

7



2/18/03
Completed ES

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.:03-00052 (P&F)	Project # 1002380
Project Name: ALVARADO GARDENS UNIT 2	EPC Application No.:
Agent: Surveys Southwest	Phone No.: <u>998-0303</u>

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 1/22/03 by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

Project Number 1002380

- TRANSPORTATION: _____

- UTILITIES: _____
 -Label Private Easements to include Water/Sewer Service lines.
 -Label P.U.E on access easement.

- CITY ENGINEER / AMAFCA: _____
 MRGCD signature

- PARKS / CIP: _____
 C.I.L for park ded. fee

- PLANNING (Last to sign): _____
 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.
 Copy of recorded plat AND a DXF File for Planning.

P.F.

Completed 2/18/03 CS

APPLICATION NO. 03DRB -00052	PROJECT NO. 1002380
PROJECT NAME Alvarado Gardens 2	(39A)
EPC APPLICATION NO.	
APPLICANT / AGENT SSW Sarah	PHONE NO. 998-0303
ZONE ATLAS PAGE G-12	

ONE STOP COMMENT FORM LOG

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

UTILITY DEV (505) 924-3989		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>RAJ</i>	DATE 2/18/03	DATE
COMMENTS:		

HYDROLOGY DEV (505) 924-3986		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>Brad</i>	DATE 2/18/03	DATE
COMMENTS:		

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

PLANNING (505) 924-3858		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED	DATE	DATE
COMMENTS:		

(Return form with plat / site plan)

Completed

APPLICATION NO. 0302B-00052	PROJECT NO. 1002380
PROJECT NAME VITTORIA SUBD.	
EPC APPLICATION NO.	
APPLICANT / AGENT BOHANNAN HUSTON	PHONE NO. 823-1000
ZONE ATLAS PAGE B-10	
ONE STOP COMMENT FORM LOG	

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

UTILITY DEV (505) 924-3989		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>DAH</i>	DATE 1/29/03	DATE
COMMENTS:		

HYDROLOGY DEV (505) 924-3986		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED	DATE	DATE
COMMENTS:		

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

PLANNING (505) 924-3858		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED	DATE	DATE
COMMENTS:		

(Return form with plat / site plan)



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.: 03-00052 (P&F)	Project # 1002380
Project Name: ALVARADO GARDENS UNIT 2	EPC Application No.:
Agent: Surveys Southwest	Phone No.: 998-0303

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 1/22/03 by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

UTILITIES:
 - Label Private easements to include water/sewer service lines.
 - Label P.U.E on access easement.

CITY ENGINEER / AMAFCA:
 MRGCD signature

PARKS / CIP:
 CIL for park ded. fee

PLANNING (Last to sign):
 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.
 Copy of recorded plat AND a DXF File for Planning.

Project Number 1002380



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

Project Number: 1002380
Application Number: 03DRB-00052

DRB Date: 1/22/03
Item Number: 7

Subdivision:

Lot 39 Alvarado Gardens-Unit 2

Zoning: RA-2

Zone Page: G-12

New Lots (or units) : 2

Request for:

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

Parks and Recreation Comments:

This request will be subject to the following requirements of the City Park Dedication and Development Ordinance:

Prior to sign-off on the final plat, a fee in-lieu of and equal to the value of the required park land dedication for 2 new residential lots will be required. The fee will be based on an estimate of land value to be provided by the City Real Property office. Alternatively, the applicant may submit current appraisal information mutually acceptable to the applicant and the City.

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

Signed: CS
Christina Sandoval, (PRD)

Phone: 768-5328

CITY OF ALBUQUERQUE
Planning Department
Development Review Board
Minor Case Comments
For
January 22, 2003 Meeting

Agenda Item# 7

Project # 1002380

Application # 03DRB-00052

Subject: Alvarado Gardens, Unit 2 /Plat Approval

No objection to plat approval.



Sheran Matson

Planning Representative

Phone# 924-3880 Fax# 924-3864



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DEVELOPMENT REVIEW BOARD TRANSPORTATION DEVELOPMENT Standard Comment Sheet

DRB-1002380

Item No. 7

Zone Atlas G-12

DATE ON AGENDA 1-22-03

INFRASTRUCTURE REQUIRED () YES (x) 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
<input type="checkbox"/>	No adverse comment.

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



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002380

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:() EXTN:() AMEND:()

ENGINEERING COMMENTS:

An approved infrastructure list is required for Preliminary Plat approval.
An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

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: January 22, 2003



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

January 22, 2003

9:00 a.m.

MEMBERS:

Roger Green, Acting DRB Chair
Claire Senova, Administrative Assistant

Richard Dourte, Transportation Development
Brad Bingham, Alternate City Engineer

Sheran Matson, Planning
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 A.M. Adjourned: 11:39 A.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 # 1001986**
02DRB-01927 Major-Preliminary Plat
Approval
02DRB-01928 Minor-Temp Defer SDWK
02DRB-01929 Minor-Subd Design
Variance

MARK GOODWIN & ASSOCIATES, PA agent(s) for RIO OESTE DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) D & E (to be known as **RIO OESTE SUBDIVISION**, TAYLOR RANCH, zoned R-1, located on COORS BLVD NW, between LA ORILLA NW and MONTANO PLAZA DR NW containing approximately 10 acre(s). [Deferred from 1/22/03] (E-12) **DEFERRED AT THE AGENT'S REQUEST TO 1/29/03.**

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

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

3. **Project # 1001081**
02DRB-01747 Major-Vacation of Pub
Right-of-Way

TIERRA WEST, LLC agent(s) for MENAUL DEVELOPMENT THREE, LLC & THE SAPIR FAMILY TRUST request(s) the above action(s) for all or a portion of Lot(s) 23 AND D-1 Tract(s) A, **SNOW HEIGHTS ADDITION** and Lot(s) 1, 2A, 2B, 2C, 3, 4, 5, **UNCLE DOC ADDITION, UNIT 2**, zoned C-2 and C-1, located on SNOW HEIGHTS CIRCLE NE, between MENAUL BLVD NE and EUBANK BLVD NE containing approximately 3 acre(s). [REF: 01128-00255, Vac. Ord. 1292] [Deferred from 12/11/02] (H-20) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

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

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

4. **Project # 1001817**
03DRB-00030 Minor-SiteDev Plan
BldPermit/EPC

HDR ENGINEERING agent(s) for CITY OF ALBUQUERQUE, SOUTH SIDE WATER RECLAMATION. request(s) the above action(s) for all or a portion of Tract(s) V-5 (formerly Tract Q) **VISTA DEL NORTE SUBDIVISION**, zoned SU-1 special use zone, FOR IP USES, located on the SOUTH SIDE OF EL PUEBLO RD NE, between LAS LOMITAS DR NE and NORTH DIVERSION CHANNEL containing approximately 3 acre(s). [REF: 02EPC-00435, Z-89-56] [Russell Brito, EPC Case Planner] [Deferred from 1/22/03] (D-16). **DEFERRED AT THE AGENT'S REQUEST TO 1/29/03.**

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

BOHANNAN HUSTON, INC. agent(s) for JOHN Q. HAMMONS INDUSTRIES request(s) the above action(s) for all or a portion of Tract(s) B & C, **GATEWAY SUBDIVISION**, zoned SU-2/C-3, located on LOMAS BLVD. NE, between INTERSTATE 25 and WOODWARD PL NE containing approximately 20 acre(s). [REF: 00128 00904] [Russell Brito, EPC Case Planner] [DEFERRED FROM 11/27/02 AND 1/22/03] (J-15) **DEFERRED AT THE AGENT'S REQUEST TO 2/12/03.**

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

6. **Project # 1002221**
03DRB-00048 Minor-Final Plat Approval
03DRB-00049 Minor-Sidewalk Waiver
03DRB-00056 Minor-Temp Defer SDWK
- BOHANNAN HUSTON, INC. agent(s) for LAS VENTANAS LTD. PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 1-110, **VITTORIA SUBDIVISION @ VENTANA RANCH**, zoned R-2 residential zone, located NORTH OF PASEO DEL NORTE NW, between UNIVERSE BLVD NW and PARADISE BLVD NW containing approximately 21 acre(s). [REF: 02DRB-01565, 02DRB-01566, 02DRB-01738] (B-10) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT. A SIDEWALK VARIANCE WAS APPROVED FOR WAIVER OF SIDEWALKS AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF SIDEWALKS WAS WITHDRAWN.**
7. **Project # 1002380**
03DRB-00052 Minor-Prelim&Final Plat Approval
- SURVEYS SOUTHWEST LTD agent(s) for ALFREDO R VALDEZ request(s) the above action(s) for all or a portion of Lot(s) 39, **ALVARADO GARDENS - UNIT 2**, zoned RA-2 - W7, located on CAMPBELL RD NW, between GLENWOOD NW and RIO GRANDE BLVD NW containing approximately 2 acre(s). [REF: 02DRB-01868, DRB-94-75] (G-12) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO PARKS, CITY ENGINEER AND UTILITIES DEVELOPMENT.**

