

AGIS ELECTRONIC SUBMITTAL CHECKLIST

DRB Project# 1002077 Subdivision Name El Rancho Grande Unit 9A-1

Surveyor _____ Company _____

Contact person _____ Phone # _____ email dmg@swcp.com

Neal Wernberg _____ 4/15/03
Approved *Not Approved Date

DXF RECEIVED 4/15/03 DATE
 HARD-COPY RECEIVED 4/15/03 DATE
 DISCLOSURE STATEMENT

NAD 83 Grid NMSP

*Not Approved for one or more of the following reasons:

File Format and naming

- 1) Format is not DXF file in ASCII format
- 2) No hard copy of the final plat submitted
- 3) <DRB Project #>.dxf not used as a standard naming convention

Coordinate System

- 4) Submittal does not include a disclosure of the datum (NAD27 or NAD83)
- 5) Submittal does not specify if coordinates are based on ground or grid distances
- 6) Submittal does not include information necessary to rotate from ground to grid
- 7) Lines cannot be projected/converted to correct location in NAD83 NMSP coordinate system

Content

- 8) Submittal is not single drawing in model space showing only parcel and easement lines
- 9) Digital submittal does not match final plat
- 10) Parcel lines are not in one separate layer
- 11) Access easement lines and all other easements that are 20 feet wide or greater are not in a second separate layer
- 12) All other easement lines are not in a third separate layer

Comments:

AGIS Use Only: Copied cov _____ to agiscov on 4/15/03 Client Notified 4/15/03 email
cov 2077a dmg@swcp.com

18



DRB CASE ACTION LOG

REVISED 3/20/2003

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.: 03-00792 (FP)

Project # 1002077

Project Name: EL RANCHO GRANDE UNIT 9A

EPC Application No.:

Agent: Mark Goodwin & Associates

Phone No.: 828-2200

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 5/28/09 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): _____

- 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.

Copy of final plat AND a DXF File for AGIS is required.

Copy of recorded plat for Planning.

to Elaine

Project Number 1002077

→



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

May 28, 2003

9:00 a.m.

MEMBERS:

Sheran Matson, AICP, 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. HEARING IMPAIRED USERS MAY CONTACT HER VIA THE NEW MEXICO RELAY NETWORK BY CALLING TOLL-FREE:1-800-659-8331.

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

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

Adjourned: 1:15 P.M.

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1002642**
03DRB-00730 Major-Vacation of Pub
Right-of-Way

CITY OF ALBUQUERQUE, DEPT. OF PUBLIC WORKS request(s) the above action(s) for all or a portion of Block(s) NA, Tract(s) NA, **WEST TOWER RD R.O.W. @ 98TH ST. SW, NA**, zoned NA, located on TOWER RD SW, between EUCARIZ AVE. SW and SAN YGNACIO RD. SW containing approximately 1 acre(s). (L-9) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

2. **Project # 1000546**
03DRB-00732 Major-SiteDev Plan
BldPermit
03DRB-00711 Major-Amnd SiteDev Plan
Subd

CHERRY / SEE ARCHITECTS agent(s) for CITY OF ALBUQUERQUE, PARKS & REC. request(s) the above action(s) for all or a portion of Lot(s) NA, Tract(s) NA, **PHIL CHACON PARK**, zoned SU-1, Municipal Park & Rel. Fac., located on LOUISIANA BLVD SE, between GIBSON BLVD SE and SOUTHERN BLVD SE containing approximately 50 acre(s). [REF: DRB-96-214, Z-96-96, Z-94-11, AA-00691, AA-00966, 02AA-00504] (L-19) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING. THE AMENDED SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO CHANGE THE TITLE BLOCK ON THE COMBINED SITE PLAN FOR BUILDING PERMIT AND MASTER PLAN.**

3. **Project # 1000627**
03DRB-00675 Major-Vacation of Public Easements
03DRB-00678 Major-Vacation of Public Easements
03DRB-00679 Major-Vacation of Public Easements
03DRB-00677 Major-Vacation of Public Easements
03DRB-00676 Minor-Vacation of Private Easements

ISAACSON AND ARFMAN PA agent(s) for CALVARY CHAPEL request(s) the above action(s) for all or a portion of Tract(s) A, **CALVARY CHAPEL**, zoned O-1, M-1, located on NW CORNER OF OSUNA, between WASHINGTON NE and containing approximately 20 acre(s). [REF: DRB-94-142, DRB-94-143, 1000627 00440-00856] (E-17) **VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

4. **Project # 1001796**
03DRB-00716 Major-Vacation of Public Easements

SAMUEL C DE BACA agent(s) for SAMUEL C DE BACA request(s) the above action(s) for all or a portion of Lot(s) 1, **STOUT SUBDIVISION**, zoned SU-1 for O-1 Permissive Uses, located on COORS BLVD NW, between EAGLE RANCH RD NW and PASEO DEL NORTE NW containing approximately 18 acre(s). [REF: Z-98-17, Z-84-122, DRB-97-507/S-98-25] (C-13) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

5. **Project # 1002479**
03DRB-00718 Major-Vacation of Public Easements

03DRB-00813 Minor-SiteDev Plan Subd/EPC
03DRB-00814 Minor-SiteDev Plan BldPermit/EPC
03DRB-00815 Minor-Prelim&Final Plat Approval

ISAACSON & ARFMAN, PA agent(s) for JAY REMBE request(s) the above action(s) for all or a portion of Lot(s) 6, **RIVERSIDE PLAZA**, zoned SU-1, for PRD/8DU/AC, located on E. SIDE OF WINTERHAVEN RD NW, between MONTANO RD NW and LA ORILLA RD NW containing approximately 6 acre(s). [REF: 03DRB-00233] (E-12)

ISAACSON & ARFMAN agent(s) for JAY REMBE request(s) the above action(s) for all or a portion of Lot(s) 6, **RIVERSIDE PLAZA**, zoned SU-1 for PRD (8DU/ac), located on WINTERHAVEN RD NW, between MONTANO RD NW and LA ORILLA RD NW containing approximately 6 acre(s). [REF: 03EPC-00308, 03EPC-00309, 03DRB-00233, 03DRB-00718] [DEBBIE STOVER, EPC CASE PLANNER] [Deferred from 5/28/03] (E-12) **DEFERRED AT THE AGENT'S REQUEST TO 6/4/03.**

6. **Project # 1002638**
03DRB-00714 Major-Vacation of Pub Right-of-Way

CAM NGUYEN agent(s) for CAM NGUYEN request(s) the above action(s) for all or a portion of Lot(s) 13, Block(s) 31, **BUENA VENTURA SUBDIVISION**, zoned R-1, located on ALTEZ ST NE, between EUBANK BLVD NE and WYOMING BLVD NE containing approximately 1 acre(s). (K-20) TRANSPORTATION DEVELOPMENT REVISED THEIR COMMENT TO STATE 10 FEET OF RIGHT-OF-WAY NEEDS TO BE RETAINED FROM THE FACE OF CURB TO THE PROPERTY LINE. **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

7. **Project # 1002639**
03DRB-00719 Minor-Sidewalk Waiver
03DRB-00720 Minor-Temp Defer SDWK
03DRB-00721 Minor-Subd Design (DPM)
Variance
03DRB-00722 Major-SiteDev Plan Subd
03DRB-00717 Major-Preliminary Plat
Approval

ISAACSON & ARFMAN, PA agent(s) for BOYHAHN, LLC request(s) the above action(s) for all or a portion of Lot(s) 6-14, Block(s) 4, Tract(s) 2, North Albuquerque Acres, **TREMENTINA SUBDIVISION** zoned RD/SU-1, 7 DU/AC, located on ALAMEDA BLVD NE, between LOUISIANA BLVD NE and WYOMING BLVD. NE containing approximately 9 acre(s). [Deferred from 5/28/03] (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 6/11/03.**

8. **Project # 1002640**
03DRB-00728 Minor-Temp Defer SDWK
03DRB-00723 Major-Preliminary Plat
Approval
03DRB-00726 Minor-Sidewalk Variance
03DRB-00725 Minor-Sidewalk Variance
03DRB-00724 Major-SiteDev Plan
BldPermit

ISAACSON & ARFMAN PA agent(s) for BOYHAHN LLC request(s) the above action(s) for all or a portion of Lot(s) 22-32, Block(s) 3, Tract(s) 2, NO. ALBUQ. ACRES, **VISTA DEL AGUILA SUBDIVISION**, zoned RD SU-1, located on ALAMEDA BLVD NE, between LOUISIANA BLVD NE and WYOMING BLVD NE containing approximately 12 acre(s). [Deferred from 5/28/03] (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 6/11/03.**

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.

9. **Project # 1001426**
03DRB-00812 Minor-Amnd SiteDev Plan
BldPermit4

JERRY DANIELE agent(s) for NEW LIFE BAPTIST CHURCH request(s) the above action(s) for all or a portion of Block(s) 2A & 2B, Tract(s) N, **ATRISCO BUSINESS PARK, UNIT 2**, zoned IP, located on LOS VOLCANES RD NW, between UNSER BLVD. NW and COORS NW containing approximately 5 acre(s). [REF: DRB 99-199, 01450-01196] [Deferred from 5/28/03] (J-10) **DEFERRED AT THE AGENT'S REQUEST TO 6/4/03.**

10. **Project # 1002666**
03DRB-00807 Minor-SiteDev Plan
BldPermit

DEKKER / PERICH / SABATINI agent(s) for T T & Y, LLC request(s) the above action(s) for all or a portion of Lot(s) A, Tract(s) P-1, **ATRISCO BUSINESS PARK, UNIT 1**, zoned SU-1 special use zone, located on the WEST SIDE OF COORS RD NW, between LOS VOLCANES RD NW and CLOUDCROFT RD NW containing approximately 2 acre(s). [REF: DRB-86-09] [Deferred from 5/28/03] (J-10) **DEFERRED AT THE AGENT'S REQUEST TO 6/4/03.**

11. **Project # 1002249**
03DRB-00635 Minor-SiteDev Plan
Subd/EPC
03DRB-00637 Minor-SiteDev Plan
BldPermit/EPC
03DRB-00770 Minor-Prelim & Final Plat

TIERRA WEST LLC agent(s) for WALMART STORES EAST, INC. request(s) the above action(s) for all or a portion of Tract(s) F1 & E1, **AMERICAN SQUARE**, zoned C-2 community commercial zone, located on CARLISLE BLVD NE, between CLAREMONT AVE NE and PHOENIX AVE NE containing approximately 13 acre(s). [REF: 02EPC-01475 & 02EPC-01476, 03DRB-00445 VPE] [Debbie Stover, EPC Case Planner] [Deferred from 5/21/03] (H-16) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 5/28/03 THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR THE DXF FILE.**

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

12. **Project # 1002077**
03DRB-00792 Minor-Final Plat Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) B & C, **EL RANCHO GRANDE - UNIT 9A**, zoned R-2 residential zone, located on BUTCH CASSIDY DR SW, between JESSE JAMES DR SW and BILLY THE KID RD SW containing approximately 3 acre(s). [REF: 03DRB-00513] (N-9) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

13. **Project #1000692**
03DRB-00830 Minor – Amended
Infrastructure List for Amended SBP
14. **Project # 1001453**
03DRB-00797 Minor-Final Plat Approval
15. **Project # 1001852**
03DRB-00793 Minor-Ext of SIA for Temp
Defer SDWK

DESERT SKY DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) A-1A, Block(s) 1, **BEAR CANYON VILLAGE, UNIT 2**, zoned SU-1 for limited C-1, located on the corner of WYOMING BLVD NE between BURLISON DR NE and HARPER RD NE, containing approximately 4 acre(s). [REF: 01DRB-00180, 00EPC-01017, 00EPC-01181] (E-19) **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT THAT WAS ASSOCIATED WITH THIS PROJECT #1000692 HAS BEEN VOIDED. THE INFRASTRUCTURE LIST DATED 3/7/01 HAS BEEN VOIDED.**

BOHANNAN HUSTON, INC. agent(s) for D. R. HORTON HOMES, INC. request(s) the above action(s) for all or a portion of Tract(s) E-1, CANTABELLA SUBDIVISION, (to be known as **SEDONA @ VENTANA RANCH**) zoned R-LT residential zone, located on the EAST SIDE OF UNIVERSE BLVD NW, between PARADISE BLVD NW and VENTANA HILLS RD NW containing approximately 20 acre(s). [REF: 01DRB-01608, 01DRB-01470, 01DRB-01471] [Project # changed from 1000132 to Project #1001453] (B-10) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR DXF FILE.**

MARK GOODWIN & ASSOCIATES P.A. agent(s) for A. S. I. - E. S. FRANCISCO MELENDEZ request(s) the above action(s) for all or a portion of Block(s) 34, Unit(s) B, **PUNO DE TIERRA ESTATES, UNITS 1 and 2 and TRACT A**, zoned R-1 residential zone, located WEST OF COORS BLVD SW, between ARENAL RD SW and the AMOLE DIVERSION CHANNEL containing approximately 29 acre(s). [REF: DRB-97-498, 02DRB-00490 P&F, 02DRB-01463] (M-10) **A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED. THE EXISTING CONSTRUCTION COMPLETION DEADLINE DATE OF 5/24/03, AS IDENTIFIED ON THE MOST RECENT SIA, IS EXTENDED TO 5/24/05.**

16. **Project # 1001997**
03DRB-00781 Minor-Final Plat Approval

BOHANNAN HUSTON, INC. agent(s) for THE HOMESITE GROUP ONE, LLC request(s) the above action(s) for all or a portion of Tract(s) C, **MONTEREY PARK SUBDIVISION**, zoned R-LT residential zone, located NORTH OF MCMAHON BLVD NW, EAST OF UNSER BLVD NW and WEST OF STONEBRIDGE DR NE containing approximately 11 acre(s). [REF: 02DRB-01398, 02DRB-01402, 02DRB-00853 SK, 02-01400 (VPRIE)] (A-11) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR PARK DEDICATION AND PLANNING FOR DXF FILE.**

17. **Project # 1002088**
03DRB-00803 Minor-Prelim&Final Plat Approval

HARRIS SURVEYING INC agent(s) for SAWMILL COMMUNITY LAND TRUST request(s) the above action(s) for all or a portion of Lot(s) 7A, 8A AND 9A, **JOHN BARON BURG PARK**, zoned S-R, located on 19TH ST NW, between ZEARING NW and I-40 NW containing approximately 1 acre(s). [REF: 02DRB-01755, 02DRB-001483, 02DRB-01484] (H-13) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR DXF FILE.**

18. **Project # 1002538**
03DRB-00791 Minor-Prelim&Final Plat Approval

LAWRENCE GARCIA request(s) the above action(s) for all or a portion of Lot(s) 2A, 2B, 2C and 2D (to be known as **LANDS OF SANDRA ELENA GARCIA, LANDS OF AMARANTE & ESPERANZA SANCHEZ**, zoned R-3, located on DELAMAR AVE NW, between 4th ST NW and 2nd ST NW containing approximately 1 acre(s). [REF: 03DRB-00419] (F-14) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 5/28/03 THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITION OF FINAL PLAT: THE GRADING AND DRAINAGE PLAN AND THE SIA NEED TO BE COMPLETED. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

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

19. **Project # 1001523**
03DRB-00810 Minor-Sketch Plat or Plan

COMMUNITY SCIENCES CORP agent(s) for COLLATZ INC request(s) the above action(s) for all or a portion of Tract(s) 1 & 2, Lot(s) 1A, 1B, 2A thru 2E, **LADERA INDUSTRIAL CENTER**, zoned SU-1 Transit and Light Industrial, located on UNSER BLVD NW, between VISTA ORIENTE ST NW and OURAY RD NW (LADERA CHANNEL) containing approximately 29 acre(s). [REF: 03DRB-00755, 03DRB-00756, 03DRB-00757, 03DRB-00758, EPC-00229, 00152 and 00153] (H-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

20. **Project # 1002659**
03DRB-00796 Minor-Sketch Plat or Plan

MICHAEL SILBERT request(s) the above action(s) for all or a portion of Lot(s) 1 & 2, Tract(s) A1, **LANDS OF JACK CULLY, MRGCD MAP # 32**, zoned RA-2 residential and agricultural zone, located on ADOBE RD NW, between GUADALUPE TRAIL. NW and TIERRA VIVA PL NW containing approximately 4 acre(s). [REF: Z-79-134, AX 97-21] (F-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

21. **Project # 1002660**
03DRB-00799 Minor-Sketch Plat or Plan

MICHAEL GALLEGOS agent(s) for ANGELICA GALLEGOS request(s) the above action(s) for all or a portion of Lot(s) 4, Tract(s) 37-A4, **MRGCD MAP # 37**, zoned SU-2 special neighborhood zone, R-1, located on GOMEZ AVE NE, between BROADWAY BLVD NE and EDITH BLVD NE containing approximately 1 acre(s). (J-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

22. **Project # 1002663**
03DRB-00804 Minor-Sketch Plat or Plan

GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) E, **NM CREDIT CORPORATION**, zoned SU-2 for C-3, located on ARNO NE, between LOMAS NE and MOUNTAIN RD NE containing approximately 2 acre(s). (J-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

23. **Project # 1002668**
03DRB-00811 Minor-Sketch Plat or Plan

MARK GOODWIN & ASSOCIATES, PA agent(s) for STV INVESTMENTS, LLC request(s) the above action(s) for all or a portion of Tract(s) C, Block(s) 5, Tract E, Block(s) 2, **VISTA MAGNIFICA** and Lot(s) B, Block(s) 8, **PALISADES ADDITION**, zoned SU-1 special use zone, PRD, and R-3, located on the EAST SIDE OF ATRISCO DR NW, between ILIFF RD NW and I-40 containing approximately 7 acre(s). [REF: SP-78-421] (H-11) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

24. Other Matters: **PROJECT #1002135/APPL. #03DRB-00863 Preliminary & Final Plat approval. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT; TRACT DESIGNATION FOR RIGHT-OF-WAY NEEDS CLARIFICATION AND TO PLANNING FOR DXF FILE.**

ADJOURNED: 1:15 P.M.



F

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

Development Review Board Comments

Project Number: 1002077
Application Number: 03DRB-00792

DRB Date: 5/28/03
Item Number: 11/2

Subdivision: El Rancho Grande- Unit 9A
 Tracts B & C, El Rancho Grande- Unit 9A

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

Zoning: R-2

Zone Page: N9

New Lots (or units) : 19

Parks and Recreation Comments:

This request will be subject to the following requirements of the City Park Dedication and Development Ordinance: The park dedication requirements will be met in accordance with the existing Park Dedication Agreement between the City and the developer, effective 9/24/01, as follows:

The developer shall dedicate to the City Parcel 5A as shown on the bulk plat no later than 8/31/02. The dedication entitles the developer to "credits" in the amount of 776 single-family units to be applied within the geographic area shown on Exhibit C. The approval of El Rancho Grande 1, Unit 4A for 98 lots left a balance of 678; the approval of El Rancho Grande 1 Unit 4B, for 85 lots left a balance of 593 single-family units; the approval of El Rancho Grande I, Units 5A & 5B for 150 lots left a remaining balance of 443 single-family units. The approval of this request El Rancho Grande I, Unit 9A for 124 lots will leave a remaining balance of 319 single-family units.

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

Signed: 

Christina Sandoval, (PRD)

Phone: 768-5328

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DRB CASE ACTION LOG

REVISED 3/20/2003

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.: 03-00792 (FP)	Project # 1002077
Project Name: EL RANCHO GRANDE UNIT 9A	EPC Application No.:
Agent: Mark Goodwin & Associates	Phone No.: 828-2200

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 5/28/03 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): _____
 - 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.**
 - Copy of final plat AND a DXF File for AGIS is required.**
 - Copy of recorded plat for Planning.**

Project Number 1002077



City of Albuquerque
 CITY OF ALBUQUERQUE, NEW MEXICO 87103
 PUBLIC WORKS DEPARTMENT
 DEVELOPMENT SERVICE
 HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002077

AGENDA ITEM NO: 12

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:() SIGN-OFF:(x) 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: May 28, 2003

**CITY OF ALBUQUERQUE
Planning Department
Development Review Board
May, 28, 2003 Comments**

Item : 12

Project : 1002077

Application : 03DRB-00792

RE : El Rancho Grande, Unit 9A

No objection to final plat approval.

The AGIS dxf file is already approved.

Applicant may file the plat. Please see that Planning receives a recorded copy of the final plat to close out the file.



Sheran Matson, AICP DRB Chairperson
924-3880 Fax 924-3864



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

May 28, 2003

9:00 a.m.

MEMBERS:

Sheran Matson, AICP, 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. HEARING IMPAIRED USERS MAY CONTACT HER VIA THE NEW MEXICO RELAY NETWORK BY CALLING TOLL-FREE:1-800-659-8331.

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

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

Adjourned: 1:15 P.M.

