

13



### 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.: 03-00857 (P&F) | Project # 1002693           |
| Project Name: TODNEM ADDITION       | EPC Application No.: Z-95-3 |
| Agent: Wayjohn Surveying            | Phone No.:                  |

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.**

*Delegated off Legend*  
**6.3.03**

Project Number 1002693

minor Subd. I.R.

Completed 6/17/03  
DJA

|   |                     |
|---|---------------------|
| APPLICATION NO. 03DRB-00857                       | PROJECT NO. 1002693 |
| PROJECT NAME LOTS 1-A-1 AND 2-A-1 TUDNEM ADDITION |                     |
| EPC APPLICATION NO.                               |                     |
| APPLICANT / AGENT WENDT / WAYJOHN SURVEY.         | PHONE NO. 255-2052  |
| ZONE ATLAS PAGE G-14                              |                     |
| <b>ONE STOP COMMENT FORM LOG</b>                  |                     |

|  |    |              |      |
|--|----|--------------|------|
| <b>TRANSPORTATION DEV (505) 924-3990</b> |    |              |      |
| PLANS DISAPPROVED                        | PP | DATE 6-06-03 | DATE |
| PLANS APPROVED                           | PP | DATE 6-11-03 | DATE |
| COMMENTS:                                |    |              |      |
| See attached comments                    |    |              |      |

|                                   |     |             |      |
|-----------------------------------|-----|-------------|------|
| <b>UTILITY DEV (505) 924-3989</b> |     |             |      |
| PLANS DISAPPROVED                 |     | DATE        | DATE |
| PLANS APPROVED                    | DJA | DATE 6/9/03 | DATE |
| COMMENTS:                         |     |             |      |

|                                     |     |             |      |
|-------------------------------------|-----|-------------|------|
| <b>HYDROLOGY DEV (505) 924-3986</b> |     |             |      |
| PLANS DISAPPROVED                   |     | DATE        | DATE |
| PLANS APPROVED                      | BSB | DATE 6/9/03 | DATE |
| COMMENTS:                           |     |             |      |

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

|                                |     |              |      |
|--------------------------------|-----|--------------|------|
| <b>PLANNING (505) 924-3858</b> |     |              |      |
| PLANS DISAPPROVED              | Sum | DATE 6/16/03 | DATE |
| PLANS APPROVED                 |     | DATE         | DATE |
| COMMENTS:                      |     |              |      |
| 5/27/03 DXF Approved JM        |     |              |      |

(Return form with plat / site plan)



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

## DEVELOPMENT REVIEW BOARD TRANSPORTATION DEVELOPMENT Standard Comment Sheet

DRB-1002693

Item No. 13

Zone Atlas G-14

DATE ON AGENDA 6-04-03

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  |
|--------------------------|--|
| <input type="checkbox"/> | A 4ft public roadway easement on Mildred is needed, also a 20 radius will suffice at the intersection. |

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

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AGIS ELECTRONIC SUBMITTAL CHECKLIST

DRB Project# 1002693 Subdivision Name Todnem Addition, 141 & 2A1

Surveyor Tom Johnston Company WayJohn Surveyin

Contact person Tom Johnston Phone # 255-2052 email \_\_\_\_\_

Patricia M. Gyst \_\_\_\_\_ 5/27/03  
Approved \*Not Approved Date

DXF RECEIVED 5/27/03 DATE  
 HARD-COPY RECEIVED 5/27/03 DATE  
 DISCLOSURE STATEMENT

Grid bearings, Ground distances NAD 1927

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

File Format and naming

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

Coordinate System

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

Content

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

Comments:

\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

AGIS Use Only: Copied cov 2693 to agiscov on 5/27/03 Client Notified 5/27/03 via Fax

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
Development Review Board  
June 4, 2003 Comments**