8. **Project # 1001903**
03DRB-00055 Minor-Final Plat Approval
- MARK GOODWIN & ASSOCIATES PA agent(s) for D. R. HORTON CUSTOM HOMES request(s) the above action(s) for all or a portion of Lot(s) 9-14, Block(s) 2, Tract(s) 2, Unit 3, (to be known as **DESERT LANE SUBDIVISION**) NORTH ALBUQUERQUE ACRES, zoned R-D, located on EAGLE ROCK AVE NE, between WYOMING NE and LOUISIANA NE containing approximately 6 acre(s). [REF: 02-00997, 02-01231, 02-00625, 02-00680, 02-00999] (C-19) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**
9. **Project # 1000147**
03DRB-00058 Minor-Extension of Preliminary Plat
- MARK GOODWIN & ASSOCIATES PA agent(s) for C & W LAND DEVELOPMENT ENTERPRISES INC request(s) the above action(s) for all or a portion of Lot(s) 57-60, Unit 2, **TOWN OF ATRISCO GRANT**, zoned R-D, located on SUNSET GARDENS SW, between 82ND ST SW and UNSER BLVD SW containing approximately 24 acre(s). [REF: DRB-97-497, Z-97-78, 01DRB-01138, 02DRB-00067, 02DRB-01961] (L-10) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED. THIS APPROVAL INCLUDES THE EXTENSION OF THE INFRASTRUCTURE LIST DATED 2/23/99.**
10. **Project # 1000126**
03DRB-00016 Minor-Ext of SIA for Temp Defer SDWK
- BOHANNAN HUSTON, INC. agent(s) for CENTEX HOMES request(s) the above action(s) for all or a portion of Lot(s) 2-6, 9&12-, **SAUVIGNON SUBDIVISION, UNIT 1**, zoned R-D residential and related uses zone, developing area, located on SO. SIDE OF SAN ANTONIO DR NE, between SKY VALLEY WAY NE and LOWELL ST. NE containing approximately 16 acre(s). [REF: 02500-00032, 00410-00054] (Deferred from 1/15/03) (E-22) **A 2-YEAR EXTENSION TO THE 4-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

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

11. **Project # 1002050**
03DRB-00057 Minor-Sketch Plat or Plan

BOHANNAN HUSTON, INC. agent(s) for MIKE ADAMS request(s) the above action(s) for all or a portion of Tract(s) B-1, B-2, **LAS MARCADAS SUBDIVISION**, zoned C-1 neighborhood commercial zone, located on the WEST SIDE OF GOLF COURSE RD NW, between MARNA LYNN AVE NW and PATRICIA ST NW containing approximately 7 acre(s). [REF: V-89-95, Z-93-67, DRB-93-107, 02DRB-00960, 02DRB-01049, 02DRB-00961] (C-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

12. **Project # 1002420**
03DRB-00051 Minor-Sketch Plat or Plan

COMMUNITY SCIENCES CORP. agent(s) for ART LACY request(s) the above action(s) for all or a portion of Block(s) 10, Tract(s) A, **ALTURA ADDITION**, zoned C-1 neighborhood commercial zone, located EAST OF CARLISLE BLVD NE, SOUTH OF ASPEN AVE NE and NORTH OF CONSTITUTION AVE NE containing approximately 2 acre(s). [REF: Z-1340, DRB-83-711] (J-17) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

13. **Project # 1002421**
03DRB-00053 Minor-Sketch Plat or Plan

NEW LIFE HOMES request(s) the above action(s) for all or a portion of Tract(s) 111, **TOWN OF ATRISCO GRANT, EASTERN PORTION, UNIT 6**, zoned SU-1 special use zone, PRD, 20 DU/AC, located on the SOUTH SIDE OF DELIA RD SW, between COORS BLVD SW and BATAAN DR SW containing approximately 1 acre(s). [REF: Z-79-20] (K-10) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

14. **Project # 1002423**
03DRB-00059 Minor-Sketch Plat or Plan

BOHANNAN HUSTON INC agent(s) for CURB INC request(s) the above action(s) for all or a portion of AREAS 37 and 36, Units 10 and 11, RIO BRAVO SECTOR PLAN (to be known as **EL RANCHO GRANDE 10 & 11**, zoned R-2 for RLT uses, located NORTH OF BLAKE RD SW AND WEST OF SNOW VISTA DIVERSION CHANNEL containing approximately 37 acre(s). [REF: 02DRB-00607, 02DRB-00608] (N-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

15. Approval of the Development Review Board Minutes for 1/8/03 and 1/15/03. **THE MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.**

16. Other Matters: None

ADJOURNED: 11:39 A.M.



4

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

Development Review Board Comments

Project Number: 1002380

Application Number: 02DRB-01868

DRB Date: 12/18/02

Item Number: 19

Subdivision:

lot 39, Unit 2 Alvarado Gardens

Zoning: RA-2/W7

Zone Page: G-12

New Lots (or units) : 3

Request for:

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

Parks and Recreation Comments:

This request will be subject to the following requirements of the City Park Dedication and Development Ordinance:

Prior to sign-off on the final plat, a fee in-lieu of and equal to the value of the required park land dedication for 3 new residential lots will be required. The fee will be based on an estimate of land value to be provided by the City Real Property office. Alternatively, the applicant may submit current appraisal information mutually acceptable to the applicant and the City.

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

Signed: CS

Christina Sandoval, (PRD)

Phone: 768-5328

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
Development Review Board Comments**

Meeting Date: December 18, 2002

Agenda Item: 19 Project #: 1002380
Application # 02DRB-01868

Subject: Alvarado Gardens

No adverse comments on the sketch plat.

Be sure to include the Project & Application #s on the Preliminary & Final Plats.


Sheran Matson, DRB Planning Representative
Telephone: 924-3880 Fax: 505-924-3864



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DEVELOPMENT REVIEW BOARD TRANSPORTATION DEVELOPMENT Standard Comment Sheet

DRB-1002380

Item No. 19

Zone Atlas G-12

DATE ON AGENDA 12-18-02

INFRASTRUCTURE REQUIRED () YES (x) NO

CROSS REFERENCE: _____

TYPE OF APPROVAL REQUESTED:

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

No.	Comment
<input type="checkbox"/>	No adverse comment.

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



City of Albuquerque
CITY OF ALBUQUERQUE
P.O. BOX 1299 ALBUQUERQUE, NEW MEXICO 87103
PUBLIC WORKS DEPARTMENT
DEVELOPMENT SERVICE
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002380

AGENDA ITEM NO: 19

SUBJECT:

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

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

MRGCD must sign plat.
No adverse comments from Hydrology.

RESOLUTION:

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: December 18, 2002

discussal



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

December 18, 2002 9:00 a.m.
MEMBERS:

Roger Green, Acting DRB Chair
Claire Senova, Administrative Assistant

Richard Dourte, Transportation Development
Brad Bingham, Alternate City Engineer

Sheran Matson, Planning
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.

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- A. Call to Order: 9:00 a.m. Adjourned: 11:36 a.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 # 1000554**
 02DRB-01789 Major-Two Year SIA

 BRASHER & LORENZ INC agent(s) for EMCORE INC request(s) the above action(s) for W1/2 N1/2 SW1/4 SEC 33 T10N R4E, **EMCORE SITE, PHASE 1**, zoned IP, located on EUBANK BLVD SE AND INNOVATION PARKWAY SE and containing approximately 10 acre(s). [REF: 00DRB-01483] (M-21) **A ONE-YEAR EXTENSION OF THE SIA WAS APPROVED.**

2. **Project # 1000712**
02DRB-01787 Major-Two Year SIA

TIERRA WEST LLC agent(s) for K B HOMES NM INC request(s) the above action(s) for all or a portion of Lot(s) 1-127, **DESERT PINE - UNIT 1**, zoned R-D, located on SUNSET GARDENS SW, between 98TH ST SW and 94TH ST SW containing approximately 17 acre(s). [REF: AX-87-5, 01DRB-00320] (L-9) **A 6-MONTH EXTENSION OF THE SIA WAS APPROVED.**

3. **Project # 1000217**
02DRB-01782 Major-Two Year SIA

MARK GOODWIN & ASSOCIATES, PA agent(s) for WESTLAND DEVELOPMENT CO., INC. request(s) the above action(s) for all or a portion of **UNITS 3 & 4, PAINTED SKY SUBDIVISION**, zoned SU-1/RT, located on LADERA DR NW, between I-40 and GAVIN RD NW containing approximately 14 acre(s). [REF: Z-99-8, S-98-65, 00460-00162, 00410-00931, 01440-00849 & 50] (J-9) **A ONE YEAR EXTENSION OF THE SIA FOR UNIT 3 WAS APPROVED. A ONE YEAR EXTENSION OF THE SIA FOR UNIT 4 WAS APPROVED.**

02DRB-01786 Major-Vacation of Public Easements
02DRB-01788 Minor-Final Plat Approval

MARK GOODWIN & ASSOCIATES, PA agent(s) for WESTLAND DEVELOPMENT CO., INC. request(s) the above action(s) for all or a portion of Tract(s) A-1, **PAINTED SKY SUBDIVISION**, zoned SU-1/RT, located on LADERA DR NW, between I-40 and GAVIN RD NW containing approximately 14 acre(s). [REF: Z-99-8, S-98-65, 00460-00162, 00410-00931, 01440-00849 & 50] (J-9) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE FINAL PLAT WAS WITHDRAWN AT THE AGENT'S REQUEST.**

4.