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1002642**
03DRB-00730 Major-Vacation of Pub
Right-of-Way

CITY OF ALBUQUERQUE, DEPT. OF PUBLIC WORKS request(s) the above action(s) for all or a portion of Block(s) NA, Tract(s) NA, **WEST TOWER RD R.O.W. @ 98TH ST. SW, NA**, zoned NA, located on TOWER RD SW, between EUCARIZ AVE. SW and SAN YGNACIO RD. SW containing approximately 1 acre(s). (L-9) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

2. **Project # 1000546**
03DRB-00732 Major-SiteDev Plan
BldPermit
03DRB-00711 Major-Amnd SiteDev Plan
Subd

CHERRY / SEE ARCHITECTS agent(s) for CITY OF ALBUQUERQUE, PARKS & REC. request(s) the above action(s) for all or a portion of Lot(s) NA, Tract(s) NA, **PHIL CHACON PARK**, zoned SU-1, Municipal Park & Rel. Fac., located on LOUISIANA BLVD SE, between GIBSON BLVD SE and SOUTHERN BLVD SE containing approximately 50 acre(s). [REF: DRB-96-214, Z-96-96, Z-94-11, AA-00691, AA-00966, 02AA-00504] (L-19) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING. THE AMENDED SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO CHANGE THE TITLE BLOCK ON THE COMBINED SITE PLAN FOR BUILDING PERMIT AND MASTER PLAN.**

3. **Project # 1000627**
03DRB-00675 Major-Vacation of Public Easements
03DRB-00678 Major-Vacation of Public Easements
03DRB-00679 Major-Vacation of Public Easements
03DRB-00677 Major-Vacation of Public Easements
03DRB-00676 Minor-Vacation of Private Easements

ISAACSON AND ARFMAN PA agent(s) for CALVARY CHAPEL request(s) the above action(s) for all or a portion of Tract(s) A, **CALVARY CHAPEL**, zoned O-1, M-1, located on NW CORNER OF OSUNA, between WASHINGTON NE and containing approximately 20 acre(s). [REF: DRB-94-142, DRB-94-143, 1000627 00440-00856] (E-17) **VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

4. **Project # 1001796**
03DRB-00716 Major-Vacation of Public Easements

SAMUEL C DE BACA agent(s) for SAMUEL C DE BACA request(s) the above action(s) for all or a portion of Lot(s) 1, **STOUT SUBDIVISION**, zoned SU-1 for O-1 Permissive Uses, located on COORS BLVD NW, between EAGLE RANCH RD NW and PASEO DEL NORTE NW containing approximately 18 acre(s). [REF: Z-98-17, Z-84-122, DRB-97-507/S-98-25] (C-13) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

5. **Project # 1002479**
03DRB-00718 Major-Vacation of Public Easements

ISAACSON & ARFMAN, PA agent(s) for JAY REMBE request(s) the above action(s) for all or a portion of Lot(s) 6, **RIVERSIDE PLAZA**, zoned SU-1, for PRD/8DU/AC, located on E. SIDE OF WINTERHAVEN RD NW, between MONTANO RD NW and LA ORILLA RD NW containing approximately 6 acre(s). [REF: 03DRB-00233] (E-12)

03DRB-00813 Minor-SiteDev Plan Subd/EPC
03DRB-00814 Minor-SiteDev Plan BldPermit/EPC
03DRB-00815 Minor-Prelim&Final Plat Approval

ISAACSON & ARFMAN agent(s) for JAY REMBE request(s) the above action(s) for all or a portion of Lot(s) 6, **RIVERSIDE PLAZA**, zoned SU-1 for PRD (8DU/ac), located on WINTERHAVEN RD NW, between MONTANO RD NW and LA ORILLA RD NW containing approximately 6 acre(s). [REF: 03EPC-00308, 03EPC-00309, 03DRB-00233, 03DRB-00718] [DEBBIE STOVER, EPC CASE PLANNER] [Deferred from 5/28/03] (E-12) **DEFERRED AT THE AGENT'S REQUEST TO 6/4/03.**

6. **Project # 1002638**
03DRB-00714 Major-Vacation of Pub Right-of-Way

CAM NGUYEN agent(s) for CAM NGUYEN request(s) the above action(s) for all or a portion of Lot(s) 13, Block(s) 31, **BUENA VENTURA SUBDIVISION**, zoned R-1, located on ALTEZ ST NE, between EUBANK BLVD NE and WYOMING BLVD NE containing approximately 1 acre(s). (K-20) TRANSPORTATION DEVELOPMENT REVISED THEIR COMMENT TO STATE 10 FEET OF RIGHT-OF-WAY NEEDS TO BE RETAINED FROM THE FACE OF CURB TO THE PROPERTY LINE. **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

7. **Project # 1002639**
03DRB-00719 Minor-Sidewalk Waiver
03DRB-00720 Minor-Temp Defer SDWK
03DRB-00721 Minor-Subd Design (DPM)
Variance
03DRB-00722 Major-SiteDev Plan Subd
03DRB-00717 Major-Preliminary Plat
Approval

ISAACSON & ARFMAN, PA agent(s) for BOYHAHN, LLC request(s) the above action(s) for all or a portion of Lot(s) 6-14, Block(s) 4, Tract(s) 2, North Albuquerque Acres, **TREMENTINA SUBDIVISION** zoned RD/SU-1, 7 DU/AC, located on ALAMEDA BLVD NE, between LOUISIANA BLVD NE and WYOMING BLVD. NE containing approximately 9 acre(s). [Deferred from 5/28/03] (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 6/11/03.**

8. **Project # 1002640**
03DRB-00728 Minor-Temp Defer SDWK
03DRB-00723 Major-Preliminary Plat
Approval
03DRB-00726 Minor-Sidewalk Variance
03DRB-00725 Minor-Sidewalk Variance
03DRB-00724 Major-SiteDev Plan
BldPermit

ISAACSON & ARFMAN PA agent(s) for BOYHAHN LLC request(s) the above action(s) for all or a portion of Lot(s) 22-32, Block(s) 3, Tract(s) 2, NO. ALBUQ. ACRES, **VISTA DEL AGUILA SUBDIVISON**, zoned RD SU-1, located on ALAMEDA BLVD NE, between LOUISIANA BLVD NE and WYOMING BLVD NE containing approximately 12 acre(s). [Deferred from 5/28/03] (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 6/11/03.**

**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.

9. **Project # 1001426**
03DRB-00812 Minor-Amnd SiteDev Plan
BldPermit4

JERRY DANIELE agent(s) for NEW LIFE BAPTIST CHURCH request(s) the above action(s) for all or a portion of Block(s) 2A & 2B, Tract(s) N, **ATRISCO BUSINESS PARK, UNIT 2**, zoned IP, located on LOS VOLCANES RD NW, between UNSER BLVD. NW and COORS NW containing approximately 5 acre(s). [REF: DRB 99-199, 01450-01196] [Deferred from 5/28/03] (J-10) **DEFERRED AT THE AGENT'S REQUEST TO 6/4/03.**

10. **Project # 1002666**
03DRB-00807 Minor-SiteDev Plan
BldPermit

DEKKER / PERICH / SABATINI agent(s) for T T & Y, LLC request(s) the above action(s) for all or a portion of Lot(s) A, Tract(s) P-1, **ATRISCO BUSINESS PARK, UNIT 1**, zoned SU-1 special use zone, located on the WEST SIDE OF COORS RD NW, between LOS VOLCANES RD NW and CLOUDCROFT RD NW containing approximately 2 acre(s). [REF: DRB-86-09] [Deferred from 5/28/03] (J-10) **DEFERRED AT THE AGENT'S REQUEST TO 6/4/03.**

11. **Project # 1002249**
03DRB-00635 Minor-SiteDev Plan
Subd/EPC
03DRB-00637 Minor-SiteDev Plan
BldPermit/EPC
03DRB-00770 Minor-Prelim & Final Plat

TIERRA WEST LLC agent(s) for WALMART STORES EAST, INC. request(s) the above action(s) for all or a portion of Tract(s) F1 & E1, **AMERICAN SQUARE**, zoned C-2 community commercial zone, located on CARLISLE BLVD NE, between CLAREMONT AVE NE and PHOENIX AVE NE containing approximately 13 acre(s). [REF: 02EPC-01475 & 02EPC-01476, 03DRB-00445 VPE] **[Debbie Stover, EPC Case Planner]** [Deferred from 5/21/03] (H-16) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 5/28/03 THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR THE DXF FILE.**

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

12. **Project # 1002077**
03DRB-00792 Minor-Final Plat Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) B & C, **EL RANCHO GRANDE – UNIT 9A**, zoned R-2 residential zone, located on BUTCH CASSIDY DR SW, between JESSE JAMES DR SW and BILLY THE KID RD SW containing approximately 3 acre(s). [REF: 03DRB-00513] (N-9) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

13. **Project #1000692**
03DRB-00830 Minor – Amended
Infrastructure List for Amended SBP

DESERT SKY DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) A-1A, Block(s) 1, **BEAR CANYON VILLAGE, UNIT 2**, zoned SU-1 for limited C-1, located on the corner of WYOMING BLVD NE between BURLISON DR NE and HARPER RD NE, containing approximately 4 acre(s). [REF: 01DRB-00180, 00EPC-01017, 00EPC-01181] (E-19) **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT THAT WAS ASSOCIATED WITH THIS PROJECT #1000692 HAS BEEN VOIDED. THE INFRASTRUCTURE LIST DATED 3/7/01 HAS BEEN VOIDED.**

14. **Project # 1001453**
03DRB-00797 Minor-Final Plat Approval

BOHANNAN HUSTON, INC. agent(s) for D. R. HORTON HOMES, INC. request(s) the above action(s) for all or a portion of Tract(s) E-1, CANTABELLA SUBDIVISION, (to be known as **SEDONA @ VENTANA RANCH**) zoned R-LT residential zone, located on the EAST SIDE OF UNIVERSE BLVD NW, between PARADISE BLVD NW and VENTANA HILLS RD NW containing approximately 20 acre(s). [REF: 01DRB-01608, 01DRB-01470, 01DRB-01471] [Project # changed from 1000132 to Project #1001453] (B-10) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR DXF FILE.**

15. **Project # 1001852**
03DRB-00793 Minor-Ext of SIA for Temp
Defer SDWK

MARK GOODWIN & ASSOCIATES P.A. agent(s) for A. S. I. - E. S. FRANCISCO MELENDEZ request(s) the above action(s) for all or a portion of Block(s) 34, Unit(s) B, **PUNO DE TIERRA ESTATES, UNITS 1 and 2 and TRACT A**, zoned R-1 residential zone, located WEST OF COORS BLVD SW, between ARENAL RD SW and the AMOLE DIVERSION CHANNEL containing approximately 29 acre(s). [REF: DRB-97-498, 02DRB-00490 P&F, 02DRB-01463] (M-10) **A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED. THE EXISTING CONSTRUCTION COMPLETION DEADLINE DATE OF 5/24/03, AS IDENTIFIED ON THE MOST RECENT SIA, IS EXTENDED TO 5/24/05.**

16. **Project # 1001997**
03DRB-00781 Minor-Final Plat Approval

BOHANNAN HUSTON, INC. agent(s) for THE HOMESITE GROUP ONE, LLC request(s) the above action(s) for all or a portion of Tract(s) C, **MONTEREY PARK SUBDIVISION**, zoned R-LT residential zone, located NORTH OF MCMAHON BLVD NW, EAST OF UNSER BLVD NW and WEST OF STONEBRIDGE DR NE containing approximately 11 acre(s). [REF: 02DRB-01398, 02DRB-01402, 02DRB-00853 SK, 02-01400 (VPRIE)] (A-11) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR PARK DEDICATION AND PLANNING FOR DXF FILE.**

17. **Project # 1002088**
03DRB-00803 Minor-Prelim&Final Plat Approval

HARRIS SURVEYING INC agent(s) for SAWMILL COMMUNITY LAND TRUST request(s) the above action(s) for all or a portion of Lot(s) 7A, 8A AND 9A, **JOHN BARON BURG PARK**, zoned S-R, located on 19TH ST NW, between ZEARING NW and I-40 NW containing approximately 1 acre(s). [REF: 02DRB-01755, 02DRB-001483, 02DRB-01484] (H-13) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR DXF FILE.**

18. **Project # 1002538**
03DRB-00791 Minor-Prelim&Final Plat Approval

LAWRENCE GARCIA request(s) the above action(s) for all or a portion of Lot(s) 2A, 2B, 2C and 2D (to be known as **LANDS OF SANDRA ELENA GARCIA, LANDS OF AMARANTE & ESPERANZA SANCHEZ**, zoned R-3, located on DELAMAR AVE NW, between 4th ST NW and 2nd ST NW containing approximately 1 acre(s). [REF: 03DRB-00419] (F-14) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 5/28/03 THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITION OF FINAL PLAT: THE GRADING AND DRAINAGE PLAN AND THE SIA NEED TO BE COMPLETED. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

NO ACTION IS TAKEN ON THESE CASES:

APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

19. **Project # 1001523**
03DRB-00810 Minor-Sketch Plat or Plan

COMMUNITY SCIENCES CORP agent(s) for COLLATZ INC request(s) the above action(s) for all or a portion of Tract(s) 1 & 2, Lot(s) 1A, 1B, 2A thru 2E, **LADERA INDUSTRIAL CENTER**, zoned SU-1 Transit and Light Industrial, located on UNSER BLVD NW, between VISTA ORIENTE ST NW and OURAY RD NW (LADERA CHANNEL) containing approximately 29 acre(s). [REF: 03DRB-00755, 03DRB-00756, 03DRB-00757, 03DRB-00758, EPC-00229, 00152 and 00153] (H-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

20. **Project # 1002659**
03DRB-00796 Minor-Sketch Plat or Plan

MICHAEL SILBERT request(s) the above action(s) for all or a portion of Lot(s) 1 & 2, Tract(s) A1, **LANDS OF JACK CULLY, MRGCD MAP # 32**, zoned RA-2 residential and agricultural zone, located on ADOBE RD NW, between GUADALUPE TRAIL. NW and TIERRA VIVA PL NW containing approximately 4 acre(s). [REF: Z-79-134, AX 97-21] (F-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

21. **Project # 1002660**
03DRB-00799 Minor-Sketch Plat or Plan

MICHAEL GALLEGOS agent(s) for ANGELICA GALLEGOS request(s) the above action(s) for all or a portion of Lot(s) 4, Tract(s) 37-A4, **MRGCD MAP # 37**, zoned SU-2 special neighborhood zone, R-1, located on GOMEZ AVE NE, between BROADWAY BLVD NE and EDITH BLVD NE containing approximately 1 acre(s). (J-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

22. **Project # 1002663**
03DRB-00804 Minor-Sketch Plat or Plan

GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) E, **NM CREDIT CORPORATION**, zoned SU-2 for C-3, located on ARNO NE, between LOMAS NE and MOUNTAIN RD NE containing approximately 2 acre(s). (J-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

23. **Project # 1002668**
03DRB-00811 Minor-Sketch Plat or Plan

MARK GOODWIN & ASSOCIATES, PA agent(s) for STV INVESTMENTS, LLC request(s) the above action(s) for all or a portion of Tract(s) C, Block(s) 5, Tract E, Block(s) 2, **VISTA MAGNIFICA** and Lot(s) B, Block(s) 8, **PALISADES ADDITION**, zoned SU-1 special use zone, PRD, and R-3, located on the EAST SIDE OF ATRISCO DR NW, between ILIFF RD NW and I-40 containing approximately 7 acre(s). [REF: SP-78-421] (H-11) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

24. Other Matters: **PROJECT #1002135/APPL. #03DRB-00863 Preliminary & Final Plat approval. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT; TRACT DESIGNATION FOR RIGHT-OF-WAY NEEDS CLARIFICATION AND TO PLANNING FOR DXF FILE.**

ADJOURNED: 1:15 P.M.

16



DRB CASE ACTION LOG

REVISED 3/20/2003

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.: 03-00513 (FP)
Project Name: **EL RANCHO GRANDE 1, D & S ADDITION**
Agent: Mark Goodwin & Associates

Project # **1002077**
EPC Application No.:
Phone No.: 828-2200

Your request for (SDP for SUB), (SDP for BP), (**FINAL PLATS**), (MASTER DEVELOP. PLAN), was approved on 4/9/03 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):** _____
- 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.**
- Copy of final plat AND a DXF File for AGIS is required.**
- Copy of recorded plat for Planning.**

AGIS okay in file.

Project Number 1002077

AGIS ELECTRONIC SUBMITTAL CHECKLIST

DRB Project# 1002077 Subdivision Name El Rancho Grande I Unit 9-A

Surveyor Tim Aldrich Company Mark Goodwin + Assoc.

Contact person Greg Krenik Phone # 828-2200 email _____

Patricia M. Cpt _____ 3-28-03
Approved *Not Approved Date

- DXF RECEIVED 3-27-03 DATE
- HARD-COPY RECEIVED 3-27-03 DATE
- DISCLOSURE STATEMENT

Rotated to Grid scale to GRID NMSP NAD 83

***Not Approved for one or more of the following reasons:**

File Format and naming

- 1) ___ Format is not DXF file in ASCII format
- 2) ___ No hard copy of the final plat submitted
- 3) ___ <DRB Project #>.dxf not used as a standard naming convention

Coordinate System

- 4) ___ Submittal does not include a disclosure of the datum (NAD27 or NAD83)
- 5) ___ Submittal does not specify if coordinates are based on ground or grid distances
- 6) ___ Submittal does not include information necessary to rotate from ground to grid
- 7) ___ Lines cannot be projected/converted to correct location in NAD83 NMSP coordinate system

Content

- 8) ___ Submittal is not single drawing in model space showing only parcel and easement lines
- 9) ___ Digital submittal does not match final plat
- 10) ___ Parcel lines are not in one separate layer
- 11) ___ Access easement lines and all other easements that are 20 feet wide or greater are not in a second separate layer
- 12) ___ All other easement lines are not in a third separate layer

Comments:

AGIS Use Only: Copied cov 2077 to agiscov on 3-28-03 Client Notified 3-28-03

16



DRB CASE ACTION LOG

REVISED 3/20/2003

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.: 03-00513 (FP)

Project # 1002077

Project Name: EL RANCHO GRANDE 1, D & S ADDITION

EPC Application No.:

Agent: Mark Goodwin & Associates

Phone No.: 828-2200

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 4/9/03 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): _____

- 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.**
- Copy of final plat AND a DXF File for AGIS is required.**
- Copy of recorded plat for Planning.**

Project Number

1002077

4/9/03



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

Project Number: 1002077
Application Number: 03DRB-00513

DRB Date: 4/9/03
Item Number: 16

Subdivision:
Tracts 9A & A El Rancho Grande I (D & S Addition)

- 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

Zoning: NR-2
Zone Page: N-9
New Lots (or units) : 105


Parks and Recreation Comments:

This request will be subject to the following requirements of the City Park Dedication and Development Ordinance: The park dedication requirements will be met in accordance with the existing Park Dedication Agreement between the City and the developer, effective 9/24/01, as follows:

The developer shall dedicate to the City Parcel 5A as shown on the bulk plat no later than 8/31/02. The dedication entitles the developer to "credits" in the amount of 776 single-family units to be applied within the geographic area shown on Exhibit C. The approval of El Rancho Grande 1, Unit 4A for 98 lots left a balance of 678; the approval of El Rancho Grande 1 Unit 4B, for 85 lots left a balance of 593 single-family units; the approval of El Rancho Grande I, Units 5A & 5B for 150 lots left a remaining balance of 443 single-family units. The approval of this request El Rancho Grande I, Unit 9A for 123 lots will leave a remaining balance of 320 single-family units.

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

Who owns & maintains Tracts B & C?

Signed: 
Christina Sandoval, (PRD)

Phone: 768-5328

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
Development Review Board Comments
4/09/03**

Item # 16

Project # 1002077

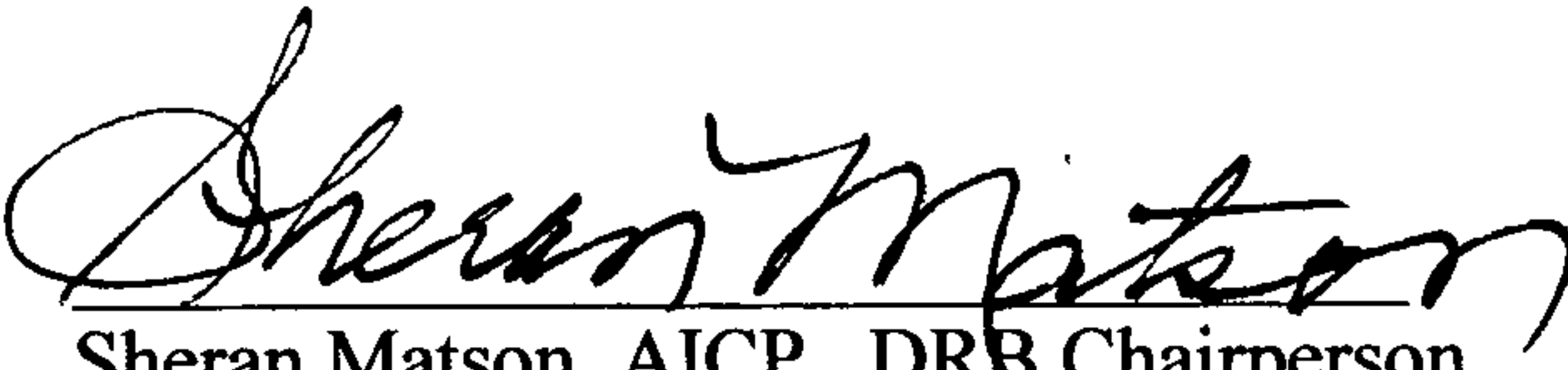
Application # 03DRB-00513

SUBJECT: El Rancho Grande I (D & S Addition)

The preliminary plat shows lots on Tracts B & C. The final plat does not have lots on these Tracts. Sheet 4.

AGIS has already approved the dxf file. If no changes occur as a result of DRB action, the approval will stand.

Applicant may file the plat. Please be sure Planning receives a copy of the recorded plat to close the file.


Sheran Matson, AICP DRB Chairperson
924-3880 Fax 924-3864



City of Albuquerque
CITY OF ALBUQUERQUE
P.O. BOX 1233 ALBUQUERQUE, NEW MEXICO 87103
PUBLIC WORKS DEPARTMENT
DEVELOPMENT SERVICE
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002077

AGENDA ITEM NO: 16

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

ENGINEERING COMMENTS:

An executed Subdivision Improvements Agreement with financial guarantees is on file for Final Plat sign-off. Comments on plat.

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: April 9, 2003



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

April 9, 2003 9:00 a.m.

MEMBERS:

Sheran Matson, AICP, 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: 9:00 A.M.
- B. Changes and/or Additions to the Agenda
- C. Announcements

Adjourned: 12:15 P.M.

