

done 11/07/02 CS

Completed

PROJECT NO. 1002367	APPLICATION NO. 02DRB-01808
PROJECT NAME EL RANCITO AIRSCO #2	
EPC APPLICATION NO.	
APPLICANT / AGENT WAYJOHN // TOM JOHNSTON	PHONE NO. 255-2052
ZONE ATLAS PAGE H-10	
<b>ONE STOP COMMENT FORM LOG</b>	

<b>TRANSPORTATION DEV (505) 924-3990</b>		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>RD</i>	DATE 11-27-02	DATE
COMMENTS:		

<b>UTILITY DEV (505) 924-3989</b>		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>RRT</i>	DATE 12/02/02	DATE
COMMENTS:		

<b>HYDROLOGY DEV (505) 924-3986</b>		
PLANS DISAPPROVED <i>BLB</i>	DATE 12/02/02	DATE
PLANS APPROVED <i>BLB</i>	DATE 12/02/02	DATE
COMMENTS:		
<del>Explain Beneficiary to maintenance of drainage easement. describe if private or public.</del> <i>AS - Tom has addressed issues.</i> <span style="float: right;">ok</span>		
<i>AMAFCA must sign since it adjoin their facility</i>		

<b>PARKS AND REC (505) 768-5328</b>		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>CS</i>	DATE 12/3/02	DATE
COMMENTS:		

<b>PLANNING (505) 924-3858</b>		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>KMM</i>	DATE 12/5/02	DATE
COMMENTS:		

(Return form with plat / site plan) *Completed 12/6/02 @ S.*

# A City of Albuquerque



## DEVELOPMENT REVIEW APPLICATION

**SUBDIVISION** Supplemental form **S**

Major Subdivision action

Minor Subdivision action **PF**

Vacation **V**

Variance (Non-Zoning)

**ZONING** Supplemental form **Z**

Annexation & Zone Establishment

Sector Plan

Zone Change

Text Amendment

**SITE DEVELOPMENT PLAN** **P**

...for Subdivision Purposes

...for Building Permit

IP Master Development Plan

Cert. of Appropriateness (LUCC) **L**

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

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

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

**APPLICANT INFORMATION:**

NAME: KAREN LEONEL PHONE: 202.588.8393

ADDRESS: 2435 CALIFORNIA NW FAX: \_\_\_\_\_

CITY: WASHINGTON STATE DC ZIP 20008 E-MAIL: \_\_\_\_\_

Proprietary interest in site: OWNER

AGENT (if any): WAYJOHN SURVEYING INC. PHONE: 255.2052

ADDRESS: 330 LOUISIANA BLVD NE FAX: 255.2887

CITY: ALBUQUERQUE STATE NM ZIP 87108 E-MAIL: WAYJOHN SURV@AOL.COM

DESCRIPTION OF REQUEST: PRELIMINARY/FINAL PLAT INTERNAL ROUTING

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. 2 Block: \_\_\_\_\_ Unit: \_\_\_\_\_

Subdiv. / Addn. EL RANCHO ATRISCO

Current Zoning: R-D Proposed zoning: SAME

Zone Atlas page(s): H-10 No. of existing lots: 1 No. of proposed lots: 1

Total area of site (acres): 9.3095 Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A

Within city limits?  Yes. No , but site is within 5 miles of the city limits (DRB jurisdiction.) Within 1000FT of a landfill? NO

UPC No. 1.010.059.200.460.20720 MRGCD Map No. \_\_\_\_\_

LOCATION OF PROPERTY BY STREETS: On or Near: OURAY RD NW

Between: LADERA RD NW and UNSER BLVD NW

**CASE HISTORY:**

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

01238-01123

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

SIGNATURE [Signature] DATE 11/26/2002

(Print) THOMAS D. JOHNSTON  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

Application case numbers	Action	S.F.	Fees
<u>02DRB - 01808</u>	<u>PF</u>	<u>S3</u>	\$ <u>215.-</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
Hearing date <u>IR</u>			Total \$ <u>215.-</u>

[Signature] 11/27/02  
Planner signature / date

Project # 1002367



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

**SKETCH PLAT REVIEW AND COMMENT**

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. Sketches are not reviewed through internal routing.
  - Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etcetera, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies.
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the request
  - Any original and/or related file numbers are listed on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

**MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT**

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

**Extensions are not reviewed through internal routing.**

Extension of preliminary plat approval expires after one year.

