFERRED AT THE AGENT'S REQUEST TO 1/15/03.**

02DRB-01879 Major-Preliminary Plat
Approval
02DRB-01880 Major-Vacation of Pub
Right-of-Way
02DRB-01883 Major-Vacation of Public
Easements
02DRB-01884 Minor-Sidewalk Waiver
02DRB-01885 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for D. R. HORTON HOMES request(s) the above action(s) for all or a portion of Tract(s) 1 and 4, **RANCHO ENCANTADO NORTE, RANCHO ENCANTADO SUR AND CONDOMINIUM SUBDIVISIONS**, zoned SU-3 special center zone, located on the southside of WESTERN TR NW, between ATRISCO DR NW and COORS BLVD NW containing approximately 17 acre(s). [REF: 02EPC-01165, 02EPC-01170, 02EPC-01161] (F-11) **DEFERRED AT THE AGENT'S REQUEST TO 1/15/03.**

02DRB-01892 Minor-SiteDev Plan
Subd/EPC
02DRB-01893 Minor-SiteDev Plan
BldPermit/EPC

CONSENSUS PLANNING agent(s) for D. R. HORTON HOMES request(s) the above action(s) for all or a portion of Tract(s) 4B, **COORS VILLAGE**, zoned SU-3 special center zone, located on the southside of WESTERN TR NW, between ATRISCO DR NW and COORS BLVD NW [REF: 02DRB-01879, 02EPC-01170, 01138-01744, DBB-96-361, DRB-95-195, Z-99-84] [**Juanita Vigil, EPC Case Planner**] (F-11) **DEFERRED AT THE AGENT'S REQUEST TO 1/15/03.**

12. **Project # 1002141**
02DRB-01230 Major-Vacation of Pub
Right-of-Way

TIERRA WEST, LLC agent(s) for PAUL SLONE request(s) the above action(s) for all or a portion of Lot(s) 24, Block(s) 2, **PUEBLO ALTO ADDITION**, zoned C-2 community commercial zone, located south of MARBLE AVE NE, between MANZANO ST NE and TRUMAN ST NE. [REF: DRB-99-193, 1001686, 02500-00489] [DEFERRED FROM 11/13/02 & 12/4/02] (J-17) **DEFERRED AT THE AGENT'S REQUEST TO 2/13/03.**

13. **Project # 1002351**
02DRB-01758 Major-Preliminary Plat
Approval
02DRB-01759 Minor-Temp Defer SDWK

SURV-TEK, INC. agent(s) for CURB WEST, INC & WESTFORK LIMITED request(s) the above action(s) for all or a portion of Tract(s) 1-B-1-C and Tracts 1-B-1-D, 1-B-1-E, 1-B-1-F, 1-B-1-G, **SEVILLE SUBDIVISION**, zoned R-LT, located on KAYENTA BLVD NW, between IRVING BLVD NW and UNIVERSE BLVD NW containing approximately 48 acre(s). [REF: 1001306, 02-01250, 02-01381] [DEFERRED FROM 12/18/02] (A-10) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 1/8/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 1/6/03 THE PRELIMINARY PLAT IS APPROVED. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS WAS APPROVED FOR THE FRONTAGE AND SIDE YARDS OF THE DEVELOPABLE LOTS ON THE INTERIOR STREETS AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

SITE DEVELOPMENT PLANS (EPC FINAL SIGN-OFF) AMENDED PLANS AND MASTER DEVELOPMENT PLANS (CITY COUNCIL FINAL SIGN-OFF)

NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.

14. **Project # 1002338**
02DRB-01905 Minor-SiteDev Plan
BldPermit
- JOHN E. MECHENBIER request(s) the above action(s) for all or a portion of Lot(s) 27, 28 and 29, Block(s) 3, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned IP industrial park zone, located on VENICE AVE NE, between WEST I-25 FRONTAGE RD NE and SAN MATEO BLVD NE containing approximately 3 acre(s). [REF: 02DRB-01709] (B-18) **WITH THE SIGNING OF THE INFRASTURE LIST DATED 1/8/03 THE SITE PLAN FOR BUILDING PERMIT WAS APPROVE DWITH FINAL ISGN OFF DELEGATED TO CITYENGINEER FOR SIA AND PLANNING.**
15. **Project # 1001984**
02DRB-01963 Minor-SiteDev Plan
Subd/EPC
02DRB-01964 Minor-SiteDev Plan
BldPermit/EPC
- BPLW ARCHITECTS & ENGINEERS INC. agent(s) for RICH FORD request(s) the above action(s) for all or a portion of Lot(s) A and A and B, Tract(s) B-1 of A & B, **HYDER & MAISEL SUBDIVISION**, zoned C-2 and P, located on LOMAS BLVD NE, between WYOMING BLVD NE and I-40 NE containing approximately 18 acre(s). [REF: 02EPC-00826, 02EPC-00827, 02EPC-00828] [**Juanita Vigil, EPC Case Planner**] (J-20) **INDEFINITELY DEFERERD AT THE AGENT'S REQUEST TO BE HEARD WITH THE PLAT.**

16. **Project # 1000651**
02DRB-01946 Minor-Prelim&Final
Plat Approval
02DRB-01947 Minor-SiteDev Plan
Subd/EPC

TIERRA WEST LLC agent(s) for TIJERAS PLACE LLC - SERIES B request(s) the above action(s) for all or a portion of Tract(s) A29A, **TOWN OF ATRISCO GRANT NE**, zoned SU-1 FOR PDA & C-1 USES & OFFICES, located on the southside of REDLANDS RD NW, between COORS BLVD NW and CORONA DR NW, containing approximately 4 acre(s). [REF: 02EPC-00311] [**Debbie Stover, EPC Case Planner**] (G-11) **WITH THE SIGNING OF THE INFRASTRUCTURE LSIT DATED 1/8/03 THE PRELIMINARY PLAT WAS APPROVED. THE SITE PLAN FOR SUBDIVISION WSA APPROVED WITH FINAL SIGN OFF DELETED TO CITY ENGINEER FOR SIA. FINAL PLAT WAS INTENTIONALLY DEFERRED FOR FRONT COUNTER ROUTING.**

17. **Project # 1002371**
02DRB-01824 Minor-SiteDev Plan
BldPermit/EPC
02DRB-01825 Minor-Prelim&Final
Plat Approval

TIERRA WEST LLC agent(s) for SENECA INVESTMENT COMPANY request(s) the above action(s) for all or a portion of Block(s) 15, Tract(s) 1A, 1B & 1C, **ALBAN HILLS UNIT 1, (to be known as STONELEIGH ON THE BOSQUE APARTMENTS)** zoned SU-1/R-2, located on COORS BLVD NW, between LA ORILLA RD NW and CORRALES MAIN CANAL containing approximately 18 acre(s). [REF: Z-98-30, DRB-98-113, DRB-98-375] [**Russell Brito, EPC Case Planner**] [Deferred from 12/11/02 AND 1/8/03] (D-12) **DEFERRED AT THE AGENT'S REQUEST TO 2/5/03.**

18. **Project # 1000060**
02DRB-01453 Minor-SiteDev Plan
BldPermit/EPC

BOHANNAN HUSTON, INC. agent(s) for JOHN Q. HAMMONS INDUSTRIES request(s) the above action(s) for all or a portion of Tract(s) B & C, **GATEWAY SUBDIVISION**, zoned SU-2/C-3, located on LOMAS BLVD. NE, between INTERSTATE 25 and WOODWARD PL NE containing approximately 20 acre(s). [REF: 00128 00904] [Russell Brito, EPC Case Planner] [DEFERRED FROM 11/27/02] (J-15) **DEFERRED AT THE AGENT'S REQUEST TO 1/22/03.**

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

19. **Project # 1000147**
02DRB-01961 Minor-Final Plat
Approval

MARK GOODWIN & ASSOCIATES, PA agent(s) for C & W LAND DEVELOPMENT ENTERPRISE INC., request(s) the above a action(s) for all or a portion of Tract(s) A, Unit 1, **WHISPERING POINTE SUBDIVISION, UNIT 2**, zoned R-D residential and related uses zone, developing area, 9DU/AC, located on the southside of SUNSET GARDENS RD SW, between 82ND ST SW and UNSER BLVD SW containing approximately 16 acre(s). [REF: DRB-97-497, Z-97-78, 01DRB-00128 FP, 00DRB-00077 XT PP, 01DRB-00005 XT PP, 01DRB-00039 AmPP][Deferred from 1/8/03] (L-10) **DEFERRED AT THE AGENT'S REUEST TO 1/29/03.**

20. **Project # 1000150**
02DRB-01877 Minor-Extension of
Preliminary Plat

WESTLAND DEVELOPMENT CO., INC., request(s) the above action(s) for **THE CROSSING (UNIT 2)**, zoned R-D residential and related uses zone, developing area, located 1/2 MILE WEST OF UNSER BLVD NW, between LADERA DR NW and 98TH ST NW containing approximately 30 acre(s). [REF: 01500-01852, 01440-00106] (H-9) **A ONE-YEAR EXTENSION TO THE DPRELIMANRY PATL WAS APRROVED TO JANUARY 8, 2004.**

21. **Project # 1000941**
02DRB-01901 Minor-Ext of SIA for
Temp Defer SDWK

COMMUNITY SCIENCES CORP. agent(s) for PARADISE BLUFF, LLC request(s) the above action(s) for all or a portion of Lot(s) 17, 23, 32-34, 61-70, 83 and 84, Block A and Lot(s) 11, 12, 14-18, 20 and 21, Block D, **PARADISE BLUFF, UNIT 1**, zoned SU-1 special use zone, PRD, located on the southside of PARADISE BLVD NW, between JUSTIN DR NW and LILIENTHAL AVE NW containing approximately 6 acre(s). [REF: 01DRB-01150, 00DRB-01656, DRB-94-594, SU-94-61, V-94-128] (B-11) **A TWO-YEAR EXTENSION TO THE FOUR YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

22. **Project # 1001068**
02DRB-01888 Minor-Final Plat
Approval

MARK GOODWIN & ASSOCIATES, PA agent(s) for MESA VERDE DEVELOPMENT CORPORATION request(s) the above action(s) for all or a portion of Tract(s) A, **DESERT RIDGE TRAILS**, zoned R-D residential and related uses zone, developing area, located on VISTAS DR NE, between EAGLE ROCK AVE NE and the LA CUEVA CHANNEL containing approximately 2 acre(s). [REF: 02DRB-01280 PP, 02DRB-01281 Am.SPS] (C-19) **DELEGATED OFF THE AGENDA 1/7/03.**

23. **Project # 1001534**
02DRB-01931 Minor-Prelim&Final
Plat Approval
- CLARK CONSULTING ENGINEERS agent(s) for LLAVE CONSTRUCTION, INC. request(s) the above action(s) for all or a portion of Tract(s) A, **VINEYARD ESTATES, UNIT 4**, zoned RD residential zone, located on the eastside of VENTURA ST NE, between ANAHEIM AVE NE and CARMEL AVE NE containing approximately 2 acre(s). [REF: 01DRB-01446] (C-20) **DEFERRED AT THE AGENT'S REQUEST TO 1/29/03.**
24. **Project # 1002245**
02DRB-01907 Minor-Prelim&Final
Plat Approval
- SURVEYS SOUTHWEST, LTD agent(s) for MARK ADDY request(s) the above action(s) for all or a portion of Tract(s) A, **FOUR HILLS VILLAGE SHOPPING CENTER & APARTMENT COMPLEX**, zoned SU-1 special use zone, PDA, Res & Comm., located on CENTRAL AVE SE, between DORADO PL SE and TRAMWAY BLVD SE containing approximately 3 acre(s). [REF: ZA-80-52, ZA-82-70, 02DRB-01464] (L-22) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT.**
25. **Project # 1002276**
02DRB-01957 Minor-Prelim&Final
Plat Approval
- SURVEYS SOUTHWEST LTD agent(s) for EDWIN & MONA LESTER request(s) the above action(s) for all or a portion of Lot(s) 15 and 16, Unit 1, **SUNRISE TERRACE WEST**, zoned R-D residential and related uses zone, developing area, located on SHIRE ST SW, between TOWER RD SW and 114TH ST SW containing approximately 1 acre(s). [REF: 02DRB-01568] (L-8) **DELEGATED OFF THE AGENDA 1/7/03.**

26. **Project # 1002339**
02DRB-01958 Minor-Prelim&Final
Plat Approval

WAYJOHN SURVEYING INC agent(s) for JAY REMBE request(s) the above action(s) for all or a portion of Lot(s) 10A, **ALVARADO GARDENS - UNIT 2**, zoned RA-2 residential and agricultural zone, located on CAMPBELL RD NW, between RIO GRANDE BLVD NW and TRELIS NW containing approximately 2 acre(s). [REF: 02DRB-01711] (G-12) **DEFERRED AT THE AGENT'S REQUEST TO 1/15/03.**

NO ACTION IS TAKEN ON THESE CASES:

IF APPLICANT IS NOT PRESENT, COMMENTS WILL BE FORWARDED

27. **Project # 1002400**
02DRB-01935 Minor-Sketch Plat or
Plan

ABQ. ENGINEERING, INC. agent(s) for JAY REMBE request(s) the above action(s) for all or a portion of Lot(s) 4, 5 & 6, Block(s) 18, MONKBRIDGE ADDITION, **LOS CANDELARIAS SUBDIVISION**, zoned SU-2 special neighborhood zone, R-T, located on the northside of CANDELARIA RD NW, between OTRA VEZ CT. NW and CUERVO CT NW containing approximately 5 acre(s). [REF: ZA-86-17, BA-874, Z-905] (G-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

28. Approval of the Development Review Board Minutes for December 11 and December 18, 2002. **MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.**

Adjourned: 1 P.M.

CITY OF ALBUQUERQUE

Planning Department

Development Services Division

7

TO: Sharon Matson, Chair, Development Review Board

FROM: Deborah L. Stover, Planner, Development Services

DATE: 1-6-03

SUBJECT: EPC CONDITIONS FOR PROJECT 1001993

The purpose of this memo is to address the itemized letter from Site Southwest for the above referenced case:

Site Development Plan for Subdivision

All conditions of approval have been met.

~~X~~ Note: Applicant shall note on the site plan that the crusher fines trail that leads to the arroyo is 6-feet in width.

Staff defers to Transportation Development Services regarding conditions related to traffic and transportation issues.



OFFICIAL NOTICE

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
LAND DEVELOPMENT COORDINATION DIVISION

1-13-2003

7. Project # 1001993

02DRB-01841 Major-Vacation of Pub Right-of-Way
02DRB-01842 Minor-Prelim&Final Plat Approval

JEFF MORTENSEN & ASSOC., INC. agent(s) for CITY OF ALBUQUERQUE & SHIRLEY LESLIE request(s) the above action(s) for all or a portion of Lot(s) F & G, **ACADEMY PLACE SUBDIVISION**, zoned R-2 residential zone & C-1, located on the SOUTH SIDE OF OSUNA RD NE, between JUAN TABO BLVD NE and MORRIS ST NE containing approximately 4 acre(s). [REF: 02DRB-01545 SK, 02EPC-00825 ZMA, 02EPC-00824 SDP, 02EPC-00844 SDP] (F-21)

At the January 8, 2003, Development Review Board meeting, the Vacation was approved as shown on Exhibit B in the Planning file, subject to the Findings and Conditions of the Subdivision Ordinance as follows:

FINDINGS:

1. The public welfare is in no way served by retaining the rights-of-way and/or easements.
2. There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.

CONDITIONS:

1. Final disposition shall be through the City Real Estate Office.
2. The vacated property shall be shown on a replat approved by the Development Review Board and the approved replat shall be filed for record with the Bernalillo County Clerk's Office within one year.
3. Affected utility companies shall acknowledge the vacation by their signatures on the replat.

The preliminary plat was approved with final plat delegated to Planning to record.



OFFICIAL NOTICE
PAGE TWO

02DRB-01960 Minor-SiteDev Plan BldPermit/EPC

SITES SOUTHWEST agent(s) for CITY OF ALBUQUERQUE, PUBLIC WORKS request(s) the above action(s) for all or a portion of Tract(s) F1, **ACADEMY PLACE SUBDIVISION**, zoned R-1 residential zone, located on the southside of OSUNA RD NE, between JUAN TABO BLVD NE and MORRIS ST NE containing approximately 2 acre(s). [REF: 01EPC-00824 SDP, 02EPC-00825 ZMA, 02DRB-01841 & 2] **[Debbie Stover, EPC Case Planner] (F-21)**

At the January 8, 2003, Development Review Board meeting, with the signing of the infrastructure list dated 1/8/03 the Site Plan for Building Permit was approved with final sign off delegated to City Engineer for SIA.

If you wish to appeal this decision, you must do so by January 23, 2003, in the manner described below.

Appeal is to the Environmental Planning Commission. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Division form, to the Planning Division, within 15 days of the Development Review Board's decision. The date the determination in question is issued is not included in the 15-day period for filing an appeal; If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

You will receive notice if any other person files an appeal. Successful applicants are reminded that other requirements of the City must be complied with, even after approval of the referenced application(s).

Please note that the vacation of all plats, rights-of-way, and easements are void after one year from the final appeal date referenced above if all conditions are not met (The effective date of Development Review Board approval is the hearing date plus the 15-day appeal period.) (REF: Chapter 14 Article 14 Part 7-2 (E)(3)(6) Revised Ordinance.)

Please note that a Preliminary Plat approval date is the date of the DRB action plus the 15-day appeal period. The Preliminary Plat approval is effective one year from that date. The DRB must take action on the Preliminary Plat Extension prior to the expiration of the approval or the Preliminary Plat approval is null and void. (REF: Chapter 14 Article 14 Part 3-4 (E) Revised Ordinance.)

Roger Green
Acting, DRB Chair

Cc: Jeff Mortensen & Associates Inc., 6010-B Midway Park Blvd NE, 87109
Shirley Leslie, 2900 Louisiana Blvd NE, Suite #H, 87110
Arlene Portillo, Public Works Department, 2nd Floor, Plaza del Sol Bldg.
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg.
File



DRB CASE ACTION LOG

REVISED 8/20/2002

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.: 02-01842 (P&F)	Project # 1001993
Project Name: ACADEMY PLACE SUBD.	EPC Application No.: 02EPC-00825, 02EPC-00824, 02EPC00844
Agent: Jeff Mortensen & Assoc.	Phone No.:

Your request for (SDP for SUB), (SDP for BP), **(FINAL PLATS)**, (MASTER DEVELOP. PLAN), was approved on 1/8/03 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): To let 15 day vacation period expire

See comments dated _____

EPC comments (name) _____

- 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.**

Project Number 1001993

7



DRB CASE ACTION LOG

REVISED 8/20/2002

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.: 02-01960 (SBP)
Project Name: ACADEMY PLACE SUBD.
Agent: Sites Southwest

Project # 1001993
EPC Application No.: 02EPC-00824,00825
Phone No.:

Your request for ^{SP BP} ~~(SDP for SUB)~~ ~~(SDP for BP)~~ (FINAL PLATS) (SECTOR DEVELOP. PLAN), was approved on 1/8/03 by ~~the~~ DRB with delegation of signature(s) to the following departments
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

Project Number

1001993

TRANSPORTATION: _____

UTILITIES: _____

X

CITY ENGINEER / AMAFCA: _____
 ~~Dept head signature on T-1~~
 ~~Dept head signature on T-1~~

PARKS / CIP: _____

X

PLANNING (Last to sign): ~~To get 75 day appeal for~~
 See comments dated ~~1/8/03~~
 EPC comments (name) ~~V...~~

- 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.

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1001993 AGENDA#: 7 DATE: 1-8-03

1. Name: JEFF MORTENSEN Address: 6010-B Midway Zip: 87109
Park Blvd

2. Name: James Henry Address: _____ Zip: _____

3. Name: _____ Address: _____ Zip: _____

4. Name: _____ Address: _____ Zip: _____

5. Name: _____ Address: _____ Zip: _____

6. Name: _____ Address: _____ Zip: _____

7. Name: _____ Address: _____ Zip: _____

8. Name: _____ Address: _____ Zip: _____

9. Name: _____ Address: _____ Zip: _____

10. Name: _____ Address: _____ Zip: _____

11. Name: _____ Address: _____ Zip: _____

12. Name: _____ Address: _____ Zip: _____

13. Name: _____ Address: _____ Zip: _____

14. Name: _____ Address: _____ Zip: _____



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
LAND DEVELOPMENT COORD. DIV.

DEVELOPMENT REVIEW BOARD
January 8, 2003
Project # 1001993

Project # 1001993

02DRB-01841 Major-Vacation of Pub Right-of-Way
02DRB-01842 Minor-Prelim&Final Plat Approval

JEFF MORTENSEN & ASSOC., INC. agent(s) for CITY OF ALBUQUERQUE & SHIRLEY LESLIE request(s) the above action(s) for all or a portion of Lot(s) F & G, **ACADEMY PLACE SUBDIVISION**, zoned R-2 residential zone & C-1, located on the SOUTH SIDE OF OSUNA RD NE, between JUAN TABO BLVD NE and MORRIS ST NE containing approximately 4 acre(s). [REF: 02DRB-01545 SK, 02EPC-00825 ZMA, 02EPC-00824 SDP, 02EPC-00844 SDP] (F-21)

AMAFCA	No comment.
COG	No adverse comments.
Transit	No comments.
Zoning Enforcement	Reviewed, no comment.
Neighborhood Coor.	

Letters sent to John B. Robert (R), New Holiday Park (R) and Oso Grande (R) Neighborhood Assns.

APS	No comments received.
-----	-----------------------

Police Department

A review of following case(s) indicates the following problems or crimes may occur or that the following concerns may need to be evaluated or addressed on this site or in this area. These comments do not indicate that a thorough CPTED evaluation has been done, or that other criminal activities may not occur. No adverse comments.

Fire Department	No adverse comments.
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PNM Gas	Approves.
---------	-----------

PNM Electric	Approves vacation of south 4' of Osuna Rd.
--------------	--

Comcast

No comments received.

QWEST

No comments received.

Environmental Health

Site is not within 1000 feet of a landfill. No comment.

M.R.G.C.D.

No comments received.

Open Space Division

No adverse comments.

City Engineer

Hydrology has no objection to the vacation request. No adverse comment on plat.

Transportation Development

No objection to the vacation action or the preliminary/final plat action.

Parks & Recreation

No objection.

Utilities Development

No objection to Vacation request. Minor questions/comments on Plat.

Planning Department

No objection to the vacation of public right of way or approval of the preliminary & final plat.

Real Property's signature on the plat is required prior to Planning's sign off. Planning will record the plat as it involves vacation of public right of way. Please provide a check payable to Bernalillo County for the fees, a tax certificate from the County Treasurer's office, a tax printout from the County Assessor's Office and 2 mylars.

As this property lies within the Bear Canyon Arroyo Corridor Plan's Design Overlay Zone, be sure to follow the requirements for grading, setbacks and walls and fences.

