

#4



Complete 6-17-05 Ag

DRB CASE ACTION LOG (Prel & Final)

REVISED 2/5/04

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.: **04DRB-01686 (P&F)**

Project # **1002702**

Project Name: **Iron Properties**

Agent: Alan Vincioni

Phone No.: 319-8626

Your request for (SDP for SUB), (SDP for BP), **(FINAL PLATS)** (MASTER DEVELOP. PLAN), was approved on **12/08/04** by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

☒ TRANSPORTATION

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☒ UTILITIES:

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☒ CITY ENGINEER / AMAFCA:

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☒ PARKS / CIP:

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☒ PLANNING (Last to sign)

☒

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☒ 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.

☒ AGIS DXF File approval required.

☒ Copy of recorded plat for Planning.

Project Number

1002702

The 20' x 145' Area

Benefit of Tract 1,
Easement is for the benefit of Tract 1,

lots 1 & 2 Block A
and is to be maintained by
Tract 1

Tract 1

The 20' x 145' Area easement is for
the Benefit of Tract 1 and Lots 1 and 2
Block A & is to be maintained by
Tract 1



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AGIS DXF / UTILITIES & REAL PROPERTY SIGNATURES

* MAINTENANCE & BENEFIT NOTE REVISIONS

* LENGTH of EXEMPTION TO REMAIN

* 15 day appeal period

Planning must record this plat. Please submit the following items:

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Project Number

1002702



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

December 8, 2004

7. **Project # 1002702**

04DRB-01664 Major-Vacation of Public Easements

04DRB-01686 Minor-Prelim&Final Plat Approval

ALAN J VINCIONI Request(s) the above action(s) for all or a portion of Tract(s) 1, HUNING HIGHLANDS ADDITION (to be known as **IRON PROPERTIES**) zoned M-1 light manufacturing zone, located on BROADWAY SE AND IRON SE between COAL SE and HAZELDINE SE containing approximately 8 acre(s). [REF:03DRB00886] *[Deferred from 12/1/04]* (K-14)

At the December 8, 2004, Development Review Board meeting, the vacation was approved as shown on Exhibit B in the Planning file, subject to these findings and conditions:

FINDINGS:

1. The public welfare is in no way served by retaining the rights-of-way and/or easements.
2. There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.

CONDITIONS:

1. The vacated property shall be shown on a replat approved by the Development Review Board and the approved replat shall be filed for record with the Bernalillo County Clerk's Office within one year.

The preliminary plat was approved with final plat sign off delegated to Transportation Development for maintenance and beneficiaries note revisions, width of easement to remain, AGIS dxf file, Utilities and Real Property signatures and 15-day appeal period.

If you wish to appeal this decision, you must do so by December 23, 2004 in the manner described below.

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



OFFICIAL NOTICE OF DECISION
PAGE 2

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

Please note that the vacation of all plats, rights-of-way, and easements are void after one year from the final appeal date referenced above if all conditions are not met (The effective date of Development Review Board approval is the hearing date plus the 15-day appeal period.) (REF: Chapter 14 Article 14 Part 7-2 (E)(3)(6) Revised Ordinance.)

A handwritten signature in cursive script, reading "Sheran Matson", is positioned above the printed name and title.

Sheran Matson, AICP, DRB Chair

Cc: Alan J Vincioni, 215 Third St SW, 87103
Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.
File

2702

DXF Electronic Approval Form

DRB Project Case #: 1002702

Subdivision Name: IRON PROPERTIES

Surveyor: ANTHONY L HARRIS

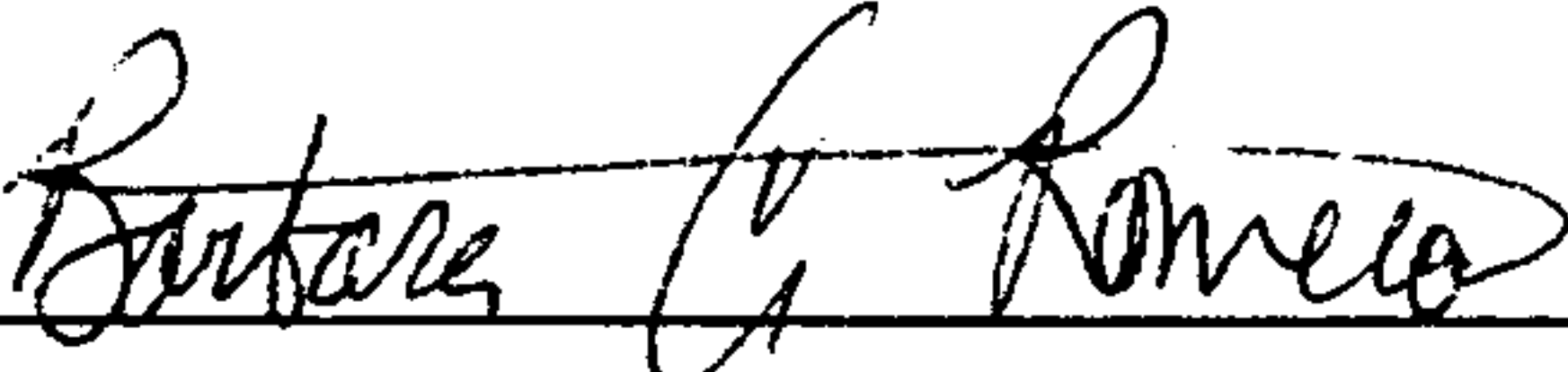
Contact Person: ANTHONY L HARRIS

Contact Information:

DXF Received: 5/13/2005

Hard Copy Received: 5/13/2005

Coordinate System: NMSP Grid (NAD 27)


Approved

5-13-05
Date

* The DXF file cannot be accepted (at this time) for the following reason(s):

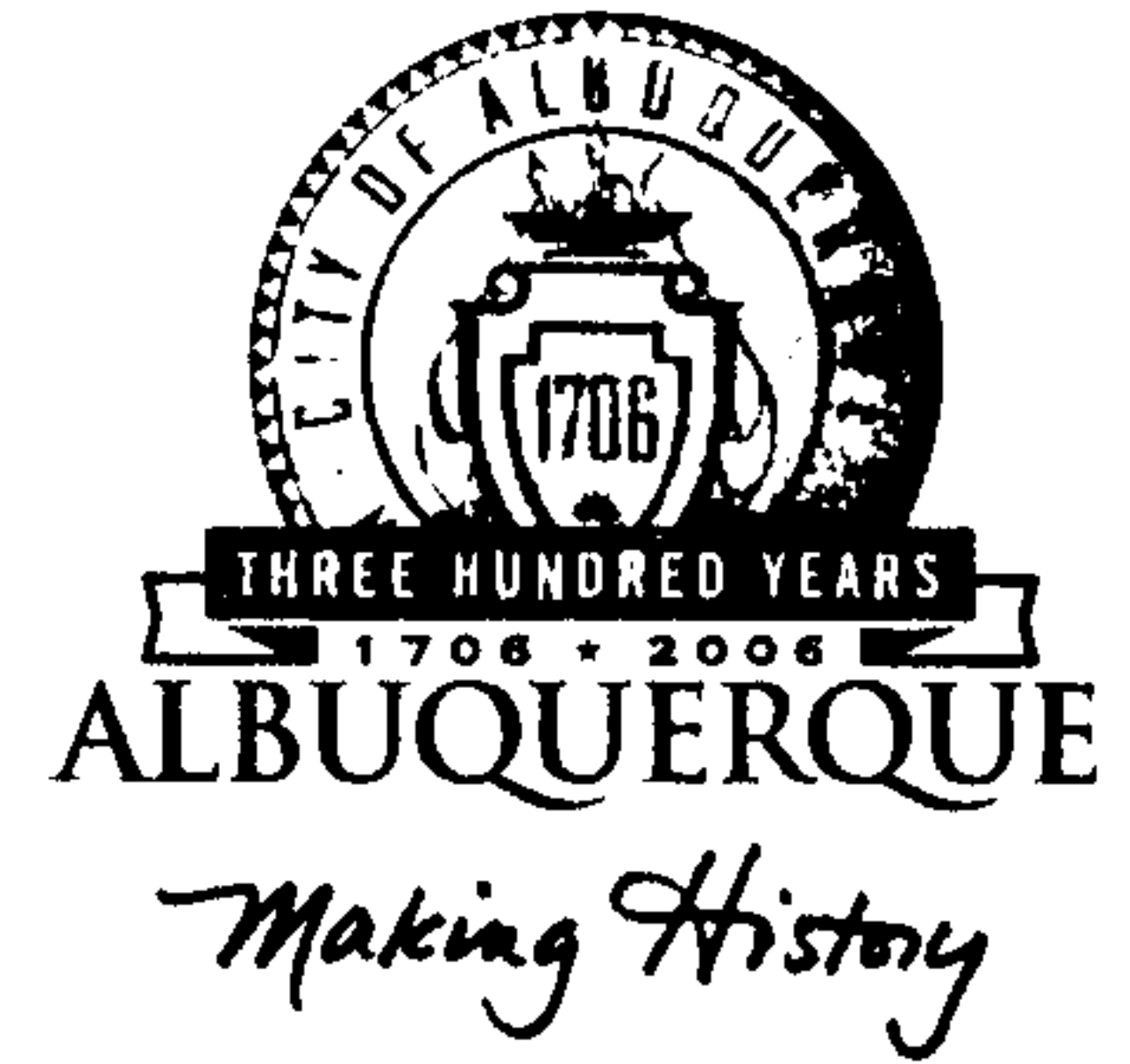
AGIS Use Only

Copied fc **2702**

to agiscov on **5/13/2005**

Contact person notified on **5/13/2005**

CITY OF ALBUQUERQUE



**PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION**

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002702

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 Dev. Plan |
| (04) Preliminary Plat | (09) Infrastructure List | (14) Cost Allocation Plan |

ACTION REQUESTED:

P.O. Box 1293

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

ENGINEERING COMMENTS:

Albuquerque

The Hydrology Section has no objection to the vacation request.
No adverse comments on plat.

New Mexico 87103

RESOLUTION:

www.cabq.gov

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: December 8, 2004

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002702 AGENDA#: 7 DATE: 12.8.04

1. Name: Alvin Vincenzi Address: 215 Thistle St SW Zip: 87102

2. Name: _____ Address: _____ Zip: _____

3. Name: _____ Address: _____ Zip: _____

4. Name: _____ Address: _____ Zip: _____

5. Name: _____ Address: _____ Zip: _____

6. Name: _____ Address: _____ Zip: _____

7. Name: _____ Address: _____ Zip: _____

8. Name: _____ Address: _____ Zip: _____

9. Name: _____ Address: _____ Zip: _____

10. Name: _____ Address: _____ Zip: _____

11. Name: _____ Address: _____ Zip: _____

12. Name: _____ Address: _____ Zip: _____

13. Name: _____ Address: _____ Zip: _____

14. Name: _____ Address: _____ Zip: _____



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

December 1, 2004

9:00 a.m.

MEMBERS:

Sheran Matson, AICP, DRB Chair
Claire Senova, Administrative Assistant

Wilfred Gallegos, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development
Christina Sandoval, Parks & Recreation

NOTE: UNLESS ANNOUNCED DURING THE MEETING, THE DEVELOPMENT REVIEW BOARD WILL NOT TAKE A LUNCH BREAK.

NOTE: INDIVIDUALS WITH DISABILITIES WHO NEED SPECIAL ASSISTANCE TO PARTICIPATE AT THIS MEETING SHOULD CONTACT CLAIRE SENOVA, PLANNING DEPARTMENT, AT 924-3946. HEARING IMPAIRED USERS MAY CONTACT HER VIA THE NEW MEXICO RELAY NETWORK BY CALLING TOLL-FREE: 1-800-659-8331.

NOTE: REQUESTS FOR DEFERRAL OF CASES WILL BE DISCUSSED BY THE BOARD AND THE APPLICANT AND/OR AGENT AT THE BEGINNING OF THE AGENDA. BOTH PARTIES MUST AGREE UPON THE DATE OF DEFERRAL. IF THE APPLICANT/AGENT IS NOT PRESENT, THE ADMINISTRATIVE ASSISTANT MUST RECEIVE A LETTER, PRIOR TO THE HEARING DATE, REQUESTING A SPECIFIC DEFERRAL DATE. THE BOARD WILL DISCUSS AND MAKE A DECISION AT THE HEARING. THE APPLICANT/AGENT WILL THEN BE INFORMED OF THE DEFERRAL DATE AND REASON.

- A. Call to Order: 9:00 a.m.
- B. Changes and/or Additions to the Agenda
- C. New or Old Business

Adjourned: 4:30 p.m.

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1003470**
04DRB-01522 Major-Bulk Land
Variance
04DRB-01523 Major-Preliminary Plat
Approval
04DRB-01524 Minor-Temp Defer
SDWK
WILSON & COMPANY agent(s) for SCOTT SCHIABOR SPS LC request(s) the above action(s) for all or a portion of Tract(s) 1A, 2A, 1B & 2B, **VISTA VIEJA SUBDIVISION**, KASSUBA-MONTBEL LANDS, zoned R-1 residential zone, located on 81ST ST NW and ALBERICOQUE PL NW containing approximately 152 acre(s). [REF: 04DRB00825, 04DRB01460] *[Deferred from 11/3/04, 11/10/04 & 12/1/04]* (D-9) **DEFERRED AT THE AGENT'S REQUEST TO 1/12/05**

2. **Project # 1000464**
04DRB-01729 Major-Preliminary Plat Approval
TIERRA WEST LLC agent(s) for WAL-MART STORES EAST INC request(s) the above action(s) for all or a portion of Tract(s) H6A1A, **RIVERVIEW SUBDIVISION**, zoned SU-1 IP, located on GOLF COURSE RD NW, between PASEO DEL NORTE NW and SHELLY ROSE RD NW containing approximately 7 acre(s). [REF: Z-99-11, Z-99-17, 04DRB01226, 04AA01474] (C-12) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITIONS.**

3. **Project # 1002315**
04DRB-01723 Major-Vacation of Public Easements
BOHANNAN HUSTON INC agent(s) for MESA VERDE DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 13B, **WILDERNESS COMPOUND @ HIGH DESERT**, zoned SU-2 HD/R-R, located on FOOTHILLS TRAIL NE, between WILDERNESS TR NE and HIGH DESERT PLACE NE containing approximately 34 acre(s). [REF: 03DRB01651] (F-23) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

4. **Project # 1002702**
04DRB-01664 Major-Vacation of Public Easements
04DRB-01686 Minor-Prelim&Final Plat Approval
ALAN J VINCIONI Request(s) the above action(s) for all or a portion of Tract(s) 1, HUNING HIGHLANDS ADDITION (to be known as **IRON PROPERTIES**) zoned M-1 light manufacturing zone, located on BROADWAY SE AND IRON SE between COAL SE and HAZELDINE SE containing approximately 8 acre(s). [REF: 03DRB00886] *[Deferred from 12/1/04]* (K-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**

5. **Project # 1001445**
04DRB-01681 Major-Bulk Land
Variance

SURV-TEK INC agent(s) for DAVE GARDUNO AND LORETTA ROMERO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 6 acre(s). [REF: 03EPC01029, 01EPC01244, 02EPC00991, 03EPC00351, 03EPC00864] *[Deferred from 12/1/04]* (B-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**

04DRB-01634 Minor-SiteDev Plan
Subd

CONSENSUS PLANNING agent(s) for DAVE AND LORETTA GARDUNO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 5 acre(s). [REF: 03EPC001029, 01EPC0244, 02EPC00991, 03EPC00351, 03EPC00804, CITY COUNCIL BILL 0-02-16, ENACTMENT 13-2002] *[Was Indef Deferred 10/27/04]* *[Deferred from 12/1/04]* (B-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**

04DRB-01633 Minor-Prelim&Final Plat
Approval

SURV-TEK INC agent(s) for DAVE GARDUNO AND LORETTA ROMERO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 6 acre(s). [REF: 03EPC01029, 01EPC01244, 02EPC00991, 03EPC00351, 03EPC00864] *[Was Indef Deferred 10/27/04]* *[Deferred from 12/1/04]* (B-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**

6. **Project # 1002779**
04DRB-01730 Major-Preliminary Plat Approval
04DRB-01731 Major-Vacation of Public Easements
04DRB-01732 Minor-Temp Defer SDWK
- ADVANCED ENGINEERING & CONSULTING LLC agent(s) for SANHIL DEVELOPMENT LTD CO request(s) the above action(s) for all or a portion of Tract(s) C, A-1 & A-2, LANDS OF POLO CHAVEZ and SAN JOSE TRACTS, (to be known as **CIELO LINDO SUBDIVISION**) zoned R-1 residential zone, located on AIRPORT DR SW, between DONA BARBARA AVE SW and EDUARDO RD SW containing approximately 9 acre(s). [REF: 04DRB00959, 03EPC02049, 03EPC01061] *[Deferred from 12/1/04]* (M-11) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**
7. **Project # 1003039**
04DRB-01675 Major-Preliminary Plat Approval
04DRB-01676 Major-Vacation of Pub Right-of-Way
04DRB-01677 Minor-Temp Defer SDWK
- RIO GRANDE ENGINEERING agent(s) for DAVID SOULE request(s) the above action(s) for all or a portion of Lot(s) 1, 2, & 3, Block(s) 16, Tract(s) 3, NORTH ALBUQUERQUE ACRES UNIT 3, (to be known as **WILSHIRE ESTATES**) zoned RD, located on WILSHIRE BLVD NE, between VENTURA BLVD NE and HOLBROOK BLVD NE containing approximately 3 acre(s). [REF: 04DRB01077] *[Deferred from 12/1/04]* (C-20) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**
8. **Project # 1003475**
04DRB-01694 Major-Vacation of Pub Right-of-Way
04DRB-01695 Major-Preliminary Plat Approval
04DRB-01696 Minor-Temp Defer SDWK
- WILSON & COMPANY INC agent(s) for FELIX RABADI request(s) the above action(s) for unplatted lands and all or a portion of Tract(s) 2, PARAGON RESOURCES, (to be known as **PARADISE VIEW SUBDIVISION**) zoned SU-1 PRD, located on PARADISE BLVD NW, between CONEFLOWER NW and LYON NW containing approximately 22 acre(s). [REF: 04DRB00842] *[Deferred from 12/1/04]* (B-10) **DEFERRED AT THE AGENT'S REQUEST TO 1/25/2005.**

9. **Project # 1003522**
04DRB-01725 Major-Preliminary Plat
Approval
04DRB-01726 Major-SiteDev Plan
Subd
04DRB-01727 Minor-Subd Design
(DPM) Variance
04DRB-01728 Minor-Temp Defer
SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for ALPHA EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 89 and 6, Tract(s) B2, LANDS OF JANE BATTEN, ESTATE OF EMILIANO N GUTIERREZ (to be known as **SYDNEY PLACE**), zoned RA-2, located on CANDELARIA RD NW, between INDIAN FARM LN NW and LA PLAZA DR NW containing approximately 5 acre(s). [REF: 04DRB 01002] (G-13) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11/3/04 THE PRELIMINARY PLAT WAS APPROVED. SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR LANDSCAPE PLANS FOR OPEN SPACE TRACTS. A SIDEWALK VARIANCE FROM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT D IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR LOTS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

10. **Project # 1003606**
04DRB-01689 Major-Vacation of Pub
Right-of-Way
04DRB-01690 Major-Preliminary Plat
Approval
04DRB-01691 Minor-Sidewalk Waiver
04DRB-01692 Minor-Temp Defer
SDWK
04DRB-01693 Minor-Vacation of
Private Easements

MARK GOODWIN & ASSOCIATES PA agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Lot(s) J09-26, J09-27, 19W, 12B, Tract(s) L and B, Unit(s) A, TOWN OF ATRISCO GRANT, WESTLAND NORTH SUBDIVISION, PAINTED SKY UNIT 1, SUNDORO SOUTH UNIT 1, **SUNDORO SOUTH UNIT 5**, zoned SU-2 RLT, located on LADERA DR NW, between 94TH ST NW and 90TH ST NW containing approximately 22 acre(s). *[Deferred from 12/1/04]*(J-9) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**

11. **Project # 1003752**
04DRB-01679 Major-Vacation of
Public Easements

SURV-TEK INC agent(s) for WELLS FARGO BANK request(s) the above action(s) for all or a portion of Tract(s) F, **MENAU DEVELOPMENT AREA**, zoned C-3, located on MENAU BLVD NE, between PRINCETON NE and VASSAR NE containing approximately 2 acre(s). (H-16) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

12. **Project # 1003757**
04DRB-01688 Major-Vacation of Pub
Right-of-Way

ISAACSON & ARFMAN PA agent(s) for DEAN FOODS, DBA CREAMLAND DAIRIES request(s) the above action(s) for **ALVARADO ADDITION**, located on HAINES NW, between 2ND ST NW and 3RD ST NW containing approximately 1 acre(s). [REF: V-89-87, DRB 89-490] *[Deferred from 12/1/04]* (H-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/15/04.**

13. **Project # 1003520**
04DRB-01567 Major-Preliminary Plat
Approval
04DRB-01568 Minor-Temp Defer
SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for WASHINGTON STREET INVESTORS LLC request(s) the above action(s) for all or a portion of Lot(s) 27 & 28, Block(s) 16, Tract(s) 1, NORTH ALBUQUERQUE ACRES UNIT 3 (to be known as **BENJAMIN PLACE SUBDIVISION**) zoned R-D, located on GLENDALE AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 2 acre(s). [REF: 04DRB00999] *[Deferred from 11/3/04 & 12/1/04]* 04DRB-1570 WAS WITHDRAWN. (B-20) **DEFERRED AT THE AGENT'S REQUEST TO 12/15/04.**

14. **Project # 1001273**
04DRB-01659 Major-SiteDev Plan
BldPermit

TIERRA WEST LLC agent(s) for SEDBERRY & ASSOCIATES request(s) the above action(s) for all or a portion of Tract(s) 5B2C1B2A, **RENAISSANCE CENTER**, zoned SU-1 FOR C-2, located on MERCANTILE AVE NE, between I-25 FRONTAGE ROAD and CULTURE AVE NE containing approximately 4 acre(s). [REF: Z-94-13-1] *[Deferred from 11/17/04]* (F-16) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA.**

15. **Project # 1003696**
04DRB-01654 Major-Vacation of Pub
Right-of-Way
04DRB-01655 Major-Preliminary Plat
Approval
04DRB-01656 Minor-Temp Defer
SDWK

RIO GRANDE ENGINEERING agent(s) for DAVID SOULE request(s) the above action(s) for all or a portion of Lot(s) 1-17, VINCINTI MONTANO SUBDIVISION AND Tract(s) A, B & C, JUANITA LOPEZ VIGIL SUBDIVISION, (to be known as **TORRENTINO SUBDIVISION**, zoned R-D residential and related uses zone, developing area, located on 97TH ST SW, between TOWER RD SW and SAN YGNACIO RD SW containing approximately 6 acre(s).[REF:04DRB01495] *[Deferred from 11/17/04]* (L-9) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11/29/04 THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITION OF FINAL PLAT THAT P-1 DESIGNATION ON LOTS. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

16. **Project # 1003571**
04DRB-01517 Major-Vacation of
Public Easements
04DRB-01518 Major-Preliminary Plat
Approval
04DRB-01519 Minor-Sidewalk Waiver
04DRB-01520 Minor-Temp Defer
SDWK

MARK GOODWIN & ASSOCIATES agent(s) for CURB INC request(s) the above action(s) for all or a portion of Tract(s) 9-B-1, 9-B-2 and 12-A-2, **EL RANCHO GRANDE 1, UNIT 9B**, zoned R-LT residential zone, located on BLAKE RD NW, between AMOLE CHANNEL and 98TH ST NW containing approximately 36 acre(s). [REF: 04DRB01134] *[Deferred from 11/3/04 & 11/10/04 & 11/17/04]* (N-9) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11/6/04 THE PRELIMINARY PLAT WAS APPROVED. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C 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.**

SITE DEVELOPMENT PLANS, AMENDED PLANS, AND MASTER DEVELOPMENT PLANS

NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THE REQUEST MAY BE INDEFINITELY DEFERRED.

17. **Project # 1003782**
04DRB-01773 Minor-SiteDev Plan
BldPermit
- DORMAN BREEN ARCHITECTS agent(s) for THE CHAPMAN COMPANIES request(s) the above action(s) for all or a portion of Lot(s) 12A, 12B, 13 and 14, JOURNAL CENTER 2, UNIT 2, (to be known as **MASTHEAD POINTE @ JOURNAL CENTER**, zoned IP, located on BARTLETT ST NE, between MASTHEAD ST NE and RUTLEDGE NE containing approximately 4 acre(s). [REF: DRB-95-268] (D-17) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CROSS ACCESS EASEMENTS, COMPACT SPACE LABELING, OFFSITE MITIGATION, ADA RAMPS AT BARTLETT AND MASTHEAD AND PLANNING FOR SCALED VICINITY MAP ON SITE PLAN, SHEET ELEVATION DRAWING OF REFUSE CONTAINER AND ENCLOSURE, REPLAT APPROVED AT DRB.**
18. **Project # 1002962**
04DRB-01783 Minor-SiteDev Plan
BldPermit/EPC
- BOHANNAN HUSTON INC agent(s) for NMUI request(s) the above action(s) for all or a portion of Tract(s) H, **THE TRAILS SUBDIVISION**, zoned RD, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and RAINBOW BLVD NW containing approximately 1 acre(s). [REF: 04EPC00299, 04DRB001322, 04DRB01321, 04DRB01320, 04DRB01319, 04DRB00929, 03DRB01530, 03DRB01529, 03DRB01528, 03DRB01527] **[Russell Brito, EPC Case Planner] (C-9) SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF THE SITE PLAN.**

19. **Project # 1003775**
04DRB-01745 Minor-SiteDev Plan
BldPermit

SCHLEGEL LEWIS ARCHITECTS agent(s) for DGM LLC request(s) the above action(s) for all or a portion of Tract(s) G-1A-1, **SEVEN BAR RANCH**, zoned SU-1 FOR C-2 USES, located on COTTONWOOD DR NW, between COTTONWOOD PARK NW and OLD AIRPORT AVE NW containing approximately 2 acre(s). [REF: Z-96-92, AA-98-138] *[Deferred from 11/17/04]* (A-14) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR TIS OFFSITE MITIGATION MEASURES.**

20. **Project # 1000676**
04DRB-01798 Minor-SiteDev Plan
Subd/EPC
04DRB-01800 Minor-SiteDev Plan
BldPermit/EPC

ED FITZGERALD ARCHITECTS agent(s) for MARK & JEAN BERNSTEIN request(s) the above action(s) for all or a portion of Tract(s) F-3, **LAS TIENDAS DE CORRALES CENTER**, zoned SU-1, IP, located on CORRALES RD NW, between CORRALES ACEQUIA NW and ALAMEDA BLVD NW containing approximately 3 acre(s). [REF: ZA-97-274, 04EPC01353, 04EPC01354] **[Elvira Lopez, EPC Case Planner]** *[Deferred from 12/1/04]* (A-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/15/04.**

21. **Project # 1002405**

04DRB-01795 Minor-SiteDev Plan
Subd/EPC

04DRB-01797 Minor-SiteDev Plan
BldPermit/EPC

RAINHART ARCHITECT & ASSOCIATES agent(s) for BLAUGRUND LEE ETAL request(s) the above action(s) for all or a portion of Block(s) F1, Tract(s) A28B1, **REDLANDS SHOPPING CENTER**, zoned SU-1, C-1, located on REDLANDS NW, between COORS BLVD NW and 57TH ST NW containing approximately 2 acre(s). [REF: 04DRB01703, 03DRB00879] [Carmen Marrone, EPC Case Planner] (G-11) **SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF SITE PLAN AND CARMEN'S COMMENTS. SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF SITE PLAN AND CARMEN'S COMMENTS.**

04DRB-01703 Minor-Prelim&Final Plat
Approval

MARK GOODWIN & ASSOC PA agent(s) for TANGER REDLANDS, LLC request(s) the above action(s) for all or a portion of Tract(s) A-28-B1, NORTHEAST UNIT TOWN OF ATRISCO GRANT, **REDLANDS SHOPPING CENTER**, zoned SU-1/C-1, located on REDLANDS RD NW, between COORS BLVD NW and ATRISCO DR NW containing approximately 5 acre(s). [REF: 03DRB00879] [*Deferred from 11/10/04*] (G-11) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PANNING FOR PNM SIGNED RELEASE OF EASEMENT.**

22. **Project # 1003791**
04DRB-01799 Minor-SiteDev Plan
BldPermit

CLAUDIO VIGIL ARCHITECTS agent(s) for BRUNACINI DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 5, **MERIDIAN BUSINESS PARK**, zoned IP industrial park zone, located on MERIDIAN PLACE NW, between SILVER CREEK RD NW and GALLATIN PL NW containing approximately 6 acre(s). [REF: Z-92-57] (K-10) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR COPY OF FIRE FLOW CALCULATION SHEET. NEED TO VERIFY SYSTEM CAPACITY AND TRANSPORTATION DEVELOPMENT FOR SIDEWALKS WIDTH AND MEANDERING SIDEWALKS CITY STANDARD DWG NO. 5 AND OFFSITE MITIGATION FEE.**

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

23. **Project # 1003781**
04DRB-01768 Minor-Prelim&Final Plat
Approval

ALBUQUERQUE SURVEYING CO., INC. agent(s) for TEAM SOUTHWEST, SPERRY VAN NESS request(s) the above action(s) for all or a portion of Tract(s) 1A, 2A1 & 2B1, **UNIVERSITY TOWERS**, zoned C-3 heavy commercial zone, located on UNIVERSITY BLVD NE, between INDIAN SCHOOL RD NE and I-40 containing approximately 9 acre(s). (H-15) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 THE PRELIMINARY PLAT WAS APPROVED. FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

24. **Project # 1001347**
04DRB-01792 Minor-Prelim&Final Plat
Approval

ALDRICH LAND SURVEYING INC agent(s) for CURB, INC request(s) the above action(s) for all or a portion of Lot(s) 2 & 3, Block(s) L, **EL RANCHO GRANDE, UNIT 8A**, zoned R-LT, located on EL PATRON RD SW, between DEL REY RD SW and SALIZA DR SW containing approximately 1 acre(s). [REF: 04DRB00057] (M-9) **PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

25. **Project # 1000635**
04DRB-01764 Minor-Prelim&Final Plat
Approval

PRECISION SURVEYS INC agent(s) for COORS & MONTANO, LLC request(s) the above action(s) for all or a portion of Tract(s) 38-1-A, 38-2-A and 38-3-A, **TAYLOR RANCH**, zoned SU-1 FOR C-1, located on MONTANO RD NW, between COORS RD NW and MONTANO RD NW containing approximately 4 acre(s). [REF: 04DRB01092, 04DRB01093, 03DRB00613, 03DRB00454, 03DRB00455, 04DRB01698] (E-12) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF.**

26. **Project # 1003497**
04DRB-01759 Minor-Prelim&Final Plat
Approval

GENE & DOROTHY DYER request(s) the above action(s) for all or a portion of Lot(s) 7-12, Block(s) 20, **FAIRGROUNDS ADDITION**, zoned C-3, located on DOMINGO NE, between SAN PEDRO NE and CALIFORNIA NE containing approximately 1 acre(s). [REF: 04DRB00936] (K-18) **PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

27. **Project # 1002632**
04DRB-01761 Minor-Prelim&Final Plat
Approval

TIERRA WEST LLC agent(s) for BUILDERS INVESTMENT CO OF NM request(s) the above action(s) for all or a portion of Tract(s) 1 & 2, PARAGON RESOURCES INC, (to be known as **SUNDANCE ESTATES**) zoned RD FOR R-LT, located on PARADISE BLVD NW, between LYONS BLVD NW and BLANDA CT NW containing approximately 122 acre(s). [REF: 03DRB01306, 03EPC006901, 04DRB00760, 04DRB00761] (B-10) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR GRANTING OF PUBLIC EASEMENT ON LOT 6 TO CITY OF ALBUQUERQUE, CORRECT SOUTH BOUNDARY TRACT 6, TRACT 1 ACREAGE.**

28. **Project # 1002250**
04DRB-01770 Minor-Final Plat
Approval

BOHANNAN HUSTON INC agent(s) for LAS VENTANAS LIMITED PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) A-1-B, **VENTANA TOWNHOMES @ VENTANA RANCH**, zoned R-LT residential zone, located on IRVING BLVD NW, between UNIVERSE BLVD NW and VENTANA RD NW containing approximately 7 acre(s). [REF: 04DRB01314] (B-10) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

29. **Project # 1001222**
04DRB-01772 Minor-Prelim&Final Plat
Approval

WAYJOHN SURVEYING INC agent(s) for NICKOLSON FAMILY LTD PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) 3-A-2, **SHELL SUBDIVISION NO. 2**, zoned C-2 community commercial zone, located on COORS BLVD NW, between ILIFF RD NW and HANOVER RD NW containing approximately 2 acre(s). [REF: 03DRB01769, 01DRB00587, 03DRB01769] (H-11) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR A COPY OF PRIVATE UTILITY EASEMENT (NOTE 4d) AND CALL OUT NOTE 4d ON THE PLAT AND TRANSPORTATION DEVELOPMENT FOR TIS AND CLOSURE OF DRIVE ONTO COORS (NORTH).**

30. **Project # 1003786**
04DRB-01778 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for BILL WADE request(s) the above action(s) for all or a portion of Lot(s) 64 & 66, **BREEZE @ MOUNTAIN GATE**, zoned SU-1 PRD,C-1, SC, located on WENONAH AVE SE, between SHAFFER CT SE and KAYLYN DR SE containing approximately 1 acre(s). [REF: Z-91-5, Z-70-60-1, DRB-98-45] (L-23) **PRELIMINARY AND FINAL PLAT APPROVED AND SIGNED OFF BY THE BOARD.**

31. **Project # 1001289**
04DRB-01701 Minor-Ext of SIA for
Temp Defer SDWK
- TIERRA WEST LLC agent(s) for K B HOME NEW MEXICO INC request(s) the above action(s) for all or a portion of Lot(s) 1-114, **DESERT PINE UNIT 2**, zoned RD, located on EUCARIZ AVE SW, between 94TH STREET SW and 98TH STREET SW containing approximately 16 acre(s). [REF: 01DRB00777, 02DRB01207] [11/10/04 NEITHER THE APPLICANT NOR THE AGENT WERE PRESENT] (L-9) **A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**
32. **Project # 1003688**
04DRB-01463 Minor-Prelim&Final Plat
Approval
- SURV-TEK INC., agent(s) for JAMES BAKER, THE TRAILS LLC, LONGFORD GROUP INC., request(s) the above action(s) for all or a portion of Tract(s) H, **THE TRAILS**, zoned RD, located on RAINBOW BLVD NW south of PASEO DEL NORTE NW containing approximately 6 acre(s).[*Deferred from 11/17/04*](C-9) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF.**
33. **Project # 1003604**
04DRB-01794 Minor-Final Plat
Approval
- ABQ ENGINEERING agent(s) for D T LAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 217, 218, 219 and 220, **MIRA MESA SUBDIVISION**, zoned R-2 residential zone, located on HANOVER RD NW, between GLENRIO RD NW and 68TH ST NW containing approximately 13 acre(s). [REF: 04DRB01233, 04DRB01452, 04DRB01453] [*Deferred from 12/1/04*] (J-10) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**

34. **Project # 1002506**
04DRB-01791 Minor-Subd Design
(DPM) Variance

TIERRA WEST LLC agent(s) for STH INVESTMENTS request(s) the above action(s) for all or a portion of Tract(s) 6C, 12A and 12B, **PARTITION OF BLACK RANCH**, zoned RA-1 residential and agricultural zone, semi-urban area, located on COORS BLVD NW, between PASEO DEL NORTE NW and WESTSIDE DR NW containing approximately 68 acre(s). [REF: 03EPC00300, 03EPC00301, 04DRB00217, 04DRB00360] (C-13) **A SIDEWALK VARIANCE FROM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT D IN THE PLANNING FILE.**

35. **Project # 1002856**
04DRB-01793 Minor-Amnd Prelim Plat
Approval

MARK GOODWIN & ASSOCIATES agent(s) for D R HORTON CUSTOM HOMES request(s) the above action(s) for all or a portion of Tract(s) 5, **MEADOWS @ ANDERSON HILLS, UNIT 3B**, zoned R-LT, located on DENNIS CHAVEZ BLVD SW, between UNSER BLVD SW and 98TH ST SW containing approximately 18 acre(s). [REF: Z-99-58,04DRB00230] (P-9) **THE AMENDED INFRASTRUCTURE LIST DATED 12/1/04 AND THE AMENDED GRADING PLAN DATED 9/23/04 WERE APPROVED. THE AMENDED PRELIMINARY PLAT WAS APPROVED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT (4-7-04).**

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

36. **Project # 1002590**
04DRB-01769 Minor-Sketch Plat or Plan
GND, LLC agent(s) for MICHAEL WACHOCKI request(s) the above action(s) for all or a portion of Tract(s) B-2, **LANDS OF BRACKSON A COURSON**, zoned R-D, located on 64TH ST NW, between WAYNE NW and CLEGHORN NW containing approximately 4 acre(s). [REF: Z-85-138, DRB-93-389] (G-10) **COMMENTS RECEIVED.**
37. **Project # 1003788**
04DRB-01787 Minor-Sketch Plat or Plan
CARLOS J TRUJILLO request(s) the above action(s) for all or a portion of Lot(s) 8 & 9, **TOHATCHI TRAIL TRACK ADDITION**, zoned R-1, located on MOUNTAIN RD NW and TOHATCHI TRAIL NW. (J-12) **COMMENTS RECEIVED.**
38. **Project # 1003790**
04DRB-01790 Minor-Sketch Plat or Plan
BOHANNAN HUSTON INC request(s) the above action(s) for all or a portion of Tract(s) H1C, **GURULE-FILBERTO**, zoned IP, located on I-25 NE, between BALLOON FIESTA PARKWAY NE and SAN MATEO DR NE [REF: ZA-96-97] (B-18) **COMMENTS RECEIVED.**

39. **Project # 1001386**
04DRB-01796 Minor-Sketch Plat or
Plan

BERNARD LOEFFLER agent(s) for EMILIANO SAIZ request(s) the above action(s) for all or a portion of Tract(s) 22B1, **CORONA DEL SOL SUBDIVISION**, zoned SU-1 special use zone, located on SEQUOIA RD NW, between COORS BLVD NW and REDLANDS RD NW containing approximately 6 acre(s). [REF: DRB-94-68, AA-01236, 01109, AA-0300279] (G-11) **COMMENTS RECEIVED.**

40. Approval of the Development Review Board Minutes for November 10 and November 17, 2004.
THE DRB MINUTES FOR NOVEMBER 10 AND NOVEMBER 17, 2004 WERE APPROVED.

