OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

September 22, 2004

11. Project # 1002322
04DRB-01396 Minor-Extension of Preliminary Plat

ANGELO GINERIS 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 FOR IP, located on SUNSET GARDENS SW, between 90th ST SW and SUNSET GARDENS SW containing approximately 9 acre(s). [REF:02DRB-01666, 03DRB-00420,B-00349] (L-9)

At the September 22, 2004, Development Review Board meeting, a one-year extension of the preliminary plat was approved.

If you wish to appeal this decision, you must do so by October 7, 2004 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 Department form, to the Planning Department, 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).

Sheran Matson, AICP, DRB Chair

Cc:Acme Real Estate Fund LLC, P.O. Box 3176, 87190
Angelo Gineris, 6601 Coors NW, Suite G, 87120
Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg
File

OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

9-25-2003

1. Project # 1002322
03DRB-00420 Major - Preliminary Plat Plat Approval and Major - Final Plat Approval

MULE BARN ENTERPRISE 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, **ORIG. SITE OF WESTLAND,** zoned SU-2 special neighborhood zone- IP, located on the westside of 90th ST SW, between CENTRAL AVE SW and SUNSET GARDENS RD SW containing approximately 9 acre(s). [REF: 02DRB-01666 SK, 03DRB-00420 PP, 03DRB-00349 PUFF] **[NO NEW SUBMITTAL]** (L-9)

At the September 24, 2003, Development Review Board meeting, with the signing of the infrastructure list dated 9/24/03 and approval of the grading plan engineer stamp dated 5/22/03 the preliminary plat was approved. Final plat was indefinitely deferred for the Subdivision Improvements Agreement (SIA).

If you wish to appeal this decision, you must do so by October 9, 2003, in the manner described below.

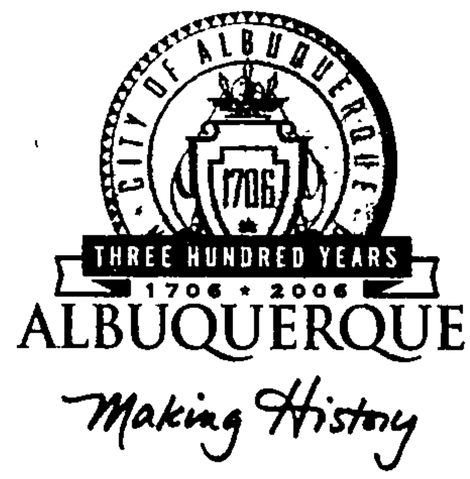
Appeal is to the Environmental Planning Commission. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Division form, to the Planning Division, within 15 days of the Development Review Board's decision. The date the determination in question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

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

Sheran Matson, AICP, DRB Chair

Cc: Acme Real Estate Fund LLC, P.O. Box 3176, 87190
Mule Barn Enterprises, 2903 El Corto Dr SW, 87105
Arlene Portillo, Planning Department, 4th Floor, Plaza del Sol Bldg.
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg
File

CITY OF ALBUQUERQUE



PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002322 **AGENDA ITEM NO: 11**

SUBJECT:

Preliminary Plat

ACTION REQUESTED:

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

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

ENGINEERING COMMENTS:

The Hydrology Section has no objection to the subject request.

RESOLUTION:

APPROVED _X_; 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 6, 2005

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
September 7, 2005
DRB Comments

Item # 11

Project # 1002322 Application # 05-01372

RE: Block 11, Tract 23, Original Townsite of Westland/epp

No objection to the requested one year extension of the preliminary plat.

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

OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

7-24-2003

2. **Project # 1002322**
03DRB-01050 Major-SiteDev Plan Subd

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, 03DRB-00420, 03DRB-00349] (L-9)

At the July 23, 2003, Development Review Board meeting, the site plan for subdivision was approved with final sign off delegated to Planning for Solid Waste Management signature.

If you wish to appeal this decision, you must do so by August 7, 2003, in the manner described below.

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

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

Sheran Matson, AICP, DRB Chair

cc:Acme Real Estate Fund LLC, P. O. Box 3176, 87190
Mule Barn Enterprise, 2903 El Corto Dr SW, 87105
Arlene Portillo, Planning Department, 4th Floor, Plaza del Sol Bldg.
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg
File

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
9/22/04 DRB
Comments

ITEM # 11

PROJECT # 1002322 APPLICATION # 04-01396

RE: Block 11, Tract 23, Original Townsite of Westland/EXT PP

No objection to the extension.

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

CITY OF ALBUQUERQUE

THREE HUNDRED YEARS 1706 * 2006 ALBUQUERQUE Making History

PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002322 **AGENDA ITEM NO: 11**

SUBJECT:

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

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

The Hydrology Section has no objection to the extension request.

RESOLUTION: 1 yr

APPROVED _X_; 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 22, 2004

P.O. Box 1293
Albuquerque
New Mexico 87103
www.cabq.gov

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. 00420 Project # 1002322

Project Name: ORIG SITE OF WESTLAND EPC Application No.:

Agent: MULE BARN ENTERPRISES Phone No.: 220-3197

Project Number 1002322

Your request for **(SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN)**, was approved on _____ 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.**

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002322 AGENDA#: 1 DATE: 9.24.03

1. Name: DANIEL DENTON Address: 2903 EL Cerro Ave NM Zip: 87105

2. Name: _____ 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: 1002322 **AGENDA ITEM NO: 1**

SUBJECT:

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

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

An approved drainage report dated 5-22-03 is on file for Preliminary Plat approval.
Comments on infrastructure list.

RESOLUTION: signed I.L. FP indef.

APPROVED X; DENIED ____; DEFERRED X; 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 24, 2003

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

September 24, 2003

Project # 1002322
03DRB-00420 Major-Final Plat Approval

MULE BARN ENTERPRISE 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, **ORIG. SITE OF WESTLAND,** zoned SU-2 special neighborhood zone- IP, located on the westside of 90th ST SW, between CENTRAL AVE SW and SUNSET GARDENS RD SW containing approximately 9 acre(s). [REF: 02DRB-01666 SK, 03DRB-00420 PP, 03DRB-00349 P&F] **[NO NEW SUBMITTAL]** (L-9)

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

Letters sent to Westgate Heights (R) and Valle Del Canto Home Owners Assn., Neighborhood Assn.

APS	No comments received.
Police Department	No adverse comments.
Fire Department	No adverse comments.
PNM Gas	Approves.
PNM Electric	Approves.
Comcast	No comments received.
QWEST	No comments received.
Environmental Health	Site is not within 1000 feet of a landfill. No comment.
M.R.G.C.D.	No comments received.

Open Space Division — No adverse comments.

City Engineer — An executed Subdivision Improvements Agreement is required for Final Plat approval.

Transportation Development — No adverse comments.

Parks & Recreation

Don't anticipate any objections, but without a new submittal cannot be sure of that.

Utilities Development — No objection to Preliminary Plat approval.

Planning Department

The preliminary plat was never approved due to no shows on the part of the agent. Defer to Hydrology, Transportation & Water Utilities for infrastructure list approval.

The final plat will be approved providing all conditions of preliminary plat are met first. AGIS dxf file approval is required before Planning signs the final plat.

Planning must record this plat. Please contact Claire at 924-3946 for details on the process.

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

cc: Acme Real Estate Fund LLC, P.O. Box 3176,87190
Mule Barn Enterprises, Attn: Daniel Denton, 2903 El Corte Dr SW, 87105

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 24, 2003,** beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1002322 03DRB-00420 Major-Final Plat Approval	MULE BARN ENTERPRISE 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, **ORIG. SITE OF WESTLAND,** zoned SU-2 special neighborhood zone- IP, located on the westside of 90th ST SW, between CENTRAL AVE SW and SUNSET GARDENS RD SW containing approximately 9 acre(s). [REF: 02DRB-01666 SK, 03DRB-00420 PP, 03DRB-00349 P&F] **[NO NEW SUBMITTAL]** (L-9)
Project # 1002933 03DRB-01443 Major-Vacation of Public Easements 03DRB-01446 Minor- Preliminary & Final Plat Approval 03DRB-01444 Minor-Sidewalk Waiver	JEFF MORTENSEN & ASSOCIATES INC., agent(s) for HOECH REAL ESTATE CORPORATION, request(s) the above action(s) for all or a portion of Block(s) 18, Lot(s) 28, NORTH ALBUQUERQUE ACRES, TRACT 3, UNIT 3 (to be known as **VINYARD ESTATES, UNIT IV-B**, zoned RD (5 DU/A), containing approximately 2 acre(s). (C-20)
Project # 1002934 03DRB-01445 Major-Vacation of Pub Right-of-Way	DE LA TORRE ARCHITECTS, agent(s) for FOURTH STREET & MENAUL INC., request(s) the above action(s) for all or a portion of Block(s) O, Tract(s) 1A, **WALGREEN ADDITION**, zoned C-2 (SC), containing approximately 11 acre(s). (H-14)
Project # 1002935 03DRB-01447 Major-Bulk Land Variance 03DRB-01449 Major-Vacation of Pub Right-of-Way 03DRB-01450 Major-Preliminary Plat Approval 03DRB-01451 Minor-SiteDev Plan Subd 03DRB-01452 Minor-Temp Defer SDWK 03DRB-01453 Minor-Sidewalk Waiver	BOHANNAN HUSTON INC., agent(s) for WESTLAND DEVELOPMENT CO., INC, request(s) the above action(s) for all or a portion of Tract(s) A, PARKWAY SUBDIVISION AND PARCEL 1 OF WESTLAND NORTH, (to be known as **SUNDORO UNITS 1, 2, 3 & 4**) zoned SU-2/R-LT AND R-D, containing approximately 55 acre(s). [REF: 03DRB-00736 (SK) (J-9/8 & H-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 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.

Roger A Green
For Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, SEPTEMBER 8, 2003.

OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

September 7, 2005

11. Project # 1002322
05DRB-01372 Minor-Extension of Preliminary Plat

RESOURCE TECHNOLOGY INC agent(s) for ACME REAL ESTATES 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 IP, located on 90TH ST SW, between SUNSET GARDENS RD SW and CENTRAL AVE SW containing approximately 9 acre(s). [REF: 02DRB01666, 03DRB00420, 03DRB00349, 04DRB01396] (L-9)

At the September 7, 2005, Development Review Board meeting, a one-year extension of the preliminary plat was approved.

Sheran Matson, AICP, DRB Chair

Cc: Acme Real Estate Fund LLC, P.O. Box 3176, 87190
Resource Technology Inc., 5501 Jefferson Blvd NE, Suite 200, 87109
Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.
File

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
PROPERTY OWNERSHIP LIST

Meeting Date: 9-24-03
Zone Atlas Page: L-09-Z
Notification Radius: 100 Ft.

Project# 1002322
App# 03DRB-00420

Cross Reference and Location: N/A

Applicant: ACME ~~AMCE~~ REAL ESTATE FUND LLC
Address: PO BOX 3176
ALBUQUERQUE NM 87190

Agent: MULE BARN ENTERPRISES – ATTN: DANIEL DENTON
Address: 2903 EL CORTE DR. SW
ALBUQUERQUE NM 87105

Special Instructions:

Notice must be mailed from the City's 15 day prior to the meeting.

Date Mailed: 9-5-03

Signature: KYLE TSETHLIKAI

PROPERTY OWNERSHIP / LEGAL LIST

App#_____
Proj#_____

Date:_____

Page 1 Of 1

Zone Atlas Page	Zone Atlas #	Grid Location	Parcel Sequence	Name & Address			
C-9	1009056	297-518	209-06	✓ 1009056	352-440	107	31 ✓
		255-480	08	✓	351-457		30 ✓
		287-470	04	✓	350-454		29 ✓
		232-442	01	✓	349-450		28 ✓
		291-418	203-12	✓	348-446		27 ✓
		268-417	10	✓	347-442		26 ✓
		252-417	09	✓	346-438		25 ✓
		321-403	101-41	✓	347-434		24 ✓
		316-403	40	✓	348-431		23 ✓
		311-401	39	✓	341-424		22 ✓
		346-455	107-41	✓	345 ~~351~~-424		21 ✓
		340-488	39	✓	348-424		20 ✓
		359-484	38	✓			
		358-480	37	✓			
		357-477	36	✓			
		356-474	35	✓			
		355-470	34	✓			
		354-467	33	✓			
		353-464	32	✓			

<mainframe@coa1mp3.cabq.gov>

09/04/03 10:37 AM

To:
cc:
Subject:

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1          R E C O R D S   W I T H   L A B E L S                    PAGE
1
01009056                  ***  THIS UPC CODE HAS NO MASTER RECORD ON FILE
010090562975182090 6   LEGAL: N 30 0FT  OF LOT 23 BLK 11 ORIGINAL TOWNSITE OF
WEST  LAND USE:
                       PROPERTY ADDR: 00000    SUNSET GARDENS RD SW
                          OWNER NAME: WATSON GEORGE & CORINE TRUSTEE
                          OWNER ADDR: 00326   53RD                      ST NW
ALBUQUERQUE        NM 87105
010090562554802090 2   LEGAL: LT 2 2A-1 -B PLAT OF LTS 22A-1-A & 22A-1-B BLK 11
OR  LAND USE:
                       PROPERTY ADDR: 00000     202 NINETY-FOURTH ST SW
                          OWNER NAME: ALBUQUERQUE ASPHALT INC
                          OWNER ADDR: 00000
ALBUQUERQUE        NM 87120
010090562874702090 4   LEGAL: LOT  23 E XC N 300FT BLK 11 ORIGINAL TOWNSITE OF
WES  LAND USE:
                       PROPERTY ADDR: 00000    SUNSET GARDENS RD SW
                          OWNER NAME: GARCIA J Z
                          OWNER ADDR: 00000
ALBUQUERQUE        NM 87190
010090562324422090 1   LEGAL: THE  S 13 1 FT OF THE SLY 760 FT OF LT 22 BLK 11
ORI  LAND USE:
                       PROPERTY ADDR: 00000     206 94TH ST SW
                          OWNER NAME: NORTHCUTT PATRICIA
                          OWNER ADDR: 00206   94TH                      ST SW
ALBUQUERQUE        NM 87121
010090562914182031 2   LEGAL: *E P ORTI ON OF TR 40 UNIT 2 TOWN OF ATRISCO
GRANT    LAND USE:
                       PROPERTY ADDR: 00000    N/A
                          OWNER NAME: RIOS BENEDICTO JR & RIOS GABRI
                          OWNER ADDR: 12201   HAINES                      NE
ALBUQUERQUE        NM 87112
010090562684172031 0   LEGAL: *D P ORTI ON OF TR 40 UNIT 2 TOWN OF ATRISCO
GRANT    LAND USE:
                       PROPERTY ADDR: 00000    9110 SUNSET GARDENS RD S
                          OWNER NAME: RIOS DULCES N ETUX
                          OWNER ADDR: 09326   SUNSET GARDENS            RD SW
ALBUQUERQUE        NM 87105
010090562524172030 9   LEGAL: *C P ORTI ON OF TR 40 UNIT 2 TOWN OF ATRISCO
GRANT    LAND USE:
                       PROPERTY ADDR: 00000    9226 SUNSET GARDENS  SW
                          OWNER NAME: RIOS BENEDICTO ETUX
                          OWNER ADDR: 09226   SUNSET GARDENS               SW
ALBUQUERQUE        NM 87105
010090563214031014 1   LEGAL: LT 3 P1 B LK 1 FINAL PLAT OF VALHALLA ESTATES
CONT 0  LAND USE:
                       PROPERTY ADDR: 00000    8935 ODIN RD SW
                          OWNER NAME: LUCERO MARTHA DIANE & GONZALES
                          OWNER ADDR: 08935   ODIN                      RD SW
ALBUQUERQUE        NM 87120
010090563164031014 0   LEGAL: LT 2 P1 B LK 1 FINAL PLAT OF VALHALLA ESTATES
```

CONT 0 LAND USE:
PROPERTY ADDR: 00000 8939 ODIN RD SW
OWNER NAME: TEDESCO SHAWN M
OWNER ADDR: 08939 ODIN RD SW
ALBUQUERQUE NM 87121
01009056311401101 39 LEGAL: LT 1 P1 B LK 1 FINAL PLAT OF VALHALLA ESTATES
CONT 0 LAND USE:
PROPERTY ADDR: 00000 8943 ODIN RD SW
OWNER NAME: BACA CANDIDO & JACQUELINE
OWNER ADDR: 08943 ODIN RD SW
ALBUQUERQUE NM 87121
01009056346459107 41 LEGAL: TR X BLK 2 PLAT OF VALLE DEL CANTO SUBDIVISION
UNI LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: BIG 24 GENERAL PARTNERSHIP
OWNER ADDR: 01931 SAN MATEO BL NE
ALBUQUERQUE NM 87110
1 R E C O R D S W I T H L A B E L S PAGE
2
01009056360488107 39 LEGAL: LT 2 -P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 205 CALLE DEL REY SW
OWNER NAME: BIG 24 GENERAL PARTNERSHIP
OWNER ADDR: 01931 SAN MATEO BL NE
ALBUQUERQUE NM 87110
01009056359484107 38 LEGAL: LT 3 -P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 209 CALLE DEL REY SW
OWNER NAME: BARELA PETER B & PAULA K
OWNER ADDR: 00209 CALLE DEL REY SW
ALBUQUERQUE NM 87121
01009056358481073 7 LEGAL: LT 4 -P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 215 CALLE DEL REY SW
OWNER NAME: RUTH FRANK D
OWNER ADDR: 00215 CALLE DEL REY SW
ALBUQUERQUE NM 87121
01009056357477107 36 LEGAL: LT 5 -P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 219 CALLE DEL REY SW
OWNER NAME: ALTAMIRANO DONIKA
OWNER ADDR: 00219 CALLE DEL REY SW
ALBUQUERQUE NM 87121
01009056356474107 35 LEGAL: LT 6 -P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 223 CALLE DEL REY SW
OWNER NAME: GARLEY HERMAN G JR
OWNER ADDR: 00223 CALLE DEL REY SW
ALBUQUERQUE NM 87121
01009056355470107 34 LEGAL: LT 7 -P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 227 CALLE DEL REY SW
OWNER NAME: SOTO DENISE SUZANNE
OWNER ADDR: 00227 CALLE DEL REY SW
ALBUQUERQUE NM 87121
01009056354467107 33 LEGAL: LT 8 -P1 BLK 6 PLAT OF CALLE DEL CANTO
SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 231 CALLE DEL REY SW
OWNER NAME: JEREMIAH DOUGLAS K & PRISCILLA
OWNER ADDR: 00231 CALLE DEL REY SW
ALBUQUERQUE NM 87121

010090563534641073 2 LEGAL: LT 9 -P1 BLK 6 PLAT OF CALLE DEL CANTO
SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 235 CALLE DEL REY SW
OWNER NAME: CHAVEZ JOY
OWNER ADDR: 00235 CALLE DEL REY SW
ALBUQUERQUE NM 87105
010090563524601073 1 LEGAL: LT 1 0-P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 301 CALLE DEL REY SW
OWNER NAME: KEYOHARA KINJIRO C
OWNER ADDR: 00301 CALLE DEL REY SW
ALBUQUERQUE NM 87121
010090563514571073 0 LEGAL: LT 1 1-P1 BLK 6 PLAT OF CALLE DEL CANTO
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 305 CALLE DEL REY SW
OWNER NAME: JARAMILLO KATHERINE R
OWNER ADDR: 00305 CALLE DEL REY SW
ALBUQUERQUE NM 87121
010090563504541072 9 LEGAL: LT 1 2-P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 309 CALLE DEL REY SW
OWNER NAME: ZAMORA YVETTE & BERNADETTE N
OWNER ADDR: 00309 CALLE DEL REY SW
ALBUQUERQUE NM 87121
1 R E C O R D S W I T H L A B E L S PAGE
3
010090563494501072 8 LEGAL: LT 1 3-P1 BLK 6 PLAT OF VALLED DEL CANTO
SUBDIVISIO LAND USE:
PROPERTY ADDR: 00000 315 CALLE DEL REY SW
OWNER NAME: MALDONADO PATRICIA F
OWNER ADDR: 00315 CALLE DEL REY SW
ALBUQUERQUE NM 87121
010090563484461072 7 LEGAL: LT 1 4-P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 319 CALLE DEL REY SW
OWNER NAME: SAUCEDA MICHAEL E
OWNER ADDR: 00319 CALLE DEL REY SW
ALBUQUERQUE NM 87121
010090563474421072 6 LEGAL: LT 1 5-P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 323 CALLE DEL REY SW
OWNER NAME: WHEAT RICARDO A & DAVETTE A
OWNER ADDR: 00323 CALLE DEL REY NW
ALBUQUERQUE NM 87121
010090563464381072 5 LEGAL: LT 1 6-P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 327 CALLE DEL REY SW
OWNER NAME: LYONS MICHAEL C & NADINE R
OWNER ADDR: 00327 CALLE DEL REY SW
ALBUQUERQUE NM 87121
010090563474341072 4 LEGAL: LT 1 7-P1 BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 331 CALLE DEL REY SW
OWNER NAME: MONTOYA SALOMON
OWNER ADDR: 00331 CALLE DEL REY ST SW
ALBUQUERQUE NM 87121
010090563484311072 3 LEGAL: TR J BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION,
UN LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: BIG 24 GENERAL PARTNERSHIP
OWNER ADDR: 01931 SAN MATEO BL NE

