

6



Completed 8-15-03  
BA

### 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.: 03-01193 (P&F)  
Project Name: El Rancho Grande 5A  
Agent: Aldrich Land Surveying

Project # 1002822  
EPC Application No.: 01EPC-00422, 01EPC-01443  
Phone No.: 884-1990

Project Number 1002822

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 8.13.03 by the DRB with delegation of signature(s) to the following departments.  
**OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED**

TRANSPORTATION: \_\_\_\_\_  
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 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

UTILITIES: \_\_\_\_\_  
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 \_\_\_\_\_  
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CITY ENGINEER / AMAFCA: \_\_\_\_\_  
 \_\_\_\_\_  
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 \_\_\_\_\_  
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PARKS / CIP: \_\_\_\_\_  
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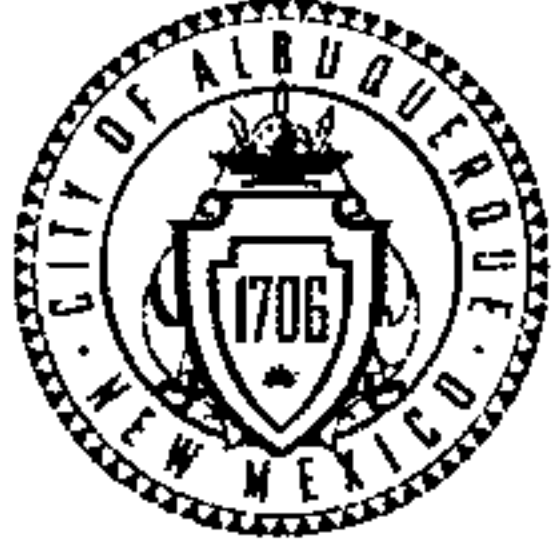
PLANNING (Last to sign): AMAFCA needs to sign 15 day appeal period  
 **Planning must record this plat. Please submit the following items:**  
-The original plat and a mylar copy for the County Clerk.  
-Tax certificate from the County Treasurer.  
-Recording fee (checks payable to the County Clerk). 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.**

*Handwritten notes and signatures:*  
BA  
15 day appeal period



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

8-14-2003

**6. Project # 1002822**  
03DRB-01190 Major-Bulk Land Variance  
03DRB-01193 Minor-Prelim&Final Plat Approval

ALDRICH LAND SURVEYING, INC. agent(s) for CURB, INC. request(s) the above action(s) for all or a portion of Tract(s) A, **EL RANCHO GRANDE, UNIT 5A, PARCEL 5, TRACT 12-B AND TRACT 12-C, EL RANCHO GRANDE**, zoned SU-1 special use (MIXED USE) zone, located on GIBSON BLVD SW, between SNOW VISTA CHANNEL, SW and BARBADOS AVE SW containing approximately 27 acre(s). [REF: 01EPC-00422, 01EPC-01443, 01EPC-01443, 02DRB-01395, PRJ. # 1000152](M-9/N-9)

At the August 13, 2003, Development Review Board meeting, the Bulk Land Variance was approved subject to the Findings and Conditions of the Subdivision Ordinance as follows:

### BULK LAND VARIANCE:

1. The variance will not be injurious to the public safety, health or welfare, or to adjacent property, the neighborhood or the community.
2. The variance will not conflict significantly with the goals and provisions of any City, County or AMAFCA adopted plan or policy; the applicable zoning ordinance, or any other City code or ordinance.
3. The variance will not permit, encourage or make possible undesired development in the 100-year floodplain.
4. The variance will not hinder future planning, public right-of-way acquisition, or the financing or building of public infrastructure improvements.

The Preliminary plat was approved with final sign off delegated to Planning to check for AMAFCA signature and for the 15-day appeal period.

If you wish to appeal this decision, you must do so by August 28, 2003, in the manner described below.

Appeal is to the Environmental Planning Commission. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Division form, to the Planning Division, within 15 days of the Development Review Board's decision.



**OFFICIAL NOTICE OF DECISION  
PAGE 2**

The date the determination in question is issued is not included in the 15-day period for filing an appeal. If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

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

For Sheran Matson, AICP, DRB Chair

cc:Curb Inc., 6301 Indian School Rd NE, Ste., 208, 87110  
Aldrich Land Surveying Inc., P.O. Box 30701, 87190  
Arlene Portillo, Planning Department, 4th Floor, Plaza del Sol Bldg.  
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg  
File

AGIS ELECTRONIC SUBMITTAL CHECKLIST

DRB Project# 01002022 Subdivision Name El Rancho Grande I 5A & 12B1

Surveyor Timothy Aldrich Company Aldrich Land Surveying

Contact person " Phone # \_\_\_\_\_ email \_\_\_\_\_

Colleen G. Wheeler \_\_\_\_\_ 7/18/03  
Approved \*Not Approved Date

DXF RECEIVED 7/18/03 DATE  
 HARD-COPY RECEIVED 7/18/03 DATE  
 DISCLOSURE STATEMENT

NAD 27 ground

\*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 2022 to agiscov on 7/18/03 Client Notified phone

6



# 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.: <u>03-01193 (P&amp;F)</u>	Project # <u>1002822</u>
Project Name: <u>El Rancho Grande 5A</u>	EPC Application No.: <u>01EPC-00422, 01EPC-01443</u>
Agent: <u>Aldrich Land Surveying</u>	Phone No.: <u>884-1990</u>

Project Number 1002822

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 8.13.03 by the DRB with delegation of signature(s) to the following departments.  
**OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED**

- TRANSPORTATION: \_\_\_\_\_  
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- UTILITIES: \_\_\_\_\_  
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- CITY ENGINEER / AMAFCA: \_\_\_\_\_  
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- PARKS / CIP: \_\_\_\_\_  
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 \_\_\_\_\_

- PLANNING (Last to sign): AMAFCA needs to sign 15 day appeal period
- 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.**



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

**DEVELOPMENT REVIEW BOARD--SPEED MEMO**

**DRB CASE NO/PROJECT NO: 1002822**

**AGENDA ITEM NO: 6**

**SUBJECT:**

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

**ACTION REQUESTED:**

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

**ENGINEERING COMMENTS:**

The Hydrology Section has no objection to the BLV.  
When was the PNM vacation requested.

**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)  TO: (UD) (CE) (TRANS) (PKS)

FOR:

**SIGNED:** Bradley L. Bingham  
City Engineer/AMAFCA Designee

**DATE:** August 13, 2003

# DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002822 AGENDA#: 6 DATE: 8.13.03

1. Name: B. Johnson Address: Curt Inc Zip: \_\_\_\_\_

2. Name: Imdubch Address: Alfred Land Zip: \_\_\_\_\_

3. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

4. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

5. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

6. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

7. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

8. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

9. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

10. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

11. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

12. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

13. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

14. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_



CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

August 13, 2003

**Project # 1002822**

03DRB-01190 Major-Bulk Land Variance  
03DRB-01193 Minor-Prelim&Final Plat Approval

ALDRICH LAND SURVEYING, INC. agent(s) for CURB, INC. request(s) the above action(s) for all or a portion of Tract(s) A, **EL RANCHO GRANDE, UNIT 5A**, PARCEL 5, TRACT 12-B AND TRACT 12-C, **EL RANCHO GRANDE**, zoned SU-1 special use (MIXED USE) zone, located on GIBSON BLVD SW, between SNOW VISTA CHANNEL, SW and BARBADOS AVE SW containing approximately 27 acre(s). [REF: 01EPC-00422, 01EPC-01443, 01EPC-01443, 02DRB-01395, PRJ. # 1000152)  
(M-9/N-9)

AMAFCA	No objection to requested actions. AMAFCA will sign the plat.
COG	No adverse comments.
Transit	No comments received.
Zoning Enforcement	Reviewed, no comment.
Neighborhood Coord.	Letter sent to Westgate Heights (R) Neighborhood Assns.
APS	No comments received.
Police Department	No adverse comments.
Fire Department	No adverse comments.
PNM Gas	Approves.
PNM Electric	Approves.
Comcast	No comments received.
QWEST	No comments received.
Environmental Health	Site is not within 1000 feet of a landfill. No comment.
M.R.G.C.D.	No comments received.



**Project #1002822**

**El Rancho Grande**

The Western portion of the site is adjacent to the Amole Arroyo and lies within the Amole 'Arroyo Design Overlay Zone', as called out in the *Amole Arroyo Corridor Plan*. Future development should be in compliance with all policies, goals, and regulations set forth in the Corridor Plan, see especially policies #18-29 (pp.31-38, *AACP*).

City Engineer                      No objection to the BLV. No adverse comment on plat.

Transportation Development                      No objection to the bulk land variance.

Parks & Recreation      No objection to the Bulk Land Variance or subsequent plat.

Utilities Development

                    No objection to Bulk Land Variance. No objection to Preliminary/Final Plat.

Planning Department

                    No objection to the bulk land variance or the plat approval. AGIS dxf file is already approved.

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

cc: Curb Inc., 6301 Indian School Rd NE, 87110

Aldrich Land Surveying Inc., P.O. Box 30701, 87190



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

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW, on Wednesday, August 13, 2003, beginning at 9:00 a.m. for the purpose of considering the following:

**Project # 1000363**

03DRB-01184 Major-Vacation of Pub Right-of-Way  
03DRB-01185 Major-Vacation of Public Easements

BOHANNAN HUSTON INC agent(s) for CITY OF ALBUQUERQUE request(s) the above action(s) for Tract(s) G-2-A, **BALLOON FIESTA PARK**, zoned SU-2 special neighborhood zone, located on **BALLOON MUSEUM DR NE**, between **ALAMEDA BLVD NE** and **JEFFERSON ST NE** containing approximately 7 acre(s). (B-17)

**Project # 1001306**

03DRB-01179 Major-Preliminary Plat Approval  
03DRB-01182 Minor-Temp Defer SDWK

SURV-TEK agent(s) for CURB WEST INC request(s) the above action(s) for all or a portion of Tract(s) B-2-A and 1-B-1-F, **SEVILLE, UNIT 7**, zoned R-LT, located on **KAYENTA BLVD NW**, between **RIO SEGURA NW** and **PARSONS BLVD NW** containing approximately 17 acre(s). (A-10)

**Project # 1002593**

03DRB-01186 Major-Preliminary Plat Approval  
03DRB-01188 Minor-Ext of SIA for Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for LAS VENTANAS LIMITED PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) 29C, **VISTA DE ARENAL UNIT 2 @ VENTANA RANCH**, zoned R-LT residential zone, located on **LAS VENTANAS RD NW**, between **IRVING BLVD NW** and **RAINBOW BLVD NW** containing approximately 7 acre(s). [REF: 1001101 - 02DRB-01009, 1002593 - 03DRB-00624, 03DRB-01158] (B-9)

**Project # 1002821**

03DRB-01189 Major-Preliminary Plat Approval  
03DRB-01191 Major-Vacation of Pub Right-of-Way  
03DRB-01192 Minor-Temp Defer SDWK

RAY HENSLEY agent(s) for ESMAIL HAIDARI request(s) the above action(s) for all or a portion of Lot(s) 14, 15, & 16, Block(s) 14, **NORTH ALBUQUERQUE ACRES, TRACT 3, UNIT 2**, (to be known as **TALEA COURT SUBDIVISION**) zoned R-D, located on **CORONADO NE**, between **EUBANK NE** and **HOLBROOK NE** containing approximately 3 acre(s). [REF: SD-89-1, AX-92-114, Z-89-114 ] (D-21)

**Project # 1002819**

03DRB-01180 Major-Bulk Land Variance  
03DRB-01183 Minor-Prelim&Final Plat Approval

ALDRICH LAND SURVEYING, INC. agent(s) for CURB, INC. request(s) the above action(s) for all or a portion of Tract(s) 1, **SALAZAR-DAVIS TRACTS AND Tract(s) E-5-A AND E-6-A, ALBUQUERQUE SOUTH, UNIT 3**, zoned C-2 community commercial zone & SU-1 (R-2 & R-T), located on **SNOW VISTA CHANNEL SW**, between **DE ANZA DR SW** and **BLAKE RD SW** containing approximately 37 acre(s). [REF: SP-86-111, 02DRB-00608 (west of Proj. area)] (M-9/N-9)

**Project # 1002822**

03DRB-01190 Major-Bulk Land Variance  
03DRB-01193 Minor-Prelim&Final Plat Approval

ALDRICH LAND SURVEYING, INC. agent(s) for CURB, INC. request(s) the above action(s) for all or a portion of Tract(s) A, **EL RANCHO GRANDE, UNIT 5A, PARCEL 5, TRACT 12-B AND TRACT 12-C, EL RANCHO GRANDE**, zoned SU-1 special use (MIXED USE) zone, located on **GIBSON BLVD SW**, between **SNOW VISTA CHANNEL, SW** and **BARBADOS AVE SW** containing approximately 27 acre(s). [REF: 01EPC-00422, 01EPC-01443, 01EPC-01443, 02DRB-01395, PRJ. # 1000152 ](M-9/N-9)

