

Done CS 7.15.02

DRB APPLICATION NO. 02DRB-01057	DRB PROJECT NO. 1002040
PROJECT NAME CHELWOOD PARK, LOT 1A	
EPC APPLICATION NO.	
APPLICANT APD / Iseason & Arjman.	PHONE NO. 268-8828
ZONE ATLAS PAGE K-22	
ONE STOP CASE TRACKING LOG	

*7.23.02
Claire has \$*

TRANSPORTATION DEV (505) 924-3990		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED NSF	DATE 7/16/02	DATE
COMMENTS:		

UTILITY DEV (505) 924-3989		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED NSF	DATE 7/16/02	DATE
COMMENTS:		

HYDROLOGY DEV (505) 924-3986		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED BLB	DATE 7/17/02	DATE
COMMENTS:		

PARKS AND REC (505) 768-5328		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED CS	DATE 7/16/02	DATE
COMMENTS:		

PLANNING (505) 924-3858		
PLANS DISAPPROVED NSF	DATE 7/17/02	DATE 7/24/02
PLANS APPROVED NSF	DATE 7/31/02	DATE
COMMENTS:		
<p>① Include the project # and Application # on the plat. ② Planning signs last. ③ Major subdivision plats and those compelling vacations must be recorded by Planning. Appropriate fees (check payable to Bernalillo County) a tax certification from the County Treasurer's Office and two mylars must be provided. A recorded mylar will be returned to the applicant/agent. ④ Please provide a digital dxf file showing easement right-of-way and property lines in New Mexico State Plane Feet NAD 1927 (or NAD 1983). This information will be forwarded to AGIS.</p>		

(Return form with plat / site plan)

7/24/02 Refer to previous comments. Planning signs last. The CAO's signature must be obtained prior to resubmittal.

7/18/02 Called agent for comment

7/26/02 pm call agent for PL, P&R, CAO Sign



OFFICIAL NOTICE

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
LAND DEVELOPMENT COORDINATION DIVISION

7-11-02

9. Project # 1002040
02DRB-00943 Minor-Vacation of Private Easements

ISAACSON & ARFMAN, PA agent(s) for APD PLANNING request(s) the above action(s) for all or a portion of Lot(s) 1-A, **CHELWOOD PARK ADDITION**, zoned SU-1 Police Substation, located on LOMAS BLVD NE between GEORGENE DR NE and NAKOMIS DR NE containing approximately 2 acre(s). [REF: Z-98-60, V-99-105, DRB-98-387] (K-22)

At the July 10, 2002, 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.



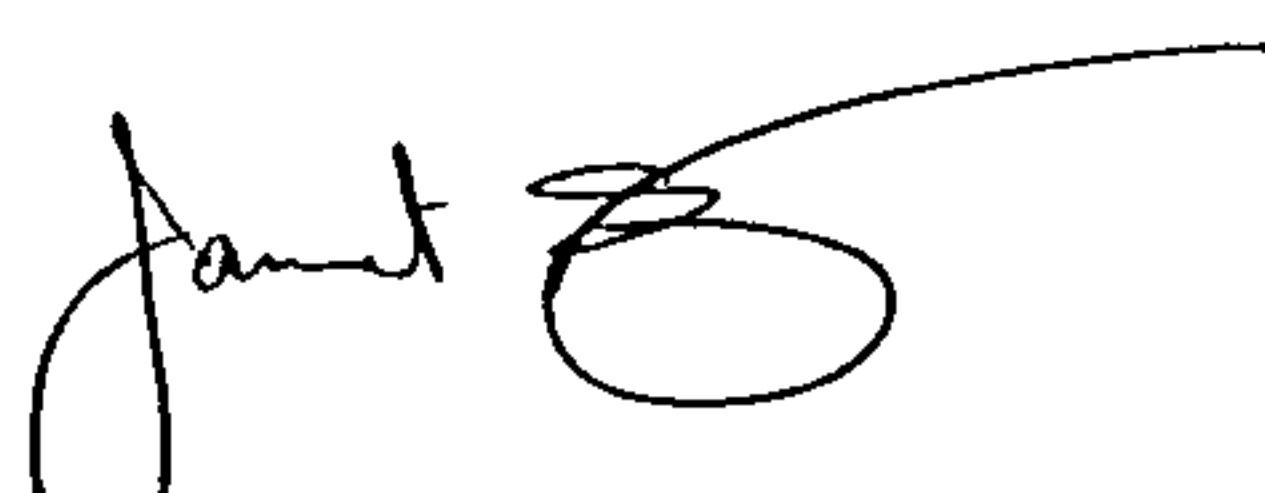
OFFICIAL NOTICE PAGE TWO

If you wish to appeal this decision, you must do so by July 25, 2002 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.)



Janet Stephens
DRB Chair

cc: APD Planning, Karen Fisher, 400 Roma NW, 87102
Isaacson & Arfman PA, 128 Monroe St NE, 87108
Loren Hines, Property Management, Legal Dept./4th Fir, City/County Bldg.
Arlene Portillo, Public Works Department, 2nd Floor, Plaza del Sol Bldg.
File



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

July 10, 2002

9. **Project #1002040**
Application # 02DRB-00943
Chelwood Park, Lot 1-A-1, Block 2

1. The zoning on the site is SU-1. Were the retaining wall and secured parking constructed in accordance with an EPC approved site development plan for building purposes? *yes*
2. It appears that the majority of the neighboring property owners do not object to this action from the letters in the file. Has Mr. Giebel expressed his written concurrence? If so, please provide a copy of the signed letter. *(in partnership w/ Mr. Mittelmann)*
3. No objection to the proposed vacation. Defer to Transportation Development.
4. A plat incorporating the vacated property must be approved by the DRB and recorded at the County Clerk's Office within one year or the vacation will expire.



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



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: 1002040

AGENDA ITEM NO: 9

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:() APP:(x) SIGN-OFF:() EXTN:() AMEND:()

ENGINEERING COMMENTS:

The Hydrology Section has no objection to the vacation request.

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: July 10, 2002



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

July 10, 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 # 1000614**
02DRB-00912 Major-Two Year SIA
02DRB-00913 Minor-Temp Defer SDWK

TERRY O BROWN PE agent(s) for PASEO DEL NORTE PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 3-12 & 21-29, Block(s) 33 and 34, **NORTH ALBUQUERQUE ACRES – UNIT B**, zoned R-1, located on CARMEL AVE NE between SAN PEDRO DR NE and LOUISIANA BLVD NE containing approximately 37 acre(s). [REF: DRB-97-293, DRB-95-121, 01410-00622] (C-18) **A TWO-YEAR EXTENSION OF THE SIA WAS APPROVED TO THE CONSTRUCTION COMPLETION DEADLINE DATE OF 7/10/04. A TWO-YEAR EXTENSION OF THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED TO THE CONSTRUCTION COMPLETION DEADLINE DATE OF 7/10.04.**

2. **Project # 1001122**
02DRB-00896 Major-Two Year SIA

BOHANNAN HUSTON, INC. agent(s) for CENTEX HOMES request(s) the above action(s) (Modified Procedure B Non-Work Order) for all Lot(s), **STONEBRIDGE SUBDIVISION, UNIT 1**, zoned SU-1 for R-2 Uses, located on N. & E. OF MC MAHON BLVD NW, between TUSCANY DR. NW and STONEBRIDGE DR. NW containing approximately 28 acre(s). [REF: 01410-01298, 01410-00348] (A-12) **A 9-MONTH EXTENSION (Modified Procedure B Non-Work Order) WAS APPROVED TO THE CONSTRUCTION COMPLETION DEADLINE DATED OF 4/10/03.**

3. **Project # 1001937**
02DRB-00906 Major-Vacation of Pub
Right-of-Way

JEFF MAULDIN agent(s) request(s) the above action(s) for all or a portion of Tract(s) A and S & 50' of Tract C, **CROUCH'S SUBDIVISION** and a portion of Tract 1, **PUEBLO ALTO ADDITION**, zoned C-2, located on LOMAS NE, between SAN MATEO NE and TRUMAN NE containing approximately 1 acre(s). [REF: 02DRB 00707] (J-17) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE WITH CONDITION: A PUBLIC SANITARY SEWER EASEMENT SHALL BE RETAINED OR THE EXISTING SEWER LINE SHALL BE RELOCATED AS APPROVED BY THE CITY.**

4. **Project # 1002002**
02DRB-00870 Major-Vacation of
Public Easements

DAVID CAMPBELL agent(s) for JEFF HENRY request(s) the above action(s) for all or a portion of Tract(s), **BEAR CANYON ARROYO DRAINAGE EASEMENT**, zoned C-3, located on SAN MATEO NE, between OSUNA NE and ACADEMY NE containing approximately 5 acre(s). [REF: Z-78-47] (E-17) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE WITH CONDITION: PRIOR TO PRELIMINARY PLAT AN APPROVED DRAINAGE REPORT IS REQUIRED IN ORDER TO DETERMINE THE SIZE AND LOCATION OF THE PUBLIC DRAINAGE EASEMENT NEEDED.**

5. **Project # 1001725**
02DRB-00767 Major-Preliminary Plat
Approval
02DRB-00766 Major-Bulk Land
Variance
02DRB-01038 Minor – Site Dev Plan
Subd/EPC

TIERRA WEST, LLC agent(s) for UNIVERSITY OF NEW MEXICO request(s) the above action(s) for all or a portion of Tract(s) B, **EVER READY OIL SUBDIVISION**, zoned C-1, located on GIBSON BLVD SE, between UNIVERSITY BLVD SE and 1-25 NORTH FRONTAGE ROAD [REF: 02500 00161, 02110 00648/02128 00649] [DEFERRED FROM 6/19 AND 6/26/02] (L-15) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT AND PLANNING. BULK LAND VARIANCE WAS APPROVED. SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT AND PLANNING.**

**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.**

6. **Project # 1000216**
02DRB-00948 Minor-SiteDev Plan
BldPermit/EPC

SAM PATEL agent(s) request(s) the above action(s) for all or a portion of Lot(s) A-3-A, **J GROUP ADDITION**, zoned SU-1 for C-1 (motel), located on SAN ANTONIO AVE. NE between I-25 and SAN PEDRO AVE NE containing approximately 2 acre(s). [REF: 01128 00675] [**Debbie Stover, EPC Case Planner**] [Deferred from 7/10/02] (E-18) **DEFERRED AT THE AGENT'S REQUEST TO 7/24/02.**