```
ALBUQUERQUE        NM 87110
01009056341424107 22   LEGAL: LT 1 8-P1  BLK 6 PLAT OF CALLE DEL CANTO
SUBDIVISION  LAND USE:
                       PROPERTY ADDR: 00000    8932 LA VIDA LN SW
                          OWNER NAME: NELSON NATHAN I
                          OWNER ADDR: 08932   LA VIDA                    LN SW
ALBUQUERQUE        NM 87121
01009056345424107 21   LEGAL: LT 1 9-P1  BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION  LAND USE:
                       PROPERTY ADDR: 00000    8928 LA VIDA LN SW
                          OWNER NAME: GUTIERREZ MORRICIA A
                          OWNER ADDR: 08928   LA VIDA                    LN SW
ALBUQUERQUE        NM 87121
01009056348424107 20   LEGAL: LT 2 0-P1  BLK 6 PLAT OF VALLE DEL CANTO
SUBDIVISION  LAND USE:
                       PROPERTY ADDR: 00000    8924 LA VIDA LN SW
                          OWNER NAME: MARTINEZ LEROY M & CHRISTY R
                          OWNER ADDR: 08924   LA VIDA                    LN SW
ALBUQUERQUE        NM 87121
 .
 QUIT
```

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: June 26, 2003

TO CONTACT NAME: Daniel Dentoni
COMPANY/AGENCY: Mulder Bair Enterprises
ADDRESS/ZIP: 2903 El Coto Dr SW 87105
PHONE/FAX #: 877-2402 / 452-2054

Thank you for your inquiry of U-2603 (date) requesting the names of **Recognized Neighborhood Associations** who would be affected under the provisions of O-92 by your proposed project at TR 23, BLK 11, Original Townsite Westland

zone map page(s) L-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
Contact: Mathew Archuleta
1628 Summerfield SW
836-7251 (w) 87121
Libby McIntosh
1316 Ladrones Ct SW
831-5189 (h) 87121

Neighborhood Association
Contact:

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

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

Sincerely,

Adriana L. Carmona
OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

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

planning.recognized.na.form(05/08/01)

Additional Neighborhood Association Information

Neighborhood Association
Contacts

Neighborhood Association
Contacts

Neighborhood Association
Contacts

Neighborhood Association
Contacts

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

Valle Del Canto H.O.A.
Neighborhood Association
Contact Eddie Centeno
228 Calle Del Rey SW
839-7244 (h) 87121
Ellen Maestas-Waller
8920 La Vida Ln. SW
836-3545 (h) 87121

Neighborhood Association
Contacts

Neighborhood Association
Contacts

Neighborhood Association
Contacts

Project # 1002322

ACME REAL ESTATE FUND, LLC
PO BOX 3176
ALBUQUERQUE NM 87190

LIBBY MCINTOSH
Westgate Heights Neigh. Assoc.
1316 LADRONES CT. SW
ALBUQUERQUE NM 87121

100905628747020904

GARCIA J Z
PO BOX 3176
ALBUQUERQUE NM 87190

100905626841720310

RIOS DULCES N ETUX
9326 SUNSET GARDENS RD SW
ALBUQUERQUE NM 87105

100905631640310140

TEDESCO SHAWN M
8939 ODIN RD SW
ALBUQUERQUE NM 87121

100905635948410738

BARELA PETER B & PAULA K
209 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635647410735

GARLEY HERMAN G JR
223 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635346410732

CHAVEZ JOY
235 CALLE DEL REY SW
ALBUQUERQUE NM 87105

100905635045410729

ZAMORA YVETTE & BERNADETTE N
309 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905634744210726

WHEAT RICARDO A & DAVETTE A
323 CALLE DEL REY NW
ALBUQUERQUE NM 87121

Project # 1002322

MULE BARN ENTERPRISES
Attn: Daniel Denton
2903 EL CORTO DR SW
ALBUQUERQUE NM 87105

100905629751820906

WATSON GEORGE & CORINE TRUST
326 53RD ST NW
ALBUQUERQUE NM 87105

100905623244220901

NORTHCUTT PATRICIA
206 94TH ST SW
ALBUQUERQUE NM 87121

100905625241720309

RIOS BENEDICTO ETUX
9226 SUNSET GARDENS SW
ALBUQUERQUE NM 87105

100905631140110139

BACA CANDIDO & JACQUELINE
8943 ODIN RD SW
ALBUQUERQUE NM 87121

100905635848010737

RUTH FRANK D
215 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635547010734

SOTO DENISE SUZANNE
227 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635246010731

KEYOHARA KINJIRO C
301 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905634945010728

MALDONADO PATRICIA F
315 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905634643810725

LYONS MICHAEL C & NADINE R
327 CALLE DEL REY SW
ALBUQUERQUE NM 87121

MATTHEW ARCHULETA
Westgate Heights Neigh. Assoc.
1628 SUMMERFIELD SW
ALBUQUERQUE NM 87121

100905625548020902

ALBUQUERQUE ASPHALT INC
PO BOX 75190
ALBUQUERQUE NM 87121

100905629141820312

RIOS BENEDICTO JR & RIOS GABR
12201 HAINES NE
ALBUQUERQUE NM 87112

100905632140310141

LUCERO MARTHA D & GONZALES
8935 ODIN RD SW
ALBUQUERQUE NM 87120

100905634645910741

BIG 24 GENERAL PARTNERSHIP
1931 SAN MATEO BL NE
ALBUQUERQUE NM 87110

100905635747710736

ALTAMIRANO DONIKA
219 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635446710733

JEREMIAH DOUGLAS K & PRISCILL
231 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635145710730

JARAMILLO KATHERINE R
305 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905634844610727

SAUCEDA MICHAEL E
319 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905634743410724

MONTOYA SALOMON
331 CALLE DEL REY ST SW
ALBUQUERQUE NM 87121

100905634142410722

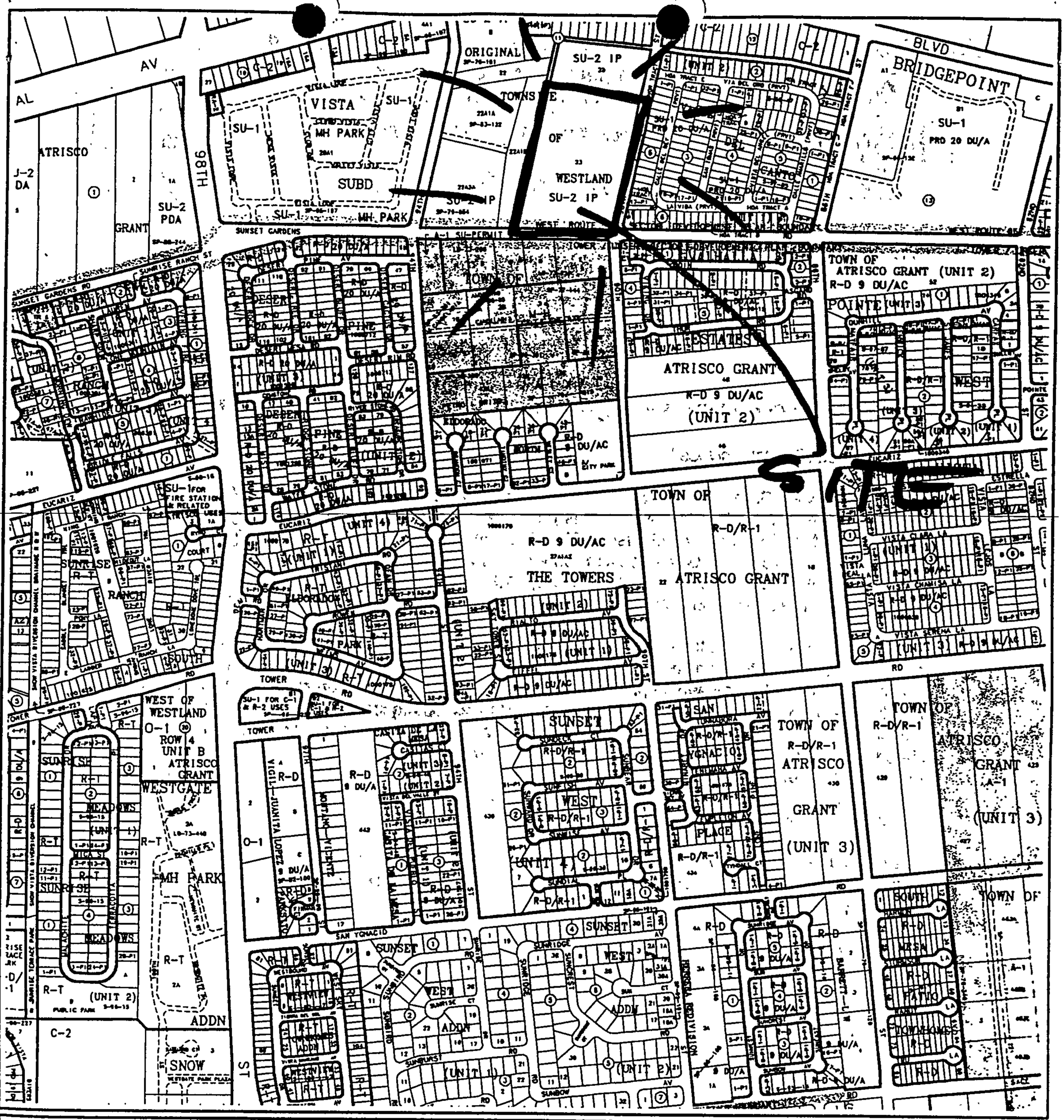
NELSON NATHAN I
8932 LA VIDA LN SW
ALBUQUERQUE NM 87121

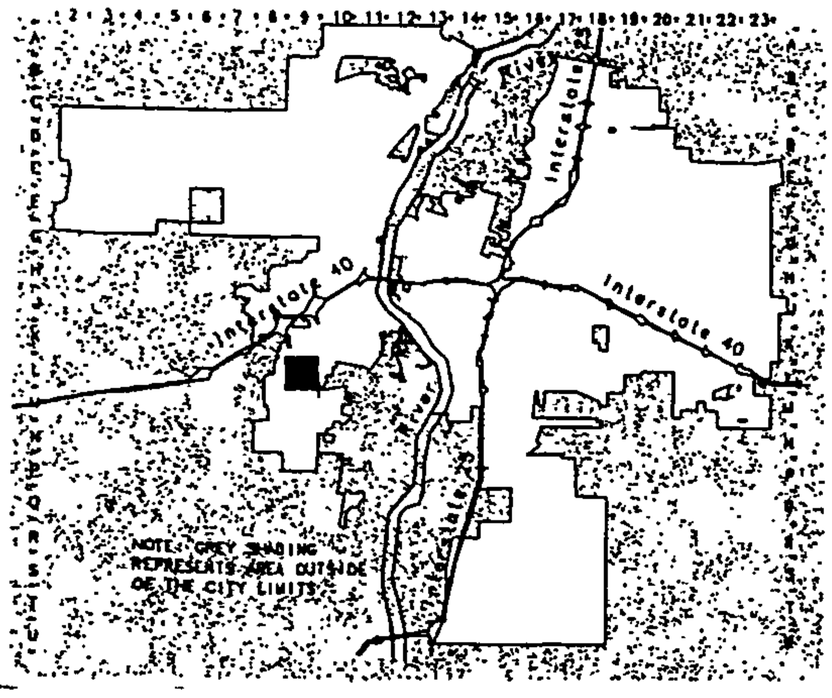
100905634542410721

GUTIERREZ MORRICIA A
8928 LA VIDA LN SW
ALBUQUERQUE NM 87121

100905634842410720

MARTINEZ LEROY M & CHRISTY R
8924 LA VIDA LN SW
ALBUQUERQUE NM 87121





CITY OF
Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET

250 0 750 1000

Zone Atlas Page

L-9-Z

Map Amended through January 21, 2003

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 24, 2003,** beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1002322 03DRB-00420 Major-Final Plat Approval	MULE BARN ENTERPRISE 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, **ORIG. SITE OF WESTLAND,** zoned SU-2 special neighborhood zone- IP, located on the westside of 90th ST SW, between CENTRAL AVE SW and SUNSET GARDENS RD SW containing approximately 9 acre(s). [REF: 02DRB-01666 SK, 03DRB-00420 PP, 03DRB-00349 P&F] **[NO NEW SUBMITTAL]** (L-9)
Project # 1002933 03DRB-01443 Major-Vacation of Public Easements 03DRB-01446 Minor- Preliminary & Final Plat Approval 03DRB-01444 Minor-Sidewalk Waiver	JEFF MORTENSEN & ASSOCIATES INC., agent(s) for HOECH REAL ESTATE CORPORATION, request(s) the above action(s) for all or a portion of Block(s) 18, Lot(s) 28, NORTH ALBUQUERQUE ACRES, TRACT 3, UNIT 3 (to be known as **VINYARD ESTATES, UNIT IV-B**, zoned RD (5 DU/A), containing approximately 2 acre(s). (C-20)
Project # 1002934 03DRB-01445 Major-Vacation of Pub Right-of-Way	DE LA TORRE ARCHITECTS, agent(s) for FOURTH STREET & MENAUL INC., request(s) the above action(s) for all or a portion of Block(s) O, Tract(s) 1A, **WALGREEN ADDITION**, zoned C-2 (SC), containing approximately 11 acre(s). (H-14)
Project # 1002935 03DRB-01447 Major-Bulk Land Variance 03DRB-01449 Major-Vacation of Pub Right-of-Way 03DRB-01450 Major-Preliminary Plat Approval 03DRB-01451 Minor-SiteDev Plan Subd 03DRB-01452 Minor-Temp Defer SDWK 03DRB-01453 Minor-Sidewalk Waiver	BOHANNAN HUSTON INC., agent(s) for WESTLAND DEVELOPMENT CO., INC, request(s) the above action(s) for all or a portion of Tract(s) A, PARKWAY SUBDIVISION AND PARCEL 1 OF WESTLAND NORTH, (to be known as **SUNDORO UNITS 1, 2, 3 & 4**) zoned SU-2/R-LT AND R-D, containing approximately 55 acre(s). [REF: 03DRB-00736 (SK) (J-9/8 & H-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 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.

Roger A Green
For Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, SEPTEMBER 8, 2003.

ALBUQUERQUE
SEAL
NEW MEXICO
1706

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

PLANNING DEPARTMENT

ALBUQUERQUE NM 87102

RETURN
TO SENDER
ATTEMPTED
NOT KNOWN

UNITED STATES POSTAGE
PITNEY BOWES
02 1A $ 00.37⁰
0004329277 SEP 05 2003
MAILED FROM ZIP CODE 87102

1009056355470107 34

SOTO DENISE SUZANNE
227 CALLE DEL REY SW
ALBUQUERQUE NM 87121

87121-0293

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002322 AGENDA#: 2 DATE: 7.23.02

1. Name: [illegible] Address: 2903 EL CONTO Zip: 87105

2. Name: _____ 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: _____

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.: **03-01050 (SPS)**
Project # **1002322**
Project Name: **ORIG.TOWNSITE OF WESTLAND**
EPC Application No.:
Agent: Mule Barn Enterprises
Phone No.: 220-3197 Daniel Denton

Project Number 1002322

Your request for (**SDP for SUB**), **(SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN)**, was approved on _____ 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): Solid Waste signature
  - ☐ **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.**

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: 1002322 **AGENDA ITEM NO: 2**

SUBJECT:

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

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

No adverse comments.

RESOLUTION:

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

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

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

FOR:

SIGNED: Bradley L. Bingham
City Engineer/AMAFCA Designee

DATE: July 23, 2003

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

July 23, 2003

Project # 1002322
03DRB-01050 Major-SiteDev Plan Subd

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, 03DRB-00420, 03DRB-00349] (L-9)

AMAFCA — No adverse comments.

COG — No adverse comments.

Transit — No comments received.

Zoning Enforcement — Contractor's yard is a conditional use in the IP zone.

Neighborhood Coor. — Letter sent to Westgate Heights (R) Neighborhood Assn.

APS — No comments received.

Police Department — No adverse comments.

Fire Department

Fire hydrant requirements will be figured when plans are submitted for construction.

PNM Gas — Approves.

PNM Electric

PNM approves the vacation of the east-west 16' wide alley. But retains and reserves all rights and easements for gas and electric for the total width of the alley.

Comcast — No comments received.

QWEST — No comments received.

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

M.R.G.C.D.	No comments received.
Open Space Division	No adverse comments.
City Engineer	No adverse comments.
Transportation Development	No adverse comments.
Parks & Recreation	No adverse comments.

Utilities Development

No objection to Site Plan approval. Infrastructure List should go with the subdivision plat.

Planning Department

Planning has no objection to approval if Solid Waste Department's signature is on the original mylar. Please make sure Planning gets 3 copies of the signed site plan after approval.

The preliminary plat is still pending and should be re-submitted once the applicant is ready,

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

cc:Acme Real Estate Fund LLC, P.O. Box 3176, 87190
Mule Barn Enterprises, Attn: Daniel Denton, 2903 El Corto Dr SW, 87105

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, July 23, 2003,** beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1000400 03DRB-01033 Major-Two Year SIA	LEROY ORTIZ agent(s) for ST PETER & PAUL CHURCH request(s) the above action(s) for all or a portion of Tract(s) 336, **TOWN OF ATRISCO GRANT - UNIT 8,** zoned SU-1 - Church, located on OURAY NW, between COORS NW and LADERA NW containing approximately 5 acre(s). [REF: 01DRB-00995] (H-11)
Project # 1002322 03DRB-01050 Major-SiteDev Plan Subd	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, 03DRB-00420, 03DRB-00349] (L-9)
Project # 1002771 03DRB-01036 Major-Vacation of Pub Right-of-Way	ADELE HUNDLEY, agent(s) for GERTRUDE ZACHARY request(s) the above action(s) for all or a portion of Lot(s) 19-24 and 13-18, Block(s) 36, **NEW MEXICO TOWN COMPANY'S ORIGINAL TOWNSITE,** zoned SU-3 and located on 2nd St SW between Coal Ave SW and Lead Ave SW. (K-14)
Project # 1002777 03DRB-01056 Major-Vacation of Public Easements	KAREN MARCOTTE agent(s) for MATTHEW MEADOW NEIGHBORHOOD ASSOCIATION, request(s) the above action(s) for all or a portion of Lot(s) 1 and 40, **MATTHEW MEADOWS SUBDIVISION,** zoned RA-2 residential and agricultural zone, located on N. OF LUA'S LANE NW, between 12th ST NW and SAN ISIDRO NW [REF: V-93-54, V-79-37, DRB-93-249, DRB-96-466]. (G-13)

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 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.

Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, JULY 7, 2003.

DEVELOPMENT REVIEW BOARD
ACTION SHEET

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

June 4, 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: 11:10 A.M.

CASES WHICH REQUIRE PUBLIC NOTIFICATION
MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1001523**
03DRB-00757 Major-Vacation of Pub Right-of-Way
03DRB-00758 Minor-Vacation of Private Easements
03DRB-00756 Minor-Prelim&Final Plat Approval
03DRB-00755 Major-Bulk Land Variance

COMMUNITY SCIENCES CORP agent(s) for UNSER/98TH ST and AIM MANAGEMENT request(s) the above action(s) for, **LADERA INDUSTRIAL CENTER,** zoned SU-1, located on UNSER BLVD NW, between LADERA DR NW and OURAY DR NW (VACATED) containing approximately 129 acre(s). [REF: EPC-00152, EPC-00153, EPC-00229, 1002404, 1001523] [Deferred from 6/4/03] (H-9, H-10) **DEFERRED AT THE AGENT'S REQUEST TO 6/18/03.**

2. **Project # 1001543**
03DRB-00747 Major-Amnd Grading Plan Approval

JEFF MORTENSEN & ASSOCIATES INC agent(s) for HOECH REAL ESTATE CORP request(s) the above action(s) for all or a portion of Tract(s) ALL and Lot(s) 1-61 and Parcel(s) 1 & 2), **DESERT RIDGE PLACE - UNIT 1,** zoned R-D, located on HOLLY AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 11 acre(s).[REF: 1001543](C-20) **THE AMENDED GRADING PLAN ENGINEER STAMP DATED 5/8/03 WAS APPROVED.**

3. **Project # 1001939**
03DRB-00753 Major-Vacation of Public Easements
03DRB-00752 Major-Preliminary Plat Approval
03DRB-00788 Minor-Temp Defer SDWK

WILSON & COMPANY INC agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) A1B, **The Crossing** - Unit 2A, Tract A, **CIELO OESTE,** zoned R-D, located on GUNNISON PL NW, between UNSER BLVD NW and 98TH ST NW containing approximately 15 acre(s). [REF: 1000150, 1000207, 1000515, 1001939] [Deferred from 6/4/03] (H-9) **DEFERRED AT THE AGENT'S REQUEST TO 6/18/03.**

4. **Project # 1002423**
03DRB-00749 Major-Preliminary Plat Approval
03DRB-00751 Minor-Temp Defer SDWK
03DRB-00750 Minor-Sidewalk Waiver

BOHANNAN HUSTON, INC. agent(s) for CURB, INC. request(s) the above action(s) for all or a portion of Lot(s) ALL, Tract(s) E-1, **EL RANCHO GRANDE SUBDIVISION, UNIT 10,** ALBUQUERQUE SOUTH, UNIT 3, zoned R-2, located on VALLEY VIEW DR SW, between CARTAGENA AVE SW and DE ANZA DR SW containing approximately 20 acre(s). [REF:03DRB-00059] [Deferred from 6/4/03] (N-9) **DEFERRED AT THE AGENT'S REQUEST TO 6/18/03.**

5. **Project # 1002643**
03DRB-00734 Major-Bulk Land Variance
03DRB-00735 Minor-Prelim&Final Plat Approval

SURV-TEK INC agent(s) for PARADISE HEIGHTS LLC request(s) the above action(s) for all or a portion of Tract(s) A-D, **LANDS OF PARADISE HEIGHTS,** zoned R-1, located on DOUGLAS AVE NW, between WESTSIDE BLVD NW and BROOKLINE BLVD NW containing approximately 42 acre(s). (A-10) **THE BULK LAND VARIANCE WAS APPROVED. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR DXF FILE, 15-DAY APPEAL PERIOD AND CHECK FOR AMAFCA SIGNATURE.**

6. **Project # 1002603**
03DRB-00647 Minor-Prelim&Final Plat Approval
03DRB-00644 Major-Vacation of Public Easements
03DRB-00646 Major-Vacation of Public Easements

MARK GOODWIN & ASSCO agent(s) for SUNSET WEST request(s) the above action(s) for all or a portion of Tract(s) A & B < known as Public Drainage Easements >, **EAGLE ROCK ESTATES, UNIT I, POND RECLAMATION,** zoned R-D/7DUac, located on MODESTO AVE NE, between LOUISIANA BLVD NE and VISTAS DR NE containing approximately 8 acre(s). [REF: DRB-97-375] [Deferred from 5/21/03] (C-19) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR CERTIFICATION OF GRADING AND DRAINAGE AND TO PLANNING FOR DXF FILE AND 15-DAY APPEAL PERIOD. VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

7. **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 5/21/03] (L-9) **APPLICANT/AGENT WILL NEED TO READVERTISE AND RESUBMIT. CASE WAS INDEFINITELY DEFERRED ON A NO SHOW.**

8. **Project # 1002379**
03DRB-00269 Major-Preliminary Plat Approval
03DRB-00270 Major-Vacation of Pub Right-of-Way
03DRB-00271 Major-Vacation of Pub Right-of-Way
03DRB-00272 Major-Vacation of Pub Right-of-Way
03DRB-00273 Major-Vacation of Pub Right-of-Way
03DRB-00274 Minor-Vacation of Private Easements
03DRB-00275 Minor-Vacation of Private Easements
03DRB-00276 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for LONGFORD HOMES request(s) the above action(s) for all or a portion of Lot(s) 1-26, Block 4 and Lot(s) 35-42, Block(s) 5, UNIT 4, PARADISE HEIGHTS, (to be known as **PARADISE SKIES, UNIT 10 SUBDIVISION)** zoned R-1 residential zone, located on Rockcliff Blvd NW, south of McMahon Blvd NW containing approximatley 9 acre(s). [REF: 02-01867 (SK)] [Deferred from 5/21/03] (A-10) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 6/4/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 5/20/03 THE PRELIMINARY PLAT WAS APPROVED. THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

03DRB-00866 Minor-SiteDev Plan Subd/EPC
03DRB-00867 Minor-SiteDev Plan BldPermit/EPC

BOHANNAN HUSTON agent(s) for LONGFORD HOMES request(s) the above action(s) for all or a portion of Lot(s) 1-26 and 35-42, Block(s) 4 & 5, **PARADISE SKIES, UNIT 10,** zoned SU-1 for PRD, located on DUNLOP AVE NW BETWEEN ARDMORE AVE NW AND ROCKCLIFF BLVD NW, containing approximately 9 acre(s). [REF: 03EPC-00495] **[MAKITA HILL, EPC CASE PLANNER]** (A-10) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

9. **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) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

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) **THE SITE PLAN FOR SUBDIVISON WAS APPROVED AND SIGNED OFF BY THE BOARD. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 6/4/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 6/2/03 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

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.

10. **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) **INDEFINITELY DEFERRED ON A NO SHOW.**

11. **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) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR THE EASEMENTS FOR COORS AND COORS FRONTAGE ROAD IN ACCORDANCE WITH THE COORS CORRIDOR PLAN NEED TO BE FILED.**

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

12. **Project # 1002637**
03DRB-00712 Minor-Preliminary Plat Approval

SURVEYS SOUTHWEST, LTD agent(s) for EDDY GALLINGER request(s) the above action(s) for all or a portion of Lot(s) 1, 2 & 3, Block 4, **TERRACE ADDITION,** zoned SU-2/NCR, located on LEAD AVE SE, between LOCUST AVE SE and ELM ST SE containing approximately 1 acre(s). [REF: BA-76-36, LUC-93-24, LUCC-99-24] (K-15) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 6/4/03 THE PRELIMINARY PLAT WAS APPROVED.**

13. **Project # 1002693**
03DRB-00857 Minor-Prelim&Final Plat Approval

WAYJOHN SURVEYING INC agent(s) for GEORGE WENDT request(s) the above action(s) for all or a portion of Lot(s) 1A & 2A, **TODNEM ADDITION,** zoned R-1, located on 12 ST NW, between MATTHEW AVE NW and CANDELARIA RD NW containing approximately 1 acre(s). [REF: SP-76-113, Z-95-3] (G-14) **THE PRELIMINARY AND FINAL PLAT WERE APPROVED AND DELEGATED OFF THE AGENDA ON 6/3/03.**

14. **Project # 1001169**
03DRB-00868 Minor-Prelim&Final Plat Approval

BOHANNAN HUSTON agent(s) for PABELLON I, LLC request(s) the above action(s) for all or a portion of Lot(s) 14A, Tract(s) 4AA-5A-2A-1 and 4AA-5A-2A-2, **JOURNAL CENTER, PHASE 2, UNIT 1,** zoned IP industrial park zone, located on the NORTH SIDE OF MASTHEAD ST NE, between WASHINGTON ST NE and JEFFERSON ST NE containing approximately 3 acre(s). [REF: 1000633, 01DRB-00227] [Project # changed from #1002695 to #1001169] (D-17) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR VERIFICATION OF HYDRANT BUILT IN FRONT OF EXISTING BUILDING. IF NOT EXISTING, IT MUST BE INSTALLED AND TO PLANNING FOR THE DXF FILE.**

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

15. **Project # 1002694**
03DRB-00865 Minor-Sketch Plat or Plan

INCOME PROPERTY SERVICES agent(s) for LEE J. SIEDLECKI request(s) the above action(s) for all or a portion of A PRIVATE. SKETCH PLAT TO DEDICATE TWO MAIN STREETS TO CITY OF ALBUQUERQUE. **GLENWOOD HILLS, UNIT 5** (to be known as **SHADOW HILLS),** zoned SU-1 special use zone, for PRD, located on VIVIAN DR NE, between MONTGOMERY BLVD NE and LANDAU DR NE [REF: Z-1149, S-74-14 (SP)] (G-23) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

16. **Project # 1002697**
03DRB-00872 Minor-Sketch Plat or Plan

JERRY GARCIA agent(s) for ELIZABETH A ROMERO request(s) the above action(s) for all or a portion of Tract(s) 26, **QUAKER HEIGHTS,** zoned RA-2, located on NORTHERN TRAIL NW, between NORTH VIEW NW and DUERKSEN NW containing approximately 1 acre(s).(F-11) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

17. ADJOURNED: 11:10 A.M.

Will Need to Readvertise

Indef Deferred On a No Show

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002322 AGENDA#: 7 DATE: 6.4.03

1. Name: _____ Address: _____ Zip: _____
2. Name: _____ Address: _____ Zip: _____
3. Name: _____ Address: _____ Zip: _____
4. Name: _____ Address: _____ Zip: _____
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13. Name: _____ Address: _____ Zip: _____
14. Name: _____ Address: _____ Zip: _____

6-4 Deferred 5/21

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

April 9, 2003

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] (L-9)

AMAFCA	No adverse comments.
COG	Consistent with established transportation plans and policies.
Transit	No comments received.
Zoning Enforcement	Reviewed, no comment.
Neighborhood Coor.	Letter sent to Westgate Heights (R) Neighborhood Assn.
APS	No adverse comments.

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	No adverse comments.
PNM Gas	Approves.
PNM Electric	PNM approves pre-plat.
Comcast	No comments received.
QWEST	No comments received.
Environmental Health	Site is not within 1000 feet of a landfill. No comment.

M.R.G.C.D. No comments received.

Open Space Division No adverse comments.

City Engineer

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

Transportation Development

An infrastructure list needs to be included with this action.

Parks & Recreation No adverse comments.

Utilities Development

Can not approve Preliminary Plat without the proper and complete Infrastructure List. Preliminary Plat is not of the proper format. Refer to Chapter 21 of the DPM.

Planning Department

The lots created by this plat meet the minimum lot size requirements for SU2-IP as regulated by the West Route 66 Sector Development Plan.

The regulations for this zoning listed on pages 74 & 75 of the Sector Plan require a site development plan. This Site Development Plan for Subdivision should follow the requirements listed on page 75 of the Sector Plan as well as incorporating those applicable design regulations contained in Section V, Design Overlay Zone, pages 82-86.

The final plat cannot be approved until this site plan is submitted. The preliminary plat and site plan must match. They may be submitted together at an unadvertised hearing.

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

cc:Acme Real Estate Fund LLC, P.O. Box 3176, 87199
Daniel Denton, Mule Barn Enterprises, 2903 El Conto Dr SW, 87105

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

April 9, 2003

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] (L-9)

AMAFCA	No adverse comments.
COG	Consistent with established transportation plans and policies.
Transit	No comments received.
Zoning Enforcement	Reviewed, no comment.
Neighborhood Coor.	Letter sent to Westgate Heights (R) Neighborhood Assn.
APS	No adverse comments.
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	No adverse comments.
PNM Gas	Approves.
PNM Electric	PNM approves pre-plat.
Comcast	No comments received.
QWEST	No comments received.
Environmental Health	Site is not within 1000 feet of a landfill. No comment.

M.R.G.C.D. No comments received.

Open Space Division No adverse comments.

City Engineer

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

Transportation Development

An infrastructure list needs to be included with this action.

Parks & Recreation No adverse comments.

Utilities Development

Can not approve Preliminary Plat without the proper and complete Infrastructure List. Preliminary Plat is not of the proper format. Refer to Chapter 21 of the DPM.

Planning Department

The lots created by this plat meet the minimum lot size requirements for SU2-IP as regulated by the West Route 66 Sector Development Plan.

The regulations for this zoning listed on pages 74 & 75 of the Sector Plan require a site development plan. This Site Development Plan for Subdivision should follow the requirements listed on page 75 of the Sector Plan as well as incorporating those applicable design regulations contained in Section V, Design Overlay Zone, pages 82-86.

The final plat cannot be approved until this site plan is submitted. The preliminary plat and site plan must match. They may be submitted together at an unadvertised hearing.

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

cc:Acme Real Estate Fund LLC, P.O. Box 3176, 87199
Daniel Denton, Mule Barn Enterprises, 2903 El Conto Dr SW, 87105

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: 1002322 **AGENDA ITEM NO: 7**

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:(x) EXTN:() AMEND:()

ENGINEERING COMMENTS:

An approved drainage report dated 5-22-03 is on file for Preliminary Plat approval.
Comments on the infrastructure list.

RESOLUTION:

APPROVED ____; DENIED ____; DEFERRED X Indef; 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: June 4, 2003

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

Defer 6/4/03

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: L002322 AGENDA#: 6 DATE: 5-21-03

1. Name: _____ Address: _____ Zip: _____
2. Name: _____ Address: _____ Zip: _____
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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: 1002322 **AGENDA ITEM NO: 6**

SUBJECT:

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

ACTION REQUESTED:

REV/CMT:() APP:(x) 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: 6-4-03

APPROVED ____; DENIED ____; DEFERRED _X_; 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 21, 2003

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

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: 1002322 **AGENDA ITEM NO: 10**

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

RESOLUTION: 5/21/03

APPROVED ____; DENIED ____; DEFERRED X; 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 7, 2003

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002322 AGENDA#: 10 DATE: 5/7

1. Name: _____ Address: _____ Zip: _____

2. Name: _____ Address: _____ Zip: _____

3. Name: _____ Address: _____ Zip: _____

4. Name: _____ Address: _____ Zip: _____

5. Name: _____ Address: _____ Zip: _____

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10. Name: _____ Address: _____ Zip: _____

11. Name: _____ Address: _____ Zip: _____

12. Name: _____ Address: _____ Zip: _____

13. Name: _____ Address: _____ Zip: _____

14. Name: _____ Address: _____ Zip: _____

#1 03 1002322

Defer for:

- Drainage report review (received late)
- SDP for Subdivision per W. Routt 66 SDP

Public comments

1. What is proposed use?
   Impact
2. Trucks - Route of nybrhd.
3. Crime & Truck Traffic

Crime
Traffic

Deferred to May 7, 2003

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: 1002322 **AGENDA ITEM NO: 3**

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

RESOLUTION: 5-7-03

APPROVED ____; DENIED ____; DEFERRED __X__; 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

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002322 AGENDA#: 3 DATE: 4.9.03

(notice only)
1. Name: Pat Neathcutt Address: 206 94th St. SW Zip: 87121

2. Name: Sharon Arnaud Address: 330 Calle Del Rey SW Zip: 87121

3. Name: Cheri Green Address: 231 San Tomas SW Zip: 87121

Agent Daniel Denton
4. Name: _____ Address: _____ Zip: _____

5. Name: _____ Address: _____ Zip: _____

6. Name: _____ Address: _____ Zip: _____

7. Name: _____ Address: _____ Zip: _____

8. Name: _____ Address: _____ Zip: _____

9. Name: _____ Address: _____ Zip: _____

10. Name: _____ Address: _____ Zip: _____

11. Name: _____ Address: _____ Zip: _____

12. Name: _____ Address: _____ Zip: _____

13. Name: _____ Address: _____ Zip: _____

14. Name: _____ Address: _____ Zip: _____

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

April 9, 2003

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] (L-9)

AMAFCA	No adverse comments.
COG	Consistent with established transportation plans and policies.
Transit	No comments received.
Zoning Enforcement	Reviewed, no comment.
Neighborhood Coor.	Letter sent to Westgate Heights (R) Neighborhood Assn.
APS	No adverse comments.

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	No adverse comments.
PNM Gas	Approves.
PNM Electric	PNM approves pre-plat.
Comcast	No comments received.
QWEST	No comments received.
Environmental Health	Site is not within 1000 feet of a landfill. No comment.

M.R.G.C.D. No comments received.

Open Space Division No adverse comments.

City Engineer

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

Transportation Development

An infrastructure list needs to be included with this action.

Parks & Recreation No adverse comments.

Utilities Development

Can not approve Preliminary Plat without the proper and complete Infrastructure List. Preliminary Plat is not of the proper format. Refer to Chapter 21 of the DPM.

Planning Department

The lots created by this plat meet the minimum lot size requirements for SU2-IP as regulated by the West Route 66 Sector Development Plan.

The regulations for this zoning listed on pages 74 & 75 of the Sector Plan require a site development plan. This Site Development Plan for Subdivision should follow the requirements listed on page 75 of the Sector Plan as well as incorporating those applicable design regulations contained in Section V, Design Overlay Zone, pages 82-86.

The final plat cannot be approved until this site plan is submitted. The preliminary plat and site plan must match. They may be submitted together at an unadvertised hearing.

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

cc:Acme Real Estate Fund LLC, P.O. Box 3176, 87199
Daniel Denton, Mule Barn Enterprises, 2903 El Conto Dr SW, 87105

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, April 9, 2003,** beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1001122 03DRB-00389 Major-Two Year SIA	BOHANNAN HUSTON, INC. agent(s) for CENTEX HOMES request(s) the above action(s) (Modified Procedure B Non-Work Order) for all Lot(s), **STONEBRIDGE SUBDIVISION, UNIT 1,** zoned R-1 residential zone, & SU-1 for R-2 USES, located North and East of McMahon Blvd NW beween Tuscany Dr NW and Stonebridge Dr NW containing approximately 28 acre(s). [REF: 01DRB-01298, 02DRB-00896, DRB-98-124, Z-98-18] (A-13)
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)
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] (L-9)
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] (E-12)

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.

Sheran Matson

Sheran Matson, AICP, Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, MARCH 24, 2003.

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

App#	03 DRB-00420
Proj#	1002322
Other#	

Meeting Date: 4-9-03

Zone Atlas Page: C-9-Z

Notification Radius: 100 Ft.

Cross Reference and Location:

Applicant: ACME Real Estate Fund, LLC ✓

Address: P.O Box 3126, Albuq, NM 87199

Agent: Daniel Denton / Mule Barn Ent. ✓

Address: 2903 El Cerrito Dr. SW, 87105

SPECIAL INSTRUCTIONS

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

Date Mailed: 3/21/03

Signature: K Tsethlikai

PROPERTY OWNERSHIP / LEGAL LIST

App#_____
Proj#_____

Date:_____

Zone Atlas Page	Zone Atlas #	Grid Location	Parcel Sequence	Name & Address			
C-9	1009054	358-480	107-37	✓ 1009054	360-464	108	25 ✓
		359-484	38	✓	359-460		26 ✓
		360-488	39	✓ mb	358-456		27 ✓
		361-492	40	✓	357-452		28 ✓
		346-459	41	✓ mb	356-448		29 ✓
		360-497	103-35	✓ mb	355-445		30 ✓
		348-506	34	✓ mb	354-441		31 ✓
		350-506	33	✓	353-437		32 ✓
		355-506	32	✓			
		359-505	31	✓			
		363-505	30	✓			
		368-493	108-17	✓			
		367-489	18	✓			
		366-486	19	✓			
		365-483	20	✓			
		364-479	21	✓			
		363-475	22	✓			
		362-471	23	✓			
		361-467	24	✓			

PROPERTY OWNERSHIP / LEGAL LIST

App#_____
Proj#_____

Date:_____

Page 1 Of 2

Zone Atlas Page	Zone Atlas #	Grid Location	Parcel Sequence	Name & Address				
L-9	1009056	287-470	203-04	✓ 1009056	354-425	107	18	✓
		297-518	06	✓ MP	351-424		19	✓
		232-442	01	✓	348-424		20	✓
		255-480	02	✓	345-424		21	✓
		221-441	03	✓	341-424		22	✓
		229-496	10	✓	348-431		23	✓
K-9	1009057	262-013	402-17	✓ MP	347-434		24	✓
		235-008	19	✓	346-438		25	✓
L-9	1009056	237-415	203-08	✓	347-442		26	✓
		252-417	09	✓	348-446		27	✓
		268-417	10	✓	349-450		28	✓
		291-418	12	✓	350-454		29	✓
		314-386	101-37	✓	351-457		30	✓
		314-391	38	✓	352-460		31	✓
		311-401	39	✓	353-464		32	✓
		316-403	40	✓	354-467		33	✓
		321-403	41	✓	355-470		34	✓
		324-402	42	✓	356-474		35	✓
		331-403	43	✓	357-477		36	✓

1009056 *** THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905628747020904 LEGAL: LOT 23 E XC N 300FT BLK 11 ORIGINAL TOWNSITE OF WES LAND USE:
PROPERTY ADDR: 00000 SUNSET GARDENS RD SW
OWNER NAME: GARCIA J Z
OWNER ADDR: 00000 ALBUQUERQUE NM 87190

100905629751820906 LEGAL: N 30 OFT OF LOT 23 BLK 11 ORIGINAL TOWNSITE OF WEST LAND USE:
PROPERTY ADDR: 00000 SUNSET GARDENS RD SW
OWNER NAME: WATSON GEORGE & CORINE TRUSTEE
OWNER ADDR: 00326 53RD ST NW ALBUQUERQUE NM 87105

1[illegible]5623244220901 LEGAL: THE S 13 1 FT OF THE SLY 760 FT OF LT 22 BLK 11 ORI LAND USE:
PROPERTY ADDR: 00000 206 94TH ST SW
OWNER NAME: NORTHCUTT PATRICIA
OWNER ADDR: 00206 94TH ST SW ALBUQUERQUE NM 87121

100905625548020902 LEGAL: LT 2 2A-1 -B PLAT OF LTS 22A-1-A & 22A-1-B BLK 11 OR LAND USE:
PROPERTY ADDR: 00000 202 NINETY-FOURTH ST SW
OWNER NAME: ALBUQUERQUE ASPHALT INC
OWNER ADDR: 00000 ALBUQUERQUE NM 87120

100905622146120903 LEGAL: LOT 22-A 2-A BLK 11 SUMMARY PLAT SHOWING LOT 22-A2- LAND USE:
PROPERTY ADDR: 00000 202 94TH ST SW
OWNER NAME: SUN COUNTRY REDI MIX INC
OWNER ADDR: 00000 BERNALILLO NM 87004

100905622949620910 LEGAL: LT 2 2A-1 -A PLAT OF LTS 22A-1-A & 22A-1-B BLK 11 OR LAND USE:
PROPERTY ADDR: 00000 202 94TH ST SW
OWNER NAME: LOUGHRIDGE BRUCE W & LESLE NAS
OWNER ADDR: 10121 MASTERS DR NE ALBUQUERQUE NM 87111

100905726201340217 LEGAL: 11 T R A OF THE ORIGINAL TOWNSITE OF WESTLAND LAND USE:
PROPERTY ADDR: 00000 9200 CENTRAL AVE SW
OWNER NAME: WATSON GEORGE & CORINE TRUSTEE
OWNER ADDR: 00326 53RD ST NW ALBUQUERQUE NM 87105

100905723500840219 LEGAL: 011T R B IN BLK 11 OF THE ORIGINAL TOWNSITE OF WEST LAND USE:
PROPERTY ADDR: 00000 9200 CENTRAL AVE SW
OWNER NAME: GELT LLC
OWNER ADDR: 00700 OSUNA RD NE ALBUQUERQUE NM 87113

100905623741520308 LEGAL: *B P ORTI ON OF TR 40 UNIT 2 TOWN OF ATRISCO GRANT LAND USE:

PROPERTY ADDR: 00000 9246 SUNSET GARDENS RD S
OWNER NAME: BRITO RAUL & MARIA C
OWNER ADDR: 09246 SUNSET GARDENS RD SW ALBUQUERQUE NM 87121

100905625241720309 LEGAL: *C P ORTI ON OF TR 40 UNIT 2 TOWN OF ATRISCO GRANT LAND USE:
PROPERTY ADDR: 00000 9226 SUNSET GARDENS SW
OWNER NAME: RIOS BENEDICTO ETUX
OWNER ADDR: 09226 SUNSET GARDENS SW ALBUQUERQUE NM 87105

100905626841720310 LEGAL: *D P ORTI ON OF TR 40 UNIT 2 TOWN OF ATRISCO GRANT LAND USE:
PROPERTY ADDR: 00000 9110 SUNSET GARDENS RD S
OWNER NAME: RIOS DULCES N ETUX
OWNER ADDR: 09326 SUNSET GARDENS RD SW ALBUQUERQUE NM 87105

100905629141820312 LEGAL: *E P ORTI ON OF TR 40 UNIT 2 TOWN OF ATRISCO GRANT LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: RIOS BENEDICTO JR & RIOS GABRI
OWNER ADDR: 12201 HAINES NE ALBUQUERQUE NM 87112

100905631438610137 LEGAL: LT 7 P1 B LK 4 FINAL PLAT OF VALHALLA ESTATES CONT 0 LAND USE:
PROPERTY ADDR: 00000 405 VIKING DR SW
OWNER NAME: GONZALES RAYMOND S & KITTY L
OWNER ADDR: 00405 VIKING LN SW ALBUQUERQUE NM 87121

100905631439110138 LEGAL: LT 8 P1 B LK 4 FINAL PLAT OF VALHALLA ESTATES CONT 0 LAND USE:
PROPERTY ADDR: 00000 401 VIKING DR SW
OWNER NAME: BROWNLEE GERALDINE
OWNER ADDR: 00401 VIKING LN SW ALBUQUERQUE NM 87121

100905631140110139 LEGAL: LT 1 P1 B LK 1 FINAL PLAT OF VALHALLA ESTATES CONT 0 LAND USE:
PROPERTY ADDR: 00000 8943 ODIN RD SW
OWNER NAME: BACA CANDIDO & JACQUELINE
OWNER ADDR: 08943 ODIN RD SW ALBUQUERQUE NM 87121

100905631640310140 LEGAL: LT 2 P1 B LK 1 FINAL PLAT OF VALHALLA ESTATES CONT 0 LAND USE:
PROPERTY ADDR: 00000 8939 ODIN RD SW
OWNER NAME: TEDESCO SHAWN M
OWNER ADDR: 08939 ODIN RD SW ALBUQUERQUE NM 87121

100905632140310141 LEGAL: LT 3 P1 B LK 1 FINAL PLAT OF VALHALLA ESTATES CONT 0 LAND USE:
PROPERTY ADDR: 00000 8935 ODIN RD SW
OWNER NAME: LUCERO MARTHA DIANE & GONZALES
OWNER ADDR: 08935 ODIN RD SW ALBUQUERQUE NM 87120

100905632640210142 LEGAL: LT 4 P1 B LK 1 FINAL PLAT OF VALHALLA ESTATES CONT 0 LAND USE:
PROPERTY ADDR: 00000 8931 ODIN RD SW
OWNER NAME: BRADY DEBORAH L
OWNER ADDR: 08931 ODIN RD SW ALBUQUERQUE NM 87121

100905633140310143 LEGAL: LT 5 P1 B LK 1 FINAL PLAT OF VALHALLA ESTATES CONT 0 LAND USE:
PROPERTY ADDR: 00000 8927 ODIN RD SW
OWNER NAME: LOVATO IGNACIO E & GLORIA J
OWNER ADDR: 08927 ODIN RD SW ALBUQUERQUE NM 87121

100905635442510718 LEGAL: LT 2 2-P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 8916 LA VIDA LN SW
OWNER NAME: GRIEGO LEANDRO I

OWNER ADDR: 08916 LA VIDA LANE SW ALBUQUERQUE NM 87121

100905635142410719 LEGAL: LT 2 1-P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 8920 LA VIDA LN SW
OWNER NAME: WALLER-MAESTAS ELLEN
OWNER ADDR: 08920 LA VIDA LN SW ALBUQUERQUE NM 87121

100905634842410720 LEGAL: LT 2 0-P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 8924 LA VIDA LN SW
OWNER NAME: MARTINEZ LEROY M & CHRISTY R
OWNER ADDR: 08924 LA VIDA LN SW ALBUQUERQUE NM 87121

100905634542410721 LEGAL: LT 1 9-P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 8928 LA VIDA LN SW
OWNER NAME: GUTIERREZ MORRICIA A
OWNER ADDR: 08928 LA VIDA LN SW ALBUQUERQUE NM 87121

100905634142410722 LEGAL: LT 1 8-P1 BLK 6 PLAT OF CALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 8932 LA VIDA LN SW
OWNER NAME: NELSON NATHAN I
OWNER ADDR: 08932 LA VIDA LN SW ALBUQUERQUE NM 87121

100905634843110723 LEGAL: TR J BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION, UN LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: BIG 24 GENERAL PARTNERSHIP
OWNER ADDR: 01931 SAN MATEO BL NE ALBUQUERQUE NM 87110

100905634743410724 LEGAL: LT 1 7-P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 331 CALLE DEL REY SW
OWNER NAME: MONTOYA SALOMON
OWNER ADDR: 00331 CALLE DEL REY ST SW ALBUQUERQUE NM 87121

100905634643810725 LEGAL: LT 1 6-P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 327 CALLE DEL REY SW
OWNER NAME: LYONS MICHAEL C & NADINE R
OWNER ADDR: 00327 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905634744210726 LEGAL: LT 1 5-P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 323 CALLE DEL REY SW
OWNER NAME: WHEAT RICARDO A & DAVETTE A
OWNER ADDR: 00323 CALLE DEL REY NW ALBUQUERQUE NM 87121

100905634844610727 LEGAL: LT 1 4-P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 319 CALLE DEL REY SW
OWNER NAME: SAUCEDA MICHAEL E
OWNER ADDR: 00319 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905634945010728 LEGAL: LT 1 3-P1 BLK 6 PLAT OF VALLED DEL CANTO SUBDIVISIO LAND USE:
PROPERTY ADDR: 00000 315 CALLE DEL REY SW
OWNER NAME: MALDONADO PATRICIA F
OWNER ADDR: 00315 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635045410729 LEGAL: LT 1 2-P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 309 CALLE DEL REY SW
OWNER NAME: ZAMORA YVETTE & BERNADETTE N

OWNER ADDR: 00309 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635145710730 LEGAL: LT 1 1-P1 BLK 6 PLAT OF CALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 305 CALLE DEL REY SW
OWNER NAME: JARAMILLO KATHERINE R
OWNER ADDR: 00305 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635246010731 LEGAL: LT 1 0-P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 301 CALLE DEL REY SW
OWNER NAME: KEYOHARA KINJIRO C
OWNER ADDR: 00301 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635346410732 LEGAL: LT 9 -P1 BLK 6 PLAT OF CALLE DEL CANTO SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 235 CALLE DEL REY SW
OWNER NAME: CHAVEZ JOY
OWNER ADDR: 00235 CALLE DEL REY SW ALBUQUERQUE NM 87105

100905635446710733 LEGAL: LT 8 -P1 BLK 6 PLAT OF CALLE DEL CANTO SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 231 CALLE DEL REY SW
OWNER NAME: JEREMIAH DOUGLAS K & PRISCILLA
OWNER ADDR: 00231 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635547010734 LEGAL: LT 7 -P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 227 CALLE DEL REY SW
OWNER NAME: SOTO DENISE SUZANNE
OWNER ADDR: 00227 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635647410735 LEGAL: LT 6 -P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 223 CALLE DEL REY SW
OWNER NAME: GARLEY HERMAN G JR
OWNER ADDR: 00223 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635747710736 LEGAL: LT 5 -P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 219 CALLE DEL REY SW
OWNER NAME: ALTAMIRANO DONIKA
OWNER ADDR: 00219 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635848010737 LEGAL: LT 4 -P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 215 CALLE DEL REY SW
OWNER NAME: RUTH FRANK D
OWNER ADDR: 00215 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635948410738 LEGAL: LT 3 -P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 209 CALLE DEL REY SW
OWNER NAME: BARELA PETER B & PAULA K
OWNER ADDR: 00209 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905636048810739 LEGAL: LT 2 -P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 205 CALLE DEL REY SW
OWNER NAME: BIG 24 GENERAL PARTNERSHIP
OWNER ADDR: 01931 SAN MATEO BL NE ALBUQUERQUE NM 87110

100905636149210740 LEGAL: LT 1 -P1 BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 201 CALLE DEL REY SW
OWNER NAME: MEADE RICHARD J

OWNER ADDR: 00201 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905634645910741 LEGAL: TR X BLK 2 PLAT OF VALLE DEL CANTO SUBDIVISION UNI LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: BIG 24 GENERAL PARTNERSHIP
OWNER ADDR: 01931 SAN MATEO BL NE ALBUQUERQUE NM 87110

100905636049710335 LEGAL: TR E BLK 2 PLAT OF VALLE DEL CANTO SUBDIVISION, UN LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: BIG 24 GENERAL PARTNERSHIP
OWNER ADDR: 01931 SAN MATEO BL NE ALBUQUERQUE NM 87110

100905634850610334 LEGAL: TR H BLK 2 PLAT OF VALLE DEL CANTO SUBDIVISION, U LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: BIG 24 GENERAL PARTNERSHIP
OWNER ADDR: 01931 SAN MATEO BL NE ALBUQUERQUE NM 87110

100905635050610333 LEGAL: LT 1 -P1 BLK 2 PLAT OF VALLED DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 8931 VALLE DEL ORO SW
OWNER NAME: DURAN JENNIFER A
OWNER ADDR: 08931 VIA DEL ORO SW ALBUQUERQUE NM 87121

100905635550610332 LEGAL: LT 2 -P1 BLK 2 PLAT OF CALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 8927 VALLE DEL ORO SW
OWNER NAME: JOHNSON MINNIE RUTH & VOWELS J
OWNER ADDR: 08927 VIA DEL ORO SW ALBUQUERQUE NM 87121

100905635950510331 LEGAL: LT 3 -P1 BLK 2 PLAT OF VALLE DEL CANTO SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 8923 VALLE DEL ORO SW
OWNER NAME: BABCOCK RICHARD V & AMY S LITT
OWNER ADDR: 08923 VIA DEL ORO SW ALBUQUERQUE NM 87121

100905636350510330 LEGAL: LT 4 -P1 BLK 2 PLAT OF VALLE DEL CANTO SUBDIVISION, LAND USE:
PROPERTY ADDR: 00000 8919 VIA DEL ORO SW
OWNER NAME: MCLAUGHLIN DONALD R & LINDA I
OWNER ADDR: 06609 BARBER PL NE ALBUQUERQUE NM 87109

100905636849310817 LEGAL: LT 1 -P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 200 CALLE DEL REY SW
OWNER NAME: CABRERA CELINA S
OWNER ADDR: 00200 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905636748910818 LEGAL: LT 2 -P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 204 CALLE DEL REY SW
OWNER NAME: JARAMILLO MONICA
OWNER ADDR: 00204 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905636648610819 LEGAL: LT 3 -P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 208 CALLE DEL REY SW
OWNER NAME: NAVARRETTE JOANN W
OWNER ADDR: 00208 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905636548310820 LEGAL: LT 4 -P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 212 CALLE DEL REY SW
OWNER NAME: ELKS RAYMOND J

OWNER ADDR: 00212 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905636447910821 LEGAL: LT 5 -P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 216 CALLE DEL REY SW
OWNER NAME: TRUJILLO DARLENE M
OWNER ADDR: 00216 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905636347510822 LEGAL: LT 6 -P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 220 CALLE DEL REY SW
OWNER NAME: WORMWOOD PATRICK S
OWNER ADDR: 00220 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905636247110823 LEGAL: LT 7 -P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 224 CALLE DEL REY SW
OWNER NAME: RODRIGUEZ SABRINA S & ADAM G &
OWNER ADDR: 00224 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905636146710824 LEGAL: LT 8 -P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVIDISON LAND USE:
PROPERTY ADDR: 00000 228 CALLE DEL REY SW
OWNER NAME: CENTENO EDDIE SR & GALLEGOS
OWNER ADDR: 00228 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905636046410825 LEGAL: LT 9 -P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 232 CALLE DEL REY SW
OWNER NAME: ROMERO MARK & ROSE ANN
OWNER ADDR: 00232 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635946010826 LEGAL: LT 1 0-P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 300 CALLE DEL REY SW
OWNER NAME: WHITMAN STEPHEN & JOANNA FERG
OWNER ADDR: 00300 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635845610827 LEGAL: LT 1 1-P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 304 CALLE DEL REY SW
OWNER NAME: NELSON TIMOTHY PAUL
OWNER ADDR: 00304 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635745210828 LEGAL: LT 1 2-P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 312 CALLE DEL REY SW
OWNER NAME: SANCHEZ TRINNIDAD D
OWNER ADDR: 00308 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635644810829 LEGAL: LT 1 3-P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 312 CALLE DEL REY SW
OWNER NAME: CHAVEZ NICK JR & VERONICA M
OWNER ADDR: 00312 CALLE DE REY SW ALBUQUERQUE NM 87121

100905635544510830 LEGAL: LT 1 4-P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVSION LAND USE:
PROPERTY ADDR: 00000 316 CALLE DEL REY SW
OWNER NAME: HIDALGO TRACIE L
OWNER ADDR: 00316 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635444110831 LEGAL: LT 1 5-P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 320 CALLE DEL REY SW
OWNER NAME: ARNAUD SHARON L

OWNER ADDR: 00320 CALLE DEL REY SW ALBUQUERQUE NM 87121

100905635343710832 LEGAL: LT 1 6-P1 BLK 3 PLAT OF VALLE DEL CANTO SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 324 CALLE DEL REY SW
OWNER NAME: DAVILA ALFREDO & GUADALUPE E
OWNER ADDR: 01323 QUESTA CT SW ALBUQUERQUE NM 87121

Proj# 1002322

ACME REAL ESTATE FUND, LLC
PO BOX 3176
ALBUQUERQUE NM 87199

100905629751820906

WATSON GEORGE & CORINE TRUSTE
326 53RD ST NW
ALBUQUERQUE NM 87105

100905622146120903

SUN COUNTRY REDI MIX INC
PO BOX 772
BERNALILLO NM 87004

100905623741520308

BRITO RAUL & MARIA C
9246 SUNSET GARDENS RD SW
ALBUQUERQUE NM 87121

100905629141820312

RIOS BENEDICTO JR & RIOS GABR
12201 HAINES NE
ALBUQUERQUE NM 87112

100905631140110139

BACA CANDIDO & JACQUELINE
8943 ODIN RD SW
ALBUQUERQUE NM 87121

100905632640210142

BRADY DEBORAH L
8931 ODIN RD SW
ALBUQUERQUE NM 87121

100905635142410719

WALLER-MAESTAS ELLEN
8920 LA VIDA LN SW
ALBUQUERQUE NM 87121

100905634142410722

NELSON NATHAN I
8932 LA VIDA LN SW
ALBUQUERQUE NM 87121

100905634643810725

LYONS MICHAEL C & NADINE R
327 CALLE DEL REY SW
ALBUQUERQUE NM 87121

MULE BARN ENT.
Attn: Danial Denton
2903 EL CONTO DR SW
ALBUQUERQUE NM 87105

100905623244220901

NORTHCUTT PATRICIA
206 94TH ST SW
ALBUQUERQUE NM 87121

100905622949620910

LOUGHRIDGE BRUCE W & LESLE NA
10121 MASTERS DR NE
ALBUQUERQUE NM 87111

100905625241720309

RIOS BENEDICTO ETUX
9226 SUNSET GARDENS SW
ALBUQUERQUE NM 87105

100905631438610137

GONZALES RAYMOND S & KITTY L
405 VIKING LN SW
ALBUQUERQUE NM 87121

100905631640310140

TEDESCO SHAWN M
8939 ODIN RD SW
ALBUQUERQUE NM 87121

100905633140310143

LOVATO IGNACIO E & GLORIA J
8927 ODIN RD SW
ALBUQUERQUE NM 87121

100905634842410720

MARTINEZ LEROY M & CHRISTY R
8924 LA VIDA LN SW
ALBUQUERQUE NM 87121

100905634843110723

BIG 24 GENERAL PARTNERSHIP
1931 SAN MATEO BL NE
ALBUQUERQUE NM 87110

100905634744210726

WHEAT RICARDO A & DAVETTE A
323 CALLE DEL REY NW
ALBUQUERQUE NM 87121

100905628747020904

GARCIA J Z
PO BOX 3176
ALBUQUERQUE NM 87190

100905625548020902

ALBUQUERQUE ASPHALT INC
PO BOX 75190
ALBUQUERQUE NM 87120

100905723500840219

GELT LLC
700 OSUNA RD NE
ALBUQUERQUE NM 87113

100905626841720310

RIOS DULCES N ETUX
9326 SUNSET GARDENS RD SW
ALBUQUERQUE NM 87105

100905631439110138

BROWNLEE GERALDINE
401 VIKING LN SW
ALBUQUERQUE NM 87121

100905632140310141

LUCERO MARTHA D & GONZALES
8935 ODIN RD SW
ALBUQUERQUE NM 87120

100905635442510718

GRIEGO LEANDRO I
8916 LA VIDA LANE SW
ALBUQUERQUE NM 87121

100905634542410721

GUTIERREZ MORRICIA A
8928 LA VIDA LN SW
ALBUQUERQUE NM 87121

100905634743410724

MONTOYA SALOMON
331 CALLE DEL REY ST SW
ALBUQUERQUE NM 87121

100905634844610727

SAUCEDA MICHAEL E
319 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905634945010728

MALDONADO PATRICIA F
315 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635045410729

ZAMORA YVETTE & BERNADETTE N
309 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635145710730

JARAMILLO KATHERINE R
305 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635246010731

KEYOHARA KINJIRO C
301 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635346410732

CHAVEZ JOY
235 CALLE DEL REY SW
ALBUQUERQUE NM 87105

100905635446710733

JEREMIAH DOUGLAS K & PRISCILL
231 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635547010734

SOTO DENISE SUZANNE
227 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635647410735

GARLEY HERMAN G JR
223 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635747710736

ALTAMIRANO DONIKA
219 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635848010737

RUTH FRANK D
215 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635948410738

BARELA PETER B & PAULA K
209 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905636149210740

MEADE RICHARD J
201 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635050610333

DURAN JENNIFER A
8931 VIA DEL ORO SW
ALBUQUERQUE NM 87121

100905635550610332

JOHNSON MINNIE RUTH & VOWELS
8927 VIA DEL ORO SW
ALBUQUERQUE NM 87121

100905635950510331

BABCOCK RICHARD V & AMY S LIT
8923 VIA DEL ORO SW
ALBUQUERQUE NM 87121

100905636350510330

MCLAUGHLIN DONALD R & LINDA I
6609 BARBER PL NE
ALBUQUERQUE NM 87109

100905636849310817

CABRERA CELINA S
200 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905636748910818

JARAMILLO MONICA
204 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905636648610819

NAVARRETTE JOANN W
208 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905636548310820

ELKS RAYMOND J
212 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905636447910821

TRUJILLO DARLENE M
216 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905636347510822

WORMWOOD PATRICK S
220 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905636247110823

RODRIGUEZ SABRINA S & ADAM G
224 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905636146710824

CENTENO EDDIE SR & GALLEGOS
228 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905636046410825

ROMERO MARK & ROSE ANN
232 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635946010826

WHITMAN STEPHEN & JOANNA FER
300 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635845610827

NELSON TIMOTHY PAUL
304 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635745210828

SANCHEZ TRINNIDAD D
308 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635644810829

CHAVEZ NICK JR & VERONICA M
312 CALLE DE REY SW
ALBUQUERQUE NM 87121

100905635544510830

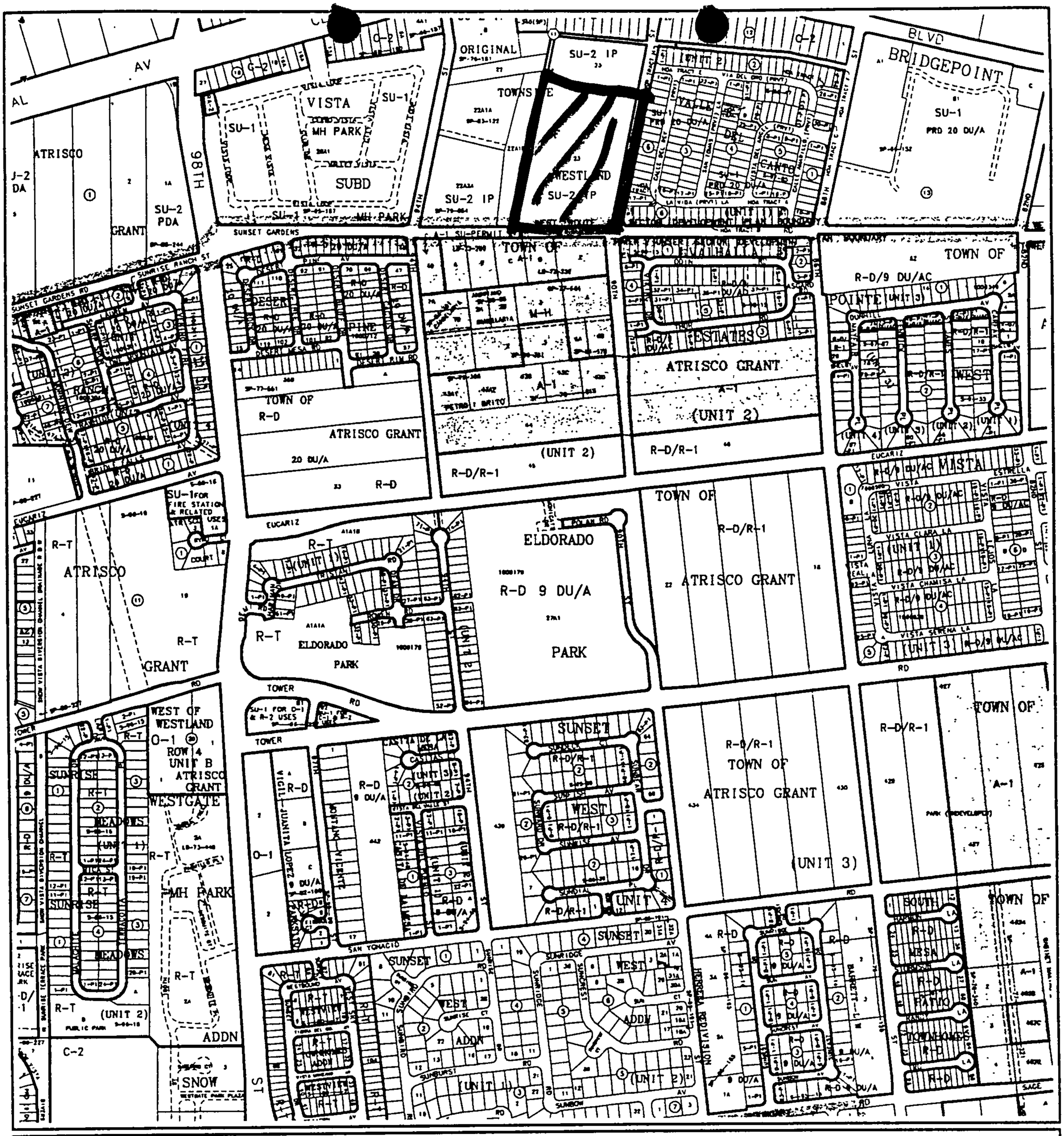
HIDALGO TRACIE L
316 CALLE DEL REY SW
ALBUQUERQUE NM 87121

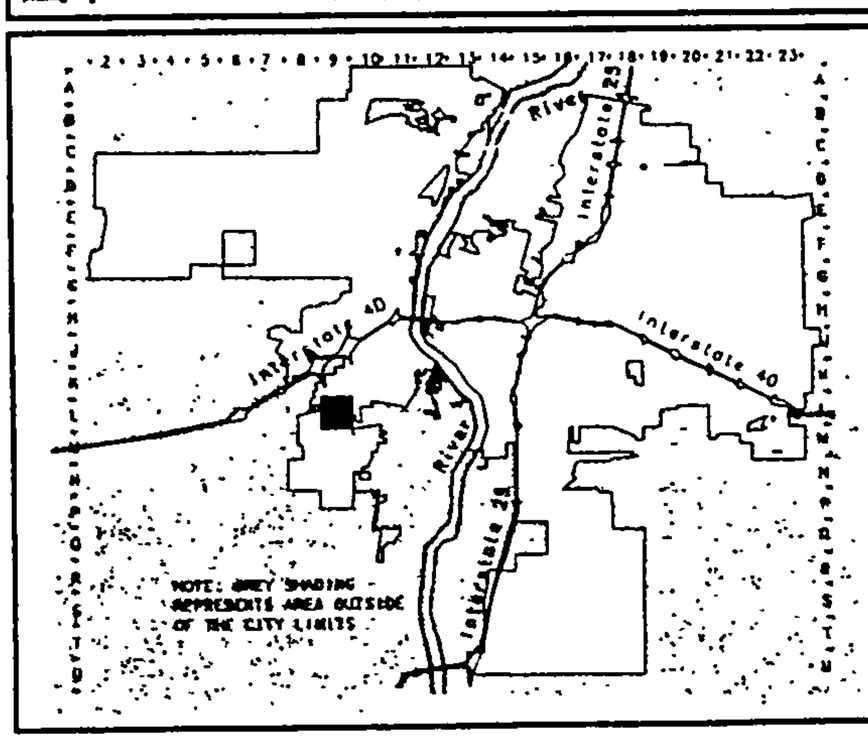
100905635444110831

ARNAUD SHARON L
320 CALLE DEL REY SW
ALBUQUERQUE NM 87121

100905635343710832

DAVILA ALFREDO & GUADALUPE E
1323 QUESTA CT SW
ALBUQUERQUE NM 87121





CITY OF
Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET

250 0 750 1000

Zone Atlas Page

L-9-Z

Map Amended through July 18, 2001

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 MAR 25 2003 To APR 9 2003.

5. REMOVAL

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

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

[signature], 3-14-2003
(Applicant or Agent) (Date)

I issued 2 signs for this application, 3/14/03, [signature]
(Date) (Staff Member)

03DRB - 00420

Rev. 11/8/90 GA

DRB CASE NUMBER: 1002322

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

App#	03DRB-01050
Proj#	1002322
Other#	

Meeting Date: 7-23-03

Zone Atlas Page: L-9-Z

Notification Radius: 100 **Ft.**

Cross Reference and Location:

Applicant: ACME Real Estate Fund, LLC

Address: PO Box 3176, Albuq NM 87190

Agent: Mule Barn Enterprises / Attn: Daniel Denton

Address: 2903 El Corto Dr. SW, 87105

SPECIAL INSTRUCTIONS

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

Date Mailed: 7-1-03

Signature: [illegible]

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100905629751820906   LEGAL: N 30 OFT  OF LOT 23 BLK 11 ORIGINAL TOWNSITE OF WEST  LAND USE:
                     PROPERTY ADDR: 00000    SUNSET GARDENS RD SW
                        OWNER NAME: WATSON GEORGE & CORINE TRUSTEE
                        OWNER ADDR: 00326  53RD                    ST NW ALBUQUERQUE     NM 87105

100905625548020902   LEGAL: LT 2 2A-1 -B PLAT OF LTS 22A-1-A & 22A-1-B BLK 11 OR  LAND USE:
                     PROPERTY ADDR: 00000     202 NINETY-FOURTH ST SW
                        OWNER NAME: ALBUQUERQUE ASPHALT INC
                        OWNER ADDR: 00000                          ALBUQUERQUE     NM 87120

100905634645910741   LEGAL: TR X  BLK  2 PLAT OF VALLE DEL CANTO SUBDIVISION UNI  LAND USE:
                     PROPERTY ADDR: 00000    N/A
                        OWNER NAME: BIG 24 GENERAL PARTNERSHIP
                        OWNER ADDR: 01931   SAN MATEO              BL NE ALBUQUERQUE     NM 87110

100905636048810739   LEGAL: LT 2 -P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION.  LAND USE:
                     PROPERTY ADDR: 00000     205 CALLE DEL REY  SW
                        OWNER NAME: BIG 24 GENERAL PARTNERSHIP
                        OWNER ADDR: 01931   SAN MATEO              BL NE ALBUQUERQUE     NM 87110

100905628747020904   LEGAL: LOT  23 E XC N 300FT BLK 11 ORIGINAL TOWNSITE OF WES  LAND USE:
                     PROPERTY ADDR: 00000    SUNSET GARDENS RD SW
                        OWNER NAME: GARCIA J Z
                        OWNER ADDR: 00000                          ALBUQUERQUE     NM 87190

100905635948410738   LEGAL: LT 3 -P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION.  LAND USE:
                     PROPERTY ADDR: 00000     209 CALLE DEL REY  SW
                        OWNER NAME: BARELA PETER B & PAULA K
                        OWNER ADDR: 00209   CALLE DEL REY          SW ALBUQUERQUE     NM 87121

100905635848010737   LEGAL: LT 4 -P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION.  LAND USE:
                     PROPERTY ADDR: 00000     215 CALLE DEL REY  SW
                        OWNER NAME: RUTH FRANK D
                        OWNER ADDR: 00215   CALLE DEL REY          SW ALBUQUERQUE     NM 87121

100905635747710736   LEGAL: LT 5 -P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION   LAND USE:
                     PROPERTY ADDR: 00000     219 CALLE DEL REY  SW
                        OWNER NAME: ALTAMIRANO DONIKA
                        OWNER ADDR: 00219   CALLE DEL REY          SW ALBUQUERQUE     NM 87121

100905635647410735   LEGAL: LT 6 -P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION   LAND USE:
                     PROPERTY ADDR: 00000     223 CALLE DEL REY  SW
                        OWNER NAME: GARLEY HERMAN G JR
                        OWNER ADDR: 00223   CALLE DEL REY          SW ALBUQUERQUE     NM 87121

100905635547010734   LEGAL: LT 7 -P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION.  LAND USE:
                     PROPERTY ADDR: 00000     227 CALLE DEL REY  SW
                        OWNER NAME: SOTO DENISE SUZANNE
                        OWNER ADDR: 00227   CALLE DEL REY          SW ALBUQUERQUE     NM 87121

100905635446710733   LEGAL: LT 8 -P1  BLK 6 PLAT OF CALLE DEL CANTO SUBDIVISION.  LAND USE:
                     PROPERTY ADDR: 00000     231 CALLE DEL REY  SW
                        OWNER NAME: JEREMIAH DOUGLAS K & PRISCILLA
                        OWNER ADDR: 00231   CALLE DEL REY          SW ALBUQUERQUE     NM 87121
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100905635346410732   LEGAL: LT 9 -P1  BLK 6 PLAT OF CALLE DEL CANTO SUBDIVISION.  LAND USE:
                     PROPERTY ADDR: 00000     235 CALLE DEL REY  SW
                        OWNER NAME: CHAVEZ JOY
                        OWNER ADDR: 00235   CALLE DEL REY          SW ALBUQUERQUE     NM 87105

100905635246010731   LEGAL: LT 1 0-P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION  LAND USE:
                     PROPERTY ADDR: 00000     301 CALLE DEL REY  SW
                        OWNER NAME: KEYOHARA KINJIRO C
                        OWNER ADDR: 00301   CALLE DEL REY          SW ALBUQUERQUE     NM 87121

100905635145710730   LEGAL: LT 1 1-P1  BLK 6 PLAT OF CALLE DEL CANTO SUBDIVISION  LAND USE:
                     PROPERTY ADDR: 00000     305 CALLE DEL REY  SW
                        OWNER NAME: JARAMILLO KATHERINE R
                        OWNER ADDR: 00305   CALLE DEL REY          SW ALBUQUERQUE     NM 87121

100905635045410729   LEGAL: LT 1 2-P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION  LAND USE:
                     PROPERTY ADDR: 00000     309 CALLE DEL REY  SW
                        OWNER NAME: ZAMORA YVETTE & BERNADETTE N
                        OWNER ADDR: 00309   CALLE DEL REY          SW ALBUQUERQUE     NM 87121

100905634945010728   LEGAL: LT 1 3-P1  BLK 6 PLAT OF VALLED DEL CANTO SUBDIVISIO  LAND USE:
                     PROPERTY ADDR: 00000     315 CALLE DEL REY  SW
                        OWNER NAME: MALDONADO PATRICIA F
                        OWNER ADDR: 00315   CALLE DEL REY          SW ALBUQUERQUE     NM 87121

100905634844610727   LEGAL: LT 1 4-P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION  LAND USE:
                     PROPERTY ADDR: 00000     319 CALLE DEL REY  SW
                        OWNER NAME: SAUCEDA  MICHAEL E
                        OWNER ADDR: 00319   CALLE DEL REY          SW ALBUQUERQUE     NM 87121

100905634744210726   LEGAL: LT 1 5-P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION  LAND USE:
                     PROPERTY ADDR: 00000     323 CALLE DEL REY  SW
                        OWNER NAME: WHEAT RICARDO A & DAVETTE A
                        OWNER ADDR: 00323   CALLE DEL REY          NW ALBUQUERQUE     NM 87121

100905634643810725   LEGAL: LT 1 6-P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION  LAND USE:
                     PROPERTY ADDR: 00000     327 CALLE DEL REY  SW
                        OWNER NAME: LYONS MICHAEL C & NADINE R
                        OWNER ADDR: 00327   CALLE DEL REY          SW ALBUQUERQUE     NM 87121

100905634743410724   LEGAL: LT 1 7-P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION  LAND USE:
                     PROPERTY ADDR: 00000     331 CALLE DEL REY  SW
                        OWNER NAME: MONTOYA SALOMON
                        OWNER ADDR: 00331   CALLE DEL REY          ST SW ALBUQUERQUE  NM 87121

100905634843110723   LEGAL: TR J  BLK  6 PLAT OF VALLE DEL CANTO SUBDIVISION, UN  LAND USE:
                     PROPERTY ADDR: 00000    N/A
                        OWNER NAME: BIG 24 GENERAL PARTNERSHIP
                        OWNER ADDR: 01931   SAN MATEO              BL NE ALBUQUERQUE     NM 87110

100905623244220901   LEGAL: THE  S 13 1 FT OF THE SLY 760 FT OF LT 22 BLK 11 ORI  LAND USE:
                     PROPERTY ADDR: 00000     206 94TH ST SW
                        OWNER NAME: NORTHCUTT PATRICIA
                        OWNER ADDR: 00206   94TH                   ST SW ALBUQUERQUE     NM 87121
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100905634842410720   LEGAL: LT 2 O-P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION  LAND USE:
                     PROPERTY ADDR: 00000    8924 LA VIDA LN SW
                        OWNER NAME: MARTINEZ LEROY M & CHRISTY R
                        OWNER ADDR: 08924   LA VIDA                LN SW ALBUQUERQUE      NM 87121

100905634542410721   LEGAL: LT 1 9-P1  BLK 6 PLAT OF VALLE DEL CANTO SUBDIVISION  LAND USE:
                     PROPERTY ADDR: 00000    8928 LA VIDA LN SW
                        OWNER NAME: GUTIERREZ MORRICIA A
                        OWNER ADDR: 08928   LA VIDA                LN SW ALBUQUERQUE      NM 87121

100905634142410722   LEGAL: LT 1 8-P1  BLK 6 PLAT OF CALLE DEL CANTO SUBDIVISION  LAND USE:
                     PROPERTY ADDR: 00000    8932 LA VIDA LN SW
                        OWNER NAME: NELSON NATHAN I
                        OWNER ADDR: 08932   LA VIDA                LN SW ALBUQUERQUE      NM 87121

100905632140310141   LEGAL: LT 3-P1 B LK 1 FINAL PLAT OF VALHALLA ESTATES CONT O  LAND USE:
                     PROPERTY ADDR: 00000    8935 ODIN RD SW
                        OWNER NAME: LUCERO MARTHA DIANE & GONZALES
                        OWNER ADDR: 08935   ODIN                   RD SW ALBUQUERQUE      NM 87120

100905631640310140   LEGAL: LT 2 P1 B LK 1 FINAL PLAT OF VALHALLA ESTATES CONT O  LAND USE:
                     PROPERTY ADDR: 00000    8939 ODIN RD SW
                        OWNER NAME: TEDESCO SHAWN M
                        OWNER ADDR: 08939   ODIN                   RD SW ALBUQUERQUE      NM 87121

100905631140110139   LEGAL: LT 1 P1 B LK 1 FINAL PLAT OF VALHALLA ESTATES CONT O  LAND USE:
                     PROPERTY ADDR: 00000    8943 ODIN RD SW
                        OWNER NAME: BACA CANDIDO & JACQUELINE
                        OWNER ADDR: 08943   ODIN                   RD SW ALBUQUERQUE      NM 87121

100905629141820312   LEGAL: *E P ORTI ON OF TR 40 UNIT 2 TOWN OF ATRISCO GRANT   LAND USE:
                     PROPERTY ADDR: 00000    N/A
                        OWNER NAME: RIOS BENEDICTO JR & RIOS GABRI
                        OWNER ADDR: 12201   HAINES                 NE ALBUQUERQUE         NM 87112

100905626841720310   LEGAL: *D P ORTI ON OF TR 40 UNIT 2 TOWN OF ATRISCO GRANT   LAND USE:
                     PROPERTY ADDR: 00000    9110 SUNSET GARDENS RD S
                        OWNER NAME: RIOS DULCES N ETUX
                        OWNER ADDR: 09326   SUNSET GARDENS        RD SW ALBUQUERQUE      NM 87105

100905625241720309   LEGAL: *C P ORTI ON OF TR 40 UNIT 2 TOWN OF ATRISCO GRANT   LAND USE:
                     PROPERTY ADDR: 00000    9226 SUNSET GARDENS  SW
                        OWNER NAME: RIOS BENEDICTO ETUX
                        OWNER ADDR: 09226   SUNSET GARDENS         SW ALBUQUERQUE         NM 87105
```

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: June 26, 2003

TO CONTACT NAME: Daniel Dentoni
COMPANY/AGENCY: Mule Barn Enterprises
ADDRESS/ZIP: 2903 El Coto Dr SW 87105
PHONE/FAX #: 877-2402 / 452-2054

Thank you for your inquiry of 6-26-03 (date) requesting the names of **Recognized Neighborhood Associations** who would be affected under the provisions of O-92 by your proposed project at TR 23, Blk 11, Original Townsite Westland

zone map page(s) L-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: Mathew Archuleta
1628 Summerfield SW
836-7251 (w) 87121
Libby McIntosh
1316 Ladrones Ct. SW
831-5189 (h) 87121

Neighborhood Association
Contacts

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

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

Sincerely,

Rebecca L. Carmona
OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

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

planning.recognized.na.form(05/08/01)

Additional Neighborhood Association Information

Neighborhood Association

Contacts

Neighborhood Association

Contacts

Neighborhood Association

Contacts

Neighborhood Association

Contacts

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

Valle Del Canto H.O.A.

