

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
August 28, 2013
DRB Comments**

ITEM # 7

PROJECT # 1002498

APPLICATION # 13-70656

RE: Tract 43-C, Town of Atrisco Grant Unit 2

Refer to comments from Transportation Development regarding access requirements – pedestrian access from this proposed subdivision should be provided to Eldorado Park.

Jack Cloud, DRB Chairman
924-3880/ jcloud@cabq.gov

B22-87

B22-87

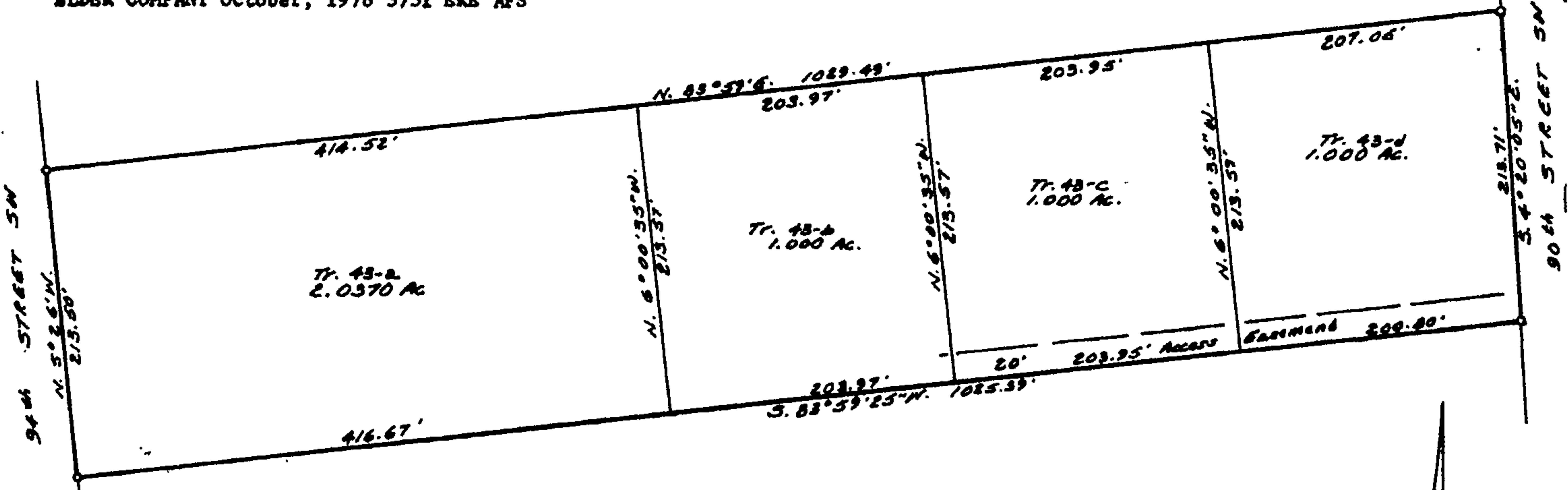
CORRECTED
PLAT OF DIVISION OF
TRACT 43, UNIT 2, TOWN OF ATRISCO GRANT
ALBUQUERQUE, NEW MEXICO

SP-10-78-1059
L-9-Z

78-98985

884200

ELDER COMPANY October, 1978 3731 EKE AFS



The above and foregoing division of that certain tract of land in Bernalillo County, New Mexico, comprising Tract 43, Unit 2, TOWN OF ATRISCO GRANT, as shown and designated on the Plat of a Portion of Tracts Allotted from Town of Atrisco Grant filed in the office of the County Clerk of Bernalillo County, New Mexico, December 5, 1944, now surveyed, platted, and divided as shown hereon, is with the free consent and according to the desires of the undersigned owners and proprietors thereof.

OWNERS AND PROPRIETORS

Luis D. Brito
Petra I. Brito

SCALE: 1" = 100'



STATE OF NEW MEXICO)
COUNTY OF BERNALILLO) ss.

The foregoing instrument was acknowledged before me on November 14, 1978, by LUIS D. BRITO and PETRA I. BRITO, his wife.

Edward K. Elder

Notary Public

My Commission expires August 26, 1982.