ADJOURNED: 4:30 P.M.

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002702 AGENDA#: 4 DATE: 12-1-04

1. Name: Alan Vinci Address: 215 Third St SW Zip: 87102

2. Name: _____ Address: _____ Zip: _____

3. Name: _____ Address: _____ Zip: _____

4. Name: _____ Address: _____ Zip: _____

5. Name: _____ Address: _____ Zip: _____

6. Name: _____ Address: _____ Zip: _____

7. Name: _____ Address: _____ Zip: _____

8. Name: _____ Address: _____ Zip: _____

9. Name: _____ Address: _____ Zip: _____

10. Name: _____ Address: _____ Zip: _____

11. Name: _____ Address: _____ Zip: _____

12. Name: _____ Address: _____ Zip: _____

13. Name: _____ Address: _____ Zip: _____

14. Name: _____ Address: _____ Zip: _____

*** TX REPORT ***

TRANSMISSION OK

TX/RX NO	2494	
CONNECTION TEL		92431505
SUBADDRESS		
CONNECTION ID		
ST. TIME	11/18 07:22	
USAGE T	01'02	
PGS.	2	
RESULT	OK	

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
FAX FORM**

TO: Alan Vincioni FAX # 243-1505

PAGES (INCLUDING COVER SHEET) 2

FROM: Sheran Matson, DRB Chair FAX # 924-3864 PHONE # 924-3880

#1002702

COMMENTS:

Planning's comments only

Project # 1002702

04DRB-01664 Major-Vacation of Public
Easements

04DRB-01686 Minor-Prelim&Final Plat
Approval

ALAN J VINCIONI Request(s) the above action(s) for all or a portion of Tract(s) 1, HUNING HIGHLANDS ADDITION (to be known as **IRON PROPERTIES**) zoned M-1 light manufacturing zone, located on BROADWAY SE AND IRON SE between COAL SE and HAZELDINE SE containing approximately 8 acre(s).[REF:03DRB00886](K-14)

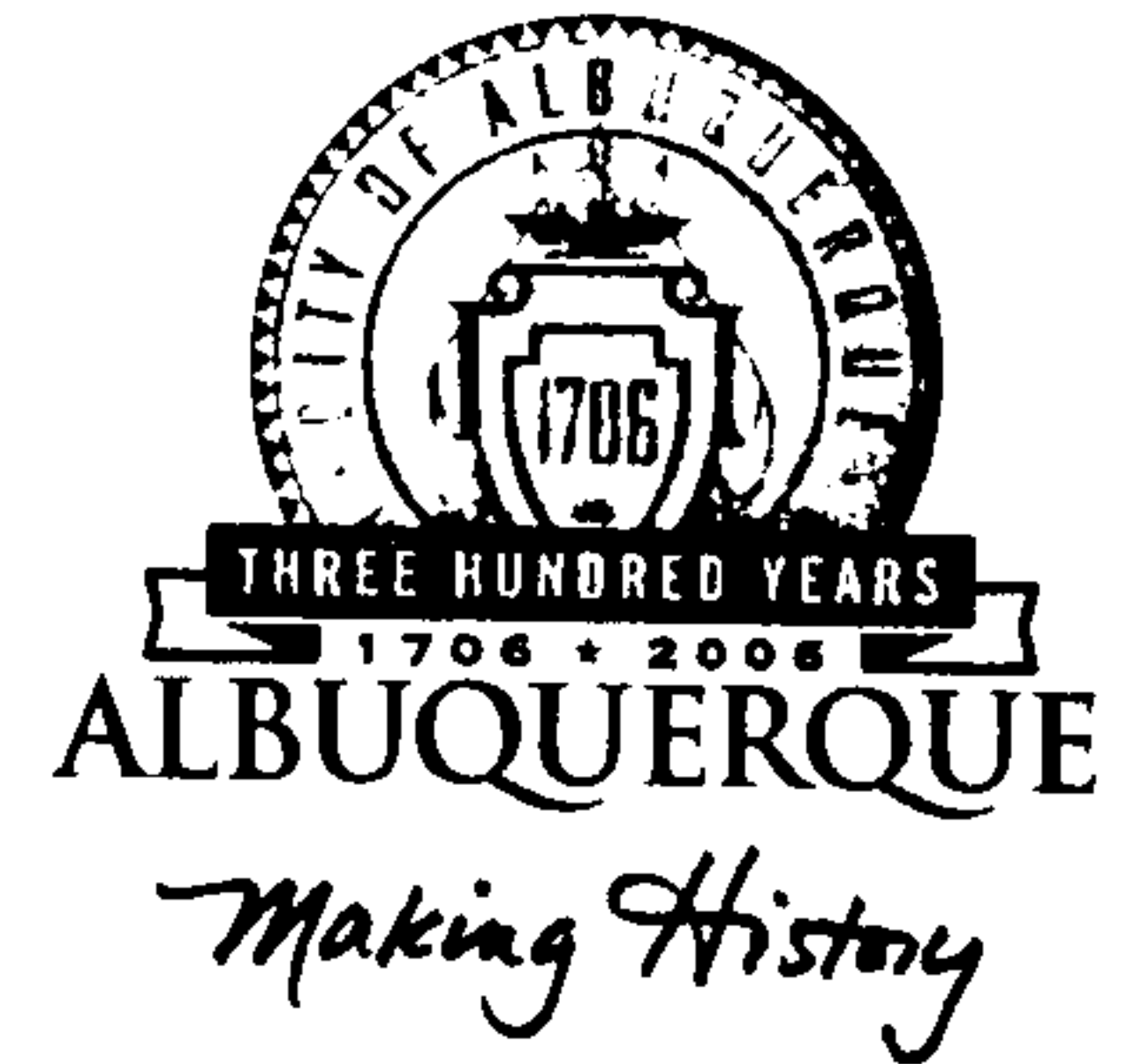
At the June 26, 2003 DRB hearing where this vacation was previously approved, applicant agreed to keep the portion of the north/south alley open between Hazeldine and the east/west alley as a result of adjacent property owners comments at the hearing. The plat does not appear to reflect this agreement.

In addition, these conditions of vacation were imposed: (1) an exhibit showing the location of the alley fencing is required at the time of plat approval; (2) the retention of adequate easements ~~for storm drain~~ and other utilities; (3) a survey showing the relation between the existing manholes and water meters, the alley and other utilities.

The plat shows "vacated John Street" and "Vacated Alley" in the middle section of the plat. A reference to the vacation action is needed. The public alley vacation action needs the Application number as well.

The Surveyor's signature is needed on the copy of the plat in the Planning file. Be sure to provide a copy before the hearing or at the hearing.

CITY OF ALBUQUERQUE



**PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION**

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002702

AGENDA ITEM NO: 4

SUBJECT:

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

ACTION REQUESTED:

P.O. Box 1293

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

ENGINEERING COMMENTS:

Albuquerque

The Hydrology Section has no objection to the vacation request.
Need public easement for existing storm drain.

New Mexico 87103

RESOLUTION:

12-8-04

www.cabq.gov

APPROVED ____; DENIED ____; DEFERRED X; COMMENTS PROVIDED ____; WITHDRAWN

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

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

FOR:

SIGNED: Bradley L. Bingham
City Engineer/AMAFCA Designee

DATE: December 1, 2004



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

December 1, 2004

Project # 1002702

04DRB-01664 Major-Vacation of Public Easements

04DRB-01686 Minor-Prelim&Final Plat Approval

ALAN J VINCIONI Request(s) the above action(s) for all or a portion of Tract(s)
1, HUNING HIGHLANDS ADDITION (to be known as **IRON PROPERTIES**)
zoned M-1 light manufacturing zone, located on BROADWAY SE AND IRON SE
between COAL SE and HAZELDINE SE containing approximately 8
acre(s).[REF:03DRB00886](K-14)

AMAFCA

No adverse comments.

COG

No adverse comments.

Transit

No objections.

Zoning Enforcement

No comments received.

Neighborhood Coordination

Letters sent to Broadway Central Corridors Partnership (R), Huning
Highland Historic District Assoc (R), South Broadway NA (R) and Huning
Highland NA

APS

No comments received.

Police Department

Fire Department

No adverse comments.

PNM Electric & Gas

PNM has overhead facilities with the alley to be vacated. PNM will require
access and easements to maintain these facilities. Vacation OK if an
easement is granted to maintain facilities.

Comcast

No comments received.

QWEST

No comments received.

Environmental Health

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

M.R.G.C.D.

No comments received.

Open Space Division

No adverse comments.

City Engineer

No objection to the vacation request. Plat must provide easements for public storm drain or owner must maintain onsite storm drain.

Transportation Development

Where is the private access easement to 633 & 635 Broadway from Hazeldine? This was a condition of final plat. Provide exhibit relating addresses to lot numbers.

Parks & Recreation

Defer to Transportation.

Utilities Development

No objection to Vacation request with the following conditions:

- a new 20' wide public sanitary sewer easement must be granted for the existing sanitary sewer line in the alley to be vacated. The Plat is not acceptable. It does not show the required easement for existing sewer line and does not show all of vacated John Street with utility easements that may have been retained. Need to see copy of Vacation Ordinance that vacated John Street.

Planning Department

At the June 26, 2003 DRB hearing where this vacation was previously approved, applicant agreed to keep the portion of the north/south alley open between Hazeldine and the east/west alley as a result of adjacent property owners comments at the hearing. The plat does not appear to reflect this agreement.

In addition, these conditions of vacation were imposed: (1) an exhibit showing the location of the alley fencing is required at the time of plat approval; (2) the retention of adequate easements for ~~storm drain~~ and other utilities; (3) a survey showing the relation between the existing manholes and water meters, the alley and other utilities.

The plat shows "vacated John Street" and "Vacated Alley" in the middle section of the plat. A reference to the vacation action is needed. The public alley vacation action needs the Application number as well.

The Surveyor's signature is needed on the copy of the plat in the Planning file. Be sure to provide a copy before the hearing or at the hearing.

IT IS REQUIRED THAT THE APPLICANT AND/OR AGENT BE PRESENT AT THE HEARING
cc: Alan Vincioni, 215 Third St SW, 87103



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW**, on **Wednesday, December 1, 2004**, beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1000464

04DRB-01729 Major-Preliminary Plat Approval

TIERRA WEST LLC agent(s) for WAL-MART STORES EAST INC request(s) the above action(s) for all or a portion of Tract(s) H6A1A, **RIVERVIEW SUBDIVISION**, zoned SU-1 IP, located on GOLF COURSE RD NW, between PASEO DEL NORTE NW and SHELLY ROSE RD NW containing approximately 7 acre(s). [REF: Z-99-11, Z-99-17, 04DRB01226, 04AA01474] (C-12)

Project # 1001445

04DRB-01681 Major-Bulk Land Variance

SURV-TEK INC agent(s) for DAVE GARDUNO AND LORETTA ROMERO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 6 acre(s). [REF: 03EPC01029, 01EPC01244, 02EPC00991, 03EPC00351, 03EPC00864] (B-14)

Project # 1002315

04DRB-01723 Major-Vacation of Public Easements

BOHANNAN HUSTON INC agent(s) for MESA VERDE DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 13B, **WILDERNESS VILLAGE @ HIGH DESERT**, zoned SU-2 HD/R-R, located on FOOTHILLS TRAIL NE, between WILDERNESS TR NE and HIGH DESERT PLACE NE containing approximately 34 acre(s). [REF: 03DRB01651] (F-23)

Project # 1002702

04DRB-01664 Major-Vacation of Public Easements

04DRB-01686 Minor-Prelim&Final Plat Approval

ALAN J VINCIONI Request(s) the above action(s) for all or a portion of Tract(s) 1, HUNING HIGHLANDS ADDITION (to be known as **IRON PROPERTIES**) zoned M-1 light manufacturing zone, located on BROADWAY SE AND IRON SE between COAL SE and HAZELDINE SE containing approximately 8 acre(s). [REF: 03DRB00886] (K-14)

Project # 1002779

04DRB-01730 Major-Preliminary Plat Approval

04DRB-01731 Major-Vacation of Public Easements

04DRB-01732 Minor-Temp Defer SDWK

ADVANCED ENGINEERING & CONSULTING LLC agent(s) for SANHIL DEVELOPMENT LTD CO request(s) the above action(s) for all or a portion of Tract(s) C, A-1 & A-2, LANDS OF POLO CHAVEZ and SAN JOSE TRACTS, (to be known as **CIELO LINDO SUBDIVISION**) zoned R-1 residential zone, located on AIRPORT DR SW, between DONA BARBARA AVE SW and EDUARDO RD SW containing approximately 9 acre(s). [REF: 04DRB00959, 03EPC02049, 03EPC01061] (M-11)

SEE PAGE 2 . . .



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

PAGE 2

Project # 1003039

04DRB-01675 Major-Preliminary Plat Approval
04DRB-01676 Major-Vacation of Pub Right-of-Way
04DRB-01677 Minor-Temp Defer SDWK

RIO GRANDE ENGINEERING agent(s) for DAVID SOULE request(s) the above action(s) for all or a portion of Lot(s) 1, 2, & 3, Block(s) 16, Tract(s) 3, NORTH ALBUQUERQUE ACRES UNIT 3, (to be known as **WILSHIRE ESTATES**) zoned RD, located on WILSHIRE BLVD NE, between VENTURA BLVD NE and HOLBROOK BLVD NE containing approximately 3 acre(s). [REF: 04DRB01077] (C-20)

Project # 1003475

04DRB-01694 Major-Vacation of Pub Right-of-Way
04DRB-01695 Major-Preliminary Plat Approval
04DRB-01696 Minor-Temp Defer SDWK

WILSON & COMPANY INC agent(s) for FELIX RABADI request(s) the above action(s) for unplatted lands and all or a portion of Tract(s) 2, PARAGON RESOURCES, (to be known as **PARADISE VIEW SUBDIVISION**) zoned SU-1 PRD, located on PARADISE BLVD NW, between CONEFLOWER NW and LYON NW containing approximately 22 acre(s). [REF: 04DRB00842] (B-10)

Project # 1003522

04DRB-01725 Major-Preliminary Plat Approval
04DRB-01726 Major-SiteDev Plan Subd
04DRB-01727 Minor-Subd Design (DPM) Variance
04DRB-01728 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for ALPHA EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 89 and 6, Tract(s) B2, LANDS OF JANE BATTEN, ESTATE OF EMILIANO N GUTIERREZ (to be known as **SYDNEY PLACE**), zoned RA-2, located on CANDELARIA RD NW, between INDIAN FARM LN NW and LA PLAZA DR NW containing approximately 5 acre(s). [REF: 04DRB 01002] (G-13)

Project # 1003606

04DRB-01689 Major-Vacation of Pub Right-of-Way
04DRB-01690 Major-Preliminary Plat Approval
04DRB-01691 Minor-Sidewalk Waiver
04DRB-01692 Minor-Temp Defer SDWK
04DRB-01693 Minor-Vacation of Private Easements

MARK GOODWIN & ASSOCIATES PA agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Lot(s) J09-26, J09-27, 19W, 12B, Tract(s) L and B, Unit(s) A, TOWN OF ATRISCO GRANT, WESTLAND NORTH SUBDIVISION, PAINTED SKY UNIT 1, SUNDORO SOUTH UNIT 1, **SUNDORO SOUTH UNIT 5**, zoned SU-2 RLT, located on LADERA DR NW, between 94TH ST NW and 90TH ST NW containing approximately 22 acre(s). (J-9)

Project # 1003752

04DRB-01679 Major-Vacation of Public Easements

SURV-TEK INC agent(s) for WELLS FARGO BANK request(s) the above action(s) for all or a portion of Tract(s) F, **MENAU DEVELOPMENT AREA**, zoned C-3, located on MENAU BLVD NE, between PRINCETON NE and VASSAR NE containing approximately 2 acre(s). (H-16)

SEE PAGE 3 . . .



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

PAGE 3

Project # 1003757

04DRB-01688 Major-Vacation of Pub
Right-of-Way

ISAACSON & ARFMAN PA agent(s) for DEAN
FOODS, DBA CREAMLAND DAIRIES request(s) the
above action(s) for **ALVARADO ADDITION**, located on
HAINES NW, between 2ND ST NW and 3RD ST NW
containing approximately 1 acre(s). [REF: V-89-87,
DRB 89-490] (H-14)

Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays. Individuals with disabilities who need special assistance to participate at this meeting should contact Claire Senova, Planning Department, at 924-3946. Hearing Impaired users may contact her via the New Mexico Relay Network by calling toll-free: 1-800-659-8331.

A handwritten signature in black ink, appearing to read "S. Matson".

Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, NOVEMBER 15, 2004.

49

**CITY OF PLANNING
PLANNING DEPARTMENT
PROPERTY OWNERSHIP LIST**

Meeting Date: DECEMBER 1, 2004
Zone Atlas Page: K-14-Z
Notification Radius: 100 Ft.

Project# 1002702
App# 04DRB-01664
App# 04DRB-01686

Cross Reference and Location:

Applicant: ALAN VINCIONI
Address: 215 THIRD ST. SW
ALBUQUERQUE NM 87103

Agent:
Address:

Special Instructions:

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

Date Mailed: NOVEMBER 12, 2004

Signature: KYLE TSETHLIKAI

RECORDS WITH LABELS

PAGE 1

101405733227210115	LEGAL: 0007 0005 THRU LT 10 & W 80FT OF LOTS 11 & 12 HUNING PROPERTY ADDR: 00000 JOHN OWNER NAME: THE SALVATION ARMY OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87125
101405734626710105	LEGAL: 004 005H UNINGS HIGHLAND ADD PROPERTY ADDR: 00000 BROADWAY OWNER NAME: THE SALVATION ARMY A CAL CORP OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87125
101405733326010102	LEGAL: 012 005H UNINGS HIGHLAND ADD E 50FT L11 & L12 PROPERTY ADDR: 00000 JOHN OWNER NAME: THE SALVATION ARMY OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87125
101405734225610104	LEGAL: LTS 5 & 6 BLK 5 HUNING'S HIGHLAND ADDN PROPERTY ADDR: 00000 BROADWAY OWNER NAME: CHRISTHILL PARTNERSHIP OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87197
101405731321843003	LEGAL: TR 1 B AS SESSMENT PLAT OF AGP TRS 1 2 & 3 PLAT FILE PROPERTY ADDR: 00000 IRON OWNER NAME: VINCIONI ALAN & BURGUETE-VINCI OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87103
101405734224343009	LEGAL: 001 034H UNINGS HIGHLAND ADD & L 2 PROPERTY ADDR: 00000 BROADWAY OWNER NAME: SALVATION ARMY OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87125
101405734123743007	LEGAL: 003 034H UNINGS HIGHLAND ADD PROPERTY ADDR: 00000 BROADWAY OWNER NAME: THE SALVATION ARMY OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87125
101405734022543006	LEGAL: LOT 4A B LK 34 PLAT OF LOT 4A BLK 34 HUNNING S HIGH PROPERTY ADDR: 00000 BROADWAY OWNER NAME: CREAMLAND DAIRIES INC OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87125
101405733619642405	LEGAL: LOT 5-A BLOCK 36 HUNING'S HIGHLAND ADDITION PLAT O PROPERTY ADDR: 00000 BROADWAY OWNER NAME: 6 BROTHERS REALTY LTD OWNER ADDR: 00813 W THIRD	LAND USE: AMARILLO TX	79101
101405733318842404	LEGAL: S1/2 LT 5 & ALL LT 6 BK 36 HUNING HIGHLAND ADD & L PROPERTY ADDR: 00000 BROADWAY OWNER NAME: VINCIONI ALAN & BURGUETE-VINCI OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87103
101405733217842403	LEGAL: 1 LOT 6 & 7 & FRACTION OF LOT 8 BLK 1 C.W. LEWIS PROPERTY ADDR: 00000 BROADWAY OWNER NAME: SANCHEZ JUVEN G ETUX OWNER ADDR: 10506 CENTRAL	LAND USE: AV SW ALBUQUERQUE NM	87105

RECORDS WITH LABELS

PAGE 2

101405731218042401	LEGAL: 001L OTS 14 15 & 16 CW HIGHLAND ADD NO 1 & POR OF V PROPERTY ADDR: 00000 HAZELDINE OWNER NAME: VINCIONI ALAN & BURGUETE-VINCI OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87103
101405730016031724	LEGAL: MAP 40 T R54 PROPERTY ADDR: 00000 COMMERCIAL OWNER NAME: VINCIONI ALAN & BURGUETE-VINCI OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87103
101405733117031730	LEGAL: 001 A LOT 1X FC 8 BLK A HIGHLAND ADD SO & POR OF V PROPERTY ADDR: 00000 BROADWAY OWNER NAME: JENKINS PATRICIA A ETAL OWNER ADDR: 00631 BROADWAY	LAND USE: BL SE ALBUQUERQUE NM	87102
101405731816631726	LEGAL: 004 A HI GH LAND ADDN SO & VAC POR JOHN ST SE & VAC PROPERTY ADDR: 00000 JOHN OWNER NAME: VINCIONI ALAN & BURGUETE-VINCI OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87103
101405731216731725	LEGAL: 005 A HI GH LAND ADDN SO & VAC POR JOHN ST & VAC POR PROPERTY ADDR: 00000 HAZELDINE OWNER NAME: VINCIONI ALAN & BURGUETE-VINCI OWNER ADDR: 00000	LAND USE: ALBUQUERQUE NM	87103
101405733116731729	LEGAL: 002 A HI GH LAND ADD SOUTH 36.3 FT OF LOT 2 PROPERTY ADDR: 00000 BROADWAY OWNER NAME: AGUILAR MARIO H & EMILIANA OWNER ADDR: 00633 BROADWAY	LAND USE: BL SE ALBUQUERQUE NM	87102
101405733115931728	LEGAL: THE S 13 .7 FT OF LT 2 & THE N 22.6 FT OF LT 3 BLK PROPERTY ADDR: 00000 BROADWAY OWNER NAME: SILVA PHILLIP & GLORIA T & OWNER ADDR: 01323 CANYON	LAND USE: TR SW ALBUQUERQUE NM	87121
101405733015431731	LEGAL: 3-A A SU MMARY PLAT SHOWING PORTION OF LOT 3 BLK A PROPERTY ADDR: 00000 BROADWAY OWNER NAME: GOULD SIDNEY ETUX OWNER ADDR: 08504 EVANGELINE	LAND USE: NE ALBUQUERQUE NM	87111
101405732114541578	LEGAL: 1-A K RE PL OF LTS 1, 3 THRU 5 BLK K & ALLEY (V-83- PROPERTY ADDR: 00000 HAZELDINE OWNER NAME: ULIBARRI FILADELFIO OWNER ADDR: 00417 FONTANA	LAND USE: PL NE ALBUQUERQUE NM	87108
101405732614541577	LEGAL: 002 K HI GH LAND ADD SOUTH W 40 FT PROPERTY ADDR: 00000 BROADWAY OWNER NAME: ULIBARRI FILADELFIO & EUSTACIA OWNER ADDR: 00417 FONTANA	LAND USE: PL NE ALBUQUERQUE NM	87108
101405733314541576	LEGAL: 003 K HI GH LAND ADD SO E 10FT L2 X N 97 FT L3 X L4 PROPERTY ADDR: 00000 BROADWAY OWNER NAME: STORKE DAVID OWNER ADDR: 00705 BROADWAY	LAND USE: BL SE ALBUQUERQUE NM	87102

"Attachment A"

Alan J. Vincioni

Zone Map: K-14

✓ **BROADWAY CENTRAL CORRIDORS PARTNERSHIP, INC. (R)**

✓ Leof T. Strand —

P.O. Box 91597/~~87199~~ 247-2341 (w)

✓ Margaret T. Keener —

312 Central Ave. SE/~~87102~~ 842-5030 (w)

✓ **HUNING HIGHLAND HISTORIC DISTRICT ASSOC. (R)**

✓ *Charles Incendio —

201 High St. NE/~~87102~~ 242-4660 (h)

✓ Steve Charnas —

c/o Sutin Thayer & Browne, P.O. Box 1945/~~87103~~ 883-3425 (w)

✓ **SOUTH BROADWAY N.A. (R)**

✓ Susan Dixon —

1213 Edith SE/~~87102~~ 242-4013 (h)

✓ Jessica Rodelas —

1719 Walter SE/~~87102~~ 261-7085 (h)

ALTHOUGH YOU ARE NOT "OFFICIALLY REQUIRED" BY
O-92, you are most welcomed to notify the following
"Unrecognized" neighborhood associations of this project.

HUNING-HIGHLAND N.A.

✓ *Bill Hoch

205 Highland Park Cir. SE/~~87102~~ 242-7338 (h) 841-7114 (w)

✓ Ann Carson

416 Walter SE/~~87102~~ 242-1143 (h)

LETTERS MUST BE SENT TO BOTH
CONTACTS OF EACH
NEIGHBORHOOD ASSOCIATION.

DEVELOPER INQUIRY SHEET

(To be completed prior to application submittal)

The Office of Community and Neighborhood Coordination (OCNC) located in Room 120 (basement) of the Plaza Del Sol Building, 600 Second St. NW, Fax – 924-3913 – will need the following information **BEFORE** neighborhood association information will be released to the applicant / developer on any project being presented to the Planning Department. If you have any questions, please feel free to contact our office at 924-3914. Your request is for the following: Cell Tower [] Private Development [] City Project [] -OR- Other [] Alley Vacation
(specify)

CONTACT NAME: Alan J. Vincioni

COMPANY NAME: Berger Briggs

ADDRESS: 215 Third St. SW

ZIP CODE: 87103

PHONE: (505) 247-0444 CELL: (505) 319-8626

FAX: (505) 243-1505

NEIGHBORHOOD ASSOCIATION INFORMATION

PLEASE FORWARD INFORMATION ON ANY NEIGHBORHOOD ASSOCIATIONS IN THE AREA OF THE PROPERTY DESCRIBED AS Alley

(LEGAL DESCRIPTION)

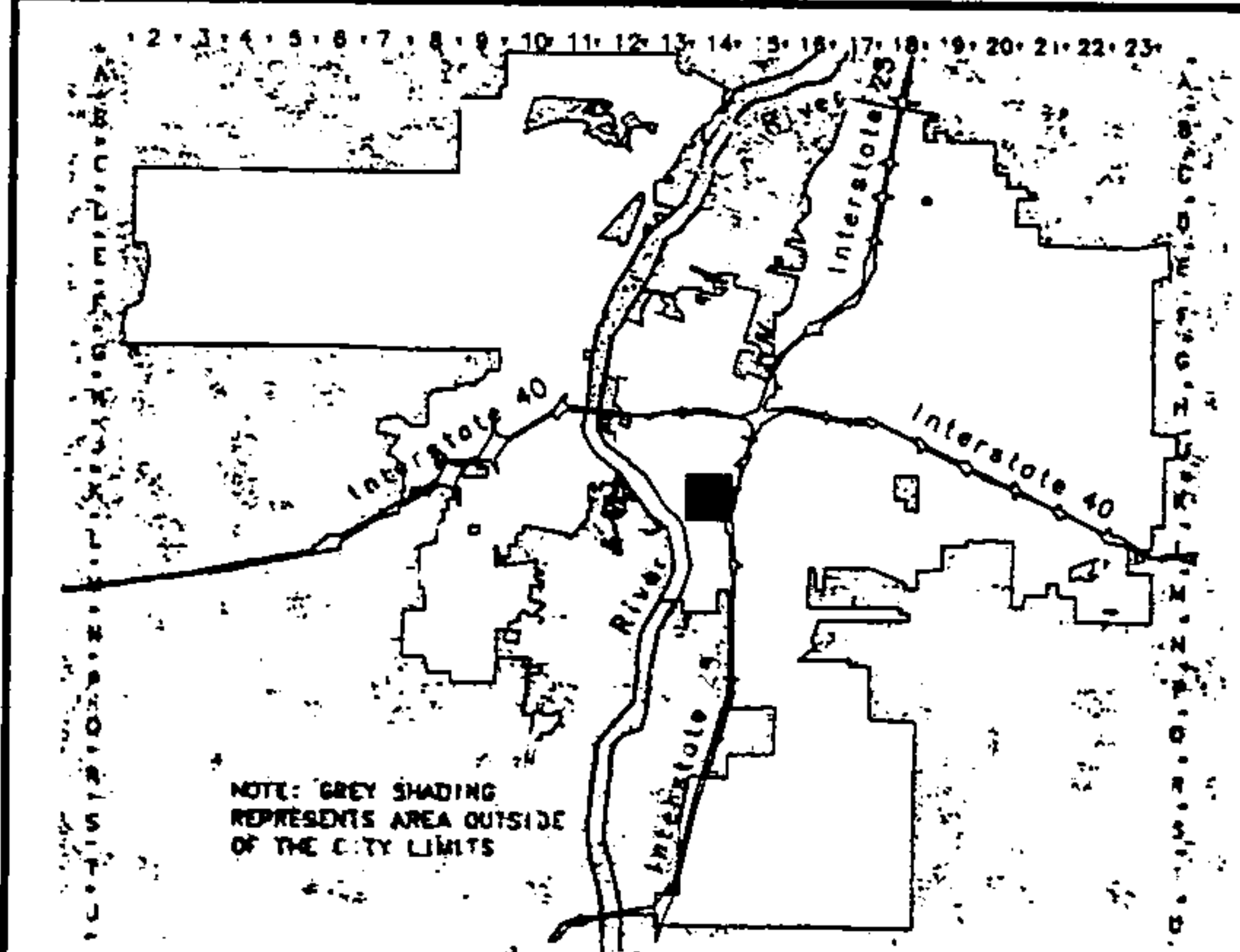
LOCATED ON _____
(STREET NAME OR OTHER IDENTIFYING LANDMARK)

BETWEEN COAL Ave AND
(STREET NAME OR OTHER IDENTIFYING LANDMARK)

Hazeldine
(STREET NAME OR OTHER IDENTIFYING LANDMARK)

THE SITE IS LOCATED ON THE FOLLOWING ZONE ATLAS PAGE(S) (K-14).

PLEASE HATCH OUT ZONE MAP WHERE PROPERTY IS LOCATED
(ZONE MAP MUST BE PROVIDED WITH REQUEST)

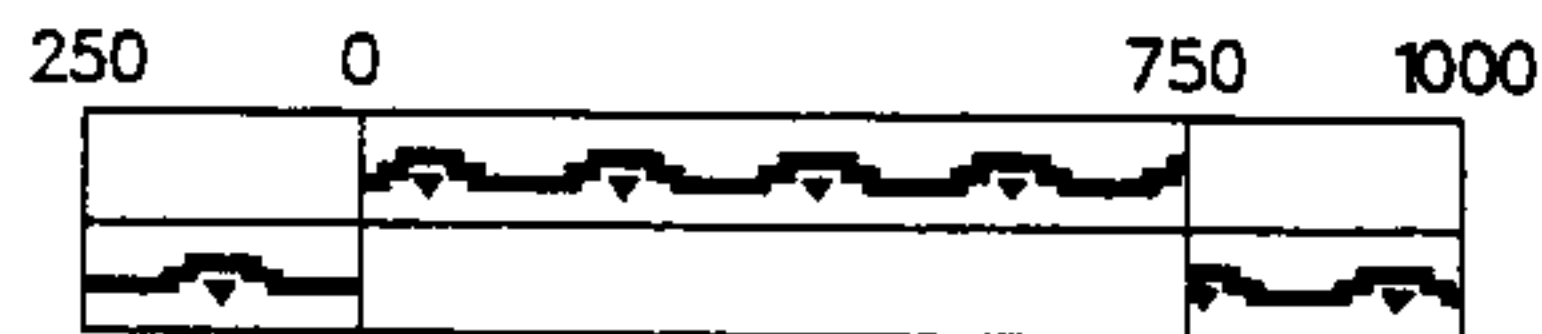


CITY OF
Albuquerque

A lbuquerque **G** eographic **I** nformation **S** ystem
PLANNING DEPARTMENT

© Copyright 2003

GRAPHIC SCALE IN FEET



Zone Atlas Page

K-14-Z

Map Amended through July 09, 2003

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 LATEST Official D.R.B. Notice of approval for Preliminary Plat Extension request
- ☐ Any original and/or related file numbers are listed on the cover application

Extensions are not reviewed through internal routing.

Extension of preliminary plat approval expires after one year.

☐ **MAJOR SUBDIVISION FINAL PLAT APPROVAL**

Your attendance is required.

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

☒ **MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL**

Your attendance is required.

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

DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED.

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

Your attendance is required.