Neighborhood Association

Contacts Eddie Centeno
228 Calle Del Rey SW
839-7244 (h) 87121
Ellen Maestas-Waller
8900 La Vida Ln. SW
836-3545 (h) 87121

Neighborhood Association

Contacts

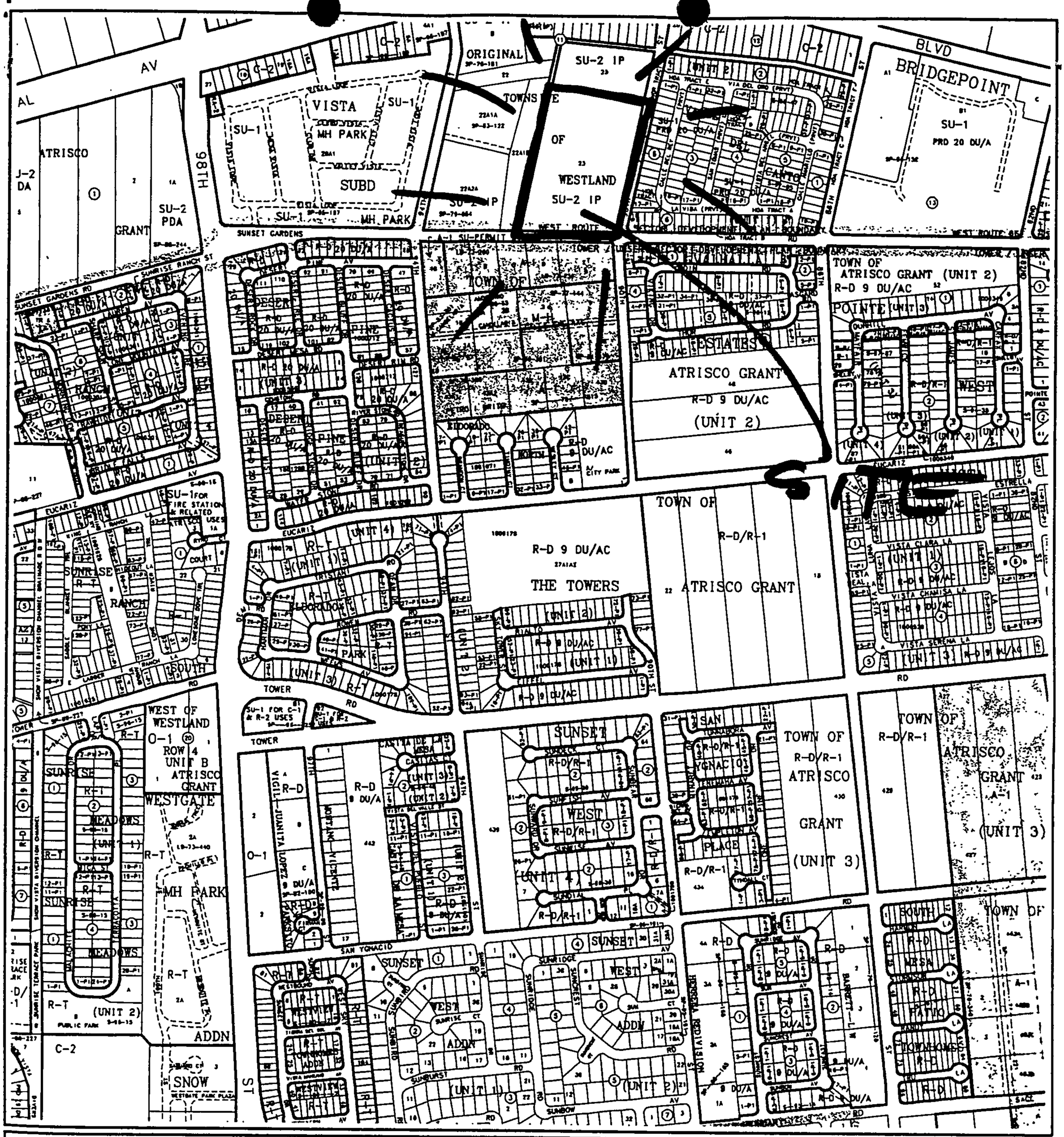
Neighborhood Association

Contacts

Neighborhood Association

Contacts

planning.recognized.na.form(10/29/02)


ATRISCO GRANT
R-D 9 DU/AC
(UNIT 2)
TOWN OF
ATRISCO GRANT (UNIT 2)
R-D 9 DU/AC
THE TOWERS
R-D 9 DU/AC
TOWN OF
R-D/R-1
ATRISCO GRANT
TOWN OF
R-D/R-1
ATRISCO
GRANT
(UNIT 3)
WEST OF
WESTLAND
O-1
ROW 4
UNIT B
ATRISCO
GRANT
WESTGATE
MH PARK
ADDN
SNOW
C-2
SUNSET
WEST
ADDN
(UNIT 1)
(UNIT 2)
SUNSET
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ADDN
(UNIT 1)
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SAN YGNACIO
PLACE
R-D/R-1
SOUTH
MESA
R-D
SOUTH
PATIO
TOWNHOMES
R-D
SOUTH
R-D
DU/A
SOUTH
R-D
DU/A
SOUTH
R-D
DU/A

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

CONSTRUCTION MANAGEMENT CONSULTING
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
PRE-CONSTRUCTION CONSULTING & ENERGY AUDIT SERVISES

Specializing in Owner / Builder Consulting

June 26, 2003

Development Review Broad
City of Albuquerque

Dear Members:

Ref : Site Plan For Subdivision project #1002322 (Acme Real-estate Fund LLC)

The proposed site plan enclosed

We are proposing Small Office / Warehouse & Storage yards in compliance with the West Route 66 plan on approx. 1 and 2 AC lots. My client is proposing to build a 4000 sq. ft. Pre-Engineered Metal building w/ office1600sq.ft. / warehouse 2400sq.ft. on the larger lots and similar configuration of the small lot approx. 2400 sq ft . buildings. At the time of submission we had a Clint for one building do to to the long process and many request & delays by COA Staff the Clint has went elsewhere. But the Owners would like to proceed with the project. And are prepared to bond the Infrastructure if a proved.

We feel that this will require the construction of the Infrastructure in Sunset Gardens & in 90th street. We don't have objection to providing the to the frontage of this property, But the requirement of the 12" water loop to north Central Ave (approx. 1400 Lf) is more than the owner can provide at this time. We feel that the proposed uses are not of the intense use that would require the 5000gpm for fire protection that Mr. McDonough has stated in the Water & Sewer Availability statement. Mr. McDonough all so stated that minimal water service could be provided from the 8" line in Sunset Gardens and we feel that we could provide the 8" line in Sunset Gardens & 12 " line north in 90th to the propriety line . If in the future the uses be come more intense the owner will provide the 12" line to central. But to provide this offsite12" water line construction at this time will put project in jeopardy.

The owner has tried for several years to find a use or a buyer for this land and has not been able to sell or lease this property in its current configuration. The owner would like to develop this property in to asset for the area.

Thank you for consideration, If you have any questions please call Daniel Denton 220-3197

Sincerely,

Daniel Denton
Project Manager

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

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 24, 2003,** beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1002322 03DRB-00420 Major-Final Plat Approval	MULE BARN ENTERPRISE 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, **ORIG. SITE OF WESTLAND,** zoned SU-2 special neighborhood zone- IP, located on the westside of 90th ST SW, between CENTRAL AVE SW and SUNSET GARDENS RD SW containing approximately 9 acre(s). [REF: 02DRB-01666 SK, 03DRB-00420 PP, 03DRB-00349 P&F] **[NO NEW SUBMITTAL]** (L-9)
Project # 1002933 03DRB-01443 Major-Vacation of Public Easements 03DRB-01446 Minor- Preliminary & Final Plat Approval 03DRB-01444 Minor-Sidewalk Waiver	JEFF MORTENSEN & ASSOCIATES INC., agent(s) for HOECH REAL ESTATE CORPORATION, request(s) the above action(s) for all or a portion of Block(s) 18, Lot(s) 28, NORTH ALBUQUERQUE ACRES, TRACT 3, UNIT 3 (to be known as **VINYARD ESTATES, UNIT IV-B**, zoned RD (5 DU/A), containing approximately 2 acre(s). (C-20)
Project # 1002934 03DRB-01445 Major-Vacation of Pub Right-of-Way	DE LA TORRE ARCHITECTS, agent(s) for FOURTH STREET & MENAUL INC., request(s) the above action(s) for all or a portion of Block(s) O, Tract(s) 1A, **WALGREEN ADDITION**, zoned C-2 (SC), containing approximately 11 acre(s). (H-14)
Project # 1002935 03DRB-01447 Major-Bulk Land Variance 03DRB-01449 Major-Vacation of Pub Right-of-Way 03DRB-01450 Major-Preliminary Plat Approval 03DRB-01451 Minor-SiteDev Plan Subd 03DRB-01452 Minor-Temp Defer SDWK 03DRB-01453 Minor-Sidewalk Waiver	BOHANNAN HUSTON INC., agent(s) for WESTLAND DEVELOPMENT CO., INC, request(s) the above action(s) for all or a portion of Tract(s) A, PARKWAY SUBDIVISION AND PARCEL 1 OF WESTLAND NORTH, (to be known as **SUNDORO UNITS 1, 2, 3 & 4**) zoned SU-2/R-LT AND R-D, containing approximately 55 acre(s). [REF: 03DRB-00736 (SK) (J-9/8 & H-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 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.

Roger A Green
for Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, SEPTEMBER 8, 2003.

ALBUQUERQUE
NEW MEXICO
1706

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

PLANNING DEPARTMENT

ALBUQUERQUE NM 87103

RETURN
TO SENDER
ATTEMPTED
NOT KNOWN

UNITED STATES POSTAGE
PITNEY BOWES
02 1A $ 00.37⁰
0004329277 SEP 05 2003
MAILED FROM ZIP CODE 87102

100905629141820312

RIOS BENEDICTO JR & RIOS GABR
12201 HAINES NE
ALBUQUERQUE NM 87112

87112-8279233

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103
PLANNING DEPARTMENT

UNITED STATES POSTAGE
PITNEY BOWES
02 1A $ 00.37⁰
0004329277 SEP 05 2003
MAILED FROM ZIP CODE 87102

100905625548020902

ALBUQUERQUE ASPHALT INC
PO BOX 75190
ALBUQUERQUE. NM 87121

RETURNED TO SENDER
- ☐ Insufficient Address
- ☐ Moved, Left No Address
- ☐ Unclaimed ☐ Refused
- ☐ Attempted - Not Known
- ☐ No Such Street ☐ Vacant
- ☒ No Such Number
- ☐ No Mail Receptacle
- ☐ Not Deliverable As Addressed
- ☐ Unable To Forward
- ☐ Box Closed - No Order
- ☐ Route No. ___
- ☐ Carr/Initial

PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE

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Roger A Green

For Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, SEPTEMBER 8, 2003.

City of Albuquerque

DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION
- X Major Subdivision action
- ____ Minor Subdivision action
- ____ Vacation
- ____ Variance (Non-Zoning)

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

STORM DRAINAGE
- ____ Storm Drainage Cost Allocation Plan

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

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

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

APPLICANT INFORMATION:

NAME: ACME Real Estate Fund LLC PHONE: 463-1740

ADDRESS: P.O. Box 3176 FAX: ____

CITY: Albuquerque STATE NM ZIP 87190 E-MAIL: ____

Proprietary interest in site: OWNER List all owners: ____

AGENT (if any): Resource Technology, Inc PHONE: 505 243-7300

ADDRESS: 5501 Jefferson Blvd. NE, Suite 200 FAX: 505 243-7400

CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: rtila@nm.net

DESCRIPTION OF REQUEST: Extension of preliminary plat

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

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

Lot or Tract No. 23 Block: 11 Unit: ____

Subdiv. / Addn. Original townsite of Westland

Current Zoning: SU-2-IP Proposed zoning: same

Zone Atlas page(s): L-9-Z No. of **existing** lots: 1 No. of **proposed** lots: 5

Total area of site (acres): 8.06 Density if applicable: dwellings per gross acre: NA dwellings per net acre: NA

Within city limits? X Yes. No___, but site is within 5 miles of the city limits.) Within 1000FT of a landfill? NO

UPC No. 100905628747020904 TBK: ____ MRGCD Map No. ____

LOCATION OF PROPERTY BY STREETS: On or Near: 90th St. SW & Sunset Gardens SW (NW corner)

Between: Sunset Gardens Rd. SW and Central Ave. 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.):

02DRB-01666, 03DRB-00420, 03DRB-00349, 04DRB-01396

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

SIGNATURE [signature] DATE ____

(Print) CORINNE V. O'HARA ___ Applicant ✓ Agent

FOR OFFICIAL USE ONLY Form revised 4/04

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
☑ All checklists are complete	05DRB - 01372	EPP	5(3)	$ 50.00
☑ All fees have been collected				$
☑ All case #s are assigned				$
NA ☑ AGIS copy has been sent				$
☑ Case history #s are listed				$
☑ Site is within 1000ft of a landfill				$
NA ☐ F.H.D.P. density bonus				Total
NA ☑ F.H.D.P. fee rebate	Hearing date 09/07/05			$ 50.00

Sandy Handley 08/29/05
Planner signature / Date

Project # 1002322

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" – 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
✓ Copy of previous D.R.B. approved infrastructure list
✓ Copy of the LATEST Official D.R.B. Notice of approval for Preliminary Plat Extension request
✓ Any original and/or related file numbers are listed on the cover application

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

☐ **MAJOR SUBDIVISION FINAL PLAT APPROVAL** **Your attendance is required.**

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

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

Amended preliminary plat approval expires after one year

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

CORINNE O'HARA (agent)
Applicant name (print)

8/29/05
Applicant signature / date

Form revised **11/04**

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

Application case numbers
05DRB - _____ - 01372
_____ - _____ - _____
_____ - _____ - _____

Sandy Handley 08/29/05
Planner signature / date

Project #

Resource Technology, Inc.

5501 Jefferson Blvd. NE, Ste. 200 Albuquerque, NM 87109
Telephone (505) 243-7300
FAX: (505) 243-7400
E-Mail: rti@nm.net

August 25, 2005

City of Albuquerque
Planning Department
Development Review Board

RE: DRB #1002322 (Acme Real Estate Fund LLC)

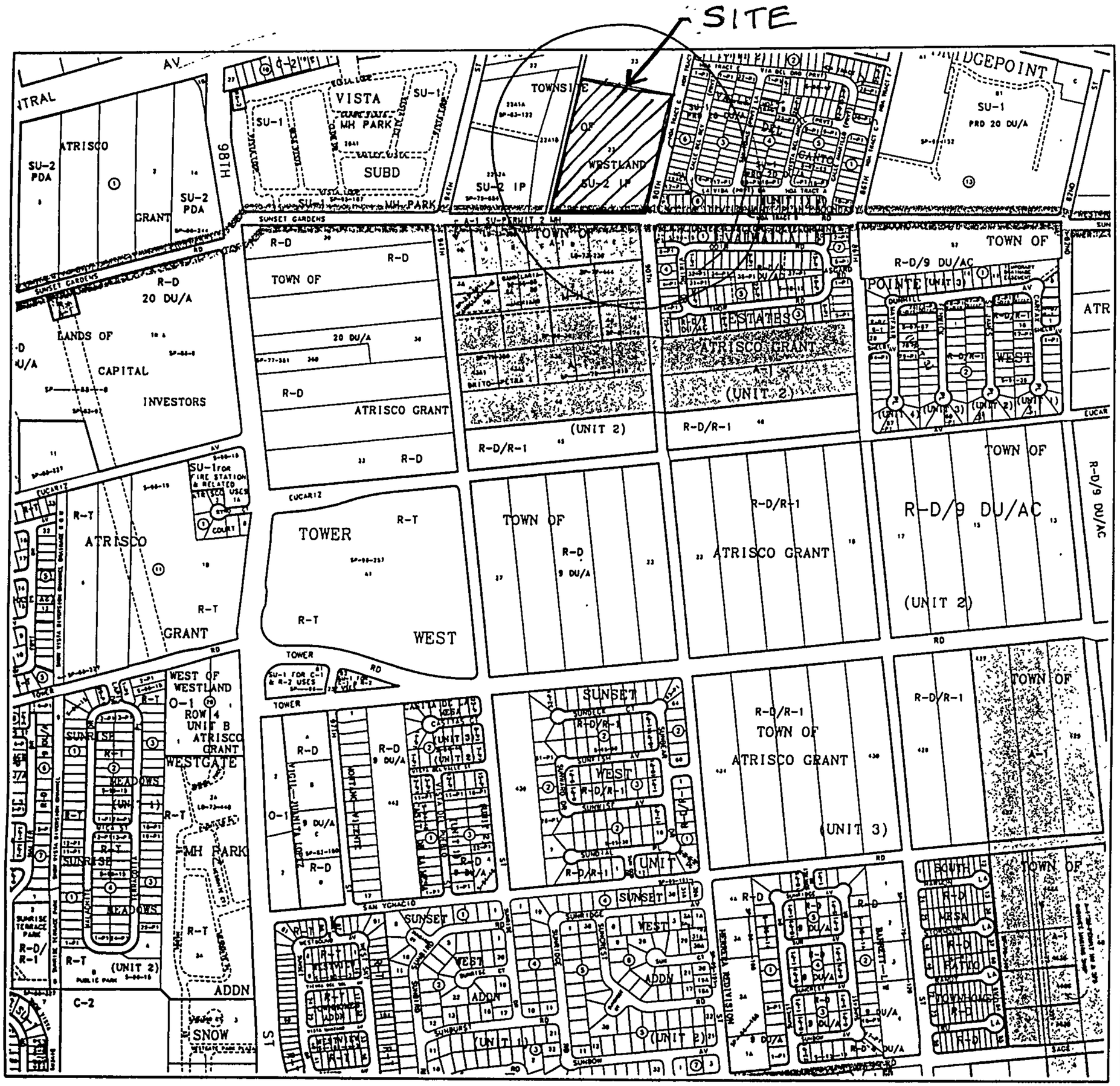
Dear Board Chair and Members,

On behalf of Acme Real Estate Fund LLC, owners of the subject property located at 90th St. SW and Sunset Gardens SW, we are hereby requesting an extension of the preliminary plat approved on September 22, 2003, and subsequently extended through September 22, 2004. Our initial goal, and part of the reason for the delay in proceeding with this project, was to market this property as one parcel with an approved preliminary plat and allow the purchaser to implement the improvements. As we have not been successful in achieving this goal, we would now like to proceed with the project and the infrastructure improvements to obtain the final plat.

In order to move forward we need to extend the preliminary plat to allow us time to develop the construction documents and construct the required infrastructure improvements.

Thank you.

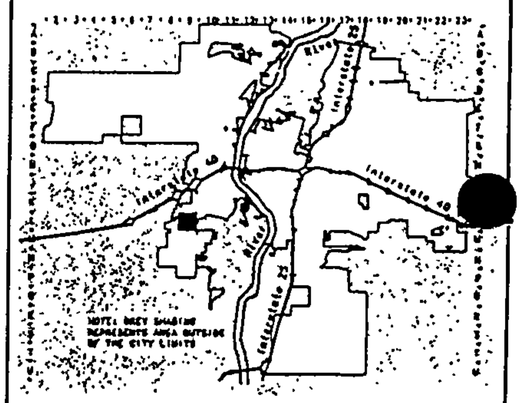
Corinne V. O'Hara
Resource Technology, Inc.



CITY OF
Albuquerque
Albuquerque Geographic Information System
PLANNING DEPARTMENT
© Copyright 1998

N
W E
S

GRAPHIC SCALE IN FEET
250 0 500 1000



Zone Atlas Page

L-9-Z

Map Amended through
December 09, 1998

Acme Real Estate Fund LLC
P.O. Box 3176
Albuquerque, NM 87190

August 25, 2005

City of Albuquerque
Planning Department
Development Review Board

RE: DRB #1002322 (Acme Real Estate Fund LLC)
8 Acre Property at 90th St. SW & Sunset Gardens Rd. SW

Dear Board Chair and Members,

I hereby appoint Resource Technology, Inc as my agent for the above referenced project.

Sincerely,

Eddie Ray

Eddie Ray
Acme Real Estate Fund, LLC

OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

September 22, 2004

11. Project # 1002322
04DRB-01398 Minor-Extension of Preliminary Plat

ANGELO GINERIS 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 FOR IP, located on SUNSET GARDENS SW, between 90th ST SW and SUNSET GARDENS SW containing approximately 9 acre(s). [REF:02DRB-01666, 03DRB-00420,B-00349] (L-9)

At the September 22, 2004, Development Review Board meeting, a one-year extension of the preliminary plat was approved.

If you wish to appeal this decision, you must do so by October 7, 2004 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 Department form, to the Planning Department, 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).

Sheran Matson, AICP, DRB Chair

Cc:Acme Real Estate Fund LLC, P.O. Box 3176, 87190
Angelo Gineris, 6601 Coors NW, Suite G, 87120
Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg
File

08/23/05 TUE 14:12 FAX 5059243864

Current DRC Project Number: ORIGINAL

Figure 12

INFRASTRUCTURE LIST

Date Submitted: 9-24-2003
Date Site Plan Approved: 7/23/03
Date Preliminary Plat Approved: 9/24/03
Date Preliminary Plat Expires: 9/24/03
DRB Project No.: 1002322
DRB Application No.: 03-00420

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

8 ACRE PROPERTY AT 90TH STREET & SUNSET GARDENS ROAD
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACT 23, BLOCK 11, ORIGINAL TOWNSITE OF WESTLAND
EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. The 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 the 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.

08/23/05 TUE 14:15 FAX 3059243864 005

ORIGINAL

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		Paving							
		20' wide	Arterial Paving w/standard curb and gutter, 4' sidewalk west side	90th Street	Sunset Gardens Road	Public Alley north of Valle del Canto Subdivision			
		20' wide	Arterial Paving w/standard curb and gutter, 4' sidewalk north side	Sunset Gardens Road	90th Street	West property line of Tract 23-A			
		4' wide	Temporary Paving	Sunset Gardens Road	90th Street	West property line of Tract 23-A			

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		20' wide	Residential Paving w/standard curb and gutter	Public Alley	Sunset Gardens Road	North property line of Tract 23-E			
		10' wide	Concrete paving	90th Street	West curb & gutter	Public Alley north of Valle del Canto Subdivision			
		Utilities							
		8"	Waterline	Sunset Gardens Road	94th Street	90th Street			
		12"	Waterline	90th Street	Sunset	North			

ORIGINAL

				Gardens Road	Property Line	
	8"	Sanitary Sewer Line	90th Street	MH #164 at the projection of Odin Road	North property line of Tract 23-E	
	8"	Sanitary Sewer Line	Sunset Gardens Road	90th Street	West property line of Tract 23-A	

NOTES

1) Paving Items include Residential street lights per DPM
2) Paving Items include *Residential sidewalks to be deferred
3) Grading and Drainage Certification is required prior to release of Financial Guarantees
4) Waterlines include valves, fittings and services
5) Storm Drain includes catch basins, connector pipes, manholes and outlet structures
6) Sanitary Sewer Lines include manholes and services

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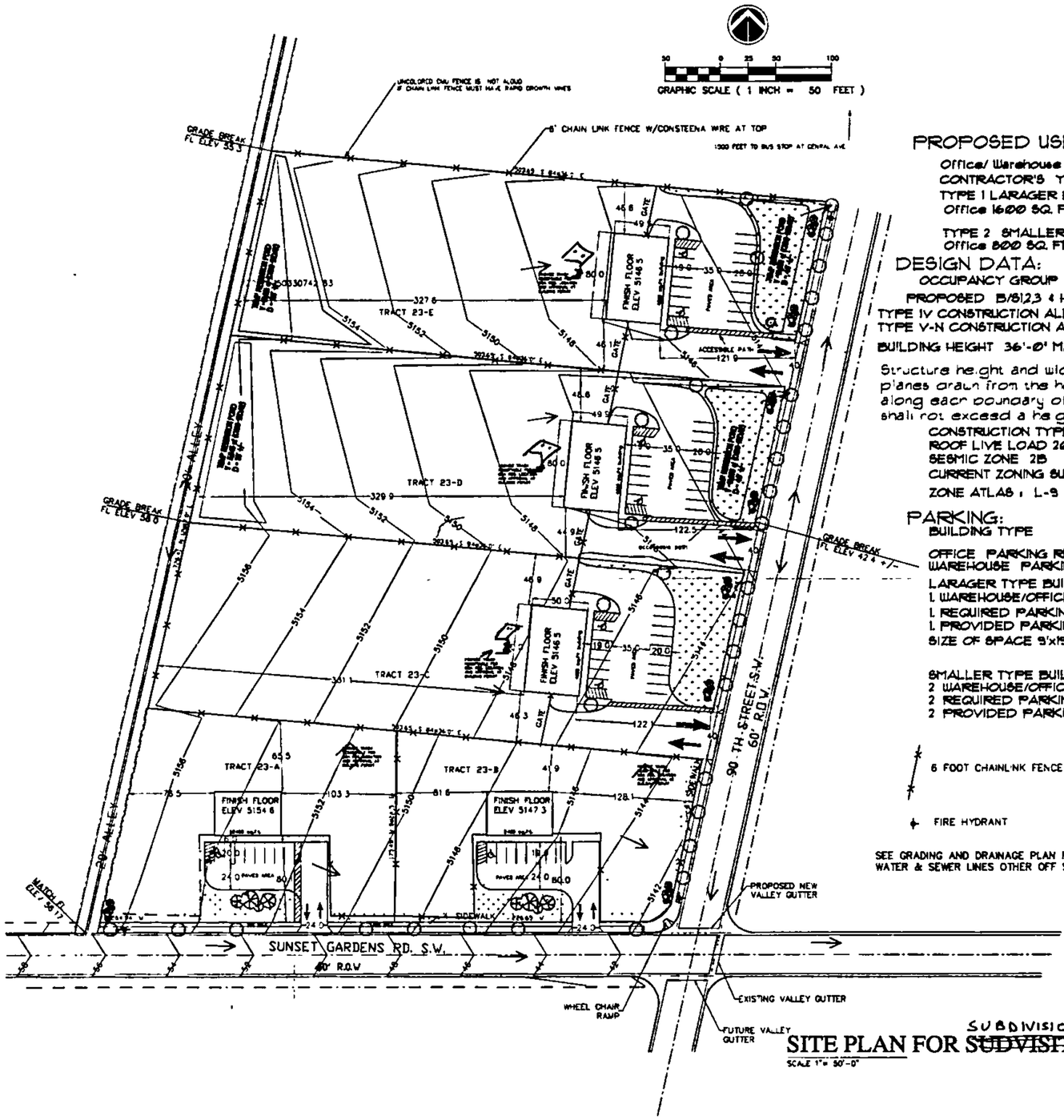
ORIGINAL

AGENT/OWNER	DEVELOPMENT REVIEW BOARD MEMBER APPROVALS	
Daniel Denton NAME (print)	DRB CHAIR 9/24/03 Date	PARKS & ~~GENERAL SERVICES~~ Recreation Christina Sandoval 9/24/03 Date
Mule Barn Enterprises FIRM	TRANSPORTATION DEVELOPMENT 9-24-03 Date	AMAFCA Date
SIGNATURE 9-24-2003 Date	UTILITY DEVELOPMENT 9/24/03 Date	Date
MAXIMUM TIME ALLOWED TO CONSTRUCT THE IMPROVEMENTS WITHOUT A DRB EXTENSION:	CITY ENGINEER 9/24/03 Date	Date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER



SITE PLAN FOR ~~SUBDIVISION~~ SUBDIVISION

SCALE 1" = 50'-0"

PROPOSED USE

Office/ Warehouse
CONTRACTOR'S YARD
TYPE I LARAGER BUILDING AREA 4000 SQ. FT
Office 1600 SQ. FT. / Warehouse 2400 SQFT.

TYPE 2 SMALLER BUILDING AREA 2400 SQ. FT
Office 800 SQ. FT. / Warehouse 1600 SQ. FT.

DESIGN DATA:

OCCUPANCY GROUP
PROPOSED B/S1,2,3 & H-4 & F-1,2,3,USES ALOUD
TYPE IV CONSTRUCTION ALLOWABLE AREA 2 STORY 12,000 SQFT.
TYPE V-N CONSTRUCTION ALLOWABLE AREA 2 STORY 8,000 SQFT.
BUILDING HEIGHT 36'-0" MAX. OR AS PER BELOW

Structure height and width shall fall within 45° angle planes drawn from the horizontal at the mean grade along each boundary of the premises, but a structure shall not exceed a height of 120 feet.

CONSTRUCTION TYPE V N
ROOF LIVE LOAD 20PSF
SESMIC ZONE 2B
CURRENT ZONING SU2-IP
ZONE ATLAS : L-9

PARKING:

BUILDING TYPE

OFFICE PARKING REQUIREMENT ONE/200 SQFT
WAREHOUSE PARKING REQUIREMENT ONE/PER EMPLOYEE

LARAGER TYPE BUILDING ON THREE LOTS
1. WAREHOUSE/OFFICE 2400/1600 = 10 SPACES
1. REQUIRED PARKING 10 SPACES
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SIZE OF SPACE 9'x19' MIN. MOST 9'x20'

SMALLER TYPE BUILDING ON 1 ACRE LOT
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6 FOOT CHAINLINK FENCE W/ CONWIRE AT TOP

FIRE HYDRANT

SEE GRADING AND DRAINAGE PLAN FOR PAVEING, CURB & GUTTER WATER & SEWER LINES OTHER OFF SITE INFRASTRUCTURE REQUIREMENTS

LANDSCAPING

NOTE LANDSCAPING PLAN FOR SITE PLAN ONLY EACH LOT MUST COMPLY WITH ALL REG & CODES AT TIME OF BUILDING PERMIT. AS WELL AS THE WEST ROUTE 66 SECTOR PLAN

ARIZONA ASH 2" CALIPER OR EQUAL
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PIEROCANTHA BAR BARRY OR SIMILAR

CLIMBING VINE OR HONEY SUCKLE

SMALL TREES OR SHUBS (LOW WATER USE)

GROUND COVER BARK & COLORED GRAVEL
IRRIGATION BY AUTOMATED DRIP SYSTEM
MAINTENANCE BY OWNER

GRAVELED LANDSCAPING AREA
LOW WATER USE PLANTS

NOTE ALL LANDSCAPING MUST COMPLY WITH ALL COA STANDARDS & REGULATIONS AS WILL AS WEST ROUTE 66 SECTOR DIV PLAN

PROJECT NUMBER: 1002322

Application Number: 03DRB-01050

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Traffic Engineering, Transportation Division	7-23-03 Date
Utilities Development	7/23/03 Date
Parks and Recreation Department	7/23/03 Date
City Engineer	7/23/03 Date
N/A * Environmental Health Department (conditional)	Date
Solid Waste Management	7-26-03 Date
DRB Chairperson, Planning Department	Date

*Environmental Health, if necessary

4-16-03

C-1

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Daniel Denton (505)-877-2402

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Albuquerque, New Mexico

GORDON ALLAN HALL
ARCHITECT
Mobile 505-480-4167
e-MAIL ghall@flyvizz.com

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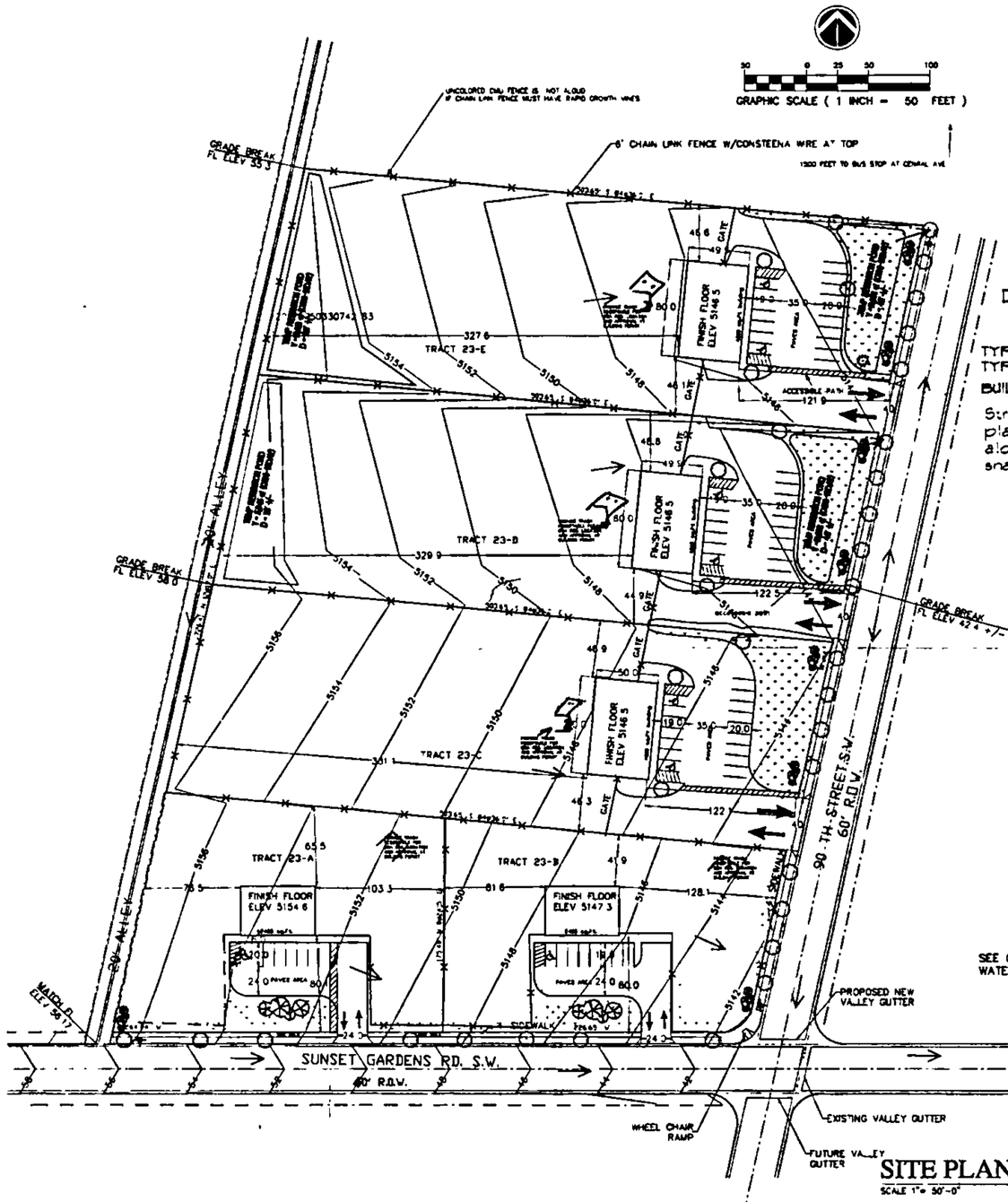

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Application Number: 03DRB-01050

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N/A * Environmental Health Department (conditional)	Date
Solid Waste Management	Date 7-26-03
DRB Chairperson, Planning Department	Date

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C-1

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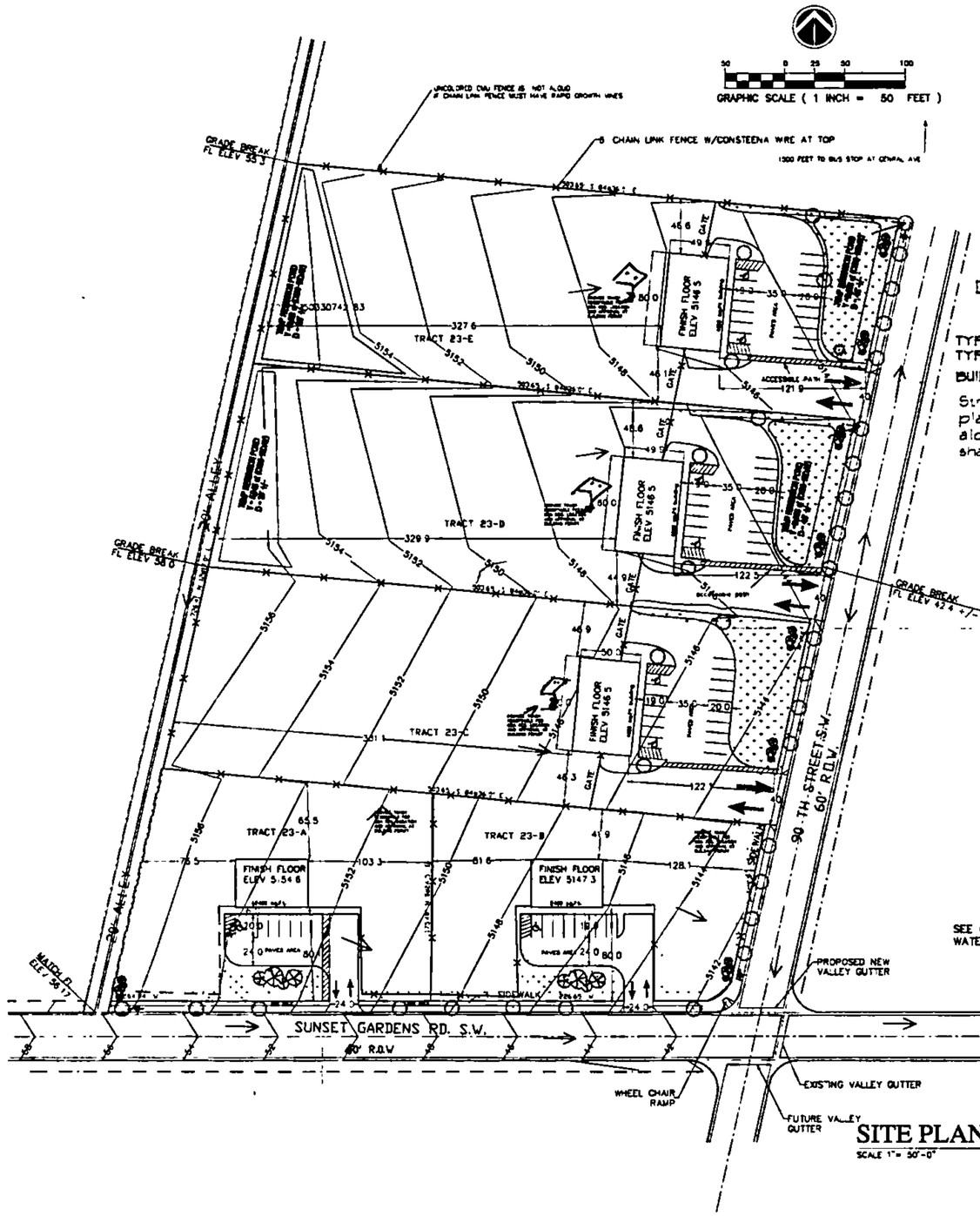

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C-1

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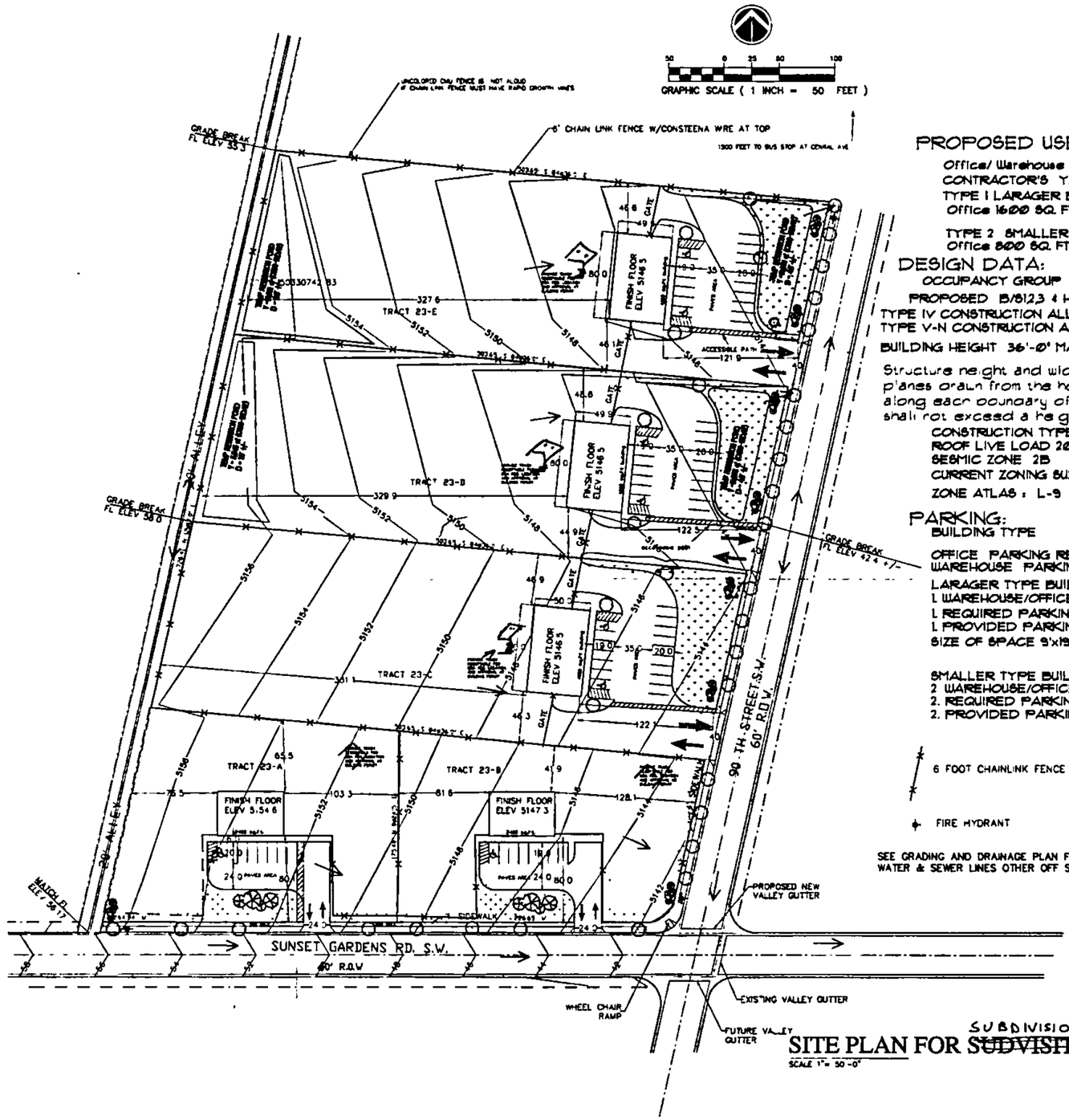

