



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

August 25, 2010

**Project# 1002928**  
10DRB-70237 EXT OF SIA FOR TEMP DEFR SDWK CONST

LONGFORD HOMES request(s) the above action(s) for all or a portion of Tract(s) D, **THE TRAILS UNIT 1 Unit(s) 1**, zoned R-D, located on TREE LINE AVE BETWEEN RAINBOW BLVD AND RIO GAUSTEO (C-9)

At the August 25, 2010 Development Review Board meeting, a two year extension for the deferral of sidewalks was approved.

If you wish to appeal this decision, you must do so by September 9, 2010, in the manner described below.

Appeal is to the Land Use Hearing Officer. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Department form, to the Planning Department, within 15 days of the Development Review Board's decision.

The date the determination in question is issued is not included in the 15-day period for filing an appeal.

If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

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).

  
Jack Cloud, AICP, DRB Chair

Cc: Rick Beltramo  
Cc: Longford at The Trails LLC – 3077 E. Warm Springs Rd – Las Vegas, NW 89120  
Marilyn Maldonado  
file

HEARING DATE 8-25-10 (ESIA)



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

May 7, 2008

**Project# 1002928**

08DRB-70204 EXT OF SIA FOR TEMP DEFR SDWK CONST

BOHANNAN HUSTON INC agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of **TAOS AT THE TRAILS** zoned SU-2, RD, located on RAINBOW BLVD NW BETWEEN PASEO DEL NORTE NW AND UNIVERSE BLVD NW containing approximately 20 acre(s). (C-9)

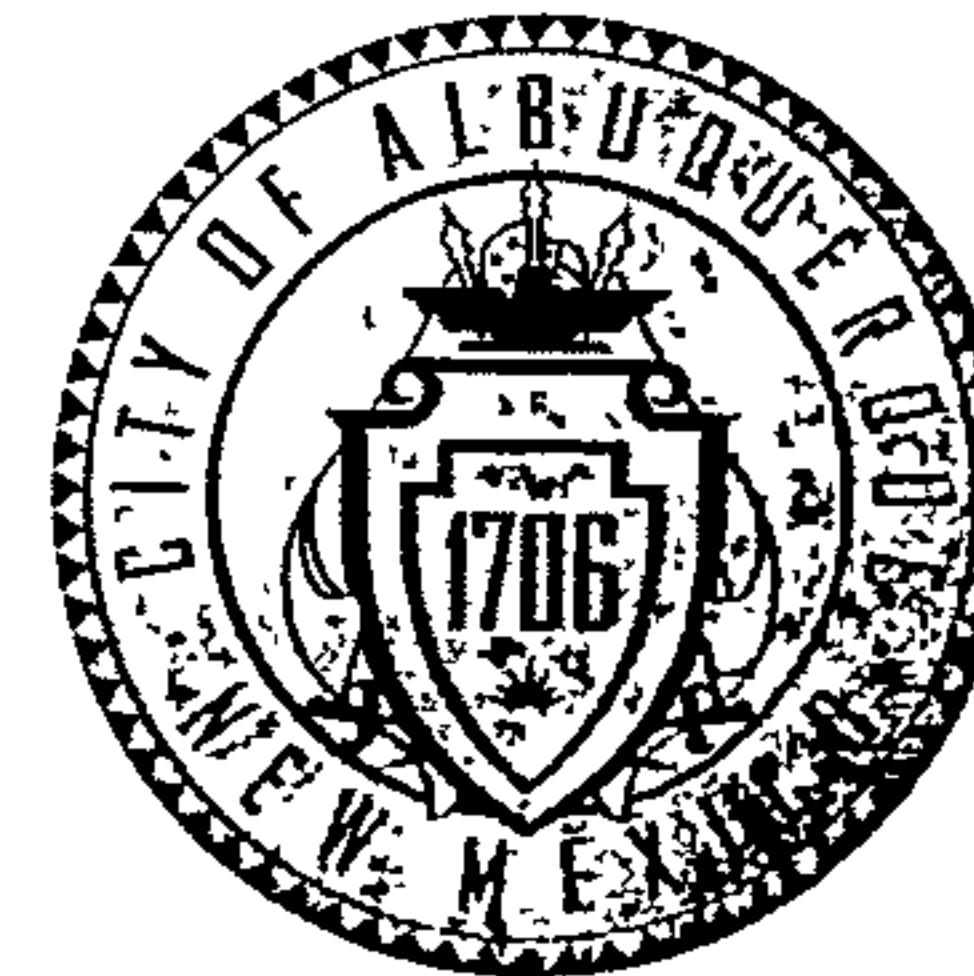
At the May 7, 2008 Development Review Board meeting, a two year extension to the four-year agreement for the deferral of sidewalks was approved.

A handwritten signature in black ink, appearing to read "Jack Cloud".

Jack Cloud , AICP, DRB Chair

Cc: Bohannan Huston, Inc. – 7500 Jefferson NE – Albuquerque, NM 87109  
Cc: The Trails, LLC – 7007 Jefferson NE – Albuquerque, NM 87109  
Marilyn Maldonado  
File

# CITY OF ALBUQUERQUE



## CITY OF ALBUQUERQUE PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

### DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1002928**

**AGENDA ITEM NO: 11**

**SUBJECT:**

SIA Extension *SW*

**ACTION REQUESTED:**

REV/CMT:0 APP:0 SIGN-OFF:0 EXTN:(x) AMEND:0

**ENGINEERING COMMENTS:**

No adverse comments.

**RESOLUTION:**

APPROVED  *2 yr*; 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  
924-3986

**DATE:** May 7, 2008

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

Item# 11  
Project# 1002928  
Hearing Date: May 7, 2008



# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

<p><b>SUBDIVISION</b></p> <p><input checked="" type="checkbox"/> Major Subdivision action</p> <p><input checked="" type="checkbox"/> Minor Subdivision action</p> <p><input type="checkbox"/> Vacation</p> <p><input type="checkbox"/> Variance (Non-Zoning)</p> <p><b>SITE DEVELOPMENT PLAN</b></p> <p><input type="checkbox"/> for Subdivision</p> <p><input type="checkbox"/> for Building Permit</p> <p><input type="checkbox"/> Administrative Amendment (AA)</p> <p><input type="checkbox"/> IP Master Development Plan</p> <p><input type="checkbox"/> Cert. of Appropriateness (LUCC)</p> <p><b>STORM DRAINAGE (Form D)</b></p> <p><input type="checkbox"/> Storm Drainage Cost Allocation Plan</p>	<p><b>S Z ZONING &amp; PLANNING</b></p> <p><input type="checkbox"/> Annexation</p> <p><input type="checkbox"/> County Submittal</p> <p><input type="checkbox"/> EPC Submittal</p> <p><input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning)</p> <p><input type="checkbox"/> Sector Plan (Phase I, II, III)</p> <p><input type="checkbox"/> Amendment to Sector, Area, Facility or Comprehensive Plan</p> <p><input type="checkbox"/> Text Amendment (Zoning Code/Sub Regs)</p> <p><input type="checkbox"/> Street Name Change (Local &amp; Collector)</p> <p><b>L A APPEAL / PROTEST of...</b></p> <p><input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals</p>
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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.

**APPLICATION INFORMATION:**

Professional/Agent (if any): \_\_\_\_\_ PHONE: \_\_\_\_\_

ADDRESS: \_\_\_\_\_ FAX: \_\_\_\_\_

CITY: \_\_\_\_\_ STATE \_\_\_\_\_ ZIP \_\_\_\_\_ E-MAIL: \_\_\_\_\_

APPLICANT: LONGFORD AT THE TRAILS, LLC PHONE: 620-5322

ADDRESS: 3077 E. WARM SPRINGS Rd. FAX: \_\_\_\_\_

CITY: L.V. STATE NV ZIP 89120 E-MAIL: rbeltram@longfordgroup.com

Proprietary interest in site: OWNER List all owners: \_\_\_\_\_

DESCRIPTION OF REQUEST: Sub. Imp. Agreement Extension FOR SIDEWALK (MINOR ACTION)

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

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

Lot or Tract No. T205 at The Trail (Tract D) Block: \_\_\_\_\_ Unit: \_\_\_\_\_

Subdiv/Addn/TBKA: THE TRAILS, UNIT 1

Existing Zoning: R-D Proposed zoning: R-D MRGCD Map No \_\_\_\_\_

Zone Atlas page(s): C-9 UPC Code: 10090042623421906

**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 03-01532, Proj # 1002928, 06DRB-01020, 08DRB-70204

**CASE INFORMATION:**

Within city limits?  Yes Within 1000FT of a landfill? N/A

No. of existing lots: \_\_\_\_\_ No. of proposed lots: \_\_\_\_\_ Total area of site (acres): \_\_\_\_\_

LOCATION OF PROPERTY BY STREETS: On or Near: TREE LINE AVE.

Between: RAINBOW BLVD. and RIO GALISTED

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

SIGNATURE [Signature] DATE 8/17/10

(Print) RICK BELTRAM Applicant  Agent:

**FOR OFFICIAL USE ONLY**

Form revised 4/07

<p><input checked="" type="checkbox"/> INTERNAL ROUTING</p> <p><input checked="" type="checkbox"/> All checklists are complete</p> <p><input checked="" type="checkbox"/> All fees have been collected</p> <p><input checked="" type="checkbox"/> All case #s are assigned</p> <p><input checked="" type="checkbox"/> AGIS copy has been sent</p> <p><input checked="" type="checkbox"/> Case history #s are listed</p> <p><input type="checkbox"/> Site is within 1000ft of a landfill</p> <p><input type="checkbox"/> F.H.D.P. density bonus</p> <p><input type="checkbox"/> F.H.D.P. fee rebate</p>	<p>Application case numbers</p> <p><u>10DRB - 70237</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Hearing date <u>August 25, 2010</u></p> <p><u>8-19-10</u></p>	<p>Action</p> <p><u>ESIA</u></p> <p><u>CMF</u></p> <p>_____</p> <p>_____</p>	<p>S.F.</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Total</p>	<p>Fees</p> <p><u>\$ 50.00</u></p> <p><u>\$ 20.00</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p>
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Planner signature / date [Signature] Project # 1002928

FORM V: SUBDIVISION VARIANCES & VACATIONS

- BULK LAND VARIANCE (DRB04)** **(PUBLIC HEARING CASE)**  
**24 copies**
- \_\_\_ Application for Minor Plat on FORM S-3, including those submittal requirements.
  - \_\_\_ Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all 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)
  - \_\_\_ List any original and/or related file numbers on the cover application
- DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- VACATION OF PUBLIC EASEMENT (DRB27)**
- VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**
- \_\_\_ The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**  
(Not required for City owned public right-of-way.)
  - \_\_\_ Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ 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)
  - \_\_\_ List any original and/or related file numbers 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 30 DAYS after the filing deadline. Your attendance is required.**

- SIDEWALK VARIANCE (DRB20)**
- SIDEWALK WAIVER (DRB21)** **6 copies**
- \_\_\_ Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14")
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter briefly describing, explaining, and justifying the variance or waiver
  - \_\_\_ List any original and/or related file numbers on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**

- SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**
- \_\_\_ Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") **24 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter briefly describing, explaining, and justifying the variance
  - \_\_\_ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - \_\_\_ Sign Posting Agreement
  - \_\_\_ Fee (see schedule)
  - \_\_\_ List any original and/or related file numbers on the cover application
- DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**
- EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**
- \_\_\_ Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter briefly describing, explaining, and justifying the deferral or extension
  - \_\_\_ List any original and/or related file numbers on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**

- VACATION OF PRIVATE EASEMENT (DRB26)**
- VACATION OF RECORDED PLAT (DRB29)**
- \_\_\_ The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies**
  - \_\_\_ Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**
  - \_\_\_ Letter of authorization from the grantors and the beneficiaries (private easement only)
  - \_\_\_ Fee (see schedule)
  - \_\_\_ List any original and/or related file numbers 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.**

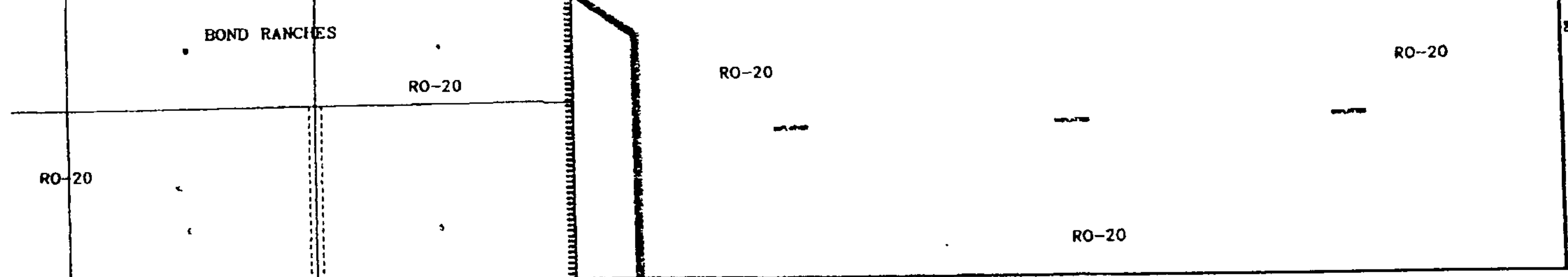
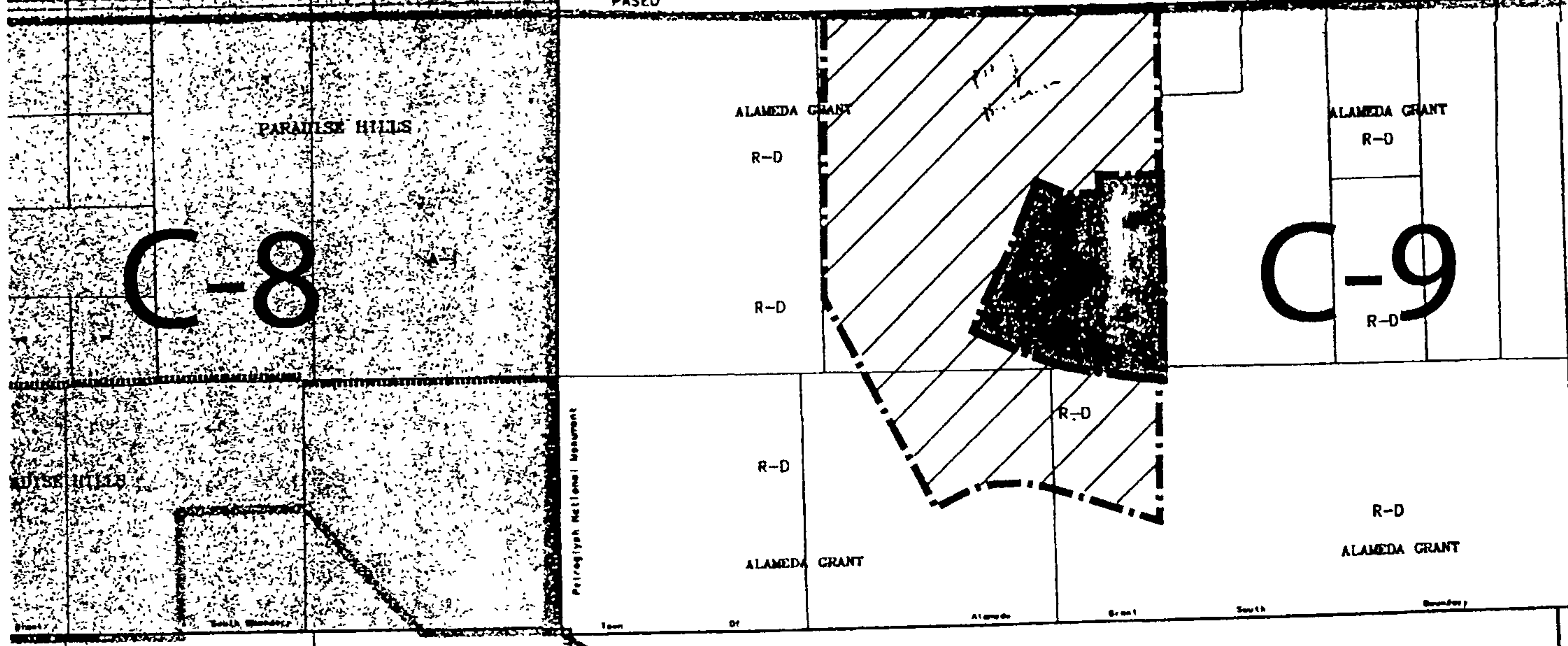
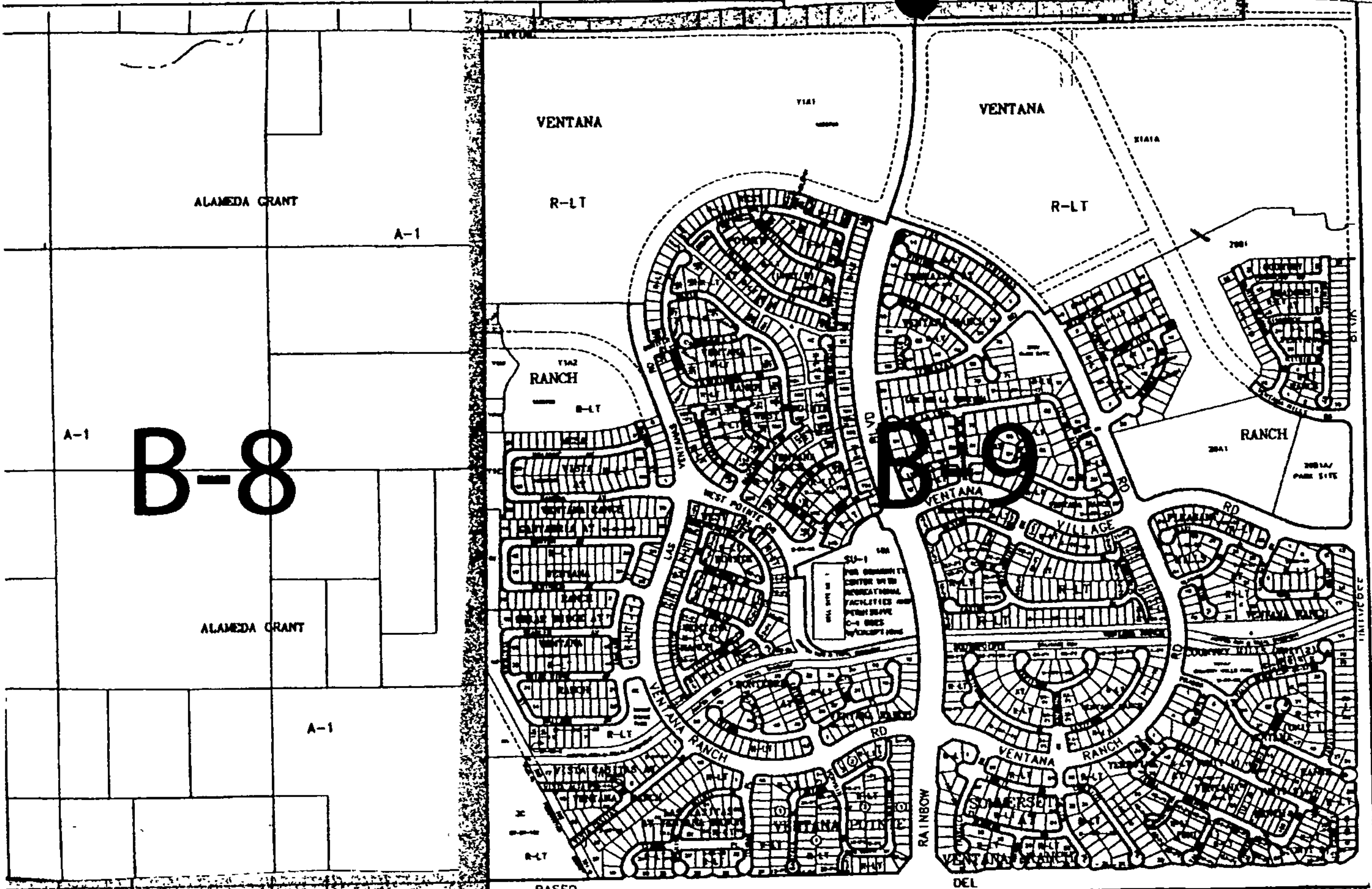
I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

RICARDO BELTRAMO  
Applicant name (print)  
[Signature]  
Applicant signature/ date



Form revised 4/07

<input checked="" type="checkbox"/> Checklists complete	Application case numbers	<u>[Signature]</u> 8-19-10
<input checked="" type="checkbox"/> Fees collected	<u>10DRB</u> - - - - - <u>70237</u>	Planner signature / date
<input checked="" type="checkbox"/> Case #s assigned	_____ - - - - - _____	Project # <u>1002928</u>
<input checked="" type="checkbox"/> Related #s listed	_____ - - - - - _____	



**Proposed Tract D of "The Trails" DRB #1002928**





August 11, 2010

Mr. Jack Cloud  
Development Review Board  
City Of Albuquerque  
PO Box 1293  
Albuquerque, New Mexico, 87103  
[Hand Delivered]

Re: Extension of Sidewalk Subdivision Improvements Agreements  
Taos at The Trails, Unit 1  
08DRB-70204

Dear Mr. Cloud:

Submitted for Development Review Board review and approval is this request for extension of the Sidewalk Subdivision Improvements Agreement (SIA) for Taos at The Trails, Unit 1.

More specifically an extension is requested to the SIA for on-site deferred sidewalk adjacent to vacant lots. Several lots remain to be construed. We anticipate completion in the next few months. Longford respectfully requests a 1 Year extension to the SIA.

Enclosed is the following:

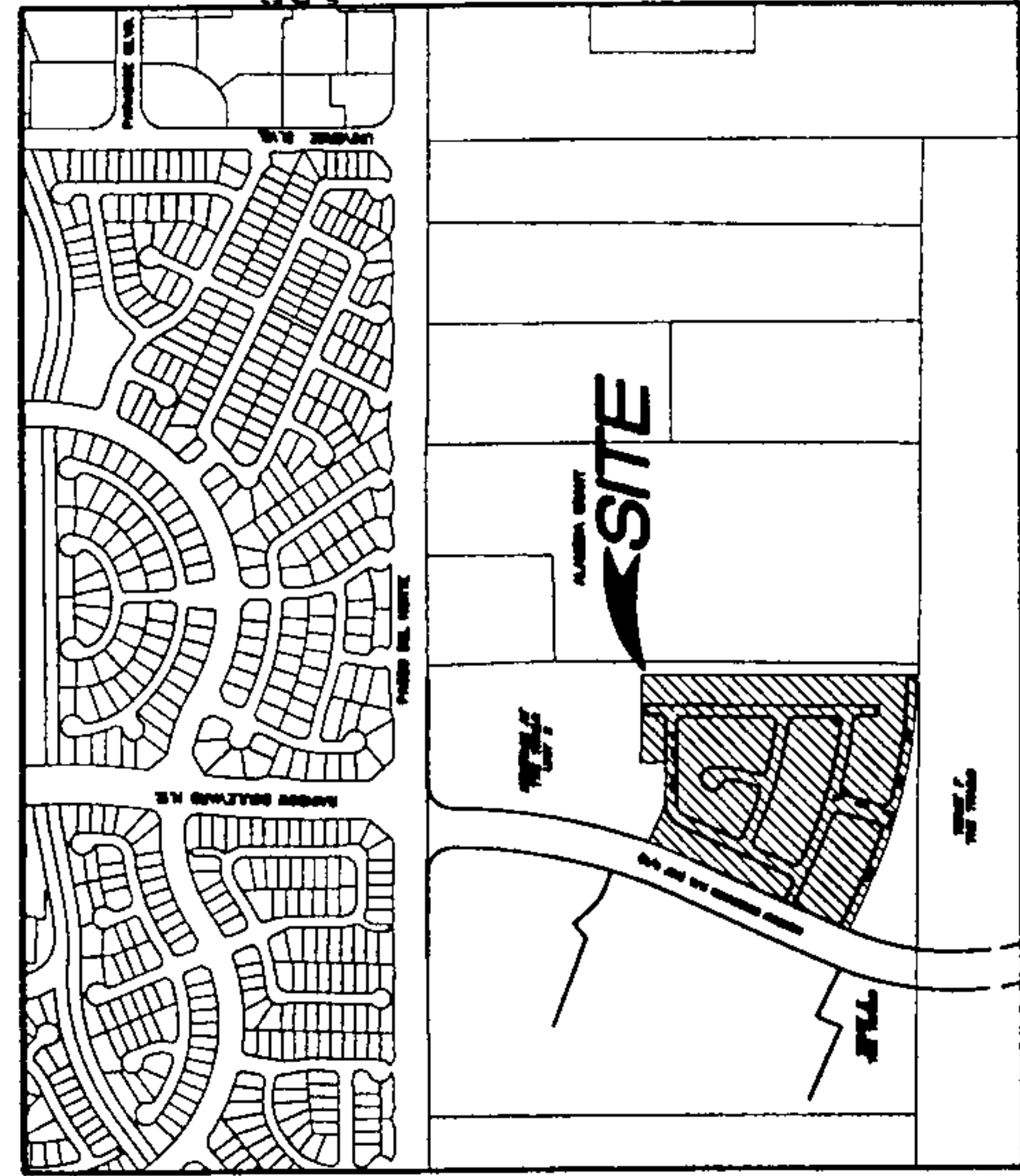
- Letter requesting DRB review and approval(this letter)
- Application Fee
- Application to DRB
- Zone Atlas sheet showing project area
- Exhibit showing SW Remaining to be constructed.

Sincerely,



Rick Beltramo  
Longford Homes

Attachments



**GENERAL NOTES**

- Bearings are New Mexico State Plane Grid Bearings (Central Zone - NAD27) originated at the Albuquerque Control Survey Monument "2-810".
- Distances are ground.
- Distances along curved lines are arc lengths.
- Record Plat or Deed bearings and distances, where they differ from those established by this field survey, are shown in parentheses ( ).
- All corners found in place and held were flagged with a brass disk stamped "HUGG L.S. 9750" unless otherwise indicated hereon.
- All corners that were set are either a 5/8" rebar with cap stamped "HUGG L.S. 9750" or a concrete nail with brass disk stamped "HUGG L.S. 9750" unless otherwise indicated hereon.
- All street centerline monumentation shall be installed at all centerline PC's, PT's, angle points and street intersections and shown thus  $\odot$ . All centerline monumentation will be set using the standard four (4") aluminum monument stamped "City of Albuquerque Centerline Monument - Do not disturb, PS Number 9750" and will be set flush with the final asphalt lift.
- Manholes will be offset at all points of curvature, points of tangency, street intersections, and all other angle points to allow use of centerline monumentation.
- City of Albuquerque Zone A1ee Page: C-9-Z
- U.C.L.S. Leg Number 2005072332
- Current Zoning: RD
- Tracts A-1 and B-1 as shown hereon will be owned by the Town of the Trails Homeowners Association. Said Homeowners Association will be responsible for maintenance of surface improvements.
- No individual lots shall be allowed direct access to Rainbow Boulevard N.W. (Right out only point of access).

**SUBMISSION DATA**

- Number of Existing Lots : 130
- Number of New Lots created: 81.
- Number of Existing Tracts: 2
- Number of New Tracts created: 2
- Total mileage of full width streets created: 0.72 miles.
- Gross Subdivision acreage: 18.4336 acres.

**PURPOSE OF PLAT**

- The purpose of this plat is to:
- Eliminate all existing interior lot lines and 130 lots which were created by previous plat filed September 29, 2004 and create the 81 new larger lots and 2 Tracts as shown hereon
  - Dedicate the new street right of ways as shown hereon to the City of Albuquerque in fee simple with warranty covenants by this plat.
  - Grant the Public Utility Easements as shown hereon.

**TREASURERS CERTIFICATION**

This is to certify that taxes are current and paid on the following:  
 L99 014 38 5 903 23  
 Longleaf at the Trails LLC  
 Bernalillo County Treasurer Cynthia Rocco 3-11-05

**PUBLIC UTILITY EASEMENTS**

Bernalillo County Trustee  
 One Chic Plaza, NW  
 Albuquerque, New Mexico 87102

- Public Utility Easements shown on this plat are granted for the following purposes:
- PNM Electric Services for installation, maintenance, and service of overhead and underground electrical lines, transformers, and other equipment and related facilities reasonably necessary to provide electrical service.
  - PNM Gas Services for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas.
  - Other Corporation for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide communication services, including but not limited to ground pedestals and closures.
  - Comcast Cable for the installation, maintenance, and service of such lines, cables, and other related equipment and facilities reasonably necessary to provide Cable TV service.
  - New Mexico Utilities, Inc for the installation, maintenance, and service of underground water and sanitary sewer lines, valves and other equipment and facilities reasonably necessary to provide water and sanitary sewer service.

Included is the right to build, rebuild, construct, reconstruct, locate, relocate, change, remove, modify, repair, operate and maintain facilities for the purposes described above, together with free access to, from, and over said easements, including sufficient working space for electric transformers, with the right and privilege to trim and remove trees, shrubs or bushes which interfere with the purpose and hot tub, concrete or wood pool decking, or other structure shall be erected or constructed on said easements, nor shall any well be drilled or operated thereon. Property owners shall be solely responsible for connecting any violations of National Electrical Safety Code by construction of pools, decking, or any structures adjacent to or near easements shown on this plat.

Easements for electric transformers/switchgears, as installed, shall extend ten feet (10') in front of transformer/switchgear doors and five feet (5') on each side.

**DISCLAIMER**

In approving this plat, PNM Electric Services and Gas Services (PNM) did not conduct a Title Search of the properties shown hereon. Consequently, PNM does not waive nor release any easement or easements rights to which it may be entitled.

**LEGAL DESCRIPTION**

That certain parcel of land situated within the Town of Alameda Grant in Projected Section 16, Township 11 North, Range 2 East, New Mexico Principal Meridian, City of Albuquerque, Bernalillo County, New Mexico being and comprising all of Tracts at the Trails Subdivision as the same is shown and designated on the plat entitled "PLAT FOR TAOS AT THE TRAILS WITHIN THE TOWN OF ALAMEDA GRANT IN PROJECTED SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO", filed in the office of the County Clerk of Bernalillo County, New Mexico on September 29, 2004 in Plat Book 2004C, Page 310.

Said parcel contains 18.4336 acres, more or less.

**FREE CONSENT AND DEDICATION**

SURVEYED AND REPLATED and now comprising "AMENDED PLAT OF TAOS AT THE TRAILS (BEING A REPLAT OF TAOS AT THE TRAILS) WITHIN THE TOWN OF ALAMEDA GRANT IN PROJECTED SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST, NEW MEXICO PRINCIPAL MERIDIAN, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO", with the free consent of and in accordance with the wishes and desires of the undersigned owner(s) and proprietor(s) thereof. Said owner(s) and proprietor(s) do hereby grant to the use of the public forever, the public utility easements as shown hereon. Said owner(s) and proprietor(s) do hereby dedicate the new street right of ways as shown hereon to the City of Albuquerque in fee simple with warranty covenants. Said owner(s) and proprietor(s) do hereby warrant that they hold among them, complete and indefeasible title in fee simple to the land subdivided. Said owner(s) and proprietor(s) do hereby consent to all of the foregoing and do hereby represent that they are so authorized to act.

**OWNER**

Longleaf The Trails LLC  
 By: *[Signature]* 3/10/05  
 Larry Johanneen, Division President Date

**ACKNOWLEDGEMENT**

STATE OF NEW MEXICO  
 COUNTY OF BERNALILLO SS  
 The foregoing instrument was acknowledged before me this 10th day of February, 2005, by Larry Johanneen, Division President of The Trails, LLC  
*[Signature]*  
 Notary Public My commission expires 12-1-08

**PLAT OF TAOS AT THE TRAILS**  
 (BEING A REPLAT OF TAOS AT THE TRAILS) WITHIN THE TOWN OF ALAMEDA GRANT IN PROJECTED SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST NEW MEXICO PRINCIPAL MERIDIAN CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO FEBRUARY, 2005

Project No 1002928  
 Application No 05-00308

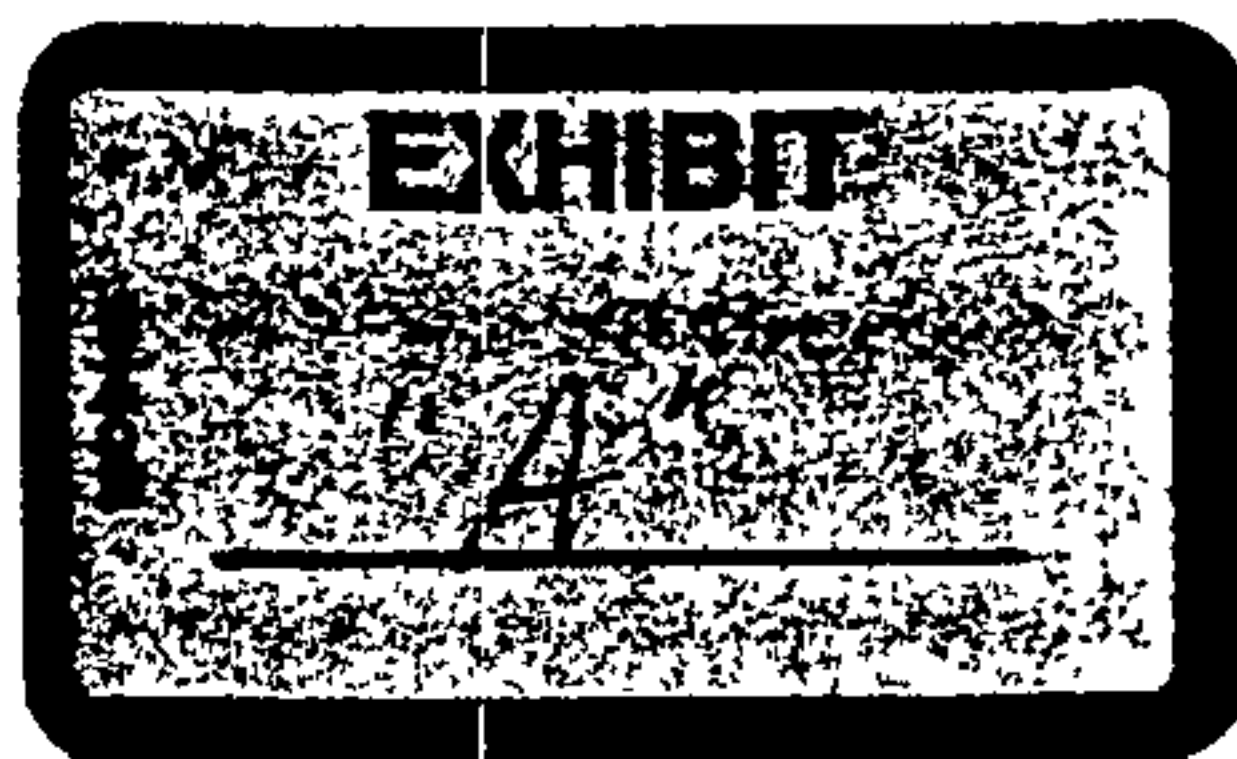
Travis Engineer, City of Albuquerque Public Works Department 3-8-05  
 City Surveyor, City of Albuquerque Public Works Department 2-10-05  
 Utility Development Division, City of Albuquerque Public Works Department 3-2-05  
 Albuquerque Metropolitan Arroyo Flood Control Authority 3/2/05  
 City Engineer, City of Albuquerque Public Works Department 3/2/05  
 NA 2/2/05  
 Property Management, City of Albuquerque 3/10/05  
 Parks and Recreation, City of Albuquerque 3/10/05  
 APPROVAL as specified by the Albuquerque Subdivision Ordinance  
 Chairman, Albuquerque Development Review Board 2/17/05  
 PNM Gas and Electric Services 3-10-05  
 Alameda Grant 3/10/05  
 Comcast Cable 2/17/05  
 New Mexico Utilities 2-10-05

Note: These properties lie within the New Mexico Utilities, Inc. (NMU, Inc.) Franchise area. Water and Sanitary Sewer easements are based upon the NMU, Inc. facilities, not the City of Albuquerque.