**Item: 13**

**Project : 1002693      Application: 03DRB-00857**

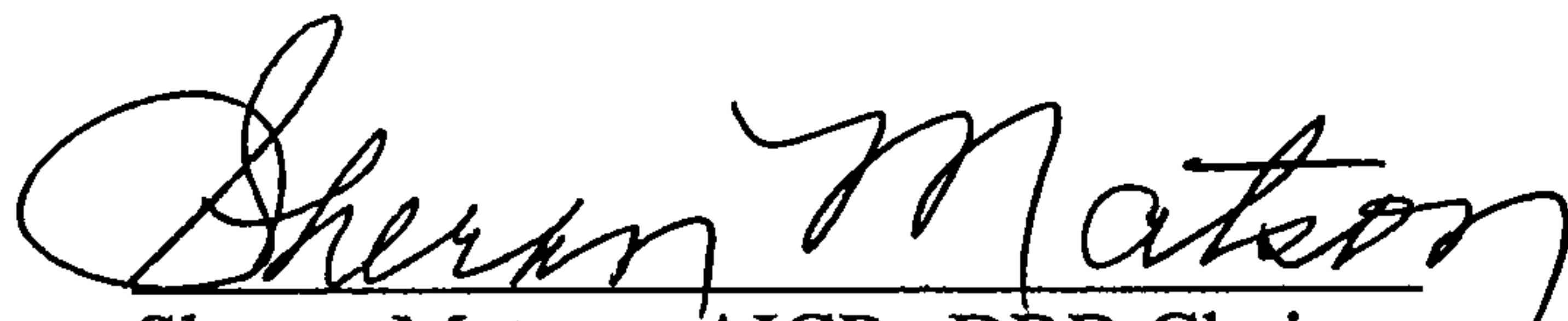
**Subject: Todnem Addition**

How will the owners of the home on Lot 2-A-1 maintain the north side of their house which is on the lot line?

No objection to the lot split as the 2 residences are existing.

The AGIS dxf file approval applies prior to Planning signature on the final plat.

Applicant may file the plat. Please be sure to provide one recorded copy of the plat to Planning to close out the file.



Sheran Matson, AICP DRB Chairperson  
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-1002693

Item No. 13

Zone Atlas G-14

DATE ON AGENDA 6-04-03

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   |
|-----|---|
| 1   | <input type="checkbox"/> A 4ft public roadway easement on Mildred is needed, also a 20 radius will suffice at the intersection. |

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

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

Development Review Board Comments

|  |
|--|
| <b>Project Number:</b> 1002693         |
| <b>Application Number:</b> 03DRB-00857 |

**DRB Date:** 6/4/03  
**Item Number:** 13

**Subdivision:**

Lots 1A & 2A, Todnem Addition

**Zoning:** R-1

**Zone Page:** G-14

**New Lots (or units) :** 1

**Request for:**

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

**Parks and Recreation Comments:**

Plat adjusts lot lines, no new lots are created, therefore there is no park dedication requirement.

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**  
**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: 1002693**

**AGENDA ITEM NO: 13**

**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      | <b>(08)</b> Final Plat   | (13) Master Development Plan |
| <b>(04)</b> Preliminary Plat | (09) Infrastructure List | (14) Other                   |

**ACTION REQUESTED:**

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

**ENGINEERING COMMENTS:**

No adverse comments.

**RESOLUTION:**

*delegated off agenda 6-3-03*

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:** June 4, 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

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**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.

Adjourned: 11:10 A.M.

B. Changes and/or Additions to the Agenda

C. New or Old Business

**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 90<sup>th</sup> St SW and 94<sup>th</sup> 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

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

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 approximately 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.**

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 SUBDIVISION 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.

# City of Albuquerque



## DEVELOPMENT REVIEW APPLICATION

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

Major Subdivision action

Minor Subdivision action

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: GEORGE WENDT PHONE: \_\_\_\_\_

ADDRESS: 3420 12th STREET NW FAX: \_\_\_\_\_

CITY: ALBUQUERQUE STATE NM ZIP 87104 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 SURVEY@AOL.COM

DESCRIPTION OF REQUEST: MINOR SUBDIVISION INTERNAL ROUTING LOT LINE ADJUSTMENT

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. 1-A AND 2-A Block: \_\_\_\_\_ Unit: \_\_\_\_\_

Subdiv. / Addn. TODNEW ADDITION

Current Zoning: R-1 Proposed zoning: SAME

Zone Atlas page(s): G-14 No. of existing lots: 2 No. of proposed lots: 2

Total area of site (acres): 0.4397 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. 1014060 035 086 30530, 1014060 030078 30529 MRGCD Map No. \_\_\_\_\_

LOCATION OF PROPERTY BY STREETS: On or Near: 12th STREET NW

Between: MATTEN AVE NW and CANDELARIA RD 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.): SP-76-113  
7-95-3