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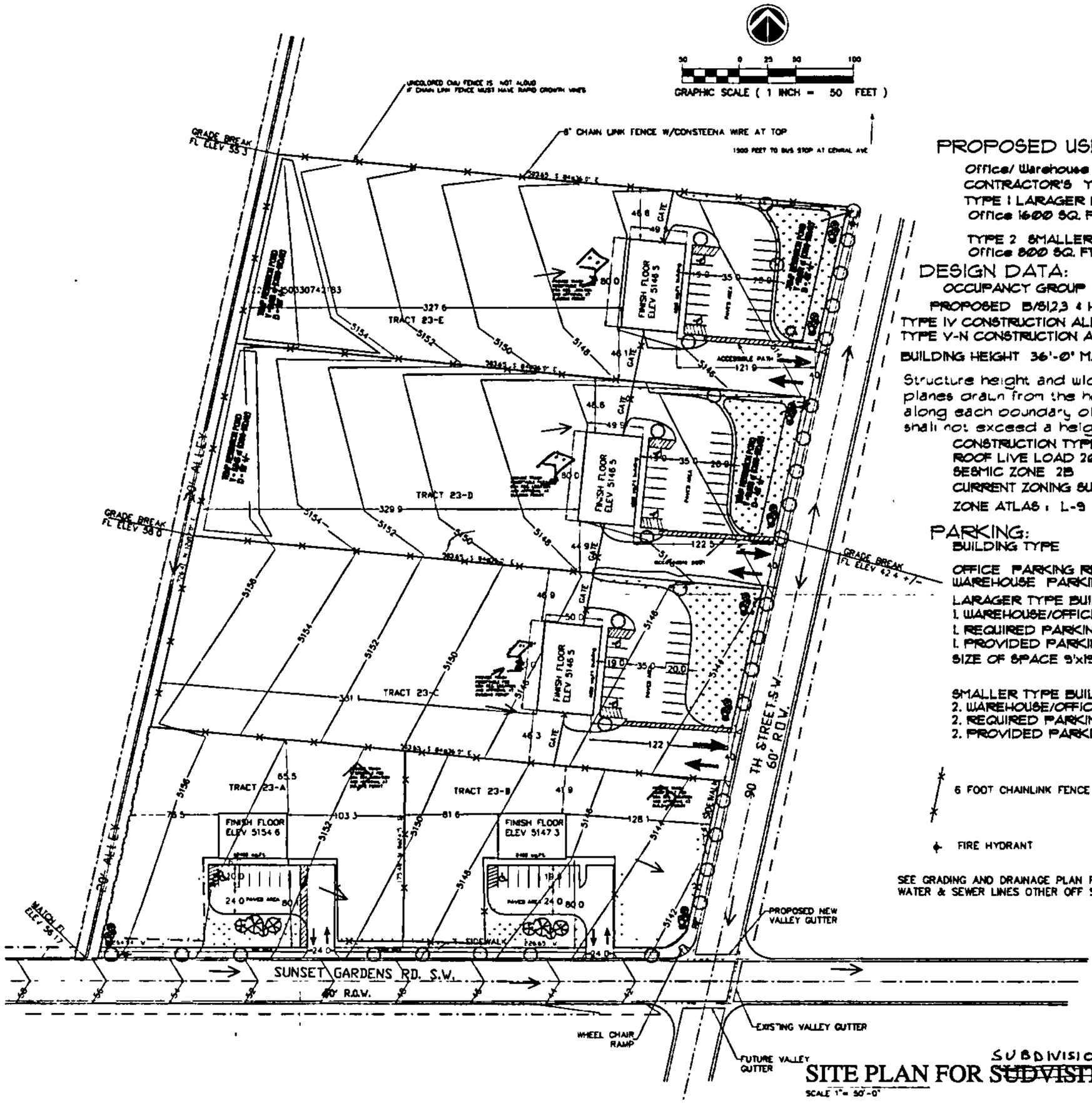

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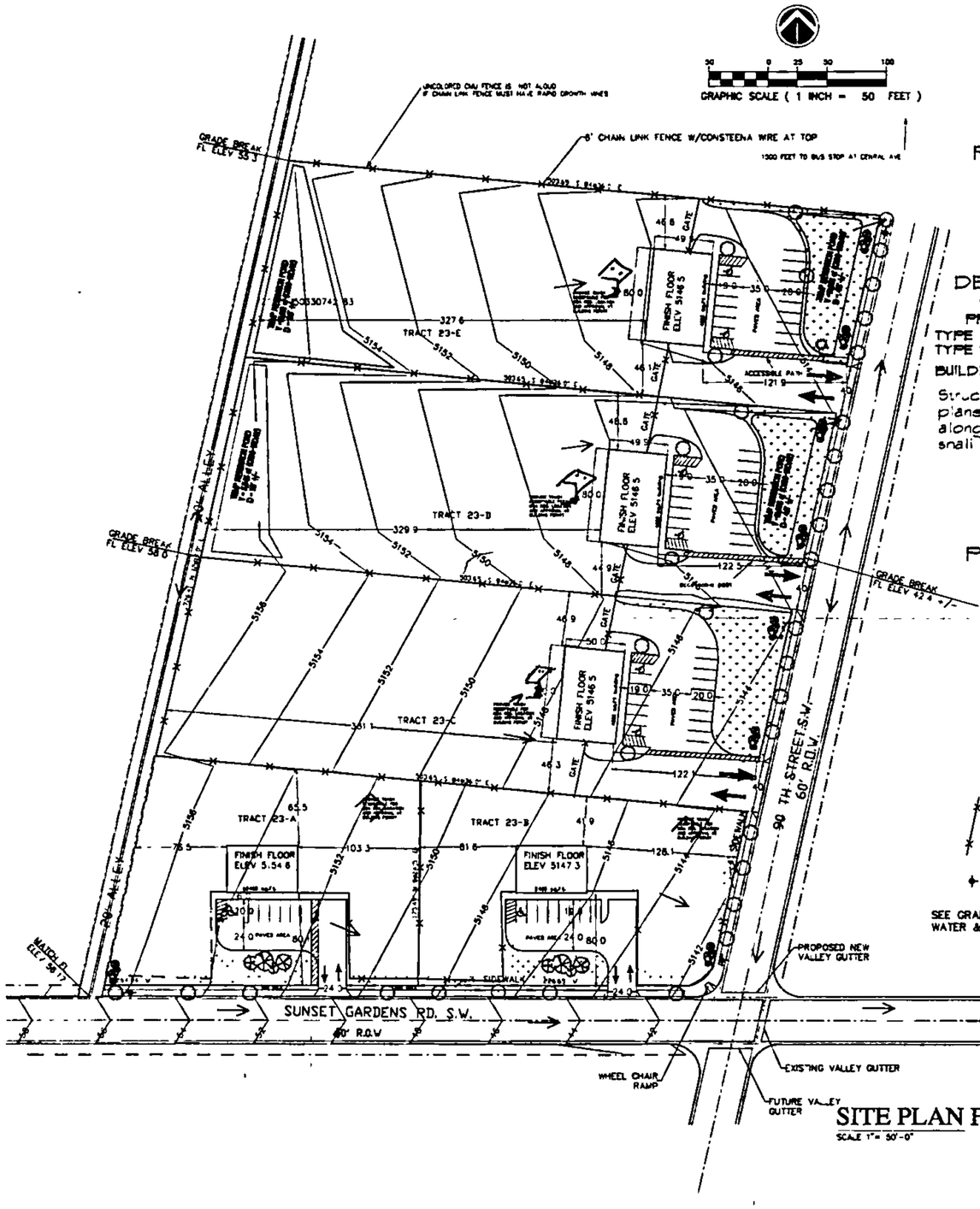
• NM Lic. GB 98 • 8138
Daniel Denton (505)-877-2402

SITE PLAN FOR ~~SUBDIVISITION~~ SUBDIVISION
For
ACME REAL ESTATE FUND LLC
90TH & SUNSET GRADENS SW
Albuquerque, New Mexico

GORDON ALLAN HALL
ARCHITECT
Mobile 505-480-4107
e-MAIL ghallmobile@yahoo.com
STATE OF NEW MEXICO
GORDON ALLAN HALL
No. 1005
REGISTERED ARCHITECT



SITE PLAN FOR ~~SUBDIVISITION~~ SUBDIVISION

SCALE 1" = 50'-0"

PROPOSED USE

Office/ Warehouse
CONTRACTOR'S YARD
TYPE I LARAGER BUILDING AREA 4000 SQ. FT
Office 1600 SQ. FT. / Warehouse 2400 SQ.FT.

TYPE 2 SMALLER BUILDING AREA 2400 SQ. FT
Office 800 SQ. FT. / Warehouse 1600 SQ. FT.

DESIGN DATA:

OCCUPANCY GROUP
PROPOSED B/S1,2,3 & H-4 & F-1,2,3,USES ALOUD
TYPE IV CONSTRUCTION ALLOWABLE AREA 2 STORY 12,000 SQ.FT.
TYPE V-N CONSTRUCTION ALLOWABLE AREA 2 STORY 8,000 SQ.FT.
BUILDING HEIGHT 36'-0' MAX. OR AS PER BELOW

Structure height and width shall fall within 45° angle planes drawn from the horizontal at the mean grade along each boundary of the premises, but a structure shall not exceed a height of 120 feet.

CONSTRUCTION TYPE V N
ROOF LIVE LOAD 20PSF
SEISMIC ZONE 2B
CURRENT ZONING SU2-IP
ZONE ATLAS : L-9

PARKING:

BUILDING TYPE

OFFICE PARKING REQUIREMENT ONE/200 SQFT
WAREHOUSE PARKING REQUIREMENT ONE/PER EMPLOYEE

LARAGER TYPE BUILDING ON THREE LOTS
1. WAREHOUSE/OFFICE 2400/1600 = 10 SPACES
1. REQUIRED PARKING 10 SPACES
1. PROVIDED PARKING 16 SPACES
SIZE OF SPACE 9'x19' MIN. MOST 9'x20'

SMALLER TYPE BUILDING ON 1 ACRE LOT
2 WAREHOUSE/OFFICE 1600/800 = 6 SPACES
2 REQUIRED PARKING 6 SPACES
2 PROVIDED PARKING 8 SPACES

6 FOOT CHAINLINK FENCE W/ CONWIRE AT TOP

FIRE HYDRANT

SEE GRADING AND DRAINAGE PLAN FOR PAVEING, CURB & GUTTER WATER & SEWER LINES OTHER OFF SITE INFRASTRUCTURE REQUIREMENTS

LANDSCAPING

NOTE LANDSCAPING PLAN FOR SITE PLAN ONLY EACH LOT MUST COMPLY WITH ALL REG & CODES AT TIME OF BUILDING PERMIT. AS WELL AS THE WEST ROUTE 66 SECTOR PLAN

ARIZONA ASH 2" CALIPER OR EQUAL
MODESTO ASH 2" CALIPER OR EQUAL
HONEY LOCUS 2" CALIPER OR EQUAL

PINION PINE 2" CALIPER OR EQUIL

PIERCOCANTHA BAR BARRY OR SIMILAR

CLIMBING VINE OR HONEY SUCKLE

SMALL TREES OR SHUBS (LOW WATER USE)

GROUND COVER BARK & COLORED GRAVEL
IRRIGATION BY AUTOMATED DRIP SYSTEM
MAINTENANCE BY OWNER

GRAVELED LANDSCAPING AREA
LOW WATER USE PLANTS

NOTE ALL LANDSCAPING MUST COMPLY WITH ALL COA STANDARDS & REGULATIONS AS WILL AS WEST ROUTE 66 SECTOR DIV PLAN

PROJECT NUMBER: 1002322

Application Number: 03DRB-01050

DRB SITE DEVELOPMENT PLAN APPROVAL:

Traffic Engineering, Transportation Division	7-23-03 Date
Utilities Development	7/23/03 Date
Parks and Recreation Department	7/23/03 Date
City Engineer	7/23/03 Date
* Environmental Health Department (conditional)	N/A Date
Solid Waste Management	8-26-03 Date
DRB Chairperson, Planning Department	Date

*Environmental Health, if necessary

4-19-03

C-1

Mule Barn Enterprises
• Construction Management Consulting
• CAD Drafting Services
• 3D Modeling & Rendering
• NM Lic. GB 98 • 81138
Daniel Denton (505) 877-2402

SUBDIVISION

SITE PLAN FOR ~~SUBDIVISITION~~
For
ACME REAL ESTATE FUND LLC
90TH & SUNSET GRADENS SW
Albuquerque, New Mexico

GORDON ALLAN HALL
ARCHITECT
Mobile 505-450-4161
e-MAIL ghall@MRELV.COM
STATE OF NEW MEXICO
GORDON ALLAN HALL
No. 1005
REGISTERED ARCHITECT

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

PAID RECEIPT

APPLICANT NAME ACME REAL ESTATE FUND LLC

AGENT RESOURCE TECHNOLOGY INC

ADDRESS 5501 JEFFERSON BLVD. NE STE 200

PROJECT & APP # 1002322/05DRB 01372

PROJECT NAME 90th & SUNSET GARDENS SW

$ _____ 441032/3424000 Conflict Management Fee

$ 50.00 441006/4983000 DRB Actions

$ _____ 441006/4971000 EPC/AA/LUCC Actions & All Appeals

$ _____ 441018/4971000 Public Notification

$ _____ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY***
( )Major/Minor Subdivision ( )Site Development Plan ( )Bldg Permit
( ) Letter of Map Revision ( )Conditional Letter of Map Revision
( ) Traffic Impact Study

$ 50.00 TOTAL AMOUNT DUE

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

Counterreceipt.doc 6/21/04

City Of Albuquerque
Treasury Division

8/29/2005 9:24AM LOC: ANNX
RECEIPT# 00045846 WS# 006 TRANS# 0013
Account 441006 Fund 0110
Activity 4983000 TRSCXG
Trans Amt $50.00
J24 Misc
$50.00
CK $20.00
CA $30.00
CHANGE $0.00

City of Albuquerque

DEVELOPMENT/ PLAN REVIEW APPLICATION

SUBDIVISION
- X Major Subdivision action
- ___ Minor Subdivision action
- ___ Vacation
- ___ Variance (Non-Zoning)

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

STORM DRAINAGE
- ___ Storm Drainage Cost Allocation Plan

Supplemental form

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

V

P

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

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

APPLICANT INFORMATION:

NAME: ACME REAL ESTATE FUND LLC PHONE: 463-1740
ADDRESS: PO Box 3176 FAX:
CITY: ALBUQUERQUE STATE NM ZIP 87190 E-MAIL:
Proprietary interest in site: OWNER List all owners:
AGENT (if any): ANGELO GINERIS PHONE: 263-6399
ADDRESS: 6601 COORS NW - SUITE G FAX: 898-7725
CITY: ALBUQUERQUE STATE NM ZIP 87120 E-MAIL:

DESCRIPTION OF REQUEST: EXTENSION OF PRELIMINARY PLAT APPROVAL

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

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

~~Lot or~~ Tract No. 23 Block: 11 Unit:
Subdiv. / Addn. ORIGINAL TOWNSITE OF WESTLAND
Current Zoning: SU-2-IP Proposed zoning: SAME
Zone Atlas page(s): L-9-Z No. of **existing** lots: 1 No. of **proposed** lots: 5
Total area of site (acres): 8.06 Density if applicable: dwellings per gross acre: NA dwellings per net acre: NA
Within city limits? X Yes. No___, but site is within 5 miles of the city limits.) Within 1000FT of a landfill? NO
UPC No. 100905628747020904 MRGCD Map No.
LOCATION OF PROPERTY BY STREETS: On or Near: 90th and SUNSET GARDENS SW
Between: NW CORNER and

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_,Z_, V_, S_, etc.): 02DRB-01666 03DRB-00420, 03DRB-00349

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

SIGNATURE Angelo Gineris DATE 9-10-04
(Print) ANGELO GINERIS, Agent ___ Applicant ___ Agent

FOR OFFICIAL USE ONLY Form revised 4/04

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

Application case numbers	Action	S.F.	Fees
04DRB-01396	EPP	S(3)	$ 0
	CMF		$ 20.00
			$
			$
			$
			Total $ 20.00

Hearing date 9-22-04

9-10-04
Planner signature / date

Project # 1002322

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" - 6 copies. (6) ✓
✓ Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
✓ Letter briefly describing, explaining, and justifying the request
✓ Copy of previous D.R.B. approved infrastructure list
✓ Copy of the LATEST Official D.R.B. Notice of approval for Preliminary Plat Extension request
✓ Any original and/or related file numbers are listed on the cover application
Extensions are not reviewed through internal routing.
Extension of preliminary plat approval expires after one year.

☐ **MAJOR SUBDIVISION FINAL PLAT APPROVAL** **Your attendance is required.**

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

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

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

ANGELO GINERIS
Applicant name (print)

Angelo Gineris 9-10-04
Applicant signature / date

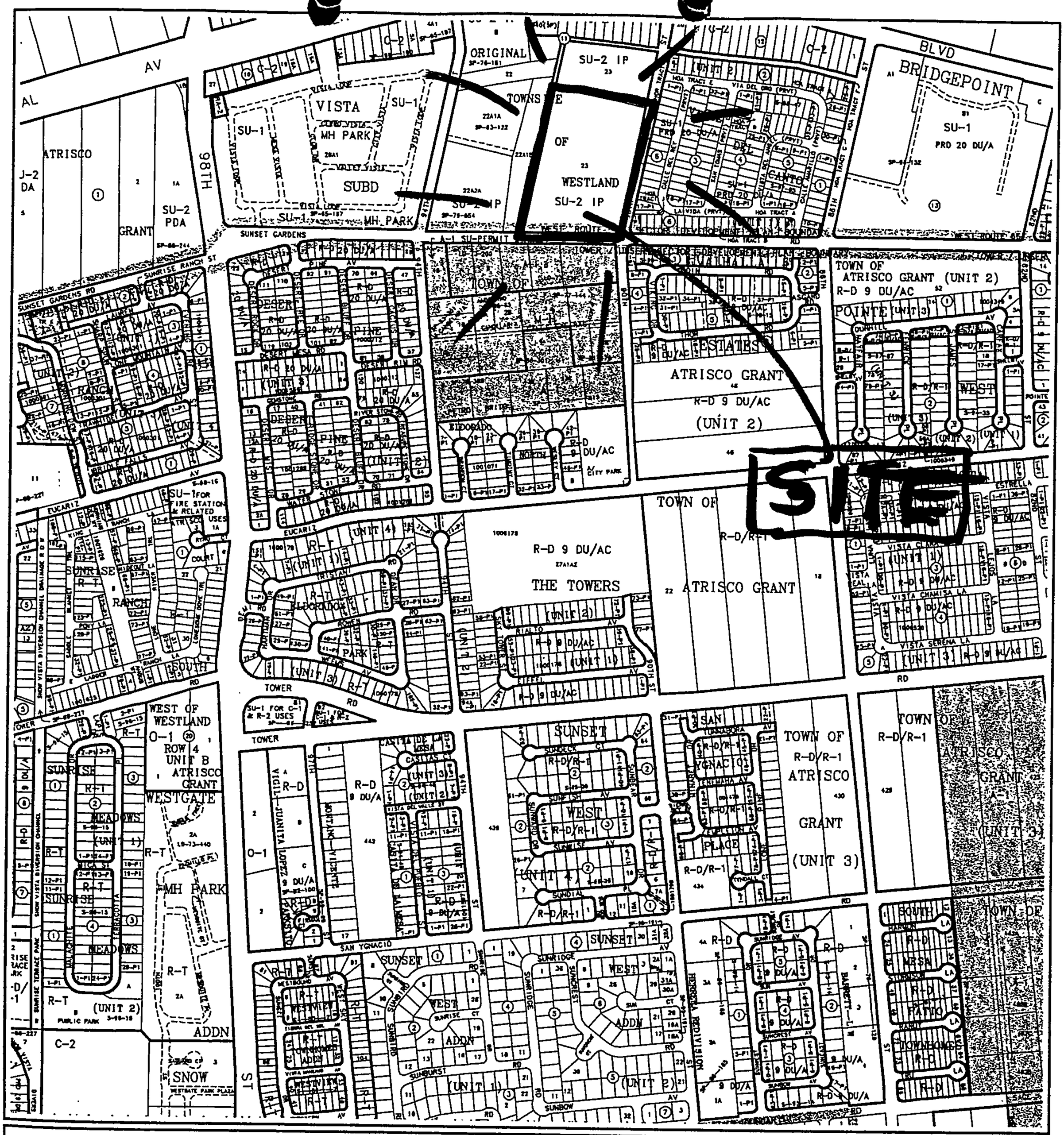
Form revised 3/03, 8/03, 11/03 & 8/04

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

Application case numbers
04DRB - ____ - 01396
____ - ____ - ____
____ - ____ - ____

Robin Sparks 9-10-04
Planner signature / date

Project # 1002322


SITE
ATRISCO GRANT
R-D 9 DU/AC
(UNIT 2)
TOWN OF
ATRISCO GRANT (UNIT 2)
R-D 9 DU/AC
THE TOWERS
R-D 9 DU/AC
TOWN OF
R-D/R-1
ATRISCO
GRANT
(UNIT 3)
TOWN OF
R-D/R-1
ATRISCO
GRANT
(UNIT 3)
ORIGINAL
TOWNSITE
OF
WESTLAND
SU-2 IP
VISTA
MH PARK
SUBD
SU-1
SU-2 PDA
ATRISCO
GRANT
BRIDGEPOINT
SU-1
PRD 20 DU/A
WEST OF
WESTLAND
O-1
ROW 4
UNIT B
ATRISCO
GRANT
WESTGATE
MH PARK
ADDN
SNOW
C-2
R-T
R-D
O-1
SUNSET
WEST
ADDN
SUNRIDGE
SUNCREST
SUNBURST
SUNBOW
SAN YGNACIO
SUNSET
WEST
ADDN
SUNRISE
SUNRIDGE
SUNCREST
SUNBURST
SUNBOW
(UNIT 1)
(UNIT 2)
(UNIT 3)
(UNIT 4)
SAN
YGNACIO
PLACE
R-D/R-1
TOWN OF
R-D/R-1
ATRISCO
GRANT
(UNIT 3)
SOUTH
MESA
PATIO
TOWNHOMES
R-D
R-D
9 DU/A
HERSHEL
DIVISION
BARRETT
ST
ST
ST

Current DRC Project Number: ORIGINAL

Figure 12

INFRASTRUCTURE LIST

Date Submitted: 9-24-2003
Date Site Plan Approved: 7/23/03
Date Preliminary Plat Approved: 9/24/03
Date Preliminary Plat Expires: 9/24/03
DRB Project No.: 1002322
DRB Application No.: 03-00420

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

8 ACRE PROPERTY AT 90TH STREET & SUNSET GARDENS ROAD
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

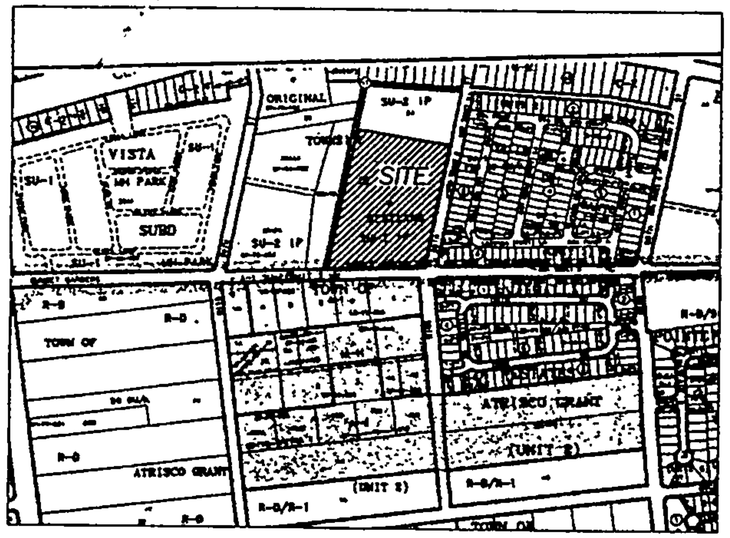
TRACT 23, BLOCK 11, ORIGINAL TOWNSITE OF WESTLAND
EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. The 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 the 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.

PLAT OF
TRACTS 23–A, 23–B, 23–C, 23–D and 23–E
BLOCK 11
ORIGINAL TOWNSITE OF WESTLAN[
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

A REPLAT OF A PORTION OF TRACT 23, BLOCK 11,
ORIGINAL TOWNSITE OF WESTLAND

NOVEMBER 2001



'ICINITY MAP SCALE: 1" = 750'

'BDIVISION DATA

DRB Proj. No.

Zone Atlas Index No. L–9

Current Zoning SU–2 IP

Gross acreage 8.0601 ac.

Total Number of Lots created – 5 –

This plat has been prepared for the purposes of creating five tracts, dedication of additional right–of–way and granting of a public utility easement.

ES

Bearings shown on this plat are New Mexico State Plane Grid Bearings, Central Zone, 1927.

Record bearings and distances are shown in parenthesis. Record bearings and nces are taken from Plat of "ORIGINAL TOWNSITE OF WESTLAND", recorded May 1935, Volume D, folio 53.

Monuments recovered and accepted or reset are noted on inscribed plat.

Easements Granted by this plat are as follows:

A. Ten fe[illegible]) Public utility easement along street Rights of Way.

additional right–of–way is dedicated by this plat in fee simple with warranty ants to the City of Albuquerque.

FOR BERNALILLO COUNTY TREASURER'S OFFICE USE ONLY

IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON

'ERTY OWNER OF RECORD:

ALILLO COUNTY TREASURER'S OFFICE

DESCRIPTION

Tract numbered Twenty–three (23), in Block numbered Eleven (11), except the northerly Three Hundred feet (N.ly 300') thereof, of the ORIGINAL TOWNSITE OF WESTLAND, Bernalillo County, New Mexico, as the same is shown and designated on the Plat thereof, filed in the Office of the County Clerk of Bernalillo County, New Mexico, on March 12, 1935, in Plat Book D, Folio 53, and being more particularly described as follows:
BEGINNING at the Northeast corner of the property herein described, being a point on the Westerly right of way line of 90th Street, S.W., from whence the ACS Monument "7–K10" bears N 61° 45' 06" E, 3,933.76 feet distant; THENCE along said westerly right of way line, S 12° 41' 04" W, 677.90 feet to the Southeast corner, being the intersection of said westerly right of way line and the northerly right of way line of Sunset Gardens Road, S.W.; THENCE leaving said westerly right of way line and traveling along said northerly right of way line, N 89° 35' 55" W, 511.74 feet to the Southwest corner; THENCE leaving said right of way line, N 12° 41' 04" E, 726.41 feet to the Northwest corner; THENCE S 84° 11' 55" E, 503.66 feet to the Point of Beginning and containing 8.0601 acres, more or less.

FREE CONSENT

The replat of a portion of Tract 23, Block 11 of ORIGINAL TOWNSITE OF WESTLAND, as described above, together with granting of a 10' Public Utility Easement and dedication of Additional Right of Way to the City of Albuquerque in fee simple with warranty covenants is with the free consent of and in accordance with the desires of the undersigned owner(s).

ACKNOWLEDGEMENT

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO) ss

On this _____ day of _____, 20____, the foregoing instrument was acknowledged before me by _____.

My Commission expires _____

Notary Public

APPROVALS as specified by the City of Albuquerque Subdivision Ordinance:
PROJECT NO. _____

Planning Director, City of Albuquerque — Date

Property Management, City of Albuquerque — Date

Traffic Engineer, City of Albuquerque — Date

Water Utilities Department, City of Albuquerque — Date

City Surveyor, City of Albuquerque — Date

Parks and Recreation, City of Albuquerque — Date

A.M.A.F.C.A. — Date

City Engineer, City of Albuquerque — Date

SURVEYOR'S CERTIFICATE

I, Thomas D. Johnston, licensed as a Professional Surveyor under the laws of the State of New Mexico, do hereby certify that this plat was prepared by me or under my supervision, that I am responsible for this plat, that it shows all easements of the recorded plat and made known to me by the title company, utility companies or by the owner of record, meets the minimum standards for monumentation and surveys of the Albuquerque Subdivision Ordinance, and meets the Minimum Standards for Land Surveys as adopted by the New Mexico State Board of Licensure for Professional Engineers and Surveyors, effective October 1, 2000 and is true and correct to the best of my knowledge and belief.

Thomas D. Johnston, N.M.P.S. No. 14269 — Date

INDEXING INFORMATION FOR COUNTY CLERK
OWNERS:

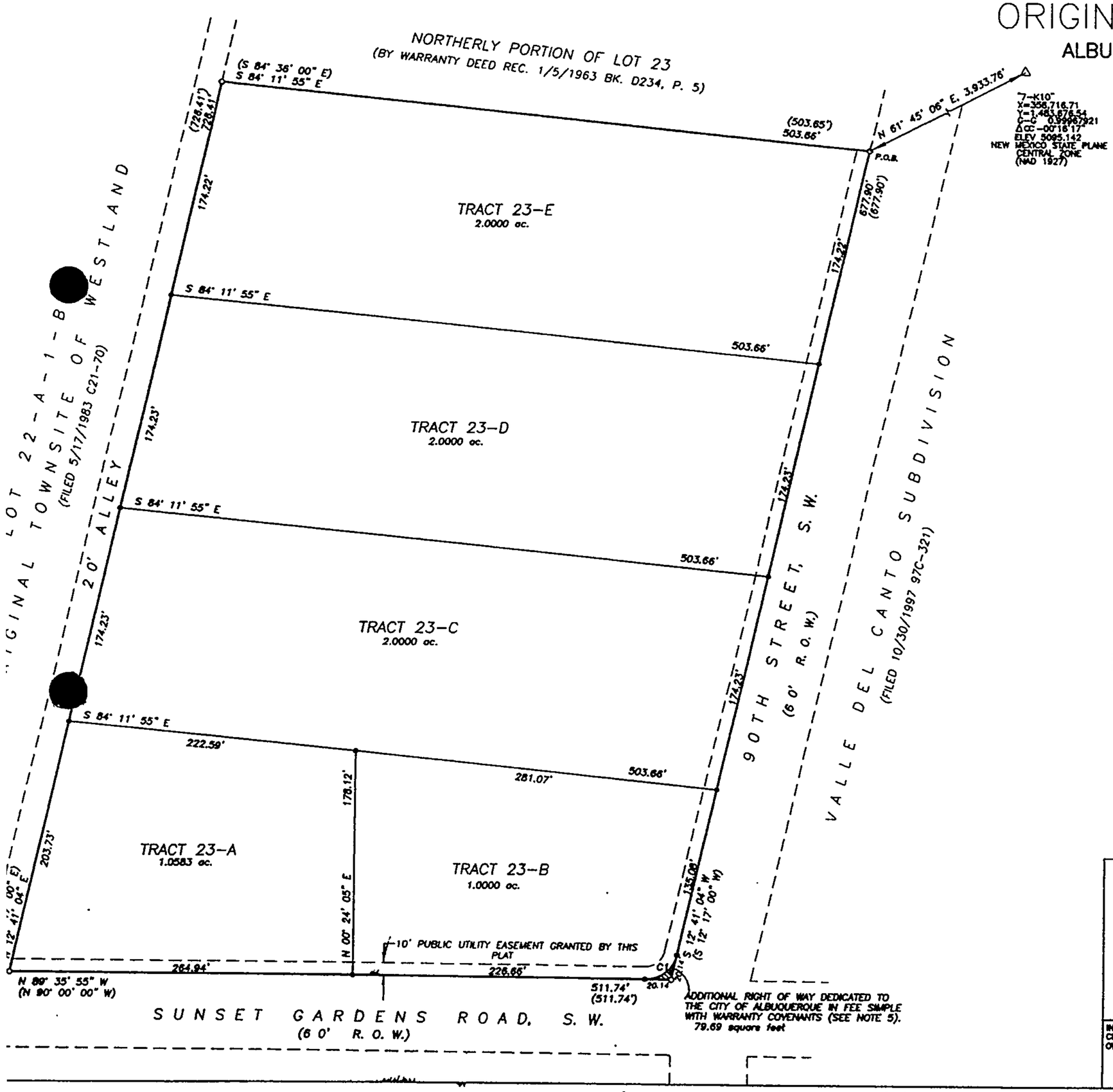
WAYJOHN
SURVEYING, INC
330 LOUISIANA BLVD., N.E
ALBUQUERQUE, N.M. 8710
PHONE: 255-2052 FAX: 255-2887

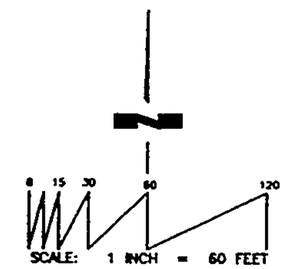
DRAWN: T D J	SCALE: 1" = 60'	FILE NO. SP–11–02–200
CHECKED: T D J		
DRAWING NO. SP110201.DWG	14 NOV 2001	SHEET 1 OF

PLAT OF
TRACTS 23–A, 23–B, 23–C, 23–D and 23–E
BLOCK 11
ORIGINAL TOWNSITE OF WESTLAND
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO

A REPLAT OF A PORTION OF TRACT 23, BLOCK 11,
ORIGINAL TOWNSITE OF WESTLAND

NOVEMBER 2001





LEGEND:

- ○ FOUND #4 REBAR AND CAP "PS 11463"
- • SET #4 REBAR AND CAP "PS 14269"

ALL FOUND AND ACCEPTED MONUMENTS TAGGED WITH WASHER "PS 14269"

CURVE INFORMATION				
CURVE NO.	RADIUS	LENGTH	CENTRAL ANGLE	CHORD
C1	25.00'	33.91'	77°43'01"	S 51° 32' 34" W, 31.37'

WAYJOHN SURVEYING, INC
330 LOUISIANA BLVD., N.E.
ALBUQUERQUE, N.M. 87108
PHONE: 255-2052 FAX: 255-2887

INDEXING INFORMATION FOR COUNTY CLERK
OWNERS:

DRAWN: T D J	SCALE: 1" = 60'	FILE NO. SP-11-02-2001
CHECKED: T D J		
DRAWING NO. SP110201.DWG	14 NOV 2001	SHEET 2 OF

ORIGINAL

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		Paving							
		20' wide	Arterial Paving w/standard curb and gutter, 4' sidewalk west side	90th Street	Sunset Gardens Road	Public Alley north of Valle del Canto Subdivision			
		20' wide	Arterial Paving w/standard curb and gutter, 4' sidewalk north side	Sunset Gardens Road	90th Street	West property line of Tract 23-A			
		4' wide	Temporary Paving	Sunset Gardens Road	90th Street	West property line of Tract 23-A			

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		20' wide	Residential Paving w/standard curb and gutter	Public Alley	Sunset Gardens Road	North property line of Tract 23-E			
		10' wide	Concrete paving	90th Street	West curb & gutter	Public Alley north of Valle del Canto Subdivision			
		Utilities							
		8"	Waterline	Sunset Gardens Road	94th Street	90th Street			
		12"	Waterline	90th Street	Sunset	North			

ORIGINAL

				Gardens Road	Property Line	
	8"	Sanitary Sewer Line	90th Street	MH #164 at the projection of Odin Road	North property line of Tract 23-E	
	8"	Sanitary Sewer Line	Sunset Gardens Road	90th Street	West property line of Tract 23-A	

NOTES

1) Paving Items include Residential street lights per DPM
2) Paving Items include *Residential sidewalks to be deferred
3) Grading and Drainage Certification is required prior to release of Financial Guarantees
4) Waterlines include valves, fittings and services
5) Storm Drain includes catch basins, connector pipes, manholes and outlet structures
6) Sanitary Sewer Lines include manholes and services

ORIGINAL

AGENT/OWNER	DEVELOPMENT REVIEW BOARD MEMBER APPROVALS	
Daniel Denton NAME (print)	DRB CHAIR — Date: 9/24/03	PARKS & ~~GENERAL SERVICES~~ Recreation — Christina Sandoval — Date: 9/24/03
Mule Barn Enterprises FIRM	TRANSPORTATION DEVELOPMENT — Date: 9-24-03	AMAFCA — Date
SIGNATURE — Date: 9-24-2003	UTILITY DEVELOPMENT — Date: 9/24/03	Date
MAXIMUM TIME ALLOWED TO CONSTRUCT THE IMPROVEMENTS WITHOUT A DRB EXTENSION: _____	CITY ENGINEER — Date: 9/24/03	Date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER

OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

9-25-2003

1. Project # 1002322
03DRB-00420 Major - Preliminary Plat Plat Approval and Major - Final Plat Approval

MULE BARN ENTERPRISE 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, **ORIG. SITE OF WESTLAND,** zoned SU-2 special neighborhood zone- IP, located on the westside of 90th ST SW, between CENTRAL AVE SW and SUNSET GARDENS RD SW containing approximately 9 acre(s). [REF: 02DRB-01666 SK, 03DRB-00420 PP, 03DRB-00349 PUFF] **[NO NEW SUBMITTAL]** (L-9)

At the September 24, 2003, Development Review Board meeting, with the signing of the infrastructure list dated 9/24/03 and approval of the grading plan engineer stamp dated 5/22/03 the preliminary plat was approved. Final plat was indefinitely deferred for the Subdivision Improvements Agreement (SIA).

If you wish to appeal this decision, you must do so by October 9, 2003, in the manner described below.

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

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

Sheran Matson, AICP, DRB Chair

Cc: Acme Real Estate Fund LLC, P.O. Box 3176, 87190
Mule Barn Enterprises, 2903 El Corto Dr SW, 87105
Arlene Portillo, Planning Department, 4th Floor, Plaza del Sol Bldg.
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg
File

MULE BARN ENTERPRISES

CUSTOM HOMES

Steel Building & Barns

SPECIALIZING IN OWNER/BUILDER CONSULTING

&

Environmentally Friendly and ENERGY Efficient CONSTRUCTION

DESIGNERS / CONSTRUCTION MANAGERS / CONSTRUCTORS

Design / Build General Contractor GB-98- Lic. 81138

September 3, 2004

City of Albuquerque
Sharon Matson
DRB Chair
Planning Dept.
600 2nd St. NW –
Albuquerque, NM 87103

Ref: Project # 1002322

Ref: **request for an extension of** ~~**required improvements and infrastructure requirements**~~ PRELIMINARY PLAT APPROVAL DUE TO FUNDING/MONEY ISSUES.

I would like to request an extension for ~~the required site improvements and off-site infrastructure improvements~~ AS REFERENCED ABOVE.

I would like to allow Mr. Eddie Ray managing partner in Acme Real Estate Fund LLC. or his assignee to file for this extension .
ANGELO GINERIS 263-6399

If you need any other information or documentation please call Daniel 220-3197

Sincerely,

Daniel Denton
Owner/Project Manager

2903 EL CORTO DR SW • ALBUQUERQUE, NEW MEXICO • 87105
PHONE: 505-877-2402 • MOBILE 505-220-3197 • FAX: 505-452-2654

Rec'd 7-6-04 AH

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

September 24, 2003

Project # 1002322
03DRB-00420 Major-Final Plat Approval

MULE BARN ENTERPRISE 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, **ORIG. SITE OF WESTLAND,** zoned SU-2 special neighborhood zone- IP, located on the westside of 90th ST SW, between CENTRAL AVE SW and SUNSET GARDENS RD SW containing approximately 9 acre(s). [REF: 02DRB-01666 SK, 03DRB-00420 PP, 03DRB-00349 P&F] **[NO NEW SUBMITTAL]** (L-9)

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

Letters sent to Westgate Heights (R) and Valle Del Canto Home Owners Assn., Neighborhood Assn.

APS	No comments received.
Police Department	No adverse comments.
Fire Department	No adverse comments.
PNM Gas	Approves.
PNM Electric	Approves.
Comcast	No comments received.
QWEST	No comments received.
Environmental Health	Site is not within 1000 feet of a landfill. No comment.
M.R.G.C.D.	No comments received.

Open Space Division — No adverse comments.

City Engineer — An executed Subdivision Improvements Agreement is required for Final Plat approval.

Transportation Development — No adverse comments.

Parks & Recreation

Don't anticipate any objections, but without a new submittal cannot be sure of that.

Utilities Development — No objection to Preliminary Plat approval.

Planning Department

The preliminary plat was never approved due to no shows on the part of the agent. Defer to Hydrology, Transportation & Water Utilities for infrastructure list approval.

The final plat will be approved providing all conditions of preliminary plat are met first. AGIS dxf file approval is required before Planning signs the final plat.

Planning must record this plat. Please contact Claire at 924-3946 for details on the process.

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

cc: Acme Real Estate Fund LLC, P.O. Box 3176,87190
Mule Barn Enterprises, Attn: Daniel Denton, 2903 El Corte Dr SW, 87105

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

PAID RECEIPT

APPLICANT NAME Acme Real Estate Fund

AGENT Angelo Gineris

ADDRESS 6601 Coors Blvd NW

PROJECT & APP # 1002322/04 DRB 01396

PROJECT NAME Orig. Townsite of Westland Tr 23

$ 20.00 **441032/3424000 Conflict Management Fee**

$ _____ **441006/4983000 DRB Actions**

$ _____ **441006/4971000 EPC/AA/LUCC Actions & All Appeals**

$ _____ **441018/4971000 Public Notification**

$ _____ **441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY*****
( )Major/Minor Subdivision ( )Site Development Plan ( )Bldg Permit
( ) Letter of Map Revision ( )Conditional Letter of Map Revision
( ) Traffic Impact Study

$ 20.00 **TOTAL AMOUNT DUE**

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

City Of Albuquerque
Treasury Division

9/10/2004 11:37AM LOC: ANNX
RECEIPT# 00029037 WS# 006 TRANS# 0023
Account 441032 Fund 0110
Activity 3424000 TRSEJA
Trans Amt $20.00
J24 Misc $20.00
CK $20.00
CHANGE $0.00

Thank You

Counterreceipt.doc 6/21/04

City of Albuquerque

DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION S

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

SITE DEVELOPMENT PLAN P

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

Supplemental form

ZONING & PLANNING Z

___ Annexation
___ Zone Map Amendment (Establish or Change Zoning)
___ Sector Plan (Phase I, II, III)
___ Amendment to Sector, Area, Facility or Comprehensive Plan
___ Text Amendment (Zoning Code/Subdivision Regulations)

APPEAL / PROTEST of... A

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

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

APPLICANT INFORMATION:

NAME: ACME Real Estate Fund LLC PHONE: 463-1740
ADDRESS: P.O. Box 3176 FAX: ____
CITY: ALB STATE NM ZIP 87190 E-MAIL: ____
Proprietary interest in site: Owner/partner
AGENT (if any): Mule Barn Enterprise/DANIEL DENTON PHONE: 220-3197
ADDRESS: 2903 EL CORTO DR SW FAX: 452-2658
CITY: ALB STATE NM ZIP 87105 E-MAIL: dandenton@worldnet.att.net

DESCRIPTION OF REQUEST: Submittal of Requested Info - DRB, SDP for Subdivision Sum

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. 23 Block: 11 Unit: ____
Subdiv. / Addn. ORIGINAL Townsite of Westland
Current Zoning: SU 2-IP Proposed zoning: Same
Zone Atlas page(s): L-9 No. of existing lots: 1 No. of proposed lots: 5
Total area of site (acres): 8.06 Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A
Within city limits? X Yes. No___, but site is within 5 miles of the city limits.) Within 1000FT of a landfill? NO
UPC No. 100905628474702 0904 MRGCD Map No. ____
LOCATION OF PROPERTY BY STREETS: On or Near: 90th SW and Sunset Gardens SW
Between: NW Corner and ____

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_,Z_, V_, S_, etc.): 02DRB-01606 SK (1002322) 03DRB-00420 PP, 03DRB-00349 PA & FPA

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

SIGNATURE ____ DATE 6-27-2003
(Print) DANIEL DENTON ___ Applicant ___ Agent

Form revised 9/01, 3/03

FOR OFFICIAL USE ONLY

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

Application case numbers			Action	S.F.	Fees
03DRB	-	-01050	SDP4S/D	P(2)	$ 385.00
	-	- ADVERT	✓NOTIF.	FEE	$ 75.00
	-	-			$
	-	-			$
	-	-			$
	-	-			$
					Total $ 460.00

Hearing date JULY 23, 03

Planner signature / date 6/27/03

Project # 1002322

FORM P(2): SITE PLAN REVIEW - D.R.B. PUBLIC HEARING

☐ SITE DEVELOPMENT PLAN FOR SUBDIVISION

- ✓ Scaled site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **24** copies for DRB public hearings
- ✓ Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- ✓ Letter briefly describing, explaining, and justifying the request
- ✓ Letter of authorization from the property owner if application is submitted by an agent
- ✓ Copy of the document delegating approval authority to the DRB
- ✓ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- ✓ Sign Posting Agreement
- ✓ 6 copies of the Infrastructure List, if relevant to the site plan
- ✓ 2 copies of the Conceptual Utility Layout Plan (mark one for Planning, one for Utility Development)
- ✓ TIS/AQIA Traffic Impact Study / Air Quality Impact Assessment form with required signatures
- ✓ Fee (see schedule)
- ✓ Any original and/or related file numbers are listed on the cover application

D. R. B. hearings are approximately ONE MONTH after the filing deadline. **Bring the original Mylar** to the meeting for sign-off. **Your attendance is required.**

☐ SITE DEVELOPMENT PLAN FOR BUILDING PERMIT

- __ Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **24** copies for DRB public hearings
- __ Site Plan for Subdivision, if applicable, previously approved or simultaneously submitted. (Folded to fit into an 8.5" by 14" pocket.) **24** copies for DRB public hearings
- __ Solid Waste Management Department signature on Site Plan
- __ Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- __ Letter briefly describing, explaining, and justifying the request
- __ Letter of authorization from the property owner if application is submitted by an agent
- __ Copy of the document delegating approval authority to the DRB
- __ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- __ Sign Posting Agreement
- __ Completed Site Plan for Building Permit Checklist
- __ 6 copies of the Infrastructure List, if relevant to the site plan
- __ 2 copies of the Conceptual Utility Layout Plan (mark one for Planning, one for Utility Development)
- __ TIS/AQIA Traffic Impact Study / Air Quality Impact Assessment form with required signatures
- __ Blue-line copy of Site Plan with Fire Marshal's stamp
- __ Fee (see schedule)
- __ Any original and/or related file numbers are listed on the cover application

D. R. B. hearings are approximately ONE MONTH after the filing deadline. **Bring the original Mylar** to the meeting for sign-off. **Your attendance is required.**

☐ AMENDED SITE DEVELOPMENT PLAN FOR SUBDIVISION

☐ AMENDED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT

- __ Proposed amended Site Plan (folded to fit into an 8.5" by 14" pocket) **24** copies for DRB public hearings
- __ DRB signed Site Plan being amended (folded to fit into an 8.5" by 14" pocket) **24** copies for DRB public hearings
- __ DRB signed Site Plan for Subdivision, if applicable (required when amending SDP for Building Permit) **24** copies for DRB public hearings
- __ Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- __ Letter briefly describing, explaining, and justifying the request
- __ Letter of authorization from the property owner if application is submitted by an agent
- __ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- __ Sign Posting Agreement
- __ Completed Site Plan for Building Permit Checklist (not required for amendment of SDP for Subdivision)
- __ 6 copies of the Infrastructure List, if relevant to the site plan
- __ TIS/AQIA Traffic Impact Study / Air Quality Impact Assessment form with required signatures
- __ Fee (see schedule)
- __ Any original and/or related file numbers are listed on the cover application

D. R. B. hearings are approximately ONE MONTH after the filing deadline. **Bring the original Mylar** to the meeting for sign-off. **Your attendance is required.**

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

DANIEL DENTON
Applicant name (print)

6-27-2003
Applicant signature / date

Form revised September 2001

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

Application case numbers
03DRB - ____ - 01050
____ - ____ - ____
____ - ____ - ____

Planner signature / date 6/27/03

Project # 1002322

Current DRC
Project Number:

ORIGINAL

Figure 12

INFRASTRUCTURE LIST

Date Submitted: 4-07-03
Date Site Plan Approved:
Date Preliminary Plat Approved:
Date Preliminary Plat Expires:
DRB Project No.: 1002322
DRB Application No.:

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

8 ACRE PROPERTY AT 90TH STREET & SUNSET GARDENS ROAD
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACT 23, BLOCK 11, ORIGINAL TOWNSITE OF WESTLAND
EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. The 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 the 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
		Paving 20' wide	Arterial Paving w/standard curb and gutter, 4' sidewalk west side	90th Street	Sunset Gardens Road	Public Alley north of Valle del Canto Subdivision			
		20' wide	Arterial Paving w/standard curb and gutter, 4' sidewalk north side	Sunset Gardens Road	90th Street	West property line of Tract 23-A			
		4' wide	Temporary Paving	Sunset Gardens	90th Street	West property line			

				Road		of Tract 23-A			

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		20' wide	Residential Paving w/standard curb and gutter	Public Alley	Sunset Gardens Road	North property line of Tract 23-E			
		10' wide	Concrete paving	90th Street	West curb & gutter	Public Alley north of Valle del Canto Subdivision			
		Utilities							
		8"	Waterline	Sunset Gardens Road	94th Street	90th Street			
		12"	Waterline	90th Street	Sunset Gardens Road	Central Avenue			
		8"	Sanitary Sewer Line	90th Street	MH #164 at the projection of Odin Road	North property line of Tract 23-E			
		8"	Sanitary Sewer Line	Sunset Gardens Road	90th Street	West property line of Tract 23-A			

NOTES

1) Paving Items include Residential street lights per DPM
2) Paving Items include *Residential sidewalks to be deferred
3) Grading and Drainage Certification is required prior to release of Financial Guarantees
4) Waterlines include valves, fittings and services

5) Storm Drain includes catch basins, connector pipes, manholes and outlet structures
6) Sanitary Sewer Lines include manholes and services

AGENT/OWNER	DEVELOPMENT REVIEW BOARD MEMBER APPROVALS	
Daniel Denton NAME (print)	DRB CHAIR Date	PARKS & GENERAL SERVICES Date
Mule Barn Enterprises FIRM	TRANSPORTATION DEVELOPMENT Date	AMAFCA Date
SIGNATURE Date	UTILITY DEVELOPMENT Date	Date
MAXIMUM TIME ALLOWED TO CONSTRUCT THE IMPROVEMENTS WITHOUT A DRB EXTENSION:_____	CITY ENGINEER Date	Date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER

Current DRC ORIGINAL
Project Number:_____

Figure 12

INFRASTRUCTURE LIST

Date Submitted: 9-24-2003
Date Site Plan Approved: 7/23/03
Date Preliminary Plat Approved: 9/24/03
Date Preliminary Plat Expires: 9/24/03
DRB Project No.: 1002322
DRB Application No.: 03-00420

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

8 ACRE PROPERTY AT 90TH STREET & SUNSET GARDENS ROAD
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACT 23, BLOCK 11, ORIGINAL TOWNSITE OF WESTLAND
EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. The 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 the 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.