**SURVEYORS CERTIFICATION**  
 I, Russ P. Hugg, New Mexico Professional Surveyor Number 9750, hereby certify that this plat of survey was prepared from field notes of an actual ground survey performed by me or under my supervision; that it meets the Standards for Land Surveys in New Mexico as adopted by the New Mexico State Board of Registration for Professional Engineers and Professional Surveyors; that it meets the minimum requirements for surveys and monumentation of the City of Albuquerque Subdivision Ordinance; and that it shows all easements of record and that the same are shown in correct to the best of my knowledge and belief.

Russ P. Hugg  
 No. 9750  
 February 7, 2005

**SURVOTEK, INC.**  
 Consulting Surveyors  
 Post Valley New Bldg. N.E. Albuquerque, New Mexico 87114 Phone 505-877-3888 Fax 505-877-3877



REC'D MAY 20 2008

080101 008  
Taos at the Trails

OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

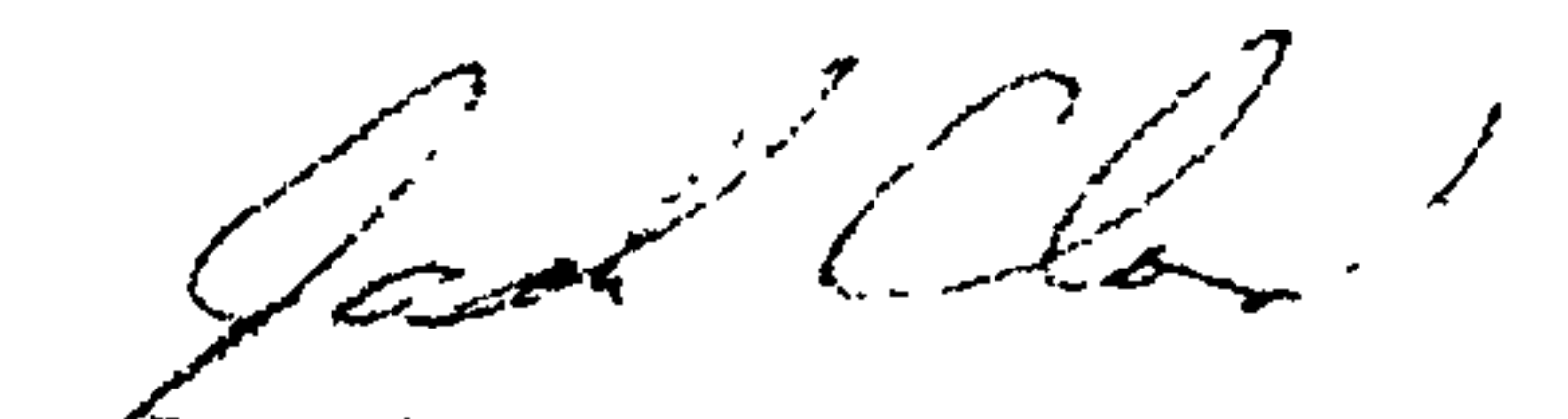
May 7, 2008

**Project# 1002928**

08DRB-70204 EXT OF SIA FOR TEMP DEFR SDWK CONST

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At the May 7, 2008 Development Review Board meeting, a two year extension to the four-year agreement for the deferral of sidewalks was approved.



Jack Cloud, AICP, DRB Chair

Cc: Bohannon Huston, Inc. – 7500 Jefferson NE – Albuquerque, NM 87109  
Cc: The Trails, LLC – 7007 Jefferson NE – Albuquerque, NM 87109  
Marilyn Maldonado  
File

FLAT OF  
**TAOS AT THE TRAILS**  
 (BEING A REPLAT OF TAOS AT THE TRAILS)  
 WITHIN  
 THE TOWN OF ALAMEDA GRANT  
 IN  
 PROJECTED SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST  
 NEW MEXICO PRINCIPAL MERIDIAN  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 FEBRUARY, 2005

2005034401  
 Page 2 of 5  
 02/11/2005 11:29A  
 1:27.00 81-2885C Pg.05  
 Gary Herrera  
 Bern, Ca

2005034401  
 Page 2 of 5  
 02/11/2005 11:29A  
 1:27.00 81-2885C Pg.05  
 Gary Herrera  
 Bern, Ca

TRACT 05-2  
 THE TRAILS  
 Plat Number 10, 2004 in Plat Book 2004C, Page 28

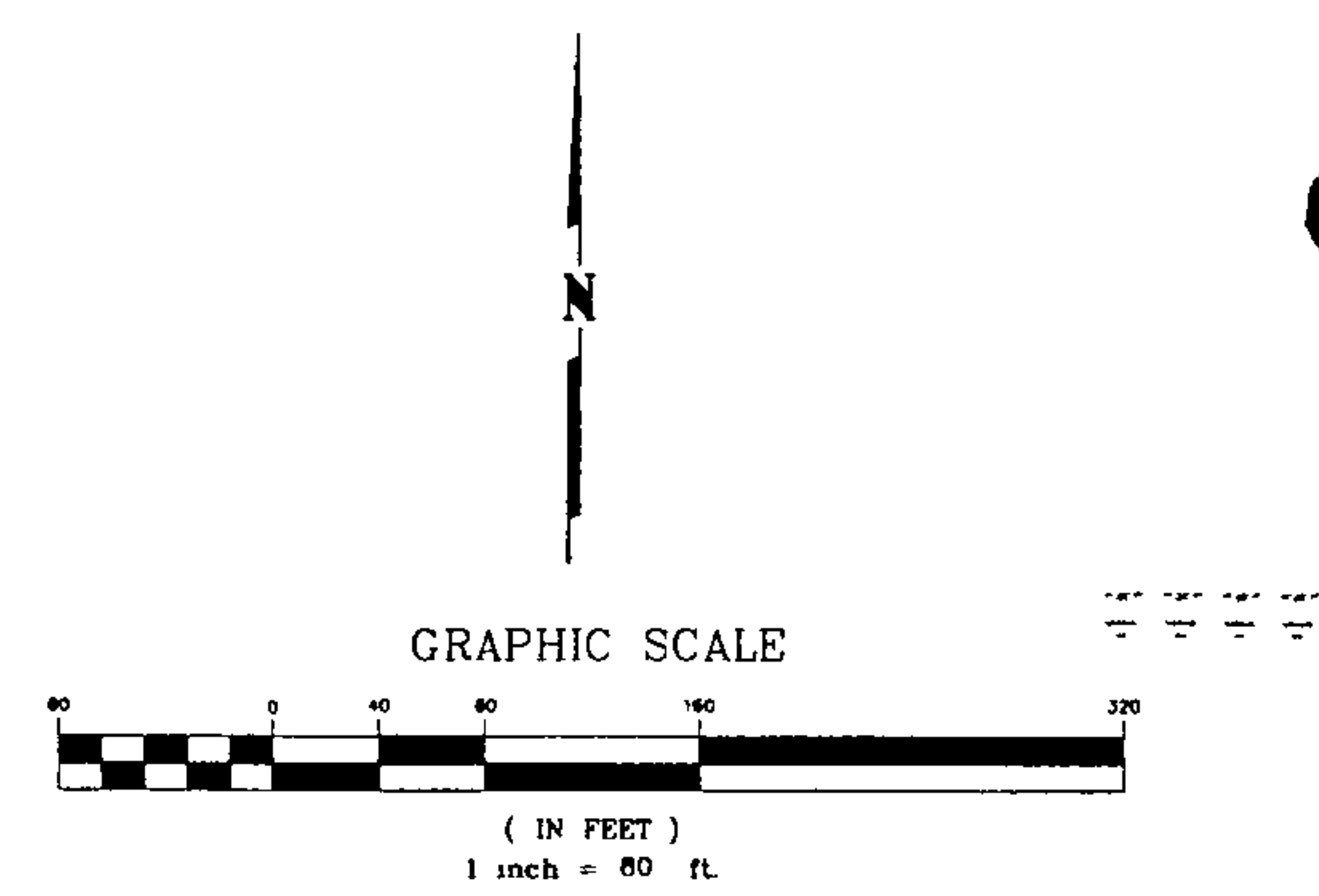
TRACT 4  
 THE TRAILS UNIT 2  
 Plat Number 10, 2004 in Plat Book 2004C, Page 28

TRACT 4  
 THE TRAILS UNIT 2  
 Plat Number 10, 2004 in Plat Book 2004C, Page 28

TRACT 4  
 THE TRAILS UNIT 2  
 Plat Number 10, 2004 in Plat Book 2004C, Page 28

**VACATED EXISTING LOTS**

Note:  
 All existing Lots and lot lines created by plat filed September 29, 2004 in Book 2004C, page 310, are hereby eliminated by this plat. All existing street right of ways and existing easements will remain as platted.



SHEET 2 OF 5

**SURVOTEK, INC.**

Consulting Surveyors  
 2004 Valley View Drive, N.W. Albuquerque, New Mexico 87114 Phone: 505-867-5366  
 Fax: 505-867-5377

**EXISTING EASEMENTS**

All existing easements as listed below and shown hereon are hereby granted by this plat.

- ① Existing 10' Public Utility Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ② Existing 3' Private Drainage Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ③ Existing Public Storm Drainage per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ④ Existing PNM Utility Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ⑤ Existing Public Drainage and Pedestrian Access Easement and Public Water and Sanitary Sewer Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ⑥ Existing Private Cross-Access Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ⑦ Existing Private Cross-Access Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ⑧ Existing C.O.A. Blanket Easement on Tract OS-2 for Public Access, Public Open Space, Public Storm and C.O.A. & NMU Blanket Easement for Public Water and Public Sanitary Sewer Easement per plat filed 12-15-2003, Vol. 2003C, Folio 375.
- ⑨ Existing C.O.A. Blanket Easement on Tracts D and F for Public Cross-Let Storm Drain, Public Water and Public Sanitary Sewer Easements per plat filed 12-15-2003, in Vol. 2003C, Folio 375
- ⑩ Existing 10' X 10' Public Utility Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310

ALBUQUERQUE CENTRAL SURVEY INSTRUMENT "JUNCO 1987"  
New Mexico State Plane Coordinate System, Central  
Zone 10N, NAD 83  
X = 533,409.02  
Y = 553,409.02  
Ground to grid conversion factor = 0.9999944  
Elevation = 5322.0 (NGVD29-79)

**NOTES**

- 1. A 10' Public Utility Easement is hereby granted by this plat along the front of each lot as shown and designated hereon.
- 2. All Public Street right of ways as shown hereon are hereby dedicated to the City of Albuquerque in fee simple with warranty covenants by this plat.

**FLAT OF TAOS AT THE TRAILS**  
(BEING A REPLAT OF TAOS AT THE TRAILS) WITHIN

THE TOWN OF ALAMEDA GRANT  
PROJECTED SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST  
NEW MEXICO PRINCIPAL MERIDIAN  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
FEBRUARY, 2005

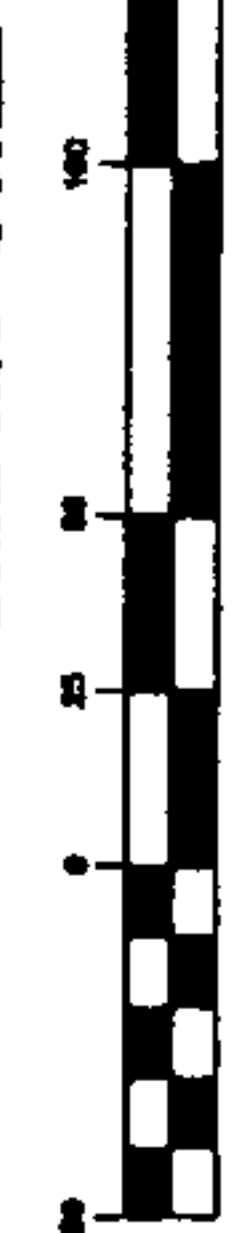
NOTE:  
Tract OS-2 is Private Open Space, owned and maintained by The Trails Horsemen's Association. There shall be no direct vehicular access from adjacent tract, parcels or lots.

TRACT OS-2  
THE TRAILS  
Filed December 15, 2003 in Plat Book 2003C, Page 375

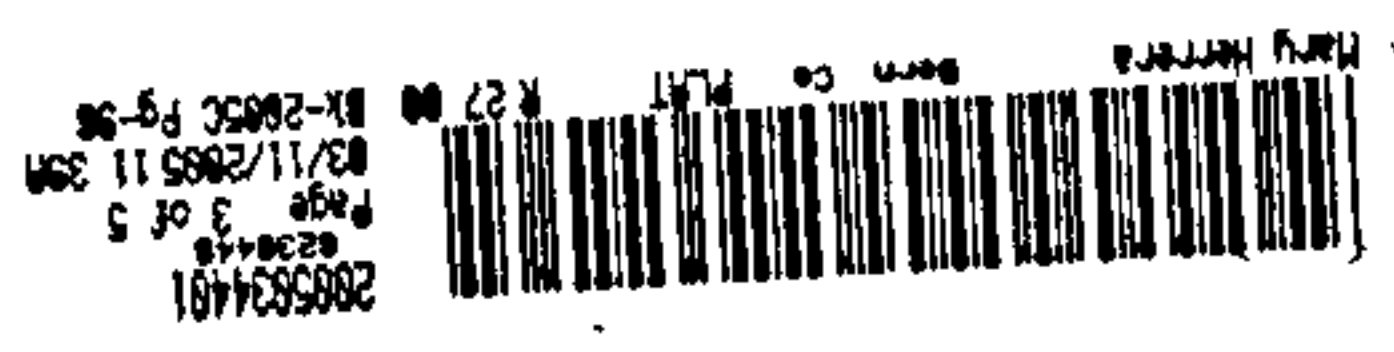


SEE SHEET 4 OF 4 FOR LINE AND CURVE DATA AND FOR LOT AREAS

SEE SHEET 3 OF 4



**SURVOTEK, INC.**  
Consulting Surveyors  
2004 Valley View Drive, N.E. Albuquerque, New Mexico 87114  
Phone: 505-877-3308  
Fax: 505-877-3377





FLAT OF  
**TAOS AT THE TRAILS**  
(BEING A REPLAT OF TAOS AT THE TRAILS)

WITHIN  
THE TOWN OF ALAMEDA GRANT  
IN

PROJECTED SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST  
NEW MEXICO PRINCIPAL MERIDIAN  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
FEBRUARY, 2005

SHEET 5 OF 5  
**SURV-TEK, INC.**  
Consulting Surveyors  
808 Valley View Drive, N.W. Albuquerque, New Mexico 87114  
Phone: 505-887-3388  
Fax: 505-887-3377

050079\_FINALPLAT-REV1.DWG

CURVE	LENGTH	RADIUS	TANGENT	CHORD	CHORD BEARING	DELTA
C1	856.86'	1966.00'	435.34'	850.08'	S77°43'10"E	243°18"
C2	193.65'	2328.00'	96.98'	193.79'	N42°22'51"E	4°46'16"
C3	4.86'	98.00'	2.44'	4.88'	S88°55'38"W	2°51'03"
C4	871.49'	2000.00'	442.78'	864.62'	S77°43'01"E	243°27'59"
C5	592.11'	2000.00'	293.13'	590.06'	S81°51'43"E	16°40'35"
C6	289.38'	2000.00'	144.94'	289.13'	S89°22'43"E	8°17'25"
C7	252.55'	1741.00'	126.50'	252.33'	S89°23'21"E	8°16'40"
C8	360.84'	1741.00'	181.12'	360.30'	S78°29'03"E	11°52'43"
C9	63.70'	75.00'	48.21'	61.11'	S57°37'02"W	65°28'08"
C10	294.68'	1491.00'	147.82'	294.20'	S79°03'06"E	11°19'28"
C11	212.01'	1491.00'	106.18'	211.63'	S89°18'58"E	8°08'49"
C12	112.63'	400.00'	56.70'	112.28'	N00°25'15"E	16°08'09"
C13	21.78'	1966.00'	35.90'	21.78'	S89°09'33"E	2°03'31"
C14	73.64'	1966.00'	36.82'	73.63'	S87°02'25"E	2°08'46"
C15	25.00'	1966.00'	12.50'	25.00'	S85°36'11"E	0°43'43"
C16	72.76'	1966.00'	36.38'	72.76'	S84°10'42"E	2°07'14"
C17	72.76'	1966.00'	36.38'	72.76'	S82°03'28"E	2°07'14"
C18	72.76'	1966.00'	36.38'	72.76'	S79°56'14"E	2°07'14"
C19	72.76'	1966.00'	36.38'	72.76'	S77°49'00"E	2°07'14"
C20	43.78'	1966.00'	21.90'	43.78'	S76°07'07"E	1°16'34"
C21	48.10'	30.00'	30.99'	43.11'	N62°29'42"E	92°02'47"
C22	37.61'	1966.00'	18.81'	37.61'	S71°01'30"E	1°05'46"
C23	67.09'	1966.00'	33.55'	67.06'	S74°30'10"E	01°57'18"
C24	217.53'	1966.00'	33.50'	66.96'	S72°32'57"E	01°57'08"
C25	66.99'	1966.00'	33.49'	66.99'	S71°27'28"E	1°56'53"
C26	62.71'	1966.00'	31.36'	62.71'	S69°33'47"E	1°49'40"
C27	62.71'	1966.00'	31.36'	62.71'	S69°34'12"E	1°49'40"
C28	59.52'	1966.00'	29.76'	59.52'	S69°34'12"E	1°49'40"
C29	62.71'	1966.00'	31.36'	62.71'	S67°44'32"E	1°49'40"
C30	59.52'	1966.00'	29.76'	59.52'	S67°44'32"E	1°49'40"
C31	54.49'	1966.00'	27.25'	54.49'	S66°01'39"E	1°35'17"
C32	51.71'	1966.00'	25.86'	51.71'	S66°02'04"E	1°35'17"
C33	12.61'	1785.16'	6.30'	12.61'	S65°26'45"E	0°24'36"
C34	13.35'	1966.00'	6.68'	13.35'	S65°26'45"E	0°24'36"
C35	72.46'	1966.00'	36.23'	72.45'	S66°45'47"E	2°11'29"
C36	68.50'	1784.00'	34.25'	68.45'	S66°45'47"E	2°11'29"
C37	72.46'	1966.00'	36.23'	72.45'	S66°59'16"E	2°11'29"
C38	68.50'	1784.00'	34.25'	68.49'	S68°59'16"E	2°11'29"
C39	75.93'	1966.00'	37.97'	75.93'	S71°15'58"E	2°11'29"
C40	45.80'	1784.00'	22.90'	45.80'	N27°30'38"W	68°09'14"
C41	38.48'	25.00'	24.21'	34.78'	N27°30'38"W	68°09'14"
C42	69.08'	1966.00'	34.53'	69.05'	S84°10'57"E	2°07'14"
C43	69.08'	1966.00'	34.53'	69.05'	S84°10'57"E	2°07'14"
C44	69.08'	1966.00'	34.53'	69.05'	S82°03'53"E	2°07'14"
C45	69.08'	1966.00'	34.53'	69.05'	S79°36'58"E	2°07'14"
C46	69.08'	1966.00'	34.53'	69.05'	S77°49'24"E	2°07'14"
C47	71.04'	1966.00'	35.52'	71.03'	S75°42'11"E	2°07'14"
C48	36.37'	25.00'	24.12'	34.71'	S60°32'07"W	87°56'17"
C49	65.23'	1784.00'	20.45'	60.89'	S76°09'35"E	1°18'41"
C50	65.23'	1784.00'	20.45'	60.89'	S76°09'35"E	1°18'41"
C51	62.14'	1784.00'	31.07'	62.13'	S77°49'58"E	2°01'08"
C52	62.14'	1784.00'	31.07'	62.13'	S77°49'58"E	2°01'08"
C53	65.73'	1966.00'	32.87'	65.73'	S79°51'05"E	2°01'08"
C54	65.73'	1966.00'	32.87'	65.73'	S81°52'10"E	2°01'08"
C55	62.14'	1784.00'	31.07'	62.13'	S81°52'10"E	2°01'08"
C56	42.28'	1784.00'	21.13'	42.26'	S83°33'54"E	1°32'25"
C57	36.92'	25.00'	22.75'	33.65'	N41°56'57"W	64°36'15"
C58	77.07'	1966.00'	38.54'	77.06'	S84°33'42"E	2°11'39"
C59	289.56'	1784.00'	135.04'	289.50'	S79°52'25"E	8°45'20"
C60	552.65'	1718.00'	278.73'	550.87'	S74°27'25"E	16°25'51"
C61	47.91'	1718.00'	23.96'	47.91'	S82°52'24"E	1°35'53"
C62	62.14'	1718.00'	31.07'	62.13'	S83°10'33"E	2°12'11"
C63	41.88'	25.00'	27.75'	37.15'	N48°20'25"E	95°58'29"
C64	63.78'	1718.00'	31.80'	63.78'	S81°00'36"E	2°07'39"
C65	60.00'	1616.00'	30.01'	60.00'	S81°00'36"E	2°07'39"
C66	63.79'	1718.00'	31.80'	63.79'	S78°52'59"E	2°07'39"
C67	60.00'	1616.00'	30.01'	60.00'	S78°52'59"E	2°07'39"
C68	63.79'	1718.00'	31.80'	63.79'	S78°45'21"E	2°07'39"
C69	60.00'	1616.00'	30.01'	60.00'	S78°45'21"E	2°07'39"
C70	63.79'	1718.00'	31.80'	63.79'	S74°37'42"E	2°07'39"
C71	60.00'	1616.00'	30.01'	60.00'	S74°37'42"E	2°07'39"
C72	30.63'	1716.00'	15.32'	30.63'	S74°33'13"E	1°01'18"
C73	20.27'	1616.00'	10.14'	20.27'	S72°12'18"E	0°45'08"
C74	63.79'	1718.00'	31.80'	63.79'	S71°28'45"E	2°07'39"
C75	60.00'	1616.00'	30.01'	60.00'	S71°28'45"E	2°07'39"
C76	63.79'	1718.00'	31.80'	63.79'	S69°21'08"E	2°07'39"
C77	60.00'	1616.00'	30.01'	60.00'	S69°21'08"E	2°07'39"
C78	68.11'	1718.00'	34.56'	68.10'	S67°08'08"E	2°16'17"
C79	65.00'	1616.00'	32.51'	65.00'	S67°08'08"E	2°16'17"
C80	24.25'	1716.00'	11.12'	24.25'	S65°36'44"E	0°44'31"
C81	20.91'	1616.00'	10.46'	20.91'	S65°36'44"E	0°44'31"
C82	39.32'	25.00'	25.95'	35.39'	S20°20'28"E	90°07'05"
C83	39.32'	25.00'	24.95'	35.32'	S69°49'32"W	89°52'54"
C84	15.84'	1514.00'	7.92'	15.84'	S65°32'38"E	0°36'11"
C85	62.97'	1616.00'	31.49'	62.96'	S64°37'42"E	2°13'57"
C86	58.99'	1514.00'	29.50'	58.99'	S64°37'42"E	2°13'57"
C87	62.97'	1616.00'	31.49'	62.96'	S63°27'42"E	2°13'57"
C88	58.99'	1514.00'	29.50'	58.99'	S63°27'42"E	2°13'57"
C89	62.97'	1616.00'	31.49'	62.96'	S63°11'39"E	2°13'57"
C90	58.99'	1514.00'	29.50'	58.99'	S63°11'39"E	2°13'57"
C91	6.00'	1514.00'	29.50'	6.00'	S71°25'36"E	2°13'57"
C92	6.00'	1514.00'	29.50'	6.00'	S72°41'40"E	0°18'10"
C93	58.99'	1514.00'	29.50'	58.99'	S73°37'43"E	2°13'57"
C94	62.97'	1616.00'	31.49'	62.96'	S73°37'43"E	2°13'57"
C95	58.99'	1514.00'	29.50'	58.99'	S76°11'40"E	2°13'57"
C96	62.97'	1616.00'	31.49'	62.96'	S76°25'37"E	2°13'57"
C97	58.99'	1514.00'	29.50'	58.99'	S76°25'37"E	2°13'57"

TRACT	AREA
A	0.0690 AC
B	0.0610 AC

LOT	AREA
1-A	0.1675 AC
2-A	0.1661 AC
3-A	0.1629 AC
4-A	0.1629 AC
5-A	0.1629 AC
6-A	0.1629 AC
7-A	0.1605 AC
8-A	0.1605 AC
9-A	0.1603 AC
10-A	0.1603 AC
11-A	0.1600 AC
12-A	0.1577 AC
13-A	0.1577 AC
14-A	0.1548 AC
15-A	0.1604 AC
16-A	0.1613 AC
17-A	0.1613 AC
18-A	0.1650 AC
19-A	0.1650 AC
20-A	0.1660 AC
21-A	0.1564 AC
22-A	0.1497 AC
23-A	0.1497 AC
24-A	0.1497 AC
25-A	0.1536 AC
26-A	0.1575 AC
27-A	0.1449 AC
28-A	0.1449 AC
29-A	0.1449 AC
30-A	0.1449 AC
31-A	0.1449 AC
32-A	0.1449 AC
33-A	0.1570 AC
34-A	0.1509 AC
35-A	0.1585 AC
36-A	0.1428 AC
37-A	0.1428 AC
38-A	0.1428 AC
39-A	0.1448 AC
40-A	0.1428 AC
41-A	0.1428 AC
42-A	0.1428 AC
43-A	0.1464 AC
44-A	0.1426 AC
45-A	0.1533 AC
46-A	0.1650 AC
47-A	0.1448 AC
48-A	0.1466 AC
49-A	0.1590 AC
50-A	0.1338 AC
51-A	0.1311 AC
52-A	0.1318 AC
53-A	0.1499 AC
54-A	0.1377 AC
55-A	0.1377 AC
56-A	0.2020 AC
57-A	0.1706 AC
58-A	0.1377 AC
59-A	0.1377 AC
60-A	0.1377 AC
61-A	0.1461 AC
62-A	0.1405 AC
63-A	0.1405 AC
64-A	0.1511 AC
65-A	0.1597 AC
66-A	0.1534 AC
67-A	0.1536 AC
68-A	0.1536 AC
69-A	0.1540 AC
70-A	0.1542 AC
71-A	0.1547 AC
72-A	0.1575 AC
73-A	0.2058 AC
74-A	0.1579 AC
75-A	0.1579 AC
76-A	0.1461 AC
77-A	0.1792 AC
78-A	0.1879 AC
79-A	0.1674 AC
80-A	0.1678 AC
81-A	0.1661 AC
82-A	0.1659 AC
83-A	0.1659 AC
84-A	0.1824 AC
85-A	0.1824 AC
86-A	0.1824 AC
87-A	0.1833 AC
88-A	0.1837 AC
89-A	0.1842 AC
90-A	0.1846 AC
91-A	0.1860 AC

LINE	LENGTH	BEARING
L1	27.12'	N00°21'10"E
L2	22.00'	S89°38'50"E
L3	5.38'	S00°21'10"W
L4	18.00'	S89°38'50"E
L5	23.00'	S89°38'50"E
L6	15.00'	S89°38'50"E
L7	23.00'	S89°38'50"E
L8	7.30'	N00°21'10"E
L9	13.06'	S89°38'50"E
L10	24.92'	S89°38'50"E
L11	19.25'	N65°14'01"W
L12	16.93'	N65°14'01"W
L13	27.11'	N00°21'10"E
L14	7.21'	N00°21'10"E
L15	19.90'	N00°21'10"E
L16	16.23'	N65°14'01"W
L18	10.00'	S00°21'10"W

LINE	LENGTH	BEARING
L1	27.12'	N00°21'10"E
L2	22.00'	S89°38'50"E
L3	5.38'	S00°21'10"W
L4	18.00'	S89°38'50"E
L5	23.00'	S89°38'50"E
L6	15.00'	S89°38'50"E
L7	23.00'	S89°38'50"E
L8	7.30'	N00°21'10"E
L9	13.06'	S89°38'50"E
L10	24.92'	S89°38'50"E
L11	19.25'	N65°14'01"W
L12	16.93'	N65°14'01"W
L13	27.11'	N00°21'10"E
L14	7.21'	N00°21'10"E
L15	19.90'	N00°21'10"E
L16	16.23'	N65°14'01"W
L18	10.00'	S00°21'10"W

**City of Albuquerque Planning Department**  
**One Stop Shop – Development and Building Services**

04/29/2008 Issued By: E08375

**Permit Number: 2008 070 204** **Category Code 910**

**Application Number:** 08DRB-70204, Ext Of Sia For Temp Defr Sdwk Const

**Address:**

**Location Description:** RAINBOW BLVD NW BETWEEN PASEO DEL NORTE NW AND UNIVERSE BLVD NW

**Project Number:** 1002928

**Applicant**  
The Trails, Llc  
  
7500 Jefferson Ne  
Albuquerque NM 87109  
761-9911

**Agent / Contact**  
Bohannon Huston Inc  
Kevin Patton  
7500 Jefferson Ne  
Albuquerque NM 87109  
  
kpatton@bhinc.com

**Application Fees**

441018/4971000	Public Notification	
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$50.00
<b>TOTAL:</b>		<b>\$70.00</b>

City Of Albuquerque  
Treasury Division

4/29/2008 11:40AM LOC: ANHX  
WS# 005 TRANSH 0024  
RECEIPT# 00091413-00091413  
PERMIT# 2008070204 TRSL:JS  
Trans Amt \$70.00  
Conflict Manag. Fee \$20.00  
DRB Actions \$50.00  
VI \$70.00  
CHANGE \$0.00

Thank You



3rd

FIGURE 18

EXTENSION AGREEMENT

SIDEWALK

PROJECT NO. 730082

This Agreement made this 16<sup>th</sup> day of April, 2007 by and between the City of Albuquerque, New Mexico, a municipal corporation ("City") and (name of developer/subdivider:) Longford at The Trails, LLC ("Developer"), whose address is 700 Jefferson St NE, Ste A and whose telephone number is 761-9911, is made in Albuquerque, New Mexico and is entered into as of the date of final execution of this Agreement.

WHEREAS, the City and the Developer entered into an Agreement on the 1<sup>th</sup> day of August, 2004 which was recorded in the office of the Clerk of Bernalillo County, New Mexico on 8-13, 04, at Book Misc. A82 pages 4592 through 4592, ("Earlier Agreement"), by which the Developer agreed to complete the construction of certain infrastructure improvements on or before the 9<sup>th</sup> day of September, 2005; and

WHEREAS, the Earlier Agreement was amended by an Extension Agreement dated October 2, 2006 recorded October 3, 2006 in Book Misc A124, pages 9641 through 9641, records of Bernalillo County, New Mexico, extending the construction deadline to April 30, 2007; and

WHEREAS, it appears that the Developer will be unable to complete construction of the improvements by the deadline specified in the Agreement; and

WHEREAS, the City is willing to grant Developer an extension of time in which to complete construction of all or part of the improvements, Provided Developer posts an acceptable financial guaranty as required by the City's Subdivision Ordinance and the Development Process Manual; and

WHEREAS, the Developer is able to provide the required financial guaranty;

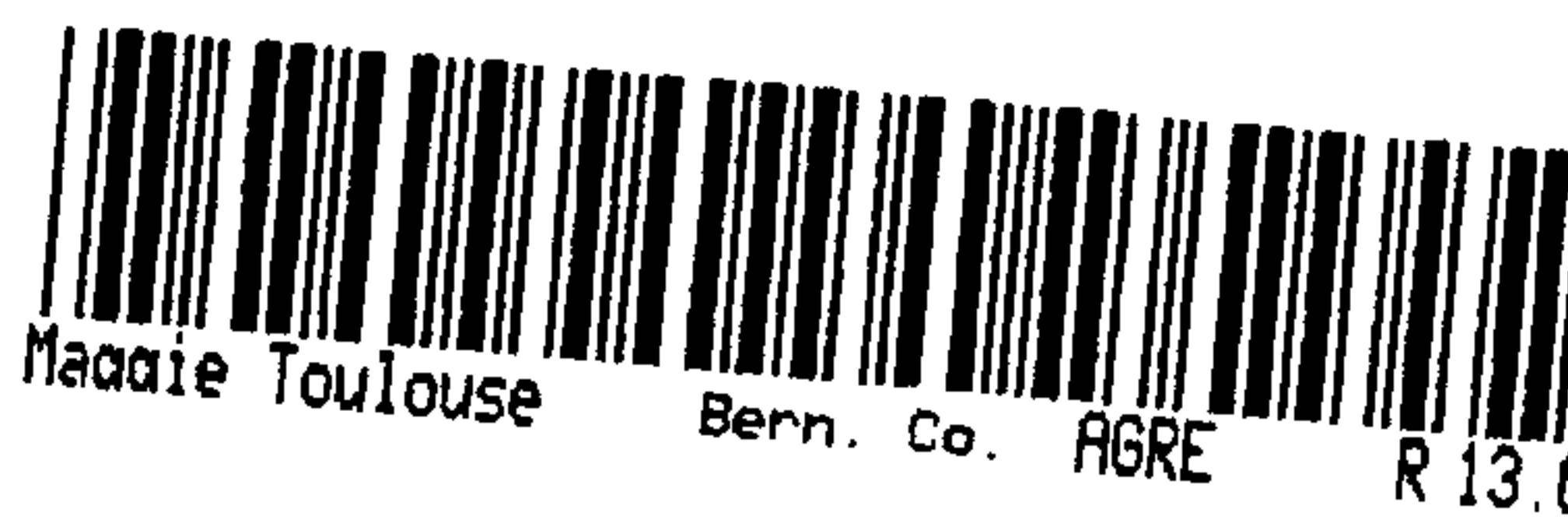
NO THEREFORE in consideration of the above and the mutual promises contained herein, the parties agree:

1. The required completion date for construction of the improvements as set forth in the attached Exhibit A, is extended (Complete either A or B:)

A. for all improvements, the 9<sup>th</sup> day of August, 2008.

B. on portions of the improvements as follows:

IMPROVEMENTS	COMPLETION DATE
_____	_____
_____	_____
_____	_____



2007056419  
6639366  
Page: 1 of 3  
04/17/2007 02:37P  
Bk-A135 Pg-6303

2. With the Extension Agreement, Developer has provided the City with the following financial guaranty:

Type of Financial Guaranty: Subdivision Bond # 733336S  
Amount: \$ 51,264.24 Name of Financial Institution, or Surety  
providing Guaranty: Developer's Surety & Indemnity Co.  
Date City first able to call Guaranty (Construction Completion  
Deadline): August 9, 2008  
If Guaranty other than a Bond, last day City able to call  
Guaranty is: N/A  
Additional information: N/A

3. The parties agree that all terms and conditions of the Earlier Agreement not in conflict with this Extension Agreement shall remain valid, in force, and binding upon the parties. By executing this Agreement, the parties only intention is to extend the construction completion deadline established in the Earlier Agreement and establish a revised financial guaranty for the benefit of the City.