IT IS REQUIRED THAT THE APPLICANT AND/OR AGENT BE PRESENT AT THE HEARING

cc:Jeff Mortensen & Associates Inc., 6010-B Midway Park Blvd NE, 87109

Shirley Leslie, 2900 Louisiana Blvd NE, Suite #H, 87110



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW, on Wednesday, January 8, 2003, beginning at 9:00 a.m. for the purpose of considering the following:

Project # 1000196
02DRB-01850 Major-Two Year SIA

TIERRA WEST LLC agent(s) for BEN RUIZ request(s) the above action(s) for all or a portion of Lot(s) C1B, **CORONADO SAVINGS & LOAN**, zoned SU-1 special use zone, for C-1 uses, located on COORS BLVD NW, between SEQUOIA RD NW and REDLANDS RD NW containing approximately 2 acre(s). [REF: 00450-00641, 02DRB-00845] (G-11)

Project # 1000269
02DRB-01878 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST 93-2 NM request(s) the above action(s) for all or a portion of Tract(s) 5B2C1A1, **RENAISSANCE CENTER**, zoned SU-1 for C-2, located on CULTURE DR NE, between MONTANO RD NE and MERCANTILE AVE NE containing approximately 1 acre(s). [REF: DRB 96-242, 00460-00802, 00440-01433, 00420-01434, 00420-01435] (F-16)

Project # 1000950
02DRB-01875 Major-Two Year SIA

DINESH C. KHOLWADWALA request(s) the above action(s) for all or a portion of Lot(s) 4A1, **MENAUL DEVELOPMENT**, zoned M-1 light manufacturing zone, located on MENAUL BLVD NE, between UNIVERSITY BLVD NE and PRINCETON DR NE containing approximately 3 acre(s). [REF: 00410-01688, DRB-99-107, V-99-41, Z-98-21] (H-15)

SEE PAGE 2...



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE
PAGE 2**

Project # 1000131

02DRB-01897 Major – Two Year SIA
02DRB-01898 Minor – Ext. SIA Temp Deferral
of Sdwks

MARK GOODWIN & ASSOCIATES, PA agent(s) for BROADWAY DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Sections 28, 29, 32, 33 - T10R3, **BROADWAY INDUSTRIAL CENTER, UNIT 3**, zoned SU-2 MH, located on SAN JOSE AVE SE BETWEEN BROADWAY BLVD SE AND I-25 containing approximately 60 acre(s). [REF: DRB-99-8, 02DRB-00400, 02DRB-00402, 01DRB-01559, 01DRB-01791] (M-14)

Project # 1000408

02DRB-01855 Major-Preliminary Plat Approval
02DRB-01856 Minor-Sidewalk Variance
02DRB-01857 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES, PA, agent(s) for C & W LAND DEVELOPMENT ENTERPRISE INC. request(s) the above action(s) for all or a portion of Tract(s) 490 & 91, **SAGE POINTE SUBDIVISION, TOWN OF ATRISCO GRANT #7**, zoned R-D residential and related uses zone, developing area, 14 DU/AC, located on the SOUTH SIDE OF SAGE RD SW, between 82ND ST SW and 86TH ST SW containing approximately 10 acre(s). [REF: DRB-99-21, 00440-00438 XPP, 01440-00353 XPP, 02DRB-00365 XPP, 02DRB-00492 AMPP] (M-9)

Project # 1001866

02DRB-01848 Major-Preliminary Plat Approval
02DRB-01849 Minor – Temp Defer SDWK

MARK GOODWIN & ASSOCIATES, PA, agent(s) for NORTH VALLEY DEVELOPMENT LTD., LLC, request(s) the above action(s) for all or a portion of Lot(s) 16 & 17, ALVARADO ADDITION, **CAMPBELL FARM SUBDIVISION**, zoned RA-2 residential and agricultural zone, located on CAMPBELL RD NW BETWEEN RIO GRANDE BLVD NW AND THE GRIEGOS DRAIN, containing approximately 5 acre(s). [REF: 02500-00540 (SK)] (G-13)

SEE PAGE 3...



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE
PAGE 3**

Project # 1001993

02DRB-01841 Major-Vacation of Pub
Right-of-Way
02DRB-01842 Minor-Prelim&Final Plat
Approval

JEFF MORTENSEN & ASSOC., INC. agent(s) for CITY OF ALBUQUERQUE & SHIRLEY LESLIE request(s) the above action(s) for all or a portion of Lot(s) F & G, **ACADEMY PLACE SUBDIVISION**, zoned R-2 residential zone & C-1, located on the SOUTH SIDE OF OSUNA RD NE, between JUAN TABO BLVD NE and MORRIS ST NE containing approximately 4 acre(s). [REF: 02DRB-01545 SK, 02EPC-00825 ZMA, 02EPC-00824 SDP, 02EPC-00844 SDP] (F-21)

Project # 1002250

02DRB-01882 Major-Bulk Land Variance
02DRB-01886 Minor-Prelim&Final Plat
Approval
02DRB-01887 Major-Vacation of Public
Easements

BOHANNAN HUSTON INC agent(s) for LAS VENTANAS LIMITED PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) A-1, **VENTANA RANCH**, zoned SU-1 for RT, located on UNIVERSE BLVD NW, between IRVING BLVD NW and VENTANA RD NW containing approximately 23 acre(s). [REF: 02EPC-01480, DRB-99-54] (B-10)

Project # 1002368

02DRB-01810 Major-Vacation of Public
Easements

MARK GOODWIN & ASSOCIATES, PA, agent(s) for K B HOME NEW MEXICO request(s) the above action(s) for all or a portion of Lot(s) 5A1A, B1, A1, 393, 392, and 391, **WEST RIDGE SUBDIVISION**, zoned SU-1/RD, located on UNSER BLVD NW, between OLD OURAY RD NW and NEW OURAY RD NW containing approximately 38 acre(s). [REF: 1001932] (G-9)

Project # 1002375

02DRB-01852 Major-Vacation of Pub
Right-of-Way

JOSE L. PADILLA request(s) the above action(s) for all or a portion of Lot(s) 1-5 & E-H, Block(s) 3A **PALISADES ADDITION**, zoned C-1, located on BLUEWATER RD NW, between YUCCA NW and PLANO NW containing approximately 2 acre(s). (J-11)

SEE PAGE 4...



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

PAGE 4

Project # 1002384

02DRB-01895 Major-SiteDev Plan BldPermit

CONSENSUS PLANNING agent(s) for D. R. HORTON HOMES request(s) the above action(s) for all or a portion of Tract(s) 1 (to be known as **RANCHO ENCANTADO SUR**) COORS VILLAGE, zoned SU-3 special center zone, located on WESTERN TRAIL NW, between ATRISCO DR NW and COORS BLVD NW containing approximately 11 acre(s). [REF: 01138-01744, Z-95-94, Z-99-84, DRB-95-195, DRB-96-361] (F-11)

02DRB-01896 Major-SiteDev Plan BldPermit

CONSENSUS PLANNING agent(s) for D. R. HORTON HOMES request(s) the above action(s) for all or a portion of Tract(s) 1 (to be known as **RANCHO ENCANTADO NORTE**) COORS VILLAGE, zoned SU-3, located on WESTERN TRAIL NW, between ATRISCO DR NW and COORS BLVD NW containing approximately 17 acre(s). [REF: 01138-01744, Z-95-94, Z-99-84, DRB-95-195, DRB-96-361] (F-11)

02DRB-01879 Major-Preliminary Plat Approval
02DRB-01880 Major-Vacation of Pub Right-of-Way

02DRB-01883 Major-Vacation of Public Easements

02DRB-01884 Minor-Sidewalk Waiver

02DRB-01885 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for D. R. HORTON HOMES request(s) the above action(s) for all or a portion of Tract(s) 1 and 4, **RANCHO ENCANTADO NORTE, RANCHO ENCANTADO SUR AND CONDOMINIUM SUBDIVISIONS**, zoned SU-3 special center zone, located on SO SIDE WESTERN TRAIL NW, between ATRISCO DR NW and COORS BLVD NW containing approximately 17 acre(s). [REF: 02EPC-01165, 02EPC-01170, 02EPC-01161] (F-11)

Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays INDIVIDUALS WITH DISABILITIES who need special assistance to participate at this hearing should contact Claire Senova, Planning Department, at 924-3946 (VOICE) or teletypewriter (TTY) 924-3361 – TTY users may also access the Voice number via the New Mexico Relay Network by calling toll-free 1-800-659-8331.

Roger Green, Acting Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, DECEMBER 23, 2002.

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT - DEVELOPMENT SERVICES DIVISION
PROPERTY OWNERSHIP LIST

Meeting Date: 1-8-03

Zone Atlas Page: F-21-C

Notification Radius: 100 Ft.

App#	<u>02DRB-01841</u>
Proj#	<u>1001993</u>
Other#	<u>02DRB-01842</u>

Cross Reference and Location: _____

Applicant: City of Albuquerque

Address: P.O. Box 1293, Albuq, Nm 87103

Agent: Jeff Mortensen & Assoc., Inc.

Address: 6010-B Melrose Park Blvd NE, 87109

SPECIAL INSTRUCTIONS

Shirley Castie

2910 Louisiana Blvd NE, Ste #H, 87110

Notices Must be mailed from the
City 15 days prior to the meeting.

Date Mailed: Dec 17, 2002

Signature: N Smith

PROPERTY OWNERSHIP / LEGAL LIST

App# _____
 Proj# _____

Date: _____

Page / Of /

Zone Atlas Page	Zone Atlas #	Grid Location	Parcel Sequence	Name & Address
F-21	1021061	510-255	402-28	✓
		285-280	27	✓
		310-218	26	✓ COA
		413-175	20	✓ MP
		490-195	10	✓ MP
		439-260	108-48	✓
		437-244	47	✓
		451-223	102-24	✓
		452-248	25	✓
		453-245	24	✓
		458-223	60	✓
		457-277	61	✓
		457-279	62	✓
		456-282	63	✓
		455-284	64	✓
		470-289	125-15	✓
		470-280	14	✓
		471-284	17	✓
		472-281	18	✓
				1021061 473-278 125 01 ✓
				481-281 02 ✓
				480-284 03 ✓
				479-287 04 ✓
				479-289 05 ✓
				478-291 06 ✓
				490-297 126 01 ✓
				501-300 102 92 ✓
				502-297 93 ✓
				500-292 94 ✓
				503-291 95 ✓
				501-290 96 ✓
				499-288 97 ✓
				490-287 98 ✓
				492-287 99 ✓
				521-312 109 02 ✓ COA
				1022061 053-315 201 20 ✓ COA
				009-230 320 10 ✓

1021061 *** THIS UPC CODE HAS NO MASTER RECORD ON FILE

102106151025540228 LEGAL: TR G ACA DEMY PLACE SUBD CONT 1.03 AC LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: LESLIE SHIRLEY
OWNER ADDR: 02900 LOUISIANA BL NE ALBUQUERQUE NM 87110

102106128525040227 LEGAL: TR F ACA DEMY PLACE SUBD CONT 2.24 AC LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: LESLIE SHIRLEY
OWNER ADDR: 02900 LOUISIANA BL NE ALBUQUERQUE NM 87110

102106136021840226 LEGAL: PARK COR RECTED SUMMARY PLAT ACADEMY PLACE TRS A, A LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: CITY OF ALBUQUERQUE
OWNER ADDR: 00000 ALBUQUERQUE NM 87103

102106141317540220 LEGAL: TRAC T IN N1/2 N1/2 SE1/4 IN ELENA GALLEGOS GRANT S LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: BOARD OF ED CITY OF ALBUQ
OWNER ADDR: 00000 ALBUQUERQUE NM 87125

102106149019540210 LEGAL: TR I N NE 1/4 SE1/4 SEC 33 T11N R4E CONT 13.8855 AC LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: BOARD OF EDUCATION
OWNER ADDR: 00000 ALBUQUERQUE NM 87125

102106143926010848 LEGAL: *20 12 O SO GRANDE SUB'N UNIT 8 CONT 5,000 SQ FT M/ LAND USE:
PROPERTY ADDR: 00000 4901 EDWARDS DR NE
OWNER NAME: GENTRY W KENDALL & MARILYN A
OWNER ADDR: 04901 EDWARDS DR NE ALBUQUERQUE NM 87111

102106143726410847 LEGAL: *19 12 O SO GRANDE SUB'N UNIT 8 CONT 4,480 SQ FT LAND USE:
PROPERTY ADDR: 00000 4905 EDWARDS NE
OWNER NAME: STONE DEFOREST N
OWNER ADDR: 00000 ALBUQUERQUE NM 87125

102106145127310226 LEGAL: *41 6 OS O GRANDE SUB'N UNIT 8 CONT 4440 SQ FT LAND USE:
PROPERTY ADDR: 00000 4908 EDWARDS NE
OWNER NAME: VOLLENDORF MARGARET L
OWNER ADDR: 04908 EDWARDS DR NE ALBUQUERQUE NM 87111

102106145226810225 LEGAL: *42 6 OS O GRANDE SUB'N UNIT 8 CONT 4440 SQ FT LAND USE:

PROPERTY ADDR: 00000 4904 EDWARDS NE
OWNER NAME: PIKE DONALD D & SHIRLEY A
OWNER ADDR: 04904 EDWARDS DR NE ALBUQUERQUE NM 87111

102106145326510224 LEGAL: *43 6 OS O GRANDE SUB'N UNIT 8 CONT 5,000 SQ FT M/L LAND USE:
PROPERTY ADDR: 00000 4900 EDWARDS DR NE
OWNER NAME: MOSS COY L & BARBARA J
OWNER ADDR: 04900 EDWARDS DR NE ALBUQUERQUE NM 87111

102106145827310260 LEGAL: LOT 1-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0879 LAND USE:
PROPERTY ADDR: 00000 4901 SERENO DR NE
OWNER NAME: DRURY RANDY L
OWNER ADDR: 04900 SERENO DR NE ALBUQUERQUE NM 87111

102106145727710261 LEGAL: LOT 2-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0657 LAND USE:
PROPERTY ADDR: 00000 4905 SERENO DR NE
OWNER NAME: HOLLAND JOY L
OWNER ADDR: 04905 SERENO DR NE ALBUQUERQUE NM 87111

102106145727910262 LEGAL: LOT 3-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0657 LAND USE:
PROPERTY ADDR: 00000 4909 SERENO DR NE
OWNER NAME: HOCHMANN STEPHEN E & MAVIS
OWNER ADDR: 04909 SERENO DR NE ALBUQUERQUE NM 87111

102106145628210263 LEGAL: LOT 4-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0657 LAND USE:
PROPERTY ADDR: 00000 4911 SERENA DR NE
OWNER NAME: WILLIAMS CHARLES P & JANET L S
OWNER ADDR: 04911 SERENO DR NE ALBUQUERQUE NM 87111

102106145528410264 LEGAL: LOT 5-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0657 LAND USE:
PROPERTY ADDR: 00000 4915 SERENO DR NE
OWNER NAME: WELLES JAMES F & KELLY F
OWNER ADDR: 05436 THOMAS DR NE ALBUQUERQUE NM 87111

102106147028912515 LEGAL: LOT 5-P1 BLK 2 PLAT OF AMBERGLEN SUBD CONT 0.0555 LAND USE:
PROPERTY ADDR: 00000 4916 SERENO DR NE
OWNER NAME: WORD CYNTHIA LYNN
OWNER ADDR: 04916 SERENO DR NE ALBUQUERQUE NM 87111

102106147028612516 LEGAL: LOT 4-P1 BLK 2 PLAT OF AMBERGLEN SUBD CONT 0.0556 LAND USE:
PROPERTY ADDR: 00000 4912 SERENO DR NE
OWNER NAME: DOWLING STEPHEN M
OWNER ADDR: 04912 SERENO DR NE ALBUQUERQUE NM 87111

102106147128412517 LEGAL: LOT 3-P1 BLK 2 PLAT OF AMBERGLEN SUBD CONT 0.0556 LAND USE:
PROPERTY ADDR: 00000 4908 SERENO DR NE
OWNER NAME: YOUNG PHILIP J
OWNER ADDR: 04908 SERENO DR NE ALBUQUERQUE NM 87111

102106147228112518 LEGAL: LOT 2-P1 BLK 2 PLAT OF AMBERGLEN SUBD CONT 0.0556 LAND USE:
PROPERTY ADDR: 00000 4904 SERENO DR NE
OWNER NAME: TELCK JEANNENE
OWNER ADDR: 04904 SERENO DR NE ALBUQUERQUE NM 87111

102106147327812501 LEGAL: LOT 1-P1 BLK 2 PLAT OF AMBERGLEN SUBD CONT 0.0739 LAND USE:
PROPERTY ADDR: 00000 4900 SERENO DR NE
OWNER NAME: EVERETT ROBERT R S & PHYLLIS

OWNER ADDR: 04900 SERENO DR NE ALBUQUERQUE NM 87111

102106148128112502 LEGAL: LT 1 8-P1 BLK 2 PLAT OF AMBERGLEN SUBD CONT 0.0738 LAND USE:

PROPERTY ADDR: 00000 4901 PLACIDO DR NE

OWNER NAME: WRIGHT L EARL & JUDY

OWNER ADDR: 04901 PLACIDO DR NE ALBUQUERQUE NM 87111

102106148028412503 LEGAL: LT 1 7-P1 BLK 2 PLAT OF AMBERGLEN SUBD CONT 0.0555 LAND USE:

PROPERTY ADDR: 00000 4905 PLACIDO DR NE

OWNER NAME: KROENKE WILLIAM J & LILLIAN A

OWNER ADDR: 00000 PLACITAS NM 87043

102106147928712504 LEGAL: LT 1 6-P1 BLK 2 PLAT OF AMBERGLEN SUBD CONT 0.0555 LAND USE:
PROPERTY ADDR: 00000 4909 PLACIDO DR NE
OWNER NAME: LEWIS TAMELA ANN
OWNER ADDR: 04909 PLACIDO NE ALBUQUERQUE NM 87111

102106147928912505 LEGAL: LT 1 5-P1 BLK 2 PLAT OF AMBERGLEN SUBD CONT 0.0555 LAND USE:
PROPERTY ADDR: 00000 4915 PLACIDO DR NE
OWNER NAME: SHUMAKER RONALD C & MARJORIE
OWNER ADDR: 04915 PLACIDO DR NE ALBUQUERQUE NM 87111

102106147829112506 LEGAL: LT 1 4-P1 BLK 2 PLAT OF AMBERGLEN SUBD CONT 0.0555 LAND USE:
PROPERTY ADDR: 00000 4919 PLACIDO DR NE
OWNER NAME: MOLONEY DANIEL K & MELISSA A
OWNER ADDR: 04919 PLACIDO DR NE ALBUQUERQUE NM 87111

102106149029712601 LEGAL: TRA PLA T OF AMBERGLEN SUBD CONT 0.0530 AC M/L OR LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: ALBERT HAROLD A ETAL C/O HOME
OWNER ADDR: 10400 ACADEMY RD NE ALBUQUERQUE NM 87111

102106150130010292 LEGAL: LT 3 2-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0478 LAND USE:
PROPERTY ADDR: 00000 4928 SERENA CIR NE
OWNER NAME: FLORES MARISOL
OWNER ADDR: 04928 SERENA CI NE ALBUQUERQUE NM 87111

102106150229710293 LEGAL: LT 3 3-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0499 LAND USE:
PROPERTY ADDR: 00000 4924 SERENA CIR NE
OWNER NAME: RODRIGUEZ-GUY MARIA & GUY QUEN
OWNER ADDR: 04924 SERENA CI NE ALBUQUERQUE NM 87111

102106150629210294 LEGAL: LT 3 4-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0756 LAND USE:
PROPERTY ADDR: 00000 4920 SERENA CIR NE
OWNER NAME: DRURY RANDY L
OWNER ADDR: 04920 SERENA CI NE ALBUQUERQUE NM 87111

102106150329110295 LEGAL: LT 3 5-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0552 LAND USE:
PROPERTY ADDR: 00000 4916 SERENA CIR NE
OWNER NAME: FULLER RICHARD W
OWNER ADDR: 04916 SERENA CI NE ALBUQUERQUE NM 87111

102106150129010296 LEGAL: LT 3 6-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0550 LAND USE:
PROPERTY ADDR: 00000 4912 SERENA CIR NE
OWNER NAME: FULLER RICHARD W

OWNER ADDR: 04912 SERENA CI NE ALBUQUERQUE NM 87111

102106149928810297 LEGAL: LT 3 7-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0450 LAND USE:

PROPERTY ADDR: 00000 4908 SERENA NE

OWNER NAME: FULLER RICHARD W

OWNER ADDR: 04906 SERENA CI NE ALBUQUERQUE NM 87111

102106149628710298 LEGAL: LT 3 8-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0427 LAND USE:

PROPERTY ADDR: 00000 4904 SERENA CIR NE

OWNER NAME: JOHNSON JULIET J LVT

OWNER ADDR: 22327 QUAIL RUN WAY PARKER CO 80138

102106149228710299 LEGAL: LT 3 9-P1 BLK 1 PLAT OF AMBERGLEN SUBD CONT 0.0765 LAND USE:
PROPERTY ADDR: 00000 4900 SERENA CIR NE
OWNER NAME: Tabet RICHARD D & SUE C/O RAKS
OWNER ADDR: 00108 CARSON DR SE LOS LUNAS NM 87031

102106152131210902 LEGAL: TR B -2 P LAT OF TR B-1, B-2 & B-3 ACADEMY ADDN CONT LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: CITY OF ALBUQUERQUE
OWNER ADDR: 00000 ALBUQUERQUE NM 87103

102206105331520120 LEGAL: PARK IN THE NEW HOLIDAY PARK PARTS 7 & 8 A TR OF L LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: CITY OF ALBUQUERQUE
OWNER ADDR: 00000 ALBUQUERQUE NM 87103

102206100923032010 LEGAL: TR A -1 R EPL OF TR A NOW TR A-1 VISTA NUEVA (AKA VI LAND USE:
PROPERTY ADDR: 00000 4800 JUAN TABO NE
OWNER NAME: WOLFE COMPANY INC A NEW MEXICO
OWNER ADDR: 02730 SAN PEDRO DR NE ALBUQUERQUE NM 87110



City of Albuquerque

PLEASE NOTE: The Neighborhood Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter – you will need to get an updated letter from our office. It is your responsibility to provide current information – outdated information may result in a deferral of your case.

Date: November 13, 2002

TO CONTACT NAME: Debie LeBlanc Trujillo
 COMPANY/AGENCY: Jeff Mortensen & Assoc. Inc.
 ADDRESS/ZIP: 6010 Midway Park Blvd. NE 87109
 PHONE/FAX #: 345-4250 / 345-4254

Thank you for your inquiry of 11-13-02 requesting the names of **Recognized**

(Date)

Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at Lots F & G of Academy Place Subdivision.

zone map page(s) F-21

Our records indicate that the **Recognized Neighborhood Association(s)** affected by this proposal and the contact names are as follows:

John B. Robert

Neighborhood Association

Contacts: Bell Rottweiler
5400 Avenida Cuesta NE / 87111
296-3212 (w) 821-1234 (w)

Kathy Gough

5515 Camino Arbustos NE
332-4044 (w) 87111

New Holiday Park

Neighborhood Association

Contacts: Scott Gould
4513 Oahu Dr NE
293-2504 (w) 87111

Seth Warren Heath

11221 Morocco NE / 87111
291-9772 (w) 681-0574 (cell)

See reverse side for additional Neighborhood Association Information: YES NO

Please note that according to O-92 you are required to notify each of these contact persons by **CERTIFIED MAIL, RETURN RECEIPT REQUESTED, BEFORE** the Planning Department will accept your application filing. **IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

Dalaina S. Carmona

OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

Attention: Both contacts per neighborhood association need to be notified.

2002 11 20 4

SHIRLEY LESLIE
2900 Louisiana Boulevard, N.E., Suite H
Albuquerque, New Mexico 87110
505-881-8200

November 20, 2002

CITY OF ALBUQUERQUE
Planning Department
Development Services Division
P. O. Box 1293
Albuquerque, New Mexico 87103

Re: Your Project 1001993

Gentlemen:

Please accept this letter as my authorization for **JEFF MORTENSEN & ASSOCIATES, INC.**, 6010 Midway Park Boulevard, N.E., Albuquerque, New Mexico 87109 (505-345-4250), at the expense of the City of Albuquerque, to submit and pursue the approval on my behalf of the vacation request of the Southerly four (4) feet of Osuna Road, N.E., Albuquerque, extending from Juan Tabo Boulevard, N.E., on the East in a Westerly direction, and of the submission of a preliminary and a final plat of Tracts F and G of **ACADEMY PLACE SUBDIVISION**, Albuquerque.