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

SIGNATURE [Signature] DATE 5/21/03

(Print) THOMAS D. JOHNSTON Applicant  Agent

**FOR OFFICIAL USE ONLY**

|   | Application case numbers | Action     | S.F. | Fees                  |
|---|--------------------------|------------|------|-----------------------|
| <input type="checkbox"/> INTERNAL ROUTING                               | <u>03 DRB</u>            | <u>P/F</u> |      | \$ <u>285.5</u>       |
| <input checked="" type="checkbox"/> All checklists are complete         |                          |            |      | \$ _____              |
| <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                         |                          |            |      | \$ _____              |
| <input type="checkbox"/> F.H.D.P. fee rebate                            |                          |            |      | \$ _____              |
|   |                          |            |      | Total \$ <u>285.5</u> |

Hearing date JUNE 4 2003

[Signature] 5/23/03  
Planner signature / date

Project # 1002693



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

**SKETCH PLAT REVIEW AND COMMENT**

**YOUR ATTENDANCE IS REQUIRED.**

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

**MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT**

**Your attendance is required.**

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

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

Extension of preliminary plat approval expires after one year.

**MAJOR SUBDIVISION FINAL PLAT APPROVAL**

**Your attendance is required.**

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

**MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL**

**Your attendance is required.**

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

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

**Your attendance is required.**

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

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

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

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

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

THOMAS D. JOHNSTON (AGENT)

Applicant name (print)

[Signature]