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

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

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

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

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

4/14/04 J. V. ...
Applicant name (print)
[Signature]
Applicant signature / date



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

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

Application case numbers
34DRB- 01686

[Signature]
Planner signature / date
Project # 1002702



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW**, on **Wednesday, December 1, 2004**, beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1000464

04DRB-01729 Major-Preliminary Plat Approval

TIERRA WEST LLC agent(s) for WAL-MART STORES EAST INC request(s) the above action(s) for all or a portion of Tract(s) H6A1A, **RIVERVIEW SUBDIVISION**, zoned SU-1 IP, located on GOLF COURSE RD NW, between PASEO DEL NORTE NW and SHELLY ROSE RD NW containing approximately 7 acre(s). [REF: Z-99-11, Z-99-17, 04DRB01226, 04AA01474] (C-12)

Project # 1001445

04DRB-01681 Major-Bulk Land Variance

SURV-TEK INC agent(s) for DAVE GARDUNO AND LORETTA ROMERO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 6 acre(s). [REF: 03EPC01029, 01EPC01244, 02EPC00991, 03EPC00351, 03EPC00864] (B-14)

Project # 1002315

04DRB-01723 Major-Vacation of Public Easements

BOHANNAN HUSTON INC agent(s) for MESA VERDE DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 13B, **WILDERNESS VILLAGE @ HIGH DESERT**, zoned SU-2 HD/R-R, located on FOOTHILLS TRAIL NE, between WILDERNESS TR NE and HIGH DESERT PLACE NE containing approximately 34 acre(s). [REF: 03DRB01651] (F-23)

Project # 1002702

04DRB-01664 Major-Vacation of Public Easements

04DRB-01686 Minor-Prelim&Final Plat Approval

ALAN J VINCIONI Request(s) the above action(s) for all or a portion of Tract(s) 1, HUNING HIGHLANDS ADDITION (to be known as **IRON PROPERTIES**) zoned M-1 light manufacturing zone, located on BROADWAY SE AND IRON SE between COAL SE and HAZELDINE SE containing approximately 8 acre(s). [REF: 03DRB00886] (K-14)

Project # 1002779

04DRB-01730 Major-Preliminary Plat Approval

04DRB-01731 Major-Vacation of Public Easements

04DRB-01732 Minor-Temp Defer SDWK

ADVANCED ENGINEERING & CONSULTING LLC agent(s) for SANHIL DEVELOPMENT LTD CO request(s) the above action(s) for all or a portion of Tract(s) C, A-1 & A-2, LANDS OF POLO CHAVEZ and SAN JOSE TRACTS, (to be known as **CIELO LINDO SUBDIVISION**) zoned R-1 residential zone, located on AIRPORT DR SW, between DONA BARBARA AVE SW and EDUARDO RD SW containing approximately 9 acre(s). [REF: 04DRB00959, 03EPC02049, 03EPC01061] (M-11)

SEE PAGE 2 . . .



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

PAGE 2

Project # 1003039

04DRB-01675 Major-Preliminary Plat Approval
04DRB-01676 Major-Vacation of Pub Right-of-Way
04DRB-01677 Minor-Temp Defer SDWK

RIO GRANDE ENGINEERING agent(s) for DAVID SOULE request(s) the above action(s) for all or a portion of Lot(s) 1, 2, & 3, Block(s) 16, Tract(s) 3, NORTH ALBUQUERQUE ACRES UNIT 3, (to be known as **WILSHIRE ESTATES**) zoned RD, located on WILSHIRE BLVD NE, between VENTURA BLVD NE and HOLBROOK BLVD NE containing approximately 3 acre(s). [REF: 04DRB01077] (C-20)

Project # 1003475

04DRB-01694 Major-Vacation of Pub Right-of-Way
04DRB-01695 Major-Preliminary Plat Approval
04DRB-01696 Minor-Temp Defer SDWK

WILSON & COMPANY INC agent(s) for FELIX RABADI request(s) the above action(s) for unplatted lands and all or a portion of Tract(s) 2, PARAGON RESOURCES, (to be known as **PARADISE VIEW SUBDIVISION**) zoned SU-1 PRD, located on PARADISE BLVD NW, between CONEFLOWER NW and LYON NW containing approximately 22 acre(s). [REF: 04DRB00842] (B-10)

Project # 1003522

04DRB-01725 Major-Preliminary Plat Approval
04DRB-01726 Major-SiteDev Plan Subd
04DRB-01727 Minor-Subd Design (DPM) Variance
04DRB-01728 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for ALPHA EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 89 and 6, Tract(s) B2, LANDS OF JANE BATTEN, ESTATE OF EMILIANO N GUTIERREZ (to be known as **SYDNEY PLACE**), zoned RA-2, located on CANDELARIA RD NW, between INDIAN FARM LN NW and LA PLAZA DR NW containing approximately 5 acre(s). [REF: 04DRB 01002] (G-13)

Project # 1003606

04DRB-01689 Major-Vacation of Pub Right-of-Way
04DRB-01690 Major-Preliminary Plat Approval
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04DRB-01693 Minor-Vacation of Private Easements

MARK GOODWIN & ASSOCIATES PA agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Lot(s) J09-26, J09-27, 19W, 12B, Tract(s) L and B, Unit(s) A, TOWN OF ATRISCO GRANT, WESTLAND NORTH SUBDIVISION, PAINTED SKY UNIT 1, SUNDORO SOUTH UNIT 1, **SUNDORO SOUTH UNIT 5**, zoned SU-2 RLT, located on LADERA DR NW, between 94TH ST NW and 90TH ST NW containing approximately 22 acre(s). (J-9)

Project # 1003752

04DRB-01679 Major-Vacation of Public Easements

SURV-TEK INC agent(s) for WELLS FARGO BANK request(s) the above action(s) for all or a portion of Tract(s) F, **MENAU DEVELOPMENT AREA**, zoned C-3, located on MENAU BLVD NE, between PRINCETON NE and VASSAR NE containing approximately 2 acre(s). (H-16)

SEE PAGE 3 . . .



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

PAGE 3

Project # 1003757

04DRB-01688 Major-Vacation of Pub
Right-of-Way

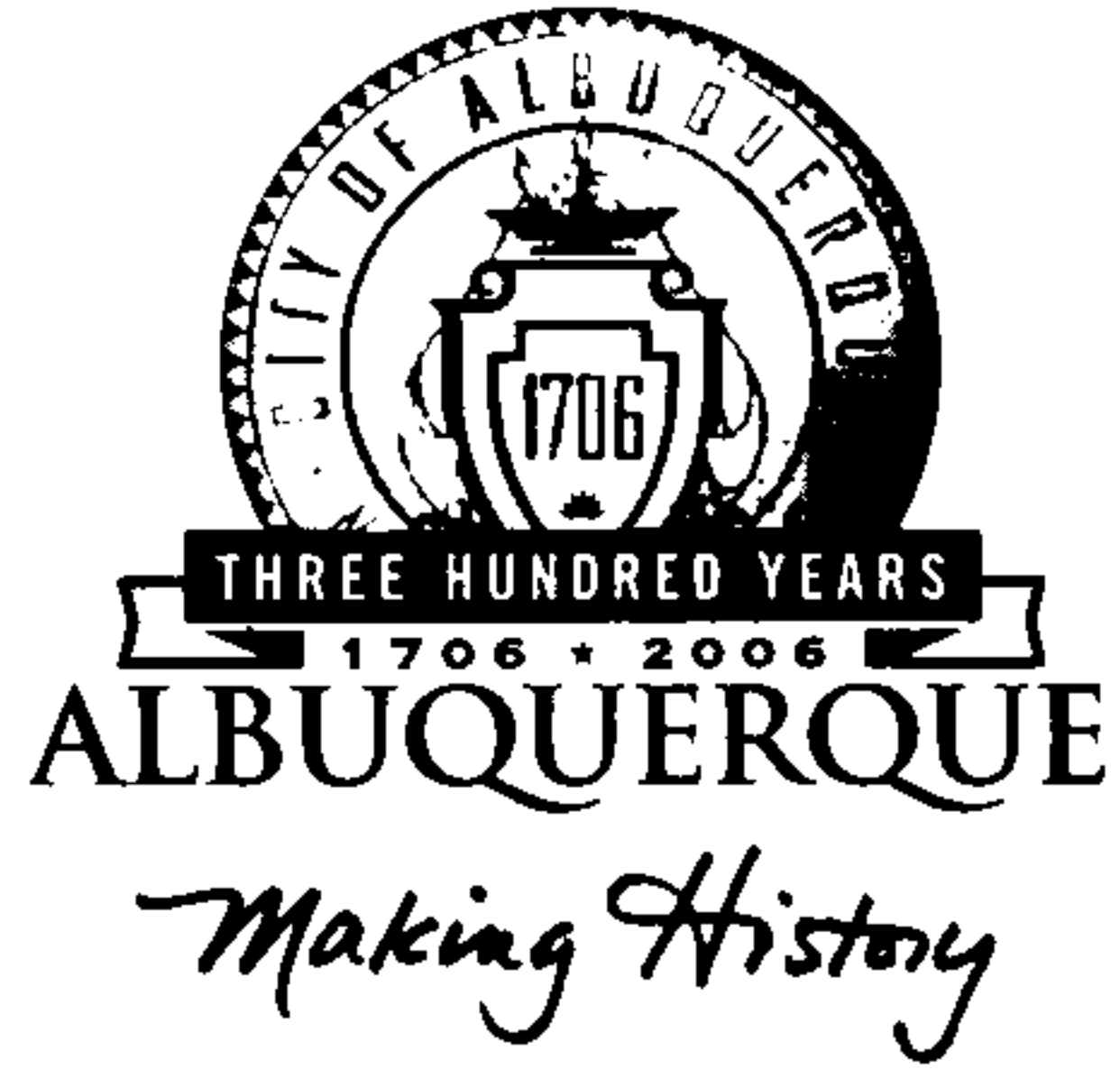
ISAACSON & ARFMAN PA agent(s) for DEAN
FOODS, DBA CREAMLAND DAIRIES request(s) the
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HAINES NW, between 2ND ST NW and 3RD ST NW
containing approximately 1 acre(s). [REF: V-89-87,
DRB 89-490] (H-14)

Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays. Individuals with disabilities who need special assistance to participate at this meeting should contact Claire Senova, Planning Department, at 924-3946. Hearing Impaired users may contact her via the New Mexico Relay Network by calling toll-free: 1-800-659-8331.

A handwritten signature in black ink, appearing to read "S. Matson", is positioned above the printed name.

Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, NOVEMBER 15, 2004.

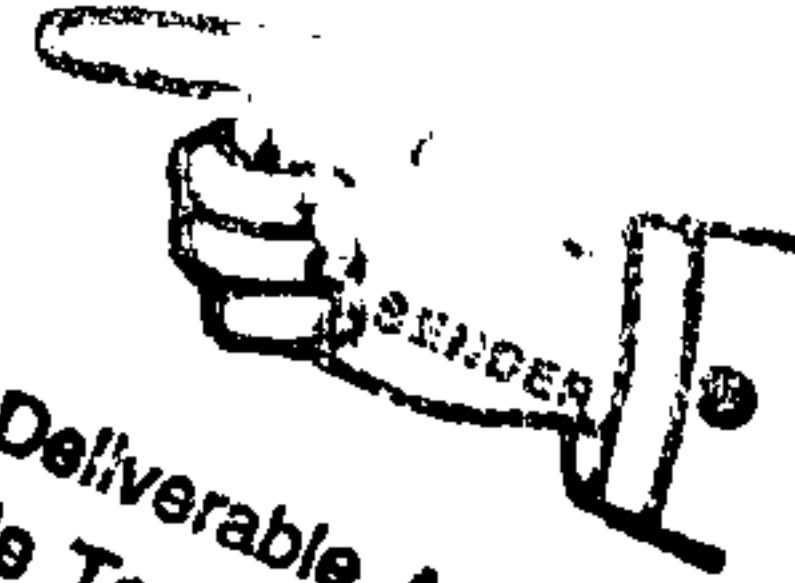


Planning Department

P.O. Box 1293

Albuquerque, NM 87103

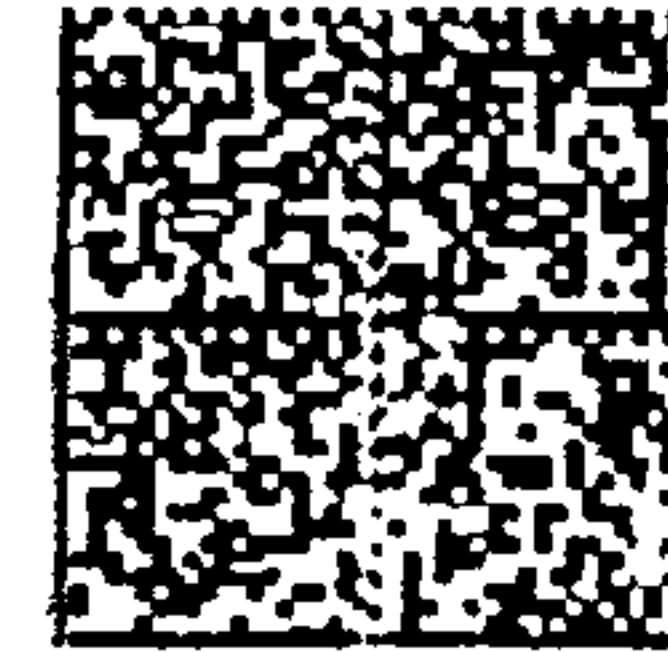
CITY OF ALBUQUERQUE



- ☐ Not Deliverable As Addressed
- ☐ Unable To Forward
- ☐ Insufficient Address
- ☐ Moved, Left No Address
- ☐ Unclaimed
- ☐ Attempted - Not Known
- ☐ No Such Street
- ☒ No Such Number
- ☐ No Mail Receptacle
- ☐ No Mail Closed - No Order
- ☐ Forwarding Order Expired
- ☐ Refused
- ☐ Vacant

101405734022543006

CREAMLAND DAIRIES INC.
PO BOX 56561
ALBUQUERQUE NM 87125



02 1A \$ 00.37⁰
0004329277 NOV 12 2004
MAILED FROM ZIP CODE 87102



2702

DXF Electronic Approval Form

DRB Project Case #: 1002702

Subdivision Name: IRON PROPERTIES

Surveyor: ANTHONY L HARRIS

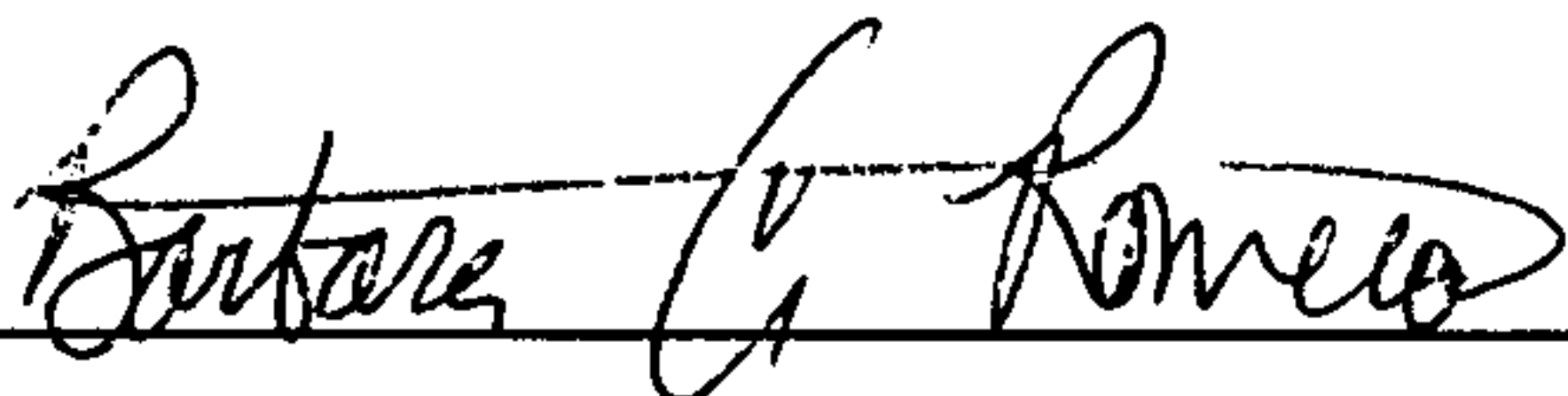
Contact Person: ANTHONY L HARRIS

Contact Information:

DXF Received: 5/13/2005

Hard Copy Received: 5/13/2005

Coordinate System: NMSP Grid (NAD 27)


Approved

5-13-05
Date

* The DXF file cannot be accepted (at this time) for the following reason(s):

AGIS Use Only

Copied fc 2702

to agiscov on 5/13/2005

Contact person notified on 5/13/2005

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

PAID RECEIPT

APPLICANT NAME ALAN J. VINCIONI
AGENT _____
ADDRESS 215 Third St SW
PROJECT & APP # 1002702/0401664/01686
PROJECT NAME HUNTING HIGHLAND A LDR.

\$ _____ 441032/3424000 Conflict Management Fee

\$ 110.00 441006/4983000 DRB Actions Deferral

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

\$ _____ 441018/4971000 Public Notification

\$ ~~45~~ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY***
() Major/Minor Subdivision () Site Development Plan () Bldg Permit
() Letter of Map Revision () Conditional Letter of Map Revision
() Traffic Impact Study

\$ 110.00 TOTAL AMOUNT DUE

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

DUPLICATE
City Of Albuquerque
Treasury Division

Counterreceipt.doc 6/21/04

12/3/2004 3:47PM LOC: ANIX
RECEIPT# 00032773 WS# 008 TRANS# 0032
Account 441006 Fund 0110
Activity 4983000 TRS#AL
Trans Amt \$110.00
J24 Misc \$110.00
Ch \$110.00
CHANGE \$0.00

Thank You



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

December 1, 2004

Project # 1002702

04DRB-01664 Major-Vacation of Public Easements

04DRB-01686 Minor-Prelim&Final Plat Approval

ALAN J VINCIONI Request(s) the above action(s) for all or a portion of Tract(s)
1, HUNING HIGHLANDS ADDITION (to be known as **IRON PROPERTIES**)
zoned M-1 light manufacturing zone, located on BROADWAY SE AND IRON SE
between COAL SE and HAZELDINE SE containing approximately 8
acre(s). [REF:03DRB00886](K-14)

AMAFCA No adverse comments.

COG No adverse comments.

Transit No objections.

Zoning Enforcement No comments received.

Neighborhood Coordination

Letters sent to Broadway Central Corridors Partnership (R), Huning
Highland Historic District Assoc (R), South Broadway NA (R) and Huning
Highland NA

APS No comments received.

Police Department

Fire Department No adverse comments.

PNM Electric & Gas

PNM has overhead facilities with the alley to be vacated. PNM will require
access and easements to maintain these facilities. Vacation OK if an
easement is granted to maintain facilities.

Comcast No comments received.

QWEST No comments received.

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

M.R.G.C.D.

No comments received.

Open Space Division

No adverse comments.

City Engineer

No objection to the vacation request. Plat must provide easements for public storm drain or owner must maintain onsite storm drain.

Transportation Development

Where is the private access easement to 633 & 635 Broadway from Hazeldine? This was a condition of final plat. Provide exhibit relating addresses to lot numbers.

Parks & Recreation

Defer to Transportation.

Utilities Development

No objection to Vacation request with the following conditions:

- a new 20' wide public sanitary sewer easement must be granted for the existing sanitary sewer line in the alley to be vacated. The Plat is not acceptable. It does not show the required easement for existing sewer line and does not show all of vacated John Street with utility easements that may have been retained. Need to see copy of Vacation Ordinance that vacated John Street.

Planning Department

At the June 26, 2003 DRB hearing where this vacation was previously approved, applicant agreed to keep the portion of the north/south alley open between Hazeldine and the east/west alley as a result of adjacent property owners comments at the hearing. The plat does not appear to reflect this agreement.

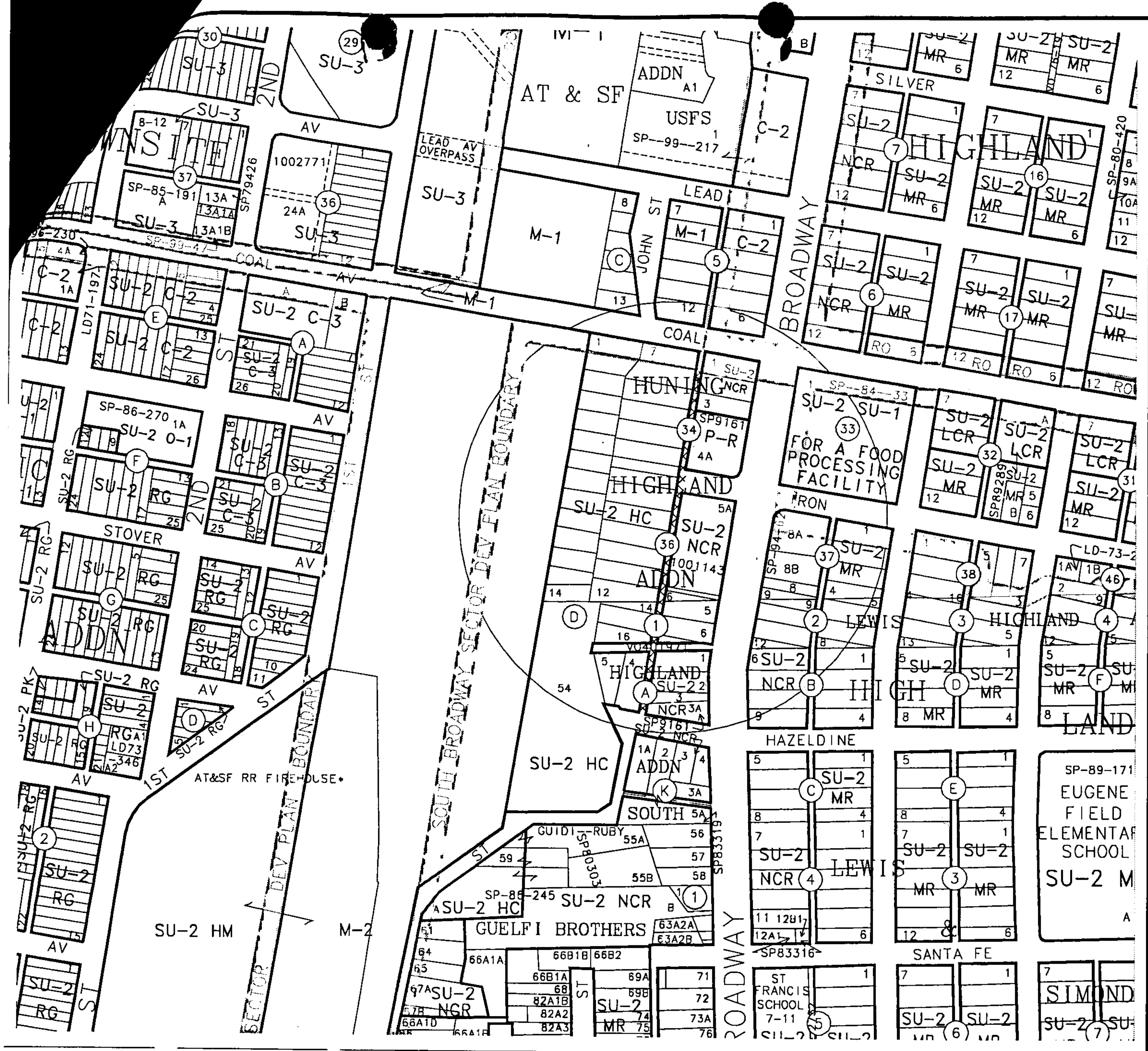
In addition, these conditions of vacation were imposed: (1) an exhibit showing the location of the alley fencing is required at the time of plat approval; (2) the retention of adequate easements for storm drain and other utilities; (3) a survey showing the relation between the existing manholes and water meters, the alley and other utilities.

The plat shows "vacated John Street" and "Vacated Alley" in the middle section of the plat. A reference to the vacation action is needed. The public alley vacation action needs the Application number as well.

The Surveyor's signature is needed on the copy of the plat in the Planning file. Be sure to provide a copy before the hearing or at the hearing.

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

cc: Alan Vincioni, 215 Third St SW, 87103



ZONING MAP



Scale 1"= 362'

PROJECT NO.
1002702

HEARING DATE
12-1-04

MAP NO.
K-14

ADDITIONAL CASE NUMBER(S)
04DRB-01664
04DRB-01686



Supplemental form

SUBDIVISION

- ☐ Major Subdivision action
☐ Minor Subdivision action
☒ Vacation
☐ Variance (Non-Zoning)

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE

- ☐ Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- ☐ Annexation
☐ County Submittal
☐ EPC Submittal
☐ Zone Map Amendment (Establish or Change Zoning)
☐ Sector Plan (Phase I, II, III)
☐ Amendment to Sector, Area, Facility or Comprehensive Plan
☐ Text Amendment (Zoning Code/Sub Regs)
☐ Street Name Change (Local & Collector)
☐ **APPEAL / PROTEST of...**
☐ Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

APPLICANT INFORMATION:

NAME: Alan J. Vincioni PHONE: 505-319-8626
 ADDRESS: 215 Third St SW FAX: 505-243-1505
 CITY: ABQ STATE NM ZIP 87103 E-MAIL: _____
 Proprietary interest in site: OWNER List all owners: _____
 AGENT (if any): _____ PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

DESCRIPTION OF REQUEST: Alley Vacation
Alley SE west of Broadway south of Coal and Hazelbine SE

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. TRACT 1 IRON Properties Block: _____ Unit: _____
 Subdiv. / Addn. Arroyo Highlands Addition
 Current Zoning: ROW M-1 Proposed zoning: _____
 Zone Atlas page(s): K-14 No. of existing lots: _____ No. of proposed lots: _____
 Total area of site (acres): 7.9983 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.) Within 1000FT of a landfill? NO
 UPC No. 101405731321843003 MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: Broadway - Iron
 Between: Coal and Hazelbine

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): 03DRB00886

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

SIGNATURE Alan Vincioni DATE _____
 (Print) Alan Vincioni ☒ Applicant ☐ Agent

FOR OFFICIAL USE ONLY

Form revised 4/04

☐ INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
☒ All checklists are complete	<u>04DRB</u> <u>01664</u>	<u>VPE</u>	<u>V</u>	\$ <u>300.00</u>
☒ All fees have been collected	<u>04DRB</u> <u>01686</u>	<u>PEF</u>	<u>SC3</u>	\$ <u>215.00</u>
☒ All case #s are assigned	_____	_____	_____	\$ _____
☒ AGIS copy has been sent	_____	_____	_____	\$ <u>20.00</u>
☒ Case history #s are listed	_____	_____	_____	\$ <u>75.00</u>
☒ Site is within 1000ft of a landfill	_____	_____	_____	Total
☒ F.H.D.P. density bonus	_____	_____	_____	\$ <u>610.00</u>
☒ F.H.D.P. fee rebate	_____	_____	_____	

Hearing date 12-1-04

Subhan Snel 10-25-04
 Planner signature / date

Project # 1002702

FORM V: SUBDIVISION VARIANCES & VACATIONS

- ☐ BULK LAND VARIANCE

(PUBLIC HEARING CASE)

Application for subdivision (Plat) on FORM S-3, including those submittal requirements. 24 copies of the plat are required. The Variance and subdivision should be applied for simultaneously.

Letter briefly describing and explaining: the request, compliance with criteria in the Development Process Manual, and any improvements to be waived.

Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)

Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts

Sign Posting Agreement

Fee (see schedule) Fee is for Variance. Plat fee is listed on FORM-S.

Any original and/or related file numbers are listed on the cover application

DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.
- ☐ VACATION OF PUBLIC RIGHT-OF-WAY

☒ VACATION OF PUBLIC EASEMENT

The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) 24 copies.
(Not required for dedicated and City owned public right-of-way.)

Drawing showing the easement or right-of-way to be vacated, its relation to existing streets, etc. (folded to fit into an 8.5" by 14" pocket) 24 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

Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts

Sign Posting Agreement

Fee (see schedule)

Any original and/or related file numbers are listed on the cover application

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.

DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.
- ☐ SUBDIVISION DESIGN VARIANCE (VARIANCE FROM MINIMUM STANDARDS OF THE DEVELOPMENT PROCESS MANUAL)

☐ SIDEWALK DESIGN VARIANCE

☐ SIDEWALK WAIVER

Scale drawing showing the proposed variance or waiver (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through 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 variance or waiver

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.
- ☐ TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

☐ EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

Drawing showing the sidewalks subject to the proposed deferral or extension (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through 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 deferral or extension

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.
- ☐ VACATION OF PRIVATE EASEMENT

The complete document which created the private easement (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through internal routing.

Scale drawing showing the easement to be vacated, its relation to existing streets, etc. (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 vacation

Letter of authorization from the grantors and the beneficiaries

Fee (see schedule)

Any original and/or related file numbers are listed on the cover application

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.

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.



Applicant name (print)

Applicant signature / date



Form revised 4/03 and October 2003

- ☐ Checklists complete

☐ Fees collected

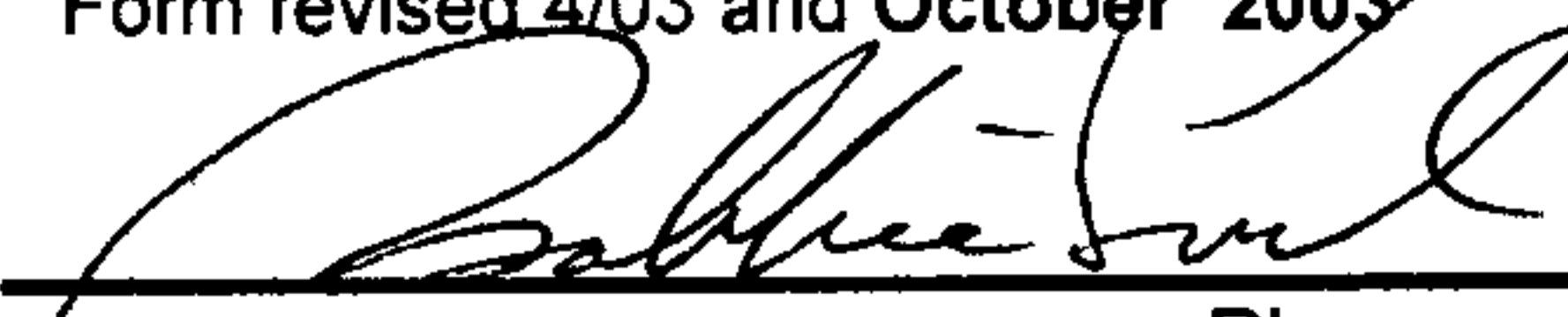
☐ Case #s assigned

☐ Related #s listed
- Application case numbers

04DRB - - 01664

- - -

- - -



10-25-09

Planner signature / date

Project # 1002702

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 LATEST Official D.R.B. Notice of approval for Preliminary Plat Extension request
- ___ Any original and/or related file numbers are listed on the cover application

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

☐ MAJOR SUBDIVISION FINAL PLAT APPROVAL Your attendance is required.

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

☒ MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL Your attendance is required.

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

Penk DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED.

☐ AMENDMENT TO PRELIMINARY PLAT (with minor changes) Your attendance is required.

☐ AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)

☐ AMENDMENT TO GRADING PLAN (with minor changes)

- PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.
- ___ Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings.
 - ___ Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings
 - ___ Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
 - ___ Letter briefly describing, explaining, and justifying the request
 - ___ Original Mylar drawing of the proposed amended plat for internal routing only. Otherwise, bring Mylar to meeting.
 - ___ Property owner's and City Surveyor's signatures on the Mylar drawing, if the plat is being amended
 - ___ Any original and/or related file numbers are listed on the cover application
- Amended preliminary plat approval expires after one year

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

A/Ana Jo Vincione
Applicant name (print)
An
Applicant signature / date
10-28-04



- ☐ Checklists complete
 - ☐ Fees collected
 - ☐ Case #s assigned
 - ☐ Related #s listed
- Application case numbers
04DRB- - 01686

Form revised 3/03, 8/03, 11/03 & 8/04
[Signature]
Planner signature / date
Project # 1002702

FORM S(3): SUBDIVISION - 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 LATEST Official D.R.B. Notice of approval for Preliminary Plat Extension request
- ___ Any original and/or related file numbers are listed on the cover application

Extensions are not reviewed through internal routing.

Extension of preliminary plat approval expires after one year.

☐ **MAJOR SUBDIVISION FINAL PLAT APPROVAL**

Your attendance is required.

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

☒ **MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL**

Your attendance is required.

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

NO INTERNAL ROUTING

DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED.

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

Your attendance is required.

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

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

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

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

Amended preliminary plat approval expires after one year

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

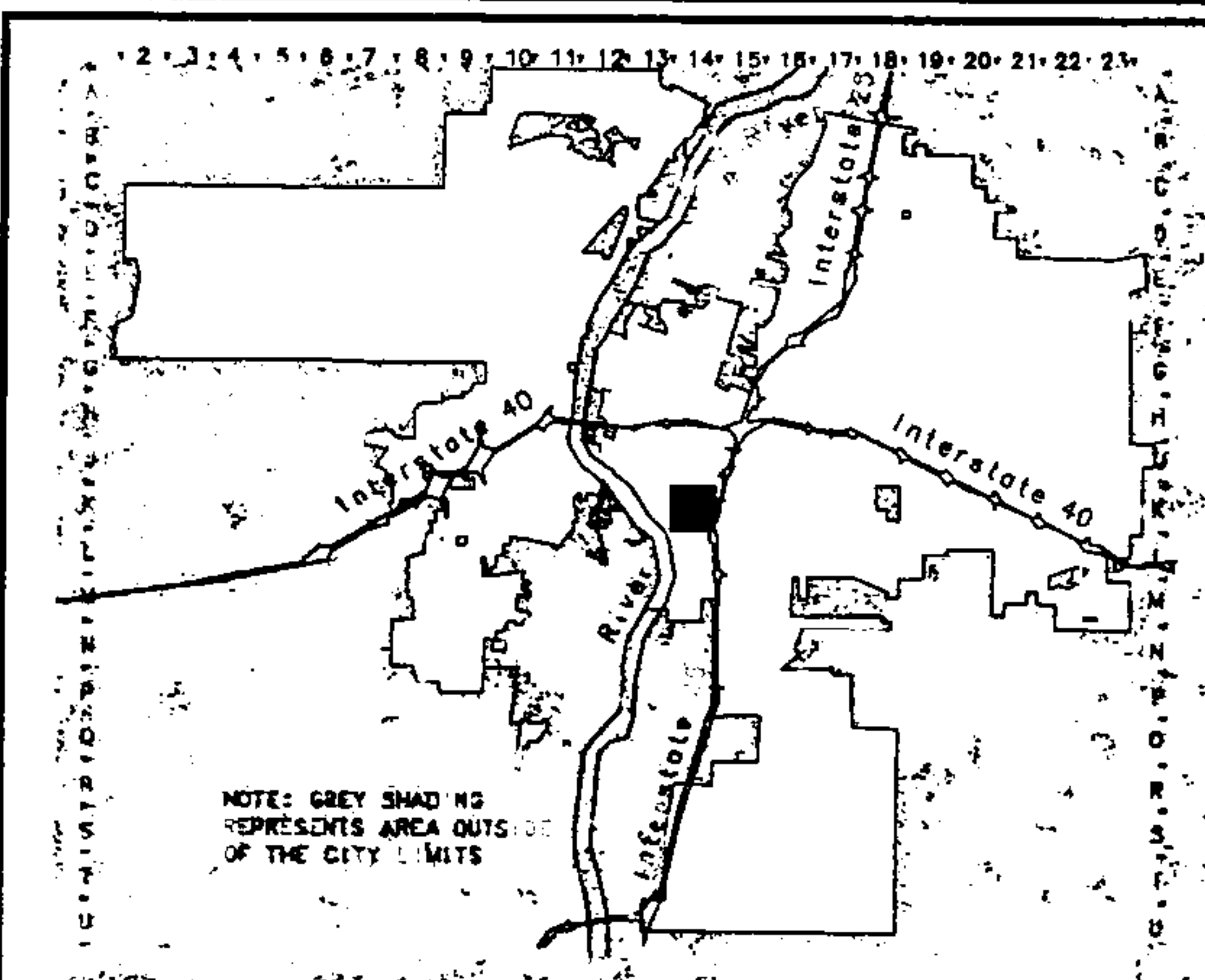
4/14/04 J. V. ...
Applicant name (print)
10-28-04
Applicant signature / date



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

- | | |
|--|---------------------------|
| ☐ Checklists complete | Application case numbers |
| ☐ Fees collected | <u>4DRB-</u> <u>01686</u> |
| ☐ Case #s assigned | _____ |
| ☐ Related #s listed | _____ |

[Signature]
Planner signature / date
Project # 1002702



CITY OF
Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

© Copyright 2003

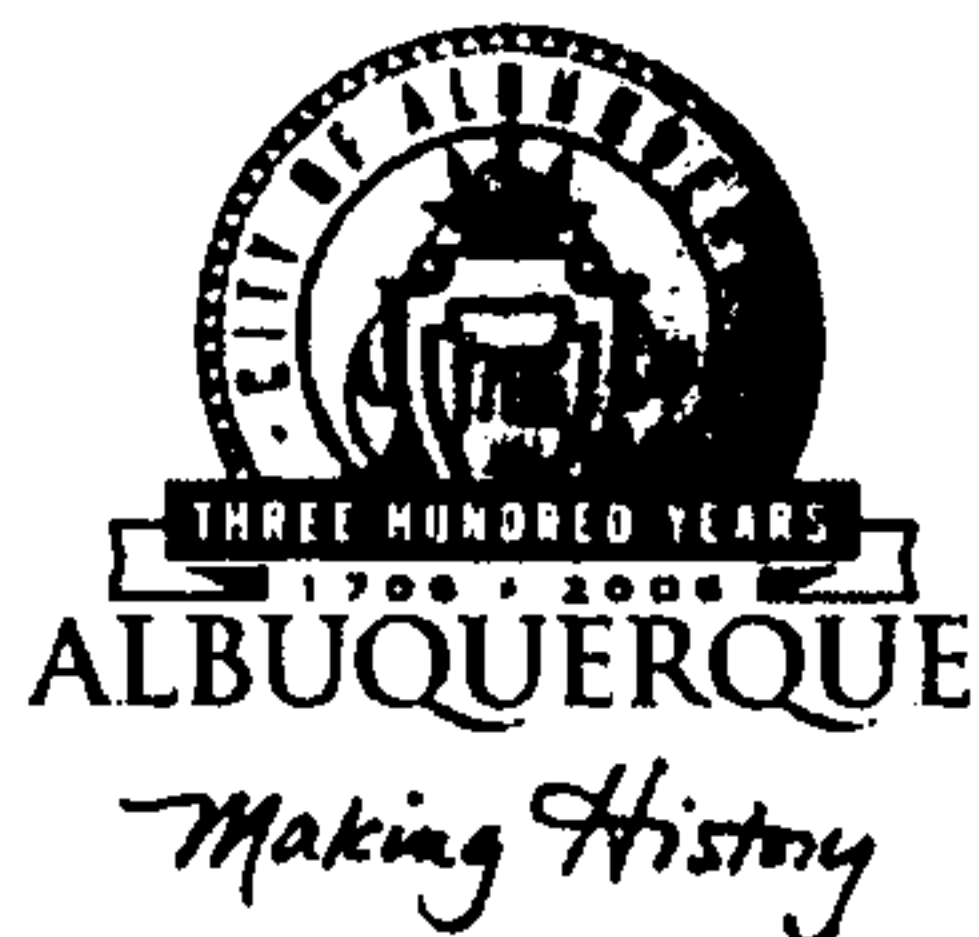
GRAPHIC SCALE IN FEET



Zone Atlas Page

K-14-Z

Map Amended through July 09, 2003



City of Albuquerque
P.O. Box 1293, Albuquerque, NM 87103

PLEASE NOTE: The Neighborhood Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter - you will need to get an updated letter from our office. It is your responsibility to provide current information - outdated information may result in a deferral of your case.