Project # 1000455
02DRB-01781 Major-Vacation of Public Easements

SURVEYS SOUTHWEST LTD agent(s) for RAYMOND COHEN request(s) the above action(s) for all or a portion of Tract(s) 1 & 2, **LANDS OF RAYCO**, zoned SU-2 MR / SU-2 HC, located on BROADWAY AVE SE, between WHEELER AVE SE and ALAMO SE containing approximately 8 acre(s). [REF: ZA-83-172, V-544 Z-1396, Z-78-34, Z-81-132, 02DRB-00513, 02DRB-00514] (M-14) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

02DRB-00514 Minor-Prelim&Final Plat Approval

SURVEYS SOUTHWEST LTD. agent(s) for RAYMOND COHEN request(s) the above action(s) for all or a portion of Tract(s) 1 & 2, **LANDS OF RAYCO**, zoned SU/MR/SU-2/HC, located on BROADWAY AVE. SE, between WHEELER AVE. SE and ALAMO SE containing approximately 8 acre(s). [REF: ZA-83-172, V-540, Z-81-132, Z-1396] [Indefinitely deferred on 5/22/02] (M-14) **THE PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

5. **Project # 1000922**
02DRB-01783 Major-Vacation of Pub
Right-of-Way
02DRB-01784 Major-Vacation of Public
Easements
02DRB-01785 Minor-Extension of
Preliminary Plat

WILSON & COMPANY agent(s) for LEGACY SUSTAINABLE DEVELOPMENT, request(s) the above action(s) for all or a portion of **VOLCANO CLIFFS SUBDIVISION, UNIT 20**, LOTS 1-30, BLOCK 1, LOTS 1-38, BLOCK 2, LOTS 1-62, BLOCK 3, LOTS 1-14, BLOCK 4 AND LOTS 1-22, BLOCK 5 AND **VOLCANO CLIFFS SUBDIVISION, UNIT 21**, ALL BLOCKS AND LOTS AND **VOLCANO CLIFFS SUBDIVISION, UNIT 23**, LOTS 1-10, BLOCK 1, LOTS 1-13, BLOCK 2, LOTS 1-21, BLOCK 3, LOTS 1-51, BLOCK 4, LOTS 1-27, BLOCK 5, LOTS 1-6, BLOCK 6, LOTS 1-28, BLOCK 7 AND LOTS 1-7, BLOCK 8 AND **VOLCANO CLIFFS SUBDIVISION, UNIT 27**, LOTS 16-18 AND 22, BLOCK 2, LOTS 1-8, BLOCK 4 AND LOTS 1-7, BLOCK 5 (to be known as **LA CUENTISTA SUBDIVISION**) zoned R-1, located on the east and west sides of Unser Blvd NW (Kimmick) between Urraca NW and the south boundary of Town of Alameda Grant, containing approximately 237 acres. [REF: DRB-97-78, DRB-97-116] (C-10/11 & D-10/11) **THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. A ONE YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITION OF FINAL PLAT: PUBLIC ROADWAY EASEMENTS ARE NEEDED FOR LOTS 6, 7 AND 8 OF VOLCANO CLIFFS, UNIT 22, BLOCK 6.**

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

SURV-TEK, INC. agent(s) for CURB WEST, INC & WESTFORK LIMITED request(s) the above action(s) for all or a portion of Tract(s) 1-B-1-C and Tracts 1-B-1-D, 1-B-1-E, 1-B-1-F, 1-B-1-G, **SEVILLE SUBDIVISION**, zoned R-LT, located on KAYENTA BLVD NW, between IRVING BLVD NW and UNIVERSE BLVD NW containing approximately 48 acre(s). [REF: 1001306, 02-01250, 02-01381] [DEFERRED FROM 12/18/02] (A-10) **DEFERRED AT THE AGENT'S REQUEST TO 1/8/03.**

7. **Project # 1002119**
02DRB-01594 Major-SiteDev Plan
BldPermit
02DRB-01705 Minor-Prelim&Final Plat
Approval

HUITT - ZOLLARS agent(s) for PETER SCHWARZ DVM, request(s) the above action(s) for all or a portion of Tract(s) A1-A, **VOL-ANDIA ADDITION**, zoned O-1 office and institution zone, located on the south side of MONTGOMERY BLVD NE, between CARLISLE BLVD NE and WASHINGTON ST NE containing approximately 2 acre(s). [REF: 02EPC-01144] [DEFERRED FROM 11/13/02] [DEFERRED FROM 12/18/02] (G-17) **DEFERRED AT THE AGENT'S REQUEST TO 1/15/03.**

8. **Project # 1001717**
02DRB-01728 Major-Vacation of Pub
Right-of-Way
02DRB-01729 Major-Preliminary Plat
Approval
02DRB-01730 Minor-Temp Defer SDWK
02DRB-01727 Major-SiteDev Plan Subd

ABQ ENGINEERING INC agent(s) for WESTLAND DEVELOPMENT CORPORATION request(s) the above action(s) for all or a portion of Tract(s) A, EL RANCHO ATRISCO, PHASE 3, TOWN OF ATRISCO GRANT, (TO BE KNOWN AS **LAURELWOOD PARK SUBDIVISION**, zoned RD, located on 72ND ST NW, between HANOVER RD NW and PARKWOOD DR NW containing approximately 8 acre(s). [REF: DRB-97-268, DRB-95-348, 02DRB-01391, 02DRB-00207, 02EPC-00133] [Deferred from 12/4/02] (H-10/J-10) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/18/02 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 12/17/02 THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITION: ADEQUATE RIGHT-OF-WAY NEEDS TO BE DEDICATED ALONG PARKWOOD DRIVE TO PROVIDE FOR ADA ASSESSABLE DRIVE PADS.**

9. **Project # 1001932**
02DRB-01578 Major-Preliminary Plat Approval
02DRB-01579 Major-Vacation of Pub Right-of-Way
02DRB-01580 Major-Vacation of Public Easements
02DRB-01581 Major- SiteDev Plan Subd
02DRB-01583 Minor-Sidewalk Waiver
02DRB-01584 Minor-Temp Deferral of SW Construction

MARK GOODWIN & ASSOCIATES, agent(s) for K B HOME NEW MEXICO, request(s) the above action(s) for all or a portion of Tract(s) 5A1A & A1B, VOLCANO BUSINESS PARK, PHASE 1, Tract(s) A1 & B1, EL RANCHO ATRISCO, PHASE II, Tract(s) 391-393, LANDS OF PLAINS ELECTRIC COOP INC., AND A PORTION OF VACATED OLD OURAY RD NW, (to be known as **WEST RIDGE SUBDIVISION**, zoned SU-1 special use zone, IP, C-1 & PUB. UTIL., located on the east side of UNSER BLVD NW, between OLD OURAY RD NW and NEW OURAY RD NW containing approximately 38 acre(s). [REF: 02DRB-00690 SK PL] [DEFERRED FROM 11/13/02, 12/4/02 & 12/18/02] (G-9/10, H-9/10) **DEFERRED AT THE AGENT'S REQUEST TO 1/8/03.**

10. **Project # 1002335**
02DRB-01698 Major-Preliminary Plat Approval
02DRB-01699 Minor-Temp Defer SDWK
02DRB-01703 Major-SiteDev Plan BldPermit
02DRB-01704 Major-SiteDev Plan Subd

WALLACE L. BINGHAM agent(s) for ESMAIL HAIDARI request(s) the above action(s) for all or a portion of Lot(s) 17 & 18, Block(s) 5, Tract(s) A, North Albuquerque Acres, Unit 3, (to be known as **TREVISO SUBDIVISION**, zoned R-D residential and related uses zone, developing area, located on Northside of WILSHIRE AVE NE, between WYOMING BLVD NE and LOUISIANA BLVD NE containing approximately 2 acre(s). [REF: DRB-99-153 [DEFERRED FROM 11/27/02 & 12/11/02] (C-19) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/18/02 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 12/16/02 THE PRELIMINARY PLAT WAS APPROVED. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS WAS APPROVED FOR THE FRONTAGE AND SIDE YARDS OF THE DEVELOPABLE LOTS ON THE INTERIOR STREETS AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE SITE DEVELOPMENT PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS WITHDRAWN AT THE AGENT'S REQUEST.**

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.