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

- 1. **Project # 1001122**
03DRB-00389 Major-Two Year SIA

03DRB-00526 Minor-Ext of SIA for Temp Defer
SDWK

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 R-1 residential zone, & SU-1 for R-2 USES, located North and East of McMahon Blvd NW between Tuscany Dr NW and Stonebridge Dr NW containing approximately 28 acre(s). [REF: 01DRB-01298, 02DRB-00896, DRB-98-124, Z-98-18] (A-12) **A 9-MONTH EXTENSION OF THE SIA WAS APPROVED. A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

2. **Project # 1000984**
03DRB-00378 Major-Vacation of Pub Right-of-Way
03DRB-00380 Major-Vacation of Pub Right-of-Way
03DRB-00381 Major-Vacation of Public Easements
03DRB-00382 Major-Bulk Land Variance
03DRB-00383 Minor-Prelim&Final Plat Approval

BOKAY CONSTRUCTION MANAGEMENT agent(s) for CURB INC. - R. J. SCHAEFER REALTY & INVESTMENTS INC., request(s) the above action(s) for all or a portion of Tract(s) A & B, Lot(s) B-34, B-35, B-36, B-37, B-38, B1B, Town of Atrisco Grant Unit 5 – (to be known as **AVALON SUBDIVISION, UNIT 4**, Tracts A, B & C, **NINETY EIGHTH STREET LAND IMPROVEMENT**, zoned IP, located on 94th ST NW, between I-40 NW and BLUEWATER RD NW containing approximately 57 acre(s). (K-9) **THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY PLAT WAS APPROVED WTH FINAL PLAT SIGN OFF DELEGATED TO PLANNING FOR THE DXF FILE AND THE 15-DAY APPEAL PERIOD.**

3. **Project # 1002322**
03DRB-00420 – Major-Preliminary Plat Approval

MULE BARN ENTERPRISES, agent(s) for ACME REAL ESTATE FUND, LLC request(s) the above action(s) for all or a portion of Block(s) 11, Tract(s) 23, **ORIGINAL TOWNSITE OF WESTLAND**, zoned SU-2 special neighborhood zone, IP, located on Sunset Gardens SW between 90th St SW and 94th St SW containing approximately 8 acre(s). [REF: 02DRB-01666 SK] [Deferred from 4/9/03] (L-9) **DEFERRED AT THE AGENT'S REQUEST TO 5/7/03.**

4. **Project # 1002377**
03DRB-00415 Major-Preliminary Plat Approval
03DRB-00416 Major-Vacation of Public Easements
03DRB-00417 Minor-Sidewalk Waiver

ISAACSON & ARFMAN, PA agent(s) for SANGRE DE CRISTO LLC request(s) the above action(s) for all or a portion of Tract(s) B, **LAS CASITAS DEL RIO PHASE II**, Albuquerque Christian Children's Home, zoned SU-1 PDA, located on WINTER HAVEN RD NW, NORTH OF MONTANO RD NW and SOUTH OF MONTANO PLAZA DR. NW, containing approximately 7 acre(s). [REF: 02DRB 01860, 03DRB 00126] [Deferred from 4/9/03] (E-12) **DEFERRED AT THE AGENT'S REQUEST TO 4/16/03.**

5. **Project # 1002492**
03DRB-00261 Major-Vacation of Public
Easements

03DRB-00398 Minor-Prelim&Final Plat Approval

PRECISION SURVEYS INC. agent(s) for GRANDE AVENUE PARTNERS LTD request(s) the above action(s) for all or a portion of Tract(s) A-1 & A-2, **BROWNEWELL & LAILS HIGHLAND ADDITION**, zoned SU-2-MD-1, located on DR MARTIN LUTHER KING JR AVE NE, between MULBERRY NE and CEDAR NE containing approximately 5 acre(s). [Deferred from 4/9/03] (K-15) **DEFERRED AT THE AGENT'S REQUEST TO 4/30/03.**

PRECISION SURVEYS INC agent(s) for GRANDE AVENUE PARTNERS LTD request(s) the above action(s) for all or a portion of Block(s) 28, Tract(s) A-1 & A-2, **BROWNEWELL & LAILS HIGHLAND ADDITION**, zoned SU-2 / MD-1, located on DR MARTIN LUTHER KING JR AVE NE, between MULBERRY NE and CEDAR NE containing approximately 1 acre(s). [REF: 03DRB-00261] [Deferred from 4/9/03] (K-15) **DEFERRED AT THE AGENT'S REQUEST TO 4/30/03.**

6. **Project # 1001021**
03DRB-00221 Major-Vacation of Public
Easements
03DRB-00222 Minor-Prelim&Final Plat Approval

MARK GOODWIN AND ASSOCIATES, PA, agent(s) for PIERRE AMESTOY JR request(s) the above action(s) for all or a portion of Tract(s) C-1, **IRVING LAND PARTNERS**, zoned M-1 light manufacturing zone, located on Irving Blvd NW between Eagle Ranch Rd NW and Golf Course Rd NW and containing approximately 9 acre(s). [REF: V-86-65] [DEFERRED FROM 4/2/03] (B-13) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. PRELIMINARY AND FINAL PLAT WERE INDEFINITELY DEFERRED.**

7. **Project # 1002243**
03DRB-00121 Major-Preliminary Plat Approval
03DRB-00122 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES, PA agent(s) for TS MCNANEY & ASSOCIATES request(s) the above action(s) for all or a portion of Tract(s) 463, Town of Atrisco Grant, Unit 7, (to be known as **DESERT SAGE SUBDIVISION, UNIT 3**) zoned RD (9DU/AC), located on 82ND ST SW, between SAGE RD SW and SAN YGNACIO RD SW containing approximately 6 acre(s).[REF:02EPC01460] [DEFERRED FROM 4/9/03] (L-10) **DEFERRED AT THE AGENT'S REQUEST TO 4/16/03.**

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.

8. **Project # 1000694**
03DRB-00540 Minor-SiteDev Plan
Subd/EPC

JCG & ASSOCIATES agent(s) for FAMILY WORSHIP CENTER request(s) the above action(s) for all or a portion of Tract(s) 226-230, Block(s) 2, **TOWN OF ATRISCO GRANT - AIRPORT UNIT**, zoned SU-1 for Church, located on GLENRIO RD NW, between I-40 and 72nd ST NW containing approximately 8 acre(s). [REF: 00EPC-01020, 00EPC-01021] [Mary Piscitelli, EPC Case Planner] [Deferred from 4/9/03] (J-10) **DEFERRED AT THE AGENT'S REQUEST TO 4/23/03.**

9. **Project # 1001104**
03DRB-00288 Minor- SiteDev Plan Subd
03DRB-00289 Minor-Prelim&Final Plat
Approval

03DRB-00522 Minor-Sidewalk Waiver

RHOMBUS PA agent(s) for TOR & RAQUEL RASMUSSEN request(s) the above action(s) for all or a portion of Lot(s) 31 and 32, Block(s) 2, Tract(s) 3, Unit 3, **NORTH ALBUQUERQUE ACRES (to be known as OAKLAND MEADOWS SUBDIVISON)** zoned R-D, located on BARSTOW ST NE, between OAKLAND AVE NE and the **NORTHEAST CORNER OF THE INTERSECTION**, containing approximately 2 acre(s). [REF: 01DRB-00312] [Deferred from 3/5/03, 3/26/03 & 4/9/03] (C-20) **DEFERRED AT THE AGENT'S REQUEST TO 4/16/03.**

10. **Project # 1000074**
03DRB-00392 Minor-SiteDev Plan Subd/EPC
03DRB-00394 Minor-SiteDev Plan
BldPermit/EPC
03DRB-00395 Minor- Prelim&Final Plat
Approval

TIERRA WEST LLC agent(s) for MOUNTAIN RUN PARTNERS LTD. request(s) the above action(s) for all or a portion of Tract(s) H-3-A, **LA REINA DEL LOS ALTOS**, to be known as **KRISPY KREME @ SANDIA PLAZA**, zoned C-2 (SC), located on JUAN TABO BLVD NE, between JANE PL. NE and CANDELARIA NE containing approximately 9 acre(s). [REF: 02EPC-01478 & 01479] [Russell Brito (for Len Malry) EPC Case Planner] [Deferred from 3/19/03 and 3/26/03 and deferred at the Board's request on 4/2/03, we later received notice from agent to defer to 4/16/03] (G-21) **DEFERRED AT THE AGENT'S REQUEST TO 4/16/03.**

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

11. **Project # 1000505**
03DRB-00531 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for ALBERT GALLEGOS request(s) the above action(s) for all or a portion of Lot(s) 1A & 2A, Block(s) 5, **GRANT TRACT**, zoned SU-2/O, located on 6th ST NW, between MOUNTAIN RD NW and LOMAS NW containing approximately 1 acre(s). (J-14) **PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT APPROVAL DELEGATED TO PLANNING FOR THE DXF FILE.**

12. **Project # 1000893**
03DRB-00536 Minor-Prelim&Final Plat
Approval

COMMUNITY SCIENCES CORP. agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Lot(s) 157-161, **RIDGEVIEW VILLAGE, UNIT 2**, zoned R-2, located on BANDELIER DR NW, between NIGHT WHISPER RD NW and PINON DR NW containing approximately 1 acre(s). (A-11) **PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT APPROVAL DELEGATED TO PLANNING FOR THE DXF FILE.**

13. **Project # 1001067**
03DRB-00530 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for RAHIM KASSAM request(s) the above action(s) for all or a portion of Lot(s) 1 & 2, Block(s) 4-A, **SUNPORT PARK**, zoned IP, located on WOODWARD RD SE, between UNIVERSITY BLVD SE and SUNPORT PL SE containing approximately 3 acre(s). (M-15) **PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT APPROVAL DELEGATED TO PLANNING FOR THE DXF FILE.**

14. **Project # 1001347**
03DRB-00538 Minor-Final Plat
Approval

ISAACSON & ARFMAN PA agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) B1, ALBUQUERQUE SOUTH, **EL RANCHO GRANDE UNIT 6**, zoned Under Rio Bravo SDP, located on VALLEY VIEW DR SW, between BENAVIDES SW and DE ANZA AVE SW containing approximately 20 acre(s). [03DRB-00165, 00167, 02DRB-00764, 00765, 01829, 00960, 00962] (M-9) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

15. **Project # 1001918**
03DRB-00524 Minor-Final Plat
Approval

MARK GOODWIN & ASSOCIATES agent(s) for CURB INC request(s) the above action(s) for Parcel 6A, **EL RANCHO GRANDE I - UNIT 5B**, zoned RT, located on MUSTANG RIDGE DR SW, between BLAKE RD SW and BLACK STALLION RD SW containing approximately 10 acre(s). (N-9) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

16. **Project # 1002077**
~~03DRB-00513~~ Minor-Final Plat
Approval

MARK GOODWIN & ASSOCIATES agent(s) for CURB INC request(s) the above action(s) for all or a portion of Tract(s) 9A & A, **EL RANCHO GRANDE I (D & S ADDITION)**, zoned R-2, located on UNSER RD SW, between BLAKE RD SW and THE AMOLE CHANNEL SW containing approximately 29 acre(s). (N-9) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

17. **Project # 1001903**
03DRB-00535 Minor-Prelim&Final Plat
Approval

MARK GOODWIN & ASSOCIATES agent(s) for D.R. HORTON CUSTOM HOMES request(s) the above action(s) for all or a portion of Lot(s) 18 & 19, **DESERT LANE SUBDIVISION**, zoned RD-7, located on DESERT EAGLE RD NE, between EAGLE ROCK AVE NE and OAKLAND AVE NE containing approximately 1 acre(s). (C-19) **PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT APPROVAL DELEGATED TO PLANNING FOR**

18. **Project # 1001463**
03DRB-00479 Major-Final Plat Approval

CLARK CONSULTING ENGINEERS agent(s) for LLAVE CONSTRUCTION INC request(s) the above action(s) for all or a portion of Lot(s) 1-5 & 6A, Block(s) 19, Tract(s) 3, Unit 3, North Albuquerque Acres (to be known as **VENTURA VILLAGE** , zoned R-D residential and related uses zone, developing area, located on VENTURA NE between HOLLY NE and VENTURA NE containing approximately 5 acre(s). [REF: 01460-01291, 01494, 02EPC00148, 02EPC10058] [Deferred from 4/2/03, agent not present.] (C-20) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR DXF FILE AND PROPERTY MANAGEMENT'S SIGNATURE.**

19. **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 4A**, 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] [Deferred from 1/8/03] [Final Plat was Indefinitely Deferred] [Deferred from 4/2/03 agent was not present.] (C-20) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR DXF FILE.**

20. **Project # 1002021**
03DRB-00528 Minor-Prelim&Final Plat
Approval
- TIERRA WEST LLC agent(s) for WELSH IRREVOCABLE TRUST II - CAROLYN PICKA request(s) the above action(s) for all or a portion of Tract(s) E-2-A, **ONE PRESIDENTIAL PLAZA**, zoned IP, located on JEFFERSON ST NE, between PRESIDENTIAL DR NE and PAN AMERICAN FRWY NE containing approximately 3 acre(s). [REF: 02DRB-00919, DRB-99-206] (E-17) **PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR SHARED SEWER AGREEMENT, VERIFICATION OF PRIVATE FIRE HYDRANT ACCOUNT AND PRIVATE WATER AND SEWER EASEMENTS ON THE PLAT AND TO TRANSPORTATION DEVELOPMENT FOR VERIFICATION THAT ADEQUATE ACCESS AND PARKING ARE PROVIDED FOR EACH LOT AND FOR THE DXF FILE.**
21. **Project # 1002315**
03DRB-00539 Minor-Final Plat Approval
- BOHANNAN HUSTON INC. agent(s) for HIGH DESERT INVESTMENT CORP. request(s) the above action(s) for all or a portion of Tract(s) 13A, **WILDERNESS ESTATES @ HIGH DESERT**, zoned SU-2/HD/R-R, located on TRAMWAY BLVD NE, between IMPERATA NE and WEST OF TRACT A FOREST SERVICE LAND, containing approximately 38 acre(s). [REF: 02DRB-01650] (F-23) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR RELABELING THE EASEMENT ON LOT 9, SHOW ADJOINER EASEMENTS ON THE PLAT AND AN ACCESS AGREEMENT FOR LOT 9 AND TO PLANNING FOR THE DXF FILE.**
22. **Project # 1002471**
03DRB-00533 Minor-Prelim&Final Plat
Approval
- WAYJOHN SURVEYING INC agent(s) for COE PROPERTIES INC request(s) the above action(s) for all or a portion of Lot(s) 90-B, **MRGCD MAP 39**, zoned R-1, located on ATRISCO DR SW, between GONZALES RD SW and SUNSET GARDENS RD SW containing approximately 1 acre(s). [AX-70-27] (K-12) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

23. **Project # 1001934**
02DRB-01864 Minor-Prelim&Final Plat
Approval

WAYJOHN SURVEYING INC., agent(s) for WILLIAM RIORDAN request(s) the above action(s) for all or a portion of Lot(s) 4, **ALVARADO GARDENS - UNIT 1**, zoned RA-2 residential and agricultural zone, located on RIO GRANDE BLVD NW, between MATTHEW NW and CAMPBELL NW containing approximately 3 acre(s). [DEFERRED FROM 12/18/02] [Final plat was indefinitely deferred for the SIA] [Deferred from 4/2/03 agent was not present] (G-12) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

24. **Project # 1002539**
03DRB-00532 Minor-Prelim&Final Plat
Approval

JERRY CULAK, SURVEYOR agent(s) for HABITAT FOR HUMANITY request(s) the above action(s) for all or a portion of Lot(s) 3 & 4, **ARIAS ACRES ADDITION**, zoned S-R, located on 15TH ST NW, between MOUNTAIN NW and BELLAMAH NW containing approximately 1 acre(s). [Deferred from 4/9/03] (J-13) **DEFERRED AT THE AGENT'S REQUEST TO 4/16/03.**

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

25. **Project # 1002194**
03DRB-00537 Minor-Sketch Plat
or Plan

GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) 2 & 2B, **SUNPORT LODGINGS ADDITION**, zoned R-2, located on KATHRYN AVE SE, between GIRARD SE and GIBSON SE containing approximately 2 acre(s). (L-16) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

26. **Project # 1002566**
03DRB-00512 Minor-Sketch Plat
or Plan
- WILSON & COMPANY request(s) the above action(s) for **BNSF RAILROAD CROSSING FACILITY**, located on WOODWARD EAST OF SECOND SE, between SECOND SE and BROADWAY SE. (M-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
27. **Project # 1002567**
03DRB-00514 Minor-Sketch Plat
or Plan
- SURVEYS SOUTHWEST LTD agent(s) for STEVE KIRK request(s) the above action(s) for all or a portion of Lot(s) 5A, **COLEMAN ADDITION**, zoned R-2, located on 12TH ST NW, between MENAUL EXTENSION and LA POBLANA NW containing approximately 1 acre(s). (H-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
28. Approval of the Development Review Board Minutes for March 26, 2003. **MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.**

ADJOURNED: 12:15 P.M.



OFFICIAL NOTICE

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
LAND DEVELOPMENT COORDINATION DIVISION

9-4-02

4. Project # 1002077
02DRB-01235 Major-Preliminary Plat Approval
02DRB-01236 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) 9-A & 9-B, **EL RANCHO GRANDE SUBDIVISION, UNIT 9A**, zoned RLT, located on UNSER RD SW, between BLAKE RD SW and the AMOLE CHANNEL containing approximately 54 acre(s). (N-9)

At the September 4, 2002, Development Review Board meeting, with the signing of the infrastructure list dated 9/4/02 and approval of the grading plan engineer stamp dated 8/8/02 the Preliminary Plat was approved with the following Condition of Final plat:

CONDITION:

1. Prior to Final Plat approval, verification that there is adequate capacity on Blake Road in a 3-lane section versus a 4-lane section is required due to bike lanes being newly added to the Bikeways Master Plan.

The 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.

If you wish to appeal this decision, you must do so by September 19, 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).



**OFFICIAL NOTICE
PAGE TWO**

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.)


Janet Stephens
DRB Chair

cc: Curb Inc., 6301 Indian School Rd NE, 87110
Mark Goodwin & Associates PA, 8916 Adams NE, 87199
Loren Hines, Property Management, Legal Dept./4th Flr, City/County Bldg.
Arlene Portillo, Public Works Department, 2nd Floor, Plaza del Sol Bldg.
File

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002077 AGENDA#: 4 DATE: 9.4.02

1. Name: Greg Krenik Address: MTA Zip: _____

2. Name: Bo Johnson 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
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: 1002077

AGENDA ITEM NO: 4

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:

An approved drainage report dated 8-8-02 is on file for Preliminary Plat approval.
Comments on infrastructure list.

RESOLUTION:

APPROVED X ^{signed I.L.}; 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: September 4, 2002



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
LAND DEVELOPMENT COORD. DIV.

DEVELOPMENT REVIEW BOARD
September 4, 2002
Project #1002077

Project # 1002077

02DRB-01235 Major-Preliminary Plat Approval
02DRB-01236 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) 9-A & 9-B, **EL RANCHO GRANDE SUBDIVISION, UNIT 9A**, zoned R2, located on UNSER RD SW, between BLAKE RD SW and the AMOLE CHANNEL containing approximately 54 acre(s). (N-9)

AMAFCA 1. AMAFCA discussed with the developer breaking out the tracts adjacent to the Amole Channel for future construction. Developer participation in the construction of the improved Amole Channel will be required. AMAFCA has no objection to Preliminary Plat if the City Engineer agrees with this concept. 2. A water quality manhole and/or inlets will be required for the subdivision storm drain. 3. AMAFCA will sign the Final Plat

COG The Long Range Roadway System designates Unser Boulevard as a limited access principal arterial and Blake Road as a collector. The Long Range Bikeway System proposes a bike trail along Unser. It is recommended that provision be made for bike and pedestrian access to the proposed bike trail along Unser.

Transit No comments received.

Zoning Enforcement Reviewed, no comment.

Neighborhood Coord. Letter sent to Westgate Heights (R) Neighborhood Assn.

APS This request will affect Adobe Acres Elementary School, Harrison Middle School, and Rio Grande High School. The APS Facilities in the area can at this time handle the enrollment generated by this development. The APS facilities in the area have recently, and continue to be expanded and upgraded. In the fall of 1998, the district opened a new elementary school (Painted Sky) and a middle school (Jimmy Carter) opened in the fall of 2000. All planned additions to existing educational facilities are contingent upon taxpayer approval. If schools become overcrowded, boundary changes, alternative schedules, transportation to less crowded schools, and/or combinations of the above strategies may be employed to relieve schools with large numbers of students.

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 comments.

Fire Department Fire Department is not approving street widths less than 32 feet at this time. Per Ray Sanchez, AFD. All required fire hydrants shall be installed and made serviceable prior to and during construction of subdivision.

PNM Gas Approves.

PNM Electric No comments on curb work.

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

With regard to the Temporary Sidewalk Deferral (02DRB-01236), Open Space Division has "No Adverse Comment."

The subject property fall within the *Amole Arroyo Design Overlay Zone* as expressed in the *Amole Arroyo Corridor Plan*, a Rank III Plan adopted by the City Council in 1991 and the County Commission in 1992. Future development must be in compliance with all goals/policies/regulations of the *Corridor Plan*, especially the design guidelines expressed in the 'Design Overlay Zone' section, pp.30-39. See also the *Facility Plan for Arroyos*.

City Engineer An approved drainage report is required for Preliminary Plat approval. No objection to sidewalk deferral.

Transportation Development

Provide a street section for Blake, to include the bike lane. Who is to own and maintain tract A? Is a sidewalk waiver being requested? No objection to the sidewalk deferral. Comments on the infrastructure list. Place a note on the plat that there is no direct access to Unser.

Parks & Recreation

This request will be subject to the following requirements of the City Park Dedication and Development Ordinance: The park dedication requirements will be met in accordance with the existing Park Dedication Agreement between the City and the developer, effective 9/24/01, as follows:

The developer shall dedicate to the City Parcel 5A as shown on the bulk plat no later than 8/31/02. The dedication entitles the developer to "credits" in the amount of 776 single-family units to be applied within the geographic area shown on Exhibit C. The approval of El Rancho Grande 1, Unit 4A for 98 lots left a balance of 678; the approval of El Rancho Grande 1 Unit 4B, for 85 lots left a balance of 593 single-family units; the approval of El Rancho Grande I, Units 5A & 5B for 150 lots left a remaining balance of 443 single-family units. The approval of this request El Rancho Grande I, Unit 9A for 123 lots will leave a remaining balance of 320 single-family units.

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

Utilities Development

Minor comments on infrastructure list and preliminary plat. No objection to sidewalk deferral.

Planning Department

No objection to the temporary deferral of sidewalk construction. Defer to Transportation Development. The Disclosure Statement references the vacation of an easement. Please clarify. A vacation was not requested with this application. Include the zoning classification on the final plat. The application form shows R-2 zoning; however, the Rio Bravo Sector Development Plan, Amendment No. 1, shows the site zoned R-LT. Please confirm and revise as necessary. Future development must be in compliance with all zoning requirements including setbacks, height, lot width and lot area.

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

cc:Curb Inc., 6301 Indian School Rd NE, 87110

Mark Goodwin & Assoc., PA., 8916 Adams NE, 87199



**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, September 4, 2002,** beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1001306

02DRB-01250 Major-Bulk Land Variance
02DRB-01245 Minor-Final Plat Approval
02DRB-01246 Minor-Temp Defer SDWK
02DRB-01247 Minor-Amnd Prelim Plat Approval

SURV-TEK, INC. agent(s) for CURB WEST, INC. and WESTFORK LTD., request(s) the above action(s) for all or a portion of Tract(s) 1-A-1, 1B1, 1B2, **SEVILLE SUBDIVISION AND TRACT B-2, PARADISE HEIGHTS**, zoned R-LT & R-1, located north of IRVING BLVD NW, between UNIVERSE BLVD NW and KAYENTA ST NW containing approximately 156 acre(s). [REF: 1001743, 01410-00833] (A-10)

Project # 1002022

02DRB-01237 Major-Preliminary Plat Approval
02DRB-01238 Minor-Temp Defer SDWK
02DRB-01239 Minor-Sidewalk Variance
02DRB-01240 Minor-Subdivision Design Variance

BOHANNAN HUSTON, INC. agent(s) for JUDE BACA request(s) the above action(s) for all or a portion of Tract(s) 8 & 9, TOWN OF ATRISCO GRANT, **VISTA WEST SUBDIVISION**, zoned R-D residential and related uses zone, developing area, located on WEST SIDE OF UNSER BLVD NW, between EUCARIZ AVE NW and TOWER RD NW containing approximately 42 acre(s). [REF: 02DRB-00922] (L-10)

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] (J-17)

~~**Project # 1002077**~~

02DRB-01235 Major-Preliminary Plat Approval
02DRB-01236 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) 9-A & 9-B, **EL RANCHO GRANDE SUBDIVISION, UNIT 9A**, zoned R2, located on UNSER RD SW, between BLAKE RD SW and the AMOLE CHANNEL containing approximately 54 acre(s). (N-9)

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.