July 22, 2004

Alan J. Vincioni
215 Third St. SW/87103
Phone: 247-0444/Fax: 243-1505

Dear Alan:

Thank you for your inquiry of **July 22, 2004** requesting the names of Recognized Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at **ALLEY SE LOCATED ON WEST OF BROADWAY BETWEEN COAL SOUTH TO HAZELDINE SE - VACATION**, zone map K-14.

Our records indicate that the Recognized Neighborhood Association(s) affected by this proposal and the contact names are as follows:

SEE "ATTACHMENT A" FOR NEIGHBORHOOD INFORMATION.

Please note that according to O-92 you are required to notify each of these contact persons by **certified mail, return receipt requested, before** the Planning Department will accept your application filing. **IMPORTANT! Failure of adequate notification may result in your Application Hearing being deferred for 30 days.** If you have any questions about the information provided, please contact me at (505) 924-3902 or via an e-mail message at swinklepleck@cabq.gov or by fax at (505) 924-3913.

Sincerely,

Stephani I. Winklepleck

Stephani I. Winklepleck
Senior Administrative Assistant
OFFICE OF NEIGHBORHOOD COORDINATION
Planning Department

planningrnaform(03/09/04)

"Attachment A"

Alan J. Vincioni
Zone Map: K-14

BROADWAY CENTRAL CORRIDORS PARTNERSHIP, INC. (R)
Leof T. Strand
P.O. Box 91597/87199 247-2341 (w)
Margaret T. Keener
312 Central Ave. SE/87102 842-5030 (w)

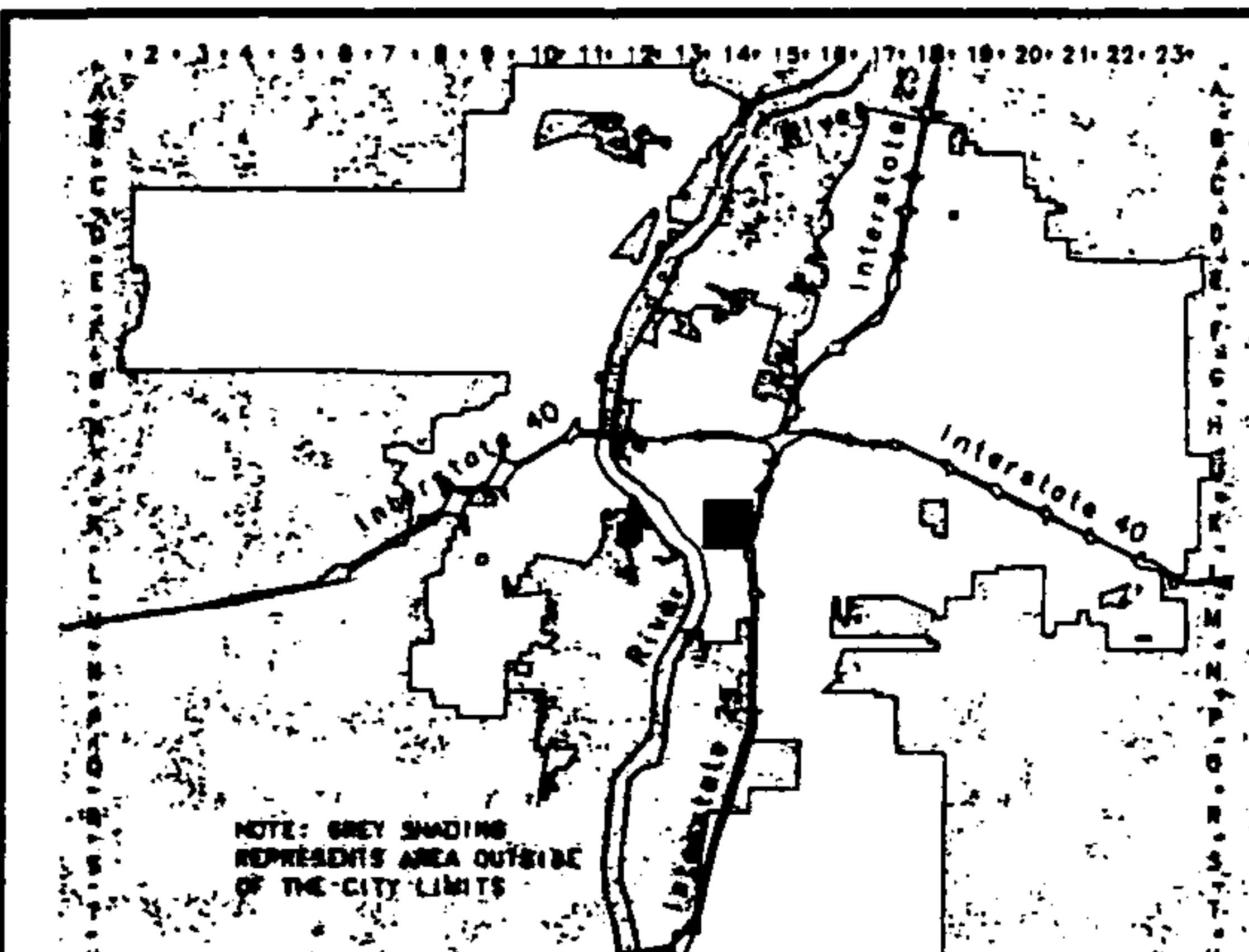
HUNING HIGHLAND HISTORIC DISTRICT ASSOC. (R)
***Charles Incendio**
201 High St. NE/87102 242-4660 (h)
Steve Charnas
c/o Sutin Thayer & Browne, P.O. Box 1945/87103 883-3425 (w)

SOUTH BROADWAY N.A. (R)
Susan Dixon
1213 Edith SE/87102 242-4013 (h)
Jessica Rodelas
1719 Walter SE/87102 261-7085 (h)

ALTHOUGH YOU ARE NOT "OFFICIALLY REQUIRED" BY
O-92, you are most welcomed to notify the following
***"Unrecognized"* neighborhood associations of this project.**

HUNING-HIGHLAND N.A.
***Bill Hoch**
205 Highland Park Cir. SE/87102 242-7338 (h) 841-7114 (w)
Ann Carson
416 Walter SE/87102 242-1143 (h)

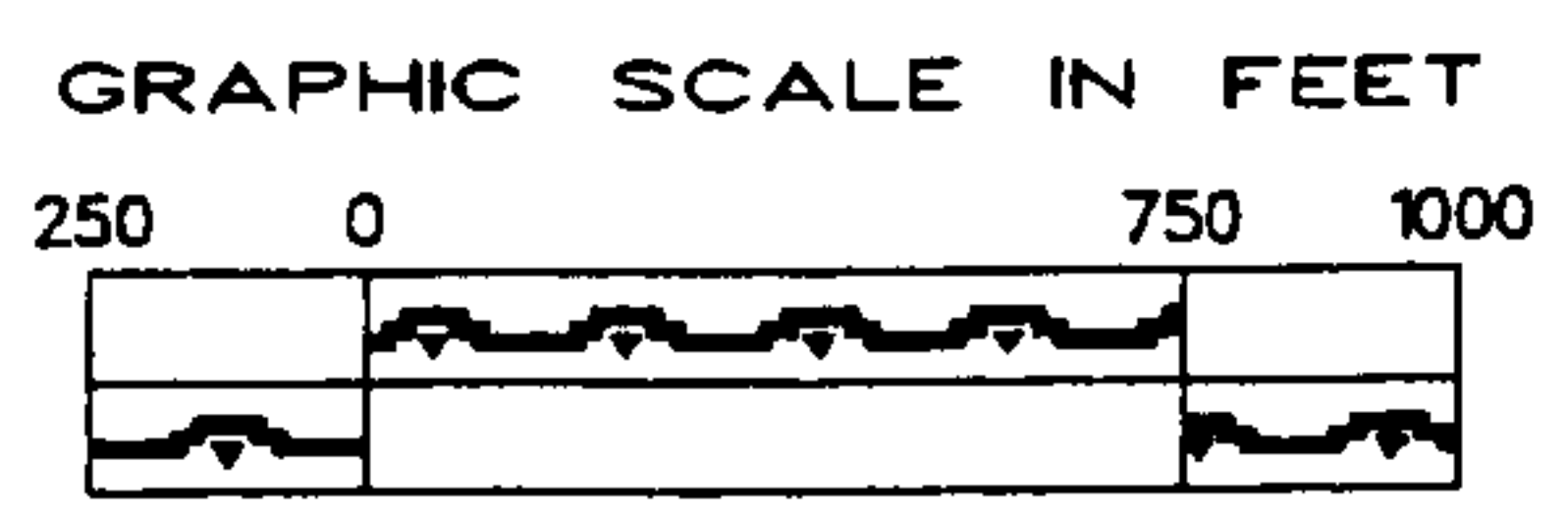
LETTERS MUST BE SENT TO BOTH
CONTACTS OF EACH
NEIGHBORHOOD ASSOCIATION.



CITY OF
Albuquerque

A **G** **I** **S**
Albuquerque Geographic Information System
PLANNING DEPARTMENT

© Copyright 2003



Zone Atlas Page

K-14-Z

Map Amended through July 09, 2003

NOTICE TO APPLICANTS

SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

Applicants for Zone Change, Site Plan, Sector Development Plan approval or an amendment to a Sector Development Plan by the EPC, DRB, etc. are required under Council Bill O-92 to notify all affected recognized neighborhood associations **PRIOR TO FILING THE APPLICATION TO THE PLANNING DEPARTMENT**. Because the purpose of the notification is to ensure communication as a means of identifying and resolving problems early, it is essential that the notification be fully informative.

WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

1. The street address of the subject property.
2. The legal description of the property, including lot or tract number (if any), block number (if any), and name of the subdivision.
3. A physical description of the location, referenced to streets and existing land uses.
4. A complete description of the actions requested of the EPC:
 - a) If a **ZONE CHANGE OR ANNEXATION**, the name of the existing zone category and primary uses and the name of the proposed category and primary uses (i.e., "from the R-T Townhouse zone, to the C-2 Community Commercial zone").
 - b) If a **SITE DEVELOPMENT OR MASTER DEVELOPMENT PLAN** approval or amendment describe the physical nature of the proposal (i.e., "an amendment to the approved plan to allow a drive-through restaurant to be located just east of the main shopping center entrance off Montgomery Blvd.").
 - c) If a **SECTOR DEVELOPMENT PLAN OR PLAN AMENDMENT** a general description of the plan area, plan concept, the mix of zoning and land use categories proposed and description of major features such as location of significant shopping centers, employment centers, parks and other public facilities.
5. The name, address and telephone number of the applicant and of the agent (if any). In particular the name of an individual contact person will be helpful so that neighborhood associations may contact someone with questions or comments.

(below this line for ONC use only)

Date of Inquiry: 07/22/04 Time Entered: 3 p.m. ONC Rep. Initials: SW

DEVELOPER INQUIRY SHEET

(To be completed prior to application submittal)

The Office of Community and Neighborhood Coordination (OCNC) located in Room 120 (basement) of the Plaza Del Sol Building, 600 Second St. NW, Fax – 924-3913 – will need the following information **BEFORE** neighborhood association information will be released to the applicant / developer on any project being presented to the Planning Department. If you have any questions, please feel free to contact our office at 924-3914. Your request is for the following: Cell Tower ☐ Private Development ☐ City Project ☐ -OR- Other ☐ 1002702
(specify)

CONTACT NAME: Alvin J. Viscione

COMPANY NAME: _____

ADDRESS: 215 Third St SW

ZIP CODE: 87103

PHONE: () 247-0444 CELL: () 319-8626

FAX: () 243-1505

NEIGHBORHOOD ASSOCIATION INFORMATION

PLEASE FORWARD INFORMATION ON ANY NEIGHBORHOOD ASSOCIATIONS IN THE AREA OF THE PROPERTY DESCRIBED AS Alley SE

(LEGAL DESCRIPTION)

LOCATED ON West of Broadway
(STREET NAME OR OTHER IDENTIFYING LANDMARK)

BETWEEN Coal south to Hazel drive AND
(STREET NAME OR OTHER IDENTIFYING LANDMARK)

(STREET NAME OR OTHER IDENTIFYING LANDMARK)

THE SITE IS LOCATED ON THE FOLLOWING ZONE ATLAS PAGE(S) (K-14).

PLEASE HATCH OUT ZONE MAP WHERE PROPERTY IS LOCATED
(ZONE MAP MUST BE PROVIDED WITH REQUEST)

Hummingbird
Heron

South Brook

~~South~~ Brook
Central

Hummingbird
Heron



DEVELOPER INQUIRY SHEET

(To be completed prior to application submittal)

The Office of Community and Neighborhood Coordination (OCNC) located in Room 120 (basement) of the Plaza Del Sol Building, 600 Second St. NW, Fax – 924-3913 – will need the following information **BEFORE** neighborhood association information will be released to the applicant / developer on any project being presented to the Planning Department. If you have any questions, please feel free to contact our office at 924-3914. Your request is for the following: Cell Tower [] Private Development [] City Project [] -OR- Other [] Alley Vacation
(specify)

CONTACT NAME: Alan J. Vincioni

COMPANY NAME: Berger Briggs

ADDRESS: 215 Third St. SW

ZIP CODE: 85103

PHONE: (505) 247-0444 CELL: (505) 319-8626

FAX: (505) 243-1505

NEIGHBORHOOD ASSOCIATION INFORMATION

PLEASE FORWARD INFORMATION ON ANY NEIGHBORHOOD ASSOCIATIONS IN THE AREA OF THE PROPERTY DESCRIBED AS Alley

(LEGAL DESCRIPTION)

LOCATED ON _____
(STREET NAME OR OTHER IDENTIFYING LANDMARK)

BETWEEN COAL Ave AND
(STREET NAME OR OTHER IDENTIFYING LANDMARK)

Hazeldine
(STREET NAME OR OTHER IDENTIFYING LANDMARK)

THE SITE IS LOCATED ON THE FOLLOWING ZONE ATLAS PAGE(S) (K-14).

PLEASE HATCH OUT ZONE MAP WHERE PROPERTY IS LOCATED
(ZONE MAP MUST BE PROVIDED WITH REQUEST)



PHONE (505) 247-0444
FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

November 8, 2004

Hand Delivered

Sheran Matson
DRB Chair

Sheran:

On June 26, 2003, a record of decision was granted by the Development Review Board approving vacation of Public Alley Project #1002702.

Due to a number of delays the replat and transfer was not completed. I am requesting a reaffirmation of the vacation and approval of the replat. This alley has been a constant source of problems and blight on the neighborhood. Issues with illegal dumping, transients, and undesirable activities have plagued this alley and the surrounding properties.

Thru a licensed agreement a majority of the alley has been gated or fenced for more than a year. The area has been greatly improved by eliminating undesirable activities and illegal dumping and gated access to the area has worked well for adjoining property owners.

If you have any questions, please don't hesitate to contact me at 247-0444.

Sincerely,

A handwritten signature in black ink, appearing to read "Alan Vincioni".

Berger Briggs Real Estate & Insurance, Inc.
Alan Vincioni,

AV/mb



PHONE (505) 247-0444
FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

September 29, 2004

Charles Incendio
c/o Sutin Thayer & Browne
P.O. Box 1945
Albuquerque, NM 87103

Dear Charles:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

The right of way in question has for years been a constant problem for the neighborhood with continuous illegal dumping and plagued by homeless and vagrant issues.

Due to the secluded nature and its location relative to the railroad right of way and various homeless service providers, the alley has proved difficult to secure a blight on surrounding properties. As a result of the recurring problems many of the adjoining properties have developed their property to accommodate alternative access and thus rendered the alley inaccessible or inefficient to service their property.

Vacating the alley would permit the adjoining property owners to effectively service the area and prohibit various activities that have plagued the area for years.

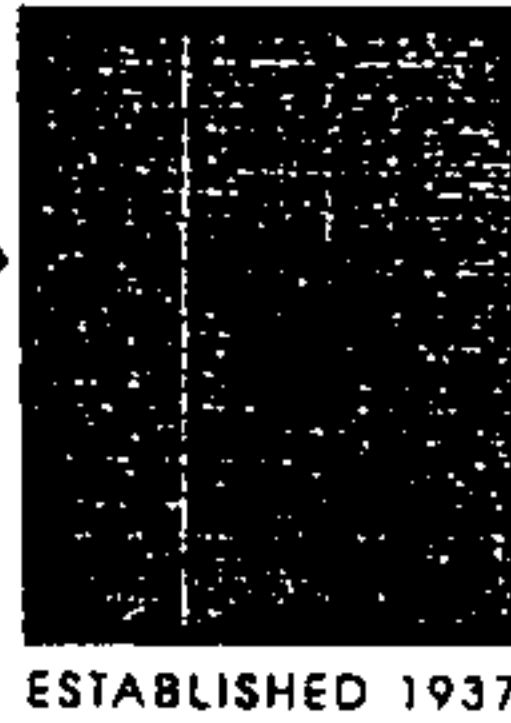
Sincerely,

Berger Briggs Real Estate & Insurance, Inc.

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Alan Vincioni, CCIM

AV/mb



PHONE (505) 247-0444
FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

September 29, 2004

Susan Dixon
1213 Edith SE
Albuquerque, NM 87102

Dear Susan:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

The right of way in question has for years been a constant problem for the neighborhood with continuous illegal dumping and plagued by homeless and vagrant issues.

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Alan Vincioni, CCIM

AV/mb



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FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

September 29, 2004

Jessica Rodelas
1719 Walter SE
Albuquerque, NM 87102

Dear Jessica:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

The right of way in question has for years been a constant problem for the neighborhood with continuous illegal dumping and plagued by homeless and vagrant issues.

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Alan Vincioni, CCIM

AV/mb



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FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

September 29, 2004

Bill Hoch
205 Highland Park Cir. SE
Albuquerque, NM 87102

Dear Bill:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

The right of way in question has for years been a constant problem for the neighborhood with continuous illegal dumping and plagued by homeless and vagrant issues.

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Alan Vincioni, CCIM

AV/mb



PHONE (505) 247-0444
FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

September 29, 2004

Ann Carson
416 Walter SE
Albuquerque, NM 87102

Dear Ann:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

The right of way in question has for years been a constant problem for the neighborhood with continuous illegal dumping and plagued by homeless and vagrant issues.

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Sincerely,

Berger Briggs Real Estate & Insurance, Inc.

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Alan Vincioni, CCIM

AV/mb

"Attachment A"

Alan J. Vincioni

Zone Map: K-14

☒ BROADWAY CENTRAL CORRIDORS PARTNERSHIP, INC. (R)

☒ Leof T. Strand —

P.O. Box 91597/87199-247-2341 (w)

☒ Margaret T. Keener —

312 Central Ave. SE/87102-842-5030 (w)

☒ HUNING HIGHLAND HISTORIC DISTRICT ASSOC. (R)

☒ *Charles Incendio —

201 High St. NE/87102-242-4660 (h)

☒ Steve Charnas —

c/o Sutin Thayer & Browne, P.O. Box 1945/87103-883-3425 (w)

☒ SOUTH BROADWAY N.A. (R)

☒ Susan Dixon —

1213 Edith SE/87102-242-4013 (h)

☒ Jessica Rodelas —

1719 Walter SE/87102-261-7085 (h)

ALTHOUGH YOU ARE NOT "OFFICIALLY REQUIRED" BY
O-92, you are most welcomed to notify the following
"Unrecognized" neighborhood associations of this project.

☒ HUNING-HIGHLAND N.A.

☒ *Bill Hoch

205 Highland Park Cir. SE/87102-242-7338 (h) 841-7114 (w)

☒ Ann Carson

416 Walter SE/87102-242-1143 (h)

LETTERS MUST BE SENT TO BOTH
CONTACTS OF EACH
NEIGHBORHOOD ASSOCIATION.



PHONE (505) 247-0444
FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

September 29, 2004

Margaret T. Kenner
312 Central Ave SE
Albuquerque, NM 87102

Dear Margaret:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

The right of way in question has for years been a constant problem for the neighborhood with continuous illegal dumping and plagued by homeless and vagrant issues.

Due to the secluded nature and its location relative to the railroad right of way and various homeless service providers, the alley has proved difficult to secure a blight on surrounding properties. As a result of the recurring problems many of the adjoining properties have developed their property to accommodate alternative access and thus rendered the alley inaccessible or inefficient to service their property.

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Sincerely,

Berger Briggs Real Estate & Insurance, Inc.

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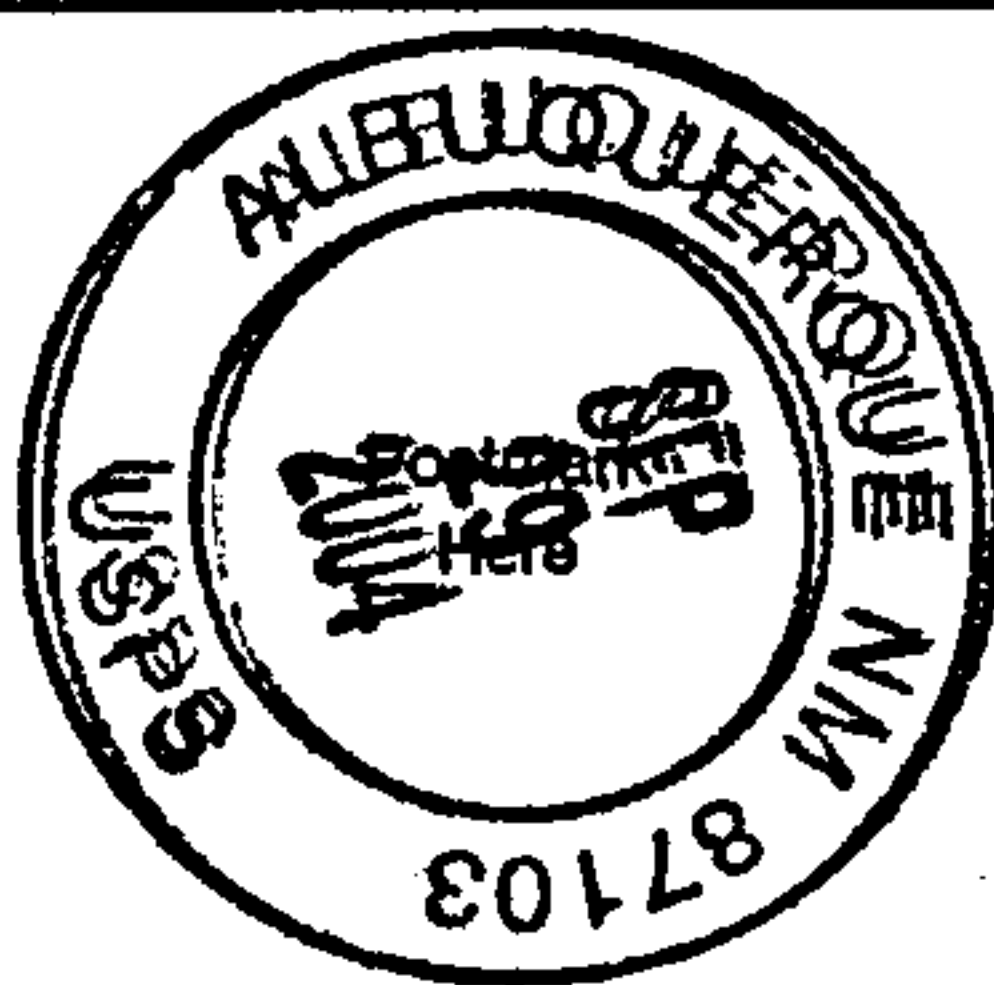
Alan Vincioni, CCIM

AV/mb

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OFFICIAL USE

Postage	\$.37
Certified Fee	2.30
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Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 2.67



Sent To
Margaret T. Keener

Street, Apt. No.; or PO Box No.

312 Central Ave. SE

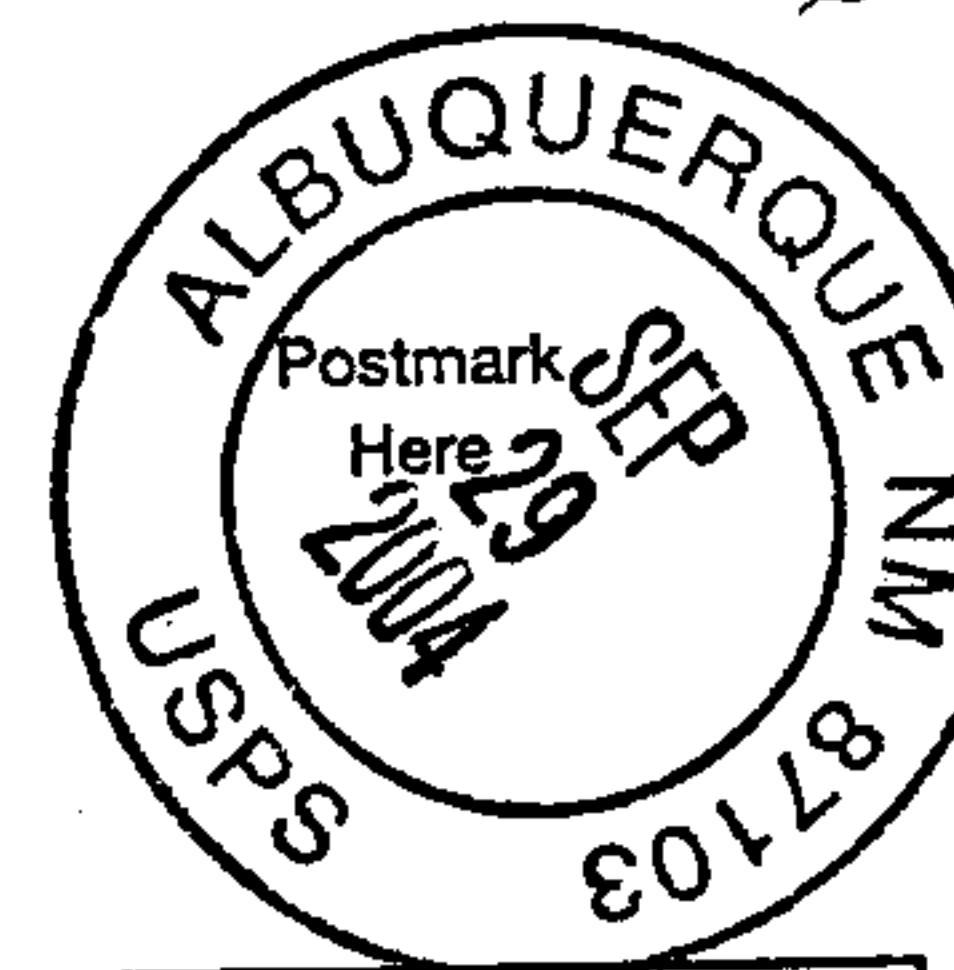
City, State, ZIP+4
Albuquerque, NM 87102

PS Form 3800, May 2000 See Reverse for Instructions

U.S. Postal Service
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OFFICIAL USE

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Sent To
Ann Carson

Street, Apt. No.; or PO Box No.

416 Walter SE

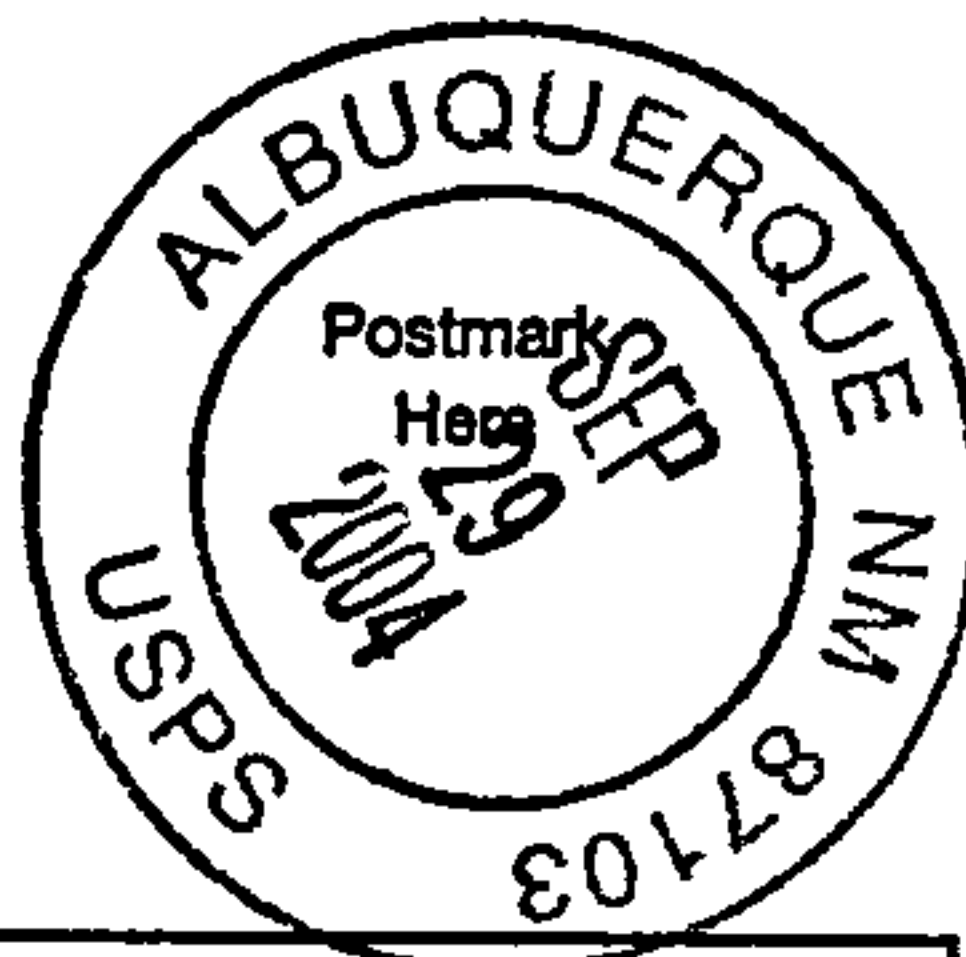
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Sent To
Susan Dixon

Street, Apt. No., or PO Box No.
1213 Edith SE

City, State, ZIP+ 4

Albuquerque, NM 87102

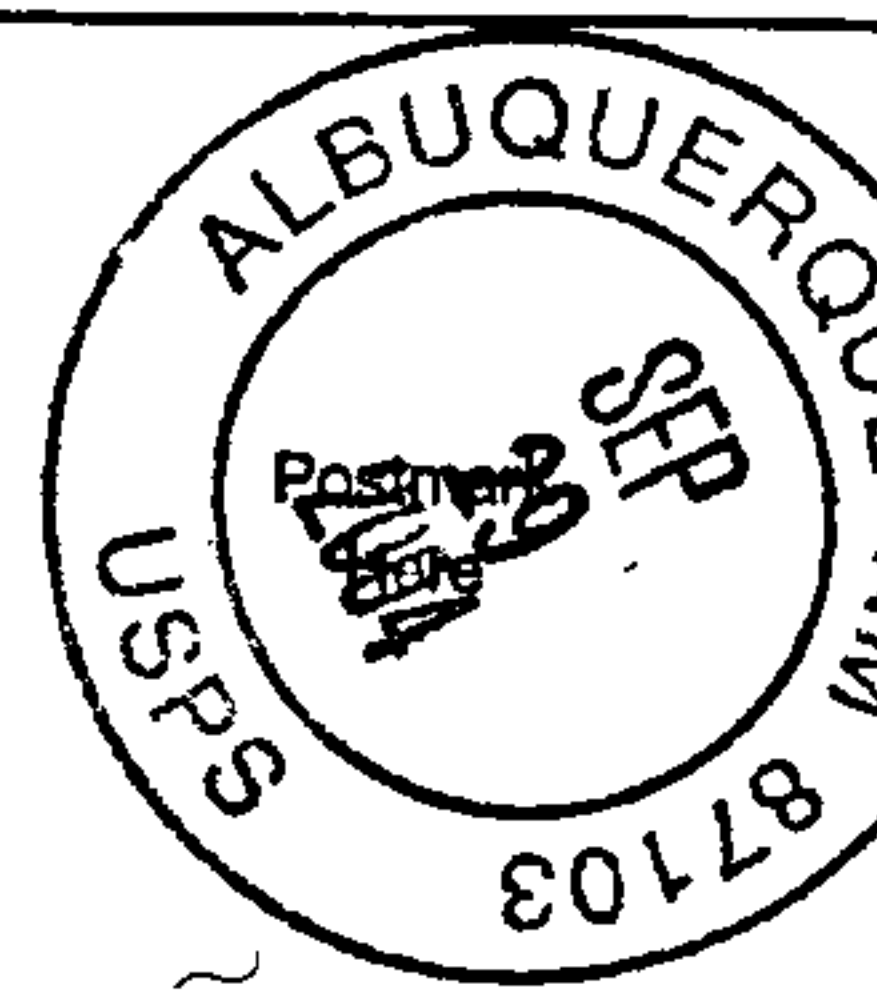
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Bill Hoch

Street, Apt. No., or PO Box No.