**SEE PAGE TWO . . . . .**



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD  
CITY OF ALBUQUERQUE  
PAGE 2**

**Project # 1002480**

03DRB-01194 Major-Preliminary Plat Approval  
03DRB-01195 Major-Vacation of Public Easements  
03DRB-01196 Major-Vacation of Public Easements  
03DRB-01197 Minor-Sidewalk Waiver  
03DRB-01198 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for ANDERSON HILLS LLC request(s) the above action(s) for all or a portion of Lot(s) C-F, Tract(s) 1 & 11-14, ARROWOOD RANCH DEVELOPMENT, **THE MEADOWS @ ANDERSON HILLS, UNITS 1, 2 AND 3**, zoned R-LT residential zone, located on DENNIS CHAVEZ BLVD SW, between DENNIS CHAVEZ BLVD SW and UNSER BLVD SW containing approximately 107 acre(s). [REF: SD-78-4-1, Z-99-58, SPR-95-2-2] (P-9)

**Project # 1002480**

03DRB-01200 Major-Preliminary Plat Approval  
03DRB-01201 Major-Vacation of Public Easements  
03DRB-01202 Major-Vacation of Public Easements  
03DRB-01203 Major-Vacation of Pub Right-of-Way  
03DRB-01204 Minor-Sidewalk Waiver  
03DRB-01205 Minor-Temp Defer SDWK


MARK GOODWIN & ASSOCIATES PA agent(s) for ANDERSON HILLS LLC request(s) the above action(s) for all or a portion of Tract(s) A - B ARROWOOD RANCH DEVELOPMENT, **THE HIGHLANDS @ ANDERSON HILLS, UNITS 1, 2 AND 3**, zoned R-LT residential zone, located on DENNIS CHAVEZ BLVD SW, between DENNIS CHAVEZ BLVD SW and UNSER BLVD SW containing approximately 62 acre(s). [REF: SD-87-4-1, Z-99-58, SPR-95-2-2] (P-9)

**Project # 1002480**

03DRB-01206 Major-Preliminary Plat Approval  
03DRB-01209 Major-Vacation of Public Easements  
03DRB-01207 Minor-Temp Defer SDWK  
03DRB-01208 Minor-Sidewalk Waiver

MARK GOODWIN & ASSOCIATES PA agent(s) for ANDERSON HILLS LLC request(s) the above action(s) for all or a portion of Tract(s) G-1, ARROWOOD RANCH DEVELOPMENT, **THE MESA @ ANDERSON HILLS, UNITS 1, 2 AND 3**, zoned R-LT residential zone, located on DENNIS CHAVEZ BLVD SW, between DENNIS CHAVEZ BLVD SW and UNSER BLVD SW containing approximately 43 acre(s). [REF: SD-87-4-1, Z-99-58, SPR-95-2-2] (P-9)

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

  
Sheran Matson, AICP, DRB Chair  
Development Review Board

**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, JULY 28, 2003.**

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

App#	13DRB-01190
Proj#	1002822
Other#	13DRB-01193

Meeting Date: 8-13-03

Zone Atlas Page: M-9 & N-9

Notification Radius: 100 Ft.

Cross Reference and Location: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

Applicant: Cumb Inc.

Address: 6301 Indian School NE, 87118

Agent: Aldrich Land Surveying

Address: PO Box 30701, Albany NM 87190

**SPECIAL INSTRUCTIONS**

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

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

Date Mailed: 7-25-03

Signature: K. Tse-Hillai

## RECORDS WITH LABELS

PAGE 1

100905514007330402 LEGAL: TR D T OF ALBUQUERQUE SOUTH UNIT THREE TRS A TH AD USE:  
 PROPERTY ADDR: 00000 N/A  
 OWNER NAME: ALBUQUERQUE SOUTH GENERAL PTNS ALBUQUERQUE NM 87125  
 OWNER ADDR: 00000

100905527611640326 LEGAL: LOT 14 B LOCK 1 PLAT FOR SILVERADO SUBDIVISION UNIT LAND USE:  
 PROPERTY ADDR: 00000 1727 SILVER SKY DR SW  
 OWNER NAME: 21 HOUSING CORPORATION NE ALBUQUERQUE NM 87109  
 OWNER ADDR: 06700 JEFFERSON

100905527811240325 LEGAL: LOT 13 B LOCK 1 PLAT FOR SILVERADO SUBDIVISION UNIT LAND USE:  
 PROPERTY ADDR: 00000 1731 SILVER SKY DR SW  
 OWNER NAME: 21 HOUSING CORPORATION NE ALBUQUERQUE NM 87109  
 OWNER ADDR: 06700 JEFFERSON

100905527910840324 LEGAL: LOT 12 B LOCK 1 PLAT FOR SILVERADO SUBDIVISION UNIT LAND USE:  
 PROPERTY ADDR: 00000 1735 SILVER SKY DR SW  
 OWNER NAME: 21 HOUSING CORPORATION NE ALBUQUERQUE NM 87109  
 OWNER ADDR: 06700 JEFFERSON

100905528210240323 LEGAL: LOT 11 B LOCK 1 PLAT FOR SILVERADO SUBDIVISION UNIT LAND USE:  
 PROPERTY ADDR: 00000 1739 SILVER SKY DR SW  
 OWNER NAME: 21 HOUSING CORPORATION NE ALBUQUERQUE NM 87109  
 OWNER ADDR: 06700 JEFFERSON

100905528810240322 LEGAL: LOT 10 B LOCK 1 PLAT FOR SILVERADO SUBDIVISION UNIT LAND USE:  
 PROPERTY ADDR: 00000 1743 SILVER SKY DR SW  
 OWNER NAME: 21 HOUSING CORPORATION NE ALBUQUERQUE NM 87109  
 OWNER ADDR: 06700 JEFFERSON

100905528408742935 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905528708242934 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905521002532124 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905539407742215 LEGAL: LOT 1-P1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
 PROPERTY ADDR: 00000 8808 SILVERADO AVE SW  
 OWNER NAME: DRIZ ROBERT J & HERRERA CRYST AV SW ALBUQUERQUE NM 87121  
 OWNER ADDR: 08808 SILVERADO

100905528807842933 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905539907442214 LEGAL: LOT 2-P1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
 PROPERTY ADDR: 00000 8804 SILVERADO AVE SW  
 OWNER NAME: ARAGON TOMAS AV SW ALBUQUERQUE NM 87121  
 OWNER ADDR: 08804 SILVERADO

100905529007442932 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905540307242213 LEGAL: LOT 3-P1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
 PROPERTY ADDR: 00000 8800 SILVERADO AVE SW  
 OWNER NAME: RODRIGUEZ BERNADETTE R AV SW ALBUQUERQUE NM 87121  
 OWNER ADDR: 08800 SILVERADO

## RECORDS WITH LABELS

PAGE 2

100905526501332110 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905540706942212 LEGAL: LOT 4-P1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
 PROPERTY ADDR: 00000 8708 SILVERADO AVE SW  
 OWNER NAME: CORDOVA PATRICIA L & SANCHEZ A AV SW ALBUQUERQUE NM 87121  
 OWNER ADDR: 08708 SILVERADO

100905529207042931 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905541006542211 LEGAL: LOT 5-P1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
 PROPERTY ADDR: 00000 8704 SILVERADO AVE SW  
 OWNER NAME: CASTILLO JOSE OCTAVIO & ERCILI AV SW ALBUQUERQUE NM 87121  
 OWNER ADDR: 08704 SILVERADO

100905529406642930 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905541306142210 LEGAL: LOT 6-P1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
 PROPERTY ADDR: 00000 8700 SILVERADO AVE SW  
 OWNER NAME: CORREA ANTONIO AV SW ALBUQUERQUE NM 87121  
 OWNER ADDR: 08700 SILVERADO

100905529606142929 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905541705942209 LEGAL: LOT 7-P1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
 PROPERTY ADDR: 00000 8608 SILVERADO AVE SW  
 OWNER NAME: CHAVEZ CHARLES Y AV SW ALBUQUERQUE NM 87121  
 OWNER ADDR: 08608 SILVERADO

100905538905742901 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905529805742928 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905542005442208 LEGAL: LOT 8-P1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
 PROPERTY ADDR: 00000 8604 SILVERADO AVE SW  
 OWNER NAME: GONZALES DEBRA L AV SW ALBUQUERQUE NM 87121  
 OWNER ADDR: 08604 SILVERADO

100905536601240125 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905530005342927 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905538805342902 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905542105042207 LEGAL: LOT 9-P1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
 PROPERTY ADDR: 00000 8600 SILVERADO AVE SW  
 OWNER NAME: CAVAZOS EMILIO MARTIN AV NW ALBUQUERQUE NM 87121  
 OWNER ADDR: 08600 SILVERADO

100905530205042926 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905538604942903 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905542304642206 LEGAL: LOT 10-P 1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
 PROPERTY ADDR: 00000 8508 SILVERADO AVE SW  
 OWNER NAME: TORRES MICHAEL A & TAPIA ARIEL AV SW ALBUQUERQUE NM 87121  
 OWNER ADDR: 08508 SILVERADO

100905530404642925 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905538404442904 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905530604142924 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905538104042905 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905542404142205 LEGAL: LOT 11-P 1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
PROPERTY ADDR: 00000 8504 SILVERADO AVE SW  
OWNER NAME: GONZALEZ PEDRO D  
OWNER ADDR: 00000 ALBUQUERQUE NM 87195

100905537703642906 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905530803742923 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905542603742204 LEGAL: LOT 12-P 1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
PROPERTY ADDR: 00000 8500 SILVERADO AVE SW  
OWNER NAME: MARTINEZ FRANK & MYRA L  
OWNER ADDR: 08500 SILVERADO AV SW ALBUQUERQUE NM 87121

100905537203442907 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905536703342908 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905536303242909 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905530903342922 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905535803142910 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905535403142911 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905542703242203 LEGAL: LOT 13-P 1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
PROPERTY ADDR: 00000 8408 SILVERADO AVE SW  
OWNER NAME: AGUILAR SAUL  
OWNER ADDR: 08408 SILVERADO AV SW ALBUQUERQUE NM 87121

100905534903042912 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905534502942913 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905534002842914 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905531102942921 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905533602742915 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905533102642916 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905542702742202 LEGAL: LOT 14-P 1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
PROPERTY ADDR: 00000 8404 SILVERADO AVE SW  
OWNER NAME: SANDOVAL LEO C & MARISELLA Y  
OWNER ADDR: 08404 SILVERADO AV SW ALBUQUERQUE NM 87121

100905532702442917 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905531302542920 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905542802242201 LEGAL: LOT 15-P 1 BLOCK 5 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
PROPERTY ADDR: 00000 8400 SILVERADO AVE SW  
OWNER NAME: PARRA SUSANA  
OWNER ADDR: 08400 SILVERADO AV SW ALBUQUERQUE NM 87121

100905531502142919 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905531801742918 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905543100941802 LEGAL: LOT 13-P 1 BLOCK 6 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
PROPERTY ADDR: 00000 8712 RANCHER RD SW  
OWNER NAME: CURB INC  
OWNER ADDR: 06301 INDIAN SCHOOL RD NE ALBUQUERQUE NM 87110

100905542500841801 LEGAL: LOT 14-P 1 BLOCK 6 PLAT FOR EL RANCHO GRANDE I UNIT LAND USE:  
PROPERTY ADDR: 00000 8716 RANCHER RD SW  
OWNER NAME: CURB INC  
OWNER ADDR: 06301 INDIAN SCHOOL RD NE ALBUQUERQUE NM 87110

100905443950410202 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905443450310201 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905442150710102 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905442350610103 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905430243210344 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905437748510101 LEGAL: PARC EL 5 CORRECTION PLAT NO 2 CORRECTION PLAT BULK LAND USE:  
PROPERTY ADDR: 00000  
OWNER NAME: YOO JAMES J & HEE Y & YOO KYUN  
OWNER ADDR: 01306 BROADWAY SE ALBUQUERQUE NM 87102

100905435042410302 LEGAL: PARC EL 5 B CORRECTION PLAT NO 2 CORRECTION PLAT BUL LAND USE:  
PROPERTY ADDR: 00000  
OWNER NAME: YOO JAMES J & HEE Y & YOO KYUN  
OWNER ADDR: 01306 BROADWAY SE ALBUQUERQUE NM 87102

100905444248811624 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905443748711625 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905426843620405 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905444447811602 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905443947711601 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905421242420404 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905444746211719 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905444346211720 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905443746111721 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905443045011701 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905443645111702 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905441943611924 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905442643611923 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905441842611901 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905439639410301 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905443136512009 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905420038020402 LEGAL: TRIANGULAR TRACT OF LAND WITHIN THE N/2 OF S/2 OF LAND USE:  
 PROPERTY ADDR: 00000 N/A  
 OWNER NAME: DAVIS CHARLES ETAL  
 OWNER ADDR: 00000 ALBUQUERQUE NM 87103