Executed on the date started in the first paragraph of this Agreement.

DEVELOPER:

By (Signature):

Name:

Title:

Dated:

[Signature]  
John K. Murtogh  
President of Landford Group Inc.,  
4/7/08

Manager

CITY OF ALBUQUERQUE

[Signature]  
City Engineer

Dated:

4-16-07

[Signature]

[Signature]  
4-13-07



Maddie Toulouse

Bern. Co. AGRE

R 13.00

2007056419

6639366

Page: 2 of 3

04/17/2007 02:37P

Bk-A135 Pg-6303



OFFICIAL SEAL  
Evelyn Lopez-Chavez  
NOTARY PUBLIC  
STATE OF NEW MEXICO

DEVELOPER'S NOTARY

STATE OF New Mexico )  
COUNTY OF Bernalillo ) ss

My Comm. Exp. 3.18.08

This instrument was acknowledged before me on 4<sup>th</sup> day of April, 2007 by (name of person:) John Murtagh, title or capacity for instance, "President" or "Owner", President of (Developer:) Langford Group Inc, Manager

Evelyn Lopez-Chavez  
Notary Public

My Commission Expires: 3.18.08

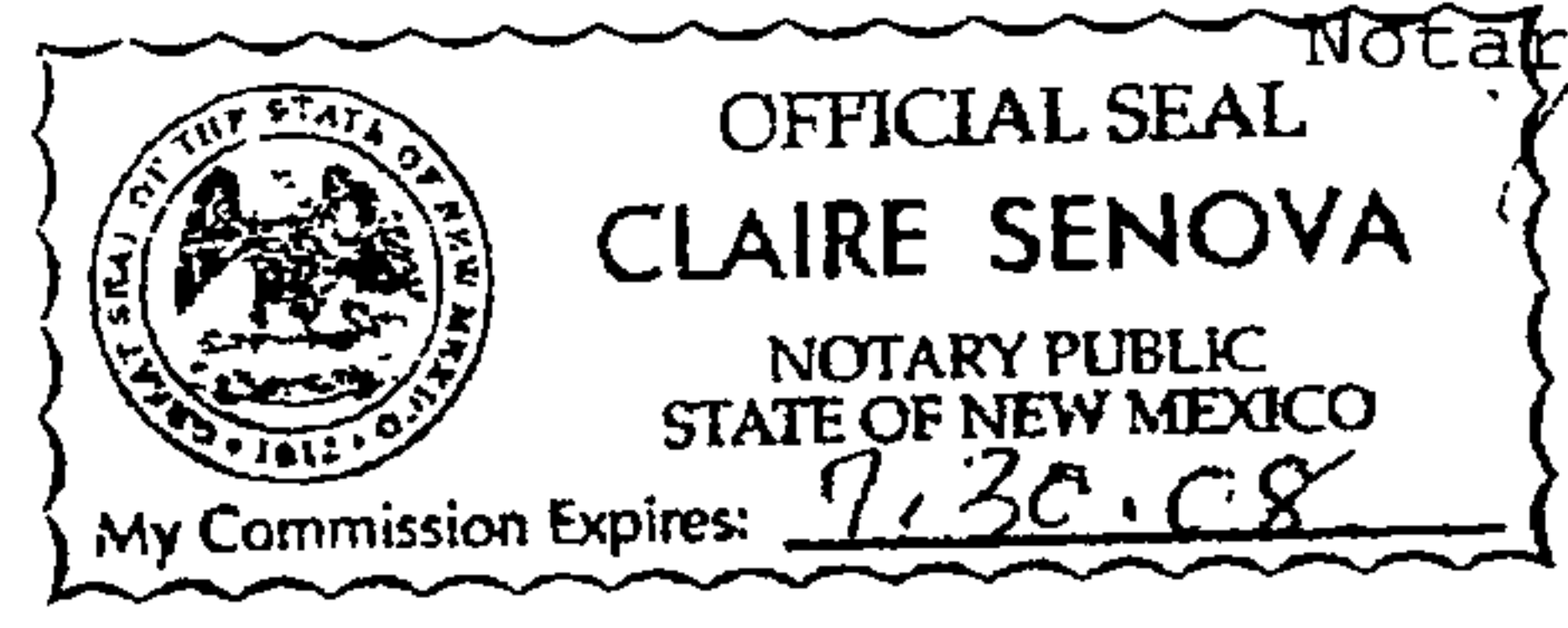
CITY'S NOTARY

STATE OF New Mexico )  
COUNTY OF Bernalillo ) ss

This instrument was acknowledged before me on 16 day of April, 2007 by Richard Wauke, City Engineer of the City of Albuquerque, a municipal corporation, on behalf of said corporation.

Claire Senova  
Notary Public

My Commission Expires: 7.30.2008



# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

### Supplemental form

<b>SUBDIVISION</b>	<b>S Z</b>	<b>ZONING &amp; PLANNING</b>
<input checked="" type="checkbox"/> Major Subdivision action		<input type="checkbox"/> Annexation
<input type="checkbox"/> Minor Subdivision action		<input type="checkbox"/> County Submittal
<input type="checkbox"/> Vacation	<b>V</b>	<input type="checkbox"/> EPC Submittal
<input type="checkbox"/> Variance (Non-Zoning)		<input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning)
<b>SITE DEVELOPMENT PLAN</b>	<b>P</b>	<input type="checkbox"/> Sector Plan ( <b>Phase I, II, III</b> )
<input type="checkbox"/> for Subdivision Purposes		<input type="checkbox"/> Amendment to Sector, Area, Facility or Comprehensive Plan
<input type="checkbox"/> for Building Permit		<input type="checkbox"/> Text Amendment (Zoning Code/Sub Regs)
<input type="checkbox"/> Administrative Amendment (AA)		<input type="checkbox"/> Street Name Change (Local & Collector)
<input type="checkbox"/> IP Master Development Plan	<b>D</b>	<b>APPEAL / PROTEST of...</b>
<input type="checkbox"/> Cert. of Appropriateness (LUCC)	<b>L A</b>	<input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeal
<b>STORM DRAINAGE (Form D)</b>		
<input type="checkbox"/> Storm Drainage Cost Allocation Plan		

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.

#### APPLICATION INFORMATION:

Professional/Agent (if any): Bohannon Huston, Inc. PHONE: (505) 823-1000  
 ADDRESS: 7500 Jefferson NE FAX: (505) 898-7988  
 CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: \_\_\_\_\_

APPLICANT: The Trails, LLC PHONE: 761-9911  
 ADDRESS: 7007 Jefferson NE FAX: \_\_\_\_\_  
 CITY: Albuquerque STATE NM ZIP 87109  
 Proprietary interest in site: Owner List all owners: \_\_\_\_\_

DESCRIPTION OF REQUEST: Extension of the SIA for Temporary Deferral of Sidewalk Construction

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

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

Lot or Tract No. \_\_\_\_\_ Block: \_\_\_\_\_ Unit: \_\_\_\_\_  
 Subdiv/Addn/TBKA: Taos at the Trails  
 Existing Zoning: SU-2, RD Proposed zoning: SU-2, RD MRGCD Map No \_\_\_\_\_  
 Zone Atlas page(s): C-9 UPC Code: 100906425139321638

#### CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX\_, Z\_, V\_, S\_, etc.): \_\_\_\_\_  
1002928, 03DRB-01534

#### CASE INFORMATION:

Within city limits?  Yes Within 1000FT of a landfill?  No  
 No. of existing lots: 91 No. of proposed lots: 91 Total area of site (acres): +/- 20 Acres

LOCATION PROPERTY BY STREETS: On or Near: Rainbow Blvd., NW

Between: Paseo Del Norte, NW and Universe Blvd., NW

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

SIGNATURE Scott Steffen DATE 04/29/2008  
 (Print) Scott Steffen P.E. Applicant  Agent

#### FOR OFFICIAL USE ONLY

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

<b>NA</b> <input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>03DRB - 70204</u>	<u>ESIA</u>		\$ <u>50.00</u>
<input checked="" type="checkbox"/> All fees have been collected		<u>CME</u>		\$ <u>80.00</u>
<input checked="" type="checkbox"/> All case #s are assigned				\$ _____
<b>NA</b> <input type="checkbox"/> AGIS copy has been sent				\$ _____
<input checked="" type="checkbox"/> Case history #s are listed				\$ _____
<b>NA</b> <input type="checkbox"/> Site is within 1000ft of a landfill				\$ _____
<b>NA</b> <input type="checkbox"/> F.H.D.P. density bonus				\$ _____
<b>NA</b> <input type="checkbox"/> F.H.D.P. fee rebate				\$ _____
	Hearing date <u>May 7, 2008</u>			Total \$ <u>70.00</u>

Scott Steffen 4-29-08  
 Planner signature / date

Project # 1002928

**FORM V: SUBDIVISION VARIANCES & VACATIONS**

**BULK LAND VARIANCE (DRB04)**

**(PUBLIC HEARING CASE)**

- \_\_\_ Application for Minor Plat on FORM S-3, including those submittal requirements. **24 copies**
- \_\_\_ Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all 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)
- \_\_\_ List any original and/or related file numbers on the cover application

**DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

**VACATION OF PUBLIC EASEMENT (DRB27)**

**VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**

- \_\_\_ The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**  
(Not required for City owned public right-of-way.)
- \_\_\_ Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**
- \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
- \_\_\_ 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)
- \_\_\_ List any original and/or related file numbers 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 30 DAYS after the filing deadline. Your attendance is required.**

**SIDEWALK VARIANCE (DRB20)**

**SIDEWALK WAIVER (DRB21)**

- \_\_\_ Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14") **6 copies**
- \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
- \_\_\_ Letter briefly describing, explaining, and justifying the variance or waiver
- \_\_\_ List any original and/or related file numbers on the cover application

**DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**

**SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**

- \_\_\_ Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") **24 copies**
- \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
- \_\_\_ Letter briefly describing, explaining, and justifying the variance
- \_\_\_ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- \_\_\_ Sign Posting Agreement
- \_\_\_ Fee (see schedule)
- \_\_\_ List any original and/or related file numbers on the cover application

**DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

**TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**

**EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**

- ✓ Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**
- ✓ Zone Atlas map with the entire property(ies) clearly outlined
- ✓ Letter briefly describing; explaining, and justifying the deferral or extension
- ✓ List any original and/or related file numbers on the cover application

**DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**

**VACATION OF PRIVATE EASEMENT (DRB26)**

**VACATION OF RECORDED PLAT (DRB29)**

- \_\_\_ The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies**
- \_\_\_ Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies**
- \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
- \_\_\_ Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**
- \_\_\_ Letter of authorization from the grantors and the beneficiaries (private easement only)
- \_\_\_ Fee (see schedule)
- \_\_\_ List any original and/or related file numbers 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.

*Scott J. Steffen, P.E.*

Applicant name (print)

*Scott Steffen* 4-29-08  
Applicant signature / date



Form revised 4/07

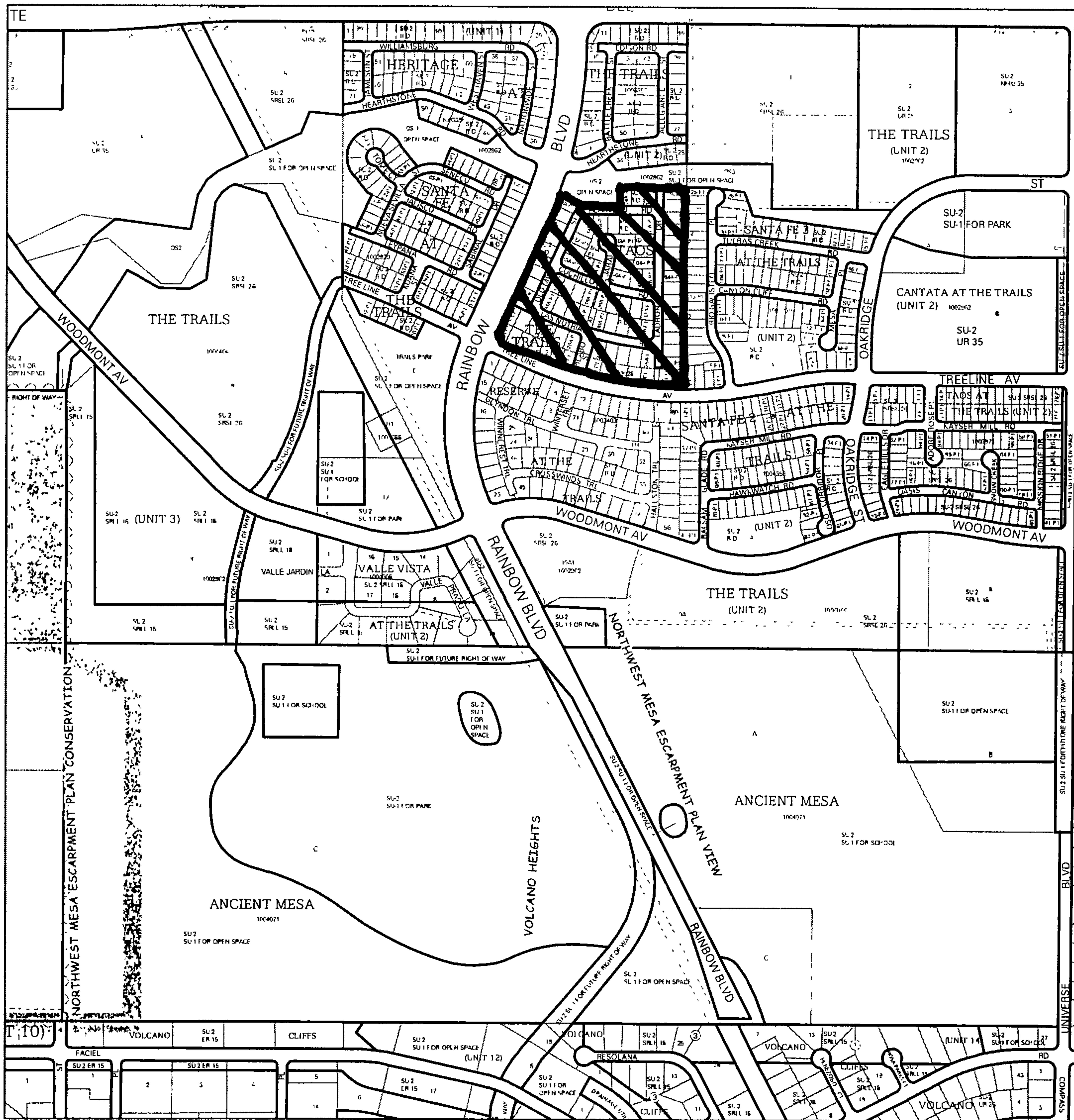
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers

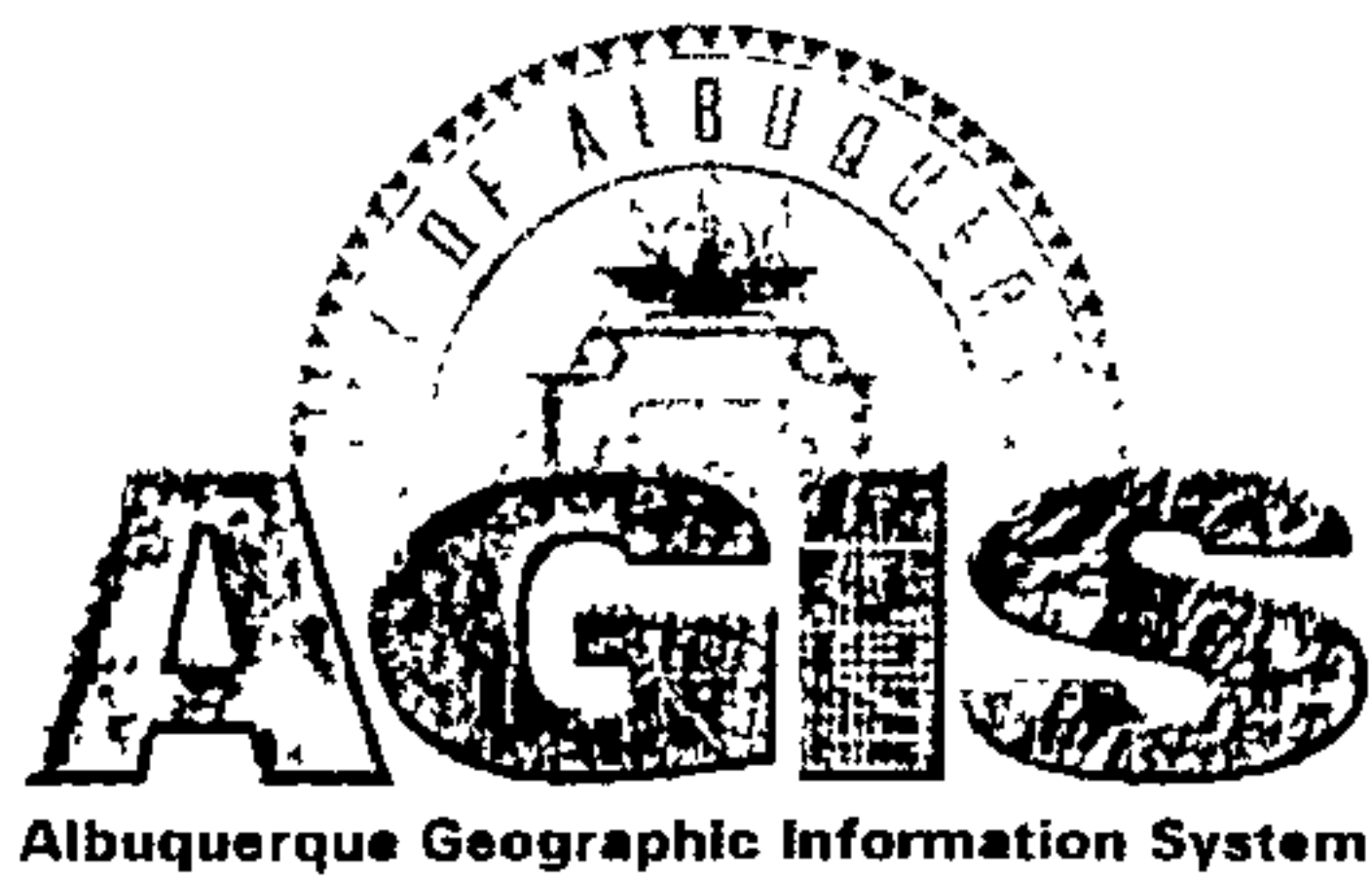
081DRB - 70204

*Ruby* 4-29-08  
Planner signature / date

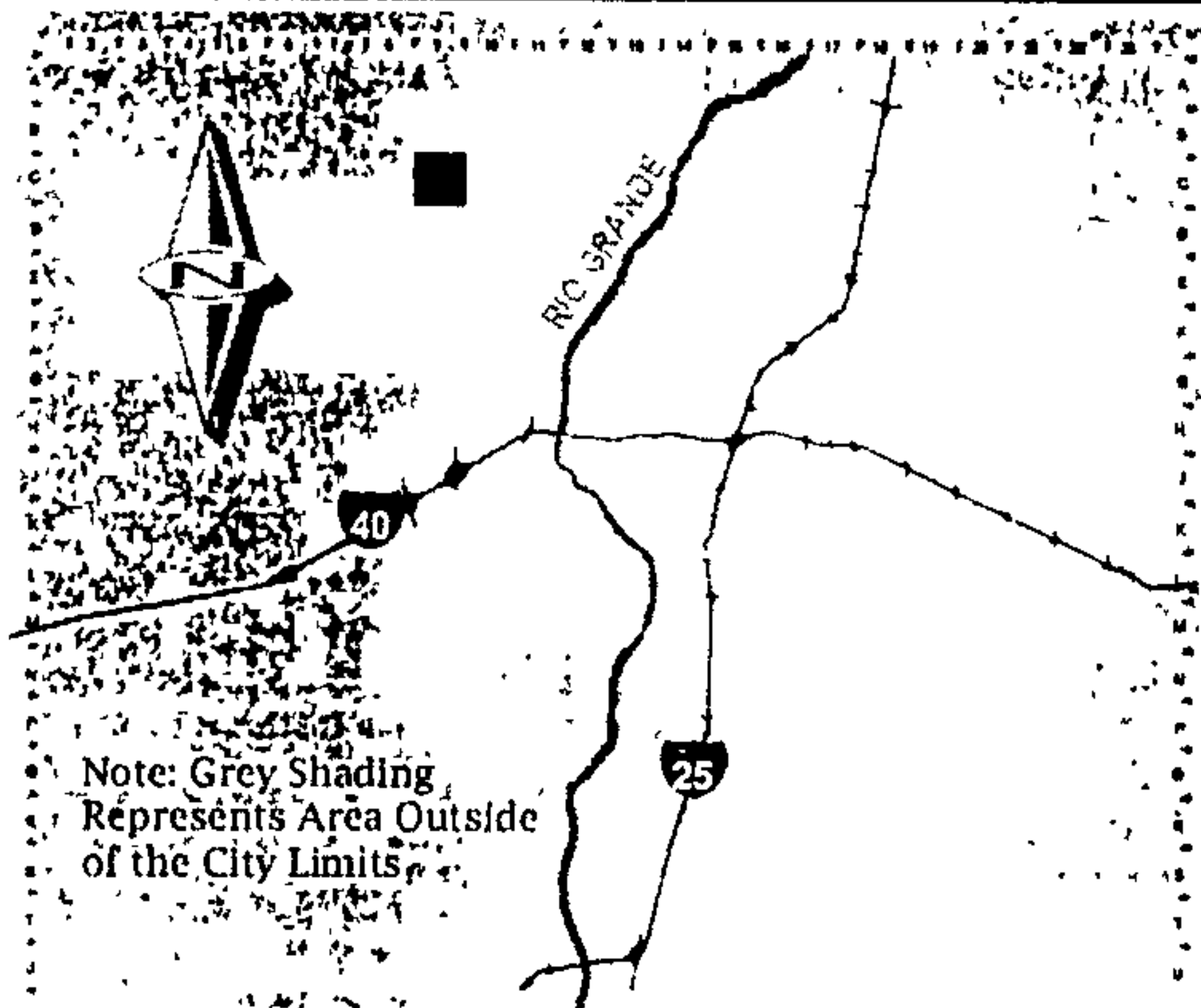
Project # 1002528



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



Map amended through: 1/4/2008



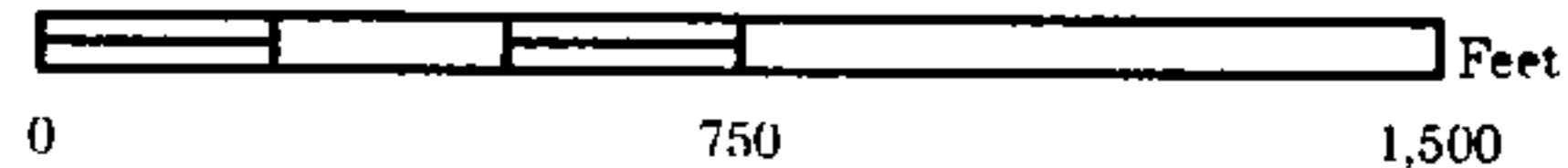
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

**C-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



April 29, 2008

Courtyard I  
7500 Jefferson St. NE  
Albuquerque, NM  
87109-4335

[www.bhinc.com](http://www.bhinc.com)

voice: 505.823.1000  
facsimile: 505.798.7988  
toll free: 800.877.5332

Jack Cloud, Chair  
Development Review Board  
City of Albuquerque  
PO Box 1293  
Albuquerque, New Mexico 87103

Re: Extension of the SIA for Temporary Deferral of Sidewalk Construction  
Taos at the Trails, DRB #1002928

Dear Mr. Cloud:

Submitted for DRB review and approval is a request for a sidewalk deferral extension to the Subdivision Improvements Agreement for the above referenced project.

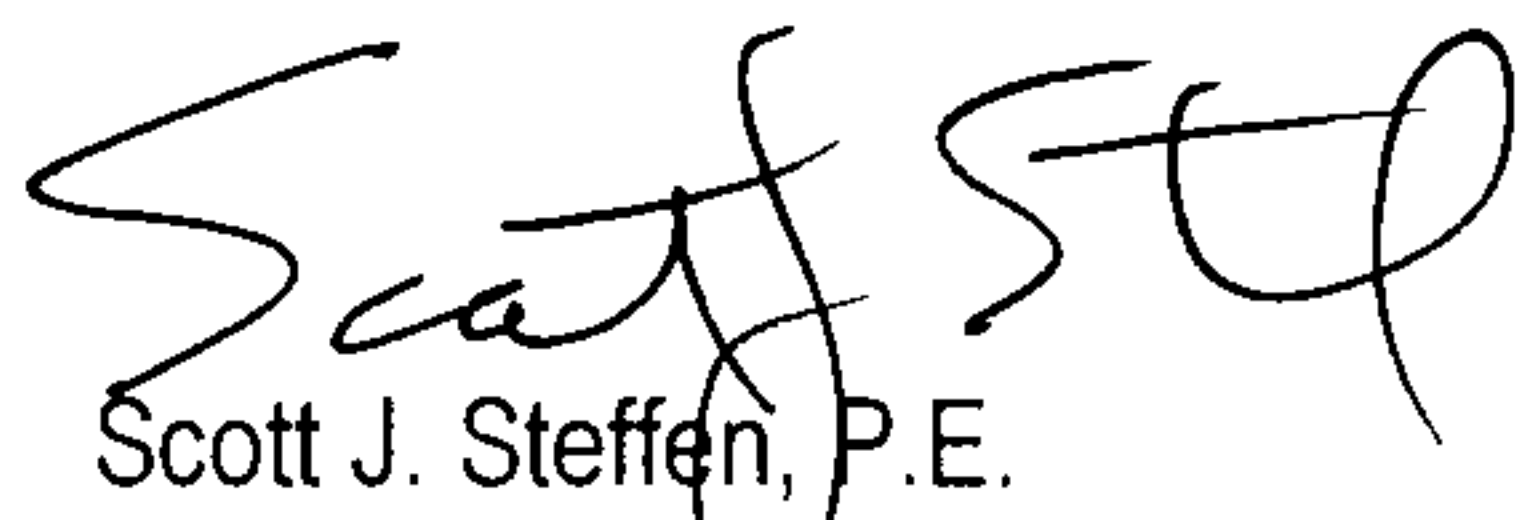
Enclosed is the following information:

- Applications for Development Review
- Drawing showing the sidewalks subject to proposed deferral
- Zone Atlas sheet showing the project area
- Letter briefly describing, explaining, and justifying the request
- Official Notice from the Development Review Board
- SIA Extension Agreement – Sidewalks CPN 730082
- DRB Fee

We are requesting a four (4) year extension of the SIA for Temporary Deferral of Sidewalk Construction for the above referenced project. We are requesting the extension because construction has not been completed or started on thirty-one of the ninety-one lots in the subdivision.

Please place this item on the DRB agenda to be heard on May 7, 2008. If you have any questions, or require further information, please call me.

Sincerely,



Scott J. Steffen, P.E.  
Vice President and Senior Project Manager  
Community Development and Planning

SJS/ssc  
Enclosures

**ENGINEERING** ▲

**SPATIAL DATA** ▲

**ADVANCED TECHNOLOGIES** ▲

**EXISTING EASEMENTS**

All existing easements as listed below and shown hereon are hereby granted by this plat.

- ① Existing 10' Public Utility Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ② Existing 3' Private Drainage Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ③ Existing Public Storm Drainage per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ④ Existing PNM Utility Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ⑤ Existing Public Drainage and Pedestrian Access Easement and Public Water and Sanitary Sewer Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ⑥ Existing Private Cross-Access Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ⑦ Existing Private Cross-Access Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310
- ⑧ Existing C.O.A. Blanket Easement on Tract OS-2 for Public Access, Public Open Space, Public Storm and C.O.A. & NMUI Blanket Easement for Public Water and Public Sanitary Sewer Easement per plat filed 12-15-2003, Vol. 2003C, Folio 375.
- ⑨ Existing C.O.A. Blanket Easement on Tracts D and F for Public Cross-Lot Storm Drain, Public Water and Public Sanitary Sewer Easements per plat filed 12-15-2003, in Vol. 2003C, Folio 375
- ⑩ Existing 10' X 10' Public Utility Easement per plat filed 9-29-2004, Vol. 2004C, Folio 310

**PLAT OF  
TAOS AT THE TRAILS**  
(BEING A REPLAT OF TAOS AT THE TRAILS)

WITHIN  
**THE TOWN OF ALAMEDA GRANT**  
IN  
**PROJECTED SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST**  
**NEW MEXICO PRINCIPAL MERIDIAN**  
**CITY OF ALBUQUERQUE**  
**BERNALILLO COUNTY, NEW MEXICO**  
FEBRUARY, 2005

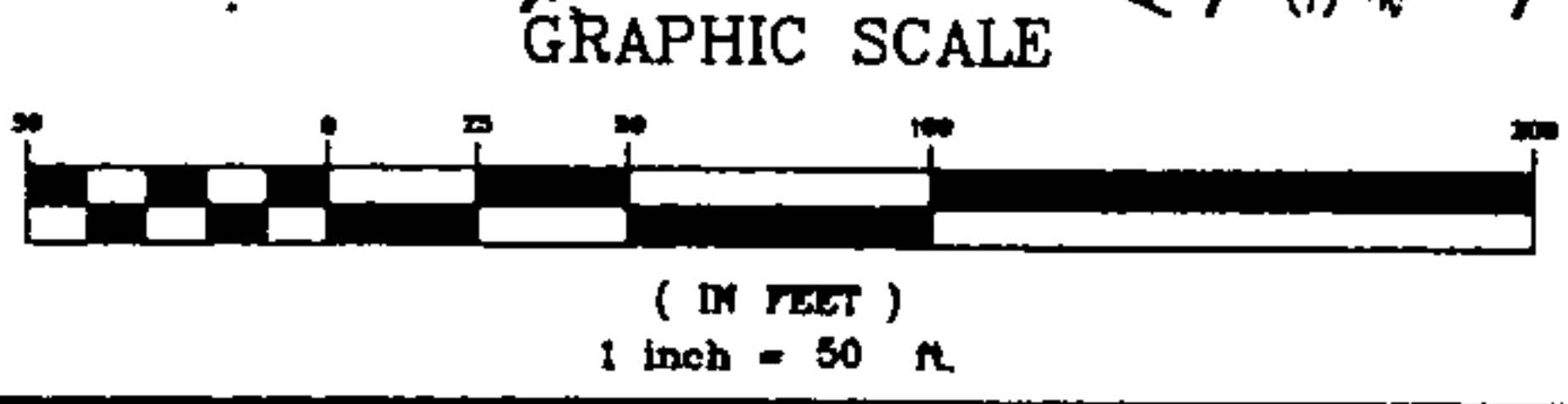
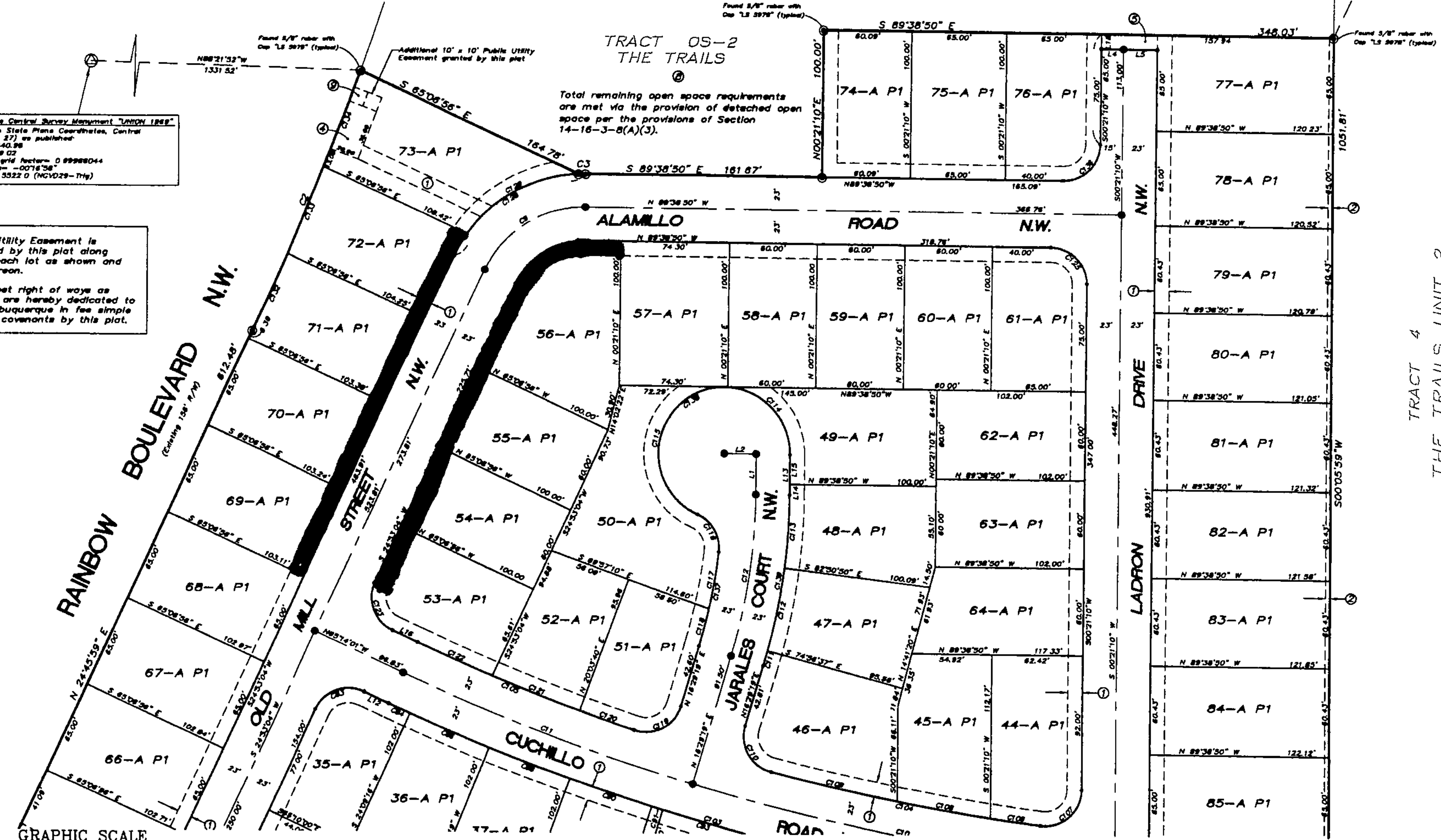
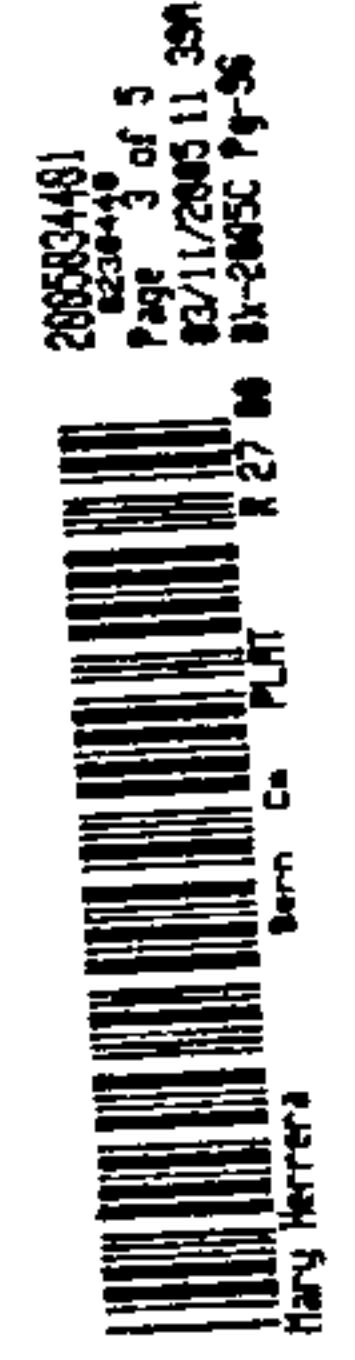
Albuquerque Control Survey Monument "2-810"  
New Mexico State Plane Coordinates, Central  
Zone (NAD 27) as published:  
Y= 1,527,978.48  
X= 357,543.73  
Ground to grid factor= 0.99988354  
Delta Alpha= -00'16.30"  
Elevation= 5428.35 (NGVD29)

NOTE  
Tract OS-2 is Private Open Space, owned and maintained by  
The Trails Homeowners Association. There shall be no direct vehicular  
access from adjacent tract, parcels or lots.