Janet Stephens, Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, AUGUST 19, 2002.



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: August 7, 2002

TO CONTACT NAME: Susan Rasinski
 COMPANY/AGENCY: Mark Dodwin & Assoc
 ADDRESS/ZIP: PO Box 90606 / 87199
 PHONE/FAX #: 828-2200 / 797-9539

Thank you for your inquiry of 8-7-02 (date) requesting the names of **Recognized**

Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at Tracts 9A = 9B, El Rancho Grande I.

zone map page(s) N-9

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

Westgate Heights

Neighborhood Association

Contacts: Arthur Gonzalez
8704 Shore SW / 87121
831-2168 (w)

Theresa Rias Sandoval

1505 Ischwind Pl. SW
831-6168 (w) 87121

Neighborhood Association

Contacts: _____

See reverse side for additional Neighborhood Association Information: YES { } NO {X}

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,

Dalana 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

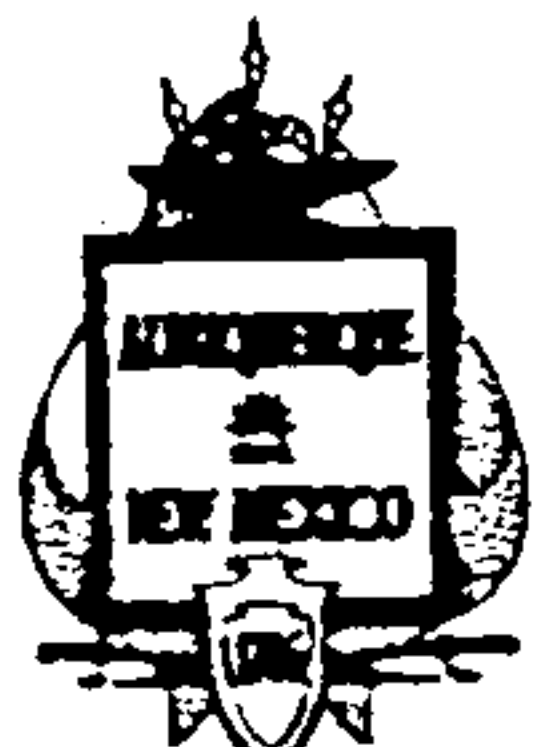
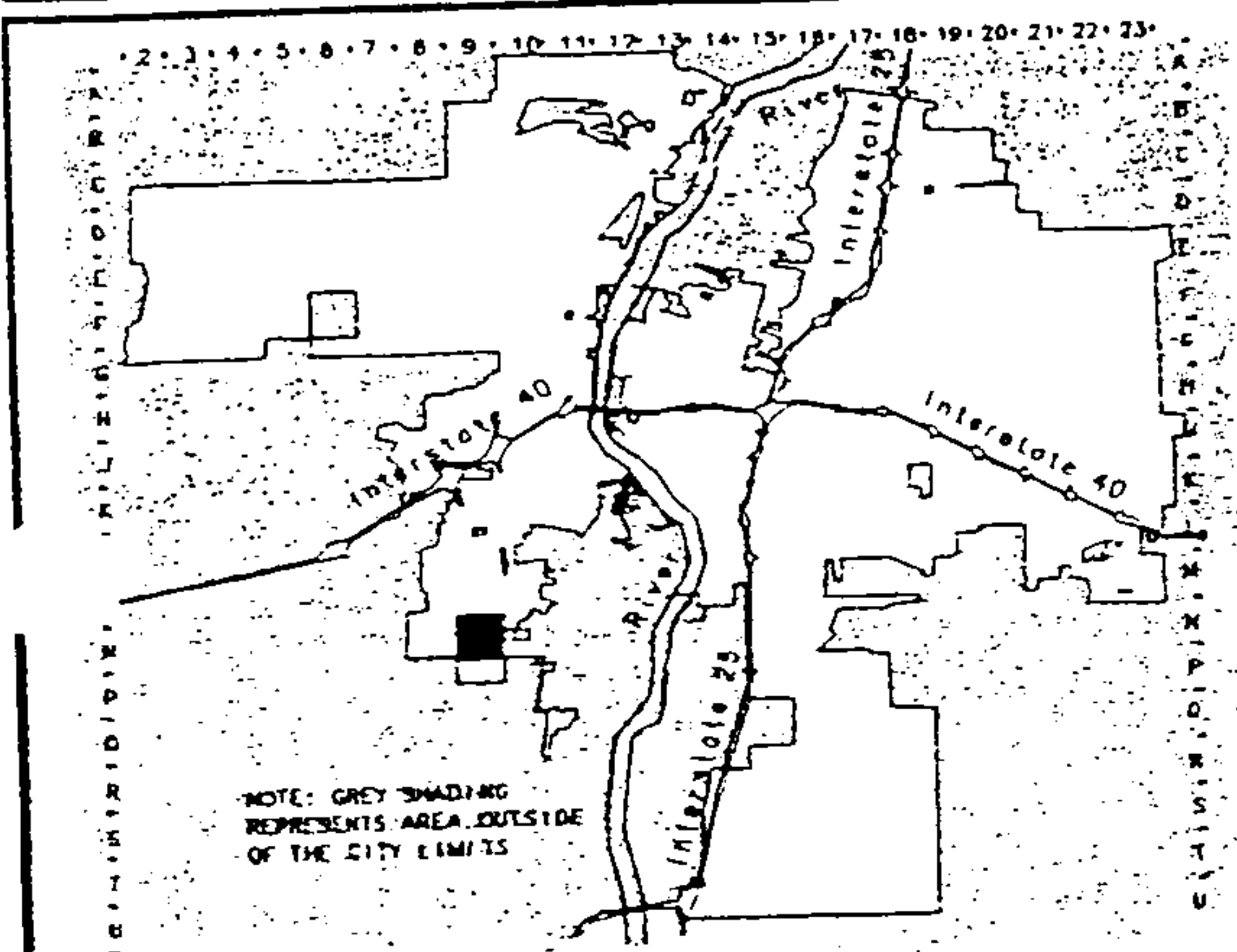
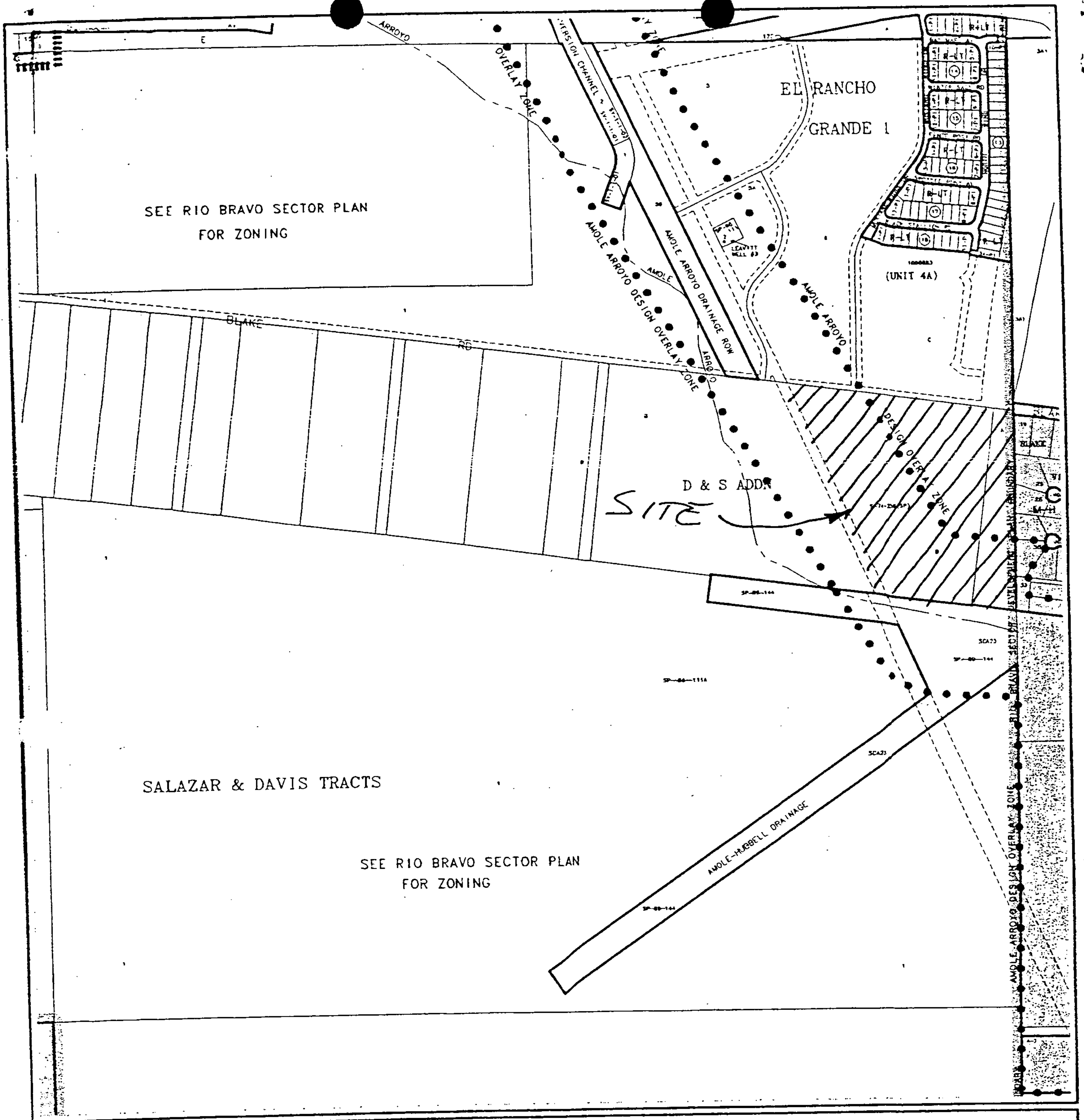
Applicants for Zone Change, Site Plan, Sector Development Plan approval or an amendment to a Sector Development Plan by the EPC, DRB, etc. are required under Council Bill O-92 to notify all affected recognized neighborhood associations **PRIOR TO FILING THE APPLICATION TO THE PLANNING DEPARTMENT.** Because 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:

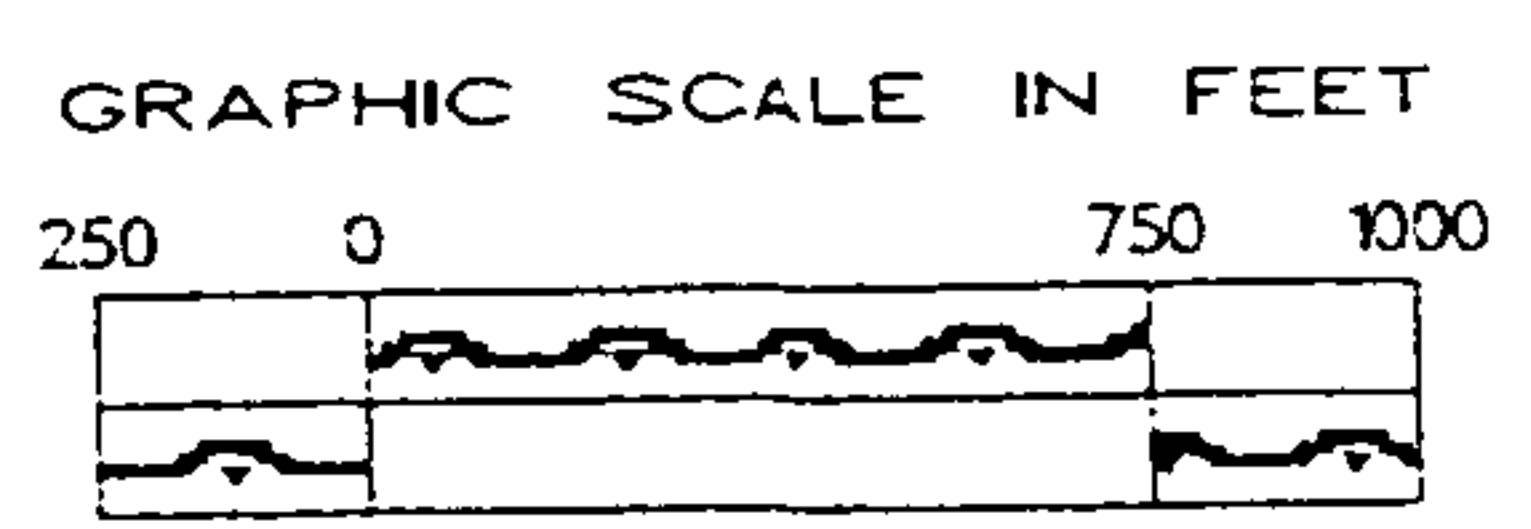
1. The street address of the subject property.
2. The legal description of the property, including lot or tract number (if any), block number (if any), and name of the subdivision.
3. A physical description of the location, referenced to streets and existing land uses.
4. A complete description of the 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: 8-7-02 Time Entered: 11:15 am OCNC Rep. Initials: OC



CITY OF Albuquerque
A G I S
 Geographic Information System
 PLANNING DEPARTMENT
 © Copyright 2002



Zone Atlas Page
N-9-Z
 Map Amended through April 02, 2002

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.

GREGORY J. KRENK, PE
Applicant name (print)

[Signature] 8-9-02
Applicant signature / date



Form revised September 2001

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
02DRB- - - - -01236
 - - - - -
 - - - - -

[Signature] 8/9/02
Planner signature / date

Project # 4002194
1002077

490

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

Meeting Date: 9-4-02

Zone Atlas Page: N-9-E

Notification Radius: 100 Ft.

App#	<u>02DRB-01235</u>
Proj#	<u>1002077</u>
Other#	<u>02DRB-01236</u>

Cross Reference and Location: _____

Applicant: Curb, Inc. ✓

Address: 6301 Indian School NE, 87110

Agent: Mark Goodwin & Assoc., P.A. ✓

Address: 8916 Adams NE, 87199

SPECIAL INSTRUCTIONS

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

Date Mailed: 8/15/02

Signature: [Handwritten Signature]

100905444445010201	LEGAL: PARC EL 6 CORRECTION PLAT NO 2 CORRECTION PLAT BULK LAND USE: PROPERTY ADDR: 00000 OWNER NAME: YOO JAMES J & HEE Y & YOO KYUN OWNER ADDR: 01306 BROADWAY	SE ALBUQUERQUE	NM 87102
100905435042410302	LEGAL: PARC EL 5 B CORRECTION PLAT NO 2 CORRECTION PLAT BUL LAND USE: PROPERTY ADDR: 00000 OWNER NAME: YOO JAMES J & HEE Y & YOO KYUN OWNER ADDR: 01306 BROADWAY	SE ALBUQUERQUE	NM 87102
101005401548320503	LEGAL: TR 3 -A-1 REPLAT OF LANDS OF ROGER COX SOUTHWEST DE LAND USE: PROPERTY ADDR: 00000 N/A OWNER NAME: CITY OF ALBUQUERQUE OWNER ADDR: 00000	ALBUQUERQUE	NM 87103
101005413046820542	LEGAL: TR 3 -B-1 REPLAT OF LANDS OF ROGER COX SOUTHWEST DE LAND USE: PROPERTY ADDR: 00000 4501 BLAKE RD SW OWNER NAME: VISTA DEL SOL LTD PTNS OWNER ADDR: 00280 DAINES	ST BIRMINGHAM	MI 48009
100905438541310301	LEGAL: PARC EL 5 A CORRECTION PLAT NO 2 CORRECTION PLAT BUL LAND USE: PROPERTY ADDR: 00000 OWNER NAME: YOO JAMES J & HEE Y & YOO KYUN OWNER ADDR: 01306 BROADWAY	SE ALBUQUERQUE	NM 87102
100905449935510401	LEGAL: TRAC T C PLAT FOR EL RANCHO GRANDE I UNIT 4A SUBDIV LAND USE: PROPERTY ADDR: 00000 OWNER NAME: CURB INC OWNER ADDR: 06301 INDIAN SCHOOL	RD NE ALBUQUERQUE	NM 87110
101005400531720117	LEGAL: *19 PLAT OF BLAKE VIEW MOBILE VILLAGE LAND USE: PROPERTY ADDR: 00000 4512 BLAKE RD SW OWNER NAME: CHAVEZ FRED OWNER ADDR: 04512 BLAKE	RD SW ALBUQUERQUE	NM 87105
101005401631620116	LEGAL: *20 PLAT OF BLAKE VIEW MOBILE VILLAGE LAND USE: PROPERTY ADDR: 00000 N/A OWNER NAME: CHAVEZ ROSEMARY OWNER ADDR: 04508 BLAKE	RD SW ALBUQUERQUE	NM 87121
101005400829820111	LEGAL: *25 PLAT OF BLAKE VIEW MOBILE VILLAGE LAND USE: PROPERTY ADDR: 00000 N/A OWNER NAME: CHAVEZ FRED M OWNER ADDR: 04512 BLAKE	SW ALBUQUERQUE	NM 87105
101005400728320110	LEGAL: *26 PLAT OF BLAKE VIEW MOBILE VILLAGE LAND USE: PROPERTY ADDR: 00000 N/A OWNER NAME: GUTIERREZ ACASIO OWNER ADDR: 04504 JOEL	PL SW ALBUQUERQUE	NM 87105
101005400726820107	LEGAL: *29 PLAT OF BLAKE VIEW MOBILE VILLAGE LAND USE: PROPERTY ADDR: 00000 4505 JOEL CT SW OWNER NAME: GUTIERREZ ACASIO & DELUVINA OWNER ADDR: 04504 JOEL	PL SW ALBUQUERQUE	NM 87121

101005400625520106	LEGAL: *30 PLAT OF BLAKE VIEW MOBILE VILLAGE LAND USE: PROPERTY ADDR: 00000 JOEL CT SW OWNER NAME: CHAVEZ FRED M OWNER ADDR: 04512 BLAKE	RD SW ALBUQUERQUE	NM 87105
101005401524920105	LEGAL: *31 PLAT OF BLAKE VIEW MOBILE VILLAGE LAND USE: PROPERTY ADDR: 00000 4504 JOEL CT SW OWNER NAME: DUTCHER THEODORE OWNER ADDR: 04504 JOEL	CT SW ALBUQUERQUE	NM 87105
101005400423520101	LEGAL: *33 PLAT OF BLAKE VIEW MOBILE VILLAGE LAND USE: PROPERTY ADDR: 00000 4310 MEADE SW OWNER NAME: GONZALES FERMIN ETUX OWNER ADDR: 02829 JOEL	RD SW ALBUQUERQUE	NM 87105
101005402023420103	LEGAL: *34 PLAT OF BLAKE VIEW MOBILE VILLAGE LAND USE: PROPERTY ADDR: 00000 JOEL ST SW OWNER NAME: MICHELBACK ANTHONY D OWNER ADDR: 00509 57TH	ST SW ALBUQUERQUE	NM 87121
101005402022520102	LEGAL: *35 PLAT OF BLAKE VIEW MOBILE VILLAGE LAND USE: PROPERTY ADDR: 00000 N/A OWNER NAME: GARY-TYLER MADELL OWNER ADDR: 00749 FLAGSTAFF	AV GRANTS	NM 87020



SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

Supplemental form

S

V

P

L

Supplemental form

ZONING

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

APPEAL / PROTEST of...

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

Z

A

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: Curb Inc. PHONE: 881-9190
 ADDRESS: 6301 Indian School Rd. FAX: _____
 CITY: Albuquerque STATE NM ZIP 87110 E-MAIL: _____
 Proprietary interest in site: Owner
 AGENT (if any): Mark Goodwin & Associates, PA PHONE: 828-2200
 ADDRESS: PO Box 90606 FAX: 797-9539
 CITY: Albuquerque STATE NM ZIP 87199 E-MAIL: dmg@swcp.com

DESCRIPTION OF REQUEST: Final Plat approval on El Rancho Grande 9-A-1

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

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

Lot or Tract No. Tract B & C Block: _____ Unit: 9-A
 Subdiv. / Addn. El Rancho Grande I
 Current Zoning: R2 Proposed zoning: same
 Zone Atlas page(s): N-9-Z No. of existing lots: 2 No. of proposed lots: 19
 Total area of site (acres): 2.4217 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. 100905423731420104 MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: Butch Cassidy Drive SW
 Between: Jesse James Drive SW and Billy the Kid Road SW

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_, Z_, V_, S_, etc.): 1002077, 03DRB-00513

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

SIGNATURE

(Print) Gregory J. Kredik, PE

5-16-03

DATE

Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 9/01, 3/03

~~INTERNAL ROUTING~~

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

Application case numbers

03DRB - 00792

Action

FPA

S.F.

SB

Fees

\$ 0

Hearing date

MAY 28th 03

Total

\$ 0

Gregory J. Kredik 5/19/03
 Planner signature / date

Project #

1002077

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

SKETCH PLAT REVIEW AND COMMENT

YOUR ATTENDANCE IS REQUIRED.

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

MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT

Your attendance is required.

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

Extensions are not reviewed through internal routing.

Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL

Your attendance is required.

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

MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL

Your attendance is required.

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

AMENDMENT TO PRELIMINARY PLAT (with minor changes)

Your attendance is required.

AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)

AMENDMENT TO GRADING PLAN (with minor changes)

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

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

Amended preliminary plat approval expires after one year.