11. **Project # 1002115**
02DRB-01833 Minor-SiteDev Plan
BldPermit/EPC
- DEKKER/PERICH/SABATINI agent(s) for ROB DICKSON, PARADIGM & CO. request(s) the above action(s) for all or a portion of Lot(s) 7 & 8, Block(s) 14, **HUNING HIGHLAND ADDITION**, zoned SU-2/NCR, located on CENTRAL AVE NE, between ARNO NE and EDITH NE containing approximately 1 acre(s). **[Mary Piscitelli, EPC Case Planner] [DEFERRED FROM 12/11/02] (K-14) THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER AND PLANNING.**

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

12. **Project # 1001396**
02DRB-01871 Minor-Extension of
Preliminary Plat
- MARK GOODWIN & ASSOCIATES, PA agent(s) for VISTA DEL NORTE DEVELOPMENT, LLC request(s) the above action(s) for all or a portion of Units 1A, 1B, 2, 3A, 3B, 4, 5A, and 5B, **VISTA DEL NORTE SUBDIVISION, UNITS 1-5A&B**, zoned SU-1 special use zone for R-1, located on VISTA DEL NORTE DR NE, between LAS LOMITAS DR NE and EDITH BLVD NE containing approximately 97 acre(s). [REF: 01DRB-01645, S-99-7, S-96-30, Z-95-73, V-98-85] (D-16) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITION: PRIOR TO FINAL PLAT ADEQUATE ACCESS NEEDS TO BE PROVIDED IN ACCORDANCE WITH THE TIS (TRAFFIC IMPACT STUDY) AND ALL AMENDMENTS TO THAT STUDY. THIS APPROVAL INCLUDES EXTENSION OF THE INFRASTRUCTURE LIST DATED 1/2/02.**

13. **Project # 1001409**
02DRB-01863 Minor-Extension of
Preliminary Plat

MUKUND C. PATEL request(s) the above action(s) for all or a portion of Lot(s) 20A, Unit 1, **CANDLELIGHT FOOTHILLS**, zoned R-1 residential zone, located on 1424 SUMMIT HILLS (LOMAS) DR NE, between MONTE LARGO DR NE and SUMMIT HILLS DR NE containing approximately 2 acre(s). [REF: 01460-01160] (J-23) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED. THIS INCLUDES EXTENSION OF THE INFRASTRUCTURE LIST DATED 12/19/01.**

14. **Project # 1001934**
02DRB-01864 Minor-Prelim&Final
Plat Approval
02DRB-01866 Minor-Sidewalk
Waiver

WAYJOHN SURVEYING INC., agent(s) for WILLIAM RIORDAN request(s) the above action(s) for all or a portion of Lot(s) 4, **ALVARADO GARDENS - UNIT 1**, zoned RA-2 residential and agricultural zone, located on RIO GRANDE BLVD NW, between MATTHEW NW and CAMPBELL NW containing approximately 3 acre(s). [DEFERRED FROM 12/18/02] (G-12) **DEFERRED AT THE AGENT'S REQUEST TO 1/15/03.**

15. **Project # 1001935**
02DRB-01847 Minor-Final Plat
Approval

MARK GOODWIN & ASSOCIATES, PA agent(s) for RANDALL HOMES, LLC request(s) the above action(s) for all or a portion of Lot(s) 13-15, Block(s) 5, Tract(s) 2, Unit 3, **NORTH ALBUQUERQUE ACRES**, (to be known as **DESERT RIDGE @ LA CUEVA SUBDIVISION**), zoned R-D residential and related uses zone, developing area, located on THE SOUTH SIDE OF SIGNAL AVE NE, between LOUISIANA BLVD NE and WYOMING BLVD NE containing approximately 3 acre(s). [REF: 02DRB-00698 & 00970 SK., 02DRB-01174 PPA] (C-19) **THE FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

16. **Project # 1002039**
02DRB-01859 Minor-Prelim&Final
Plat Approval

SURVEYS SOUTHWEST, LTD agent(s) for GARY & PAMELA CASTIGLIONE request(s) the above action(s) for all or a portion of Lot(s) 1-6, block 12, **ORIGINAL TOWNSITE OF WESTLAND**, zoned C-2 community commercial zone, located on SO. SIDE OF BRIDGE BLVD SW, between 86TH ST SW and 90TH ST SW containing approximately 2 acre(s). [REF: 02ZHE--00941, 02ZHE-00942, DRB-97-303] (K-9) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/18/02 AND NO GRADING PLAN THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

17. **Project # 1002246**
02DRB-01869 Minor-Amnd Prelim
Plat Approval
02DRB-01920 Minor- Final Plat
Approval

SURVEYS SOUTHWEST LTD. agent(s) for SHIRLEY FARRELL, MCDONALDS CORP., request(s) the above action(s) for all or a portion of Lot(s) 8-11, Block 10, **SARATON HEIGHTS ADDITION**, zoned C-2, located on LOMAS BLVD NE, between CAGUA DRIVE NE and SAN PEDRO DRIVE NE containing approximately 1 acre(s). [REF: Z-80-73, 02DRB-01498] (K-18) **THE AMENDED PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO CITY ENGINEER.**

18. **Project # 1002381**
02DRB-01870 Minor-Prelim&Final
Plat Approval

SURVEYS SOUTHWEST LTD agent(s) for CRUZ BACA request(s) the above action(s) for all or a portion of Tract(s) 204-B 204-C, **MRGCD MAP 41**, zoned SU-2 NCR / SU-2 MR, located on BROADWAY BLVD SE, between KATHRYN AVE SE and ANDERSON AVE SE containing approximately 1 acre(s). (L-14) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT AND TRANSPORTATION DEVELOPMENT.**

NO ACTION IS TAKEN ON THESE CASES:

IF APPLICANT IS NOT PRESENT, COMMENTS WILL BE FORWARDED

19. **Project # 1002380**
02DRB-01868 Minor-Sketch Plat or
Plan

SURVEYS SOUTHWEST, LTD. agent(s) for DUANE TAYLOR request(s) the above action(s) for all or a portion of Lot(s) 39, Unit 2, **ALVARADO GARDENS**, zoned RA-2/W7 residential and agricultural zone/ with wall overlay, located on CAMPBELL RD NW, between GLENWOOD NW and RIO GRANDE BLVD NW containing approximately 2 acre(s). [REF: DRB-94-75] (G-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

20. **Project # 1002379**
02DRB-01867 Minor-Sketch Plat or
Plan

BOHANNAN HUSTON, INC. agent(s) for
LONGFORD AT PARADISE SKIES, LP request(s)
the above action(s) for all or a portion of Lot(s) 1-26
& 35-42, Block(s) 5, Unit 4, **PARADISE HEIGHTS**
UNIT 10, zoned R-1, located on ROCKCLIFF BLVD.
NW, between BROOKLINE BLVD NW and
DUNLOP AVE NW containing approximately 9
acre(s). [REF: Z-86-67] (A-10) **THE ABOVE**
REQUEST WAS REVIEWED AND COMMENTS
WERE GIVEN.

21. Approval of the Development Review Board Minutes for December 4, 2002. **MINUTES**
WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.

ADJOURNED: 11:36 A.M.

City of Albuquerque



DEVELOPMENT REVIEW APPLICATION

Supplemental form

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

S

ZONING Annexation & Zone Establishment Sector Plan Zone Change Text Amendment

Z

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

P

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

A

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

APPLICANT INFORMATION:

NAME ALFREDO R. VALDEZ PHONE: 857-0873

ADDRESS 8510 PELOMAR AVE NE FAX: _____

CITY ALBU STATE NM ZIP 87109 E-MAIL: _____

Proprietary interest in site: OWNER

AGENT (if any): SURVEYS SOUTHWEST, LTD PHONE: 998-0303

ADDRESS 333 LOMAS BLVD NE FAX: 998-0306

CITY ALBU STATE NM ZIP 87102 E-MAIL: _____

DESCRIPTION OF REQUEST: DIVIDE ONE EXISTING LOT INTO THREE NEW LOTS & TO PROVIDE ACCESS TO SAID LOTS (PRELIM/FINAL)

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

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

Lot or Tract No. LOT 39 Block: 1 Unit: 2

Subdiv. / Addn. ALVARADO GARDENS

Current Zoning: RA-2/W7 Proposed zoning: _____

Zone Atlas page(s): G-12-2 No. of existing lots: 1 No. of proposed lots: 3

Total area of site (acres): 1.4662 Density if applicable: dwellings per gross acre: _____ dwellings per net acre: _____

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

UPC No 1-012-060-412-226-40302 MRGCD Map No. _____

LOCATION OF PROPERTY BY STREETS: On or Near: 2541 CAMPBELL ROAD, NW

Between GLENWOOD NW and 710 GRANDE 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.): DRB 94-75
02DRB 01868 Proj # 1002380

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

SIGNATURE Dan Graney DATE 1-13-02

(Print) Dan Graney Applicant Agent

FOR OFFICIAL USE ONLY

Form revised September 2001

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>03DRB - 00052</u>	<u>P+F</u>	<u>S3</u>	\$ <u>355.-</u>
<input checked="" type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	Total
<input type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	\$ <u>355.-</u>

Hearing date Jan 22 2003

JAM 1/13/03
 Planner signature / date

Project # 1002380

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

SKETCH PLAT REVIEW AND COMMENT

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

MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT

- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
 - Letter briefly describing, explaining, and justifying the request
 - Copy of previous D.R.B. approved infrastructure list
 - Copy of the Official D.R.B. Notice of approval
 - Any original and/or related file numbers are listed on the cover application
- Extensions are not reviewed through internal routing.**
 Extension of preliminary plat approval expires after one year.
 DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

MAJOR SUBDIVISION FINAL PLAT APPROVAL

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

MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL

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

AMENDMENT TO PRELIMINARY PLAT (with minor changes)

AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)

AMENDMENT TO GRADING PLAN (with minor changes)

