



COMPLETED 03/21/06 SH
DRB CASE ACTION LOG (PREL & FINAL)
REVISED 9/28/05

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.: 06DRB-00242 (P&F) Project # 1002808
Project Name CLIFFORD WEST BUS. PARK UNIT 1
Agent: Surveys Southwest Ltd. Phone No.: 998-0303

Project Number 1002808

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 3-15-06 by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

UTILITIES: _____

CITY ENGINEER / AMAFCA: _____

PARKS / CIP: _____

PLANNING (Last to sign): _____

- Planning must record this plat. Please submit the following items:
 - The original plat and a mylar copy for the County Clerk.
 - Tax certificate from the County Treasurer.
 - Recording fee (checks payable to the County Clerk). RECORDED DATE: _____
 - Tax printout from the County Assessor.
- 3 copies of the approved site plan. Include all pages.
- 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. — Okay
- Copy of recorded plat for Planning.

#16



DRB CASE ACTION LOG (PREL & FINAL)

REVISED 9/28/05

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.: 06DRB-00242 (P&F)

Project # 1002808

Project Name CLIFFORD WEST BUS. PARK
UNIT 1

Agent: Surveys Southwest Ltd.

Phone No.: 998-0303

Your request for: (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 3-15-06 by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

- _____
- _____
- _____

UTILITIES: _____

- _____
- _____

CITY ENGINEER / AMAFCA: _____

- _____
- _____

PARKS / CIP: _____

- _____
- _____

PLANNING (Last to sign): _____

- _____
- _____

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

- The original plat and a mylar copy for the County Clerk.
- Tax certificate from the County Treasurer.
- Recording fee (checks payable to the County Clerk). RECORDED DATE: _____
- Tax printout from the County Assessor.

3 copies of the approved site plan. Include all pages.

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.

OKay

Project Number

1002808

#6



DRB CASE ACTION LOG (SITE PLAN BP)

REVISED 9/28/05

Comp VS 3-17-06

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.: 06DRB-00266 (SBP)
Project Name: CLIFFORD WEST BUS. PARK
UNIT 1
Agent: NCA ARCHITECTS

Project # 1002808
Phone No.: 255-6400

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 3-15-06 by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: City Standard Drawing
3 Copies

UTILITIES:

CITY ENGINEER / AMAFCA:

PARKS / CIP:

PLANNING (Last to sign): [Signature]

- 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.
- 3 copies of the approved site plan. Include all pages.**
- 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 1002808

#6



DRB CASE ACTION LOG (SITE PLAN BP)

REVISED 9/28/05

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.: 06DRB-00266 (SBP)	Project # 1002808
Project Name: CLIFFORD WEST BUS. PARK UNIT 1	
Agent: NCA ARCHITECTS	Phone No.: 255-6400

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 3-15-06 by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

- TRANSPORTATION: City Standard Drawing
- 3 Copies
-
-
-
-
- UTILITIES:
-
-
-
-
- CITY ENGINEER / AMAFCA:
-
-
-
- PARKS / CIP:
-
-
-
- PLANNING (Last to sign): [Signature]
-
-
-

Project Number 1002808

- 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.
- 3 copies of the approved site plan. Include all pages.**
- 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.

Blue Sheet Site
Plan



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

March 15, 2006

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: 9:50 A.M.

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1001469**
06DRB-00232 Major-Vacation of Pub
Right-of-Way

GARCIA/KRAEMER & ASSOCIATES agent(s) for JAMES STONE request(s) the above action(s) for all or a portion of Lot(s) 23 & 24, Block(s) 5, **SUNSET TERRACE**, zoned R-1 residential zone, located on STANFORD DR NE, between MOUNTAIN RD NE and COLUMBIA DR NE containing approximately 1 acre(s). [REF: 01ZHE01303, 01ZHE01401, 01BOA01662, 01BOA01634] [Deferred from 3/15/06] (J-16) **DEFERRED AT THE AGENT'S REQUEST TO 3/22/06.**

2. **Project # 1004712**
06DRB-00233 Major-Vacation of
Public Easements
06DRB-00234 Minor-Prelim&Final Plat
Approval

ESMAIL HAIDARI & SHAKEEL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 9P1, Block(s) 2, **EAGLE ROCK ESTATES, UNIT 4**, zoned R-D residential and related uses zone, developing area, located on SCHIST AVE NE, between MODESTO AVE NE and EAGLE ROCK AVE NE containing approximately 1 acre(s). [REF: DRB-97-374, DRB-97-46/SV-97-74] (C-18) **INDEFINITELY DEFERRED ON A NO SHOW.**

3. **Project # 1004713**
06DRB-00235 Major-Vacation of
Public Easements
06DRB-00236 Minor-Prelim&Final Plat
Approval

ESMAIL HAIDARI & SHAKEEL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 9P1, Block(s) 2, **EAGLE ROCK ESTATES, UNIT 3**, zoned R-D residential and related uses zone, developing area, located on LIMESTONE AVE NE, between OAKLAND AVE NE and EAGLE ROCK AVE NE containing approximately 1 acre(s). [REF: DRB-97-374, DRB-97-17] (C-18) **INDEFINITELY DEFERRED ON A NO SHOW.**

4. **Project # 1003800**
05DRB-01906 Major-Vacation of Pub
Right-of-Way
05DRB-01908 Minor-Prelim&Final Plat
Approval
05DRB-01907 Minor-Temp Defer
SDWK

RIO GRANDE ENGINEERING agent(s) for PETE DASKALOS, LLAVE HOMES request(s) the above action(s) for all or a portion of Lot(s) 1-4, Block(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3 (to be known as **LA CUEVITA OESTE**) zoned R-D residential and related uses zone, developing area, located on EAGLE ROCK AVE NE, between VENTURA BLVD NE and BARSTOW BLVD NE containing approximately 4 acre(s). [REF: 04DRB01820] [Deferred from 1/11/06 & 2/1/06 & 2/15/06 & 3/1/06 & 3/15/06] (C-20) **DEFERRED AT THE AGENT'S REQUEST TO 3/29/06.**

5. **Project # 1000696**
05DRB-01529 Major-Preliminary Plat
Approval
05DRB-01530 Minor-Sidewalk Waiver
05DRB-01531 Minor-Temp Defer
SDWK

MARK GOODWIN & ASSOCIATES agent(s) for ICDC LLC request(s) the above action(s) for all or a portion of Tract(s) C, LEE'S BOSQUE SUBDIVISION (to be known as **BOSQUECITO SUBDIVISION**) zoned RD, located on BOSQUE MEADOWS BLVD NW, between LA ORILLA NW and PASEO DEL NORTE containing approximately 7 acre(s). [Deferred from 10/26/05 & 11/9/05 & 11/23/05 & 11/30/05 & 1/4/06 & 1/25/06 & 2/22/06 & 3/15/06] (D-12) **DEFERRED AT THE AGENT'S REQUEST TO 4/5/06.**

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

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

6. **Project # 1002808**
06DRB-00266 Minor-SiteDev Plan
BldPermit

NCA ARCHITECTS agent(s) for FELLOWSHIP BAPTIST CHURCH request(s) the above action(s) for all or a portion of Lot(s) 8A, Block(s) 2, **CLIFFORD WEST BUSINESS PARK, UNIT 1**, zoned IP industrial park zone, located on OLIVER ROSS DR NW, between BLUEWATER RD NW and SAUL BELL RD NW containing approximately 2 acre(s). [Deferred from 3/8/06] [REF: DRB-95-314] (K-9) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR 3 COPIES OF THE SITE PLAN AND CITY STANDARD DRAWING.**

- 06DRB-00242 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for FELLOWSHIP BAPTIST CHURCH request(s) the above action(s) for all or a portion of Lot(s) 8-A & 10-A, Block(s) 2, **CLIFFORD WEST BUSINESS PARK, UNIT 1**, zoned IP industrial park zone, located on SAUL BELL RD NW, between OLIVER ROSS DR NW and BLUEWATER RD NW containing approximately 6 acre(s). [Deferred from 3/8/06] [REF: DRB-95-314] (K-9) **PRELIMINARY AND FINAL PLAT APPROVED AND SIGNED OFF BY THE BOARD.**

7. **Project # 1000195**
06DRB-00304 Minor-SiteDev Plan
BldPermit/EPC

CLAUDIO VIGIL ARCHITECTS agent(s) for ASSOCIATED BUILDERS AND CONTRACTORS request(s) the above action(s) for all or a portion of Tract(s) M & L, **GATEWAY INDUSTRIAL PARK**, zoned SU-1/PID, special use zone, located on BROADWAY BLVD NE, between MENAUL BLVD NE and CLAREMONT AVE NE containing approximately 3 acre(s). [REF: 05DRB01545, 06EPC00012] **[Stephanie Shumsky, EPC Case Planner]** *[Deferred from 3/15/06]* (H-15) **DEFERRED AT THE AGENT'S REQUEST TO 3/22/06.**

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

8. **Project # 1003856**
06DRB-00306 Major-Final Plat
Approval

COMMUNITY SCIENCES CORP. agent(s) for MICHAEL'S HOMES request(s) the above action(s) for all or a portion of Tract(s) 8B1A1, DON FELIPE #2 (to be known as **IZABEL SUBDIVISION**) zoned RA-2 residential and agricultural zone, located on WEST GLEN & WEST LEA SW, between METZGAR SW and PAJARITO ELEMENTARY SCHOOL containing approximately 9 acre(s). [REF: 05DRB00721, 05DRB00722, 05DRB00723, 05DRB00827, 04DRB01969] (Z-10 & Q-10) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR PCD LANGUAGE ON THE PLAT, SIGNED COPY OF RESTRICTIONS & COVENANTS, WALL DESIGN AND TO RECORD THE PLAT.**

9. **Project # 1004361**
06DRB-00307 Major-Final Plat
Approval

BORDENAVE DESIGNS agent(s) for RIVERHORSE INVESTMENTS LP request(s) the above action(s) for all or a portion of Lot(s) 2, 3, 4, & 5, Block(s) 1, MONTGOMERY HEIGHTS (to be known as **TULANE TOWNHOMES**) zoned R-3 residential zone, located on TULANE NE, between COMANCHE NE and WELLESLY NE containing approximately 1 acre(s). [REF: 05DRB01247, 05DRB01698] (G-16) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE, WALL DESIGN AND TO RECORD.**

10. **Project # 1004740**
06DRB-00308 Minor-Prelim&Final Plat
Approval

JOHN C LORENZO request(s) the above action(s) for all or a portion of Lot(s) 6 & 7, Block(s) 9, **EAST CENTRAL BUSINESS ADDITION**, zoned C-3 heavy commercial zone, located on COCHITI SE, between DOROTHY ST SE and SHIRLEY SE containing approximately 1 acre(s). (L-21) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF AND TO RECORD.**

11. **Project # 1001164**
06DRB-00219 Minor-Prelim&Final Plat
Approval

BOHANNAN HUSTON INC agent(s) for HUNT UPTOWN DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) B-1 & B-2, **ST PIUS X SUBDIVISION**, zoned SU-3, R-2, O-1, located on UPTOWN LOOP RD NE NE, between ARVADA AVE NE and INDIAN SCHOOL NE containing approximately 9 acre(s). [REF: 01DRB-00450, 06DRB00114] [*Deferred from 2/22/06, Indef deferred on 3/15/06*] (H-19) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

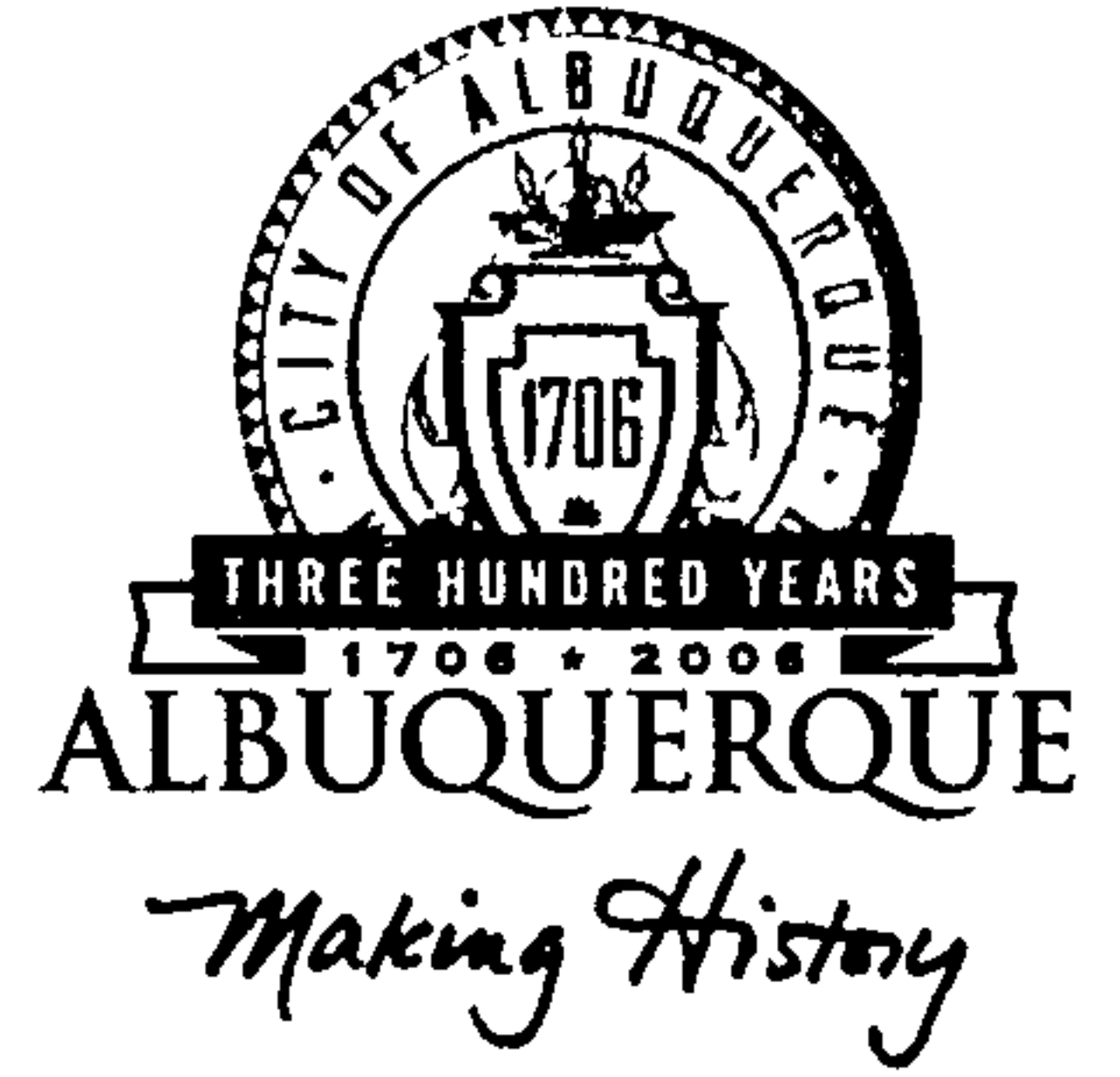
NO ACTION IS TAKEN ON THESE CASES:
APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

THERE ARE NO SKETCH PLATS THIS WEEK . . .

- 12. Approval of the Development Review Board Minutes for March 8, 2006. THE DEVELOPMENT REVIEW BOARD MINUTES FOR MARCH 8, 2006 WERE APPROVED BY THE BOARD.**

ADJOURNED: 9:50 A.M.

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002808

AGENDA ITEM NO: 6

SUBJECT:

Site Plan for BP
Final Plat
Preliminary Plat

ACTION REQUESTED:

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

P.O. Box 1293

ENGINEERING COMMENTS:

Albuquerque

No adverse comments.

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: March 15, 2006



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

March 8, 2006

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. Adjourned: 11:15 A.M.
- B. Changes and/or Additions to the Agenda
- C. New or Old Business

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1002992**
06DRB-00175 Major-Two Year SIA
CALVERT MENICUCCI PC, JOHN REBSTOCK agent(s) for GBH CONSTRUCTION INC request(s) the above action(s) for all or a portion of Lot(s) 1, 2 & 3, Block(s) 5, **ORIGINAL TOWNSITE OF WESTLAND**, zoned C-2 community commercial zone, located on 86TH ST SW, between BRIDGE BLVD SW and CENTRAL AVE SW containing approximately 2 acre(s). [REF: 03DRB01623, 03DRB02138] (K-9) **A ONE-YEAR EXTENSION OF THE SIA WAS APPROVED. THIS WILL BE THE LAST EXTENSION.**

2. **Project # 1000390**
06DRB-00162 Major-Vacation of
Public Easements
06DRB-00163 Minor-Prelim&Final Plat
Approval

HALL SURVEYING CO. agent(s) for STUART C SHERMAN request(s) the above action(s) for all or a portion of Tract(s) H-4-A, **VENTANA SQUARE @ VENTANA RANCH**, zoned SU-1 for restricted C-2 uses, special use zone, located on PARADISE BLVD NW, between UNIVERSE BLVD NW and VIVALDI NW containing approximately 1 acre(s). (B-10) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION FOR PUBLIC SIDEWALK EASEMENTS AND PLANNING FOR 15-DAY APPEAL PERIOD AND TO RECORD.**

3. **Project # 1000539**
06DRB-00176 Major-Vacation of
Public Easements
06DRB-00177 Minor-Vacation of
Private Easements
06DRB-00178 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for HOPE CHRISTIAN SCHOOL INC request(s) the above action(s) for all or a portion of Block(s) 11, Tract(s) A, Lot(s) 6, 7, 10 & 26 together with Lot(s) 8A & 9A1, **NORTH ALBUQUERQUE ACRES UNIT A**, zoned SU-1 for private school, special use zone, located on PASEO DEL NORTE NE, between SAN PEDRO DR NE and LOUISIANA BLVD NE containing approximately 7 acre(s). [REF: Z-87-42, DRB-95-461, Z-95-4, Z-96-126, Z-98-65] (D-18) **THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/8/06 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

4. **Project # 1002176**
06DRB-00168 Major-Vacation of
Public Easements
06DRB-00169 Minor-Vacation of
Private Easements

SURVEYS SOUTHWEST LTD agent(s) for MOUNTAIN WEST DEVELOPMENT request(s) the above action(s) for all or a portion of land in SW ¼ - NW ¼ , Section 26, T10N, R4E together with Tract(s) E-1, **NORTH FOUR HILLS**, zoned SU-1 special use zone, located on FOUR HILLS RD SE, between LANIER DR SE and WATERFALL DR SE containing approximately 7 acre(s). [REF: 04DRB-00960, 00961, 00962, 04DRB00963, 00964, 01071, 04DRB01072, 05DRB01178, 06DRB00092] (L-23) **THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

5. **Project # 1003470**
06DRB-00165 Major-Vacation of Pub
Right-of-Way

WILSON & COMPANY INC agent(s) for K B HOME NEW MEXICO request(s) the above action(s) for property located between Vista Veja Unit 1 & Unser Cliffs Subdivision, vacating a portion of 81st Street, **VISTA VIEJA SUBDIVISION, UNIT 1**, located between UNSER BLVD NW AND VISTA DEL SOL DR NW and containing approximately 1 acre(s). [REF: 03DRB-01431, 04DRB-01523] (D-9) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE WITH ADDITIONAL COMMENT: THE REQUIRED WATER LINE EASEMENTS ARE RETAINED/GRANTED WITH THE REPLAT.**

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

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

6. **Project # 1002808**
06DRB-00266 Minor-SiteDev Plan
BldPermit
- NCA ARCHITECTS agent(s) for FELLOWSHIP BAPTIST CHURCH request(s) the above action(s) for all or a portion of Lot(s) 8A, Block(s) 2, **CLIFFORD WEST BUSINESS PARK, UNIT 1**, zoned IP industrial park zone, located on OLIVER ROSS DR NW, between BLUEWATER RD NW and SAUL BELL RD NW containing approximately 2 acre(s). *[Deferred from 3/8/06]* [REF: DRB-95-314] (K-9) **DEFERRED AT THE AGENT'S REQUEST TO 3/15/06.**
- 06DRB-00242 Minor-Prelim&Final Plat
Approval
- SURVEYS SOUTHWEST LTD agent(s) for FELLOWSHIP BAPTIST CHURCH request(s) the above action(s) for all or a portion of Lot(s) 8-A & 10-A, Block(s) 2, **CLIFFORD WEST BUSINESS PARK, UNIT 1**, zoned IP industrial park zone, located on SAUL BELL RD NW, between OLIVER ROSS DR NW and BLUEWATER RD NW containing approximately 6 acre(s). *[Deferred from 3/8/06]* [REF: DRB-95-314] (K-9) **DEFERRED AT THE AGENT'S REQUEST TO 3/15/06.**
7. **Project # 1004474**
06DRB-00243 Minor-SiteDev Plan
Subdivision/EPC
- COMMUNITY SCIENCE CORPORATION agent(s) for KB HOME NEW MEXICO request(s) the above action(s) for all or a portion of parcels of land situated within, Section 9, Township 10 North, Range 3 East, Tract(s) F-1, **LANDS OF MENAUL SCHOOLS** & an Easterly Portion of Tract(s) 1-A-1-B, all of Tract(s) 1-C and 1-A-1-A-2, and a portion of Tract(s) 1-B, zoned SU-1 FOR PRD, located on MENAUL BLVD NE, between BROADBENT PARKWAY NE and BROADBENT BLVD NE containing approximately 17 acre(s). [REF: 05EPC01568, 05EPC01569] *[Deferred from 3/1/06]* [David Stallworth, EPC Case Planner] (H-15) **THE SITE PLAN FOR SUBDIVISION WAS**

APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR DAVID STALLWORTH'S INITIALS AND 3 COPIES OF THE SITE PLAN.

06DRB-00214 Minor- Prelim&Final Plat Approval

COMMUNITY SCIENCES CORPERATION agent(s) for KB HOME OF NEW MEXICO request(s) the above action(s) for Tract(s) F-1, 1-B, 1-A-1-A-2, 1-C, 3-A AND 1-A-1-B, **LANDS OF MENAUL SCHOOL, MRGCD MAP #36**, zoned SU-1 FOR PRD, located on MENAUL BLVD NW, between BROADBENT PARKWAY NW and BROADWAY BLVD NW containing approximately 45 acre(s). [REF: 05EPC-01568, 05EPC-01569] [*Deferred from 2/22/06 & 3/1/06*] (H-15) **THE PRELIMINARY AND FINAL PLAT WERE APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**

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

8. **Project # 1002739**
06DRB-00268 Major-Final Plat Approval

MARK GOODWIN & ASSOCIATES agent(s) for KB HOME NEW MEXICO INC request(s) the above action(s) for all or a portion of Tract(s) 2A, Unit 1A, (to be known as **ANDERSON HEIGHTS, UNIT 2**) zoned R-D, located on 118TH STREET NW NORTH OF DENNIS CHAVEZ NW and containing approximately 25 acre(s). [REF: 05DRB-00681] (P-8) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**

9. **Project # 1004036**
06DRB-00263 Minor-Final Plat
Approval

HALL SURVEYING CO agent(s) for MAX CONTRERAS request(s) the above action(s) for all or a portion of Tract(s) A & B, **MAX REPLAT**, zoned R-1 residential zone, located on RIO GRANDE BLVD NW, between LOS ANAYAS RD NW and ZICKERT NW containing approximately 2 acre(s). [REF: 05DRB 00446, 05DRB00922] [*Indef deferred from 3/8/06*] (H-12/H-13) **THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

10. **Project # 1004721**
06DRB-00264 Minor-Prelim&Final Plat
Approval

TERRAMETRICS OF NEW MEXICO agent(s) for LLAVE DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 6-P1, **OAKLAND HEIGHTS** and Tract(s) A, **OAKLAND NORTH**, zoned R-D, located on OAKLAND AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 2 acre(s). (C-20) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR AMAFCA'S SIGNATURE AND PUBLIC DRAINAGE EASEMENT ON LOT 6A AND PLANNING FOR AGIS DXF FILE AND TO RECORD.**

11. **Project # 1004722**
06DRB-00267 Minor-Prelim&Final Plat
Approval

DOUG SMITH SURVEYING agent(s) for DAVID GATES request(s) the above action(s) for all or a portion of Lot(s) 17 & 18, Block(s) 8, **EASTRIDGE ADDITION, UNIT 2**, zoned R-1, located on EASTRIDGE CT NE, between HAINES AVE NE and CHELWOOD PARK NE containing approximately 1 acre(s). (J-22) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE, MOVING OF LOT LINE AND TO RECORD.**

12. **Project # 1002346**
05DRB-01792 Minor- Final Plat
Approval

GEORGE RAINHART ARCHITECT & ASSOCIATES agent(s) for GRADY RENTALS LLC request(s) the above action(s) for all or a portion of Tract(s) G, VENTANA RANCH, (to be known as **VENTANA SQUARE @ VENTANA RANCH**) zoned C-2 community commercial zone, located on UNIVERSE BLVD NW, between PARADISE BLVD NW and VENTANA RD NW containing approximately 10 acre(s). [REF: 05EPC-01264, 05EPC-01263, 02DRB-01735, 03DRB-00070, 03DRB-00171] [**Carmen Marrone, EPC Case Planner**] [*Deferred from 12/7/05*] [*Final plat was Indef deferred 12/15/06 for SIA*] (B-10) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR NOTES ON MAINTENANCE OF ACCESS EASEMENT AND TO PLANNING FOR AGIS DXF FILE.**

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

13. **Project # 1004716**
06DRB-00250 Minor-Sketch Plat or
Plan

FORSTBAUER SURVEYING LLC agent(s) for CHANT LIMITED PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) E-4, **ALLWOODS**, zoned M-1 light manufacturing zone, located on LUMBER AVE NE, between JEFFERSON ST NE and HARDWARE DR NE containing approximately 1 acre(s). (F-17) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

14. **Project # 1002730**
06DRB-00265 Minor-Sketch Plat or
Plan

INFILL SOLUTIONS request(s) the above action(s) for all or a portion of Lot(s) 13-A-1, Block(s) 6, Tract(s) 3, **NORTH ALBUQUERQUE ACRES, UNIT 3**, zoned RD, located on CORONA AVE NE, between VENTURA NE and MENDOCINO DR NE containing approximately 4 acre(s). (C-20) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

15. **Project # 1004632**
06DRB-00252 Minor-Sketch Plat or
Plan

MARK SNAPP agent(s) for AMBERLY PYLES request(s) the above action(s) for all or a portion of Lot(s) 12, Block(s) 10, **EASTERN ADDITION**, zoned SU-2/MR residential zone, located on ARNO ST SE, between CROMWELL AVE SE and PACIFIC AVE SE containing approximately 1 acre(s). [REF: 06ZHE00037, 06ZHE00038, 06ZHE00039, 06ZHE00040, 06ZHE00041, 06ZHE00049] (K-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

16. **Project # 1004387**
06DRB-00269 Minor-Sketch Plat or
Plan

EDWARD FITZGERALD ARCHITECTS agent(s) for SPRUCE PARK LLC request(s) the above action(s) for all or a portion of Lot(s) 31-35, Block(s) 12, **COUNTRY CLUB ADDITION**, zoned O-1, located on ENCINO PL NE, between LAS LOMAS NE and ROMA NE containing approximately 1 acre(s). [REF: 05DRB01332] (J-15) **INDEFINITELY DEFERRED ON A NO SHOW.**

17. **Project # 1004720**
06DRB-00262 Minor-Sketch Plat or
Plan

RALPH GREENE request(s) the above action(s) for all or a portion of Lot(s) 2, 3 & 4, Block(s) K, **HIGHLANDS ADDITION SOUTH**, zoned SU-2/NCR, located on BROADWAY BLVD SE and HAZELDINE SE and containing approximately 1 acre(s). (K-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

18. Approval of the Development Review Board Minutes for February 22 and March 1, 2006. **THE DRB MINUTES FOR FEBRUARY 22 AND MARCH 1, 2006 WERE APPROVED BY THE BOARD.**

ADJOURNED: 11:15 A.M.