Very truly yours,



Shirley Leslie

Additional Neighborhood Association Information

Oso Grande

Neighborhood Association

Contacts: Becky Jays

4908 Noreen Ct. NE / 87111

275-3680 (W) 857-2361 (W)

Pete Bianucci

4909 Noreen Ct. NE

296-0641 (W) 87111

Neighborhood Association

Contacts: _____

Neighborhood Association

Contacts: _____

Neighborhood Association

Contacts: _____

As a common courtesy you may notify the surrounding NA(s) for your project.

Neighborhood Association

Contacts: _____

Neighborhood Association

Contacts: _____

Neighborhood Association

Contacts: _____

Neighborhood Association

Contacts: _____

NOTICE TO APPLICANTS

SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

Applicants for Zone Change, Site Plan, Sector Development Plan approval or an amendment to a Sector Development Plan by the EPC, DRB, etc. are required under Council Bill O-92 to notify all affected recognized neighborhood associations **PRIOR TO FILING THE APPLICATION TO THE PLANNING DEPARTMENT**. Because the purpose of the notification is to ensure communication as a means of identifying and resolving problems early, it is essential that the notification be fully informative.

WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

1. The street address of the subject property.
2. The legal description of the property, including lot or tract number (if any), block number (if any), and name of the subdivision.
3. A physical description of the location, referenced to streets and existing land uses.
4. A complete description of the actions requested of the EPC:
 - a) If a **ZONE CHANGE OR ANNEXATION**, the name of the existing zone category and primary uses and the name of the proposed category and primary uses (i.e., "from the R-T Townhouse zone, to the C-2 Community Commercial zone").
 - b) If a **SITE DEVELOPMENT OR MASTER DEVELOPMENT PLAN** approval or amendment describe the physical nature of the proposal (i.e., "an amendment to the approved plan to allow a drive-through restaurant to be located just east of the main shopping center entrance off Montgomery Blvd.>").
 - c) If a **SECTOR DEVELOPMENT PLAN OR PLAN AMENDMENT** a general description of the plan area, plan concept, the mix of zoning and land use categories proposed and description of major features such as location of significant shopping centers, employment centers, parks and other public facilities.
5. The name, address and telephone number of the applicant and of the agent (if any). In particular the name of an individual contact person will be helpful so that neighborhood associations may contact someone with questions or comments.

(below this line for OCNC use only)

Date of Inquiry: 11-13-02 Time Entered: 4:35pm OCNC Rep. Initials: DC

Proj# 1001993

JEFF MORTENSEN & ASSOC., INC.
6010-B MIDWAY PARK BLVD NE
ALBUQUERQUE NM 87109

KATHY GOUGH
John B. Robert Neigh. Assoc.
5515 CAMINO ARBUSTOS NE
ALBUQUERQUE NM 87111

BECKY TAYS
Oso Grande Neigh. Assoc.
4908 NOREEN CT. NE
ALBUQUERQUE NM 87111

102106143926010848

GENTRY W KENDALL & MARILYN A
4901 EDWARDS DR NE
ALBUQUERQUE NM 87111

102106145226810225

PIKE DONALD D & SHIRLEY A
4904 EDWARDS DR NE
ALBUQUERQUE NM 87111

102106145727710261

HOLLAND JOY L
4905 SERENO DR NE
ALBUQUERQUE NM 87111

102106145528410264

WELLES JAMES F & KELLY F
5436 THOMAS DR NE
ALBUQUERQUE NM 87111

102106147128412517

YOUNG PHILIP J
4908 SERENO DR NE
ALBUQUERQUE NM 87111

102106148128112502

WRIGHT L EARL & JUDY
4901 PLACIDO DR NE
ALBUQUERQUE NM 87111

102106147928912505

SHUMAKER RONALD C & MARJORIE
4915 PLACIDO DR NE
ALBUQUERQUE NM 87111

Proj# 1001993

LESLIE SHIRLEY
2900 LOUISIANA BLVD NE
ALBUQUERQUE NM 87110

SCOTT GOOLD
New Holiday Park Neigh. Assoc.
4513 OAHU DR. NE
ALBUQUERQUE NM 87111

PETE GRANUCCI
Oso Grande Neigh. Assoc.
4909 NOREEN CT. NE
ALBUQUERQUE NM 87111

102106143726410847

STONE DEFOREST N
P O BOX 27618
ALBUQUERQUE NM 87125

102106145326510224

MOSS COY L & BARBARA J
4900 EDWARDS DR NE
ALBUQUERQUE NM 87111

102106145727910262

HOCHMANN STEPHEN E & MAVIS
4909 SERENO DR NE
ALBUQUERQUE NM 87111

102106147028912515

WORD CYNTHIA LYNN
4916 SERENO DR NE
ALBUQUERQUE NM 87111

102106147228112518

TELCK JEANNENE
4904 SERENO DR NE
ALBUQUERQUE NM 87111

102106148028412503

KROENKE WILLIAM J & LILLIAN A
P O BOX 147
PLACITAS NM 87043

102106147829112506

MOLONEY DANIEL K & MELISSA A
4919 PLACIDO DR NE
ALBUQUERQUE NM 87111

BILL ROTHWEILER
John B. Robert Neigh. Assoc.
5400 AVENIDA CUESTA NE
ALBUQUERQUE NM 87111

SETH WARREN HEATH
New Holiday Park Neigh. Assoc.
11221 MOROCCO NE
ALBUQUERQUE NM 87111

102106149019540210

BOARD OF EDUCATION
P O BOX 25704
ALBUQUERQUE NM 87125

102106145127310226

VOLLENDORF MARGARET L
4908 EDWARDS DR NE
ALBUQUERQUE NM 87111

102106145827310260

DRURY RANDY L
4900 SERENO DR NE
ALBUQUERQUE NM 87111

102106145628210263

WILLIAMS CHARLES P & JANET L
4911 SERENO DR NE
ALBUQUERQUE NM 87111

102106147028612516

DOWLING STEPHEN M
4912 SERENO DR NE
ALBUQUERQUE NM 87111

102106147327812501

EVERETT ROBERT R S & PHYLLIS
4900 SERENO DR NE
ALBUQUERQUE NM 87111

102106147928712504

LEWIS TAMELA ANN
4909 PLACIDO NE
ALBUQUERQUE NM 87111

102106149029712601

ALBERT HAROLD A ETAL C/O HOME
10400 ACADEMY RD NE
ALBUQUERQUE NM 87111

102106150130010292

FLORES MARISOL
4928 SERENA CI NE
ALBUQUERQUE NM 87111

102106150329110295

FULLER RICHARD W
4916 SERENA CI NE
ALBUQUERQUE NM 87111

102106149228710299

TABET RICHARD D & SUE C/O RAK
108 CARSON DR SE
LOS LUNAS NM 87031

102106150229710293

RODRIGUEZ-GUY MARIA & GUY QUE
4924 SERENA CI NE
ALBUQUERQUE NM 87111

102106149928810297

FULLER RICHARD W
4906 SERENA CI NE
ALBUQUERQUE NM 87111

102206100923032010

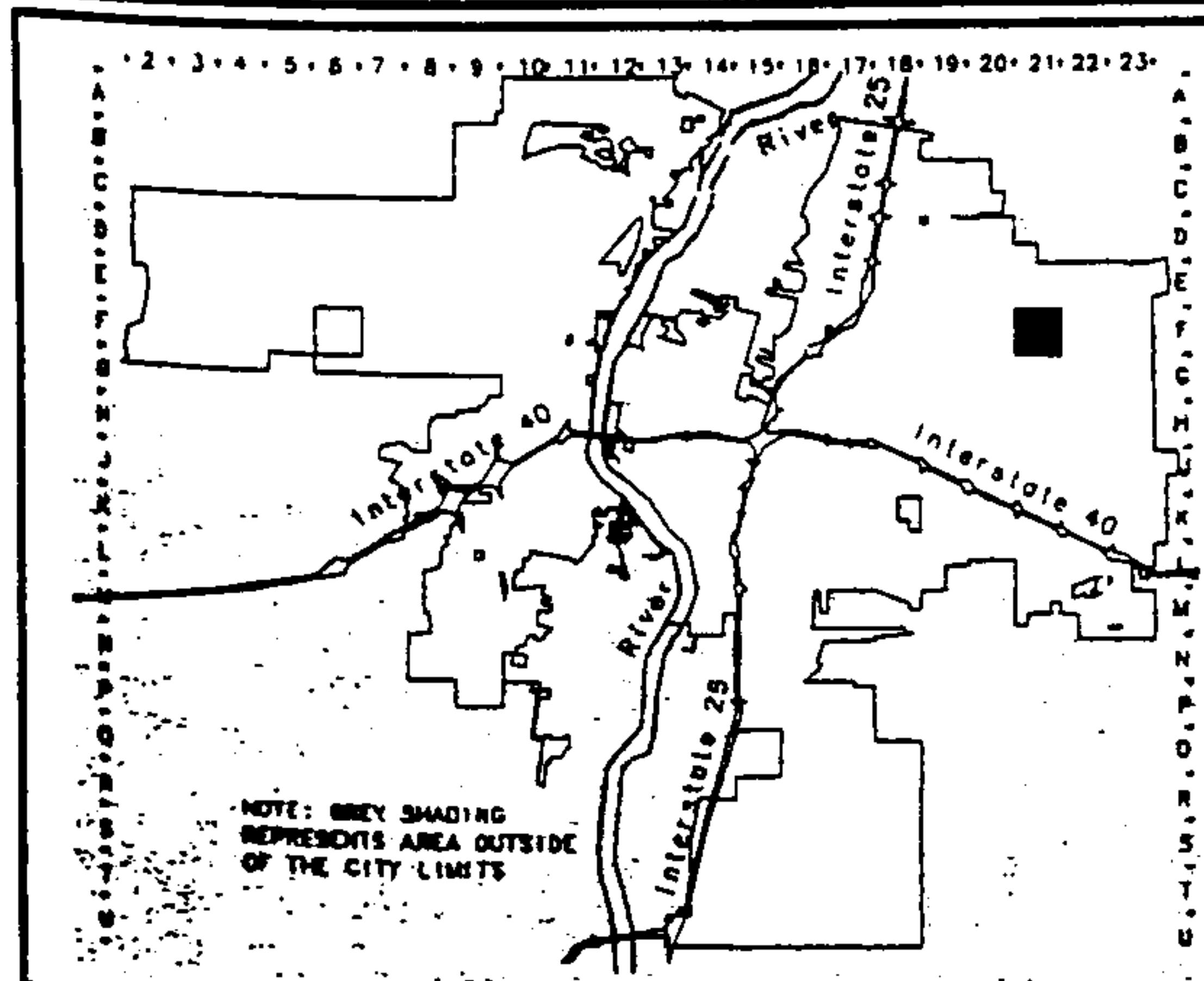
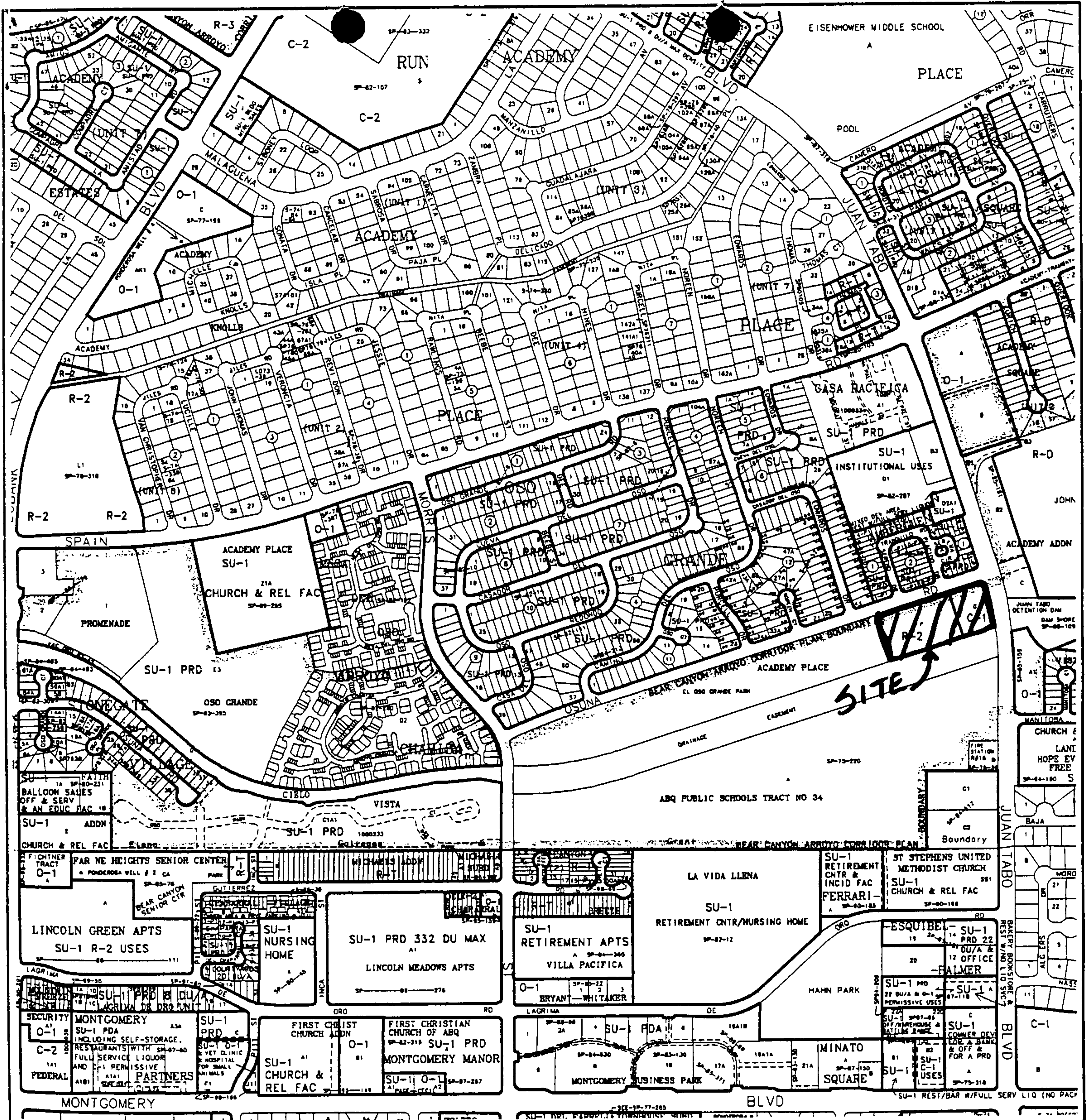
WOLFE COMPANY INC A NEW MEXIC
2730 SAN PEDRO DR NE
ALBUQUERQUE NM 87110

102106150629210294

DRURY RANDY L
4920 SERENA CI NE
ALBUQUERQUE NM 87111

102106149628710298

JOHNSON JULIET J LVT
22327 QUAIL RUN WAY
PARKER CO 80138

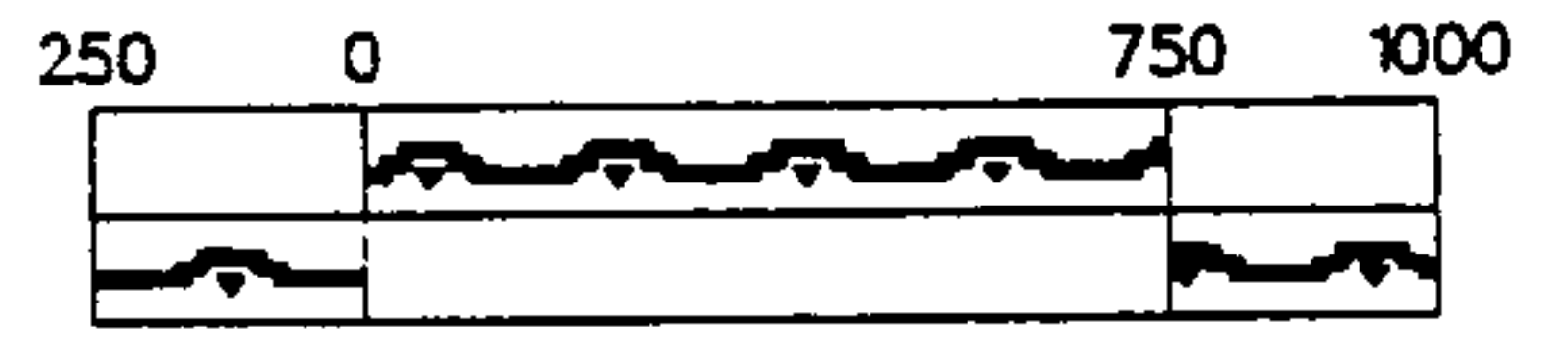


CITY OF
Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

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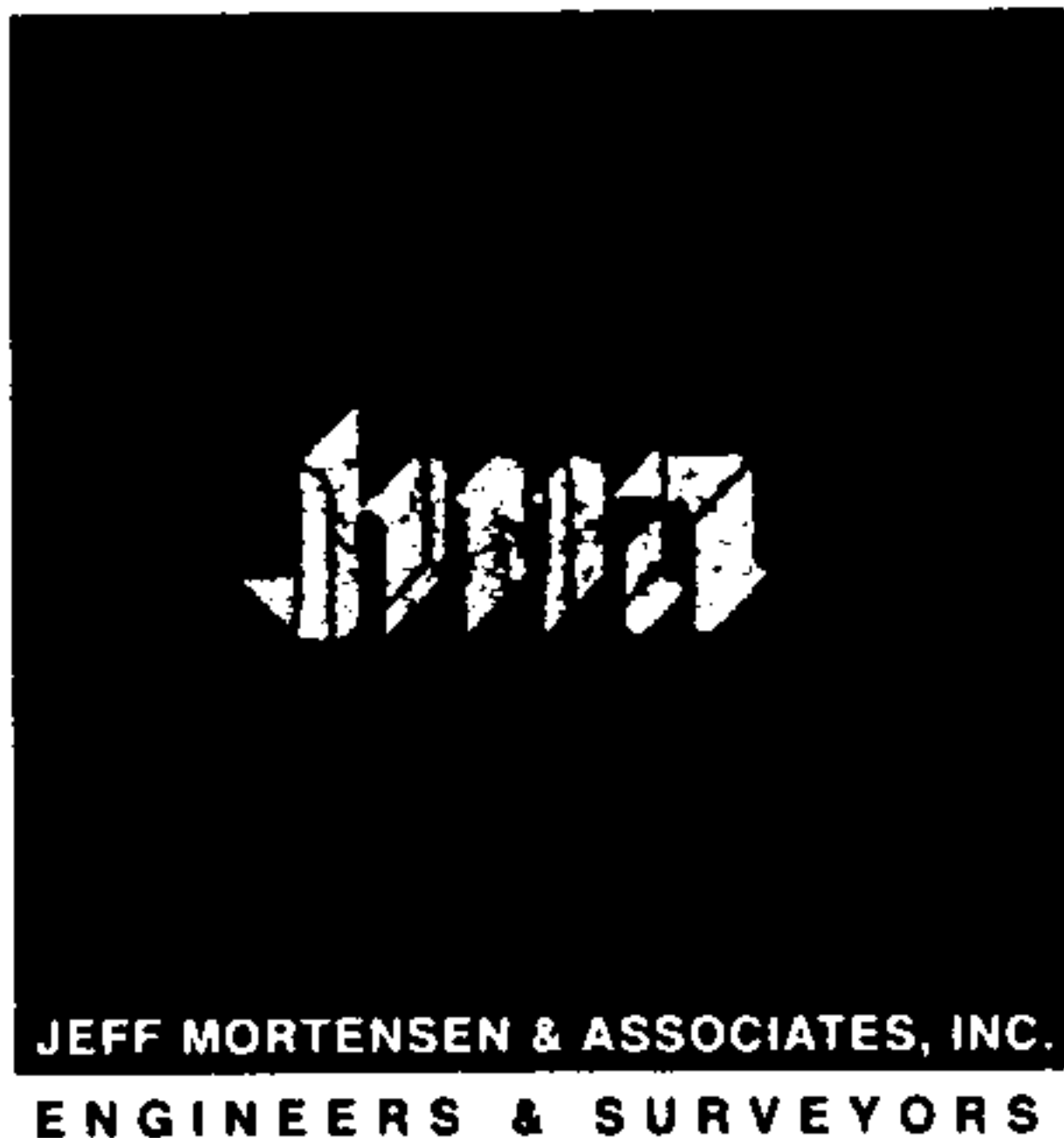
GRAPHIC SCALE IN FEET



Zone Atlas Page

F-21-Z

Map Amended through April 03, 2002



6010-B MIDWAY

PARK BLVD. NE

ALBUQUERQUE

NEW MEXICO

8 7 1 0 9

P R I N C I P A L S

JEFFREY G. MORTENSEN, P.E.

CHARLES G. CALA, JR., P.S.

J U A N M . C A L A

TEL:505-345-4250

FAX:505-345-4254

jmainc@swcp.com



2002.062.6
December 3, 2002

Roger Green, Acting DRB Chair
Development Review Board
City of Albuquerque
Albuquerque, NM 87103

Re: Vacation Request and Minor Subdivision Plat
Lots F and G, Academy Place Subdivision
DRB Project No. 1001993

Dear Roger:

Transmitted are the following items associated with the subject request:

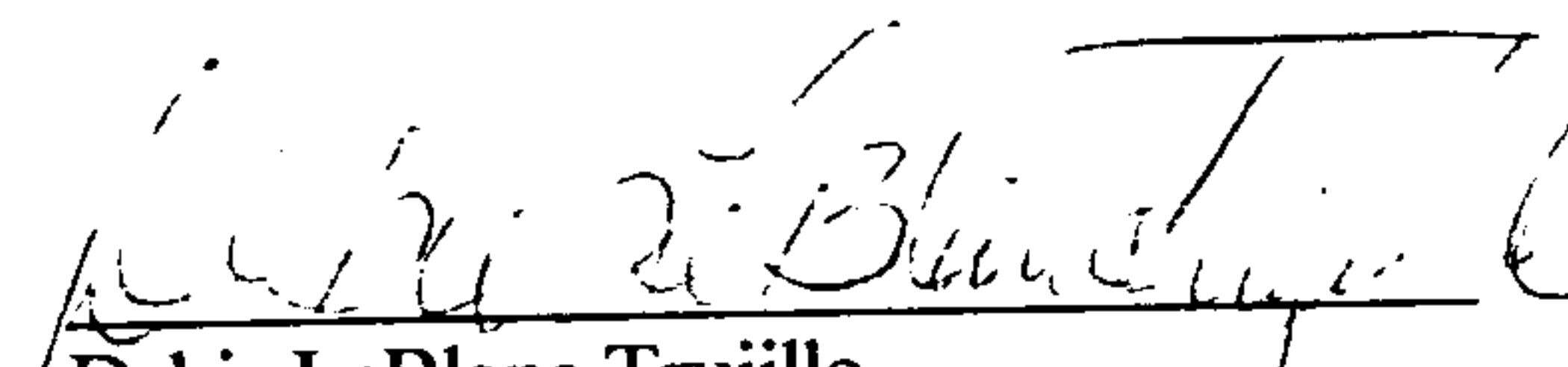
- DRB Application and Fee
- Twenty Four (24) copies of the sketch and plat showing the proposed vacation and lot line adjustment
- City of Albuquerque Zone Atlas F - 21
- Letter of Agency
- Office of the Community & Neighborhood Coordination request, copies of letters sent to Neighborhood Associations along with the registered mail receipts

The westerly portion of this project is for the City of Albuquerque, Non Potable Surface Water Reclamation Project - Task 5. The project consists of a lot line adjustment between Lots F and G, Academy Place Subdivision. The public street right-of-way that will be vacated consists of four (4) feet along the south side of Osuna Road, NE. The vacated portion will be incorporated into the two new tracts.