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

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

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

Don Graney
 Applicant name (print)
Don Graney
 Applicant signature / date
 1-13-02



Form revised September 2001

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

Application case numbers
 03 DRB - 00052

Jim 1/13/03
 Planner signature / date
 Project # 1002380

Surveys Southwest, LTD

*333 Lomas Blvd., NE * Albuquerque, New Mexico 87102 * 998-0303 * Fax 998-0306*

January 13, 2003

DEVELOPMENT REVIEW BOARD MEMBERS
PLAZA DEL SOL
600 SECOND STREET NW
ALBUQUERQUE, NM 87102

REF: LOTS 39-A, 39-B & 39-C, ALVARADO GARDENS ADDITION, UNIT 2

Dear Board Members:

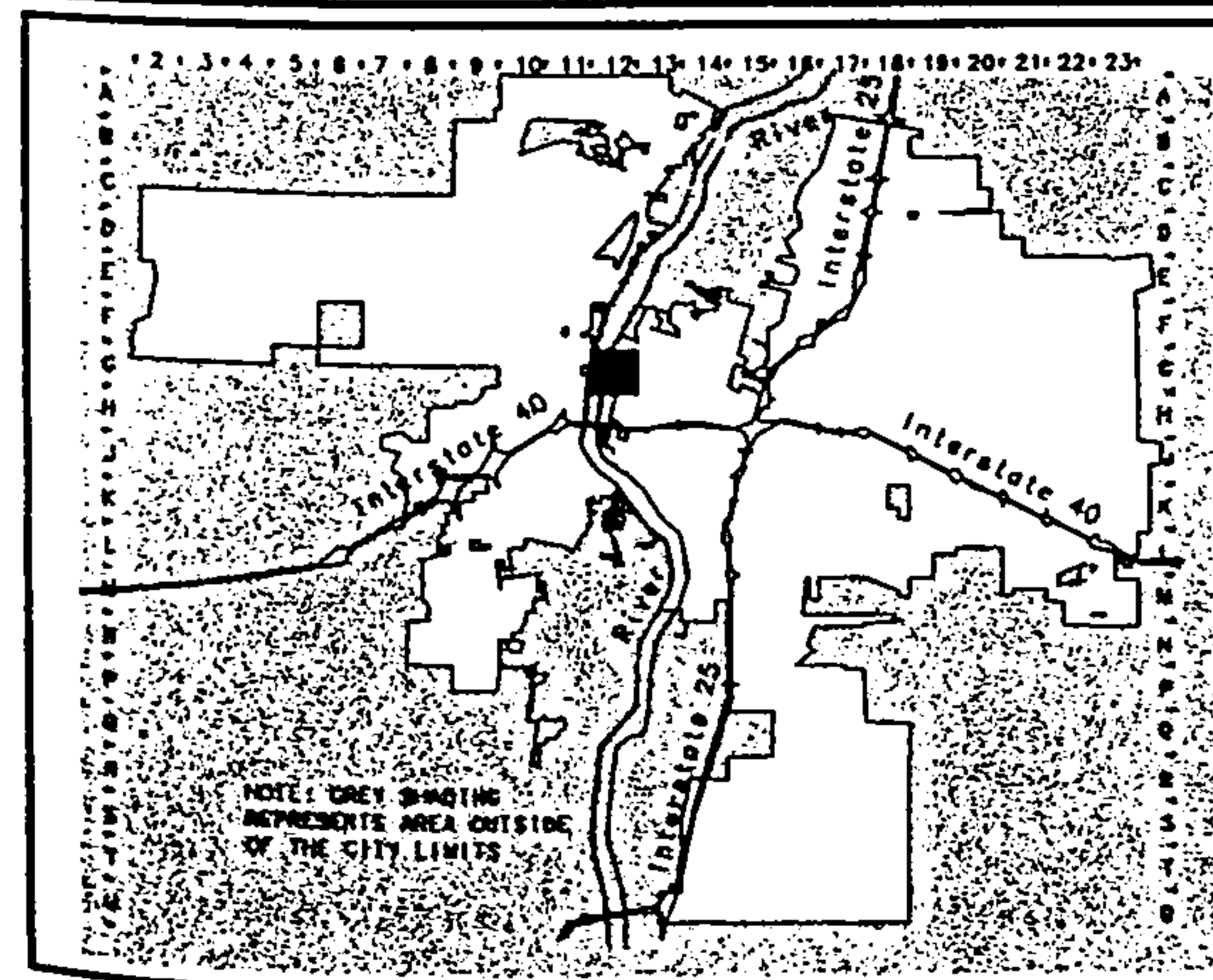
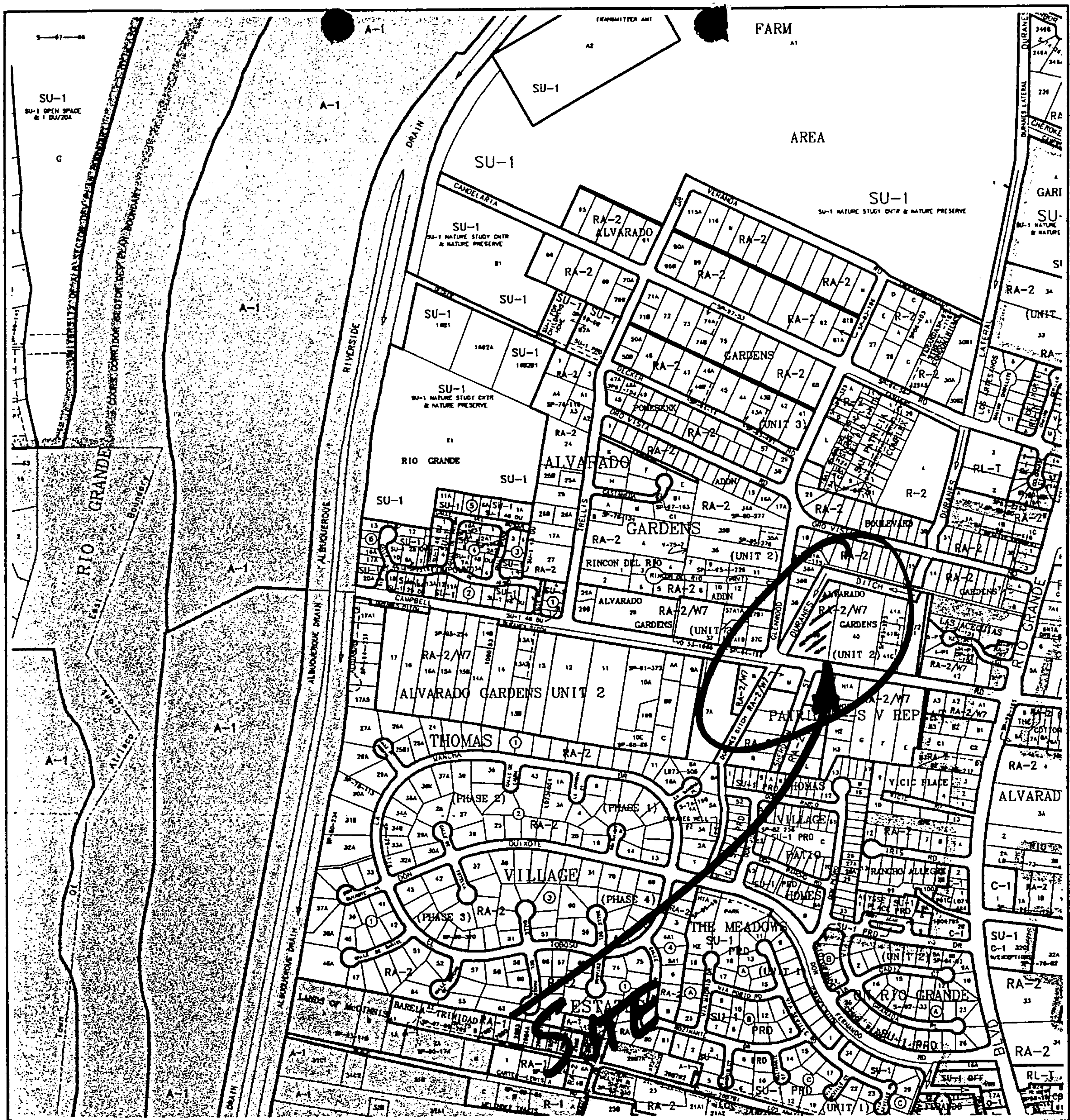
Surveys Southwest, LTD is requesting to divide one existing lot into three new lots and to provide access to the above referenced property.

If you have any questions please feel free to contact me.