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

#10

PAID RECEIPT

APPLICANT NAME FELLOWSHIP BAPTIST Church
AGENT NCA ARCHITECTS
ADDRESS _____
PROJECT & APP # 1002808 / 06DRB-00266
PROJECT NAME _____

\$ _____ 441032/3424000 Conflict Management Fee
\$ 50.00 441006/4983000 DRB Actions DEFERRED
\$ _____ 441006/4971000 EPC/AA/LUCC Actions & All Appeals
\$ _____ 441018/4971000 Public Notification
\$ _____ 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
\$ 50.00 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.

3/8/2006 10:13AM LOC: ANNX
RECEIPT# 00058501 WSH 007 TRANSH 0015
Account 441006 Fund 0110
Activity 4983000 TRSCXG
Trans Amt \$50.00
J24 Misc \$50.00
VI \$50.00
CHANGE \$0.00

Thank You

**DEVELOPMENT REVIEW BOARD
TRANSPORTATION DEVELOPMENT
Standard Comment Sheet**

DRB- 1002808 Item No. 6 Zone Atlas K-9

DATE ON AGENDA 3-8-06

INFRASTRUCTURE REQUIRED YES () NO

CROSS REFERENCE: _____

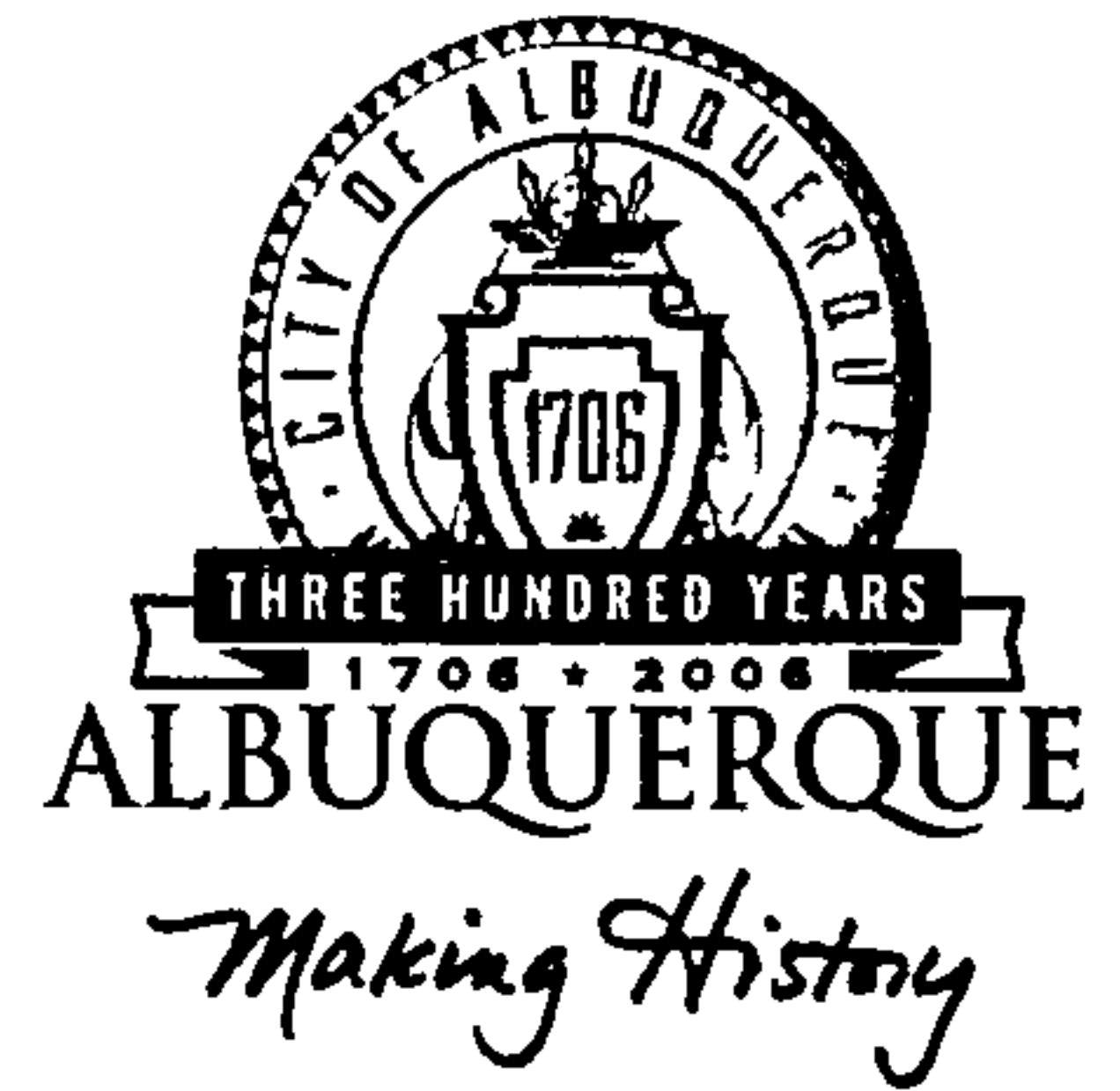
TYPE OF APPROVAL REQUESTED:

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

<u>No.</u>	<u>Comment</u>
1)	Work within the public r/w requires COA standard drawing numbers or a work order.
2)	End island radii do not meet DPM requirements.
3)	The drive aisles do not meet DPM requirements.
4)	The south entrance is too large.

If you have any questions or comments please call Wilfred Gallegos at 924-3991. Meeting notes:

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002808

AGENDA ITEM NO: 6

SUBJECT:

Site Plan for BP
Final Plat
Preliminary Plat

ACTION REQUESTED:

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

P.O. Box 1293

ENGINEERING COMMENTS:

Albuquerque

No adverse comments.

New Mexico 87103

RESOLUTION:

3-15-06

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: March 8, 2006

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
March 8, 2006
DRB Comments**

ITEM # 6

PROJECT # 1002808 APPLICATION # 06-00266, 06-00242

RE: Clifford West Business Park, Unit 1/sdbp,p&f

The Title Block should read "Site Development Plan for Building Permit."

Replace the Tam Junipers with another low water use plant.

The Clifford West Business Park Master Development Plan requires that signage shall be 24 square feet maximum in area. The sign area shown is 40 square feet.

The street names on the Site Plan should be Oliver Ross Dr. NW, and Bluewater Rd NW.

The plat shows one lot. The SPBP and Landscape Plan show two lots. Which is correct?

Are only wall mounted lights planned for this project?

Bike racks should be added per the CBP Master Plan. This statement should also be added: "All roof top equipment will be screened from view or painted to match the building."

Page 2, #1002808

The total length of each building elevation should be added.

Existing easements are missing from the SPBP & Landscape Plan.

The 3/4 " gray gravel should have a minimum depth of 3" added.

****How does this site plan relate to the one approved for the existing church?**



Andrew Garcia, Planning Alternate
924-3858 fax 924-3864 agarcia@cabq.gov

*** TX REPORT ***

TRANSMISSION OK

TX/RX NO 4889
CONNECTION TEL 9p2686954
SUBADDRESS
CONNECTION ID
ST. TIME 03/07 09:15
USAGE T 00'50
PGS. 3
RESULT OK



DEVELOPMENT REVIEW BOARD FAX FORM

TO: David Puritz

FAX NUMBER: 268-6957 # PAGES 3

SENT BY: Sheran Matson, DRB Chair DATE: 3/07/06

PHONE NUMBER: 924-3880 FAX # 924-3864

PROJECT NO: 1002806 APPLICATION NO: _____

*Planning's comments only.
Call if you have questions.*

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
March 8, 2006
DRB Comments**

ITEM # 6

PROJECT # 1002808 APPLICATION # 06-00266, 06-00242

RE: Clifford West Business Park, Unit 1/sdbp,p&f

The Title Block should read "Site Development Plan for Building Permit."

Replace the Tam Junipers with another low water use plant.

The Clifford West Business Park Master Development Plan requires that signage shall be 24 square feet maximum in area. The sign area shown is 40 square feet.

The street names on the Site Plan should be Oliver Ross Dr. NW, and Bluewater Rd NW.

The plat shows one lot. The SPBP and Landscape Plan show two lots. Which is correct?

Are only wall mounted lights planned for this project?

Bike racks should be added per the CBP Master Plan. This statement should also be added: "All roof top equipment will be screened from view or painted to match the building."

Page 2, #1002808

The total length of each building elevation should be added.

Existing easements are missing from the SPBP & Landscape Plan.

The 3/4 " gray gravel should have a minimum depth of 3" added.



Andrew Garcia, Planning Alternate
924-3858 fax 924-3864 agarcia@cabq.gov

2808

DXF Electronic Approval Form

DRB Project Case #: 1002808

Subdivision Name: CLIFFORD WEST BUSINESS PARK UNIT 1 BLOCK 2 LOT 10A1

Surveyor: MITCH REYNOLDS

Contact Person: SARAH AMATO

Contact Information: 998-0303

DXF Received: 2/24/2006

Hard Copy Received: 2/24/2006

Coordinate System: NMSP Grid (NAD 27)


Approved

02-28-2006
Date

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

AGIS Use Only
Copied fc 2808 to agiscov on 2/28/2006 Contact person notified on 2/28/2006

AGIS ELECTRONIC SUBMITTAL CHECKLIST

DRB Project# 100 2808 Subdivision Name Clifford west

Surveyor Gary Gritsko Company Surveys SW

Contact person Sarah Phone # _____ email samato@SWSurvey.ca

Barbara A. Romero _____ 7-11-03
Approved *Not Approved Date

DXF RECEIVED 7-11-03 DATE
 HARD-COPY RECEIVED 7-11-03 DATE
 DISCLOSURE STATEMENT

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

File Format and naming

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

Coordinate System

- 4) ___ Submittal does not include a disclosure of the datum (NAD27 or NAD83)
- 5) ___ Submittal does not specify if coordinates are based on ground or grid distances
- 6) ___ Submittal does not include information, such as a tie to an ACS monument, necessary to convert from ground to grid
- 7) ___ Lines cannot be projected/converted to correct location in NAD83 NMSP coordinate system

Content

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

Comments:

AGIS Use Only: Copied cov 2808 to agiscov on 7-11-03 Client Notified By Email



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

ALBUQUERQUE

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002808

AGENDA ITEM NO: 17

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:

No adverse comments.

RESOLUTION:

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

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

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

FOR:

SIGNED: Bradley L. Bingham
City Engineer/AMAFCA Designee

DATE: July 23, 2003



City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

DEVELOPMENT REVIEW BOARD TRANSPORTATION DEVELOPMENT Standard Comment Sheet

DRB-1002808

Item No. 17

Zone Atlas K-9

DATE ON AGENDA 7-23-03

INFRASTRUCTURE REQUIRED () YES (x) NO

CROSS REFERENCE: _____

TYPE OF APPROVAL REQUESTED:

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

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

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

17



DRB CASE ACTION LOG

REVISED 3/20/2003

This sheet must accompany your plat or site plan to obtain delegated signatures. Return sheet with site plan/plat once comments are addressed.

DRB Application No.: 03-01151 (P&F)	Project # 1002808
Project Name: CLIFFORD WEST B.P. UNIT 1	EPC Application No.:
Agent: Surveys Southwest Ltd.	Phone No.: 998-0303

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS) (MASTER DEVELOP. PLAN), was approved on 7/23/09 by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

UTILITIES: _____

CITY ENGINEER / AMAFCA: _____

PARKS / CIP: _____

PLANNING (Last to sign): _____

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

- The original plat and a mylar copy for the County Clerk.
- Tax certificate from the County Treasurer.
- Recording fee (checks payable to the County Clerk). RECORDED DATE: _____
- Tax printout from the County Assessor.

Include 3 copies of the approved site plan along with the originals.

County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.

Property Management's signature must be obtained prior to Planning Department's signature.

Copy of final plat AND a DXF File for AGIS is required.

Copy of recorded plat for Planning.

Project Number

1002808



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

July 23, 2003

9:00 a.m.

MEMBERS:

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

Richard Dourte, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development
Christina Sandoval, Parks & Recreation

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: 11:25 A.M.

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1000400**
03DRB-01033 Major-Two Year SIA

LEROY ORTIZ agent(s) for ST PETER & PAUL CHURCH request(s) the above action(s) for all or a portion of Tract(s) 336, **TOWN OF ATRISCO GRANT - UNIT 8**, zoned SU-1 - Church, located on OURAY NW, between COORS NW and LADERA NW containing approximately 5 acre(s). [REF: 01DRB-00995] (H-11) **A TWO-YEAR EXTENSION OF THE SIA WAS APPROVED. THE EXISTING CONSTRUCTION COMPLETION DEADLINE DATE OF 7/25/03 AS IDENTIFIED IN THE MOST RECENT SIA WAS APPROVED TO 7/25/05.**

2. **Project # 1002322**
03DRB-01050 Major-SiteDev Plan Subd

MULE BARN ENTERPRISES, agent(s) for ACME REAL ESTATE FUND, LLC request(s) the above action(s) for all or a portion of Block(s) 11, Tract(s) 23, **ORIGINAL TOWNSITE OF WESTLAND**, zoned SU-2 special neighborhood zone, IP, located on Sunset Gardens SW between 90th St SW and 94th St SW containing approximately 8 acre(s). [REF: 02DRB-01666, 03DRB-00420, 03DRB-00349] (L-9) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR SOLID WASTE MANAGEMENT SIGNATURE.**

3. **Project # 1002771**
03DRB-01036 Major-Vacation of Pub
Right-of-Way

ADELE HUNDLEY, agent(s) for GERTRUDE ZACHARY request(s) the above action(s) for all or a portion of Lot(s) 19-24 and 13-18, Block(s) 36, **NEW MEXICO TOWN COMPANY'S ORIGINAL TOWNSITE**, zoned SU-3 and located on 2nd St SW between Coal Ave SW and Lead Ave SW. (K-14) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

4. **Project # 1002777**
03DRB-01056 Major-Vacation of Public
Easements

KAREN MARCOTTE agent(s) for MATTHEW MEADOW NEIGHBORHOOD ASSOCIATION, request(s) the above action(s) for all or a portion of Lot(s) 1 and 40, **MATTHEW MEADOWS SUBDIVISION**, zoned RA-2 residential and agricultural zone, located on N. OF LUA'S LANE NW, between 12th ST NW and SAN ISIDRO NW [REF: V-93-54, V-79-37, DRB-93-249, DRB-96-466]. [Deferred from 7/23/03] (G-13) **DEFERRED AT THE AGENT'S REQUEST TO 7/30/03.**

5. **Project # 1002731**
03DRB-00966 Major-Vacation of Pub
Right-of-Way
03DRB-00967 Minor-Sketch Plat or
Plan

JEFF MORTENSEN & ASSOCIATES, INC. agent(s) for KAY LAMB request(s) the above action(s) for all or a portion of Lot(s) 24-27, Block(s) 12, **ALBRIGHT-MOORE ADDITION**, zoned SU-2 special neighborhood zone, S-R (Sawmill), located on 6TH ST NW, between BELLAMAH AVE NW and KINLEY AVE NW containing approximately 1 acre(s). [Deferred from 7/9/03] (J-14) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

6. **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] [Deferred from 6/25/03 & 7/23/03] (F-11) **DEFERRED AT THE AGENT'S REQUEST TO 7/30/03.**

7. **Project # 1000570**
02DRB-01567 Major-SiteDev Plan Subd

MARK GOODWIN & ASSOCIATES PA, agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion OF PARCEL A OF PARKWAY, UNIT 7 AND TRACT A OF PAINTED SKY, UNIT 1 AND TRACT 94 OF TOWN OF ATRISCO GRANT, (to be known as **PARKWAY UNIT 10**), zoned R-D residential and related uses zone, developing area, located west of UNSER BLVD NW, between GAVIN RD NW and VINEMONT PL NW. [REF: DRB-95-94, S-98-5, Z-99-8, AX-99-2, 00410-0162, 00410-00931, 00410-00933] [Deferred from 3/19/03 & 7/23/03] (J-9) **DEFERRED AT THE AGENT'S REQUEST TO 10/15/03.**

Project # 1000570
02DRB-01019 Major-Preliminary Plat
Approval
02DRB-01020 Major-Vacation of Public
Easements
02DRB-01021 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOC agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Parcel A, Parkway, Unit 7, Tract A, Painted Sky, Unit 1 and Tract 95, Town of Atrisco Grant (to be known as **PARKWAY, UNIT 10**) zoned R-LT residential zone, located WEST OF UNSER BLVD NW, between GAVIN RD NW and VINEMONT PL NW, containing approximately 13 acre(s). [REF: 00410-00162, 00410-00931, 00410-00933, Z-99-8, AX-99-2, DRB-95-94, S-98-5, S-98-62] [DEFERRED FROM 10/30/02] [Deferred from 11/6/02, 1/29/03, 3/19/03, 7/23/03] (J-9) **DEFERRED AT THE AGENT'S REQUEST TO 10/15/03.**

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

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

8. **Project # 1000593**
03DRB-01079 Minor-SiteDev Plan
BldPermit/EPC

ROHDE MAY KELLER MCNAMARA ARCHITECTURE, agent(s) for CITY OF ALBUQUERQUE FIRE DEPARTMENT, request(s) the above action(s) for all or a portion of Lot(s) B9D1, **SEVEN BAR RANCH ADDITION**, zoned SU-1 Town Center, located on COORS BLVD BYPASS NW, between CIBOLA LOOP NW and ELLISON DR NW containing approximately 2 acre(s). [REF: 03EPC-00497, 03EPC-00551] [DEBBIE STOVER, EPC CASE PLANNER] [Was Indefinitely Deferred on a no show](A-13) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR FIRE MARSHAL CALCS FOR FLOW REQUIREMENTS AND TRANSPORTATION DEVELOPMENT FOR ACCESS EASEMENT FROM PROPERTY TO NORTH OF THIS SITE.**

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

9. **Project # 1000610**
03DRB-00984 Minor- Final Plat Approval

CONSENSUS PLANNING, agent(s) for WEST MESA MINI STORAGE, request(s) the above action(s) for all or a portion of Tract(s) 334/SLY, **TOWN OF ATRISCO GRANT, UNIT 8**, zoned SU-1 special use zone, OFFICE, located on the NORTHWEST CORNER OF MIAMI ST NW AND 57TH ST NW containing approximately 6 acre(s). [REF: 03EPC-00312, 03EPC-00314, 03EPC-00315] [MAKITA HILL, EPC CASE PLANNER] [*Deferred from 6/25/03, 7/9/03 & 7/16/03 WITH THE SIGNING OF THE AMENDED INFRASTRUCTURE LIST DATED 7/16/03 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS DEFERRED TO 7/23/03.*] (H-11) **INDEFINITELY DEFERRED ON A NO SHOW.**

10. **Project # 1002315**
03DRB-01167 Minor-Prelim&Final Plat
Approval

BOHANNAN HUSTON INC. agent(s) for HIGH DESERT INVESTMENT CORP request(s) the above action(s) for all or a portion of Lot(s) 1-27 , **WILDERNESS ESTATES @ HIGH DESERT**, zoned SU-2 HD R-R, located on HIGH DESERT PL NE, between HIGH DESERT PL NE and SOUTH OF SPAIN RD NE containing approximately 38 acre(s). [REF: 03DRB-00539] (F-23) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR A RECORDED DOCUMENT GUARANTEEING ACCESS TO SAS MANHOLE ON LOT 9A AND TO PLANNING FOR DXF FILE.**

11. **Project # 1001413**
03DRB-01160 Minor-Final Plat Approval

BOHANNAN HUSTON INC agent(s) for PULTE HOMES OF NEW MEXICO INC request(s) the above action(s) for all or a portion of Tract(s) Y-1A-1A-3, VENTANA RANCH, **PINON POINTE - UNIT 5**, zoned R-LT, located on LAS VENTANAS RD NW, between IRVING BLVD NW and RAINBOW BLVD NW containing approximately 17 acre(s). [REF: 03DRB-00591] [Deferred from 7/23/03] (B-9) **DEFERRED AT THE AGENT'S REQUEST TO 7/30/03.**

12. **Project # 1002379**
03DRB-01159 Minor-Final Plat Approval

BOHANNAN HUSTON, INC. agent(s) for LONGFORD @ PARADISE SKIES, LP request(s) the above action(s) for all or a portion of Lot(s) 1-26 & 35-42, **PARADISE SKIES, UNIT 10**, zoned R-1 residential zone, located on ROCKCLIFF DR NW, between BROOKLINE DR NW and ARDMORE AVE NW containing approximately 8 acre(s). [REF: 03DRB-00269 PP] (A-10) **THE FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

13. **Project # 1000724**
03DRB-01156 Minor-Extension of
Preliminary Plat

MARK GOODWIN & ASSOCIATES PA, agent(s) for GSR GROUP, LLC request(s) the above action(s) for all or a portion of Tract(s) A, Unit(s) 1, **RAYO DEL SOL SUBDIVISION**, zoned R-LT residential zone, located on the SOUTH. SIDE OF ARENAL RD SW, between COORS BLVD SW and UNSER BLVD SW containing approximately 9 acre(s). [REF: 02DRB-01268, Z-97-57, DRB-97-87] (M-10) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED. THIS APPROVAL INCLUDES THE EXTENSION OF THE INFRASTRUCTURE LIST DATED 9/3/97.**

14. **Project # 1001267**
03DRB-01165 Minor-Final Plat Approval
03DRB-01164 Minor-Sidewalk Variance

MARK GOODWIN & ASSOCIATES, PA agent(s) for KB HOMES OF NM request(s) the above action(s) for all or a portion of Tract(s) 46-48, TOWN OF ATRISCO GRANT, UNIT 2, (to be known as **DESERT PINE, UNIT 4**) zoned R-D residential and related uses zone, developing area, 9 DU/AC, located west of 86TH ST SW, between EUCARIZ AVE SW and SUNSET GARDENS RD SW containing approximately 16 acre(s). [REF: 01DRB-01009, 01EPC-00728, 01EPC-0725, Z-93-125, AX-93-12] (L-9) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SAD ROLL ADJUSTMENT OR RECEIPT OF PAYMENT. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