I, EDWARD K. ELDER, a duly qualified Land Surveyor licensed under the laws of the State of New Mexico, hereby certify that this plat was prepared from notes of an actual field survey performed under my direction and that it is true and correct to the best of my knowledge and belief.

Edward K. Elder

New Mexico Registered Land
Surveyor No. 1323

APPROVED: 11/15/78
Property Management Department
City of Albuquerque

State of New Mexico)
County of Bernalillo) SS
This instrument was filed for record on

9:24 JAN 19 1988
At 9:24 o'clock AM, Recorded in Vol. B22
of records of said County Folio 87

~~State of New Mexico)
County of Bernalillo) SS
This instrument was filed for record on~~

~~9:40 NOV 25 1978
At 9:40 o'clock PM, Recorded in Vol. B15
of records of said County Folio 140
Clerk & Recorder
Deputy Clerk~~

SP-78-615
Pet Knutson by Mary Kristina Boenigk
X CITY
11-15-78

NOTE: THIS PLAT IS BEING REFILED TO CORRECT THE TOWN OF ATRISCO GRANT UNIT NUMBER, SHOWN PREVIOUSLY AS UNIT ONE.

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO) SS.

The above Surveyor's Certificate was acknowledged before me on November 14, 1978, by EDWARD K. ELDER.

Edward Ross Elder
EDWARD ROSS ELDER NOTARY PUBLIC

My Commission expires 7/16 1982.

L-9-Z
Co.

PROJECT #: 1002498
DATE: 8-28-13
APP#: 13-70606(SK)



B22-87

B22-87



Supplemental Form (SF)

SUBDIVISION

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

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment/Approval (AA)
- IP Master Development Plan
- Cert. of Appropriateness (LUCC)

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
- Street Name Change (Local & Collector)
- L A APPEAL / PROTEST of...**
 - Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

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.

APPLICATION INFORMATION:

Professional/Agent (if any): LYNN LANTZ (COMPASS LAND SURVEYING) PHONE: 505-274-1711

ADDRESS: 8401 RANCHO VERANO CT NW FAX: _____

CITY: ALBUQUERQUE STATE NM ZIP 87120 E-MAIL: Compasslandsurvey@gmail.com

APPLICANT: ROBERT BRITO PHONE: 505-350-5363

ADDRESS: 432 94TH STREET SW FAX: _____

CITY: ALBUQUERQUE STATE NM ZIP 87121 E-MAIL: _____

Proprietary interest in site: OWNER List all owners: _____

DESCRIPTION OF REQUEST: SUBDIVIDE TRACT 43-C INTO 4 LOTS, MOVE ACCESS TO NORTH SIDE OF LOTS

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

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

Lot or Tract No. TR 43-C Block: _____ Unit: 2

Subdiv/Addn/TBKA: TRACT 43-C, UNIT 2 TOWN OF ATRISCO GRANT, UNIT 1

Existing Zoning: R-1 Proposed zoning: R-1 MRGCD Map No _____

Zone Atlas page(s): L-9 UPC Code: 100905627534620319

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): 1002498

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO

No. of existing lots: 1 No. of proposed lots: 4 Total site area (acres): 1.0

LOCATION OF PROPERTY BY STREETS: On or Near: 94TH STREET & EUCHARIZ AVE SW

Between: 90TH ST. SW and 94TH ST. S.W.

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE [Signature] DATE 8-13-2013

(Print Name) LYNN LANTZ Applicant: Agent:

FOR OFFICIAL USE ONLY

Revised: 4/2012

- 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>13DRB - 70656</u>	<u>SP</u>	_____	\$ <u>0</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
Total			\$ <u>0</u>

Hearing date Aug. 28, 2013

8-13-13

Staff signature & Date

Project # 1002498

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

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

SKETCH PLAT REVIEW AND COMMENT (DRB22)

Your attendance is required.

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, 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) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- List any original and/or related file numbers on the cover application

EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)

Your attendance is required.

- required.
- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Copy of DRB approved infrastructure list
 - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
 - List any original and/or related file numbers on the cover application
- Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12)

Your attendance is required.