TRACT OS-2  
THE TRAILS  
Filed December 15, 2003 in Plat Book 2003C, Page 375

**NOTES**

1. A 10' Public Utility Easement is hereby granted by this plat along the front of each lot as shown and designated hereon.
2. All Public Street right of ways as shown hereon are hereby dedicated to the City of Albuquerque in fee simple with warranty covenants by this plat.



SEE SHEET 3 OF 4  
SEE SHEET 4 OF 4 FOR  
LINE AND CURVE DATA  
AND FOR LOT AREAS

**SIDEWALK DEFERRAL**

TRACT 4  
THE TRAILS UNIT 2  
Filed October 18, 2004 in Plat Book 2004C, Page 332

**SURV TEK, INC.**  
Consulting Surveyors  
8004 Valley View Drive, N.E. Albuquerque, New Mexico 87114  
Phone 505-897-5366  
Fax 505-897-5377



**FLAT OF TAOS AT THE TRAILS**  
(BEING A REPLAT OF TAOS AT THE TRAILS) WITHIN THE TOWN OF ALAMEDA GRANT

IN PROJECTED SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST  
NEW MEXICO PRINCIPAL MERIDIAN  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO  
FEBRUARY, 2005

TRACT 4  
THE TRAILS UNIT 2  
Filed October 18, 2004 in Plat Book 2004C, Page 332

SEE SHEET 2 OF 4

THE RESERVE AT THE TRAILS

SIDEWALK DEFERRAL

GRAPHIC SCALE  
( IN FEET )  
1 inch = 50 ft.

SHEET 4 OF 5

**SURVOTEK, INC.**

Consulting Surveyors  
10000 North Central Expressway, Suite 1000  
Dallas, Texas 75243  
Phone: 972-412-1000 Fax: 972-412-1001

050079\_FINALPLAT-REV1.DWG

Plat: 008-887-5368  
Plat: 008-887-5377



- NOTES**
1. A 10' Public Utility Easement is hereby granted by this plat along the front of each lot as shown and designated herein.
  2. All Public Street right-of-ways as shown hereon are hereby dedicated to the City of Albuquerque in fee simple with warranty covenants by this plat.

SEE SHEET 4 OF 4 FOR  
LINE AND CURVE DATA  
AND FOR LOT AREAS

Copyright ©, Dated and filed right of way per plat filed September 24, 2004 and October 8, 2004.





**OFFICIAL NOTICE OF DECISION**

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD**

**JANUARY 7, 2004**

- 2. Project # 1002928**
  - 03DRB-01532 Major-Preliminary Plat Approval
  - 03DRB-01534 Minor-Temp Defer SDWK
  - 03DRB-01536 Minor-Sidewalk Waiver

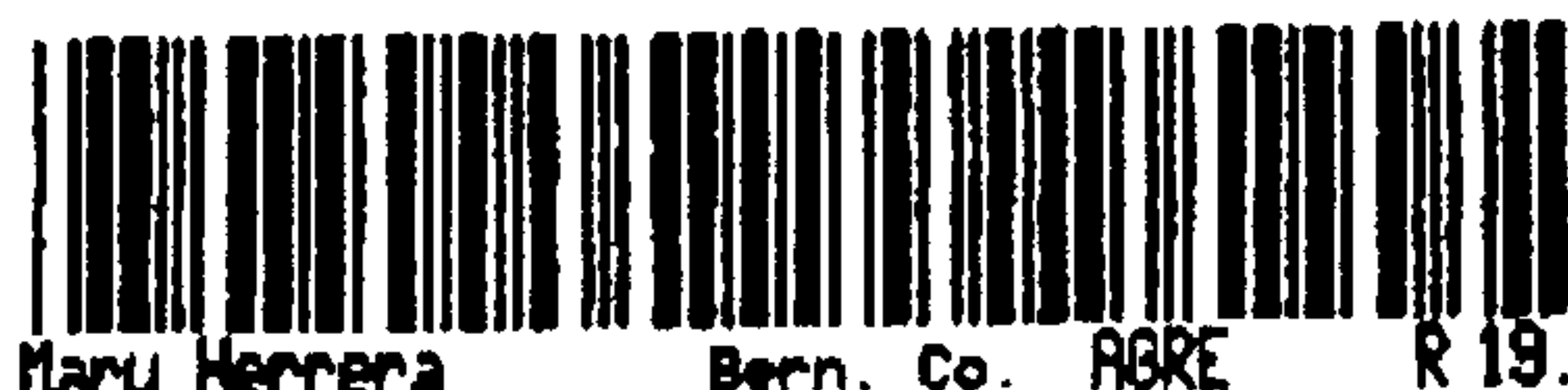
**BOHANNAN HUSTON, INC./ DENISH-KLINE & agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of Tract(s) D TBKA TAOS @ THE TRAILS, THE TRAILS, POR. OF TR. 4, BLACK RANCH, zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD. NW and UNIVERSE BLVD. NW containing approximately 20 acre(s). [REF: 1002928] [Deferred from 12-31-03] (C-09)**

At the January 7, 2004, Development Review Board meeting, with the signing of the infrastructure list dated today and the grading and drainage plan dated 12-24-03, the preliminary plat was approved. A sidewalk variance for waiver of sidewalks was approved as shown on Exhibit C in the Planning file. Temporary deferral of construction of sidewalks on the interior streets was approved as shown on Exhibit C in the Planning file.

If you wish to appeal this decision, you must do so by January 22, 2004, in the manner described below.

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

Please note that a Preliminary Plat approval date is the date of the DRB action plus the 15-day appeal period. The Preliminary Plat approval is effective one year from that date. The DRB must take action on the Preliminary Plat Extension prior to the expiration of the approval or the Preliminary Plat approval is null and void. (REF: Chapter 14 Article 14 Part 3-4 (E) Revised Ordinance.)



Mary Herrera

Bern. Co. AGRE

R 19.00

2004114890  
8128385  
Page: 5 of 6  
08/13/2004 02:42P  
BX-882 Pg-4592

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

**Meeting Date:** AUGUST 9, 2006  
**Zone Atlas Page:** C-9-Z  
**Notification Radius:** 100 Ft.

**Project# 1002928**  
**App#06DRB-01020**

**Cross Reference and Location:** RAINBOW BLVD NW BETWEEN PASEO DEL  
NORTE NW AND WOODMONT AVE NW

**Applicant:** THE TRAILS, LLC ATTN: RICK BELTRAMO, PE  
**Address:** 7007 JEFFERSON STREET NE STE# A  
ALBUQUERQUE, NM 87109

**Agent:** STEVE SALAZAR, PE – WILSON AND COMPANY  
2600 THE AMERICAN RD STE # 100  
RIO RANCHO, NM 87124

**Special Instructions:**

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

**Date Mailed:** JULY 21, 2006  
**Signature:** YVONNE SAAVEDRA

195  
1002928

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

		Supplemental form			Supplemental form
<b>SUBDIVISION</b>		<b>S</b>	<b>ZONING &amp; PLANNING</b>		<b>Z</b>
<input checked="" type="checkbox"/> Major Subdivision action			<input type="checkbox"/> Annexation		
<input type="checkbox"/> Minor Subdivision action			<input type="checkbox"/> County Submittal		
<input type="checkbox"/> Vacation		<b>V</b>	<input type="checkbox"/> EPC Submittal		
<input type="checkbox"/> Variance (Non-Zoning)			<input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning)		
<b>SITE DEVELOPMENT PLAN</b>		<b>P</b>	<input type="checkbox"/> Sector Plan (Phase I, II, III)		
<input type="checkbox"/> ... for Subdivision Purposes			<input type="checkbox"/> Amendment to Sector, Area, Facility or Comprehensive Plan		
<input type="checkbox"/> ... for Building Permit			<input type="checkbox"/> Text Amendment (Zoning Code/Sub Regs)		
<input type="checkbox"/> IP Master Development Plan					
<input type="checkbox"/> Cert. of Appropriateness (LUCC)		<b>L</b>	<b>APPEAL / PROTEST of...</b>		<b>A</b>
			<input type="checkbox"/> 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: The Trails, LLC Attn: Rick Beltramo, PE PHONE: (505)761-9911  
 ADDRESS: 7007 Jefferson Street NE Ste. A FAX: (505) 761-9922  
 CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: rbeltramo@longfordgroup.com  
 Proprietary interest in site: Owner List all owners: The Trails, LLC  
 AGENT (if any): Steve Salazar, PE - Wilson and Company PHONE: (505) 348-4000  
 ADDRESS: 2600 The American Rd. Suite 100 FAX: (505) 898-8501  
 CITY: Rio Rancho STATE NM ZIP 87124 E-MAIL: jsalazar@wilsonco.com

**DESCRIPTION OF REQUEST:** Requests Major - Two Year Extension of Subdivision Improvements Agreement

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

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

Lot or Tract No. Tract D of Bull Land Plot of The Trails Block: N/A Unit: N/A  
 Subdiv. / Addn. TBK Taos at The Trails (Tract D at The Trails)  
 Current Zoning: RD Proposed zoning: No Change  
 Zone Atlas page(s): C 9 Z No. of existing lots: 91 No. of proposed lots: n/a  
 Total area of site (acres): 18.4 ac Density if applicable: dwellings per gross acre: 4.94 dwellings per net acre: 4.94  
 Within city limits?  Yes. No , but site is within 5 miles of the city limits.) Within 1000FT of a landfill? No  
 UPC No. 100906430838621710 MRGCD Map No. N/A  
 LOCATION OF PROPERTY BY STREETS: On or Near: Rainbow Blvd. NW  
 Between: Paseo del Norte NW and Woodmont Ave. 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.) DRB #1002928, DRC# 730082, app.03-01532, 05-00308

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

SIGNATURE [Signature] DATE 7/13/06  
 (Print) Steve J. Salazar, PE Applicant  Agent

**FOR OFFICIAL USE ONLY**

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

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers.	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>DADRPS - 01020</u>	<u>SA</u>	<u>512</u>	<u>\$ 50.00</u>
<input checked="" type="checkbox"/> All fees have been collected		<u>ADW</u>		<u>\$ 75.00</u>
<input checked="" type="checkbox"/> All case #s are assigned		<u>CMF</u>		<u>\$ 20.00</u>
<input checked="" type="checkbox"/> AGIS copy has been sent				<u>\$</u>
<input checked="" type="checkbox"/> Case history #s are listed				<u>\$</u>
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill				<u>\$</u>
<input checked="" type="checkbox"/> F.H.D.P. density bonus				<u>\$</u>
<input checked="" type="checkbox"/> F.H.D.P. fee rebate				<u>\$</u>
	Hearing date <u>8-9-06</u>			Total <u>\$ 145.00</u>

[Signature] 7/14/06  
Planner signature / date

Project # 1002928

FORM S(2): SUBDIVISION - D.R.B. PUBLIC HEARING

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

MAJOR SUBDIVISION PRELIMINARY PLAT APPROVAL

- Proposed Preliminary Plat including the Grading Plan (folded to fit into an 8.5" by 14" pocket) 24 copies
  - Proposed Infrastructure List
  - Design elevations & cross sections of perimeter walls
  - 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
  - Property owner's and City Surveyor's signature on the proposed plat
  - FORM DRWS Drainage Report, Water & Sewer availability statement filing information
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - TIS/AQIA Traffic Impact Study / Air Quality Impact Assessment form
  - Fee (see schedule)
  - Any original and/or related file numbers are listed on the cover application
- Preliminary plat approval expires after one year.  
DRB Public hearings are approximately ONE MONTH after the filing deadline. **Your attendance is required.**

- MAJOR SUBDIVISION AMENDMENT TO PRELIMINARY PLAT (with significant changes)
- MAJOR SUBDIVISION AMENDMENT TO INFRASTRUCTURE LIST (with significant changes)
- MAJOR SUBDIVISION AMENDMENT TO GRADING PLAN (with significant 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, and/or Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 24 copies
  - Original Preliminary Plat, and/or Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket)
  - 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
  - Property owner's and City Surveyor's signature on the proposed amended plat, if the preliminary plat is being amended
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Any original and/or related file numbers are listed on the cover application
- Amended preliminary plat approval expires after one year.  
DRB Public hearings are approximately ONE MONTH after the filing deadline. **Your attendance is required.**

MAJOR SUBDIVISION EXTENSION OF SUBDIVISION IMPROVEMENTS AGREEMENT

(Temporary sidewalk deferral uses FORM-V)

- 1 copy of each of the following items
- 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
- Plat or plan reduced to 8.5" x 11"
- Official D.R.B. Notice of the original approval
- Approved Infrastructure List. If not applicable, please initial. \_\_\_\_\_
- Previous SIA extension notice, if one has been issued. If not applicable, please initial. \_\_\_\_\_
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Any original and/or related file numbers are listed on the cover application
- Fee (see schedule)

DRB Public hearings are approximately ONE MONTH after the 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.

Steve Salazar, PE  
Applicant name (print)

[Signature] 7/12/06  
Applicant signature / date



Form revised 9/01, 8/03 and 9/03

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

Application case numbers  
D4DR3 - \_\_\_\_\_ - 01020  
 \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_  
 \_\_\_\_\_ - \_\_\_\_\_ - \_\_\_\_\_

[Signature] 7/14/06  
Planner signature / date

**Project #** 1002928



## RECORDS WITH LABELS

PAGE 1

100906408343020212	LEGAL: T11N R2E SEC 16 W1/2 NW1/4 PROPERTY ADDR: 00000 UNKNOWN OWNER NAME: TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	LAND USE: RD LAS VEGAS NV	89120
100906415151820832	LEGAL: LT 1 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: TRUJILLO ANDY R & CARMEN V OWNER ADDR: 07339 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87114
100906415851820831	LEGAL: LT 2 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: GILBERT MITCHELL C & DOROTHY K OWNER ADDR: 07335 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87114
100906416451820830	LEGAL: LT 3 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: MAREZ ANTHONY R & GRACE M OWNER ADDR: 07331 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87114
100906416951820829	LEGAL: LT 4 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906417451820828	LEGAL: LT 5 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: GILBERT MITCHELL C & DOROTHY K OWNER ADDR: 07323 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87114
100906417951820827	LEGAL: LT 6 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906418451820826	LEGAL: LT 7 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: AVILA ANTONIO M & YAISELYN OWNER ADDR: 07315 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87114
100906418951820825	LEGAL: LT 8 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: BEAUCHAMP JEAN L OWNER ADDR: 07309 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87114
100906419451820824	LEGAL: LT 9 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: PHAM DENISE OWNER ADDR: 07305 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87114
100906419951820823	LEGAL: LT 1 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: HUYNH PHUOC OWNER ADDR: 07301 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87120

## RECORDS WITH LABELS

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100906429351820822	LEGAL: LT 1 1 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: HUYNH PHUOC OWNER ADDR: 07239 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87121
100906420951820821	LEGAL: LT 1 2 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: ARMijo SANDRA OWNER ADDR: 07235 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87120
100906421451820820	LEGAL: LT 1 3 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: SANCHEZ SIMON & YVONNE OWNER ADDR: 07231 WILLIAMSBURG	LAND USE: RD NE ALBUQUERQUE NM	87120
100906421951820819	LEGAL: LT 1 4 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: HUGHES LAWRENCE MAX & ELIZABET OWNER ADDR: 07227 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87120
100906422451820818	LEGAL: LT 1 5 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: SCHANCER KORY J & SHELLY M NOS OWNER ADDR: 07223 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87120
100906422951820817	LEGAL: LT 1 6 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: DRACKERT EMANUEL F & DORIS S OWNER ADDR: 07219 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87114
100906423451820816	LEGAL: LT 1 7 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: CASNER ERIN L OWNER ADDR: 07215 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87120
100906423951820815	LEGAL: LT 1 8 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: K VENTURES LLC OWNER ADDR: 07209 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87120
100906424451820814	LEGAL: LT 1 9 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: MAXWELL DANNY L & ABIGAIL T OWNER ADDR: 07205 WILLIAMSBURG	LAND USE: RD NW ALBUQUERQUE NM	87114
100906425151520813	LEGAL: LT 2 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: GALLEGOS ROBERT N & VERONICA L OWNER ADDR: 03581 E SANTA FE	LAND USE: LN GILBERT AZ	85297
100906428651720714	LEGAL: LT 1 1 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 EDISON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109

## RECORDS WITH LABELS

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100906429351720715	LEGAL: LT 1 2 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 EDISON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429751720716	LEGAL: LT 1 3 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 EDISON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430351720717	LEGAL: LT 1 4 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 EDISON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430851720718	LEGAL: LT 1 5 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 EDISON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432851720722	LEGAL: LT 1 9 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 EDISON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906437149310104	LEGAL: TR 1 BUL K LAND PLAT OF THE TRAILS UNIT 2 (BEING A LAND USE: PROPERTY ADDR: 00000 OWNER NAME: PARADISE WEST INC OWNER ADDR: 05016 LA FIESTA	DR NE ALBUQUERQUE NM	87109
100906431251720719	LEGAL: LT 1 6 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 EDISON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906431851720720	LEGAL: LT 1 7 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 EDISON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432351720721	LEGAL: LT 1 8 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 EDISON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425751720812	LEGAL: TR A PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 00000 OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906428151220713	LEGAL: TR A PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 00000 OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109

## RECORDS WITH LABELS

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100906425451020811	LEGAL: TR C PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 00000 OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906428151020712	LEGAL: TR C PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 00000 OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425650720810	LEGAL: LT 2 1 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: WHITE DAVID & ANDREA OWNER ADDR: 09336 NATIONWIDE	ST NW ALBUQUERQUE NM	87120
100906428350520711	LEGAL: LT 1 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432550420508	LEGAL: LT 2 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906415350521105	LEGAL: LT 7 5 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 JAMESON OWNER NAME: GONZALEZ KERRIANNE OWNER ADDR: 09323 JAMESON	ST NW ALBUQUERQUE NM	87114
100906416750121020	LEGAL: LT 5 1 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: POWERS KEVIN & FLORIDALBA OWNER ADDR: 07328 WILLIAMSBURG	RD NW ALBUQUERQUE NM	87114
100906417350221019	LEGAL: LT 5 2 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: SAYLOR CLIFFORD B & DONNA E OWNER ADDR: 07324 WILLIAMSBURG	RD NW ALBUQUERQUE NM	87120
100906417850221018	LEGAL: LT 5 3 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906418350221017	LEGAL: LT 5 4 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906418950221016	LEGAL: LT 5 5 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109



100906419450221015	LEGAL: LT 5 6 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906419850221014	LEGAL: LT 5 7 FO R HERITAGE AT THE TRAILS SUBDIVISION UNIT LAND USE: PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906420350221013	LEGAL: LT 5 8 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906420950221012	LEGAL: LT 5 9 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906421550121011	LEGAL: LT 6 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WILLIAMSBURG OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906422850520910	LEGAL: LT 3 8 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WEST HAVEN OWNER NAME: YANCY MICHAEL E & KASIE OWNER ADDR: 09332 WEST HAVEN	ST NW ALBUQUERQUE NM	87114
100906423950420909	LEGAL: LT 3 7 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: WILLIAMS LAWRENCE & PAMELA L OWNER ADDR: 09331 NATIONWIDE	ST NW ALBUQUERQUE NM	87120
100906429750420610	LEGAL: LT 4 3 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430950420609	LEGAL: LT 4 2 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425550120809	LEGAL: LT 2 2 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: KLINT STEVEN A & BONITA J OWNER ADDR: 09332 NATIONWIDE	ST ALBUQUERQUE NM	87114
100906428250020710	LEGAL: LT 9 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109

100906415350021104	LEGAL: LT 7 4 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 JAMESON OWNER NAME: CHAVEZ PAUL E & MONICA M OWNER ADDR: 09319 JAMESON	ST NW ALBUQUERQUE NM	87121
100906422850020911	LEGAL: LT 3 9 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WEST HAVEN OWNER NAME: HERNSTED JULIE OWNER ADDR: 09328 WEST HAVEN	ST NW ALBUQUERQUE NM	87120
100906432549920507	LEGAL: LT 2 1 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429749920611	LEGAL: LT 4 4 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430949920608	LEGAL: LT 4 1 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906423949820908	LEGAL: LT 3 6 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: COCKERHAM JAMES M OWNER ADDR: 09327 NATIONWIDE	ST NW ALBUQUERQUE NM	87120
100906425549620808	LEGAL: LT 2 3 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: SETAYESH HAMID & FLORA OWNER ADDR: 09328 NATIONWIDE	ST NW ALBUQUERQUE NM	87120
100906428249520709	LEGAL: LT 8 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906415349521103	LEGAL: LT 7 3 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 JAMESON OWNER NAME: SEAGRIST THOMAS A & MICHIO OWNER ADDR: 09315 JAMESON	ST NW ALBUQUERQUE NM	87114
100906422749420912	LEGAL: LT 4 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 WEST HAVEN OWNER NAME: SINGH VIKAS & ANITA B RAWAT OWNER ADDR: 09324 WEST HAVEN	ST NW ALBUQUERQUE NM	87120
100906418249221004	LEGAL: LT 6 7 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109

## RECORDS WITH LABELS

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100906418749321005	LEGAL: LT 6 6 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906419349221006	LEGAL: LT 6 5 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906419849121007	LEGAL: LT 6 4 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906417749121003	LEGAL: LT 6 8 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432549320506	LEGAL: LT 2 2 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906420349021008	LEGAL: LT 6 3 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906423949320907	LEGAL: LT 3 5 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 NATIONWIDE OWNER NAME: JARAMILLO RUDY E & MEREDITH C OWNER ADDR: 09323 NATIONWIDE	ST NW ALBUQUERQUE NM	87120
100906417249021002	LEGAL: LT 6 9 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429749320612	LEGAL: LT 4 5 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430949320607	LEGAL: LT 4 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906416749021001	LEGAL: LT 7 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109

## RECORDS WITH LABELS

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100906421149121010	LEGAL: LT 6 1 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 WEST HAVEN OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425449120807	LEGAL: LT 2 4 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 NATIONWIDE OWNER NAME: K VENTURES LLC OWNER ADDR: 09324 NATIONWIDE	ST NW ALBUQUERQUE NM	87114
100906422748920913	LEGAL: LT 4 1 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 WEST HAVEN OWNER NAME: ENNIS MERLIN M & DOROTHY R OWNER ADDR: 09320 WEST HAVEN	ST NW ALBUQUERQUE NM	87120
100906428249020708	LEGAL: LT 7 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 0000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906415349021102	LEGAL: LT 7 2 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 JAMESON OWNER NAME: SHERIDAN MICHAEL J & SANDRA J OWNER ADDR: 09309 JAMESON	ST NW ALBUQUERQUE NM	87114
100906423848820906	LEGAL: LT 3 4 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 NATIONWIDE OWNER NAME: SCHMIDLEY JAMES III & DAWN OWNER ADDR: 09319 NATIONWIDE	ST NW ALBUQUERQUE NM	87120
100906432548820505	LEGAL: LT 2 3 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429648820613	LEGAL: LT 4 6 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430848820606	LEGAL: LT 3 9 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906420948521009	LEGAL: LT 6 2 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 WEST HAVEN OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425348620806	LEGAL: LT 2 5 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 NATIONWIDE OWNER NAME: ENNIS MERLIN M & DOROTHY R OWNER ADDR: 09320 NATIONWIDE	ST NW ALBUQUERQUE NM	87120

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100906422548420914	LEGAL: LT 4 2 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WEST HAVEN OWNER NAME: MARES LAWRENCE M & ANNA A OWNER ADDR: 09316 WEST HAVEN	LAND USE: ST NW ALBUQUERQUE NM	87120
100906415348421101	LEGAL: LT 7 1 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 JAMESON OWNER NAME: COSMAN MARK GOODRICH TRUSTEE OWNER ADDR: 09305 JAMESON	LAND USE: ST NW ALBUQUERQUE NM	87114
100906428248420707	LEGAL: LT 6 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906423748320905	LEGAL: LT 3 3 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: DAVIDSON THOMAS E OWNER ADDR: 09315 NATIONWIDE	LAND USE: ST NW ALBUQUERQUE NM	87120
100906432548320504	LEGAL: LT 2 4 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906429648320614	LEGAL: LT 4 7 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906430848320605	LEGAL: LT 3 8 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906425348120805	LEGAL: LT 2 6 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: BROWN CAROLEE M & CHERYL A BRO OWNER ADDR: 09316 NATIONWIDE	LAND USE: ST ALBUQUERQUE NM	87120
100906422447920901	LEGAL: LT 4 3 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 WEST HAVEN OWNER NAME: LUJAN BERNARD & CAROLYN R MARK OWNER ADDR: 09312 WEST HAVEN	LAND USE: ST NW ALBUQUERQUE NM	87120
100906419147821201	LEGAL: LT 5 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906419546121333	LEGAL: TR 0 S-1 BULK PLAT OF THE TRAILS A REPLAT OF A PORT PROPERTY ADDR: 00000 OWNER NAME: TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	LAND USE: RD LAS VEGAS NV	89120

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100906428148020706	LEGAL: LT 5 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906423647820904	LEGAL: LT 3 2 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: BENTLEY PATRICK M & MADELYN F OWNER ADDR: 09309 NATIONWIDE	LAND USE: ST NW ALBUQUERQUE NM	87114
100906419747521202	LEGAL: LT 4 9 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906432547820503	LEGAL: LT 2 5 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906429647820615	LEGAL: LT 4 8 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906430847820604	LEGAL: LT 3 7 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906425247620804	LEGAL: LT 2 7 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906420247321203	LEGAL: LT 4 8 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906420747121204	LEGAL: LT 4 7 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906428047420705	LEGAL: LT 4 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906423547320903	LEGAL: LT 3 1 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: DEAN NEIL & R DI LEEN BASS-DEA OWNER ADDR: 09305 NATIONWIDE	LAND USE: ST NW ALBUQUERQUE NM	87120

100906432547220502	LEGAL: LT 2 6 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 0000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429647220616	LEGAL: LT 4 9 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430847220603	LEGAL: LT 3 6 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906421346921205	LEGAL: LT 4 6 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425147120803	LEGAL: LT 2 8 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906421846721206	LEGAL: LT 4 5 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906428046920704	LEGAL: LT 3 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906422446521207	LEGAL: LT 4 4 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906423646820902	LEGAL: TR B PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 00000 OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432546520501	LEGAL: LT 2 7 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429646520601	LEGAL: LT 5 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109

100906430846520602	LEGAL: LT 3 5 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 ALLEGIANCE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425046620802	LEGAL: LT 2 9 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906416946221338	LEGAL: LT 5 9-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .16 LAND USE: PROPERTY ADDR: 00000 TOME OWNER NAME: LEHMAN RUDOLPH H & ELVA C OWNER ADDR: 05741 W CINNEBAR	GLENDAL AZ	85302
100906416246121339	LEGAL: LT 5 8-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .16 LAND USE: PROPERTY ADDR: 00000 TOME OWNER NAME: STONE DEVRA K OWNER ADDR: 24701 RAYMOND	WA LAKE FOREST CA	92630
100906427946520703	LEGAL: LT 2 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906424846120801	LEGAL: LT 3 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 NATIONWIDE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906417445821337	LEGAL: LT 6 0-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .13 LAND USE: PROPERTY ADDR: 00000 TOME OWNER NAME: RICO LESLEY L OWNER ADDR: 07315 TOME	CT NW ALBUQUERQUE NM	87114
100906428045720702	LEGAL: LT 1 PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 00000 BATTLE CREEK OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906415745621340	LEGAL: LT 5 7-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .16 LAND USE: PROPERTY ADDR: 00000 TOME OWNER NAME: CERTAIN JUAN CARLOS OWNER ADDR: 08919 NW 38TH	DR CORAL BEACH FL	33065
100906427145520701	LEGAL: TR B PLA T FOR HERITAGE AT THE TRAILS SUBDIVISION U LAND USE: PROPERTY ADDR: 00000 OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432745520407	LEGAL: LT 2 8 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION LAND USE: PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109

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100906432245520406	LEGAL: LT 2 9 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE:    NE ALBUQUERQUE NM	87109
100906431745420405	LEGAL: LT 3 0 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE:    NE ALBUQUERQUE NM	87109
100906417745421336	LEGAL: LT 6 1-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .12 PROPERTY ADDR: 00000 TOME OWNER NAME: BRUHN DAVID & IVY M OWNER ADDR: 07139 ALOE	LAND USE:    CT RANCHO CUCAMCA	91739
100906431245420404	LEGAL: LT 3 1 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE:    NE ALBUQUERQUE NM	87109
100906430745320403	LEGAL: LT 3 2 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE:    NE ALBUQUERQUE NM	87109
100906430245220402	LEGAL: LT 3 3 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE:    NE ALBUQUERQUE NM	87109
100906420745221332	LEGAL: LT 9 4-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 PROPERTY ADDR: 00000 SENEUCU OWNER NAME: LO LAWRENCE OWNER ADDR: 03138 WATERS	LAND USE:    WA SUGAR LAND TX	77478
100906429545120401	LEGAL: LT 3 4 PL AT FOR HERITAGE AT THE TRAILS SUBDIVISION PROPERTY ADDR: 00000 HEARTHSTONE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE:    NE ALBUQUERQUE NM	87109
100906421145021331	LEGAL: LT 9 5-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 PROPERTY ADDR: 00000 SENEUCU OWNER NAME: KAMAL MOHAMMAD R OWNER ADDR: 06435 PEINADO	LAND USE:    SAN DIEGO CA	92121
100906417945021335	LEGAL: LT 6 2-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .12 PROPERTY ADDR: 00000 TOME OWNER NAME: WESTNEY BRIAN M & HEATHER L OWNER ADDR: 07305 TOME	LAND USE:    CT NW ALBUQUERQUE NM	87114
100906421544821330	LEGAL: LT 9 6-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 PROPERTY ADDR: 00000 SENEUCU OWNER NAME: BUSH ANNYA OWNER ADDR: 06010 AVENIDA VAQUERO	LAND USE:    SAN CLEMENTECA	92673