100905413232720103 LEGAL: SLY PORT OF NLY PORT OF TR 1 SALAZAR-DAVIS TRS A.K LAND USE:  
 PROPERTY ADDR: 00000 N/A  
 OWNER NAME: DAVIS CHARLES ETAL  
 OWNER ADDR: 00000 ALBUQUERQUE NM 87103

100905425731420104 LEGAL: TRACT OF LAND BEING A PORTION OF TR 1 SALAZAR-DAVIS LAND USE:  
 PROPERTY ADDR: 00000 N/A  
 OWNER NAME: YOO JAMES J & HEE Y & YOO KYUN  
 OWNER ADDR: 01306 BROADWAY BL SE ALBUQUERQUE NM 87102

100905435529411501 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE

100905447729111502 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE



# City of Albuquerque

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

Date: July 18, 2003

TO CONTACT NAME: Jim Aldrich  
COMPANY/AGENCY: Aldrich Land Surveying Inc  
ADDRESS/ZIP: PO Box 30701 87190  
PHONE/FAX #: 884-1990 / 884-1140

Thank you for your inquiry of 7-18-03 (date) requesting the names of **Recognized**

**Neighborhood Associations** who would be affected under the provisions of O-92 by your proposed project at El Rancho Grande I, Parcels 5A-12B1

zone map page(s) M-N-9

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

Westgate Heights  
Neighborhood Association  
Contacts: Matthew Ardileta  
1628 Summerfield SW  
836-7251 (w) 87121  
Libby McIntosh  
1316 Ladrones Ct. SW  
831-5189 (w) 87121

Neighborhood Association  
Contacts: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**See reverse side for additional Neighborhood Association Information: YES { } NO**

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

Sincerely,  
Dalaina S. Carmona  
OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

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



July 17, 2003

Ms. Libby McIntosh  
1316 Ladrones Ct. SW  
Albuquerque, NM 87121

**Re: Bulk Land Plat - EL RANCHO GRANDE I, PARCELS 5-A & 12-B-1**

Dear Ms. McIntosh:

Aldrich Land Surveying, Inc., agents for Curb, Inc. is requesting bulk land variance/preliminary and final plat approval on the above-mentioned tracts. The plat contains the necessary language related to the waiver of improvements.

We are creating 2 tracts from 4 existing tracts comprising 27.1097 acres.

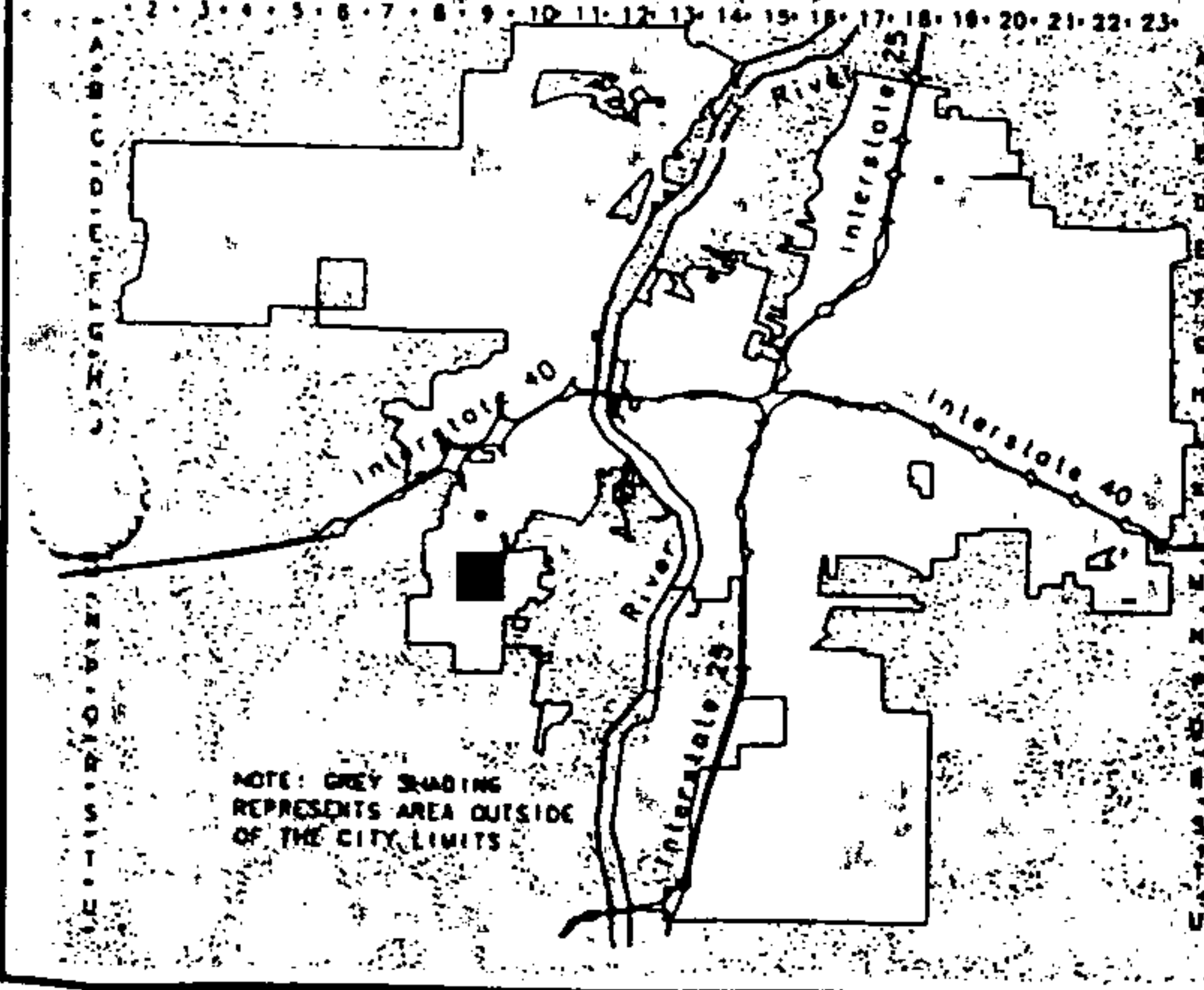
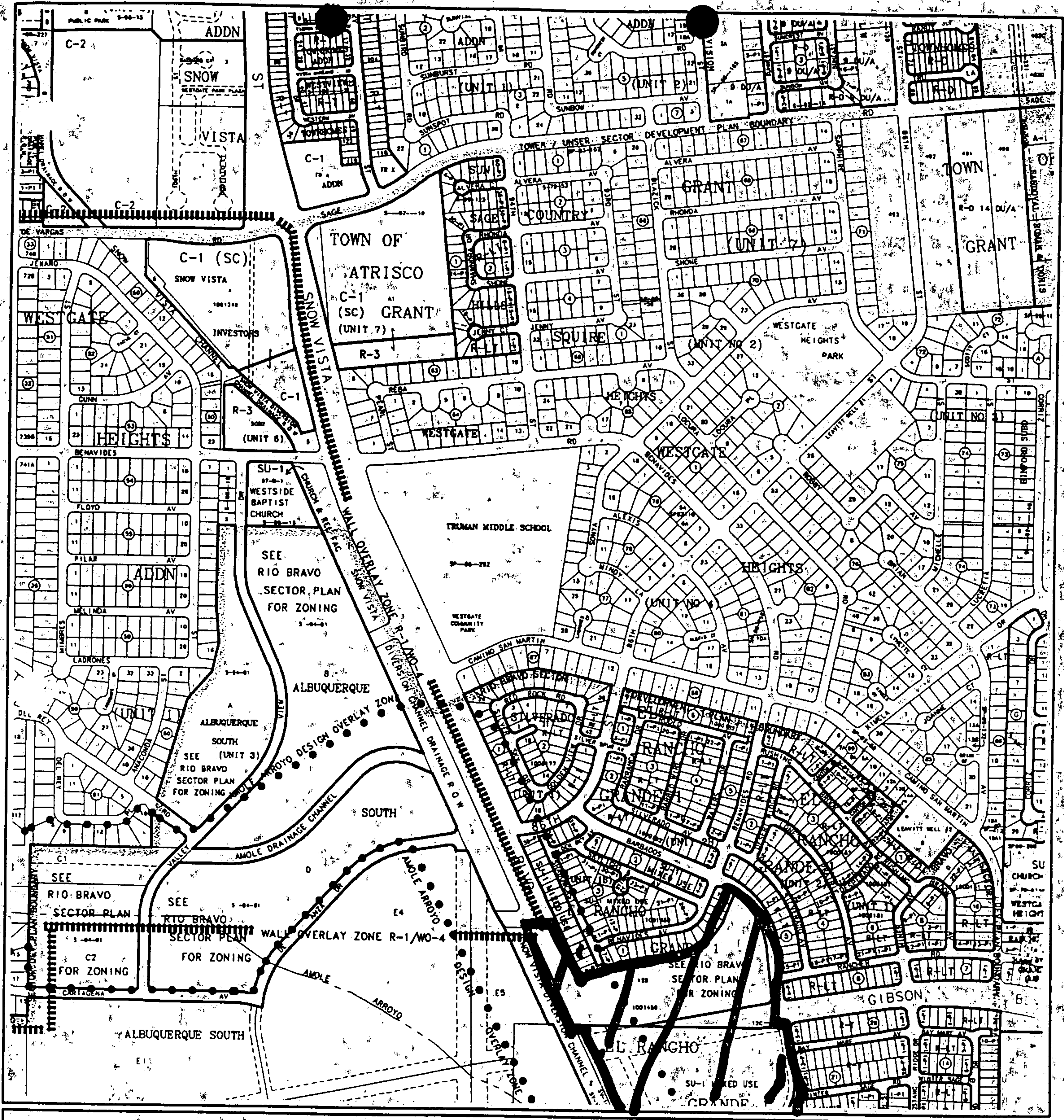
We are eliminating two small tracts created by prior deeds and platting and dedicating public street right-of-way.

This site is vacant, so a site sketch has not been provided.

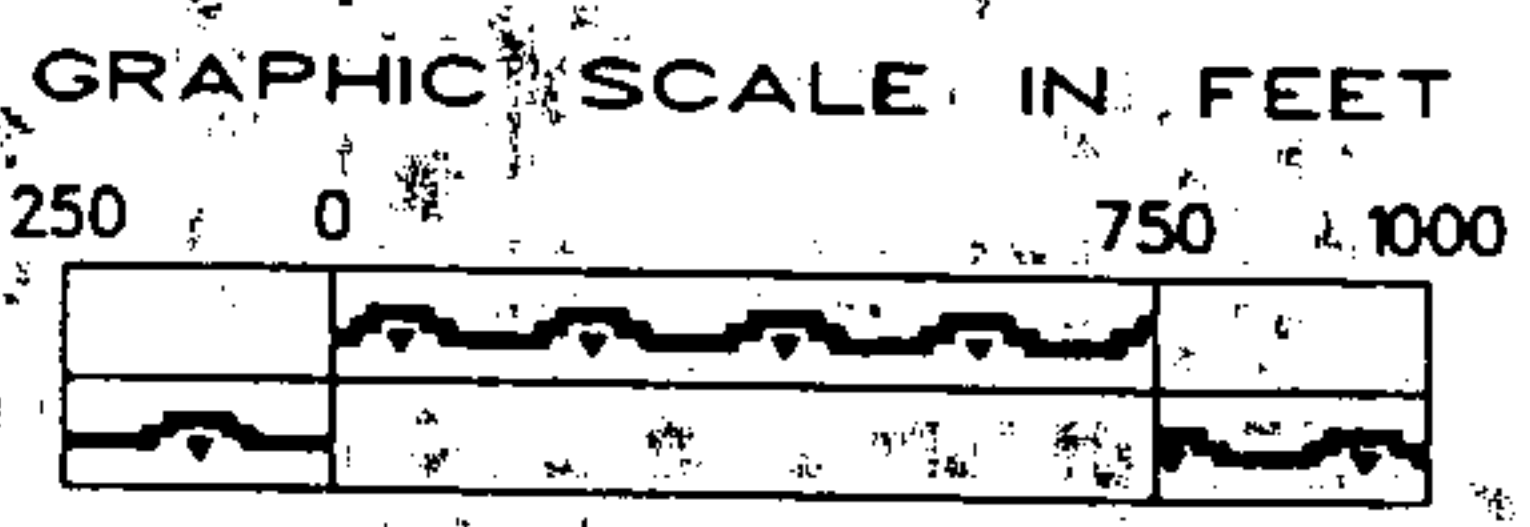
Please contact me if I can be of any further assistance.

Aldrich Land Surveying, Inc.  
PO Box 30701  
Albuquerque, NM 87190  
884-1990

  
Tim Aldrich, PS  
Aldrich Land Surveying, Inc.