15. **Project # 1002502**
03DRB-01039 Minor- Final Plat Approval

MICHAEL RENFRO request(s) the above action(s) for all or a portion of Tract(s) 338-A-1-B-1, **MRGCD MAP 38**, zoned R1, located on HERRERA NW, between ATRISCO NW and 47th ST NW containing approximately 2 acre(s). [REF: 03DRB-00293-SK] (Preliminary Plat was approved 7/9/03, Final Plat was indefinitely deferred) (J-12) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR MAINTENANCE AND BENEFICIARY LANGUAGE FOR A 10-FOOT PRIVATE EASEMENT AT THE NORTH SIDE OF TRACT B AND TO ADD TO FREE CONSENT STATEMENT THE DEDICATION LANGUAGE FOR RIGHT-OF-WAY IN FEE SIMPLE AND PLANNING FOR THE DXF FILE.**

03DRB-01161 Minor-Sidewalk Waiver

MICHAEL RENFRO request(s) the above action(s) for all or a portion of Tract(s) A - D, **HERRERA GARDENS**, zoned R-1, located on HERRERA NW, between ATRISCO NW and 47th ST NW containing approximately 2 acre(s). [REF: 03DRB-00293-SK] (J-12) **A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE FOR INTERNAL ACCESS EASEMENT.**

16. **Project # 1002201**
03DRB-01150 Minor-Prelim&Final Plat Approval

TIERRA WEST LLC agent(s) for OMEGA AUTOMOTIVE REAL ESTATE LTD request(s) the above action(s) for all or a portion of Lot(s) 12, 13, 14, 19, 20, 21, NORTH ALBUQUERQUE ACRES, TRACT A, UNIT B, **PREMIER MOTORCARS**, zoned SU-2 IP, located on OAKLAND AVE NE, between PAN AMERICAN FWY NE and SAN PEDRO DR NE containing approximately 6 acre(s). [REF: 02DRB-01367 (Vac), 03ZHE-00655] [Listed as Project #1002613 in error] [Deferred from 7/23/03] (C-18) **DEFERRED AT THE AGENT'S REQUEST TO 8/13/03.**

17. **Project # 1002808**
03DRB-01151 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST, LTD agent(s) for FELLOWSHIP MISSIONARY BAPTIST CHURCH request(s) the above action(s) for all or a portion of Lot(s) 8 & 9, Block(s) 2, **CLIFFORD WEST BUSINESS PARK, UNIT 1**, zoned IP industrial park zone, located on OLIVER ROSS DR NW, between BLUEWATER RD NW and SAUL BELL RD NW containing approximately 2 acre(s). [REF: (1000918 / 00DRB-01648), DRB-97-130, S-95-46] (K-9) **THE PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

18. **Project # 1002811**
03DRB-01154 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for JOE & CATRE MOYA request(s) the above action(s) for all or a portion of Lot(s) 1, **LANDS OF JOE MOYA**, zoned R-1 residential zone, located on SANDOVAL RD SW, between OLD COORS DR SW and ARENAL CANAL containing approximately 1 acre(s). (L-11) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR ENVIRONMENTAL HEALTH SIGNATURE AND CASH-IN-LIEU AND TO TRANSPORTATION DEVELOPMENT TO DEDICATE RIGHT-OF-WAY TO FACE OF WALL AND A NEW DXF FILE.**

NO ACTION IS TAKEN ON THESE CASES:

APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

19. **Project # 1002644**
03DRB-01137 Minor-Sketch Plat or Plan

BOHANNAN HUSTON INC agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Parcel 1, **WESTLAND NORTH**, and Tract(s) A, **PARKWAY SUBDIVISION**, zoned R-LT & R-D, located on LADERA BLVD NW AND GAVIN RD NW, between 98TH ST NW and UNSER BLVD NW containing approximately 55 acre(s). [REF: 03DRB-00736] (J-8/J-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

20. **Project # 1002593**
03DRB-01158 Minor-Sketch Plat or Plan

BOHANNAN HUSTON INC, agent(s) for LAS VENTANAS LTD PARTNERSHIP. request(s) the above action(s) for all or a portion of Tract(s) 29C, VENTANA RANCH, **VISTA DE ARENAL, UNIT 2**, zoned R-LT residential zone, located north of LAS VENTANAS RD NW, between IRVING BLVD NW and RAINBOW BLVD NW containing approximately 7 acre(s). [REF: (1001101) 02DRB-01009, 03DRB-00624] (B-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

21. **Project # 1002813**
03DRB-01162 Minor-Sketch Plat or Plan

MARK GOODWIN & ASSOCIATES, PA agent(s) for WESTLAND DEVELOPMENT CO. request(s) the above action(s) for all or a portion of Tract(s) J2A, WESTLAND NORTH, **SUNDORO SOUTH**, zoned SU-2 special neighborhood zone, R-LT, located on 98TH ST NW, between I-25, NW and LADERA DR NW containing approximately 34 acre(s). [REF: 1000570 / 00DRB-00752] (J-8) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

22. Approval of the Development Review Board Minutes for July 9, 2003. **THE MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.**

ADJOURNED: 11: 25 A.M.

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
Development Review Board
July 23, 2003 Comments**

Agenda Item: 17

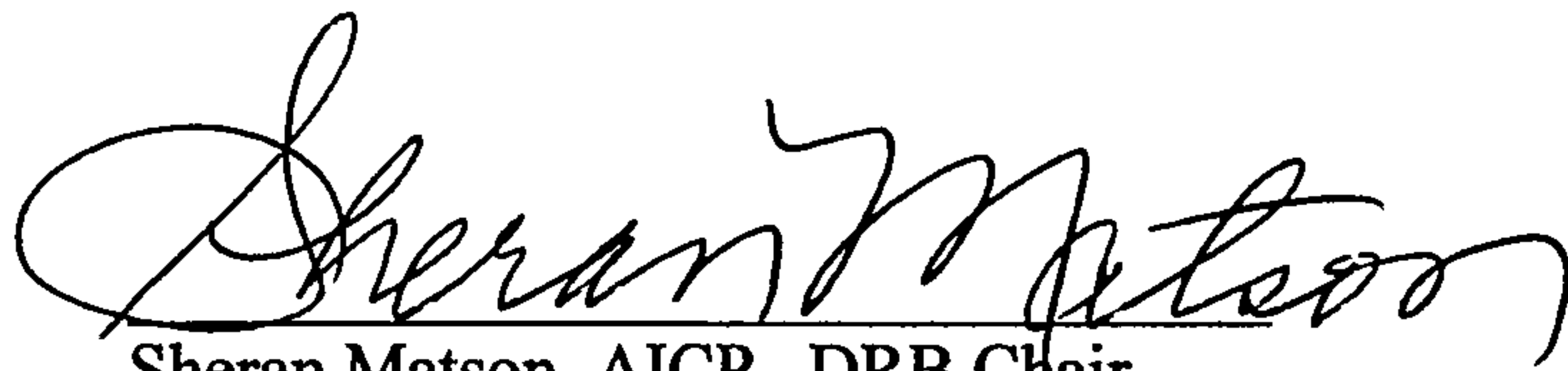
Project: 1002808 Application: 03DRB-01151

RE: Clifford West Business Park

No objection to the platting action.

AGIS has already approved the dxf file.

Applicant may record this plat. Be sure to provide a recorded copy to Planning to close the file.

A handwritten signature in cursive script, reading "Sheran Matson".

Sheran Matson, AICP DRB Chair
924-3880 Fax 924-3864

Project Number: _____

FIGURE 12

INFRASTRUCTURE LIST

(Rev. 9-20-05)

EXHIBIT "A"

TO SUBDIVISION IMPROVEMENTS AGREEMENT

DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

Date Submitted: 2/28/06

Date Site Plan Approved: _____

Date Preliminary Plat Approved: _____

Date Preliminary Plat Expires: _____

DRB Project No.: 1002808

DRB Application No.: _____

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

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 the 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 guarantee. 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.

Financially Guaranteed	Constructed Under	Size	Type of Improvement	Location	From	To	Construction Certification		
							Inspector	P.E.	City Cert Engineer
<input type="checkbox"/>	<input type="checkbox"/>	36 SY	116. φ1φ. ART ASP CONC. TYPE A	OLIVER ROSS			1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	36 SY	3φ1. φ3φ. SUBGRADE PREP -6"				1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	36 SY	3φ2. φ1φ. ABS -6"				1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	83 SY	337. φ2φ. 6" PCC PVMT				1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	1φ7 SY	34φ. φ1φ. SDWK. 4" PCC				1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	32 SY	34φ. φ23. W/CHP ACC RAMP				1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	48 LF	34φ. φ5φ. C&G STD PCC				1	1	1
<input type="checkbox"/>	<input type="checkbox"/>						1	1	1
<input type="checkbox"/>	<input type="checkbox"/>						1	1	1

NOT RECORDED

The items listed below are on the CCIP and approved for Impact Fee credits. Signatures from the Impact Fee Administrator and the City User Department is required prior to DRB approval of this listing. The items listed below are subject to the standard SIA requirements.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector	P.E.	City Cnst Engineer
<input type="text"/>	<input type="text"/>						/	/	/
<input type="text"/>	<input type="text"/>						/	/	/
Approval of Creditable Items:							Approval of Creditable Items:		
Impact Fee Administrator Signature Date							City User Dept. Signature Date		

NOTES

If the site is located in a floodplain, then the financial guarantee will not be released until the LOMR is approved by FEMA.
Street lights per City requirements.

- 1 _____

- 2 _____

- 3 _____

AGENT / OWNER	DEVELOPMENT REVIEW BOARD MEMBER APPROVALS
---------------	---

DAVID PURITZ
NAME (print)

NCA ARCHITECTS
FIRM

David Puritz 2/28/06
SIGNATURE - date

DRB CHAIR - date

TRANSPORTATION DEVELOPMENT - date

UTILITY DEVELOPMENT - date

CITY ENGINEER - date

PARKS & RECREATION - date

AMAFCA - date

- date

- date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

SUBDIVISION Supplemental form **S**

Major Subdivision action
 Minor Subdivision action
 Vacation **V**
 Variance (Non-Zoning)

SITE DEVELOPMENT PLAN **P**

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

ZONING & PLANNING Supplemental form **Z**

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)

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: FELLOWSHIP BAPTIST CHURCH PHONE: 242-8928
 ADDRESS: P.O. BOX 26327 FAX: _____
 CITY: ALBU STATE NM ZIP 87125 E-MAIL: _____
 Proprietary interest in site: OWNER List all owners: _____
 AGENT (if any): SURVELS SOUTHWEST, LTD PHONE: 998-0303
 ADDRESS: 333 LOMAS BLVD NE FAX: 998-0306
 CITY: ALBU STATE NM ZIP 87102 E-MAIL: _____

DESCRIPTION OF REQUEST: ELIMINATE THE LOT LINES BETWEEN TWO EXISTING LOTS CREATING ONE NEW LOT. (PRELIM/FINAL).

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

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

Lot or Tract No. LOTS 8-A & 10-A Block: 2 Unit: 1
 Subdiv. / Addn. CLIFFORD WEST BUSINESS PARK
 Current Zoning: IP Proposed zoning: N/A
 Zone Atlas page(s): K-9-2 No. of existing lots: 2 No. of proposed lots: 1
 Total area of site (acres): 5.0292 Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A
 Within city limits? Yes. No, but site is within 5 miles of the city limits.) Within 1000FT of a landfill? NO
 UPC No. 1-009-057-514-335-10502, 1-010-057-005-362-20201 MRGCD Map No. N/A
 LOCATION OF PROPERTY BY STREETS: On or Near: SAUL BELL RD NW
 Between: OLIVER ROSS DR NW and BLUENATER RD NW

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): Proj # 1002808
Proj # 1000918 - DRB-95314

Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: 2-21-06

SIGNATURE Dan Granay DATE 2-21-06
 (Print) Dan Granay Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 9/01, 3/03, 7/03, 10/03, 3/04

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>06 DRB - 00292</u>	<u>P&F</u>	<u>5(3)</u>	<u>\$ 215.00</u>
<input checked="" type="checkbox"/> All fees have been collected		<u>CME</u>		<u>\$ 20.00</u>
<input checked="" type="checkbox"/> All case #s are assigned				\$
<input checked="" type="checkbox"/> AGIS copy has been sent				\$
<input checked="" type="checkbox"/> Case history #s are listed				\$
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill				\$
<input checked="" type="checkbox"/> F.H.D.P. density bonus				\$
<input checked="" type="checkbox"/> F.H.D.P. fee rebate				\$
	Hearing date <u>03/08/06</u>			Total <u>\$ 235.00</u>

Sandy Handley 02/21/06
 Planner signature / date

Project # 1002808

FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OF 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
- 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.

Jan Braney
Applicant name (print)
Jan Braney
Applicant signature / date
2-21-06

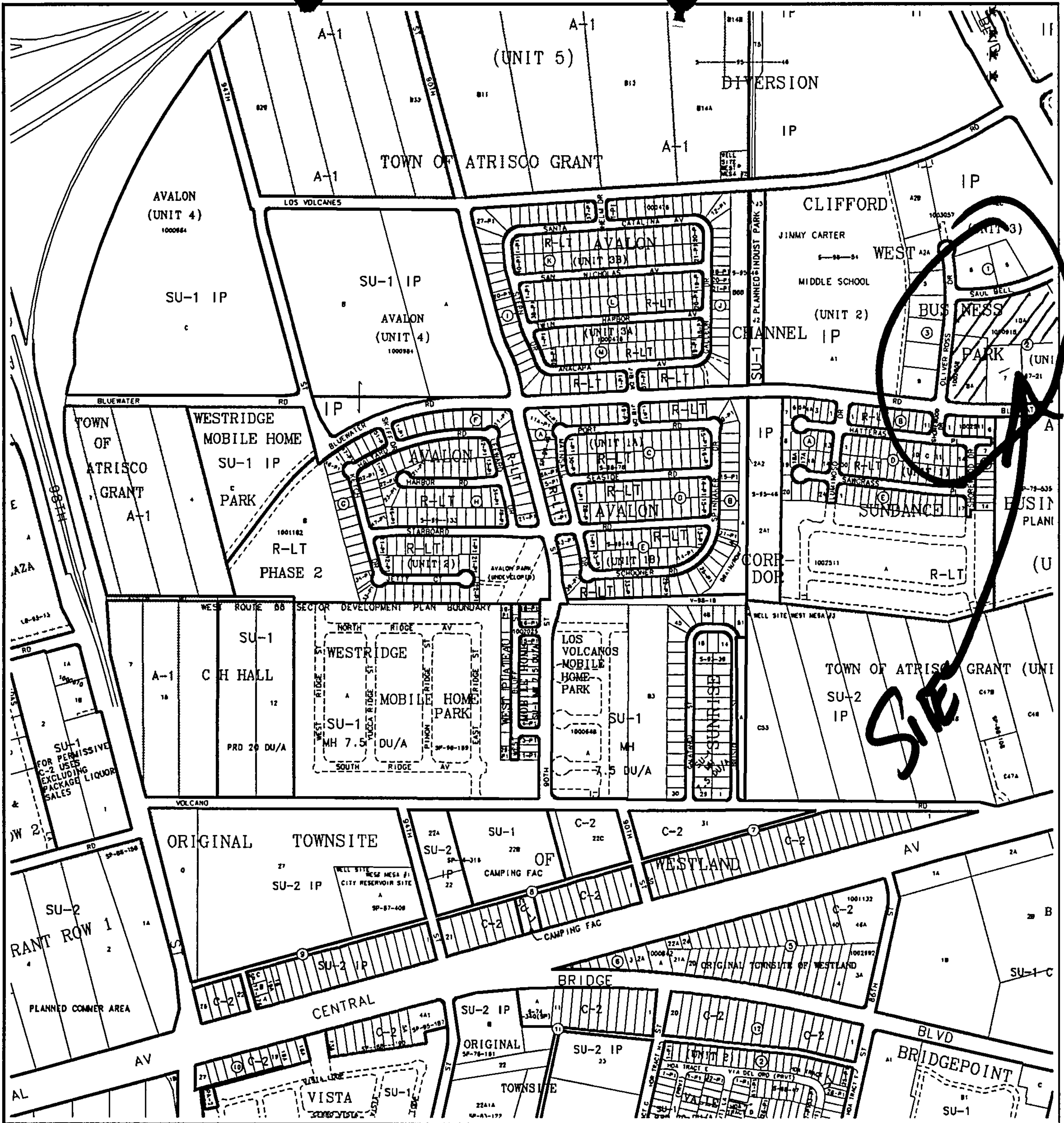


Form revised 3/03, 8/03 and 11/03

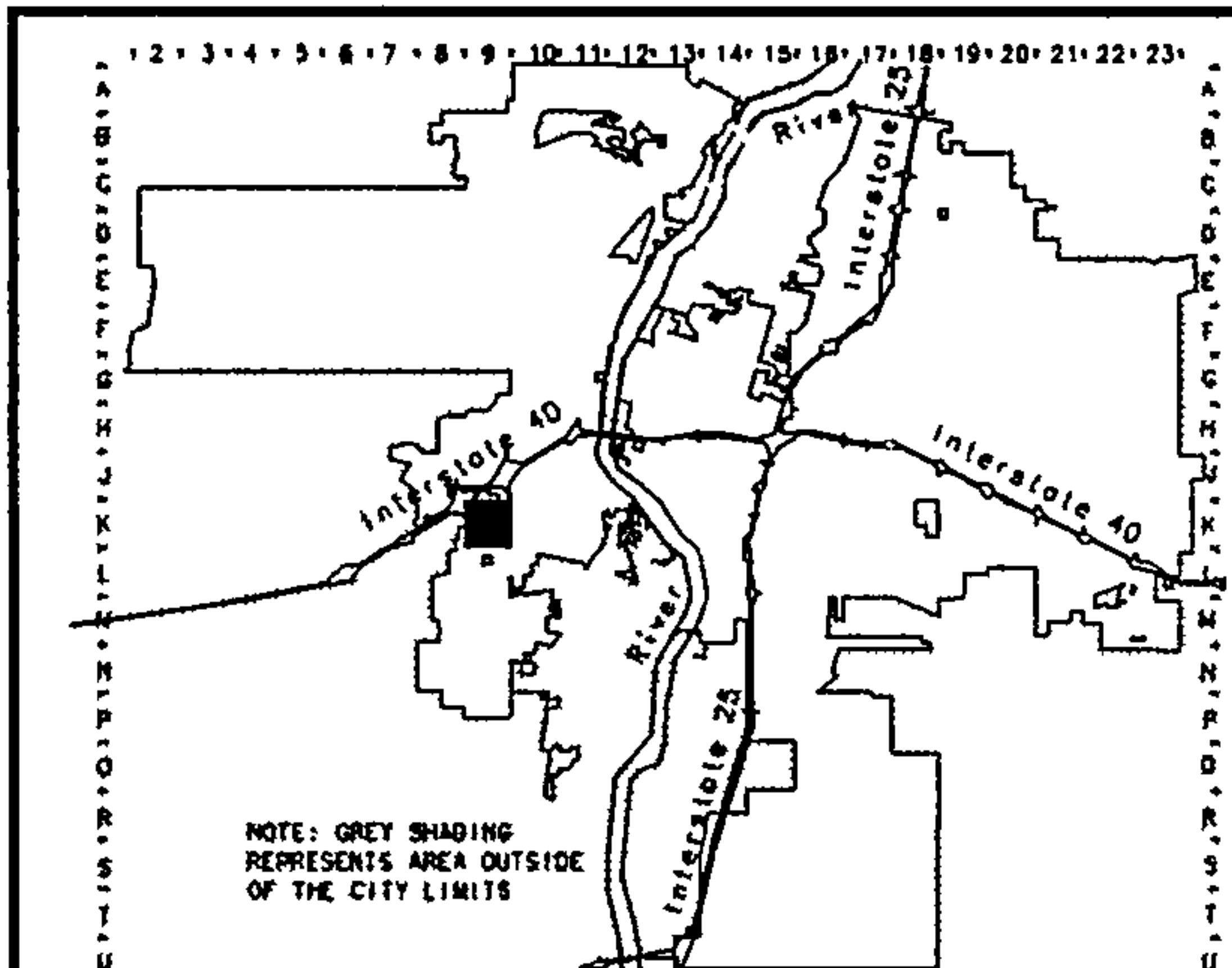
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
06DRB-00242

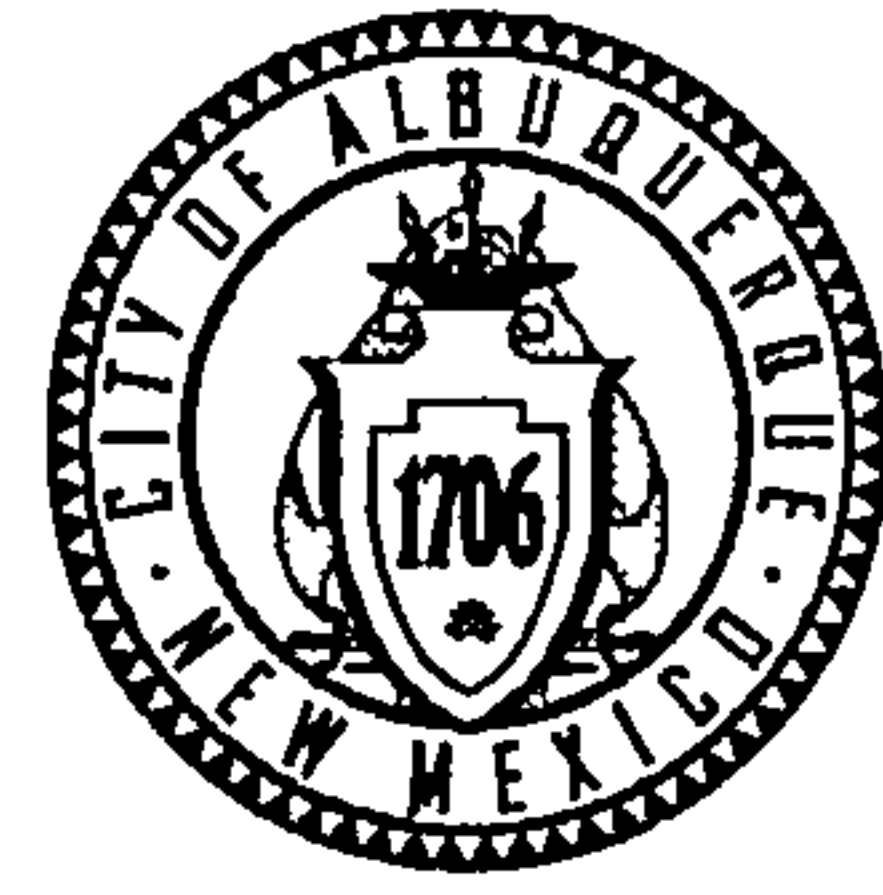
Bandy Handley 02/21/06
Planner signature / date
Project # 100 2808



SIE

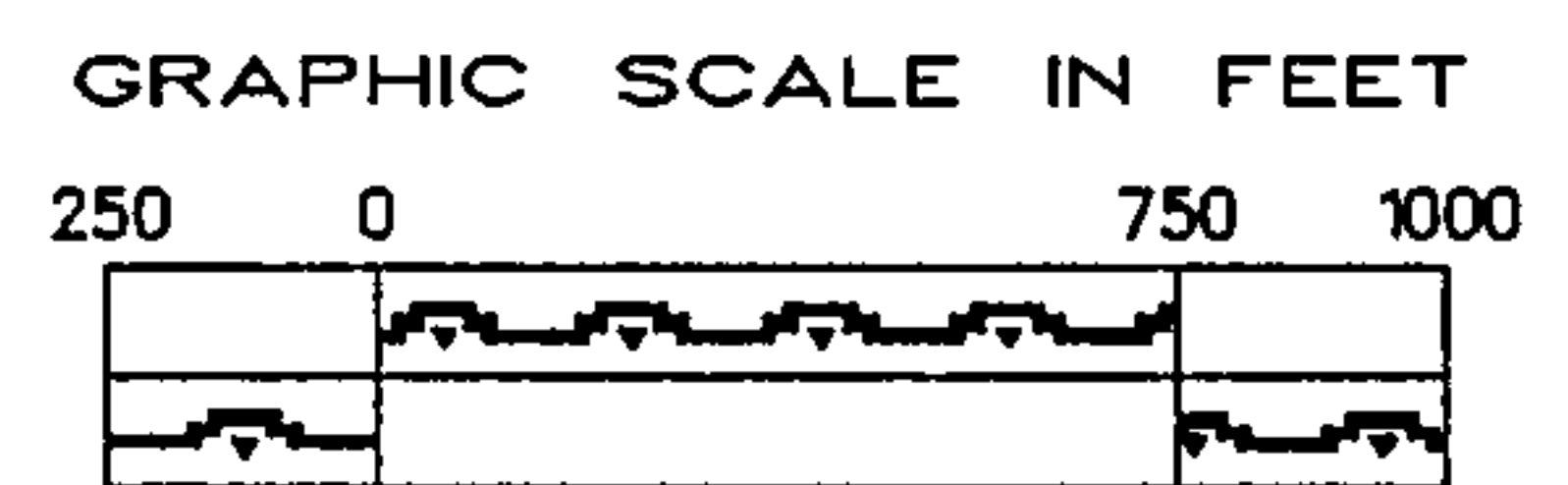


NOTE: GREY SHADING REPRESENTS AREA OUTSIDE OF THE CITY LIMITS



A G I S
Albuquerque Geographic Information System
PLANNING DEPARTMENT

© Copyright 2004



Zone Atlas Page

K-9-Z

Map Amended through August 03, 2004

Surveys Southwest. Ltd

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

February 20, 2006

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

REF: TRACT A, BLOCK 2, CLIFFORD WEST BUSINESS PARK, UNIT 1

Dear Board Members:

The purpose of this replat is to combine all the Fellowship Baptist Church property onto one site. There is new construction currently ongoing for a learning center.