Applicant signature / date

5/21/03



Form revised MARCH 2003

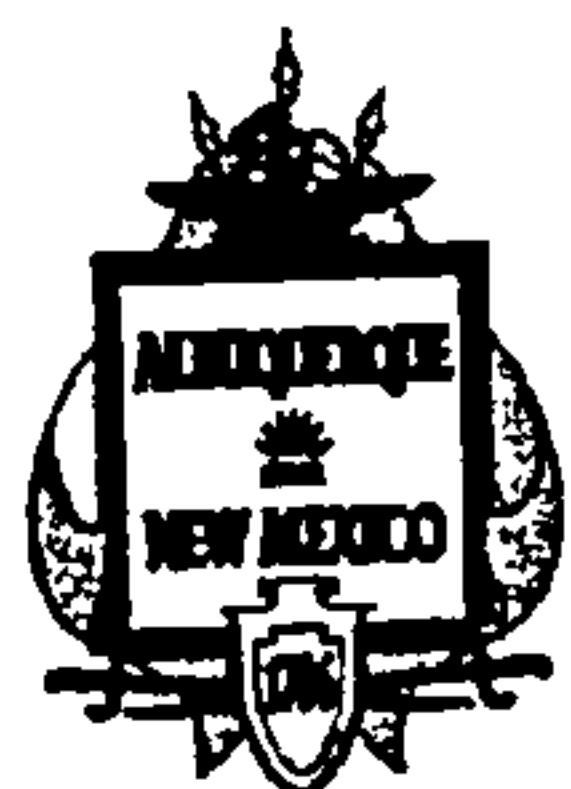
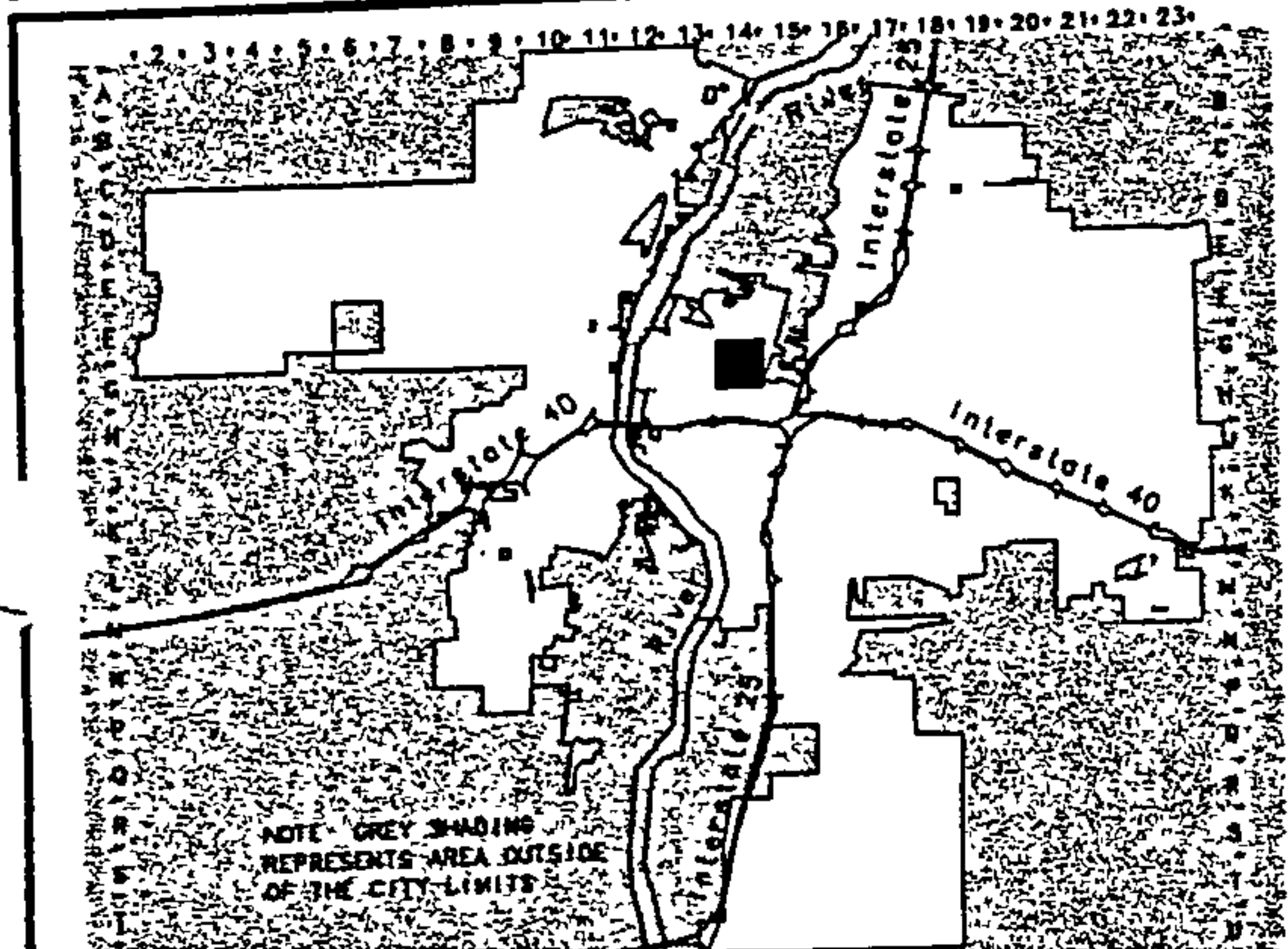