7. **Project # 1001150**
02DRB-00693 Minor-SiteDev Plan
Subd/EPC

TIERRA WEST LLC agent(s) for SUNSET WEST request(s) the above action(s) for all or a portion of Tract(s) J-1 and a portion of Tract M, Vista Del Norte Subdivision (to be known as **RANCHO MIRAGE @ VISTA DEL NORTE**) zoned R-2 residential zone, located on OSUNA RD NE, between VISTA DEL NORTE DR NE and NORTH DIVERSION CHANNEL NE containing approximately 22 acre(s). [REF: 01450-00411, 02128-00136, 02110-00138] [Deferred from 6/5/02, 6/19/02] [**Russell Brito, EPC Case Planner**] [Deferred from 7/10/02] (E-16) **DEFERRED AT THE AGENT'S REQUEST TO 7/24/02.**

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

8. **Project # 1001130**
02DRB-00985 Minor-Final Plat
Approval
02DRB-00983 Minor-Amnd Prelim Plat
Approval

MARK GOODWIN & ASSOCIATES agent(s) for YES HOUSING INC request(s) the above action(s) for all or a portion of Tract(s) A1A2C, **HUBBELL PLAZA**, zoned R-2, located on CAMINO AZUL NW, between BLUEWATER NW and AVALON NW and COORS RD NW containing approximately 7 acre(s). [REF: DRB-98-283, Z-94-153/SD-81-21-20, DRB-95-154, ZA-97-217, DRB-96-272] (K-10) **THE AMENDED INFRASTRUCTURE LIST DATED 7/10/02 WAS APPROVED AND INITIALED BY THE DEVELOPMENT REVIEW BOARD. THE AMENDED PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING.**

9. **Project # 1002040**
02DRB-00943 Minor-Vacation of
Private Easements
- ISAACSON & ARFMAN, PA agent(s) for APD PLANNING request(s) the above action(s) for all or a portion of Lot(s) 1-A, **CHELWOOD PARK ADDITION**, zoned SU-1 Police Substation, located on LOMAS BLVD NE between GEORGENE DR NE and NAKOMIS DR NE containing approximately 2 acre(s). [REF: Z-98-60, V-99-105, DRB-98-387] (K-22) **THE VACATION OF PRIVATE EASEMENTS WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**
10. **Project # 1002050**
02DRB-00960 Minor-Prelim&Final Plat
Approval
02DRB-00961 Minor-Vacation of
Private Easements
- SURVEYS SOUTHWEST LTD. agent(s) for MICHAEL LAFLIN request(s) the above action(s) for all or a portion of Tract(s) B, **LAS MARCADES SUBDIVISION**, zoned C-1, located on GOLF COURSE RD NW between JILL PATRICIA ST NW and MARNA LYNN AVE NW containing approximately 9 acre(s). [REF: Z-93-67, DRB-93-107] [Deferred from 7/10/02] (C-12) **DEFERRED AT THE AGENT'S REQUEST TO 8/7/02.**
11. **Project # 1000339**
02DRB-01010 Minor-Prelim&Final Plat
Approval
- CLINT SHERRILL & ASSOC. agent(s) for VISTA MANAGEMENT CO LLC request(s) the above action(s) for all or a portion of Block(s) 8, Tract(s) 3A, **ORA M CLARK**, zoned C-1 neighborhood commercial zone, located on LOUISIANA BLVD SE, between ZUNI RD SE and BELL AVE SE containing approximately 1 acre(s). [REF: Z-316, 01ZHE-01654] [Deferred from 7/10/02] [Heard under Project #1001595 in error.](L-19) **DEFERRED AT THE AGENT'S REQUEST TO 7/17/02.**

12. **Project # 1001916**
02DRB-01007 Minor-Final Plat
Approval

BOHANNAN HUSTON, INC. agent(s) for SIVAGE THOMAS HOMES, INC. request(s) the above action(s) for all or a portion of Tract(s) Y1A1A1, **PINON POINTE SUBDIVISION, UNIT 3 @ VENTANA RANCH**, zoned R-LT residential zone, located on WEST OF RAINBOW BLVD NW, between LAS VENTANAS RD. NW and IRVING BLVD. NW containing approximately 11 acre(s). [REF: 02DRB-00651] (B-09) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING.**

13. **Project # 1001946**
02DRB-01008 Minor-Prelim&Final Plat
Approval

BOHANNAN HUSTON INC agent(s) for LOWE'S HIW INC request(s) the above action(s) for all or a portion of Tract(s) A1, **LOS ANGELES CENTER**, zoned M-1, located on PASEO DEL NORTE NE, between I-25 NE and SAN PEDRO NE containing approximately 32 acre(s). [REF: Z-84-42, Z-84-84, DRB-97-224, DRB-97-372] (D-18) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/10/02 THE PRELIMINARY PLAT WS APPROVED. FINAL PLAT WAS INDEFINITELY DEFERRED.**

14. **Project # 1001101**
02DRB-01009 Minor-Final Plat
Approval

BOHANNAN HUSTON, INC. agent(s) for LAS VENTANAS LTD. PARTNERSHIP. request(s) the above action(s) for all or a portion of Tract(s) X1A1A1A, TRAVILLA SUBDIVISION @ VENTANA RANCH, TRACT B, (to be known as **COUNTRY MEADOWS, UNIT 3 @ VENTANA RANCH**, zoned R-LT residential zone, located SOUTH OF IRVING BLVD NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 49 acre(s). [REF: 00DRB-00600, 01410-00442, 01440-00460] (B-09) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING.**

15. **Project # 1002072**
02DRB-01012 Minor-Prelim&Final Plat
Approval

PRECISION SURVEYS, INC. agent(s) for GLADDEN & ASSOCIATES LTD., CO. request(s) the above action(s) for all or a portion of Lot(s) 2, Block(s) 8, Unit 1, **MIRAMONTES PARK**, zoned C-2 community commercial zone, located on SAN MATEO BLVD NE, between MENAUL BLVD NE and CLAREMONT AVE NE containing approximately 1 acre(s). [Deferred from 7/10/02] (H-18) **THE ABOVE REQUEST WAS DEFERRED AT THE AGENT'S REQUEST TO 7/31/02.**

16. **Project # 1001731**
02DRB-00851 Minor-Prelim&Final Plat
Approval

LARRY READ & ASSOCIATES, INC. agent(s) for SAHAR DEVELOPMENT request(s) the above action(s) for all or a portion of Block(s) 23, Tract(s) 2, **SAHAR SUBDIVISION**, zoned R-D 7du/ac, located on OAKLAND NE, between LOUISIANA BLVD. NE and WYOMING BLVD. NE containing approximately 1 acre(s). [REF: DRB-99-438, 02DRB 00168][Deferred from 5/14/02] (C-19) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/10/02 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION: THE MAINTENANCE OF THE 5-FOOT PRIVATE DRAINAGE EASEMENT SHALL BE ADDRESSED AT FINAL PLAT. FINAL PLAT WAS INDEFINITELY DEFERRED.**

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

17. **Project # 1000997**
02DRB-00979 Minor-Sketch Plat or Plan

TIERRA WEST LLC agent(s) for PASSEMHEIM & WILEY PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 1-B, 2 and a portion of Lot 1-A, **MERCHENBIER MANOR**, zoned RA-1, located on GABALDON RD NW, between VILLA RIO CT NW and ALBUQUERQUE DRAINAGE CANAL containing approximately 7 acre(s). [REF: Z-93-125, 01460 00028, DRB-99-97] (H-12) **THE ABOVE REQUEST WAS**

18. **Project # 1001935**
02DRB-00970 Minor-Sketch Plat or Plan

MARK GOODWIN & ASSOCIATES agent(s) for SAN PEDRO EQUITIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Tract(s) 2, **NORTH ALBUQUERQUE ACRES**, zoned RD 7 du acre, located on the SE CORNER OF SIGNAL NE, between ALAMEDA NE and PASEO DEL NORTE NE containing approximately 1 acre(s). (C-19) **THE ABOVE REQUEST WAS**

19. **Project # 1002051**
02DRB-00963 Minor-Sketch Plat or Plan
TIERRA WEST LLC agent(s) for GELTMORE INC. request(s) the above action(s) for all or a portion of Tract(s) A, **CHAMISA RIDGE SUBDIVISION**, zoned R-LT, located on PARADISE BLVD NW, between BIG SAGE DR NW and

20. **Project # 1002071**
02DRB-01011 Minor-Sketch Plat or Plan
MARK MCCARTHY agent(s) request(s) the above action(s) for all or a portion of Lot(s) 44B Tract(s) 33B4A, **MRGCD MAP 35**, zoned RA-2, located on CARLOTA NW between LOS LUCEROS NW and GABALDON NW containing approximately 1 acre(s). [REF: DRB-98-261] (H-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

21. Other Matters:

Approval of the Development Review Board Minutes for June 19 and June 26, 2002.
THE MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.

ADJOURNED: 11:54 A.M.

City of Albuquerque



DEVELOPMENT REVIEW APPLICATION

Supplemental form
SUBDIVISION **S**
 Major Subdivision action
 Minor Subdivision action
 Vacation
 Variance (Non-Zoning)

Supplemental form
ZONING **Z**
 Annexation & Zone Establishment
 Sector Plan
 Zone Change
 Text Amendment

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

APPEAL / PROTEST of... **A**
 Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

APPLICANT INFORMATION:

NAME: APD Planning (Karen Fisher) PHONE: 768-2419
 ADDRESS: 400 Roma NW FAX: _____
 CITY: ABQ STATE _____ ZIP _____ E-MAIL: _____
 Proprietary interest in site: owner/user department
 AGENT (if any): Isaacson & Artman, P.A. PHONE: 268-8828
 ADDRESS: 128 Monroe St, NE FAX: 268-2632
 CITY: ABQ STATE NM ZIP 87108 E-MAIL: iamengrs@swcp.com

DESCRIPTION OF REQUEST: minor plat approval

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

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

Lot or Tract No. Lot 1-A Block: 2-A Unit: _____
 Subdiv. / Addn. Chelwood Park Addition
 Current Zoning: SU-1 Police substation Proposed zoning: same
 Zone Atlas page(s): K-22 No. of existing lots: 1 No. of proposed lots: 1
 Total area of site (acres): 1.5043 Density if applicable: dwellings per gross acre: _____ dwellings per net acre: _____
 Within city limits? Yes. No , but site is within 5 miles of the city limits (DRB jurisdiction.) Within 1000FT of a landfill? No
 UPC No. 102205731050812431 MRGCD Map No. N/A
 LOCATION OF PROPERTY BY STREETS: On or Near: Lomas Blvd. NE
 Between: Georgene Dr. NE and Nakomis Dr. NE