CITY OF  
Albuquerque  
Geographic Information System  
PLANNING DEPARTMENT  
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Zone Atlas Page

M-9-Z

Map Amended through January 22, 2003

July 17, 2003

Ms. Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
600 2nd Street SW  
Albuquerque, NM 87103

**Re: Bulk Land Plat - EL RANCHO GRANDE I, PARCELS 5-A & 12-B-1**

Dear Ms. Matson:

Aldrich Land Surveying, Inc., agents for Curb, Inc. is requesting bulk land variance/preliminary and final plat approval on the above-mentioned tracts. The plat contains the necessary language related to the waiver of improvements.

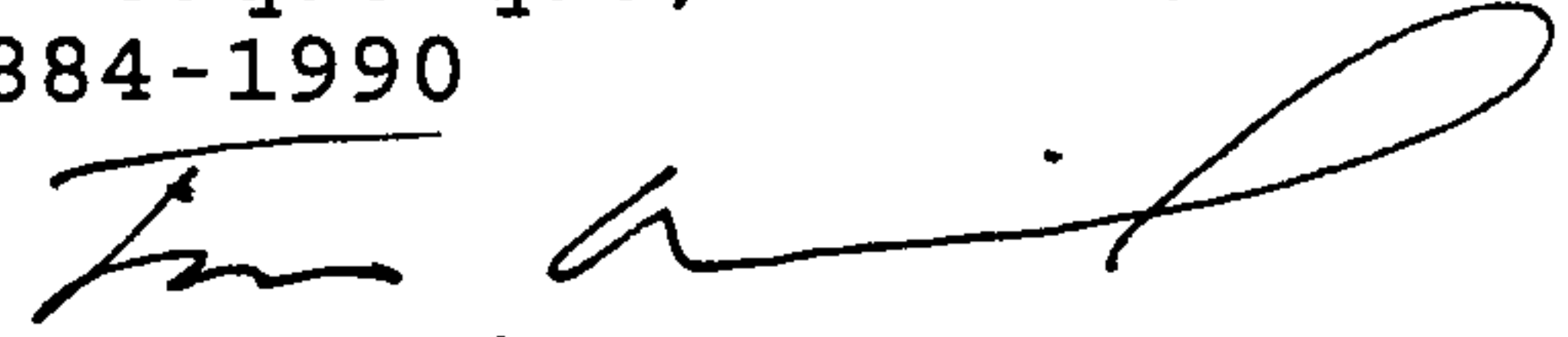
We are creating 2 tracts from 4 existing tracts comprising 27.1097 acres.

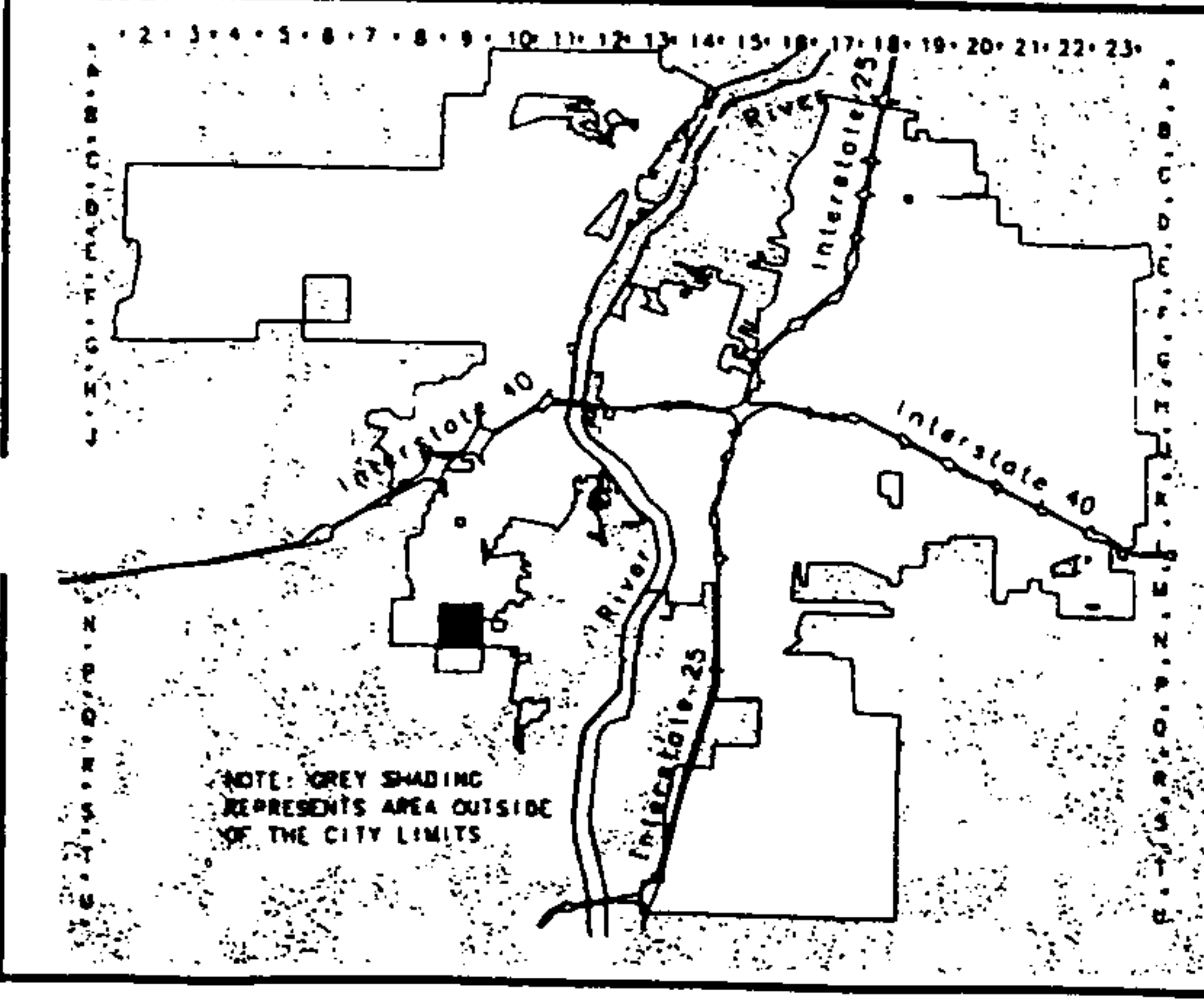
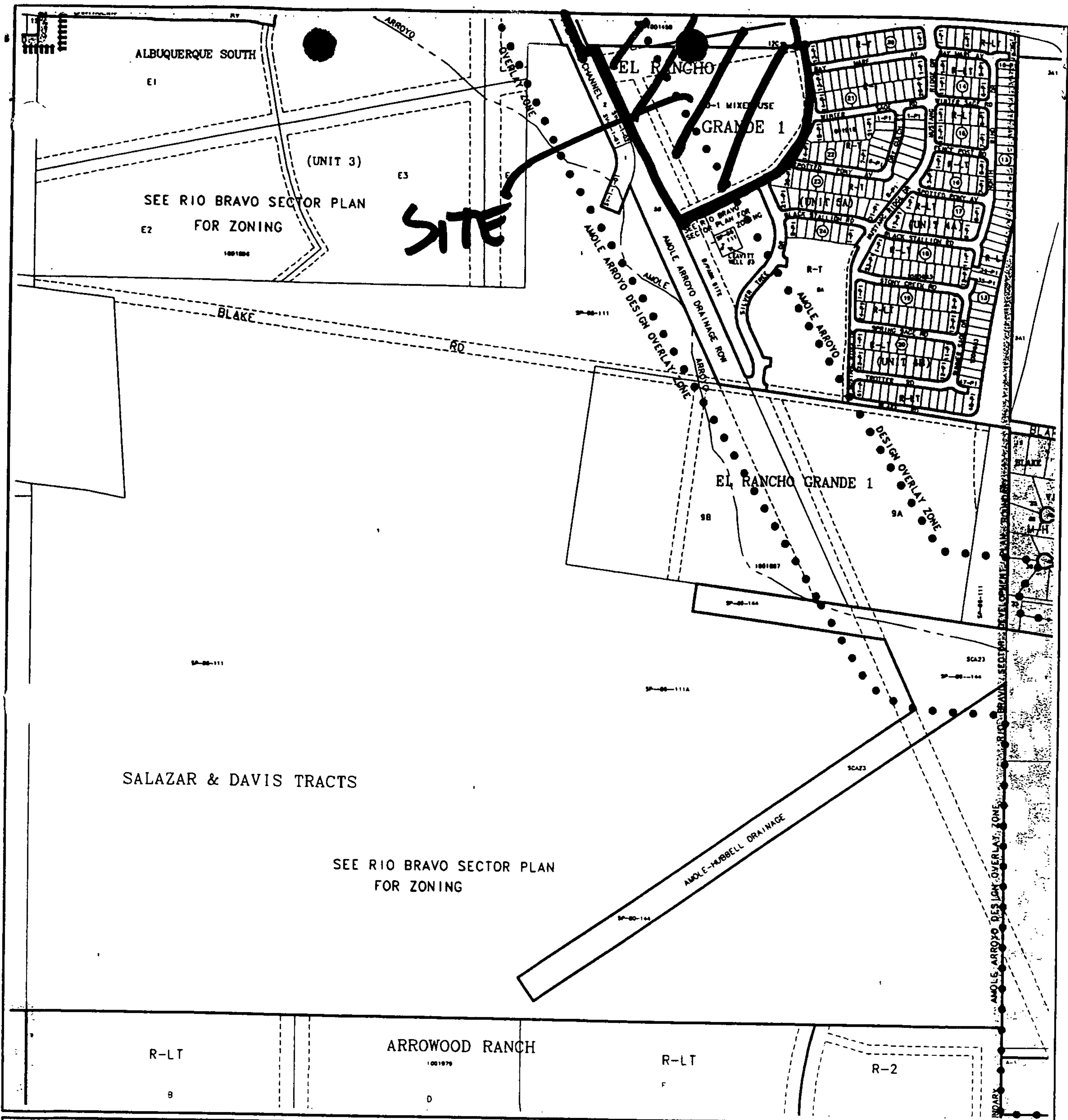
We are eliminating two small tracts created by prior deeds and platting and dedicating public street right-of-way.

This site is vacant, so a site sketch has not been provided.

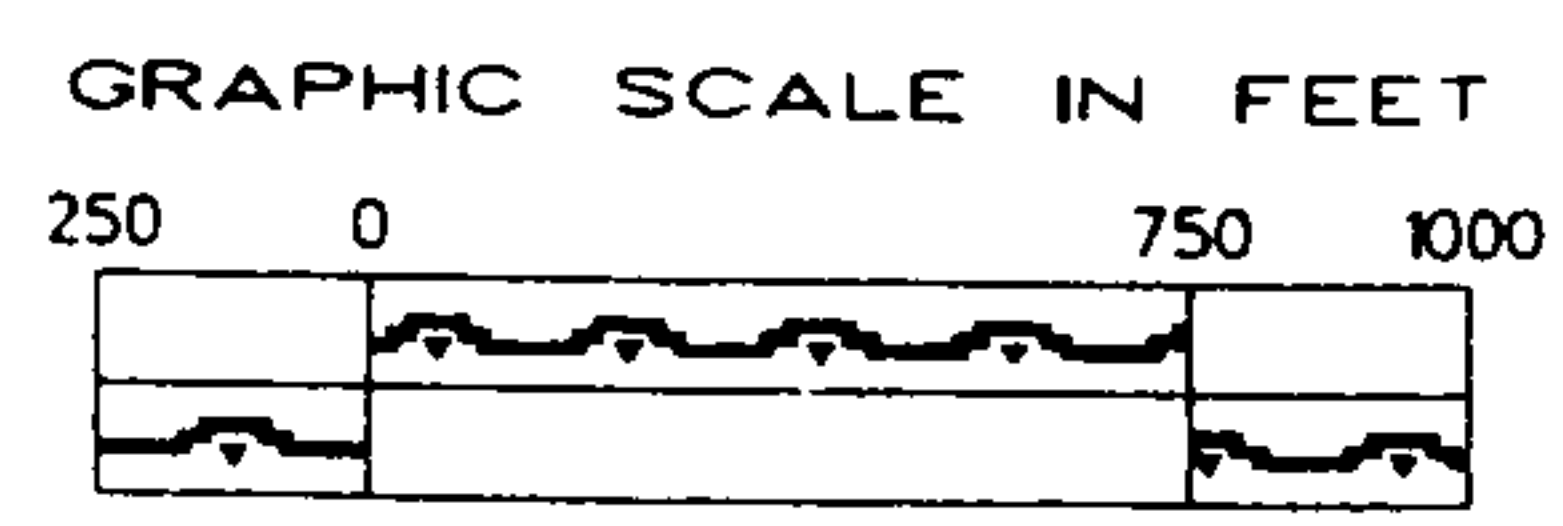
Please contact me if I can be of any further assistance.

Aldrich Land Surveying, Inc.  
PO Box 30701  
Albuquerque, NM 87190  
884-1990

  
Tim Aldrich, PS  
Aldrich Land Surveying, Inc.