205 Highland Park Cir. SE

City, State, ZIP+ 4
Albuquerque, NM 87102

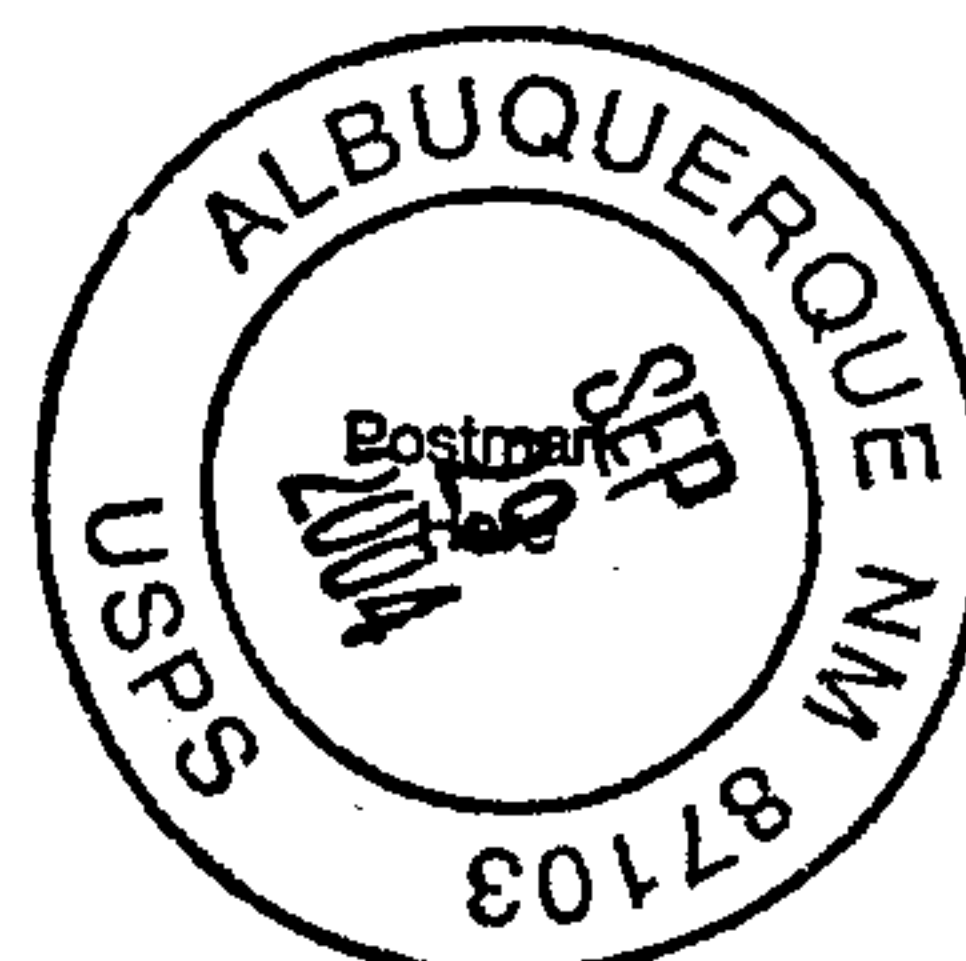
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Sent To

Leof T. Strand

Street, Apt. No., or PO Box No.
P.O. Box 91597

City, State, ZIP+ 4

Albuquerque, NM 87199

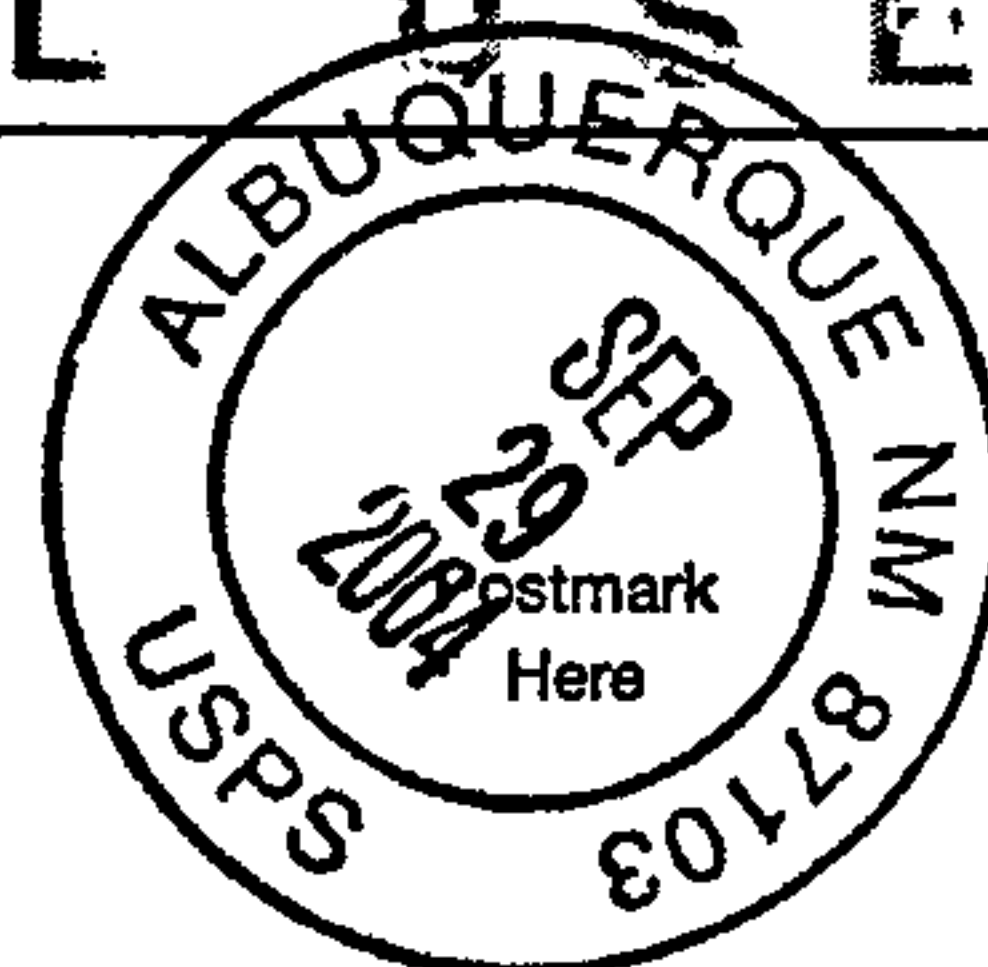
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Sent To

Jessica Rodelas

Street, Apt. No., or PO Box No.

1719 Walter SE

City, State, ZIP+ 4

Albuquerque, NM 87102

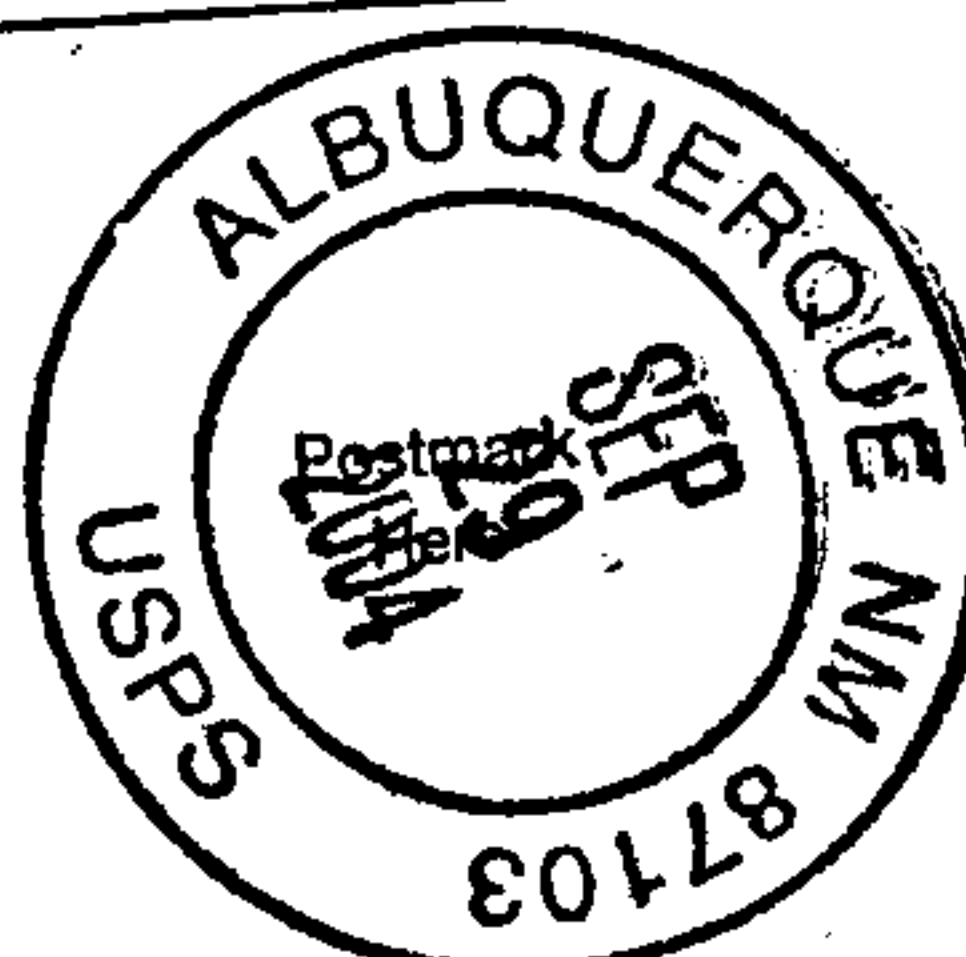
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Sent To

Steve Charnas c/o Sutin Thayer & Browne

Street, Apt. No., or PO Box No.

P.O. Box 1945

City, State, ZIP+ 4

Albuquerque, NM 87103

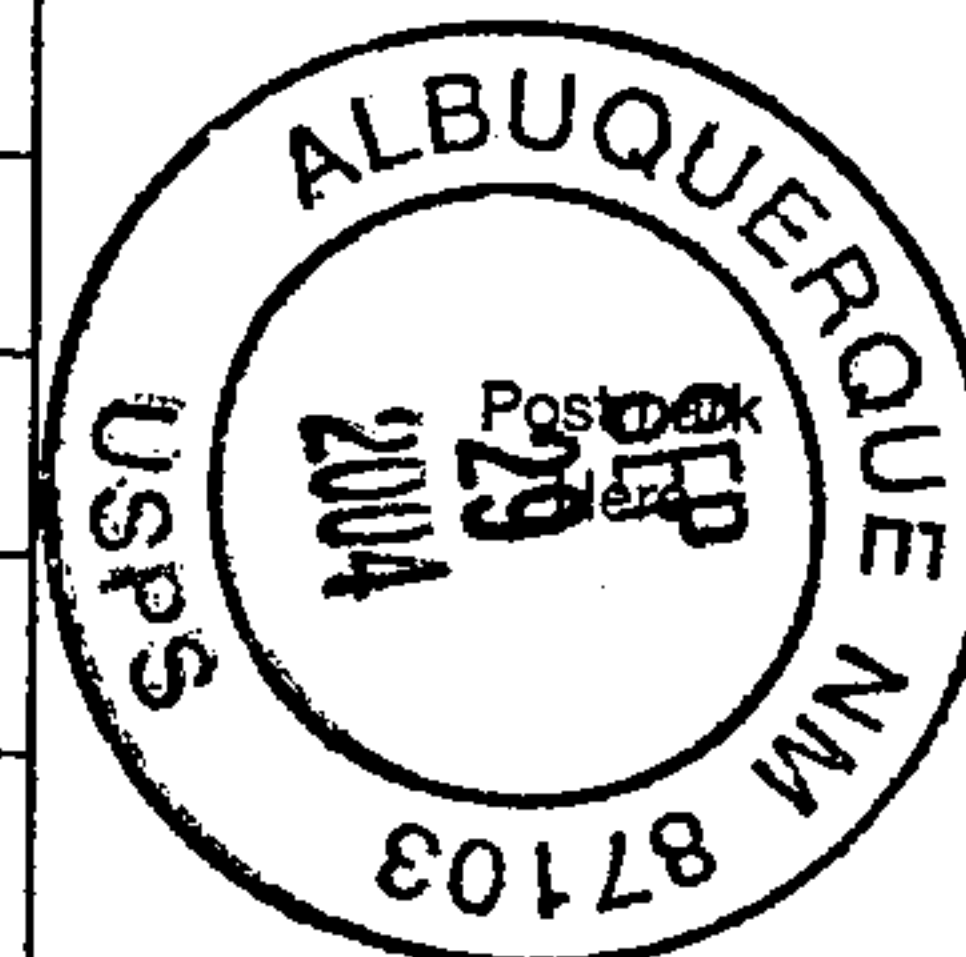
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Sent To

Charles Incendio

Street, Apt. No., or PO Box No.

201 High St. NE

City, State, ZIP+ 4

Albuquerque, NM 87102

PS Form 3800, May 2000

See Reverse for Instructions



PHONE (505) 247-0444
FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

September 29, 2004

Leof T. Strand
P.O. Box 91597
Albuquerque, NM 87199

Dear Leof:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

The right of way in question has for years been a constant problem for the neighborhood with continuous illegal dumping and plagued by homeless and vagrant issues.

Due to the secluded nature and its location relative to the railroad right of way and various homeless service providers, the alley has proved difficult to secure a blight on surrounding properties. As a result of the recurring problems many of the adjoining properties have developed their property to accommodate alternative access and thus rendered the alley inaccessible or inefficient to service their property.

Vacating the alley would permit the adjoining property owners to effectively service the area and prohibit various activities that have plagued the area for years.

Sincerely,

Berger Briggs Real Estate & Insurance, Inc.

A handwritten signature in black ink, appearing to read "Alan Vincioni".

Alan Vincioni, CCIM

AV/mb



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

6-26-2003

4. Project # 1002702
03DRB-00886 Major-Vacation of Pub Right-of-Way

ALAN J VINCIONI agent(s) request(s) the above action(s) for all or a portion of the alley, the first alley West of Broadway SE between Central SE and Hazeldine SE, **HUNING HIGHLANDS ADDITION**, located WEST OF BROADWAY SE, between COAL SE and HAZELDINE SE (K-14)

At the June 25, 2003, Development Review Board meeting, the Vacation was approved as shown on Exhibit B in the Planning file, subject to these conditions:

1. An exhibit showing the location of the alley fencing will be provided to the Board as a condition of Preliminary and Final Plat approval.
2. Easements shall be adequately retained for the storm drain and other utilities.
3. A surveyor shall provide a survey showing the existing manholes and water meters in relation to the vacated alley and other utilities.
4. Transportation Development imposed the following three-part condition:
1) A private access easement shall be provided to 635 Broadway SE and 633 Broadway SE. 2) This easement shall be the full width of the existing alley from Hazeldine SE to the north property line of 633 Broadway SE. 3) This easement shall be provided with the plat completing the vacation action.
5. The public welfare is in no way served by retaining the rights-of-way and/or easements.
6. There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.
7. Final disposition shall be through the City Real Estate Office.
8. The vacated property shall be shown on a replat approved by the Development Review Board and the approved replat shall be recorded with the Bernalillo County Clerk's Office within one year.



OFFICIAL NOTICE OF DECISION
PAGE 2

9. Affected utility companies shall acknowledge the vacation by signing the replat prior to DRB approval.

If you wish to appeal this decision, you must do so by July 10, 2003, in the manner described below.

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

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

Please note that the vacation of all plats, rights-of-way, and easements are void after one year from the final appeal date referenced above if all conditions are not met (The effective date of Development Review Board approval is the hearing date plus the 15-day appeal period.) (REF: Chapter 14 Article 14 Part 7-2 (E)(3)(6) Revised Ordinance.)

Sheran Matson, AICP, DRB Chair

cc: Alan Vincioni, 215 3rd St SW, 87103
Daniel Silva, 1323 Canyon Trail SW, 87121
Mario Aguilar, 633 Broadway Blvd SE, 87102
David Storke, 705 Broadway Blvd SE, 87102
Charles Incendio, Huning Highland Historic Assn., 201 High St NE, 87102
Arlene Portillo, Planning Department, 4th Floor, Plaza del Sol Bldg.
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg
File



PHONE (505) 247-0444
FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

September 29, 2004

Steve Charnas
c/o Sutin Thayer & Browne
P.O. Box 1945
Albuquerque, NM 87103

Dear Steve:

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Sincerely,

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Berger Briggs Real Estate & Insurance, Inc.

Alan Vincioni, CCIM

AV/mb

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

PAID RECEIPT

APPLICANT NAME ALAN J. VINCIONI
AGENT Same
ADDRESS 215 3rd St SW
PROJECT & APP # 100 2702/04DRB01664/01686
PROJECT NAME Huning Highlen L.A.W.

\$ 20.00 441032/3424000 Conflict Management Fee

\$ 515.00 441006/4983000 DRB Actions

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

\$ 75.00 441018/4971000 Public Notification

~~\$ 110.00~~ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY***
() Major/Minor Subdivision () Site Development Plan () Bldg Permit
() Letter of Map Revision () Conditional Letter of Map Revision
() Traffic Impact Study

\$ 610.00 TOTAL AMOUNT DUE

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

City of Albuquerque
Treasury Division

10/28/2004 3:55PM
RECEIPT# 00031176 US\$ 610.00
Account 4110000000000000

10/28/2004 3:55PM
RECEIPT# 00031177 US\$ 006 TRAVS# 006
ACCOUNT 441018 FUND 0110
ACTIVITY 457.000
TOTAL AMT \$610.00
104 MISC
C.
CHANGE \$75.00
\$610.00
50.00

Thank You

VIVA JOINT VENTURE
7850 JEFFERSON NE
ALBUQUERQUE, NM 87109

1054
95-7242/3070

DATE Oct 28, 04

PAY TO THE ORDER OF City of ABQ \$ 610.00

Six hundred ten dollars and no cents

CHARTER BANK
4400 OSUNA ROAD NE
ALBUQUERQUE, NM 87109

FOR Alley vacatio-4 replat

1054

SIGN POSTING AGREEMENT

REQUIREMENTS

POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

All persons making application to the City under the requirements and procedures established by the City Zoning Code or Subdivision Ordinance are responsible for the posting and maintaining of one or more signs on the property which the application describes. Vacations of public rights-of-way (if the way has been in use) also require signs. Waterproof signs are provided at the time of application. If the application is mailed, you must still stop at the Development Services Front Counter to pick up the sign.

The applicant is responsible for ensuring that the signs remain posted throughout the 15-day period prior to public hearing. Failure to maintain the signs during this entire period may be cause for deferral or denial of the application. Replacement signs for those lost or damaged are available from the Development Services Front Counter at a charge of \$3.50 each.

1. LOCATION

- A. The sign shall be conspicuously located. It shall be located within twenty feet of the public sidewalk (or edge of public street). Staff may indicate a specific location.
- B. The face of the sign shall be parallel to the street, and the bottom of the sign shall be at least two feet from the ground.
- C. No barrier shall prevent a person from coming within five feet of the sign to read it.

2. NUMBER

- A. One sign shall be posted on each paved street frontage. Signs may be required on unpaved street frontages.
- B. If the land does not abut a public street, then, in addition to a sign placed on the property, a sign shall be placed on and at the edge of the public right-of-way of the nearest paved City street. Such a sign must direct readers toward the subject property by an arrow and an indication of distance.

3. PHYSICAL POSTING

- A. A heavy stake with two crossbars or a full plywood backing works best to keep the sign in place, especially during high winds.
- B. Large headed nails or staples are best for attaching signs to a post or backing; the sign tears out less easily.

4. TIME

Signs must be posted from 11-16-04 To 12-1-04

5. REMOVAL

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

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

[Signature]
(Applicant or Agent)

10-28-04
(Date)

I issued 3 signs for this application, 10-28-04
(Date)

[Signature]
(Staff Member)

DRB PROJECT NUMBER: 1002702

City of Albuquerque

Legal Department Real Property

June 1, 2005

Berger Briggs Real Estate & Insurance, Inc.
Attn: Alan Vincioni, CCM
P. O. Drawer K
Albuquerque, NM 87103

Subject: Compensation Determination for Vacation of Portion of North/South Alley located West of Broadway Boulevard SE abutting the South Right of way Line of Coal Avenue SE and running south to the north Right of way Line of Hazeldine Avenue SE

Dear Mr. Vincioni,

We have reviewed a copy of a proposed plat that completes the vacation of the alley right of way referenced above. The approximate square footage of fee simple right of way being vacated is 13,191 square feet, according to your calculations. The plat indicates that the vacated alley will be encumbered by public easements. No offsetting fee simple right-of-way dedication is indicated.

This office has estimated the base value of the land at \$2.00 per square foot. It is not determined by an appraisal. We discount the base value determined above by 75% to account for odd configuration and retained easements.

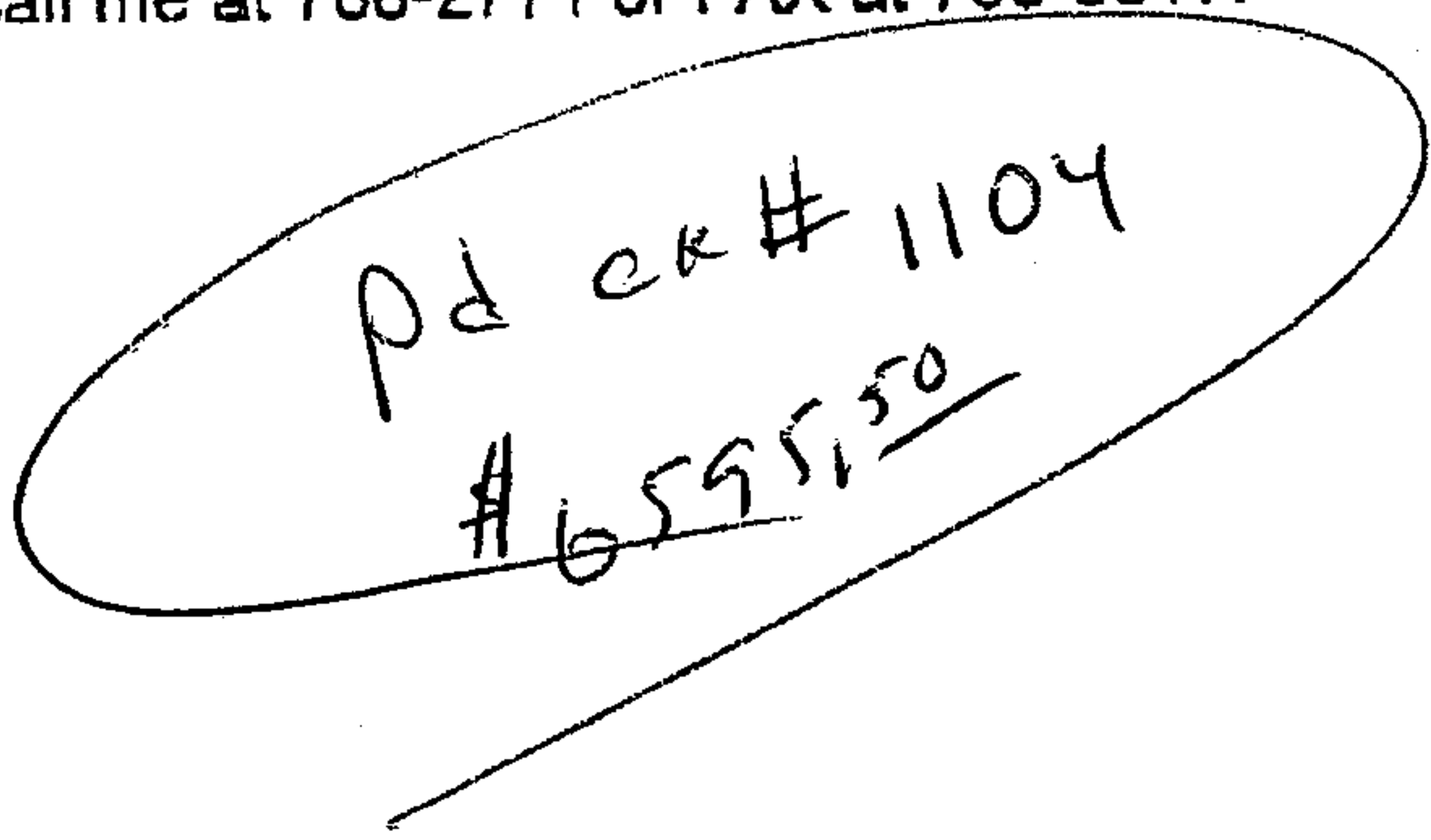
The compensation calculations are shown below:

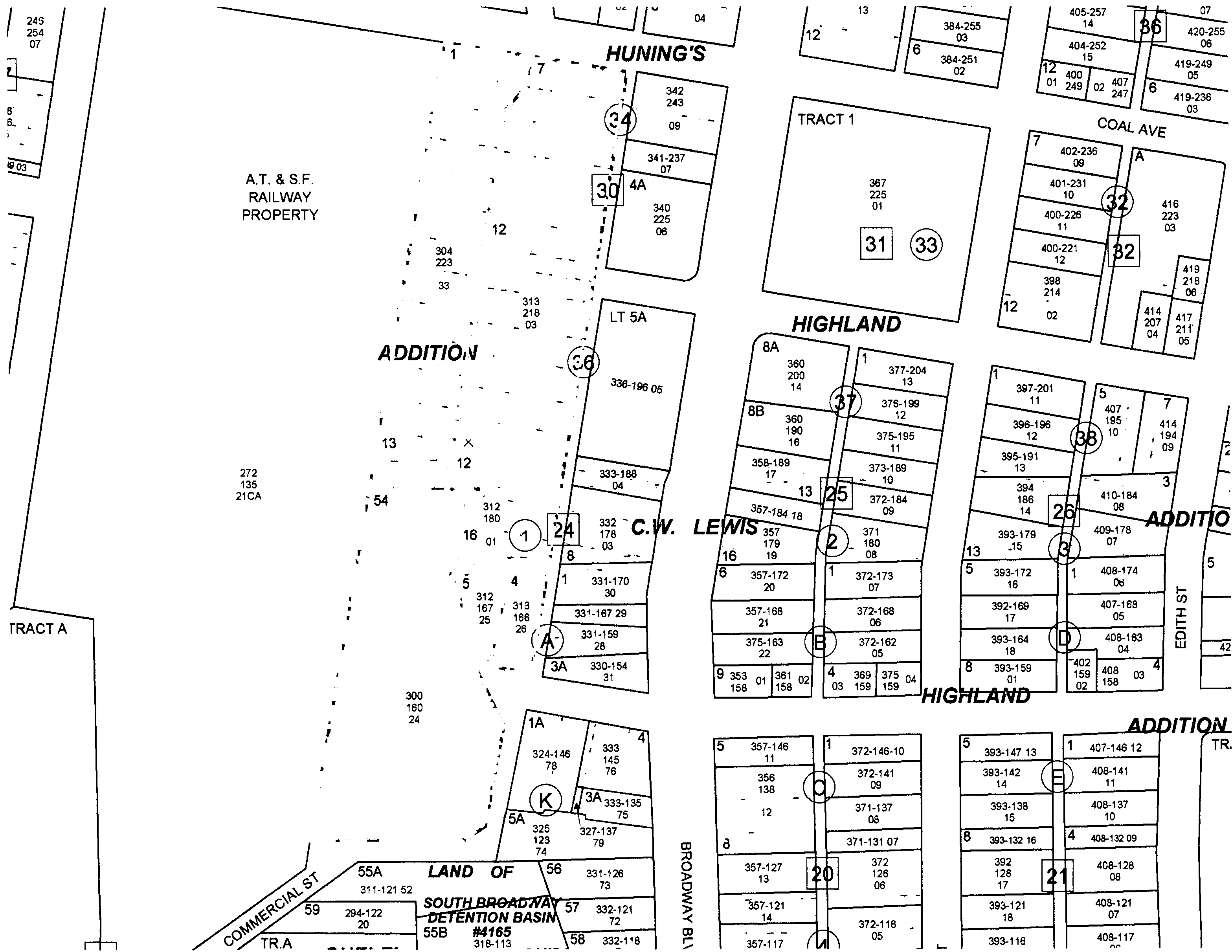
Value of Vacated Alley	
13,191 sq.ft. X (\$2.00 X 0.25) =	\$ 6,595.50

The plat will be signed by this office upon delivery of compensation in the above amount to the City of Albuquerque.

Should you have any questions, please call me at 768-2771 or FAX at 768-3817.


Scott M. Howell
Right-of-Way Supervisor


Pd ck # 1104
\$6595.50



A.T. & S.F.
RAILWAY
PROPERTY

HUNING'S

TRACT 1

COAL AVE

ADDITION

HIGHLAND

C.W. LEWIS

ADDITION

HIGHLAND

ADDITION TR.

LAND OF

SOUTH BROADWAY
DETENTION BASIN

#4165
318-113

COMMERCIAL ST

BROADWAY BL

EDITH ST

[illegible]



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

6-26-2003

4. **Project # 1002702**

03DRB-00886 Major-Vacation of Pub Right-of-Way

ALAN J VINCIONI agent(s) request(s) the above action(s) for all or a portion of the alley, the first alley West of Broadway SE between Central SE and Hazeldine SE, **HUNING HIGHLANDS ADDITION**, located WEST OF BROADWAY SE, between COAL SE and HAZELDINE SE (K-14)

At the June 25, 2003, Development Review Board meeting, the Vacation was approved as shown on Exhibit B in the Planning file, subject to these conditions:

1. An exhibit showing the location of the alley fencing will be provided to the Board as a condition of Preliminary and Final Plat approval.
2. Easements shall be adequately retained for the storm drain and other utilities.
3. A surveyor shall provide a survey showing the existing manholes and water meters in relation to the vacated alley and other utilities.
4. Transportation Development imposed the following three-part condition:
1) A private access easement shall be provided to 635 Broadway SE and 633 Broadway SE. 2) This easement shall be the full width of the existing alley from Hazeldine SE to the north property line of 633 Broadway SE. 3) This easement shall be provided with the plat completing the vacation action.
5. The public welfare is in no way served by retaining the rights-of-way and/or easements.
6. There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.
7. Final disposition shall be through the City Real Estate Office.
8. The vacated property shall be shown on a replat approved by the Development Review Board and the approved replat shall be recorded with the Bernalillo County Clerk's Office within one year.



**OFFICIAL NOTICE OF DECISION
PAGE 2**

9. Affected utility companies shall acknowledge the vacation by signing the replat prior to DRB approval.

If you wish to appeal this decision, you must do so by July 10, 2003, in the manner described below.

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

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

Please note that the vacation of all plats, rights-of-way, and easements are void after one year from the final appeal date referenced above if all conditions are not met (The effective date of Development Review Board approval is the hearing date plus the 15-day appeal period.) (REF: Chapter 14 Article 14 Part 7-2 (E)(3)(6) Revised Ordinance.)

Sheran Matson, AICP, DRB Chair

cc: Alan Vincioni, 215 3rd St SW, 87103
Daniel Silva, 1323 Canyon Trail SW, 87121
Mario Aguilar, 633 Broadway Blvd SE, 87102
David Storke, 705 Broadway Blvd SE, 87102
Charles Incendio, Huning Highland Historic Assn., 201 High St NE, 87102
Arlene Portillo, Planning Department, 4th Floor, Plaza del Sol Bldg.
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg
File

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002702 AGENDA#: 4 DATE: 6.25.03

1. Name: Daniel Silva Address: 1323 Canyon Trs Zip: 87121

2. Name: Mario Agaller Address: 635 Broadway NW Zip: 87102

3. Name: Alan Vincione Address: 215 Third St SW Zip: 87102

4. Name: David Storke Address: 705 Broadway SE Zip: 87102

5. Name: _____ Address: _____ Zip: _____

6. Name: _____ Address: _____ Zip: _____

7. Name: _____ Address: _____ Zip: _____

8. Name: _____ Address: _____ Zip: _____

9. Name: _____ Address: _____ Zip: _____

10. Name: _____ Address: _____ Zip: _____

11. Name: _____ Address: _____ Zip: _____

12. Name: _____ Address: _____ Zip: _____

13. Name: _____ Address: _____ Zip: _____

14. Name: _____ Address: _____ Zip: NS

Agreed to keep portion of alley between
Waldines E/W alley to be open for access
of adjacent properties.

Charles Mendis

HH Husler Assoc

201 High St NE 87102



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: 1002702

AGENDA ITEM NO: 4

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:

The Hydrology Section has no objection to the vacation request.

RESOLUTION:

w/ conditions

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 25, 2003



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

June 25, 2003

Handwritten signature

Project # 1002702

03DRB-00886 Major-Vacation of Pub Right-of-Way

ALAN J VINCIONI agent(s) request(s) the above action(s) for all or a portion of the alley, the first alley West of Broadway SE between Central SE and Hazeldine SE, **HUNING HIGHLANDS ADDITION**, located WEST OF BROADWAY SE, between COAL SE and HAZELDINE SE (K-14)

AMAFCA

No comment.

COG

No adverse comments.

Transit

No comments received.

Zoning Enforcement

Lots must be 4,000 square feet and 40 feet wide.

Neighborhood Coor.

Letters sent to Broadway Central Corridors (R) Huning Highland Historic (R) and South Broadway (R) Neighborhood Assns.

APS

No comments received.

Police Department

A review of following case(s) indicates the following problems or crimes may occur or that the following concerns may need to be evaluated or addressed on this site or in this area. These comments do not indicate that a thorough CPTED evaluation has been done, or that other criminal activities may not occur. Lighting issues, adequate security.

Fire Department

No adverse comments.

PNM Gas

PNM Gas Services objects to Project # 1002702 -unless alley is retained as a P.U.E. because there is an 8" gas main located in this alley.

PNM Electric

PNM approves the vacation of the 16' wide alley, but retains and reserves all rights and easements for gas and electric for the total width of the alley.

Comcast

No comments received.

QWEST

No comments received.

Environmental Health

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

M.R.G.C.D.

No comments received.

Open Space Division

No comments received.

City Engineer

The Hydrology section has no objection to the vacation request. A replat would be required consummating this vacation. A storm drain easement in Iron must be retained.

Transportation Development

There appears to be an east-west alley near the southern end that connects to Broadway, this alley would need to be vacated also. Otherwise this would create a dead end alley.

Parks & Recreation

Defer to Transportation.