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX-, Z-, V-, S-, etc.): 2-98-60;
V-99-105; 02 DRB 00943; DRB 98-387; Proj # 1002040

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

SIGNATURE Fred C. Artman DATE 07.12.02
 (Print) Fred C. Artman Applicant Agent

FOR OFFICIAL USE ONLY

Form revised September 2001

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>02DRB - 01054</u>	<u>P4 FPA</u>	<u>5(3)</u>	<u>\$ N/A</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>[REDACTED]</u>				Total \$ <u>NA</u>

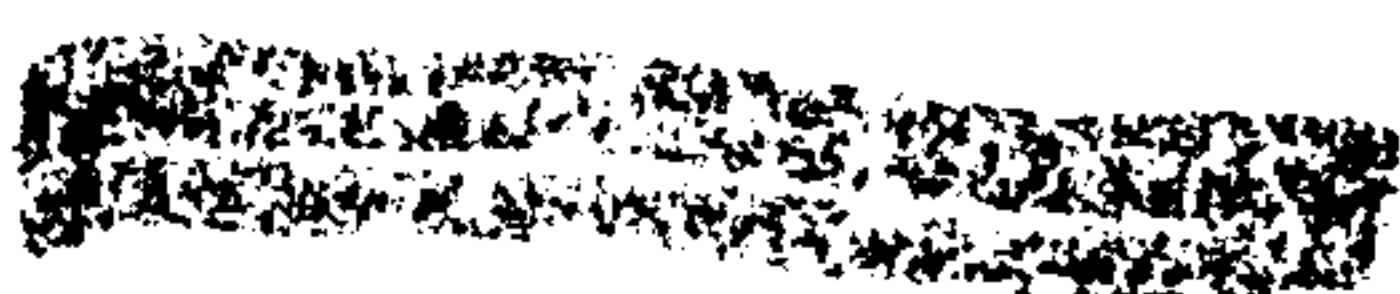
Bobbert 7/15/02
 Planner signature / date

Project # 1002040

OR 16.

DRB 15-33 1400 1000000

1000000



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 - *city owned property*
 - 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.

Fred C. Artman

Applicant name (print)

Fred C. Artman 07.12.02

Applicant signature / date

Form revised September 2001

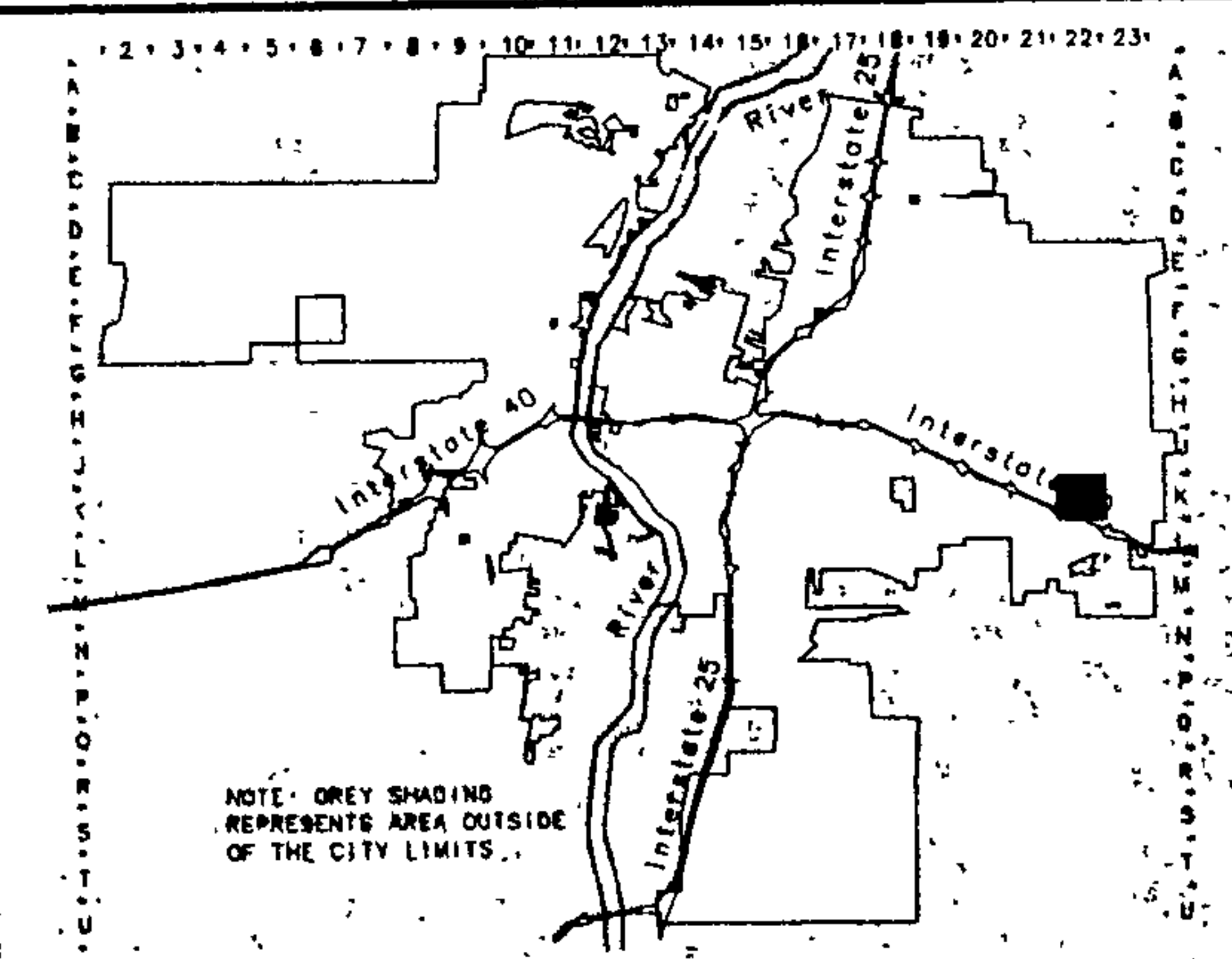
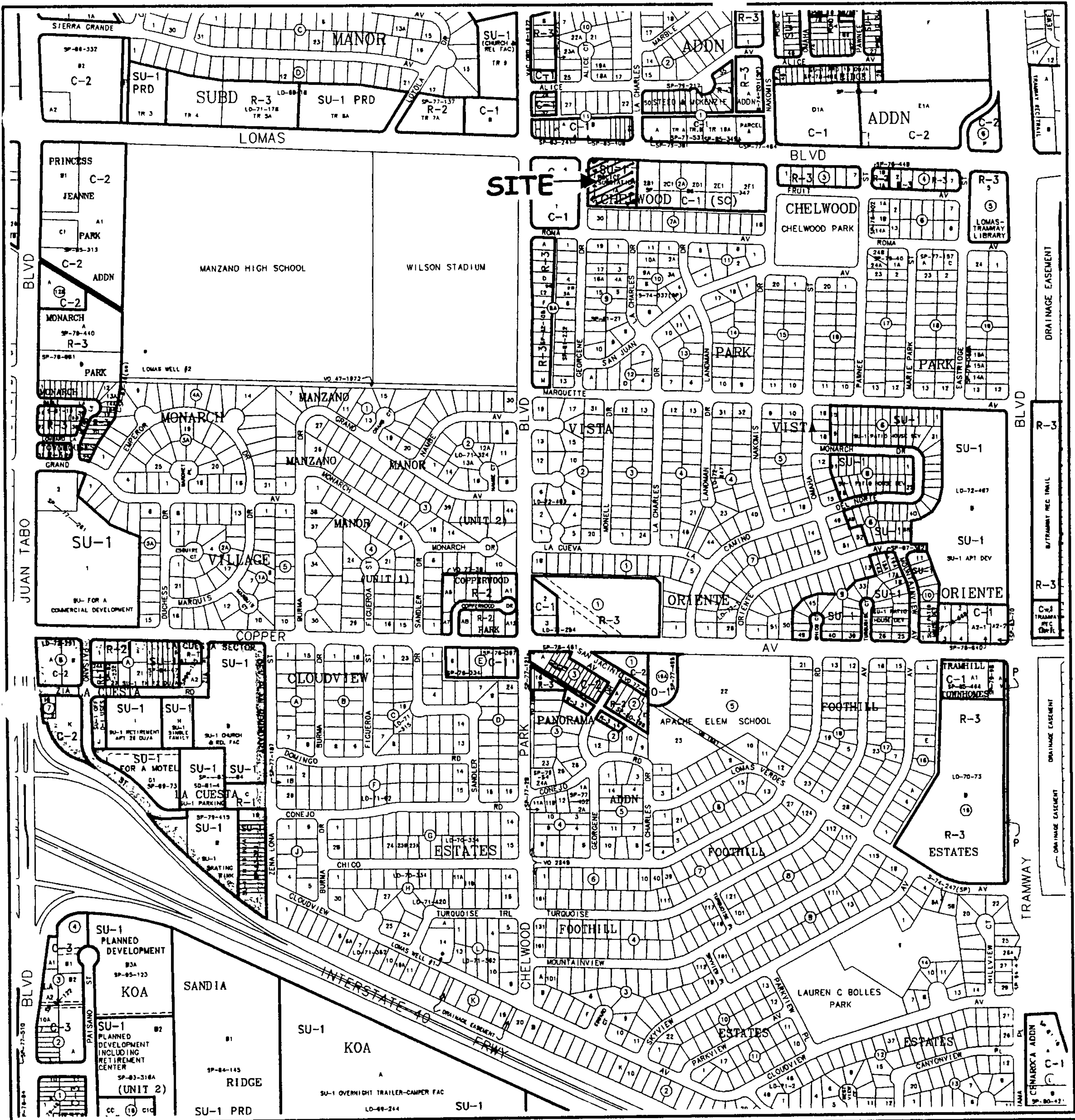


- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
02DRB - 01054

Artman 7/15/02
 Planner signature / date

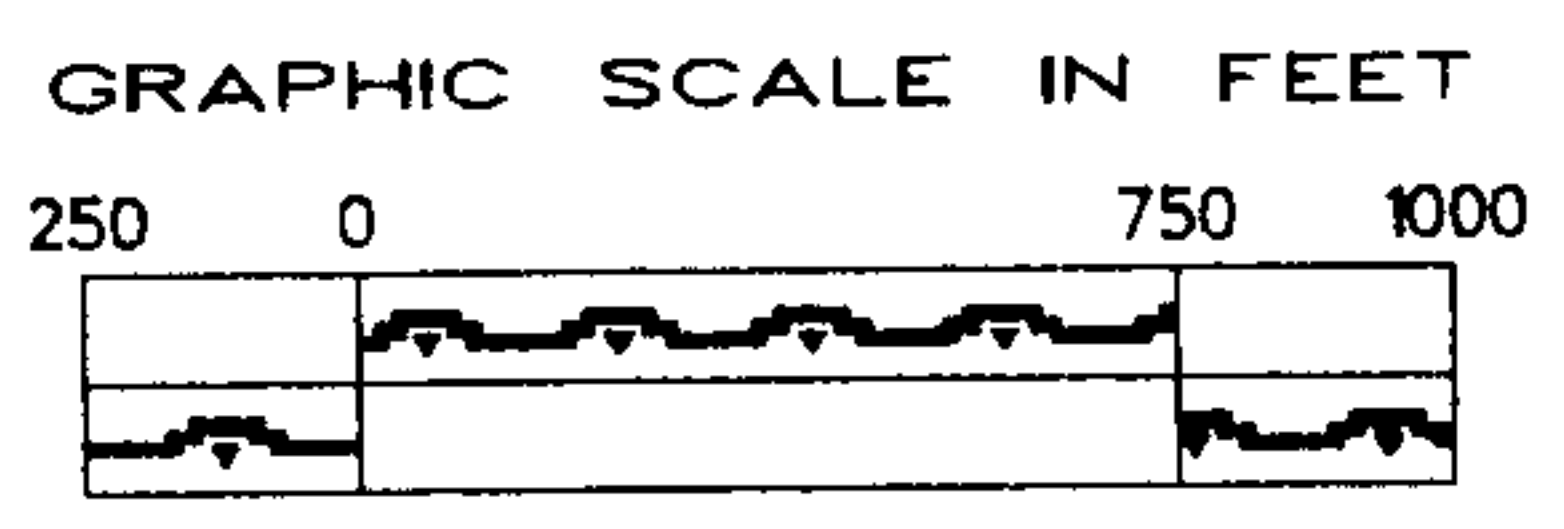
Project # 1002040



CITY OF Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

© Copyright 2002



Zone Atlas Page

K-22-Z

Map Amended through April 03, 2002

VACATION/DEDICATION OF PRIVATE ACCESS EASEMENT
July 11, 2002

REFERENCE: Justification of Request

PRIVATE EASEMENT: A 45' x 120' common access easement granted on the plat of Lots 2-A-1 through 2-F-1, Block 2-A, Chelwood Park (9/24/86, C31-13D) to be replaced by a 6'x30' access easement.

LOCATION: Northerly 45' of Lot 2-A-1 (original recording)

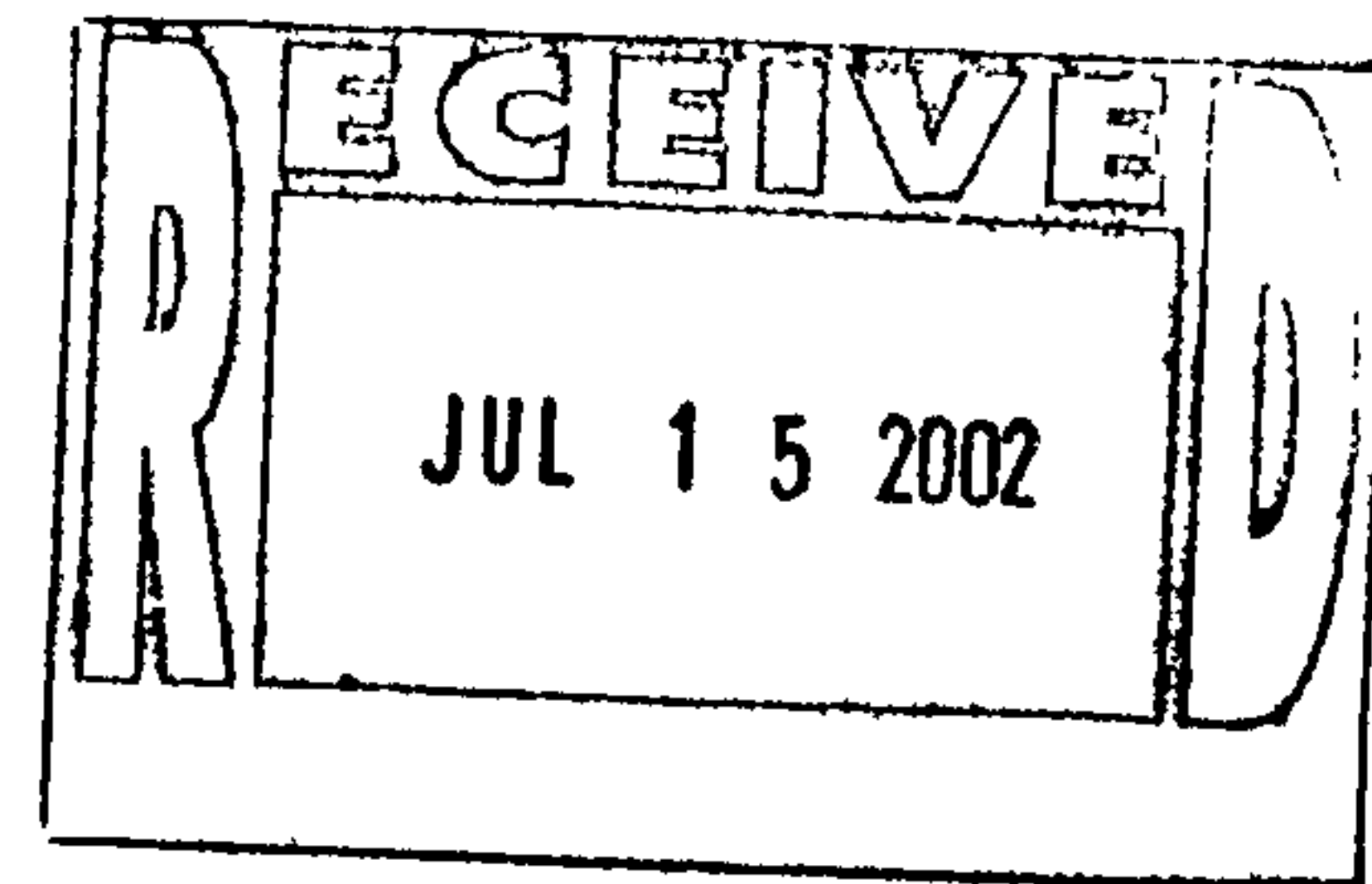
JUSTIFICATION:

1. Lot 2-A-1 was a vacant lot until recent construction. The lot is programmed as a secured parking area to support the Albuquerque Police Department 5th Area Command Substation.
2. Lot 2-A-1 and Lot 1 (adjacent to the west) have been replatted to eliminate the interior lot line by a replat entitled "Plat of Lot 1-A, Block 2-A, Chelwood Park", (1/26/99, Book 99C-16) DRB-98-387.
3. Easement vacation has been granted by DRB on 07/10/02.
4. Necessary replacement access easement will be granted by this plat.



OFFICIAL NOTICE

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
LAND DEVELOPMENT COORDINATION DIVISION



7-11-02

9. Project # 1002040
02DRB-00943 Minor-Vacation of Private Easements

ISAACSON & ARFMAN, PA agent(s) for APD PLANNING request(s) the above action(s) for all or a portion of Lot(s) 1-A, **CHELWOOD PARK ADDITION**, zoned SU-1 Police Substation, located on LOMAS BLVD NE between GEORGENE DR NE and NAKOMIS DR NE containing approximately 2 acre(s). [REF: Z-98-60, V-99-105, DRB-98-387] (K-22)

At the July 10, 2002, 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.



OFFICIAL NOTICE PAGE TWO

If you wish to appeal this decision, you must do so by July 25, 2002 in the manner described below.

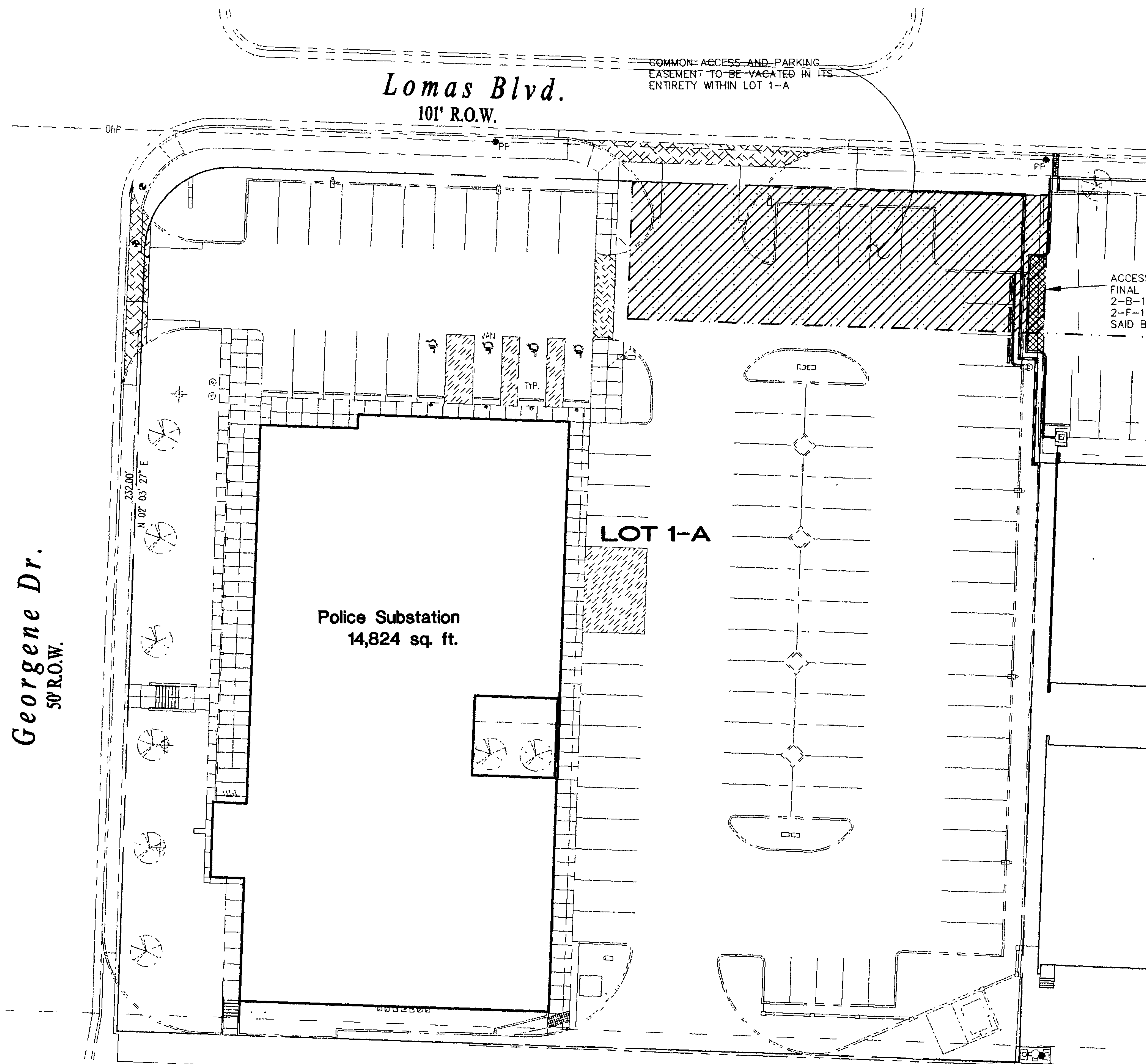
Appeal is to the Environmental Planning Commission. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Division form, to the Planning Division, within 15 days of the Development Review Board's decision. The date the determination in question 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.)