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

Sincerely,



Dan Graney
President

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

永 承 承 承 承

PAID RECEIPT

APPLICANT NAME FELLOWSHIP BAPTIST CHURCH
AGENT SURVEYS SOUTHWEST LTD
ADDRESS 333 LOMAS BLVD NE
PROJECT & APP # 1002808/06 DRB 00242
PROJECT NAME CLIFFORT WEST BUSINESS PARK

\$ 20.00 441032/3424000 Conflict Management Fee UNIT 1
\$ 215.00 441006/4983000 DRB Actions
\$ _____ 441006/4971000 EPC/AA/LUCC Actions & All Appeals
\$ _____ 441018/4971000 Public Notification
\$ _____ 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
\$ 235.00 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

City Of Albuquerque
Treasury Division

2/28/2006 10:22AM LOC: ANNX
RECEIPT# 00058115 WSH# 007 TRANSH# 0020
Account 441006 Fund 0110
Activity 3424000 TRSKAL
Trans Amt \$640.00
J24 Misc \$215.00
MC \$640.00
CHANGE \$0.00
Thank You

2/28/2006 10:22AM LOC: ANNX
RECEIPT# 00058114 WSH# 007 TRANSH# 0020
Account 441032 Fund 0110
Activity 3424000 TRSKAL
Trans Amt \$640.00
J24 Misc \$20.00
Thank You

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

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)
- L A APPEAL / PROTEST of...**
- D** 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: FELLOWSHIP BAPTIST CHURCH PHONE: 505 242 8928
 ADDRESS: 8570 SAUL BELL RD FAX: _____
 CITY: ALBUQUERQUE STATE NM ZIP 87121 E-MAIL: _____
 Proprietary interest in site: OWNER List all owners: _____
 AGENT (if any): NCA ARCHITECTS PHONE: 505 255 6400
 ADDRESS: 1306 RIO GRANDE BLVD NW FAX: 505 268 6954
 CITY: ALBUQUERQUE STATE NM ZIP 87108 E-MAIL: _____

DESCRIPTION OF REQUEST: DRB APPROVAL FOR BLDG PERMIT.

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. 8A Block: 2 Unit: 1
 Subdiv. / Addn. CLIFFORD WEST BUSINESS PARK
 Current Zoning: IP Proposed zoning: IP
 Zone Atlas page(s): K-9-2 No. of existing lots: _____ No. of proposed lots: _____
 Total area of site (acres): 1.6361 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. 1.009.057.514.335.10502 MRGCD Map No. _____

LOCATION OF PROPERTY BY STREETS: On or Near: OLIVER ROSS DR NW + BLUEWATER RD NW + SAUL BELL
 Between: _____ and _____

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): DRB 95314

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

SIGNATURE David Puritz DATE 2/21/06
 (Print) DAVID PURITZ NCA ARCHITECTS _____ Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 4/04

- INTERNAL ROUTING
- All checklists are complete
- All fees have been collected
- All case #s are assigned
- AGIS copy has been sent
- Case history #s are listed
- Site is within 1000ft of a landfill
- F.H.D.P. density bonus
- F.H.D.P. fee rebate

Application case numbers
06 DRB - 00266

Action
SBP
CME

S.F. Fees
13 \$ 385.00
 \$ 20.00

Hearing date 3.8.06

Total
 \$ 405.00

Sandy Handley 02/20/06

Project # 1002808

FORM P(3): SITE PLAN REVIEW - D.R.B. MEETING (UNADVERTISED)

SKETCH PLAN REVIEW AND COMMENT

- Scaled site sketch and related drawings showing proposed land use including structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, 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 request
 - Any original and/or related file numbers are listed on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

SITE DEVELOPMENT PLAN FOR SUBDIVISION

- Scaled site plan and related drawings (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
 - Letter of authorization from the property owner if application is submitted by an agent
 - Copy of the document delegating approval authority to the DRB
 - Completed Site Plan for Subdivision Checklist
 - Infrastructure List, if relevant to the site plan
 - Fee (see schedule)
 - Any original and/or related file numbers are listed on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. Your attendance is required.**

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT

- Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) 6 copies.
 - Site Plan for Subdivision, if applicable, previously approved or simultaneously submitted. 6 copies.
 - Solid Waste Management Department signature on Site Plan
 - 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
 - Letter of authorization from the property owner if application is submitted by an agent
 - Copy of the document delegating approval authority to the DRB
 - Infrastructure List, if relevant to the site plan
 - Completed Site Plan for Building Permit Checklist
 - Copy of Site Plan with Fire Marshal's stamp
 - Fee (see schedule)
 - Any original and/or related file numbers are listed on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. Your attendance is required.**

AMENDED SITE DEVELOPMENT PLAN FOR SUBDIVISION

AMENDED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT

- Proposed amended Site Plan (folded to fit into an 8.5" by 14" pocket) 6 copies.
 - DRB signed Site Plan being amended (folded to fit into an 8.5" by 14" pocket) Copies as needed above
 - 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
 - Letter of authorization from the property owner if application is submitted by an agent
 - Infrastructure List, if relevant to the site plan
 - Completed Site Plan for Building Permit Checklist (not required for amendment of SDP for Subdivision)
 - Fee (see schedule)
 - Any original and/or related file numbers are listed on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. Your attendance is required.**

D.R.B. FINAL SIGN-OFF FOR E.P.C. APPROVED S.D.P. for SUBDIVISION

D.R.B. FINAL SIGN-OFF FOR E.P.C. APPROVED S.D.P. for BUILDING PERMIT

- Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) 6 copies.
 - Approved Grading and Drainage Plan (folded to fit into an 8.5" by 14" pocket) 6 copies.
 - Solid Waste Management Department signature on Site Plan (not required for SDP for Subdivision)
 - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
 - Letter carefully explaining how each EPC condition has been met and a copy of the EPC Notification of Decision
 - Infrastructure List, if relevant to the site plan
 - Copy of Site Plan with Fire Marshal's stamp (not required for SDP for Subdivision)
 - Any original and/or related file numbers are listed on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. 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.

David Puritz 2/28/06
 NCA ARCHITECTS
 Applicant name (print)
DAVID PURITZ
 Applicant signature / date

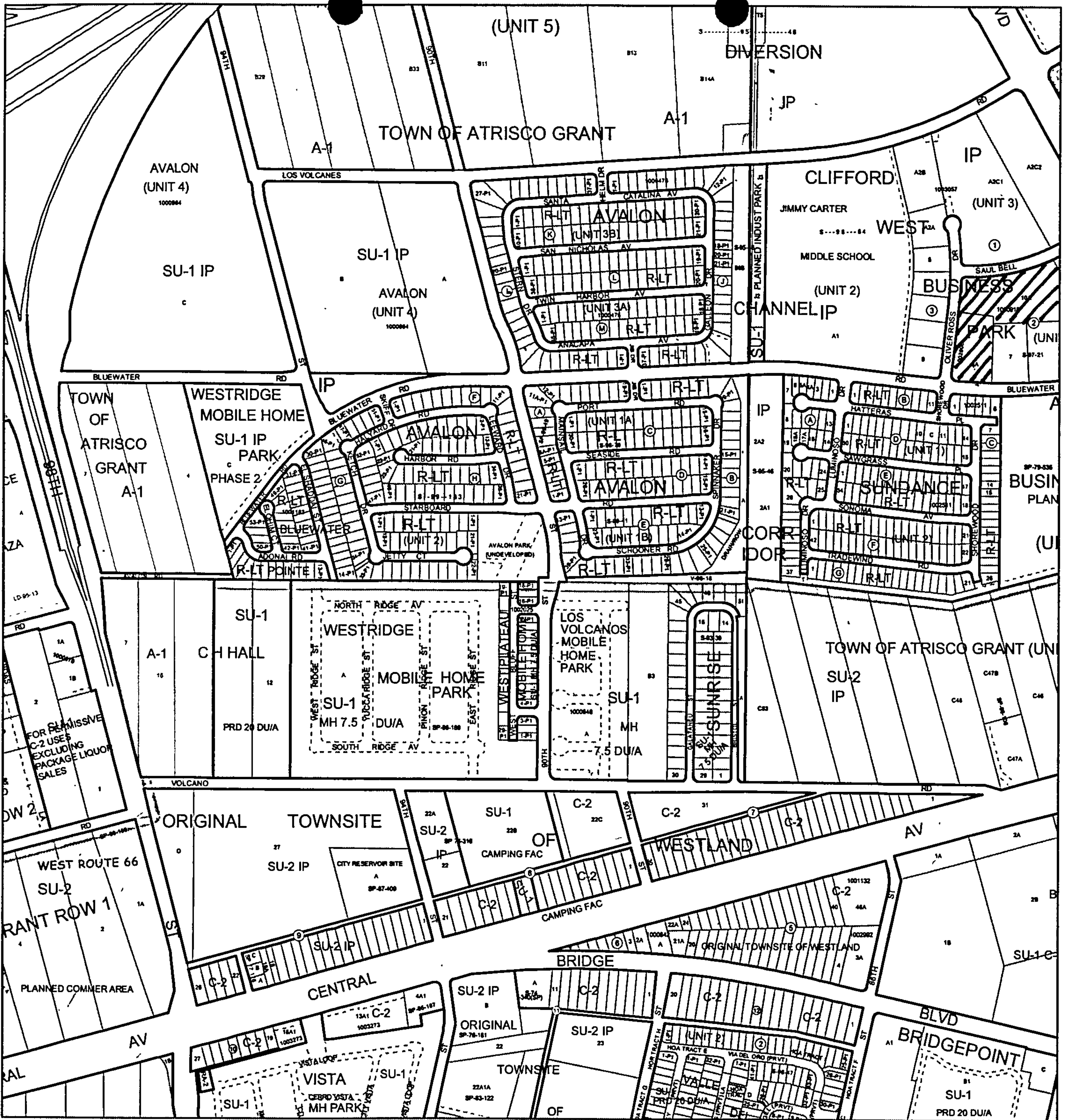


Form revised JUNE 2005

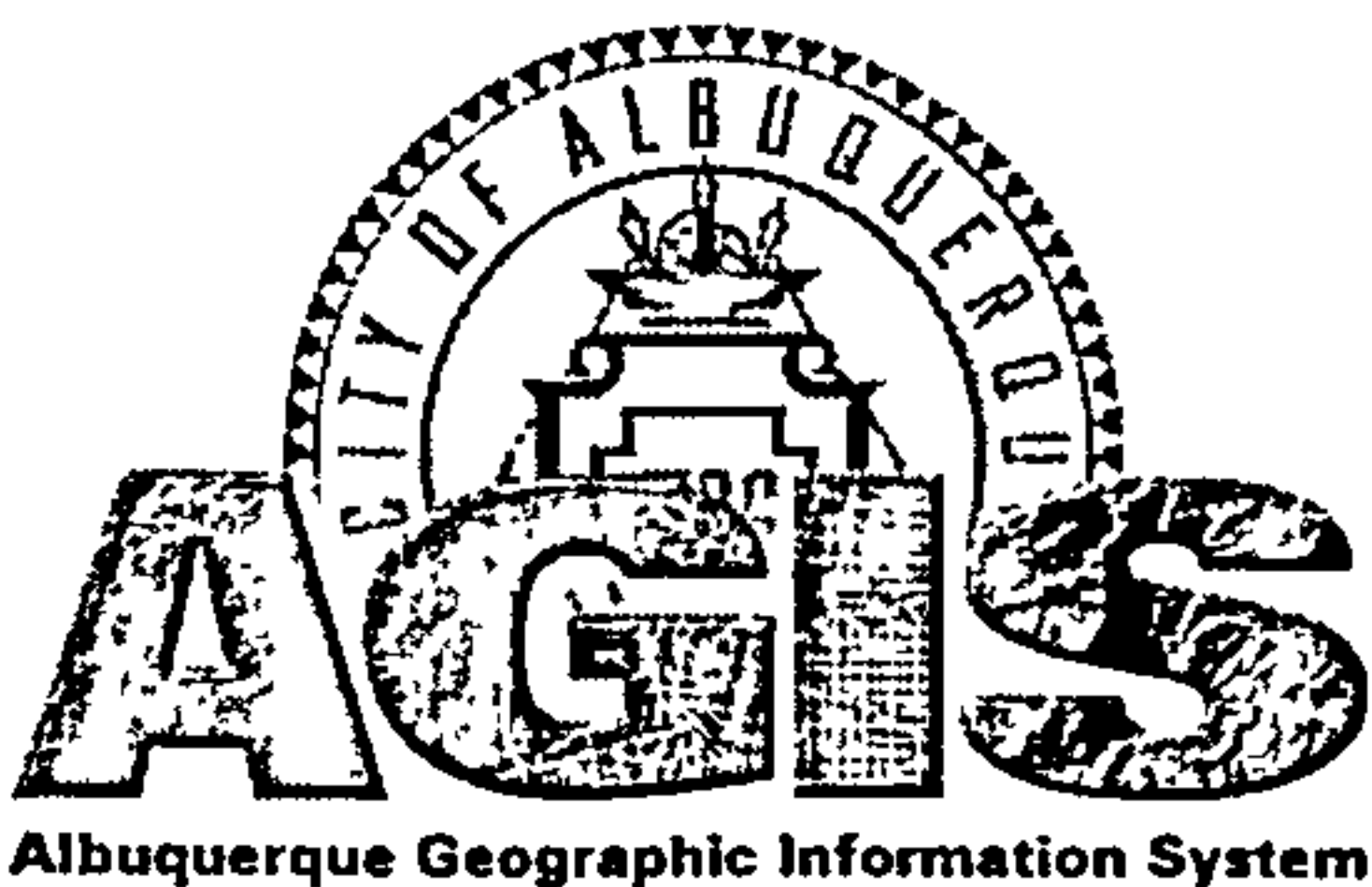
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
 06 DEB - _____ - 00266
 _____ - _____ - _____
 _____ - _____ - _____

Sandy Handley 02/28/06
 Planner signature / date
Project # 1002808

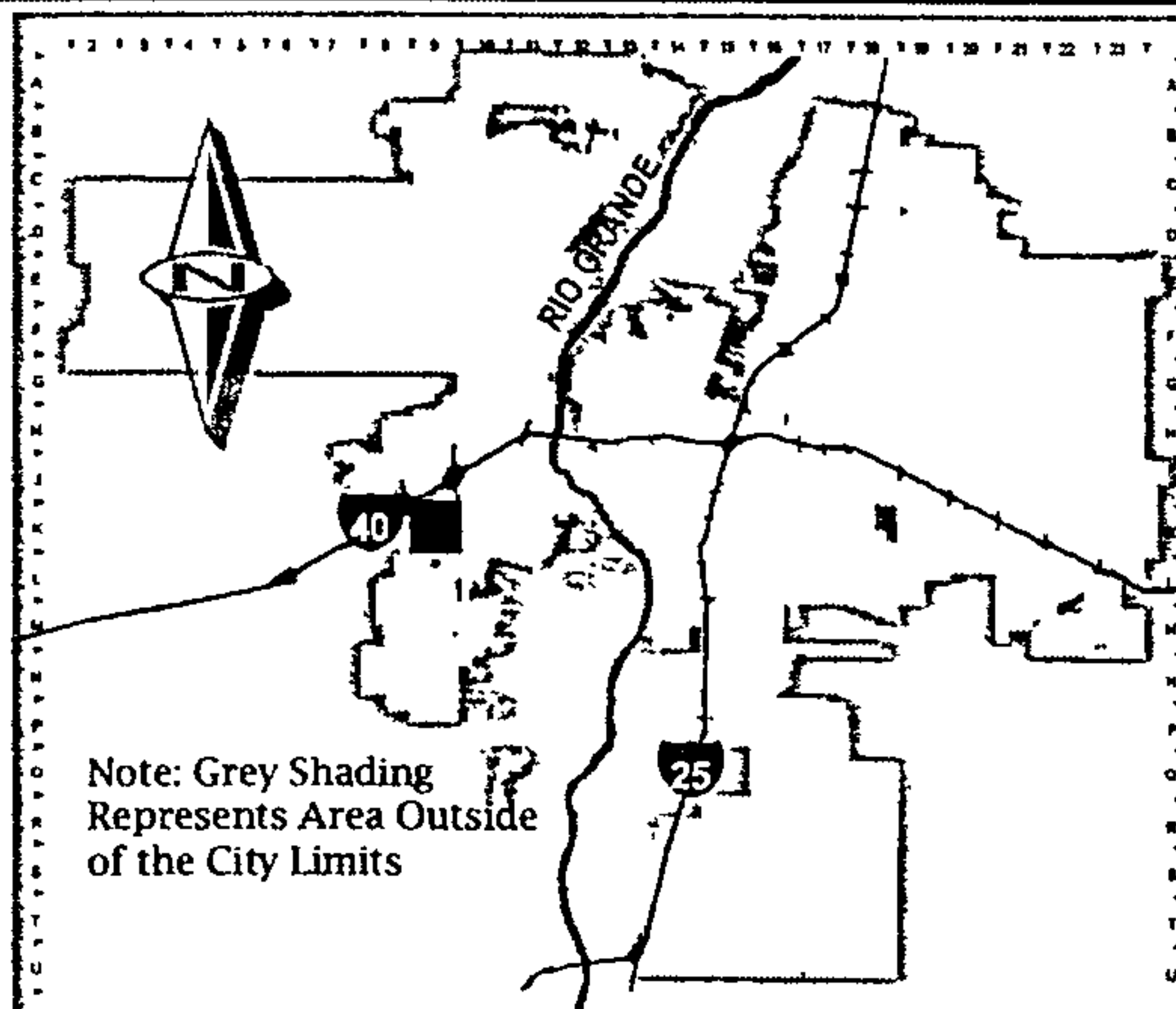


For more current information and more details visit: <http://www.cabq.gov/gis>



Albuquerque Geographic Information System

Map amended through: 11/2/2005



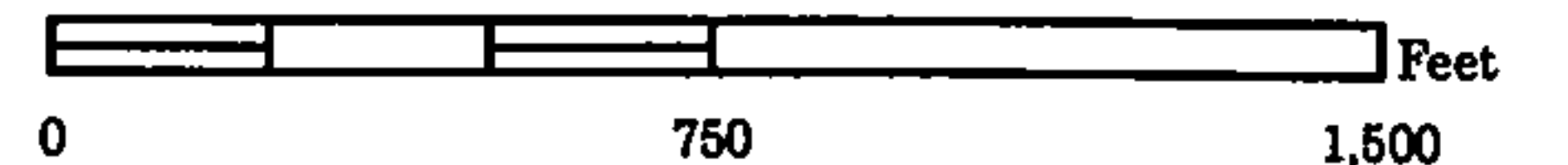
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

K-09-Z

Selected Symbols

- SECTOR PLANS
- Design Overlay Zones
- City Historic Zones
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone





Robert M. Calvani
John C. Layman
Myron A. Saldyt
Thomas Wilber

February 21, 2006

Design Review Board
City of Albuquerque

Re: Fellowship Baptist Church
First Fruits Christian Academy
Classrooms and Gymnasium

Dear DRB:

Please find enclosed the submittal package for your review on the above referenced project. Approval is required based on the area's site master plan requirements.

Fellowship Baptist Church currently resides on the lot identified as 10A on the zoning atlas. Recently, the Church has purchased lot 8A, which is the site of the current Classroom/Gym project. Concurrent to this DRB submittal, the Fellowship Baptist Church is re-platting their properties into one. The site is zoned IP.

The Classroom/Gymnasium addition will house 12 classrooms, a kitchen, storage and support spaces. Utilities (gas, sewer, water and elect.) exist in adjacent streets.

The new structure will visually match the existing church in stucco and roof colors.

Thank you in advance for your consideration.

Sincerely,

A handwritten signature in black ink, appearing to read "D Puritz". The signature is stylized and cursive.

Dave Puritz
Project Manager
NCA Architects

February 21, 2006

Design Review Board
City of Albuquerque

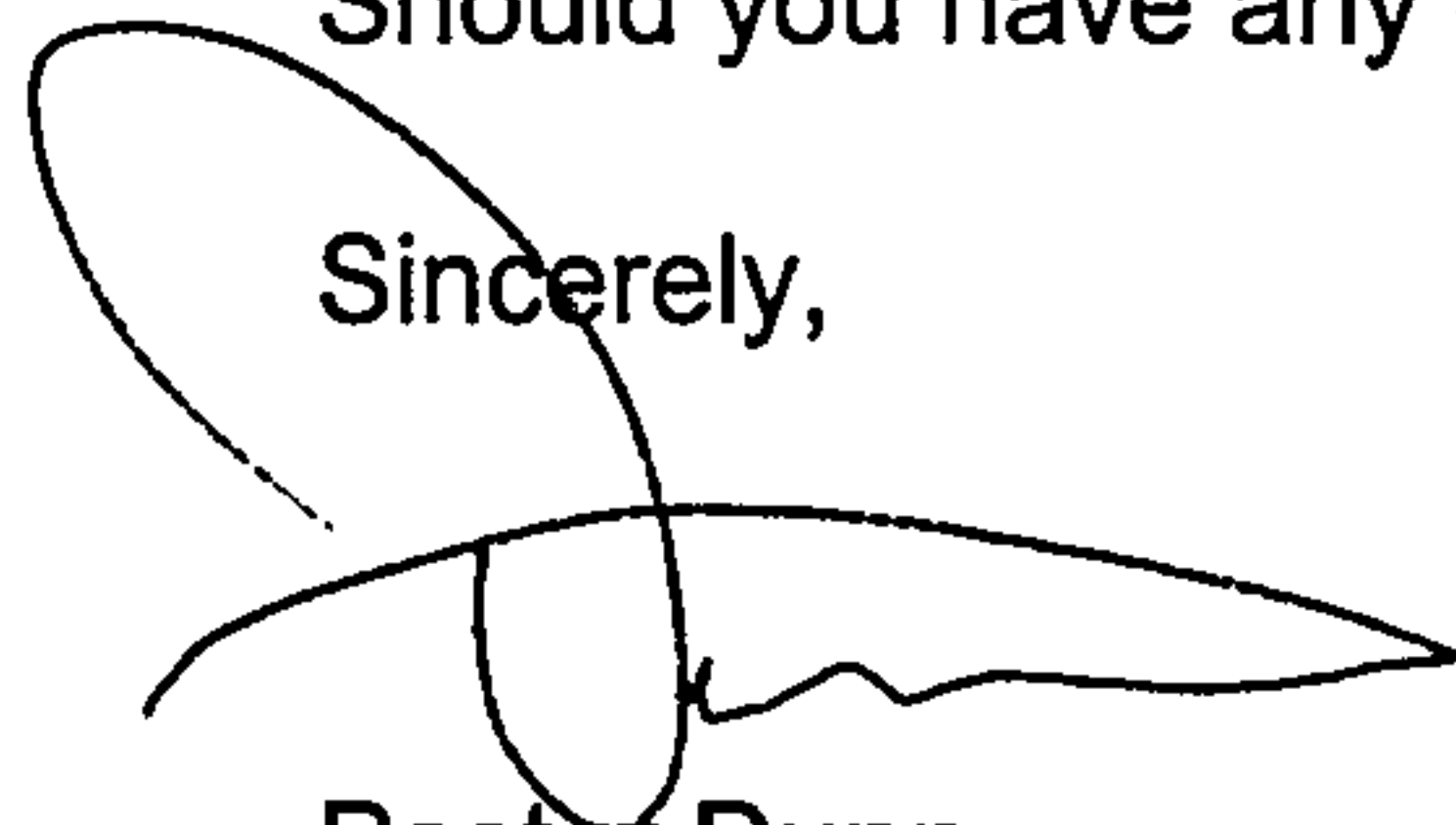
Re: Fellowship Baptist Church
First Fruits Christian Academy
Classrooms and Gymnasium

Dear DRB:

This letter is to authorize NCA Architects to act as the agent for the Fellowship Baptist Church on the above referenced project.

Should you have any questions please do not hesitate to call me at (505)321-1890

Sincerely,

A handwritten signature in black ink, consisting of a large, stylized loop on the left and a long, horizontal stroke extending to the right, ending in a small flourish.