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

GREGORY J. KRENIK

Applicant name (print)

5-16-03

Applicant signature / date



Form revised February 2003

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

Application case numbers

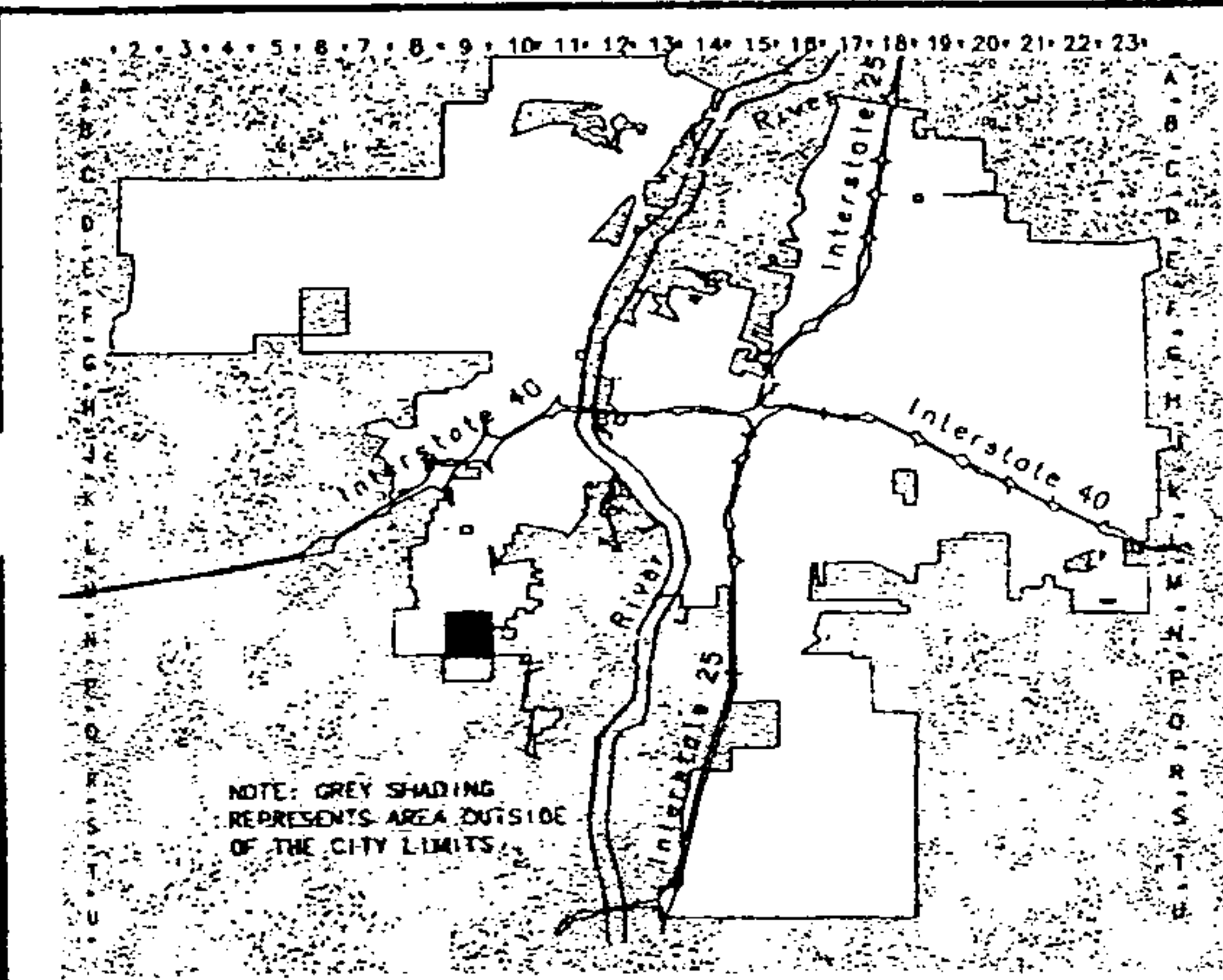
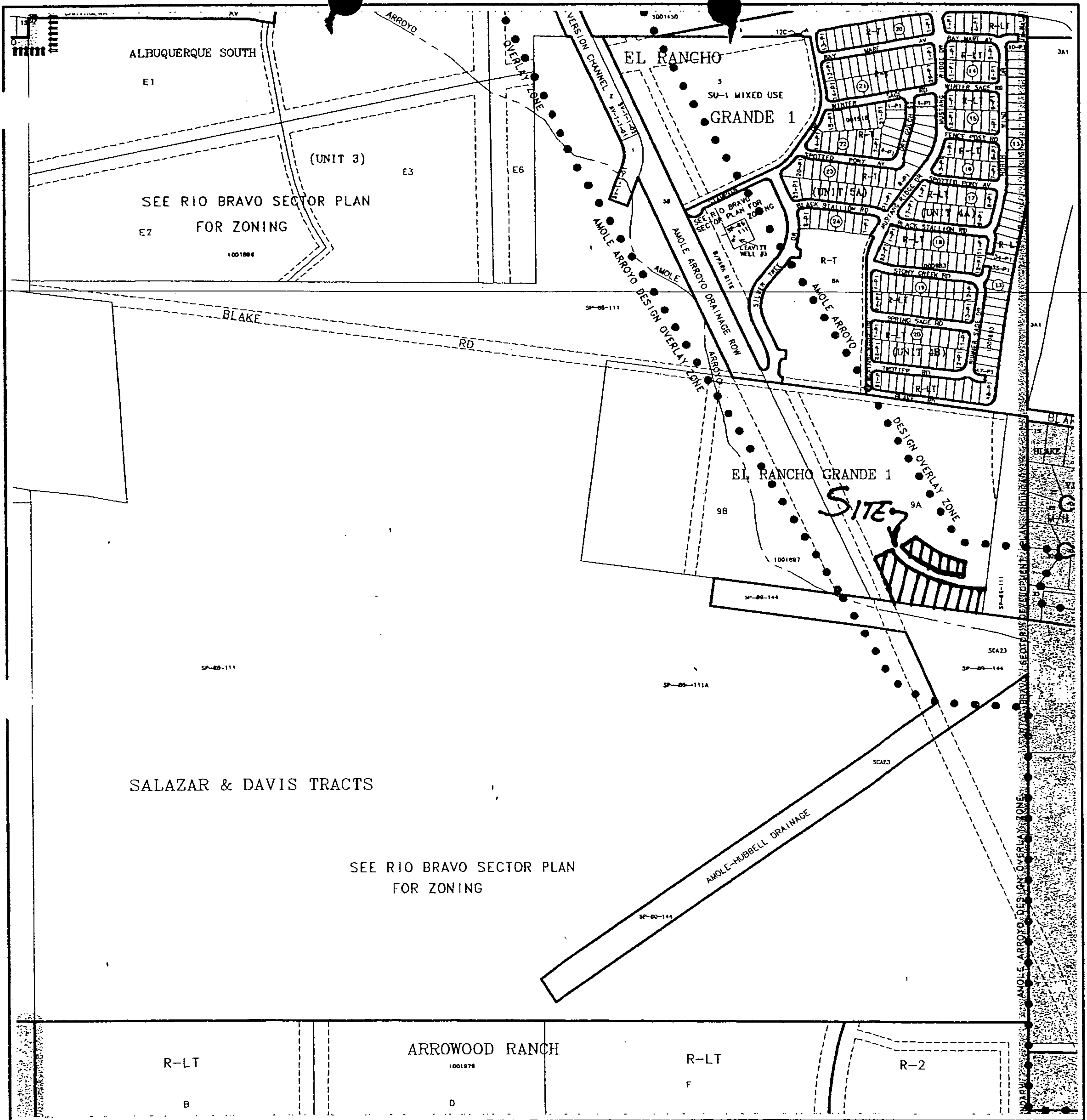
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Posterbert

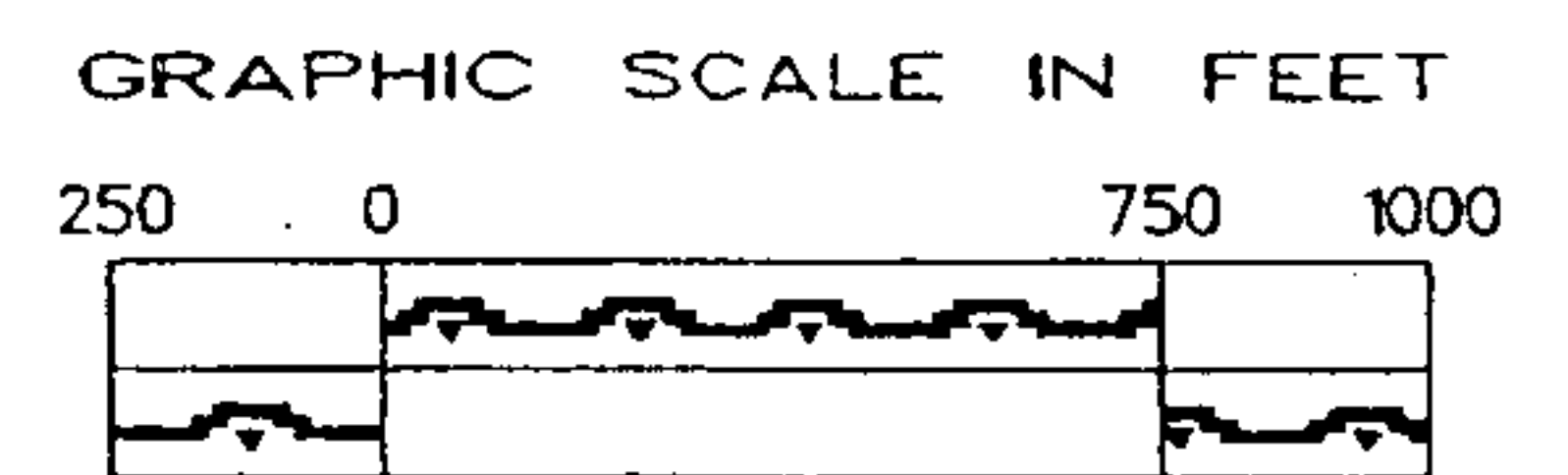
5/19/03

Planner signature / date

Project # 1002077



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

N-9-Z

Map Amended through January 22, 2003

No. of Lots: 124
Nearest Major Streets
Unser and Blake SW

FIGURE 12

SUBDIVISION IMPROVEMENTS
AGREEMENT-PUBLIC AND/OR PRIVATE
(Procedure B)

AGREEMENT TO CONSTRUCT
PUBLIC AND/OR PRIVATE SUBDIVISION IMPROVEMENTS

THIS AGREEMENT is made this 8th day of January, 2003, by and between the City of Albuquerque, New Mexico ("City"), a municipal corporation, whose address is P. O. Box 1293 (One Civic Plaza), Albuquerque, New Mexico 87103, and Curb, Inc.

Curb, Inc. ("Subdivider"), a [state the type of business entity, for instance, "New Mexico corporation," "general partnership," "joint venture," "individual," etc.:] NM corporation, whose address is 6301 Indian Sch. Rd. NE Ste. 208, 87110 and whose telephone number is 881-9190, is made in Albuquerque, New Mexico, and is entered into as of the date of final execution of this Agreement.

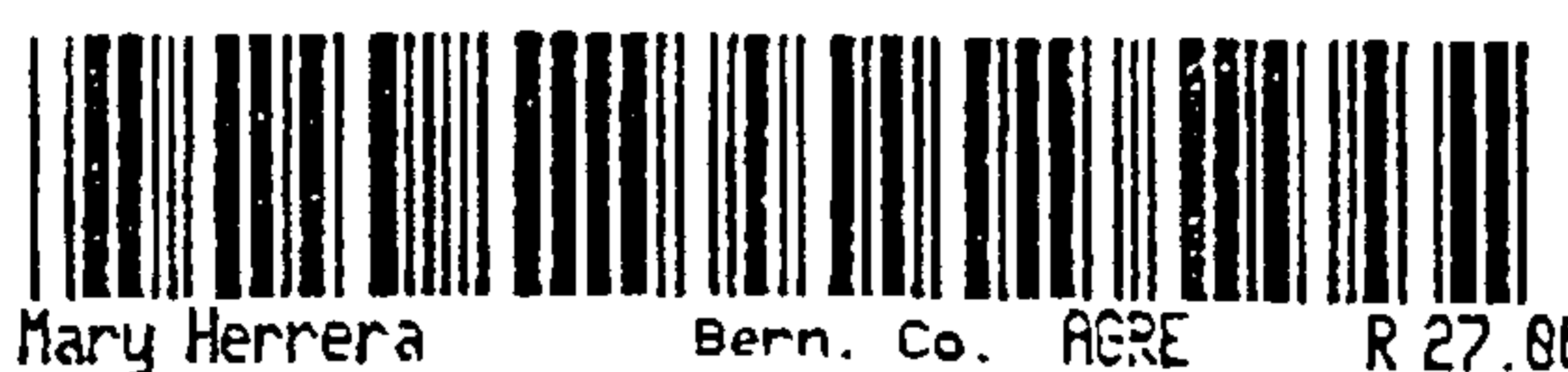
1. Recital. The Subdivider is developing certain lands within the City of Albuquerque, Bernalillo County, New Mexico, known as [existing legal description:] Tract 9A, El Rancho Grande 1, recorded on 5-21-02 in the records of the Bernalillo County Clerk at Book 2002C, pages 184 through -- (the "Subdivision"). The Subdivider certifies that the Subdivision is owned by [state the name of the present real property owner exactly as shown on the real estate document conveying title in the Subdivision to the present owner:] Curb, Inc. ("Owner").

The Subdivider has submitted and the City has approved a preliminary plat or Site Development Plan identified as El Rancho Grande 1, Unit 9A describing Subdivider's Property.

As a result of the development of the Subdivision, the Subdivision Ordinance ("S.O.") and/or the Zoning Code, Section 14-16-3-11, require the Subdivider, at no cost to the City, to install certain public and/or private Improvements, which are reasonably related to the development of the Subdivision, or to financially guarantee the construction of the public and/or private improvements as a prerequisite to approval of the final plat of, or the Site Development Plan for the Subdivision.

2. Improvements and Construction Deadline. The Subdivider agrees to install and complete the public and/or private improvements described Exhibit A, the required infrastructure listing ("Improvements"), to the satisfaction of the City, on or before the 4th day of September, 2004 ("Construction Completion Deadline"), at no cost to the City. The Improvements are shown in greater detail on the Subdivider's proposed and approved plans, which have been filed with the City Engineer and are identified as Project No. 699381

Note: To compute the Construction Completion Deadline: If a final plat will be filed after Subdivider meets the requirements of this Agreement, the Construction Completion Deadline can be no later than two years after execution of this Agreement. (See Subdivision Ordinance Section 14-14-3.) If a final plat will not be filed pursuant to this Agreement, the Construction Completion Deadline can be no later than one year after approval of the preliminary plat by the Development Review Board ("DRB"), unless



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5798389
Page: 1 of 10
01/14/2003 03:56P
Bk-A48 Pg-7380

A City of Albuquerque



DEVELOPMENT REVIEW APPLICATION

SUBDIVISION	Supplemental form S	Supplemental form Z
<input checked="" type="checkbox"/> Major Subdivision action		<input type="checkbox"/> Annexation & Zone Establishment
<input type="checkbox"/> Minor Subdivision action		<input type="checkbox"/> Sector Plan
<input 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>Curb Inc.</u>	PHONE: <u>881-9190</u>
ADDRESS: <u>6301 Indian School Rd.</u>	FAX:
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87110</u>	E-MAIL:
Proprietary interest in site: <u>Owner</u>	
AGENT (if any): <u>Mark Goodwin & Associates, PA</u>	PHONE: <u>828-2200</u>
ADDRESS: <u>PO Box 90606</u>	FAX: <u>797-9539</u>
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87199</u>	E-MAIL: <u>dmg@swcp.com</u>

DESCRIPTION OF REQUEST: Final Plat approval on El Rancho Grande 9A, Tract A

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

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

Lot or Tract No. Tract 9A, Tract A Block: _____ Unit: _____

Subdiv. / Addn. El Rancho Grande I, D & S Addition

Current Zoning: R2 Proposed zoning: Same

Zone Atlas page(s): N-9-Z No. of existing lots: 2 No. of proposed lots: 3 Tr, 105

Total area of site (acres): 28.0477 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. 100905423731420104 MRGCD Map No. _____

LOCATION OF PROPERTY BY STREETS: On or Near: Unser Road SW *aka El Rancho Grande I*

Between: Blake Rd. SW and Amole Channel

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 1002144

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

SIGNATURE _____ DATE 3-27-03 3/27/03

(Print) Gregory J. Krenik, PE Applicant Agent

FOR OFFICIAL USE ONLY

Form revised September 2001

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>03 DRB - 00513</u>	<u>FPA</u>	<u>53</u>	\$ <u> </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				Total
<input type="checkbox"/> F.H.D.P. fee rebate				\$ _____

Hearing date April 9 2003

Project # 1002077

JM
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.

Gregory J. Krenik, PE

 Applicant name (print)
 3/27/03

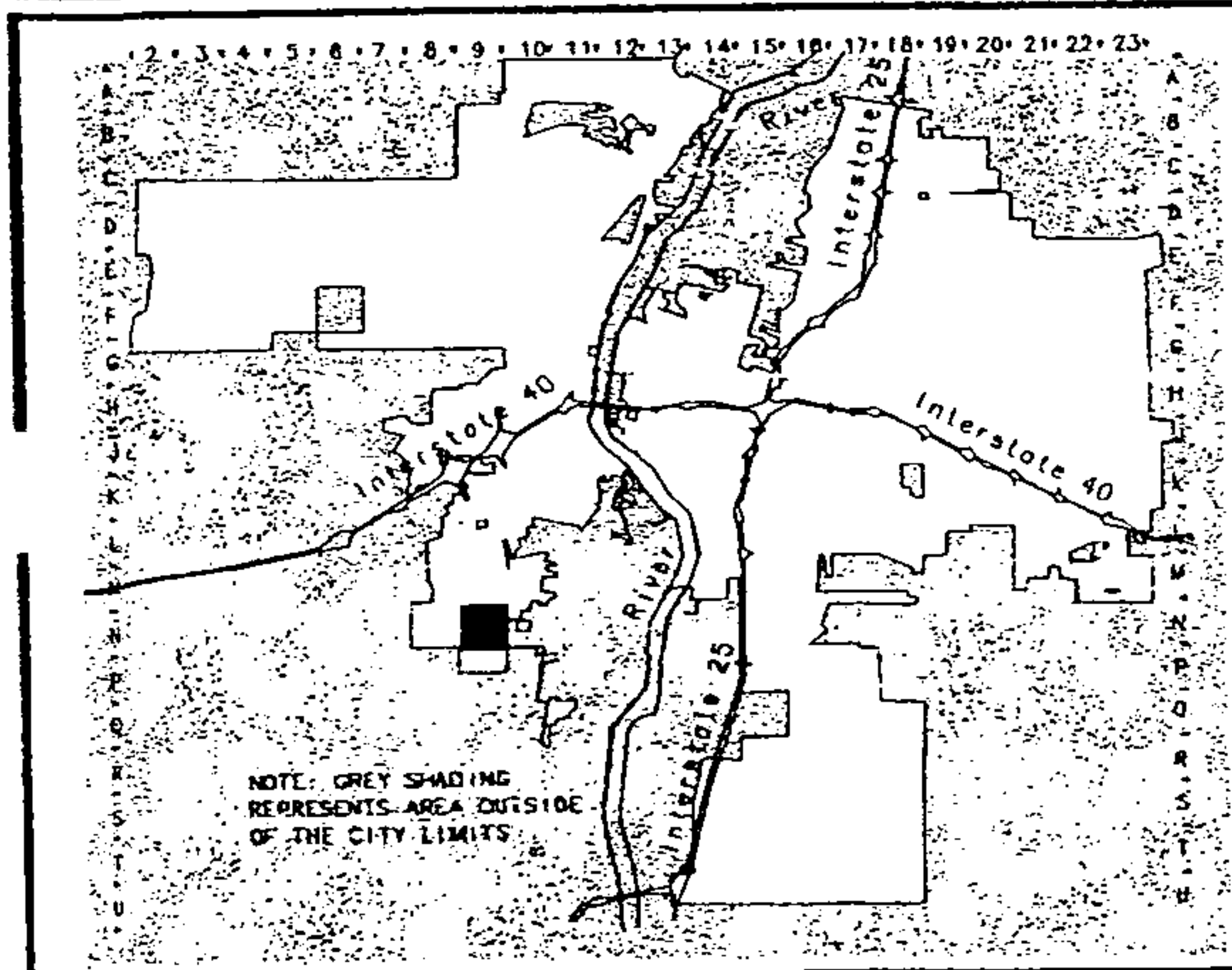
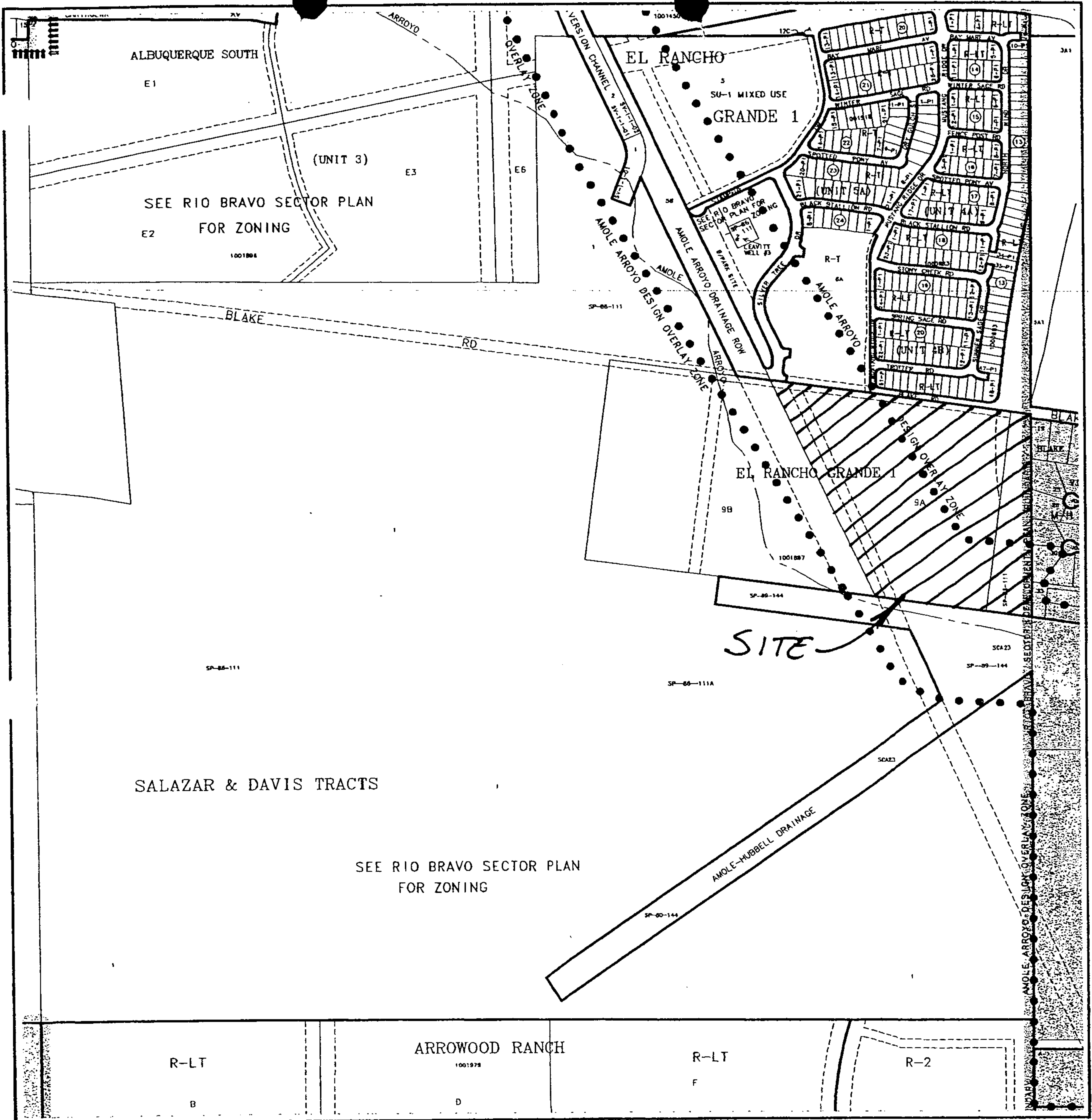
 Applicant signature / date