ORIGINAL

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		Paving							
		20' wide	Arterial Paving w/standard curb and gutter, 4' sidewalk west side	90th Street	Sunset Gardens Road	Public Alley north of Valle del Canto Subdivision			
		20' wide	Arterial Paving w/standard curb and gutter, 4' sidewalk north side	Sunset Gardens Road	90th Street	West property line of Tract 23-A			
		4' wide	Temporary Paving	Sunset Gardens Road	90th Street	West property line of Tract 23-A			

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		20' wide	Residential Paving w/standard curb and gutter	Public Alley	Sunset Gardens Road	North property line of Tract 23-E			
		10' wide	Concrete paving	90th Street	West curb & gutter	Public Alley north of Valle del Canto Subdivision			
		Utilities							
		8"	Waterline	Sunset Gardens Road	94th Street	90th Street			
		12"	Waterline	90th Street	Sunset	North			

ORIGINAL

				Gardens Road	Property Line	
	8"	Sanitary Sewer Line	90th Street	MH #164 at the projection of Odin Road	North property line of Tract 23-E	
	8"	Sanitary Sewer Line	Sunset Gardens Road	90th Street	West property line of Tract 23-A	

NOTES

1) Paving Items include Residential street lights per DPM
2) Paving Items include *Residential sidewalks to be deferred
3) Grading and Drainage Certification is required prior to release of Financial Guarantees
4) Waterlines include valves, fittings and services
5) Storm Drain includes catch basins, connector pipes, manholes and outlet structures
6) Sanitary Sewer Lines include manholes and services

ORIGINAL

AGENT/OWNER	DEVELOPMENT REVIEW BOARD MEMBER APPROVALS	
Daniel Denton NAME (print)	DRB CHAIR 9/24/03 Date	PARKS & ~~GENERAL SERVICES~~ Recreation Christina Sandoval 9/24/03 Date
Mule Barn Enterprises FIRM	TRANSPORTATION DEVELOPMENT 9-24-03 Date	AMAFCA Date
SIGNATURE 9-24-2003 Date	UTILITY DEVELOPMENT 9/24/03 Date	Date
MAXIMUM TIME ALLOWED TO CONSTRUCT THE IMPROVEMENTS WITHOUT A DRB EXTENSION:_____	CITY ENGINEER 9/24/03 Date	Date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

CONSTRUCTION MANAGEMENT CONSULTING -
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
PRE- CONSTRUCTION CONSULTING & ENERGY AUDIT SERVISES

Specializing in Owner / Builder Consulting

August 28, 2003

Development Review Broad
City of Albuquerque

Dear Members & staff:

Ref : project #1002322 (Acme Real-estate Fund LLC)

Please add this project to the DRB Hearing for Sept 24 2003 for final plat approval.

Have spoken to staff at the front counter and we believe that we have met all requirements and would like to complete this request.

Sincerely,

Daniel Denton
Project Manager

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

CONSTRUCTION MANAGEMENT CONSULTING
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
PRE-CONSTRUCTION CONSULTING & ENERGY AUDIT SERVISES

Specializing in Owner / Builder Consulting

June 26, 2003

Development Review Broad
City of Albuquerque

Dear Members:

Ref : Site Plan For Subdivision project #1002322 (Acme Real-estate Fund LLC)

The proposed site plan enclosed

We are proposing Small Office / Warehouse & Storage yards in compliance with the West Route 66 plan on approx. 1 and 2 AC lots. My client is proposing to build a 4000 sq. ft. Pre-Engineered Metal building w/ office1600sq.ft. / warehouse 2400sq.ft. on the larger lots and similar configuration of the small lot approx. 2400 sq ft . buildings. At the time of submission we had a Clint for one building do to to the long process and many request & delays by COA Staff the Clint has went elsewhere. But the Owners would like to proceed with the project. And are prepared to bond the Infrastructure if a proved.

We feel that this will require the construction of the Infrastructure in Sunset Gardens & in 90th street. We don't have objection to providing the to the frontage of this property, But the requirement of the 12" water loop to north Central Ave (approx. 1400 Lf) is more than the owner can provide at this time. We feel that the proposed uses are not of the intense use that would require the 5000gpm for fire protection that Mr. McDonough has stated in the Water & Sewer Availability statement. Mr. McDonough all so stated that minimal water service could be provided from the 8" line in Sunset Gardens and we feel that we could provide the 8" line in Sunset Gardens & 12 " line north in 90th to the propriety line . If in the future the uses be come more intense the owner will provide the 12" line to central. But to provide this offsite12" water line construction at this time will put project in jeopardy.

The owner has tried for several years to find a use or a buyer for this land and has not been able to sell or lease this property in its current configuration. The owner would like to develop this property in to asset for the area.

Thank you for consideration, If you have any questions please call Daniel Denton 220-3197

Sincerely,

Daniel Denton
Project Manager

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

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

DEVELOPMENT & BUILDING SERVICES (D&B Svcs)
LAND DEVELOPMENT COORDINATION SECTION (LDC)
Plaza Del Sol -2nd & 4TH Floor West - 600 2nd St NW 87102
Front Counter Main Number (505) 924-3858 or 924-3895
Main Fax (505) 924-3864

PAID RECEIPT

APPLICANT NAME ACME

AGENT Mule Barn / Daniel Denton

ADDRESS

PROJECT NO. 1002322

APPLICATION NO. 03DRB-00420 Final Plat

$ _____ 441006 / 4983000 (DRB Cases)

$ _____ 441006 / 4971000 (EPC & AA / LUCC / Appeals)

$ 75.- 441018 / 4971000 (Notification)

$ 75.- **Total amount due**

DANIEL D. DENTON
D/B/A MULE BARN ENTERPRISES
PH 877-2402
2903 EL CORTO RD SW
ALBUQUERQUE, NM 87105

1792

95-8366/3070

8-28-2002 DATE

PAY TO THE ORDER OF COA $ 75.00/100

Seventy five Dollars NO/100 DOLLARS

Security Features Details on Back

NEW MEXICO EDUCATORS FEDERAL CREDIT UNION
P O Box 8530 Albuquerque New Mexico 87198-8530

FOR Edit Rn Plat

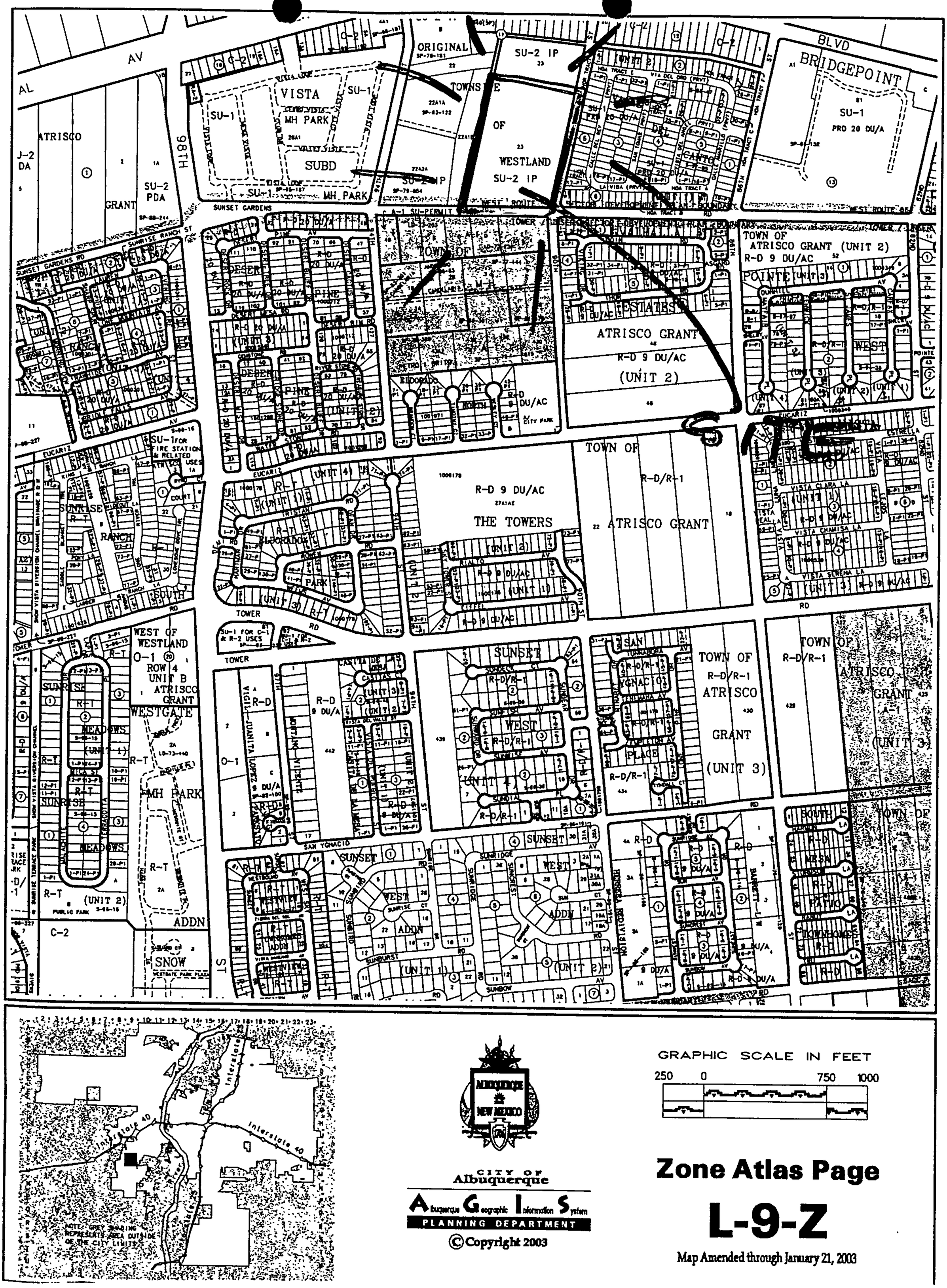
⑆307083665⑆ 001814681 7⑈ 1792

© HARLAND

DUPLICATE
City Of Albuquerque
Treasury Division

MP 12:2 PM LOC: ANNX
RECEIPT# 00013933 WS# 008 TRAN# 0011
Account 441018 Fund 0110
Activity 4971000 TRSDMH
Trans Amt $75.00
J24 Misc $75.00
CK 10/28/02 $75.00
CHANGE $0.00

unterreceipt.doc


ATRISCO GRANT
R-D 9 DU/AC
(UNIT 2)
TOWN OF
ATRISCO GRANT (UNIT 2)
R-D 9 DU/AC
THE TOWERS
R-D 9 DU/AC
TOWN OF
R-D/R-1
ATRISCO GRANT
TOWN OF
R-D/R-1
ATRISCO
GRANT
(UNIT 3)
TOWN OF
R-D/R-1
ATRISCO
GRANT
A-1
(UNIT 3)
WEST OF
WESTLAND
O-1
ROW 4
UNIT B
ATRISCO
GRANT
WESTGATE
MH PARK
ADDN
SNOW
C-2
SUNSET
WEST
ADDN
(UNIT 1)
(UNIT 2)
(UNIT 3)
(UNIT 4)
SAN
YGNACIO
PLACE
R-D/R-1
SOUTH
MESA
R-D
PATIO
TOWNHOMES
R-D
SUNSET
WEST
ADDN
(UNIT 1)
(UNIT 2)
SUNSET
WESTMEY
WESTVIEW
R-T
SAN YGNACIO
SUNSET
WEST
ADDN
(UNIT 1)
(UNIT 2)
SUNSET
WEST
ADDN
(UNIT 1)
(UNIT 2)
(UNIT 3)
(UNIT 4)
SUNSET
R-D/R-1
R-D
9 DU/A
CASITAS DE MESA
CASITAS CT
VIGIL—JUANITA LOPEZ
O-1
R-D
R-D/R-1
SUNSET
WEST
R-D/R-1
(UNIT 1)
(UNIT 2)
(UNIT 3)
(UNIT 4)
R-D/R-1
R-D
9 DU/A
R-T
MEADOWS
(UNIT 1)
R-T
SUNRISE
R-T
MEADOWS
R-T
(UNIT 2)
PUBLIC PARK
R-T
MH PARK
R-T
ADDN
C-2
SNOW
WESTGATE PARK PLAZA
ST
SUNSET GARDENS
SUNSET GARDENS RD
SUNRISE RANCH ST
DESERT
PINE
(UNIT 3)
(UNIT 2)
(UNIT 1)
RANCH
SUNRISE
R-T
(UNIT 4)
(UNIT 1)
(UNIT 2)
(UNIT 3)
R-T
EL DORADO
PARK
TOWER
SU-1 FOR C-1 & R-2 USES
SU-1 FOR FIRE STATION & RELATED USES
SUNRISE
R-T
RANCH
SOUTH
WEST OF WESTLAND
ROW 4
UNIT B
ATRISCO
GRANT
ORIGINAL
TOWNSITE
OF
WESTLAND
SU-2 IP
SU-1
VISTA
MH PARK
SUBD
SU-1
SU-2 PDA
GRANT
ATRISCO
J-2
DA
AL
AV
98TH
BRIDGEPOINT
BLVD
SU-1
PRD 20 DU/A
DEL
CAMPO
SU-1
PRD 20 DU/A
LA VIDA
HOA TRACT A
HOA TRACT B
HOA TRACT C
HOA TRACT E
HOA TRACT F
VIA DEL ORO
SU-1
PRD 20 DU/A
SUNSET GARDENS
A-1 SU-PERMIT
WEST ROUTE
SECTOR DEVELOPMENT PLAN BOUNDARY
LOWER
VALHALLA
NORTH
ESTATES
TOWN OF
ATRISCO GRANT (UNIT 2)
R-D 9 DU/AC
POINTE
(UNIT 3)
DUNHILL
R-D/R-1
WEST
(UNIT 4)
(UNIT 2)
(UNIT 1)
EUCARIZ
ESTRELLA
VISTA CLARA LA
(UNIT 1)
VISTA CHAMISA LA
VISTA SERENA LA
(UNIT 3)
R-D 9 DU/AC
TOWN OF
R-D/R-1
ATRISCO GRANT
EUCARIZ
(UNIT 4)
(UNIT 1)
TRISTANI
R-T
EL DORADO
PARK
(UNIT 3)
TOWER
R-D 9 DU/AC
THE TOWERS
(UNIT 2)
RIALTO
(UNIT 1)
R-D 9 DU/AC
SHOW VISTA DIVERSION CHANNEL DRAINAGE R O W
SUNRISE TERRACE PARK
SHOW VISTA DIVERSION CHANNEL
HERMOSA REDIVISION
BARRETT—LA
SUNRIDGE
SUNRIDGE
SUNRIDGE

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

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Specializing in Owner / Builder Consulting

June 26, 2003

Development Review Broad
City of Albuquerque & COA STAff

Dear Members:

Ref : Site Plan For Subdivision project #1002322 (Acme Real-estate Fund LLC)

I here by authorize Mule Bam Enterprises to act as My agent for the subdivision & other matters related to the subdivision of the land that I am managing partner in described as: Tr 23 blk 11 Original Townsite of Westland, zone atlas page L-9 @ the NW Corner of 90th & Sunset Grades SW, cont. Approx. 8.0538 AC

Sincerely,

Eddie Ray

Eddie Ray
Acme Real-estate Fund LLC

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

WEST ROUTE 66
SECTOR DEVELOPMENT PLAN

City of Albuquerque
Planning Department/Planning Division

January 1988

3. The front yard setback shall remain free of buildings and permanent structures other than on-premise signs.

4. No buildings or structures, other than walls or fences, shall be permitted in the side or rear-yard setback. If there are not solid walls or fences along the rear property line, a ten-foot landscape buffer is required.

5. The following building setbacks shall apply to Tracts B4 and B5, Hubbell Heights Subdivision, located at the northwest and northeast corners respectively of Central Avenue and Unser Boulevard, N.W.

   a. Building setbacks on Central Avenue shall be 25 feet.

   b. Building setbacks from the north property line shall be 15 feet.

   c. Building setbacks on Unser Boulevard shall be 20 feet.

   d. Building setbacks from the east or west property line, opposite Unser Boulevard, shall be 0 feet.

F. Off-Street Parking:

Off-street parking shall be as regulated in Section 40.A of the Comprehensive City Zoning Code.

G. Supplemental Regulations:

1. Development of a site shall be in compliance with the Design Overlay Zone of this plan. (See Section V)

2. A development plan showing the layout of the site, including the locations of streets, sidewalks, buildings, utilities, easements, parking lots, landscaping, and storage areas must be submitted and approved by the City Planner.

3. Uses which become non-conforming with the adoption of this plan shall be regulated as follows:

   (a) A non-conforming building or structure shall be as regulated in Section 40.D of the Comprehensive City Zoning Code.

   (b) A non-conforming use of land, shall be as regulated in Section 40.D of the Comprehensive City Zoning Code.

7099 3400 0015 6474 1569

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

ALBUQUERQUE, NM 87121

Postage	$ 0.60
Certified Fee	
Return Receipt Fee (Endorsement Required)	2.30
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 2.90

UNIT ID: 0105
JUN 27 2003
Postmark Here
Clerk: KVN79Z
06/27/03

Recipient's Name (Please Print Clearly) (to be completed by mailer)
Lilly McIntosh
Street, Apt. No. or PO Box No.
1816 Ladrones Ct. SW
City, State, ZIP+4
ALB NM 87121

PS Form 3800, February 2000. See Reverse for Instructions

7099 3400 0015 6474 1558

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

ALBUQUERQUE, NM 87121

Postage	$ 0.60
Certified Fee	
Return Receipt Fee (Endorsement Required)	2.30
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 2.90

UNIT ID: 0105
JUN 27 2003
Postmark Here
Clerk: KVN79Z
06/27/03

Recipient's Name (Please Print Clearly) (to be completed by mailer)
Eddie Centeno
Street, Apt. No.; or PO Box No.
228 Calle Del Rey SW
City, State, ZIP+4
ALB NM 87121

PS Form 3800, February 2000 See Reverse for Instructions

7099 3400 0015 6474 1576

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

ALBUQUERQUE, NM 87121

Postage	$ 0.60
Certified Fee	
Return Receipt Fee (Endorsement Required)	2.30
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 2.90

UNIT ID: 0105
JUN 27 2003
Postmark Here
Clerk: KVN79Z
06/27/03

Recipient's Name (Please Print Clearly) (to be completed by mailer)
Mathew Archulta
Street, Apt. No., or PO Box No.
1628 Summerfeild SW
City, State, ZIP+4
ALB NM 87121

PS Form 3800, February 2000 See Reverse for Instructions

7099 3400 0015 6474 1583

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

ALBUQUERQUE, NM 87121

Postage	$ 0.60
Certified Fee	
Return Receipt Fee (Endorsement Required)	2.30
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 2.90

UNIT ID: 0105
JUN 27 2003
Postmark Here
Clerk: KVN79Z
06/27/03

Recipient's Name (Please Print Clearly) (to be completed by mailer)
Ellen Maestas-Waller
Street, Apt. No., or PO Box No.
8980 La Vida Lv. SW
City, State, ZIP+4
ALB NM 87121

PS Form 3800, February 2000 See Reverse for Instructions

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: June 26, 2003

TO CONTACT NAME: Daniel Denton
COMPANY/AGENCY: Mule Barn Enterprises
ADDRESS/ZIP: 2903 El Coto Dr SW 87105
PHONE/FAX #: 877-2402 / 452-2654

Thank you for your inquiry of 6-26-03 (date) requesting the names of **Recognized Neighborhood Associations** who would be affected under the provisions of O-92 by your proposed project at TR 23, Blk 11, Original Townsite Westland

zone map page(s) L-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: Mathew Archuleta
1628 Summerfield SW
836-7251 (w) 87121
Libby McIntosh
1316 Ladrones Ct. SW
831-5189 (h) 87121

Neighborhood Association
Contacts:

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

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

Sincerely,

Dalaina L Carmona
OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

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

planning.recognized.na.form(05/08/01)

Additional Neighborhood Association Information

Neighborhood Association

Contacts

Neighborhood Association

Contacts

Neighborhood Association

Contacts

Neighborhood Association

Contacts

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

Valle Del Canto H.O.A.

Neighborhood Association

Contacts Eddie Centeno
228 Calle Del Rey SW
839-7244 (h) 87121
Ellen Maestas-Waller
8920 La Vida Ln. SW
836-3545 (h) 87121

Neighborhood Association

Contacts

Neighborhood Association

Contacts

Neighborhood Association

Contacts

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

CONSTRUCTION MANAGEMENT CONSULTING
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
PRE- CONSTRUCTION CONSULTING & ENERGY AUDIT SERVISES

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Green Builder

June 19, 2003

are N/A Contacts.,
DD 6-27-2002

Theresa Rios Sandovel
Westgate Heights NA
1505 Gachwind Pl SW
Albuquerque, NM 87121

Dear Member:

Ref: **Site Development Plan for Subdivision request**

Zone Atlas - **L-9**
CURRENT ZONING –**SU-2 IP**
UPC # **100905628747020904**
Owner: **Acme Real-estate Fund LLC**
P.O. Box 3176,
Albuquerque NM, 87190

This is additional requirement placed on the subdivision request #1002322 that we have submitted back in November and had a Hearing in April.
(Site Plan for Subdivision) that we have before the COA DRB project #1002322.
I have enclosed a copy of the plan and the text of a letter that I sent you in March.

If you have any questions please fell free to call Me Daniel Denton 220-3197

We are requesting this subdivision because of changed conditions in the area, we feel that smaller lots would be more advantageous to the area, than the existing large lot.

To the East, are residential single family homes at 5-9 DU's per acre? And West & North is more SU-2 IP with 2 and 3 Acre lots and to South is zoned "A-1& MH" 1- acre and less.

This request is in the area considered as developing urban in the (SWAP) and is rapidly growing with mostly R-1 uses to the southwest of site, and the area to the east is almost built out in R-1 uses

We feel that the smaller lots will reduce the intensity of the SU-2 IP uses. The lesser Use of these lots will make a good buffer to the more intense uses to the west. (Small Mixed Use, Concrete Plant, Construction Equipment Yard and a Welding & Manufacturing shop.)

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

We would like to see small Office / Warehouse uses in this subdivision and plan to promote this type of uses

All but one lot will have Street & an Alley accesses and the corner lot at 90th & Sunset Gardens could access off the one or both streets

Sincerely,

Daniel Denton
Project Manager

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: 6-26-03 Time Entered: 2:28 pm OCNC Rep. Initials: [illegible]

CITY OF ALBUQUERQUE

TRAFFIC IMPACT STUDY (TIS) / AIR QUALITY ASSESSMENT (AQIA) FORM

TO BE COMPLETED BY APPLICANT

APPLICANT: DANIEL DENTON Mole Barn Enterprise **Date of request:** 6/27/2003 **Zone atlas page(s):** L-9

CURRENT:
Zoning SU 2-IP
Parcel Size (acres / sq.ft.) 8.05 AC

Legal Description -
Lot or Tract # 23 Block # 11
Subdivision Name Oreral Turon Site Westland

REQUESTED CITY ACTION(S):

Annexation	[ ]	Sector Plan	[ ]	Site Development Plan:		Building Permit	[ ]
Comp. Plan		Zone Change	[ ]	a) Subdivision	[x]	Access Permit	[ ]
Amendment	[ ]	Conditional Use	[ ]	b) Build'g Purposes	[ ]	Other	[ ]
				c) Amendment	[ ]		

PROPOSED DEVELOPMENT:
No construction / development [X]
New Construction [ ]
Expansion of existing development [ ]

GENERAL DESCRIPTION OF ACTION: [1]
# of units - _____
Building Size - _____(sq. ft.)

Notes: 1. Changes made to development proposals / assumptions, from the information provided above, may change the TIS or AQIA analysis requirements.

Applicant or Representative [signature] Date 6-27-2003
(To be signed upon completion of processing by Traffic Engineer and Environmental Health)

TRANSPORTATION DEVELOPMENT

TRAFFIC IMPACT STUDY (TIS) REQUIRED: YES [ ] NO [ ] BORDERLINE [X]

PLANNING DEPT. Dev./Bldg. Services Div. Transportation Dev. Sec. 2nd Fl. 600 2nd St. NW Plaza Del Sol Bldg. 924-3994

THRESHOLDS MET? YES [ ] NO [ ] Mitigating reasons for not requiring **TIS:** Previously studied: [ ]
Notes: TIS DETERMINATION REQUIRED AT TIME OF DEVELOPMENT UNLESS SECTOR DEVELOPMENT PLAN. REQUIRES IT NOW.

IF A TIS IS REQUIRED: A scoping meeting (as outlined in the Development Process Manual) must be held to define the level of analysis needed and the parameters of the study. **Any subsequent changes to the development proposal identified above may require an update or new TIS.**

Tony [signature] 6-27-03
TRAFFIC ENGINEER DATE

ENVIRONMENTAL HEALTH

AIR QUALITY IMPACT ASSESSMENT (AQIA) REQUIRED: YES [ ] NO [ ] BORDERLINE [ ]

ENVIRONMENTAL HEALTH DEPT. Air Quality Div. 3rd Floor / Rm. 3023 City/County Bldg. 768-2600

THRESHOLDS MET? YES [ ] NO [ ] Mitigating reasons for not requiring **AQIA:** Previously studied: [ ]
Notes:

IF AN AQIA IS REQUIRED: a scoping meeting must be held to define the level of analysis needed and the parameters of the study. **Any subsequent changes to the development proposal identified above may require an update or new AQIA.**

ENVIRONMENTAL HEALTH DATE

Required **TIS** and / or **AQIA** **must be completed prior to applying to the EPC.** Arrangements must be made prior to submittal if a variance to this procedure is requested and noted on this form, otherwise the application may not be accepted or deferred if the arrangements are not complied with.

TIS	**- SUBMITTED**	___/___/___	TRAFFIC ENGINEER	DATE
	- FINALIZED	___/___/___		
AQIA	**- SUBMITTED**	___/___/___	ENVIRONMENTAL HEALTH	DATE
	- FINALIZED	___/___/___		

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

DEVELOPMENT & BUILDING SERVICES (D&B Svcs)
LAND DEVELOPMENT COORDINATION SECTION (LDC)
Plaza Del Sol -2nd & 4TH Floor West - 600 2nd St NW 87102
Front Counter Main Number (505) 924-3858 or 924-3895
Main Fax (505) 924-3864

PAID RECEIPT

APPLICANT NAME ACME REAL EST. FUND, LLC

AGENT MULE BARN ENTRP. /DAN DENTON

ADDRESS 2903 EL CORTO DR. SW.

PROJECT NO. 1002322

APPLICATION NO. 03DRB-01050

$ 385.00 441006 / 4983000 (DRB Cases)

$ _____ 441006 / 4971000 (EPC & AA / LUCC / Appeals)

$ 75.00 441018 / 4971000 (Notification)

$ 460.00 **Total amount due**

DUPLICATE
City Of Albuquerque
Treasury Division

06/ /2003 10:03AM LOC: ANN
X
RE[illegible]# 00011586 WS# 008 TRANS# 0012
Acco[illegible] 441006 Fund 0110
Activity 4983000 TRSDMM
Trans Amt $460.00
counterreceipt doc $385.00

Thank You

DUPLICATE
City Of Albuquerque
Treasury Division

06/27/2003 10:03AM LOC: ANN
X
RECEIPT# 00011587 WS# 008 TRANS# 0012
Account 441018 Fund 0110
Activity 4971000 TRSDMM
Trans Amt $460.00
J24 Misc 10/28/02 $75.00
CK $460.00
CHANGE $0.00

SIGN POSTING AGREEMENT

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. Waterproof signs are provided at the time of application. If the application is mailed, you must still stop at the Development Services Front Counter 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 Development Services Front Counter at a charge of $3.50 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 at least two feet from the ground.
   C. No barrier shall prevent a person from coming within five feet of the sign to read it.

2. NUMBER

   A. One sign shall be posted on each paved street frontage. Signs may be 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 staples are best for attaching signs to a post or backing; the sign tears out less easily.

4. TIME

Signs must be posted from JULY 8th 2003 To JULY 23, 2003

5. REMOVAL

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

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

(Applicant or Agent) 6/27/03 (Date)

I issued 2 signs for this application, 6/27/03 (Date), (Staff Member)

DRB PROJECT NUMBER: 1002322

03DRB-01050

Rev. 5/9/03

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

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PRE-CONSTRUCTION CONSULTING & ENERGY AUDIT SERVICES

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Green Builder

May 19, 2003

#6

Development Review Broad
City of Albuquerque

Dear Members:

Ref : project #1002322 (Acme Real-estate Fund LLC)

We would like to request a deferral to the first hearing June as your consults have not be able to complete the revisions to the G&D and Site Plan for Subdivision as requested by COA Staff.

Sincerely,

Daniel Denton
Project Manager

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

DANIEL DENTON

CONSTRUCTION MANAGEMENT CONSULTING

RESIDENTIAL DESIGN, CADD DRAFTING SERVICES

SPECIALIZING IN OWNER/BUILDER CONSULTING

&

MULE BARN ENTERPRISES/ GENERAL CONTRACTOR GB-98- LIC. 81138

TRANSMITTAL SHEET

TO: COA DRB	FROM: Daniel Denton
COMPANY:	DATE: May 7, 2003
FAX NUMBER: 924-3864	TOTAL NO. OF PAGES INCLUDING COVER: 2
PHONE NUMBER:	SENDER'S REFERENCE NUMBER:
RE: 1002322 Acme Real Estate Fund	YOUR REFERENCE NUMBER:

☐ URGENT ☐ FOR REVIEW ☐ PLEASE COMMENT ☐ PLEASE REPLY ☐ PLEASE RECYCLE

Qty	Sheets	Description
1	1	Letter Requset for deferral

- **COMMENTS:**

2903 EL CORTO DR SW

ALBUQUERQUE, NEW MEXICO 87105-5629

HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

CONSTRUCTION MANAGEMENT CONSULTING
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
PRE-CONSTRUCTION CONSULTING & ENERGY AUDIT SERVISES

Specializing in Owner / Builder Consulting

May 7, 2003

Development Review Broad
City of Albuquerque

Dear Members:

Ref : project #1002322 (Acme Real-estate Fund LLC)

We would like to request a deferral to the May 21st hearing as your consults have not be able to complete the Site Plan for Subdivision as requested by COA Staff. And the revisions to Infrastructure list and & Conceptual G&D plan

Sincerely,

Daniel Denton
Project Manager

2903 El Corto Dr SW
Albuquerque, New Mexico 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

Current DRC
Project Number:_____

Figure 12

INFRASTRUCTURE LIST

Date Submitted: 4-07-03
Date Site Plan Approved: _____
Date Preliminary Plat Approved: _____
Date Preliminary Plat Expires: _____
DRB Project No.: 1002322
DRB Application No.: _____

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

8 ACRE PROPERTY AT 90TH STREET & SUNSET GARDENS ROAD
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACT 23, BLOCK 11, ORIGINAL TOWNSITE OF WESTLAND
EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. The 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 the 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
		Paving 20' wide	Arterial Paving w/standard curb and gutter, 4' sidewalk west side	90th Street	Sunset Gardens Road	Public Alley north of Valle del Canto Subdivision			
		20' wide	Arterial Paving w/standard curb and gutter, 4' sidewalk north side	Sunset Gardens Road	90th Street	West property line of Tract 23-A			
		4' wide	Temporary Paving	Sunset Gardens Road	90th Street	West property line of Tract 23-A			

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		20' wide	Residential Paving w/standard curb and gutter	Public Alley	Sunset Gardens Road	North property line of Tract 23-E			
		10' wide	Concrete paving	90th Street	West curb & gutter	Public Alley north of Valle del Canto Subdivision			
		Utilities							
		8"	Waterline	Sunset Gardens Road	94th Street	90th Street			
		12"	Waterline	90th Street	Sunset Gardens Road	Central Avenue			
		8"	Sanitary Sewer Line	90th Street	MH #164 at the projection of Odin Road	North property line of Tract 23-E			
		8"	Sanitary Sewer Line	Sunset Gardens Road	90th Street	West property line of Tract 23-A			

NOTES

1) Paving Items include Residential street lights per DPM
2) Paving Items include *Residential sidewalks to be deferred
3) Grading and Drainage Certification is required prior to release of Financial Guarantees
4) Waterlines include valves, fittings and services
5) Storm Drain includes catch basins, connector pipes, manholes and outlet structures
6) Sanitary Sewer Lines include manholes and services

* * * * *

AGENT/OWNER	DEVELOPMENT REVIEW BOARD MEMBER APPROVALS	
Daniel Denton NAME (print)	DRB CHAIR Date	PARKS & GENERAL SERVICES Date
Mule Barn Enterprises FIRM	TRANSPORTATION DEVELOPMENT Date	AMAFCA Date
SIGNATURE Date	UTILITY DEVELOPMENT Date	Date
MAXIMUM TIME ALLOWED TO CONSTRUCT THE IMPROVEMENTS WITHOUT A DRB EXTENSION:_____	CITY ENGINEER Date	Date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER

City of Albuquerque

DEVELOPMENT REVIEW APPLICATION

Supplemental form

SUBDIVISION S

X Major Subdivision action PP
___ Minor Subdivision action
___ Vacation V
___ Variance (Non-Zoning)

SITE DEVELOPMENT PLAN P

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

Supplemental form Z

ZONING

___ Annexation & Zone Establishment
___ Sector Plan
___ Zone Change
___ Text Amendment

APPEAL / PROTEST of... A

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

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

APPLICANT INFORMATION:

NAME: ACME Real Estate Fund LLC PHONE: 463-1740
ADDRESS: P.O. Box 3176 FAX:
CITY: Albuquerque STATE NM ZIP 87199 E-MAIL:
~~Proprietary interest in site:~~ Daniel Denton / Mule Barn Ent.
AGENT (if any): PHONE: 220-3197
ADDRESS: 2903 El Conto Dr, SW FAX: 452-2654
CITY: Albuq. STATE NM ZIP 87105 E-MAIL: dandenton@worldnet.net

DESCRIPTION OF REQUEST: Preliminary Plat

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

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

Lot or Tract No 23 Block: 11 Unit:
Subdiv. / Addn Original Townsite of Westland
Current Zoning SU2, IP Proposed zoning: same
Zone Atlas page(s): L-9 No. of **existing** lots: 1 No. of **proposed** lots: 5
Total area of site (acres): 8 Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A
Within city limits? X Yes. No___, but site is within 5 miles of the city limits (DRB jurisdiction.) Within 1000FT of a landfill? No
UPC No 100905628747020904 MRGCD Map No.
LOCATION OF PROPERTY BY STREETS: On or Near: Sunset Gardens x 90th SW
Between: 90th SW and 94th SW
aka Acme Industrial Park

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_,Z_, V_, S_, etc.): 1002322
02DRB-01666SK

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

SIGNATURE Daniel Denton DATE 3-18-2003
(Print) DANIEL DENTON ___ Applicant ___ Agent

Form revised September 2001

FOR OFFICIAL USE ONLY

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

GTD / Brad
Sign Notice 3-17-03 NLT
DD / JM

Application case numbers	Action	S.F.	Fees
03DRB - - 00420	PP	S2	$ 640
			$
			$ 495 credit
			$
	Notice		$ 75
			Total $ 220

Hearing date Apr 9 2003

JM 3/14/03
Planner signature / date

Project # 1002322

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 before meeting per DRWS
__ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
✓ Sign Posting Agreement NLT 3/14/03 4pm
__ TIS/AQIA Traffic Impact Study / Air Quality Impact Assessment form
__ Fee (see schedule) 565 + (15×5) = 75 + 565 = 640 − 495 = 145 DRD
__ Any original and/or related file numbers are listed on the cover application Notice 75 / 220
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.

DANIEL DENTON
Applicant name (print)

3-14-2003
Applicant signature / date

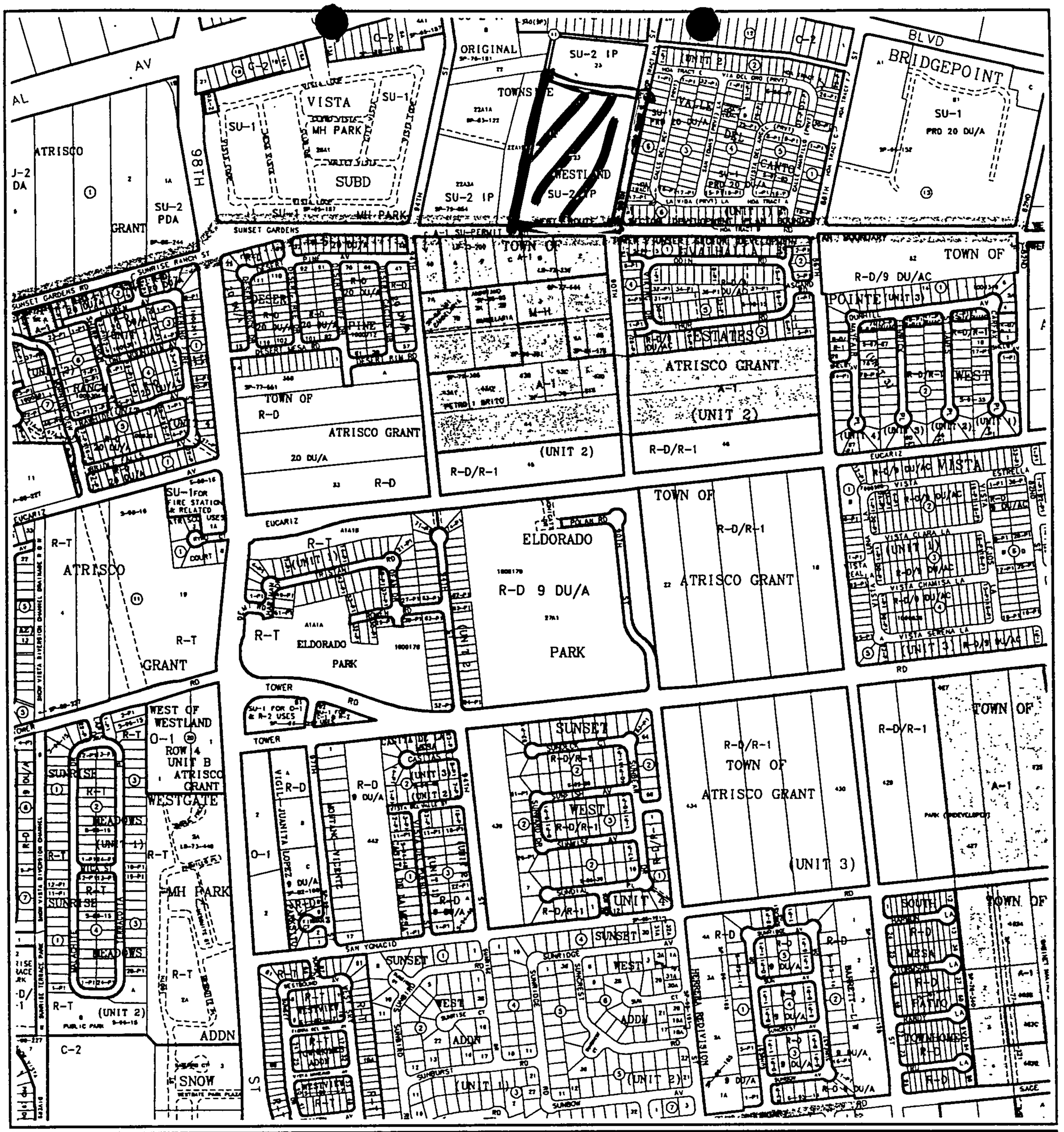
Form revised September 2001

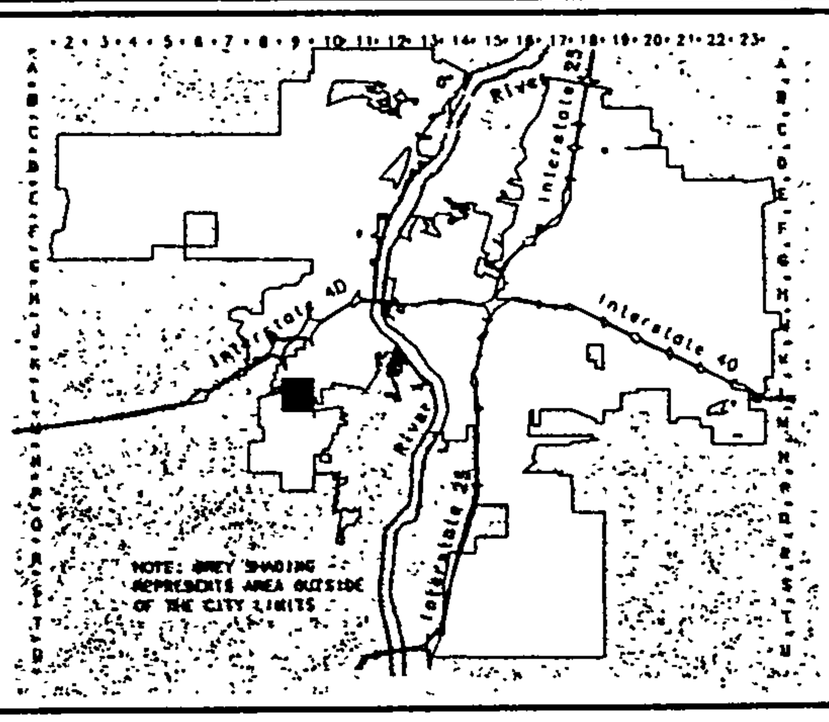
☑ Checklists complete
☑ Fees collected
☑ Case #s assigned
☑ Related #s listed

Application case numbers
03DRB - ____ - 00420
____ - ____ - ____
____ - ____ - ____

3/14/03
Planner signature / date

Project # 1002322





CITY OF
Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

© Copyright 2001

GRAPHIC SCALE IN FEET
250 0 750 1000

Zone Atlas Page

L-9-Z

Map Amended through July 18, 2001

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 ACME Industrial Park

AGIS MAP # L-9

LEGAL DESCRIPTION TR 23 BLOCK Original Town Site of Westland

X DRAINAGE REPORT

A drainage report, as per the Drainage Ordinance, ~~was~~ will be submitted to the City of Albuquerque Public Works Department, Hydrology Division (2nd floor Plaza del Sol) on April 7 [date]

Applicant / Agent — Date: 3-14-2003

Hydrology Division Representative — Date: 3-14-03

___ WATER AND SEWER AVAILABILITY STATEMENT

A Water and Sewer Availability Statement for this project was requested from the City of Albuquerque Utilities Development Division (2nd floor Plaza del Sol) on _____ [date]

Applicant / Agent — Date

per letter dated 2/25/03 — Utilities Division Representative

3/14/03 — Date

DRB#____-_____

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 MAR 25 2003 To APR 9 2003.

5. REMOVAL

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

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

[signature], 3-14-2003
(Applicant or Agent) (Date)

I issued 2 signs for this application, 3/14/03, [signature]
(Date) (Staff Member)

03DRB - 00420

Rev. 11/8/90 GA

DRB CASE NUMBER: 1002322

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: March 14, 2003

TO CONTACT NAME: Daniel Denton
COMPANY/AGENCY: Mule Barn Enterprise
ADDRESS/ZIP: 2903 El Cerro Dr SW 87105
PHONE/FAX #: 877-2402 / 452-2654

Thank you for your inquiry of 3-14-03 (date) requesting the names of **Recognized Neighborhood Associations** who would be affected under the provisions of O-92 by your proposed project at Tr. 23, Blk 11, Original Townsite Westland
zone map page(s) L-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 (h)
Theresa Rios Sandoval
1505 Eschwind Pl SW
831-6168 (h) 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,

Dalaina L Carmona
OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

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

planning.recognized.na.form(05/08/01)

Additional Neighborhood Association Information

_____
Neighborhood Association

Contacts: _____

_____
Neighborhood Association

Contacts: _____

_____
Neighborhood Association

Contacts: _____

_____
Neighborhood Association

Contacts: _____

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

_____
Neighborhood Association

Contacts: _____

_____
Neighborhood Association

Contacts: _____

_____
Neighborhood Association

Contacts: _____

_____
Neighborhood Association

Contacts: _____

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

CONSTRUCTION MANAGEMENT CONSULTING
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
PRE-CONSTRUCTION CONSULTING & ENERGY AUDIT SERVISES

Specializing in Owner / Builder Consulting

March 2, 2003

Development Review Broad
City of Albuquerque

Dear Members:

Ref : sketch plat review project #1002322 (Acme Real-estate Fund LLC)

We have reviewed your commits & requirements and are submitting the requested information.