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations & cross sections of perimeter walls **3 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Copy of recorded SIA
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- List any original and/or related file numbers on the cover application
- DXF file and hard copy of final plat data for AGIS is required.

MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) Your attendance is required.

- 5 Acres or more: Certificate of No Effect or Approval
- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies** for unadvertised meetings ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations and cross sections of perimeter walls (11" by 17" maximum) **3 copies**
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) **6 copies**
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- Infrastructure list if required (**verify with DRB Engineer**)
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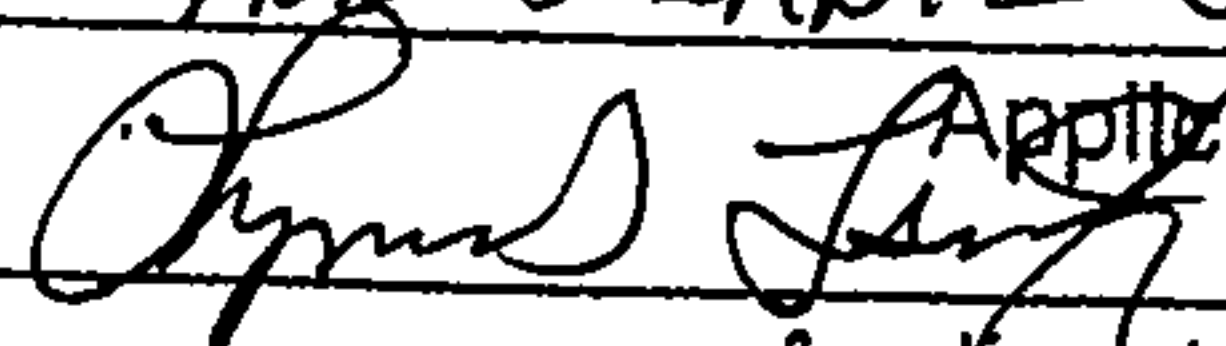
AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03) Your attendance is required.

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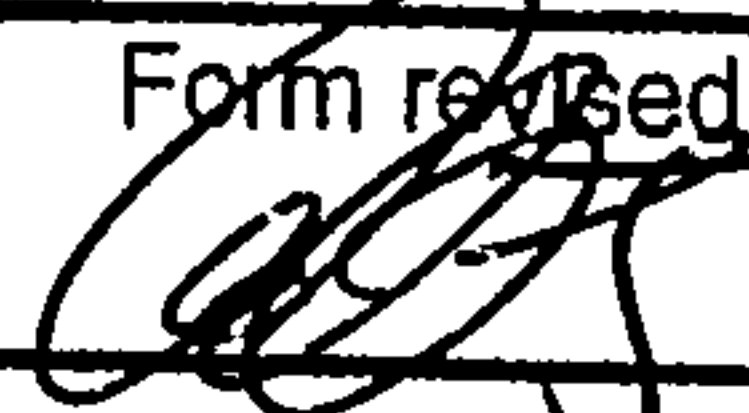
I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

LYNN D LANTZ (AGENT)
 Applicant name (print)

 Applicant signature / date
 13 AUG 2013



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

Application case numbers
 13 - DRB - 70650

Form revised October 2007

 8-13-13
 Planner signature / date
 Project # 1002498

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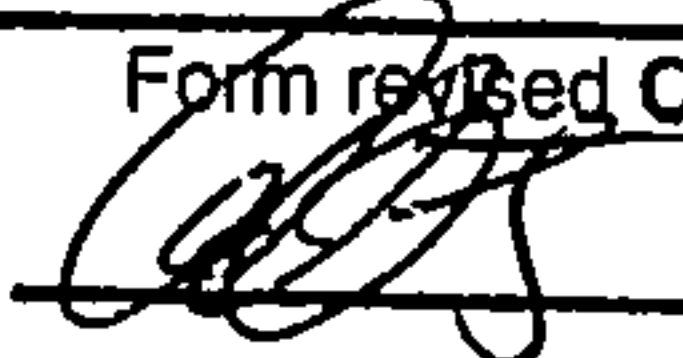
LYNN D LAUTZ (AGENT)
 Applicant name (print)