Form revised September 2001

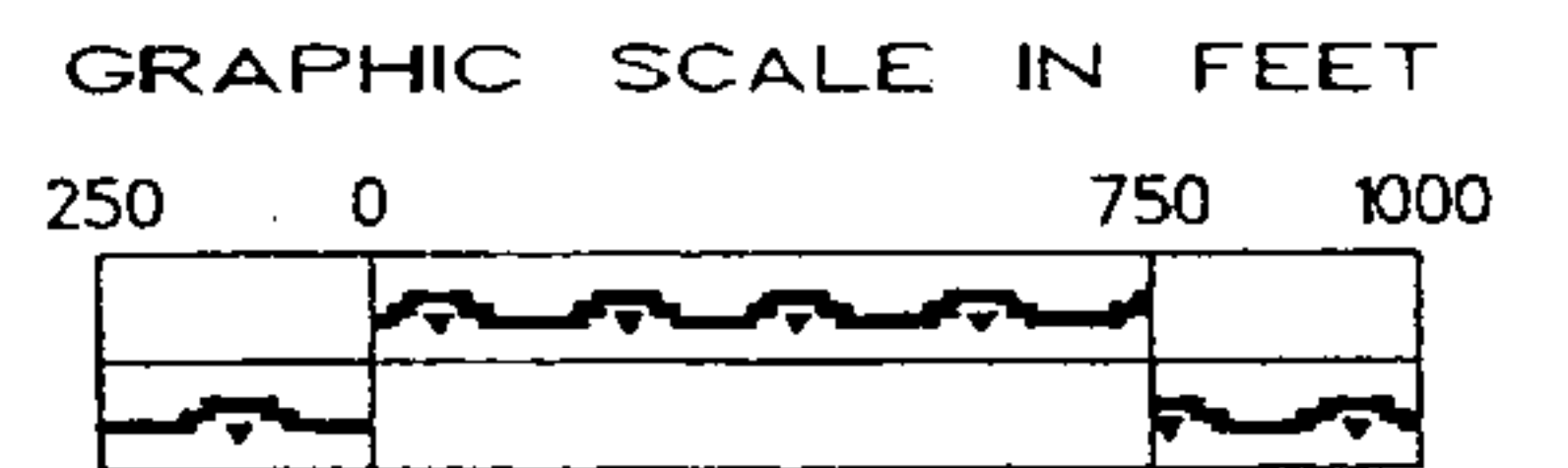
- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers

_____ 3/27/03
 Planner signature / date
Project # 1002077



CITY OF
Albuquerque
Albuquerque **G**eographic **I**nformation **S**ystem
PLANNING DEPARTMENT

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Zone Atlas Page

N-9-Z

Map Amended through January 22, 2003

No. of Lots: 124
Nearest Major Streets
Unser and Blake SW

FIGURE 12

SUBDIVISION IMPROVEMENTS
AGREEMENT-PUBLIC AND/OR PRIVATE
(Procedure B)

AGREEMENT TO CONSTRUCT
PUBLIC AND/OR PRIVATE SUBDIVISION IMPROVEMENTS

THIS AGREEMENT is made this 8th day of January, 2003, by and between the City of Albuquerque, New Mexico ("City"), a municipal corporation, whose address is P. O. Box 1293 (One Civic Plaza), Albuquerque, New Mexico 87103, and Curb, Inc.

(“Subdivider”), a [state the type of business entity, for instance, "New Mexico corporation," "general partnership," "joint venture," "individual," etc.:] NM corporation, whose address is 6301 Indian Sch. Rd. NE Ste. 208, 87110 and whose telephone number is 881-9190, is made in Albuquerque, New Mexico, and is entered into as of the date of final execution of this Agreement.

1. Recital. The Subdivider is developing certain lands within the City of Albuquerque, Bernalillo County, New Mexico, known as [existing legal description:] Tract 9A, El Rancho Grande 1, recorded on 5-21-02 in the records of the Bernalillo County Clerk at Book 2002C, pages 184 through -- (the "Subdivision"). The Subdivider certifies that the Subdivision is owned by [state the name of the present real property owner exactly as shown on the real estate document conveying title in the Subdivision to the present owner:] Curb, Inc. ("Owner").

The Subdivider has submitted and the City has approved a preliminary plat or Site Development Plan identified as El Rancho Grande 1, Unit 9A describing Subdivider's Property.

As a result of the development of the Subdivision, the Subdivision Ordinance ("S.O.") and/or the Zoning Code, Section 14-16-3-11, require the Subdivider, at no cost to the City, to install certain public and/or private Improvements, which are reasonably related to the development of the Subdivision, or to financially guarantee the construction of the public and/or private improvements as a prerequisite to approval of the final plat of, or the Site Development Plan for the Subdivision.

2. Improvements and Construction Deadline. The Subdivider agrees to install and complete the public and/or private improvements described Exhibit A, the required infrastructure listing ("Improvements"), to the satisfaction of the City, on or before the 4th day of September, 2004 ("Construction Completion Deadline"), at no cost to the City. The Improvements are shown in greater detail on the Subdivider's proposed and approved plans, which have been filed with the City Engineer and are identified as Project No. 699381

Note: To compute the Construction Completion Deadline: If a final plat will be filed after Subdivider meets the requirements of this Agreement, the Construction Completion Deadline can be no later than two years after execution of this Agreement. (See Subdivision Ordinance Section 14-14-3.) If a final plat will not be filed pursuant to this Agreement, the Construction Completion Deadline can be no later than one year after approval of the preliminary plat by the Development Review Board ("DRB"), unless



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Page: 1 of 10
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INFRASTRUCTURE LIST

EXHIBIT "A"

**TO SUBDIVISION IMPROVEMENTS AGREEMENT
DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST**

El Rancho Grande I Unit 9A

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

Tracts 9A & 9B

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

ORIGINAL

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

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		28' F-F	PAVING Res Pvmt Curb & Gutter (both sides) 4' sidewalk (both sides) *	Butch Cassidy	Billy The Kid	Jesse James	/	/	/
		28' F-F	Res Pvmt Curb & Gutter (both sides) 4' sidewalk (w side) *	Sundance Kid	Billy The Kid	Jesse James	/	/	/
		25' F-F	Res Pvmt Curb & Gutter (w side) 4' sidewalk (w side) *	Butch Cassidy	Billy The Kide	Terminus	/	/	/
		28' F-F	Res Pvmt Curb & Gutter (both sides) 4' sidewalk (both sides) *	Jesse James	Billy The Kid	Butch Cassidy	/	/	/
		28' F-F	Res Pvmt Curb & Gutter (both sides) 4' sidewalk (both sides) *	Billy The Kid	Sundance Kid	Jesse James	/	/	/
		25' F-F	Res Pvmt Curb & Gutter (n side) 4' sidewalk (n side) *	Billy The Kid	Jesse James	Terminus	/	/	/

SIA Sequence #	COA/DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		25' F-F	PAVING CONT. Res Pvmnt Curb & Gutter (s. side) 4' sidewalk (s side) *	Butch Cassidy	Jesse James	Terminus	/	/	/
		42' F-F	Perm Pvmnt Curb & Gutter (both sides) 4' sidewalk (both sides)	Mustang Ridge Dr.	Blake Rd.	Billy The Kid	/	/	/
		30' F-F	Art Pvmnt Curb & Gutter (west side) Extruded concrete curb w side median 6' sidewalk (west side)	Unser	Blake Rd.	South Prop. Line	/	/	/
		28' F-F	Perm Pvmnt Curb & Gutter (both sides) 4' sidewalk (both sides) *	Billy The Kid	Butch Cassidy	Sundance Kid	/	/	/
		24' F-E	Perm Pvmnt Curb & Gutter (south side) 4' sidewalk (south side)	Blake Rd.	Silver Tree Dr.	Unser Blvd.	/	/	/
		6"	WATER PVC Waterline	Butch Cassidy	Billy The Kid	Terminus @ Unser	/	/	/
		6"	PVC Waterline	Sundance Kid	Entire Lengh		/	/	/
		6"	PVC Waterline	Jesse James	Entire Lengh		/	/	/
		8" / 4"	PVC Waterline	Billy The Kid	Butch Cassidy	TERMINUS @ Unser Jesse James	/	/	/
		8"	PVC Waterline	Mustange Ridge	Blake Rd.	Billy The Kid	/	/	/
		8"	PVC Waterline	Blake Rd.	Silver Tree Dr.	Butch Cassidy	/	/	/
		8"	PVC Waterline	Butch Cassidy	Billy The Kid	Terminus Terminus at Blake	/	/	/
		8"	SANITARY SEWER SAS Gravity Line	Butch Cassidy	Entire Length		/	/	/
		8"	SAS Gravity Line	Billy The Kid	Entire Length		/	/	/
		8"	SAS Gravity Line	Sundance Kid	Entire Length		/	/	/
		8"	SAS Gravity Line	Jesse James	Entire Length		/	/	/
		8"	SAS Gravity Line	Unser Blvd.	Billy The Kid	Blake Rd.	/	/	/
		8"	SAS Gravity Line	Blake Rd.	Unser Blvd.	Existing MH 560' east	/	/	/

SIA Sequence #	COA DRC Project #
<input type="text"/>	<input type="text"/>

Size	Type of Improvement	Location	From	To
18"	STORMDRAIN RCP Stormdrain	Jesse James	Butch Cassidy	<i>SUNDANCE</i>
18", 24", & 30", 36"	RCP Stormdrain	Butch Cassidy	Jesse James	Unser

Private Inspector	City Inspector	City Cnst Engineer
<u> / </u>	<u> / </u>	<u> / </u>

* *Deferred*

NOTES

- 1 Stromdrain to include manholes, inlets, riprap and outfall.
- 2 Grading and Drainage Certification for each unit per DPM including Retaining Walls as shown on the Grading Plan for Release of SIA and Financial guarantees Finacial Guarantee is not required for this item.
- 3 Water infrastructure to included valves, fittings, valveboxes and fire hydrants.
- 4 Sanitary sewer to include manholes and service connections.
- 5 Street Lights per DPM
- 6 Finacially guaranteed with El Rancho Grande I, Units 4A & 4B
- 7 Residential street lights per DPM

AGENT / OWNER

Gregory J. Krenik, PE
NAME (print)

Mark Goodwin, & Associates, PA
FIRM

[Signature]
SIGNATURE - date

MAXIMUM TIME ALLOWED TO CONSTRUCT
THE IMPROVEMENTS WITHOUT A DRB
EXTENSION: 9-04-04

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

<i>[Signature]</i> DRB CHAIR - date <u>9-04-02</u>	<i>[Signature]</i> PARKS & GENERAL SERVICES - date <u>9/4/02</u>
<i>[Signature]</i> TRANSPORTATION DEVELOPMENT - date	AMAFCA - date
<i>[Signature]</i> UTILITY DEVELOPMENT - date <u>9/4/02</u>	- date
<i>[Signature]</i> CITY ENGINEER - date <u>9/4/01</u>	- date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER

A City of Albuquerque



DEVELOPMENT REVIEW APPLICATION

SUBDIVISION	Supplemental form S	Supplemental form Z
<input checked="" type="checkbox"/> Major Subdivision action		<input type="checkbox"/> Annexation & Zone Establishment
<input type="checkbox"/> Minor Subdivision action		<input type="checkbox"/> Sector Plan
<input type="checkbox"/> Vacation	V	<input type="checkbox"/> Zone Change
<input checked="" 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>Curb Inc.</u>	PHONE: <u>881-9190</u>
ADDRESS: <u>6301 Indian School Rd.</u>	FAX:
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87110</u>	E-MAIL:
Proprietary interest in site: <u>Owner</u>	
AGENT (if any): <u>Mark Goodwin & Associates, PA</u>	PHONE: <u>828-2200</u>
ADDRESS: <u>8916 Adams NE</u>	FAX: <u>797-9539</u>
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87199</u>	E-MAIL: <u>dmg@swcp.com</u>

DESCRIPTION OF REQUEST: Preliminary Plat and temporary deferral of sidewalk construction

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. El Rancho Grande I Tract 9-A and 9-B Block: _____ Unit: _____

Subdiv. / Addn. Town of Atrisco Grant

Current Zoning: R2 Proposed zoning: no change

Zone Atlas page(s): N-9-Z No. of **existing** lots: 1 No. of **proposed** lots: 123

Total area of site (acres): 53.1251 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. 100905423731420104 MRGCD Map No. _____

LOCATION OF PROPERTY BY STREETS: On or Near: Unser Road SW
Between: Blake Rd. SW and AMOLE channel

CASE HISTORY:

List **any** current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_, Z_, V_, S_, etc.): 1002077

Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: 7-17-02

SIGNATURE _____ DATE _____
(Print) Gregory J. Krenik, PE Applicant Agent

FOR OFFICIAL USE ONLY

Form revised September 2001

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	<u>02 DRB - 01235</u>	<u>PP</u>	<u>S(2)</u>	<u>\$ 3075.00</u>
<input checked="" type="checkbox"/> All fees have been collected	<u>02 DRB - 01236</u>	<u>TDSW</u>		<u>\$</u>
<input type="checkbox"/> All case #s are assigned	_____	_____	_____	<u>\$</u>
<input type="checkbox"/> AGIS copy has been sent	_____	_____	_____	<u>\$</u>
<input type="checkbox"/> Case history #s are listed	_____	_____	_____	<u>\$</u>
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill	_____	<u>Adv. fee</u>	_____	<u>\$ 75.00</u>
<input checked="" type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	<u>\$</u>
<input checked="" type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	<u>\$</u>
	Hearing date <u>Sept. 4, 2004</u>			<u>Total \$ 3150.00</u>

Paul Candela 8/9/02 Project # 1002077
Planner signature / date

FORM S(2): SUBDIVISION - D.R.B. PUBLIC HEARING

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

MAJOR SUBDIVISION PRELIMINARY PLAT APPROVAL

- Proposed Preliminary Plat including the Grading Plan (folded to fit into an 8.5" by 14" pocket) **24** copies
 - Proposed Infrastructure List.
 - 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
 - Property owner's and City Surveyor's signature on the proposed plat
 - FORM DRWS Drainage Report, Water & Sewer availability statement filing information
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - TIS/AQIA Traffic Impact Study / Air Quality Impact Assessment form
 - Fee (see schedule)
 - Any original and/or related file numbers are listed on the cover application
- Preliminary plat approval expires after one year.
 DRB Public hearings are approximately **ONE MONTH** after the filing deadline. **Your attendance is required.**

- MAJOR SUBDIVISION AMENDMENT TO PRELIMINARY PLAT (with significant changes)**
- MAJOR SUBDIVISION AMENDMENT TO INFRASTRUCTURE LIST (with significant changes)**
- MAJOR SUBDIVISION AMENDMENT TO GRADING PLAN (with significant 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, and/or Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **24** copies
 - Original Preliminary Plat, and/or Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket)
 - 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
 - Property owner's and City Surveyor's signature on the proposed amended plat, if the preliminary plat is being amended
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Any original and/or related file numbers are listed on the cover application
- Amended preliminary plat approval expires after one year.
 DRB Public hearings are approximately **ONE MONTH** after the filing deadline. **Your attendance is required.**

MAJOR SUBDIVISION EXTENSION OF SUBDIVISION IMPROVEMENTS AGREEMENT

(Temporary sidewalk deferral uses FORM-V)

- 1** copy of each of the following items
 - 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
 - Plat or plan reduced to 8.5" x 11"
 - Official D.R.B. Notice of the original approval
 - Approved Infrastructure List. If not applicable, please initial. _____
 - Previous SIA extension notice, if one has been issued. If not applicable, please initial. _____
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - 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.

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

GREGORY J. KRENK, PE
 Applicant name (print)

[Signature] 8-9-02
 Applicant signature / date



Form revised September 2001

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

Application case numbers
02DRB - 01235

[Signature] 8/9/02
 Planner signature / date
Project # 1002077

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.

GREGORY J. KRENK, PE
Applicant name (print)

[Signature] 8-9-02
Applicant signature / date



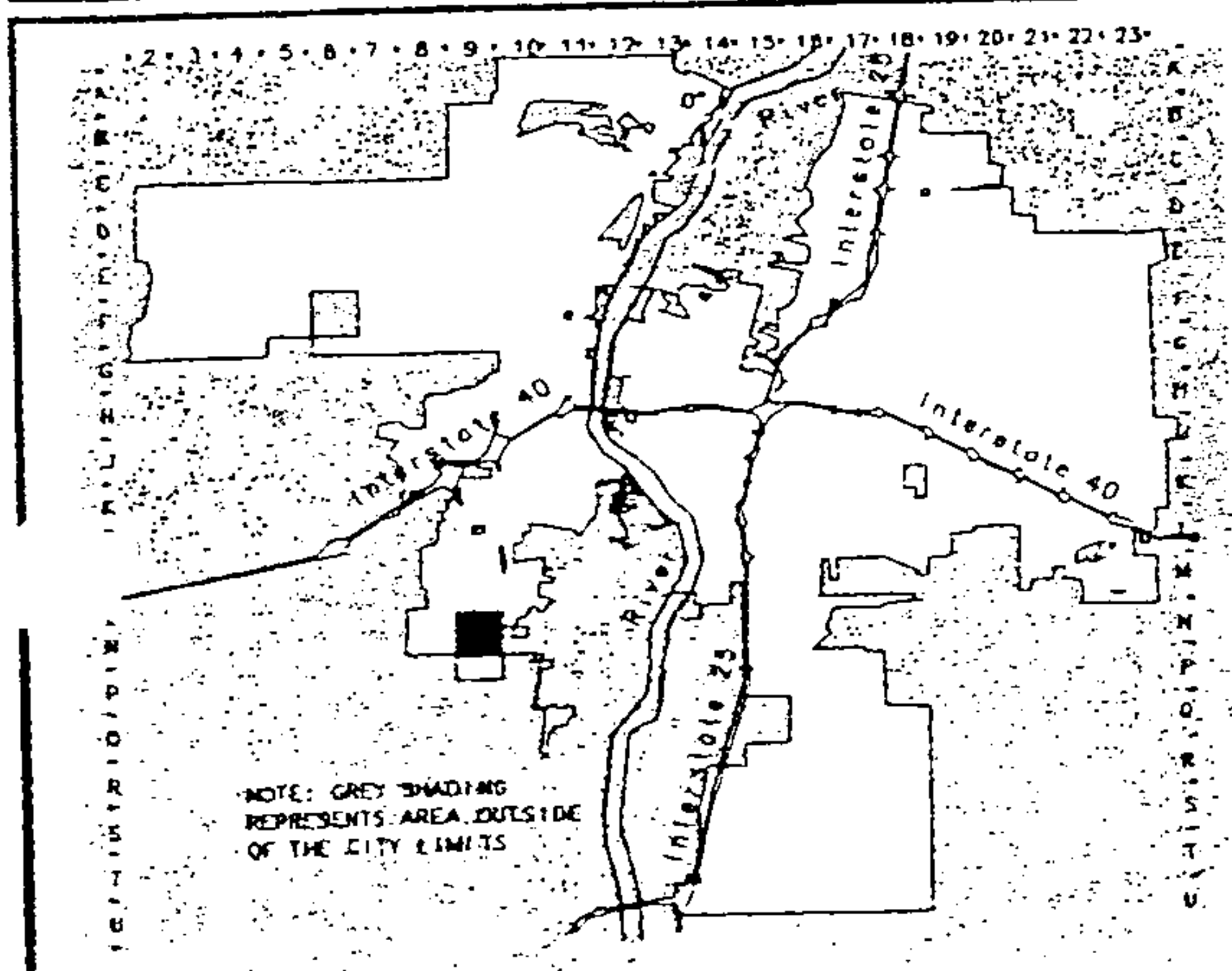
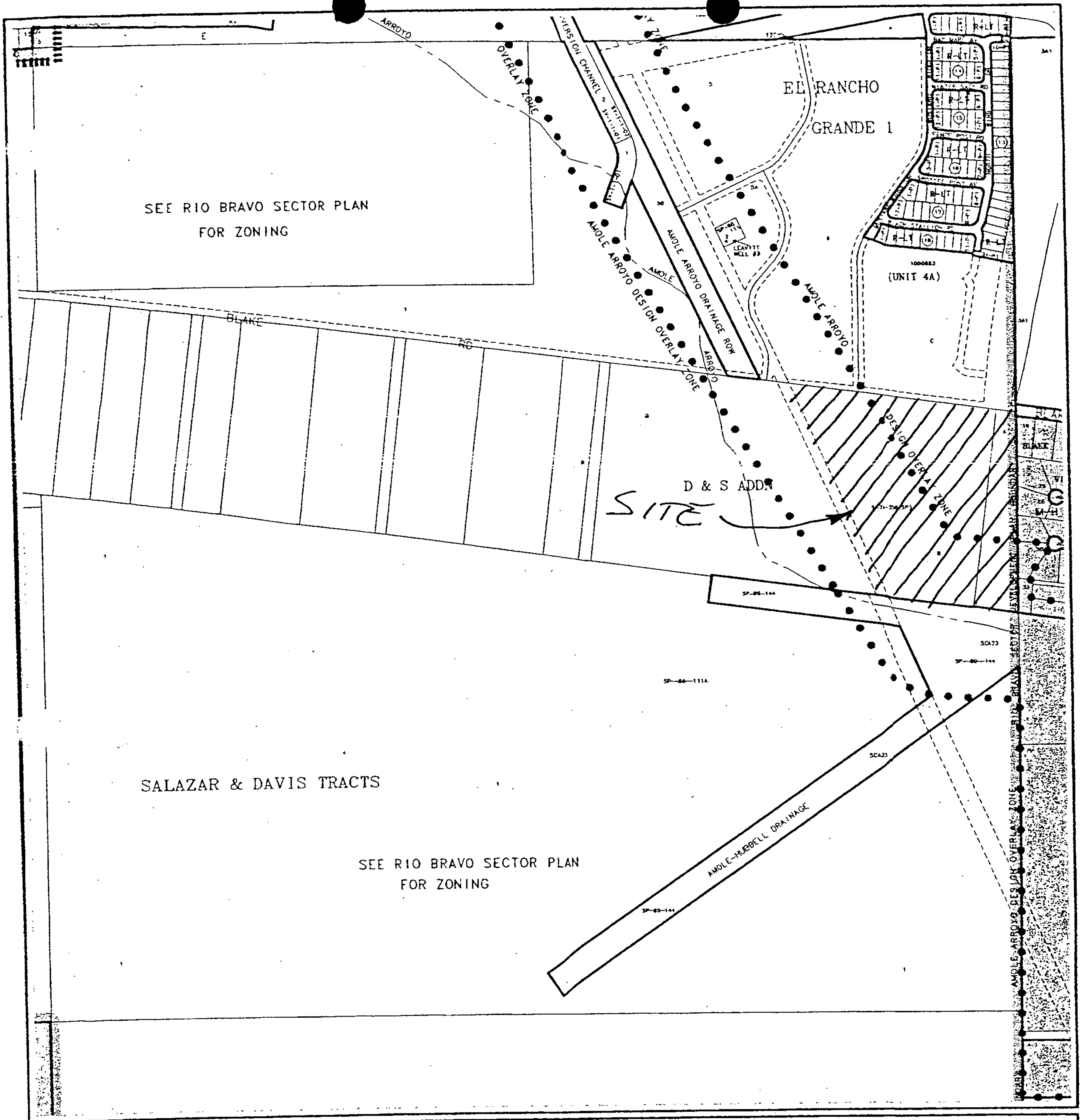
Form revised September 2001