Please schedule this matter for the next appropriate DRB Hearing. In the meantime, if I can be of further assistance to you, please do not hesitate to call.

Sincerely,

JEFF MORTENSEN & ASSOCIATES, INC.


Debie LeBlanc Trujillo



DLT
Enclosures

Xc: Michael A. Brewer, P.E.

ORIGINAL

Claire

EXHIBIT A (CITY 11/15/01)
TO SUBDIVISION IMPROVEMENT AGREEMENT
DEVELOPMENT REVIEW BOARD
REQUIRED INFRASTRUCTURE LISTING FOR PLAT/SITE
DEVELOPMENT SIGN-OFF
El Oso Grande Nonpotable Water Reservoir and Pump Station -
Tract F Academy Place Subdivision
 (NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN)

DRB Case No.: 1001993
 DRC Project No.: CIP 5762.07
 Prelim. Plat Approved: —
 Prelim. Plat Expires: —
 Site Plan Approved: 1-08-03
 Date Submitted: 1-08-03

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.

<u>SIZE</u>	<u>IMPROVEMENT</u>	<u>LOCATION</u>	<u>FROM</u>	<u>TO</u>
_____	Portland Cement Concrete Curb&Gutter, and Asphalt Pavement to complete the 40-foot Roadway Section for Osuna Road	South side of Osuna Road, N.E.	Sereno Drive	Juan Tabo Blvd.
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

*James
Chavez
105 Agent
P.R. PWD*

By signing below, I John Stump, ^{Manager} Director of Water Resources for the City of Albuquerque, recognize that my department is financially responsible for the construction of the above listed improvements and this agreement will constitute the Subdivision Improvements Agreement (SIA). Funding for these improvements have been programmed within this department's budget. These improvements listed above will be constructed within 6 months after written notification from the City Engineer. The estimated dollar amount for these improvements is \$ 14,500, excluding NMGR. A copy of the certified engineer's estimate must accompany this infrastructure list.

Signed By: *John Stump*
 Print Name: John M. Stump
 Firm: City - PWD - Water Resources

R. B. ... 1-08-03
 Traffic Date
Regina ... 1/8/03
 Utility Dev. Date
Christina Santoral 1/8/03
 Parks & G.S. Date
Sharon ... 1/8/03
 BRB Chairman Date
 Planning

BCPWD-DRE _____ Date
 BCPWD-DRAN _____ Date

DRB Infrastructure Listing - _____
 (Subdivision Name and Unit)

Page ___ of ___

- cc: Lawrence Rael, CAO
- cc: Arlene Portillo,
- cc: Pat Montoya, CIP
- cc: Kevin Curran, Legal
- cc: Becky Snapka, Budget



<p>SUBDIVISION</p> <p><input type="checkbox"/> Major Subdivision action</p> <p><input type="checkbox"/> Minor Subdivision action</p> <p><input type="checkbox"/> Vacation</p> <p><input type="checkbox"/> Variance (Non-Zoning)</p> <p>SITE DEVELOPMENT PLAN</p> <p><input type="checkbox"/> ...for Subdivision Purposes</p> <p><input checked="" type="checkbox"/> ...for Building Permit</p> <p><input type="checkbox"/> IP Master Development Plan</p> <p><input type="checkbox"/> Cert. of Appropriateness (LUCC)</p>	<p>Supplemental form</p> <p>S</p> <p>V</p> <p>P</p> <p>L</p>	<p>Supplemental form</p> <p>ZONING</p> <p><input type="checkbox"/> Annexation & Zone Establishment</p> <p><input type="checkbox"/> Sector Plan</p> <p><input type="checkbox"/> Zone Change</p> <p><input type="checkbox"/> Text Amendment</p> <p>APPEAL / PROTEST of...</p> <p><input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeal</p>	<p>Z</p> <p>A</p>
---	--	--	---------------------------------

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: <u>City of Albuquerque Public Works</u>	PHONE: <u>c/o agent</u>
ADDRESS: <u>PO Box 1293</u>	FAX: _____
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87103</u>	E-MAIL: _____
Proprietary interest in site: _____	
AGENT (if any): <u>Sites Southwest</u>	PHONE: <u>822-8200</u>
ADDRESS: <u>5150 San Francisco, NE</u>	FAX: <u>822-8282</u>
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87109</u>	E-MAIL: <u>bherrington@sites.sw.com</u>

DESCRIPTION OF REQUEST: Final sign-off of site development plan for building permit for new non-potable water reservoir and pump station adjacent to Ponderosa #2.

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. F-1 Block: N/A Unit: N/A

Subdiv. / Addn. Academy Place Subdivision

Current Zoning: R-2 Proposed zoning: R-1

Zone Atlas page(s): F-21 No. of existing lots: one No. of proposed lots: one

Total area of site (acres): ~1.2 acres Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A

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. 1-021-061-285-250-1-02-27 MRGCD Map No. N/A

LOCATION OF PROPERTY BY STREETS: On or Near: Osuna Rd NE
Between: Juan Tabo Blvd. NE and Morris St. NE

CASE HISTORY: Debbie Stokes EPC Case Planner
List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX-, Z-, V-, S-, etc.): Project 1001993, 02EPC-00824 SDP, 02EPC-00825 Zone Map Amendment, 02DRB 01841, 02DRB 01842

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

SIGNATURE Barbara S. Herrington DATE 12/30/02
(Print) Barbara S. Herrington for Sites Southwest Applicant Agent

FOR OFFICIAL USE ONLY

Form revised September 2001

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>02DRB - 01960</u>	<u>SBP</u>	<u>PB1</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 checked="" 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>JAN 8TH 2003</u>			Total \$ <u>0</u>

Barbara S. Herrington 12-30-02 Project # 1001993
Planner signature / date

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

SKETCH PLAN REVIEW AND COMMENT

- 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.

Barbara S. Herrington
Applicant name (print)
Barbara S. Herrington 12/30/02
Applicant signature / date

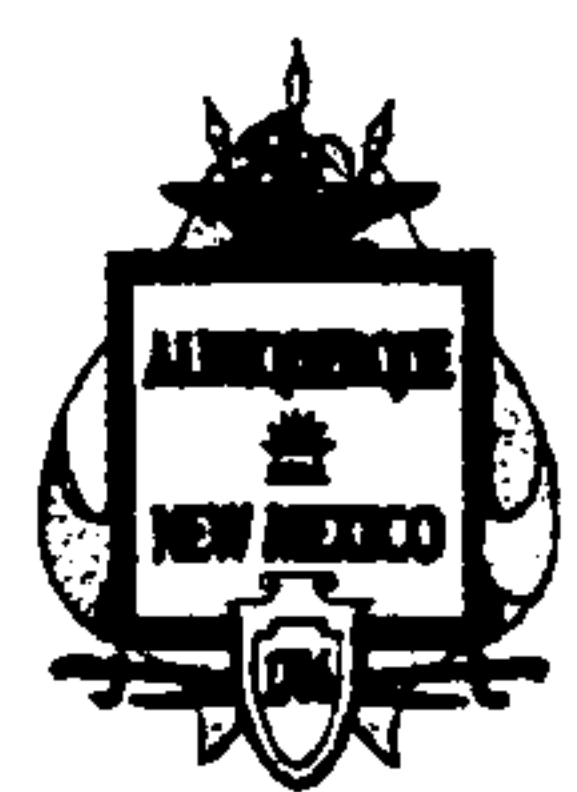
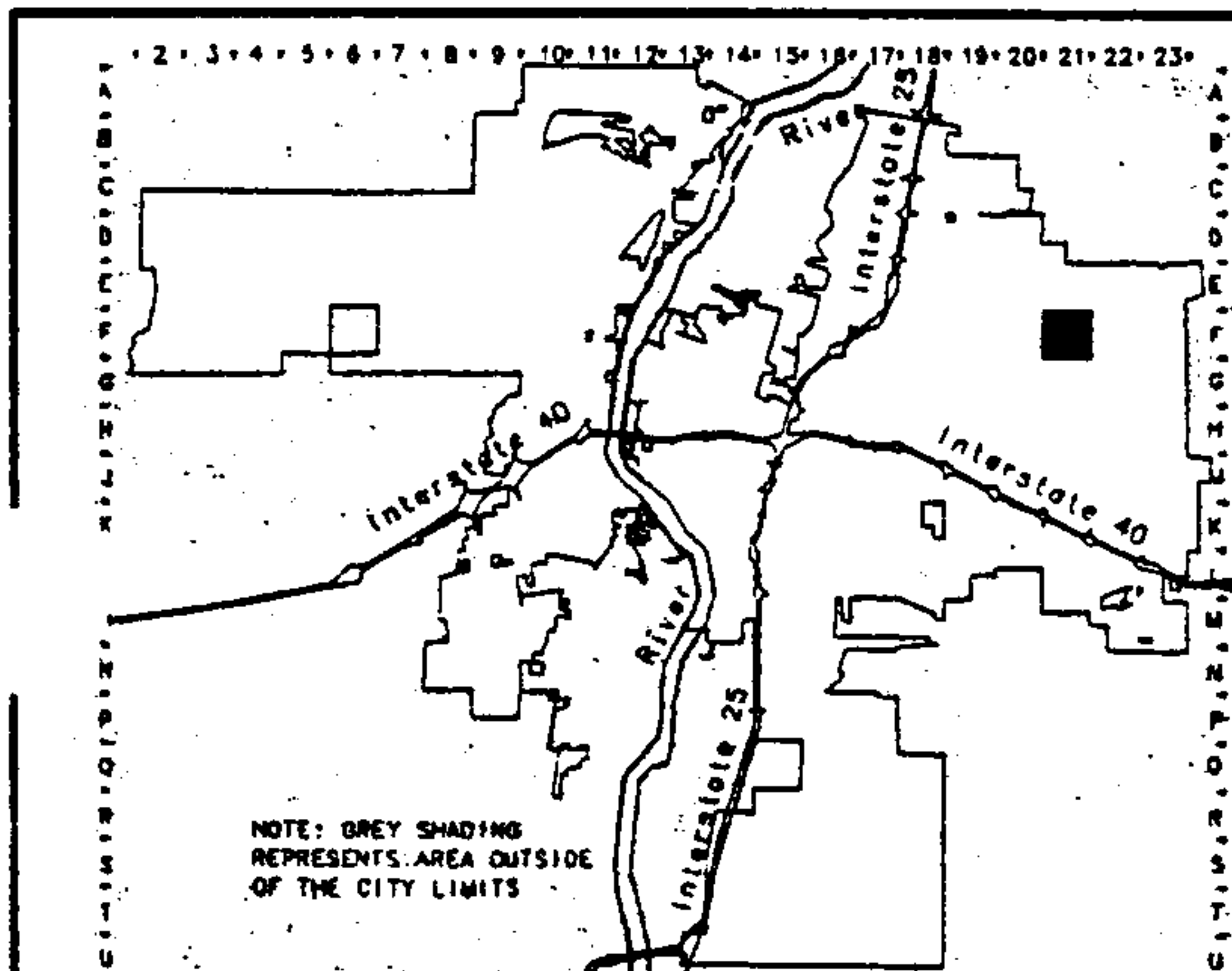
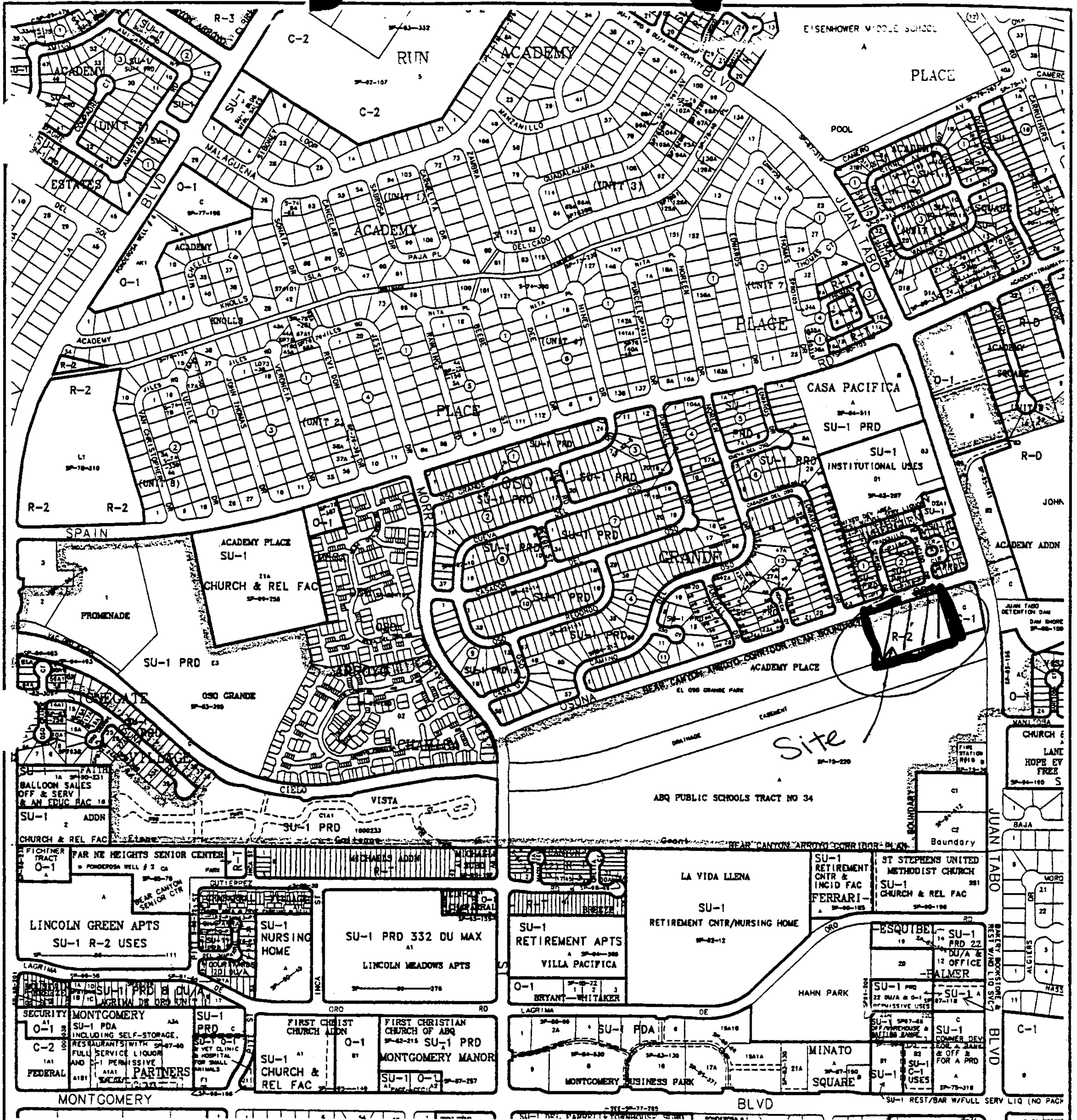


Form revised September 2001

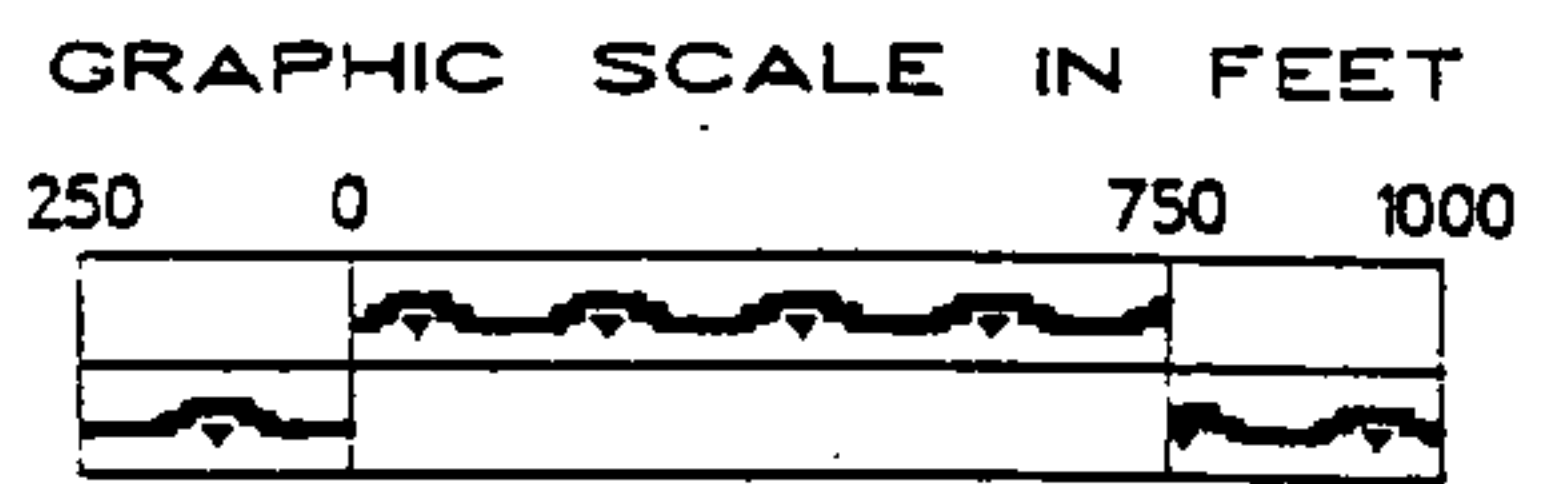
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
02DRB - - 01960

Boyer
Planner signature / date
Project # 1001993 12-30-02



CITY OF
Albuquerque
A G I S
Albuquerque Geographic Information System
PLANNING DEPARTMENT
© Copyright 2000



Zone Atlas Page
F-21-Z
Map Amended through July 28, 2000

December 16, 2002

Roger Green, Acting DRB Chair
Development Review Board
City of Albuquerque
Albuquerque, NM 87103

Re: Final sign-off on Site Plan for Building Permit and Zone Map
Amendments for Lots F and G, Academy Place Subdivision
Project # 1001993



SITES SOUTHWEST, LLC
5150 A SAN FRANCISCO NE
ALBUQUERQUE, NM 87109
PHONE: 505-822-8200
FAX: 505-822-8282
E MAIL: mail@sites-sw.com
WEB: www.sites-sw.com

Dear Roger,

We are submitting the application packet for final DRB sign-off on the site plan for the City's new pump station and reservoir on Lot F, Academy Place Subdivision, as well as public improvements on Osuna Road along Lots F and G. We are hoping to be placed on the January 8 DRB agenda with the related platting actions.

- Development review application and checklist with related file numbers
- Six copies of the site plan and drainage plan with Solid Waste Management Department signature
- Zone Atlas map F-21
- Letter specifying how the site plan meets all EPC conditions
- EPC Notification of Decision
- Two copies of the conceptual utility layout plan (these are part of the site plan)
- Blue-line copy of site plan with Fire Marshall's stamp
- Agent's authorization letter
- Letter of approval of the drainage report
- Infrastructure list

02EPC-00825 Zone Map Amendment

The Environmental Planning Commission on September 19, 2002, approved a zone map amendment from R-2 to R-1 for the westerly half of Lot F, and C-1 for the easterly half of Lot F, Academy Place Subdivision, on the condition that Lots F and G be replatted to reflect the new lot lines. This condition was fulfilled by the DRB submittal of a sketch and plat on December 3, 2002 (02DRB 01842), which shows the lot line adjustment between Lots F and G.

02EPC-00824 SDP- Building Permit

On September 19, 2002, the Environmental Planning Commission approved a Site Development Plan for Building Permit for a reservoir and pump station facility for the westerly half of Lot F, Academy Place Subdivision, subject to six conditions. Below we specify how we have met these conditions.

- 1) The revised site plan meets all EPC conditions, and this accompanying letter specifies how they have been met.

- 2) A 6-foot wide path of crusher fines has been added to the site plan to allow for pedestrian access to the bike trail south of the subject site (Sheet 3).
- 3) The site plan maintains the 2-foot shoulder, graded at 2 percent, along the bike trail at the southern edge of the existing Bear Canyon Arroyo Trail.
- 4) A general note on the site plan specifies that due to intermittent use, no general site lighting will be provided. Instead, construction of the pump station will include photocell-activated exterior nighttime lighting fixtures that will be wall-mounted above man-door entrances for operations personnel safety.
- 5) All groundcover symbols are shown on the site plan and are reflected in the site drawings. The symbols denote the specific groundcover represented.
- 6) Transportation Development Services.

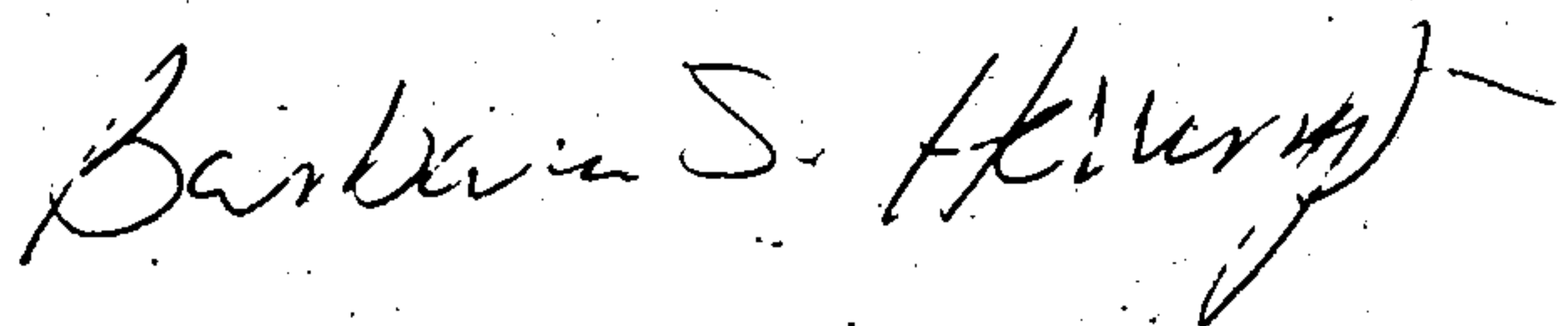
a., b.,c. Following EPC approval, City Water Resources, the property owner of Lots F and G, and Transportation Development Services reached an agreement on these issues. In return for a 10-foot sidewalk easement on Juan Tabo granted by the property owner, the City agreed to vacate 4 feet of right-of-way along the south side of Osuna, just north of Tracts F and G. In addition, the City agreed to build a curb and gutter on the south side of Osuna from Sereno Drive east to Juan Tabo Boulevard. This made a further traffic impact study unnecessary.

- d. The redesign of Osuna Road essentially eliminated the cul-de-sac at Sereno and Osuna. Detail for the new driveway curb cuts from Osuna is presented in the site plan. This is ADA-accessible.
- e. The City will pave the first 25 feet of the access road into the pump station facility with a minimum of 2 inches of asphalt.
- f. A conceptual grading and drainage plan has already been approved. (See attached letter.) Note 11 on the plat grants the crosslot drainage easement required.
- g. An application for replatting the parcels and vacating the right-of-way on Osuna was submitted December 3, 2002, by Jeff Mortensen and Assoc., Inc. (02DRB 01841 and 02DRB 01842).