Utilities Development

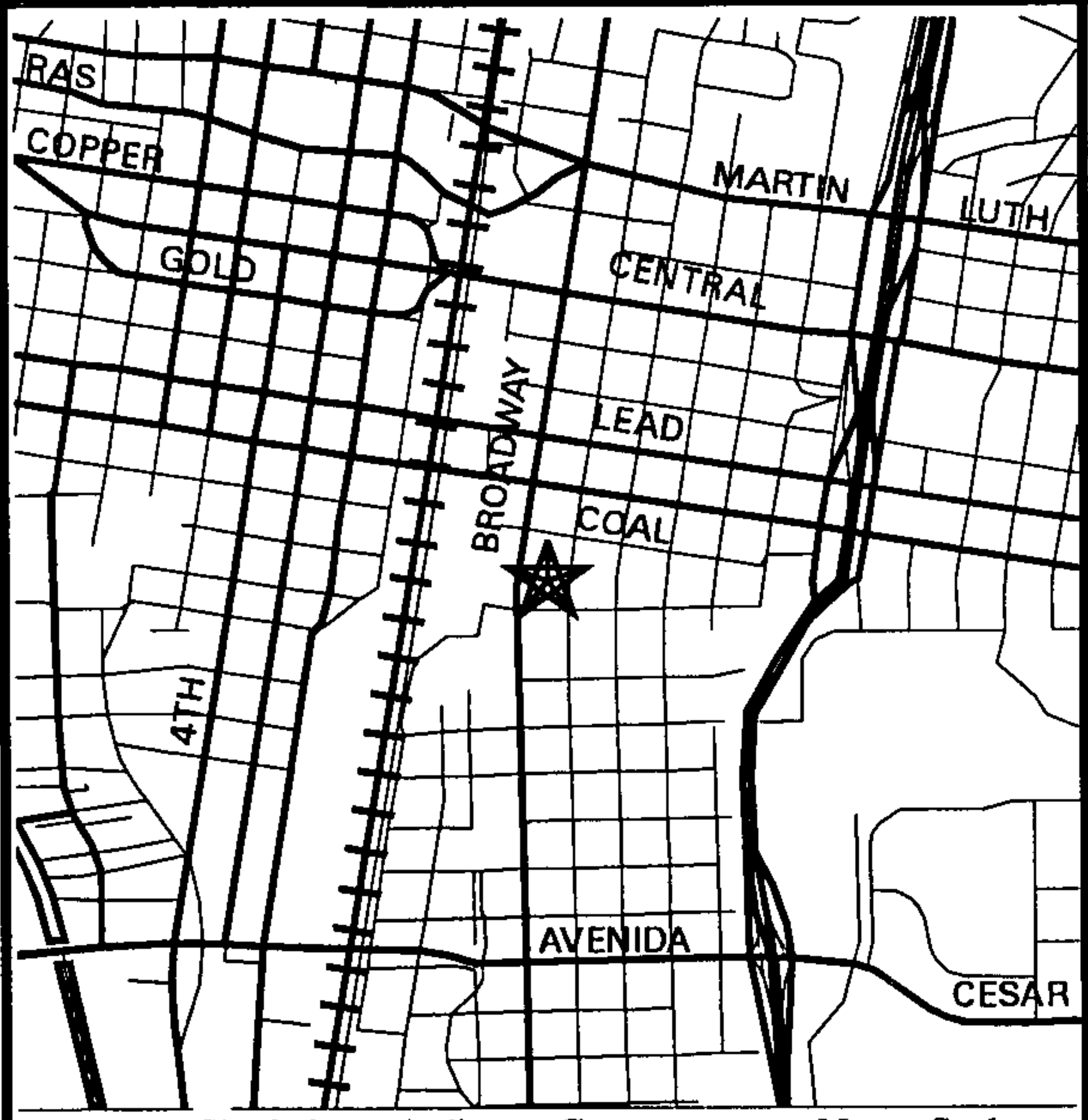
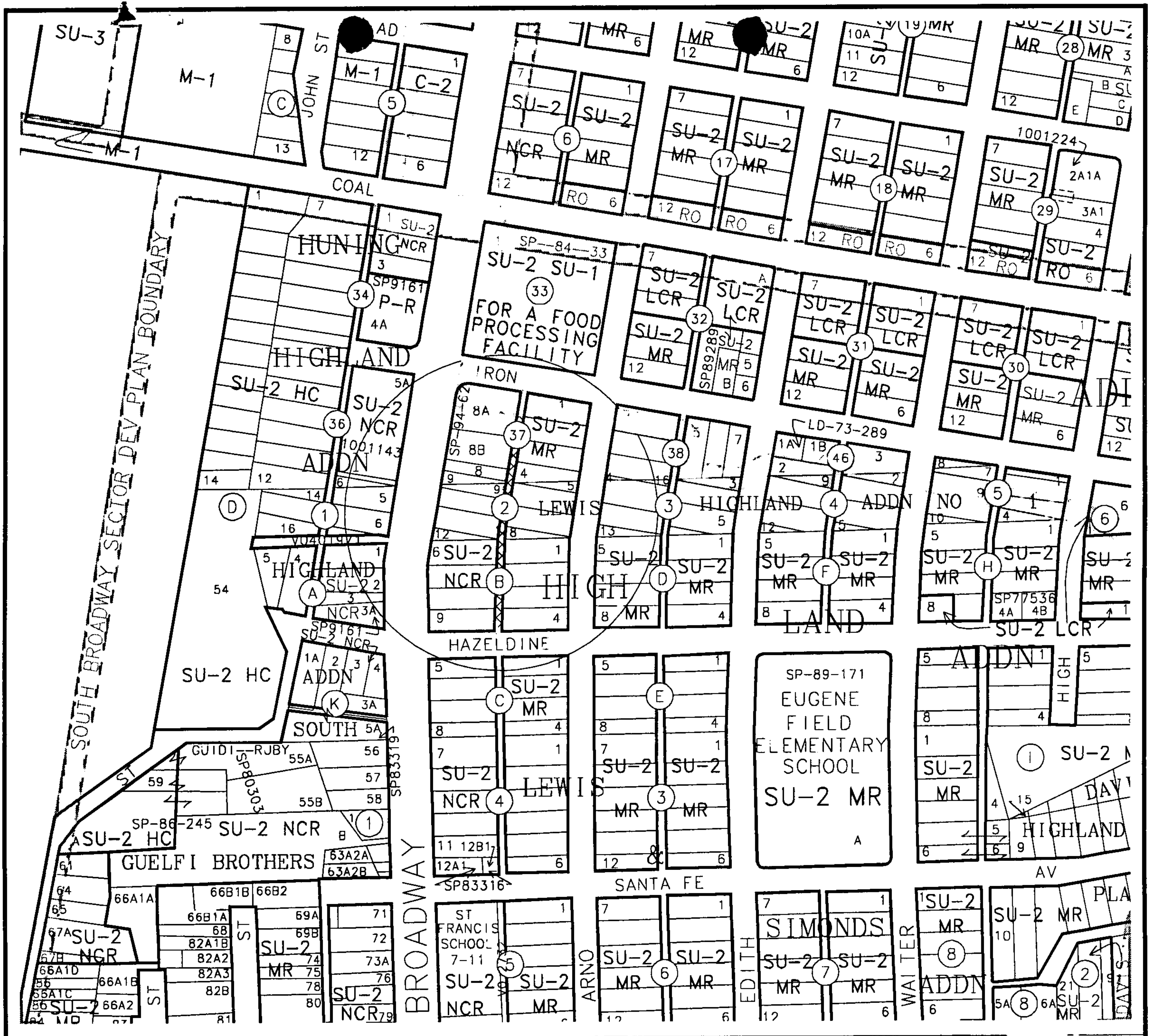
The alley has an existing 8" sanitary sewer line providing service to all adjacent properties. Therefore alley can not be vacated unless sewer line alternatives are implemented, wish seem unlikely.

Planning Department

No objection. Applicant has one year to file the final plat.

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

cc:Alan Vincioni, 216 Third St SW, 87103



ZONING MAP



Scale 1"= 318'

PROJECT NO.
1002702

HEARING DATE
6-25-03

MAP NO.
K-14

ADDITIONAL CASE NUMBER(S)
03DRB-00886

Note: Shaded area indicates County Not to Scale



PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW, on Wednesday, June 25, 2003, beginning at 9:00 a.m. for the purpose of considering the following:

Project # 1000983

03DRB-00882 Major-Two Year SIA
Procedure B

James Crabtree agent(s) request(s) the above action(s) for all or a portion of Lot(s) A-H, Block(s) 10, Unit(s) 3, **MOHAVE TOWNHOMES**, zoned R-T residential zone, located on UNSER BLVD NW, between MOHAVE NW and SAN ILDEFONSO NW containing approximately 2 acre(s). (E-10)

Project # 1001228

03DRB-00875 Major-Two Year SIA

JANE DAVIDSON agent(s) request(s) the above action(s) for all or a portion of Tract(s) 2A & 2B, **KELLY TRACTS**, zoned RA-1, located on GABALDON DR NW, between I-40 NW and MOUNTAIN RD NW containing approximately 4 acre(s). [REF: 01DRB-00610, S-93-30, DRB-93-104] (H-12)

Project # 1002342

03DRB-00883 Major-Preliminary Plat
Approval
03DRB-00884 Minor-Temp Defer SDWK

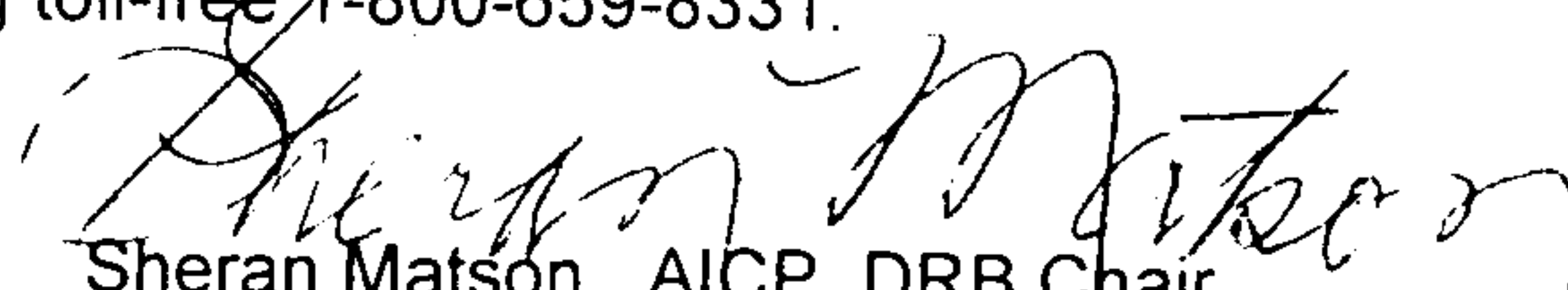
MARK GOODWIN & ASSOCIATES PA agent(s) for MEL FAMIE, LLC request(s) the above action(s) for all or a portion of Lot(s) 1-3, CLYDE LELAND SUBDIVISION, (to be known as **PETROGLYPH GARDENS SUBDIVISION**) zoned R-T residential zone, located on the EAST SIDE OF ATRISCO DR NW, between LEGENDS AVE NW and WESTERN TRAIL NW containing approximately 3 acre(s). [REF: Z-85-38-5C2, 02DRB-01720 SK] (F-11)

Project # 1002702

03DRB-00886 Major-Vacation of Pub
Right-of-Way

ALAN J VINCIONI agent(s) request(s) the above action(s) for all or a portion of the alley, the first alley West of Broadway SE between Central SE and Hazeldine SE, **HUNING HIGHLANDS ADDITION**, located WEST OF BROADWAY SE, between COAL SE and HAZELDINE SE (K-14)

Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays INDIVIDUALS WITH DISABILITIES who need special assistance to participate at this meeting should contact Claire Senova, Planning Department, at 924-3946. Hearing impaired users may contact her via the New Mexico Relay Network by calling toll-free 1-800-659-8331.


Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, JUNE 9, 2003.

126

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

Meeting Date: 6-25-03

Zone Atlas Page: 15-14-2

Notification Radius: 100 Ft.

Cross Reference and Location: _____

Applicant: Alan J. Vinciani ✓

Address: 215 Third St SW, 82103

Agent: _____

Address: _____

SPECIAL INSTRUCTIONS

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

Date Mailed: 6/6/03

Signature: 15 Tse H. Hui

App#	<u>13028-00886</u>
Proj#	<u>1002702</u>
Other#	

RECORDS WITH LABELS

PAGE 1

101405736722543101	LEGAL: TR 1 BLK 33 HUNING HIGHLAND ADDN BEING A REPL OF L LAND USE: PROPERTY ADDR: 00000 500 BROADWAY SE OWNER NAME: CREAMLAND DAIRIES INC OWNER ADDR: 00000	ALBUQUERQUE	NM 87125
101405736020042514	LEGAL: LOT 8-A BLK 37 PLAT SHOWING LTS 8-A & 8-B (A REPLA LAND USE: PROPERTY ADDR: 00000 606 BROADWAY BLVD SE OWNER NAME: YU PERCY P C & MARIA OWNER ADDR: 00606 BROADWAY	BL SE ALBUQUERQUE	NM 87102
101405737720442513	LEGAL: * 00 1 03 7HUNINGS HIGHLAND ADD LAND USE: PROPERTY ADDR: 00000 601 ARNO ST NE OWNER NAME: ROMERO PABLO ETAL OWNER ADDR: 00601 ARNO	SE ALBUQUERQUE	NM 87102
101405737619942512	LEGAL: * 00 2 03 7HUNINGS HIGHLAND ADD LAND USE: PROPERTY ADDR: 00000 605 ARNO ST SE OWNER NAME: RANSOM FREEMAN OWNER ADDR: 00216 LEWIS	SE ALBUQUERQUE	NM 87102
101405736019042516	LEGAL: LOT 8-B BLK 37 PLAT SHOWING LTS 8-A & 8-B (A REPLA LAND USE: PROPERTY ADDR: 00000 610 BROADWAY BLVD SE OWNER NAME: YU PERCY P C & MARIA OWNER ADDR: 00606 BROADWAY	BL SE ALBUQUERQUE	NM 87102
101405737519542511	LEGAL: * 00 3 03 7HUNINGS HIGHLAND ADD LAND USE: PROPERTY ADDR: 00000 611 ARNO ST NE OWNER NAME: BUSTILLOS FELIX & LUISA OWNER ADDR: 00611 ARNO	ST SE ALBUQUERQUE	NM 87102
101405735818942517	LEGAL: * 00 9 03 7HUNING HILAND S1/2 OF L 8 9 BLK 37 & L 1 LAND USE: PROPERTY ADDR: 00000 614 BROADWAY BLVD SE OWNER NAME: PEREA ESTHER TRUSTEE ADELA T G OWNER ADDR: 00614 BROADWAY	BL SE ALBUQUERQUE	NM 87105
101405737318942510	LEGAL: H H ADD L4 BLK 37 X L5 BK 2 C W LEWIS H AD LAND USE: PROPERTY ADDR: 00000 615 ARNO ST SE OWNER NAME: MCCLAIN DONNA LEIGH OWNER ADDR: 00000	ORLANDO	FL 32859
101405737218442509	LEGAL: * 00 6 00 2C W HIGHLAND ADDN NO 1 LAND USE: PROPERTY ADDR: 00000 619 ARNO ST SE OWNER NAME: CANDELARIA LORRAINE A & GARCIA OWNER ADDR: 00619 ARNO	ST SE ALBUQUERQUE	NM 87102
101405735718442518	LEGAL: * 01 4 00 2C W LEWIS & HIGHLAND ADD #1 LAND USE: PROPERTY ADDR: 00000 620 BROADWAY BLV SE OWNER NAME: MONTOYA EDRAS S & ELENA T OWNER ADDR: 00713 1/2 BROADWAY	SE ALBUQUERQUE	NM 87102
101405737118042508	LEGAL: * 00 7 00 2C W LEWIS & HIGHLAND ADD #1 LAND USE: PROPERTY ADDR: 00000 623 ARNO ST SE OWNER NAME: CANDELARIA JERRY F & SAMUEL M OWNER ADDR: 00623 ARNO	ST SE ALBUQUERQUE	NM 87102

RECORDS WITH LABELS

PAGE 2

101405735717942519	LEGAL: * 01 5 00 2C W LEWIS & HIGHLAND ADD #1 LAND USE: PROPERTY ADDR: 00000 622 BROADWAY BLVD SE OWNER NAME: MORALES ALEJANDRO ETUX OWNER ADDR: 00622 BROADWAY	BL SE ALBUQUERQUE	NM 87102
101405737217342507	LEGAL: * 00 1 B HIGHLAND ADD SOUTH LAND USE: PROPERTY ADDR: 00000 625 ARNO ST SE OWNER NAME: CANDELARIA JERRY F & SAMUEL M OWNER ADDR: 00619 ARNO	ST SE ALBUQUERQUE	NM 87102
101405735717242520	LEGAL: * 00 6 B HIGHLAND ADD S X LT 16 BK 2 C W HIGHLAND N LAND USE: PROPERTY ADDR: 00000 628 BROADWAY BLVD SE OWNER NAME: CARMODY ANTHONY G & PATRICIA A OWNER ADDR: 00628 BROADWAY	BL SE ALBUQUERQUE	NM 87102
101405737216842506	LEGAL: * 00 2 B HIGHLAND ADD SOUTH LAND USE: PROPERTY ADDR: 00000 629 ARNO ST SE OWNER NAME: MCKEON MICHAEL J & JONETTA K OWNER ADDR: 00629 ARNO	SE ALBUQUERQUE	NM 87102
101405735716842521	LEGAL: * 00 7 B HIGHLAND ADD SOUTH LAND USE: PROPERTY ADDR: 00000 BROADWAY BLV SE OWNER NAME: CARMODY LEE R AND MARY HELEN OWNER ADDR: 01016 IRON	AV SW ALBUQUERQUE	NM 87102
101405737216242505	LEGAL: * 00 3 B HIGHLAND ADD SOUTH LAND USE: PROPERTY ADDR: 00000 635 ARNO ST SE OWNER NAME: ESCOBEDO JORGE & ESCOBEDO ELET OWNER ADDR: 00635 ARNO	SE ALBUQUERQUE	NM 87102
101405737516342522	LEGAL: * 00 8 B HIGHLAND ADD SOUTH LAND USE: PROPERTY ADDR: 00000 BROADWAY BLV SE OWNER NAME: FABER DONALD E OWNER ADDR: 14011 BARRINGTON FAIRWAY	HOUSTON	TX 77069
101405737515942504	LEGAL: * 00 4 B HIGHLAND ADD SOUTH E 85 FT LAND USE: PROPERTY ADDR: 00000 637 ARNO ST SE OWNER NAME: SZANTHO TAMAS & JUDIT OWNER ADDR: 02038 PLACITA DA VIDA	SANTA FE	NM 87505
101405736915942503	LEGAL: * 00 4 B HIGHLAND ADD SOUTH W 57 FT LAND USE: PROPERTY ADDR: 00000 315 HAZELDINE AVE SE OWNER NAME: MAE FOOR DONNA OWNER ADDR: 00315 HAZELDINE	SE ALBUQUERQUE	NM 87102
101405736115842502	LEGAL: * 00 9 B HIGHLAND ADD SOUTH E 67 FT LAND USE: PROPERTY ADDR: 00000 311 HAZELDINE AVE SE OWNER NAME: FIERRO AURORA C OWNER ADDR: 00311 HAZELDINE	SE ALBUQUERQUE	NM 87102
101405735315842501	LEGAL: * 00 9 B HIGHLAND ADD SOUTH W 75 FT LAND USE: PROPERTY ADDR: 00000 640 BROADWAY BLVD SE OWNER NAME: CARMODY LEE R ETUX OWNER ADDR: 00640 BROADWAY	BL SE ALBUQUERQUE	NM 87102

RECORDS WITH LABELS

PAGE 3

101405737214642010 LEGAL: * 00 1 C HIGHLAND ADD SOUTH
PROPERTY ADDR: 00000 703 ARNO ST SE
OWNER NAME: GONZALES JUAN A & CECILIA
OWNER ADDR: 00703 ARNO

101405735714642011 LEGAL: * 00 5 C HIGHLAND ADD SOUTH
PROPERTY ADDR: 00000 BROADWAY BLV SE
OWNER NAME: GROTHUS BARBARA J
OWNER ADDR: 00905 SILVER

101405737214142009 LEGAL: * 00 2 C HIGHLAND ADD SOUTH
PROPERTY ADDR: 00000 707 ARNO ST SE
OWNER NAME: COHEN BETH ANN
OWNER ADDR: 00707 ARNO

101405735613842012 LEGAL: * 00 6 C HIGHLAND ADD S LTS 6 7 & 8
PROPERTY ADDR: 00000 BROADWAY BLV SE
OWNER NAME: GROTHUS BARBARA J
OWNER ADDR: 00905 SILVER

101405737113742008 LEGAL: * 00 3 C HIGHLAND ADD SOUTH
PROPERTY ADDR: 00000 711 ARNO ST SE
OWNER NAME: LINES JOHN FARRELL & LINES FAR
OWNER ADDR: 00711 ARNO

LAND USE:

SE ALBUQUERQUE NM 87102

LAND USE:

SW ALBUQUERQUE NM 87102

LAND USE:

ST SE ALBUQUERQUE NM 87102

LAND USE:

SW ALBUQUERQUE NM 87102

LAND USE:

ST SE ALBUQUERQUE NM 87102



City of Albuquerque

PLEASE NOTE: The Neighborhood Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter – you will need to get an updated letter from our office. It is your responsibility to provide current information – outdated information may result in a deferral of your case.

Date: May 29, 2003

TO CONTACT NAME: Allen J. Vincioni
COMPANY/AGENCY: Berger Berger
ADDRESS/ZIP: 215 Third St SW 87103
PHONE/FAX #: 247-0444 / 243-1505

Thank you for your inquiry of 5-25-03 (date) requesting the names of **Recognized**

Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at alley vacation between Coal Ave.

and Hazeldene.
zone map page(s) K-14

Our records indicate that the **Recognized Neighborhood Association(s)** affected by this proposal and the contact names are as follows:

Huning Highland Historic District

~~Neighborhood Association~~

Contacts: Charles Encendio
201 High St. NE 87102
242-4660 (W)

Steve Charnas

PO Sutin Thayer + Browne

PO Box 1945 / 87103 883-3425 (W)

South Broadway

~~Neighborhood Association~~

Contacts: Susan Dixon
1213 Edith SE 87102
242-4013 (W)

Bernadette Chavez

1923 Arno SE 87102

244-9141 (W)

See reverse side for additional Neighborhood Association Information: **YES** ☒ **NO** ☐

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

Sincerely,

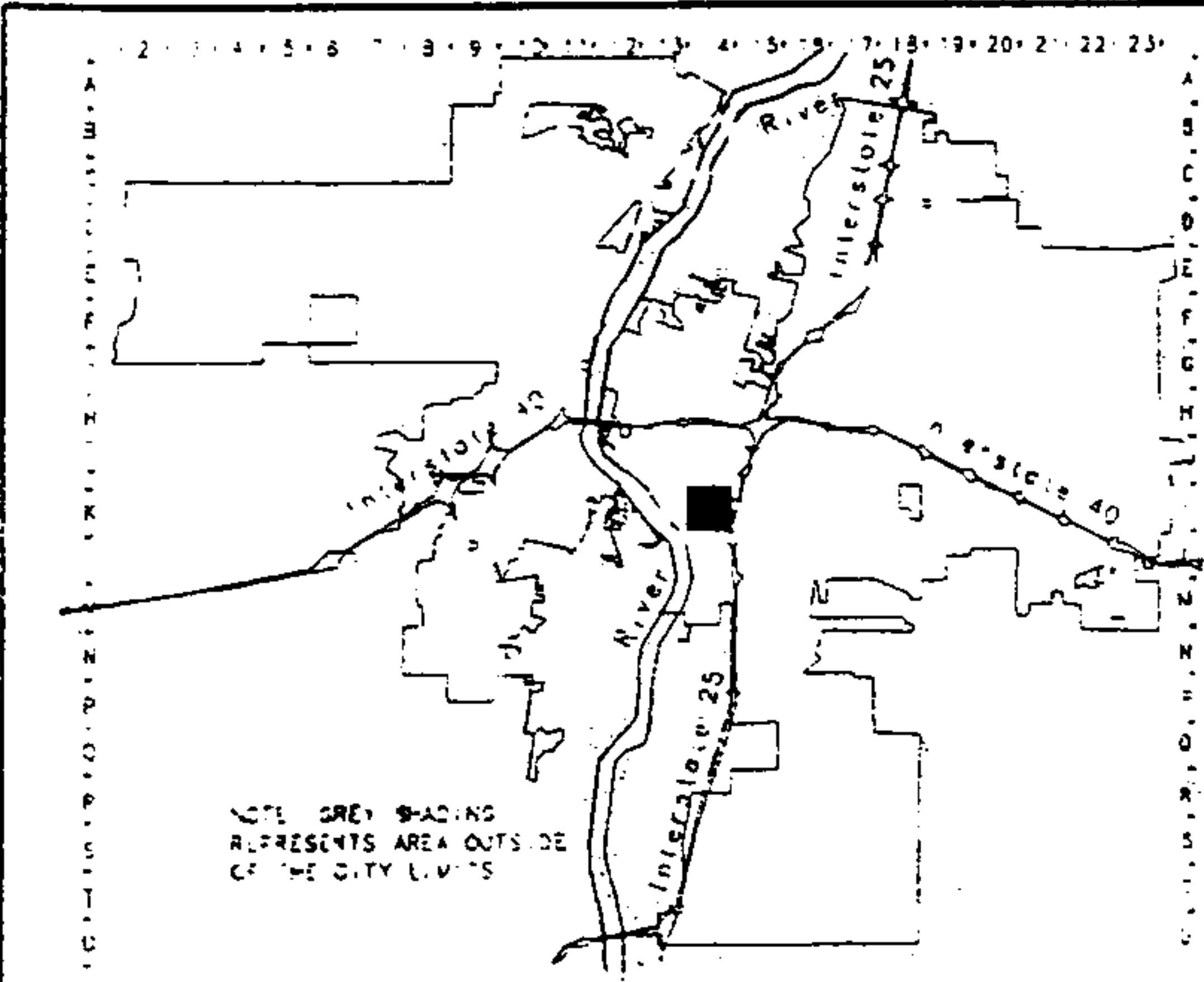
Dalaina S. Carmona

OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

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

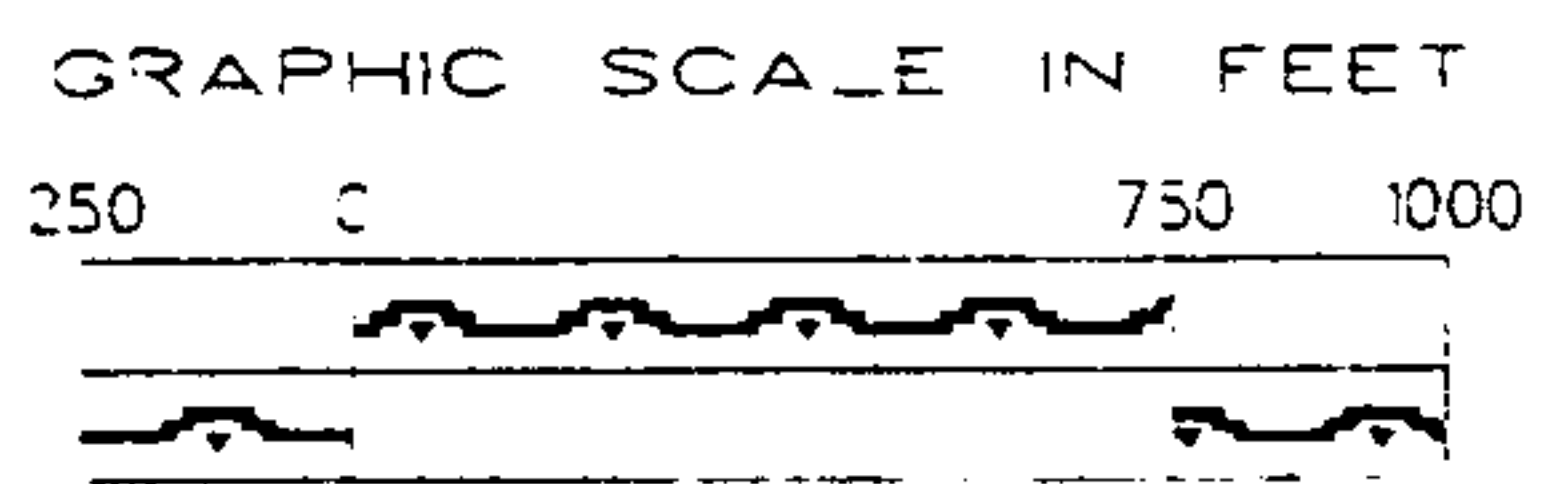
Attention: Both contacts per neighborhood association need to be notified.





CITY OF
Albuquerque
A Geographic Information System
PLANNING DEPARTMENT

© Copyright 2003



Zone Atlas Page

K-14-Z

Map Amended through January 21, 2003

SIGN POSTING AGREEMENT

REQUIREMENTS

POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

All persons making application to the City under the requirements and procedures established by the City Zoning Code or Subdivision Ordinance are responsible for the posting and maintaining of one or more signs on the property which the application describes. Vacations of public rights-of-way (if the way has been in use) also require signs. Waterproof signs are provided at the time of application. If the application is mailed, you must still stop at the Development Services Front Counter to pick up the sign.

The applicant is responsible for ensuring that the signs remain posted throughout the 15-day period prior to public hearing. Failure to maintain the signs during this entire period may be cause for deferral or denial of the application. Replacement signs for those lost or damaged are available from the Development Services Front Counter at a charge of \$3.50 each.

1. LOCATION

- A. The sign shall be conspicuously located. It shall be located within twenty feet of the public sidewalk (or edge of public street). Staff may indicate a specific location.
- B. The face of the sign shall be parallel to the street, and the bottom of the sign shall be at least two feet from the ground.
- C. No barrier shall prevent a person from coming within five feet of the sign to read it.

2. NUMBER

- A. One sign shall be posted on each paved street frontage. Signs may be required on unpaved street frontages.
- B. If the land does not abut a public street, then, in addition to a sign placed on the property, a sign shall be placed on and at the edge of the public right-of-way of the nearest paved City street. Such a sign must direct readers toward the subject property by an arrow and an indication of distance.

3. PHYSICAL POSTING

- A. A heavy stake with two crossbars or a full plywood backing works best to keep the sign in place, especially during high winds.
- B. Large headed nails or staples are best for attaching signs to a post or backing; the sign tears out less easily.

4. TIME

Signs must be posted from JUNE 10 2003 To JUNE 25 2003

5. REMOVAL

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

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


(Applicant or Agent)

5/30/03
(Date)

I issued 3 signs for this application, 5/30/03
(Date)


(Staff Member)

C3 DRB - CC886

DRB PROJECT NUMBER: 1002702

Current DRC
Project Number:

ORIGINAL

FIGURE 12

INFRASTRUCTURE LIST

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

TREMENTINA SUBDIVISION
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

LOTS 6-14, NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3, BLOCK 4
EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

6/25/03
Date Submitted: 6/25/03
Date Site Plan Approved: 6/25/03
Date Preliminary Plat Approved: 6/25/03
Date Preliminary Plat Expires: 6/25/04
DRB Project No.: 1002639
DRB Application No.: 03-00717

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This listing is not necessarily a complete listing. During SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Const Engineer
		28' F-F	Residential Paving	Via Contenta	Via de Paz	hammerhead	/	/	/
		mtbl	Curb & Gutter	"	"	"	/	/	/
		4'	PCC Sidewalk (1) (both sides)	"	"	"	/	/	/
		2'	4" Thick Brick Patterned Conc - tan (both sides, between curb & sdwk)	"	"	"	/	/	/
		8"	Waterline (Pressure Zone 3E)	"	"	Via Feliz	/	/	/
		6"	Waterline (Pressure Zone 4ER)	"	Via Feliz	hammerhead	/	/	/
		8"	SAS	"	Via de Paz	"	/	/	/
		24"	RCP Storm Drain	"	"	10 Lot 15, Blk A	/	/	/
		24"	RCP Storm Drain	"	20' Drainage Easement on Lot 17, Blk A	Lot 27, blk A	/	/	/
		32' F-F	Residential Paving	Via de Paz	Alameda Blvd	Via Contenta	/	/	/
		22' F-F	Residential Paving	"	Via Contenta	Lot 4, Blk A	/	/	/

ORIGINAL

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Const Engineer
		mtbl	Curb & Gutter	Via de Paz	Alameda Blvd	Lot 4, Blk A	/	/	/
		4'	PCC Sidewalk (1) (both sides)	"	"	"	/	/	/
		8"	Waterline (Pressure Zone 3E)	"	"	"	/	/	/
		8"	SAS	"	"	"	/	/	/
		24"	RCP Storm Drain	"	"	Via Contenta	/	/	/
		32' F-F	Residential Paving	Via Feliz	Alameda Blvd	Via Contenta	/	/	/
		mtbl	Curb & Gutter	"	"	"	/	/	/
		4'	PCC Sidewalk (1) (both sides)	"	"	"	/	/	/
		6"	Waterline (Pressure Zone 4ER)	"	"	"	/	/	/
		8"	Waterline (Pressure Zone 3E)	"	"	"	/	/	/
		24"	RCP Storm Drain	"	"	"	/	/	/
		30"	RCP Storm Drain	20' Drainage Easement on Lot 17, Blk A	Via Contenta	south property line (ex Storm Drain stub)	/	/	/
		6"	Waterline (Pressure Zone 3E)	20' Waterline Easement on Lot 16, Blk A	"	"	/	/	/
		6"	Waterline (Pressure Zone 4ER)	20' Waterline Easement on Lot 27, Blk A	Via Contenta	south property line	/	/	/
		6"	Waterline (Pressure Zone 4ER)	Via Contenta hammerhead	Alameda	Via Contenta	/	/	/
		30' F-F (9)	Arterial Paving (2) (Half width)	Alameda Blvd	west property line	east property line	/	/	/
		std	Curb & Gutter (south side only)	"	"	"	/	/	/
		median	Curb & Gutter (south side only)	"	"	"	/	/	/

ORIGINAL

SIA Sequence #	COA DRC Project #						Private Inspector	City Inspector	City Const Engineer
		6'	PCC Sidewalk (north side only)	Alameda Blvd	west property line	east property line	/	/	/
		8"	Waterline (Pressure Zone 3E)	"	Louisiana Blvd	Via Feliz	/	/	/
		8"	Waterline (Pressure Zone 4ER)	"	Via Feliz	Wyoming Blvd	/	/	/
		8"	SAS	Alameda Blvd	Louisiana Blvd	east property line	/	/	/
		24"-30"	RCP Storm Drain	"	"	Via de Paz	/	/	/
		5.44 Ac-ft	Temp Retention Pond w/ easmt, Covenant & Agreement, and emergency overflow	Lots 1 & 2, Tract 2, Unit 3, Block 4			/	/	/
							/	/	/
							/	/	/
							/	/	/

NOTES:

1. Sidewalks to be deferred on both sides.
2. Includes 2 driving lanes and one bike lane.
3. 8" waterline length may be decreased if new development to the north of Alameda Blvd creates a waterline loop prior to release of financial guarantees.
4. Residential lighting per DPM.
5. Grading and Drainage Certification required per DPM (prior to release of financial guarantees) to include private retaining walls as defined on the approved grading plan.
6. All water to include fire hydrants, valves, and appurtenances per DPM.
7. Storm drain sizes are subject to change per final DRC determination.
8. Curb & gutter on both sides, unless otherwise noted.
9. Alameda Blvd to include 2 left turn lanes

ORIGINAL

AGENT/OWNER

GENEVIEVE DONART

NAME (print)

ISAACSON & AREMAN, P.A.

FIRM

Genevieve Donart 6/23/03

SIGNATURE - date

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

Sharon Watson 6/25/03

DRB CHAIR - date

Christina Sandoval 6/25/03

PARKS & GENERAL SERVICES - date
Recreation

6-25-03

TRANSPORTATION DEVELOPMENT - date

Roger H. 6/25/03

UTILITY DEVELOPMENT - date

Brad D. Bigham 6/25/03

CITY ENGINEER - date

AMAFCA - date

- date

- date

MAXIMUM TIME ALLOWED TO CONSTRUCT
THE IMPROVEMENTS WITHOUT A DRB
EXTENSION: 6-25-05

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER



SUBDIVISION Supplemental form S

- ☐ Major Subdivision action
☐ Minor Subdivision action
☒ Vacation
☐ Variance (Non-Zoning)

SITE DEVELOPMENT PLAN P

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

ZONING & PLANNING Z

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

APPEAL / PROTEST of... A

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

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

APPLICANT INFORMATION:

NAME: Alan J. Vincioni PHONE: 505-247-0444
 ADDRESS: 215 Third ST SW FAX: 505-243-1505
 CITY: ABQ STATE NM ZIP 87103 E-MAIL: _____
 Proprietary interest in site: Owner
 AGENT (if any): _____ PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

DESCRIPTION OF REQUEST: Alley Vacation (Vacation ROW)
Alley SE west of Broadway & South of Coal SE and Hazeldine SE

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. _____ Block: _____ Unit: _____
 Subdiv. / Addn. Hunting Highlands Addition
 Current Zoning: ROW Proposed zoning: _____
 Zone Atlas page(s): K-14 No. of existing lots: _____ No. of proposed lots: _____
 Total area of site (acres): _____ 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.) Within 1000FT of a landfill? NO
 UPC No. _____ MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: Broadway - Iron (Alley between)
 Between: Coal and Hazeldine

CASE HISTORY: Alley west of Broadway between
 List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_, Z_, V_, S_, etc.): V-71-4

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

SIGNATURE [Signature] DATE 5-30-03
 (Print) _____ Applicant _____ Agent _____

FOR OFFICIAL USE ONLY

- ☐ INTERNAL ROUTING
☒ All checklists are complete
☒ All fees have been collected
☒ All case #s are assigned
☒ AGIS copy has been sent
☒ Case history #s are listed
☒ Site is within 1000ft of a landfill NO
☐ F.H.D.P. density bonus
☐ F.H.D.P. fee rebate

Application case numbers	Action	S.F.	Fees
03 DRB - <u>00886</u>	<u>V ROW</u>	☒	\$ <u>300.-</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	<u>Notice</u>	_____	\$ <u>75.-</u>
_____	_____	_____	\$ _____
Total			\$ <u>375.-</u>

Hearing date JUNE 25 2003

[Signature] 5/30/03
 Planner signature / date

Project # 1002702

Project # 1002702

SIGN POSTING AGREEMENT

REQUIREMENTS

POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

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4. TIME

Signs must be posted from June 10 2003 To JUNE 25 2003

5. REMOVAL

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- B. The sign should be removed within five (5) days after the initial hearing.