Janet Stephens
DRB Chair

cc: APD Planning, Karen Fisher, 400 Roma NW, 87102
Isaacson & Arfman PA, 128 Monroe St NE, 87108
Loren Hines, Property Management, Legal Dept./4th Flr, City/County Bldg.
Arlene Portillo, Public Works Department, 2nd Floor, Plaza del Sol Bldg.
File



Lomas Blvd.
101' R.O.W.

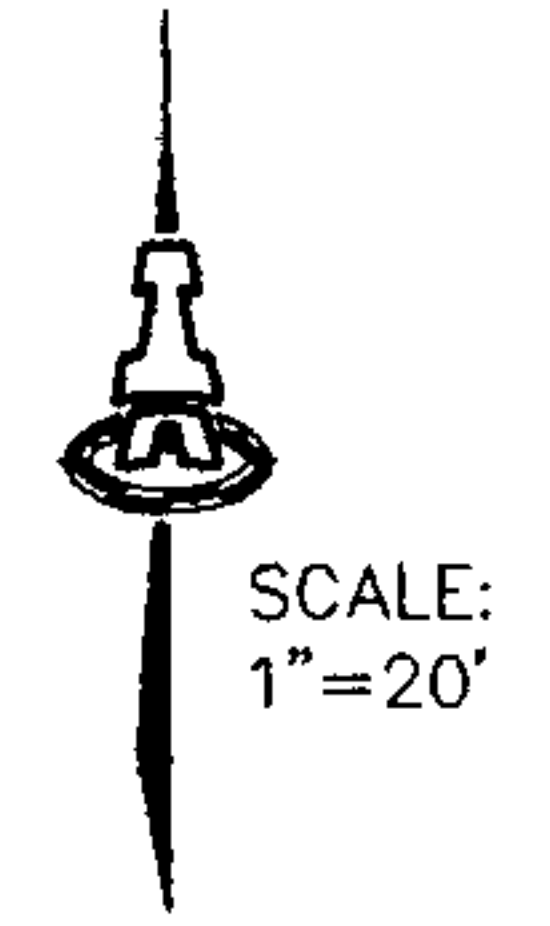
Georgene Dr.
50' R.O.W.

Police Substation
14,824 sq. ft.


LOT 1-A

COMMON ACCESS AND PARKING
EASEMENT TO BE VACATED IN ITS
ENTIRETY WITHIN LOT 1-A

ACCESS EASEMENT TO BE GRANTED BY
FINAL PLAT FOR THE BENEFIT OF LOTS
2-B-1, 2-C-1, 2-D-1, 2-E-1, &
2-F-1 AND SHALL BE MAINTAINED BY
SAID BENEFITTING LOTS.



APD SUBSTATION -
5th AREA COMMAND
EXISTING CONDITIONS


ISAACSON & ARFMAN, P.A.
 Consulting Engineering Associates
 128 Monroe Street N.E.
 Albuquerque, New Mexico
 002EXH1.DWG01v 10/23/01

A City of Albuquerque



DEVELOPMENT REVIEW APPLICATION

Supplemental form	S	ZONING	Supplemental form	Z
<input type="checkbox"/> Major Subdivision action		<input type="checkbox"/> Annexation & Zone Establishment		
<input 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,		
<input type="checkbox"/> ...for Building Permit		LUCG, Planning Director or Staff,		
<input type="checkbox"/> IP Master Development Plan		ZHE, Zoning Board of Appeals		
<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: APD Planning (Karen Fisher) PHONE: 768-2419
 ADDRESS: 400 Roma NW FAX: _____
 CITY: ABQ STATE NM ZIP 87102 E-MAIL: _____
 Proprietary interest in site: Owner/User Department
 AGENT (if any): Isaacson + Arfman, P.A. PHONE: 268-8828
 ADDRESS: 128 Monroe Street NE FAX: 268-2632
 CITY: ABQ STATE NM ZIP 87108 E-MAIL: iamengrs@swcp.com

DESCRIPTION OF REQUEST: Vacate the 45' private common access easement + to grant those listed properties a parking easement

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. Lot 1-A Block: 2-A Unit: _____
 Subdiv. / Addn. Chelwood Park Addition
 Current Zoning: SU-1 Police Substation Proposed zoning: Same
 Zone Atlas page(s): K-22 No. of existing lots: 1 No. of proposed lots: 1
 Total area of site (acres): 1.5013 Density if applicable: dwellings per gross acre: _____ dwellings per net acre: _____
 Within city limits? Yes. No , but site is within 5 miles of the city limits (DRB jurisdiction.) Within 1000FT of a landfill? No
 UPC No. 102205731050812431 MRGCD Map No. NA
 LOCATION OF PROPERTY BY STREETS: On or Near: Lomas Blvd. NE
 Between: Georgene Dr. NE and Nakomis Dr. NE

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-98-60;
V-99-105; DRB 98-387

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

SIGNATURE

(Print) Fred C. Arfman _____ Applicant Agent

Form revised September 2001

FOR OFFICIAL USE ONLY

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>02DRB - 00943</u>	<u>VPE</u>	<input checked="" type="checkbox"/>	\$ <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 checked="" type="checkbox"/> F.H.D.P. density bonus	Hearing date <u>July 10, 2002</u>	_____	_____	Total \$ <u>0</u>
<input checked="" type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	_____

Paul Candela 6/19/02 Project # 1002040
 Planner signature / date

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.
 - 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.

Fred C. Arfman
 Applicant name (print)

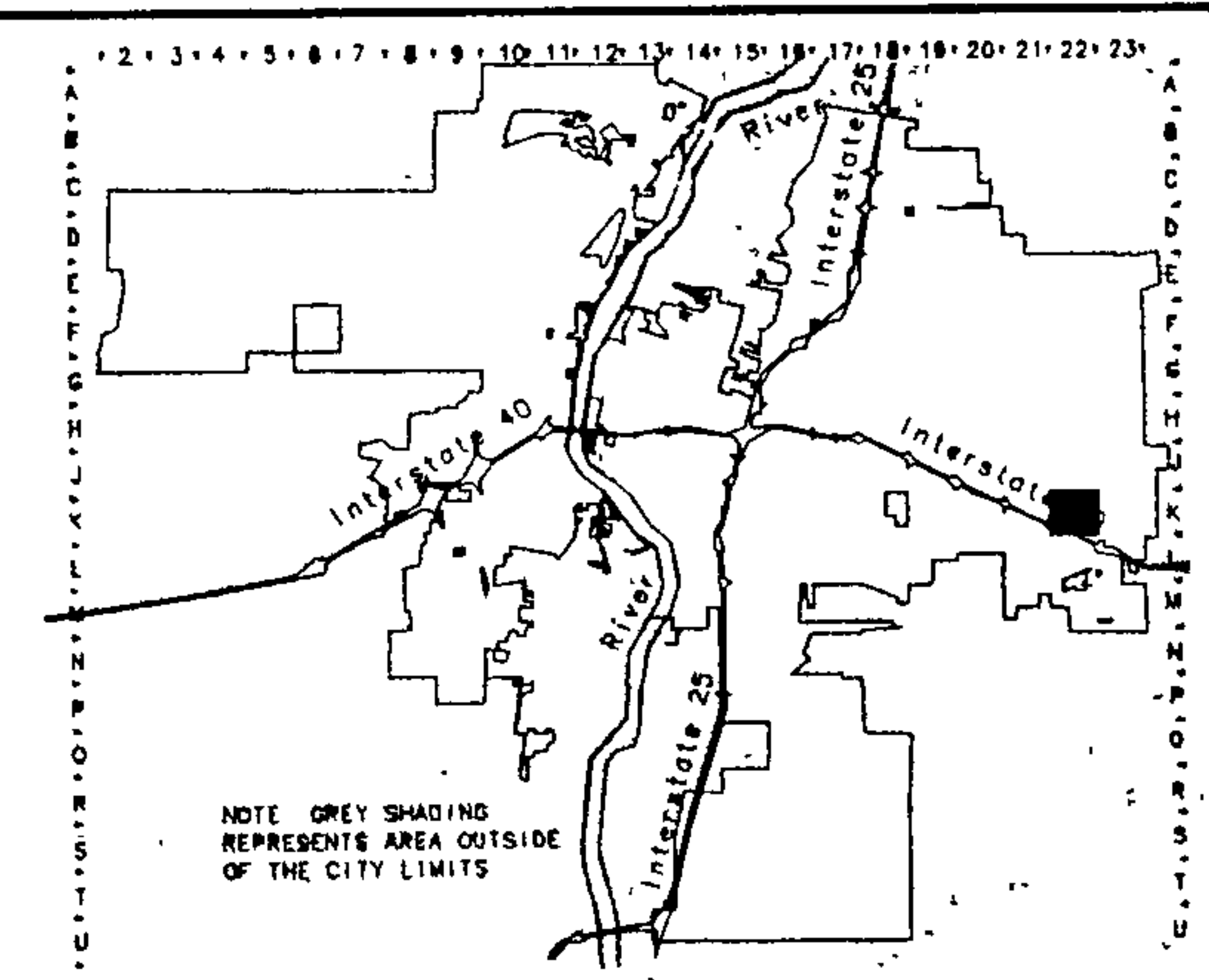
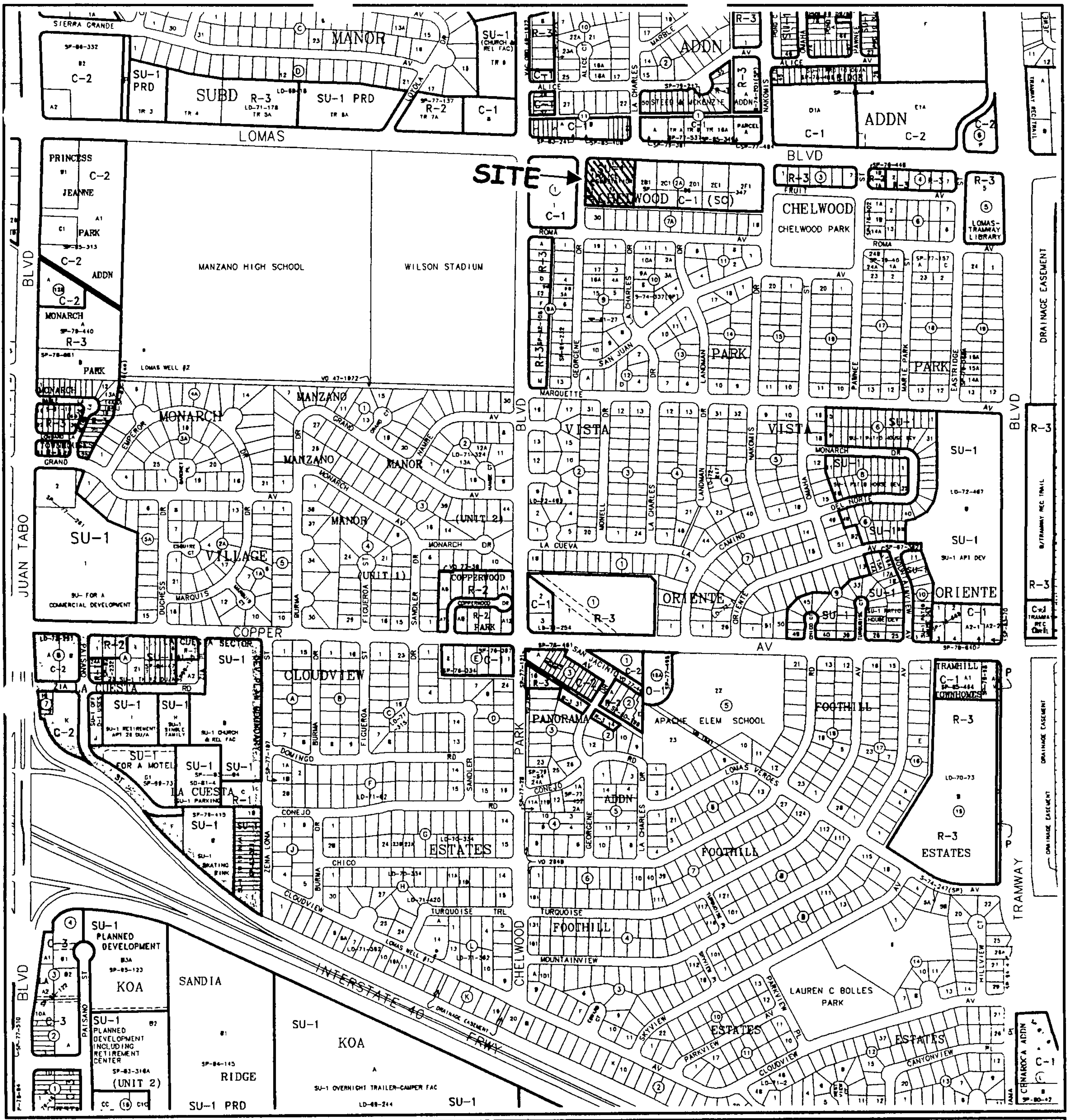
 Applicant signature / date