 Applicant signature / date 13 Aug 2013



Form revised October 2007

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Application case numbers
 13 - DRB - 70150


 Planner signature / date 8-13-13
 Project # 1002498

CITY OF ALBUQUERQUE
www.cabq.gov

ALBUQUERQUE GIS DATA WEBSITE

LAYERS

- STREETS
- BASEMAP
- PARCELS
- LOT NUMBERS
- METRO ADDRESS
- ZONING
- OWNERSHIP
- 2FT CONTOUR
- ADDRESS POINTS
- LANDUSE
- EASEMENTS
- INFRASTRUCTURE
- TRANSIT/SUNTRAN
- BOUNDARIES
- MUNICIPAL LIMITS
- ZONE GRID
- NEIGHBORHOODS
- METRO REDEVELO
- DASZ
- DESIGN OVERLAY
- POLICE BEATS
- COUNCIL
- PARKS
- PETROGLYPH MNT
- BOSQUE SECTORS
- OPENSOURCE
- COMP PLAN
- AREA PLANS
- SECTOR PLANS
- MASTER DEVELOP.
- SENATE DISTRICT
- REP. DISTRICTS
- PLANNING AREAS
- HISTORIC ZONES
- CORRIDORS
- ZIRCODES

ZONING

Rec	ZONING	DESCRIPTION
1	R-D	R-1

Tower Unser Sector Plan

Pan [SEARCH](#) [REFRESH](#) [HELP](#) [MAIN PAGE](#) [CONTACT GIS TEAM](#)

COMPASS LAND SURVEYING, LLC

8401 RANCHO VERANO CT. NW, ALBUQUERQUE, NEW MEXICO 87120

PHONE 505-274-1711 -- FAX 505-792-6959

compasslandsurvey@gmail.com

August 13, 2013,

Re: 432 94TH STREET S.W., TR-c Subdivision Request

To whom it may concern:

This letter regarding the above property is part of the application for Sketch Plat Review.

It is the desire of Robert Brito to subdivide said tract c for his children. He is the owner of an adjacent tract also and would like to provide these lots for them to build their homes.

Sincerely,

Lynn D. Lantz, P.S.