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

**MAJOR SUBDIVISION FINAL PLAT APPROVAL**

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
  - Property owner's and City Surveyor's signatures on the Mylar drawing
  - SIA financial guaranty verification
  - Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
  - Any original and/or related file numbers are listed on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

**MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL**

- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
  - Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etcetera, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies.
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the request
  - Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
  - Property owner's and City Surveyor's signatures on the Mylar drawing
  - Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
  - Fee (see schedule)  $145 + 70 = 215$
  - Any original and/or related file numbers are listed on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

**AMENDMENT TO PRELIMINARY PLAT (with minor changes)**

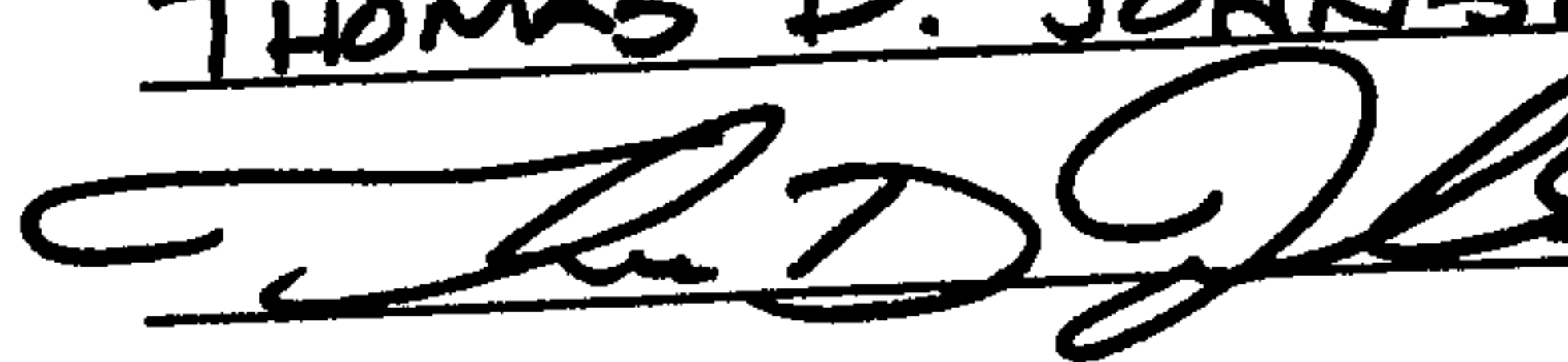
**AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)**

**AMENDMENT TO GRADING PLAN (with minor changes)**

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

- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
  - Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the request
  - Original Mylar drawing of the proposed amended plat for internal routing only. Otherwise, bring Mylar to meeting.
  - Property owner's and City Surveyor's signatures on the Mylar drawing, if the plat is being amended
  - Any original and/or related file numbers are listed on the cover application
- Amended preliminary plat approval expires after one year.
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

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

THOMAS D. JOHNSTON (AGENT)  
 Applicant name (print)  
  
 Applicant signature / date  
 11/26/2001



Form revised September 2001

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

Application case numbers  
 02DRB - \_\_\_\_\_ - 01808  
 \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_  
 \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_

JM 11/27/02  
 Planner signature / date  
**Project # 1002367**

**Wayjohn Surveying, Inc. ♦ 330 Louisiana Blvd., N.E. ♦ Albuquerque, NM 87108**  
**Phone: (505) 255-2052 Fax: (505) 255-2887**

November 26, 2002

City of Albuquerque Planning,  
Plaza Del Sol Building  
600 2<sup>nd</sup> Street, NW  
Albuquerque, NM 87102

RE: Replat of Tract 2, El Rancho Atrisco

To Whom It May Concern:

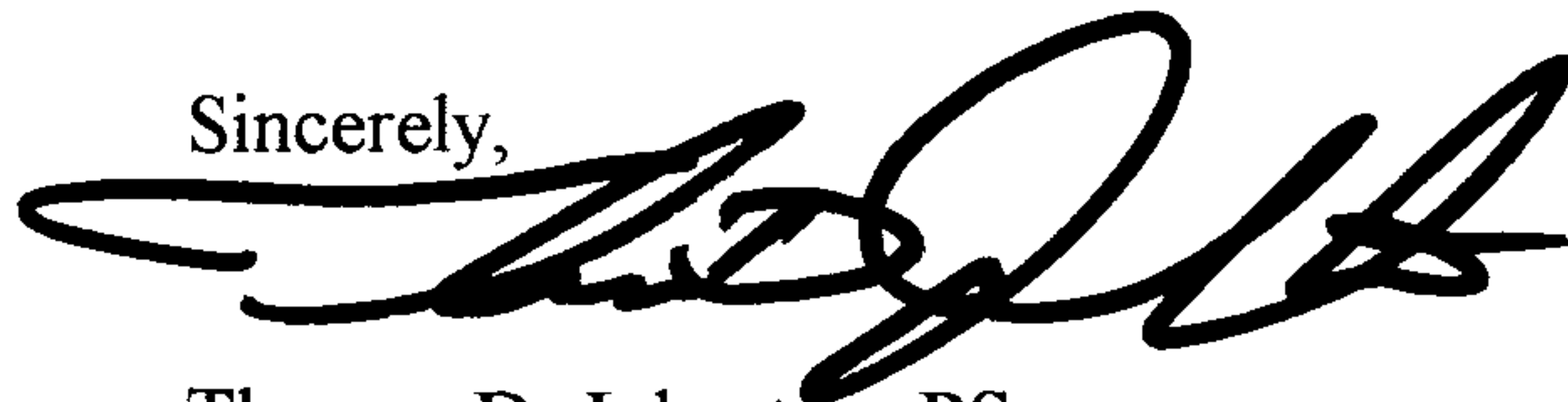
My client, Karen Leonel, desires to replat the remaining portion of Tract 2 of El Rancho Atrisco. This plat is being submitted for internal routing. The remainder of Tract 2 was created by other platting actions that took place within the original Tract 2 of El Rancho Atrisco. Initially, Ouray Road was platted through Tract 2. This plat did not show the remainders of Tract 2 on either side of Ouray Road. Then, Units 2, 7, 8, 9, and 10 of El Rancho Atrisco and Units 1 and 2 of Fairway Manor were created. These plats did not show the remainder of Tract 2 as a separate tract on their plats. Therefore, the remainder of Tract 2 as it stands is an illegal subdivision per the statutes of the State of New Mexico.

My client has asked me to submit this plat to correct the illegal subdivision status. Since it would be impractical to replat all of the Units of El Rancho Atrisco and Fairway Manor, I have chosen simply to reference these plats on my plat. The purpose of this plat is to restore the remainder of Tract 2 to legal subdivision status, so that it may be conveyed.

This tract currently has all of the infrastructure in place. Curb, gutter and sidewalk all exist along the frontage of Ouray. Water and sewer is in place in Ouray. There is a water meter stub out for the property. An "S" mark on the curb along Ouray indicates that there is a sewer stub as well.