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


(Applicant or Agent)

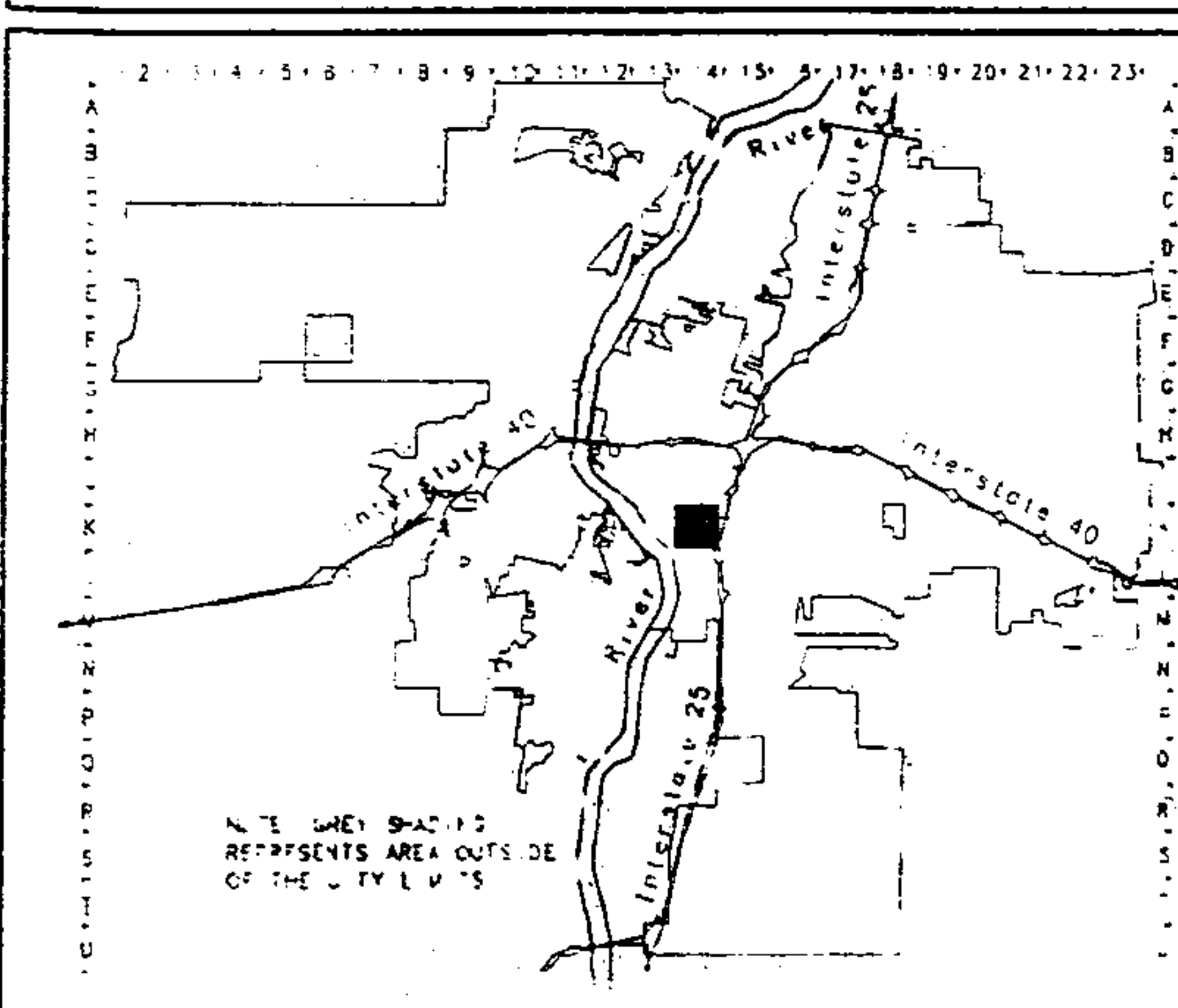
5/30/03
(Date)

I issued 3 signs for this application, 5/30/03,
(Date)


(Staff Member)

03 DRB - 00886

DRB PROJECT NUMBER: 1002702



CITY OF
Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET



Zone Atlas Page

K-14-Z

Map Amended through January 21, 2003



PHONE (505) 247-0444
FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

May 30, 2003

City of ABQ
SHERAN MATSON
ORB Chairperson

Dear MS MATSON

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

The right of way in question has for years been a constant problem for the neighborhood with continuous illegal dumping and plagued by homeless and vagrant issues.

Due to the secluded nature and its location relative to the railroad right of way and various homeless service providers, the alley has proved difficult to secure and a blight on surrounding properties. As a result of the recurring problems many of the adjoining properties have developed their property to accommodate alternative access and thus rendered the alley inaccessible or inefficient to service their property.

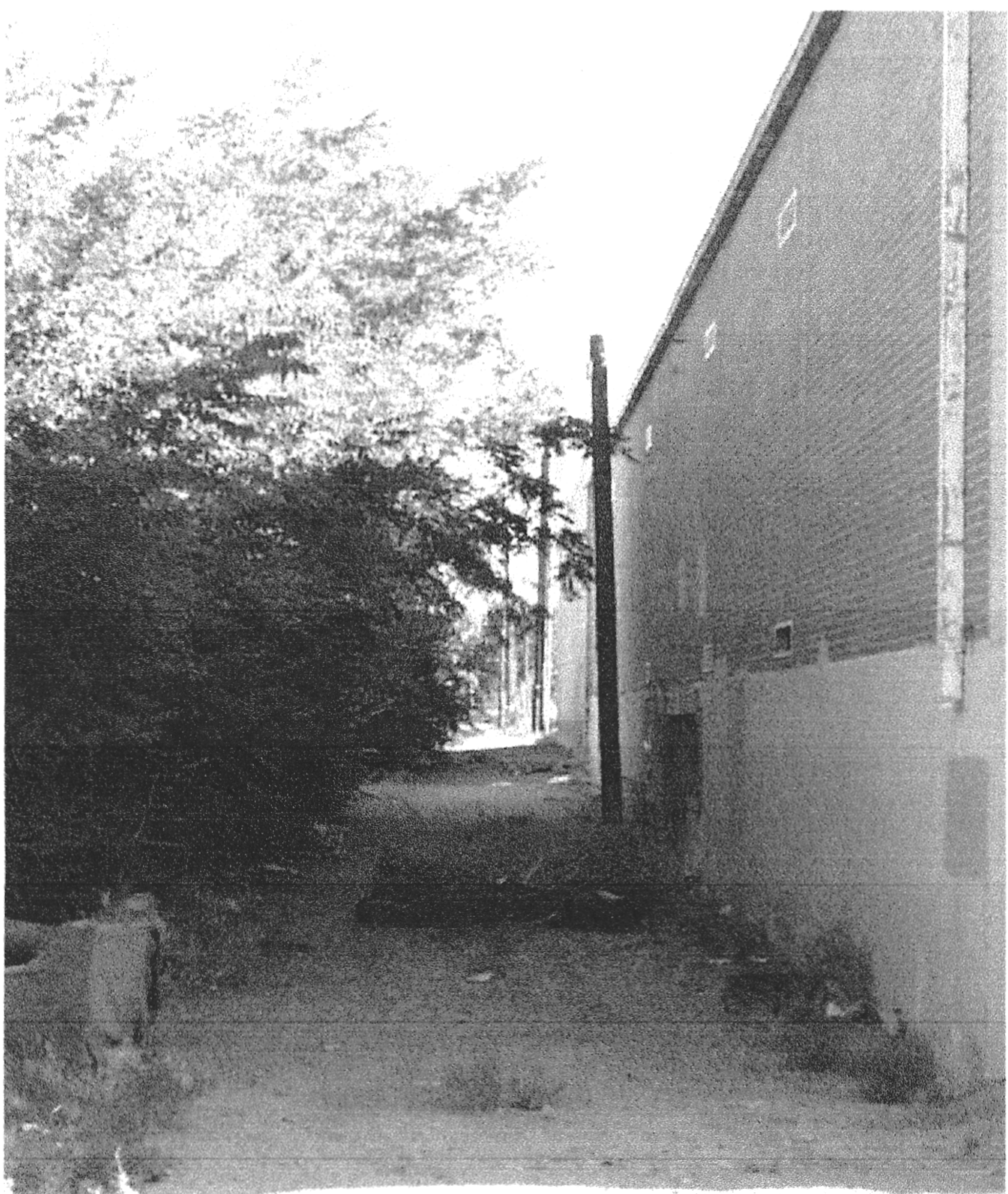
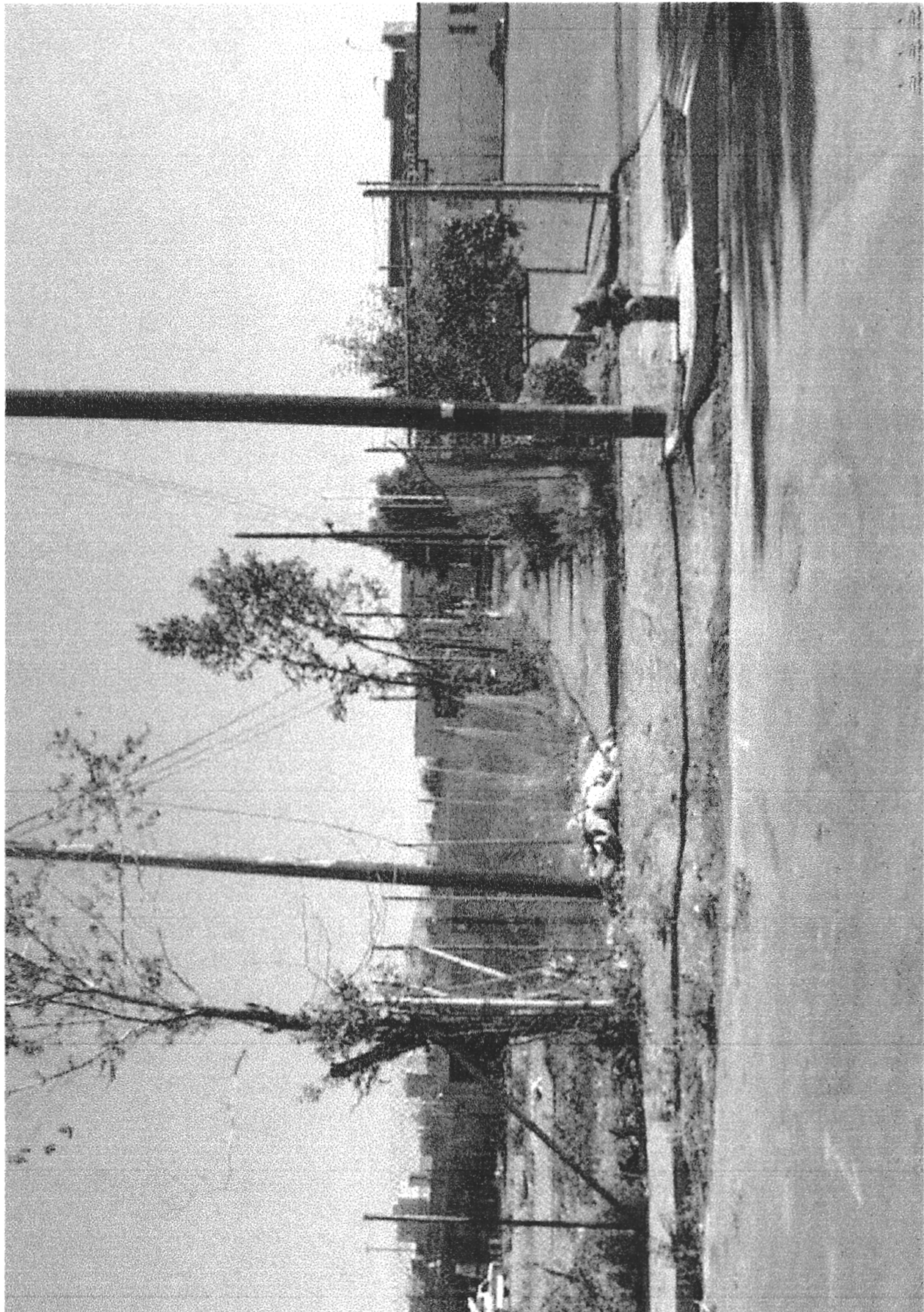
Vacating the alley would permit the adjoining property owners to effectively secure the area and prohibit various activities that have plagued the area for years.

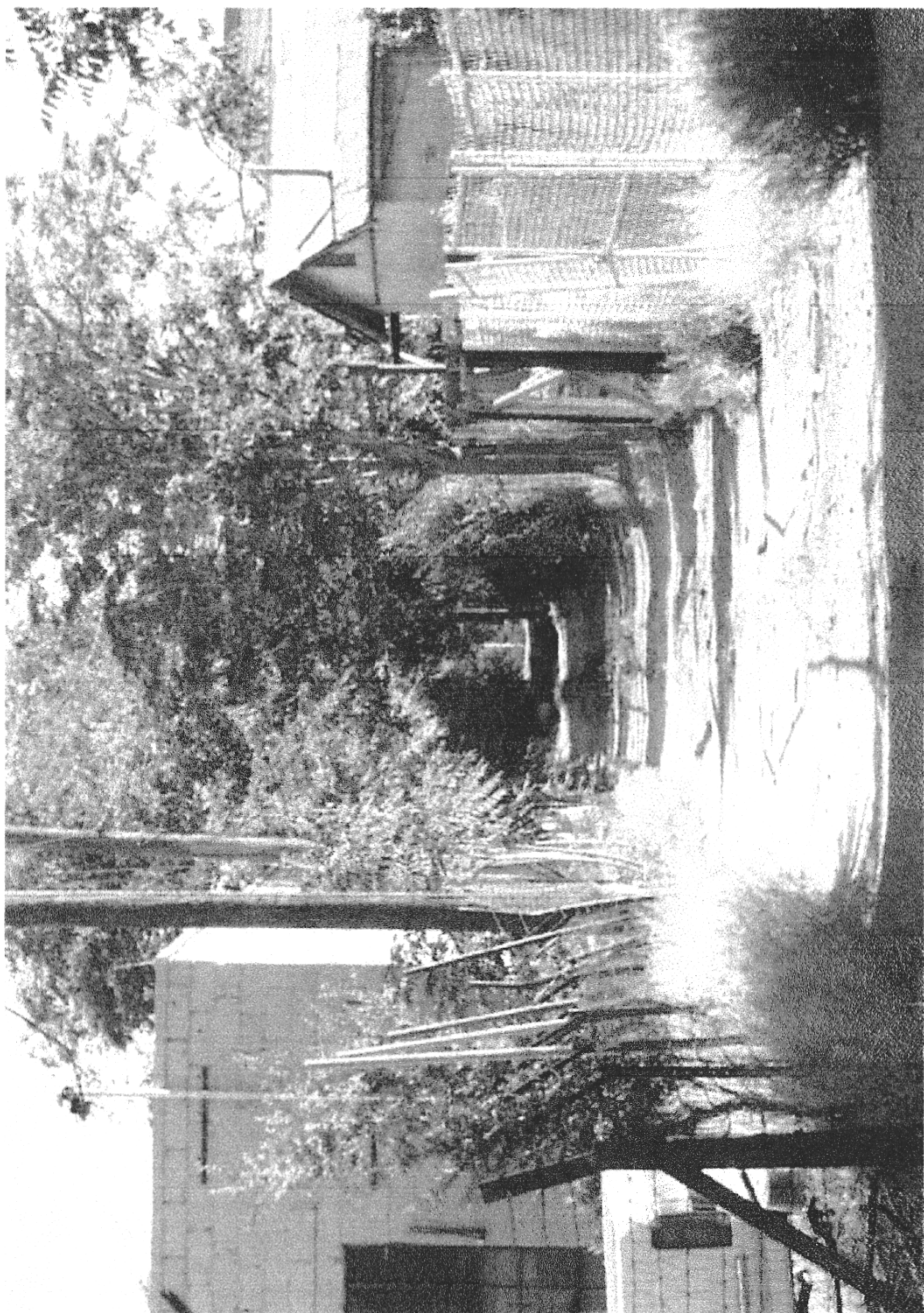
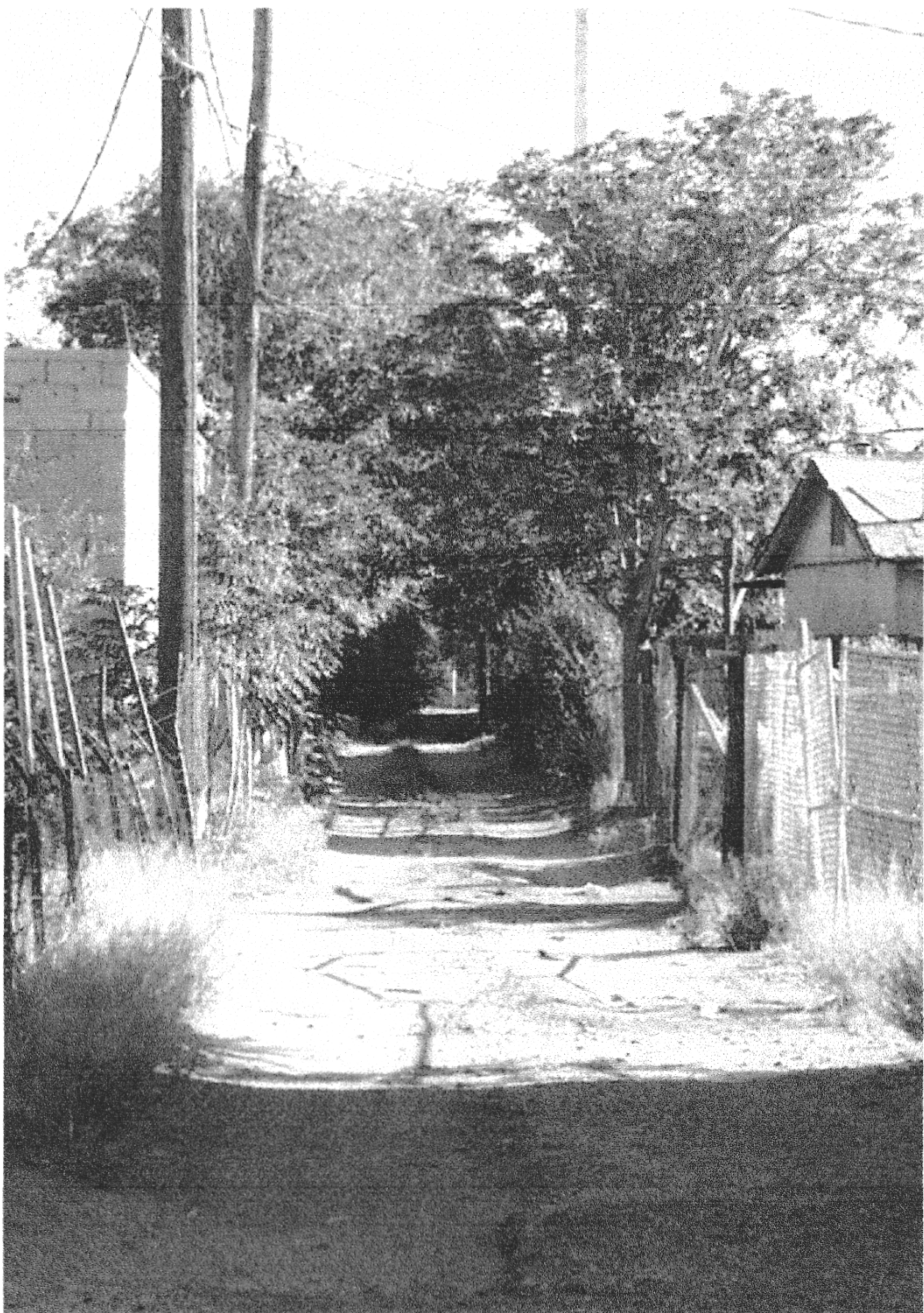
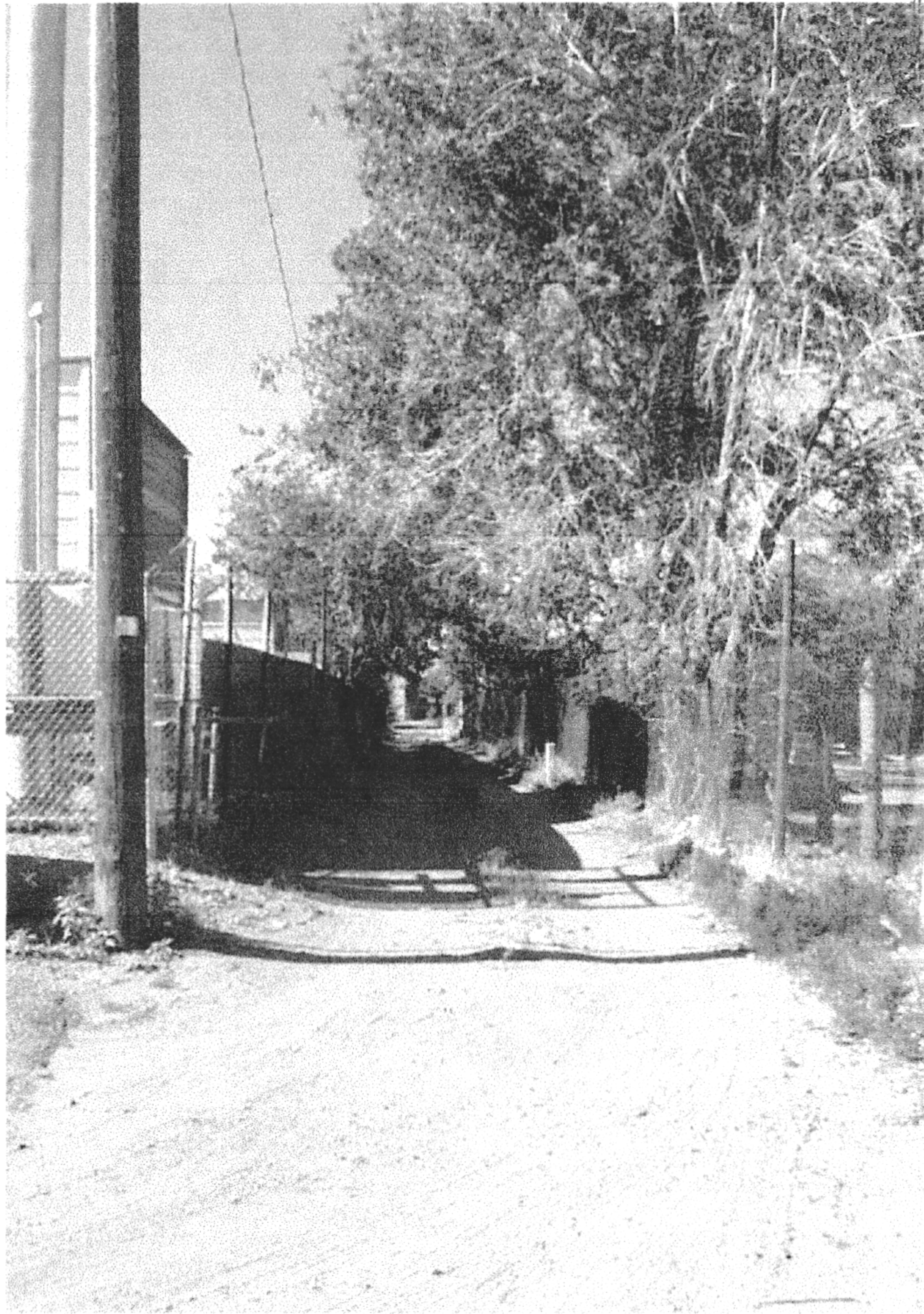
Sincerely.

A handwritten signature in black ink, appearing to read "Alan Vincioni".

Alan Vincioni

Enclosures







City of Albuquerque

PLEASE NOTE: The Neighborhood Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter – you will need to get an updated letter from our office. It is your responsibility to provide current information – outdated information may result in a deferral of your case.

Date: May 29, 2003

TO CONTACT NAME: Alan J. Vinci
COMPANY/AGENCY: Berger Bricker
ADDRESS/ZIP: 215 Third St SW 87103
PHONE/FAX #: 247-0444 / 243-1505

Thank you for your inquiry of 5-29-03 (date) requesting the names of **Recognized**

Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at alley location between Coal Ave.

and Hazeldene.
zone map page(s) K-14

Our records indicate that the **Recognized Neighborhood Association(s)** affected by this proposal and the contact names are as follows:

Huning Highland Historic District

~~Neighborhood Association~~

Contacts: Charles Encendio
201 High St. NE 87102
242-4660 (w)

Steve Charnas

PO Sutin Thayer + Browne
PO Box 1945 / 87103 883-3425 (w)

South Broadway

Neighborhood Association

Contacts: Susan Dixon
1213 Edith SE 87102
242-4013 (w)

Bernadette Chavez

1923 Arno SE 87102
244-9141 (w)

See reverse side for additional Neighborhood Association Information: **YES** ☒ **NO** ☐

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

Sincerely,

Dalaina S. Carmona

OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

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

Additional Neighborhood Association Information

Broadway Central Corridors Partnership, Inc.

Neighborhood Association

Neighborhood Association

Contacts: David Blanc

Contacts: _____

208 Central Ave SE, West Courtyard

243-4345(w) 87102

Kreg Hill

PO Box 6408 87197-6408

344-1000 (w)

Neighborhood Association

Neighborhood Association

Contacts: _____

Contacts: _____

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

Neighborhood Association

Neighborhood Association

Contacts: _____

Contacts: _____

Neighborhood Association

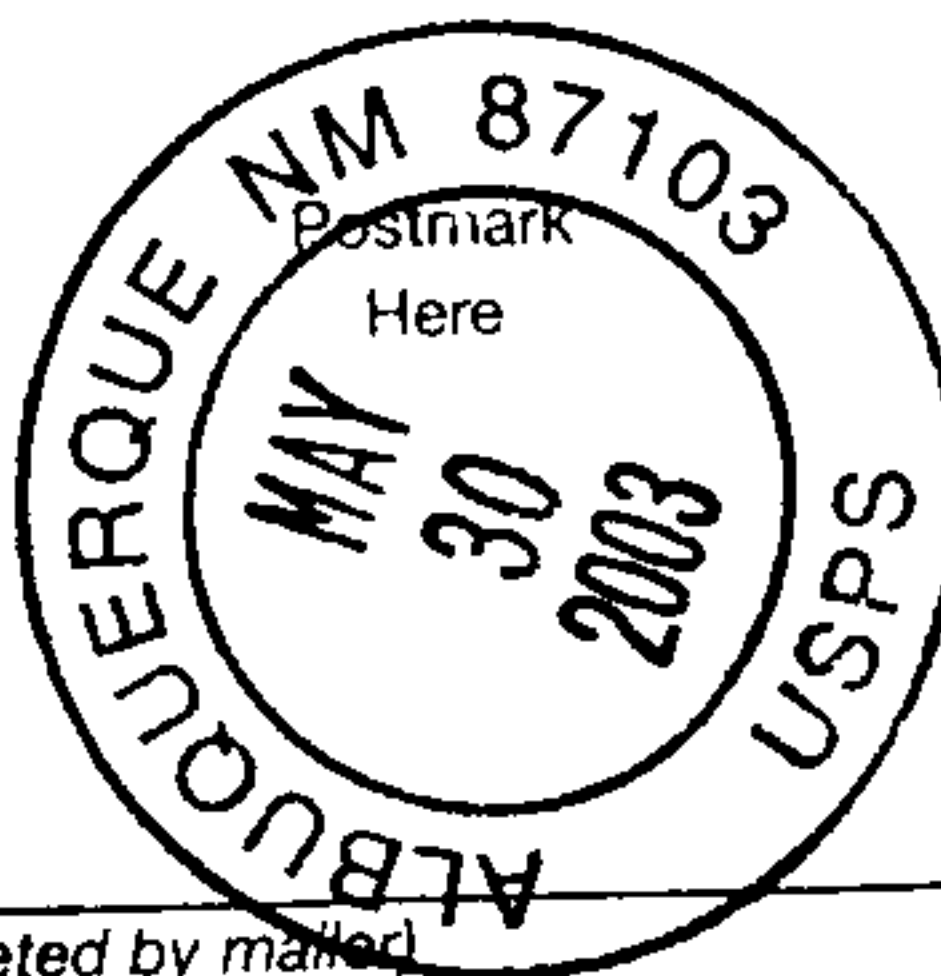
Neighborhood Association

Contacts: _____

Contacts: _____

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

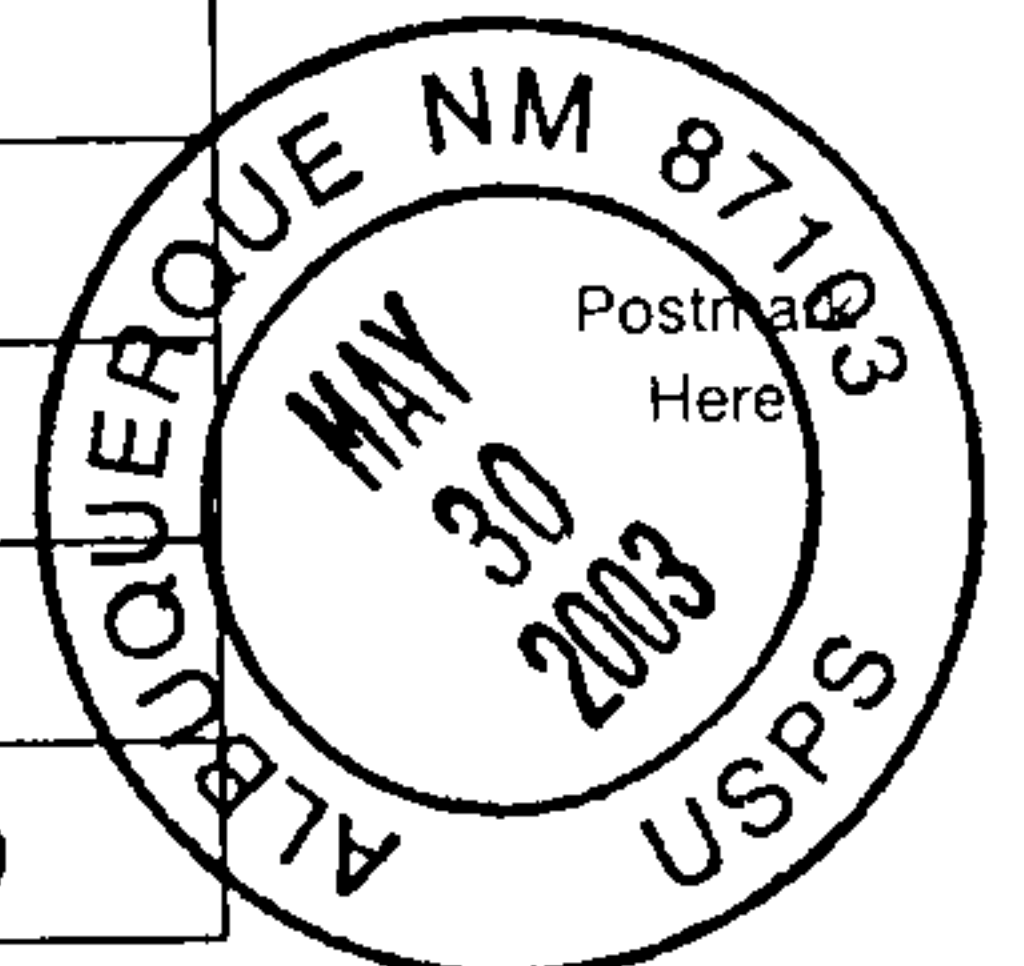
Postage \$.37
Certified Fee 2.30
Return Receipt Fee (Endorsement Required)
Restricted Delivery Fee (Endorsement Required)
Total Postage & Fees \$ 2.67



Recipient's Name (Please Print Clearly) (to be completed by mailer)
Charles Incendio
Street, Apt. No., or PO Box No.
201 High St NE
City, State, ZIP+4
Albuquerque N.M. 87102
PS Form 3800, February 2000 See Reverse for Instructions

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

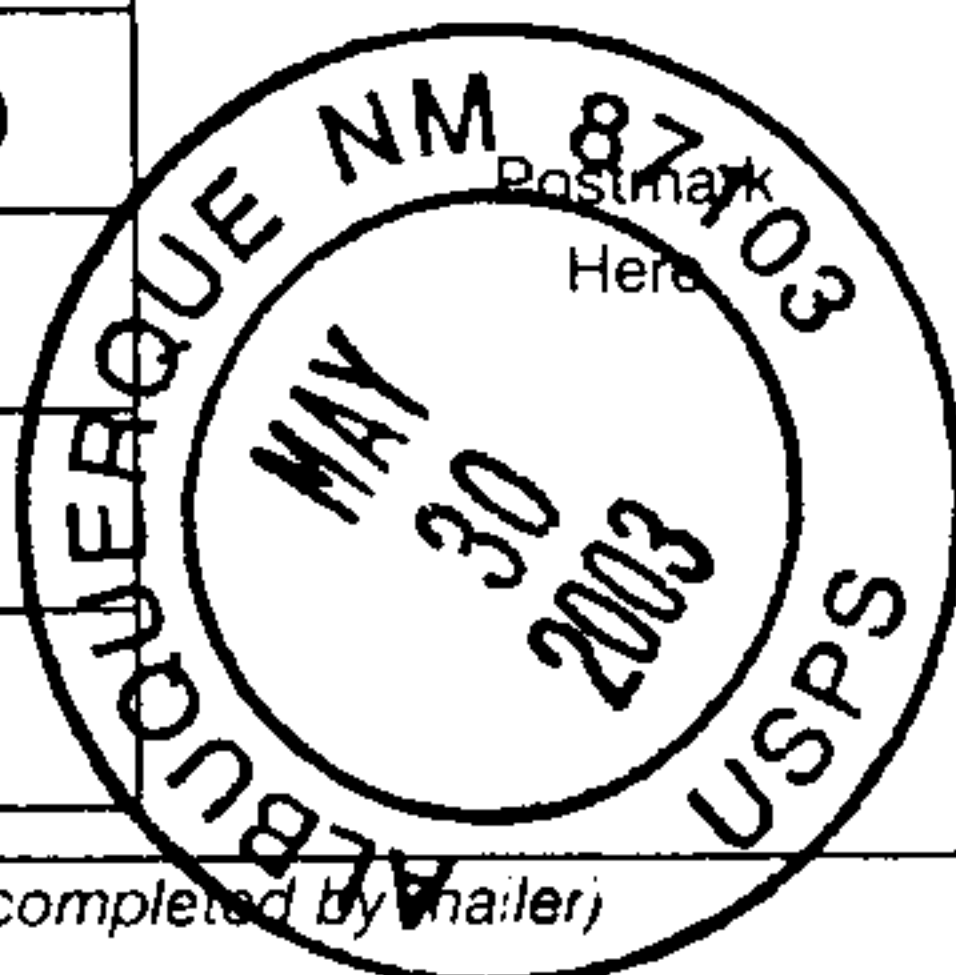
Postage \$.37
Certified Fee 2.30
Return Receipt Fee (Endorsement Required)
Restricted Delivery Fee (Endorsement Required)
Total Postage & Fees \$ 2.67



Recipient's Name (Please Print Clearly) (to be completed by mailer)
DAVID BLANC
Street, Apt. No., or PO Box No.
202 CENTRAL AVE SE West Court
City, State, ZIP+4
ABQ N.M. 87102
PS Form 3800, February 2000 See Reverse for Instructions