Agent for the Robert Brito family

Compass Land Surveying, LLC

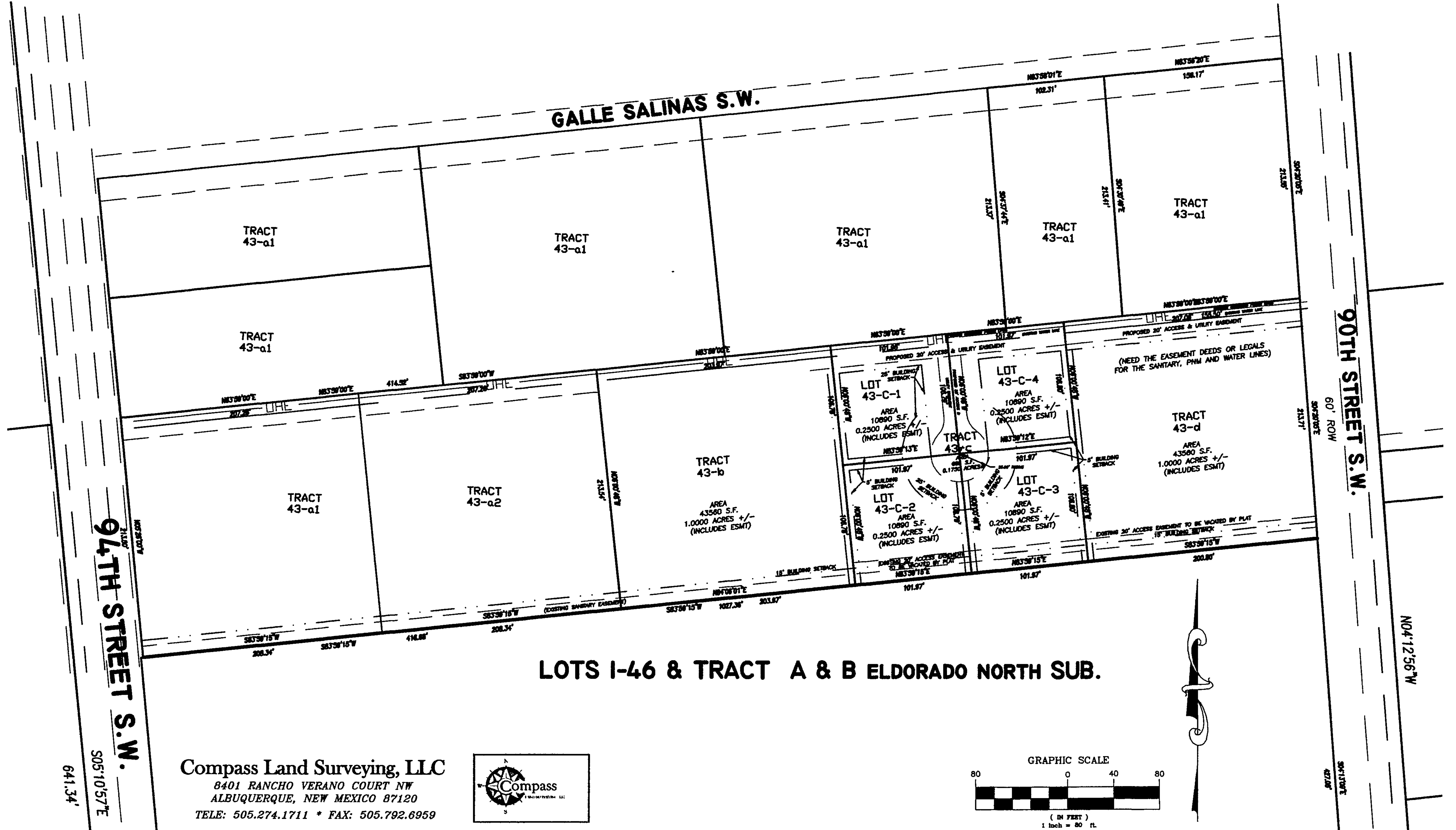
August 28. 2013

REPLAT TRACT 43-c, UNIT 2

TRACT 43-c, UNIT 2, A SUBDIVISION IN BERNALILLO COUNTY, NEW MEXICO

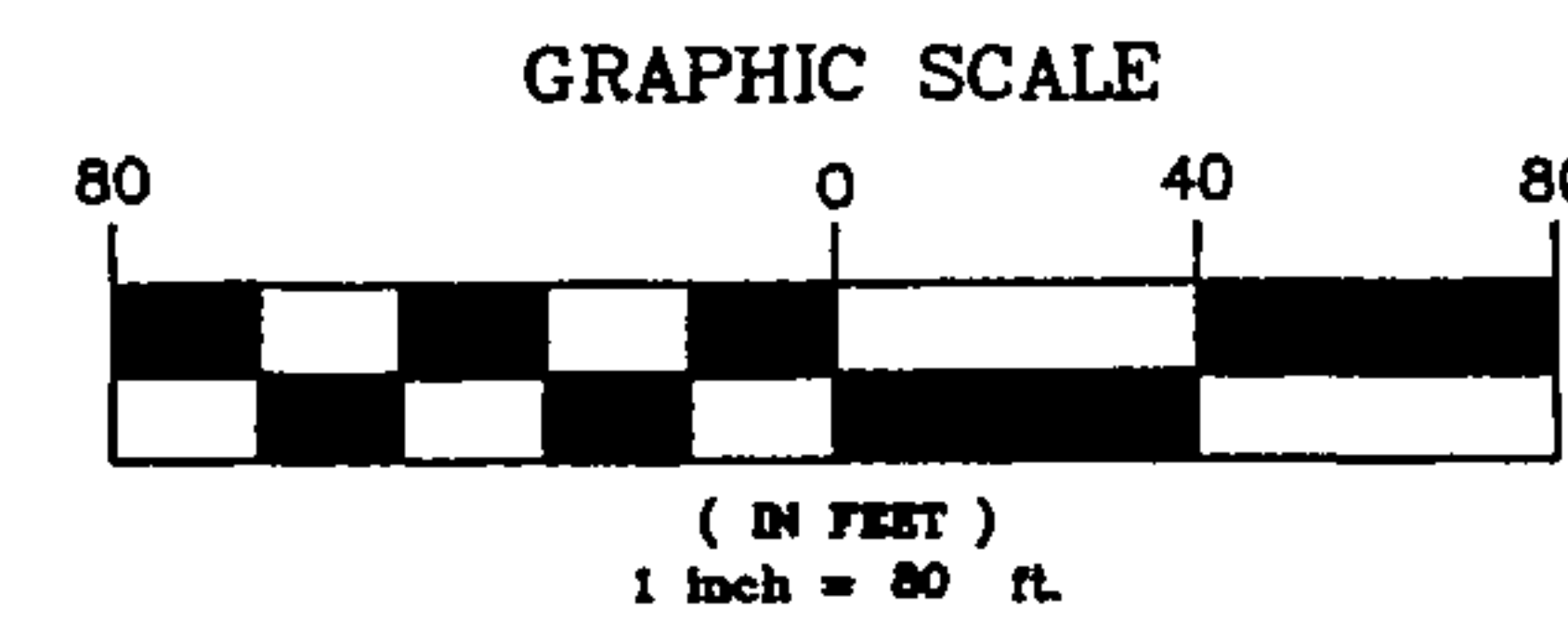
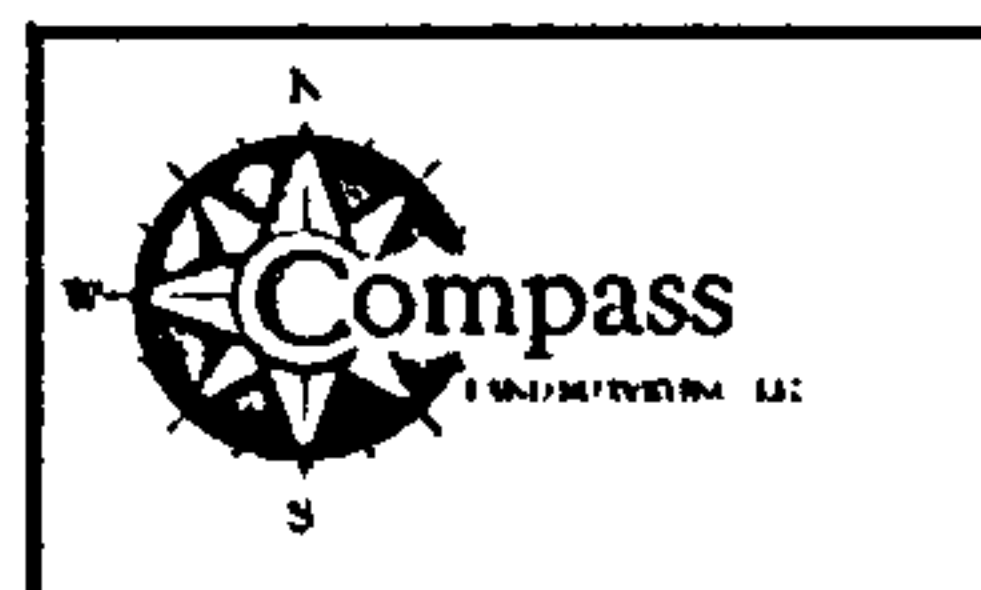
PROJECT #: 1002498
DATE: 8-28-13 (SK)

TRACT 43-c OF CORRECTED PLAT OF DIVISION OF TRACT 43 UNIT 2, TOWN OF ATRISCO GRANT, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME AS SHOWN AND DESIGNATED ON THE MAP OF SAID SUBDIVISION, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON JANUARY 19, 1988 IN VOL. B22, FOLIO 87.



LOTS 1-46 & TRACT A & B ELDORADO NORTH SUB.

Compass Land Surveying, LLC
8401 RANCHO VERANO COURT NW
ALBUQUERQUE, NEW MEXICO 87120
TELE: 505.274.1711 * FAX: 505.792.6959



PROPERTY ADDRESS: TR. 43-C, 432 94TH STREET S.W. ALBUQUERQUE, NEW MEXICO 87121