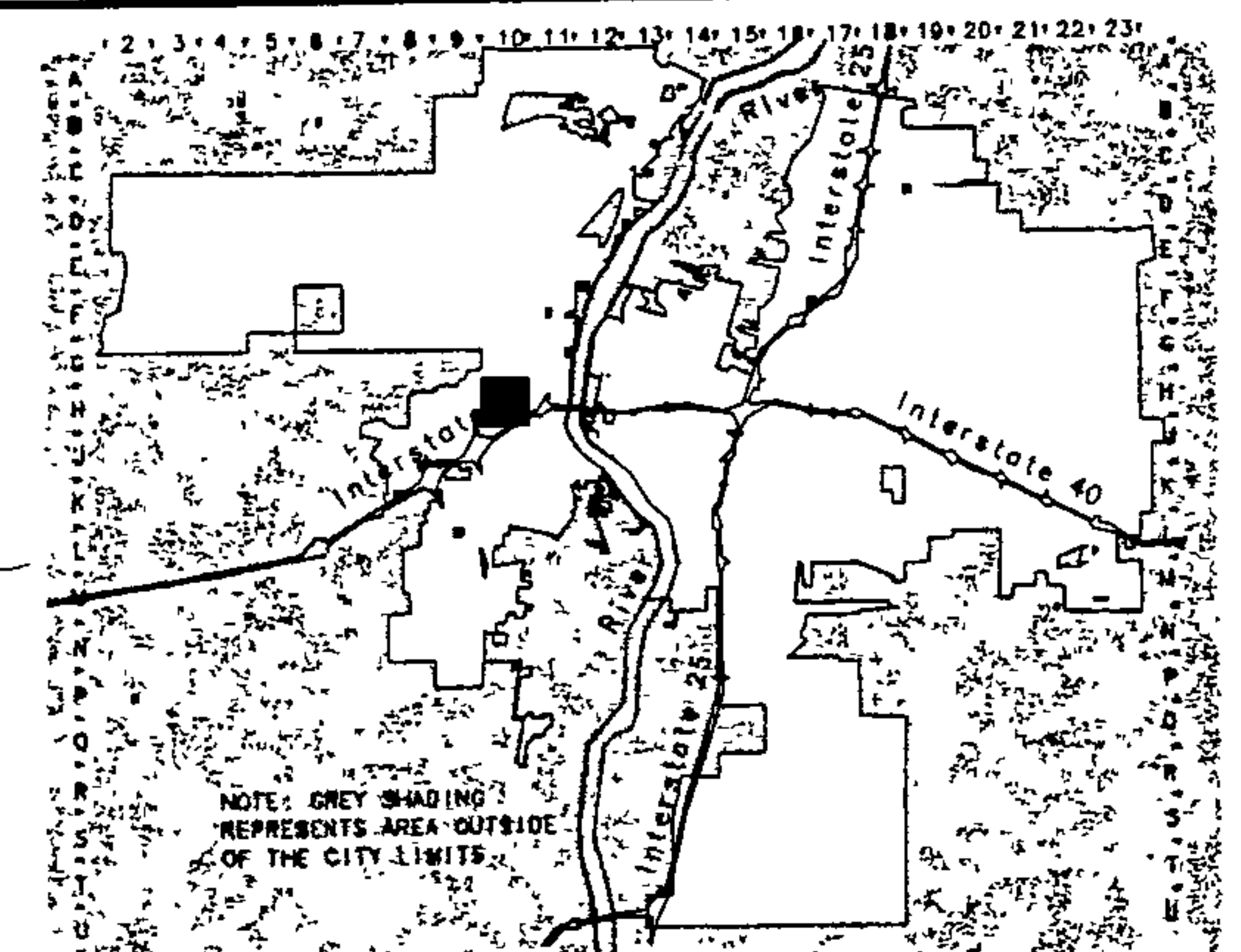
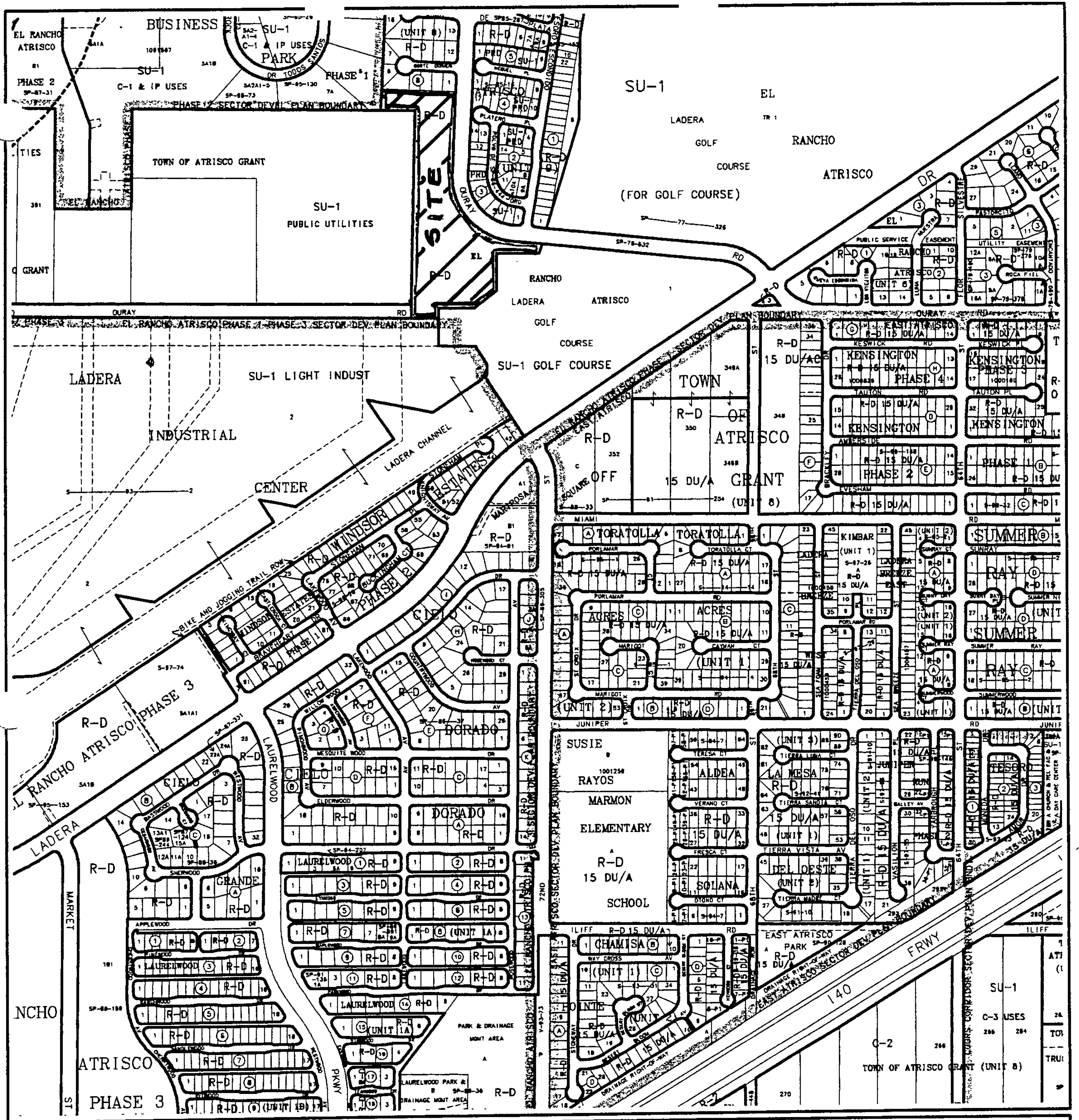
Thank you for your consideration. Since this is a unique platting action, feel free to contact me if you have any questions regarding this matter.