Form revised September 2001

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
02DRB - 00943

Paul Cardenas 6/19/02
 Planner signature / date
Project # 1002040

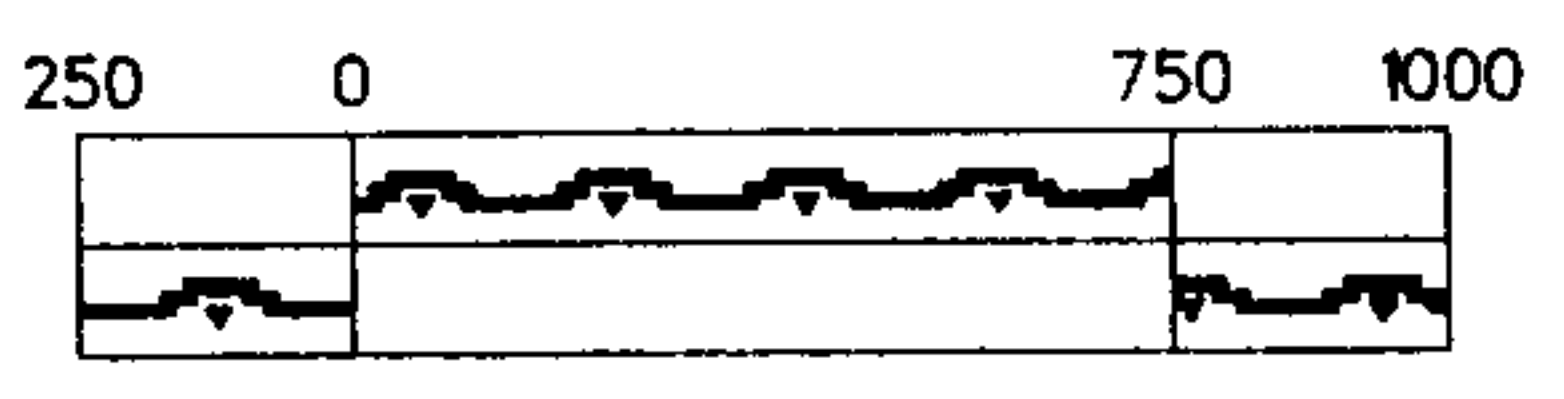


CITY OF Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

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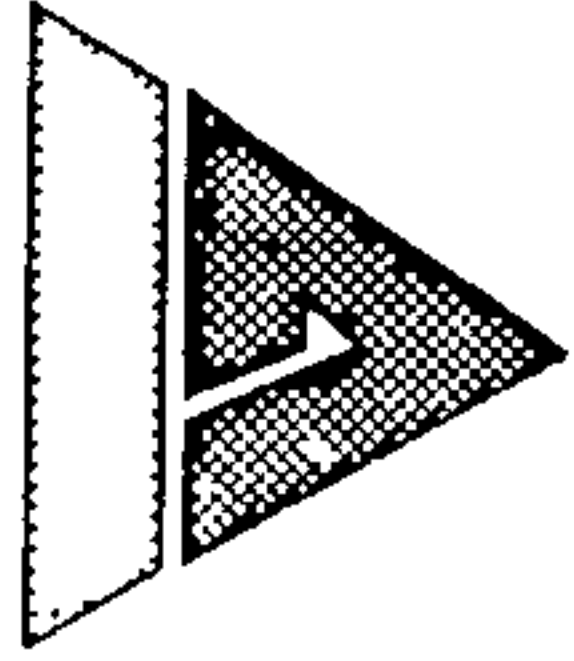
GRAPHIC SCALE IN FEET



Zone Atlas Page

K-22-Z

Map Amended through April 03, 2002



PROJECT MEMORANDUM

06/20/02

TO: DRB Chair, City of Albuquerque

FROM: Fred C. Arfman, Isaacson & Arfman, P.A.

REF: APD 5th Area Command
Lot 1-A, Block 2-A, Chelwood Park Addition

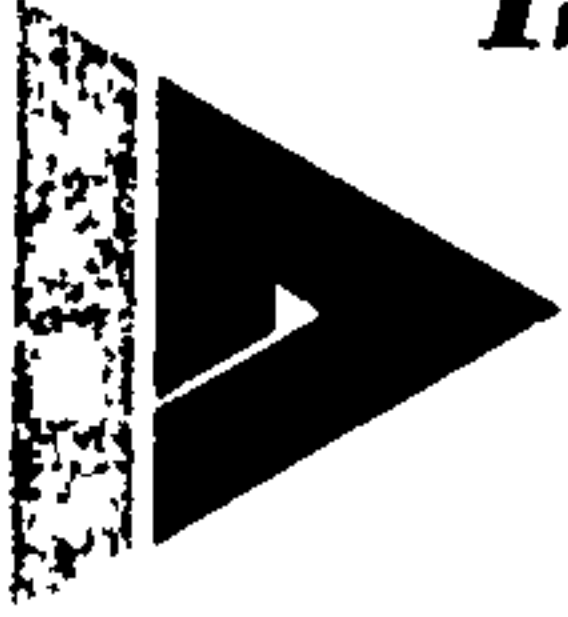
I&A PROJ NO: 1002

SUBJ: Justification of Vacation of a Private Access and Parking Easement

The Albuquerque Police Department developed the corner of Lomas Blvd. and Georgene Drive into their 5th Area Command Center. The site consists of a building and parking improvements on what was Lots 1 and 2, Chelwood Park Addition. Lot 2 is encumbered by the subject easement which is common with the same on Lots 3 through 7.

The site improvements created two obstacles which permanently impede the use of the easement on the APD site. A retaining wall was constructed on the property line and a fenced (secured) parking area is now situated common with the easement.

The benefiting property owners (Lots 3-7) have no objection to the vacation and have so acknowledged by their signatures on the attached letters.



ISAACSON & ARFMAN, P.A.