1. Conceptual Grading & Drainage Plan
2. Infrastructure list
3. Water & Sewer Availability Statement

We are proposing Small Office Warehouse & Storage yards in compliance with the West Route 66 plan on approx. 1 and 2 AC lots. There is some question on what may be required for water service. The water could pose significant off site construction & cost that may stop the project. Please see COA water & sewer availability statement

My client is proposing to build a 4000 sq. ft. Pre-Engineered Metal building w/ office1600sq.ft. / warehouse 2400sq.ft. . The Building and storage yard on the northern most lot and as his is able to lease the other lots he is proposing to build similar buildings on the other lots.

We feel that this will require the construction of the Infrastructure in Sunset Gardens & in 90th street. We don't have objection to providing the to the frontage of this property, But the requirement of the 12" water loop to north Central Ave (approx. 1400 Lf) is more than the owner can provide at this time. We feel that the proposed uses are not of the intense use that would require the 5000gpm for fire protection that Mr. McDonough has stated in the Water & Sewer Availability statement. Mr. McDonough all so stated that minimal water service could be provided from the 8" line in Sunset Gardens and we feel that we could provide the 8" line in Sunset Gardens & 12 " line north in 90th to the propriety line . If in the future the uses be come more intense the owner will provide the 12" line to central. But to provide this offsite construction at this time we kill the project. The owner has tried for several years to find a use or a buyer for this land and has not been able to sell or lease this property in its current configuration. The owner would like to develop this property in to asset for the area.

Sincerely,

Daniel Denton
Project Manager

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

7099 3400 0015 6474 1620

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

ALBUQUERQUE, NM 87121

Postage	$ 0.60	UNIT ID: 0105
Certified Fee	2.30	Postmark Here
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		Clerk: TXKX70
Total Postage & Fees	$ 2.90	03/17/03

Recipient's Name (Please Print Clearly) (to be completed by mailer)
Theresa Rios Sandoval
Street, Apt. No., or PO Box No.
1505 Gschwind Pl SW
City, State, ZIP+4
ALB NM 87121

PS Form 3800, February 2000 See Reverse for Instructions

7099 3400 0015 6474 1613

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

ALBUQUERQUE, NM 87121

Postage	$ 0.60	UNIT ID: 0105
Certified Fee	2.30	Postmark Here
Return Receipt Fee (Endorsement Required)		
Restricted Delivery Fee (Endorsement Required)		Clerk: TXKX70
Total Postage & Fees	$ 2.90	03/17/03

Recipient's Name (Please Print Clearly) (to be completed by mailer)
Arthur Gonzales
Street, Apt. No., or PO Box No.
8704 Shore SW
City, State, ZIP+4
ALB NM 87121

PS Form 3800, February 2000 See Reverse for Instructions

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

DEVELOPMENT & BUILDING SERVICES (D&B Svcs)
LAND DEVELOPMENT COORDINATION SECTION (LDC)
Plaza Del Sol -2nd & 4TH Floor West - 600 2nd St NW 87102
Front Counter Main Number (505) 924-3858 or 924-3895
Main Fax (505) 924-3864

PAID RECEIPT

APPLICANT NAME ACME REAL ESTATE FUND

AGENT DANIEL DENTON

ADDRESS

PROJECT NO. 100 2322

APPLICATION NO. 03DRB - 00420

$ 145.- 441006 / 4983000 (DRB Cases)

$ ~~$~~ 441006 / 4971000 (EPC & AA / LUCC / Appeals)

$ 75 441018 / 4971000 (Notification)

$ 220.- **Total amount due**

DUPLICATE
City Of Albuquerque
Treasury Division

03/14/2003 1:34PM LOC: ANNX
RECEIPT# 00005986 WS# 008 TRANS# 0050
Account 441006 Fund 0110
Activity 4983000 TRSDMM
Trans Amt $220.00
J24 Misc $145.00

Thank You

counterreceipt.doc

DUPLICATE
City Of Albuquerque
Treasury Division

03/14/2003 1:34PM LOC: ANNX
RECEIPT# 00005987 WS# 008 TRANS# 0050
Account 441018 Fund 0110
Activity 4971000 TRSDMM
Trans Amt $220.00
J24 Misc $75.00
VI $220.00
CHANGE $0.00

10/28/02

Thank You

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

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PRE-CONSTRUCTION CONSULTING & ENERGY AUDIT SERVISES

Specializing in Owner / Builder Consulting

March 2, 2003

Development Review Broad
City of Albuquerque

Dear Members:

Ref : sketch plat review project #1002322 (Acme Real-estate Fund LLC)

We have reviewed your commits & requirements and are submitting the requested information.

1. Conceptual Grading & Drainage Plan
2. Infrastructure list
3. Water & Sewer Availability Statement

We are proposing Small Office Warehouse & Storage yards in compliance with the West Route 66 plan on approx. 1 and 2 AC lots. There is some question on what may be required for water service. The water could pose significant off site construction & cost that may stop the project. Please see COA water & sewer availability statement

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Sincerely,

Daniel Denton
Project Manager

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

February 25, 2003

Daniel Denton
2903 El Corto SW
Albuquerque, New Mexico 87105

Re: Water and Sanitary Sewer Availability / Original Townsite of Westland, Block 11, Tract 23 L-09

Sirs:

Existing Conditions: The property includes approximately 8-acres of underdeveloped land at the northwest corner of Sunset Gardens and 90th. Zoning is SU2-IP. Land use is governed by the West Route 66 Sector Plan. Sunset Gardens is a County road with temporary pavement, but no public water or sanitary sewer lines. 90th is a City roadway. Infrastructure requirements for adjoining residential subdivision included (east) half width pavement. Eight inch water and sewer lines were stubbed out to 90th, but there are no lines in the roadway.

Proposed: The sketch plat previously reviewed by the Development Review Board 'DRB' showed a 5-lot subdivision with tracts ranging from one to two acres.

Land Use: Site plan for subdivision and / or plat approval must be processed through the Development Review Board 'DRB'. Contact Development Services regarding procedures.

Infrastructure: Subdivision will be contingent on financial guarantees for public infrastructure including water and sanitary sewer lines for the full length of both adjoining frontages. Sanitary sewer will include 8-inch collectors outfalling to Manholes #63 and / or #164. Construction must include manholes at standard locations and service stub outs for all lots. Actual outfall points will be determined during design, see below. Water line requirements will be more complex. In this area the 2W / 2WR pressure zone boundary follows 90th St. The existing 8-inch stub outs are in the 2WR zone and cannot be used for service west of 90th. Zone 2W service for IP uses will require a significant amount off-site construction. A minimum level of service could be provided with an extension from the existing 8-inch at 94th, east in Sunset Gardens to 90th then north to the north property line. Per the master plan a 12-inch would be required in 90th. An 8-inch would be acceptable in Sunset Gardens. However, fire flows consistent with allowable land use: 5,000 GPM would require extension of the 90th Street line north to Central. Construction would have to include fire hydrants at standard locations, and service stub outs for all lots. Off-site construction could require easement and / or right-of-way acquisition at the property owners expense.

Design and construction of all required improvements will be at the developer / property owners expense and must be coordinated through the City of Albuquerque 'COA' via the 'DRC / City Work Order' process. Designs must be by a New Mexico registered professional engineer. Construction must be by a licensed, bonded public utility contractor.

Utility Expansion Charges: In addition to installation and construction costs, both sanitary sewer and metered water service will be subject to Utility Expansion Charges 'UEC' payable at the time service is requested.

This statement of availability will remain in effect for a period of one year and applies only to the development identified herein. Its validity is in part contingent upon the continuing accuracy of the information supplied by the developer. Changes in the proposed development may require reevaluation of availability and should be brought to our attention as soon as possible. Any outstanding pro rata and standby assessments must be paid at the time service is taken. All charges and rates collected will be based upon applicable ordinances and policies in effect at the time service is actually requested and authorized. Please do not hesitate to call if you have questions or need additional information: 924-3987.

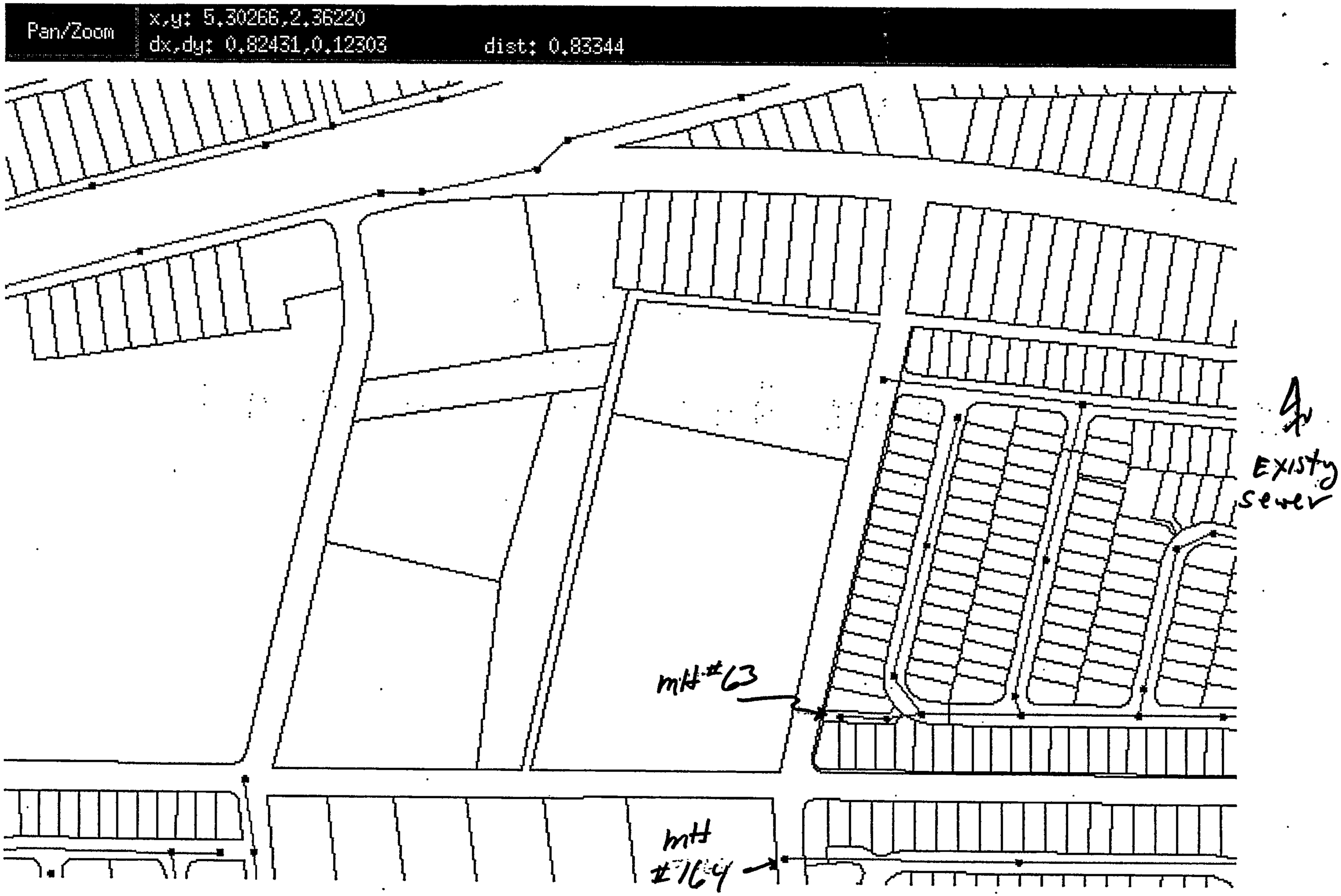
Sincerely,

Attachment: System / Location Map(s)

John F. McDonough
Engineering Associate
Development and Building Services

c: f/ #1002322
f/ availability L-09
f/ readers #30207

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER


Pan/Zoom
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dx,dy: 0.82431,0.12303
dist: 0.83344
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sewer

Pan/Zoom | x,y: 5.16732,3.06348
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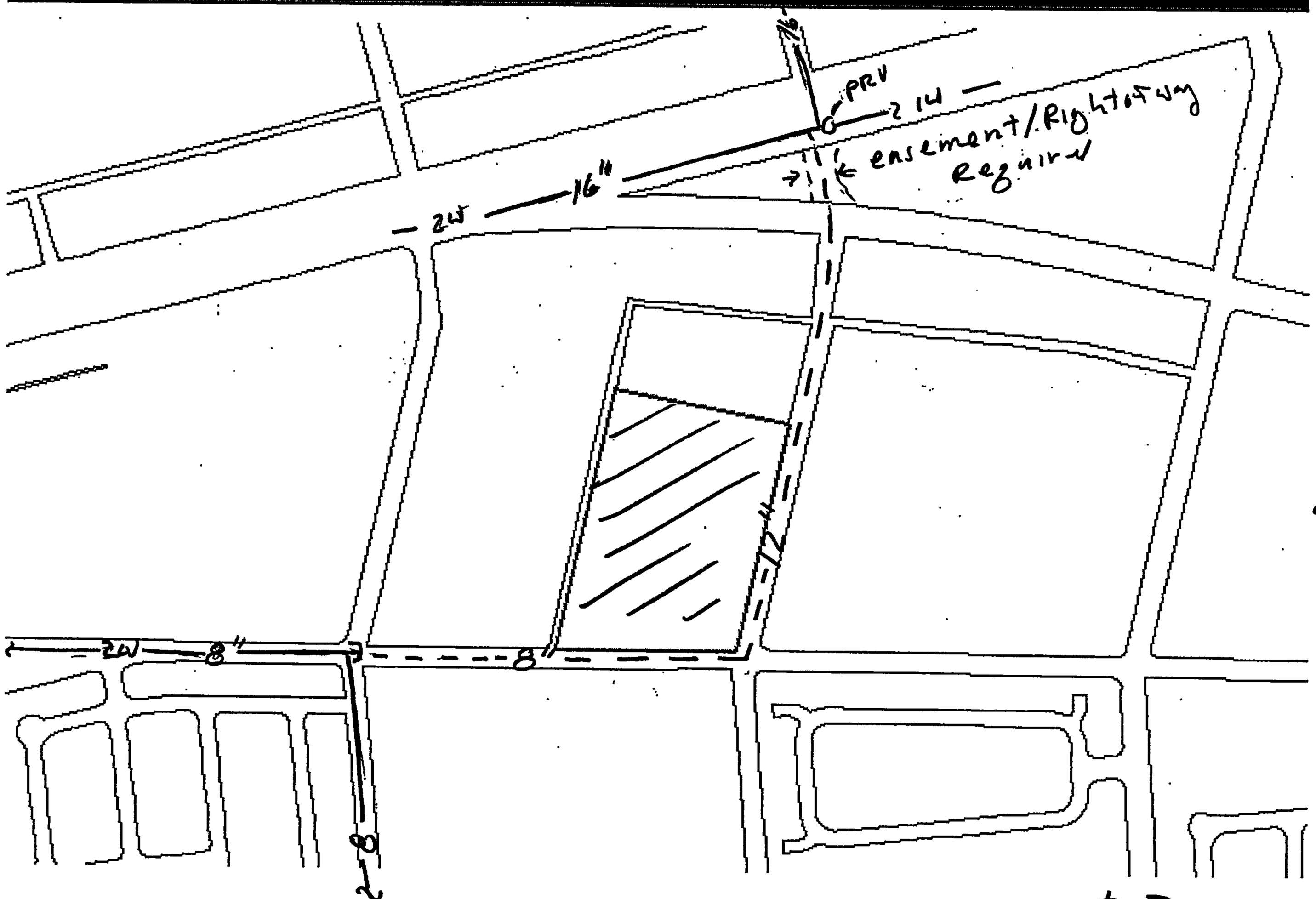


4
L-08
water

Requirements for
master plan flows
See letter of 2-25-03

DANIEL DENTON
CONSTRUCTION MANAGEMENT CONSULTING
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
SPECIALIZING IN OWNER/BUILDER CONSULTING
&
MULE BARN ENTERPRISES/ GENERAL CONTRACTOR GB-98- LIC. 81138

February 27, 2003

PROPOSED INFRASTUCTURE LIST
COA project # 1002322

OPINION OF PROBABLE CONSTRUCION COSTS
8 ACRE PROPERTY-90TH STREET & SUNSET GARDENS
OFF SITE ONLY

EARTH WORK

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SITE CLEAR & GRUB	ACRE	N/A	N/A	N/A
EXCAV,BF & COMP,U2'	CY	416	$ 1.15	$478.40
SUBTOTAL				$478.40

STREET AND RELATED WORK (SUNSET GARDENS)

* PAVE SUNSET GARDENS FROM 90TH WEST TO ALLEY APPROX. 550 LF

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SUBGRADE PRES. RES 12"	SY	1900	$0.89	$1691.00
TACK COAT	SY	1900	$ 0.30	$570.00
RES.ASPHT PVMT 2", M	SY	1900	$4.85	$9215.00
CUT OFF WALL PCC	SY	1	$200.00	$200.00
C&G CONC STRIP PCC	LF	550	10.65	$5857.50
SAWCUT ASPHALT	LF	23	3.25	$74.75
WLCHAR ACC RAMP, 4'	EA	N/A	N/A	N/A
SUBTOTAL				$17,608.25

STREET AND RELATED WORK (90TH) *WEST HALF ONLY*

* PAVE WEST HALF 90TH FROM SUNSET GARDENS NORTH TO PRORITY LINE APPROX. 650 LF

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SUBGRADE PRES. RES 12"	SY	880	$0.89	$783.20
TACK COAT	SY	880	$ 0.30	$264.00
RES.ASPHT PVMT 2", M	SY	880	$4.85	$4268.00
CUT OFF WALL PCC	SY	1	$200.00	$200.00
C&G CONC STRIP PCC	LF	660	10.65	$7029.00
SAWCUT ASPHALT	LF	23	3.25	$74.75
WLCHAR ACC RAMP, 4" PCC	EA	1	$468.66	$468.66
SUBTOTAL				$13,087.61

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

WATER TRANSMISSION, COLLECTOR, DISTRIBUTION AND SEVRICE LINES,

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
6"PVC C-900 WL T&B	LF	1,100	$15.00	$16,500.00
INCL (2) FH (1) TAP SL (2) CAP (4) VLV W/BOX ALL APPURTENENCES				
SUBTOTAL				$16,500.00

SANITRY AND STORM SEWER INTERCEPTORS, COLECTORS AND SEVRICE LINES,

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
8" SEWERLINE W/ MH'S (2) 4' DIA MH, WET CONN. C.O. ALL APPURT.	LF	660	$17.00	$11,220.00
SUBTOTAL				$11,220.00

PROJECT TOTAL $ 58,894.26

PRICES TAKEN FROM CURRENT CONTRACTOR ESTIMATES ON VARIOUS PROJECTS WITHIN SIMILAR JURISDICTION. PRICES SUBJECT TO NEGOTIATION AT TIME OF BIDDING. TOTALS BASED ON CURRENT LAYOUT SUBJECT TO OWNER APPROVAL.. PRICES AND QUANTITIES BASED ON CURRENT REQUIREMENTS BY THE MUNICIPALITY

Sincerely,

Daniel Denton
Project Manger
Mule Barn Enterprises

Additional required water lines COA 2-25-2003
WATER TRANSMISSION, COLLECTOR, DISTRIBUTION AND SEVRICE LINES,

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
12"PVC C-900 WL T&B	LF	1,400	$24.00	$33,600.00
INCL (3) FH ALL APPURTENENCES				
SUBTOTAL				$33,600.00

EARTH WORK

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SITE CLEAR & GRUB	ACRE	N/A	N/A	N/A
EXCAV,BF & COMP,U2'	CY	1200	$ 1.15	$1380.00
SUBTOTAL				$1380.00

STREET AND RELATED WORK (90TH) *north to central*

* PAVE patch from PRORITY LINE to central APPROX. 850 LF

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SUBGRADE PRES. RES 12"	SY	755	$0.89	$671.95
TACK COAT	SY	755	$ 0.30	$226.50
RES.ASPHT PVMT 2", M	SY	755	$4.85	$3661.75
CUT OFF WALL PCC	SY	1	$200.00	$200.00
C&G CONC STRIP PCC	LF	N/A	10.65	0
SAWCUT ASPHALT	LF	1100	1.25	$1375.00
WLCHAR ACC RAMP, 4" PCC	EA	0	$468.66	0
SUBTOTAL				$6135.20

Traffic Control	800.00
Sub Total	41,915.20
Engineering 5%	2,095.76
Total	**$44,010.96**

Hydrologic Calculations - COA DPM 22.2

Six Hour Storm

Sunset Gardens & 90th NW

Acme Realastate Fund LLLC

Tract 23- A block 11 Original Townsite of Westland

Precipitation (in	P60	P360	P1440	P4days	P10days
Zone 1	1.87	2.2	2.66	3.12	3.67

Excess Precip. (in)	A	B	C	D	A	B	C	D
Table 8	0.44	0.67	0.99	1.97	0.44	0.67	0.99	1.97

Discharge (cfs/ac)	A	B	C	D	A	B	C	D
Table 9	1.29	2.03	2.87	4.37	1.29	2.03	2.87	4.37

Areas & Land Treatments:

Onsite Areas	*Land Treatments - Existing Conditions* A	B	C	D	Area (sf)	*Land Treatments - Developed Conditions* A	B	C	D	Area (sf)
Subbasin A	45,654	0	0	0	45,654	2,711		8,588	34,355	45,654
	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	*Peak Flow Rate - Existing Conditions* A	B	C	D	100 yr Q (cfs)	*Peak Flow Rate - Developed Conditions* A	B	C	D	100 yr Q (cfs)
Subbasin A	1.35	0.00	0.00	0.00	**1.4**	0.08	0.00	0.57	3.45	**4.1**

Total Volume Generated:

Volume Six Hour	*Runoff Volume - Existing Conditions* Six Hour Storm				100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Six Hour Storm				100 yr V (cu-ft)
Subbasin A	1,674	0	0	0	1,674	99	0	709	5,640	6,448
					1673.98					6447.85916666667

Volume Ten Day	*Runoff Volume - Existing Conditions* Ten Day Storm Event	100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Ten Day Storm Event	100 yr V (cu-ft)
Subbasin A		1,674		10,656

Hydrologic Calculat

Six Hour Storm

Sunset Gardens & 90th NW

Acme Realastate Fund LLLC

Tract 23- C block 11 Original Townsite of Westland

Precipitation (in	P60	P360	P1440	P4days	P10days
Zone 1	1.87	2.2	2.66	3.12	3.67

Excess Precip. (in)	A	B	C	D	A	B	C	D
Table 8	0.44	0.67	0.99	1.97	0.44	0.67	0.99	1.97
Discharge (cfs/ac)	A	B	C	D	A	B	C	D
Table 9	1.29	2.03	2.87	4.37	1.29	2.03	2.87	4.37

Areas & Land Treatments:

Onsite Areas	*Land Treatments - Existing Conditions* A	B	C	D	Area (sf)	*Land Treatments - Developed Conditions* A	B	C	D	Area (sf)
Subbasin A	87,133	0	0	0	87,133	4,375		62,888	19,870	87,133
	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	*Peak Flow Rate - Existing Conditions* A	B	C	D	100 yr Q (cfs)	*Peak Flow Rate - Developed Conditions* A	B	C	D	100 yr Q (cfs)
Subbasin A	2.58	0.00	0.00	0.00	2.6	0.13	0.00	4.14	1.99	6.3

Total Volume Generated:

Volume Six Hour	*Runoff Volume - Existing Conditions* Six Hour Storm				100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Six Hour Storm				100 yr V (cu-ft)
Subbasin A	3,195	0	0	0	3,195	160	0	5,188	3,262	8,611
					3194.8767					8610.66833333334

Volume Ten Day	*Runoff Volume - Existing Conditions* Ten Day Storm Event	100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Ten Day Storm Event	100 yr V (cu-ft)
Subbasin A		3,195		11,045

Hydrologic Calculations - COA DPM 22.2

Six Hour Storm

Sunset Gardens & 90th NW

Acme Realastate Fund LLLC

Precipitation (in	P60	P360	P1440	P4days	P10days	Tract 23- D block 11 Original Townsite of Westland			
Zone 1	1.87	2.2	2.66	3.12	3.67				
Excess Precip. (in)	A	B	C	D		A	B	C	D
Table 8	0.44	0.67	0.99	1.97		0.44	0.67	0.99	1.97
Discharge (cfs/ac)	A	B	C	D		A	B	C	D
Table 9	1.29	2.03	2.87	4.37		1.29	2.03	2.87	4.37

Areas & Land Treatments:

Onsite Areas	*Land Treatments - Existing Conditions*					*Land Treatments - Developed Conditions*				
	A	B	C	D	Area (sf)	A	B	C	D	Area (sf)
Subbasin A	87,133	0	0	0	87,133	4,375		62,888	19,870	87,133
	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	*Peak Flow Rate - Existing Conditions*				100 yr	*Peak Flow Rate - Developed Conditions*				100 yr
	A	B	C	D	Q (cfs)	A	B	C	D	Q (cfs)
Subbasin A	2.58	0.00	0.00	0.00	**2.6**	0.13	0.00	4.14	1.99	**6.3**

Total Volume Generated:

Volume Six Hour	*Runoff Volume - Existing Conditions*				100 yr	*Runoff Volume - Developed Conditions*				100 yr
	Six Hour Storm				V (cu-ft)	Six Hour Storm				V (cu-ft)
Subbasin A	3,195	0	0	0	3,195	160	0	5,188	3,262	8,611
					3194.8767					8610.66833333334

Volume Ten Day	*Runoff Volume - Existing Conditions*	100 yr	*Runoff Volume - Developed Conditions*	100 yr
	Ten Day Storm Event	V (cu-ft)	Ten Day Storm Event	V (cu-ft)
Subbasin A		3,195		11,045

Hydrologic Calculations - COA DPM 22.2

Six Hour Storm

Sunset Gardens & 90th NW

Acme Realastate Fund LLLC

Precipitation (in	P60	P360	P1440	P4days	P10days	Tract 23- E block 11 Original Townsite of Westland
Zone 1	1.87	2.2	2.66	3.12	3.67	

Excess Precip. (in)	A	B	C	D	A	B	C	D
Table 8	0.44	0.67	0.99	1.97	0.44	0.67	0.99	1.97

Discharge (cfs/ac)	A	B	C	D	A	B	C	D
Table 9	1.29	2.03	2.87	4.37	1.29	2.03	2.87	4.37

Areas & Land Treatments:

Onsite Areas	*Land Treatments - Existing Conditions* A	B	C	D	Area (sf)	*Land Treatments - Developed Conditions* A	B	C	D	Area (sf)
Subbasin A	87,133	0	0	0	87,133	4,375		62,888	19,870	87,133
	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	*Peak Flow Rate - Existing Conditions* A	B	C	D	100 yr Q (cfs)	*Peak Flow Rate - Developed Conditions* A	B	C	D	100 yr Q (cfs)
Subbasin A	2.58	0.00	0.00	0.00	**2.6**	0.13	0.00	4.14	1.99	**6.3**

Total Volume Generated:

Volume Six Hour	*Runoff Volume - Existing Conditions* Six Hour Storm				100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Six Hour Storm				100 yr V (cu-ft)
Subbasin A	3,195	0	0	0	3,195	160	0	5,188	3,262	8,611
					3194.8767					8610.66833333334

Volume Ten Day	*Runoff Volume - Existing Conditions* Ten Day Storm Event	100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Ten Day Storm Event	100 yr V (cu-ft)
Subbasin A		3,195		11,045

15

DRB CASE ACTION LOG

REVISED 1/16/2003

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.:03-00349 **(P&F)** Project # **1002322**

Project Name: **ORIGINAL TOWNSITE OF WESTLAND** EPC Application No.:

Agent: Mule Barn Enterprises Phone No.: 320-3197 Daniel

Your request for **(SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN),** was approved on 3/12/03 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): dxf file + 2 hard copies (1 for AGIS)
  - ☐ **See comments dated** _____
  - ☐ **EPC comments (name)** _____
  - ☐ **Planning must record this plat. Please submit the following items:**
    - -The original plat and a mylar copy for the County Clerk.
    - -Tax certificate from the County Treasurer.
    - -Recording fee (checks payable to the County Clerk). RECORDED DATE: _____
    - -Tax printout from the County Assessor.
  - ☐ **Include 3 copies of the approved site plan along with the originals.**
  - ☒ **County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.**
  - ☐ **Property Management's signature must be obtained prior to Planning Department's signature.**
  - ☒ **2 Copy of recorded plat AND a DXF File for Planning.**

Project Number 1002322

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DEVELOPMENT REVIEW BOARD
TRANSPORTATION DEVELOPMENT
Standard Comment Sheet

DRB-1002322 **Item No. 15** **Zone Atlas L-9**

DATE ON AGENDA 3-12-03

INFRASTRUCTURE REQUIRED (?)YES ( )NO

CROSS REFERENCE: _____

_____

TYPE OF APPROVAL REQUESTED:

( )SKETCH PLAT (x)PRELIMINARY PLAT (x)FINAL PLAT

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

( )SITE PLAN FOR BUILDING PERMIT

No.	Comment
☐	The standard street improvements are required on an infrastructure list.
☐	The streets need to meet the requirements of the DPM.

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

_____

_____

_____

_____

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
Development Review Board
3/12/03 Comments

Item# 15

Project # 1002322 **Application #** 03DRB-00349

Subject: Original Townsite of Westland, Tract 23 of Block 11/Prelim & Final Plat

This project should have been submitted as an advertised case. Applicant will re-submit for April 8th hearing.

In the meantime, he will work out the waterline issue with Roger Green.

This property, zoned SU-1 for IP, should be developed in conformance with the West Route 66 Sector Plan, pages 74 & 75. A minimum lot size of one acre is required. As presently shown on the plat, this size is met.

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

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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002322 **AGENDA ITEM NO: 15**

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 by a registered Engineer, submitted separately to Hydrology is required for Preliminary Plat approval. An approved infrastructure list, on the standard form, is required for Preliminary Plat approval. This case should be heard as a major subdivision.

RESOLUTION: 4-9-03

APPROVED ____; DENIED ____; DEFERRED X; 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: March 12, 2003

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

DEVELOPMENT REVIEW BOARD
ACTION SHEET

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

March 12, 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. ADJOURNED: 12:25 P.M.
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 # 1002115**
03DRB-00219 Major-Vacation of Pub Right-of-Way

SURVEYS SOUTHWEST LTD agent(s) for ROB DICKSON request(s) the above action(s) for all or a portion of Lot(s) 7 & 8, (to be known as **COPPER LOFTS)**, HUNINGS HIGHLAND ADDITION, zoned SU-2 / NCR, located on CENTRAL AVE SE, between ARNO SE and EDITH SE containing approximately 1 acre(s). (K-14) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

2. **Project # 1000184**
03DRB-00217 Major-Vacation of Pub Right-of-Way

SURVEYS SOUTHWEST LTD agent(s) for ROB DICKSON request(s) the above action(s) for all or a portion of Tract(s) C-3A-1, BANNER SQUARE ADDITION (TO BE KNOWN AS **COPPER LOFTS),** zoned C-1, located on COPPER AVE NE, between CENTRAL AVE NE and ARNO ST NE containing approximately 1 acre(s). (K-14) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

Project # 1000184
03DRB-00223 Major-Vacation of Pub Right-of-Way
03DRB-00224 Minor-Vacation of Public Easements

SURVEYS SOUTHWEST LTD agent(s) for ROB DICKSON request(s) the above action(s) for all or a portion of Tract(s) A-7, BANNER SQUARE ADDITION (TO BE KNOWN AS **CAMPUS LOFTS),** zoned SU-1, SU-2/PUD, located on ARNO ST NE, between COPPER AVE NE and BROADWAY BLVD NE containing approximately 1 acre(s). (K-14) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. APPLICATION #03DRB-00224 WAS DEFERRED TO 4/2/03.**

Project # 1000184
03DRB-00225 Major-Vacation of Pub Right-of-Way
03DRB-00226 Minor-Vacation of Private Easements

SURVEYS SOUTHWEST LTD agent(s) for ROB DICKSON request(s) the above action(s) for all or a portion of Lot(s) C-2A-1, BANNER SQUARE ADDITION (TO BE KNOWN AS **MARKET LOFTS),** zoned C-1, located on ARNO ST NE, between CENTRAL AVE NE and EDITH BLVD NE containing approximately 1 acre(s). (K-14) **VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

3. **Project # 1000234**
03DRB-00213 Major-Preliminary Plat Approval
03DRB-00214 Major-Vacation of Pub Right-of-Way
03DRB-00215 Minor-Sidewalk Variance
03DRB-00216 Minor-Temp Defer SDWK
03DRB-00354 Minor-SiteDev Plan Subd/EPC
03DRB-00355 Minor-SiteDev Plan BldPermit/EPC

BOHANNAN HUSTON INC agent(s) for MIKE WILLIAMS request(s) the above action(s) for all or a portion of Block(s) 1, Tract(s) A, HOLIDAY PARK - UNIT 10, (to be known as **RIDGE POINTE SUBDIVISION)** zoned SU-1/PRD, located on THE NORTHWEST CORNER OF COMANCHE NE AND TRAMWAY BLVD NE and containing approximately 5 acre(s).[REF: Z-99-131, 00CC-00179, 00DRB-00207] **[Russell Brito, EPC Case Planner]** (G-22) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/12/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 3/6/03 THE PRELIMINARY PLAT WAS APPROVED. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE SIDEWALK VARIANCE WAS APPROVED FOR WAIVER OF SIDEWALKS AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS WAS APPROVED FOR THE FRONT AND SIDE YARDS OF THE DEVELOPABLE LOTS ON THE INTERIOR STREETS AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

4. **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 3/12/03] (B-13) **THE ABOVE REQUEST WAS DEFERRED TO 3/19/03.**

5, **Project # 1001932**
03DRB-00220 Major-Vacation of Pub Right-of-Way
03DRB-00353 Minor-Amnd Prelim Plat Approval

MARK GOODWIN AND ASSOCIATES PA, agent(s) for KB HOME NEW MEXICO INC request(s) the above action(s) for all or a portion of Tract(s) 391-393, Lots A-1 and SE portion of B-1, TOWN OF ATRISCO GRANT, El Rancho Atrisco, Phase II, (to be known as **WEST RIDGE SUBDIVISION,** zoned R-LT residential zone, located on UNSER BLVD NW AND OLD OURAY ROAD NW, and containing approximately 40 acre(s). [REF: 02DRB-01578, 02DRB-01579, 02DRB-01580] (H-9/H-10) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE AMENDED INFRASTRUCTURE LIST DATED 3/12/03 THE AMENDED PRELIMINARY PLAT WAS APPROVED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ORIGINAL PRELIMINARY PLAT.**

6. **Project # 1002468**
03DRB-00195 Major-Vacation of Pub Right-of-Way

GILBERT J LOVATO request(s) the above action(s) for all or a portion of Lot(s) 18, 19, 20 and 21, Block(s) 4, (to be known as **BELMONT PLACE ADDITION,** zoned R-1, located on 5TH ST NW, between GRIEGOS NW and BELLROSE NW containing approximately 1 acre(s). (G-14) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

7. **Project # 1001267**
03DRB-00021 Major-Preliminary Plat Approval
03DRB-00022 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for KB HOMES OF NEW MEXICO request(s) the above action(s) for all or a portion of Tract(s) 46-48, **DESERT PINE UNIT 4,** TOWN OF ATRISCO GRANT, zoned RD-9, located on SUNSET GARDENS SW, between EUCARIZ AVE SW and SUNSET GARDENS SW containing approximately 16 acre(s). [REF: 01DRB-01009, 01EPC-00728] [Deferred from 2/19/03 AND 3/5/03] (L-9) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/12/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 3/7/03 THE PRELIMINARY PLAT WAS APPROVED. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS WAS APPROVED FOR THE FRONT AND SIDE YARDS OF THE DEVELOPABLE LOTS ON THE INTERIOR STREETS AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

8. **Project # 1001376**
02DRB-01965 Major-Preliminary Plat Approval
02DRB-01966 Major-Vacation of Pub Right-of-Way
02DRB-01967 Minor-Sidewalk Waiver
02DRB-01968 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for MESA VERDE DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 8-25 & 10-23, Block(s) 3 & 4, Tract(s) 1, (to be known as **DESERT RIDGE TRAILS, NORTH**, NORTH ALBUQUERQUE ACRES, zoned R-D residential and related uses zone, developing area, 4 D/U per AC, located WEST OF WYOMING BLVD NE, between BEVERLY HILLS AVE NE and FLORENCE AVE NE containing approximately 32 acre(s). [REF: 02DRB-01363] [Deferred from 2/19/03 AND 3/5/03] (B-19) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/12/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 3/10/03 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION: THE EXECUTION OF EASEMENTS IS REQUIRED WHERE OFFSITE PONDS ARE PLANNED. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS WAS APPROVED FOR THE FRONT AND SIDE YARDS OF THE DEVELOPABLE LOTS ON THE INTERIOR STREETS AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

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

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

9. **Project # 1000858**
03DRB-00350 Minor-SiteDev Plan BldPermit/EPC

CONSENSUS PLANNING agent(s) for ABQ INVESTORS request(s) the above action(s) for all or a portion of Tract(s) A-2A-1, **LUEKING PARK COMPLEX (#2 & #3),** zoned SU-1 Office Park / PRD / Related uses, located on LUECKING PARK DR NE, between PAN AMERICAN FRWY NE and PATHWAY AVE NE containing approximately 8 acre(s). [REF: 02EPC-01939, AA-01236-01894, Z-97-115, DRB-97-417] **[Makita Hill, EPC Case Planner]** (G-16) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO CHECK EPC COMMENTS.**

10. **Project # 1001004**
03DRB-00357 Minor-SiteDev Plan BldPermit/EPC

ENEDELIA GUAJARDO agent(s) for CASA DEL REY MINISTRIES request(s) the above action(s) for all or a portion of Tract(s) 9, **WEST BLUFF CENTER,** zoned PR parking reserve, located on CORONA DR NW, between OURAY NW and ALAMOGORDO NW containing approximately 1 acre(s). [REF: 02EPC-01778, 02EPC-01779] **[Juanita Vigil, EPC Case Planner]** (H-11) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT TO SHOW HANDICAP RAMPS AND DIMENSIONS, TO CHANGE WALL FROM 8" TO 6" THICK AND TO PLANNING TO CHECK EPC COMMENTS.**

11. **Project # 1002330**
03DRB-00347 Minor-SiteDev Plan Subd/EPC

CONSENSUS PLANNING INC agent(s) for JIM HAKEEM request(s) the above action(s) for all or a portion of Tract(s) G-1 & G-2, **MONTGOMERY COMPLEX,** zoned SU-1 special use zone, for Church & Rel. Facilities, located on MONTGOMERY BLVD NE, between CARLISLE BLVD NE and NORTH I-25 FRONTAGE RD NE containing approximately 3 acre(s). [REF: 02EPC-01687, 02EPC-01688] **[Russell Brito (for Len Malry) EPC Case Planner]** [Deferred from 3/12/03] (F-16) **DEFERRED AT THE AGENT'S REQUEST TO 3/19/03.**

12. **Project # 1002507**
03DRB-00302 Minor-SiteDev Plan BldPermit

SANDERS & ASSOCIATES, ARCHITECTS agent(s) for MIKE BAKER request(s) the above action(s) for all or a portion of Lot(s) 43, **ALAMEDA BUSINESS PARK (LOT 43),** zoned SU-2 IP - EP, located on CALLE ALAMEDA NE, between PASSEO ALAMEDA NE and VISTA ALAMEDA NE containing approximately 1 acre(s). [REF: DRB-98-223, 1000624] (C-16) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

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

13. **Project # 1002518**
03DRB-00346 Minor-Prelim&Final Plat Approval

COMMUNITY SCIENCES CORP agent(s) for TEDDY POLK, BARBARA POLK, GWENDOLYN VANDAMME, THOMAS KRYFCO, MARGARET KRYFCO request(s) the above action(s) for all or a portion of Lot(s) 41, **ALVARADO GARDENS, UNIT 3**, zoned RA-2, located on GLENWOOD RD NW, between GLENWOOD RD NW and DECKER AVE NW containing approximately 1 acre(s). (G-12) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR CASH-IN-LIEU, TRANSPORTATION DEVELOPMENT FOR DEDICATION OF 9 FEET FROM FACE OF CURB, A 4 FOOT SIDEWALK AND CURB ON DECKER, AND TO PLANNING FOR DXF FILE.**

14. **Project # 1001582**
03DRB-00348 Minor-Extension of Preliminary Plat
03DRB-00407 Minor- Final Plat Approval

BOHANNAN HUSTON INC agent(s) for CENTEX HOMES request(s) the above action(s) for all or a portion of Lot(s) 1-63, **LA MESILLA SUBDIVISION,** zoned R-D, located on 86th ST SW, between SAGE RD SW and SAN YGNACIA RD SW containing approximately 10 acre(s). [REF: 02400-00107] (L-9) **THE EXTENSION OF PRELIMINARY PLAT WAS WITHDRAWN AT THE AGENT'S REQUEST. THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS, FOR OPEN SPACE REQUIREMENT AND TO PLANNING FOR DXF FILE.**

15. **Project # 1002322**
03DRB-00349 Minor-Prelim&Final 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 the NORTH SIDE OF SUNSET GARDENS RD SW, between 90th ST SW and 94th ST NW containing approximately 8 acre(s). [REF: 02DRB-01666 SK] [DEFERRED FROM 3/12/03] (L-9) **DEFERRED TO ADVERTISE THE CASE TO 4/9/03.**

16. **Project # 1001932**
03DRB-00220 Major-Vacation of Pub Right-of-Way

MARK GOODWIN & ASSOCIATES, PA agent(s) for KB HOME NM, INC. request(s) the above action(s) for all or a portion of Lot(s) 5A1A, B1, A1, 393, 392, 391, Tract 5A1-A, VOLCANO BUSINESS PARK, TRACTS A-1 AND B-1, EL RANCHO ATRISCO, PHASE 2, AND ALL OF LANDS OF PLAINES ELECTRIC COOPERATIVE INC., AND ALL OF VACATED OLD OURAY ROAD, **WESTRIDGE SUBDIVISION, TOWN OF ATRISCO GRANT,** zoned SU-1 special use zone, for IP, C-1 & Public Utilities, located on Unser Blvd NW, between Old Ouray Rd NW and Ouray Rd NW, containing approximately 24 acre(s). [REF: 02DRB-00690] (H-9/H-10) **DUPLICATE REQUEST. WAS NOT HEARD.**

17. **Project # 1001112**
02DRB-00898 Minor-Prelim&Final Plat Approval

RICHARD HALL agent(s) for JOHN SPARKS request(s) the above action(s) for all or a portion of Tract(s) S1/2 OF 33, **ALVARADO GARDENS ADDITION,** zoned RA-2, located on RIO GRANDE BLVD. NW, between CANDELARIA NW and GRIEGOS NW. [Final Plat was Indefinitely deferred from 6/19/02] (G-13) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR PARK DEDICATION, CITY ENGINEER FOR LETTER OF ACCEPTANCE AND TO PLANNING FOR THE DXF FILE.**

18. **Project # 1001206**
03DRB-00081 Minor-Prelim&Final Plat Approval

SURV-TEK, INC. agent(s) for BLACK DEVELOPMENT ONE, LLC request(s) the above action(s) for all or a portion of Tract(s) 2A, 3E-1, 3F-1 & 3G-1, **BLACK RANCH,** zoned O-1, SU-1/C-1 & SU-1/C-2, located South and East of VALLEY VIEW PL NW, between COORS BLVD NW and CORRALES CANAL **containing** approximately 10 acre(s). [REF: DRB-90-121, DRB-92-340, 02DRB-01560, 02DRB-01561& 62] [The Preliminary Plat was approved 1/29/03, Final Plat Indef. Deferred] [DEFERRED FROM 3/12/03] (C-13) **DEFERRED AT THE AGENT'S REQUEST TO 3/19/03.**

NO ACTION IS TAKEN ON THESE CASES:

APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

19. **Project # 1002517**
03DRB-00345 Minor-Sketch Plat or Plan

ALFRED ANCHETA & DIANA STETSON request(s) the above action(s) for all or a portion of Lot(s) 23 and 24, Block(s) 4, **SANDIA PLAZA SUBDIVISION,** zoned R-1, located on GRANDE DR NW, between 12th ST NW and GUADALUPE NW containing approximately 1 acre(s). (F-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

20. **Project # 1002519**
03DRB-00352 Minor-Sketch Plat or Plan

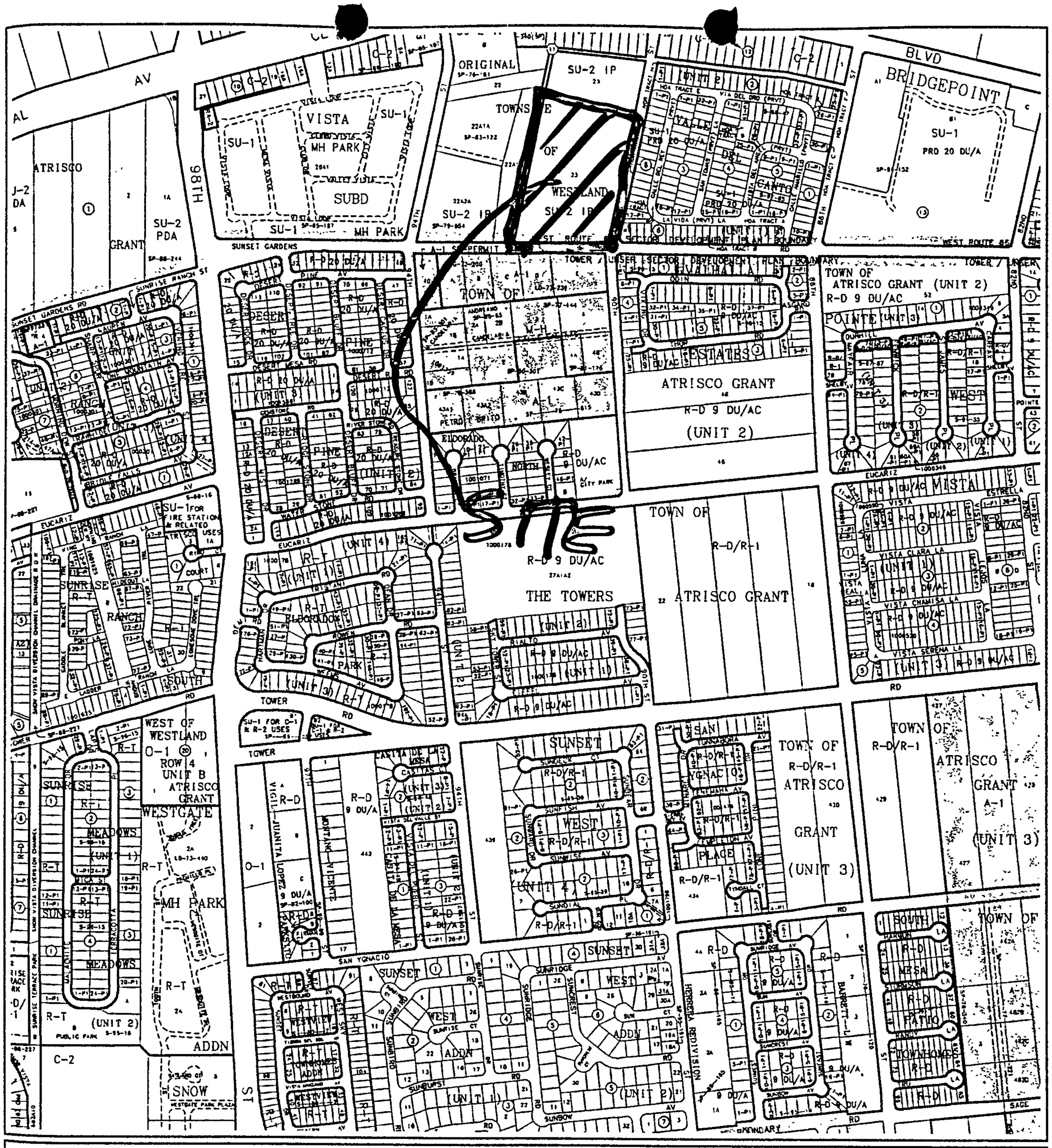
MARK GOODWIN & ASSOCIATES PA agent(s) for SAN PEDRO EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Tract(s) 2, Block(s) 5, (to be known as **TOWNHOMES @ LA CUEVA**) NORTH ALBUQUERQUE ACRES, Unit 3, zoned R-D (7/DU/Ac) located on WYOMING BLVD NE, between WILSHIRE NE and SIGNAL NE containing approximately 1 acre(s). [REF: 1001935, 02DRB-01847] (C-19) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

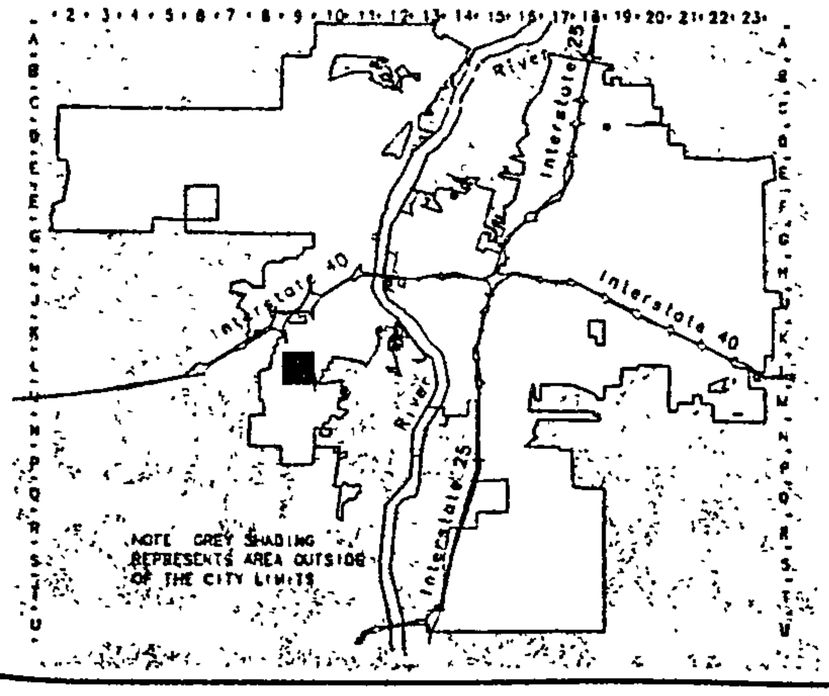
21. **Project # 1002520**
03DRB-00356 Minor-Sketch Plat or Plan

LARRY READ & ASSOCIATES, INC., agent(s) for HACIENDAS BY THE CARLISLES request(s) the above action(s) for all or a portion of Lot(s) 15 & 16, Block(s) 4, **NORTH ALBUQUERQUE ACRES, TRACT 2,** zoned R-D residential and related uses zone, developing area, located on the SOUTH. SIDE ALAMEDA AVE NE, between LOUISIANA BLVD NE and WYOMING BLVD NE containing approximately 2 acre(s). (C-19) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

22. Approval of the Development Review Board minutes for February 26, 2003. **MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.**

ADJOURNED: 12:25 P.M.