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

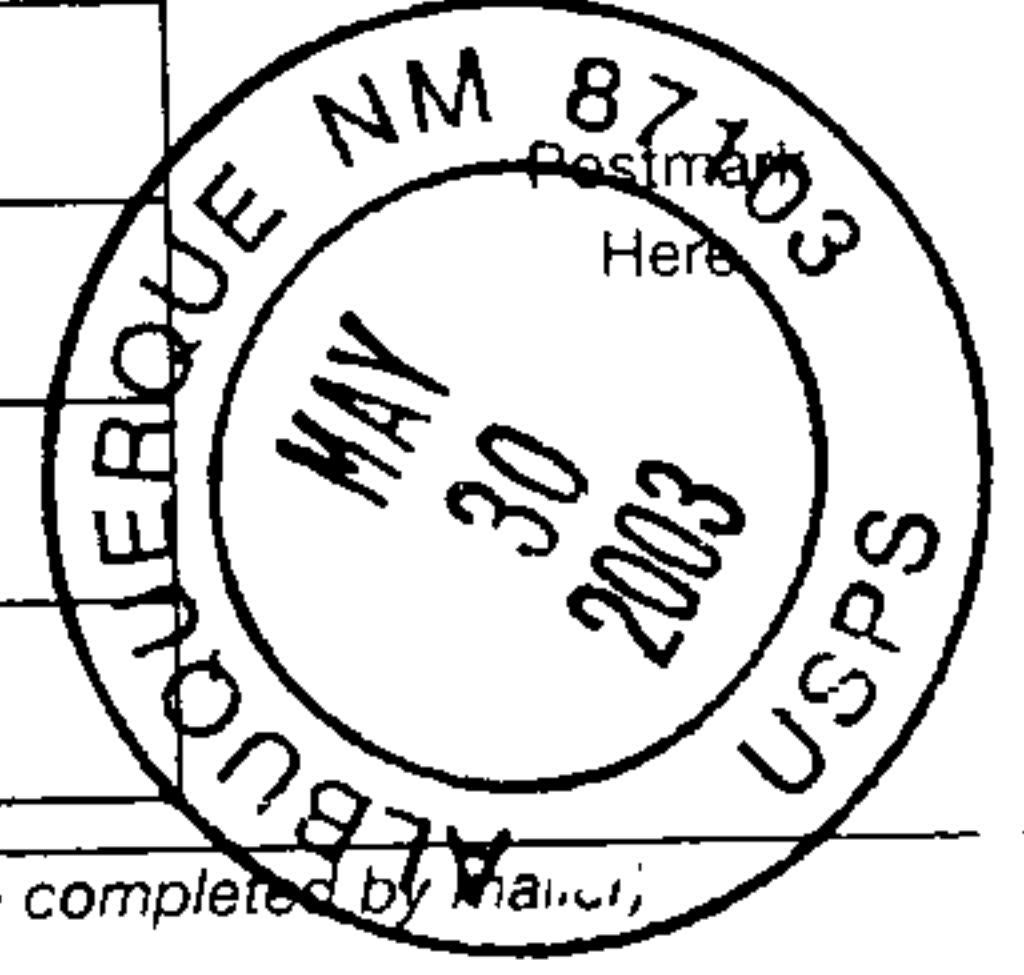
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Total Postage & Fees \$ 2.67



Recipient's Name (Please Print Clearly) (to be completed by mailer)
SUSAN DIXON
Street, Apt. No., or PO Box No.
1213 EDITH SE
City, State, ZIP+4
ALBUQ NM 87102
PS Form 3800, February 2000 See Reverse for Instructions

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

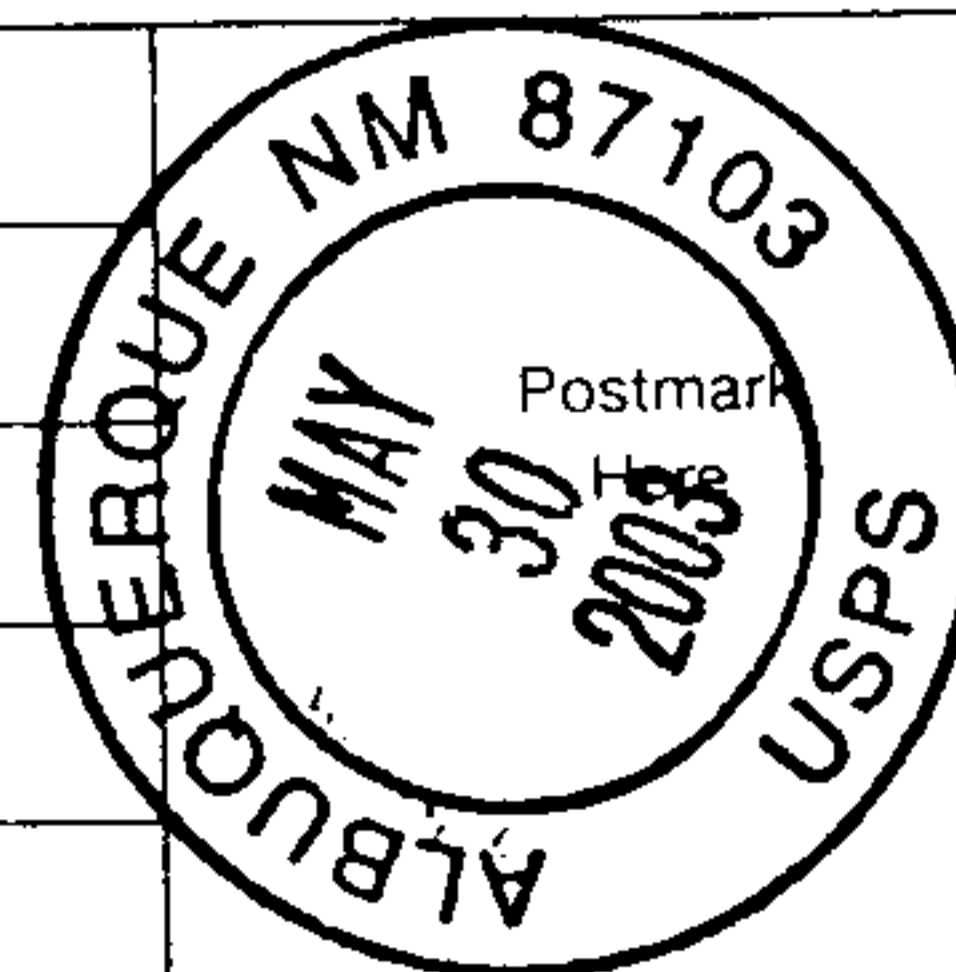
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Recipient's Name (Please Print Clearly) (to be completed by mailer)
KREG WILL
Street, Apt. No., or PO Box No.
PO Box 6408
City, State, ZIP+4
ABQ N.M. 87197-6408
PS Form 3800, February 2000 See Reverse for Instructions

U.S. Postal Service
CERTIFIED MAIL RECEIPT
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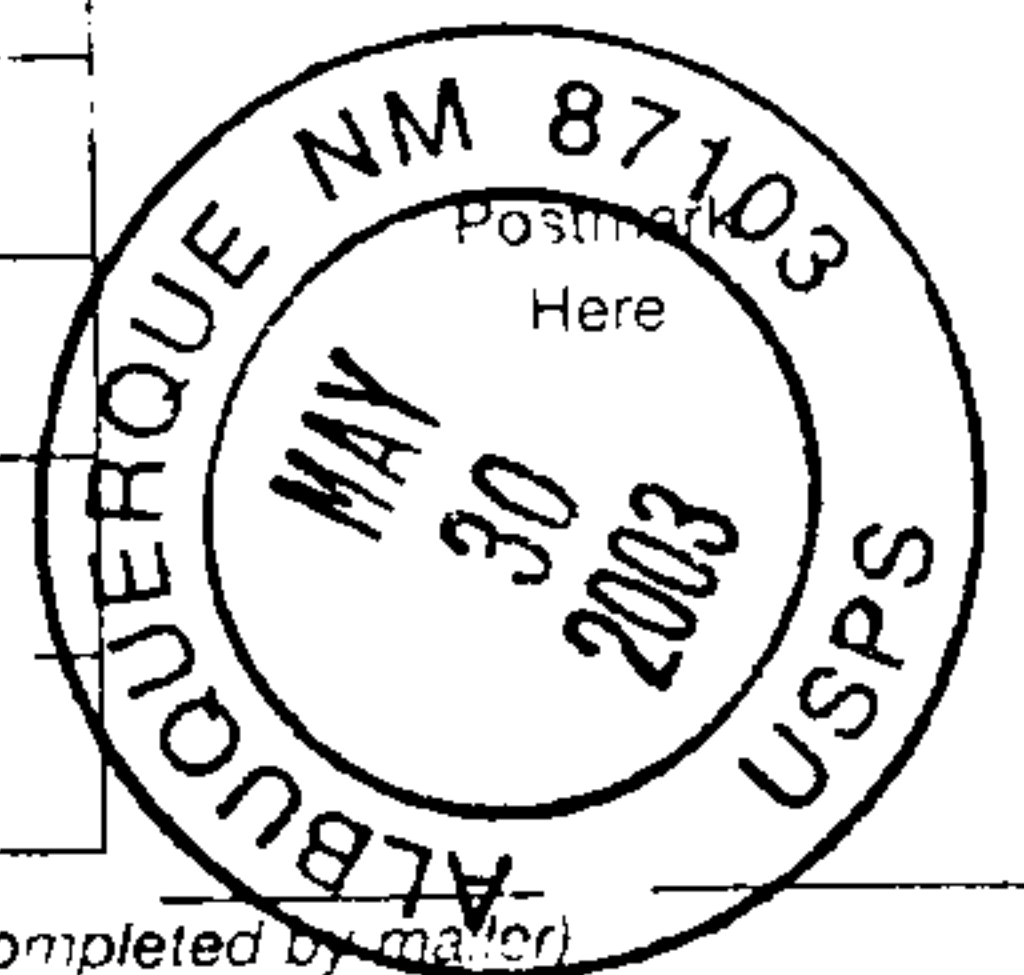
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Total Postage & Fees \$ 2.67



Recipient's Name (Please Print Clearly) (to be completed by mailer)
STEVE CHARNAS 90 SUTINTHAY
Street, Apt. No., or PO Box No.
PO Box 1945
City, State, ZIP+4
ALBUQ, NM 87103
PS Form 3800, February 2000 See Reverse for Instructions

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

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Certified Fee 2.30
Return Receipt Fee (Endorsement Required)
Restricted Delivery Fee (Endorsement Required)
Total Postage & Fees \$ 2.67



Recipient's Name (Please Print Clearly) (to be completed by mailer)
BERNARDE CHAVEZ
Street, Apt. No., or PO Box No.
1923 ARNO SE
City, State, ZIP+4
ABQ, N.M. 87102
PS Form 3800, February 2000 See Reverse for Instructions



PHONE (505) 247-0444
FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

May 30, 2003

Kreg Hill
PO Box 6408
Albuquerque, NM 87197-6408

Dear Mr. Hill:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

The right of way in question has for years been a constant problem for the neighborhood with continuous illegal dumping and plagued by homeless and vagrant issues.

Due to the secluded nature and its location relative to the railroad right of way and various homeless service providers, the alley has proved difficult to secure and a blight on surrounding properties. As a result of the recurring problems many of the adjoining properties have developed their property to accommodate alternative access and thus rendered the alley inaccessible or inefficient to service their property.

Vacating the alley would permit the adjoining property owners to effectively secure the area and prohibit various activities that have plagued the area for years.

Sincerely.

A handwritten signature in black ink, appearing to read "Alan Vincioni".

Alan Vincioni

Enclosures



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P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

May 30, 2003

David Blanc
202 Central Ave SE, West Courtyard
Albuquerque, NM 87102

Dear Mr. Blanc:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

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Alan Vincioni

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ALBUQUERQUE, N.M. 87103

May 30, 2003

Bernadette Chavez
1923 Arno SE
Albuquerque, NM 87102

Dear Ms. Chavez:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

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Alan Vincioni

Enclosures



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215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

May 30, 2003

Susan Dixon
1213 Edith SE
Albuquerque, NM 87102

Dear Ms. Dixon:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

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Alan Vincioni

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215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

May 30, 2003

Steve Charnas
c/o Sutin Thayer & Browne
PO Box 1945
Albuquerque, NM 87103

Dear Mr. Charnas:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

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Sincerely.

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Alan Vincioni

Enclosures



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FAX (505) 243-1505
215 THIRD STREET S.W.
P.O. DRAWER K
ALBUQUERQUE, N.M. 87103

May 30, 2003

Charles Incendio
201 High St NE
Albuquerque, NM 87102

Dear Mr. Incendio:

Adjacent property owners are requesting vacation of an alley right of way. Portions of both street and alleys connecting to the proposed vacation have previously been abandoned or vacated.

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Sincerely,

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Alan Vincioni

Enclosures

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

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

PAID RECEIPT

APPLICANT NAME

Alan Vincioni

AGENT

ADDRESS

PROJECT NO.

1002702

APPLICATION NO.

03PRB 00886

\$ 300. 441006 / 4983000 (DRB Cases)

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

\$ 75 441018 / 4971000 (Notification)

\$ 375. Total amount due

95-7242/3070

May 30 03 Date

Pay to the Order of City of ABQ \$ 375.-

three hundred seventy five dollars & _____ Dollars

CHARTER BANK
4400 OSUNA ROAD NE
ALBUQUERQUE, NM 87109

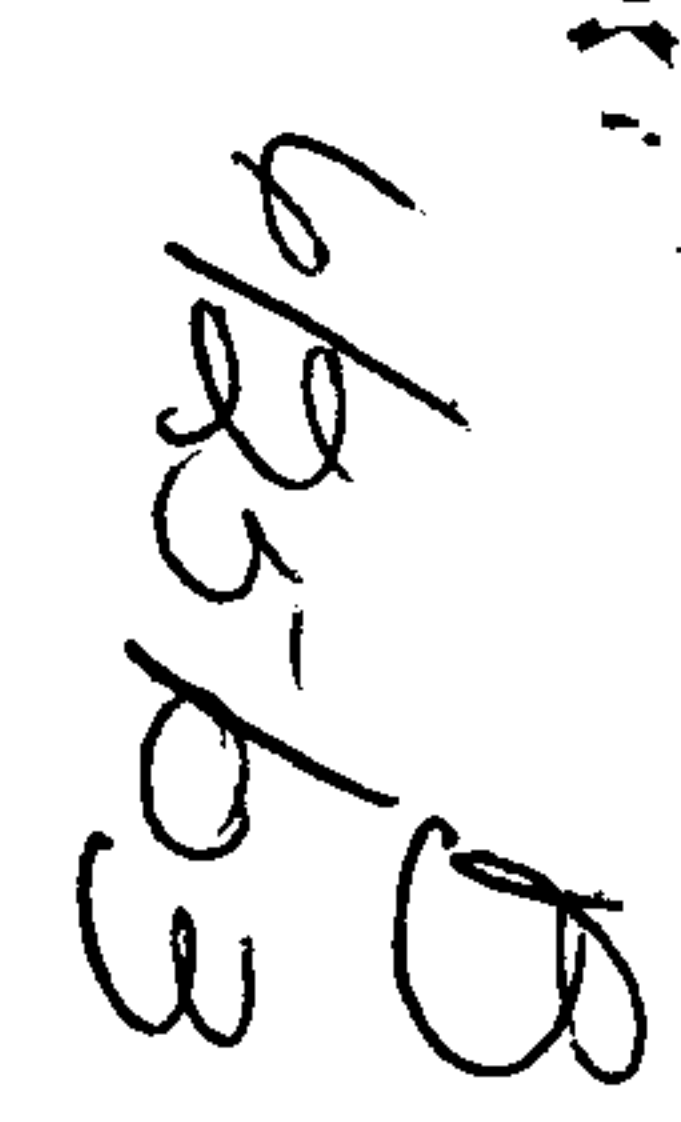
Alleg. Vacation

DUPLICATE

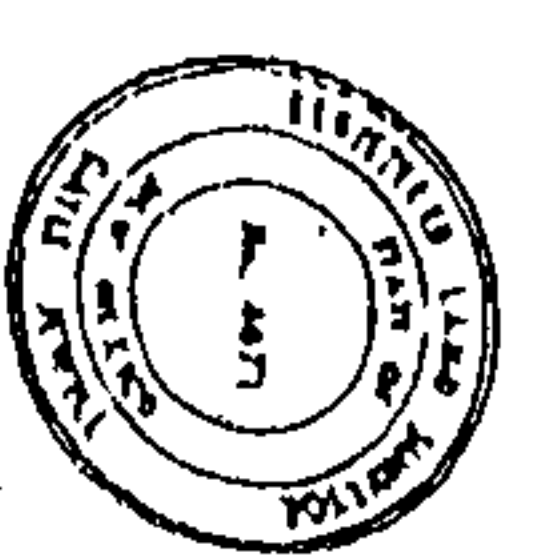
City Of Albuquerque Treasury Division

05/30/2003 12:22PM LOC: ANN
X
RECEIPT# 00010050 WSH 008 TRANSH 0033
Account 441006 Fund 0110
Activity 4983000 TRSDMM
Trans Amt \$375.00
J24 Misc \$300.00
counterreceipt.doc
Thank You

05/30/2003 12:22PM LOC: ANN
X
RECEIPT# 00010051 WSH 008 TRANSH 0033
Account 441018 Fund 0110
Activity 4971000 TRSDMM
Trans Amt \$375.00
J24 Misc \$75.00
OK \$375.00
CHANCE \$5.00



SMITHSON'S CERTIFICATE

[illegible]



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW**, on **Wednesday, December 1, 2004**, beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1000464

04DRB-01729 Major-Preliminary Plat Approval

TIERRA WEST LLC agent(s) for WAL-MART STORES EAST INC request(s) the above action(s) for all or a portion of Tract(s) H6A1A, **RIVERVIEW SUBDIVISION**, zoned SU-1 IP, located on GOLF COURSE RD NW, between PASEO DEL NORTE NW and SHELLY ROSE RD NW containing approximately 7 acre(s). [REF: Z-99-11, Z-99-17, 04DRB01226, 04AA01474] (C-12)

Project # 1001445

04DRB-01681 Major-Bulk Land Variance

SURV-TEK INC agent(s) for DAVE GARDUNO AND LORETTA ROMERO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 6 acre(s). [REF: 03EPC01029, 01EPC01244, 02EPC00991, 03EPC00351, 03EPC00864] (B-14)

Project # 1002315

04DRB-01723 Major-Vacation of Public Easements

BOHANNAN HUSTON INC agent(s) for MESA VERDE DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 13B, **WILDERNESS VILLAGE @ HIGH DESERT**, zoned SU-2 HD/R-R, located on FOOTHILLS TRAIL NE, between WILDERNESS TR NE and HIGH DESERT PLACE NE containing approximately 34 acre(s). [REF: 03DRB01651] (F-23)

Project # 1002702

04DRB-01664 Major-Vacation of Public Easements

04DRB-01686 Minor-Prelim&Final Plat Approval

ALAN J VINCIONI Request(s) the above action(s) for all or a portion of Tract(s) 1, HUNING HIGHLANDS ADDITION (to be known as **IRON PROPERTIES**) zoned M-1 light manufacturing zone, located on BROADWAY SE AND IRON SE between COAL SE and HAZELDINE SE containing approximately 8 acre(s). [REF: 03DRB00886] (K-14)

Project # 1002779

04DRB-01730 Major-Preliminary Plat Approval

04DRB-01731 Major-Vacation of Public Easements

04DRB-01732 Minor-Temp Defer SDWK

ADVANCED ENGINEERING & CONSULTING LLC agent(s) for SANHIL DEVELOPMENT LTD CO request(s) the above action(s) for all or a portion of Tract(s) C, A-1 & A-2, LANDS OF POLO CHAVEZ and SAN JOSE TRACTS, (to be known as **CIELO LINDO SUBDIVISION**) zoned R-1 residential zone, located on AIRPORT DR SW, between DONA BARBARA AVE SW and EDUARDO RD SW containing approximately 9 acre(s). [REF: 04DRB00959, 03EPC02049, 03EPC01061] (M-11)

SEE PAGE 2 . . .



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

PAGE 2

Project # 1003039

04DRB-01675 Major-Preliminary Plat Approval
04DRB-01676 Major-Vacation of Pub Right-of-Way
04DRB-01677 Minor-Temp Defer SDWK

RIO GRANDE ENGINEERING agent(s) for DAVID SOULE request(s) the above action(s) for all or a portion of Lot(s) 1, 2, & 3, Block(s) 16, Tract(s) 3, NORTH ALBUQUERQUE ACRES UNIT 3, (to be known as **WILSHIRE ESTATES**) zoned RD, located on WILSHIRE BLVD NE, between VENTURA BLVD NE and HOLBROOK BLVD NE containing approximately 3 acre(s). [REF: 04DRB01077] (C-20)

Project # 1003475

04DRB-01694 Major-Vacation of Pub Right-of-Way
04DRB-01695 Major-Preliminary Plat Approval
04DRB-01696 Minor-Temp Defer SDWK

WILSON & COMPANY INC agent(s) for FELIX RABADI request(s) the above action(s) for unplatted lands and all or a portion of Tract(s) 2, PARAGON RESOURCES, (to be known as **PARADISE VIEW SUBDIVISION**) zoned SU-1 PRD, located on PARADISE BLVD NW, between CONEFLOWER NW and LYON NW containing approximately 22 acre(s). [REF: 04DRB00842] (B-10)

Project # 1003522

04DRB-01725 Major-Preliminary Plat Approval
04DRB-01726 Major-SiteDev Plan Subd
04DRB-01727 Minor-Subd Design (DPM) Variance
04DRB-01728 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for ALPHA EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 89 and 6, Tract(s) B2, LANDS OF JANE BATTEN, ESTATE OF EMILIANO N GUTIERREZ (to be known as **SYDNEY PLACE**), zoned RA-2, located on CANDELARIA RD NW, between INDIAN FARM LN NW and LA PLAZA DR NW containing approximately 5 acre(s). [REF: 04DRB 01002] (G-13)

Project # 1003606

04DRB-01689 Major-Vacation of Pub Right-of-Way
04DRB-01690 Major-Preliminary Plat Approval
04DRB-01691 Minor-Sidewalk Waiver
04DRB-01692 Minor-Temp Defer SDWK
04DRB-01693 Minor-Vacation of Private Easements

MARK GOODWIN & ASSOCIATES PA agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Lot(s) J09-26, J09-27, 19W, 12B, Tract(s) L and B, Unit(s) A, TOWN OF ATRISCO GRANT, WESTLAND NORTH SUBDIVISION, PAINTED SKY UNIT 1, SUNDORO SOUTH UNIT 1, **SUNDORO SOUTH UNIT 5**, zoned SU-2 RLT, located on LADERA DR NW, between 94TH ST NW and 90TH ST NW containing approximately 22 acre(s). (J-9)

Project # 1003752

04DRB-01679 Major-Vacation of Public Easements

SURV-TEK INC agent(s) for WELLS FARGO BANK request(s) the above action(s) for all or a portion of Tract(s) F, **MENAU DEVELOPMENT AREA**, zoned C-3, located on MENAU BLVD NE, between PRINCETON NE and VASSAR NE containing approximately 2 acre(s). (H-16)

SEE PAGE 3 . . .



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

PAGE 3

Project # 1003757

04DRB-01688 Major-Vacation of Pub
Right-of-Way

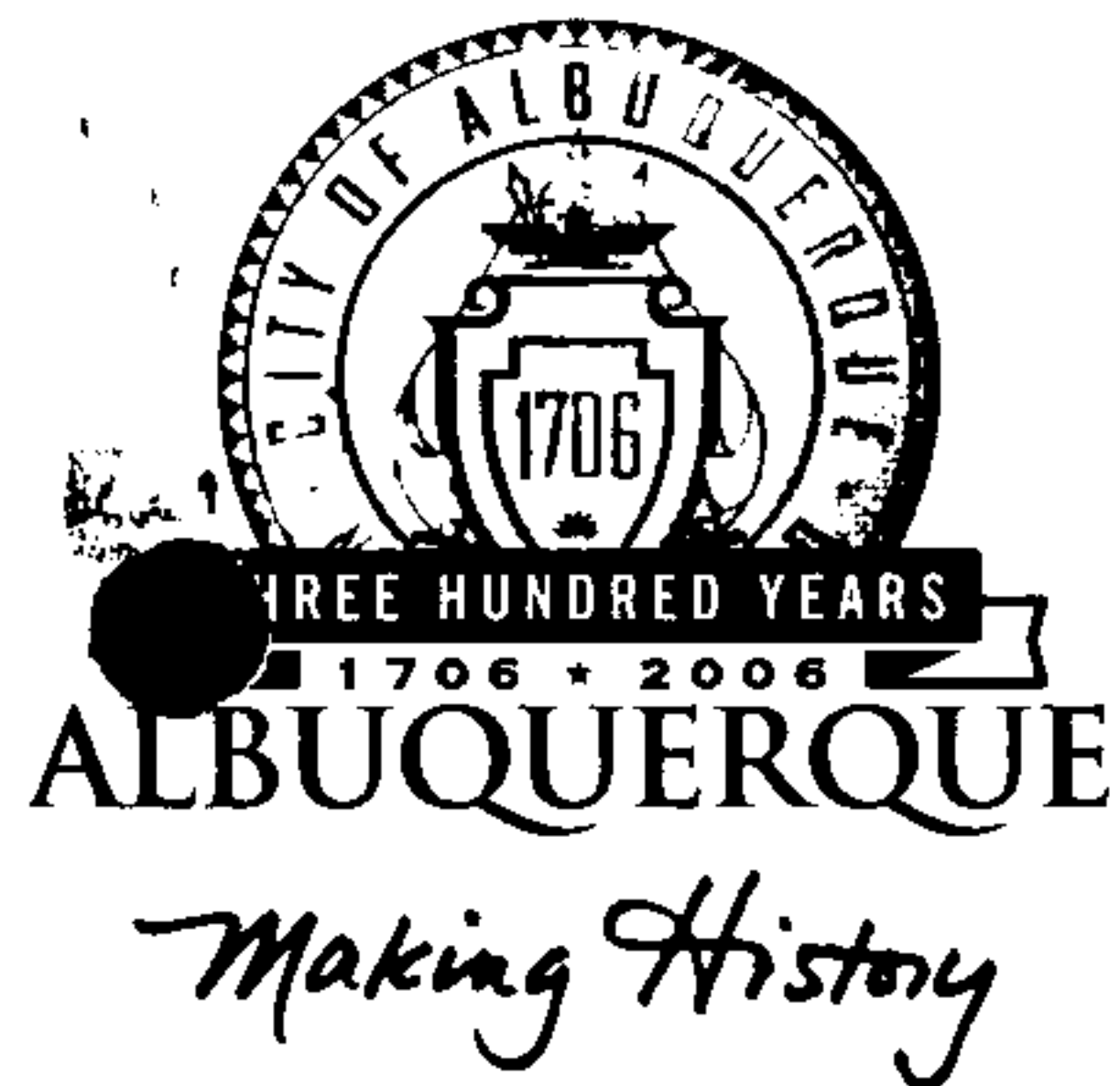
ISAACSON & ARFMAN PA agent(s) for DEAN
FOODS, DBA CREAMLAND DAIRIES request(s) the
above action(s) for **ALVARADO ADDITION**, located on
HAINES NW, between 2ND ST NW and 3RD ST NW
containing approximately 1 acre(s). [REF: V-89-87,
DRB 89-490] (H-14)

Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays. Individuals with disabilities who need special assistance to participate at this meeting should contact Claire Senova, Planning Department, at 924-3946. Hearing Impaired users may contact her via the New Mexico Relay Network by calling toll-free: 1-800-659-8331.

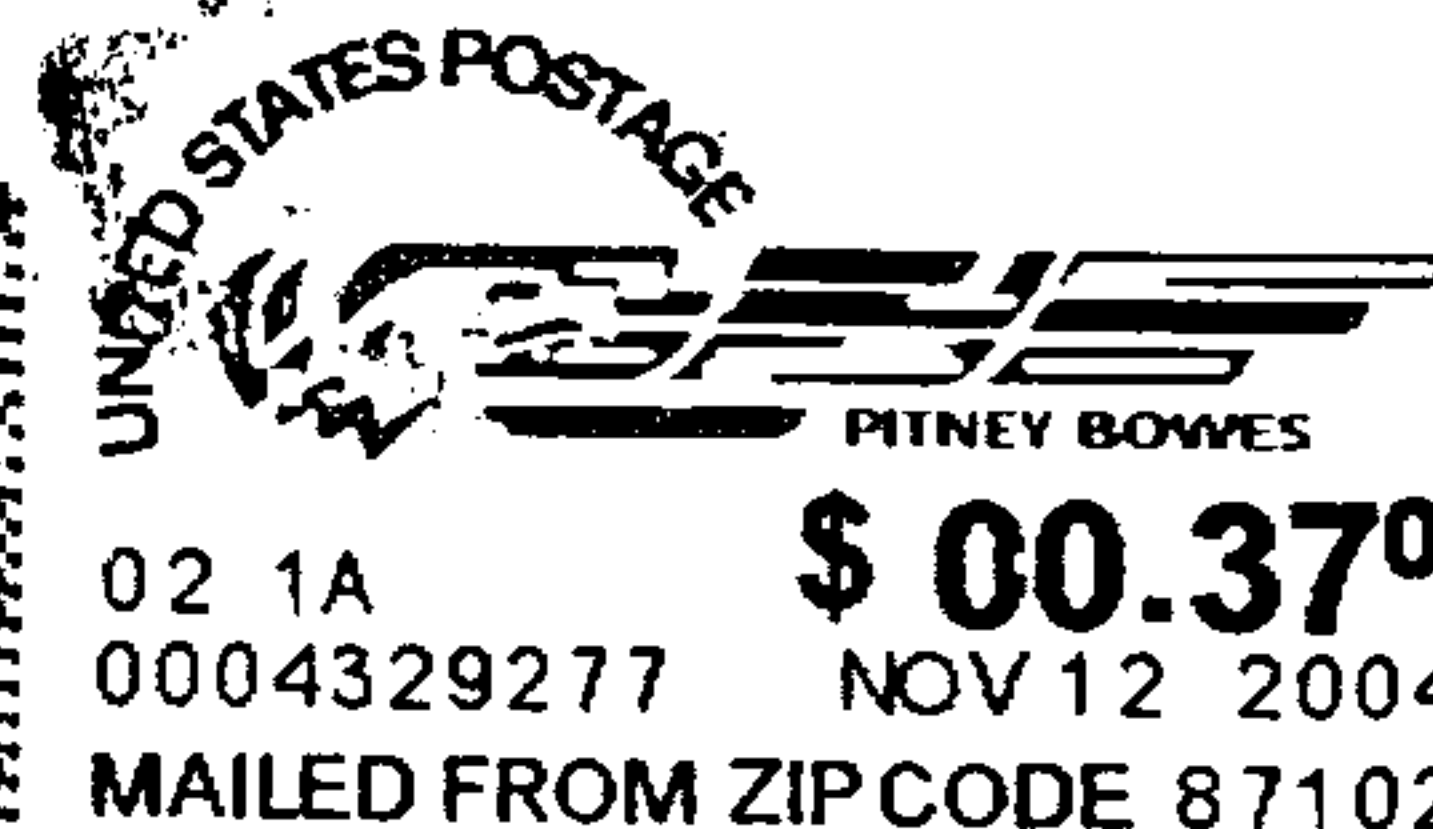
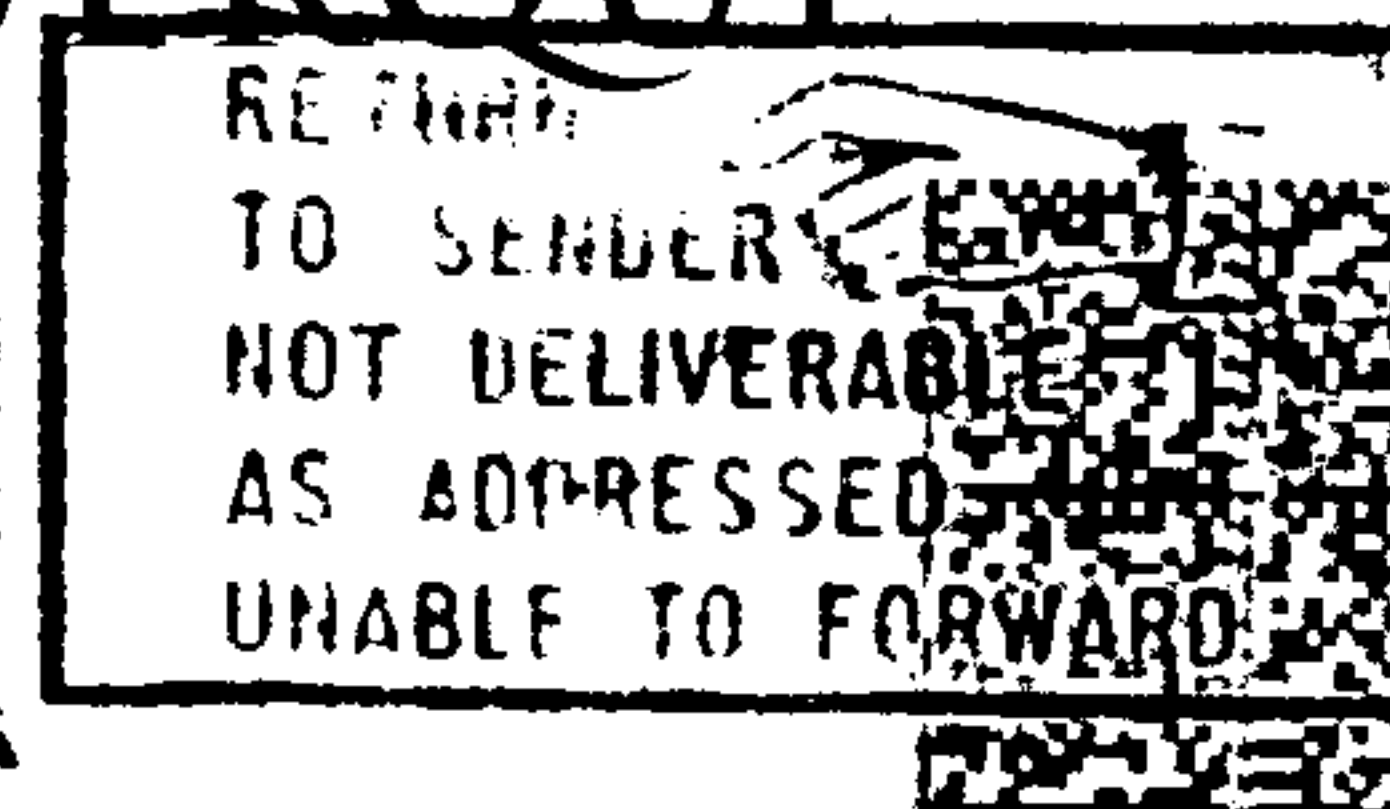
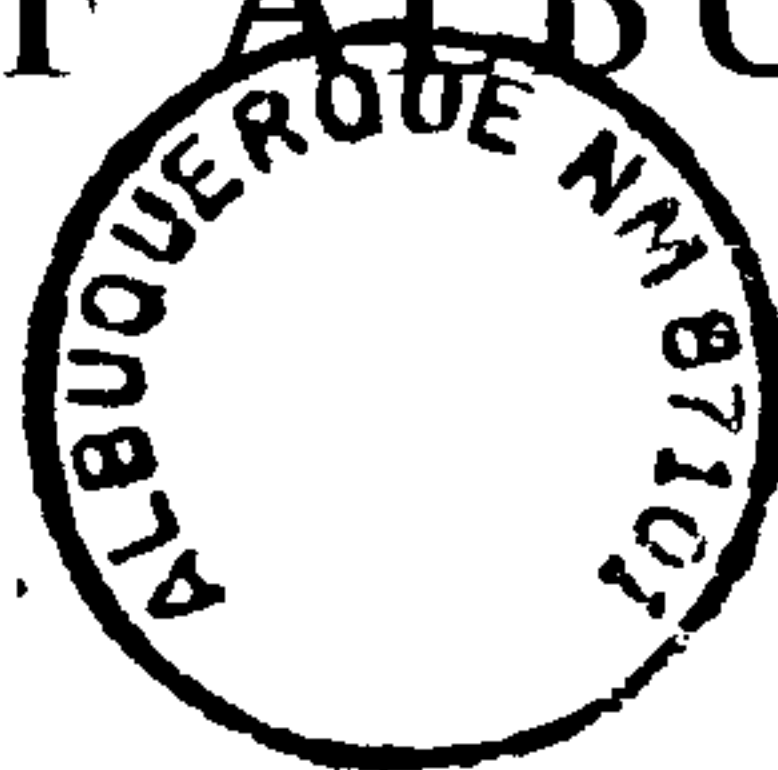
A handwritten signature in black ink, appearing to read "S. Matson", is positioned above the printed name.

Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, NOVEMBER 15, 2004.



CITY OF ALBUQUERQUE



• Planning Department

P.O. Box 1293

Albuquerque, NM 87103

101405733015431731

GOULD SIDNEY ETUX
8504 EVANGELINE
ALBUQUERQUE NM

NE
87111

8711187103/87103

8711187103/87103