If you have any questions, please do not hesitate to call me at 822-8200.

Sincerely,

CC. James Chavez
Mike Brewer
Jeff and Shirley Leslie
Art Stuart



Barbara S. Herrington, Planner



City of Albuquerque
Planning Department
Development Services Division
P.O. Box 1293
Albuquerque, New Mexico 87103

Date: September 20, 2002

OFFICIAL NOTIFICATION OF DECISION

FILE: **Project 1001993**
02EPC-00824 SDP - Building Permit
02EPC-00825 Zone Map Amendment

City of Albuquerque
Public Works Department
P.O. Box 1293
Albuquerque, NM 87103

LEGAL DESCRIPTION: Request the above action(s) for all or a portion of Tract(s) F & G, **Academy Place Subdivision**, a zone map amendment from R-2 to R-1 and C-1, located on OSUNA ROAD NE between JUAN TABO BLVD. NE and MORRIS STREET NE, containing approximately 3 acres. (F-21)
Deborah Stover, Staff Planner

On September 19, 2002 the Environmental Planning Commission voted to approve Project 1001993 / 02EPC-00825, a Zone Map Amendment from R-2 to R-1 for the westerly half of Tract F and C-1 for the easterly half of Tract F, Academy Place Subdivision, based on the following Findings:

FINDINGS:

1. This is a request for a zone map amendment from R-2 to R-1 for the westerly half of Tract F and C-1 for the easterly half of Tract F, Academy Place Subdivision.
2. The request is more advantageous to the community as articulated in the *Comprehensive Plan*, Policy g, which calls for development to be carefully designed to conform to topographical features and include trail corridors in the development where appropriate. (Page 63)
3. The request is in agreement with Established Urban Area Policy m in the *Comprehensive Plan* which states, "Urban and site design which maintains and enhances unique vistas and improves the quality of the visual environment shall be encouraged." (Page 66)
4. The request is in compliance with the Water Quality Goal "to maintain a dependable, quality supply of water for the urbanized area's needs." The zone map amendment will help further the policies of the *Comprehensive Plan* which state that "Water quality management plans shall be coordinated to assure Bernalillo County's citizens receive adequate water quantity and quality that meet essential needs" and to "provide greater emphasis on a total systems approach to water as a valuable resource." (C. Environmental Protection and Heritage Conservation, page 19 and Policies d & e, page 82)

EPC OFFICIAL NOTIFICATION OF DECISION

Project 1001993 / 02EPC-00824 & 02EPC-00825

September 20, 2002

Page 2

5. The zone map amendment does not conflict with the *Bear Canyon Arroyo Plan* as it is not in opposition to the design goals of the plan that are to construct a safe, attractive, interesting and convenient trail corridor and to design and construct a corridor that acts as a counterbalance to the surrounding built environment. Both of these goals will be accomplished through the site plan of the reservoir. In addition, even though the C-1 parcel is not under consideration for site plan approval, it will still be required to meet these goals when development occurs, as it is still within the boundaries of the *Bear Canyon Arroyo Corridor Plan Boundary*. (Page 5)
6. The request for zone change meets the requirements of Resolution 270-1980 because a different use category is more advantageous to the community, as articulated in the *Comprehensive Plan, Established Urban Area Policy d*, which states "the location, intensity and design of new development shall respect existing neighborhood values, natural environmental conditions and carrying capacities, scenic resources, and resources of other social, cultural or recreational concern." The location of this below-ground facility adjacent to an arroyo and an existing reservoir respects existing neighborhood values, the natural environment and scenic resources. (Page 61) It is also more advantageous to the community as articulated in *Bear Canyon Arroyo Plan* design goals.

CONDITIONS:

1. The submittal of this site plan to the DRB shall meet all EPC conditions. A letter shall accompany the submittal, specifying all modifications that have been made to the site plan since the EPC hearing, including how the site plan has been modified to meet each of the EPC conditions. Unauthorized changes to this site plan, including before or after DRB final sign-off, may result in forfeiture of approvals.
2. Tracts F and G shall be re-platted to reflect the newly created parcels along with the zone map amendment.

On September 19, 2002 the Environmental Planning Commission voted to approve Project 1001993 / 02EPC-00824, a Site Development Plan for Building Permit, based on the following Findings and subject to the following Conditions:

FINDINGS:

1. This is a request for a site development plan for building permit for a reservoir and pump station facility for the westerly half of Lot F, Academy Place Subdivision.
2. The request meets the policies as articulated in the *Comprehensive Plan, Established Urban Area Policy d*, which states "the location, intensity and design of new development shall respect existing neighborhood values, natural environmental conditions and carrying capacities, scenic resources, and resources of other social, cultural or recreational concern", as the reservoir and pump station are necessary for the health, safety and general welfare of the City and are sited in such a way as to minimize impact on natural environmental conditions along the Bear Canyon Arroyo. The new reservoir will be covered with soil, planted with native seeding and vegetation, and irrigated with reclaimed water to preserve views. This respects existing neighborhood values. Also, the location of this below-ground facility adjacent to an arroyo and an existing reservoir respects existing scenic resources. (Page 61)

EPC OFFICIAL NOTIFICATION OF DECISION

Project 1001993 / 02EPC-00824 & 02EPC-00825

September 20, 2002

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3. The request is more advantageous to the community as articulated in the *Comprehensive Plan*, Policy g, which calls for development to be carefully designed to conform to topographical features and include trail corridors in the development where appropriate. The site plan exhibits sensitivity to the site and surrounding open space areas. (Page 63)
4. The request complies with Policy m in the *Comprehensive Plan* which states, "Urban and site design which maintains and enhances unique vistas and improves the quality of the visual environment shall be encouraged." Page 82)
5. The request is helping to meet the Albuquerque/Bernalillo County Comprehensive Plan, Water Quality Goal "to maintain a dependable, quality supply of water for the urbanized area's needs." (Page 66)
6. The site development plan for building permit does not conflict with the *Bear Canyon Arroyo Plan* as it is not in opposition to the design goals of the plan that are to construct a safe, attractive, interesting and convenient trail corridor and to design and construct a corridor that acts as a counterbalance to the surrounding built environment. Both of these goals would be accomplished through the site plan for building permit for the reservoir. (Page 5)

CONDITIONS:

1. The submittal of this site plan to the DRB shall meet all EPC conditions. A letter shall accompany the submittal, specifying all modifications that have been made to the site plan since the EPC hearing, including how the site plan has been modified to meet each of the EPC conditions. Unauthorized changes to this site plan, including before or after DRB final sign-off, may result in forfeiture of approvals.
2. A 6-foot wide asphalt or crusher fines path shall be added to the site plan to allow for pedestrian access to the bike trail to the south of the subject site.
3. A 2-foot shoulder, graded at 2% along the bike trail at the southern edge of the existing Bear Canyon Arroyo Trail shall be maintained. Any vertical obstructions, i.e. signs, walls, tree trunks, etc., shall be a minimum of 3-feet from the edge of the trail. Any disturbances to the trail, landscaping or other improvements shall be repaired. A construction detour plan shall be implemented if the trail is to be closed during construction.
4. All types of lighting shall be shown and described on the site plan, including the type and height of building mounted, pole mounted, shoebox-type, etc., of such lighting.
5. The symbols in the legend on the Landscape Plan shall denote the specific groundcover it represents. All groundcover symbols shall be shown on the site plan and shall be reflected in the drawings of the site.

EPC OFFICIAL NOTIFICATION OF DECISION

Project 1001993 / 02EPC-00824 & 02EPC-00825

September 20, 2002

Page 4

6. Transportation Development Services:

- a. A Traffic Impact Study for the C-1 parcel shall be deferred until DRB submittal.
- b. Site Plan shall comply and be designed per DPM Standards.
- c. The Developer is responsible for permanent improvements to the transportation facilities adjacent to the proposed site development plan. Those improvements will include any additional right-of-way requirements, paving, curb and gutter and sidewalk that have not already been provided for.
- d. Label radius of cul-de-sac at Sereno and Osuna. Radius must meet DPM standards. Provide detail for new driveway curb cut from Osuna. Must be ADA accessible.
- e. Asphalt paving (2" minimum) required for the first 25' of the access road.
- f. An approved conceptual grading and drainage plan is required for Site Plan sign-off by the City Engineer & AMAFCA. Approval of drainage plan required prior to placement on DRB agenda.
- g. Re-platting should be concurrent action.

IF YOU WISH TO APPEAL/PROTEST THIS DECISION, YOU MUST DO SO BY OCTOBER 4, 2002 IN THE MANNER DESCRIBED BELOW. A NON-REFUNDABLE FILING FEE WILL BE CALCULATED AT THE LAND DEVELOPMENT COORDINATION COUNTER AND IS REQUIRED AT THE TIME THE APPEAL IS FILED.

Appeal to the City Council: Persons aggrieved with any determination of the Environmental Planning Commission acting under this ordinance and who have legal standing as defined in Section 14-16-4-4.B.2 of the City of Albuquerque Comprehensive Zoning Code may file an appeal to the City Council by submitting written application on the Planning Department form to the Planning Department within 15 days of the Planning Commission's decision. The date the determination in question is issued is not included in the 15-day period for filing an appeal, and if the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. The City Council may decline to hear the appeal if it finds that all City plans, policies and ordinances have been properly followed. If it decides that all City plans, policies and ordinances have not been properly followed, it shall hear the appeal. Such appeal, if heard, shall be heard within 45 days of its filing.

YOU WILL RECEIVE NOTIFICATION IF ANY OTHER PERSON FILES AN APPEAL. IF THERE IS NO APPEAL, YOU CAN RECEIVE BUILDING PERMITS AT ANY TIME AFTER THE APPEAL DEADLINE QUOTED ABOVE, PROVIDED ALL CONDITIONS IMPOSED AT THE TIME OF APPROVAL HAVE BEEN MET. SUCCESSFUL APPLICANTS ARE REMINDED THAT OTHER REGULATIONS OF THE CITY MUST BE COMPLIED WITH, EVEN AFTER APPROVAL OF THE REFERENCED APPLICATION(S).

EPC OFFICIAL NOTIFICATION OF DECISION

Project 1001993 / 02EPC-00824 & 02EPC-00825

September 20, 2002

Page 5

Successful applicants should be aware of the termination provisions for Site Development Plans specified in Section 14-16-3-11 of the Comprehensive Zoning Code. Generally plan approval is terminated 7 years after approval by the EPC

Sincerely,


For Victor J. Chavez
Planning Director

VJC/RB/nat

cc: Sites Southwest, Barbara Herrington, 5150 San Francisco NE, Albuquerque, NM 87109
Jim Biernat, Eldorado Heights N.A., 12113 El Dorado Place NE, Albuquerque, NM 87111
Gerald A. Schafer, Eldorado Heights N.A., 4000 Bermuda Drive NE, Albuquerque, NM 87111
Sandie Ekman, Prospector's Ridge Assoc. of Residents, 11608 San Victorio, NE 87111
Christine Wehlberg, Prospector's Ridge Assoc. of Residents, 3710 Vista Bonita, NE 87111
Javon Evanoff, Academy Hills Park N.A., 5904 Los Hermanos NE, Albuquerque, NM 87111
Barbara Bates, Academy Hills Park N.A., 9315 Layton NE, Albuquerque, NM 87111
June Harrington, Eisenhower Area N.A., 5712 Bartonwood NE, Albuquerque, NM 87111
Victor Smith, Eisenhower Area N.A., 5521 Carruthes NE, Albuquerque, NM 87111
Bill Rothweiler, John B. Robert N.A., 5400 Avenida Cuesta NE, Albuquerque, NM 87111
Kathy Gough, John B. Robert N.A., 5515 Camino Arbustos NE, Albuquerque, NM 87111
David Penasa, New Holiday Park N.A., 11201 Paseo del Oso NE, Albuquerque, NM 87111
Ken Gaillard, New Holiday Park N.A., 12013 Kashmir NE, Albuquerque, NM 87111
Carl & Jean Chavez, San Gabriel Area N.A., 4109 Pitt NE, Albuquerque, NM 87111
Dan Jones, San Gabriel Area N.A., 3917 Inca NE, Albuquerque, NM 87111
Carolyn Merchant, Cielito Linda N.A., 3929 Doroteo NE, Albuquerque, NM 87111
Larry Kern, Cielito Lindo N.A., 10427 San Gabriel NE, Albuquerque, NM 87111
Beck Tays, Oso Grande N.A., 4908 Noreen Court NE, Albuquerque, NM 87111
Pete Granucci, Oso Grande N.A., 4909 Noreen Court NE, Albuquerque, NM 87111
Albert T. Ussery, P.O. Box 487, Albuquerque, NM 87103
Jeff Leslie, 2200 Dietz Place NW, Albuquerque, NM 87107



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

February 27, 2002

City of Albuquerque
Planning Department
600 2nd St. NW
Albuquerque, NM

Dear Sir or Madam:

This letter authorizes Sites Southwest to act as agent on behalf of the City of Albuquerque Water Resources Division in its application for approval of a new pump station and reservoir for nonpotable water at a site adjacent to El Oso Grande Park. If you have any questions, please call me at 768-2561.

Sincerely,

James R. Chavez, P.E.
Senior Engineer
City of Albuquerque
Public Works Department
Water Resources Division

cc: John Stomp, P.E., Manager
Dave Schertler, P.E., CH2MHill



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

November 11, 2002

Mike Brewer, PE
CH2M Hill, Inc.
6001 Indian School NE, Ste 350
Albuquerque, NM 87110

**Re: El Oso Grande NPSWRP Pump Station and Reservoir Drainage Report
Engineer's Stamp dated 10-16-02 (F21/D72)**

Dear Mr. Brewer,

Based upon the information provided in your submittal dated 10-15-02, the above referenced report is approved for Site Plan for Building Permit action by the DRB. It is also approved for Work Order and Building Permit. Per your report, it appears that the upstream property will be draining across your property and using the existing storm drain at the park. I will require a crosslot drainage easement (addressing maintenance) on the plat.

If you have any questions, you can contact me at 924-3986.

Sincerely,

Bradley L. Bingham, PE
Sr. Engineer, Planning Dept.
Development and Building Services

C: file

EXHIBIT A (CITY 11/15/01)
TO SUBDIVISION IMPROVEMENT AGREEMENT
DEVELOPMENT REVIEW BOARD
REQUIRED INFRASTRUCTURE LISTING FOR PLAT/SITE
DEVELOPMENT SIGN-OFF
El Oso Grande Nonpotable Water Reservoir and Pump Station –
Tract F Academy Place Subdivision
(NAME OF PLAT AND/OR SITEDEVELOPMENT PLAN)

DRB Case No.: _____
DRC Project No.: CIP 5762.07
Prelim. Plat Approved: _____
Prelim. Plat Expires: _____

Site Plan Approved: _____
Date Submitted: _____

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.

<u>SIZE</u>	<u>IMPROVEMENT</u>	<u>LOCATION</u>	<u>FROM</u>	<u>TO</u>
_____	Portland Cement Concrete Curb&Gutter, and Asphalt Pavement to complete the 40-foot Roadway Section for Osuna Road	South side of Osuna Road, N.E.	Sereno Drive	Juan Tabo Blvd.
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____
_____	_____	_____	_____	_____

By signing below, I _____, Director of _____ for the City of Albuquerque, recognize that my department is financially responsible for the construction of the above listed improvements and this agreement will constitute the Subdivision Improvements Agreement (SIA). Funding for these improvements have been programmed within this department's budget. These improvements listed above will be constructed within 6 months after written notification from the City Engineer. The estimated dollar amount for these improvements is \$ 14,500, excluding NMGRT. A copy of the certified engineer's estimate must accompany this infrastructure list.

Signed By: _____
Print Name: _____
Firm: _____

_____	Traffic	Date	_____	Utility Dev.	Date	_____	Parks & G.S.	Date
_____	City Engineer	Date	_____	AMAFCA	Date	_____	DRB Chairman	Date
_____	BCPWD DRE	Date	_____	BCPWD DRAN	Date			

DRB Infrastructure Listing - _____
(Subdivision Name and Unit)

- cc: Lawrence Rael, CAO
- cc: Arlene Portillo,
- cc: Pat Montoya, CIP
- cc: Kevin Curran, Legal
- cc: Becky Snapka, Budget

2002. Dec. 4

A City of Albuquerque



DEVELOPMENT REVIEW APPLICATION

SUBDIVISION	Supplemental form S	ZONING	Z
<input type="checkbox"/> Major Subdivision action		<input type="checkbox"/> Annexation & Zone Establishment	
<input checked="" type="checkbox"/> Minor Subdivision action		<input type="checkbox"/> Sector Plan	
<input checked="" type="checkbox"/> Vacation	V	<input type="checkbox"/> Zone Change	
<input type="checkbox"/> Variance (Non-Zoning)		<input type="checkbox"/> Text Amendment	
SITE DEVELOPMENT PLAN	P	APPEAL / PROTEST of...	A
<input type="checkbox"/> ... for Subdivision Purposes		<input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeal	
<input type="checkbox"/> ... for Building Permit			
<input type="checkbox"/> IP Master Development Plan			
<input type="checkbox"/> Cert. of Appropriateness (LUCC)	L		

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: <u>City of Albuquerque and Shirley Leslie</u>	PHONE: <u>c/o Agent</u>
ADDRESS: <u>c/o Agent</u>	FAX:
CITY: _____ STATE _____ ZIP _____	E-MAIL:
Proprietary interest in site: <u>Owners</u>	
AGENT (if any): <u>JEFF MORTENSEN & ASSOCIATES, INC.</u>	PHONE: <u>345-4250</u>
ADDRESS: <u>6010-B Midway Park Blvd. NE</u>	FAX: <u>345-4254</u>
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87109</u>	E-MAIL: <u>jmainc@swcp.com</u>

DESCRIPTION OF REQUEST: To vacate 4 feet on the south side of Osuna Rd., NE street public right-of-way, along with a lot line adjustment and grant easements

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. Lots F and G Block: n/a Unit: n/a

Subdiv. / Addn. Academy Place Subdivision

Current Zoning: R-2 and C-1 Proposed zoning: n/a

Zone Atlas page(s): F - 21 No. of existing lots: 2 No. of proposed lots: 2

Total area of site (acres): 3.5921 Density if applicable: dwellings per gross acre: n/a dwellings per net acre: n/a

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. 1-021-061-510-255-1-02-28 and 1-021-061-285-250-1-02-27 MRGCD Map No. n/a

LOCATION OF PROPERTY BY STREETS: On or Near: The southwest corner of Osuna Road, NE and Juan Tabo Blvd. NE

Between: _____ and _____

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX-, Z-, V-, S-, etc.): Project No. 1001993
02DRB-01545 02110-00825 ZMA 02128-00844 SDP. 02DRB-01545 SK.

Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: 10-16-02

SIGNATURE Debie LeBlanc Trujillo DATE 12-04-02

(Print) Debie LeBlanc Trujillo for Jeff Mortensen & Associates, Inc. Applicant Agent

FOR OFFICIAL USE ONLY

Form revised September 2001

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>02DRB - 01841</u>	<u>V-PROW</u>	<u>✓</u>	<u>\$ 0</u>
<input checked="" type="checkbox"/> All fees have been collected	<u>02DRB - 01842</u>	<u>P&FPA</u>	<u>5(3)</u>	<u>\$ 0</u>
<input checked="" type="checkbox"/> All case #s are assigned		<u>NOTIFIC. FEE</u>		<u>\$ 0</u>
<input checked="" type="checkbox"/> AGIS copy has been sent				<u>\$</u>
<input checked="" type="checkbox"/> Case history #s are listed				<u>\$</u>
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill				<u>\$</u>
<input checked="" type="checkbox"/> F.H.D.P. density bonus				<u>\$</u>
<input checked="" type="checkbox"/> E.H.D.P. fee rebate				<u>\$</u>
	Hearing date <u>Jan. 8th, 2003</u>			Total <u>\$ 0⁰⁰</u>

Robert 12/7/02 Project # 1001993
Planner signature / date

2002.0626

FORM V: SUBDIVISION VARIANCES & VACATIONS

BULK LAND VARIANCE FROM SUBDIVISION DESIGN STANDARDS

- Application for subdivision (Plat) on FORM S, including those submittal requirements. Variance and subdivision should be applied for simultaneously. (24 copies)
 - Letter briefly describing and explaining: the request, compliance with criteria in the Development Process Manual, and any improvements to be waived
 - Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Fee (see schedule) Fee is for Variance. Plat fee is listed on FORM-S.
 - Any original and/or related file numbers are listed on the cover application
- DRB Public hearings are approximately ONE MONTH after the filing deadline. **Your attendance is required.**

VACATION OF PUBLIC RIGHT-OF-WAY

VACATION OF PUBLIC EASEMENT

- The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) 24 copies. (Not required for dedicated and City owned public right-of-way.)
 - Drawing showing the easement or right-of-way to be vacated, its relation to existing streets, etc. (folded to fit into an 8.5" by 14" pocket) 24 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
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Fee (see schedule)
 - Any original and/or related file numbers are listed on the cover application
- Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire. DRB Public hearings are approximately ONE MONTH after the filing deadline. **Your attendance is required.**

VARIANCE FROM MINIMUM STANDARDS OF THE DEVELOPMENT PROCESS MANUAL

SIDEWALK DESIGN VARIANCE

SIDEWALK WAIVER

- Scale drawing showing the proposed variance or waiver (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through 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 variance or waiver
 - Any original and/or related file numbers are listed on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

- Drawing showing the sidewalks subject to the proposed deferral or extension (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through 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 deferral or extension
 - Any original and/or related file numbers are listed on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

VACATION OF PRIVATE EASEMENT

- The complete document which created the private easement (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through internal routing.
 - Scale drawing showing the easement to be vacated, its relation to existing streets, 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 vacation
 - Letter of authorization from the grantors and the beneficiaries
 - Fee (see schedule)
 - Any original and/or related file numbers are listed on the cover application
- Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire. DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **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.

DEBIE LEBLANC TRUSTEE FOR TETAYIA
 Applicant name (print)

Debie LeBlanc Trustee 12-04-02
 Applicant signature / date



Form revised September 2001

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- | | |
|--------------------------|--------|
| Application case numbers | |
| 02 DRB- _____ | -01841 |
| _____ | _____ |
| _____ | _____ |

Debie LeBlanc Trustee 12/03/02
 Planner signature / date

Project # 1001993

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

SKETCH PLAT REVIEW AND COMMENT

- 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
DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT

- 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.
DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

MAJOR SUBDIVISION FINAL PLAT APPROVAL

- 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
DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL

- 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
DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

VAIANT

AMENDMENT TO PRELIMINARY PLAT (with minor changes)

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.
DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. 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.