Pastor Dunn
Fellowship Baptist Church

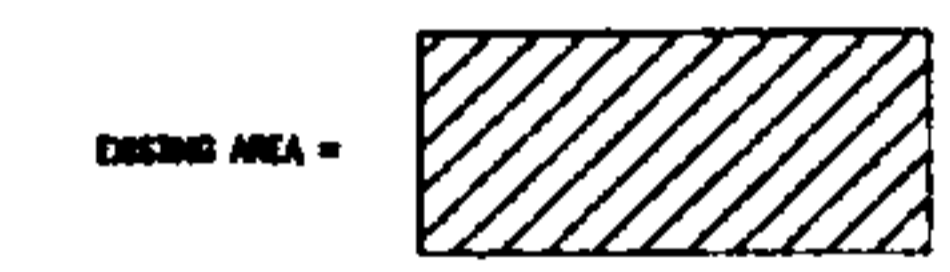
GENERAL NOTES:

A. SEE CIVIL DRAWINGS FOR FURTHER INFORMATION

KEYED NOTES:

1. EXISTING PARKING TO REMAIN.
2. EXISTING GYMNASIUM BUILDING TO REMAIN.
3. 4" CONCRETE PAVING. SCORE PATTERN AS SHOWN. SEE DETAIL 4/MSL.2
4. NEW ASPHALT PAVING.
5. 6" CONCRETE CURB AND GUTTER. SEE CIVIL DRAWINGS.
6. NEW GYMNASIUM BUILDING.
7. NEW CLASSROOM BUILDING.
8. HANDICAP PARKING. SEE DETAILS 5 & 6/MSL.2
9. OUTDOOR COURTYARD. SEE FLOOR PLAN, SHEET ALL.1
10. RETENTION POND. SEE CIVIL DRAWINGS.
11. DRAIN BASIN. SEE CIVIL DRAWINGS.
12. HANDICAP RAMP. SEE DETAIL SHEET G-1
13. NEW PARKING STRIP AS SHOWN.
14. REMOVE AND DISPOSE OF EXISTING CURB AND GUTTER. REPLACE WITH NEW 3" CONCRETE VALLEY GUTTER.
15. METAL DOWNSPOUT LOCATION.
16. NEW 6" CHAINLINK PERIMETER FENCE.
17. EXISTING PLAY AREA TO REMAIN.
18. EXISTING PARKING TO REMAIN.
19. METAL DOWNSPOUT LOCATION. PROVIDE CONCRETE SPLASHBLOCK. SEE DETAIL 7/MSL.2
20. EXISTING CURB TO REMAIN.
21. "CALVES TONGUE" SCUPPER.
22. DAMPPROOF ENCLOSURE.
23. STONE SIGN WITH BE-OUT LETTERING. SEE ELEVATION 2/MSL.1 THIS SHEET AND DETAIL 1/MSL.2
24. 6" LETTERING.
25. 4" LETTERING.
26. TOTAL AREA OF SIGNAGE IS 10 SQ. FT.
27. WALL MOUNTED EXTERIOR LIGHT FIXTURE. MOUNTED AT 10'-0" AFF.
28. EXISTING FIRE HYDRANT.

LEGEND



PARKING CALCULATIONS

REQUIRED PARKING: 1 SPACE PER EMPLOYEE
 PROVIDED PARKING: 14 SPACES (BASED ON 12 EMPLOYEES)
 REQUIRED HANDICAPPED PARKING: 1
 PROVIDED HANDICAPPED PARKING: 2

ZONING

SP

BUILDING AREA

20,947 SF


PROJECT NUMBER: _____

Application Number: _____


Is an Infrastructure List required? () Yes (X) No If yes, then a set of approved DRG plans with a work order is required for any construction within Public Right-of-Way or for construction of public improvements.

DRG SITE DEVELOPMENT PLAN APPROVAL:

Traffic Engineering, Transportation Division	Date _____
Water Utility Department	Date _____
Parks and Recreation Department	Date _____
City Engineer	Date _____
Environmental Health Department (permission)	Date _____
Solid Waste Management	Date _____
DRG Chairperson, Planning Department	Date _____



1308 RIO GRANDE BLVD NW
 ALBUQUERQUE, NM 87104
 505-255-8400 505-268-8954 FAX
 www.nca-architect.com



PROJECT 1116

NEW MEXICO

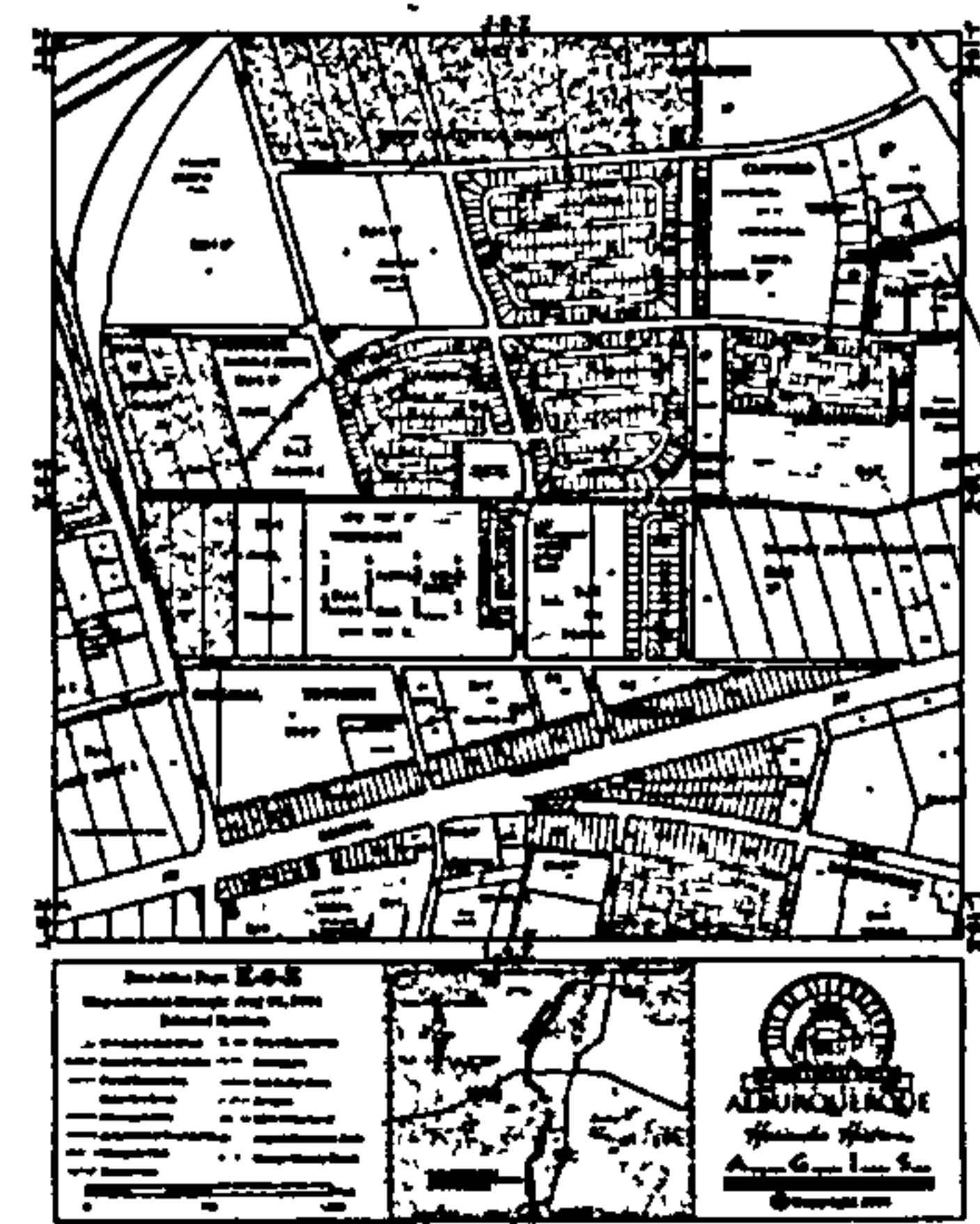
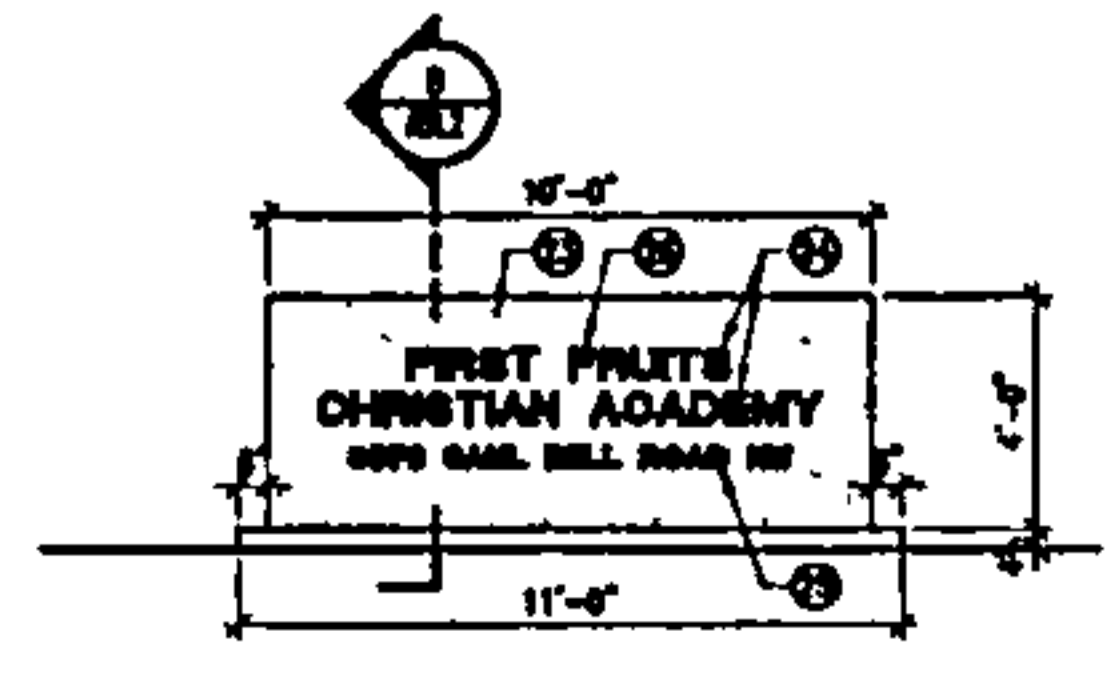
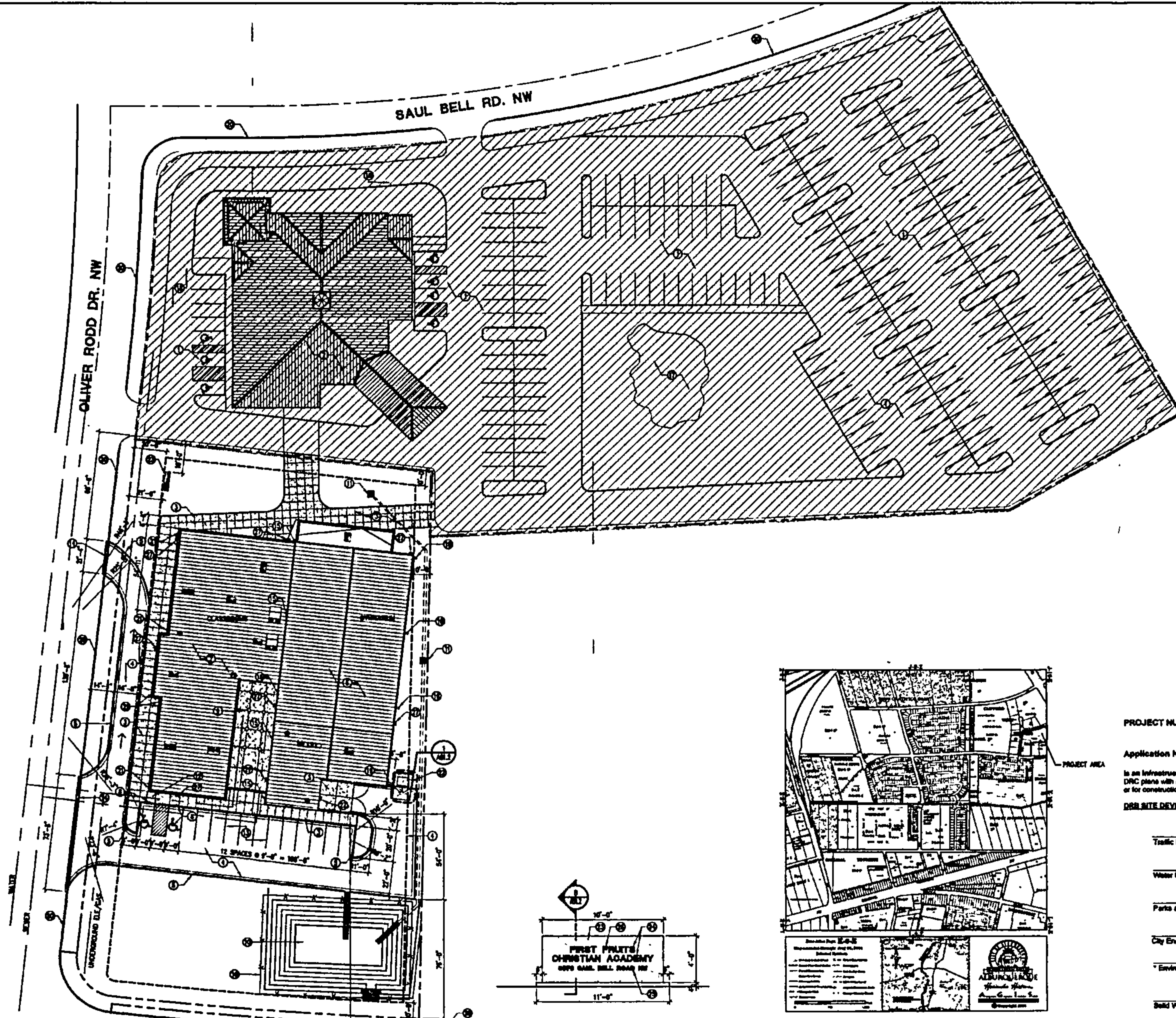
Albuquerque

ARCHITECTURAL SITE PLAN

Fellowship Baptist Church
 First Fruits Christian Academy
 Classrooms and Gymnasium

REVISED

MK	DATE	DESCRIPTION
JN/BEH	05/23	PREPARED FOR DP
		DRG NUMBER
		AS1.1
		DATE
		02/18/06
		REV. TO



ARCHITECTURAL SITE PLAN



BLUE WATER RD. NW

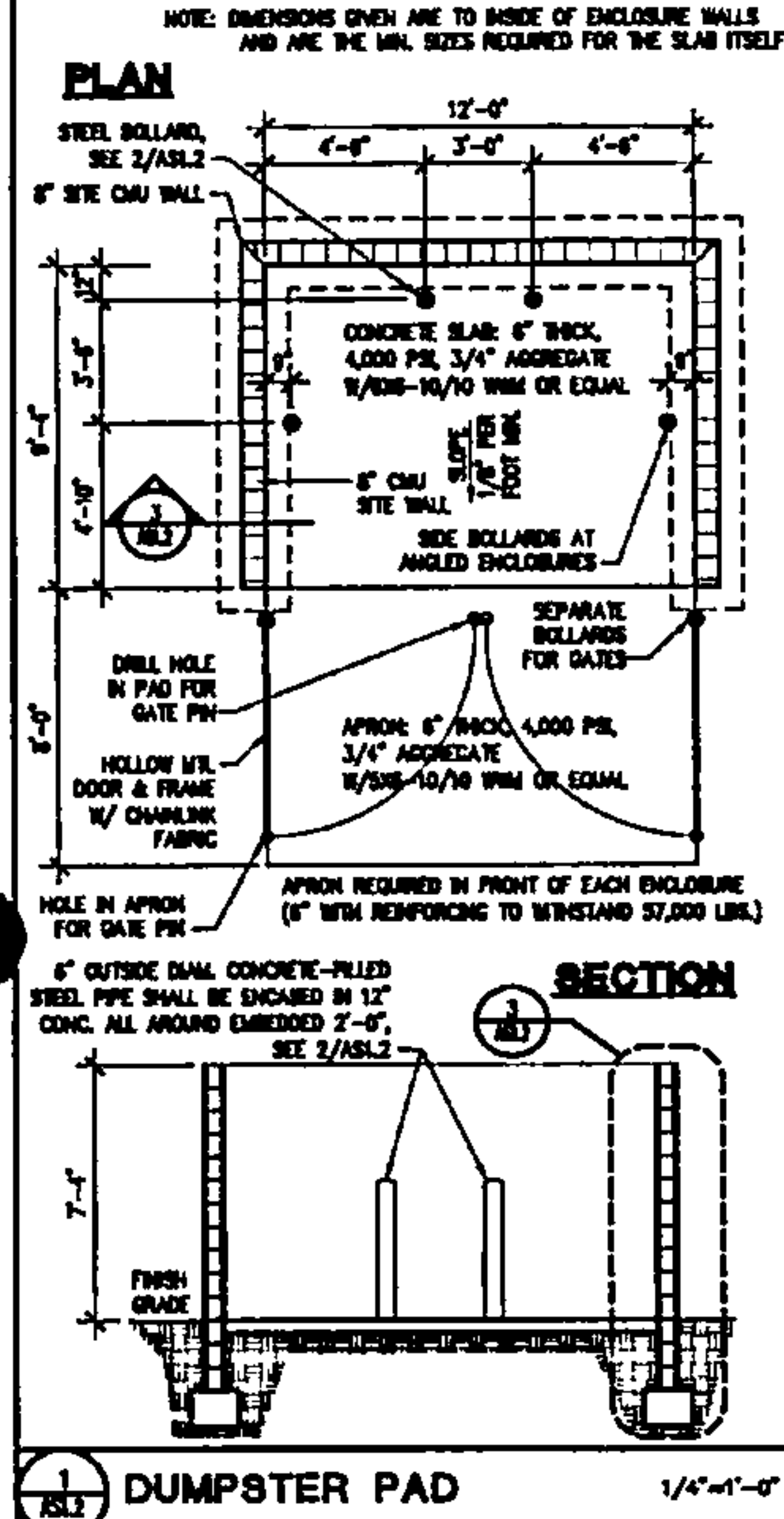
SIGNAGE

SCALE: 1/4"=1'-0"

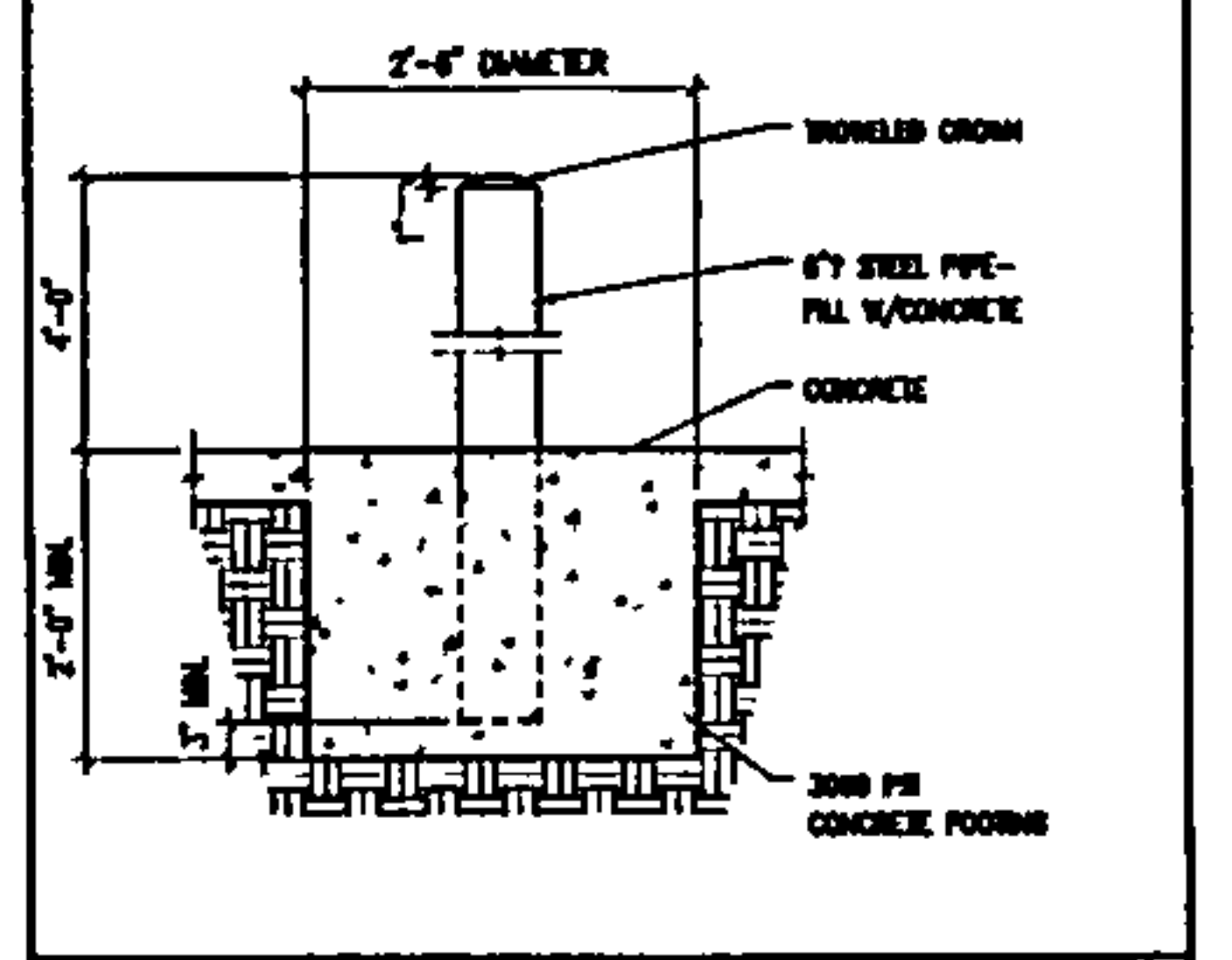
ZONE ATLAS PLAN

SCALE: 1/4"=1'-0"