CITY OF Albuquerque

Albuquerque Geographic Information System

PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET

250 0 750 1000

Zone Atlas Page

L-9-Z

Map Amended through January 21, 2003

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

CONSTRUCTION MANAGEMENT CONSULTING
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
PRE-CONSTRUCTION CONSULTING & ENERGY AUDIT SERVISES

Specializing in Owner / Builder Consulting

June 26, 2003

Development Review Broad
City of Albuquerque

Dear Members:

Ref : Site Plan For Subdivision project #1002322 (Acme Real-estate Fund LLC)

The proposed site plan enclosed

We are proposing Small Office / Warehouse & Storage yards in compliance with the West Route 66 plan on approx. 1 and 2 AC lots. My client is proposing to build a 4000 sq. ft. Pre-Engineered Metal building w/ office1600sq.ft. / warehouse 2400sq.ft. on the larger lots and similar configuration of the small lot approx. 2400 sq ft . buildings. At the time of submission we had a Clint for one building do to to the long process and many request & delays by COA Staff the Clint has went elsewhere. But the Owners would like to proceed with the project. And are prepared to bond the Infrastructure if a proved.

We feel that this will require the construction of the Infrastructure in Sunset Gardens & in 90th street. We don't have objection to providing the to the frontage of this property, But the requirement of the 12" water loop to north Central Ave (approx. 1400 Lf) is more than the owner can provide at this time. We feel that the proposed uses are not of the intense use that would require the 5000gpm for fire protection that Mr. McDonough has stated in the Water & Sewer Availability statement. Mr. McDonough all so stated that minimal water service could be provided from the 8" line in Sunset Gardens and we feel that we could provide the 8" line in Sunset Gardens & 12 " line north in 90th to the propriety line . If in the future the uses be come more intense the owner will provide the 12" line to central. But to provide this offsite12" water line construction at this time will put project in jeopardy.

The owner has tried for several years to find a use or a buyer for this land and has not been able to sell or lease this property in its current configuration. The owner would like to develop this property in to asset for the area.

Thank you for consideration, If you have any questions please call Daniel Denton 220-3197

Sincerely,

Daniel Denton
Project Manager

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

CONSTRUCTION MANAGEMENT CONSULTING
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
PRE-CONSTRUCTION CONSULTING & ENERGY AUDIT SERVISES

Specializing in Owner / Builder Consulting

March 2, 2003

Development Review Broad
City of Albuquerque

Dear Members:

Ref : sketch plat review project #1002322 (Acme Real-estate Fund LLC)

We have reviewed your commits & requirements and are submitting the requested information.

1. Conceptual Grading & Drainage Plan
2. Infrastructure list
3. Water & Sewer Availability Statement

We are proposing Small Office Warehouse & Storage yards in compliance with the West Route 66 plan on approx. 1 and 2 AC lots. There is some question on what may be required for water service. The water could pose significant off site construction & cost that may stop the project. Please see COA water & sewer availability statement

My client is proposing to build a 4000 sq. ft. Pre-Engineered Metal building w/ office1600sq.ft. / warehouse 2400sq.ft. . The Building and storage yard on the northern most lot and as his is able to lease the other lots he is proposing to build similar buildings on the other lots.

We feel that this will require the construction of the Infrastructure in Sunset Gardens & in 90th street. We don't have objection to providing the to the frontage of this property, But the requirement of the 12" water loop to north Central Ave (approx. 1400 Lf) is more than the owner can provide at this time. We feel that the proposed uses are not of the intense use that would require the 5000gpm for fire protection that Mr. McDonough has stated in the Water & Sewer Availability statement. Mr. McDonough all so stated that minimal water service could be provided from the 8" line in Sunset Gardens and we feel that we could provide the 8" line in Sunset Gardens & 12 " line north in 90th to the propriety line . If in the future the uses be come more intense the owner will provide the 12" line to central. But to provide this offsite construction at this time we kill the project. The owner has tried for several years to find a use or a buyer for this land and has not been able to sell or lease this property in its current configuration. The owner would like to develop this property in to asset for the area.

Sincerely,

Daniel Denton
Project Manager

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

February 25, 2003

Daniel Denton
2903 El Corto SW
Albuquerque, New Mexico 87105

Re: Water and Sanitary Sewer Availability / Original Townsite of Westland, Block 11, Tract 23

L-09

Sirs:

Existing Conditions: The property includes approximately 8-acres of underdeveloped land at the northwest corner of Sunset Gardens and 90th. Zoning is SU2-IP. Land use is governed by the West Route 66 Sector Plan. Sunset Gardens is a County road with temporary pavement, but no public water or sanitary sewer lines. 90th is a City roadway. Infrastructure requirements for adjoining residential subdivision included (east) half width pavement. Eight inch water and sewer lines were stubbed out to 90th, but there are no lines in the roadway.

Proposed: The sketch plat previously reviewed by the Development Review Board 'DRB' showed a 5-lot subdivision with tracts ranging from one to two acres.

Land Use: Site plan for subdivision and / or plat approval must be processed through the Development Review Board 'DRB'. Contact Development Services regarding procedures.

Infrastructure: Subdivision will be contingent on financial guarantees for public infrastructure including water and sanitary sewer lines for the full length of both adjoining frontages. Sanitary sewer will include 8-inch collectors outfalling to Manholes #63 and / or #164. Construction must include manholes at standard locations and service stub outs for all lots. Actual outfall points will be determined during design, see below. Water line requirements will be more complex. In this area the 2W / 2WR pressure zone boundary follows 90th St. The existing 8-inch stub outs are in the 2WR zone and cannot be used for service west of 90th. Zone 2W service for IP uses will require a significant amount off-site construction. A minimum level of service could be provided with an extension from the existing 8-inch at 94th, east in Sunset Gardens to 90th then north to the north property line. Per the master plan a 12-inch would be required in 90th. An 8-inch would be acceptable in Sunset Gardens. However, fire flows consistent with allowable land use: 5,000 GPM would require extension of the 90th Street line north to Central. Construction would have to include fire hydrants at standard locations, and service stub outs for all lots. Off-site construction could require easement and / or right-of-way acquisition at the property owners expense.

Design and construction of all required improvements will be at the developer / property owners expense and must be coordinated through the City of Albuquerque 'COA' via the 'DRC / City Work Order' process. Designs must be by a New Mexico registered professional engineer. Construction must be by a licensed, bonded public utility contractor.

Utility Expansion Charges: In addition to installation and construction costs, both sanitary sewer and metered water service will be subject to Utility Expansion Charges 'UEC' payable at the time service is requested.

This statement of availability will remain in effect for a period of one year and applies only to the development identified herein. Its validity is in part contingent upon the continuing accuracy of the information supplied by the developer. Changes in the proposed development may require reevaluation of availability and should be brought to our attention as soon as possible. Any outstanding pro rata and standby assessments must be paid at the time service is taken. All charges and rates collected will be based upon applicable ordinances and policies in effect at the time service is actually requested and authorized. Please do not hesitate to call if you have questions or need additional information: 924-3987.

Sincerely,

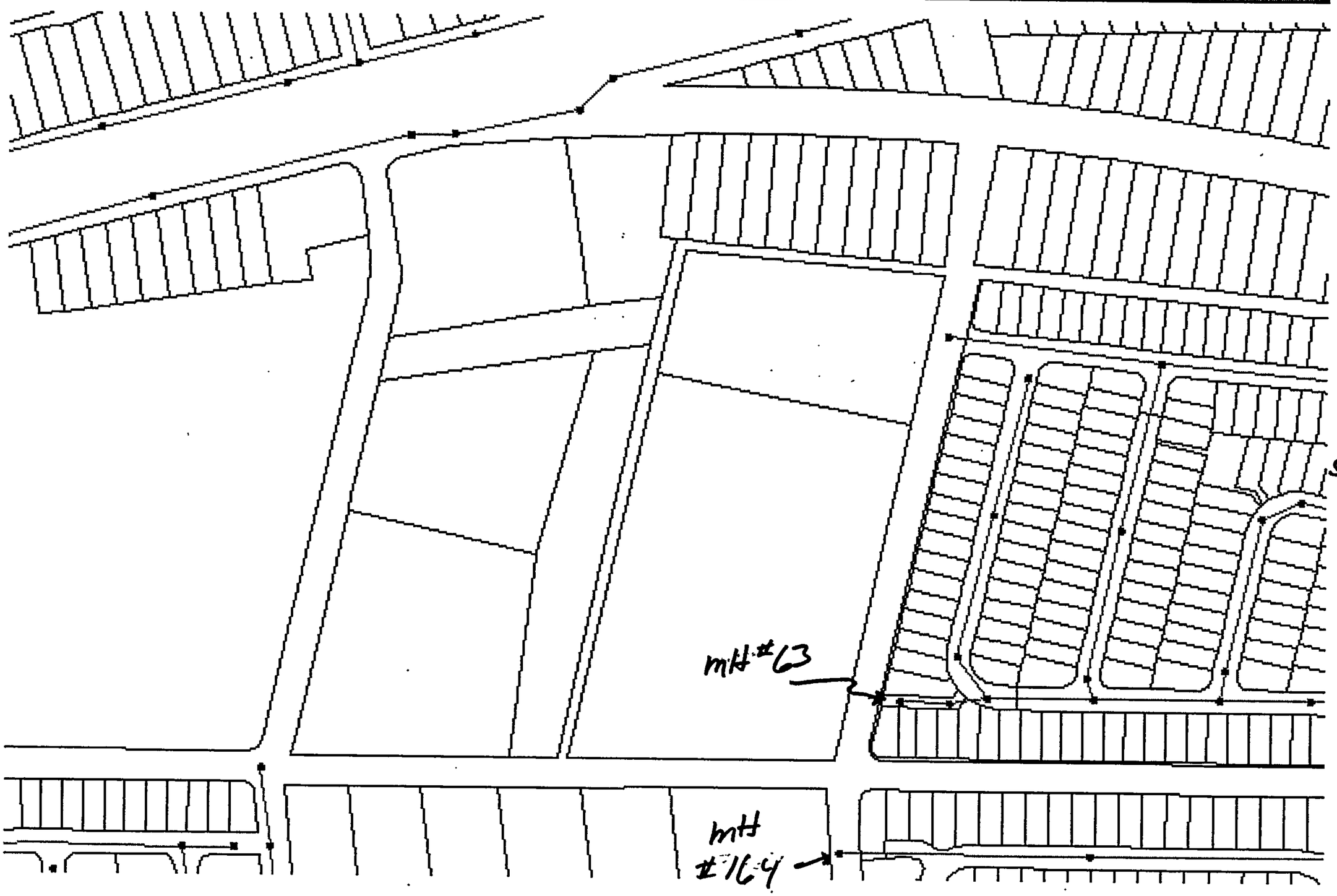
John F. McDonough
Engineering Associate
Development and Building Services

Attachment: System / Location Map(s)

c: f/ #1002322
f/ availability L-09
f/ readers #30207

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

Pan/Zoom | x,y: 5.30266,2.36220
dx,dy: 0.82431,0.12303 dist: 0.83344



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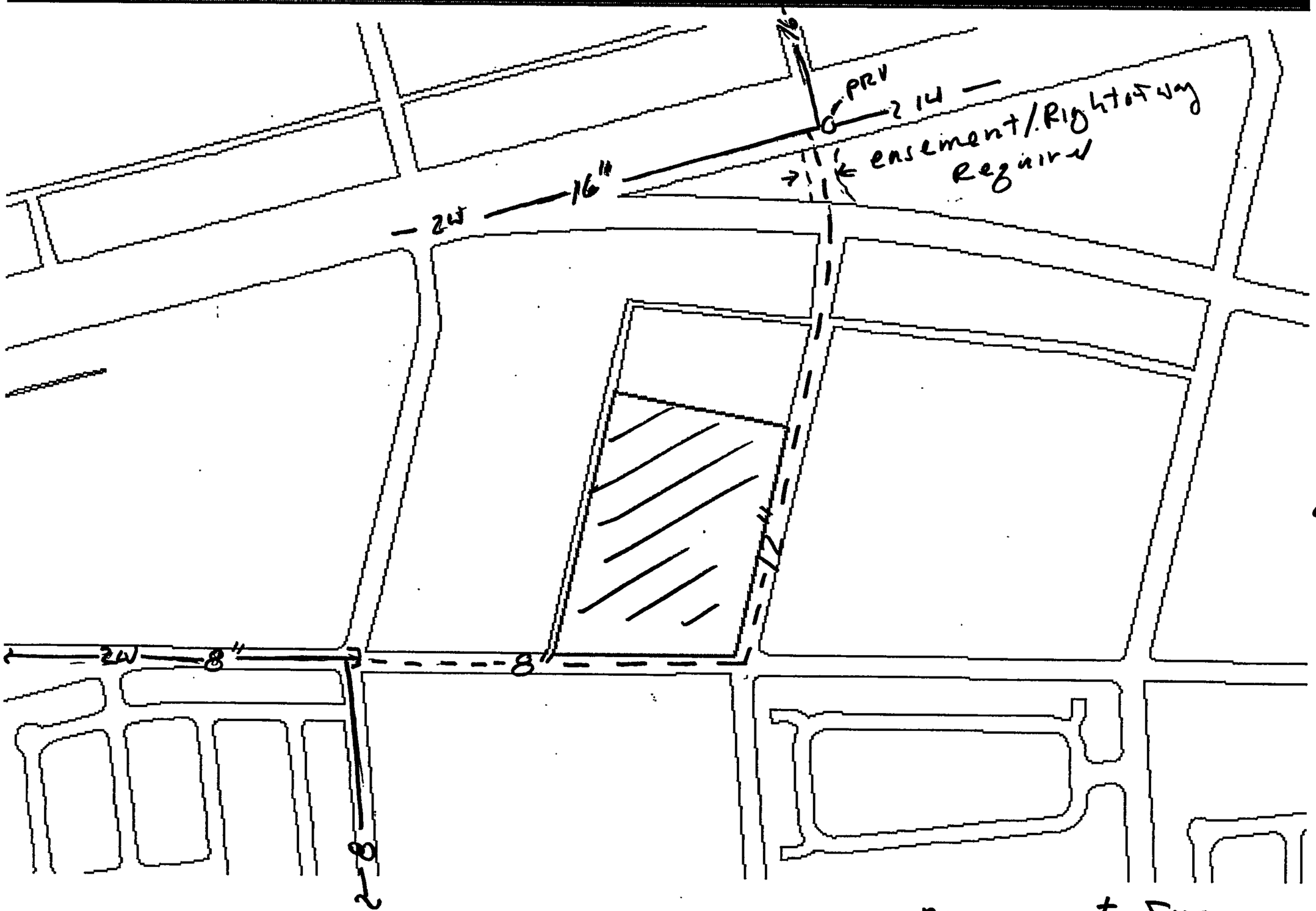

4
L-08
water

Requirements for
master plan Flows
see letter of 2-25-03

DANIEL DENTON
CONSTRUCTION MANAGEMENT CONSULTING
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
SPECIALIZING IN OWNER/BUILDER CONSULTING
&
MULE BARN ENTERPRISES/ GENERAL CONTRACTOR GB-98- LIC. 81138

February 27, 2003

PROPOSED INFRASTUCTURE LIST
COA project # 1002322

OPINION OF PROBABLE CONSTRUCION COSTS
8 ACRE PROPERTY-90TH STREET & SUNSET GARDENS
OFF SITE ONLY

EARTH WORK

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SITE CLEAR & GRUB	ACRE	N/A	N/A	N/A
EXCAV,BF & COMP,U2'	CY	416	$ 1.15	$478.40
SUBTOTAL				$478.40

STREET AND RELATED WORK (SUNSET GARDENS)

* PAVE SUNSET GARDENS FROM 90TH WEST TO ALLEY APPROX. 550 LF

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SUBGRADE PRES. RES 12"	SY	1900	$0.89	$1691.00
TACK COAT	SY	1900	$ 0.30	$570.00
RES.ASPHT PVMT 2", M	SY	1900	$4.85	$9215.00
CUT OFF WALL PCC	SY	1	$200.00	$200.00
C&G CONC STRIP PCC	LF	550	10.65	$5857.50
SAWCUT ASPHALT	LF	23	3.25	$74.75
WLCHAR ACC RAMP, 4'	EA	N/A	N/A	N/A
SUBTOTAL				$17,608.25

STREET AND RELATED WORK (90TH) *WEST HALF ONLY*

* PAVE WEST HALF 90TH FROM SUNSET GARDENS NORTH TO PRORITY LINE APPROX. 650 LF

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SUBGRADE PRES. RES 12"	SY	880	$0.89	$783.20
TACK COAT	SY	880	$ 0.30	$264.00
RES.ASPHT PVMT 2", M	SY	880	$4.85	$4268.00
CUT OFF WALL PCC	SY	1	$200.00	$200.00
C&G CONC STRIP PCC	LF	660	10.65	$7029.00
SAWCUT ASPHALT	LF	23	3.25	$74.75
WLCHAR ACC RAMP, 4" PCC	EA	1	$468.66	$468.66
SUBTOTAL				$13,087.61

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

WATER TRANSMISSION, COLLECTOR, DISTRIBUTION AND SEVRICE LINES,

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
6"PVC C-900 WL T&B	LF	1,100	$15.00	$16,500.00
INCL (2) FH (1) TAP SL (2) CAP (4) VLV W/BOX ALL APPURTENENCES				
SUBTOTAL				$16,500.00

SANITRY AND STORM SEWER INTERCEPTORS, COLECTORS AND SEVRICE LINES,

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
8" SEWERLINE W/ MH'S (2) 4' DIA MH, WET CONN. C.O. ALL APPURT.	LF	660	$17.00	$11,220.00
SUBTOTAL				$11,220.00

PROJECT TOTAL $ 58,894.26

PRICES TAKEN FROM CURRENT CONTRACTOR ESTIMATES ON VARIOUS PROJECTS WTHIN SIMILAR JURISDICTION. PRICES SUBJECT TO NEGOTIATION AT TIME OF BIDDING. TOTALS BASED ON CURRENT LAYOUT SUBJECT TO OWNER APPROVAL.. PRICES AND QUANTITIES BASED ON CURRENT REQUIREMENTS BY THE MUNICIPALITY

Sincerely,

Daniel Denton
Project Manger
Mule Barn Enterprises

Additional required water lines COA 2-25-2003
WATER TRANSMISSION, COLLECTOR, DISTRIBUTION AND SEVRICE LINES,

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
12"PVC C-900 WL T&B	LF	1,400	$24.00	$33,600.00
INCL (3) FH ALL APPURTENENCES				
SUBTOTAL				$33,600.00

EARTH WORK

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SITE CLEAR & GRUB	ACRE	N/A	N/A	N/A
EXCAV,BF & COMP,U2'	CY	1200	$ 1.15	$1380.00
SUBTOTAL				$1380.00

STREET AND RELATED WORK (90TH) *north to central*

* PAVE patch from PRORITY LINE to central APPROX. 850 LF

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SUBGRADE PRES. RES 12"	SY	755	$0.89	$671.95
TACK COAT	SY	755	$ 0.30	$226.50
RES.ASPHT PVMT 2", M	SY	755	$4.85	$3661.75
CUT OFF WALL PCC	SY	1	$200.00	$200.00
C&G CONC STRIP PCC	LF	N/A	10.65	0
SAWCUT ASPHALT	LF	1100	1.25	$1375.00
WLCHAR ACC RAMP, 4" PCC	EA	0	$468.66	0
SUBTOTAL				$6135.20

Traffic Control	800.00
Sub Total	41,915.20
Engineering 5%	2,095.76
Total	**$44,010.96**

Hydrologic Calculations - COA DPM 22.2

Six Hour Storm

Sunset Gardens & 90th NW

Acme Realastate Fund LLLC

Tract 23- A block 11 Original Townsite of Westland

Precipitation (in	P60	P360	P1440	P4days	P10days
Zone 1	1.87	2.2	2.66	3.12	3.67

	A	B	C	D	A	B	C	D
Excess Precip. (in) Table 8	0.44	0.67	0.99	1.97	0.44	0.67	0.99	1.97
Discharge (cfs/ac) Table 9	1.29	2.03	2.87	4.37	1.29	2.03	2.87	4.37

Areas & Land Treatments:

Onsite Areas	Land Treatments - Existing Conditions A	B	C	D	Area (sf)	Land Treatments - Developed Conditions A	B	C	D	Area (sf)
Subbasin A	45,654	0	0	0	45,654	2,711		8,588	34,355	45,654
	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	Peak Flow Rate - Existing Conditions A	B	C	D	100 yr Q (cfs)	Peak Flow Rate - Developed Conditions A	B	C	D	100 yr Q (cfs)
Subbasin A	1.35	0.00	0.00	0.00	**1.4**	0.08	0.00	0.57	3.45	**4.1**

Total Volume Generated:

Volume Six Hour	Runoff Volume - Existing Conditions Six Hour Storm				100 yr V (cu-ft)	Runoff Volume - Developed Conditions Six Hour Storm				100 yr V (cu-ft)
Subbasin A	1,674	0	0	0	1,674	99	0	709	5,640	6,448
					1673.98					6447.85916666667

Volume Ten Day	Runoff Volume - Existing Conditions Ten Day Storm Event	100 yr V (cu-ft)	Runoff Volume - Developed Conditions Ten Day Storm Event	100 yr V (cu-ft)
Subbasin A		1,674		10,656

Hydrologic Calculat — Six Hour Storm

Sunset Gardens & 90th NW — Acme Realastate Fund LLLC

Tract 23- C block 11 Original Townsite of Westland

Precipitation (in	P60	P360	P1440	P4days	P10days
Zone 1	1.87	2.2	2.66	3.12	3.67

	A	B	C	D	A	B	C	D
Excess Precip. (in) Table 8	0.44	0.67	0.99	1.97	0.44	0.67	0.99	1.97
Discharge (cfs/ac) Table 9	1.29	2.03	2.87	4.37	1.29	2.03	2.87	4.37

Areas & Land Treatments:

Onsite Areas	*Land Treatments - Existing Conditions* A	B	C	D	Area (sf)	*Land Treatments - Developed Conditions* A	B	C	D	Area (sf)
Subbasin A	87,133	0	0	0	87,133	4,375		62,888	19,870	87,133
	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	*Peak Flow Rate - Existing Conditions* A	B	C	D	100 yr Q (cfs)	*Peak Flow Rate - Developed Conditions* A	B	C	D	100 yr Q (cfs)
Subbasin A	2.58	0.00	0.00	0.00	2.6	0.13	0.00	4.14	1.99	6.3

Total Volume Generated:

Volume Six Hour	*Runoff Volume - Existing Conditions* Six Hour Storm				100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Six Hour Storm				100 yr V (cu-ft)
Subbasin A	3,195	0	0	0	3,195	160	0	5,188	3,262	8,611
					3194.8767					8610.66833333334

Volume Ten Day	*Runoff Volume - Existing Conditions* Ten Day Storm Event	100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Ten Day Storm Event	100 yr V (cu-ft)
Subbasin A		3,195		11,045

Hydrologic Calculations - COA DPM 22.2

Six Hour Storm

Sunset Gardens & 90th NW

Acme Realastate Fund LLLC

Tract 23- D block 11 Original Townsite of Westland

Precipitation (in	P60	P360	P1440	P4days	P10days
Zone 1	1.87	2.2	2.66	3.12	3.67

Excess Precip. (in)	A	B	C	D	A	B	C	D
Table 8	0.44	0.67	0.99	1.97	0.44	0.67	0.99	1.97

Discharge (cfs/ac)	A	B	C	D	A	B	C	D
Table 9	1.29	2.03	2.87	4.37	1.29	2.03	2.87	4.37

Areas & Land Treatments:

Onsite Areas	*Land Treatments - Existing Conditions* A	B	C	D	Area (sf)	*Land Treatments - Developed Conditions* A	B	C	D	Area (sf)
Subbasin A	87,133	0	0	0	87,133	4,375		62,888	19,870	87,133
	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	*Peak Flow Rate - Existing Conditions* A	B	C	D	100 yr Q (cfs)	*Peak Flow Rate - Developed Conditions* A	B	C	D	100 yr Q (cfs)
Subbasin A	2.58	0.00	0.00	0.00	**2.6**	0.13	0.00	4.14	1.99	**6.3**

Total Volume Generated:

Volume Six Hour	*Runoff Volume - Existing Conditions* Six Hour Storm				100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Six Hour Storm				100 yr V (cu-ft)
Subbasin A	3,195	0	0	0	3,195	160	0	5,188	3,262	8,611
					3194.8767					8610.66833333334

Volume Ten Day	*Runoff Volume - Existing Conditions* Ten Day Storm Event	100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Ten Day Storm Event	100 yr V (cu-ft)
Subbasin A		3,195		11,045

Hydrologic Calculations - COA DPM 22.2

Six Hour Storm

Sunset Gardens & 90th NW

Acme Realastate Fund LLLC

Tract 23- E block 11 Original Townsite of Westland

Precipitation (in	P60	P360	P1440	P4days	P10days
Zone 1	1.87	2.2	2.66	3.12	3.67

Excess Precip. (in)	A	B	C	D	A	B	C	D
Table 8	0.44	0.67	0.99	1.97	0.44	0.67	0.99	1.97

Discharge (cfs/ac)	A	B	C	D	A	B	C	D
Table 9	1.29	2.03	2.87	4.37	1.29	2.03	2.87	4.37

Areas & Land Treatments:

Onsite Areas	*Land Treatments - Existing Conditions* A	B	C	D	Area (sf)	*Land Treatments - Developed Conditions* A	B	C	D	Area (sf)
Subbasin A	87,133	0	0	0	87,133	4,375		62,888	19,870	87,133
	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	*Peak Flow Rate - Existing Conditions* A	B	C	D	100 yr Q (cfs)	*Peak Flow Rate - Developed Conditions* A	B	C	D	100 yr Q (cfs)
Subbasin A	2.58	0.00	0.00	0.00	**2.6**	0.13	0.00	4.14	1.99	**6.3**

Total Volume Generated:

Volume Six Hour	*Runoff Volume - Existing Conditions* Six Hour Storm				100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Six Hour Storm				100 yr V (cu-ft)
Subbasin A	3,195	0	0	0	3,195	160	0	5,188	3,262	8,611
					3194.8767					8610.66833333334

Volume Ten Day	*Runoff Volume - Existing Conditions* Ten Day Storm Event	100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Ten Day Storm Event	100 yr V (cu-ft)
Subbasin A		3,195		11,045

Sheran A. Matson

03/10/03 10:28 AM

To: Christina M. Sandoval/PARKS/CABQ, Roger A. Green/PWD/CABQ, Richard H. Dourte/PWD/CABQ, Brad L. Bingham/PWD/CABQ
cc: Claire A. Senova/PLN/CABQ
cc:
Subject: Item 15 on 3/12/03 Agenda

I called Mr. Denton and told him we should have scheduled his case as a public notification case due to the infrastructure involved. I also suggested he call Roger and schedule a meeting to discuss his water line concerns so that issue can be worked out before the DRB meeting. His infrastructure will need revision & placement on the correct form. So the 3 weeks until his case is heard will give him time to get his submittal cleaned up and the water issue settled.

He did say no one had told him his case heeded advertising at the sketch plat meeting...our fault, I guess. But he didn't seem too upset about the delay when I told him a meeting on the water issue before DRB is to his advantage.

He is to come in before Friday & resubmit his case as an advertised one. I told him we would give him credit for the fees paid since he wasn't informed about the public notification.

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

CONSTRUCTION MANAGEMENT CONSULTING
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
PRE-CONSTRUCTION CONSULTING & ENERGY AUDIT SERVISES

Specializing in Owner / Builder Consulting

March 2, 2003

Development Review Broad
City of Albuquerque

Dear Members:

Ref : sketch plat review project #1002322 (Acme Real-estate Fund LLC)

We have reviewed your commits & requirements and are submitting the requested information.

1. Conceptual Grading & Drainage Plan
2. Infrastructure list
3. Water & Sewer Availability Statement

We are proposing Small Office Warehouse & Storage yards in compliance with the West Route 66 plan on approx. 1 and 2 AC lots. There is some question on what may be required for water service. The water could pose significant off site construction & cost that may stop the project. Please see COA water & sewer availability statement

My client is proposing to build a 4000 sq. ft. Pre-Engineered Metal building w/ office1600sq.ft. / warehouse 2400sq.ft. . The Building and storage yard on the northern most lot and as his is able to lease the other lots he is proposing to build similar buildings on the other lots.

We feel that this will require the construction of the Infrastructure in Sunset Gardens & in 90th street. We don't have objection to providing the to the frontage of this property, But the requirement of the 12" water loop to north Central Ave (approx. 1400 Lf) is more than the owner can provide at this time. We feel that the proposed uses are not of the intense use that would require the 5000gpm for fire protection that Mr. McDonough has stated in the Water & Sewer Availability statement. Mr. McDonough all so stated that minimal water service could be provided from the 8" line in Sunset Gardens and we feel that we could provide the 8" line in Sunset Gardens & 12 " line north in 90th to the propriety line . If in the future the uses be come more intense the owner will provide the 12" line to central. But to provide this offsite construction at this time we kill the project. The owner has tried for several years to find a use or a buyer for this land and has not been able to sell or lease this property in its current configuration. The owner would like to develop this property in to asset for the area.

Sincerely,

Daniel Denton
Project Manager

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

February 25, 2003

Daniel Denton
2903 El Corto SW
Albuquerque, New Mexico 87105

Re: Water and Sanitary Sewer Availability / Original Townsite of Westland, Block 11, Tract 23

L-09

Sirs:

Existing Conditions: The property includes approximately 8-acres of underdeveloped land at the northwest corner of Sunset Gardens and 90th. Zoning is SU2-IP. Land use is governed by the West Route 66 Sector Plan. Sunset Gardens is a County road with temporary pavement, but no public water or sanitary sewer lines. 90th is a City roadway. Infrastructure requirements for adjoining residential subdivision included (east) half width pavement. Eight inch water and sewer lines were stubbed out to 90th, but there are no lines in the roadway.

Proposed: The sketch plat previously reviewed by the Development Review Board 'DRB' showed a 5-lot subdivision with tracts ranging from one to two acres.

Land Use: Site plan for subdivision and / or plat approval must be processed through the Development Review Board 'DRB'. Contact Development Services regarding procedures.

Infrastructure: Subdivision will be contingent on financial guarantees for public infrastructure including water and sanitary sewer lines for the full length of both adjoining frontages. Sanitary sewer will include 8-inch collectors outfalling to Manholes #63 and / or #164. Construction must include manholes at standard locations and service stub outs for all lots. Actual outfall points will be determined during design, see below. Water line requirements will be more complex. In this area the 2W / 2WR pressure zone boundary follows 90th St. The existing 8-inch stub outs are in the 2WR zone and cannot be used for service west of 90th. Zone 2W service for IP uses will require a significant amount off-site construction. A minimum level of service could be provided with an extension from the existing 8-inch at 94th, east in Sunset Gardens to 90th then north to the north property line. Per the master plan a 12-inch would be required in 90th. An 8-inch would be acceptable in Sunset Gardens. However, fire flows consistent with allowable land use: 5,000 GPM would require extension of the 90th Street line north to Central. Construction would have to include fire hydrants at standard locations, and service stub outs for all lots. Off-site construction could require easement and / or right-of-way acquisition at the property owners expense.

Design and construction of all required improvements will be at the developer / property owners expense and must be coordinated through the City of Albuquerque 'COA' via the 'DRC / City Work Order' process. Designs must be by a New Mexico registered professional engineer. Construction must be by a licensed, bonded public utility contractor.

Utility Expansion Charges: In addition to installation and construction costs, both sanitary sewer and metered water service will be subject to Utility Expansion Charges 'UEC' payable at the time service is requested.

This statement of availability will remain in effect for a period of one year and applies only to the development identified herein. Its validity is in part contingent upon the continuing accuracy of the information supplied by the developer. Changes in the proposed development may require reevaluation of availability and should be brought to our attention as soon as possible. Any outstanding pro rata and standby assessments must be paid at the time service is taken. All charges and rates collected will be based upon applicable ordinances and policies in effect at the time service is actually requested and authorized. Please do not hesitate to call if you have questions or need additional information: 924-3987.

Sincerely,

John F. McDonough
Engineering Associate
Development and Building Services

Attachment: System / Location Map(s)

c: f/ #1002322
f/ availability L-09
f/ readers #30207

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

Pan/Zoom x,y: 5.30266,2.36220
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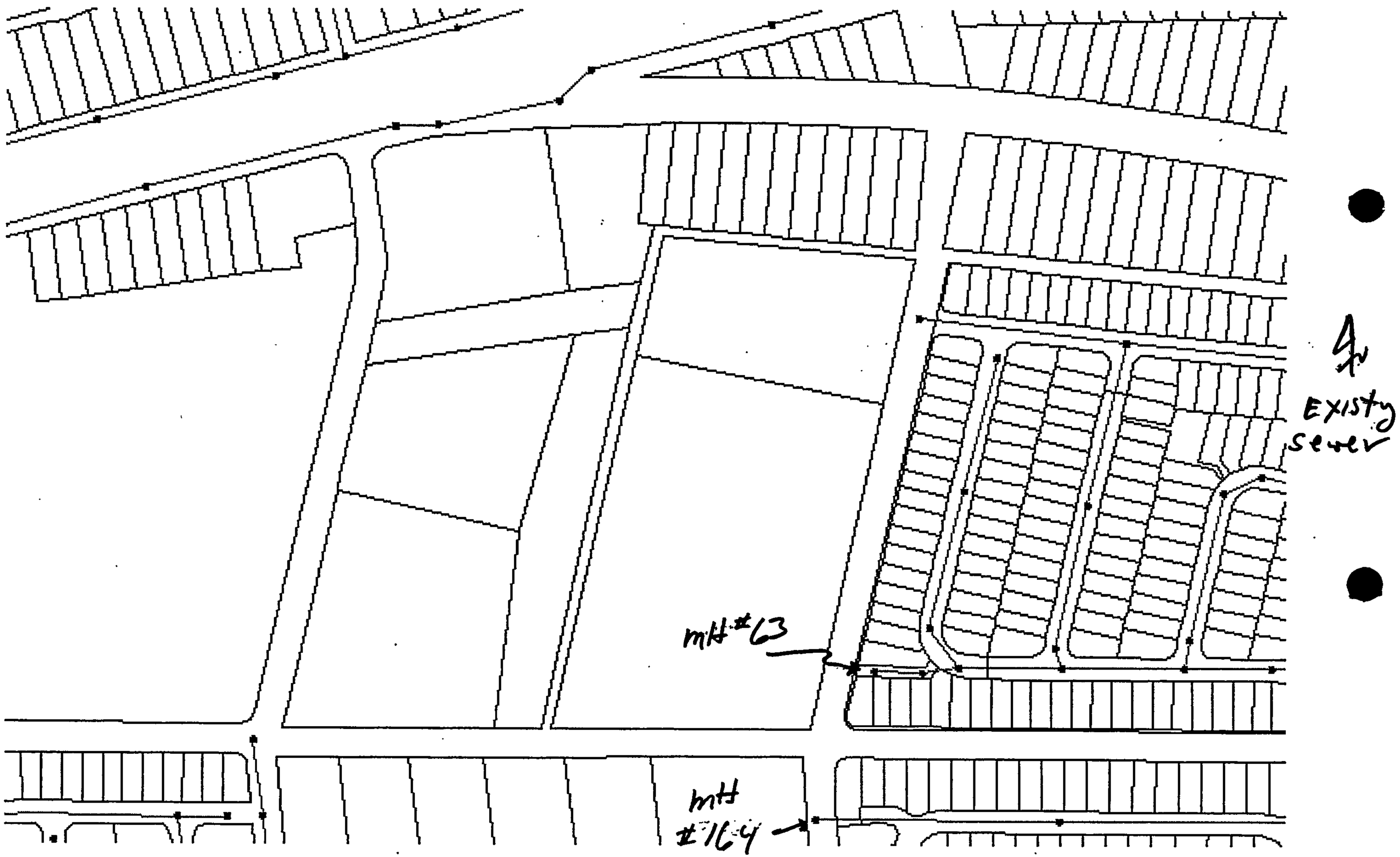

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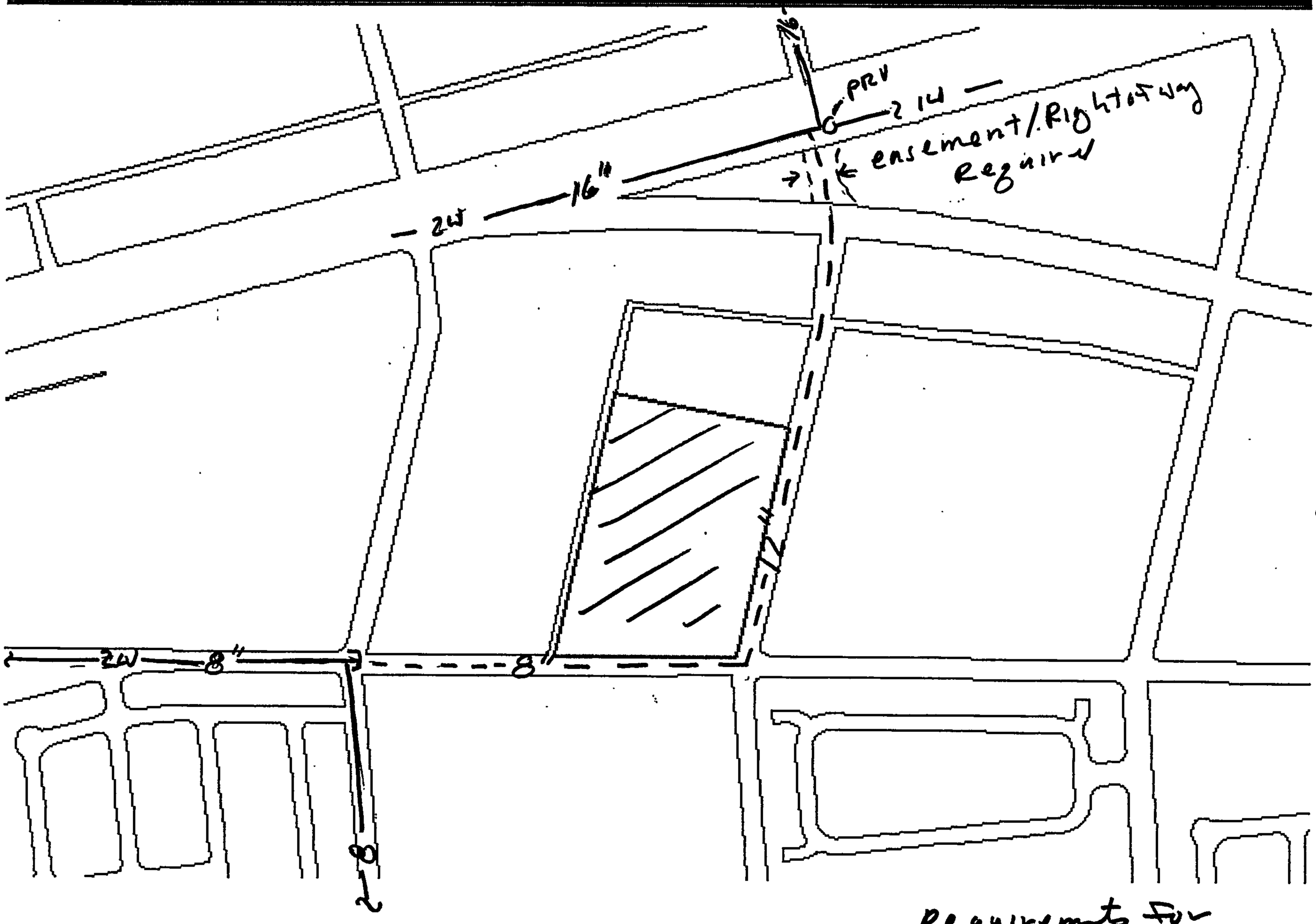

L-08
water

Requirements for
master plan Flows
See letter of 2-25-03

DANIEL DENTON
CONSTRUCTION MANAGEMENT CONSULTING
RESIDENTIAL DESIGN, CADD DRAFTING SERVICES
SPECIALIZING IN OWNER/BUILDER CONSULTING
&
MULE BARN ENTERPRISES/ GENERAL CONTRACTOR GB-98- LIC. 81138

February 27, 2003

PROPOSED INFRASTUCTURE LIST
COA project # 1002322

OPINION OF PROBABLE CONSTRUCION COSTS
8 ACRE PROPERTY-90TH STREET & SUNSET GARDENS
OFF SITE ONLY

EARTH WORK

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SITE CLEAR & GRUB	ACRE	N/A	N/A	N/A
EXCAV,BF & COMP,U2'	CY	416	$ 1.15	$478.40
SUBTOTAL				$478.40

STREET AND RELATED WORK (SUNSET GARDENS)

* PAVE SUNSET GARDENS FROM 90TH WEST TO ALLEY APPROX. 550 LF

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SUBGRADE PRES. RES 12"	SY	1900	$0.89	$1691.00
TACK COAT	SY	1900	$ 0.30	$570.00
RES.ASPHT PVMT 2", M	SY	1900	$4.85	$9215.00
CUT OFF WALL PCC	SY	1	$200.00	$200.00
C&G CONC STRIP PCC	LF	550	10.65	$5857.50
SAWCUT ASPHALT	LF	23	3.25	$74.75
WLCHAR ACC RAMP, 4'	EA	N/A	N/A	N/A
SUBTOTAL				$17,608.25

STREET AND RELATED WORK (90TH) *WEST HALF ONLY*

* PAVE WEST HALF 90TH FROM SUNSET GARDENS NORTH TO PRORITY LINE APPROX. 650 LF

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SUBGRADE PRES. RES 12"	SY	880	$0.89	$783.20
TACK COAT	SY	880	$ 0.30	$264.00
RES.ASPHT PVMT 2", M	SY	880	$4.85	$4268.00
CUT OFF WALL PCC	SY	1	$200.00	$200.00
C&G CONC STRIP PCC	LF	660	10.65	$7029.00
SAWCUT ASPHALT	LF	23	3.25	$74.75
WLCHAR ACC RAMP, 4" PCC	EA	1	$468.66	$468.66
SUBTOTAL				$13,087.61

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

WATER TRANSMISSION, COLLECTOR, DISTRIBUTION AND SEVRICE LINES,

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
6'PVC C-900 WL T&B	LF	1,100	$15.00	$16,500.00
INCL (2) FH (1) TAP SL (2) CAP (4) VLV W/BOX ALL APPURTENENCES				
SUBTOTAL				$16,500.00

SANITRY AND STORM SEWER INTERCEPTORS, COLECTORS AND SEVRICE LINES,

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
8" SEWERLINE W/ MH'S (2) 4' DIA MH, WET CONN. C.O. ALL APPURT.	LF	660	$17.00	$11,220.00
SUBTOTAL				$11,220.00

PROJECT TOTAL $ 58,894.26

PRICES TAKEN FROM CURRENT CONTRACTOR ESTIMATES ON VARIOUS PROJECTS WITHIN SIMILAR JURISDICTION. PRICES SUBJECT TO NEGOTIATION AT TIME OF BIDDING. TOTALS BASED ON CURRENT LAYOUT SUBJECT TO OWNER APPROVAL.. PRICES AND QUANTITIES BASED ON CURRENT REQUIREMENTS BY THE MUNICIPALITY

Sincerely,

Daniel Denton
Project Manger
Mule Barn Enterprises

Additional required water lines COA 2-25-2003
WATER TRANSMISSION, COLLECTOR, DISTRIBUTION AND SEVRICE LINES,

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
12"PVC C-900 WL T&B	LF	1,400	$24.00	$33,600.00
INCL (3) FH ALL APPURTENENCES				
SUBTOTAL				$33,600.00

EARTH WORK

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SITE CLEAR & GRUB	ACRE	N/A	N/A	N/A
EXCAV,BF & COMP,U2'	CY	1200	$ 1.15	$1380.00
SUBTOTAL				$1380.00

STREET AND RELATED WORK (90TH) *north to central*

* PAVE patch from PRORITY LINE to central APPROX. 850 LF

DESCRIPTION	UNITS	QUANTITY	EST UNIT PRICE	EST AMOUNT
SUBGRADE PRES. RES 12"	SY	755	$0.89	$671.95
TACK COAT	SY	755	$ 0.30	$226.50
RES.ASPHT PVMT 2", M	SY	755	$4.85	$3661.75
CUT OFF WALL PCC	SY	1	$200.00	$200.00
C&G CONC STRIP PCC	LF	N/A	10.65	0
SAWCUT ASPHALT	LF	1100	1.25	$1375.00
WLCHAR ACC RAMP, 4" PCC	EA	0	$468.66	0
SUBTOTAL				$6135.20

Traffic Control	800.00
Sub Total	41,915.20
Engineering 5%	2,095.76
Total	**$44,010.96**

Hydrologic Calculations - COA DPM 22.2 — Six Hour Storm

Sunset Gardens & 90th NW — Acme Realastate Fund LLLC

Precipitation (in	P60	P360	P1440	P4days	P10days	Tract 23- A block 11 Original Townsite of Westland
Zone 1	1.87	2.2	2.66	3.12	3.67	

Excess Precip. (in)	A	B	C	D	A	B	C	D
Table 8	0.44	0.67	0.99	1.97	0.44	0.67	0.99	1.97

Discharge (cfs/ac)	A	B	C	D	A	B	C	D
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Areas & Land Treatments:

Onsite Areas	*Land Treatments - Existing Conditions* A	B	C	D	Area (sf)	*Land Treatments - Developed Conditions* A	B	C	D	Area (sf)
Subbasin A	45,654	0	0	0	45,654	2,711		8,588	34,355	45,654
	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	*Peak Flow Rate - Existing Conditions* A	B	C	D	100 yr Q (cfs)	*Peak Flow Rate - Developed Conditions* A	B	C	D	100 yr Q (cfs)
Subbasin A	1.35	0.00	0.00	0.00	**1.4**	0.08	0.00	0.57	3.45	**4.1**

Total Volume Generated:

Volume Six Hour	*Runoff Volume - Existing Conditions* Six Hour Storm				100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Six Hour Storm				100 yr V (cu-ft)
Subbasin A	1,674	0	0	0	1,674	99	0	709	5,640	6,448
					1673.98					6447.85916666667

Volume Ten Day	*Runoff Volume - Existing Conditions* Ten Day Storm Event	100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Ten Day Storm Event	100 yr V (cu-ft)
Subbasin A		1,674		10,656

Hydrologic Calculat — Six Hour Storm

Sunset Gardens & 90th NW — Acme Realastate Fund LLLC

Tract 23- C block 11 Original Townsite of Westland

Precipitation (in	P60	P360	P1440	P4days	P10days
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Onsite Areas	*Land Treatments - Existing Conditions* A	B	C	D	Area (sf)	*Land Treatments - Developed Conditions* A	B	C	D	Area (sf)
Subbasin A	87,133	0	0	0	87,133	4,375		62,888	19,870	87,133
	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	*Peak Flow Rate - Existing Conditions* A	B	C	D	100 yr Q (cfs)	*Peak Flow Rate - Developed Conditions* A	B	C	D	100 yr Q (cfs)
Subbasin A	2.58	0.00	0.00	0.00	2.6	0.13	0.00	4.14	1.99	6.3

Total Volume Generated:

Volume Six Hour	*Runoff Volume - Existing Conditions* Six Hour Storm				100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Six Hour Storm				100 yr V (cu-ft)
Subbasin A	3,195	0	0	0	3,195	160	0	5,188	3,262	8,611
					3194.8767					8610.66833333334

Volume Ten Day	*Runoff Volume - Existing Conditions* Ten Day Storm Event	100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Ten Day Storm Event	100 yr V (cu-ft)
Subbasin A		3,195		11,045

Hydrologic Calculations - COA DPM 22.2

Six Hour Storm

Sunset Gardens & 90th NW

Acme Realastate Fund LLLC

Precipitation (in	P60	P360	P1440	P4days	P10days
Zone 1	1.87	2.2	2.66	3.12	3.67

Tract 23- D block 11 Original Townsite of Westland

Excess Precip. (in)	A	B	C	D	A	B	C	D
Table 8	0.44	0.67	0.99	1.97	0.44	0.67	0.99	1.97
Discharge (cfs/ac)	A	B	C	D	A	B	C	D
Table 9	1.29	2.03	2.87	4.37	1.29	2.03	2.87	4.37

Areas & Land Treatments:

Onsite Areas	*Land Treatments - Existing Conditions* A	B	C	D	Area (sf)	*Land Treatments - Developed Conditions* A	B	C	D	Area (sf)
Subbasin A	87,133	0	0	0	87,133	4,375		62,888	19,870	87,133
	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	*Peak Flow Rate - Existing Conditions* A	B	C	D	100 yr Q (cfs)	*Peak Flow Rate - Developed Conditions* A	B	C	D	100 yr Q (cfs)
Subbasin A	2.58	0.00	0.00	0.00	**2.6**	0.13	0.00	4.14	1.99	**6.3**

Total Volume Generated:

Volume Six Hour	*Runoff Volume - Existing Conditions* Six Hour Storm				100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Six Hour Storm				100 yr V (cu-ft)
Subbasin A	3,195	0	0	0	3,195	160	0	5,188	3,262	8,611
					3194.8767					8610.66833333334

Volume Ten Day	*Runoff Volume - Existing Conditions* Ten Day Storm Event	100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Ten Day Storm Event	100 yr V (cu-ft)
Subbasin A		3,195		11,045

Hydrologic Calculations - COA DPM 22.2 — Six Hour Storm

Sunset Gardens & 90th NW — Acme Realastate Fund LLLC

Precipitation (in	P60	P360	P1440	P4days	P10days	Tract 23- E block 11 Original Townsite of Westland
Zone 1	1.87	2.2	2.66	3.12	3.67	

Excess Precip. (in)	A	B	C	D	A	B	C	D
Table 8	0.44	0.67	0.99	1.97	0.44	0.67	0.99	1.97

Discharge (cfs/ac)	A	B	C	D	A	B	C	D
Table 9	1.29	2.03	2.87	4.37	1.29	2.03	2.87	4.37

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Onsite Areas	*Land Treatments - Existing Conditions* A	B	C	D	Area (sf)	*Land Treatments - Developed Conditions* A	B	C	D	Area (sf)
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	50%	0%	40%	10%		50%	0%	40%	10%	

Peak Flow Rates Generated:

Onsite Discharge	*Peak Flow Rate - Existing Conditions* A	B	C	D	100 yr Q (cfs)	*Peak Flow Rate - Developed Conditions* A	B	C	D	100 yr Q (cfs)
Subbasin A	2.58	0.00	0.00	0.00	**2.6**	0.13	0.00	4.14	1.99	**6.3**

Total Volume Generated:

Volume Six Hour	*Runoff Volume - Existing Conditions* Six Hour Storm				100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Six Hour Storm				100 yr V (cu-ft)
Subbasin A	3,195	0	0	0	3,195	160	0	5,188	3,262	8,611
					3194.8767					8610.66833333334

Volume Ten Day	*Runoff Volume - Existing Conditions* Ten Day Storm Event	100 yr V (cu-ft)	*Runoff Volume - Developed Conditions* Ten Day Storm Event	100 yr V (cu-ft)
Subbasin A		3,195		11,045

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

DEVELOPMENT & BUILDING SERVICES (D&B Svcs)
LAND DEVELOPMENT COORDINATION SECTION (LDC)
Plaza Del Sol -2nd & 4TH Floor West - 600 2nd St NW 87102
Front Counter Main Number (505) 924-3858 or 924-3895
Main Fax (505) 924-3864

PAID RECEIPT

APPLICANT NAME ACME REALEST. FUND. LLC

AGENT DAN. DENTON / MULE BARNENT.