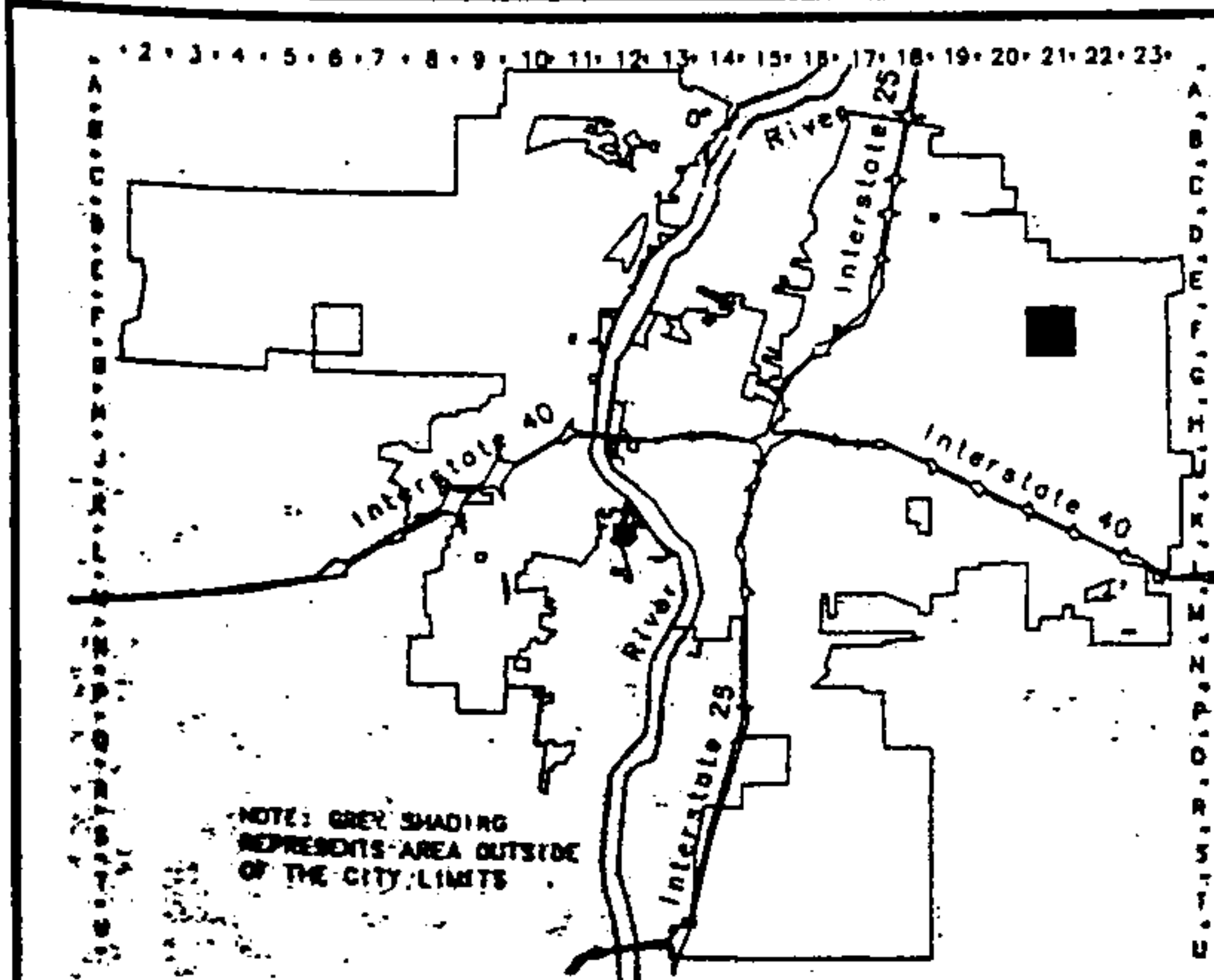
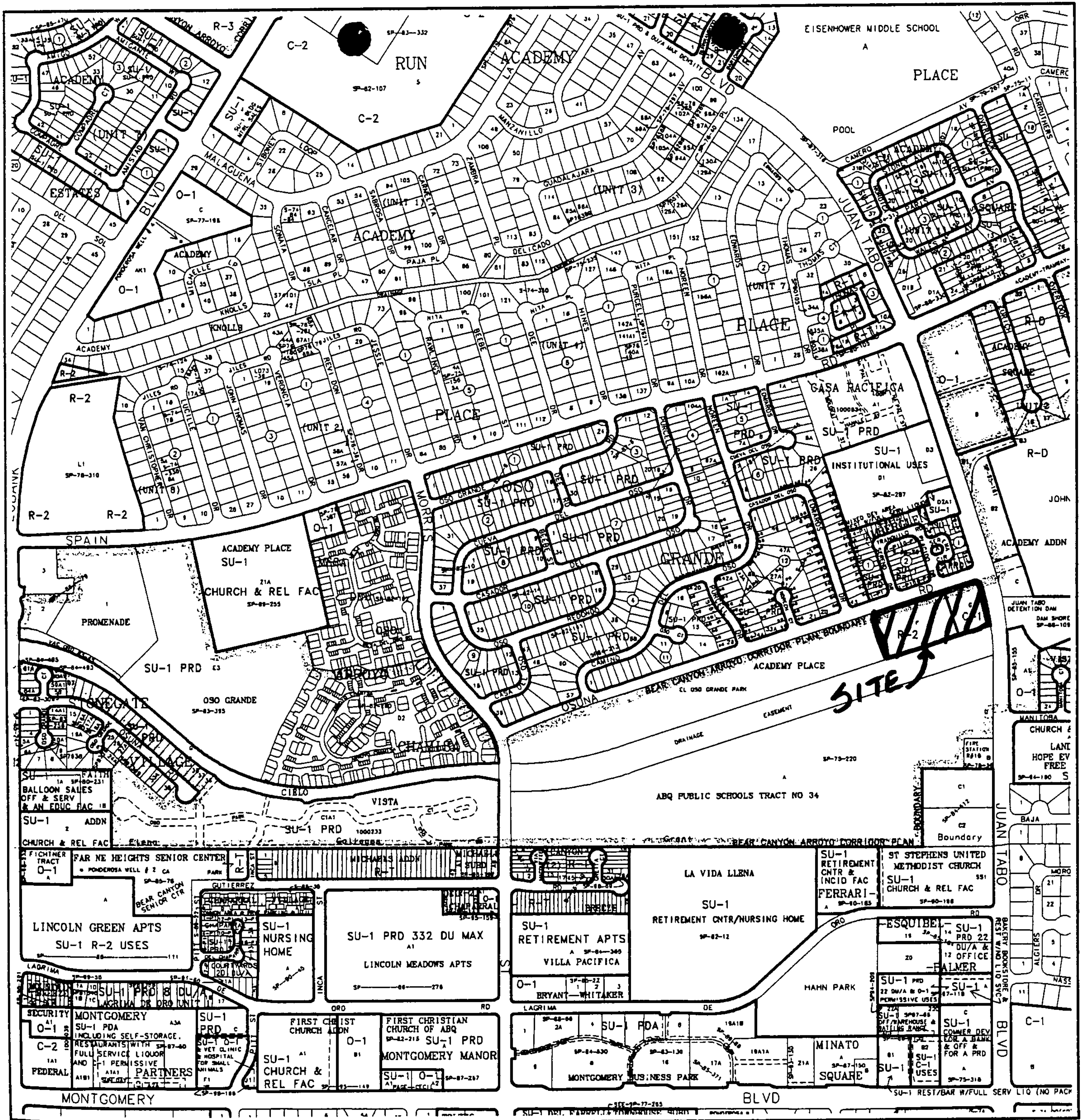
Handwritten signature: DEBIE LEBLANC TRUJILLO and JEFF MORTENSEN. Applicant name (print) and Applicant signature / date 12-04-02.



Form revised September 2001

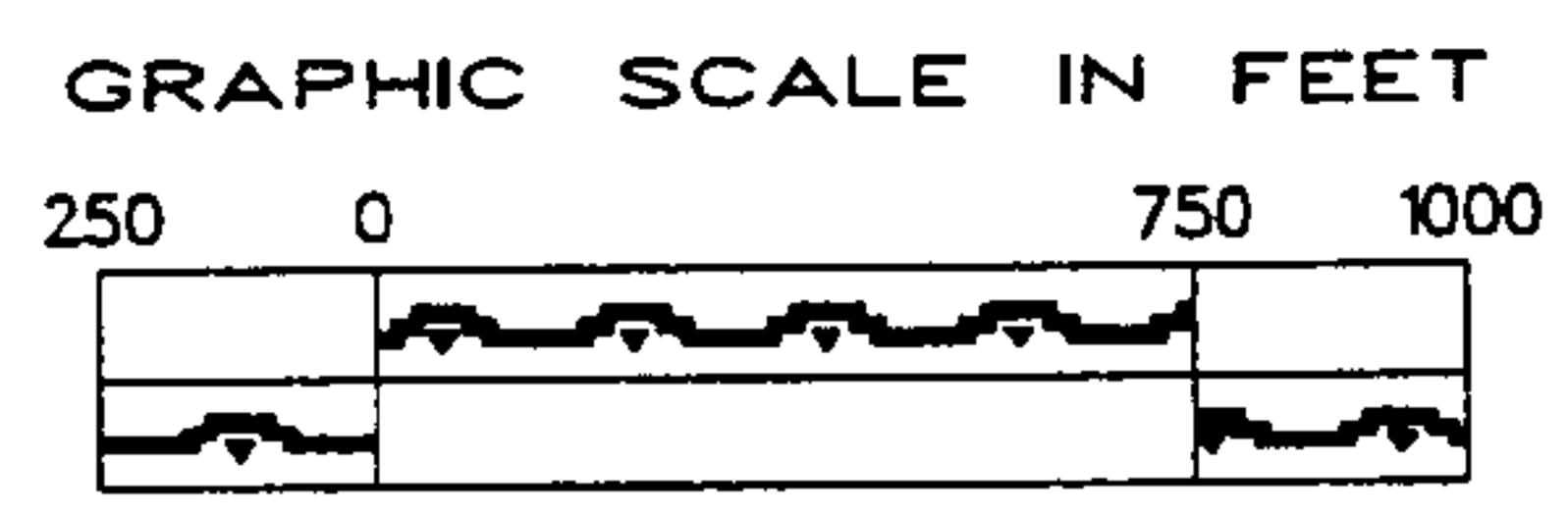
- Checklists complete
Fees collected
Case #s assigned
Related #s listed
Application case numbers
02 DRB - 01842

Handwritten signature: Barber. Planner signature / date 12/4/02. Project # 1001993



CITY OF
Albuquerque
Geographic Information System
PLANNING DEPARTMENT

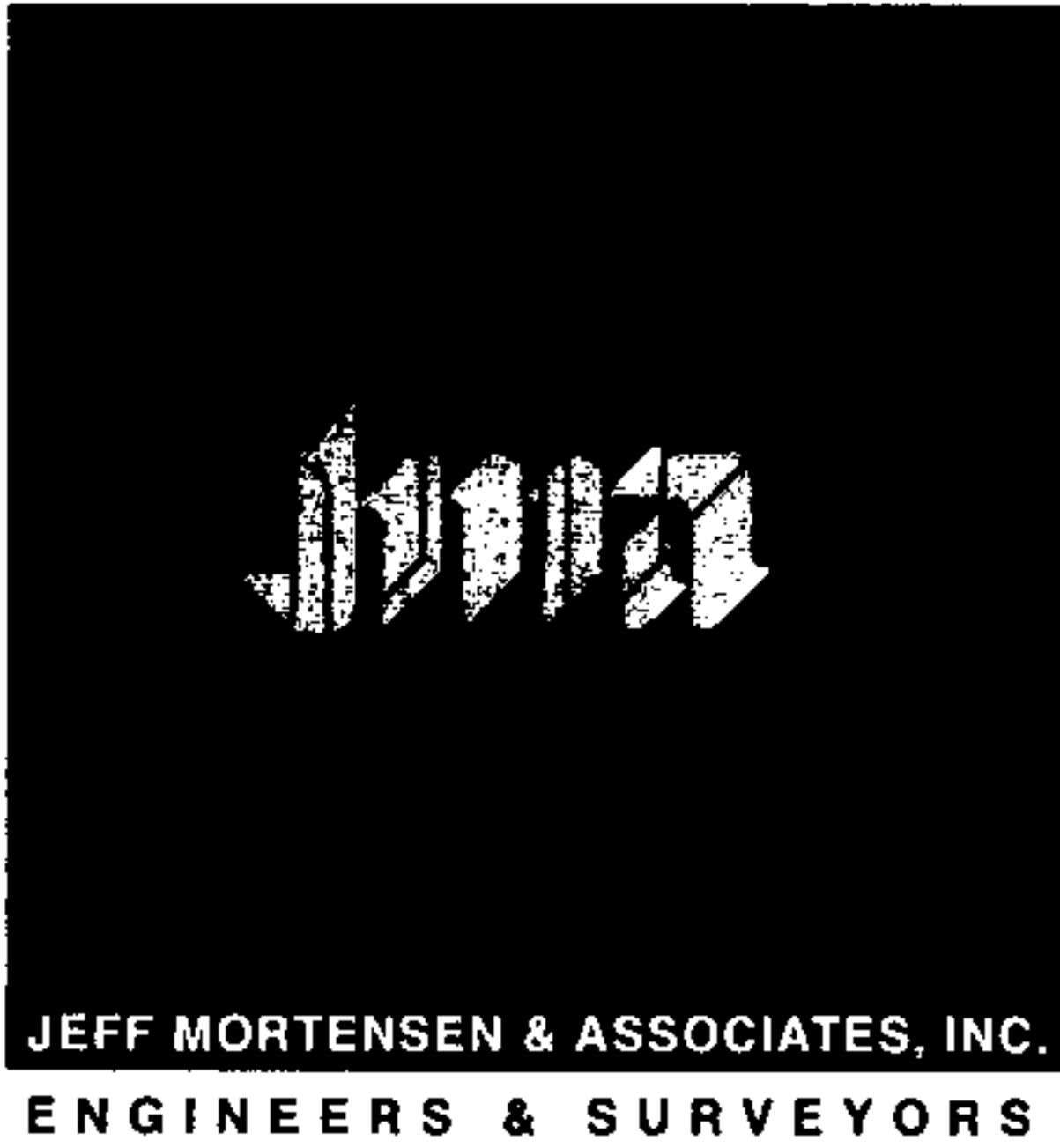
© Copyright 2002



Zone Atlas Page

F-21-Z

Map Amended through April 03, 2002



6010-B MIDWAY
PARK BLVD. NE
ALBUQUERQUE
NEW MEXICO
8 7 1 0 9

P R I N C I P A L S

JEFFREY G. MORTENSEN, P.E.
CHARLES G. CALA, JR., P.S.
J U A N M . C A L A

TEL:505-345-4250

FAX:505-345-4254

jmainc@swcp.com



2002.062.6
December 3, 2002

Roger Green, Acting DRB Chair
Development Review Board
City of Albuquerque
Albuquerque, NM 87103

Re: Vacation Request and Minor Subdivision Plat
Lots F and G, Academy Place Subdivision
DRB Project No. 1001993

Dear Roger:

Transmitted are the following items associated with the subject request:

- DRB Application and Fee
- Twenty Four (24) copies of the sketch and plat showing the proposed vacation and lot line adjustment
- City of Albuquerque Zone Atlas F - 21
- Letter of Agency
- Office of the Community & Neighborhood Coordination request, copies of letters sent to Neighborhood Associations along with the registered mail receipts

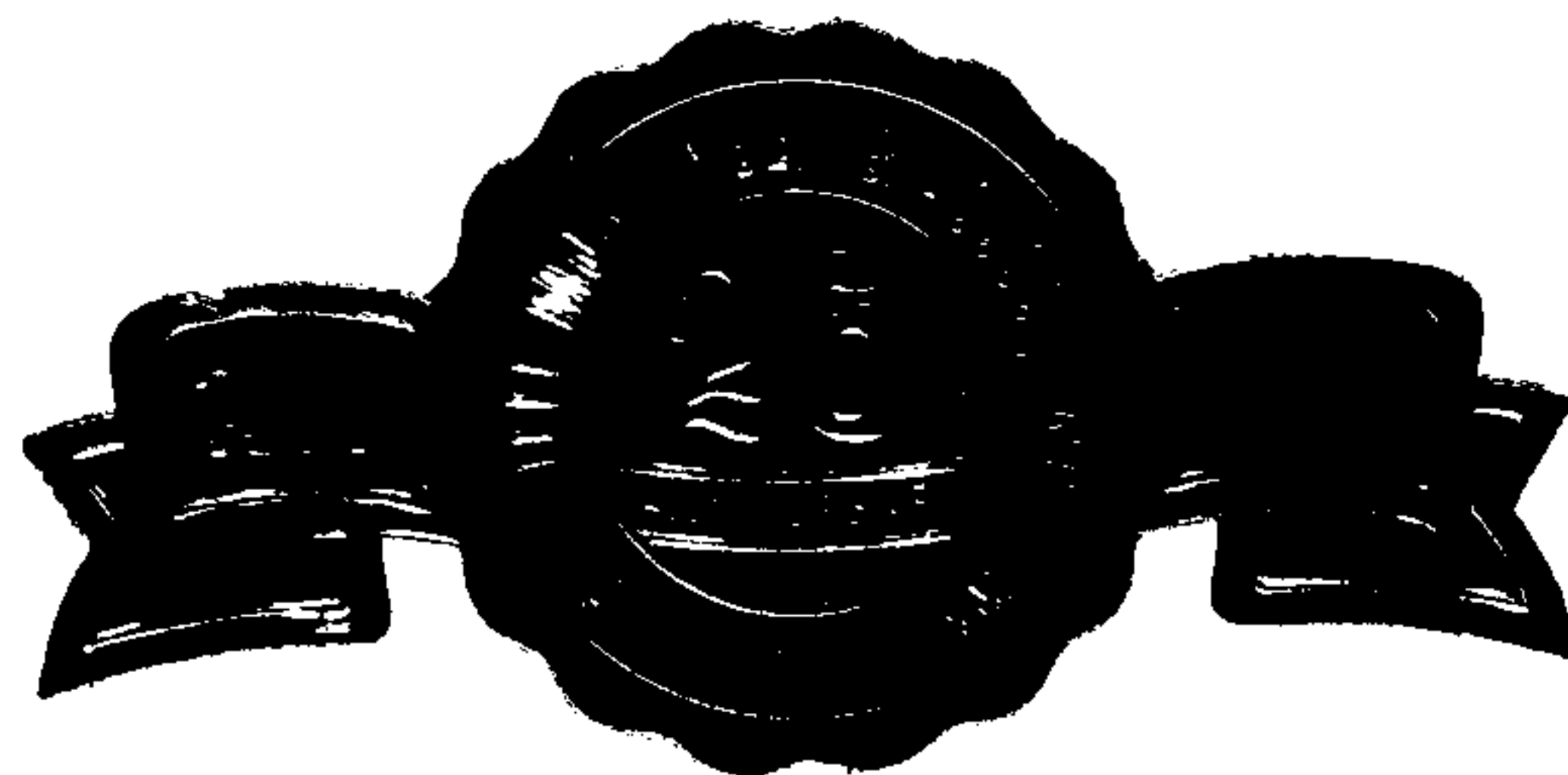
The westerly portion of this project is for the City of Albuquerque, Non Potable Surface Water Reclamation Project - Task 5. The project consists of a lot line adjustment between Lots F and G, Academy Place Subdivision. The public street right-of-way that will be vacated consists of four (4) feet along the south side of Osuna Road, NE. The vacated portion will be incorporated into the two new tracts.

Please schedule this matter for the next appropriate DRB Hearing. In the meantime, if I can be of further assistance to you, please do not hesitate to call.

Sincerely,

JEFF MORTENSEN & ASSOCIATES, INC.


Debie LeBlanc Trujillo



DLT
Enclosures

Xc: Michael A. Brewer, P.E.

2002.062.4

SHIRLEY LESLIE
2900 Louisiana Boulevard, N.E., Suite H
Albuquerque, New Mexico 87110
505-881-8200

November 20, 2002

CITY OF ALBUQUERQUE
Planning Department
Development Services Division
P. O. Box 1293
Albuquerque, New Mexico 87103

Re: Your Project 1001993

Gentlemen:

Please accept this letter as my authorization for JEFF MORTENSEN & ASSOCIATES, INC., 6010 Midway Park Boulevard, N.E., Albuquerque, New Mexico 87109 (505-345-4250), at the expense of the City of Albuquerque, to submit and pursue the approval on my behalf of the vacation request of the Southerly four (4) feet of Osuna Road, N.E., Albuquerque, extending from Juan Tabo Boulevard, N.E., on the East in a Westerly direction, and of the submission of a preliminary and a final plat of Tracts F and G of ACADEMY PLACE SUBDIVISION, Albuquerque.

Very truly yours,


Shirley Leslie



City of Albuquerque

PLEASE NOTE: The Neighborhood Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter – you will need to get an updated letter from our office. It is your responsibility to provide current information – outdated information may result in a deferral of your case.

Date: November 13, 2002

TO CONTACT NAME: Debie LeBlanc Trujillo
COMPANY/AGENCY: Jeff Mortensen + Assoc. Inc.
ADDRESS/ZIP: 6010 Midway Park Blvd. NE 87109
PHONE/FAX #: 345-4250 / 345-4254

Thank you for your inquiry of 11-13-02 (Date) requesting the names of **Recognized**

Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at Lots F & G of Academy Place Subdivision.

zone map page(s) F-21

Our records indicate that the **Recognized Neighborhood Association(s)** affected by this proposal and the contact names are as follows:

John B. Robert

Neighborhood Association

Contacts: Bell Rothweiler
5400 Querida Cuesta NE / 87111
296-3212 (h) 821-1234 (w)

Kathy Gough

5515 Camino Arbores NE
332-4044 (h) 87111

New Holiday Park

Neighborhood Association

Contacts: Scott Gould
4513 Oahu Dr NE
293-2504 (h) 87111

Seth Warren Heath

11221 Morocco NE / 87111
291-9772 (h) 681-0574 (cell)

See reverse side for additional Neighborhood Association Information: YES NO

Please note that according to O-92 you are required to notify each of these contact persons by **CERTIFIED MAIL. RETURN RECEIPT REQUESTED. BEFORE** the Planning Department will accept your application filing. **IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

Dalaina S. Carmona

OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

Attention: Both contacts per neighborhood association need to be notified.

NOTICE TO APPLICANTS

SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

Applicants for Zone Change, Site Plan, Sector Development Plan approval or an amendment to a Sector Development Plan by the EPC, DRB, etc. are required under Council Bill O-92 to notify all affected recognized neighborhood associations **PRIOR TO FILING THE APPLICATION TO THE PLANNING DEPARTMENT.** Because the purpose of the notification is to ensure communication as a means of identifying and resolving problems early, it is essential that the notification be fully informative.

WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

1. The street address of the subject property.
2. The legal description of the property, including lot or tract number (if any), block number (if any), and name of the subdivision.
3. A physical description of the location, referenced to streets and existing land uses.
4. A complete description of the actions requested of the EPC:
 - a) If a **ZONE CHANGE OR ANNEXATION**, the name of the existing zone category and primary uses and the name of the proposed category and primary uses (i.e., "from the R-T Townhouse zone, to the C-2 Community Commercial zone").
 - b) If a **SITE DEVELOPMENT OR MASTER DEVELOPMENT PLAN** approval or amendment describe the physical nature of the proposal (i.e., "an amendment to the approved plan to allow a drive-through restaurant to be located just east of the main shopping center entrance off Montgomery Blvd.>").
 - c) If a **SECTOR DEVELOPMENT PLAN OR PLAN AMENDMENT** a general description of the plan area, plan concept, the mix of zoning and land use categories proposed and description of major features such as location of significant shopping centers, employment centers, parks and other public facilities.
5. The name, address and telephone number of the applicant and of the agent (if any). In particular the name of an individual contact person will be helpful so that neighborhood associations may contact someone with questions or comments.

(below this line for OCNC use only)

Date of Inquiry: 11-13-02 Time Entered: 4:35pm OCNC Rep. Initials: DC

Additional Neighborhood Association Information

Oso Grande

Neighborhood Association

Contacts: Becky Jays

4908 Noreen Ct. NE / 8711

275-3480 (W) 857-2361 (W)

Pete Bianucci

4909 Noreen Ct. NE

296-0641 (W) 8711

Neighborhood Association

Contacts: _____

Neighborhood Association

Contacts: _____

Neighborhood Association

Contacts: _____

As a common courtesy you may notify the surrounding NA(s) for your project.