Sincerely,



Thomas D. Johnston, PS



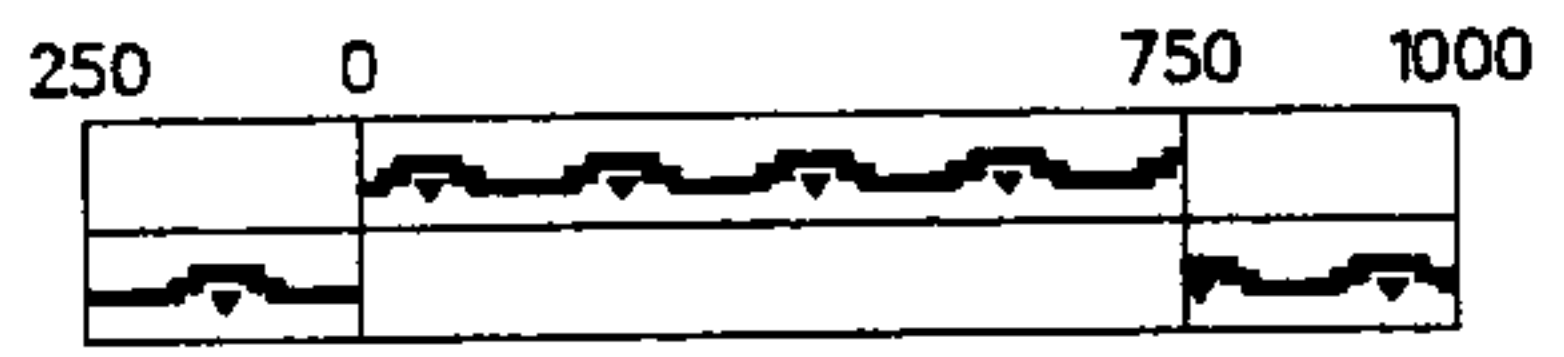


CITY OF  
Albuquerque

Albuquerque Geographic Information System  
PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET



Zone Atlas Page

**H-10-Z**

Map Amended through April 03, 2002



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 & 4<sup>TH</sup> 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** KAREN LEONEL  
**AGENT** WAYJOHN  
**ADDRESS** \_\_\_\_\_  
**PROJECT NO.** 1002367  
**APPLICATION NO.** 02 DRB - 01808

\$ 215.- 441006 / 4983000 (DRB Cases)  
\$ \_\_\_\_\_ 441006 / 4971000 (EPC & AA / LUCC / Appeals)  
\$ \_\_\_\_\_ 441018 / 4971000 (Notification)  