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

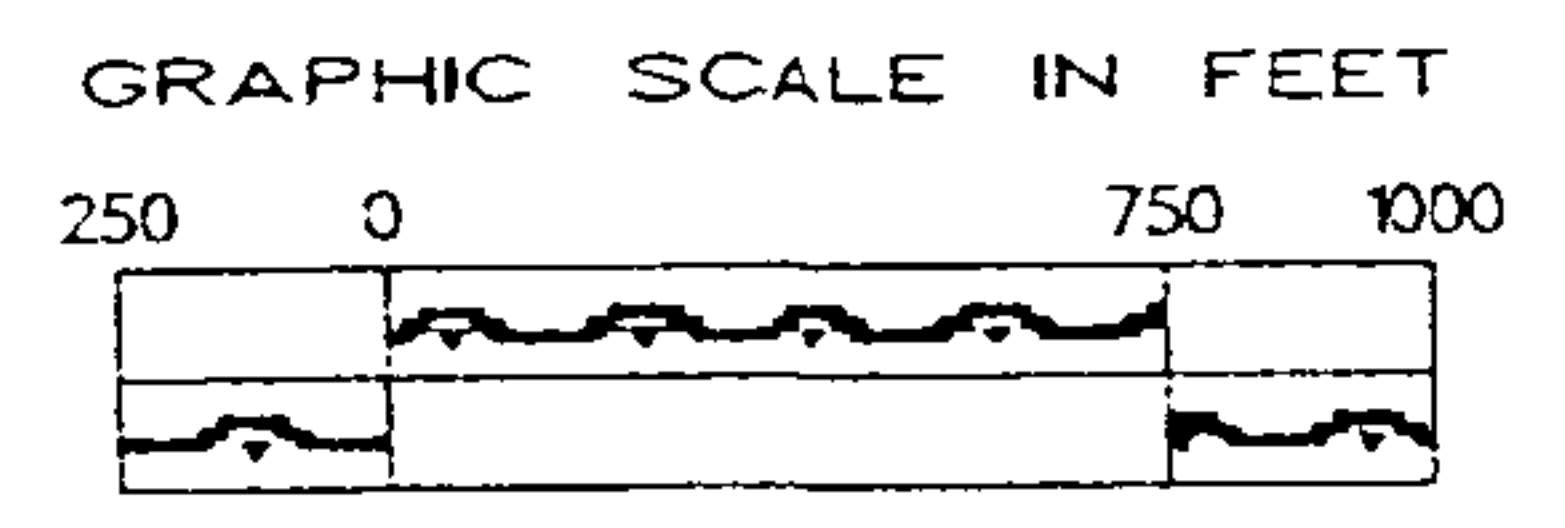
Application case numbers
020RB- -01236

[Signature] 8/9/02
Planner signature / date

Project # 1002077



CITY OF Albuquerque
A G I S
 boquerque Geographic Information System
PLANNING DEPARTMENT
 © Copyright 2002



Zone Atlas Page

N-9-Z

Map Amended through April 02, 2002

Explanation for Preliminary Plat

El Rancho Grande I - Unit 9A

DRB # 1002077

The owner intends to subdivide two El Rancho Grande I, Tracts 9A & 9B into 123 lots.

Explanation of Temporary Deferral of Sidewalk Construction

*El Rancho Grande I - Unit 9A
DRB # 1002077*

We wish to defer construction of the interior sidewalk until the construction of each lot so we will not have to replace broken sections caused by house construction .

FORM DRWS: DRAINAGE REPORT / WATER & SEWER AVAILABILITY

THIS FORM IS REQUIRED WITH THE DEVELOPMENT REVIEW BOARD APPLICATION FOR MAJOR SUBDIVISIONS AND SITE DEVELOPMENT PLANS.

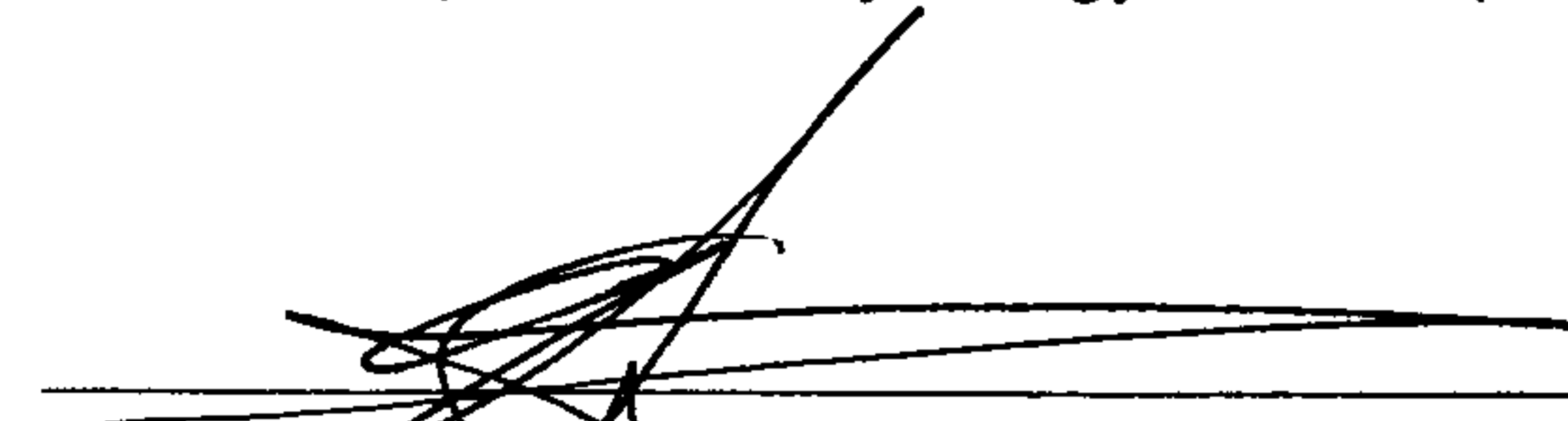
PROJECT NAME EL RANCHO GRANDE I - UNIT 9A

AGIS MAP # N-9

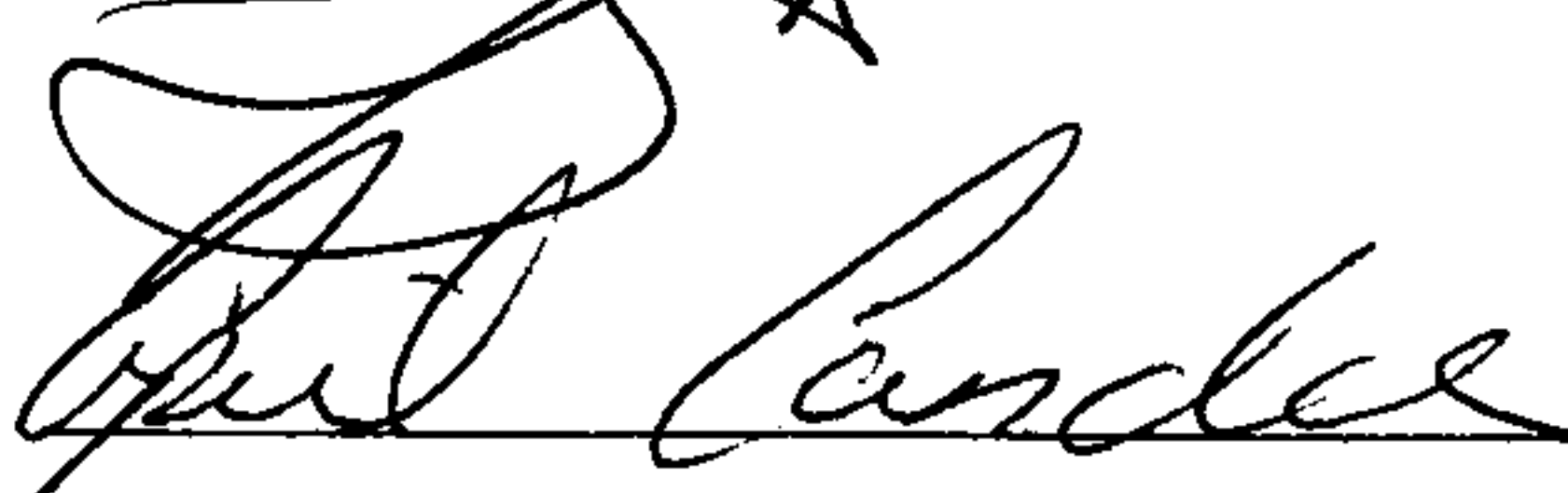
LEGAL DESCRIPTION TRACTS 9A+9B, EL RANCHO GRANDE I

DRAINAGE REPORT


A drainage report, as per the Drainage Ordinance, was submitted to the City of Albuquerque Public Works Department, Hydrology Division (2nd floor Plaza del Sol) on 8-8-02 [date].



Applicant / Agent



Hydrology Division Representative



Date

8-8-02

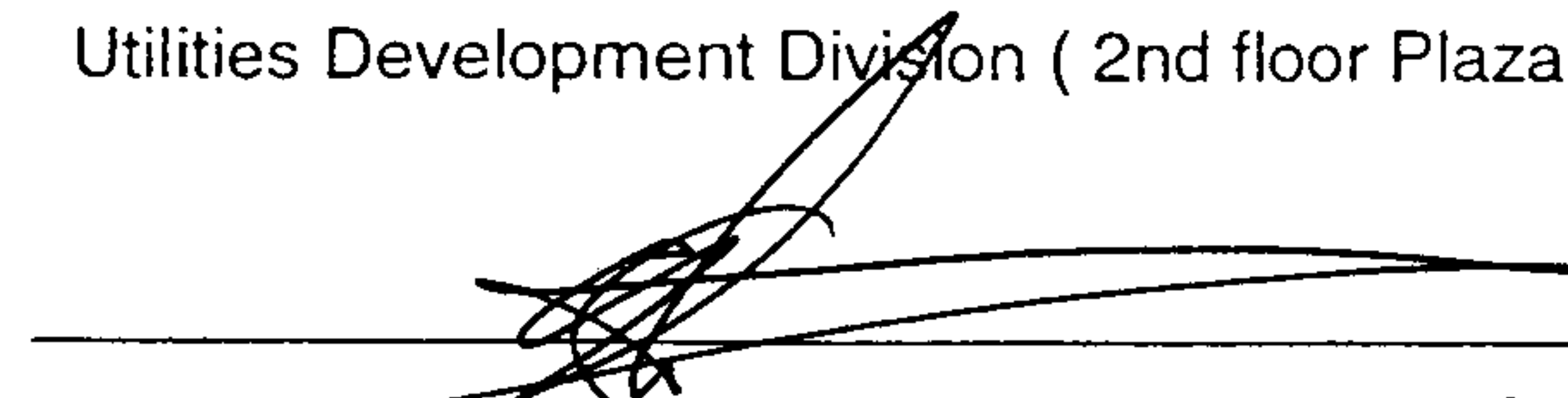
Date

8-9-02

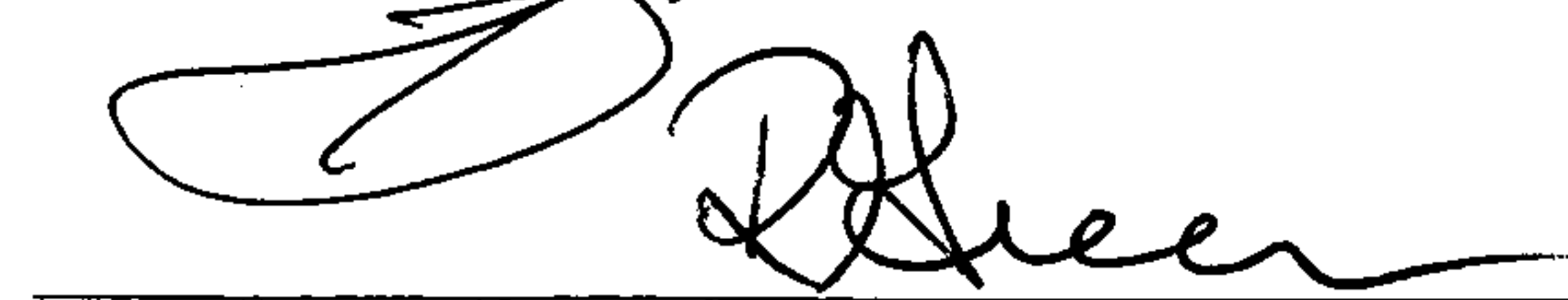
Date

WATER AND SEWER AVAILABILITY STATEMENT

A Water and Sewer Availability Statement for this project was ^{received}~~requested~~ from the City of Albuquerque Utilities Development Division (2nd floor Plaza del Sol) on 7-17-02 [date].



Applicant / Agent



Utilities Division Representative

8-7-02

Date

8/9/02

Date

DRB# -1002077



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: dmgs@swcp.com

August 8, 2002

Mr. Arthur Gonzales
8704 Shone SW
Albuquerque NM 87121

Ms. Theresa Rios Sandoval
1505 Gschwind Pl SW
Albuquerque NM 87121

Re: Tract 9A & 9B, El Rancho Grande Unit

Dear Mr. Gonzales and Ms. Rios Sandoval:

Enclosed please find a copy of the DRB application for the referenced project. The anticipated date to be heard at DRB is September 4, 2002. Please contact Greg Krenik of our office if you have any questions or concerns.

Sincerely,

MARK GOODWIN & ASSOCIATES, PA

Bernadette Mares

/bm

Enclosure



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: August 7, 2002

TO CONTACT NAME: Susan Rasinski
COMPANY/AGENCY: Mark Dodwin & Assoc
ADDRESS/ZIP: PO Box 90606 / 87199
PHONE/FAX #: 828-2200 / 797-9539

Thank you for your inquiry of 8-7-02 (date) requesting the names of **Recognized**

Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at Tracts 9A & 9B, El Rancho Grande I.

zone map page(s) N-9

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

Westgate Heights
Neighborhood Association
Contacts: Arthur Gonzales
8704 Shore SW / 87121
831-2168 (w)
Theresa Rios Sandoval
1505 Geschwind Pl. SW
831-6168 (w) 87121

Neighborhood Association
Contacts: _____

See reverse side for additional Neighborhood Association Information: YES { } NO {X}

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,
Dalana 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: 8-7-02 Time Entered: 11:15 am OCNC Rep. Initials: DC

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

7565
2290
0677
0006
0320
0260
7001

ALBUQUERQUE, NM 87121

Postage	\$ 1.52
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	1.75
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 5.57

El Rancho 9A
A 02067
Postmark
ALBUQUERQUE NM
AMFC
Clerk: KFJONT
AUG 08 2002
08/08/02

Sent To
Ms Theresa Rios (ALDOVA)
Street, Apt. No.
or PO Box No. 1505 Gschwina (PK158)
City, State, ZIP+4
Albuquerque NM 87121

PS Form 3800, January 2001 See Reverse for Instructions

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

7619
2290
0677
0006
0320
0260
7001

ALBUQUERQUE, NM 87121

Postage	\$ 1.52
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	1.75
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 5.57

El Rancho 9A
A 02067
Postmark
ALBUQUERQUE NM
AMFC
Clerk: KFJONT
AUG 08 2002
08/08/02

Sent To
Mr Arthur Gonzales
Street, Apt. No.
or PO Box No. 8704 Shone SW
City, State, ZIP+4
Albuquerque NM 87121

PS Form 3800, January 2001 See Reverse for Instructions

ONE STOP SHOP ••• FRONT COUNTER
City of Albuquerque • Planning Department

DEVELOPMENT & BUILDING SERVICES (D&B Svcs)
LAND DEVELOPMENT COORDINATION DIVISION (LDC)
Plaza Del Sol - 2nd Floor West - 600 2nd St NW
Land Development / Planning - Main Fax (505) 924-3685
Development Services / Public Works - Main Fax (505) 924-3864

PAID RECEIPT

APPLICANT NAME Curb Inc.
AGENT Mark Goodwin & Assoc.
ADDRESS 8916 Adams NE
PROJECT NO. ~~1002144~~ 1002077
APPLICATION NO. 02 DRB 01235 / 01236

\$ 3075⁰⁰ 441006 / 4983000 (DRB Cases)
\$ _____ 441006 / 4971000 (EPC & AA / LUCC / Appeals)
\$ 75⁰⁰ 441018 / 4971000 (Notification)

\$ 3150⁰⁰ **Total amount due**

D. MARK GOODWIN AND ASSOCIATES, P.A.
P.O. BOX 90606
ALBUQUERQUE, NM 87199
(505) 828-2200

3709
95-681/1070

Aug. 7, 2002 DATE

PAY TO THE ORDER OF City of Albuquerque \$ 3,150.00
Three thousand one hundred fifty No/100 DOLLARS

08/09/2002
FED ID# 00019616 WSH
Account 441018
Activity 4971000
Trans Amt
J24 Misc
\$3,150.00
\$75.00
\$3,150.00
\$0.00

BANK OF THE WEST
ALBUQUERQUE, NM

El Rancho Grande 9A

City Of Albuquerque
Treasury Division
Susan Kasinski

08/09/2002 9:17AM LOC: ANEX
00019615 WSH 007 TRANS# 0007
Account 441006 Fund 0110
Activity 4983000 TRSCCS
Trans Amt \$3,150.00
J24 Misc \$3,075.00

Thank You 7/1/02

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 August 20 To Sept. 4, 2002

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.

Denadeth Mares & Mark Gordon 8/9/02
(Applicant or Agent) (Date)

I issued 2 signs for this application, 8/9/02, Paul Carter
(Date) (Staff Member)



/

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

Development Review Board Comments

Project Number: 1002077
Application Number: 02DRB-01029

DRB Date: 7/17/02
Item Number: 14

Subdivision: El Rancho Grande, Unit 9
Tracts 9A & 9B El Rancho Grande 1

Request for:

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

Zoning: R-2, SU-2/SF

Zone Page: N-9


New Lots (or units) : 122

Parks and Recreation Comments:

This request will be subject to the following requirements of the City Park Dedication and Development Ordinance: The park dedication requirements will be met in accordance with the existing Park Dedication Agreement between the City and the developer, effective 9/24/01, as follows:

The developer shall dedicate to the City Parcel 5A as shown on the bulk plat no later than 8/31/02. The dedication entitles the developer to "credits" in the amount of 776 single-family units to be applied within the geographic area shown on Exhibit C. The approval of El Rancho Grande 1, Unit 4A for 98 lots left a balance of 678; the approval of El Rancho Grande 1 Unit 4B, for 85 lots left a balance of 593 single-family units; the approval of El Rancho Grande I, Units 5A & 5B for 150 lots left a remaining balance of 443 single-family units. The approval of this request El Rancho Grande I, Unit 9A for 122 lots will leave a remaining balance of 321 single-family units.

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

Signed: 
Christina Sandoval, (PRD)

Phone: 768-5328



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DEVELOPMENT REVIEW BOARD TRANSPORTATION DEVELOPMENT Standard Comment Sheet

DRB-1002077

Item No. 14

Zone Atlas N-9

DATE ON AGENDA 7-17-02

INFRASTRUCTURE REQUIRED (x)YES ()NO

CROSS REFERENCE: _____

TYPE OF APPROVAL REQUESTED:

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

No.	Comment
<input type="checkbox"/>	The property that lies within the PNM easements needs to be addressed.
<input type="checkbox"/>	Provide a proposed street section for Blake Road, including the bike lane.
<input type="checkbox"/>	The standard street improvements are required on an infrastructure list.
<input type="checkbox"/>	The streets need to meet the requirements of the DPM.
<input type="checkbox"/>	A traffic distribution layout is needed.
<input type="checkbox"/>	Pedestrian connections are needed between the internal streets and the perimeter streets.

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



City of Albuquerque
CITY OF ALBUQUERQUE
 P.O. BOX 1233 ALBUQUERQUE, NEW MEXICO 87103
PUBLIC WORKS DEPARTMENT
DEVELOPMENT SERVICE
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002077

AGENDA ITEM NO: 14

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:

An approved drainage report is required for Preliminary Plat approval.
 An approved infrastructure list is required for Preliminary Plat approval.

RESOLUTION:

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

discussed

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

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

FOR:

SIGNED: Bradley L. Bingham
 City Engineer/AMAFCA Designee

DATE: July 17, 2002

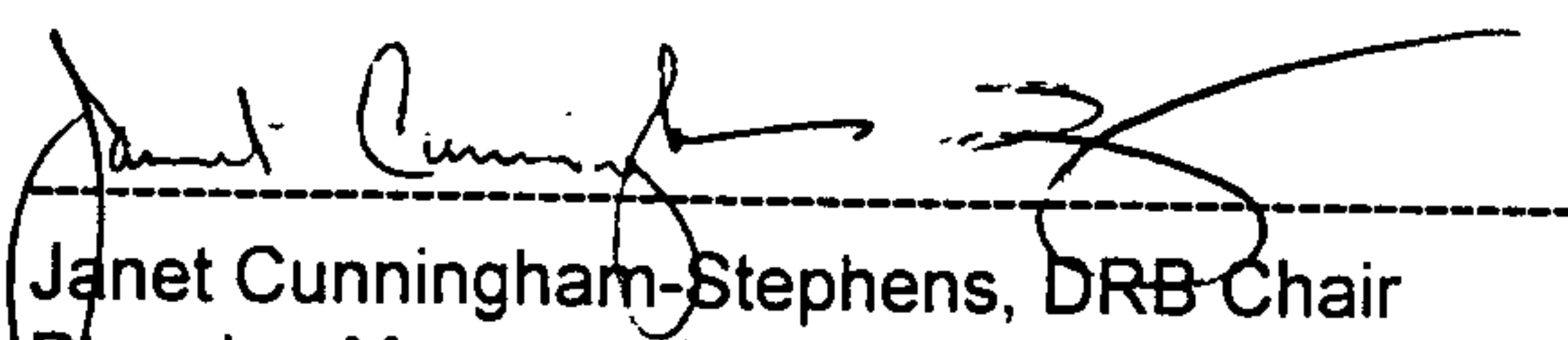


CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

July 17, 2002

**14. Project #1002077
Application # 02DRB-01029
El Rancho Grande, Unit 9**

1. The site is within the boundaries of the Rio Bravo Sector Development Plan and partially within the Amole Arroyo Design Overlay Zone. Future development must be in compliance with all goals, policies and regulations.
2. Verify that the product will fit the lots. Some of the setbacks/orientation may need to be re-examined.
3. The deadline for major subdivision plat submittal is every Friday at noon. Cases are heard by the DRB approximately 3 weeks later. The agent is responsible for filing a complete submittal.