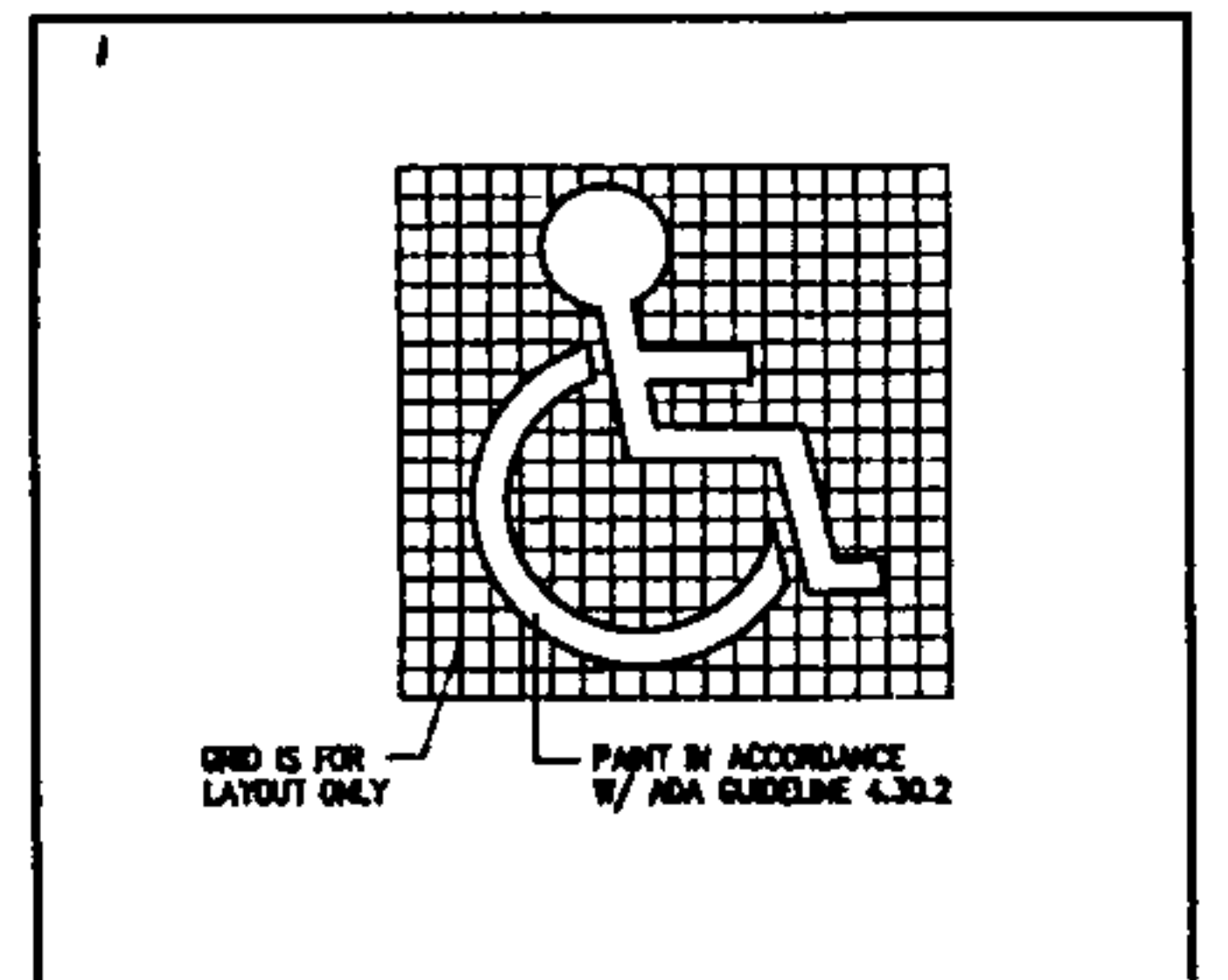
*Structural Health, if necessary



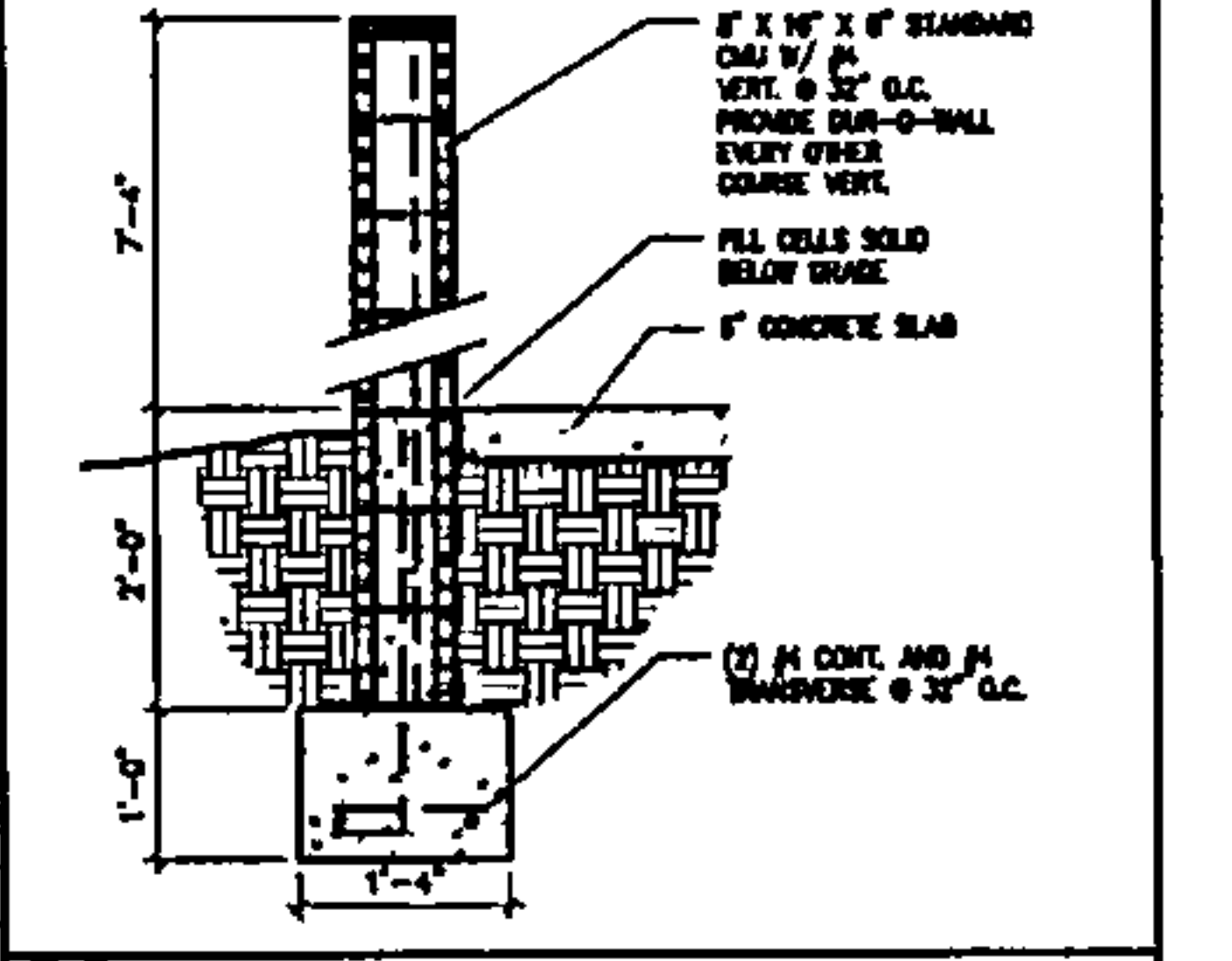
1 AS1.1 DUMPSTER PAD 1/4"-1'-0"



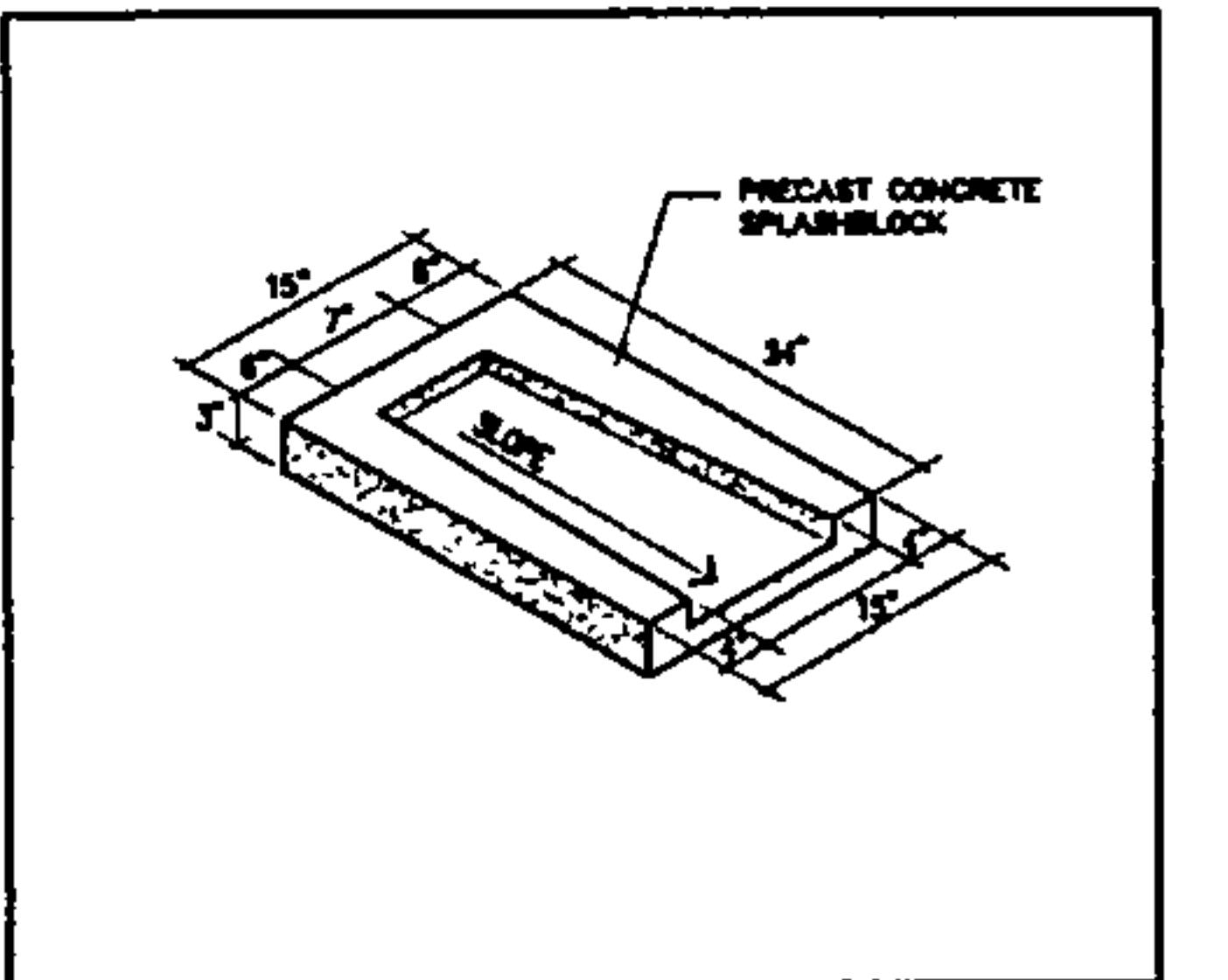
2 AS1.1 GUARD POST (BOLLARD) 3/4"-1'-0"



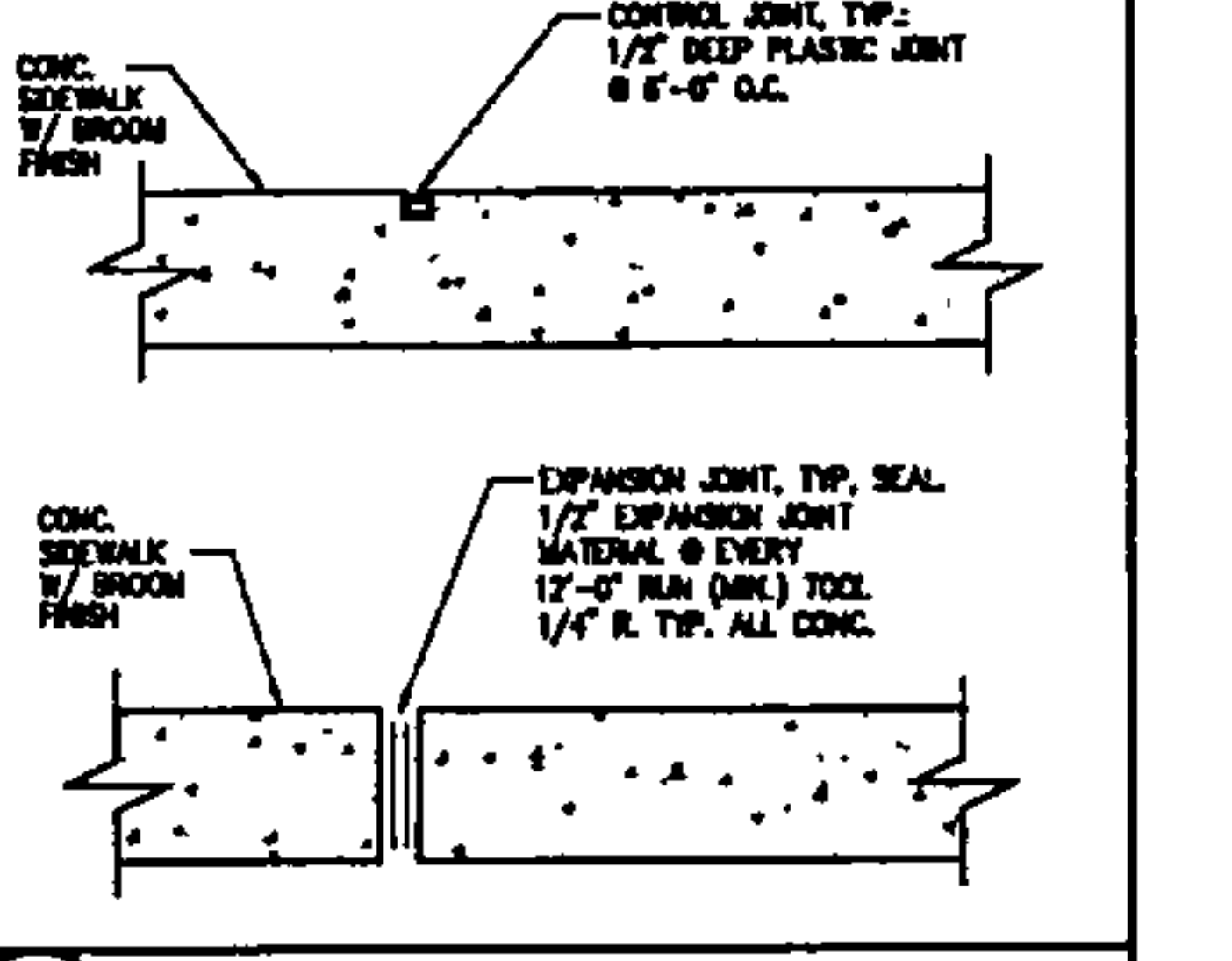
6 AS1.1 HANDICAP PARKING SYMBOL N.T.S.



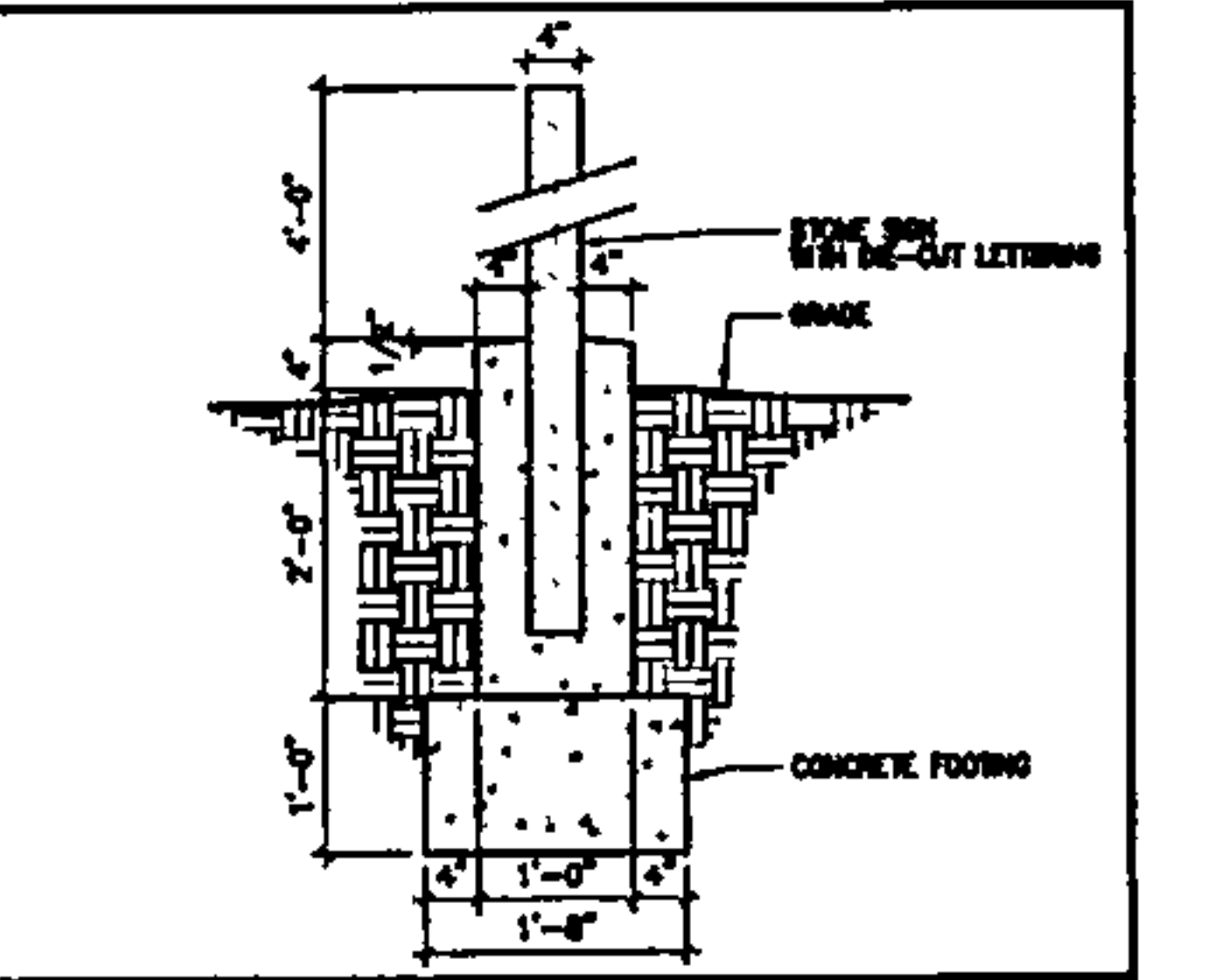
3 AS1.1 REFUSE ENCLOSURE WALL 3/4"-1'-0"



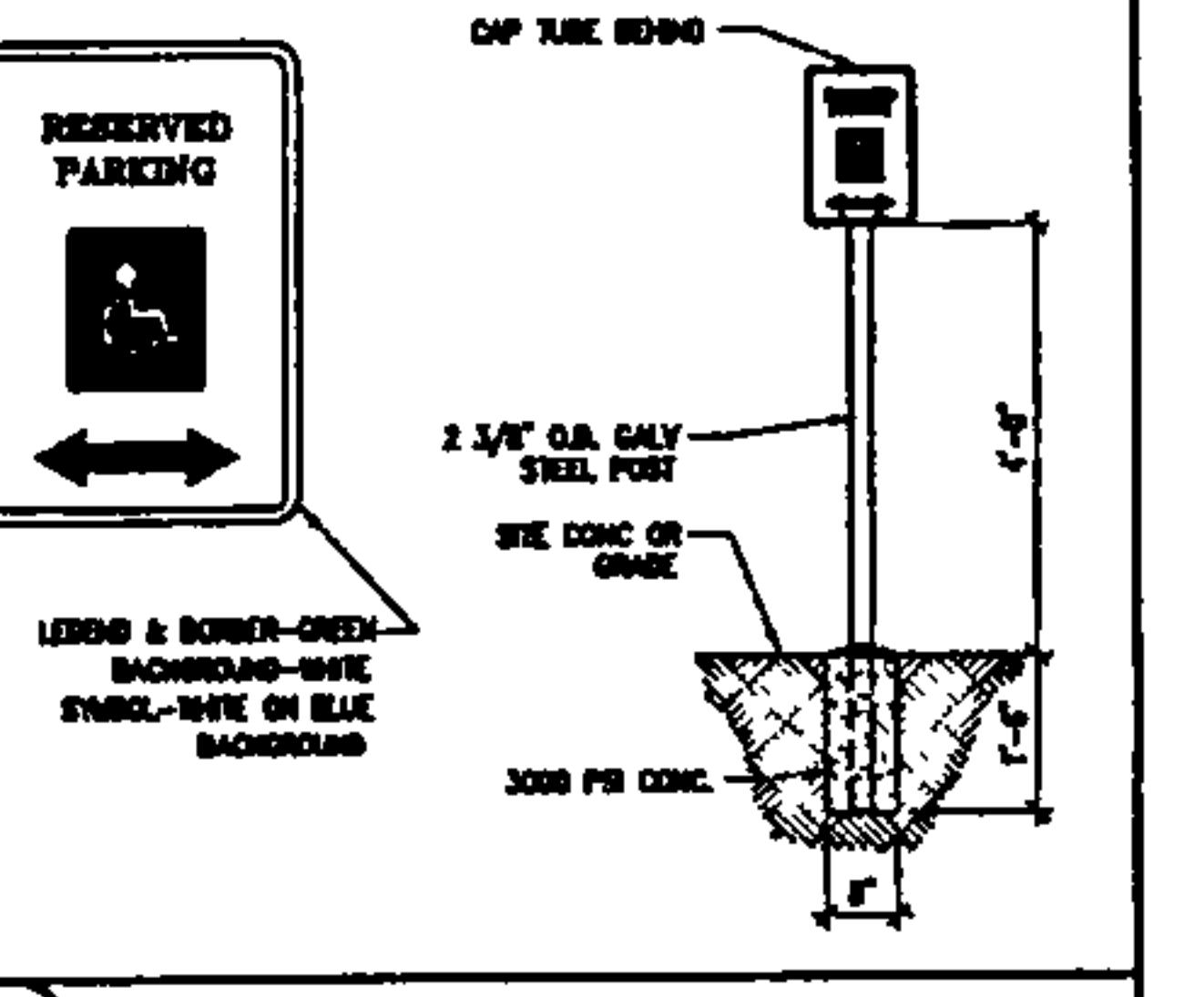
7 AS1.1 CONCRETE SPLASH BLOCK N.T.S.



4 AS1.1 EXTERIOR WALK 1 1/2"-1'-0"



8 AS1.1 STONE SIGN 3/4"-1'-0"



5 AS1.1 HANDICAP SIGN N.T.S.

NCA
ARCHITECTS - PLANNERS - IA

1306 RIO GRANDE BLVD NW
ALBUQUERQUE, NM 87104
505-255-8400 505-268-0264 FAX
WWW.NCAPLANS.COM

STATE OF NEW MEXICO
REGISTERED ARCHITECT
ROBERT CALVANE
NO. 3068

PROJECT: 11-1

NEW MEXICO

ALBUQUERQUE

Fellowship Baptist Church
First Fruits Christian Academy
Classrooms and Gymnasium

SITE DETAILS

PK	DATE	DESCRIPTION

DATE: 106.20
CITY: ALBUQUERQUE
COUNTY: BERNALILLO
JOB NO.: 021606

AS1.2

NO.	DATE	DESCRIPTION

DATE CHECKED BY

DATE NO.

DATE NO.

SHEET NO.

LANDSCAPE NOTES:
Landscape maintenance shall be the responsibility of the Property Owner.

It is the intent of this plan to comply with the City of Albuquerque Water Conservation Landscaping and Water Waste Ordinance planting restriction approach. Approval of this plan does not constitute or imply exemption from water waste provisions of the Water Conservation Landscaping and Water Waste Ordinance.

Water management is the sole responsibility of the Property Owner. All landscaping will be in conformance with the City of Albuquerque Zoning Code, Street Tree Ordinance, Pollen Ordinance, and Water Conservation Landscaping and Water Waste Ordinance. In general, water conservative, environmentally sound landscape principles will be followed in design and installation.

Plant beds shall achieve 75% live ground cover at maturity.

dry gravel over filter fabric shall be placed in all landscape areas which are not designated to receive native seed.

IRRIGATION NOTES:
Irrigation shall be a complete underground system with Trees to receive (3) 1.0 GPH Drip Emitters and Shrubs to receive (2) 1.0 GPH Drip Emitters. Drip and Bubbler systems to be tied to 1/2" poly pipe with flush caps at each end.

Run time per each drip valve will be approximately 15 minutes per day, to be adjusted according to the season.

Point of connection for irrigation system is unknown at current time and will be coordinated in the field. Irrigation will be operated by automatic controller.

Location of controller to be field determined and power source for controller to be provided by others.

Irrigation maintenance shall be the responsibility of the Property Owner.