---

\$ 215.- **Total amount due**

WAYJOHN SURVEYING, INC.  
11103 HUME AVE. NE. 505 255-2052  
ALBUQUERQUE NM 87112

10263

PAY TO THE ORDER OF CITY OF ALBUQUERQUE

DATE 11/27/2002 95-32-1070

Two Hundred FIFTEEN AND NO/100 \$ 215.00  
**Bank of America** DOLLARS

FOR EL RANCHO ATRISCO APPLICATION

⑈010253⑈ ⑈107000327⑈ 000123386377⑈



**\*\*\*DUPLICATE\*\*\***  
City Of Albuquerque  
Treasury Division

11/27/2002 10:52AM LOC: ANN  
X

RECEIPT# 00000664 WSH# 007 TRANS# 0016  
Account 441006 Fund 0110

Activity 4983000 10/28/02 TRSCCS  
Trans Amt \$215.00

J24 Misc \$215.00  
CK \$215.00

Water Utilities Department, City of Albuquerque

12-02-02  
Date

City Surveyor, City of Albuquerque

11-26-02  
Date

Parks and Recreation, City of Albuquerque

12/3/02  
Date

A.M.A.F.C.A.

12-5-02  
Date

City Engineer, City of Albuquerque

12-2-02  
Date



Mary Herrera

Bern. Co. PLAT

R 12.00

2002163094

5770274

Page: 1 of 2

12/09/2002 10:29A

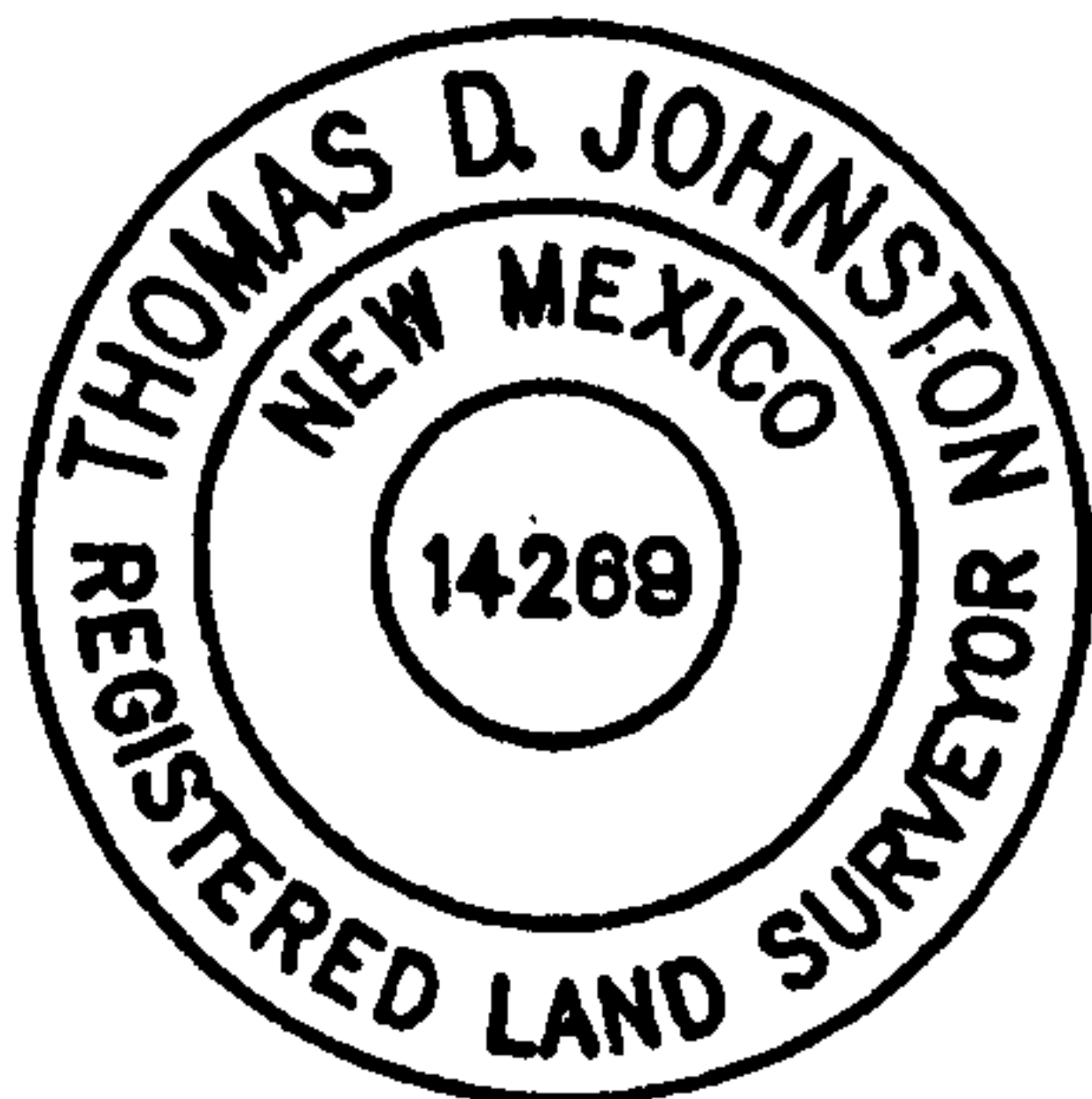
Bk-2002C Pg-391

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, the Bernalillo County Subdivision ordinance and meets the Minimum Standards for Land Surveys as adopted by the New Mexico State Board of Registration for Professional Engineers and Surveyors, effective October 1, 2000, and is true and correct to the best of my knowledge and belief.