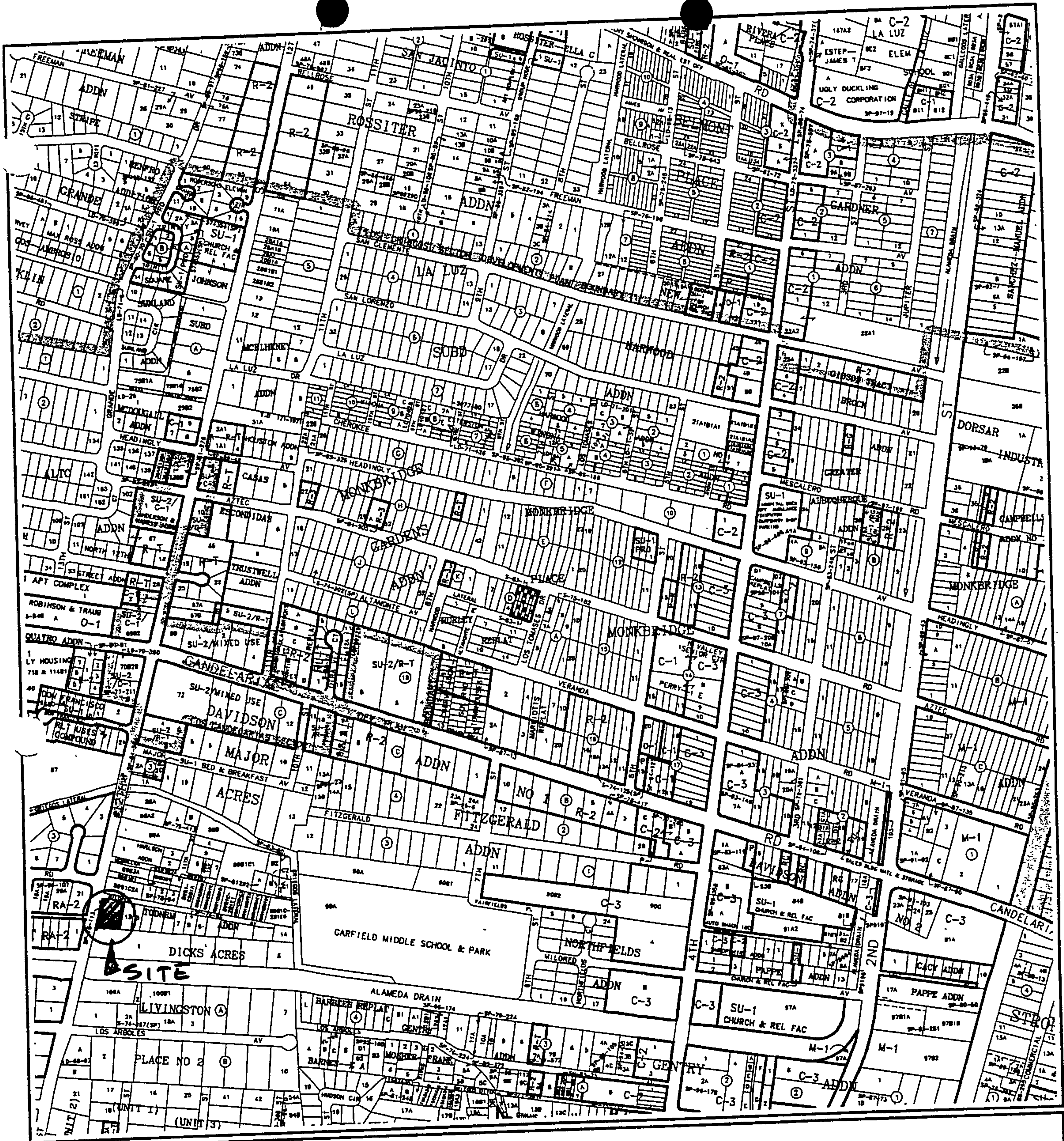
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers  
03 DRB- 00857