Consulting Engineering Associates

*Thomas O. Isaacson, PE & LS • Fred C. Arfman, PE
Scott M. McGee, PE*

(original dated March 22, 2002)

Mr. Jim Foley, representative for
Timberline Pro. Center Owners
10436 Casador del Oso NE
Albuquerque, NM 87111-3771

Mr. Art Kaplan
Lomas Childcare Dev. Inc.
12840 Lomas Blvd. NE
Albuquerque, NM 112-6269

Mr. Henry L. Mittleman
Suite D
6821 Montgomery Blvd. NE
Albuquerque, NM 87109

Mr. Charles Giebel
1327 Caballero Dr. SE
Albuquerque, NM 87123-4478

Mr. Martin Atkin
1508 Florida NE
Albuquerque, NM 87110

RE: APD 5th Area Command; Block 2-A, Chelwood Park

Gentlemen:

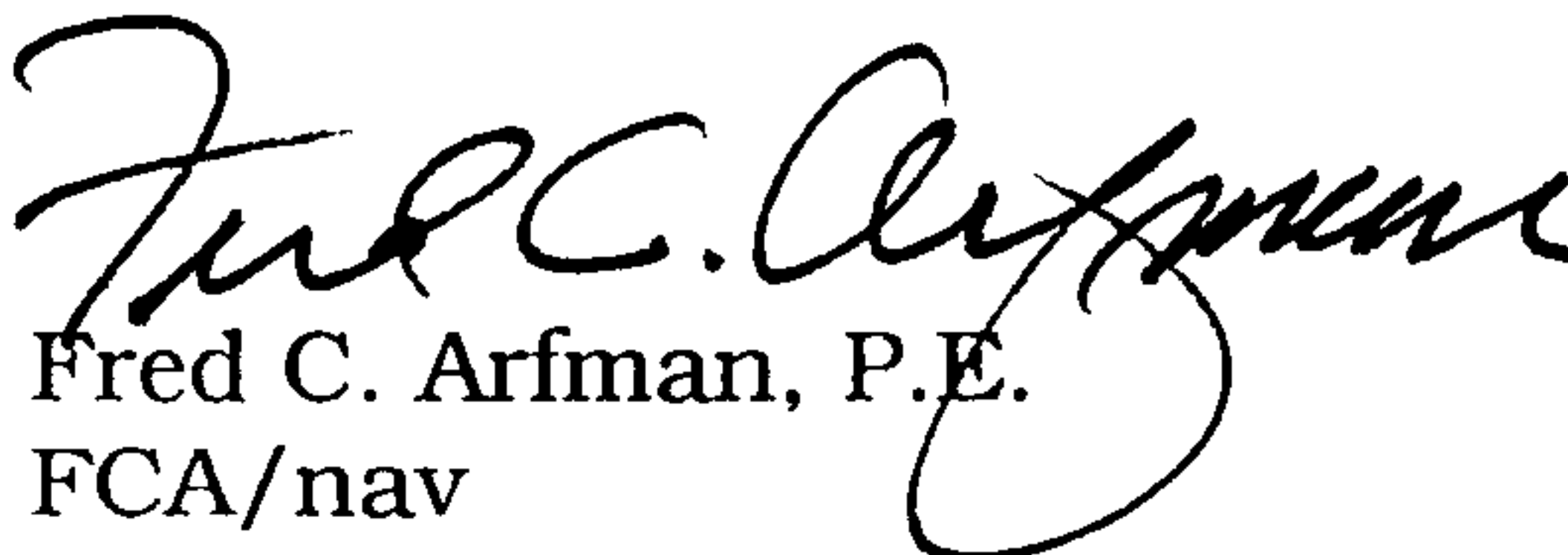
As the consulting engineers for the above referenced site, we are writing this letter to obtain your concurrence with the vacation of the common access easement and acceptance of the 6'x30' access easement as shown on the enclosed exhibit. We understand that Karen Fisher from APD Planning has discussed this vacation and granting exchange with you or a member of your group and has received verbal consent. Please sign in the space provided below, and return the signed original to our office. If we do not receive a reply within 15 days, we would like the opportunity to call on you to discuss this action.

Please call our office (attn: Fred Arfman) at 268-8828 if additional information is desired. Thank you.

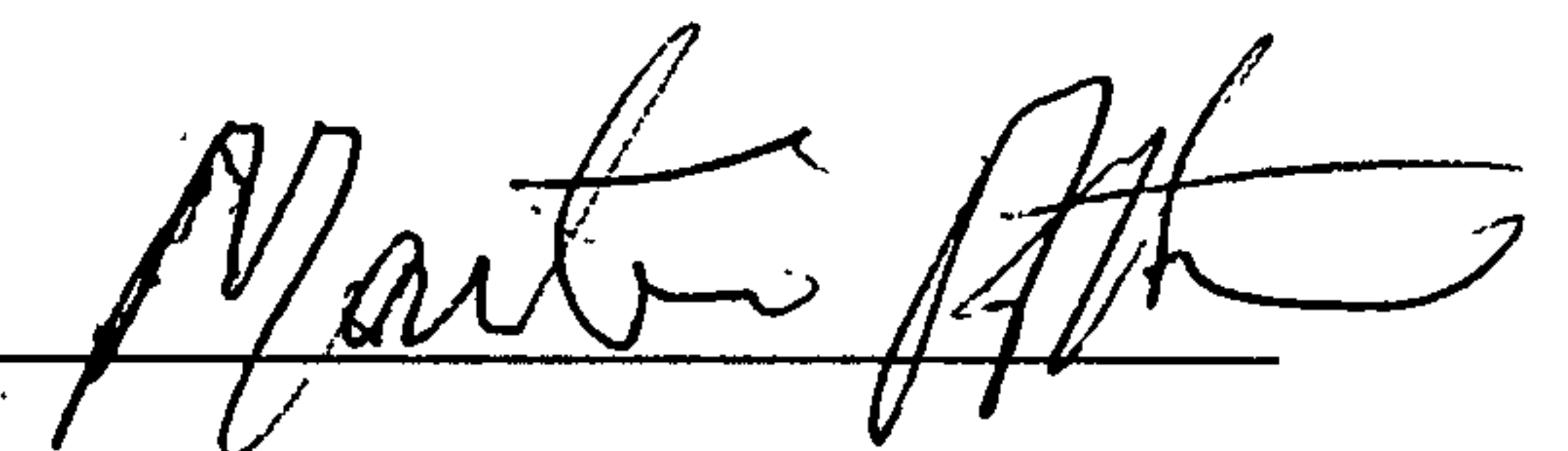
Very truly yours,

**I AGREE WITH THE EXCHANGE OF
EASEMENTS**

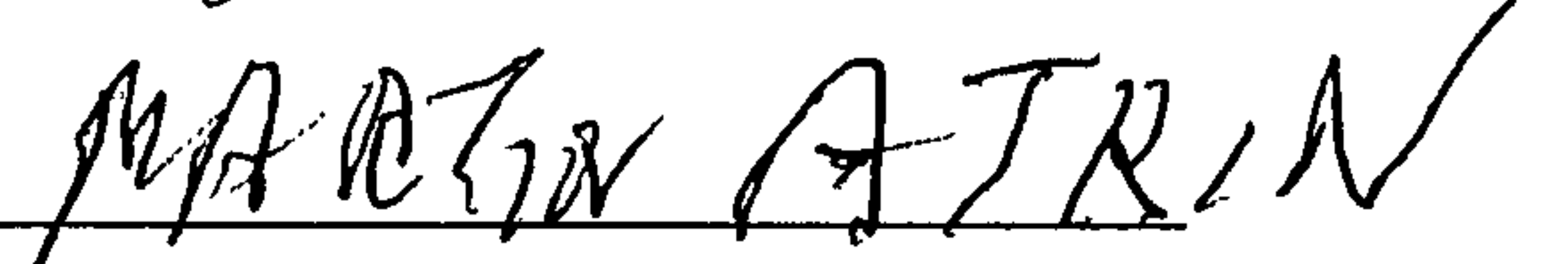
ISAACSON & ARFMAN, P.A.


Fred C. Arfman, P.E.
FCA/nav

Signed: _____

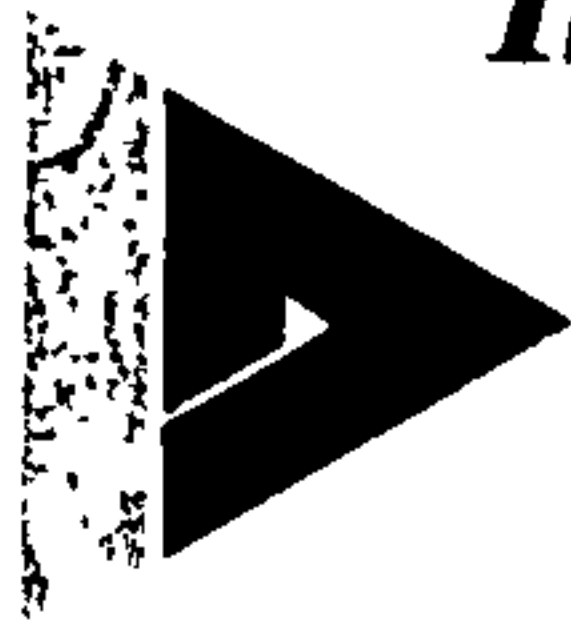


Printed
name: _____



Attachment

JUNE 18 2002



ISAACSON & ARFMAN, P.A.

Consulting Engineering Associates

*Thomas O. Isaacson, PE & LS • Fred C. Arfman, PE
Scott M. McGee, PE*

March 22, 2002

Mr. Jim Foley, representative for
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10436 Casador del Oso NE
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Mr. Charles Giebel
1327 Caballero Dr. SE
Albuquerque, NM 87123-4478

Mr. Martin Atkin
1508 Florida NE
Albuquerque, NM 87110

RE: APD 5th Area Command; Block 2-A, Chelwood Park

Gentlemen:

As the consulting engineers for the above referenced site, we are writing this letter to obtain your concurrence with the vacation of the common access easement and acceptance of the 6'x30' access easement as shown on the enclosed exhibit. We understand that Karen Fisher from APD Planning has discussed this vacation and granting exchange with you or a member of your group and has received verbal consent. Please sign in the space provided below, and return the signed original to our office. If we do not receive a reply within 15 days, we would like the opportunity to call on you to discuss this action.

Please call our office (attn: Fred Arfman) at 268-8828 if additional information is desired. Thank you.

Very truly yours,

**I AGREE WITH THE EXCHANGE OF
EASEMENTS**

ISAACSON & ARFMAN, P.A.

Fred C. Arfman
Fred C. Arfman, P.E.
FCA/nav

Signed: *[Signature]*
Printed name: Art Kaplan, President

Attachment



ISAACSON & ARFMAN, P.A.