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100906415844921341	LEGAL: LT 5 6-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .15 PROPERTY ADDR: 00000 TOME OWNER NAME: YORK REGINA OWNER ADDR: 07316 TOME	LAND USE:    CT NW ALBUQUERQUE NM	87114
100906430044221647	LEGAL: TR 0 S-2 BULK PLAT OF THE TRAILS A REPLAT OF A PORT PROPERTY ADDR: 00000 OWNER NAME: TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	LAND USE:    RD LAS VEGAS NV	89120
100906418244621334	LEGAL: LT 6 3-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .12 PROPERTY ADDR: 00000 TOME OWNER NAME: FEVOLA ZENAIDA & MICHAEL OWNER ADDR: 07301 TOME	LAND USE:    CT NW ALBUQUERQUE NM	87114
100906421944621329	LEGAL: LT 9 7-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 PROPERTY ADDR: 00000 SENEUCU OWNER NAME: LO LAWRENCE OWNER ADDR: 03138 WATERS WAY	LAND USE:    DR SUGAR LAND TX	77478
100906422344421328	LEGAL: LT 9 8-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 PROPERTY ADDR: 00000 SENEUCU OWNER NAME: MURAYOSHI KIMIYASU OWNER ADDR: 11038 CAMARILLO	LAND USE:    ST TOCULA LAKE CA	91602
100906436943210103	LEGAL: TR 0 S-3 BULK LAND PLAT OF THE TRAILS UNIT 2 (BEING PROPERTY ADDR: 00000 OWNER NAME: THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	LAND USE:    RD LAS VEGAS NV	89120
100906416244521342	LEGAL: LT 5 5-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .12 PROPERTY ADDR: 00000 TOME OWNER NAME: STRATTON CHRIS OWNER ADDR: 07312 TOME	LAND USE:    CT NW ALBUQUERQUE NM	87114
100906422744321327	LEGAL: LT 9 9-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 PROPERTY ADDR: 00000 SENEUCU OWNER NAME: CHINTAWAT SATIT B OWNER ADDR: 09911 PASEO MONTIL	LAND USE:    SAN DIEGO CA	92129
100906416544121343	LEGAL: LT 5 4-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .13 PROPERTY ADDR: 00000 TOME OWNER NAME: SCHINDLER PATRICIA OWNER ADDR: 07308 TOME	LAND USE:    CT NW ALBUQUERQUE NM	87114
100906423244121326	LEGAL: LT 1 00-P 1 PLAT FOR SANTA FE AT THE TRAILS CONT .1 PROPERTY ADDR: 00000 SENEUCU OWNER NAME: LESTER LULU STEPHANIE WU & STE OWNER ADDR: 05295 WINIFRED	LAND USE:    DR CASTRO VALLECA	94546
100906420044021412	LEGAL: LT 9 3-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .26 PROPERTY ADDR: 00000 TOME OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	LAND USE:    RD LAS VEGAS NV	89120

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100906424343821325	LEGAL: LT 1 -P1 PLAT FOR SANTA FE AT THE TRAILS CONT .148 LAND USE: PROPERTY ADDR: 0000 SABINAL OWNER NAME: HERNANDEZ KENNETH L & KATHARIN OWNER ADDR: 09144 SABINAL	DR NW ALBUQUERQUE NM	87114
100906416943721344	LEGAL: LT 5 3-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .14 LAND USE: PROPERTY ADDR: 0000 TOME OWNER NAME: WURSTER GREG OWNER ADDR: 07304 TOME	CT NW ALBUQUERQUE NM	87114
100906418843621401	LEGAL: LT 8 2-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .15 LAND USE: PROPERTY ADDR: 0000 JALISCO OWNER NAME: GILBERT ANTHONY & EVELYN SETH OWNER ADDR: 00972 DAISY	ST SAN MATED CA	94401
100906417443421345	LEGAL: LT 5 2-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .13 LAND USE: PROPERTY ADDR: 0000 TOME OWNER NAME: MOUNT ROBERT A & MADELEINE J T OWNER ADDR: 06575 LOWER RIDGE	RD SANTA ROSA CA	95404
100906421443521411	LEGAL: LT 9 2-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .18 LAND USE: PROPERTY ADDR: 0000 SENUCA OWNER NAME: LAW DAKKI WING SZE OWNER ADDR: 00002 KITTANSETT	LP HENDERSON NV	89052
100906419343521402	LEGAL: LT 8 3-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 0000 JALISCO OWNER NAME: GRIEVE STEVE D & LAURA C OWNER ADDR: 07239 JALISCO	RD NW ALBUQUERQUE NM	87114
100906419743321403	LEGAL: LT 8 4-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 0000 JALISCO OWNER NAME: MARTINEZ LORRAINE B OWNER ADDR: 07235 JALISCO	RD NW ALBUQUERQUE NM	87114
100906429843321646	LEGAL: LT 9 3-P1 PLAT FOR TAOS AT THE TRAILS CONT .1148 A LAND USE: PROPERTY ADDR: 0000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906430343321645	LEGAL: LT 9 2-P1 PLAT FOR TAOS AT THE TRAILS CONT .1034 A LAND USE: PROPERTY ADDR: 0000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906430743321644	LEGAL: LT 9 1-P1 PLAT FOR TAOS AT THE TRAILS CONT .1034 A LAND USE: PROPERTY ADDR: 0000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906431143321643	LEGAL: LT 9 0-P1 PLAT FOR TAOS AT THE TRAILS CONT .1118 A LAND USE: PROPERTY ADDR: 0000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120

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100906432343521642	LEGAL: LT 1 30-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1328 LAND USE: PROPERTY ADDR: 0000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906437638010102	LEGAL: TR 4 BUL K LAND PLAT OF THE TRAILS UNIT 2 (BEING A LAND USE: PROPERTY ADDR: 0000 OWNER NAME: THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906424143321324	LEGAL: LT 2 -P1 PLAT FOR SANTA FE AT THE TRAILS CONT .104 LAND USE: PROPERTY ADDR: 0000 SABINAL OWNER NAME: WATTS BENJAMIN J & SAMUEL N WA OWNER ADDR: 09140 SABINAL	DR NE ALBUQUERQUE NM	87120
100906420143121404	LEGAL: LT 8 5-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 0000 JALISCO OWNER NAME: INCS IRINA OWNER ADDR: 12670 MEADOWLARK	AV GRANADA HILLCA	91344
100906422343021410	LEGAL: LT 9 1-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .15 LAND USE: PROPERTY ADDR: 0000 SABINAL OWNER NAME: CHINTAWAT SATIT B OWNER ADDR: 09911 PASEO MONTRIL	SAN DIEGO CA	92129
100906420542921405	LEGAL: LT 8 6-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 0000 JALISCO OWNER NAME: GURULE PAUL C OWNER ADDR: 07227 JALISCO	RD NW ALBUQUERQUE NM	87114
100906426843021648	LEGAL: LT 9 4-P1 PLAT FOR TAOS AT THE TRAILS CONT .1687 A LAND USE: PROPERTY ADDR: 0000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906416942921346	LEGAL: LT 5 1-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 0000 NUEVA SEVILLA OWNER NAME: TANNENBAUM DAVID OWNER ADDR: 02646 PALM	DR VENTURA CA	93003
100906432343121641	LEGAL: LT 1 29-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1104 LAND USE: PROPERTY ADDR: 0000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906420942721406	LEGAL: LT 8 7-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 0000 JALISCO OWNER NAME: THIBODEAUX ROBERT K & TERESA H OWNER ADDR: 07223 JALISCO	RD NW ALBUQUERQUE NM	87114
100906423942921323	LEGAL: LT 3 -P1 PLAT FOR SANTA FE AT THE TRAILS CONT .104 LAND USE: PROPERTY ADDR: 0000 SABINAL OWNER NAME: TON NICHOLAS OWNER ADDR: 00040 PAPERWHITE	IRVIN CA	92603

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100906421342521407	LEGAL: LT 8 8-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 JALISCO OWNER NAME: HAMILTON HENRY SR & ELIZABETH OWNER ADDR: 07219 JALISCO	RD NW ALBUQUERQUE NM	87114
100906426642521649	LEGAL: LT 9 5-P1 PLAT FOR TADS AT THE TRAILS CONT .0992 A LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906421742421408	LEGAL: LT 8 9-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 JALISCO OWNER NAME: TON NICHOLAS OWNER ADDR: 00040 PAPERWHITE	IRVINE CA	92603
100906432342721640	LEGAL: LT 1 28-P 1 PLAT FOR TADS AT THE TRAILS CONT .1106 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906416742521347	LEGAL: LT 5 0-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 NUEVA SEVILLA OWNER NAME: KENNEDY JOSEPH & JULIET OWNER ADDR: 01087 MAXEY	DR SAN JOSE CA	95132
100906418142321518	LEGAL: LT 8 1-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .14 LAND USE: PROPERTY ADDR: 00000 JALISCO OWNER NAME: BAKER GREGORY D OWNER ADDR: 07244 JALISCO	RD NW ALBUQUERQUE NM	87114
100906423742521322	LEGAL: LT 4 -P1 PLAT FOR SANTA FE AT THE TRAILS CONT .103 LAND USE: PROPERTY ADDR: 00000 SABINAL OWNER NAME: PHAM THAN TRUC T OWNER ADDR: 09132 SABINAL	DR NW ALBUQUERQUE NM	87120
100906422242121409	LEGAL: LT 9 0-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .12 LAND USE: PROPERTY ADDR: 00000 JALISCO OWNER NAME: BARTLETT DANIELLE C OWNER ADDR: 07211 JALISCO	RD NW ALBUQUERQUE NM	87114
100906418642121517	LEGAL: LT 8 0-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 JALISCO OWNER NAME: LEON-GUERRERO EDWARD P & JULIE OWNER ADDR: 07240 JALISCO	RD NW ALBUQUERQUE NM	87114
100906426442221650	LEGAL: LT 9 6-P1 PLAT FOR TADS AT THE TRAILS CONT .0963 A LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906419042021516	LEGAL: LT 7 9-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 JALISCO OWNER NAME: MOUNT ROBERT A & MADELEINE J T OWNER ADDR: 06575 LOWER RIDGE	RD SANTA ROSA CA	95404

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100906432342321639	LEGAL: LT 1 27-P 1 PLAT FOR TADS AT THE TRAILS CONT .1108 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906416542121348	LEGAL: LT 4 9-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 NUEVA SEVILLA OWNER NAME: EMIKO HOMES LLC OWNER ADDR: 00122 N2ND	ST PHOENIX AZ	85004
100906423542021321	LEGAL: LT 5 -P1 PLAT FOR SANTA FE AT THE TRAILS CONT .103 LAND USE: PROPERTY ADDR: 00000 SABINAL OWNER NAME: THOMAS NONA V OWNER ADDR: 09128 SABINAL	DR NW ALBUQUERQUE NM	87114
100906419441721515	LEGAL: LT 7 8-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 JALISCO OWNER NAME: JUE IVAN L & DIDI XU OWNER ADDR: 00786 HOMEWARD	PL SAN JOSE CA	95123
100906427641721724	LEGAL: LT 8 2-P1 PLAT FOR TADS AT THE TRAILS CONT .1480 A LAND USE: PROPERTY ADDR: 00000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906428141821723	LEGAL: LT 8 3-P1 PLAT FOR TADS AT THE TRAILS CONT .0981 A LAND USE: PROPERTY ADDR: 00000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906428641821722	LEGAL: LT 8 4-P1 PLAT FOR TADS AT THE TRAILS CONT .1040 A LAND USE: PROPERTY ADDR: 00000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906429041821721	LEGAL: TR A PLA T FOR TADS AT THE TRAILS CONT .0648 AC LAND USE: PROPERTY ADDR: 00000 OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906429341821720	LEGAL: LT 8 5-P1 PLAT FOR TADS AT THE TRAILS CONT .1105 A LAND USE: PROPERTY ADDR: 00000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906429841821719	LEGAL: LT 8 6-P1 PLAT FOR TADS AT THE TRAILS CONT .0990 A LAND USE: PROPERTY ADDR: 00000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906430241821718	LEGAL: LT 8 7-P1 PLAT FOR TADS AT THE TRAILS CONT .0990 A LAND USE: PROPERTY ADDR: 00000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120

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100906430741821717	LEGAL: LT 8 8-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0990 A LAND USE: RD LAS VEGAS NV	89120
100906431141821716	LEGAL: LT 8 9-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 ALAMILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1074 A LAND USE: RD LAS VEGAS NV	89120
100906426241821651	LEGAL: LT 9 7-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0953 A LAND USE: RD LAS VEGAS NV	89120
100906419841621514	LEGAL: LT 7 7-P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 JALISCO OWNER NAME: PHAHLA SYNOD T OWNER ADDR: 42937 CALLE LONDE	CONT .10 LAND USE: TEMECULA CA	92592
100906432341921638	LEGAL: LT 1 26-P 1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1109 LAND USE: RD LAS VEGAS NV	89120
100906416341621349	LEGAL: LT 4 8-P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 NUEVA SEVILLA OWNER NAME: LESLIE JESSICA & MARK D JR OWNER ADDR: 09101 NUEVA SEVILLA	CONT .12 LAND USE: ST NW ALBUQUERQUE NM	87114
100906423341621320	LEGAL: LT 6 -P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 SABINAL OWNER NAME: KISNER DAVID T & SUSANNE L OWNER ADDR: 09124 SABINAL	CONT .103 LAND USE: DR NW ALBUQUERQUE NM	87114
100906417741421501	LEGAL: LT 6 4-P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 TEYPANA OWNER NAME: VANDERLAAN DAVID R OWNER ADDR: 05033 SHADOW VALLEY	CONT .14 LAND USE: ST LAS VEGAS NV	89148
100906420241421513	LEGAL: LT 7 6-P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 JALISCO OWNER NAME: PICKETT CHAD L & ANNA E OWNER ADDR: 07224 JALISCO	CONT .10 LAND USE: RD NW ALBUQUERQUE NM	87114
100906426341521652	LEGAL: LT 9 8-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0949 A LAND USE: RD LAS VEGAS NV	89120
100906415340821350	LEGAL: LT 4 7-P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 TEYPANA OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .17 LAND USE: RD LAS VEGAS NV	89120

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100906420641221512	LEGAL: LT 7 5-P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 JALISCO OWNER NAME: NGUYEN TU OWNER ADDR: 04160 AREZZO POINTE	CONT .10 LAND USE: CT SAN JOSE CA	95148
100906418241221502	LEGAL: LT 6 5-P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 TEYPANA OWNER NAME: HWANG RONG-JEN & MINGCHING H OWNER ADDR: 07239 TEYPANA	CONT .10 LAND USE: RD NW ALBUQUERQUE NM	87114
100906432341521637	LEGAL: LT 1 25-P 1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1250 LAND USE: RD LAS VEGAS NV	89120
100906423241221319	LEGAL: LT 7 -P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 SABINAL OWNER NAME: BRYAN CHERYL C OWNER ADDR: 09120 SABINAL	CONT .103 LAND USE: DR NW ALBUQUERQUE NM	87114
100906418641021503	LEGAL: LT 6 6-P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 TEYPANA OWNER NAME: REARDON ANTHONY J & MARY-HELEN OWNER ADDR: 01120 FLAMINGO	CONT .10 LAND USE: GLENORA CA	91741
100906421141021511	LEGAL: LT 7 4-P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 JALISCO OWNER NAME: JIM DARRELL & LAWANDA OWNER ADDR: 07216 JALISCO	CONT .10 LAND USE: RD NW ALBUQUERQUE NM	87114
100906425941121653	LEGAL: LT 9 9-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0949 A LAND USE: RD LAS VEGAS NV	89120
100906419040921504	LEGAL: LT 6 7-P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 TEYPANA OWNER NAME: TRINH KHANH OWNER ADDR: 06163 HEATHERCREEK	CONT .10 LAND USE: WA SAN JOSE CA	95123
100906421540821510	LEGAL: LT 7 3-P1 PLAT FOR SANTA FE AT THE TRAILS PROPERTY ADDR: 00000 JALISCO OWNER NAME: NGUYEN DAMIE Q OWNER ADDR: 02806 HARBOR VIEW	CONT .14 LAND USE: ELK GROVE CA	95758
100906427541021725	LEGAL: LT 8 1-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1230 A LAND USE: RD LAS VEGAS NV	89120
100906428340621704	LEGAL: LT 7 7-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 JARALES OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1947 A LAND USE: RD LAS VEGAS NV	89120



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100906429841021705	LEGAL: LT 7 0-P1 PLAT FOR TADS AT THE TRAILS CONT .1375 A LAND USE: PROPERTY ADDR: 00000 JARALES OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906430841021715	LEGAL: LT 6 9-P1 PLAT FOR TADS AT THE TRAILS CONT .1205 A LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906419440721505	LEGAL: LT 6 8-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: FERRINI REBECCA L & JEFFERY L OWNER ADDR: 10344 SPRUCE GROVE	AV SAN DIEGO CA	92131
100906432341021636	LEGAL: LT 1 24-P 1 PLAT FOR TADS AT THE TRAILS CONT .1113 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906422940821318	LEGAL: LT 8 -P1 PLAT FOR SANTA FE AT THE TRAILS CONT .103 LAND USE: PROPERTY ADDR: 00000 SABINAL OWNER NAME: CASTRO PEDRO & PATRICIA A OWNER ADDR: 09116 SABINAL	DR NW ALBUQUERQUE NM	87114
100906415840621351	LEGAL: LT 4 6-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: BOTTON EUGENIO OWNER ADDR: 01409 MANCHESTER	RD SAN DIMAS CA	91773
100906425740821654	LEGAL: LT 1 00-P 1 PLAT FOR TADS AT THE TRAILS CONT .0948 LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906419840521506	LEGAL: LT 6 9-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: YU THUY LINH & DUC T DANG OWNER ADDR: 00380 S RAMSGATE	DR ANAHEIM CA	92807
100906416240421352	LEGAL: LT 4 5-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: SAN PAOLO GAETABO & MARSHA A OWNER ADDR: 07304 TEYPANA	RD NW ALBUQUERQUE NM	87114
100906427340621726	LEGAL: LT 8 0-P1 PLAT FOR TADS AT THE TRAILS CONT .0991 A LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906420340321507	LEGAL: LT 7 0-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: COCHRAN JEFFREY C OWNER ADDR: 07219 TEYPANA	RD NW ALBUQUERQUE NM	87114

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100906432340721635	LEGAL: LT 1 23-P 1 PLAT FOR TADS AT THE TRAILS CONT .1115 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906416640321353	LEGAL: LT 4 4-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: LLAYORE RUSSEL Z & MARIVIC S OWNER ADDR: 05289 WESTPORT VIEW	DR SAN DIEGO CA	92154
100906422840421317	LEGAL: LT 9 -P1 PLAT FOR SANTA FE AT THE TRAILS CONT .103 LAND USE: PROPERTY ADDR: 00000 SABINAL OWNER NAME: WOODHOUSE STEVE M & CELESTE F OWNER ADDR: 00004 ARCHBAY	ST LAGUNA BEACH CA	92677
100906430840621714	LEGAL: LT 6 8-P1 PLAT FOR TADS AT THE TRAILS CONT .1088 A LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906429840521706	LEGAL: LT 7 1-P1 PLAT FOR TADS AT THE TRAILS CONT .1233 A LAND USE: PROPERTY ADDR: 00000 JARALES OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906425640421655	LEGAL: LT 1 01-P 1 PLAT FOR TADS AT THE TRAILS CONT .0947 LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906420640221508	LEGAL: LT 7 1-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: REDMOND DONNIE SR OWNER ADDR: 03563 BELLA SOVANA	CT LAS VEGAS NV	89120
100906417140121354	LEGAL: LT 4 3-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: NGUYEN LYNDA OWNER ADDR: 01952 ROSENELFE	CI SAN JOSE CA	95148
100906427140221727	LEGAL: LT 7 9-P1 PLAT FOR TADS AT THE TRAILS CONT .0989 A LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906421139921509	LEGAL: LT 7 2-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .14 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906417539921355	LEGAL: LT 4 2-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120

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100906432340221634	LEGAL: LT 1 22-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1116 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906422640021316	LEGAL: LT 1 0-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 SABINAL OWNER NAME: GARCIA LOGAN & GEORGIA OWNER ADDR: 09108 SABINAL	DR NW ALBUQUERQUE NM	87114
100906425440021656	LEGAL: LT 1 02-P 1 PLAT FOR TAOS AT THE TRAILS CONT .0946 LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906415339721364	LEGAL: LT 3 9-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .13 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906417939821356	LEGAL: LT 4 1-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: PHAM GIA V & JESSICA N OWNER ADDR: 01425 CARMINE	WA SAN JOSE CA	95131
100906430840121713	LEGAL: LT 6 7-P1 PLAT FOR TAOS AT THE TRAILS CONT .1088 A LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906427839721702	LEGAL: LT 7 6-P1 PLAT FOR TAOS AT THE TRAILS CONT .1433 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906429839921707	LEGAL: LT 7 2-P1 PLAT FOR TAOS AT THE TRAILS CONT .1485 A LAND USE: PROPERTY ADDR: 00000 JARALES OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906426939821701	LEGAL: LT 7 8-P1 PLAT FOR TAOS AT THE TRAILS CONT .1085 A LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906418339521357	LEGAL: LT 4 0-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .11 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: NGUYEN LIEN B OWNER ADDR: 01195 HAMILTON	AV PALO ALTO CA	94301
100906415839521363	LEGAL: LT 3 8-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: JOHNSON TIMOTHY A & JOYCE OWNER ADDR: 06261 WITTING	AV LAS VEGAS NV	89131

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100906428339521703	LEGAL: LT 7 5-P1 PLAT FOR TAOS AT THE TRAILS CONT .1386 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906432339921633	LEGAL: LT 1 21-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1118 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906425239621657	LEGAL: LT 1 03-P 1 PLAT FOR TAOS AT THE TRAILS CONT .0946 LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906422439621315	LEGAL: LT 1 1-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 SABINAL OWNER NAME: MONKA JEFFREY S OWNER ADDR: 11935 PRADERA	RD CAMARILLO CA	93012
100906416239421362	LEGAL: LT 3 7-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: NGUYEN ANH THI-PHUNG & DINH LI OWNER ADDR: 07301 TREE LINE	NW ALBUQUERQUE NM	87114
100906430839621712	LEGAL: LT 6 6-P1 PLAT FOR TAOS AT THE TRAILS CONT .1088 A LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906416639221361	LEGAL: LT 3 6-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: BIRDLINE ADDISON L & JUNGJA K OWNER ADDR: 02803 E HILLSIDE	DR WEST COVINA CA	91791
100906429439221708	LEGAL: LT 7 4-P1 PLAT FOR TAOS AT THE TRAILS CONT .1358 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906425039321658	LEGAL: LT 1 04-P 1 PLAT FOR TAOS AT THE TRAILS CONT .0945 LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906432339521632	LEGAL: LT 1 20-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1119 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906417039021360	LEGAL: LT 3 5-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120

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100906422239121314	LEGAL: LT 1 2-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .13 LAND USE: PROPERTY ADDR: 00000 SABINAL OWNER NAME: GARVER PHILLIP D & QUENDY L OWNER ADDR: 09100 SABINAL	DR NW ALBUQUERQUE NM	87120
100906430039021709	LEGAL: LT 7 3-P1 PLAT FOR TAOS AT THE TRAILS CONT .1531 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906419439021307	LEGAL: LT 1 9-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .11 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: BUI CAMNHUNG T OWNER ADDR: 03063 CRAY	CT SAN JOSE CA	95121
100906419938821308	LEGAL: LT 1 8-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: NOVELLO RONALD J JR & ELENA A OWNER ADDR: 00000	CORONA CA	92877
100906417538921359	LEGAL: LT 3 4-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906430839221711	LEGAL: LT 6 5-P1 PLAT FOR TAOS AT THE TRAILS CONT .1088 A LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906424938921659	LEGAL: LT 1 05-P 1 PLAT FOR TAOS AT THE TRAILS CONT .0944 LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906420338721309	LEGAL: LT 1 7-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: MILENEWICZ STANLEY J & ANA L OWNER ADDR: 07216 TEYPANA	RD NW ALBUQUERQUE NM	87114
100906417938721358	LEGAL: LT 3 3-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .12 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906432339021631	LEGAL: LT 1 19-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1262 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906426238721826	LEGAL: LT 5 2-P1 PLAT FOR TAOS AT THE TRAILS CONT .1023 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120

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100906426638621825	LEGAL: LT 5 3-P1 PLAT FOR TAOS AT THE TRAILS CONT .0955 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906420738521310	LEGAL: LT 1 6-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: RUNYON RICHARD D OWNER ADDR: 01286 TOPAZ	LN GARDNERVILLE NV	89460
100906426938421824	LEGAL: LT 5 4-P1 PLAT FOR TAOS AT THE TRAILS CONT .0955 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906424738521660	LEGAL: LT 1 06-P 1 PLAT FOR TAOS AT THE TRAILS CONT .0943 LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906430838621710	LEGAL: LT 6 4-P1 PLAT FOR TAOS AT THE TRAILS CONT .1277 A LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906419133320218	LEGAL: TR E BUL K PLAT OF THE TRAILS A REPLAT OF A PORTION LAND USE: PROPERTY ADDR: 00000 OWNER NAME: TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906421138321311	LEGAL: LT 1 5-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: EMIKO HOMES LLC OWNER ADDR: 00122 N2ND	ST PHOENIX AZ	85004
100906427338221823	LEGAL: LT 5 5-P1 PLAT FOR TAOS AT THE TRAILS CONT .0955 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906432338621630	LEGAL: LT 1 18-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1122 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906419138221301	LEGAL: LT 2 0-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .11 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: TRAN VY OWNER ADDR: 02006 EVANS	LN SAN JOSE CA	95621
100906421538121312	LEGAL: LT 1 4-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TEYPANA OWNER NAME: DESANTIS CHRISTOPHER F OWNER ADDR: 07204 TEYPANA	RD NW ALBUQUERQUE NM	87114

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100906427738121822	LEGAL: LT 5 6-P1 PLAT FOR TAOS AT THE TRAILS CONT .0955 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906422037921313	LEGAL: LT 1 3-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .11 LAND USE: PROPERTY ADDR: 00000 TEYANA OWNER NAME: NGUYEN BINH D & SUONG T OWNER ADDR: 01304 SNUG HARBOR	CT MARIETTA GA	30066
100906424538121661	LEGAL: LT 1 07-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1351 LAND USE: PROPERTY ADDR: 00000 OLD MILL OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906428138021821	LEGAL: LT 5 7-P1 PLAT FOR TAOS AT THE TRAILS CONT .1253 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906419538021302	LEGAL: LT 2 1-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906416137620201	LEGAL: LT 3 2-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .27 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906425837921801	LEGAL: LT 5 1-P1 PLAT FOR TAOS AT THE TRAILS CONT .1058 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906432338221629	LEGAL: LT 1 17-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1124 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906428337321807	LEGAL: TR B PLA T FOR TAOS AT THE TRAILS CONT .1585 AC LAND USE: PROPERTY ADDR: 00000 OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906419937821303	LEGAL: LT 2 2-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906428937721820	LEGAL: LT 5 8-P1 PLAT FOR TAOS AT THE TRAILS CONT .1116 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120

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100906426237721802	LEGAL: LT 5 0-P1 PLAT FOR TAOS AT THE TRAILS CONT .0988 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906429337621819	LEGAL: LT 5 9-P1 PLAT FOR TAOS AT THE TRAILS CONT .0996 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906420337621304	LEGAL: LT 2 3-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: ARREDONDO MICHELA OWNER ADDR: 09567 BEL SOLE	CT LAS VEGAS NV	89178
100906429837621818	LEGAL: LT 6 0-P1 PLAT FOR TAOS AT THE TRAILS CONT .0996 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906426537521803	LEGAL: LT 4 9-P1 PLAT FOR TAOS AT THE TRAILS CONT .0987 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906430237521817	LEGAL: LT 6 1-P1 PLAT FOR TAOS AT THE TRAILS CONT .0996 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906432337821628	LEGAL: LT 1 16-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1126 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906420737421305	LEGAL: LT 2 4-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906430637421816	LEGAL: LT 6 2-P1 PLAT FOR TAOS AT THE TRAILS CONT .0996 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906431037321815	LEGAL: LT 6 3-P1 PLAT FOR TAOS AT THE TRAILS CONT .1165 A LAND USE: PROPERTY ADDR: 00000 CUCHILLO OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906426937321804	LEGAL: LT 4 8-P1 PLAT FOR TAOS AT THE TRAILS CONT .0987 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120

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100906416837320202	LEGAL: LT 3 1-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .11 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: MOUNT ROBERT A & MADELEINE TRU OWNER ADDR: 06575 LOWER RIDGE	RD	SANTA ROSA CA	95404
100906421337121306	LEGAL: LT 2 5-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .20 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906427337221805	LEGAL: LT 4 7-P1 PLAT FOR TAOS AT THE TRAILS CONT .0987 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906417237120203	LEGAL: LT 3 0-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .11 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: MOUNT ROBERT A & MADELEINE J T OWNER ADDR: 06575 LOWER RIDGE	RD	SANTA ROSA CA	95404
100906423837121920	LEGAL: LT 2 2-P1 PLAT FOR TAOS AT THE TRAILS CONT .1066 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906432337421627	LEGAL: LT 1 15-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1127 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906427837121806	LEGAL: LT 4 6-P1 PLAT FOR TAOS AT THE TRAILS CONT .1117 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906417636920204	LEGAL: LT 2 9-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .11 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906424236921919	LEGAL: LT 2 3-P1 PLAT FOR TAOS AT THE TRAILS CONT .0949 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906428636821808	LEGAL: LT 4 5-P1 PLAT FOR TAOS AT THE TRAILS CONT .1081 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906418036720205	LEGAL: LT 2 8-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .11 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120

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100906424536821918	LEGAL: LT 2 4-P1 PLAT FOR TAOS AT THE TRAILS CONT .0949 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906429036721809	LEGAL: LT 4 4-P1 PLAT FOR TAOS AT THE TRAILS CONT .0960 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906432337021626	LEGAL: LT 1 14-P 1 PLAT FOR TAOS AT THE TRAILS CONT .1270 LAND USE: PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906424936621917	LEGAL: LT 2 5-P1 PLAT FOR TAOS AT THE TRAILS CONT .0949 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906418536520206	LEGAL: LT 2 7-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906429436621810	LEGAL: LT 4 3-P1 PLAT FOR TAOS AT THE TRAILS CONT .0960 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906429836521811	LEGAL: LT 4 2-P1 PLAT FOR TAOS AT THE TRAILS CONT .0960 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906430236521812	LEGAL: LT 4 1-P1 PLAT FOR TAOS AT THE TRAILS CONT .0960 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906425336421916	LEGAL: LT 2 6-P1 PLAT FOR TAOS AT THE TRAILS CONT .0955 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906418936320207	LEGAL: LT 2 6-P1 PLAT FOR SANTA FE AT THE TRAILS CONT .10 LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120
100906430636421813	LEGAL: LT 4 0-P1 PLAT FOR TAOS AT THE TRAILS CONT .0960 A LAND USE: PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD	LAS VEGAS NV	89120

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100906431036321814	LEGAL: LT 3 9-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1116 A LAND USE: RD LAS VEGAS NV	89120
100906425636221915	LEGAL: LT 2 7-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0966 A LAND USE: RD LAS VEGAS NV	89120
100906432336621625	LEGAL: LT 1 13-P 1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1131 LAND USE: RD LAS VEGAS NV	89120
100906423436221901	LEGAL: LT 2 1-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1317 A LAND USE: RD LAS VEGAS NV	89120
100906426036121914	LEGAL: LT 2 8-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0966 A LAND USE: RD LAS VEGAS NV	89120
100906423926021902	LEGAL: LT 2 0-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0931 A LAND USE: RD LAS VEGAS NV	89120
100906426435921913	LEGAL: LT 2 9-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0966 A LAND USE: RD LAS VEGAS NV	89120
100906426835821912	LEGAL: LT 3 0-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0966 A LAND USE: RD LAS VEGAS NV	89120
100906432336221624	LEGAL: LT 1 12-P 1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1132 LAND USE: RD LAS VEGAS NV	89120
100906424235821903	LEGAL: LT 1 9-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0931 A LAND USE: RD LAS VEGAS NV	89120
100906427235621911	LEGAL: LT 3 1-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1069 A LAND USE: RD LAS VEGAS NV	89120

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100906424635621904	LEGAL: LT 1 8-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0931 A LAND USE: RD LAS VEGAS NV	89120
100906425035421905	LEGAL: LT 1 7-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0943 A LAND USE: RD LAS VEGAS NV	89120
100906432335721623	LEGAL: LT 1 11-P 1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1134 LAND USE: RD LAS VEGAS NV	89120
100906425435321906	LEGAL: LT 1 6-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0948 A LAND USE: RD LAS VEGAS NV	89120
100906428435321613	LEGAL: LT 3 2-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1169 A LAND USE: RD LAS VEGAS NV	89120
100906428835221614	LEGAL: LT 3 3-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1062 A LAND USE: RD LAS VEGAS NV	89120
100906425735121907	LEGAL: LT 1 5-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0948 A LAND USE: RD LAS VEGAS NV	89120
100906429335121615	LEGAL: LT 3 4-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1062 A LAND USE: RD LAS VEGAS NV	89120
100906429735021616	LEGAL: LT 3 5-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1062 A LAND USE: RD LAS VEGAS NV	89120
100906432335421622	LEGAL: LT 1 10-P 1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1136 LAND USE: RD LAS VEGAS NV	89120
100906426135021908	LEGAL: LT 1 4-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0948 A LAND USE: RD LAS VEGAS NV	89120

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100906430234921617	LEGAL: LT 3 6-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1062 A LAND USE: RD LAS VEGAS NV	89120
100906430634921618	LEGAL: LT 3 7-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1062 A LAND USE: RD LAS VEGAS NV	89120
100906426534921909	LEGAL: LT 1 3-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0948 A LAND USE: RD LAS VEGAS NV	89120
100906431134921619	LEGAL: LT 3 8-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LAS NUTRIAS OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1214 A LAND USE: RD LAS VEGAS NV	89120
100906426934721910	LEGAL: LT 1 2-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1033 A LAND USE: RD LAS VEGAS NV	89120
100906432335021621	LEGAL: LT 1 09-P 1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1137 LAND USE: RD LAS VEGAS NV	89120
100906422834522001	LEGAL: LT 1 PLAT FOR THE RESERVE AT THE TRAILS SUBDIVISIO PROPERTY ADDR: 00000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906423334222002	LEGAL: LT 2 PLAT FOR THE RESERVE AT THE TRAILS SUBDIVISIO PROPERTY ADDR: 00000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906428134321601	LEGAL: LT 1 1-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1090 A LAND USE: RD LAS VEGAS NV	89120
100906428534221602	LEGAL: LT 1 0-P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1004 A LAND USE: RD LAS VEGAS NV	89120
100906432334521620	LEGAL: LT 1 08-P 1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 LADRON OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1383 LAND USE: RD LAS VEGAS NV	89120