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Albuquerque  
Albuquerque Geographic Information System  
PLANNING DEPARTMENT  
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Zone Atlas Page  
**N-9-Z**  
Map Amended through January 22, 2003

**FORM V: SUBDIVISION VARIANCES & VACATIONS**

**BULK LAND VARIANCE FROM SUBDIVISION DESIGN STANDARDS**

- Application for subdivision (Plat) on FORM S, including those submittal requirements. Variance and subdivision should be applied for simultaneously. (24 copies)
  - Letter briefly describing and explaining: the request, compliance with criteria in the Development Process Manual, and any improvements to be waived
  - Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Fee (see schedule) Fee is for Variance. Plat fee is listed on FORM-S. *14500*
  - Any original and/or related file numbers are listed on the cover application
- DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.

**VACATION OF PUBLIC RIGHT-OF-WAY**

**VACATION OF PUBLIC EASEMENT**

- The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) 24 copies. (Not required for dedicated and City owned public right-of-way.)
  - Drawing showing the easement or right-of-way to be vacated, its relation to existing streets, etc. (folded to fit into an 8.5" by 14" pocket) 24 copies
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the request
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Fee (see schedule)
  - Any original and/or related file numbers are listed on the cover application
- Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire. DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.

**VARIANCE FROM MINIMUM STANDARDS OF THE DEVELOPMENT PROCESS MANUAL**

**SIDEWALK DESIGN VARIANCE**

**SIDEWALK WAIVER**

- Scale drawing showing the proposed variance or waiver (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through internal routing.
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the variance or waiver
  - Any original and/or related file numbers are listed on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

**TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION**

**EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION**

- Drawing showing the sidewalks subject to the proposed deferral or extension (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through internal routing.
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the deferral or extension
  - Any original and/or related file numbers are listed on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

**VACATION OF PRIVATE EASEMENT**

- The complete document which created the private easement (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through internal routing.
  - Scale drawing showing the easement to be vacated, its relation to existing streets, etc. (folded to fit into an 8.5" by 14" pocket) 6 copies
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the vacation
  - Letter of authorization from the grantors and the beneficiaries
  - Fee (see schedule)
  - Any original and/or related file numbers are listed on the cover application
- Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire. DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

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

TIMOTHY ALDRICH  
Applicant name (print)  
*Timothy Aldrich* 07-17-03  
Applicant signature / date



Form revised September 2001

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

Application case numbers  
03 DRB - 01190

*P. Benhart* 7/18/03  
Planner signature / date  
**Project #** 1002822

# City of Albuquerque



## DEVELOPMENT REVIEW APPLICATION

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

Major Subdivision action **BLV**

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** Supplemental form **Z**

Annexation & Zone Establishment

Sector Plan

Zone Change

Text Amendment

**APPEAL / PROTEST of...** **A**

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

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

**APPLICANT INFORMATION:**

NAME: CURB, INC. PHONE: 881-9190

ADDRESS: 6301 INDIAN SCHOOL NE, ST. 208 FAX: 875-1725

CITY: ALBUQUERQUE STATE NM ZIP 87110 E-MAIL: \_\_\_\_\_

Proprietary interest in site: OWNER

AGENT (if any): ALDRICH LAND SURVEYING PHONE: 884-1990

ADDRESS: PO BOX 30701 FAX: 884-1140

CITY: ALBUQUERQUE STATE NM ZIP 87190 E-MAIL: als@thuntek.net

DESCRIPTION OF REQUEST: BLCK LAND VARIANCE OF EL RANCHO GRANDE I, PARCELS 5-A AND 12-B-1 AND PRELIMINARY/FINAL PLAT APPROVAL

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. TR. A PARCEL 5 / TR. 12-B Block: \_\_\_\_\_ Unit: \_\_\_\_\_

(Subdiv.) Addn. EL RANCHO GRANDE SA / EL RANCHO GRANDE / EL RANCHO GRANDE / TR. 12-C EL RANCHO GRANDE

Current Zoning: SU-1 MIXED USE Proposed zoning: SU-1 MIXED USE

Zone Atlas page(s): M-9 & N-9 No. of existing lots: 4 No. of proposed lots: 2

Total area of site (acres): 27.1097 Density if applicable: dwellings per gross acre: \_\_\_\_\_ dwellings per net acre: \_\_\_\_\_

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

UPC No. 100905536601240125 100905442150710102 MRGCD Map No. \_\_\_\_\_

UPC No. 100905437748510101 100905442350610103

LOCATION OF PROPERTY BY STREETS: On or Near: GIBSON BUDD. SW

Between: SNOW VISTA CHANNEL and BARBADOS AVE. SW

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX\_Z\_, V\_, S\_, etc.) (EPC-00422)  
(EPC-01443)

PROJ #1001918, 02DRB-01395 / PROJ #1000152, / PROJ #1001450

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

SIGNATURE Timothy Aldrich DATE 07-17-03

(Print) TIMOTHY ALDRICH \_\_\_\_\_ Applicant  Agent

**FOR OFFICIAL USE ONLY**

Form revised September 2001

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>03DRB</u> - <u>01190</u>	<u>BLV</u>	<input checked="" type="checkbox"/>	\$ <u>145.00</u>
<input checked="" type="checkbox"/> All fees have been collected	- <u>NOTIF</u>	<u>FEE</u>		\$ <u>75.00</u>
<input checked="" type="checkbox"/> All case #s are assigned	<u>03DRB</u> - <u>01193</u>	<u>P&amp;K</u>	<u>3(3)</u>	\$ <u>285.00</u>
<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>AUG 13, 03</u>			Total \$ <u>505.00</u>

Brian Post 7/18/03  
 Planner signature / date

Project # 1002822

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

**SKETCH PLAT REVIEW AND COMMENT**

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

**MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT**

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

**MAJOR SUBDIVISION FINAL PLAT APPROVAL**

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

**MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL**

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

- AMENDMENT TO PRELIMINARY PLAT (with minor changes)**
- AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)**
- AMENDMENT TO GRADING PLAN (with minor changes)**

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

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

Amended preliminary plat approval expires after one year.  
 DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

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

TIMOTHY ALDRICH  
 Applicant name (print)  
[Signature] 07-17-03  
 Applicant signature / date



Form revised September 2001

- Checklists complete
  - Fees collected
  - Case #s assigned
  - Related #s listed
- Application case numbers  
030RB - 01193

[Signature] 7/18/03  
 Planner signature / date  
**Project # 1002822**

FORM V: SUBDIVISION VARIANCES & VACATIONS

BULK LAND VARIANCE FROM SUBDIVISION DESIGN STANDARDS

- Application for subdivision (Plat) on FORM S, including those submittal requirements. Variance and subdivision should be applied for simultaneously. (24 copies)
  - Letter briefly describing and explaining: the request, compliance with criteria in the Development Process Manual, and any improvements to be waived
  - Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Fee (see schedule) Fee is for Variance. Plat fee is listed on FORM-S. 14500
  - Any original and/or related file numbers are listed on the cover application
- DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.

VACATION OF PUBLIC RIGHT-OF-WAY

VACATION OF PUBLIC EASEMENT

- The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) 24 copies. (Not required for dedicated and City owned public right-of-way.)
  - Drawing showing the easement or right-of-way to be vacated, its relation to existing streets, etc. (folded to fit into an 8.5" by 14" pocket) 24 copies
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the request
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Fee (see schedule)
  - Any original and/or related file numbers are listed on the cover application
- Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire. DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.

VARIANCE FROM MINIMUM STANDARDS OF THE DEVELOPMENT PROCESS MANUAL

SIDEWALK DESIGN VARIANCE

SIDEWALK WAIVER

- Scale drawing showing the proposed variance or waiver (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through internal routing.
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the variance or waiver
  - Any original and/or related file numbers are listed on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

- Drawing showing the sidewalks subject to the proposed deferral or extension (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through internal routing.
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the deferral or extension
  - Any original and/or related file numbers are listed on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

VACATION OF PRIVATE EASEMENT

- The complete document which created the private easement (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through internal routing.
  - Scale drawing showing the easement to be vacated, its relation to existing streets, etc. (folded to fit into an 8.5" by 14" pocket) 6 copies
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the vacation
  - Letter of authorization from the grantors and the beneficiaries
  - Fee (see schedule)
  - Any original and/or related file numbers are listed on the cover application
- Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire. DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

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

TIMOTHY ALDRICH  
Applicant name (print)

*Timothy Aldrich* 07-17-03  
Applicant signature / date



Form revised September 2001

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

Application case numbers

03 EPB - \_\_\_\_\_ - 01190

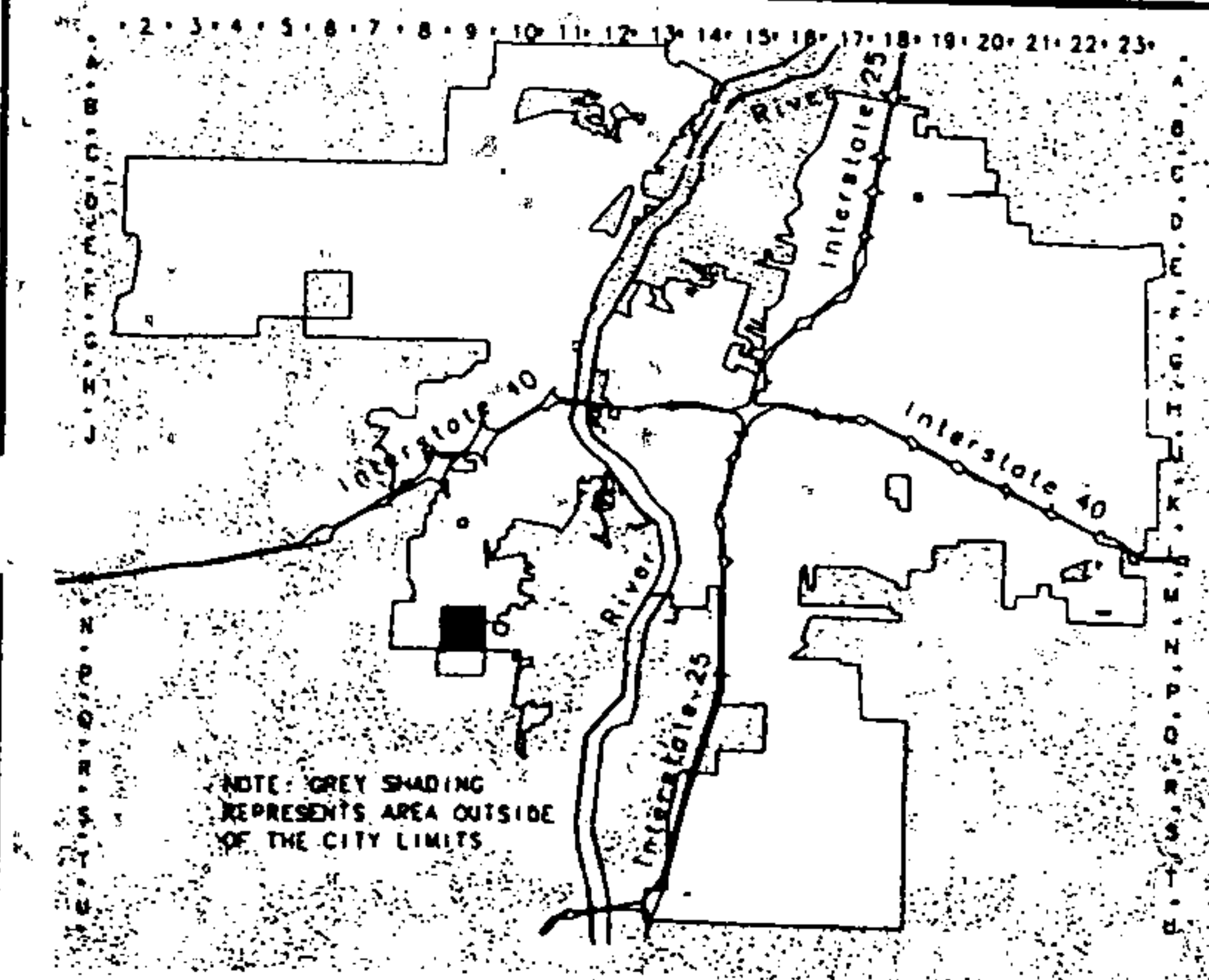
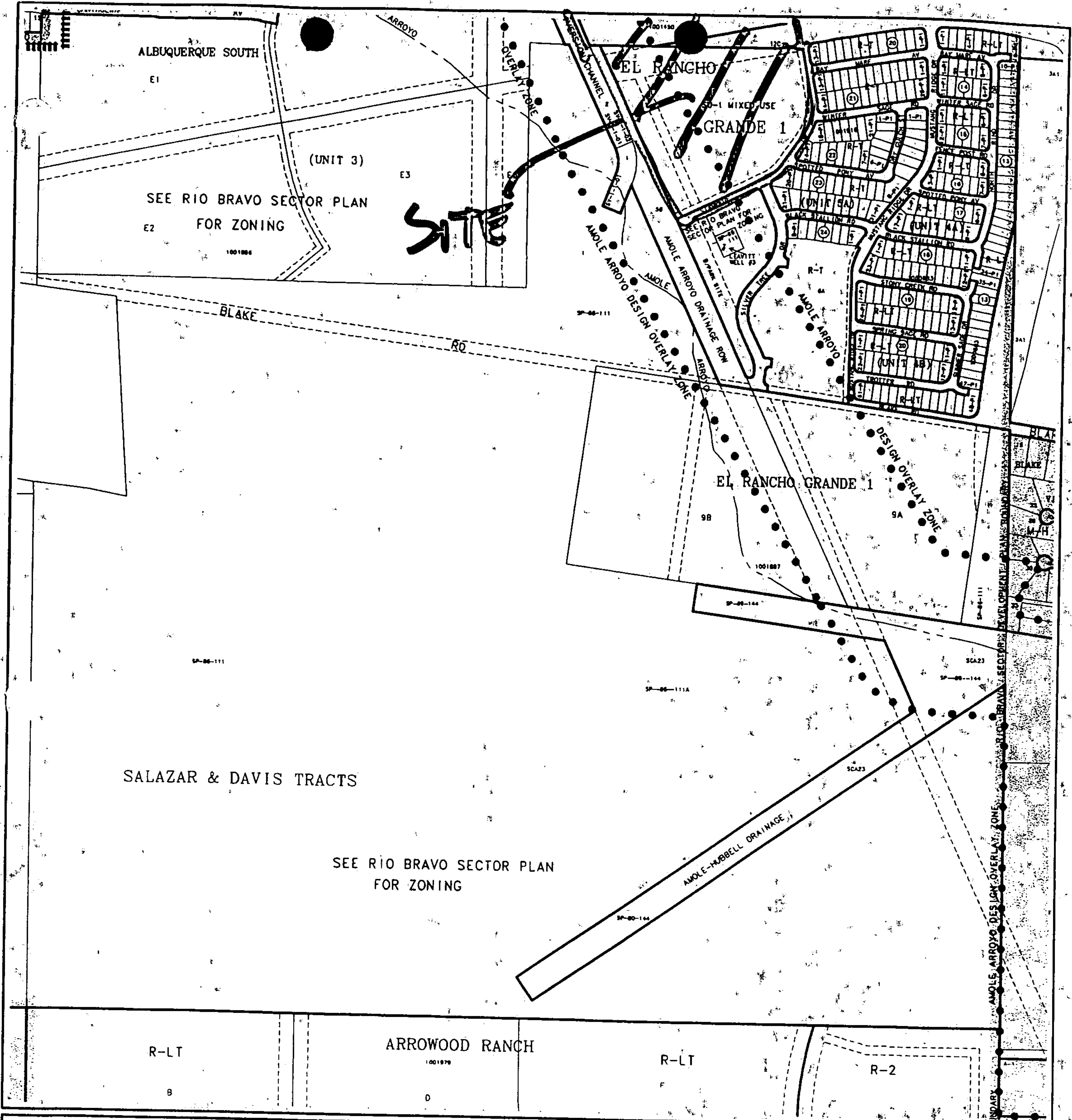
\_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_