Sincerely,



Dan Graney
President

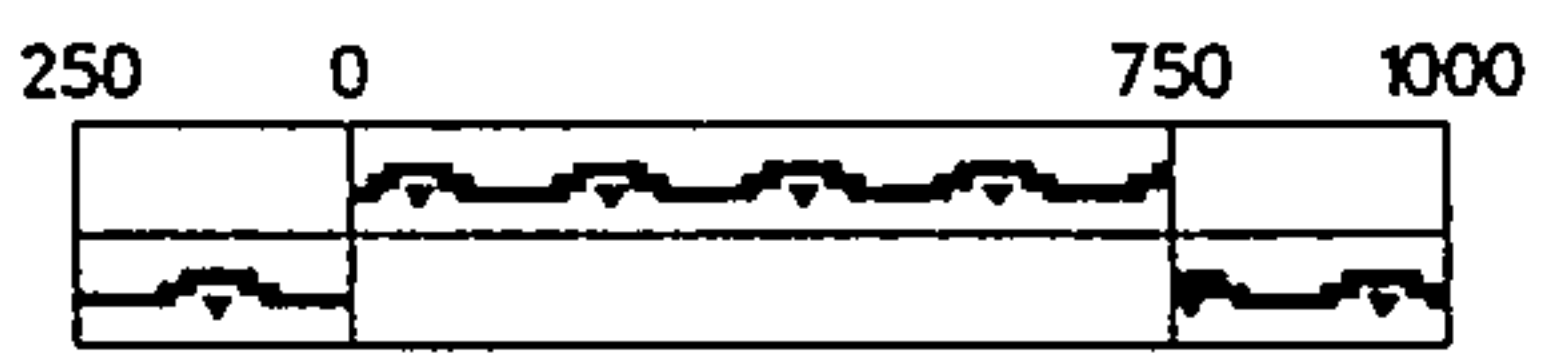


CITY OF
Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET



Zone Atlas Page

G-12-Z

Map Amended through July 19, 2001

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

DUPLICATE
City of Albuquerque
Treasury Division

01/13/2003 3:03PM LOC: ANNX
RECEIPT# 00002564 WSH 006 TRANSH 0021
Account 441006 Fund ***
Activity 4983000 TRSKDM
Trans Amt \$355.00
J24 Misc \$355.00
CK \$355.00
CHANGE \$0.00

PAID RECEIPT

APPLICANT NAME

AI VALDEZ

AGENT

SSW

ADDRESS

PROJECT NO.

100 2380

APPLICATION NO.

\$ 355. 441006 / 4983000 (DRB Cases)

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

\$ _____ 441018 / 4971000 (Notification)

\$ 355. Total amount due

Bank of America Advantage

ALFREDO R. VALDEZ 04-02 1073
505-275-7402
10705 MALAGUENA LN. N.E.
ALBUQUERQUE, NM 87111-6819

Date 1-13-03

95-32/1070 NM
1121

Pay City of Albuquerque \$ 355.00
to the order of Three Hundred Fifty Five & no/100 Dollars

Bank of America



ACH R/T 107000327

Memo Registra Plat - Alvarado Alfredo R. Valdez MP
⑆ 107000327⑆ 004273726308⑆ 1073

City of Albuquerque



DEVELOPMENT REVIEW APPLICATION

SUBDIVISION Supplemental form S

Major Subdivision action
 Minor Subdivision action **SKETCH**
 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 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 DYANE TAYLOR PHONE: _____

ADDRESS 2541 CAMPBELL ROAD NW FAX: _____

CITY ALBU STATE NM ZIP 87104 E-MAIL: _____

Proprietary interest in site: OWNER

AGENT (if any) SURVELS SOUTHWEST, LTD PHONE: 998-0303

ADDRESS 333 LOMAS BLVD NE FAX: 998-0306

CITY ALBU STATE NM ZIP 87102 E-MAIL: _____

DESCRIPTION OF REQUEST: DIVIDE ONE EXISTING LOT INTO THREE NEW LOTS & TO GRANT ADDITIONAL EASEMENTS AS SHOWN (SKETCH PLAT)

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

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

Lot or Tract No. LOT 39 Block: 1 Unit: 2

Subdiv. / Addn ALVARADO GARDENS

Current Zoning: RA-2/W7 Proposed zoning: _____

Zone Atlas page(s): G-12-Z No. of existing lots: 1 No. of proposed lots: 3

Total area of site (acres): 1.47 Density if applicable: dwellings per gross acre: _____ dwellings per net acre: _____

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

UPC No 1-012-060-412-226-40302 MRGCD Map No _____

LOCATION OF PROPERTY BY STREETS: On or Near: 2541 CAMPBELL ROAD NW

Between Glenwood NW and RIOGRANDE 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.): DRB-94-75

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

SIGNATURE Dan Graney DATE 12-09-02

(Print) Dan Graney Applicant Agent

FOR OFFICIAL USE ONLY

Form revised September 2001

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>02DRB</u>	<u>SKETCH</u>	<u>53</u>	\$ <u>0</u>
<input checked="" type="checkbox"/> All fees have been collected				\$
<input type="checkbox"/> All case #s are assigned				\$
<input checked="" type="checkbox"/> AGIS copy has been sent				\$
<input checked="" type="checkbox"/> Case history #s are listed				\$
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill				\$
<input checked="" type="checkbox"/> F.H.D.P. density bonus				\$
<input checked="" type="checkbox"/> F.H.D.P. fee rebate				\$
	Hearing date <u>Dec 18, 2002</u>			Total \$ <u>0</u>

B. Serkent 10/12/02
 Planner signature/ date

Project # 1002380

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

SKETCH PLAT REVIEW AND COMMENT

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

MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT

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

Extensions are not reviewed through internal routing.

Extension of preliminary plat approval expires after one year.

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

MAJOR SUBDIVISION FINAL PLAT APPROVAL

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

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

MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL

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

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

AMENDMENT TO PRELIMINARY PLAT (with minor changes)

AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)

AMENDMENT TO GRADING PLAN (with minor changes)

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

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

Amended preliminary plat approval expires after one year.

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

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

Dan Graney
Dan Graney

Applicant name (print)