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100906423834022003	LEGAL: LT 3 PLAT FOR THE RESERVE AT THE TRAILS SUBDIVISIO PROPERTY ADDR: 00000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906429034121603	LEGAL: LT 9 -P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1004 AC LAND USE: RD LAS VEGAS NV	89120
100906429434121604	LEGAL: LT 8 -P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1004 AC LAND USE: RD LAS VEGAS NV	89120
100906429834021605	LEGAL: LT 7 -P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1004 AC LAND USE: RD LAS VEGAS NV	89120
100906424233822004	LEGAL: LT 4 PLAT FOR THE RESERVE AT THE TRAILS SUBDIVISIO PROPERTY ADDR: 00000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906430333921606	LEGAL: LT 6 -P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1004 AC LAND USE: RD LAS VEGAS NV	89120
100906430733921607	LEGAL: LT 5 -P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1004 AC LAND USE: RD LAS VEGAS NV	89120
100906431533821609	LEGAL: TR C PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .0611 AC LAND USE: RD LAS VEGAS NV	89120
100906431133821608	LEGAL: LT 4 -P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1004 AC LAND USE: RD LAS VEGAS NV	89120
100906424733622005	LEGAL: LT 5 PLAT FOR THE RESERVE AT THE TRAILS SUBDIVISIO PROPERTY ADDR: 00000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	LAND USE: NE ALBUQUERQUE NM	87109
100906431833821610	LEGAL: LT 3 -P1 PLAT FOR TAOS AT THE TRAILS PROPERTY ADDR: 00000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	CONT .1059 AC LAND USE: RD LAS VEGAS NV	89120

100906432233721611	LEGAL: LT 2 -P1 PLAT FOR TAOS AT THE TRAILS CONT .1064 AC LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906432733721612	LEGAL: LT 1 -P1 PLAT FOR TAOS AT THE TRAILS CONT .1211 AC LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: LONGFORD AT THE TRAILS LLC OWNER ADDR: 03077 WARM SPRINGS	RD LAS VEGAS NV	89120
100906422533422015	LEGAL: LT 1 5 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425133422006	LEGAL: LT 6 PLAT FOR THE RESERVE AT THE TRAILS SUBDIVISIO LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906437129210101	LEGAL: TR 6 BUL K LAND PLAT OF THE TRAILS UNIT 2 (BEING A LAND USE: PROPERTY ADDR: 0000 OWNER NAME: INDUS DEVELOPMENT LTD CO OWNER ADDR: 08224 CALLE PRIMERA	NW ALBUQUERQUE NM	87120
100906425633222007	LEGAL: LT 7 PLAT FOR THE RESERVE AT THE TRAILS SUBDIVISIO LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906423133122014	LEGAL: LT 1 4 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906426233022008	LEGAL: LT 8 PLAT FOR THE RESERVE AT THE TRAILS SUBDIVISIO LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906423431922035	LEGAL: TR P R PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906423632922013	LEGAL: LT 1 3 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906424232722012	LEGAL: LT 1 2 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109

100906427632622209	LEGAL: LT 7 2 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906428332422210	LEGAL: LT 7 3 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906424732422011	LEGAL: LT 1 1 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906428832322211	LEGAL: LT 7 4 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429332322212	LEGAL: LT 7 5 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425332222010	LEGAL: LT 1 0 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429832222213	LEGAL: LT 7 6 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430332122214	LEGAL: LT 7 7 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906422532022016	LEGAL: LT 1 6 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 WINNCRES OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430932122215	LEGAL: LT 7 8 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 0000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425932022009	LEGAL: LT 9 PLAT FOR THE RESERVE AT THE TRAILS SUBDIVISIO LAND USE: PROPERTY ADDR: 0000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109



100906431832022216	LEGAL: LT 7 9 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432531922217	LEGAL: LT 8 0 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 TREE LINE OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906427331622201	LEGAL: LT 7 1 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: LARSEN PATTI J OWNER ADDR: 00000	PATTON CA	92369
100906427931422202	LEGAL: LT 7 0 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: NELSON LARRY D & ANN JANETTE OWNER ADDR: 05120 GLYNDON	TR NW ALBUQUERQUE NM	87114
100906428531322203	LEGAL: LT 6 9 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: FLEISCHER JON & REMELY OWNER ADDR: 07119 GLYNDON	TR NW ALBUQUERQUE NM	87114
100906429131222204	LEGAL: LT 6 8 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906424031122120	LEGAL: LT 2 5 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 WINNCREST OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429731122205	LEGAL: LT 6 7 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: ULIBARRI KARLOS & IRMA L OWNER ADDR: 07109 GLYNDON	TR NW ALBUQUERQUE NM	87121
100906430331022206	LEGAL: LT 6 6 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906422431322017	LEGAL: LT 1 7 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 WINNCREST OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430930922207	LEGAL: LT 6 5 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: WELCH BRIAN G & THERESA A OWNER ADDR: 07101 GLYNDON	TR NW ALBUQUERQUE NM	87114

100906431531222208	LEGAL: TR A PLA T FOR THE RESERVE AT THE TRAILS SUBDIVISIO LAND USE: PROPERTY ADDR: 00000 OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432231022218	LEGAL: LT 6 4 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 HALLSTON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906424930722119	LEGAL: LT 2 6 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425630622118	LEGAL: LT 2 7 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906422530622018	LEGAL: LT 1 8 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 WINNCREST OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906426530322117	LEGAL: LT 2 8 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906424130422121	LEGAL: LT 2 4 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 WINNCREST OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432230422219	LEGAL: LT 6 3 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 HALLSTON OWNER NAME: RADICE MICHELLE OWNER ADDR: 08928 HALLSTON	TR NW ALBUQUERQUE NM	87121
100906427830022116	LEGAL: LT 2 9 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: LA ROSSA ROBERT JAMES TRUSTEE OWNER ADDR: 07124 GLYNDON	TR NW ALBUQUERQUE NM	87114
100906422530022019	LEGAL: LT 1 9 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 WINNCREST OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429329722115	LEGAL: LT 3 0 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: GALINDO RICARDO A JR & LISA M OWNER ADDR: 07108 GLYNDON	TR NW ALBUQUERQUE NM	87114

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100906432229822220	LEGAL: LT 6 2 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 HALLSTON OWNER NAME: JARAMILLO MICHAEL A & CINDY J OWNER ADDR: 08924 HALLSTON	TR ALBUQUERQUE NM	87114
100906424829522102	LEGAL: LT 4 3 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425429522103	LEGAL: LT 4 2 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906424129522101	LEGAL: LT 4 4 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906426029522104	LEGAL: LT 4 1 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430129522114	LEGAL: LT 3 1 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906426629422105	LEGAL: LT 4 0 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430829322113	LEGAL: LT 3 2 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 GLYNDON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906427329222106	LEGAL: LT 3 9 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906422629422020	LEGAL: LT 2 0 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 WINNCREST OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906427829022107	LEGAL: LT 3 8 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109

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100906432229222221	LEGAL: LT 6 1 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 HALLSTON OWNER NAME: SNOW DANIEL G & KIMBERLY A OWNER ADDR: 08920 HALLSTON	TR NW ALBUQUERQUE NM	87114
100906428428922108	LEGAL: LT 3 7 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906428928722109	LEGAL: LT 3 6 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906422828822021	LEGAL: LT 2 1 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 WINNCREST OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429628522110	LEGAL: LT 3 5 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430128322111	LEGAL: LT 3 4 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432228622222	LEGAL: LT 6 0 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 HALLSTON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430828222112	LEGAL: LT 3 3 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906422928222022	LEGAL: LT 2 2 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 WINNCREST OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906424528022024	LEGAL: LT 4 5 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906425228022025	LEGAL: LT 4 6 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109

100906425827922026	LEGAL: LT 4 7 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906426527822027	LEGAL: LT 4 8 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432228022223	LEGAL: LT 5 9 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 HALLSTON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906427027722028	LEGAL: LT 4 9 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906423227922023	LEGAL: LT 2 3 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 WINNCREST OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906427627522029	LEGAL: LT 5 0 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906428227322030	LEGAL: LT 5 1 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906428827222031	LEGAL: LT 5 2 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432227422224	LEGAL: LT 5 8 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 HALLSTON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429427022032	LEGAL: LT 5 3 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906429926822033	LEGAL: LT 5 4 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109

100906430626622034	LEGAL: LT 5 5 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 CROSSWINDS OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906432226822225	LEGAL: LT 5 7 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 HALLSTON OWNER NAME: GUTIERREZ ALBERT T & HOA OWNER ADDR: 08904 HALLSTON	TR NW ALBUQUERQUE NM	87114
100906432126022226	LEGAL: LT 5 6 PL AT FOR THE RESERVE AT THE TRAILS SUBDIVISI LAND USE: PROPERTY ADDR: 00000 HALLSTON OWNER NAME: CENTEX HOMES OWNER ADDR: 05120 MASTHEAD	NE ALBUQUERQUE NM	87109
100906430322640101	LEGAL: TR 1 0 BU LK LAND PLAT OF THE TRAILS UNIT 2 (BEING A LAND USE: PROPERTY ADDR: 00000 OWNER NAME: INDUS DEVELOPMENT LTD CO OWNER ADDR: 08224 CALLE PRIMERA	NW ALBUQUERQUE NM	87120

100906419938821308

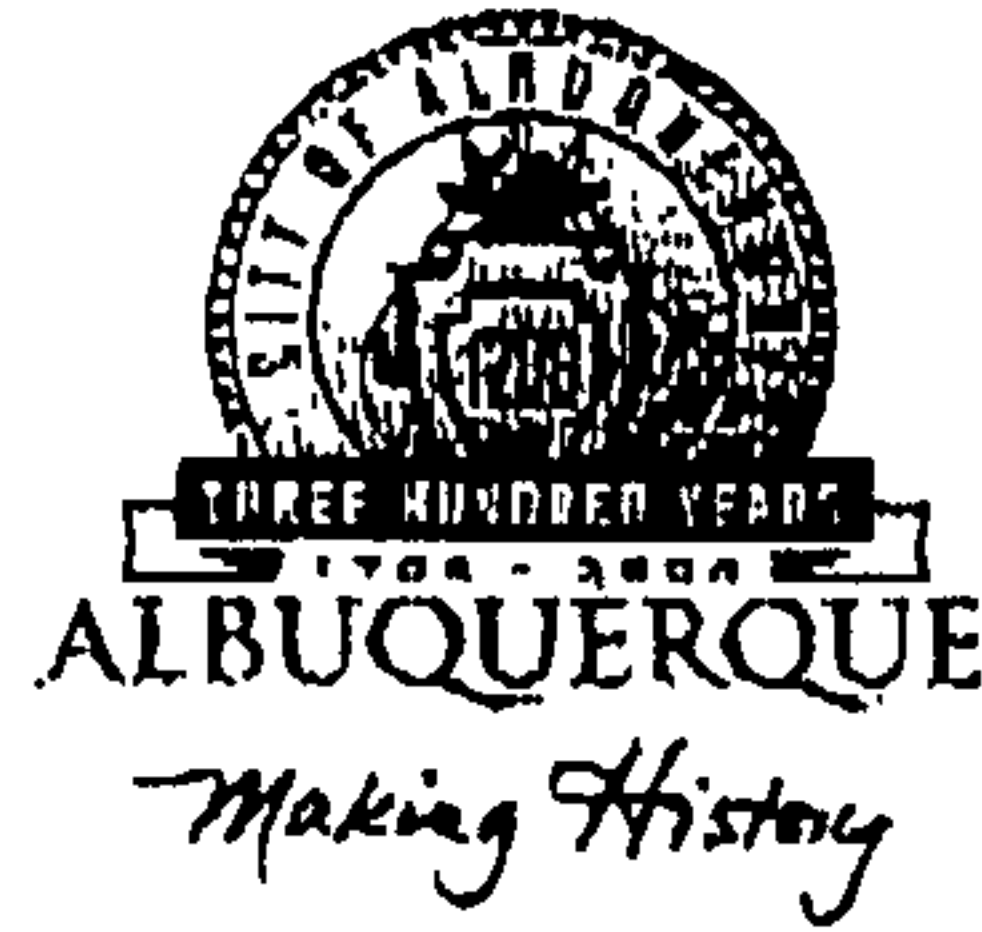
LEGAL: LT 18 P1 PLAT FOR SANTA FE AT THE TRAILS CO  
PROPERTY ADDR: N/A

OWNERS NAME: LONGFORD AT THE TRAILS LLC  
OWNERS ADDR: 3077 E WARM SPRINGS RD  
LAS VEGAS, NV 89120

100906427331622201

LEGAL: LOT 71 PLAT FOR THE RESERVE AT THE TRAILS SUB A REPLAT OF  
TRACT F  
PROPERTY ADDR: N/A

OWNERS NAME: CENTEX HOMES  
OWNERS ADDR: 5120 MASTHEAD NE  
ALBUQUERQUE, NM 87109



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

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

July 13, 2006

Steve J. Salazar, PE  
 Wilson and Company  
 4900 Lang Avenue NE/87109  
 Phone: 348-4121/Fax: 348-4072

Dear Steve:

Thank you for your inquiry of July 13, 2006 requesting the names of Recognized Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at **HERITAGE AT THE TRAILS SUBDIVISION UNIT 2, Zone Map: C-9**

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

**VENTANA RANCH N.A. (VTR) "R"**  
**\*Laura Horton**  
 7224 Cascada Rd. NW/87114 898-8103 (h) 710-0646 (c)  
 Bruce Nyberg  
 6824 Brushfield Rd. NW/87114 890-6559 (h)

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

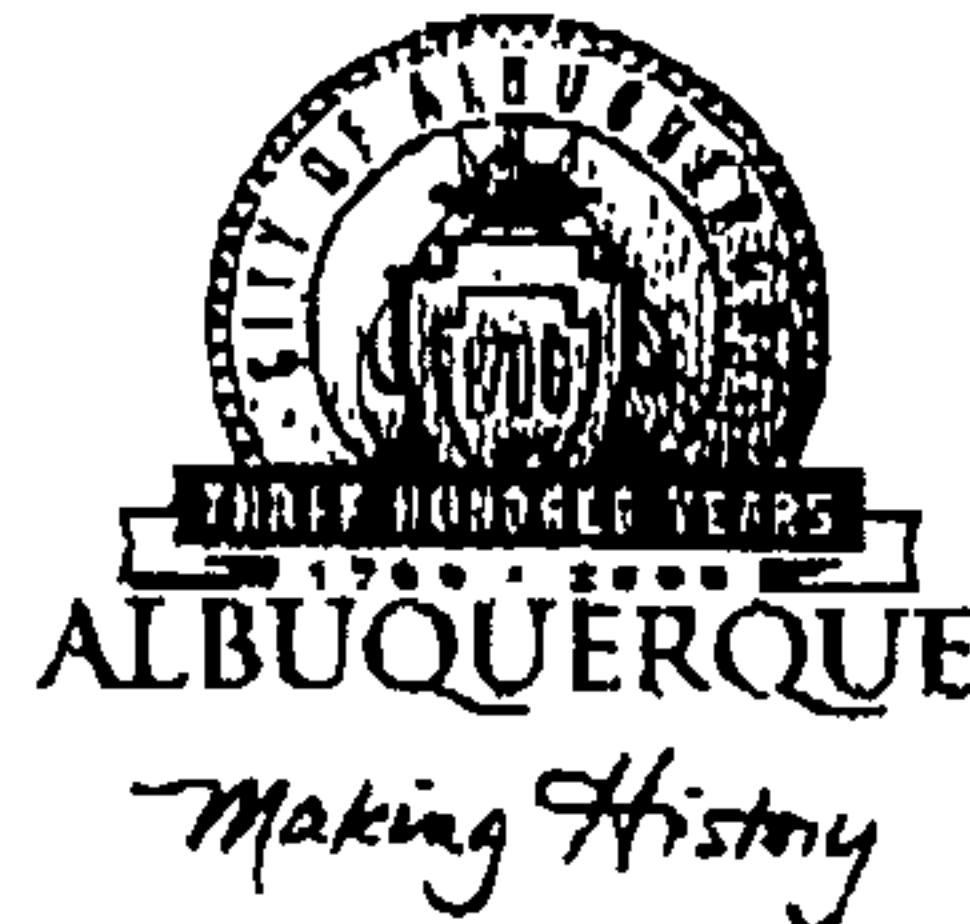
Sincerely,

*Stephani Winklepleck*

Stephani I. Winklepleck  
 Neighborhood Program Coordinator  
 OFFICE OF NEIGHBORHOOD COORDINATION  
 Planning Department

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

planningrnaform(10/08/05)



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

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

July 13, 2006

Planning Department  
Plaza Del Sol Building  
600 Second St. NW  
Second Floor (924-3860)

This letter will serve to notify you that on July 13, 2006:

**CONTACT NAME:** STEVE J. SALAZAR, PE  
**COMPANY OR AGENCY:** WILSON AND COMPANY  
2600 THE AMERICAN ROAD, SUITE 100  
RIO RANCHO, NM 87124  
PHONE: 505-898-8021/FAX: 898-8501

contacted the Office of Neighborhood Coordination requesting the contact names for any Recognized Neighborhood Associations affected by their request concerning a Zoning Action or Site Development Plan, etc. at **SANTA FE AT THE TRAILS** zone map **C-9**.

*Our records indicate that as of July 13, 2006, there were no Recognized Neighborhood Associations in this area.*

If you have any questions about the information provided, please contact me at (505) 924-3902 or via an e-mail message at [swinklepleck@cabq.gov](mailto:swinklepleck@cabq.gov) or by fax at (505) 924-3913.

Sincerely,

*Stephani Winklepleck*

Stephani Winklepleck  
Neighborhood Program Coordinator  
OFFICE OF NEIGHBORHOOD COORDINATION  
PLANNING DEPARTMENT

planningnrnaform(05/18/06)

Project # 1002928

THE TRAILS, LLC ATTN: RICK BELTRAMO, PE  
7007 JEFFERSON STREET NE STE# A  
ALBUQUERQUE, NM 87109

Project # 1002928

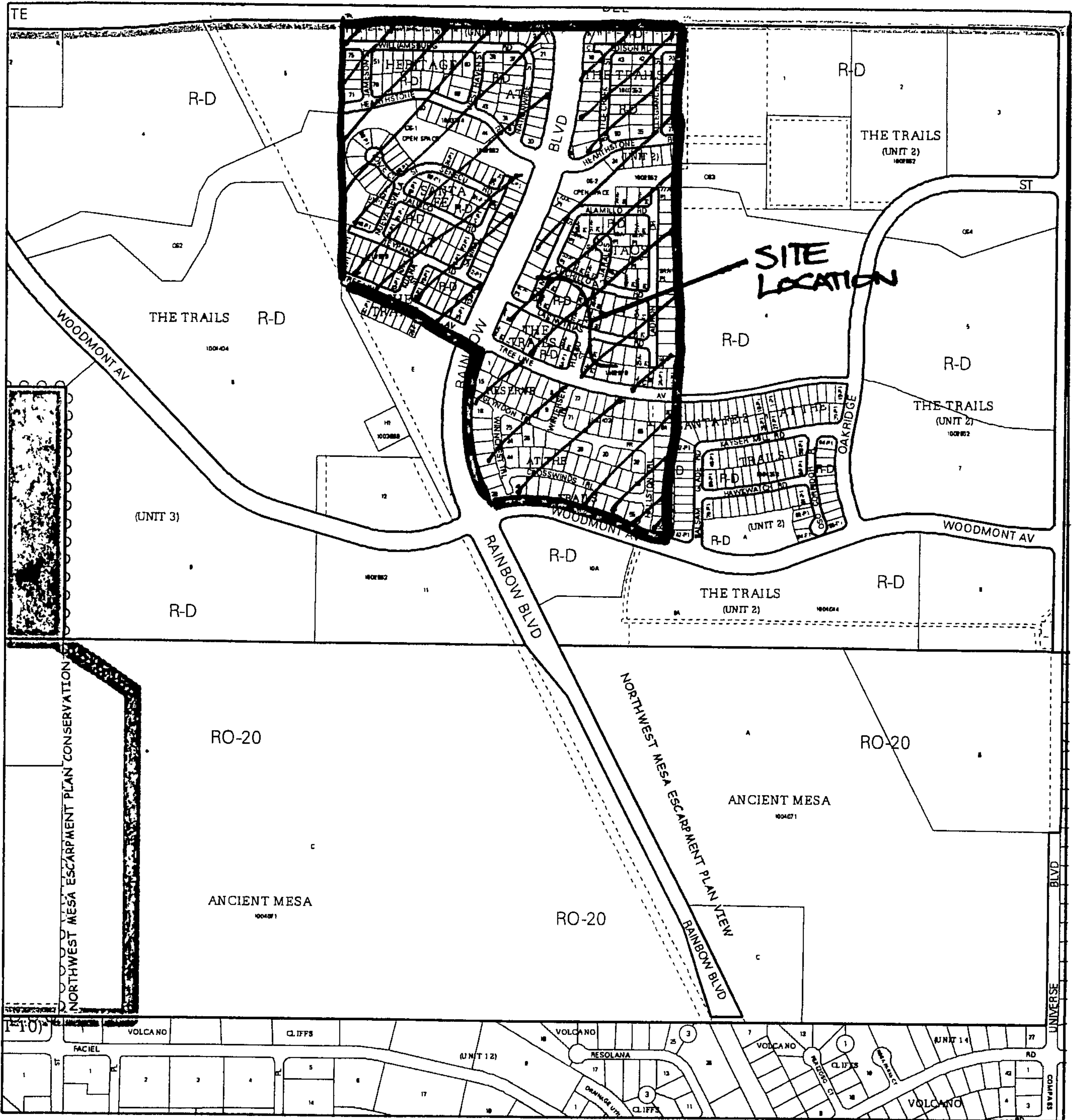
STEVE SALAZAR, PE- WILSON & COMPANY  
2600 JEFFERSON STREET NE STE# A  
ALBUQUERQUE, NM 87109

Project # 1002928

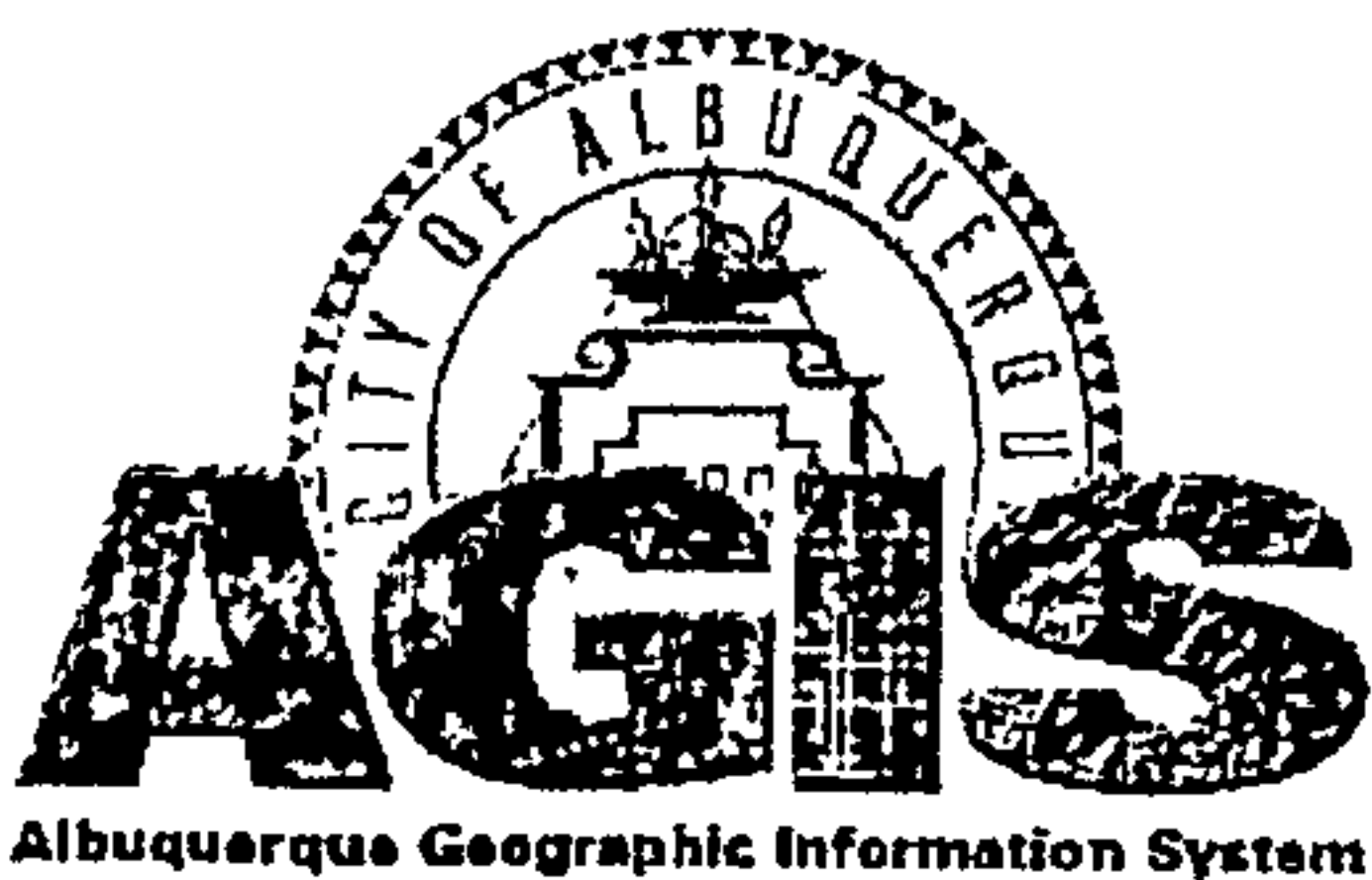
LAURA HORTON  
Ventana Ranch N.A.  
7227 CASCADA RD NW  
ALBUQUERQUE, NM 87114

Project # 1002928

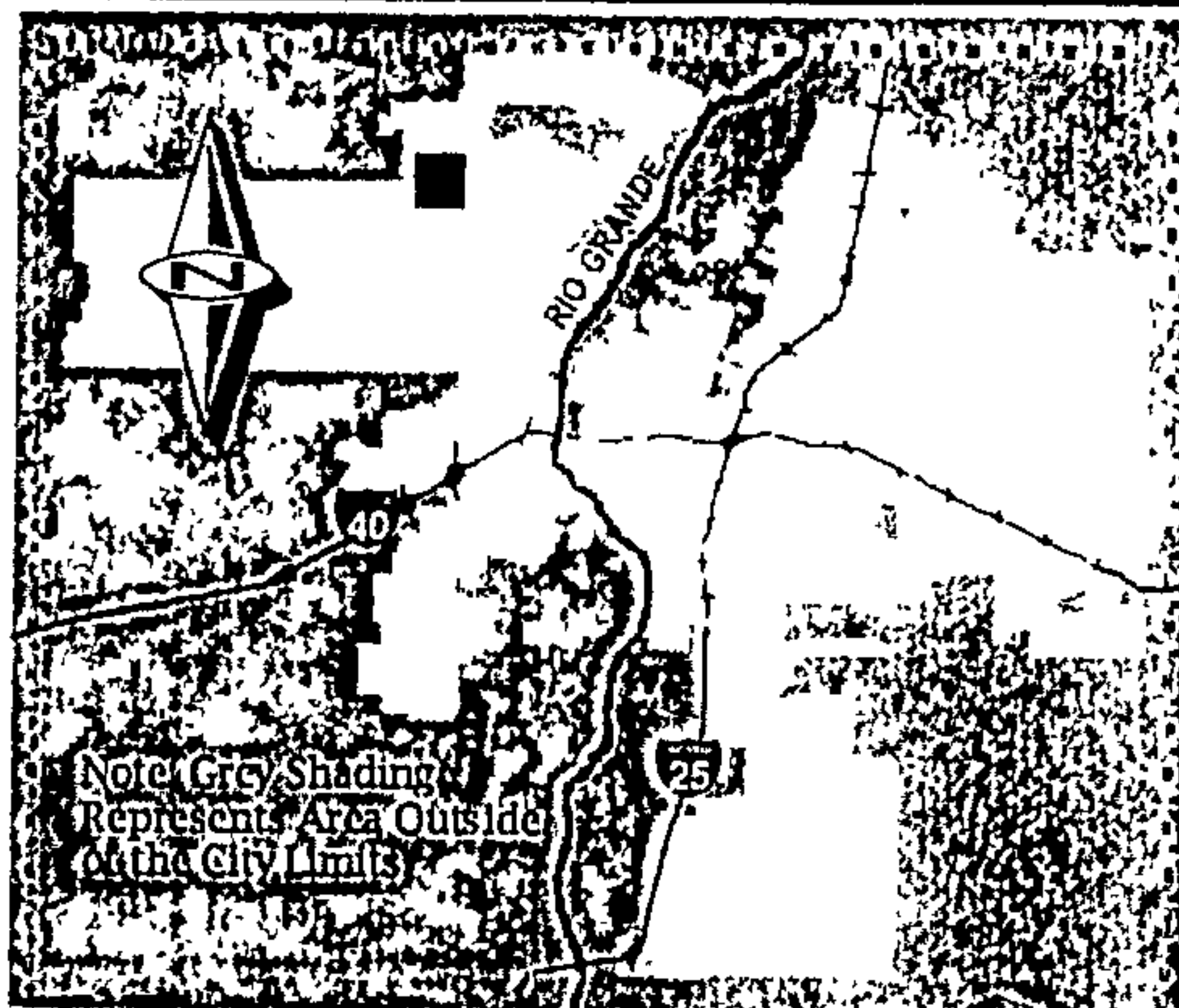
BRUCE NYBERG  
Ventana Ranch N.A.  
6824 BRUSHFIELD RD NW  
ALBUQUERQUE, NM 87114



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



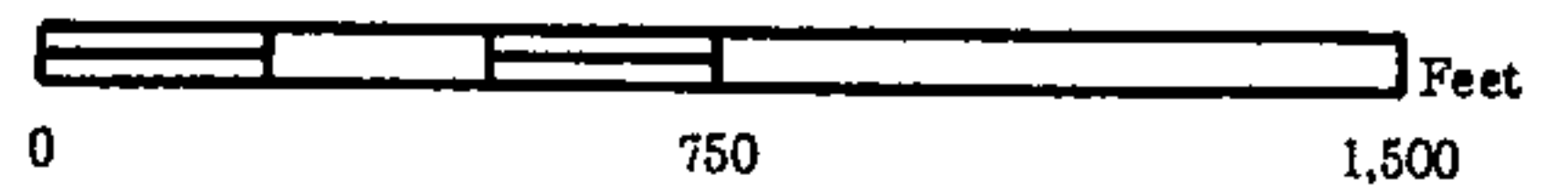
Map amended through: 6/21/2006



Zone Atlas Page:  
**C-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





**WILSON  
& COMPANY**

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

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

ALBUQUERQUE NM 87114  
**OFFICIAL USE**

7006 0100 0007 2239 0702

Postage	\$ 0.39	UNIT ID: 0127
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)	1.85	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 4.64	Postmark Here Clerk: KTG119 07/13/06

CERTIFIED MAIL

13 July 2006

Mr. Bruce Nyberg  
Ventana Ranch Neighborhood Association  
6824 Brushfield Road NW  
Albuquerque, NM 87114  
(505) 792-9227

Sent To  
MR. Bruce Nyberg - Ventana Ranch NA,  
Street, Apt. No.,  
or PO Box No. 6824 Brushfield Rd NW  
City, State, ZIP+4  
Albuquerque NM 87114  
PS Form 3800, June 2002 See Reverse for Instructions

Re: **Neighborhood Association Notification**  
Heritage Unit I, II, Santa Fe, Taos, and Reserve at The Trails (COA #730081, 730082,  
730083, 738481, 738482, 738483; DRB# 1002928)  
Extension of Subdivision Improvements Agreement

Dear Mr. Nyberg:

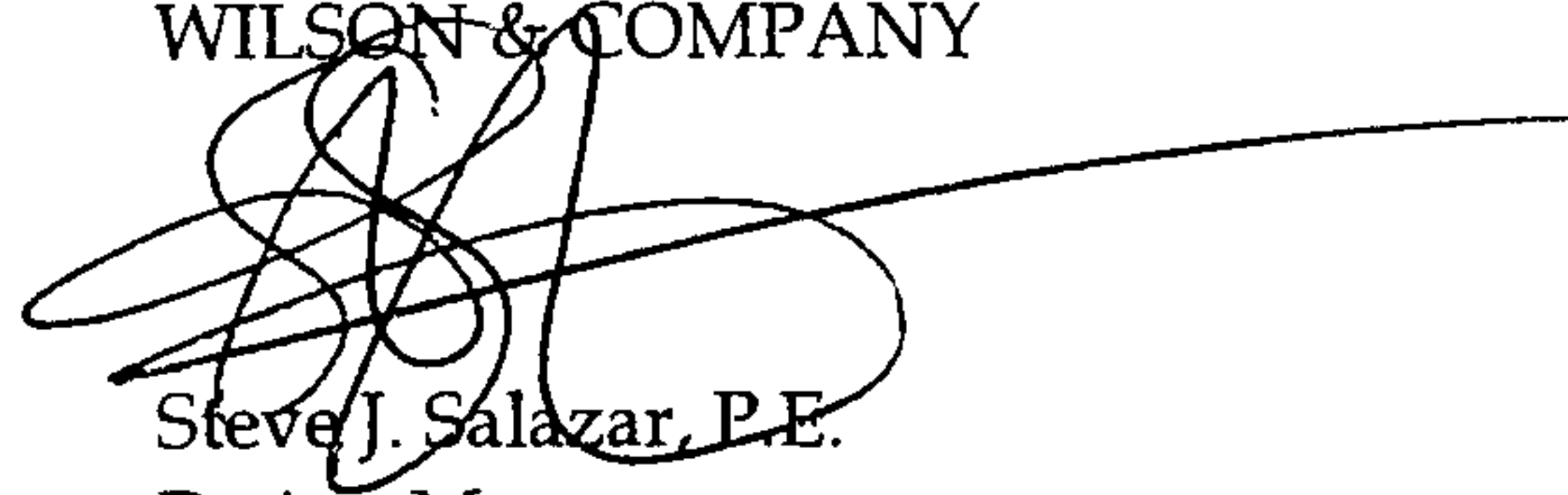
This letter is to inform the Ventana Ranch NA that Wilson & Company, Inc., acting as agents for The Trails, LLC, is requesting an extension of subdivision improvements agreements for the construction of the drainage outfall for the Trails Subdivision. The construction of the Storm Drain outfall will be constructed once the Boca Negra Dam has been constructed, since the outfall final destination is at this dam.