JAM 5/23/03

Planner signature / date

Project # 1002693



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



**Zone Atlas Page**

**G-14-Z**

Map Amended through April 03, 2002



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

May 21, 2003

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

RE: Replat of Lots 1-A and 2-A, Todnem Addition  
Minor Subdivision lot line adjustment

To Whom It May Concern:

This is a submittal for a minor subdivision for internal routing. The following submittal is a two lot subdivision. We are preparing a lot line adjustment to remove an encroachment of an existing residence across a lot line. The residences on the lots are approximately 30+ years old.

I met with Sheran Matson of planning concerning the proposed location of the lot line on May 7, 2003. This platting action will create a lot line that is only 0.25 feet north of the south residence. The north wall of the residence is a CMU block wall, one hour fire rated. The north residence will be 5.04 feet from the proposed lot line. Since the residences are existing, Ms. Matson has indicated that the placement of the new lot line will be satisfactory to the City of Albuquerque. This platting action will not create any new lots. The purpose of this platting action is to bring the two properties into compliance by removing an encroachment.

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.

Regards,

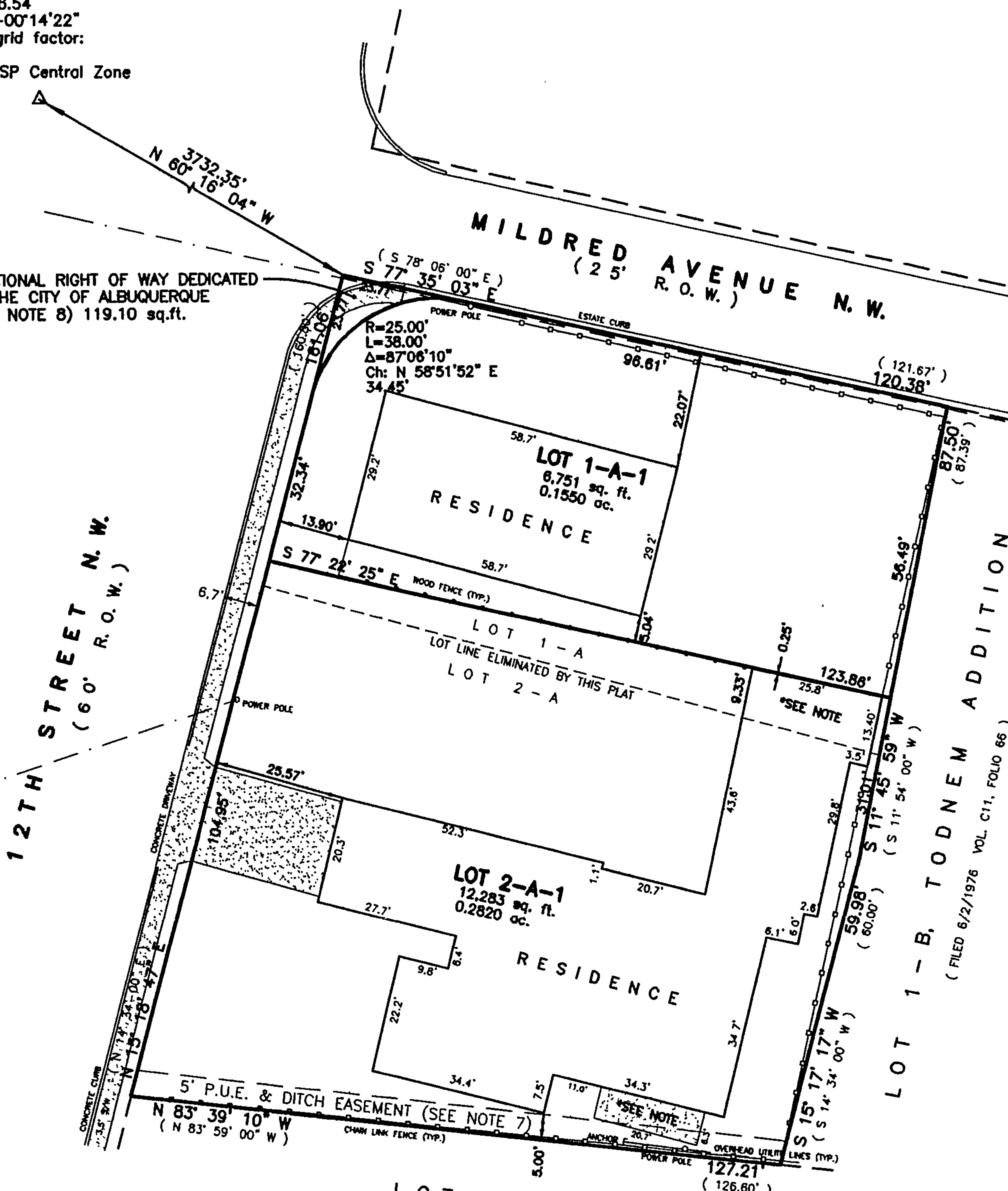
A handwritten signature in black ink, appearing to read "Thomas D. Johnston", written over a horizontal line.