12-09-02

Applicant signature / date



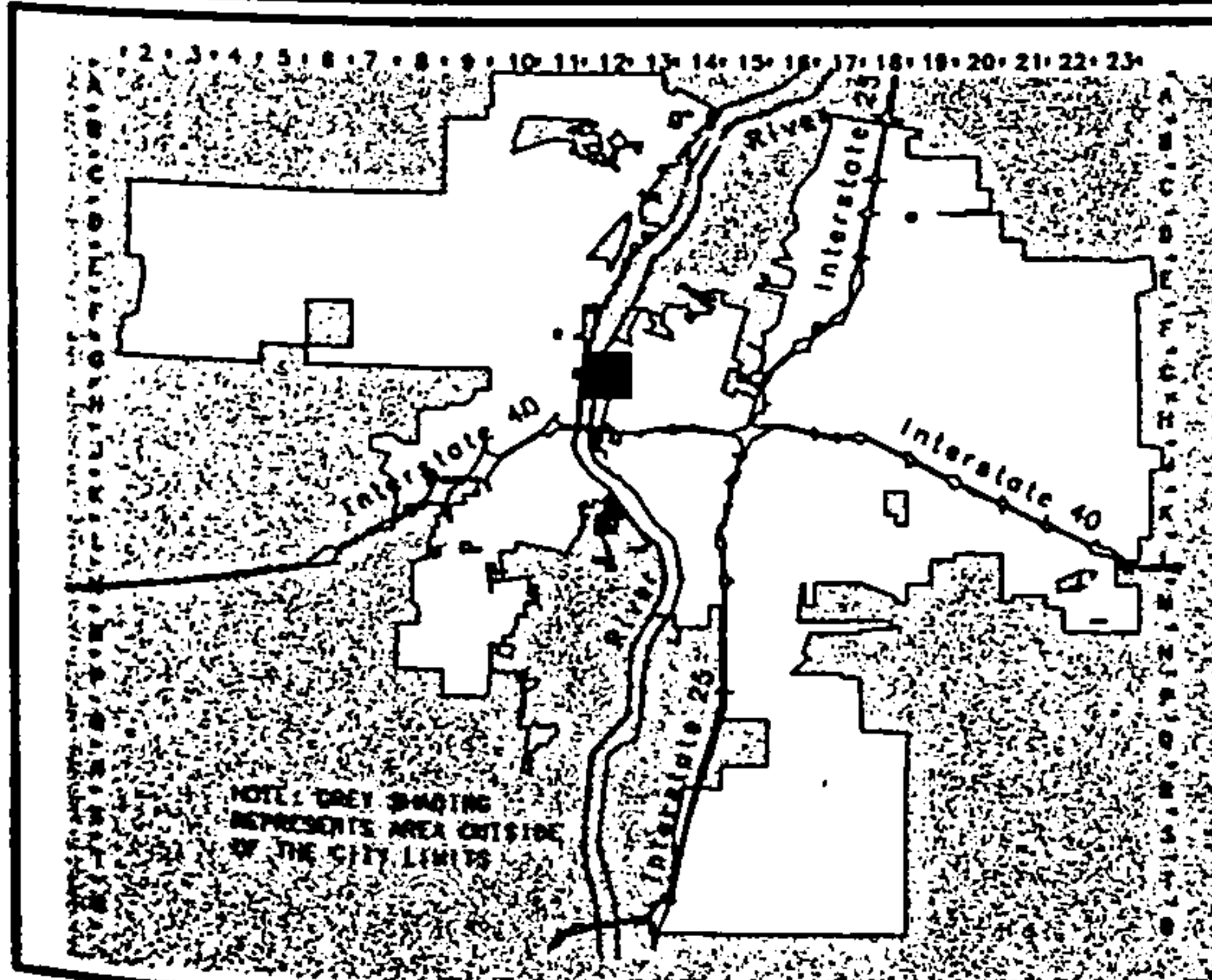
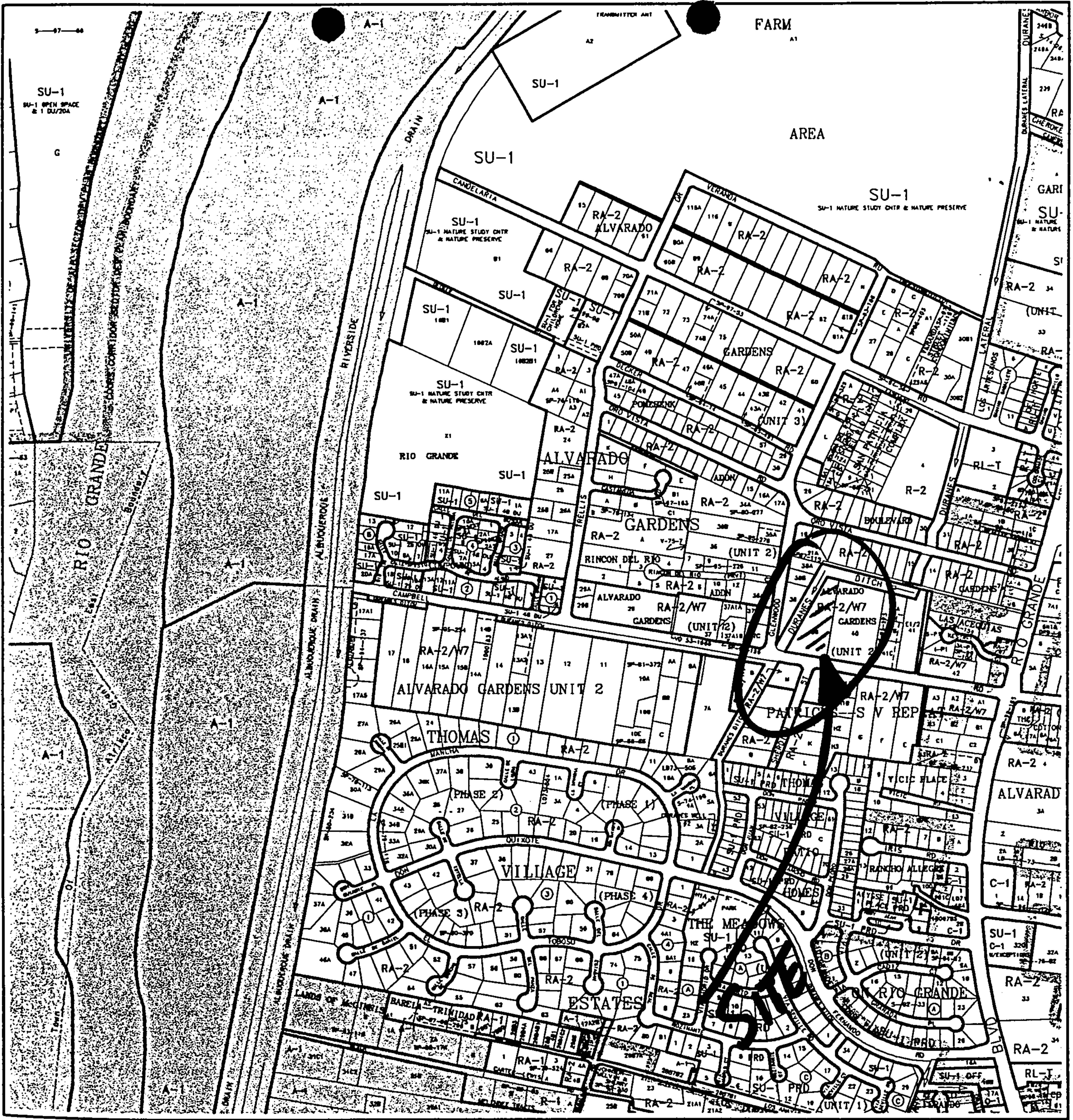
Form revised September 2001

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

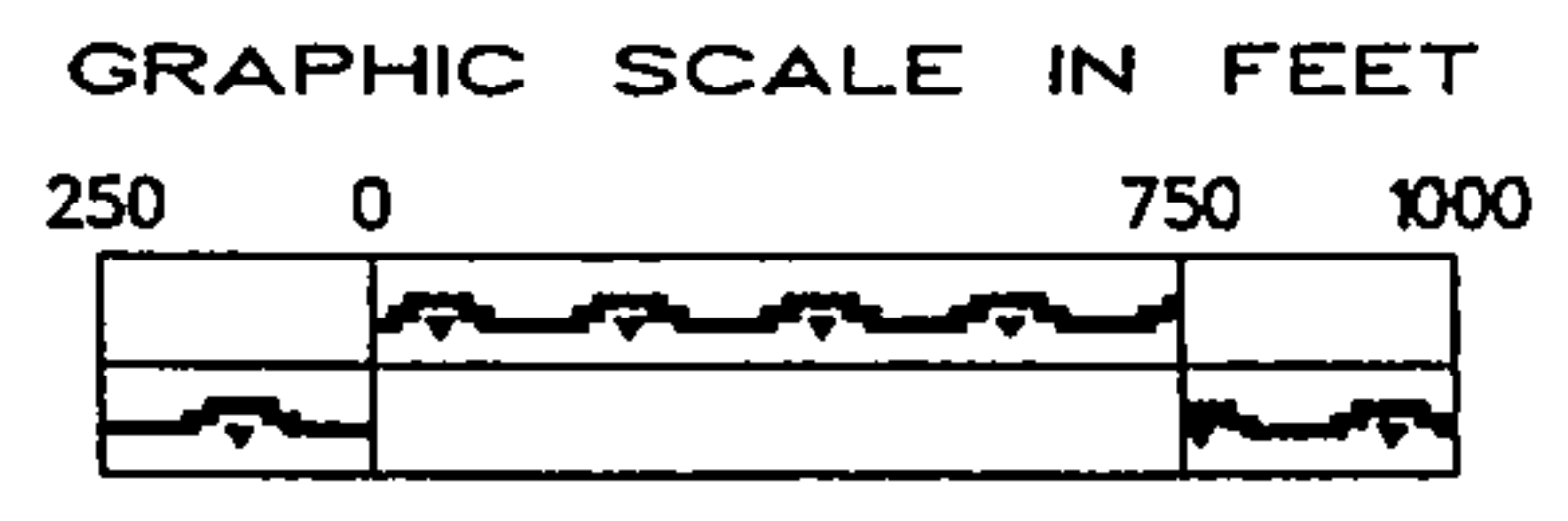
Application case numbers
02DRB -01868

P. DeBart 10/12/02
Planner signature / date

Project # 1002380



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

G-12-Z

Map Amended through July 19, 2001

Surveys Southwest, LTD

*333 Lomas Blvd., NE * Albuquerque, New Mexico 87102 * 998-0303 * Fax 998-0306*

December 10, 2002

DEVELOPMENT REVIEW BOARD MEMBERS
PLAZA DEL SOL
600 SECOND STREET NW
ALBUQUERQUE, NM 87102

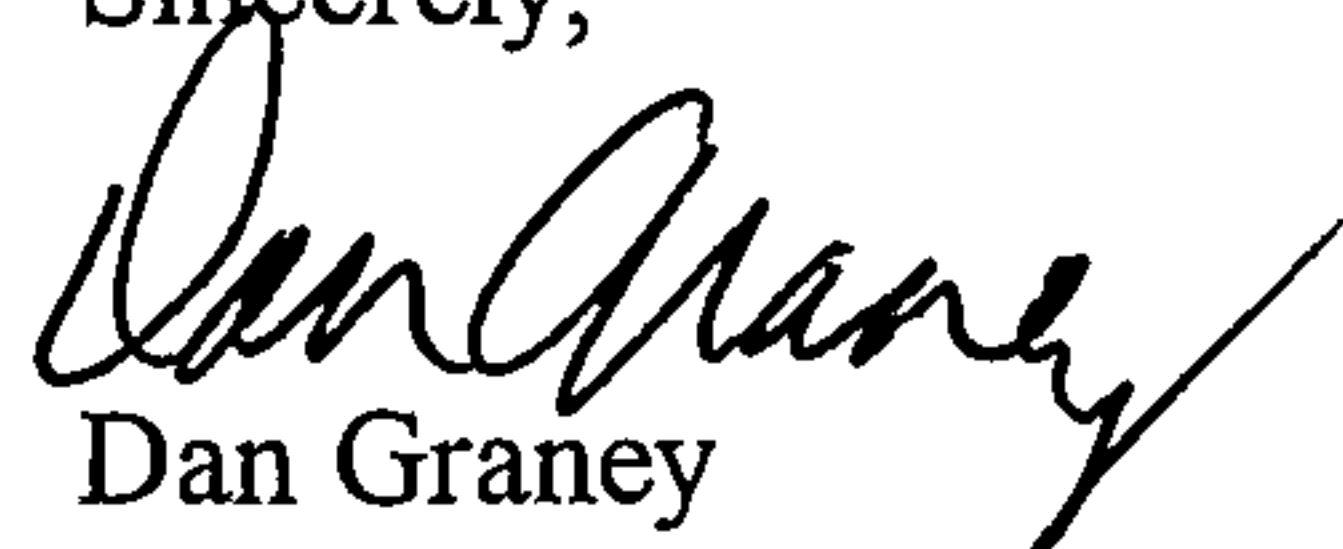
REF: LOTS 39-A, 39-B & 39-C, ALVARADO GARDENS ADDITION, UNIT 2