Neighborhood Association

Contacts: _____

Neighborhood Association

Contacts: _____

Neighborhood Association

Contacts: _____

Neighborhood Association

Contacts: _____

JEFF MORTENSEN & ASSOCIATES, INC.
ENGINEERS & SURVEYORS

6010-B MIDWAY
PARK BLVD. NE
ALBUQUERQUE
NEW MEXICO
8 7 1 0 9

P R I N C I P A L S

JEFFREY G. MORTENSEN, P.E.
CHARLES G. CALA, JR., P.S.
J U A N M . C A L A

TEL:505-345-4250
FAX:505-345-4254
jmainc@swcp.com



2002.062.6
December 3, 2002

Ms. Becky Tays
Oso Grande Neighborhood Association
4908 Noreen Court, NE
Albuquerque, NM 87111

and

Mr. Pete Granucci
Oso Grande Neighborhood Association
4909 Noreen Court, NE
Albuquerque, NM 87111

Via Certified Mail – Return Receipt Requested

Via Certified Mail – Return Receipt Requested

Project Title: Lots F-1 and G-1, Academy Place Subdivision

Type of Request: Lot Line Adjustment / Vacation of Public Street Right-of-Way

Current Legal Description: Lots F and G, Academy Place Subdivision

Location: The subject property lies at the southwest corner of Juan Tabo Boulevard, NE and Osuna Road, NE

Property Owners: Shirley Leslie (Lots F and G, Academy Place Subdivision)
City of Albuquerque (Osuna Road, NE Street Right-of-Way)

Agent/Engineer: Jeff Mortensen & Associates, Inc.

Contact: Charles G. Cala, Jr., P.S., Vice President or
Debie LeBlanc Trujillo, Project Coordinator

Ms. Tays and Mr. Granucci:

Transmitted herewith is a copy of the subject application and the related Sketch Plat / Vacation Request Exhibit. This project is scheduled to be heard at the Development Review Board hearing on December 18, 2002. The meeting will be held at 600 2nd Street, NW, Plaza Del Sol's hearing room, basement level of the building.

This project consists of a lot line adjustment between Lots F and G, Academy Place Subdivision. The public street right-of-way that will be vacated consists of four (4) feet along the south side of Osuna Road, NE. The vacated portion will be incorporated into the two new tracts.

Oso Grande Neighborhood Association
December 3, 2002
Page 2

If you should have any questions regarding this information, please do not hesitate to call me.

Sincerely,

JEFF MORTENSEN & ASSOCIATES, INC.


Debie LeBlanc Trujillo

DLT
Enclosures

xc: Michael A. Brewer, P.E. – CH2MHILL

JEFF MORTENSEN & ASSOCIATES, INC.
ENGINEERS & SURVEYORS

6010-B MIDWAY

PARK BLVD. NE

ALBUQUERQUE

NEW MEXICO

8 7 1 0 9

P R I N C I P A L S

JEFFREY G. MORTENSEN, P.E.

CHARLES G. CALA, JR., P.S.

J U A N M . C A L A

TEL:505-345-4250

FAX:505-345-4254

jmainc@swcp.com



2002.062.6
December 3, 2002

Mr. Scott Goold
New Holiday Park Neighborhood Association
4513 Oahu Drive, NE
Albuquerque, NM 87111

Via Certified Mail – Return Receipt Requested

and
Mr. Seth Warren Heath
New Holiday Park Neighborhood Association
11221 Morocco, NE
Albuquerque, NM 87111

Via Certified Mail – Return Receipt Requested

Project Title: Lots F-1 and G-1, Academy Place Subdivision

Type of Request: Lot Line Adjustment / Vacation of Public Street Right-of-Way

Current Legal Description: Lots F and G, Academy Place Subdivision

Location: The subject property lies at the southwest corner of Juan Tabo Boulevard, NE and Osuna Road, NE

Property Owners: Shirley Leslie (Lots F and G, Academy Place Subdivision)
City of Albuquerque (Osuna Road, NE Street Right-of-Way)

Agent/Engineer: Jeff Mortensen & Associates, Inc.

Contact: Charles G. Cala, Jr., P.S., Vice President or
Debie LeBlanc Trujillo, Project Coordinator

Mr. Goold and Mr. Heath:

Transmitted herewith is a copy of the subject application and the related Sketch Plat / Vacation Request Exhibit. This project is scheduled to be heard at the Development Review Board hearing on December 18, 2002. The meeting will be held at 600 2nd Street, NW, Plaza Del Sol's hearing room, basement level of the building.

This project consists of a lot line adjustment between Lots F and G, Academy Place Subdivision. The public street right-of-way that will be vacated consists of four (4) feet along the south side of Osuna Road, NE. The vacated portion will be incorporated into the two new tracts.

New Holiday Park Neighborhood Association
December 3, 2002
Page 2

If you should have any questions regarding this information, please do not hesitate to call me.

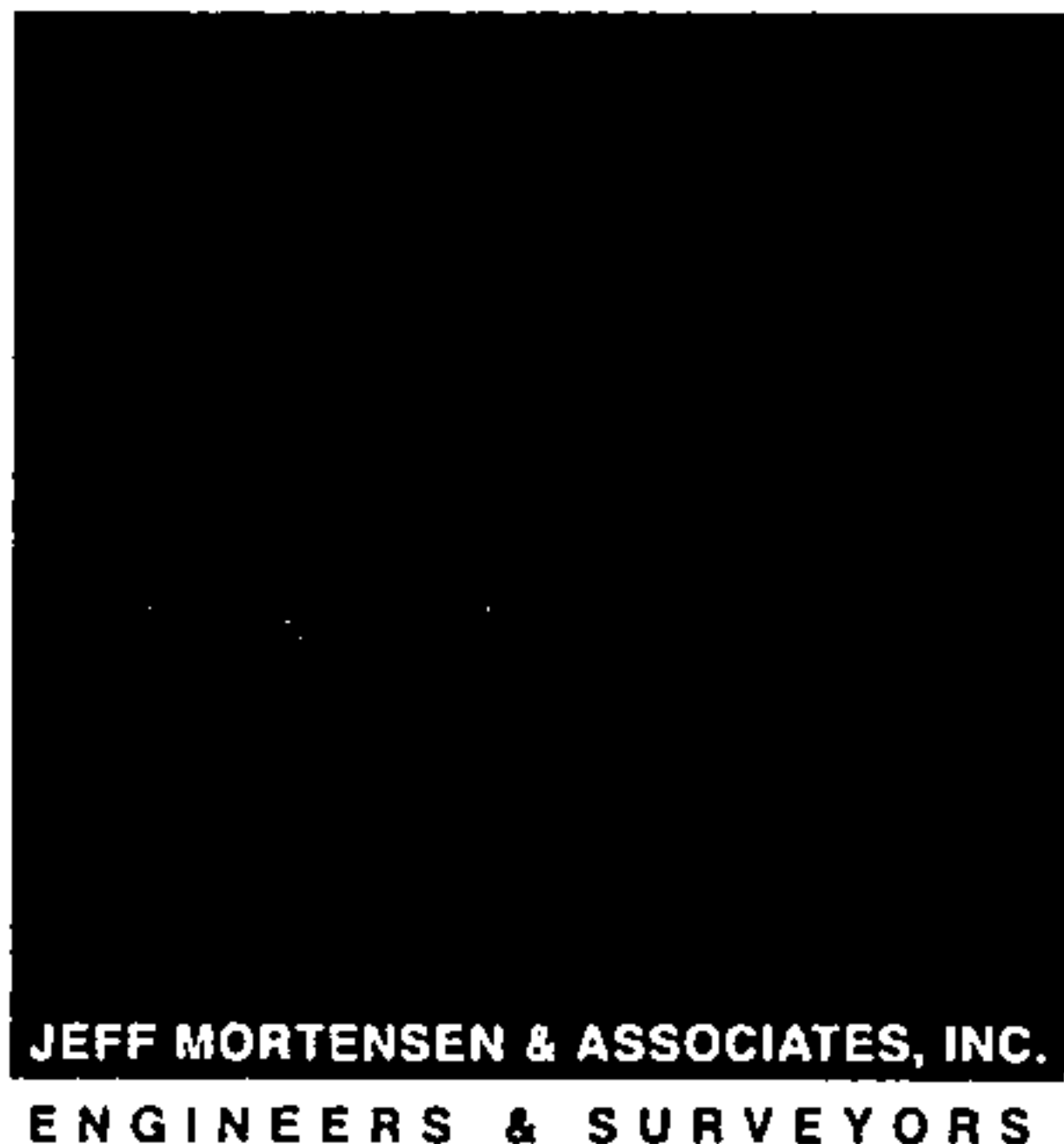
Sincerely,

JEFF MORTENSEN & ASSOCIATES, INC.


Debie LeBlanc Trujillo

DLT
Enclosures

xc: Michael A. Brewer, P.E. – CH2MHILL

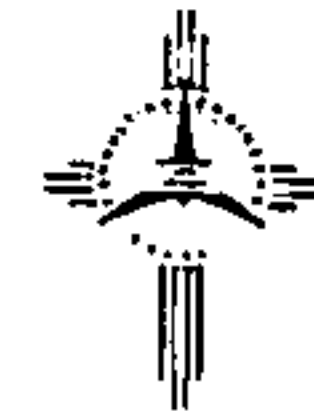


6010-B MIDWAY
PARK BLVD. NE
ALBUQUERQUE
NEW MEXICO
8 7 1 0 9

P R I N C I P A L S

JEFFREY G. MORTENSEN, P.E.
CHARLES G. CALA, JR., P.S.
J U A N M . C A L A

TEL:505-345-4250
FAX:505-345-4254
jmainc@swcp.com



2002.062.6
December 3, 2002

Mr. Bill Rothweiler
John B. Robert Neighborhood Association
5400 Avenida Cuesta, NE
Albuquerque, NM 87111
and

Via Certified Mail – Return Receipt Requested

Ms. Kathy Gough
John B. Robert Neighborhood Association
5515 Camino Arbustos, NE
Albuquerque, NM 87111

Via Certified Mail – Return Receipt Requested

Project Title: Lots F-1 and G-1, Academy Place Subdivision

Type of Request: Lot Line Adjustment / Vacation of Public Street Right-of-Way

Current Legal Description: Lots F and G, Academy Place Subdivision

Location: The subject property lies at the southwest corner of Juan Tabo Boulevard, NE and Osuna Road, NE

Property Owners: Shirley Leslie (Lots F and G, Academy Place Subdivision)
City of Albuquerque (Osuna Road, NE Street Right-of-Way)

Agent/Engineer: Jeff Mortensen & Associates, Inc.

Contact: Charles G. Cala, Jr., P.S., Vice President or
Debie LeBlanc Trujillo, Project Coordinator

Mr. Rothweiler and Ms. Gough:

Transmitted herewith is a copy of the subject application and the related Sketch Plat / Vacation Request Exhibit. This project is scheduled to be heard at the Development Review Board hearing on December 18, 2002. The meeting will be held at 600 2nd Street, NW, Plaza Del Sol's hearing room, basement level of the building.

This project consists of a lot line adjustment between Lots F and G, Academy Place Subdivision. The public street right-of-way that will be vacated consists of four (4) feet along the south side of Osuna Road, NE. The vacated portion will be incorporated into the two new tracts.

John B. Robert Neighborhood Association
December 3, 2002
Page 2

If you should have any questions regarding this information, please do not hesitate to call me.

Sincerely,

JEFF MORTENSEN & ASSOCIATES, INC.


Debie LeBlanc Trujillo

DLT
Enclosures

xc: Michael A. Brewer, P.E. – CH2MHILL

Z 491 044 823

US Postal Service
Receipt for Certified Mail

No Insurance Coverage Provided.
Do not use for International Mail (See reverse)

Sent to	Pete Granucci
Street & Number	4909 Noreen Ct., NE
Post Office, State, & ZIP Code	Albuq., NM 87111

**U.S. Postal Service
CERTIFIED MAIL RECEIPT**

(Domestic Mail Only; No Insurance Coverage Provided)

ALBUQUERQUE, NM 87111 ORIGINAL USE

Postage	\$ 1.29	UNIT ID: 0109
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.34	Postmark Here Clerk: KGNFG6 12/04/02

Sent To *Pete Granucci*

Street, Apt. No.; or PO Box No.

City, State, ZIP+ 4

Z 491 044 824

US Postal Service
Receipt for Certified Mail

No Insurance Coverage Provided.
Do not use for International Mail (See reverse)

Sent to	Becky Tays
Street & Number	4908 Noreen Ct., NE
Post Office, State, & ZIP Code	Albuq., NM 87111

**U.S. Postal Service
CERTIFIED MAIL RECEIPT**

(Domestic Mail Only; No Insurance Coverage Provided)

ALBUQUERQUE, NM 87111 ORIGINAL USE

7001 1940 0005 9630 2575

Postage	\$ 1.29	UNIT ID: 0109
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.34	Postmark Here Clerk: KGNFG6 12/04/02

Sent To *Becky Tays*

Street, Apt. No.; or PO Box No.

City, State, ZIP+ 4

Z 491 044 825

US Postal Service
Receipt for Certified Mail

No Insurance Coverage Provided.
Do not use for International Mail (See reverse)

Sent to	Seth Warren Heath
Street & Number	11221 Morocco NE
Post Office, State, & ZIP Code	Albuq., NM 87111

**U.S. Postal Service
CERTIFIED MAIL RECEIPT**

(Domestic Mail Only; No Insurance Coverage Provided)

ALBUQUERQUE, NM 87111 ORIGINAL USE

7001 1940 0005 9630 2568

Postage	\$ 1.29	UNIT ID: 0109
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.34	Postmark Here Clerk: KGNFG6 12/04/02

Sent To *Seth Warren Heath*

Street, Apt. No.; or PO Box No.

City, State, ZIP+ 4

Z 491 044 826

Z 491 044 827

Z 491 044 828

US Postal Service

Receipt for Certified Mail

No Insurance Coverage Provided.

Do not use for International Mail (See reverse)

Sent to	Scott Goold
Street & Number	4513 Oahu Dr., NE
Post Office, State, & ZIP Code	Albuquerque, NM 87111

US Postal Service

Receipt for Certified Mail

No Insurance Coverage Provided.

Do not use for International Mail (See reverse)

Sent to	Kathy Gough
Street & Number	5515 Camino Arbustos
Post Office, State, & ZIP Code	Albuquerque, NM 87111

US Postal Service

Receipt for Certified Mail

No Insurance Coverage Provided.

Do not use for International Mail (See reverse)

Sent to	Bill Rothweiler
Street & Number	5400 Avenida Cuesta, NE
Post Office, State, & ZIP Code	Albuq., NM 87111

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

U.S. Postal Service
CERTIFIED MAIL RECEIPT
 (Domestic Mail Only; No Insurance Coverage Provided)

7552

452 0396 5000 046T 1002

2537 0005 9630 046T 1002

ALBUQUERQUE, NM 87111 **OFFICIAL USE**

ALBUQUERQUE, NM 87111 **OFFICIAL USE**

ALBUQUERQUE, NM 87111 **OFFICIAL USE**

Postage	\$ 1.29	UNIT ID: 0109
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.34	
		Postmark Here Clerk: KGNFG6 12/04/02

Postage	\$ 1.29	UNIT ID: 0109
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.34	
		Postmark Here Clerk: KGNFG6 12/04/02

Postage	\$ 1.29	UNIT ID: 0109
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.34	
		Postmark Here Clerk: KGNFG6 12/04/02

Sent To Scott Goold

Street, Apt. No.; or PO Box No. _____

City, State, ZIP+ 4 _____

Sent To Kathy Gough

Street, Apt. No.; or PO Box No. _____

City, State, ZIP+ 4 _____

Sent To BILL Rothweiler

Street, Apt. No.; or PO Box No. _____

City, State, ZIP+ 4 _____

**** WELCOME TO ****
ACADEMY STATION
ALBUQUERQUE, NM 87109-4133
12/04/02 09:51AM

Store USPS Trans 44
Wkstn sys5002 Cashier KGNFG6
Cashier's Name LES
Stock Unit Id WINLES
PO Phone Number 800-275-8777
USPS # 3401500109

- 1. First Class 5.34
Destination: 87111
Weight: 4.40oz
Postage Type: PVI
Total Cost: 5.34
Base Rate: 1.29
SERVICES
Certified Mail 2.30
70011940000596302537
Return Receipt 1.75
- 2. First Class 5.34
Destination: 87111
Weight: 4.30oz
Postage Type: PVI
Total Cost: 5.34
Base Rate: 1.29
SERVICES
Certified Mail 2.30
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Return Receipt 1.75
- 3. First Class 5.34
Destination: 87111
Weight: 4.30oz
Postage Type: PVI
Total Cost: 5.34
Base Rate: 1.29
SERVICES
Certified Mail 2.30
70011940000596302551
Return Receipt 1.75
- 4. First Class 5.34
Destination: 87111
Weight: 4.30oz
Postage Type: PVI
Total Cost: 5.34
Base Rate: 1.29
SERVICES
Certified Mail 2.30
70011940000596302568
Return Receipt 1.75
- 5. First Class 5.34
Destination: 87111
Weight: 4.30oz
Postage Type: PVI
Total Cost: 5.34
Base Rate: 1.29
SERVICES
Certified Mail 2.30
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Return Receipt 1.75
- 6. First Class 5.34
Destination: 87111
Weight: 4.30oz
Postage Type: PVI
Total Cost: 5.34
Base Rate: 1.29
SERVICES
Certified Mail 2.30
70011940000596302582
Return Receipt 1.75

Subtotal 32.04
Total 32.04

Personal/ Business Check 32.04

Number of Items Sold: 6

SIGN POSTING REQUIREMENTS

POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

All persons making application to the City under the requirements and procedures established by the City Zoning Code or subdivision Ordinance are responsible for the posting and maintaining of one or more signs on the property which the application describes. Vacations of public rights-of-way (if the way has been in use) also require signs. Waterproofed signs will be provided at the time of application. If the application is mailed, you must still stop at the Planning Division to pick up the sign.

The applicant is responsible for ensuring that the signs remain posted throughout the 15-day period prior to public hearing. Failure to maintain the signs during this entire period may be cause for deferral or denial of the application. Replacement signs for those lost or damaged are available from the Planning Division at a charge of \$3.00 each.

1. LOCATION

- A. The sign shall be conspicuously located. It shall be located within twenty feet of the public sidewalk (or edge of public street). Staff may indicate a specific location.
- B. The face of the sign shall be parallel to the street, and the bottom of the sign shall be two to seven feet from the ground.
- C. No barrier shall prevent a person from coming within five feet of the sign in order to read it.

2. NUMBER

- A. One sign shall be posted on each paved street frontage. Signs maybe required on unpaved street frontages.
- B. If the land does not abut a public street, then in addition to a sign placed on the property a sign shall be placed on and at the edge of the public right-of-way of the nearest paved City street. Such a sign must direct readers toward the subject property by an arrow and an indication of distance.

3. PHYSICAL POSTING

- A. A heavy stake with two crossbars or a full plywood backing works best to keep the sign in place, especially during high winds.
- B. Large headed nails or staple are best for attaching signs to a post or backing; the sign tears out less easily.

4. TIME

Signs must be posted from Dec 24th '02 To JAN. 8th 2003.

5. REMOVAL

- A. The sign is not to be removed before the initial hearing on the request.
- B. The sign should be removed within five (5) days after the initial hearing.

I have read this sheet and discussed it with the Planning Division staff. I understand (A) my obligation to keep the sign(s) posted for fifteen (15) days and (B) where the sign(s) are to be located. I am being given a copy of this sheet.

J.M.A.
Debiro Blue Corp (Applicant or Agent) 12-04-02 (Date)

I issued 2 signs for this application, 12/03/02 (Date), Robert (Staff Member)



City of Albuquerque
CITY OF ALBUQUERQUE
 P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103
PUBLIC WORKS DEPARTMENT
DEVELOPMENT SERVICE
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1001993

AGENDA ITEM NO: 11

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 Development Plan |
| (04) Preliminary Plat | (09) Infrastructure List | (14) Other |

ACTION REQUESTED:

REV/CMT:(x) APP:() 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: October 16, 2002

Comments discussed



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DEVELOPMENT REVIEW BOARD TRANSPORTATION DEVELOPMENT Standard Comment Sheet

DRB-1001193

Item No. 11

Zone Atlas F-21

DATE ON AGENDA 10-16-02

INFRASTRUCTURE REQUIRED () YES (x) NO

CROSS REFERENCE: _____

TYPE OF APPROVAL REQUESTED:

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

No.	Comment
<input type="checkbox"/>	No objection to this vacation action.

If you have any questions or comments please call Richard Dourte at 924-3990. Meeting notes:



F

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

Development Review Board Comments

Project Number: 1001993

Application Number: 02DRB-01545

DRB Date: 10/16/02

Item Number: 11

Subdivision:

Tracts F & G, Academy Place Subdivision

Zoning: R-2 & C-1

Zone Page: F-21

New Lots (or units) : 0

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 adjust the lot lines, no new lots are created, therefore there is no dedication requirement associated with this request.

Signed:

Christina Sandoval, (PRD)

Phone: 768-5328




CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
Development Review Board Comments

Meeting Date: October 16, 2002

Agenda Item: 11 **Project #:** 1001993
Application #: 02DRB-01545
Subject: Academy Place Subdivision

1. A copy of the EPC's Official Notice of Decision must be provided at time of preliminary/final plat submittal.
2. The site lies within the boundaries of the Bear Canyon Arroyo Corridor Plan. Future development must be in accordance with all goals, polices and regulations.
3. If the vacation of public right-of-way is approved by the DRB, a plat completing the action must be approved by the DRB and recorded within one year. A licensed, professional surveyor must prepare the plat.
4. The vacation of public right-of-way must be considered at a public hearing. The deadline for submittal to the DRB is every Friday at noon. Cases are heard approximately 3 weeks later. Signs must be posted by the applicant and two representatives of affected neighborhood associations must be contacted by certified mail.
5. Applications must be complete and of acceptable quality for review.



Janet Cunningham-Stephens, DRB Chair
Planning Manager, Land Development Coordination
Tel: 505-924-3880 FAX: 505-924-3864



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

October 16, 2002 9:00 a.m.