Attached is a zone atlas map showing the location of this project for your reference.

The City of Albuquerque Development Review Board will hold a public hearing on Wednesday, August 9<sup>th</sup>, 2006 at 9:00 a.m. at Plaza Del Sol, 600 Second Street NW, Hearing Room, Lower Level. If you have any questions for the City Planning Staff, please contact the Planning Department at (505) 924-3860.

If you have any questions concerning this project, please contact me at (505) 898-8021.

WILSON & COMPANY



Steve J. Salazar, P.E.  
Project Manager  
Email: [sjsalazar@wilsonco.com](mailto:sjsalazar@wilsonco.com)

#13  
#10



Completed  
9/28/04  
Pa

**DRB CASE ACTION LOG**  
**(FINAL PLATS)**  
REVISED 2/5/04

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

DRB Application No.: **04DRB-00718 (FP)**  
Project Name: **Taos @ The Trails**  
Agent: Aldrich Land Surveying

Project # **1002928**  
Phone No.: 884-1990

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 9/15/04 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): Fee Simple Language  
+ Dal Pass Signature  
Utilities Signatures  
fix date 9/15/04 to add

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

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

- Include 3 copies of the approved site plan along with the originals.
- County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.
- Property Management's signature must be obtained prior to Planning Department's signature.

AGIS DXF File approved required. ✓ in file Pa.  
 Copy of recorded plat for Planning.

Project Number

**1002928**

10000



10000

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
February 23, 2005  
DRB Comments**

**ITEM # 11**

**PROJECT # 1002928      APPLICATION # 05-00297 & 00308**

**RE: Taos @ Trails/Amend. prelim plat & final plat**

**No objection to the increase lot size.**

**AGIS dxf approval is needed before the final plat is signed by Planning.**

  
**Sheran Matson, AICP      DRB Chair**



K

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

**Project Number:** 1002928  
**Application Number:** 05DRB-00297

**DRB Date:** 2/23/2005  
**Item Number:** 11

**Subdivision:**

Tract D, Taos at the Trails

**Request for:**

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

**Zoning:** RD

**Zone Page:** C-09


**New Lots (or units) :** 91

**Parks and Recreation Comments:**

Plat consolidates lots, therefore no park dedication requirement.

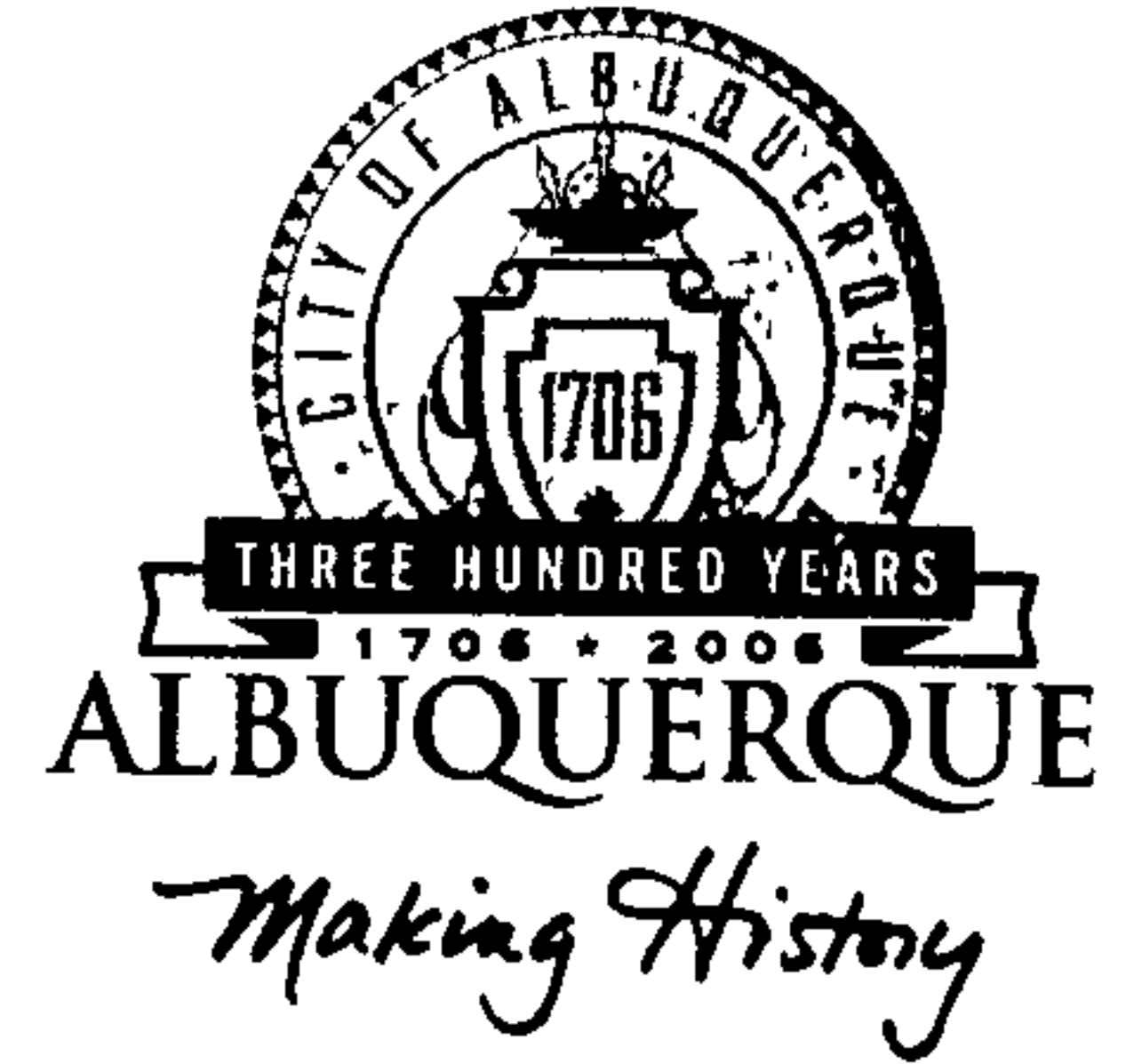
The park development requirement will be met via the payment of a fee prior to issuance of building permit for each new dwelling unit.

Add the following note to the plat. Total remaining open space requirements are met via the provision of detached open space per the provisions of Section 14-16-3-8 (A) (3).

**Signed:**   
 \_\_\_\_\_  
 Christina Sandoval, (DMD)

Phone: 768-3808

# CITY OF ALBUQUERQUE



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

**DEVELOPMENT REVIEW BOARD--SPEED MEMO**

**DRB CASE NO/PROJECT NO: 1002928**

**AGENDA ITEM NO: 11**

**SUBJECT:**

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

**ACTION REQUESTED:**

P.O. Box 1293

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

**ENGINEERING COMMENTS:**

Albuquerque

An approved amended grading plan is required for amended Preliminary Plat approval.

New Mexico 87103

**RESOLUTION:**

www.cabq.gov

APPROVED \_\_\_\_; DENIED \_\_\_\_; DEFERRED <sup>3.2-05</sup> 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:** February 23, 2005



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

February 23, 2005

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: 1:30 P.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 # 1001085**  
05DRB-00133 Major-Vacation of Public Easements  
ANTHONY E. DECK request(s) the above action(s) for all or a portion of Lot(s) 16 and 17, Block(s) B, Unit(s) 1, **ROSEWOOD SUBDIVISION**, zoned R-D, located on BLOSSOMWOOD PL NW between HANOVER NW and I-40 NW containing approximately 1 acre(s). [REF: 03DRB00372, 01DRB00261] (J-10) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

2. **Project # 1003905**  
05DRB-00134 Major-Vacation of Public  
Easements

ANTHONY E. DECK request(s) the above action(s) for all or a portion of Lot(s) 31 and 32, Block(s) B, Unit(s) 1, **SANDALWOOD SUBDIVISION**, zoned R-D, located on ALLWOOD NW NW, between HANOVER NW and I-40 NW containing approximately 1 acre(s). [REF: DRB-95-287, SV-96-55, S-96-6] (J-9) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

3. **Project # 1003713**  
05DRB-00147 Major-Vacation of Pub  
Right-of-Way  
05DRB-00148 Minor-Prelim&Final Plat  
Approval  
05DRB-00149 Minor-Sidewalk Variance

FAMILY HOUSING DEVELOPMENT CORPORATION agent(s) for CITY OF ALBUQUERQUE METROPOLITAN REDEVELOPMENT AGENCY request(s) the above action(s) for all or a portion of Lot(s) 1-7, Block(s) 19, PEREA ADDITION, AND LOTS 3A, 4 & 5, WEST END ADDITION (to be known as **BELL TRADING POST LOFTS, TRACT A**), zoned SU-2, SU-1, located on CENTRAL AVE NW, between LAGUNA RD NW and 15<sup>TH</sup> ST NW containing approximately 1 acre(s). [REF: Z-85-9, Z-68-134] (J-13) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 2/23/05 THE PRELIMINARY PLAT WAS APPROVED. FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA. A SIDEWALK DESIGN VARIANCE WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

- 05DRB-00303 Minor-SiteDev Plan  
BldPermit

FAMILY HOUSING DEVELOPMENT CORPORATION agent(s) for CITY OF ALBUQUERQUE METROPOLITAN REDEVELOPMENT AGENCY request(s) the above action(s) for all or a portion of Lot(s) 1-7, Block(s) 19, PEREA ADDITION, AND LOTS 3A, 4 & 5, WEST END ADDITION (to be known as **BELL TRADING POST LOFTS, TRACT A**), zoned SU-2, SU-1, located on CENTRAL AVE NW, between LAGUNA RD NW and 15<sup>TH</sup> ST NW containing approximately 1 acre(s). [REF: Z-85-9, Z-68-134] [RUSSELL BRITO, EPC CASE PLANNER FOR MARY PISCITELLI] (J-13) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND PLANNING FOR MINOR CORRECTIONS.**



4. **Project # 1003703**  
05DRB-00150 Major-Preliminary Plat Approval  
05DRB-00151 Major-Vacation of Pub Right-of-Way  
05DRB-00153 Minor-Temp Defer SDWK

THE GROUP agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 13, 14, 15,16,19 and 20, Block(s) 2, Tract(s) 3, Unit(s) 3 NOR ESTE, NORTH ALBUQUERQUE ACRES, (to be known as **EAGLE'S VIEW ESTATES**) zoned R-D, located on VENTURA NE, between EAGLE ROCK NE and OAKLAND NE containing approximately 2 acre(s). [REF: 04DRB-01533] *[Deferred from 2/23/05]* (C-20) **DEFERRED AT THE AGENT'S REQUEST TO 3/9/05.**

5. **Project # 1001031**  
05DRB-00140 Major-Vacation of Public Easements

BOHANNAN HUSTON agent(s) for BUILD NEW MEXICO request(s) the above action(s) for all or a portion of Tract(s) F, **SANDIA SCIENCE AND TECHNOLOGY PARK**, zoned IP, located on INNOVATION PARKWAY SE, between RESEARCH RD SE and GIBSON AVE SE containing approximately 10 acre(s). [REF: 01DRB00788, 03DRB01848] (M-21) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

- 05DRB-00298 Minor-Prelim&Final Plat Approval

BOHANNAN HUSTON agent(s) for BUILD NEW MEXICO request(s) the above action(s) for all or a portion of Tract(s) F-1 & F-2, **SANDIA SCIENCE AND TECHNOLOGY PARK**, zoned IP, located on INNOVATION PARKWAY SE, between RESEARCH RD SE and GIBSON AVE SE containing approximately 11 acre(s). [REF: DRB 1001031, 01DRB00788, 05DRB00140] (M-21) **PRELIMINARY AND FINAL PLAT WERE APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AIDS DXF AND THE 15-DAY APPEAL PERIOD.**

6. **Project # 1003684**  
05DRB-00118 Major-Vacation of Pub Right-of-Way  
05DRB-00121 Major-Preliminary Plat Approval  
05DRB-00119 Minor-Sidewalk Waiver  
05DRB-00120 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for COLLATZ INC request(s) the above action(s) for all or a portion of Tract(s) A, B and B2B1, Block(s) 7-14, CALABACILLAS ARROYO, PARADISE HEIGHTS, UNIT 5, SEVILLE, UNIT 7, (to be known as **ANASAZI RIDGE SUBDIVISION, UNITS 1, 2 & 3**) zoned R-1 residential zone, located on MCMAHON BLVD NW, between WESTSIDE RD NW and UNIVERSE BLVD NW containing approximately 92 acre(s). [REF: 04DRB01443 ] *[Deferred from 2/16/05 & 2/23/05]* (A-10) **DEFERRED AT THE AGENT'S REQUEST TO 3/2/05.**

7. **Project # 1003790**  
05DRB-00085 Major-Vacation of Public  
Easements

BOHANNAN HUSTON INC agent(s) for MCT INDUSTRIES request(s) the above action(s) for all or a portion of Lot(s) 1A & 25, Tract(s) H-1-C & A, Block(s) 1, **LANDS OF FILBERTO GURULE and NORTH ALBUQUERQUE ACRES**, zoned IP industrial park zone, located on NORTH I-25, between BALLOON FIESTA PARKWAY NE and SAN MATEO DR NE containing approximately 17 acre(s). [REF:04DRB01790] *[Deferred from 2/9/05 & 2/16/05]* (B-18) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

05DRB-00158 Minor-SiteDev Plan Subd

DEKKER PERICH SABATINI agent(s) for MCT INDUSTRIES request(s) the above action(s) for all or a portion of Lot(s) 1-A & 25, Block(s) 1, Tract(s) H-1-C & A, **LANDS OF FILBERTO GURULE and NORTH ALBUQUERQUE ACRES**, zoned IP industrial park zone, located on NORTH I-25, between BALLOON FIESTA PARKWAY NE and SAN MATEO BLVD NE containing approximately 12 acre(s). [REF: 05DRB00085] *[Deferred from 2/9/05 & 2/16/05]* (B-18) **SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR COMMENTS ON THE REVISIONS OF THE SITE PLAN.**

05DRB-00165 Minor-Prelim&Final Plat  
Approval

BOHANNAN HUSTON agent(s) for MCT INDUSTRIES request(s) the above action(s) for all or a portion of Tract(s) A, B & C, **NORTH GATEWAY**, zoned IP, located on NORTH I-25, between BALLOON FIESTA PARKWAY NE and SAN MATEO DR NE containing approximately 38 acre(s). [REF: 04DRB1790] *[Deferred from 2/9/05 & 2/16/05]* (B-18) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 2/23/05 THE PRELIMINARY PLAT WS APPROVED WITH THE CONDITION: THE AMAFCA BOARD SHALL ALSO VACATE THIS EASEMENT AND THE DEVELOPER SHALL ENTER INTO A TURN-KEY AGREEMENT WITH AMAFCA FOR THE MAINTENANCE OF THE CHANNEL. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

8. **Project # 1003475**  
04DRB-01694 Major-Vacation of Pub  
Right-of-Way  
04DRB-01695 Major-Preliminary Plat  
Approval  
04DRB-01696 Minor-Temp Defer SDWK

WILSON & COMPANY INC agent(s) for FELIX RABADI request(s) the above action(s) for unplatted lands and all or a portion of Tract(s) 2, PARAGON RESOURCES, (to be known as **PARADISE VIEW SUBDIVISION**) zoned RLT, located on PARADISE BLVD NW, between CONEFLOWER NW and LYON NW containing approximately 22 acre(s). [REF: 04DRB00842] *[Deferred from 12/1/04, 1/26/05 & 2/9/05 & 2/16/05 & 2/23/05]* (B-10) **DEFERRED AT THE AGENT'S REQUEST TO 3/9/05.**

**SITE DEVELOPMENT PLANS, AMENDED PLANS, AND MASTER DEVELOPMENT PLANS**

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

9. **Project # 1003865**  
05DRB-00304 Minor-SiteDev Plan  
BldPermit
- DORMAN BREEN ARCHITECTS agent(s) for JAY PARKS request(s) the above action(s) for all or a portion of Lot(s) 22A, Block(s) 28, Tract(s) A, NORTH ALBUQUERQUE ACRES, UNIT B, (to be known as **OAKLAND SELF STORAGE**) zoned SU-2 IP, located on OAKLAND AVE NE, between SAN PEDRO NE and LOUISIANA NE containing approximately 4 acre(s). [REF: 05DRB00006] (C-18) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**
10. **Project # 1000980**  
05DRB-00161 Minor-Amnd SiteDev Plan  
BldPermit/EPC  
05DRB-00162 Minor-SiteDev Plan  
Subd/EPC  
05DRB-00163 Minor-SiteDev Plan  
BldPermit/EPC
- NCA ARCHITECTS agent(s) for NEW MEXICO BANK & TRUST request(s) the above action(s) for all or a portion of Tract(s) A-3-B, **SIERRA VISTA SHOPPING CENTER**, zoned C-2 community commercial zone, located on MONTGOMERY BLVD NE, between PARSIFAL ST NE and EUBANK BLVD NE containing approximately 1 acre(s). [REF: ZA-01-201, Z-93-83, DRB-93-332, ZA-81-4, Z-77-78, Z-77-78-1, 01DRB01131, 01DRB01740, 02DRB01039, 01EPC00731] [**Carmen Marrone, EPC Case Planner**] [*Deferred from 2/9/05 & 2/16/05 & 2/23/05*] (G-20) **DEFERRED AT THE AGENT'S REQUEST TO 3/2/05.**
- 05DRB-00160 Minor-Prelim&Final Plat  
Approval
- RON TYREE agent(s) for SIERRA VISTA ASSOCIATES LLC request(s) the above action(s) for all or a portion of Tract(s) A-3, **SIERRA VISTA SHOPPING CENTER**, zoned C-2 community commercial zone (SC), located on MONTGOMERY BLVD NE, between EUBANK BLVD NE and PARSIFAL ST NE containing approximately 15 acre(s). [REF: ZA-01-201, Z-93-83, DRB-93-332, ZA-81-4, Z-77-78-1, 01DRB01739, 01DRB01131, 01DRB01740, 02DRB01039, 01EPC00731] [*Deferred from 2/9/05 & 2/16/05 & 2/23/05*] (G-20) **DEFERRED AT THE AGENT'S REQUEST TO 3/2/05.**

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

11. ~~Project # 1002928~~  
05DRB-00297 Major-Amnd Prelim Plat Approval  
05DRB-00308 Major-Final Plat Approval
- SURV-TEK, INC agent(s) for LONGFORD AT THE TRAILS, LLC request(s) the above action(s) for all or a portion of Tract(s) D, **TAOS AT THE TRAILS**, zoned R-D, located on TREELINE AVE NW, between RAINBOW BLVD NW and SOUTH OF PASEO DEL NORTE NW containing approximately 19 acre(s). [REF: DRB04-00718] *[Deferred from 2/23/05]* (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 3/2/05.**
12. **Project # 1003417**  
05DRB-00238 Minor-Amnd Prelim Plat Approval  
05DRB-00237 Major-Final Plat Approval
- MARK GOODWIN & ASSOCIATES PA agent(s) for ALPHA EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 22-30, Block(s) 11, Tract(s) 1, NORTH ALBUQUERQUE ACRES (to be known as **MOUNTAIN TRAIL SUBDIVISION, UNIT 3**, zoned R-D, located on GLENDALE AVE NE, between WYOMING BLVD NE and BARSTOW ST NE containing approximately 10 acre(s). [REF: 04DRB00671, 04DRB01056, 04DRB01057, 04DRB01058, 04DRB01232] (B-19) **AMENDED PRELIMINARY PLAT WAS APPROVED. AMENDED INFRASTRUCTURE LIST DATED 2/23/05 WAS APPROVED. FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR CASH-IN-LIEU.**
13. **Project # 1003759**  
05DRB-00294 Minor-Prelim&Final Plat Approval
- SURVEYS SOUTHWEST LTD agent(s) for KEN BALIZER request(s) the above action(s) for all or a portion of Tract(s) 173A and 174, MRGCD MAP 31, (to be known as **LANDS OF KEN BALIZER**, zoned RA-2, located on ARCADIAN TR NW, between CALLE LOS VECINOS NW and SAN ISIDRO ST NW containing approximately 1 acre(s). [REF: 04DRB01702] (G-13) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

14. **Project # 1003761**  
05DRB-00210 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST, LTD agent(s) for DOUGLAS F. VAUGHAN request(s) the above action(s) for all or a portion of Lot(s) 15 & portion of 16, Block(s) 20, Tract(s) 3, **NORTH ALBUQUERQUE ACRES, UNIT 3**, zoned SU-2 MIXED USE, located on PASEO DEL NORTE NE, between HOLLY AVE NE and HOLBROOK NE containing approximately 2 acre(s). *[Deferred from 2/16/05]* (C-20) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 2/23/05 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

15. **Project # 1003420**  
05DRB-00295 Minor-Final Plat  
Approval

ISAACSON & ARFMAN PA agent(s) for WINDMILL MANOR ESTATES LLC request(s) the above action(s) for all or a portion of Tract(s) B-2 UNIT 3, VOLCANO CLIFFS, (to be known as **SUNRISE RIDGE SUBDIVISION**) zoned R-LT residential zone, located on TESUQUE DR NW, between MONTANO RD NW and CRYSTAL ST NW containing approximately 5 acre(s). [REF: 04EPC00682, 04DRB01508, 04DRB01509] (E-10) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR CASH-IN-LIEU AND PLANNING FOR PROPERTY MANAGEMENT'S SIGNATURE.**

16. **Project # 1000081**  
05DRB-00305 Minor-Prelim&Final Plat  
Approval

TIERRA WEST agent(s) for RSF LAND & CATTLE CO LLC request(s) the above action(s) for all or a portion of Tract(s) B3D, **COTTONWOOD CORNERS**, zoned SU-1 IP, located on COORS BLVD BYPASS NW, between ELLISON DR NW and NM 528 NW containing approximately 6 acre(s). [REF: 00DRB00276, 04AA01343] (A-13/A-14) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR NEW MEXICO UTILITIES SIGNATURE AND A COPY OF AN AMENDED SITE PLAN TO MAKE SURE IT MATCHES THE PLAT.**

17. **Project # 1002506**  
05DRB-00306 Minor-Final Plat  
Approval

TIERRA WEST agent(s) for STH INVESTMENTS request(s) the above action(s) for all or a portion of Tract(s) 6C,12A and 12B, PORTION OF BLACK RANCH, (to be known as **BLACK FARMS ESTATES, UNITS 1 & 2**, zoned RA-1, located on COORS BLVD NW, between PASEO DEL NORTE NW and WESTSIDE DR NW containing approximately 67 acre(s). [REF: 04DRB00637, 03EPC00501] (C-13) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR CASH-IN-LIEU AND CITY ENGINEER FOR AMAFCA'S SIGNATURES.**

18. **Project # 1002639**  
05DRB-00307 Minor-Prelim&Final Plat  
Approval

COMMUNITY SCIENCES CORP agent(s) for RAYLEE HOMES request(s) the above action(s) for all or a portion of Lot(s) 17, Block(s) A, **TREMENTINA SUBDIVISION**, zoned R-D, located on VIA CONTENTA NE, between WYOMING NE and LOUISIANA NE containing approximately 1 acre(s). [REF: 03DRB-00717, 03DRB-00719, 03DRB-00720, 03DRB-00721, 03DRB-00722, 03DRB02026] [*Deferred from 2/23/05*] (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 3/2/05.**

19. **Project # 1002743**  
04DRB-00888 Minor-Final Plat  
Approval

BORDENAVE DESIGNS agent(s) for HARVEST HOMES LLC request(s) the above action(s) for all or a portion of Tract(s) C, **LA LUZ DEL OESTE, UNIT 4**, zoned SU-1 PRD, located on COORS BLVD NW, between WESTERN TRAILS NW and DELLYNE NW containing approximately 2 acre(s). [REF:Z-03-01007, 03DRB00989][*Final Plat was Indef Deferred for SIA 6/16/04*] [*Deferred from 2/9/05 & 2/16/05*] (F-11) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

20. **Project # 1001934**  
05DRB-00292 Minor-Prelim&Final Plat  
Approval

WAYJOHN SURVEYING INC agent(s) for WILLIAM RIORDAN & PATRICK NAPOLEONE request(s) the above action(s) for all or a portion of Tract(s) 4C-4G, **ALVARADO GARDENS, UNIT 1**, zoned RA-2, located on RIO GRANDE BLVD NW, between CAMPBELL RD NW and MATTHEW AVE NW containing approximately 2 acre(s). [REF: 02DRB00697, 02DRB01863, 02DRB01866, 04DRB01471] (G-12) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

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

21. **Project # 1000795**  
05DRB-00302 Minor-Sketch Plat or  
Plan

WAYJOHN SURVEYING INC agent(s) for JOHN & NADINE MINER request(s) the above action(s) for all or a portion of Lot(s) 24, **ALVARADO GARDENS, UNIT 1**, zoned RA-2, located on MATTHEW AVE NW, between RIO GRANDE BLVD MW and 12<sup>TH</sup> ST NW containing approximately 2 acre(s). (G-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

22. **Project # 1003971**  
05DRB-00293 Minor-Sketch Plat or  
Plan

WAYJOHN SURVEYING INC agent(s) for LUBRICAR INC request(s) the above action(s) for all or a portion of Tract(s) A & B, **ROBERT H MOTT ADDITION**, zoned C-2, located on 4<sup>TH</sup> ST NW, between GENE AVE NW and GAVILAN PL NW containing approximately 1 acre(s). (F-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

23. **Project # 1003975**  
05DRB-00301 Minor-Sketch Plat or Plan

WAYJOHN SURVEYING INC agent(s) for COE PROPERTIES INC request(s) the above action(s) for all or a portion of Lot(s) 6, 7, 12 and 13, Block(s) 15, MESA GRANDE ADDITION (to be known as ZUNI TOWNHOMES) zoned O-R, located on WASHINGTON ST SE, between CENTRAL AVE SE and ZUNI RD SE containing approximately 1 acre(s). [REF:ZA-78-377]K-17) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

24. **Project # 1003973**  
05DRB-00299 Minor-Sketch Plat or Plan

ISAACSON AND ARFMAN agent(s) for STILLBROOKE HOMES request(s) the above action(s) for all or a portion of **TRACT 7, THE TRAILS UNIT 2**, zoned R-D, located on OAKRIDGE ST NW, between WOODMONT AVE NW and TREELINE NW containing approximately 15 acre(s). (C-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

25. **Project # 1003974**  
05DRB-00300 Minor-Sketch Plat or Plan

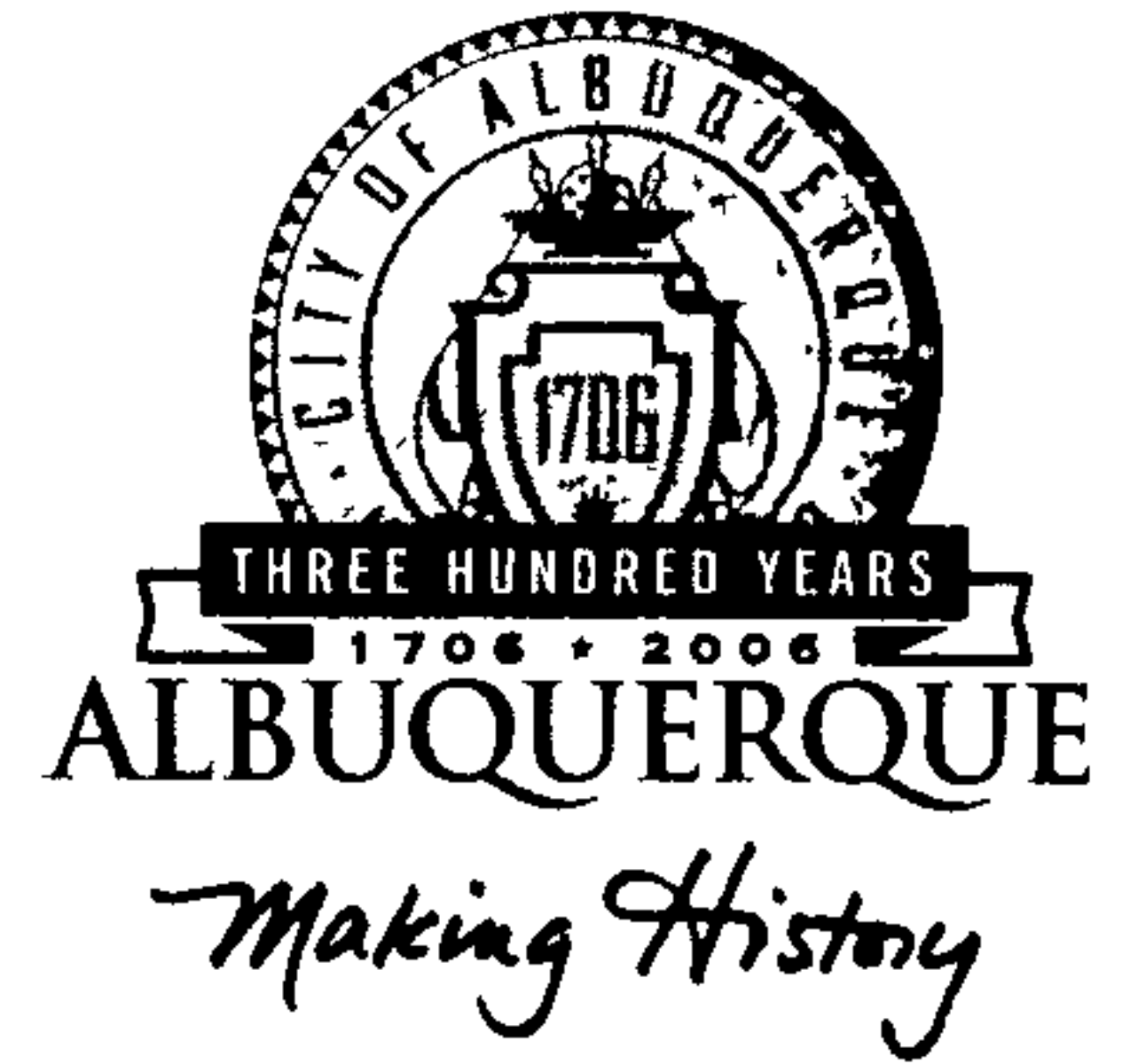
ISAACSON AND ARFMAN, P.A. agent(s) for STILLBROOKE HOMES request(s) the above action(s) for all or a portion of **TRACT 5, THE TRAILS UNIT 2**, zoned R-D, located on OAKRIDGE ST NW, between TREELINE NW and UNIVERSE BLVD NW containing approximately 6 acre(s). (C-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

26. Approval of the Development Review Board Minutes for February 2, 2005. **DEVELOPMENT REVIEW BOARD MINUTES FOR FEBRUARY 2, 2005 WERE APPROVED.**

ADJOURNED: 1:30 P.M.



# CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1002928**

**AGENDA ITEM NO: 11**

**SUBJECT:**

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

**ACTION REQUESTED:**

P.O. Box 1293

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

Albuquerque

**ENGINEERING COMMENTS:**

An approved amended grading plan dated 2-24-05 is on file for amended Preliminary Plat approval.