\_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_

*Bob Denton* 7/18/03  
Planner signature / date

Project # 1002822

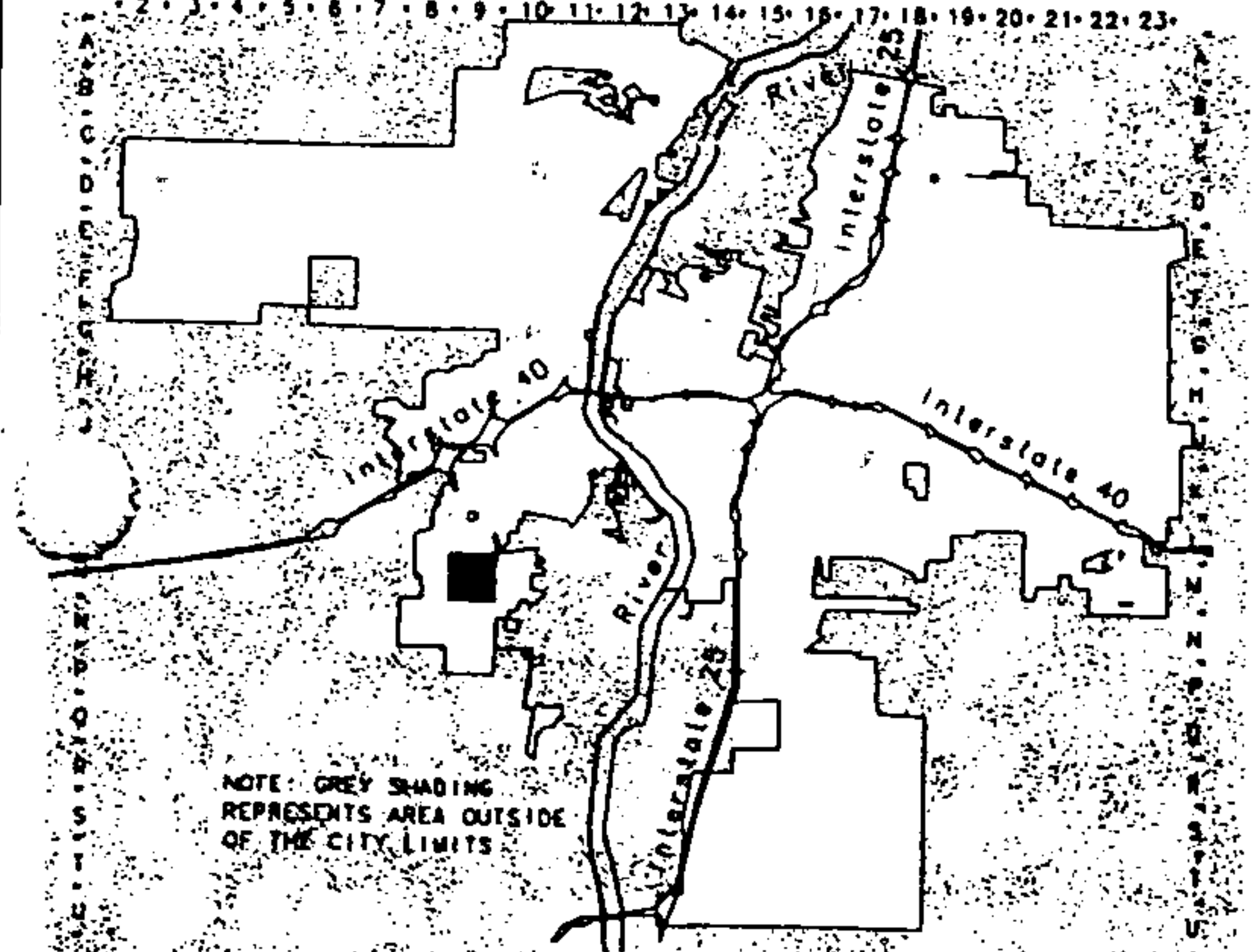
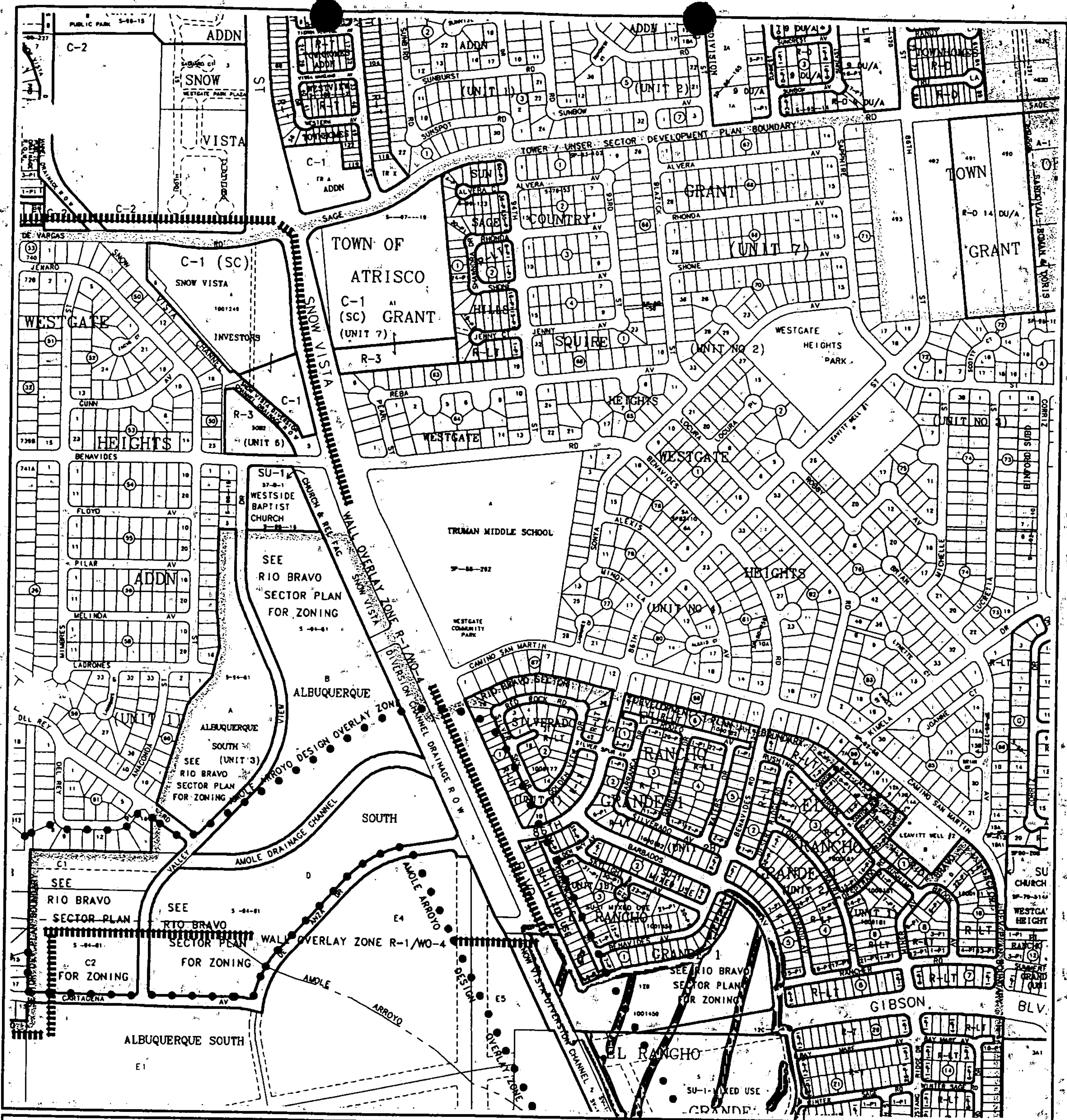




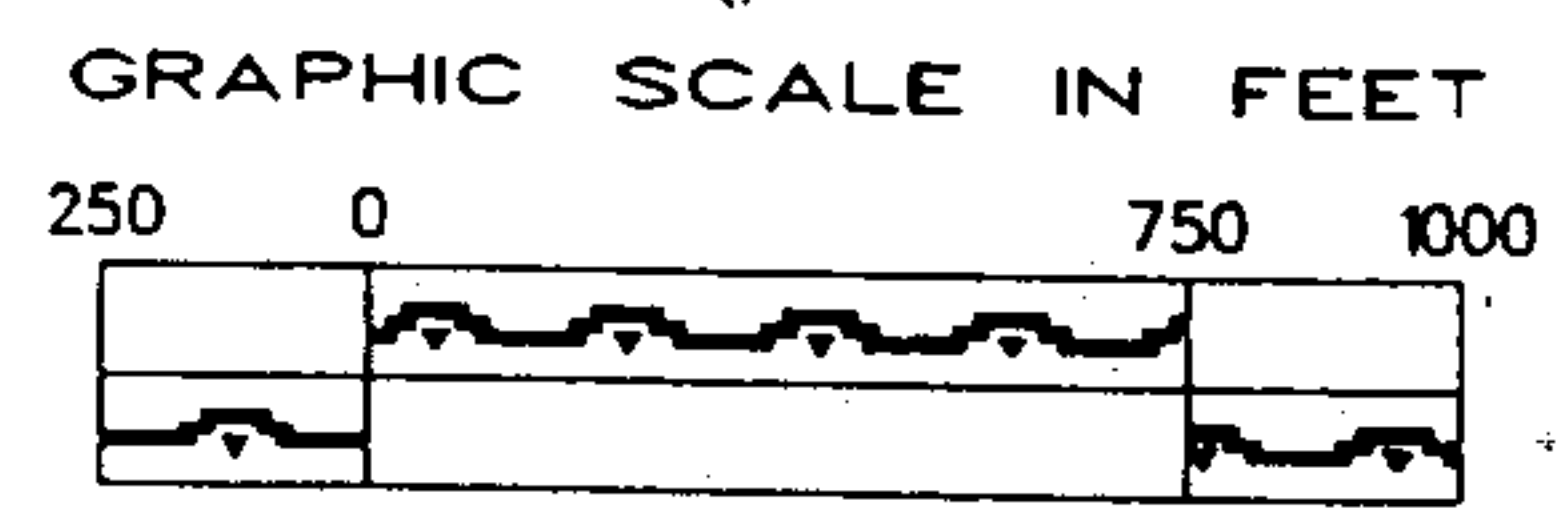
CITY OF  
Albuquerque  
Albuquerque Geographic Information System  
PLANNING DEPARTMENT  
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Zone Atlas Page  
**N-9-Z**  
Map Amended through January 22, 2003



CITY OF  
Albuquerque Geographic Information System  
PLANNING DEPARTMENT  
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**Zone Atlas Page**

**M-9-Z**

Map Amended through January 22, 2003



July 17, 2003

Ms. Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
600 2nd Street SW  
Albuquerque, NM 87103

**Re: Bulk Land Plat - EL RANCHO GRANDE I, PARCELS 5-A & 12-B-1**

Dear Ms. Matson:

Aldrich Land Surveying, Inc., agents for Curb, Inc. is requesting bulk land variance/preliminary and final plat approval on the above-mentioned tracts. The plat contains the necessary language related to the waiver of improvements.