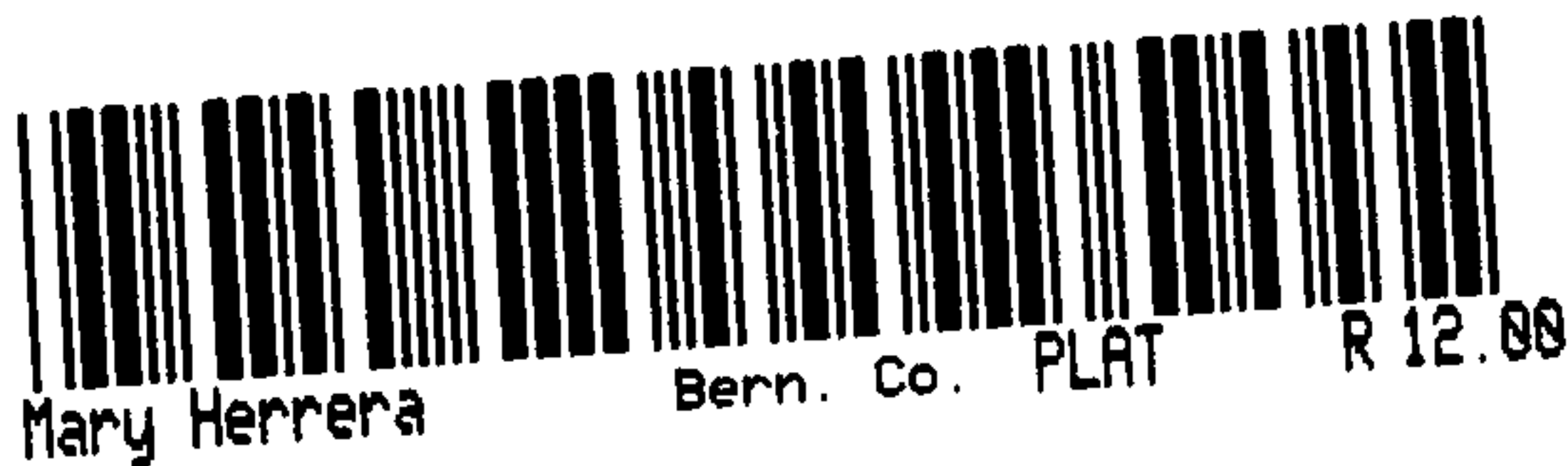
Thomas D. Johnston, N.M.P.S. No. 14269

Date



**WAYJOHN  
SURVEYING, INC.**

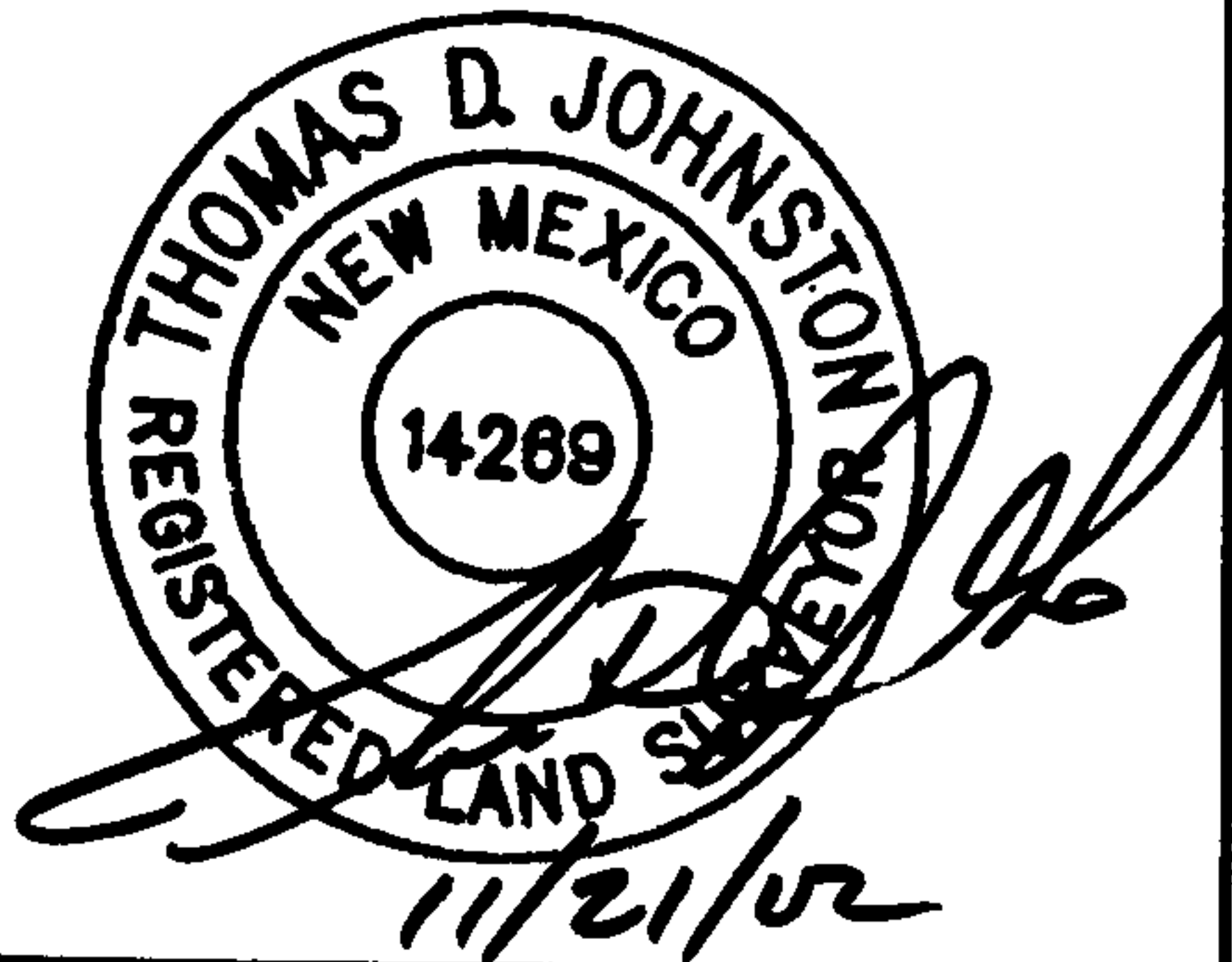
330 LOUISIANA BLVD., N.E.  
ALBUQUERQUE, N.M. 87108  
PHONE: 255-2052 FAX: 255-2887



2002163094  
5770274  
Page: 2 of 2  
12/09/2002 10:29A  
Bk-2002C Pg-391

LEGEND:

- SET - SET #4 REBAR AND CAP "WAYJOHN PS 14269"



# WAYJOHN SURVEYING, INC.

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

INDEXING INFORMATION FOR COUNTY  
BERK  
OWNER: LEONEL, KAREN  
ACT 2-A, EL RANCHO ATRISCO  
C 10 T 10 N R 2 E NMPM  
Albuquerque, Bernalillo County

DRAWN: E W K

SCALE:

FILE NO.

1" = 100'

SP-11-01-2002

CHECKED: T D J

DRAWING NO.

19 NOV 2002

SHEET 2 OF 2

SP110102.DWG