Thomas D. Johnston, PS

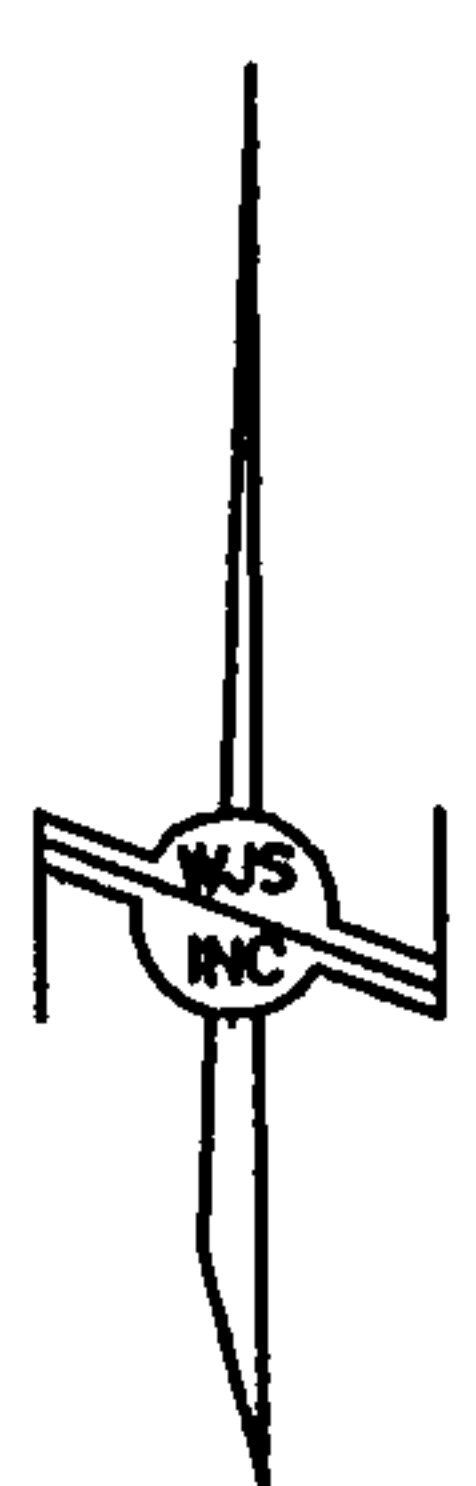
enc.

ACS MONUMENT "6-G13A RESET"  
 x = 375,498.02  
 y = 1,500,656.54  
 Delta Alpha: -00°14'22"  
 Ground-to-grid factor:  
 0.9996802  
 NAD 1927 NMSP Central Zone


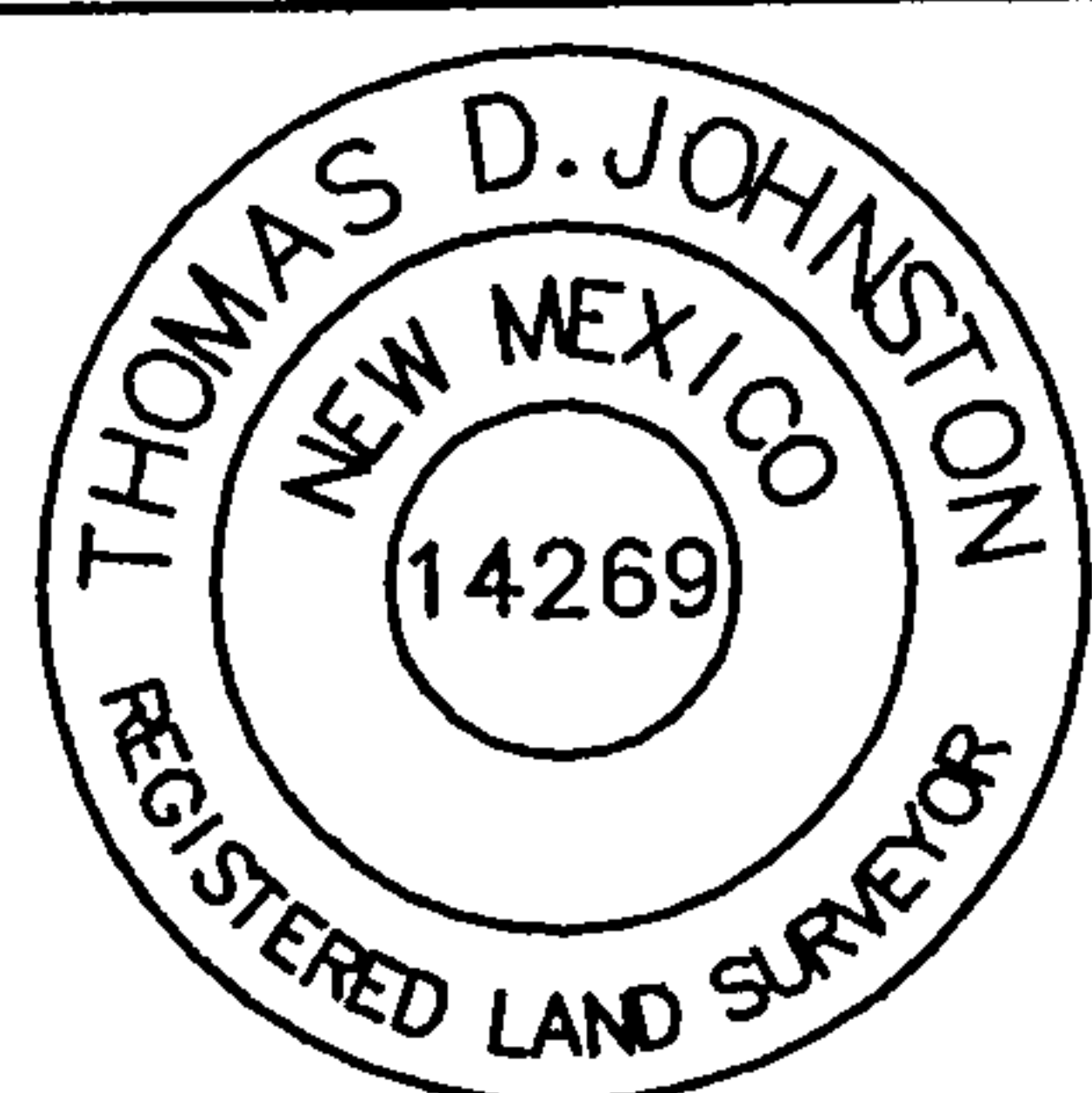
ADDITIONAL RIGHT OF WAY DEDICATED  
 TO THE CITY OF ALBUQUERQUE  
 (SEE NOTE 8) 119.10 sq.ft.