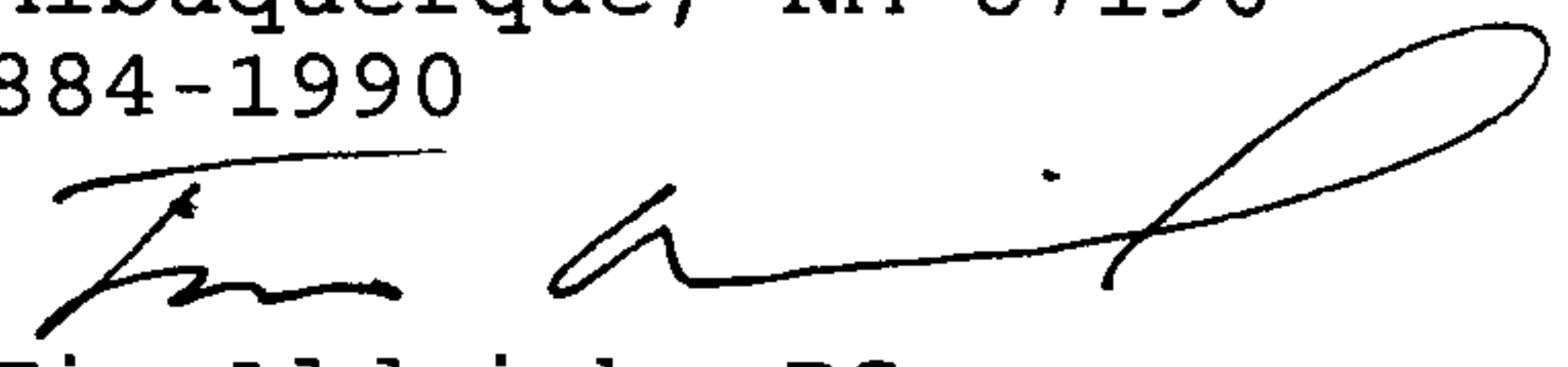
We are creating 2 tracts from 4 existing tracts comprising 27.1097 acres.

We are eliminating two small tracts created by prior deeds and platting and dedicating public street right-of-way.

This site is vacant, so a site sketch has not been provided.

Please contact me if I can be of any further assistance.

Aldrich Land Surveying, Inc.  
PO Box 30701  
Albuquerque, NM 87190  
884-1990



Tim Aldrich, PS  
Aldrich Land Surveying, Inc.



# City of Albuquerque

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

Date: July 18, 2003

TO CONTACT NAME: Jim Aldrich  
COMPANY/AGENCY: Aldrich Land Surveying Inc  
ADDRESS/ZIP: PO BOX 30701 87190  
PHONE/FAX #: 884-1990 / 884-1140

Thank you for your inquiry of 7-18-03 (date) requesting the names of **Recognized**

**Neighborhood Associations** who would be affected under the provisions of O-92 by your proposed project at El Rancho Grande I, Parcels 5A-12B1

zone map page(s) M-N-9

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

Westgate Heights  
Neighborhood Association  
Contacts: Matthew Arcinuleta  
1628 Summerfield SW  
836-7251 (W) 87121  
Libby Mcintosh  
1316 Ladrones Ct SW  
831-5189 (W) 87121

Neighborhood Association  
Contacts: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**See reverse side for additional Neighborhood Association Information: YES { } NO {X}**

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

Sincerely,

Dalaina S. Carmona  
OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

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



July 17, 2003

Ms. Libby McIntosh  
1316 Ladrones Ct. SW  
Albuquerque, NM 87121

**Re: Bulk Land Plat - EL RANCHO GRANDE I, PARCELS 5-A & 12-B-1**

Dear Ms. McIntosh:

Aldrich Land Surveying, Inc., agents for Curb, Inc. is requesting bulk land variance/preliminary and final plat approval on the above-mentioned tracts. The plat contains the necessary language related to the waiver of improvements.

We are creating 2 tracts from 4 existing tracts comprising 27.1097 acres.

We are eliminating two small tracts created by prior deeds and platting and dedicating public street right-of-way.

This site is vacant, so a site sketch has not been provided.

Please contact me if I can be of any further assistance.

Aldrich Land Surveying, Inc.  
PO Box 30701  
Albuquerque, NM 87190  
884-1990



Tim Aldrich, PS  
Aldrich Land Surveying, Inc.



July 17, 2003

Mr. Matthew Archuleta  
1628 Summerfield SW  
Albuquerque, NM 87121

**Re: Bulk Land Plat - EL RANCHO GRANDE I, PARCELS 5-A & 12-B-1**

Dear Mr. Archuleta:

Aldrich Land Surveying, Inc., agents for Curb, Inc. is requesting bulk land variance/preliminary and final plat approval on the above-mentioned tracts. The plat contains the necessary language related to the waiver of improvements.

We are creating 2 tracts from 4 existing tracts comprising 27.1097 acres.

We are eliminating two small tracts created by prior deeds and platting and dedicating public street right-of-way.

This site is vacant, so a site sketch has not been provided.

Please contact me if I can be of any further assistance.

Aldrich Land Surveying, Inc.  
PO Box 30701  
Albuquerque, NM 87190  
884-1990

A handwritten signature in black ink, appearing to read 'Tim Aldrich', with a long, sweeping flourish extending to the right.

Tim Aldrich, PS  
Aldrich Land Surveying, Inc.

7002 2410 0002 9987 4928

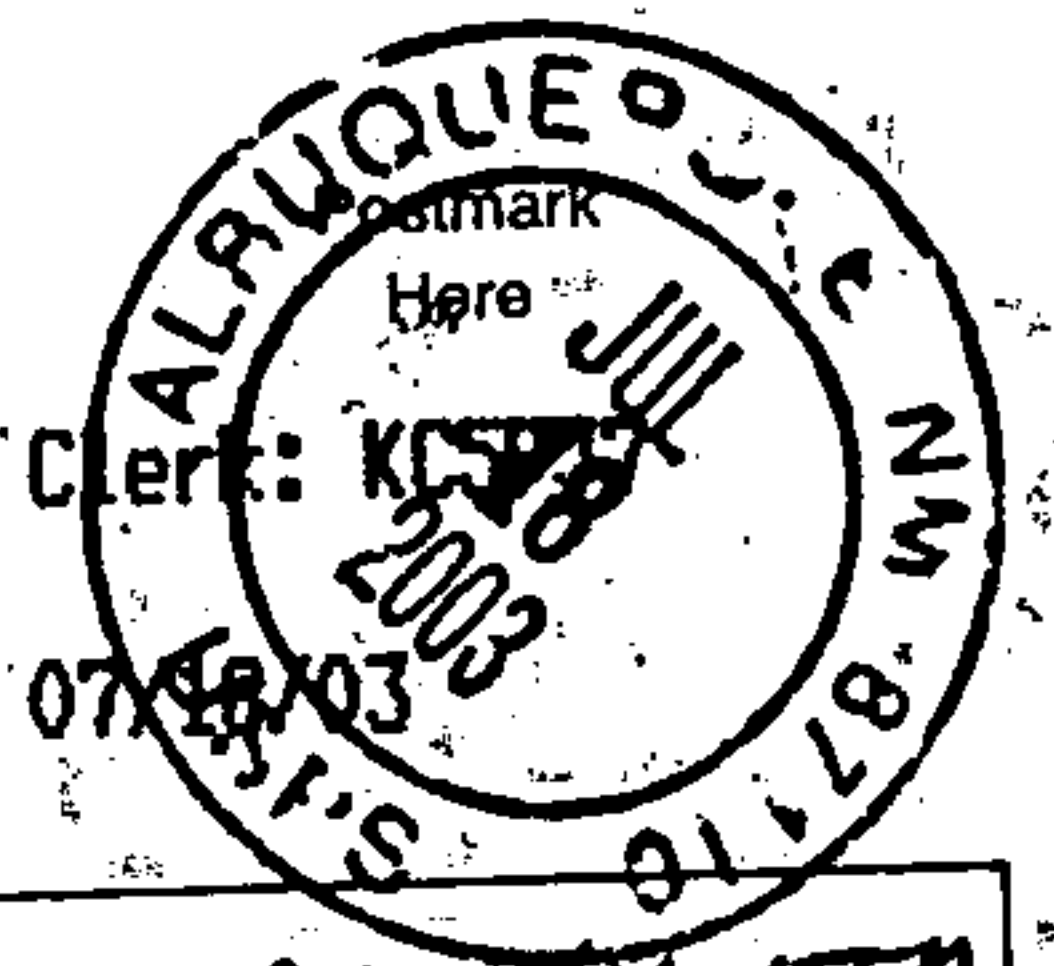
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**OFFICIAL USE**  
ALBUQUERQUE, NM 87121

Postage	\$ 0.37
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
<b>Total Postage &amp; Fees</b>	<b>\$ 2.67</b>

UNIT ID: 0110



Sent To: **MR. MATTHEW ANCHULETA**  
 Street, Apt. No., or PO Box No.: **1628 SUMMERFIELD SW**  
 City, State, ZIP+4: **ALBU, NM 87121**

PS Form 3800, June 2002 See Reverse for Instructions

7002 2410 0002 9987 4942

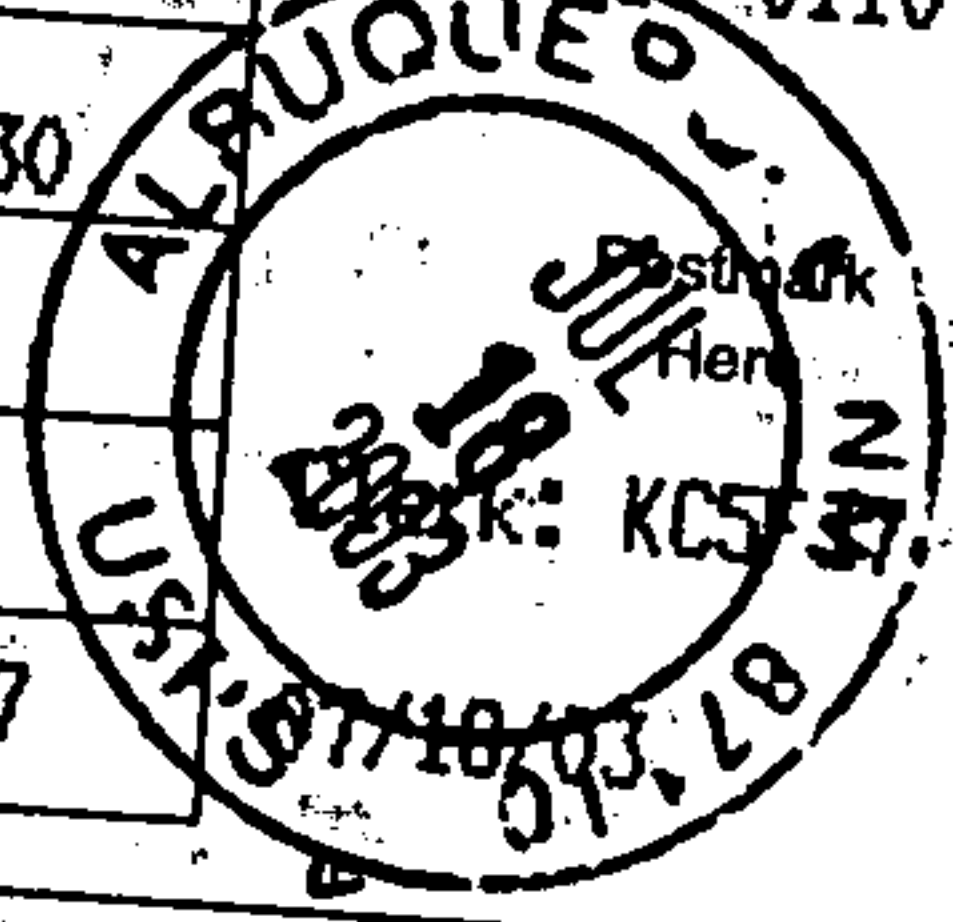
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(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at [www.usps.com](http://www.usps.com)

**OFFICIAL USE**  
ALBUQUERQUE, NM 87121

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Return Receipt Fee (Endorsement Required)	
Restricted Delivery Fee (Endorsement Required)	
<b>Total Postage &amp; Fees</b>	<b>\$ 2.67</b>

UNIT ID: 0110



Sent To: **MS. LIBBY MCINTOSH**  
 Street, Apt. No., or PO Box No.: **1316 CAJONES CT SW**  
 City, State, ZIP+4: **ALBU, NM 87121**

PS Form 3800, June 2002 See Reverse for Instructions

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 & 4<sup>TH</sup> 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

CORB, INC,

AGENT

ALDRICH LAND SURV.