Consulting Engineering Associates

*Thomas O. Isaacson, PE & LS • Fred C. Arfman, PE
Scott M. McGee, PE*

March 22, 2002

Mr. Jim Foley, representative for
Timberline Pro. Center Owners
10436 Casador del Oso NE
Albuquerque, NM 87111-3771

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12840 Lomas Blvd. NE
Albuquerque, NM 112-6269

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Mr. Charles Giebel
1327 Caballero Dr. SE
Albuquerque, NM 87123-4478

Mr. Martin Atkin
1508 Florida NE
Albuquerque, NM 87110

RE: APD 5th Area Command; Block 2-A, Chelwood Park

Gentlemen:

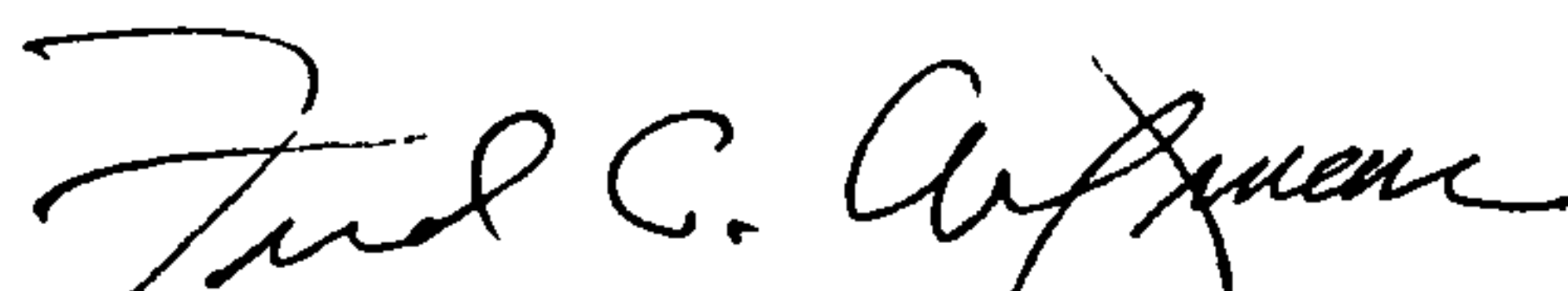
As the consulting engineers for the above referenced site, we are writing this letter to obtain your concurrence with the vacation of the common access easement and acceptance of the 6'x30' access easement as shown on the enclosed exhibit. We understand that Karen Fisher from APD Planning has discussed this vacation and granting exchange with you or a member of your group and has received verbal consent. Please sign in the space provided below, and return the signed original to our office. If we do not receive a reply within 15 days, we would like the opportunity to call on you to discuss this action.

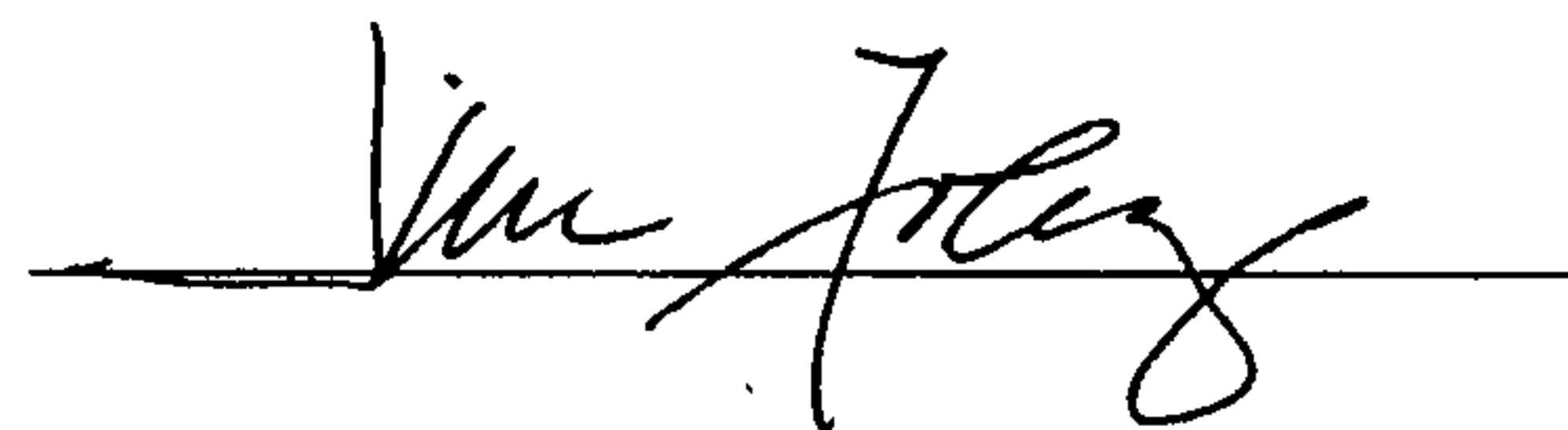
Please call our office (attn: Fred Arfman) at 268-8828 if additional information is desired. Thank you.

Very truly yours,

**I AGREE WITH THE EXCHANGE OF
EASEMENTS**

ISAACSON & ARFMAN, P.A.


Fred C. Arfman, P.E.
FCA/nav

Signed: 
Printed name: JIM FOLEY

Attachment



ISAACSON & ARFMAN, P.A.

Consulting Engineering Associates

*Thomas O. Isaacson, PE & LS • Fred C. Arfman, PE
Scott M. McGee, PE*

March 22, 2002

Mr. Jim Foley, representative for
Timberline Pro. Center Owners
10436 Casador del Oso NE
Albuquerque, NM 87111-3771

Mr. Art Kaplan
Lomas Childcare Dev. Inc.
12840 Lomas Blvd. NE
Albuquerque, NM 112-6269

Mr. Henry L. Mittleman
Suite D
6821 Montgomery Blvd. NE
Albuquerque, NM 87109

Mr. Charles Giebel
1327 Caballero Dr. SE
Albuquerque, NM 87123-4478

Mr. Martin Atkin
1508 Florida NE
Albuquerque, NM 87110

RE: APD 5th Area Command; Block 2-A, Chelwood Park

Gentlemen:

As the consulting engineers for the above referenced site, we are writing this letter to obtain your concurrence with the vacation of the common access easement and acceptance of the 6'x30' access easement as shown on the enclosed exhibit. We understand that Karen Fisher from APD Planning has discussed this vacation and granting exchange with you or a member of your group and has received verbal consent. Please sign in the space provided below, and return the signed original to our office. If we do not receive a reply within 15 days, we would like the opportunity to call on you to discuss this action.

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Very truly yours,

**I AGREE WITH THE EXCHANGE OF
EASEMENTS**

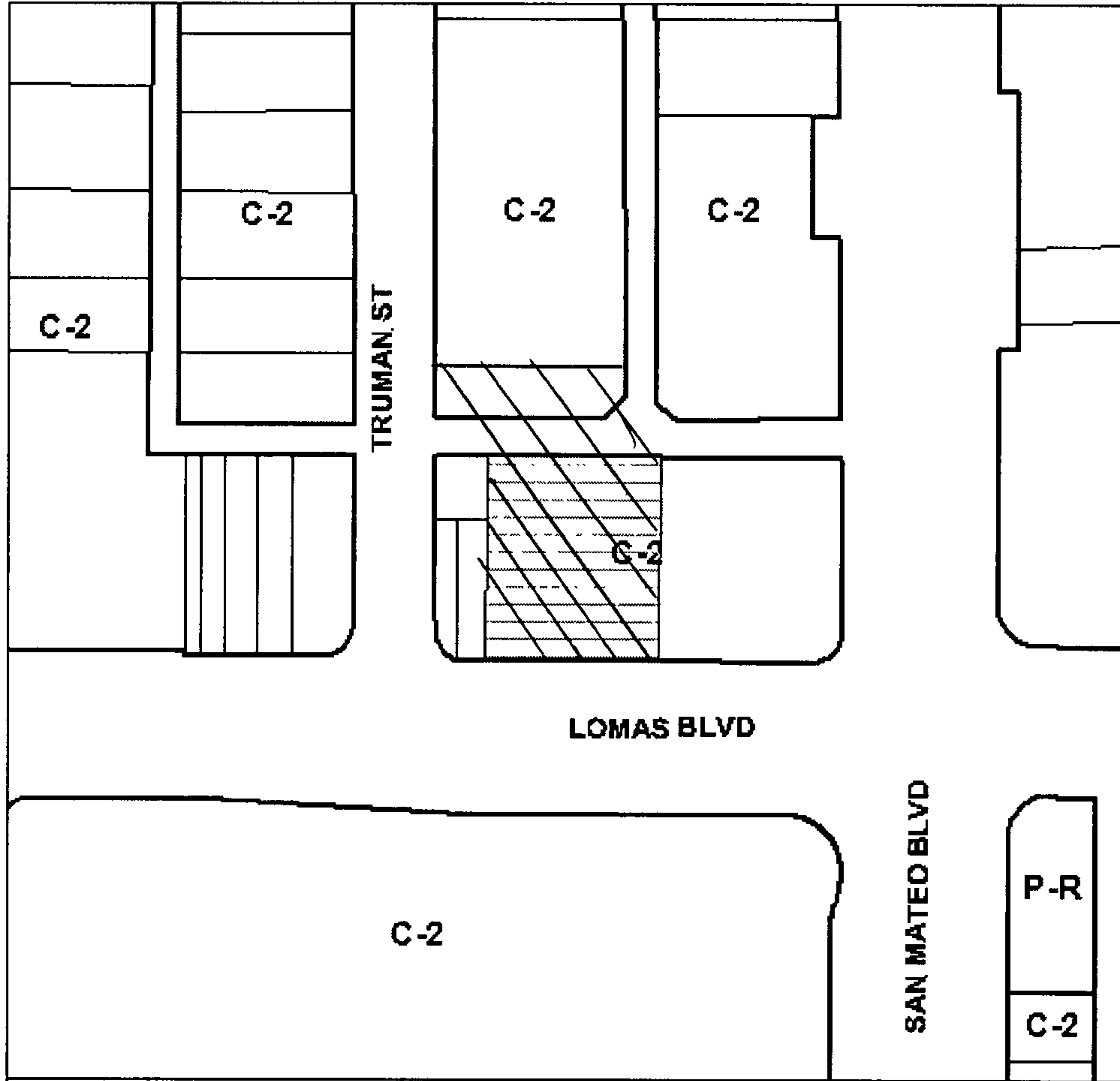
ISAACSON & ARFMAN, P.A.

Fred C. Arfman
Fred C. Arfman, P.E.
FCA/nav

Signed: *Henry L. Mittleman*
Printed name: Henry L. Mittleman

Attachment

Tacobell



Selected Address: 5211 LOMAS BLVD NE

Zoning: C-2

Lot/Block/Subd: A , 0000 , CROUCHS

Council District/Name: SEVEN, MAYER

County Commission: 3

Rep District/Sen District: 30 , 16

Nbr Assoc: PUEBLO ALTO R

Zoning: C-2

Voter Pct: 385

High Sch District: Albuquerque

Mid Sch District: Jefferson

Elem Sch District: Zia

ZoneMap Page: J17

Jurisdiction: CITY

Police Beat: 325/SOUTHEAST

Flood Zone: Nothing Selected

Comm Plan Area: NEAR HEIGHTS

UPC #: 101705850801340802

Owner Name: MAULDIN ENTERPRISES

Owner Street Address: 5004 SAN MATEO

Owner City/State/Zip: ALBUQUERQUE / NM / 87109 NM