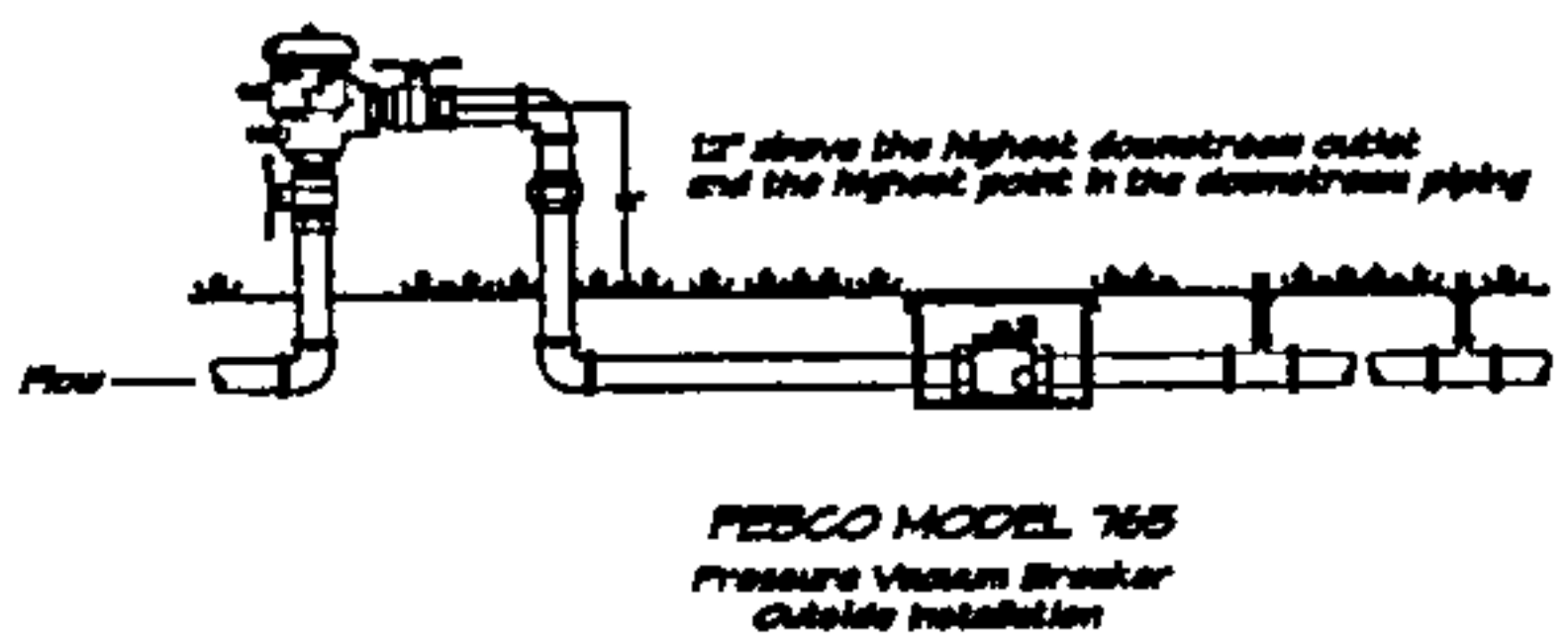
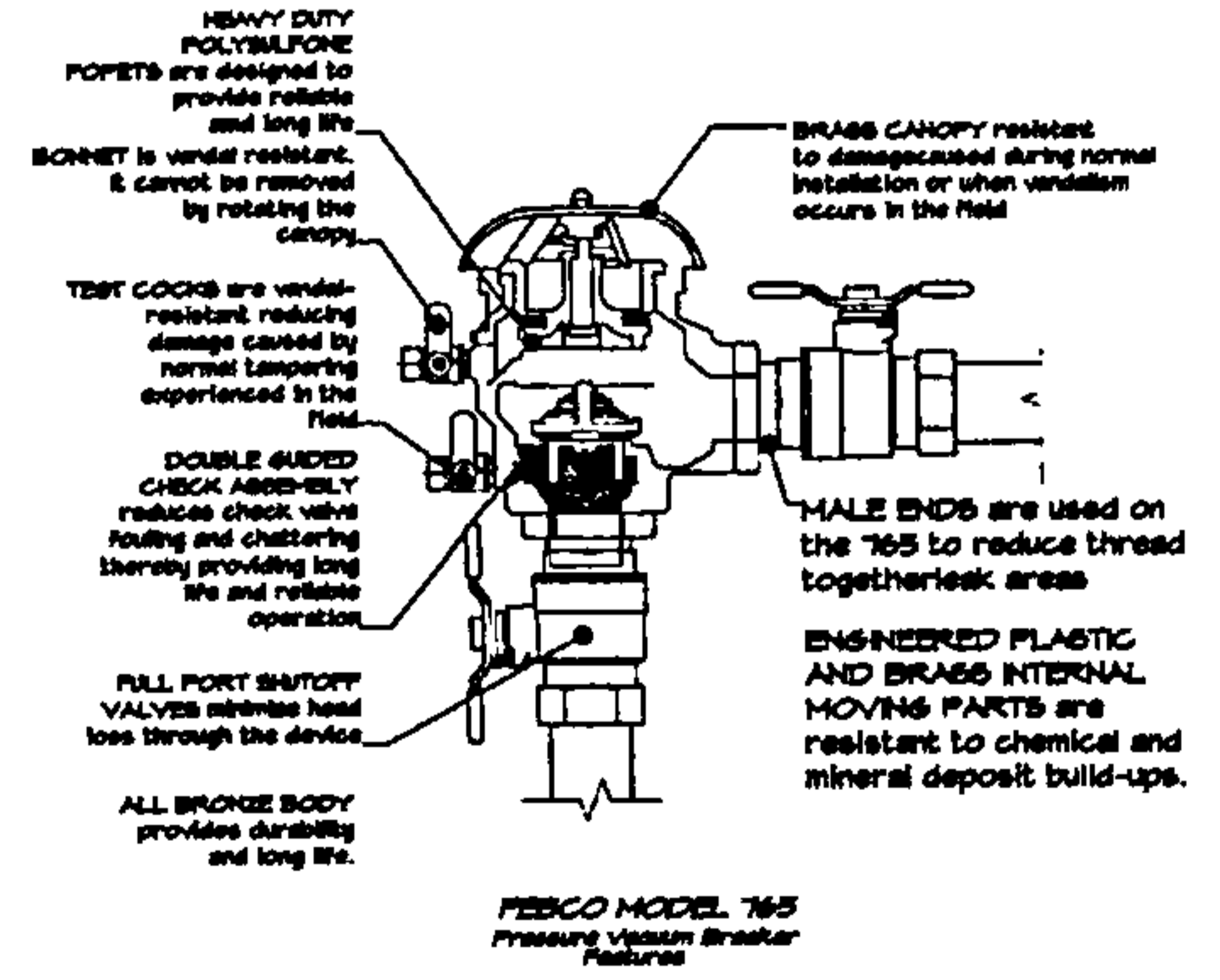
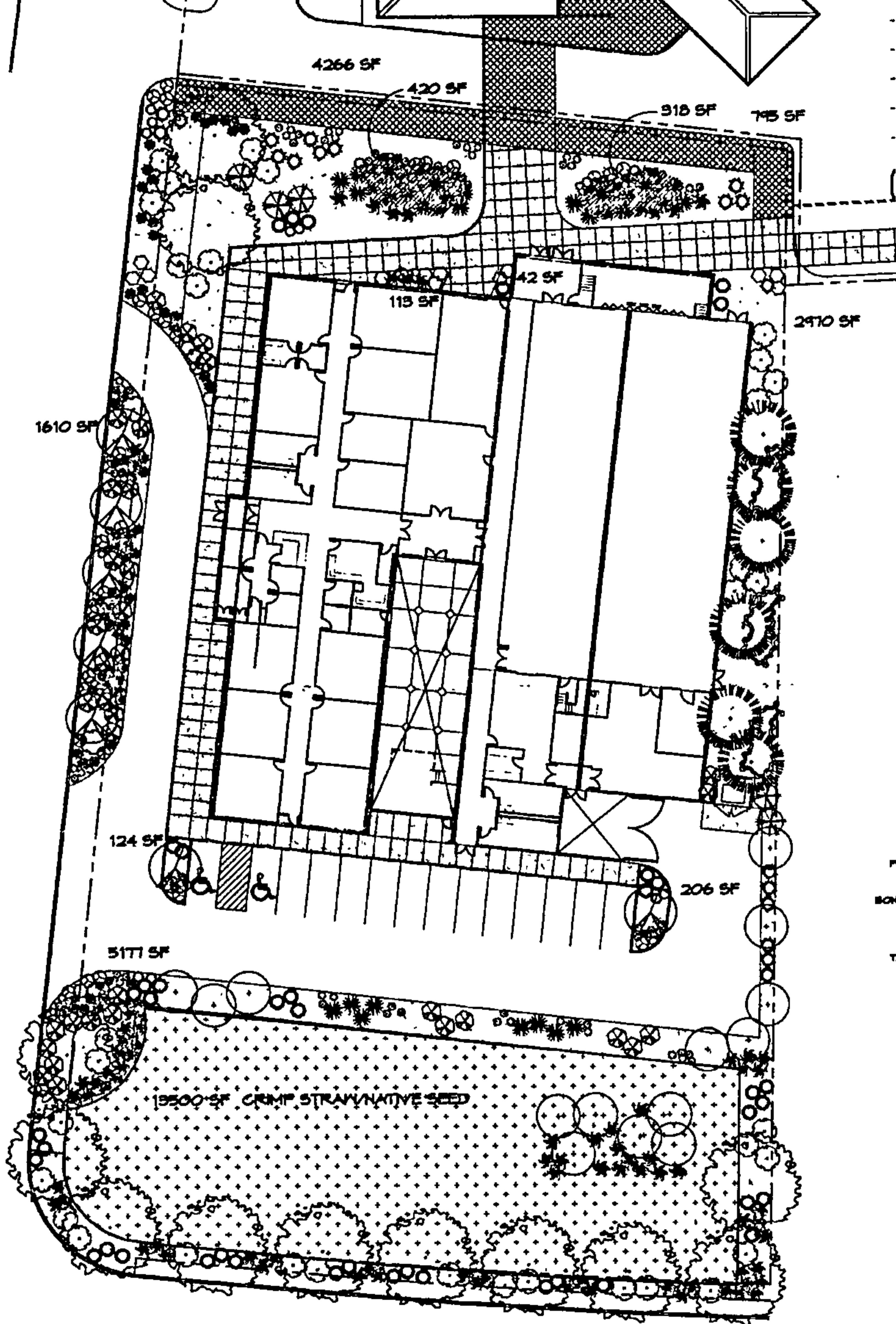
Water and Power source shall be the responsibility of the Developer/Builder.

FINAL LANDSCAPING LAYOUT AND DESIGN TO BE DETERMINED UPON RECEIPT OF FINAL GRADING PLAN.

PLANT LEGEND

	ARIZONA ASH (M) 12 <i>Fragaria vesicaria</i> 2' Gal.		FLOWERING PEAR (M+) 7 <i>Pyrus calleryana</i> 2' Gal.
	AUSTRIAN PINE (M) 6 <i>Pinus nigra</i> 6'-8'		NEW MEXICO OLIVE (L) 14 <i>Forestiera neomexicana</i> 15 Gal.
	PALM YUCCA (L) 4		RED YUCCA (L) 34 <i>Hesperaloe parviflora</i> 3 Gal. 40'
	RFP ROSEMARY (M) 42 <i>Rosmarinus officinalis</i> 2 Gal. 70'		SILVERBERRY (M) 3 <i>Elaeagnus pungens</i> 5 Gal. 100'
	AUTUMN SAGE (M) 11 <i>Salvia greggii</i> 2 Gal. 70'		THREADGRASS (L+) 45 <i>Stipa tenuispina</i> 1 Gal. 40'
	BLUE MIST SPRUCE (M) 56 <i>Carpenteria glandonensis</i> 3 Gal. 40'		WILDFLOWER 51 1 Gal. 40'
	BUTTERFLY BUSH (M) 57 <i>Buddleia davidii</i> 3 Gal. 100'		TAN JUNIPER (L) 5 <i>Juniperus sibirica</i> 3 Gal. 6000'
	INDIAN HAWTHORN (M) 38 <i>Raphiolepis indica</i> 5 Gal. 90'		OVERSIZE GRAVEL AND BOULDERS
	LAMB/SCOTCH BROOM (M) 14 <i>Calluna scoparalis</i> <i>Baccharis lepidota</i> 3 Gal. 40'		1/4" GRAY GRAVEL WITH FILTER FABRIC
	LAVENDER (M) 14 <i>Levamisla angustifolia</i> 1 Gal. 40'		COBBLESTONE
	MEADOWGRASS (M) 34 <i>Miscanthus sinensis</i> 3 Gal. 100'		CRAMP STRAWNATIVE SEED
			STEEL EDGE

NOTE: ATRIUM TREE PELLETS TO BE PLANTED BY CHURCH MEMBERS



LANDSCAPE CALCULATIONS

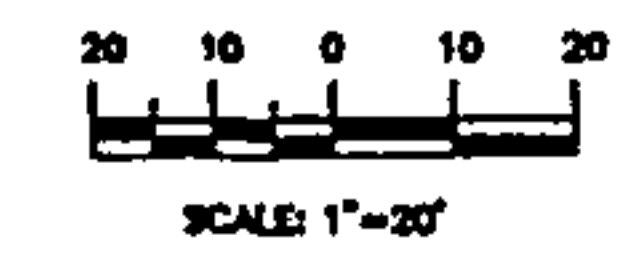
TOTAL LOT AREA	76226	square feet
TOTAL BUILDING AREA	23488	square feet
OFFSITE AREA	0	square feet
NET LOT AREA	50738	square feet
LANDSCAPE REQUIREMENT	19%	
TOTAL LANDSCAPE REQUIREMENT	7611	square feet
TOTAL BED PROVIDED	16041	square feet
GROUNDCOVER REQ.	75%	square feet
TOTAL GROUNDCOVER REQUIREMENT	12031	square feet
TOTAL GROUNDCOVER PROVIDED	12920	square feet
TOTAL CBAS AREA	18600	square feet
TOTAL LANDSCAPE PROVIDED	24541	square feet



LANDSCAPE ARCHITECTS & CONSTRUCTORS

Cont. Lic. #28456
7908 Edith N.E.
Albuquerque, NM 87184
Ph. (505) 896-9880
Fax (505) 896-7737
ojohnson@thehilltoplandscaping.com

GRAPHIC SCALE



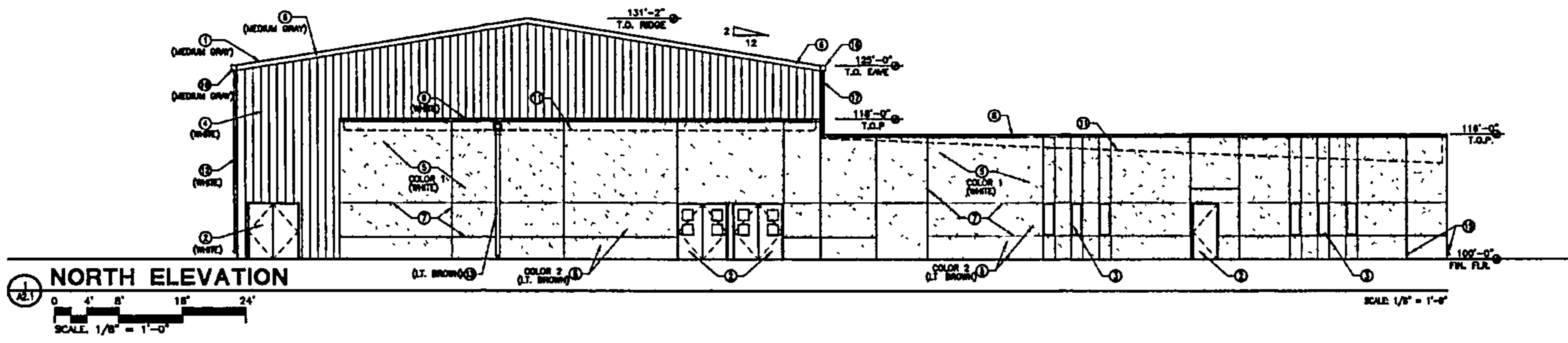
NO.	DATE	DESCRIPTION
1	02/16/08	ISSUED FOR PERMITS
2	02/16/08	ISSUED FOR PERMITS
3	02/16/08	ISSUED FOR PERMITS
4	02/16/08	ISSUED FOR PERMITS
5	02/16/08	ISSUED FOR PERMITS
6	02/16/08	ISSUED FOR PERMITS
7	02/16/08	ISSUED FOR PERMITS
8	02/16/08	ISSUED FOR PERMITS
9	02/16/08	ISSUED FOR PERMITS
10	02/16/08	ISSUED FOR PERMITS
11	02/16/08	ISSUED FOR PERMITS
12	02/16/08	ISSUED FOR PERMITS
13	02/16/08	ISSUED FOR PERMITS
14	02/16/08	ISSUED FOR PERMITS
15	02/16/08	ISSUED FOR PERMITS
16	02/16/08	ISSUED FOR PERMITS
17	02/16/08	ISSUED FOR PERMITS
18	02/16/08	ISSUED FOR PERMITS
19	02/16/08	ISSUED FOR PERMITS
20	02/16/08	ISSUED FOR PERMITS
21	02/16/08	ISSUED FOR PERMITS
22	02/16/08	ISSUED FOR PERMITS
23	02/16/08	ISSUED FOR PERMITS
24	02/16/08	ISSUED FOR PERMITS
25	02/16/08	ISSUED FOR PERMITS
26	02/16/08	ISSUED FOR PERMITS
27	02/16/08	ISSUED FOR PERMITS
28	02/16/08	ISSUED FOR PERMITS
29	02/16/08	ISSUED FOR PERMITS
30	02/16/08	ISSUED FOR PERMITS

KEYED NOTES:

- METAL ROOF SYSTEM - MEDIUM GRAY TO MATCH EXISTING CHURCH ROOF COLOR.
- HOLLOW METAL DOOR AND FRAME - PAINT DOOR WHITE, PAINT FRAME TO MATCH ANODIZED ALUMINUM.
- ALUMINUM INSULATED GLAZING SYSTEM - ANODIZED FINISH.
- METAL PANEL SCISS - WHITE.
- STUCCO SYSTEM. SEE LEGEND BELOW.
- METAL ROOF TRIM.
- STUCCO CONTROL JOINT.
- METAL COPING, PAINT WHITE.
- 12" C.I.U. WALL - PAINT LIGHT BROWN.
- TUBE STEEL GASK, PAINT.
- ROOF LINE BEYOND, AS INDICATED.
- METAL DOWNPOUT, PAINT. PROVIDE CONCRETE SPLASHBLOCK. SEE DETAIL 7/AS1.2.
- LEADER BICK AND METAL DOWNPOUT, PAINT. SEE DETAIL 14/AS1.
- SECURITY STEEL BARS, PAINT LIGHT BROWN.
- "CALVES TONGUE" SCUPPER. SEE DETAIL 3/AS.1.
- METAL ROOF GUTTER.
- METAL DOWNPOUT, PAINT.
- 12" SURFACE MOUNTED LETTERS. TOTAL SIGN AREA = 30 SF. LETTER COLOR: BLACK.

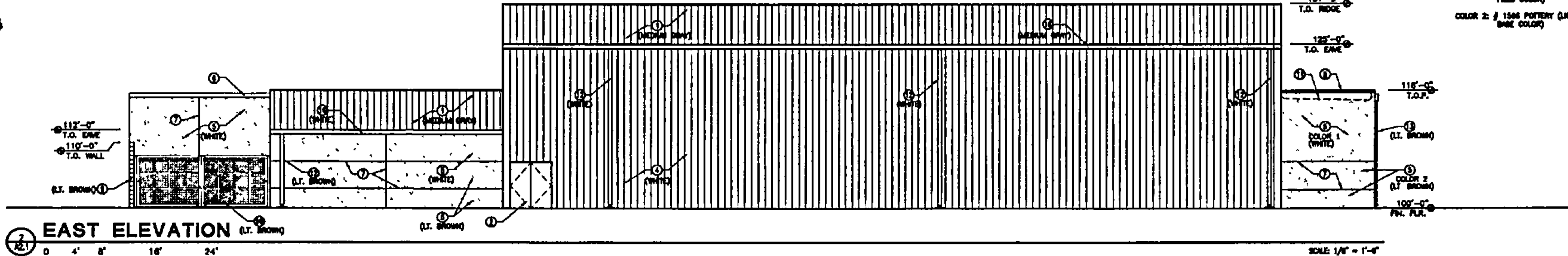
STUCCO COLOR LEGEND

ALL STUCCO COLORS BY EL. RAY STUCCO.
 COLOR 1: #1632 PALE (OFF WHITE TO MATCH EXISTING CHURCH FIELD COLOR)
 COLOR 2: #1546 POTTERY (LIGHT BROWN TO MATCH CHURCH BASE COLOR)



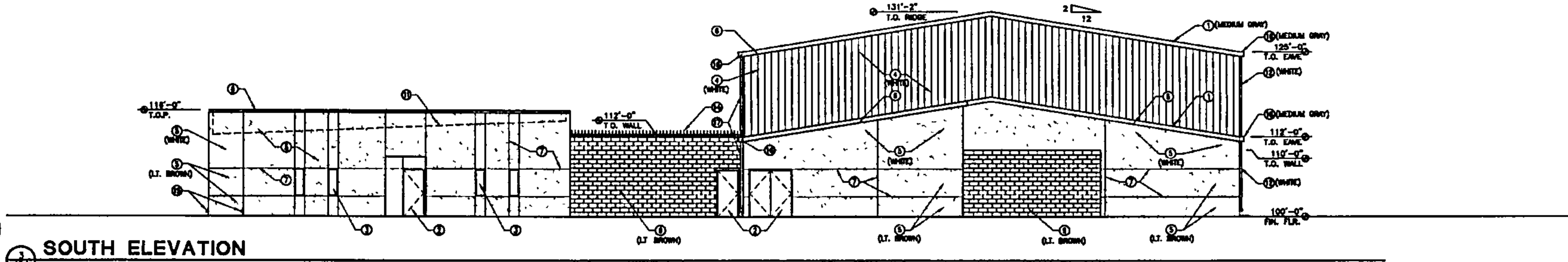
NORTH ELEVATION

SCALE: 1/8" = 1'-0"



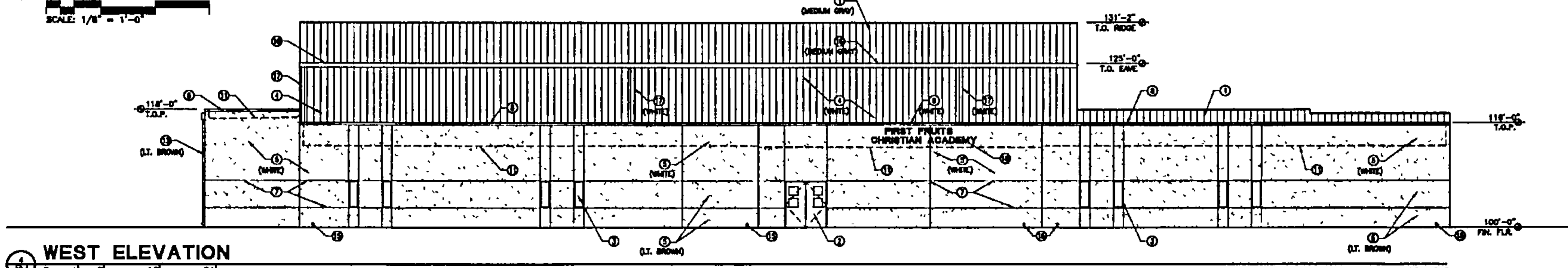
EAST ELEVATION

SCALE: 1/8" = 1'-0"



SOUTH ELEVATION

SCALE: 1/8" = 1'-0"



WEST ELEVATION

SCALE: 1/8" = 1'-0"

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT CHECKLIST Revised: 1/10/2005

This checklist will be used to verify the completeness of site plans submitted for review by the Environmental Planning Commission. Because development proposals vary in type and scale, there may be submittal requirements that are not specified here. Nonetheless, applicants are responsible for providing a complete submittal. Certification as specified below is required.

I CERTIFY THAT THE SUBMITTED SITE DEVELOPMENT PLAN IS COMPLETE AND ACCURATE, AND THAT ALL APPLICABLE INFORMATION AS SPECIFIED IN THIS CHECKLIST IS PROVIDED. FURTHER, I UNDERSTAND THAT THIS APPLICATION IS BEING ACCEPTED PROVISIONALLY AND THAT INACCURATE AND/OR INCOMPLETE INFORMATION MAY RESULT IN THE SUBSEQUENT REJECTION OF THE APPLICATION OR IN A DELAY OF ONE MONTH OR MORE IN THE DATE THE APPLICATION IS SCHEDULED FOR PUBLIC HEARING.

Wendy P. ... 2/28/06
 Applicant or Agent Signature / Date

Site development plan packets shall be composed of the following plan sheets (unless otherwise approved in writing prior to submittal by the Planning Department):

1. **Site Plan** (including utilities and easements)
2. **Landscaping Plan**
3. **Preliminary Grading Plan**. (A separate Grading Plan sheet is required for a sites 1 acre or more.)
4. **Building and Structure Elevations**
5. **Conceptual Utility Plan**

Submitted plan packets must be organized in the above manner. The following checklist describes the minimum information necessary for each plan element. **The Applicant must include all checklist items on their site plan drawings and confirm inclusion by checking off the items below. Non-applicable items must be labeled "N/A."** Each non-applicable designation must be explained by notation on the Checklist.

Accompanying Material

- A. 8-1/2" x 11" reduction for each plan sheet.
- B. **Written project summary.** Each application must include a brief narrative description of the proposed project, its primary features and how compatibility with the surrounding context has been achieved.

SHEET #1 - SITE PLAN

A. General Information

- 1. Date of drawing and/or last revision
- 2. Scale: 1.0 acre or less 1" = 10'
 1.0 - 5.0 acres 1" = 20'
 Over 5 acres 1" = 50'
 Over 20 acres 1" = 100' *[Other scales as approved by staff]*
- 3. Bar scale
- 4. North arrow
- 5. Scaled vicinity map
- 6. Property lines (clearly identify)
- 7. Existing and proposed easements (identify each)
- 8. Phases of development including location and square footages of structures, circulation, parking and landscaping

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT CHECKLIST

Revised: 1/10/2005

B. Proposed Development

1. Structural

- A. Location of existing and proposed structures (distinguish between existing & proposed)
- B. Square footage of each structure
- C. Proposed use of each structure
- D. Temporary structures, signs and other improvements
- E. Walls, fences, and screening: indicate height, length, color and materials
- F. Dimensions of all principal site elements or typical dimensions thereof
- ~~N/A~~ G. Loading facilities
- H. Site lighting (indicate height & fixture type)
- I. Indicate structures within 20 feet of site
- J. Elevation drawing of refuse container and enclosure, if applicable.

2. Parking and Internal Circulation

- A. Parking layout with spaces numbered per aisle and totaled.
 - 1. Location and typical dimensions, including handicapped spaces
 - 2. Calculations: spaces required: 12 provided: 14
Handicapped spaces required: 1 provided: 2
- B. Bicycle parking & facilities
 - 1. Bicycle racks, spaces required: 1
provided: 1
 - ~~N/A~~ 2. Other bicycle facilities, if applicable
- C. Vehicular Circulation (Refer to Chapter 23 of DPM)
 - 1. Ingress and egress locations, including width and curve radii dimensions
 - 2. Drive aisle locations, including width and curve radii dimensions
 - 3. End aisle locations, including width and curve radii dimensions
 - 4. Location & orientation of refuse enclosure, with dimensions
 - 5. Curb cut locations and dimensions
- D. Pedestrian Circulation
 - 1. Location and dimensions of all sidewalks and pedestrian paths
 - ~~N/A~~ 2. Location and dimension of drive aisle crossings, including paving treatment
 - ~~N/A~~ 3. Location and description of amenities, including patios, benches, tables, etc.