LOT 1  
 DICKS ACRES SUBDIVISION  
 ( FILED 5/23/1941 VOL. A, FOLIO 157 )



LOCATION OF IMPROVEMENTS SKETCH

|   |              |                 |   |        |          |
|---|--------------|-----------------|---|--------|----------|
| JOB NO.:  | SP-5-02-2003 | BUYER:          | WENDT   | SCALE: | 1" = 30' |
|  <b>WAYJOHN SURVEYING</b><br>INC | LOT:         | 2-A             |  |        |          |
|   | BLOCK:       | -               |   |        |          |
|   | SUBDIVISION: | TODNEM ADDITION |   |        |          |
|   | DATE:        | 5/14/2003       |   |        |          |
|   | DRAWN BY:    | TRJ             |   |        |          |
| 330 Louisiana Blvd., NE Albuquerque, NM 87108<br>Phone: (505) 255-2052 Fax: (505) 255-2887                          |              |                 | PAGE NO.:   | 2 OF 2 |          |

ONE STOP SHOP • • • FRONT CENTER  
 DEVELOPMENT & BUILDING SERVICES, DRB'S,  
 AND DEVELOPMENT COORDINATION SECTION  
 11108 Hume Ave. NE, Albuquerque, NM 87112  
 Phone: 505-255-2052

**PAID RECEIPT**

APPLICANT NAME George Wendt  
 AGENT WAYJOHN  
 ADDRESS \_\_\_\_\_  
 PROJECT NO. 100 2693  
 APPLICATION NO. 03 DRB - 00857

|                  |        |         |                          |
|------------------|--------|---------|--------------------------|
| \$ 285.00        | 441006 | 4983000 | (DRB Cases)              |
|                  | 441006 | 4983000 | (DRB Cases) LUCC Appeals |
|                  | 441012 | 4983000 | (Notification)           |
| <b>\$ 285.00</b> |        |         | <b>Total amount due</b>  |

10523

**WAYJOHN SURVEYING, INC.**  
 11108 HUME AVE NE. 505-255-2052  
 ALBUQUERQUE, NM 87112

DATE 5/23/03 95-32-1070

PAY TO THE ORDER OF CITY OF ALBUQUERQUE \$ 285.00

Two Hundred Eighty Five and <sup>NO</sup>/<sub>100</sub> DOLLARS

**Bank of America**

ACH R/T 107000327

FOR TODNEM ADD SUBMITTA

\*\*\*DUPLICATE\*\*\*  
 City of Albuquerque  
 Treasury Division

⑈010523⑈ ⑆107000327⑆ 000123386377⑈

05/23/2003 12:41PM LOC: ANN  
 X  
 RECEIPT# 00009777 WSH 008 TRANSH 0020  
 Account 441006 Fund 0110  
 Activity 4983000 TRSDHM  
 Trans Amt \$285.00  
 J24 Misc \$285.00  
 CR \$285.00  
 CHANGE \$0.00