ADDRESS 2903 EL CONTO DR. SW

PROJECT NO. 1002322

APPLICATION NO. 03DRB-00349

$ 495 441006 / 4983000 (DRB Cases)

$ _____ 441006 / 4971000 (EPC & AA / LUCC / Appeals)

$ _____ 441018 / 4971000 (Notification)

$ 495.00 Total amount due

counterreceipt doc

10/28/02

DUPLICATE
City Of Albuquerque
Treasury Division

03/04/2003 9:41AM LOC: ANNX
RECEIPT# 00005098 WS# 008 TRANS# 0008
Account 441006 Fund 0110
Activity 4983000 TRSDMM
Trans Amt $495.00
J24 Misc $495.00
VI $495.00
CHANGE $0.00

Thank You

City of Albuquerque

DEVELOPMENT REVIEW APPLICATION

	Supplemental form		Supplemental form
SUBDIVISION	S	**ZONING**	Z
____ Major Subdivision action		____ Annexation & Zone Establishment	
____ Minor Subdivision action		____ Sector Plan	
____ Vacation	V	____ Zone Change	
____ Variance (Non-Zoning)		____ Text Amendment	
SITE DEVELOPMENT PLAN	P	**APPEAL / PROTEST of...**	A
____ ...for Subdivision Purposes		____ Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals	
____ ...for Building Permit			
____ IP Master Development Plan			
____ 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: ACME Realestate Fund LLC PHONE: 463-1740
ADDRESS: PO Box 3176 FAX: ____
CITY: ALB STATE NM ZIP 87199 E-MAIL: ____
Proprietary interest in site: OWNER
AGENT (if any): DANIEL DENTON/Mule Barn Ent PHONE: 220-3197
ADDRESS: 2903 EL Conto Dr SW FAX: 452-2654
CITY: ALB STATE NM ZIP 87105 E-MAIL: dandenton@worldnet.att.net

DESCRIPTION OF REQUEST: Minor Subdivision Preliminary Plat

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

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

Lot or Tract No 23 Block: 11 Unit: ____
Subdiv. / Addn ORIGINAL Townsite of Westland
Current Zoning SU-2, IP Proposed zoning: Same
Zone Atlas page(s): L-9 No. of **existing** lots: 1 No. of **proposed** lots: 5
Total area of site (acres): 8 Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A
Within city limits? X Yes. No___, but site is within 5 miles of the city limits (DRB jurisdiction.) Within 1000FT of a landfill? NO
UPC No 100905628747020904 MRGCD Map No ____
LOCATION OF PROPERTY BY STREETS: On or Near: Sunset Gardens & 90th SW.
Between: 90th St. SW and 94th St. 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.): (1002322)
03DRB-01666 SK. Nov 2002
Check-off if project was previously reviewed by Sketch Plat/Plan ☑, or Pre-application Review Team ☐ Date of review: ~~3-4-2003~~
SIGNATURE Daniel Denton DATE 3-4-2003
(Print) DANIEL DENTON ___ Applicant X Agent

Form revised September 2001

FOR OFFICIAL USE ONLY

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

Application case numbers	Action	S.F.	Fees
03DRB-____-00349	PR FP.	5(3)	$ 495
____-____-____	____	____	$ ____
____-____-____	____	____	$ ____
____-____-____	____	____	$ ____
____-____-____	____	____	$ ____
			Total $ 495.00

Hearing date March 12th '03

3/7/03
Planner signature / date

Project # 1002322

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.
VACANT LAND 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
N/A Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
✓ Fee (see schedule) $195.00
✓ Any original and/or related file numbers are listed on the cover application
N/A **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.
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__ 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.

Daniel Denton
DANIEL DENTON 3-4-2002
Applicant name (print)
Applicant signature / date

Form revised September 2001

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

Application case numbers
03DRB-_____-00349
_____-_____-_____
_____-_____-_____

B Herbert 3/04/03
Planner signature / date

Project # 1002322

DEVELOPMENT REVIEW BOARD (DRB)
CITY OF ALBUQUERQUE

REVIEW COMMENTS
By the

UTILITY DEVELOPMENT SECTION (WATER & SEWER)

DEVELOPMENT & BUILDING SERVICES DIVISION
PUBLIC WORKS DEPARTMENT
PHONE 924-3989

D.R.B. CASE NO.: 1002372 DATE: 11/06/02 ITEM NO.: 16

ZONE ATLAS PAGE: L-9 LOCATION: Sunset Gardens / 90th ST.

REQUEST FOR:

COMMENTS:

(1) Must Request a Water/Sewer Availability Statement.

(2) Proposed lots as shown will require design and construction of Water and sewer lines in both 90th ST. and Sunset Gardens.

SIGNED: Roger A. Green DATE: 11/6/02

DEVELOPMENT REVIEW BOARD (DRB)
CITY OF ALBUQUERQUE

REVIEW COMMENTS
By the

UTILITY DEVELOPMENT SECTION (WATER & SEWER)

DEVELOPMENT & BUILDING SERVICES DIVISION
PUBLIC WORKS DEPARTMENT
PHONE 924-3989

D.R.B. CASE NO.: 1002372 DATE: 11/06/02 ITEM NO.: 16

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SIGNED: Roger A. Green DATE: 11/6/02

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: 1002322 **AGENDA ITEM NO: 16**

SUBJECT:

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

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

An approved conceptual grading and drainage plan is required for Preliminary Plat approval.
An approved infrastructure list is required for Preliminary Plat approval.

RESOLUTION:

Forwarded

APPROVED ____; DENIED ____; DEFERRED ____; COMMENTS PROVIDED X; 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: November 6, 2002

THE CITY OF ALBUQUERQUE IS AN EQUAL OPPORTUNITY/REASONABLE ACCOMMODATION EMPLOYER

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
Development Review Board Comments

Meeting Date: November 6, 2002

Agenda Item: 16 **Project #:** 1002322
Application # 02DRB-01666
Subject: **Original Townsite of Westland**

No adverse comments on sketch plat as submitted.

For your information, this property lies within the boundaries of the West Route 66 Sector Development Plan. Therefore, any development should conform to the language in this plan. Otherwise an amendment to the plan would be required.

Sheran Matson, AICP

Sheran Matson, DRB Planning Representative
Telephone: 924-3880 Fax: 505-924-3864

City of Albuquerque

DEVELOPMENT REVIEW APPLICATION

	Supplemental form		Supplemental form
SUBDIVISION	S	**ZONING**	Z
____ Major Subdivision action		____ Annexation & Zone Establishment	
X Minor Subdivision action		____ Sector Plan	
____ Vacation	V	____ Zone Change	
____ Variance (Non-Zoning) Sketch		____ Text Amendment	
SITE DEVELOPMENT PLAN	P	**APPEAL / PROTEST of...**	A
____ ...for Subdivision Purposes		____ Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals	
____ ...for Building Permit			
____ IP Master Development Plan			
____ 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: ACME Realestate Fund LLC PHONE: 463-1740

ADDRESS: P.O. Box 3176 FAX:

CITY: ALB STATE NM ZIP 87190 E-MAIL:

Proprietary interest in site: Owener/portener

AGENT (if any): Mule Barn Enterprises/DANIEL DENTON PHONE: 220-3197

ADDRESS: 2903 EL CorTo Dr SW FAX: 452-2654

CITY: ALB STATE NM ZIP 87105 E-MAIL: dandenton@worldnet.att.net

DESCRIPTION OF REQUEST: 5-LOTS Subdivision SKETCH

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

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

Lot or Tract No 23 Block: 11 Unit:

Subdiv. / Addn. ORIGINAL TOWNSITE of Westland, Projected Section 28 T10N R2E, NMPM Town of Atrisco GRANT

Current Zoning SU-2 IP Proposed zoning: Same

Zone Atlas page(s): L-9 No. of **existing** lots: 1 No. of **proposed** lots: 5

Total area of site (acres): 8.0606 Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A

Within city limits? X Yes. No___, but site is within 5 miles of the city limits (DRB jurisdiction.) Within 1000FT of a landfill? NO

UPC No 100905628747020904 MRGCD Map No.

LOCATION OF PROPERTY BY STREETS: On or Near: W side of 90th & Sunset Gardens SW

Between: Sunset Gardens SW and Bridge Blvd. 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.): ZA-97-89

V-84-23, Z-1028

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

SIGNATURE [signature] DATE 10-28-2002

(Print) DANIEL DENTON/Mule Barn Enterprises ___ Applicant X Agent

Form revised September 2001

FOR OFFICIAL USE ONLY

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

Application case numbers			Action	S.F.	Fees
02DRB	-	01666	Sketch	5(3)	$ Ø
	-				$
	-				$
	-				$
	-				$
					Total $ Ø

Hearing date Nov 6th '02

[signature] 10/29/02 Project # 1002322

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.

VACANT 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)
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__ 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
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☒ **MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL**

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✓ 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.
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__ Letter briefly describing, explaining, and justifying the request
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__ 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.

[signature]
Applicant name (print)

DANIEL DENTON 10-29-2002
Applicant signature / date

Form revised September 2001

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

Application case numbers
02DRB - ____ - 01666
____ - ____ - ____
____ - ____ - ____

Bolenbert 10/29/02
Planner signature / date

Project # 1002312

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

PLANNING DEPARTMENT

ALBUQUERQUE NM 87101

RETURN
TO SENDER
ATTEMPTED
NOT KNOWN

ALBUQUERQUE
JUL 01 '03
NM

PB METER
7131916

=037=
U.S. POSTAGE

10090563554701073 4

SOTO DENISE SUZANNE
227 CALLE DEL REY SW
ALBUQUERQUE NM 87121

87121 8741233

PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE

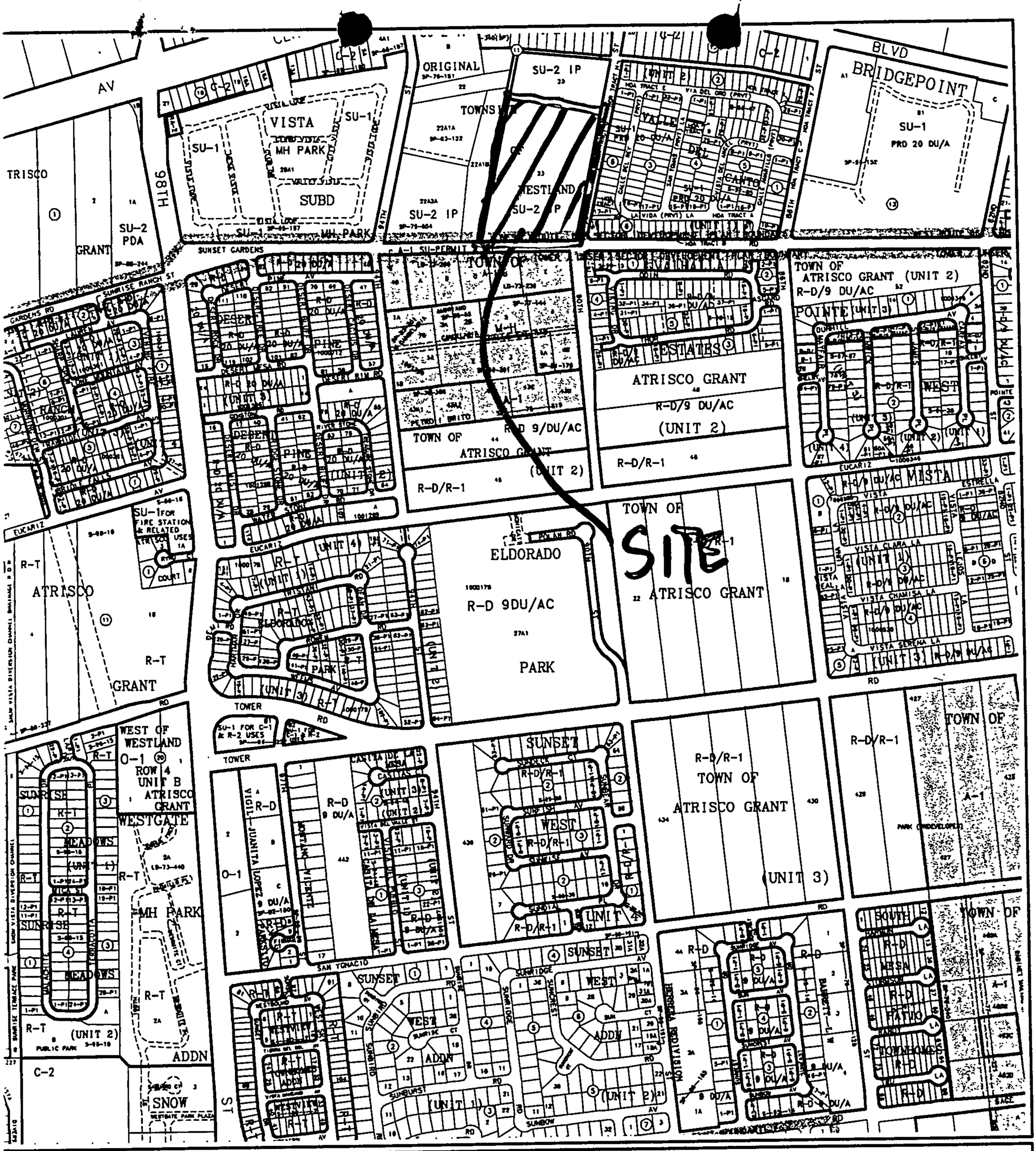
Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW,** on **Wednesday, July 23, 2003,** beginning at **9:00 a.m.** for the purpose of considering the following:

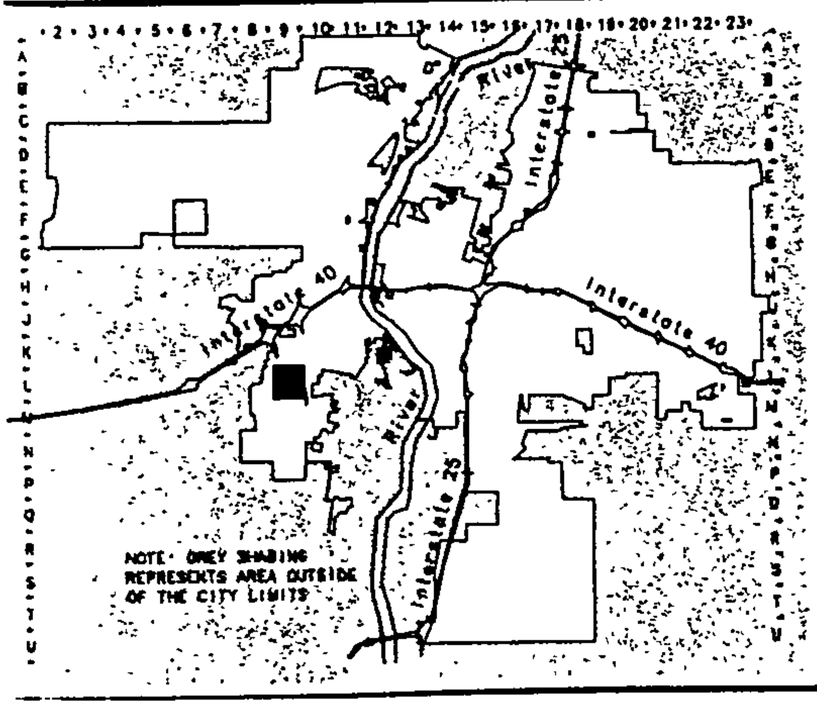
Project # 1000400 03DRB-01033 Major-Two Year SIA	LEROY ORTIZ agent(s) for ST PETER & PAUL CHURCH request(s) the above action(s) for all or a portion of Tract(s) 336, **TOWN OF ATRISCO GRANT - UNIT 8,** zoned SU-1 - Church, located on OURAY NW, between COORS NW and LADERA NW containing approximately 5 acre(s). [REF: 01DRB-00995] (H-11)
Project # 1002322 03DRB-01050 Major-SiteDev Plan Subd	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, 03DRB-00420, 03DRB-00349] (L-9)
Project # 1002771 03DRB-01036 Major-Vacation of Pub Right-of-Way	ADELE HUNDLEY, agent(s) for GERTRUDE ZACHARY request(s) the above action(s) for all or a portion of Lot(s) 19-24 and 13-18, Block(s) 36, **NEW MEXICO TOWN COMPANY'S ORIGINAL TOWNSITE,** zoned SU-3 and located on 2nd St SW between Coal Ave SW and Lead Ave SW. (K-14)
Project # 1002777 03DRB-01056 Major-Vacation of Public Easements	KAREN MARCOTTE agent(s) for MATTHEW MEADOW NEIGHBORHOOD ASSOCIATION, request(s) the above action(s) for all or a portion of Lot(s) 1 and 40, **MATTHEW MEADOWS SUBDIVISION,** zoned RA-2 residential and agricultural zone, located on N. OF LUA'S LANE NW, between 12th ST NW and SAN ISIDRO NW [REF: V-93-54, V-79-37, DRB-93-249, DRB-96-466]. (G-13)

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 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.

Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, JULY 7, 2003.





CITY OF
Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET

250 0 750 1000

Zone Atlas Page

L-9-Z

Map Amended through April 02, 2002

MULE BARN ENTERPRISES / GENERAL CONTRACTOR GB-98-NM LIC. 81138

CONSTRUCTION MANAGEMENT CONSULTING

RESIDENTIAL DESIGN, CADD DRAFTING SERVICES

PRE- CONSTRUCTION CONSULTING & ENERGY AUDIT SERVISES

Specializing in Owner / Builder Consulting

Monday, October 28, 2002

Development Review Broad
City of Albuquerque

Dear Members:

Ref: **Subdivision request**

Zone Atlas - **L-9**
CURRENT ZONING –**SU-2 IP**
UPC # **100905628747020904**
Owner: **Acme Real-estate Fund LLC**
P.O. Box 3176,
Albuquerque NM, 87190

We are requesting this subdivision because of changed conditions in the area, we feel that smaller lots would be more advantageous to the area, than the existing large lot.

To the East, are residential single family homes at 5-9 DU's per acre? And West & North is more SU-2 IP with 2 and 3 Acre lots and to South is zoned "A-1& MH" 1- acre and less.

This request is in the area considered as developing urban in the (SWAP) and is rapidly growing with mostly R-1 uses to the southwest of site, and the area to the east is almost built out in R-1 uses

We feel that the smaller lots will reduce the intensity of the SU-2 IP uses. The lesser Use of these lots will make a good buffer to the more intense uses to the west. (Small Mixed Use, Concrete Plant, Construction Equipment Yard and a Welding & Manufacturing shop.)

We would like to see small Office / Warehouse uses in this subdivision and plan to promote this type of uses

All but one lot will have Street & an Alley accesses and the corner lot at 90th & Sunset Gardens could access off the one or both streets

Sincerely,

Daniel Denton
Project Manager

2903 EL CORTO DR SW
ALBUQUERQUE, NEW MEXICO 87105-5629
HOME(505)-877-2402 FAX (505)-452-2654 MOBILE(505)-220-3197

PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE

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Sheran Matson

Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, JULY 7, 2003.

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

PLANNING DEPARTMENT

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Sheran Matson

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Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, JULY 7, 2003.

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103
PLANNING DEPARTMENT

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ALBUQUERQUE NM 87120

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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, April 9, 2003,** beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1001122 03DRB-00389 Major-Two Year SIA	BOHANNAN HUSTON, INC. agent(s) for CENTEX HOMES request(s) the above action(s) (Modified Procedure B Non-Work Order) for all Lot(s), **STONEBRIDGE SUBDIVISION, UNIT 1,** zoned R-1 residential zone, & SU-1 for R-2 USES, located North and East of McMahon Blvd NW beween Tuscany Dr NW and Stonebridge Dr NW containing approximately 28 acre(s). [REF: 01DRB-01298, 02DRB-00896, DRB-98-124, Z-98-18] (A-13)
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)
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Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, MARCH 24, 2003.

City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

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TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, MARCH 24, 2003.

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103
PLANNING DEPARTMENT

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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] (E-12)

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.

Sheran Matson

Sheran Matson, AICP, Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, MARCH 24, 2003.

City of Albuquerque
P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103
PLANNING DEPARTMENT

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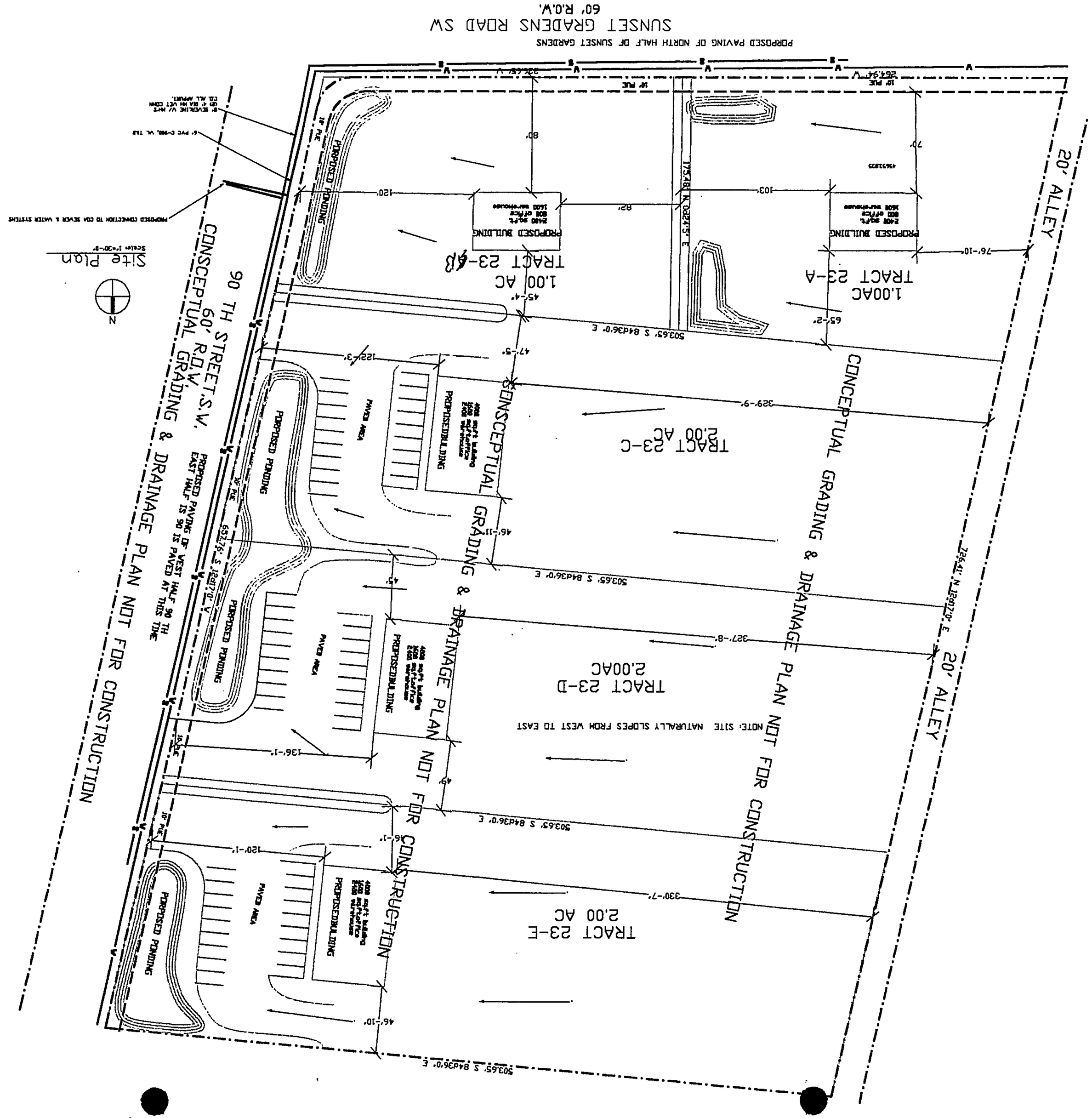
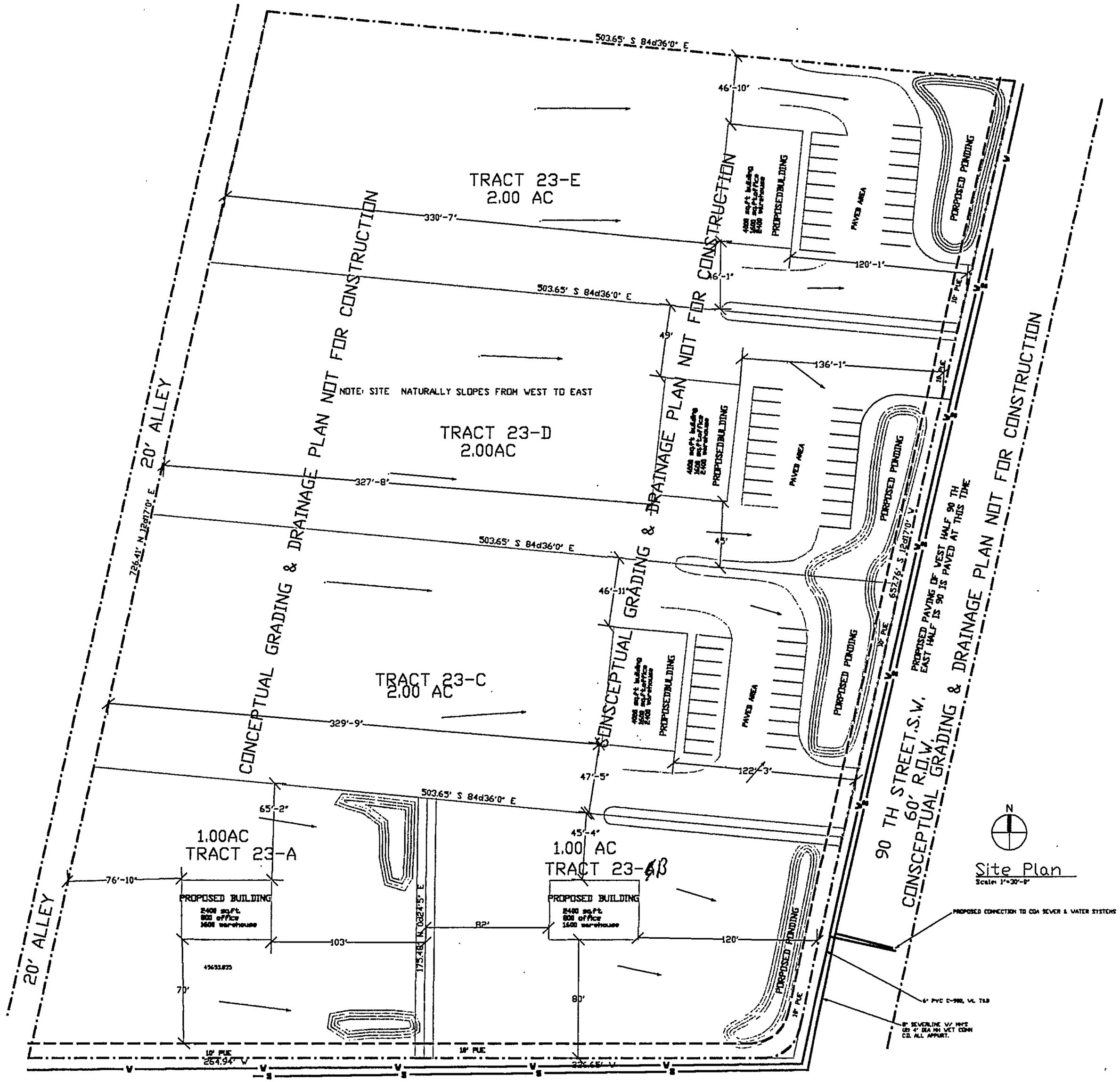

SUNSET GARDENS ROAD SW
60' R.O.W.
PROPOSED PAVING OF NORTH HALF OF SUNSET GARDENS
20' ALLEY
TRACT 23-A
1.00AC
TRACT 23-B
1.00 AC
TRACT 23-C
2.00 AC
TRACT 23-D
2.00AC
TRACT 23-E
2.00 AC
CONCEPTUAL GRADING & DRAINAGE PLAN NOT FOR CONSTRUCTION
NOTE: SITE NATURALLY SLOPES FROM WEST TO EAST
PROPOSED BUILDING
PROPOSED PONDING
PAVED AREA
90 TH STREET S.W.
60' R.O.W.
PROPOSED PAVING OF WEST HALF 90 TH EAST HALF IS 90 IS PAVED AT THIS TIME
Site Plan
Scale: 1"=30'-0"
N


503.65' S 84d36'0" E
TRACT 23-E
2.00 AC
TRACT 23-D
2.00AC
TRACT 23-C
2.00 AC
1.00AC
TRACT 23-A
1.00 AC
TRACT 23-B
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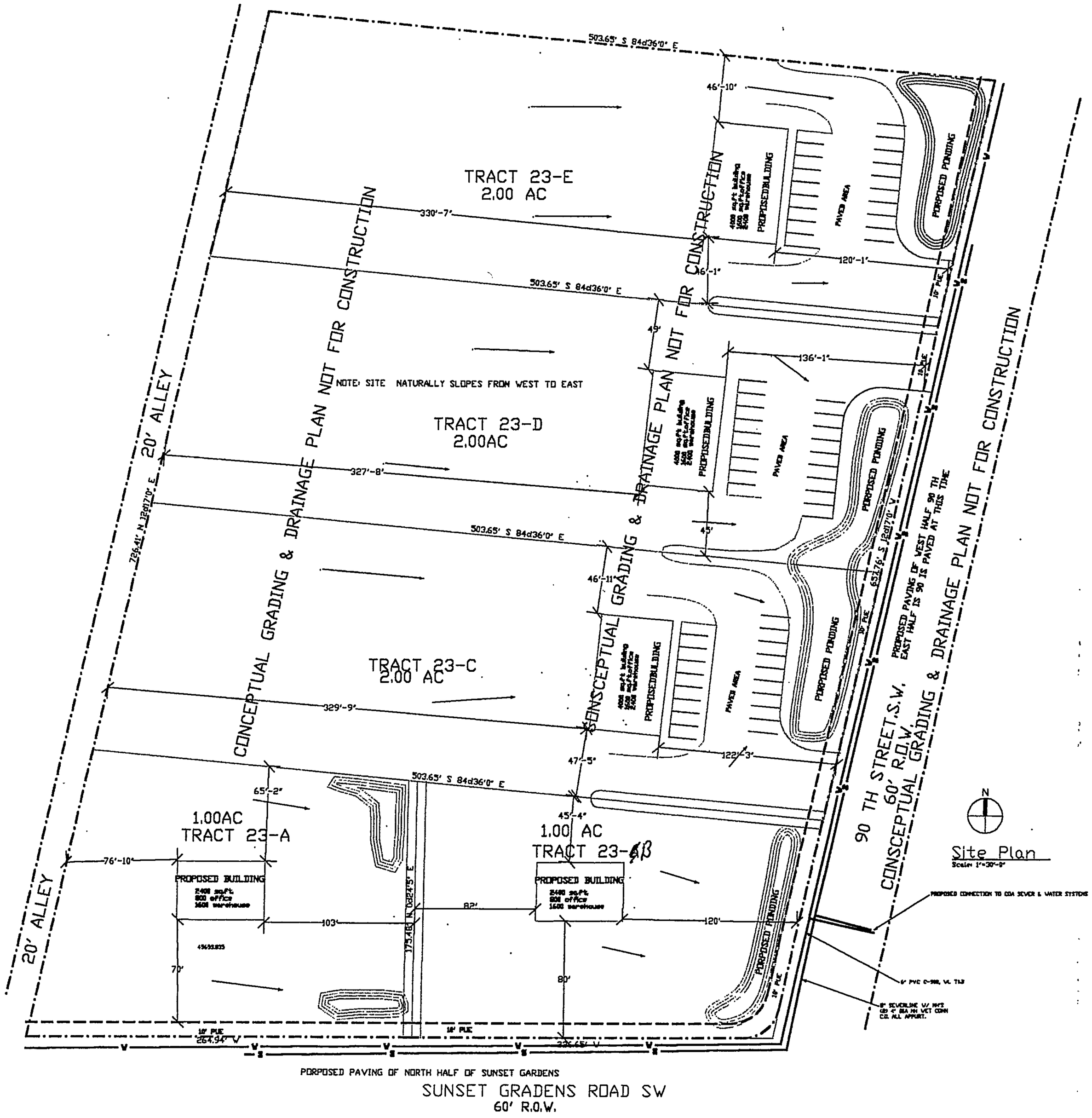
60' R.O.W.
PROPOSED BUILDING
PAVED AREA
PROPOSED PONDING
PROPOSED PAVING OF WEST HALF 90 TH EAST HALF IS 90 IS PAVED AT THIS TIME
PROPOSED CONNECTION TO COA SEWER & WATER SYSTEMS
N
Site Plan
Scale: 1"=30'-0"
PORPOSED PAVING OF NORTH HALF OF SUNSET GARDENS
SUNSET GRADENS ROAD SW
60' R.O.W.


TRACT 23-E
2.00 AC
TRACT 23-D
2.00AC
TRACT 23-C
2.00 AC
1.00AC
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1.00 AC
TRACT 23-B
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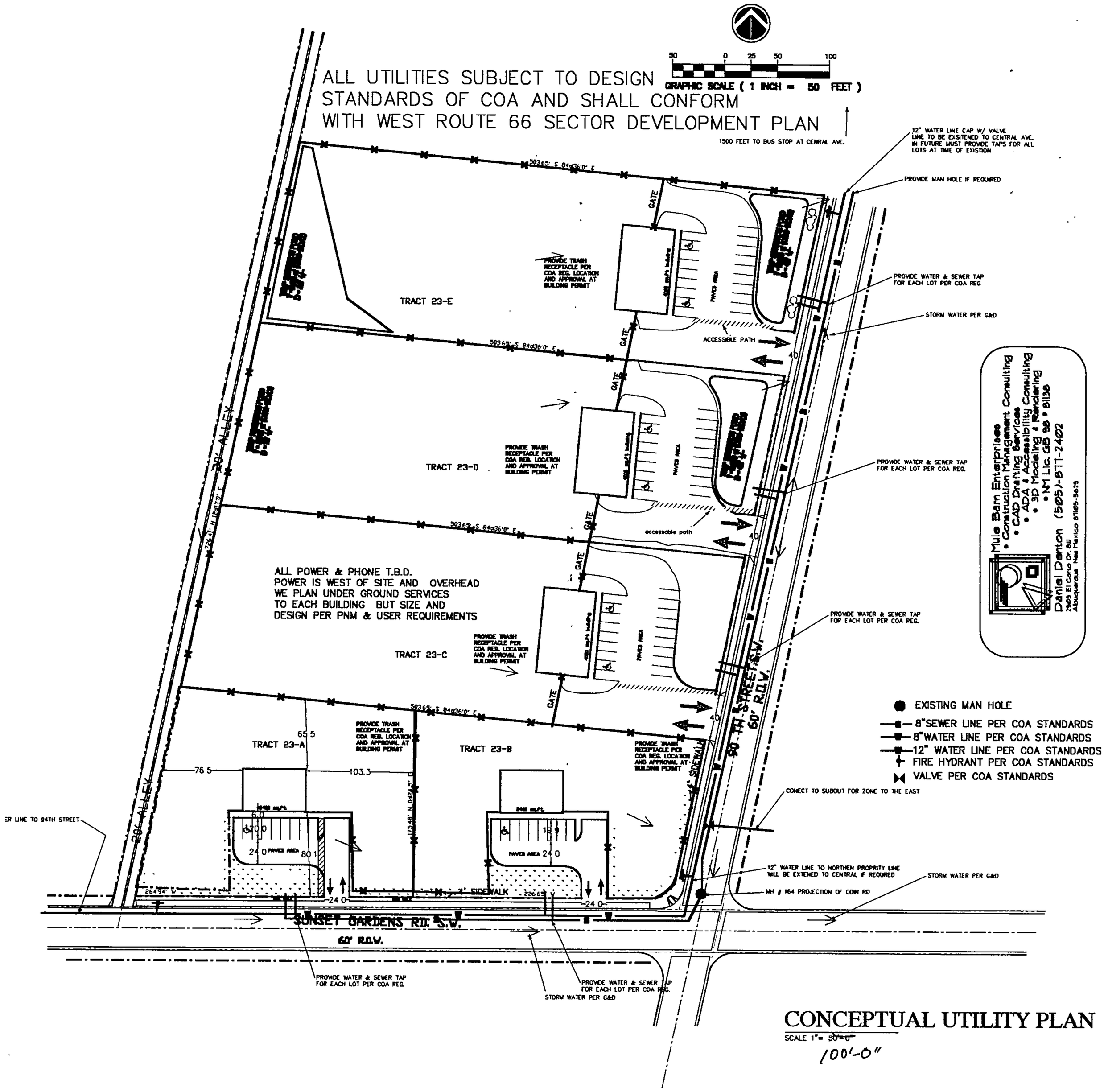
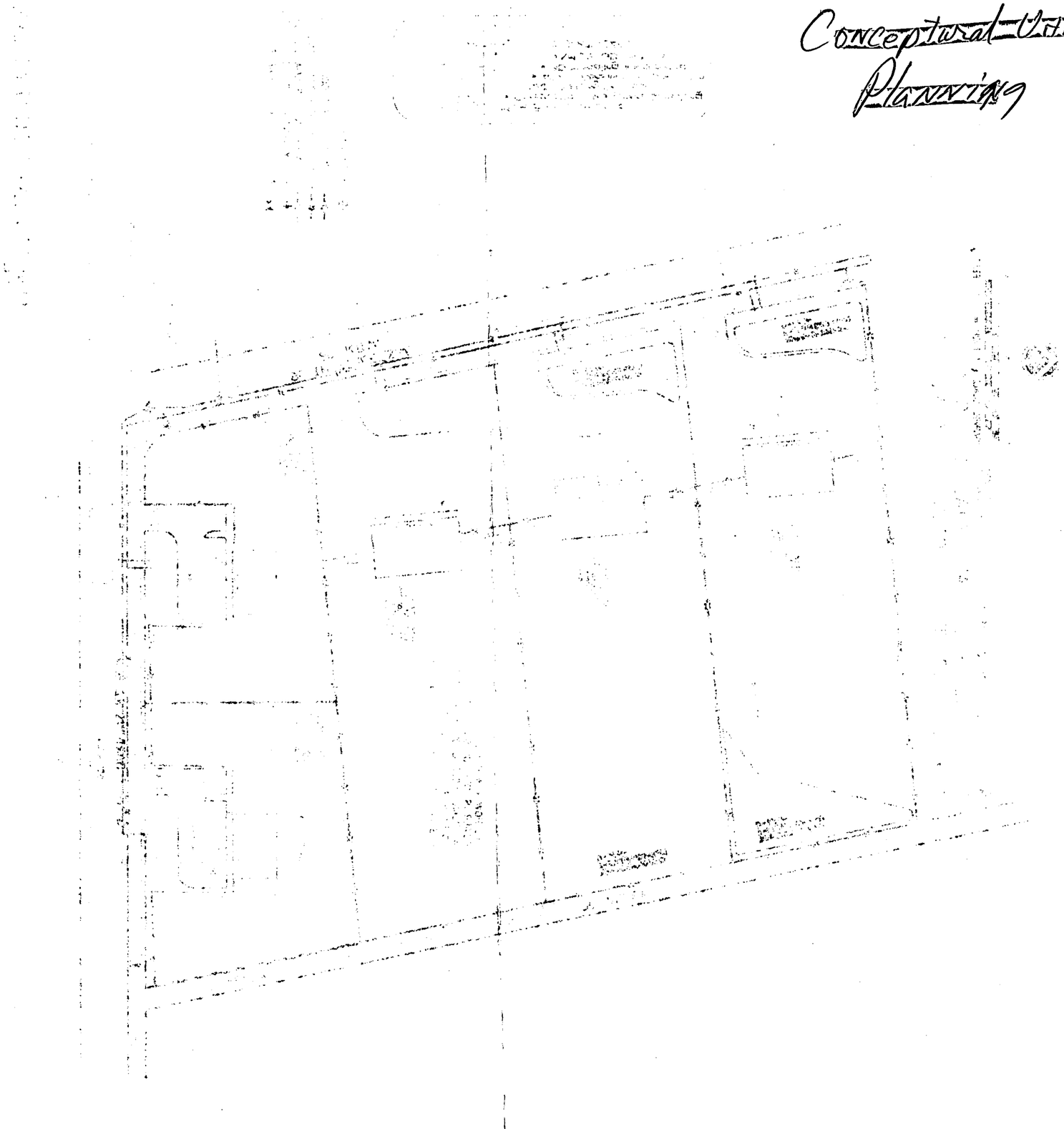
20' ALLEY
90 TH STREET.S.W.
60' R.O.W.
PROPOSED PONDING
PAVED AREA
PROPOSED BUILDING
PROPOSED BUILDING
503.65' S 84d36'0" E
330'-7"
327'-8"
329'-9"
76'-10"
103'
120'-1"
136'-1"
122'-3"
65'-2"
45'-4"
47'-5"
46'-11"
46'-10"
49'
45'
70'
80'
82'
120'
PROPOSED PAVING OF NORTH HALF OF SUNSET GARDENS
SUNSET GRADENS ROAD SW
60' R.O.W.
Site Plan
Scale: 1"=30'-0"
N



CONCEPTUAL UTILITY PLAN

SCALE 1"= ~~50'-0"~~ 100'-0"

Conceptual Utility Plan
Planning