3. Streets and Circulation

- A. Locate and identify adjacent public and private streets and alleys.
 - 1. Existing and proposed pavement widths, right-of-way widths and curve radii
 - ~~N/A~~ 2. Identify existing and proposed turn lanes, deceleration lanes and similar features related to the functioning of the proposal, with dimensions
 - ~~N/A~~ 3. Location of traffic signs and signals related to the functioning of the proposal
 - ~~N/A~~ 4. Identify existing and proposed medians and median cuts
 - 5. Sidewalk widths and locations, existing and proposed
- B. Identify Alternate transportation facilities within site or adjacent to site
 - ~~N/A~~ 1. Bikeways and bike-related facilities

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT CHECKLIST Revised: 1/10/2005

- ~~NA~~ 2. Pedestrian trails and linkages
- ~~NA~~ 3. Bus facilities, including routes, bays and shelters existing or required

4. Utilities

- 1. Fire hydrant locations, existing and proposed.
- 2. Distribution lines
- 3. Right-of-Way and easements, existing and proposed, on the property and adjacent to the boundaries, with identification of types and dimensions.
- 4. Existing water, sewer, storm drainage facilities (public and/or private).
- 5. Proposed water, sewer, storm drainage facilities (public and/or private)

5. Phasing

- ~~N/A~~ A. Proposed phasing of improvements and provision for interim facilities. Indicate phasing plan, including location and square footage of structures and associated improvements including circulation, parking and landscaping.

SHEET #2 - LANDSCAPING PLAN

Landscaping may be shown on sheet #1 with written approval from Planning Department staff.

- 1. Scale - must be same as scale on sheet #1 - Site plan
- 2. Bar Scale
- 3. North Arrow
- 4. Property Lines
- ~~NA~~ 5. Existing and proposed easements
- 6. Identify nature of ground cover materials
 - A. Impervious areas (pavement, sidewalks, slope pavings, curb and gutters, etc.)
 - B. Pervious areas (planting beds, grass, ground cover vegetation, etc.)
 - C. Ponding areas either for drainage or landscaping/recreational use
- 7. Identify type, location and size of plantings (common and/or botanical names).
 - ~~N/A~~ A. Existing, indicating whether it is to preserved or removed.
 - B. Proposed, to be established for general landscaping.
 - C. Proposed, to be established for screening/buffering.
- 8. Describe irrigation system:
- 9. Planting Beds, indicating square footage of each bed
- ~~N/A~~ 10. Turf Area - only 20% of landscaped area can be high water turf; provide square footage and percentage.
- 11. Responsibility for Maintenance (statement)
- 12. Statement of compliance with Water Conservation... Ordinance, see article 6-1-1-1.
- 13. Landscaped area requirement; square footage and percent (specify clearly on plan)
- 14. Landscaped area provided; square footage and percent (specify clearly on plan)

SHEET #3 - PRELIMINARY GRADING PLAN -

The Preliminary Grading Plan provides the Planning Commission and staff with an understanding of site topography and how it relates to adjacent property. Planning staff may waive or allow adjustments to the Preliminary Grading Plan requirements for sites that are small, relatively flat and have no existing or proposed extraordinary drainage facilities. Waivers must be obtained in writing from the City Engineer prior to application submittal.

Grading information for sites that are under 1 acre can be included on Sheet #1.

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT CHECKLIST

Revised: 1/10/2005

A. General Information

- 1. Scale - must be same as Sheet #1 - Site Plan
- 2. Bar Scale
- 3. North Arrow
- 4. Property Lines
- 5. Existing and proposed easements
- 6. Building footprints
- 7. Location of Retaining walls

B. Grading Information

- 1. On the plan sheet, provide a narrative description of existing site topography, proposed grading improvements and topography within 100 feet of the site.
- 2. Indicate finished floor elevation and provide spot elevations for all corners of the site (existing and proposed) and points of maximum cut or fill exceeding 1 foot.
- 3. Identify ponding areas, erosion and sediment control facilities.
- 4. Cross Sections
Provide cross section for all perimeter property lines where the grade change is greater than 4 feet at the point of the greatest grade change. Provide one additional cross section in each direction within no more than 100 feet of the reference point.

SHEET #4 - BUILDING AND STRUCTURE ELEVATIONS

A. General Information

- A. Scale (minimum of 1/8" or as approved by Planning Staff).
- B. Bar Scale
- C. Detailed Building Elevations for each facade
 - 1. Identify facade orientation
 - 2. Dimensions of facade elements, including overall height and width
 - 3. Location, material and colors of windows, doors and framing
 - 4. Materials and colors of all building elements and structures

E. Site Development Plans for single family residential projects with multiple units may require submittal of specific information on building features in lieu of elevation drawings for each building. Applicants are advised to discussed submittal requirements with Planning Department staff.

B. Signage

- 1. Site location(s)
- 2. Sign elevations to scale
- 3. Dimensions, including height and width
- 4. Sign face area - dimensions and square footage clearly indicated
- 5. Lighting
- 6. Materials and colors for sign face and structural elements.

Applicants should make sure that the submitted site development plan drawings are accurate and complete, and that items specified in this checklist have been clearly indicated on the plan drawings as required.

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

PAID RECEIPT

APPLICANT NAME FELLOWSHIP BAPTIST CHURCH
AGENT NCA ARCHITECTS
ADDRESS 1306 RIOGRANDE BLVD NW
PROJECT & APP # 1002808/06DRB00266
PROJECT NAME FELLOWSHIP BAPTIST CHURCH

\$ 20.00 441032/3424000 Conflict Management Fee

\$ 385.00 441006/4983000 DRB Actions

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

\$ _____ 441018/4971000 Public Notification

\$ _____ 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

\$ 405.00 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

2/28/2006 10:22AM LOC: ANNX
RECEIPT# 00058113 WSH# 007 TRANSH# 0020
Counterreceipt doc 6/21/04 Fund 0110
Activity 4983000 TRSKAL
Trans Amt \$640.00
J24 Misc \$385.00
Thank You

City Of Albuquerque
Treasury Division

2/28/2006 10:22AM LOC: ANNX
RECEIPT# 00058112 WSH# 007 TRANSH# 0020
Account 441032 Fund 0110
Activity 3424000 TRSKAL
Trans Amt \$640.00
J24 Misc

\$20.00
Thank You

SITE PLAN

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

SUBDIVISION Supplemental form S

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

SITE DEVELOPMENT PLAN Supplemental form P

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

ZONING & PLANNING Supplemental form 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... Supplemental form 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: WILLIE BURRELL
FELLOWSHIP MISSIONARY BAPTIST CHURCH PHONE: 242-8928
 ADDRESS: 515 HSH STREET SE FAX: _____
 CITY: ALBU STATE NM ZIP 87125 E-MAIL: _____
 Proprietary interest in site: OWNER
 AGENT (if any): SURVELS SOUTHWEST, LTD PHONE: 998-0303
 ADDRESS: 333 LOMAS BLVD NE FAX: 998-0306
 CITY: ALBU STATE NM ZIP 87102 E-MAIL: _____

DESCRIPTION OF REQUEST: CONSOLIDATE TWO EXISTING LOTS INTO ONE
NEW LOT

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. LOTS 8 & 9 Block: 2 Unit: 1
 Subdiv. / Addn. CLIFFORD WEST BUSINESS PARK
 Current Zoning: IP Proposed zoning: _____
 Zone Atlas page(s): K-9-2 No. of existing lots: 2 No. of proposed lots: 1
 Total area of site (acres): 1.6361 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. 1-009-057-513-324-10502 / 1-009-057-514-342-10503 MRGCD Map No. N/A
 LOCATION OF PROPERTY BY STREETS: On or Near: (500) OLIVER CROSS DRIVE NW
 Between: BLUEWATER RD NW and _____

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX-, Z-, V-, S-, etc.): (1000918, lots 10 & 11)
DRB-95-314, V-95-111, S-95-46, DRB-97-130 (CBP, SPBP 00DRB-01648)

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

SIGNATURE Dan Craney DATE 7-09-03
 (Print) Dan Craney _____ Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 9/01, 3/03

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>03DRB - 01151</u>	<u>P & FP</u>	<u>5(3)</u>	<u>\$ 21500</u>
<input type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	\$ _____
Hearing date <u>JULY 23rd 03</u>				Total <u>\$ 21500</u>

Robert 7/11/03
 Planner signature / date

Project # 1002808

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

SKETCH PLAT REVIEW AND COMMENT

Your attendance is required.

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

MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT

Your attendance is required.

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

Extensions are not reviewed through internal routing.

Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL

Your attendance is required.

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

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

MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL

Your attendance is required.

- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etcetera, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
- Property owner's and City Surveyor's signatures on the Mylar drawing
- Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
- Fee (see schedule) \$215.00
- 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.

AMENDMENT TO PRELIMINARY PLAT (with minor changes)

Your attendance is required.

AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)

AMENDMENT TO GRADING PLAN (with minor changes)

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

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

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

Dan Graney
Dan Graney

Applicant name (print)

7-09-03

Applicant signature / date



Form revised September 2001

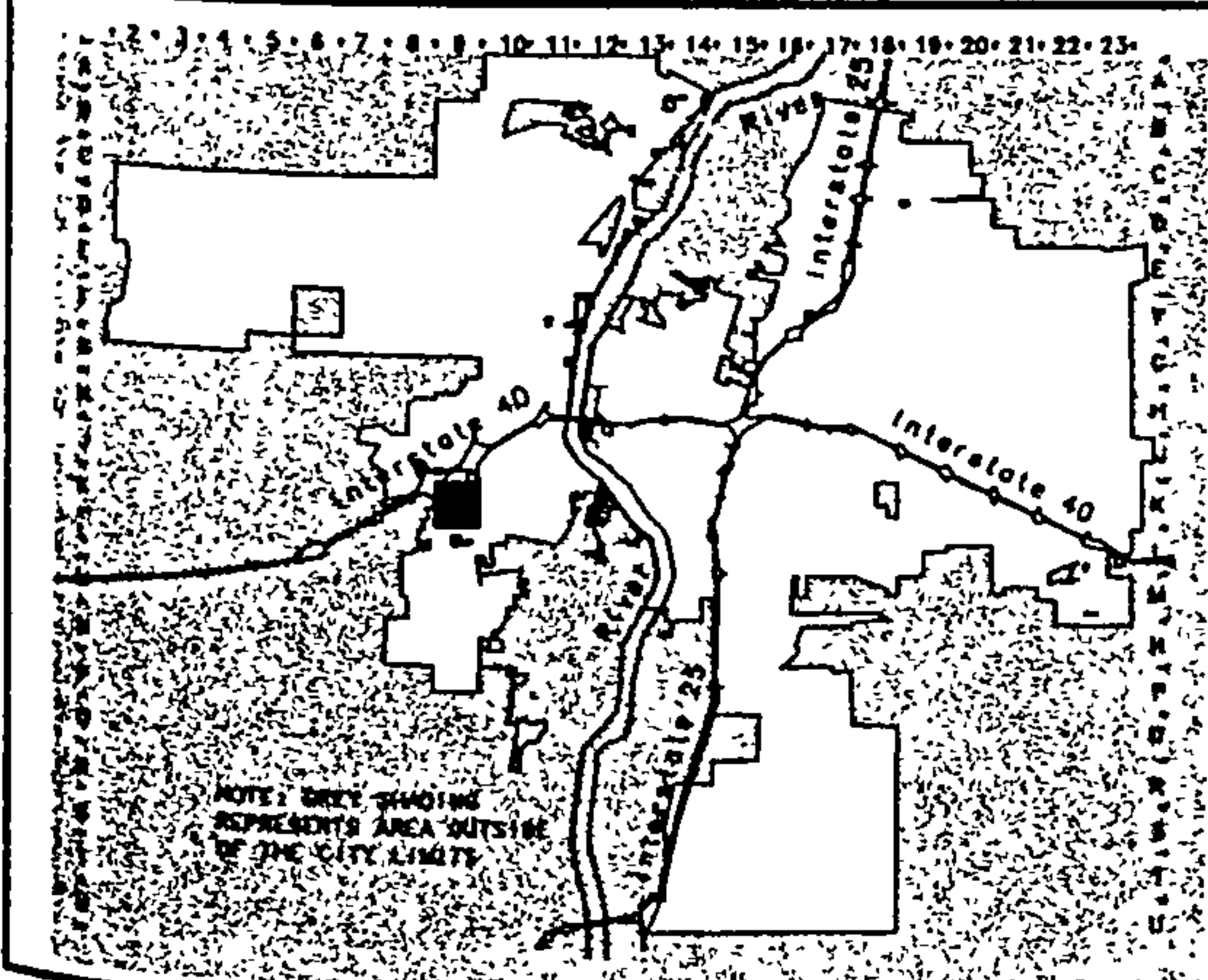
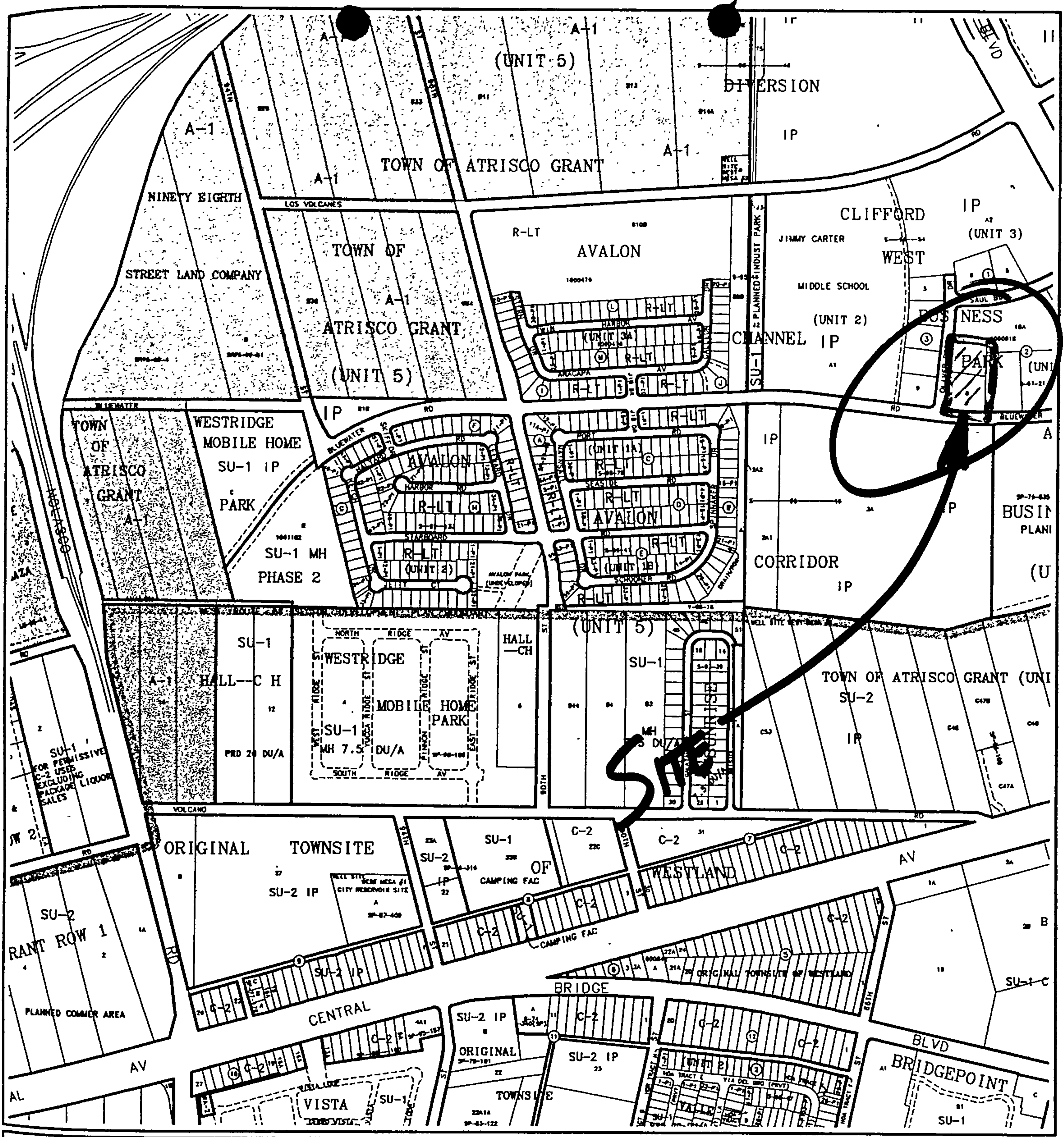
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
03DRB - 01151

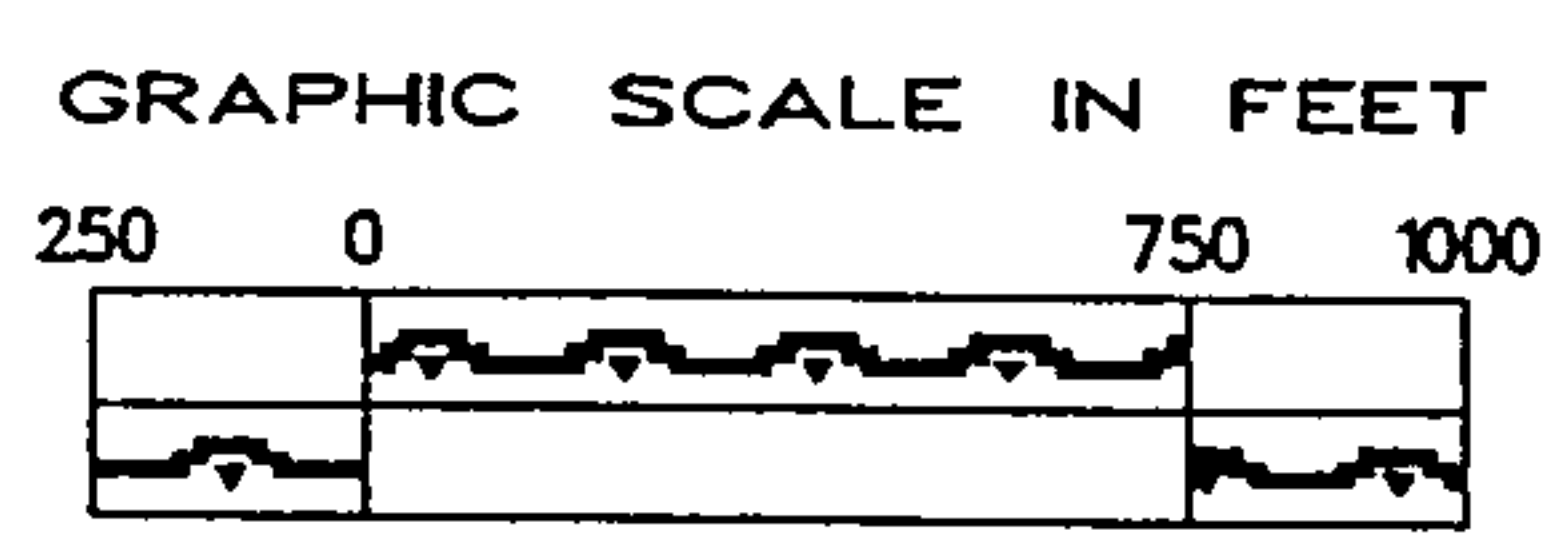
Robert Feb 2003

Planner signature / date

Project # 1002808



CITY OF
Albuquerque
Albuquerque Geographic Information System
PLANNING DEPARTMENT
© Copyright 2001



Zone Atlas Page

K-9-Z

Map Amended through July 18, 2001

Surveys Southwest, LTD

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

July 14, 2003

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

REF: LOT 8-A, BLOCK 2, CLIFFORD WEST BUSINESS PARK, UNIT 1

Dear Board Members:

Surveys Southwest, LTD is requesting to consolidate Two (2) existing lots into One (1) new lot for the above referenced property.

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

Sincerely,



Dan Graney
President

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 WILLIE BURRELL FELLOWSHIP MISSIONARY
AGENT SURVEYS SW, LTD.
ADDRESS 333 LOMAS BLVD 87102
PROJECT NO. 1002808
APPLICATION NO. 03DRB-01151

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

\$ 215⁰⁰ **Total amount due**

FELLOWSHIP MISSIONARY BAPTIST CHURCH

P. O. BOX 26327
ALBUQUERQUE, NM 87125
(505) 242-8928

BANK OF ALBUQUERQUE
ALBUQUERQUE, NEW MEXICO
95-660-1070

11368

07/02/2003

PAY TO THE City of Albuquerque
ORDER OF _____

**215.00

Two Hundred Fifteen and 00/100*****

DOLLARS

DUPLICATE

City Of Albuquerque
Treasury Division

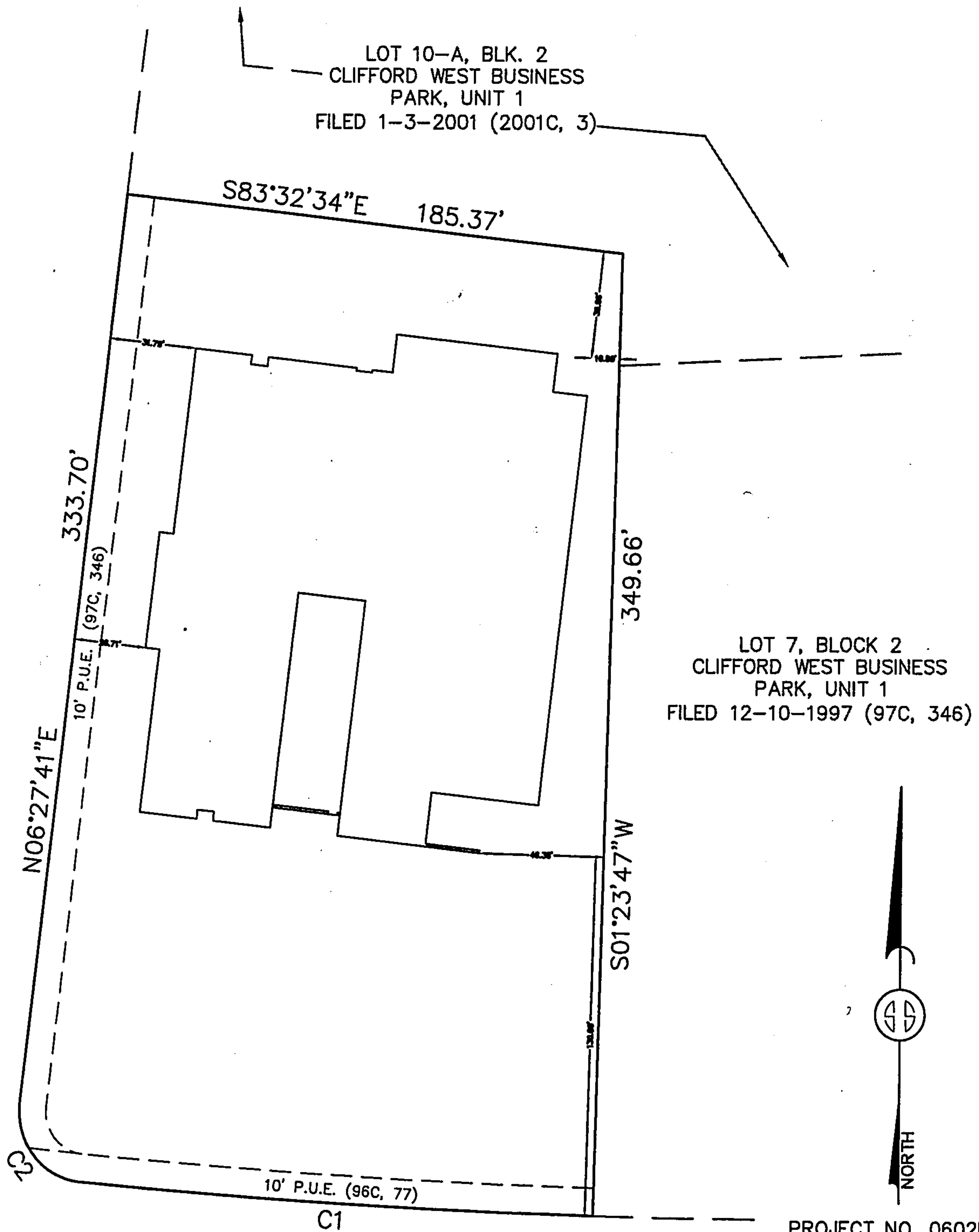
Lee Jackson
Willie Burrell

RECEIPT# 00012235 Acct# 308 TRANS# 0009

⑈011368⑈ ⑆107006606⑆ 7827224540⑈3000

Trans Amt \$215.00
J24 Misc \$215.00
CK 10/28/02 \$215.00
CHANGE \$0.00

MEMO City Fee \$145.00 Fee per Lot \$70.00



PROJECT NO. 0602PB09
DRAWN BY PGB
ZONE ATLAS: K-9-Z
LOT8A.CR5

CURVE TABLE					
CURVE	RADIUS	LENGTH	DELTA	CHORD BEARING	CHORD LENGTH
C1	2830.79'	191.04'	3°52'00"	S86°39'48"E	191.00'
C2	25.00'	39.79'	91°11'29"	S39°08'04"E	35.72'