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

July 17, 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 # 1000267**
02DRB-00954 Major-Two Year SIA
UPWEST CORP. agent(s) for UPWEST CORP. request(s) the above action(s) for all or a portion of Block(s) 12-A, Tract(s) B, **PANORAMA HEIGHTS**, zoned R-3 residential zone, located on the NORTH SIDE OF EASTRIDGE DR NE, between CHELWOOD PARK BLVD. NE and INDIAN SCHOOL RD. NE containing approximately 3 acre(s). [REF: Z-68-39, V-86-38, 00410-00399] (J-22) **A TWO-YEAR EXTENSION OF THE SIA WAS APPROVED TO THE CONSTRUCTION COMPLETION DEADLINE DATE OF 7/17/04.**

2. **Project # 1000475**
02DRB-00921 Major-Two Year SIA

BOHANNAN HUSTON, INC. agent(s) for CENTEX HOMES request(s) the above action(s) for all or a portion of **TIMARRON WEST, UNIT 5**, zoned SU-1/PRD, located SOUTH OF DE VARGAS SW and WEST OF ATRISCO VILLAGE SW containing approximately 40 acre(s). [REF:1000475,01400 01825] (M-8) **A TWO-YEAR EXTENSION OF THE SIA WAS APPROVED TO THE CONSTRUCTION COMPLETION DEADLINE DATE OF 7/17/04.**

3. **Project # 1001182**
02DRB-00956 Major-Bulk Land
Variance

BOKAY CONSTRUCTION agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) C, **WESTRIDGE MOBILE HOME PARK, PHASE 2**, zoned SU-1 IP, located on BLUEWATER RD NW, between 94TH ST. NW and AVALON RD NW containing 7.6 acre(s). (K-9) **THE INFRASTRUCTURE LIST DATED 7/17/02 WAS APPROVED AND SIGNED OFF BY THE BOARD.**

4. **Project # 1001569**
02DRB-00927 Minor-Prelim&Final Plat
Approval
02DRB-00925 Major-Vacation of
Public Easements

FORSTBAUER SURVEYING, LLC agent(s) for CHANT FAMILY III LTD. PARTNERSHIP. request(s) the above action(s) for all or a portion of Lot(s) 1 & 6, **JEFFERSON COMMONS II**, zoned IP industrial park zone, located on the SOUTH SIDE OF SINGER BLVD NE, between OFFICE BLVD. NE and JEFFERSON ST. NE containing approximately 20 acre(s). [REF: Z-97-201, Z-98-37, 02DRB-00231, 01128-01565 &66] (F-17) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGNOFF DELEGATED TO TRANSPORTATION DEVELOPMENT, UTILITIES DEVELOPMENT AND PLANNING.**

5. **Project # 1002033**
02DRB-00935 Major-Vacation of
Public Easements

HARRIS SURVEYING INC. agent(s) for BEALHEN CONSTRUCTION request(s) the above action(s) for all or a portion of Lot(s) 9 & 10, **SANDIA GLOW SUBDIVISION**, zoned RD, located on SANDIA GLOW CT. NE, between CORONADO AVE. NE and KARAK RD. NE containing approximately 1 acre(s). [REF: S-99-39, V-97-138, SD-89-2] (D-21) **VACATION APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

6. **Project # 1002047**
02DRB-00955 Major-Vacation of
Public Easements

TIERRA WEST LLC agent(s) for MOUNTAIN RUN PARTNERS LTD. request(s) the above action(s) for all or a portion of Tract(s) PARCEL 2, **MOUNTAIN RUN SUBDIVISION**, zoned C-2, located on EUBANK BLVD. NE, between JUAN TABO BLVD. NE and MALAGUENA LN NE. [REF: Z-71-10-2, ZA-83-145] (E-21) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE WITH THE CONDITIONS OF FINAL PLAT AS FOLLOWS: 1. IF FIRE LINE IS TO REMAIN IN PLACE AN 8" FIRE LINE ACCOUNT MUST BE ESTABLISHED. 2. SITE PLAN FOR THE SITE MUST BE AMENDED AND APPROVED BY THE DEVELOPMENT REVIEW BOARD.**

7. **Project # 1000908**
02DRB-00721 Major-Pre Plat Approval
02DRB-00722 Major-Vac of Pub ROW
02DRB-00723 Minor-Sidewalk Waiver
02DRB-00724 Minor-Temp Defer
SDWK

ISAACSON & ARFMAN PA agent(s) for THOMSON REAL ESTATE request(s) the above action(s) for all or a portion of Tract(s) 439 (to be known as **CASITA DE LA MESA - UNIT 4**, TOWN OF ATRISCO GRANT, zoned R-D residential and related uses zone, developing area, located east of 94TH ST SW, between TOWER RD SW and SAN YGNACIO RD SW containing approximately 6 acre(s). [REF: 01440-00186] [DEFERRED FROM 6/5/02] (L-9) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/17/02 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 6/10/02 THE PRELIMINARY PLAT WAS APPROVED. VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALK WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. 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.**

8. **Project # 1001779**
02DRB-00369 Major-Vacation of Pub
Right-of-Way

ESMAIL HAIDARI agent(s) for MEHDI DEHGANIAN request(s) the above action(s) for all or a portion of Lot(s) 8, **INDIAN ACRES ADDITION**, zoned O-1 & C-1, located on ALTAMONTE AVE NE, between TULANE NE and CARLISLE NE [REF: V-80-7] [DEFERRED FROM 5/22/02 TO 7/17/02 THEN FROM 7/17/02 TO 7/31/02. AGENT NOT PRESENT] (G-16) **DEFERRED AT THE BOARD'S REQUEST TO 7/31/02.**

**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.**

THERE ARE NO SITE PLANS THIS WEEK

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

9. **Project # 1000296**
02DRB-01032 Minor-Prelim&Final Plat
Approval

BOHANNAN HUSTON, INC. agent(s) for ALTURA WEST LTD. CO. request(s) the above action(s) for all or a portion of Lot(s) 65-72, **OXBOW PARK SUBDIVISION**, zoned SU-3, located on ROCK DAISY CT NW, between ALAMOGORDO DR NW and COORS BLVD NW containing approximately 2 acre(s). [REF: DRB-99-293] (G-11) **PRELIMINARY PLAT APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER AND PLANNING.**

10. **Project # 1000444**
02DRB-01033 Minor-Amnd Prelim Plat
Approval

BOHANNAN HUSTON INC. agent(s) for CENTEX HOMES request(s) the above action(s) for all or a portion of **STONEBRIDGE SUBDIVISION, UNITS 5 & 6**, zoned R-1, located NORTH OF MCMAHON BLVD. NW, SOUTH OF WESTSIDE NW and WEST OF BANDELIER NW containing approximately 29 acre(s). [REF: 00410 01319] (A-12) **THE AMENDED PRELIMINARY PLAT WAS APPROVED WHICH INCLUDES APPROVAL OF THE AMENDED GRADING PLAN ENGINEER STAMP DATED 7/9/02.**

11. **Project # 1001718**
02DRB-01027 Minor-Prelim&Final Plat
Approval
02DRB-01028 Minor-Vacation of
Private Easements

BOHANNAN HUSTON, INC. agent(s) for HEART OFFICE BUILDING LLC request(s) the above action(s) for all or a portion of Tract(s) 2B, **ST. JOSEPH HOSPITAL COMPLEX**, zoned SU-1, located on ELM ST NE, between DR. MARTIN LUTHER KING JR. BLVD NE and LOMAS BLVD NE containing approximately 8 acre(s). [REF: DRB-98-97, Z-98-8] (K-15) **PRELIMINARY PLAT APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT, UTILITIES DEVELOPMENT AND PLANNING. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

12. **Project # 1001862**
02DRB-00663 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 Lot(s) 3 & 4, Block(s) 3, **NORTH ALBUQUERQUE ACRES, UNIT 3**, zoned R-D residential and related uses zone, developing area, located on the SOUTH SIDE OF OAKLAND AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 2 acre(s). [REF: DRB-98-92, 02DRB-00528] [FINAL PLAT WAS INDEFINITELY DEFERRED ON 5/8/02] (C-20) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER AND PLANNING.**

13. **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) **PRELIMINARY PLAT APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS, UTILITIES DEVELOPMENT AND PLANNING.**

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

14. **Project # 1002077**
02DRB-01029 Minor-Sketch Plat or
Plan

MARK GOODWIN & ASSOCIATES, PA agent(s) for CURB, INC. request(s) the above action(s) for all or a portion of Tract(s) 9A & 9B, EL RANCHO GRANDE 1, (to be known as **EL RANCHO GRANDE, UNIT 9**) zoned R-2, SU-2/SF, located on UNSER ROAD SW, between BLAKE ROAD SW and AMOLE CHANNEL containing approximately 54 acre(s). [REF:02DRB 00609] (N-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

ADJOURNED: 10:26 A.M.

A City of Albuquerque



DEVELOPMENT REVIEW APPLICATION

<p>SUBDIVISION</p> <p><input checked="" type="checkbox"/> Major Subdivision action <input type="checkbox"/> Minor Subdivision action <input type="checkbox"/> Vacation <input type="checkbox"/> Variance (Non-Zoning)</p> <p>SITE DEVELOPMENT PLAN</p> <p><input type="checkbox"/> ... for Subdivision Purposes <input type="checkbox"/> ... for Building Permit <input type="checkbox"/> IP Master Development Plan <input type="checkbox"/> Cert. of Appropriateness (LUCC)</p>	<p>Supplemental form S</p> <p>V</p> <p>P</p> <p>L</p>	<p>Supplemental form ZONING</p> <p><input type="checkbox"/> Annexation & Zone Establishment. <input type="checkbox"/> Sector Plan <input type="checkbox"/> Zone Change <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>Curb INC.</u>	PHONE: <u>881-9190</u>
ADDRESS: <u>6301 Indian School Rd.</u>	FAX:
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87110</u>	E-MAIL:
Proprietary interest in site: <u>Owner</u>	
AGENT (if any): <u>Mark Goodwin & Associates, PA</u>	PHONE: <u>828-2200</u>
ADDRESS: <u>8916 Adams NE</u>	FAX: <u>797-9539</u>
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87199</u>	E-MAIL: <u>dmg@swcp.com</u>

DESCRIPTION OF REQUEST: Sketch 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. El Rancho Grande I Tracts 9-A and 9-B (to be known as ERG I - Unit 9) Block: _____ Unit: _____

Subdiv. / Addn. Town of Atrisco Grant

Current Zoning: R-2, SU-2/ SF Proposed zoning: no change

Zone Atlas page(s): N-9-Z No. of existing lots: 1 No. of proposed lots: 122

Total area of site (acres): 53.1251 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. 100905423731420104 MRGCD Map No. _____

LOCATION OF PROPERTY BY STREETS: On or Near: Unser Road SW.
 Between: Blake Road SW and AMOLE channel

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX-, Z-, V-, S-, etc.): 1001897 - Bulk land
02DRB-00609

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

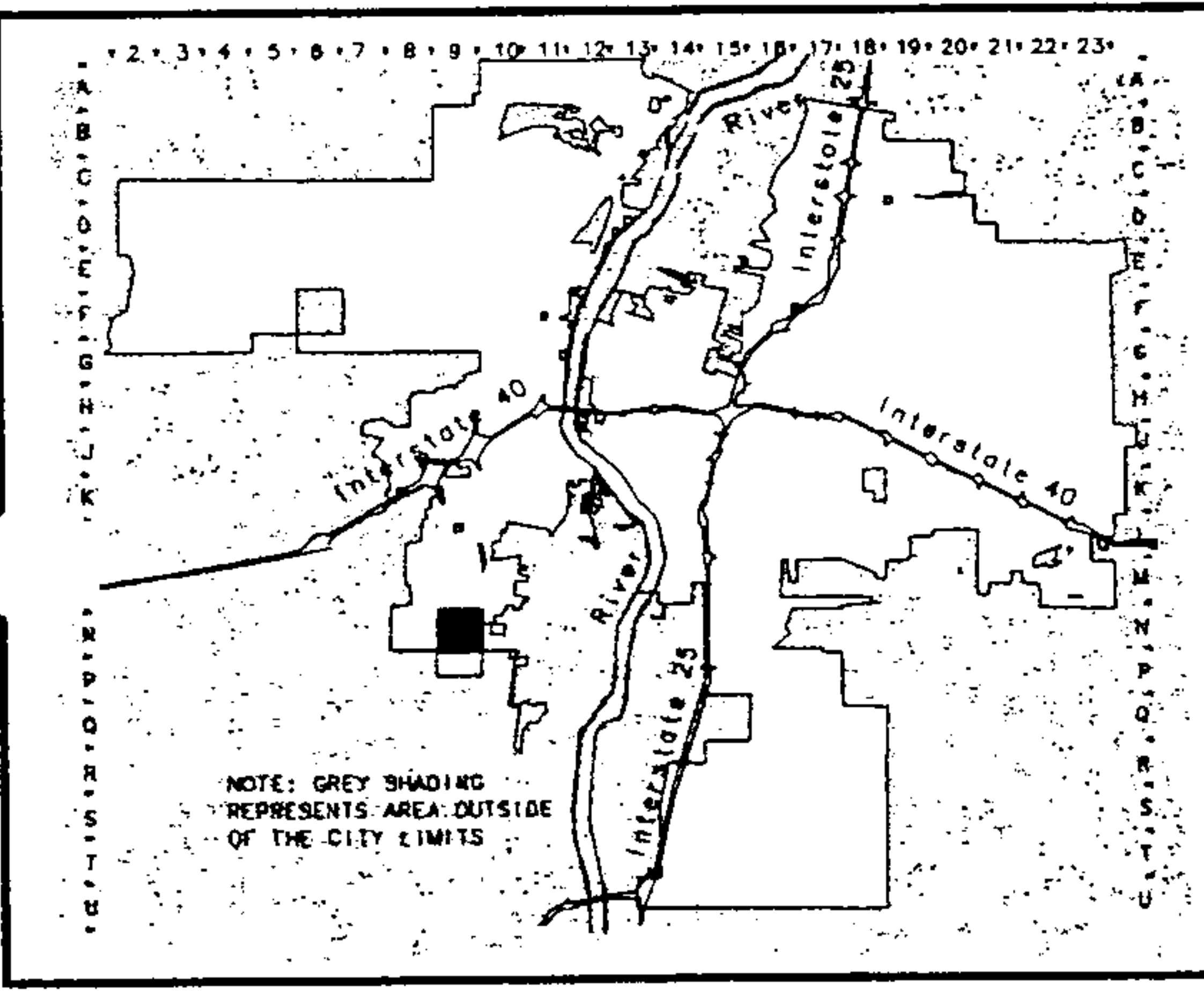
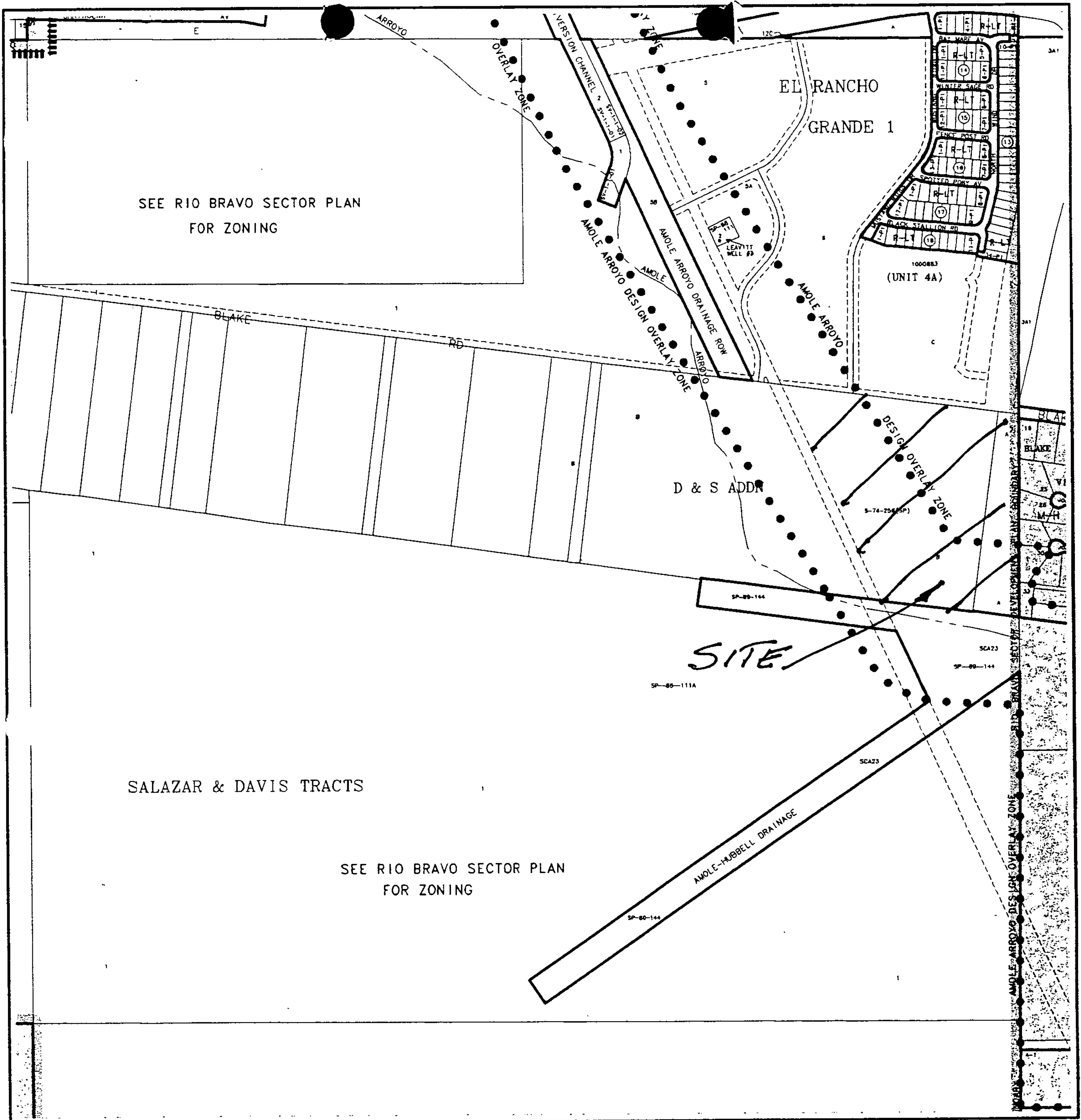
SIGNATURE Mark Goodwin DATE 7/8/02
 (Print) Mark Goodwin, PE Applicant Agent

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>02 DRB- 01029</u>	<u>SK</u>	<u>53</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				Total
<input type="checkbox"/> F.H.D.P. fee rebate	Hearing date <u>July 17, 2002</u>			\$ <u>0</u>

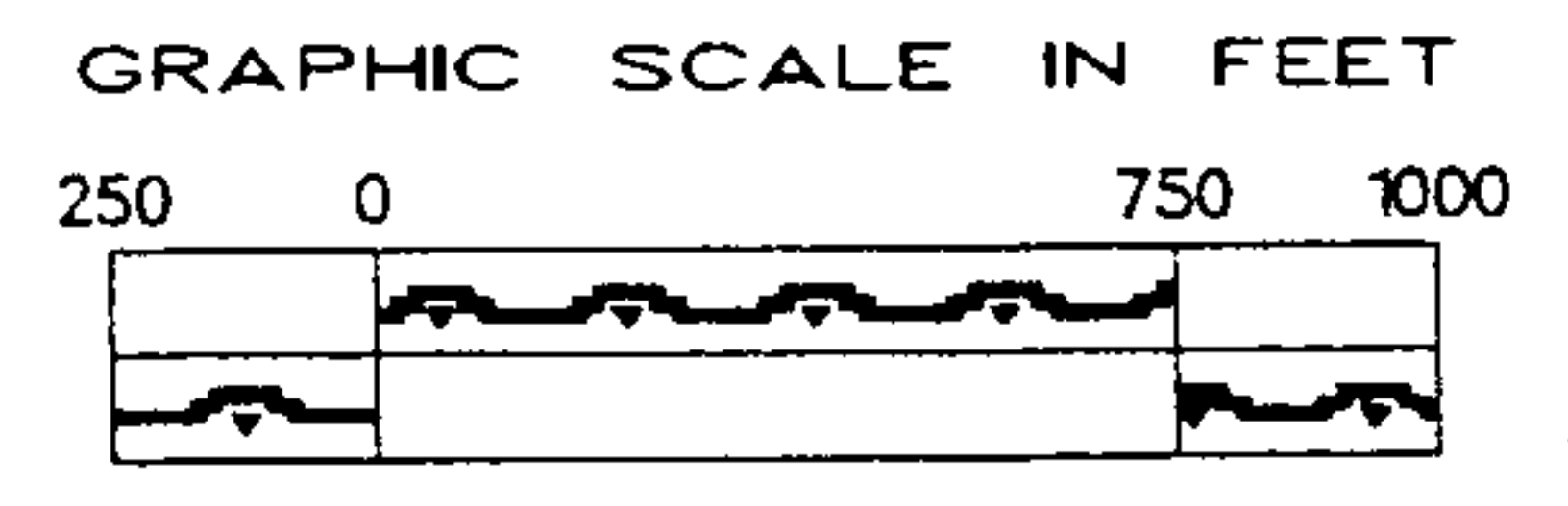
Paul Candela 7802 Project # 1002077
 Planner signature / date



CITY OF Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

© Copyright 2002



Zone Atlas Page

N-9-Z

Map Amended through April 02, 2002

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.

Mark Goodwin PE

Mark Goodwin Applicant name (print)
7/8/02 Applicant signature / date



Form revised September 2001

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

Application case numbers
02 - 01029

Paul Cardona 7/8/02
 Planner signature / date

Project # 1002077



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: dmg@swcp.com

July 8, 2002

*Ms. Janet Stephens
City of Albuquerque
P.O. Box 1293
Albuquerque NM 87103*

Re: *El Rancho Grande I Tracts 9-A and 9-B*

Dear Ms. Stephens:

This request is for approval of a Sketch Plat per the DPM.

If you have any questions or concerns please contact me.

Sincerely,

MARK GOODWIN & ASSOCIATES, PA

A handwritten signature in black ink, appearing to read "Mark Goodwin". The signature is fluid and cursive, with a large initial "M" and "G".

Mark Goodwin, PE
President

DMG/bm

attachments