Dear Board Members:

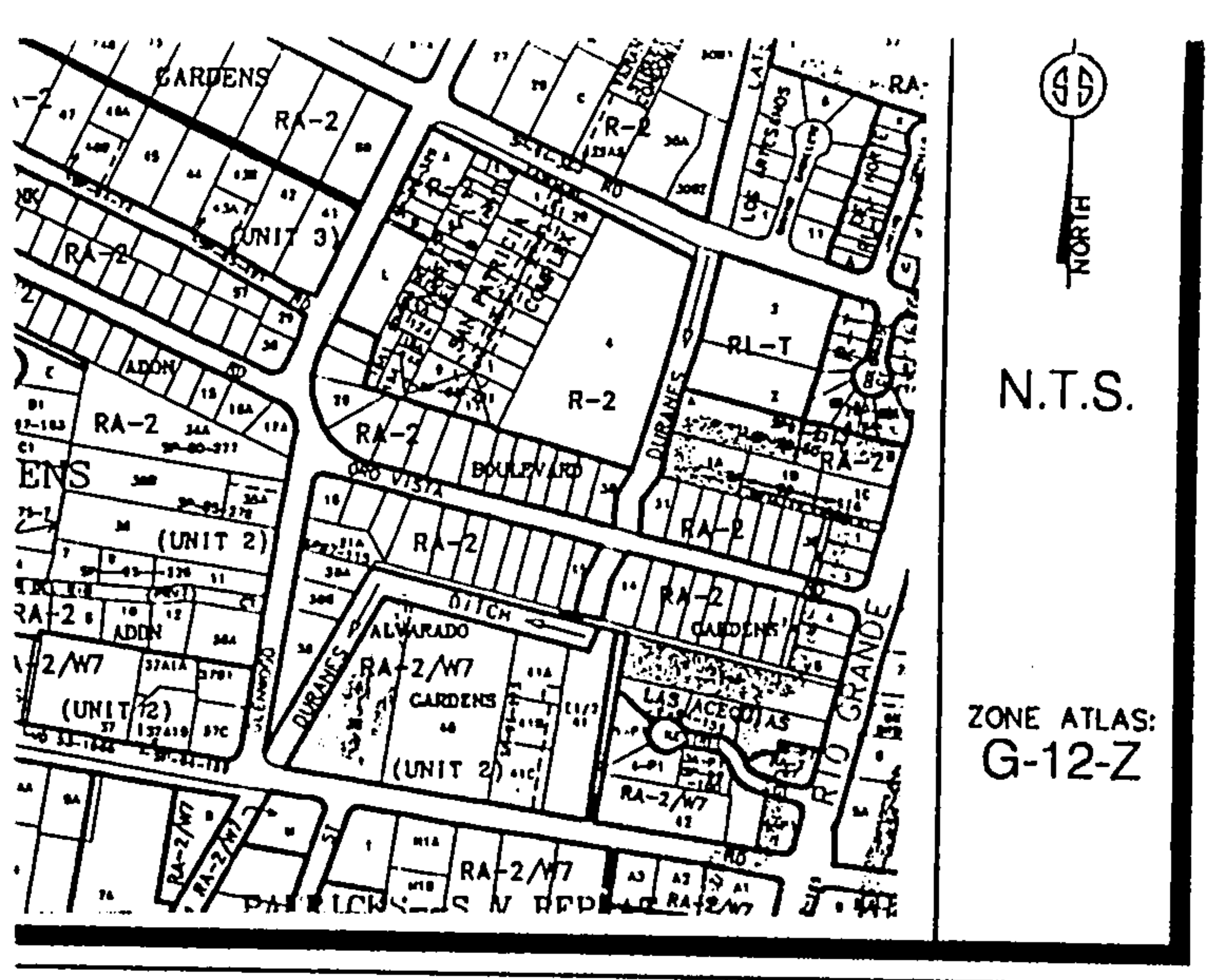
Surveys Southwest LTD is submitting a sketch plat for comments to divide One (1) existing lot into Three (3) new lots and to grant additional easements as shown for the above referenced property.

If you have any questions please feel free to contact me.

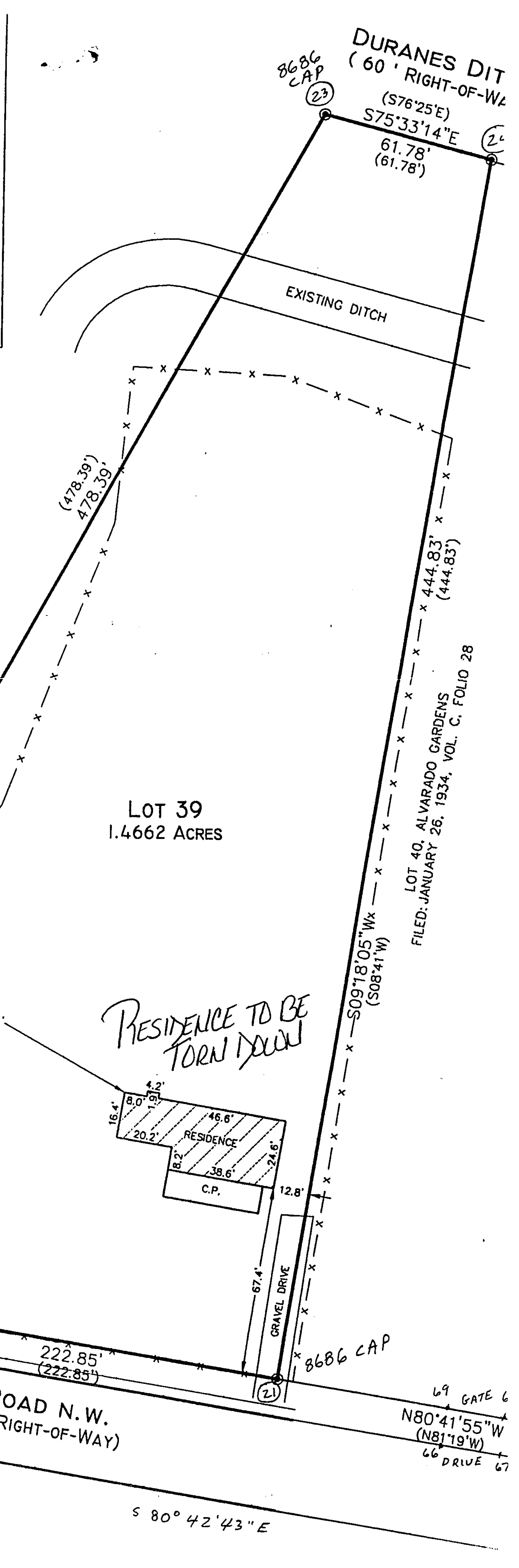
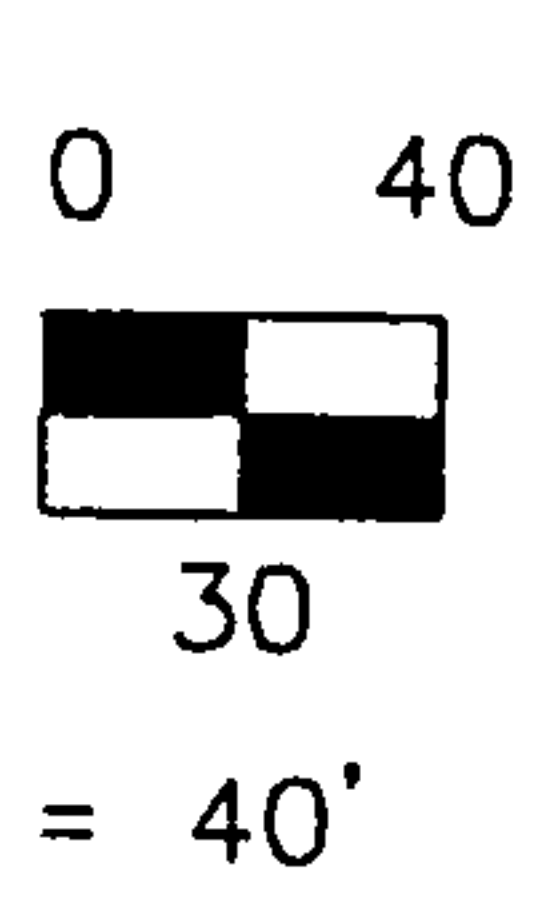
Sincerely,



Dan Graney
President



Neighborhood Map



2541 CAMPBELL ROAD N.W.
 (60' PUBLICLY DEDICATED RIGHT-OF-WAY)

①
 CP
 400
 NAIL

S 80° 42' 43" E

LOT 40, ALVARADO GARDENS
 FILED: JANUARY 26, 1934, VOL. C, FOLIO 28