MEMBERS:

Janet Stephens, DRB Chair
Claire Senova, Administrative Assistant

Richard Dourte, 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 (VOICE) OR TELETYPEWRITER (TTY) 924-3361 - TTY USERS MAY ALSO ACCESS THE VOICE NUMBER 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 BOARD SECRETARY 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
- B. Changes and/or Additions to the Agenda
- C. Announcements

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1002233**
02DRB-01438 Major-Vacation of Pub
Right-of-Way

ANDREW L. PEREZ agent(s) request(s) the above action(s) for all or a portion of Lot(s) 15, Block(s) 2, **SLOAN'S ACRES**, zoned R-1, located on EVERITT RD NW, between EVERITT RD NW and 64TH ST NW containing approximately 1 acre(s). [REF:DRB-96-462] (G-10) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

2. **Project # 1001997**
02DRB-01398 Major-Preliminary Plat Approval
02DRB-01399 Major-Vacation of Public Easements
02DRB-01400 Minor-Vacation of Private
02DRB-01401 Minor-Sidewalk Waiver
02DRB-01402 Minor-Temp Defer SWK

BOHANNAN HUSTON, INC. agent(s) for CLEARBROOK INVESTMENTS, INC. request(s) the above action(s) for all or a portion of Tract(s) C, FINELAND DEVELOPMENT, (to be known as **MONTEREY PARK SUBDIVISION**, zoned R-LT residential zone, located north of MCMAHON BLVD NW east of UNSER BLVD NW and STONEBRIDGE DR NW containing approximately 11 acre(s). [REF: 1000875, 1000898, 1001997/ 02DRB-00853] [DEFERRED FROM 10/16/02] (A-11) **DEFERRED AT THE AGENT'S REQUEST TO 10/23/02.**

3. **Project # 1001871**
02DRB-01176 Major – Preliminary Plat approval
02DRB-01177 Minor - Temp Defer SDWK

MARK GOODWIN & ASSOCIATES, PA agent(s) for RANDALL HOMES, LLC request(s) the above action(s) for all or a portion of Lot(s) 28 & 29, Block 12, Unit 3, Tract 1, NORTH ALBUQUERQUE ACRES, (to be known as **DESERT HIGHLANDS @ LA CUEVA**) zoned RD 3DU/AC, located on MODESTO AVE NE, between WYOMING BLVD NE and BARSTOW ST NE containing approximately 3 acre(s). [DEFERRED FROM 10/9/02] (C-19) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 10/16/02 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 10/4/02 THE PRELIMINARY PLAT WAS APPROVED. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS WAS APPROVED FOR THE FRONTAGE AND SIDE YARDS OF THE DEVELOPABLE LOTS ON THE INTERIOR STREETS AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

SITE DEVELOPMENT PLANS (EPC FINAL SIGN-OFF) AMENDED PLANS AND MASTER DEVELOPMENT PLANS (CITY COUNCIL FINAL SIGN-OFF)

NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.

4. **Project # 1000060**
02DRB-01544 Minor-SiteDev Plan
BldPermit/EPC

DEKKER/PERICH/SABATINI agent(s) for TRICORE REFERENCE LABORATORIES request(s) the above action(s) for all or a portion of Tract(s) D, **GATEWAY SUBDIVISION**, zoned SU-2 for C-3, located on WOODWARD PL NE, between MOUNTAIN RD NE and LOMAS BLVD NE containing approximately 9 acre(s). [REF:Z-93-46][Debbie Stover, EPC Case Planner](J-15) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT, TRANSPORTATION DEVELOPMENT AND PLANNING. THIS INCLUDES APPROVAL OF THE INFRASTRUCTURE LIST DATED 10/16/02.**

5. **Project # 1000965**
02DRB-01543 Minor-SiteDev Plan
BldPermit/EPC

CITY OF ALBUQUERQUE, WASTEWATER UTILITY DIVISION request(s) the above action(s) for all or a portion of Tract(s) B, **LANDS OF RAY GRAHAM III**, zoned SU-1 special use zone, located on the west side of the LOWER CORRALES RIVERSIDE DRAIN between LEARNING RD NW and COORS BLVD NW containing approximately 3 acre(s). [REF: 02EPC-00634] [Debbie Stover, EPC Case Planner] (F-12) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING.**

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

6. **Project # 1002279**
02DRB-01535 Minor-Prelim&Final Plat
Approval
- SURVEYS SOUTHWEST, LTD agent(s) for STEVE KIRK request(s) the above action(s) for all or a portion of Lot(s) 5 and the northwest 20 feet of LOT 8, **COLEMAN ADDITION**, zoned R-2 residential zone, located on 12TH ST NW, between MENAUL EXTENSION NW and LA POBLANA RD NW containing approximately 1 acre(s). [REF: Z-85-110, DRB-98-264, 01460-01134] (H-13) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS, TRANSPORTATION DEVELOPMENT AND PLANNING.**
7. **Project # 1002261**
02DRB-01522 Minor-Prelim&Final Plat
Approval
- SURVEYS SOUTHWEST, LTD. agent(s) for D. FOSDICK, B. GORSETT & D. & P. EMRIE request(s) the above action(s) for all or a portion of LOT 16, **MONTANO VISTA SUBDIVISION AND LOT 37, ESTATES @ TAYLOR RANCH**, zoned R-LT & R-1 residential zones, located on MONTANO PLAZA DR NW, between TAYLOR RANCH DR NW and DELLYNE AVE NW containing approximately 1 acre(s). [REF: DRB-96-195] (E-11) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEERING AND PLANNING.**
8. **Project # 1001543**
02DRB-01533 Minor-Final Plat Approval
- JEFF MORTENSEN & ASSOCIATES, INC. agent(s) for HOECH REAL ESTATE CORPORATION request(s) the above action(s) for all or a portion of Lot(s) 21-24, Block(s) 8, Tract(s) B and Lots 9-16, 21-24 of Block 9, Tract 3, North Albuquerque Acres, **DESERT RIDGE SUBDIVISION, UNIT 3**, zoned SU-2/RT, SU-2 Mix uses & RD, located on HOLLY AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 20 acre(s). [REF: 02DRB 01121/02DRB 01122/01123] (C-20) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING.**

9. **Project # 1000217**
02DRB-01546 Minor-Final Plat Approval
02DRB-01547 Minor-Extension of
Preliminary Plat

MARK GOODWIN & ASSOCIATES, PA agent(s) for WESTLAND DEVELOPMENT CO., INC. request(s) the above action(s) for all or a portion of Tract(s) 2-A, Unit 3, **PAINTED SKY SUBDIVISION, UNIT 4, and UNITS 5 & 6**, zoned R-LT residential zone, located on the south side of LADERA DR NW, between GAVIN RD NW and ENDEE RD NW containing approximately 23 acre(s). [REF: Z-99-8, S-98-65, 00460-00162, 00410-00931, 01440-00849& 50] (J-9) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING. A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED TO 10/16/03. THIS INCLUDES APPROVAL OF THE INFRASTRUCTURE LIST DATED 12/13/00.**

10. **Project # 1001752**
02DRB-00273 Minor-Prelim&Final
Plat Approval

JUNIPER DESIGN agent(s) for S G PROPERTIES request(s) the above action(s) for all or a portion of Lot(s) B C D J, **COUNTRY CLUB**, zoned SU-2 / MD-1 / R-2, located on CEDAR ST NE, between DR. MARTIN LUTHER KING JR. AVE NE and RIDGE CR NE containing approximately 1 acre(s). [REF: ZA-74-138, Z-520] [Was Indefinitely Deferred on 5/8/02] (K-15) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS, TRANSPORTATION DEVELOPMENT AND PLANNING. THIS INCLUDES APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 8/14/02.**

NO ACTION IS TAKEN ON THESE CASES: IF APPLICANT IS NOT PRESENT, COMMENTS WILL BE FORWARDED

11. **Project # 1001993**
02DRB-01545 Minor-Sketch Plat or Plan

CH2M HILL agent(s) for CITY OF ALBUQUERQUE, PUBLIC WORKS DEPARTMENT request(s) the above action(s) for all or a portion of Tract(s) F & G, **ACADEMY PLACE SUBDIVISION**, zoned R-2 & C-1, located on OSUNA RD NE, between JUAN TABO NE and OSUNA RD NE containing approximately 4 acre(s). (F-21) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

12. **Project # 1002266**
02DRB-01538 Minor-Sketch Plat or Plan

MICHAEL A. EAVES request(s) the above action(s) for all or a portion of Tract(s) 121-B1, MRGCD MAP NO. 31, **LOS GRIEGOS ADDITION**, zoned RA-2 residential and agricultural zone, located NORTH AND WEST OF ARBOR RD NW AND RIO GRANDE NW BETWEEN CANDELARIA RD NW AND GRIEGOS RD NW containing approximately 1 acre(s). (F-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

13. Approval of the Development Review Board minutes for October 2, 2002. **MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.**

ADJOURNED: 10:09 A.M.



SUBDIVISION	Supplemental form S	ZONING	Supplemental form Z
<input type="checkbox"/> Major Subdivision action		<input type="checkbox"/> Annexation & Zone Establishment	
<input checked="" type="checkbox"/> Minor Subdivision action		<input type="checkbox"/> Sector Plan	
<input checked="" type="checkbox"/> Vacation	V	<input type="checkbox"/> Zone Change	
<input type="checkbox"/> Variance (Non-Zoning)		<input type="checkbox"/> Text Amendment	
SITE DEVELOPMENT PLAN	P	APPEAL / PROTEST of...	A
<input type="checkbox"/> ...for Subdivision Purposes		<input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeal	
<input type="checkbox"/> ...for Building Permit			
<input type="checkbox"/> IP Master Development Plan			
<input type="checkbox"/> Cert. of Appropriateness (LUCC)	L		

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: <u>City of Albuquerque Public Works Dept.</u>	PHONE: <u>(505) 768-2561</u>
ADDRESS: <u>PO Box 1293</u>	FAX: <u>(505) 768-3629</u>
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87103</u>	E-MAIL: <u>jchavez@cabq.gov</u>
Proprietary interest in site: <u>Purchase agreement</u>	<u>jrchavez</u>
AGENT (if any): <u>CH2M HILL (Mike Brewer)</u>	PHONE: <u>(505) 884-5600</u>
ADDRESS: <u>6001 Indian School Road, NE Suite 350</u>	FAX: <u>(505) 883-7507</u>
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87110-4140</u>	E-MAIL: <u>mbrewer@ch2m.com</u>

DESCRIPTION OF REQUEST: Four feet of Osuna Rd. right-of-way vacation and subdivision replat of Tracts F and G. *Sketch plat*
 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. F and G Block: N/A Unit: N/A
 Subdiv. / Addn. Academy Place Subdivision
 Current Zoning: R-2 and C-1 Proposed zoning: N/A
 Zone Atlas page(s): F-21 No. of **existing** lots: 2 No. of **proposed** lots: N/A
 Total area of site (acres): ~3.528 Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A
 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. 102106128525040227 and 102106151025540228 MRGCD Map No. N/A
 LOCATION OF PROPERTY BY STREETS: On or Near: Osuna Rd.
 Between: Juan Tabo and Osuna Rd.

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_, Z_, V_, S_, etc.): Z-91-50

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

SIGNATURE Michael A. Brewer DATE 10/07/2002
 (Print) Michael A. Brewer Applicant Agent

FOR OFFICIAL USE ONLY

Form revised September 2001

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	<u>02DRB - 01545</u>	<u>SK</u>	<u>5(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>Oct. 16, 2002</u>			Total \$ <u>0</u>

Paul Casella 10/8/02 Project # 1001993
 Planner signature / date

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

SKETCH PLAT REVIEW AND COMMENT

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

MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT

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

MAJOR SUBDIVISION FINAL PLAT APPROVAL

- 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

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

MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL

- 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

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


- AMENDMENT TO PRELIMINARY PLAT (with minor changes)**
- 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.
 DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **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.



 Applicant name (print)

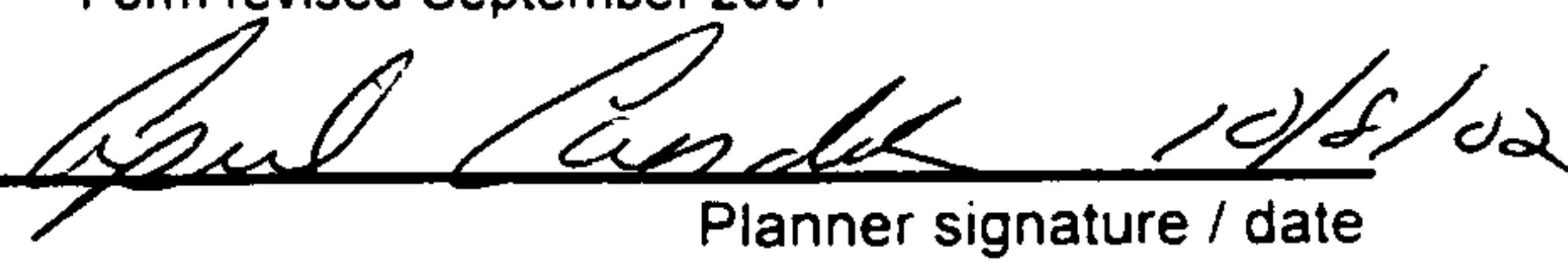
 Applicant signature / date



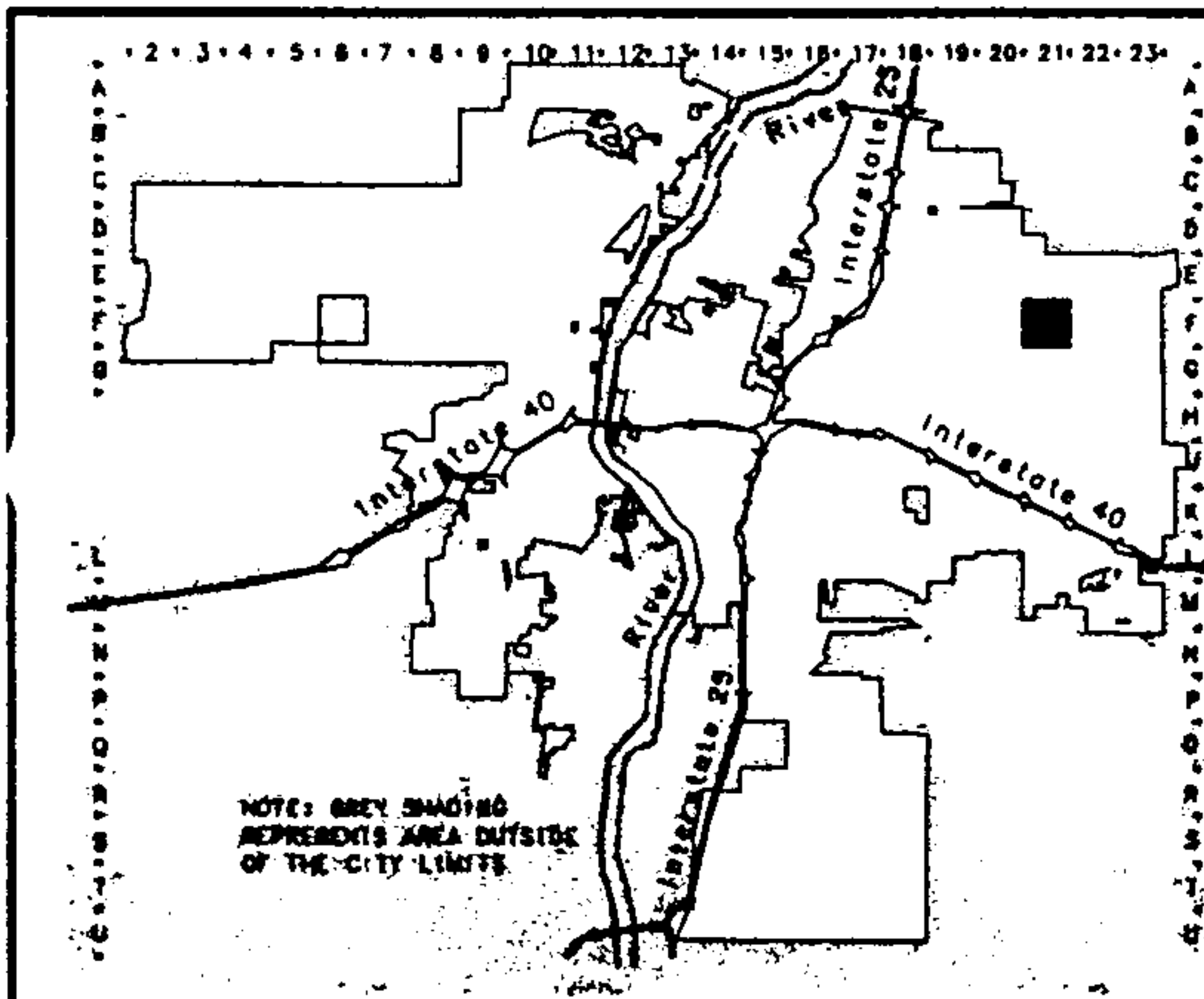
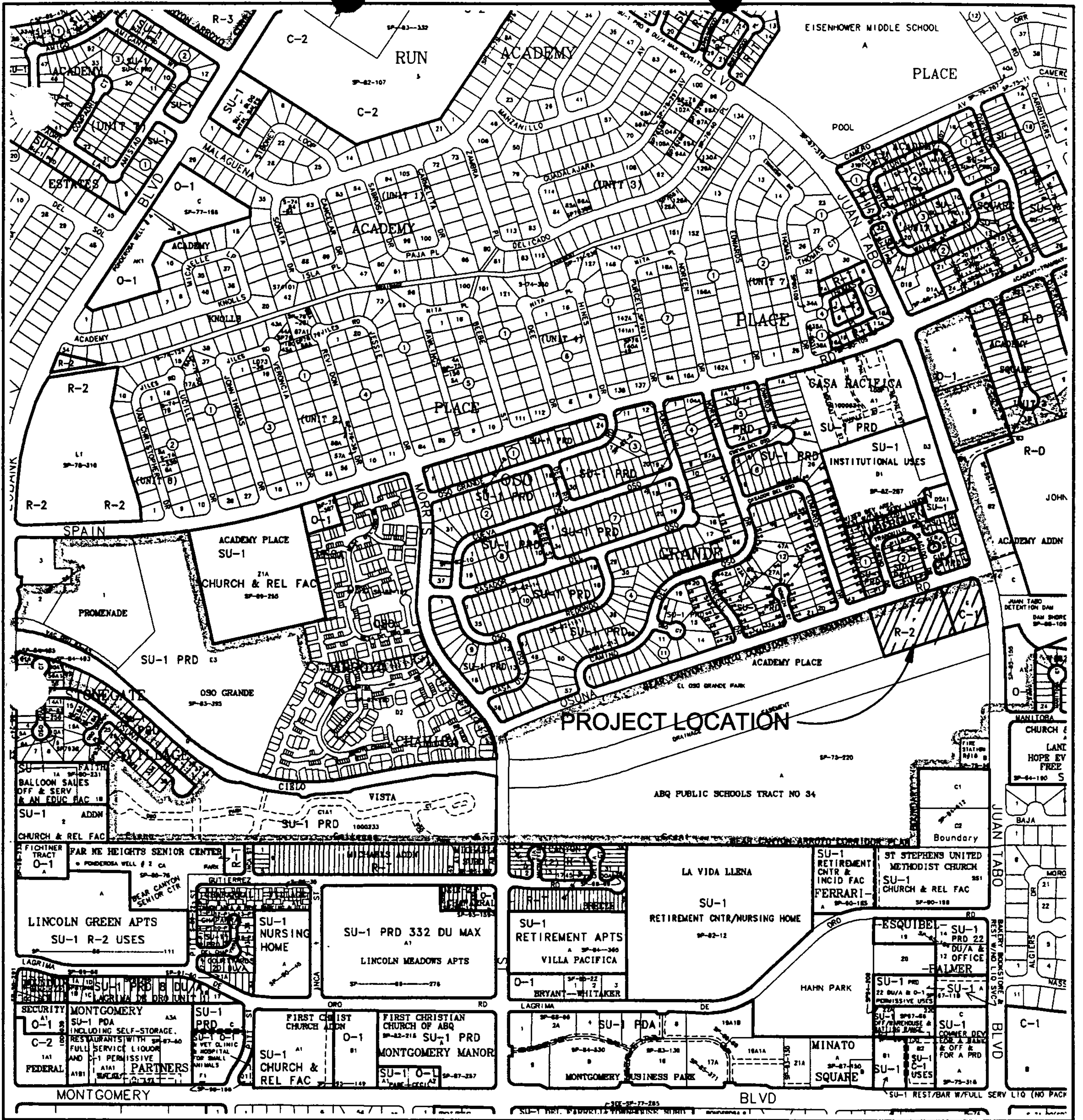
Form revised September 2001

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

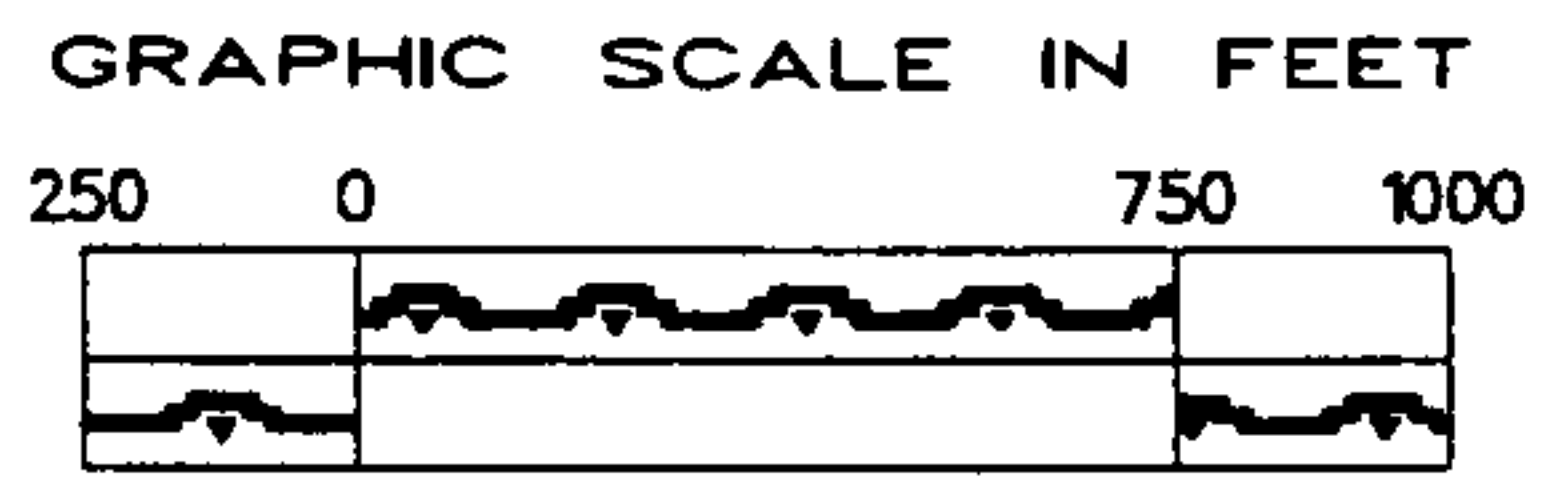
Application case numbers
020RB - _____ - 01545
 _____ - _____ - _____
 _____ - _____ - _____



 Planner signature / date
Project # 1001993



CITY OF
Albuquerque
AGIS
Albuquerque Geographic Information System
PLANNING DEPARTMENT
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Zone Atlas Page

F-21-Z

Map Amended through April 03, 2002

Background

The City of Albuquerque Public Works Department has entered into a purchase agreement with Ms. Shirley Leslie to obtain the west half of Tract F Academy Place Subdivision for the construction of a nonpotable water pump station and reservoir. The purchase agreement includes a subdivision of Tract F and replat of Tracts F and G. The replat will divide the existing Tract F into two parcels, one being the west half of Tract F and the second combining the remaining east half of Tract F with Tract G. The new Tract F will be rezoned from R-2 to R-1. The east half of Tract F will be rezoned from R-2 to C-1 and combined into a single tract with Tract G, already zoned C-1. This request was heard and approved by the EPC on September 19, 2002.

Description of Request

Before preparing and submitting the final plat, for DRB approval, the City of Albuquerque Public Works Department is requesting the DRB to consider the vacation of 4-feet of public right-of-way, along Osuna Road, adjacent to Tracts F and G Academy Place Subdivision.

Justification for Request

Based on conversations with the Transportation Department, the Long Range Major Street Plan does not anticipate Osuna Road to be continuous between Juan Tabo and Morris. As such Osuna Road from Juan Tabo to Morris would be classified as a local street requiring only a 60-foot right-of-way. The current right-of-way is 64-feet. Vacation of 4-feet of the Osuna Road right-of-way, will result in a 60-foot final right-of-way width for Osuna Road between Juan Tabo and Morris, which is in conformance with the City of Albuquerque DPM criteria for a local street designation.

For sketch plat only, vacation to follow