ADDRESS

PO BOX 30701

PROJECT NO.

1002822

APPLICATION NO.

03 DRB - 01190  
03 DRB - 01193

\$ 285 441006 / 4983000 (DRB Cases)

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

\$ 75 441018 / 4971000 (Notification)

\$ 505<sup>00</sup> Total amount due

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

07/18/2003 11:38AM LOC: ANN  
RECEIPT# 00012625 WSH 008 TRANSH 0009  
ACCOUNT 441018 Fund 0110  
Activity 4971000 TRSDMM  
Trans Amt \$505.00  
J24 Misc \$75.00  
CK \$505.00  
CHANGE \$0.00

ROBERT D. ALDRICH  
6116 MCLEOD N.E. 883-6988  
ALBUQUERQUE, NM 87109

Date 7/18/03

5813

95-32/1070 NM 2053

Pay to the order of City of Albuquerque \$ 505<sup>00</sup>  
Five Hundred and Five and 00/100 Dollars

Bank of America  
ACH R/T 107000327  
City of Albuquerque  
Treasury Division

*[Signature]*  
City of Albuquerque  
Treasury Division

⑆0000327⑆ 002032403569⑆

5813  
07/18/2003 11:38AM LOC: ANN  
X  
RECEIPT# 00012624 WSH 008 TRANSH 0009  
Account 441006 Fund 0110  
Activity 4983000 TRSDMM  
Trans Amt \$505.00  
J24 Misc 10/28/02 \$145.00

07/18/2003 11:37AM LOC: ANN  
RECEIPT# 00012623 WSH 008 TRANSH 0009  
Account 441006 Fund 0110  
Activity 4983000 TRSDMM  
Trans Amt \$505.00  
J24 Misc \$285.00



# SIGN POSTING AGREEMENT

## REQUIREMENTS

### POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

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

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

#### 1. LOCATION

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

#### 2. NUMBER

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

#### 3. PHYSICAL POSTING

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

#### 4. TIME

Signs must be posted from JULY 29<sup>TH</sup> 03 To AUG 13<sup>TH</sup> 2003

#### 5. REMOVAL

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

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

*Robert Smith* (Applicant or Agent) 7/18/03 (Date)

I issued 3 signs for this application, 7/18/03 (Date), *R. Smith* (Staff Member)

DRB PROJECT NUMBER: 1002822

~~1001443 EFC~~  
~~1001154~~

03 DRB 01190  
03 DRB 01193

"NOTICE OF SUBDIVISION PLAT CONDITIONS"  
EL RANCHO GRANDE I, PARCELS 5-A AND 12-B-1

THE PLAT OF EL RANCHO GRANDE I, PARCELS 5-A AND 12-B-1  
HAVE BEEN GRANTED A VARIANCE OR WAIVER FROM CERTAIN SUB-  
DIVISION REQUIREMENTS PURSUANT TO SECTION 14-14-6-1 OF THE  
CITY OF ALBUQUERQUE SUBDIVISION ORDINANCE.

FUTURE SUBDIVISION OF LANDS WITHIN THIS PLAT, ZONING SITE  
DEVELOPMENT PLAN APPROVALS, AND DEVELOPMENT PERMITS MAY  
BE CONDITIONED UPON DEDICATION OF RIGHTS-OF-WAY AND EASE-  
MENTS, AND/OR UPON INFRASTRUCTURE IMPROVEMENTS BY THE  
OWNER FOR WATER, SANITARY SEWER, STREETS, DRAINAGE, GRADING  
AND PARKS IN ACCORDANCE WITH CURRENT RESOLUTIONS, ORDINAN-  
CES AND POLICIES IN EFFECT AT THE TIME FOR ANY SPECIFIC PRO-  
POSAL.

THE CITY AND AMAFCA (WITH REFERENCE TO DRAINAGE) MAY REQUIRE  
AND/OR PERMIT EASEMENTS TO BE ADDED, MODIFIED, OR REMOVED  
WHEN FUTURE PLATS AND/OR SITE DEVELOPMENT PLANS ARE APPROVED.

BY ITS APPROVAL OF THIS SUBDIVISION THE CITY MAKES NO REPRESENT-  
ATION OR WARRANTIES AS TO AVAILABILITY OF UTILITIES, OR FINAL  
APPROVAL OF ALL REQUIREMENTS INCLUDING (BUT NOT LIMITED TO) THE  
FOLLOWING ITEMS: WATER AND SANITARY SEWER AVAILABILITY; FUTURE  
STREET DEDICATIONS AND/OR IMPROVEMENTS; PARK AND OPEN SPACE  
REQUIREMENTS; DRAINAGE REQUIREMENTS AND/OR IMPROVEMENTS; AND,  
EXCAVATION, FILLING OR GRADING REQUIREMENTS. ANY PERSON INTENDING  
DEVELOPMENT OF LANDS WITHIN THIS SUBDIVISION IS CAUTIONED TO  
INVESTIGATE THE STATUS OF THESE ITEMS.

AT SUCH TIME AS ALL SUCH CONDITIONS HAVE BEEN SATISFACTORILY  
MET, THE CITY ENGINEER SHALL APPROVE A RECORDABLE DOCUMENT,  
REMOVING SUCH CONDITIONS FROM ALL OR FROM A PORTION OF THE  
AREA WITHIN THE SUBJECT SUBDIVISION.

*Charles a Haegelin*

CURB, INC., CHARLES HAEGELIN, PRESIDENT

STATE OF NEW MEXICO )  
BERNALILLO COUNTY )

On this 2<sup>ND</sup> day of JUNE, 2003, this instrument was acknowledged  
before me by Charles Haegelin, President of Curb, Inc., a New Mexico  
Corporation.

*Mary S Strickman*  
Notary Public



OFFICIAL SEAL  
**MARY S. STRICKMAN**  
NOTARY PUBLIC-STATE OF NEW MEXICO  
My commission expires: 3-28-07

Chairperson  
Development Review Board

Shenan  
Sign only when you  
request your Plat. This  
document will be permitted  
w/ the Plat  
PM 1002822 Shanks Dave

to request to sign

2/15/11

Shanks Dave

2/15/11

Project #1002822

"NOTICE OF SUBDIVISION PLAT CONDITIONS"  
EL RANCHO GRANDE I, PARCELS 5-A AND 12-B-1

THE PLAT OF EL RANCHO GRANDE I, PARCELS 5-A AND 12-B-1 HAVE BEEN GRANTED A VARIANCE OR WAIVER FROM CERTAIN SUB-DIVISION REQUIREMENTS PURSUANT TO SECTION 14-14-6-1 OF THE CITY OF ALBUQUERQUE SUBDIVISION ORDINANCE.

FUTURE SUBDIVISION OF LANDS WITHIN THIS PLAT, ZONING SITE DEVELOPMENT PLAN APPROVALS, AND DEVELOPMENT PERMITS MAY BE CONDITIONED UPON DEDICATION OF RIGHTS-OF-WAY AND EASEMENTS, AND/OR UPON INFRASTRUCTURE IMPROVEMENTS BY THE OWNER FOR WATER, SANITARY SEWER, STREETS, DRAINAGE, GRADING AND PARKS IN ACCORDANCE WITH CURRENT RESOLUTIONS, ORDINANCES AND POLICIES IN EFFECT AT THE TIME FOR ANY SPECIFIC PROPOSAL.

THE CITY AND AMAFCA (WITH REFERENCE TO DRAINAGE) MAY REQUIRE AND/OR PERMIT EASEMENTS TO BE ADDED, MODIFIED, OR REMOVED WHEN FUTURE PLATS AND/OR SITE DEVELOPMENT PLANS ARE APPROVED.

BY ITS APPROVAL OF THIS SUBDIVISION THE CITY MAKES NO REPRESENTATION OR WARRANTIES AS TO AVAILABILITY OF UTILITIES, OR FINAL APPROVAL OF ALL REQUIREMENTS INCLUDING (BUT NOT LIMITED TO) THE FOLLOWING ITEMS: WATER AND SANITARY SEWER AVAILABILITY; FUTURE STREET DEDICATIONS AND/OR IMPROVEMENTS; PARK AND OPEN SPACE REQUIREMENTS; DRAINAGE REQUIREMENTS AND/OR IMPROVEMENTS; AND, EXCAVATION, FILLING OR GRADING REQUIREMENTS. ANY PERSON INTENDING DEVELOPMENT OF LANDS WITHIN THIS SUBDIVISION IS CAUTIONED TO INVESTIGATE THE STATUS OF THESE ITEMS.

AT SUCH TIME AS ALL SUCH CONDITIONS HAVE BEEN SATISFACTORILY MET, THE CITY ENGINEER SHALL APPROVE A RECORDABLE DOCUMENT, REMOVING SUCH CONDITIONS FROM ALL OR FROM A PORTION OF THE AREA WITHIN THE SUBJECT SUBDIVISION.

*Charles a Haegelin*

CURB, INC., CHARLES HAEGELIN, PRESIDENT

STATE OF NEW MEXICO )  
BERNALILLO COUNTY )

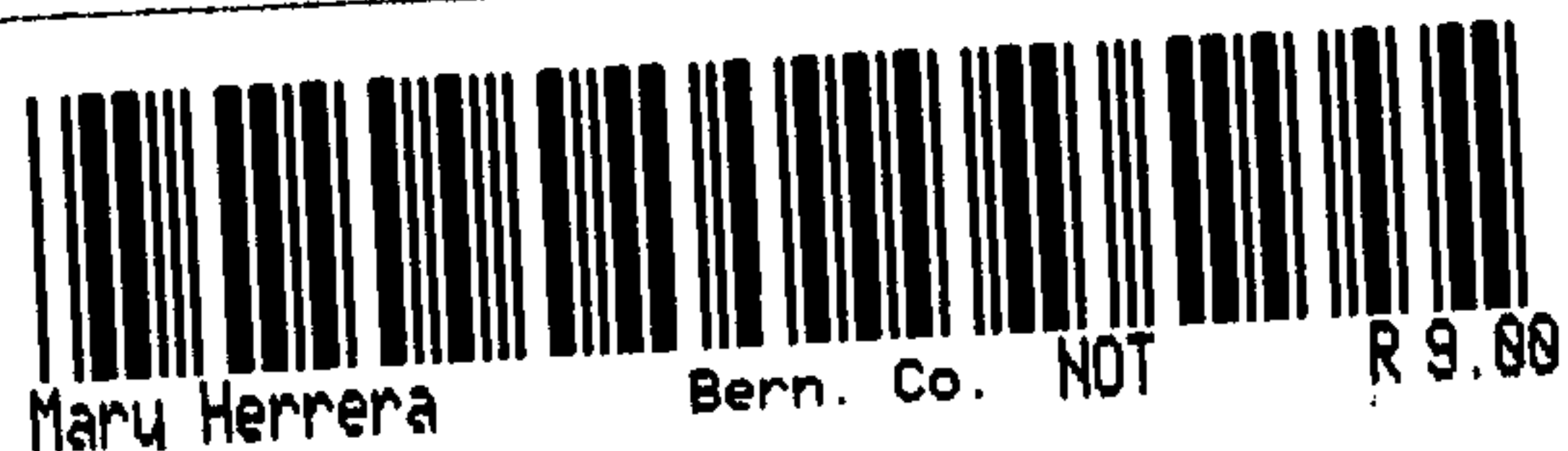
On this 2<sup>ND</sup> day of JUNE, 2003, this instrument was acknowledged before me by Charles Haegelin, President of Curb, Inc., a New Mexico Corporation.

*Mary S Strickman*  
Notary Public



OFFICIAL SEAL  
MARY S. STRICKMAN  
NOTARY PUBLIC-STATE OF NEW MEXICO  
My commission expires: 3-28-07

*Sheran Mateo*  
Chairperson  
Development Review Board



2003145223  
5928248  
Page: 1 of 1  
08/15/2003 02:32P  
Bk-A62 Pg-4912