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 2, 2005



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

March 2, 2005

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: 11:35 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 # 1001901**

05DRB-00196 Major-Vacation of Public Easements

05DRB-00197 Minor-Vacation of Private Easements

05DRB-00198 Minor-Prelim&Final Plat Approval

ABQ ENGINEERING INC. agent(s) for INFILL SOLUTIONS request(s) the above action(s) for all or a portion of Lot(s) 1, 2 and 3, **VERANDA STREET PROPERTIES**, zoned R-2, located on RIO GRANDE BLVD NW, between VERANDA ST NW and GLENWOOD NW containing approximately 1 acre(s). [REF: 02DRB-00618, 03DRB-01700, 02DRB-00097, 02DRB-00098] (G-12) **VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY AND FINAL PLAT WERE APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR THE 15-DAY APPEAL PERIOD.**

2. **Project # 1003641**  
05DRB-00194 Major-Vacation of Pub  
Right-of-Way  
05DRB-00195 Major-Preliminary Plat  
Approval

GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 1-24, Block(s) 2, BACA ADDITION (to be known as **ATLANTIC AND SANTA FE SUBDIVISION**) zoned R-G, located on 3<sup>RD</sup> ST SW, between ATLANTIC SW and SANTA FE SW containing approximately 2 acre(s). [REF: 04DRB01311] (K-14) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/2/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 12/3/04 THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITIONS OF FINAL PLAT: A UTILITY PLAN FOR WATER AND SEWER SERVICES SHALL BE APPROVED BY UTILITY DEVELOPMENT. THE FINAL PLAT SHALL SHOW LOT 10 WITH 3600 SQ. FT. MINIMUM LOT SIZE.**

3. **Project # 1003684**  
05DRB-00118 Major-Vacation of Pub  
Right-of-Way  
05DRB-00121 Major-Preliminary Plat  
Approval  
05DRB-00119 Minor-Sidewalk Waiver  
05DRB-00120 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for COLLATZ INC request(s) the above action(s) for all or a portion of Tract(s) A, B and B2B1, Block(s) 7-14, CALABACILLAS ARROYO, PARADISE HEIGHTS, UNIT 5, SEVILLE, UNIT 7, (to be known as **ANASAZI RIDGE SUBDIVISION, UNITS 1, 2 & 3**) zoned R-1 residential zone, located on MCMAHON BLVD NW, between WESTSIDE RD NW and UNIVERSE BLVD NW containing approximately 92 acre(s). [REF: 04DRB01443 ] [*Deferred from 2/16/05, 2/23/05 & 3/2/05*] (A-10) **DEFERRED AT THE AGENT'S REQUEST TO 3/9/05.**

**SITE DEVELOPMENT PLANS, AMENDED PLANS, AND MASTER DEVELOPMENT PLANS**

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

4. **Project # 1003804**  
05DRB-00315 Minor-SiteDev Plan  
BldPermit/EPC

GREGORY T HICKS & ASSOCIATES agent(s) for LOVELACE SANDIA HEALTH SYSTEM request(s) the above action(s) for all or a portion of Tract(s) M-1, **UNIVERSITY HEIGHTS HOSPITAL**, zoned SU-1 HOSP & PROF OFFICES, located on MONTGOMERY BLVD NE, between JEFFERSON NE and SAN MATEO BLVD NE containing approximately 12 acre(s). [REF: 04EPC01831, DRB-96-20, V 96-7, Z-81-53, Z-78-178 Z-77-109, ZA-76-165] [Carmen Marrone, EPC Case Planner] (F-17) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF THE SITE PLAN.**

5. **Project # 1001770**  
05DRB-00320 Minor-SiteDev Plan  
BldPermit/EPC

GEORGE RAINHART ARCHITECTS & ASSOCIATES. agent(s) for PETE DASKALOS request(s) the above action(s) for all or a portion of Tract(s) 5-A1-B & 5A2-A, **LANDS OF JOEL TAYLOR**, zoned C-2 community commercial zone, located on MONTANO NW, between WINTERHAVEN RD NW and COORS BLVD NW containing approximately 5 acre(s). [REF: 04EPC01722, 04EPC01721] [Elvira Lopez, EPC Case Planner] (E-12) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

6. **Project # 1000980**  
05DRB-00161 Minor-Amnd SiteDev Plan  
BldPermit/EPC  
05DRB-00162 Minor-SiteDev Plan Subd/EPC  
05DRB-00163 Minor-SiteDev Plan  
BldPermit/EPC

NCA ARCHITECTS agent(s) for NEW MEXICO BANK & TRUST request(s) the above action(s) for all or a portion of Tract(s) A-3-B, **SIERRA VISTA SHOPPING CENTER**, zoned C-2 community commercial zone, located on MONTGOMERY BLVD NE, between PARSIFAL ST NE and EUBANK BLVD NE containing approximately 1 acre(s). [REF: ZA-01-201, Z-93-83, DRB-93-332, ZA-81-4, Z-77-78, Z-77-78-1, 01DRB01131, 01DRB01740, 02DRB01039, 01EPC00731] [**Carmen Marrone, EPC Case Planner**] [*Deferred from 2/9/05, 2/16/05 & 2/23/05*] (G-20) **THE AMENDED SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD. THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

05DRB-00160 Minor-Prelim&Final Plat  
Approval

RON TYREE agent(s) for SIERRA VISTA ASSOCIATES LLC request(s) the above action(s) for all or a portion of Tract(s) A-3, **SIERRA VISTA SHOPPING CENTER**, zoned C-2 community commercial zone (SC), located on MONTGOMERY BLVD NE, between EUBANK BLVD NE and PARSIFAL ST NE containing approximately 15 acre(s). [REF: ZA-01-201, Z-93-83, DRB-93-332, ZA-81-4, Z-77-78-1, 01DRB01739, 01DRB01131, 01DRB01740, 02DRB01039, 01EPC00731] [*Deferred from 2/9/05, 2/16/05 & 2/23/05*] (G-20) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/2/05 THE PRELIMINARY AND FINAL PLAT WERE APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA, INCLUDE ALL EASEMENTS OF RECORD AND THE DECLARATION OF EASEMENTS, COVENANTS & RESTRICTIONS DATED 1/12/05 MUST BE RECORDED WITH THE PLAN AND TO PLANNING FOR THE AGIS DXF FILE.**

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

7. **Project # 1003978**  
05DRB-00309 Minor-Prelim&Final Plat  
Approval

ALBUQUERQUE SURVEYING COMPANY, INC agent(s) for CHARLES B. AND THERESA M. LUCERO request(s) the above action(s) for UNPLATTED LAND (to be known as **LANDS OF CHARLES B. AND THERESA M. LUCERO**, zoned SU-2 RCM, located on MOUNTAIN RD NE, between WALTER NE and I-25 containing approximately 1 acre(s). (J-15) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR PROOF OF DATE OF HOUSE CONSTRUCTION.**

8. **Project # 1000045**  
05DRB-00313 Minor-Prelim&Final Plat  
Approval

TIERRA WEST LLC agent(s) for SAMS EAST INC request(s) the above action(s) for all or a portion of Tract(s) 3A4A, **RENAISSANCE CENTER**, zoned SU-1 FOR C-2, located on RENAISSANCE BLVD NE, between ALEXANDER BLVD NE and CULTURE DR NE containing approximately 8 acre(s). [REF: DRB-98-227, 04DRB01978, 05DRB00030] (F-16) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

9. **Project # 1002047**  
05DRB-00312 Minor-Prelim&Final Plat  
Approval

TIERRA WEST agent(s) for MOUNTAIN RUN PARTNERS LTD request(s) the above action(s) for all or a portion of Tract(s) 2, **MOUNTAIN RUN SUBDIVISION**, zoned C-2, located on EUBANK BLVD NE, between JUAN TABO BLVD NE and MALAGUENA LN NE containing approximately 7 acre(s). [REF: 04DRB01174] (E-21) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR A LETTER OF ACCEPTANCE FOR PROJECT NUMBER 7571-81 WATER LINE/FIRE HYDRANT RELOCATION.**

10. **Project # 1002334**  
04DRB-01479 Minor-Final Plat Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for HARVEST HOMES, LLC request(s) the above action(s) for all or a portion of Block(s) 19-A FOOTHILLS ESTATES, (to be known as **COPPER PARK SUBDIVISION**, zoned R-T residential zone, located on COPPER AVE NE, between CHELWOOD PARK BLVD NE and CHICO RD NE containing approximately 1 acre(s). [REF: Z-91-1, ZA-83-17, 02EPC01695, 03DRB00333] [*Final Plat Indef Deferred for SIA*] (K-22) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR CASH-IN-LIEU.**

11. ~~Project # 1002928~~  
05DRB-00297 Major-Amnd Prelim Plat  
Approval  
05DRB-00308 Major-Final Plat Approval

SURV-TEK, INC agent(s) for LONGFORD AT THE TRAILS, LLC request(s) the above action(s) for all or a portion of Tract(s) D, **TAOS AT THE TRAILS**, zoned R-D, located on TREELINE AVE NW, between RAINBOW BLVD NW and SOUTH OF PASEO DEL NORTE NW containing approximately 19 acre(s). [REF: 04DRB-00718] [Deferred from 2/23/05] (C-9) **THE BOARD DEEMED IT WAS NOT NECESSARY TO AMEND THE PRELIMINARY PLAT. THE FINAL PLAT WAS APPROVED AND DELEGATED TO PARKS TO ADD OPEN SPACE NOTE.**

12. **Project # 1002639**  
05DRB-00307 Minor-Prelim&Final Plat  
Approval

COMMUNITY SCIENCES CORP agent(s) for RAYLEE HOMES request(s) the above action(s) for all or a portion of Lot(s) 17, Block(s) A, **TREMENTINA SUBDIVISION**, zoned R-D, located on VIA CONTENTA NE, between WYOMING NE and LOUISIANA NE containing approximately 1 acre(s). [REF: 03DRB-00717, 03DRB-00719, 03DRB-00720, 03DRB-00721, 03DRB-00722, 03DRB02026] [Deferred from 2/23/05] (C-19) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

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

13. **Project # 1003762**  
05DRB-00316 Minor-Sketch Plat or Plan

ISAACSON & ARFMAN PA agent(s) for WINDMILL MANOR ESTATES LLC request(s) the above action(s) for all or a portion of Block(s) 11, Tract(s) K, **PANORAMA HEIGHTS**, zoned R-T, located on EASTRIDGE DR NE, between INDIAN SCHOOL RD NE and CHELWOOD PK BLVD NE containing approximately 5 acre(s). [REF: 04EPC01714] (J-22) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

14. Approval of the Development Review Board Minutes for February 9, 2005. **THE DRB MINUTES FOR FEBRUARY 9, 2005 WERE APPROVED.**

ADJOURNED: 11:35 A.M.

2928

### DXF Electronic Approval Form

DRB Project Case #: 1002928

Subdivision Name: TAOS AT THE TRAILS - AMMENDED

Surveyor: RUSS P HUGG

Contact Person: RUSS P HUGG

Contact Information:

DXF Received: 3/2/2005

Hard Copy Received: 3/2/2005

Coordinate System: Ground rotated to NMSP Grid

  
Approved

3/2/05  
Date

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

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

**AGIS Use Only**  
Copied cov 2928 to agiscov on 3/2/2005 Contact person notified on 3/2/2005





# DRB CASE ACTION LOG (FINAL PLAT)

REVISED 2/5/04

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

DRB Application No.: **05DRB-00308 (FP)**

Project # **1002928**

Project Name: **TAOS @ THE TRAILS**

Agent: **Surv-Tek Inc.**

Phone No.: **897-3366**

Your request for (SDP for SUB), (SDP for BP), **(FINAL PLATS)**, (MASTER DEVELOP. PLAN), was approved on **3.2.05** 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: **Add as note**
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- PLANNING (Last to sign): \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_

Project Number 1002928



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

- The original plat and a mylar copy for the County Clerk.
- Tax certificate from the County Treasurer.
- Recording fee (checks payable to the County Clerk). RECORDED DATE: \_\_\_\_\_
- Tax printout from the County Assessor.
- Include 3 copies of the approved site plan along with the originals.
- County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.
- Property Management's signature must be obtained prior to Planning Department's signature.
- AGIS DXF File approval required.
- Copy of recorded plat for Planning. *okay*



Completed  
3/18/05  
OS

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REVISED 2/5/04

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Project Name: TAOS @ THE TRAILS  
Agent: Surv-Tek Inc.

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Phone No.: 897-3366

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

UTILITIES: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

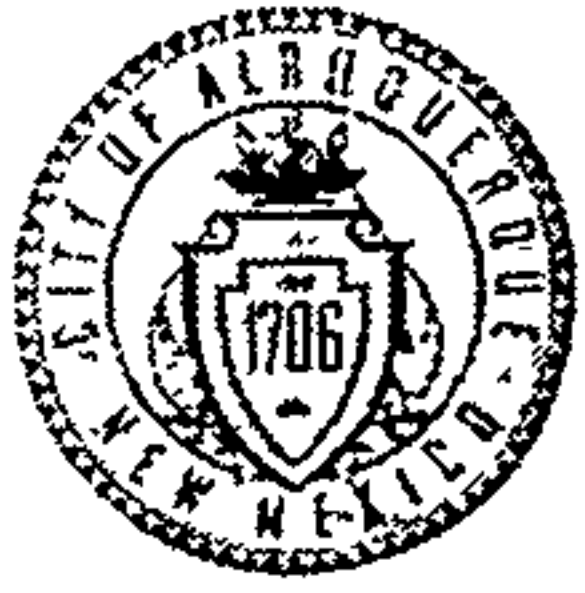
CITY ENGINEER / AMAFCA: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

PARKS / CIP: Add os note  
\_\_\_\_\_  
\_\_\_\_\_

PLANNING (Last to sign): \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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- Copy of recorded plat for Planning. OS

Project Number 1002928



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

**PAGE 2**

**Project # 1004675**

06DRB-01026 Major-Preliminary Plat Approval  
06DRB-01027 Major-Vacation of Public  
Easements  
06DRB-01028 Minor-Subd Design (DPM)  
Variance  
06DRB-01029 Minor-Sidewalk Waiver  
06DRB-01030 Minor-Temp Defer SDWK


MARK GOODWIN & ASSOCIATES PA agent(s) for T. S. MCNANEY request(s) the above action(s) for all or a portion of Tract(s) 1, SP KINSCHERFFLAND AND SW ¼ ON NE ¼, SEC 35, T11N, R2E (to be known as **VISTA DE LA LUZ**) zoned SU-1 PRD, located on COORS BLVD NW, between WESTERN TRAIL NW and DELLYNE AVE NW containing approximately 28 acre(s). [REF: 06DRB00836] (F-11)

**Project # 1004644**

06DRB-01017 Major-Preliminary Plat Approval  
06DRB-01018 Minor-Temp Defer SDWK

SURV TEK & WILSON & COMPANY agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 9-A, THE TRAILS UNIT 2 (to be known as **SANTA FE 3 @ THE TRAILS, UNIT 2**) zoned R-D residential and related uses zone, developing area, located on WOODMONT AVE NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). (C-9)

Details of the application(s) may be examined at the Planning Department Development Services Center One Stop Shop, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 8:00 a.m. and 4:30 p.m., Monday through Friday except holidays. INDIVIDUALS WITH DISABILITIES needing special assistance to participate in this hearing should contact Claire Senova, Planning Department, at 924-3946. TTY users may call 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 24, 2006.**



**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 9, 2006**, beginning at **9:00 a.m.** for the purpose of considering the following:

**Project # 1003469**

06DRB-00997 Major-Two Year SIA

LLAVE CONSTRUCTION INC request(s) the above action(s) for all or a portion of Lot(s) 25-27, Block(s) 2, Tract(s) 3, **OAKLAND HEIGHTS UNIT 3**, zoned R-D (3 DU/A) located on OAKLAND AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 3 acre(s). [REF: 04DRB-00891, 04DRB-00892] (C-20)

**Project # 1002928**

06DRB-01020 Major-Two Year SIA

WILSON & COMPANY agent(s) for THE TRAILS LLC, RICK BELTRAMO PE request(s) the above action(s) for all or a portion of Tract(s) D, THE TRAILS (to be known as **TAOS @ THE TRAILS**) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE NW and WOODMONT AVE NW containing approximately 18 acre(s). [REF: 03DRB01532, 05DRB00308] (C-9)

**Project # 1002928**

06DRB-01021 Major-Two Year SIA

WILSON & COMPANY agent(s) for THE TRAILS LLC, RICK BELTRAMO PE request(s) the above action(s) for all or a portion of Tract(s) A, B, C, D & F, **THE TRAILS, TRACT A, HERITAGE, UNIT 1, TRACT B, HERITAGE, UNIT 2, TRACT C, SANTA FE @ THE TRAILS, UNIT 1, TRACT D, TAOS @ THE TRAILS, UNIT 1 AND TRACT F, RESERVE @ THE TRAILS, UNIT 1**, zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE NW and WOODMONT AVE NW containing approximately 76 acre(s). [REF: 05DRB00297, 05DRB00308] (C-9)

**Project # 1000560**

06DRB-01023 Major-SiteDev Plan BldPermit

NEW MEXICO CANCER CENTER agent(s) for HARTMAN & MAJEWSKI DESIGN GROUP request(s) the above action(s) for all or a portion of Tract(s) 1A-2-B-1, **JOURNAL CENTER**, zoned IP industrial park zone, located on HEADLINE BLVD NE, between PASEO DEL NORTE NE and LANG AVE NE containing approximately 6 acre(s). [REF: 05DRB00546, 05DRB00527] (D-17)

**SEE PAGE 2 . . .**



CITY OF ALBUQUERQUE  
 PLANNING DEPARTMENT  
 DEVELOPMENT REVIEW BOARD

August 9, 2006

**Project # 1002928**  
 06DRB-01020 Major-Two Year SIA

WILSON & COMPANY agent(s) for THE TRAILS LLC, RICK BELTRAMO PE request(s) the above action(s) for all or a portion of Tract(s) D, THE TRAILS (to be known as **TAOS @ THE TRAILS**) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE NW and WOODMONT AVE NW containing approximately 18 acre(s). [REF: 03DRB01532, 05DRB00308] (C-9)

- AMAFCA No adverse comments.
- COG No adverse comments.
- Transit No adverse comments.
- Zoning Enforcement No adverse comments.
- Neighborhood Coordination No Association(s).

APS **Taos at the Trails** is part of a larger project known as The Trails, which will consist of a total of approximately 2,000 dwelling units. The Trails will impact Ventana Ranch Elementary, James Monroe Middle School, and Cibola High School. **Currently all three schools are exceeding capacity.**

School	2006-07 Projections	2006-07 Capacity	Space Available
Ventana Ranch	1,130	850	-280
James Monroe	1,520	1,274	-246
Cibola	3,071	2,300	-771

A new northwest high school will open with a 9<sup>th</sup> grade academy in 2007. The remainder of the high school will open in 2008. The new northwest high school will relieve overcrowding at Cibola High School.

To address overcrowding at schools, APS will explore various alternatives. A combination or all of the following options may be utilized to relieve overcrowded schools.

- Provide new capacity (long term solution)
- Construct new schools or additions
- Add portables
- Use of non-classroom spaces for temporary classrooms
- Lease facilities
- Use other public facilities
- Improve facility efficiency (short term solution)
- Schedule Changes
- Double sessions
- Multi-track year-round
- Other
- Float teachers (flex schedule)
- Shift students to Schools with Capacity (short term solution)
- Boundary Adjustments / Busing
- Grade reconfiguration
- Combination of above strategies

All planned additions to existing educational facilities are contingent upon taxpayer approval.

Police Department	No crime prevention or CPTED comments at this time.
Fire Department	No adverse comments.
PNM Electric & Gas	No adverse comments.
Comcast	No comments received.
QWEST	No comments received.
Environmental Health	No comments received.
M.R.G.C.D.	No comments received.
Open Space Division	No adverse comments.
City Engineer	The Hydrology section has no objection to the extension request.
Transportation Development	
Which items are not complete?? (Rainbow needs to be in place).	
Parks & Recreation	No objection.
Utilities Development	No objection to Extension request.

Planning Department

No objection.

Impact Fee Administrator

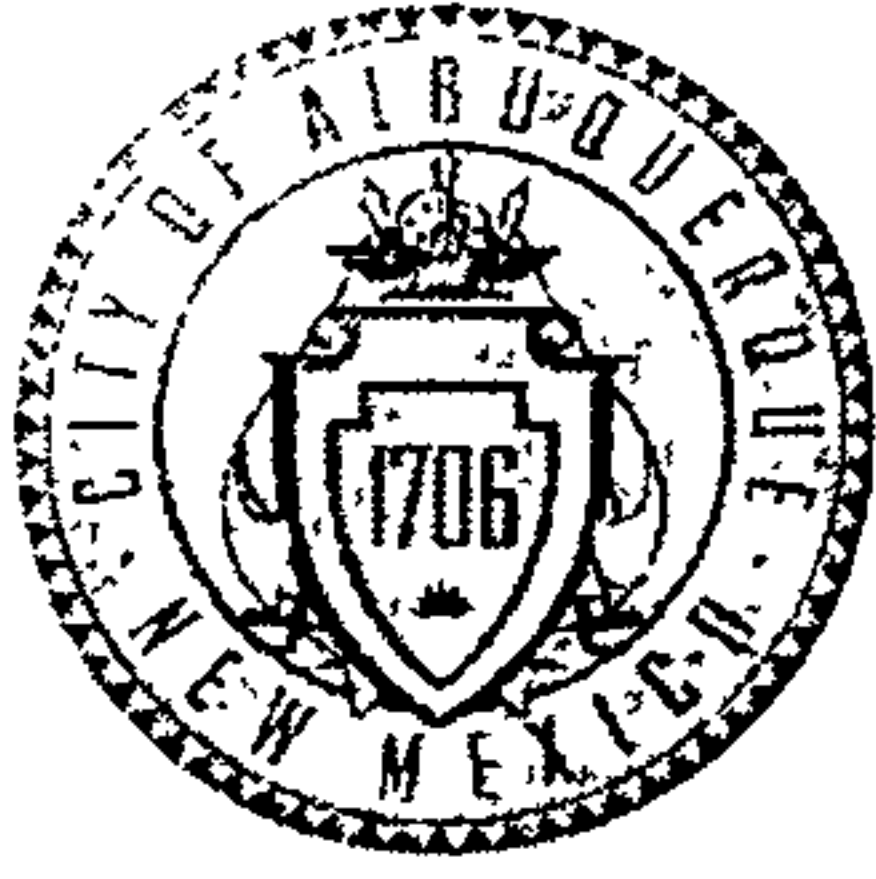
No comment on extension of SIA.

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

Cc: The Trails LLC, Attn: Rick Beltramo PE, 7007 Jefferson St NE, Ste A, 87109  
Wilson & Co., Attn: Steve Salazar, 2600 The American Rd, Ste. #100, Rio Rancho,  
NM 87124

*Refer to 3/2/05*

*fax  
897.3377*



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

*faxed  
2/25/05*

Development Review Board Comments

**Project Number:** 1002928  
**Application Number:** 05DRB-00297

**DRB Date:** 2/23/2005  
**Item Number:** 11

**Subdivision:**

Tract D, Taos at the Trails

**Request for:**

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

**Zoning:** RD

**Zone Page:** C-09

**New Lots (or units) :** 91

**Parks and Recreation Comments:**

Plat consolidates lots, therefore no park dedication requirement.

The park development requirement will be met via the payment of a fee prior to issuance of building permit for each new dwelling unit.

Add the following note to the plat. Total remaining open space requirements are met via the provision of detached open space per the provisions of Section 14-16-3-8 (A) (3).

**Signed:** *CS*

Christina Sandoval, (DMD)

Phone: 768-3808



**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT**

**February 23, 2005**

**DRB Comments**

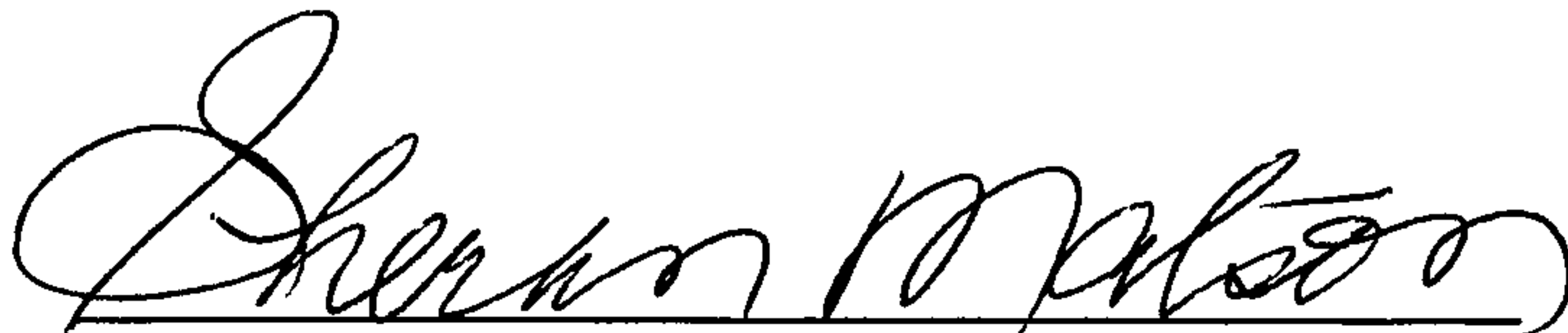
**ITEM # 11**

**PROJECT # 1002928      APPLICATION # 05-00297 & 00308**

**RE: Taos @ Trails/Amend. prelim plat & final plat**

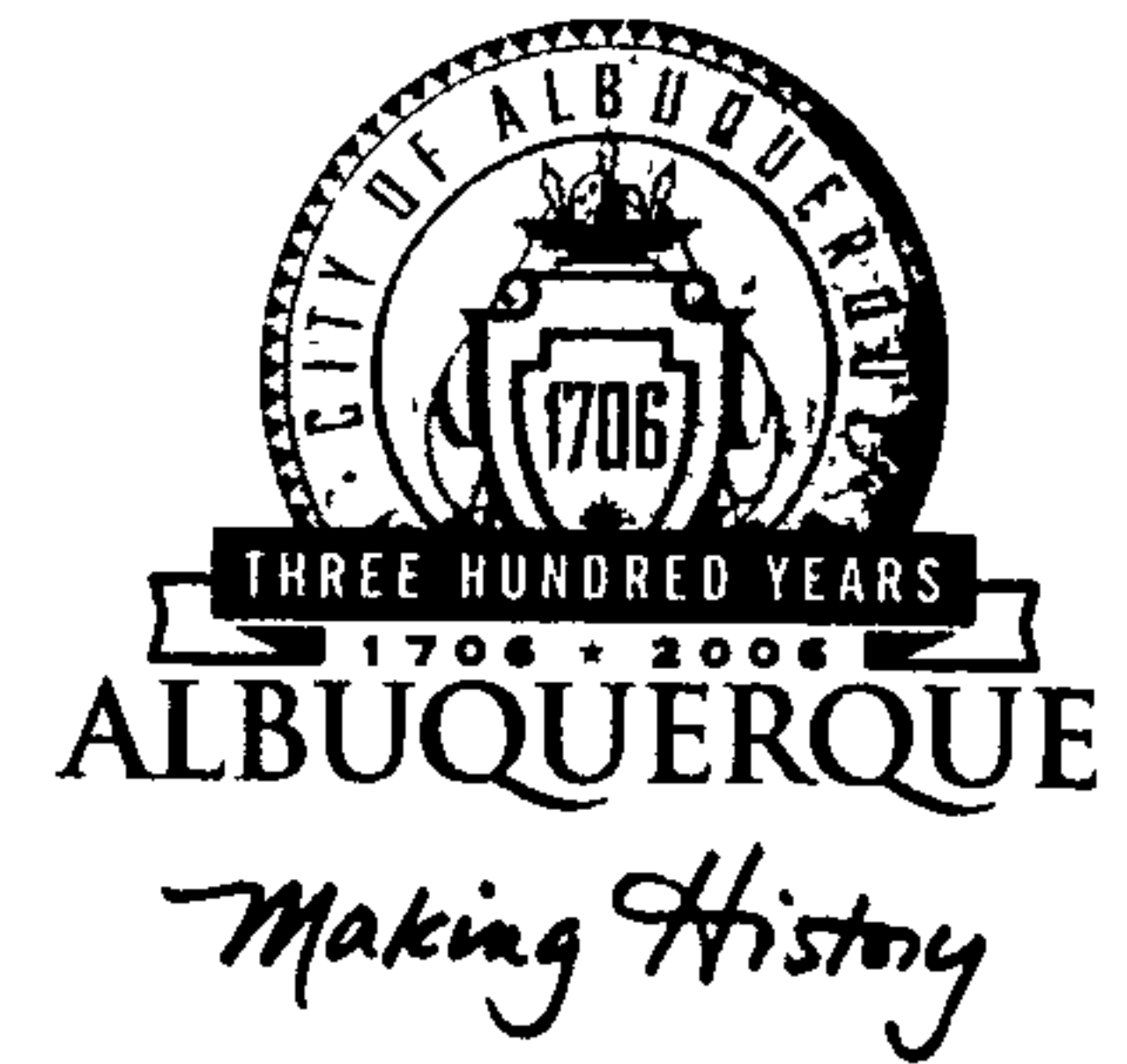
**No objection to the increase lot size.**

**AGIS dxf approval is needed before the final plat is signed by Planning.**

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

**Sheran Matson, AICP      DRB Chair**

# CITY OF ALBUQUERQUE



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

**DEVELOPMENT REVIEW BOARD--SPEED MEMO**

**DRB CASE NO/PROJECT NO: 1002928**

**AGENDA ITEM NO: 11**

**SUBJECT:**

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

**ACTION REQUESTED:**

P.O. Box 1293

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

Albuquerque

**ENGINEERING COMMENTS:**

An approved amended grading plan is required for amended Preliminary Plat approval.

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:** February 23, 2005



#2

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

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**Project # 1000560**  
06DRB-01023 Major-SiteDev Plan BldPermit

NEW MEXICO CANCER CENTER agent(s) for HARTMAN & MAJEWSKI DESIGN GROUP request(s) the above action(s) for all or a portion of Tract(s) 1A-2-B-1, JOURNAL CENTER, zoned IP industrial park zone, located on HEADLINE BLVD NE, between PASEO DEL NORTE NE and LANG AVE NE containing approximately 6 acre(s). [REF: 05DRB00546, 05DRB00527] (D-17)

SEE PAGE 2 . . .



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

**PAGE 2**

**Project # 1004675**

06DRB-01026 Major-Preliminary Plat Approval  
06DRB-01027 Major-Vacation of Public  
Easements  
06DRB-01028 Minor-Subd Design (DPM)  
Variance  
06DRB-01029 Minor-Sidewalk Waiver  
06DRB-01030 Minor-Temp Defer SDWK


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**Project # 1004644**

06DRB-01017 Major-Preliminary Plat Approval  
06DRB-01018 Minor-Temp Defer SDWK

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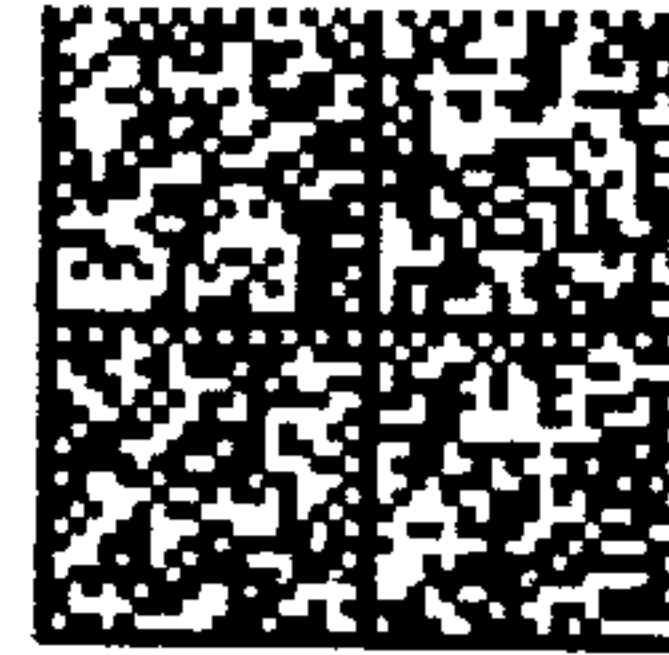
# CITY OF ALBUQUERQUE



Planning Department

*PTS*

*vacant*



02 1A \$ 00.39<sup>0</sup>  
0004329277 JUL 24 2006  
MAILED FROM ZIP CODE 87102

~~Or Current Resident~~

100906423241221319

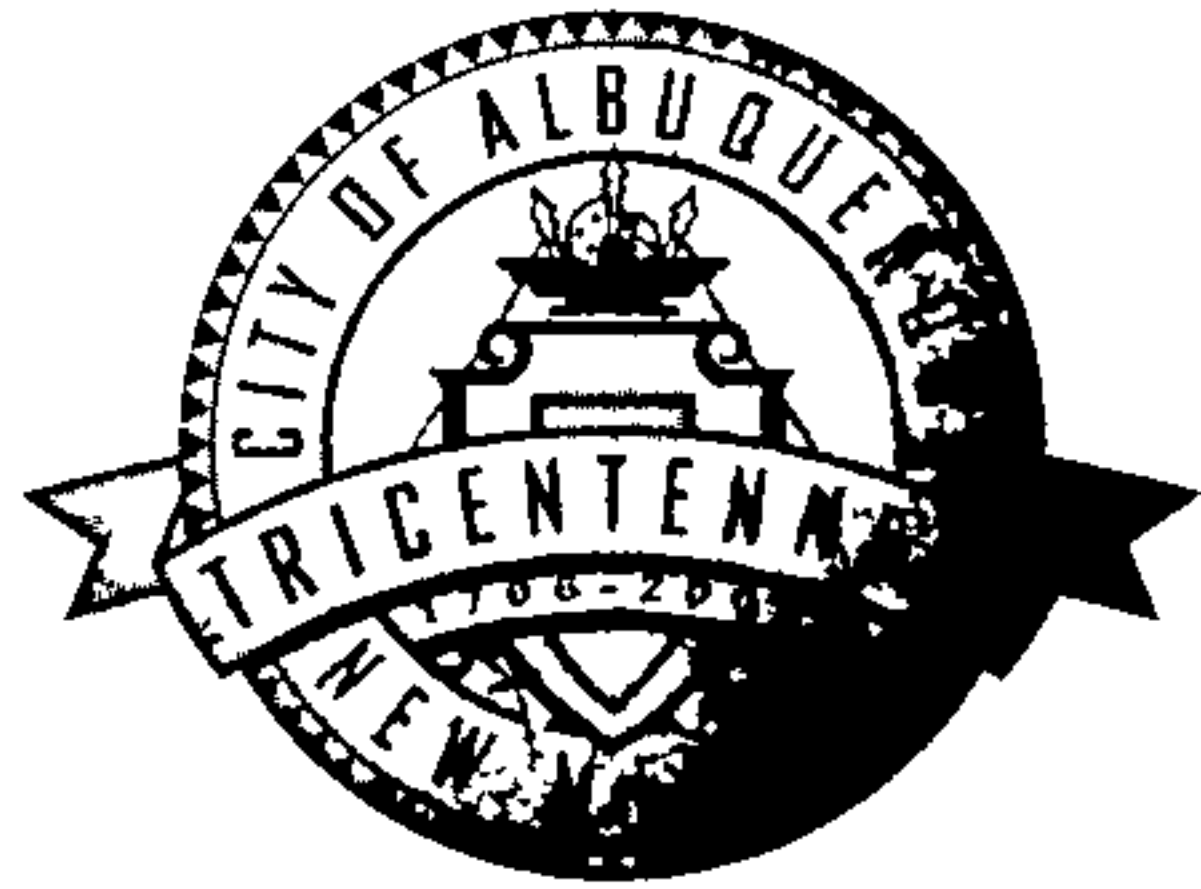
~~BRYAN THERYL C  
9120 S BINAL  
ALBUQUERQUE NM~~

DR NW  
87114

DRB



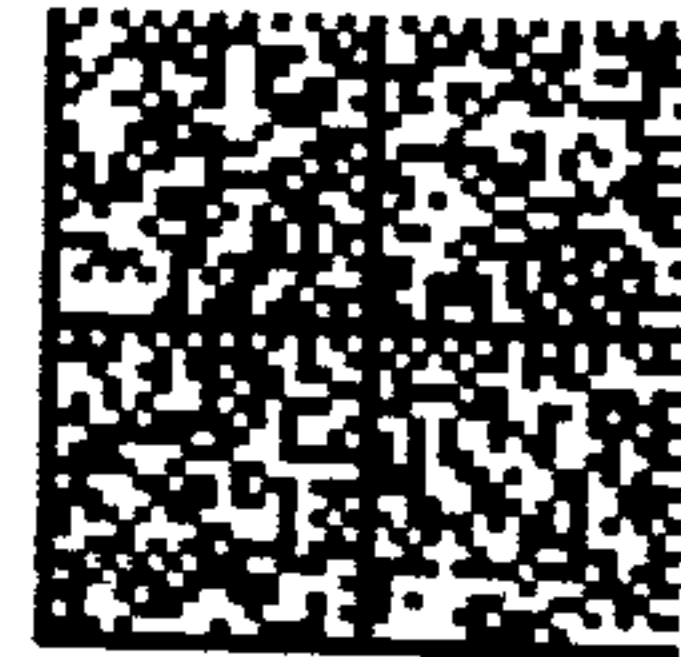





Planning Department

# CITY OF ALBUQUERQUE

*RTS*



UNITED STATES POSTAGE  
  
 PITNEY BOWES  
 02 1A \$ 00.39<sup>0</sup>  
 0004329277 JUL 24 2006  
 MAILED FROM ZIP CODE 87102

~~Or Current Resident~~

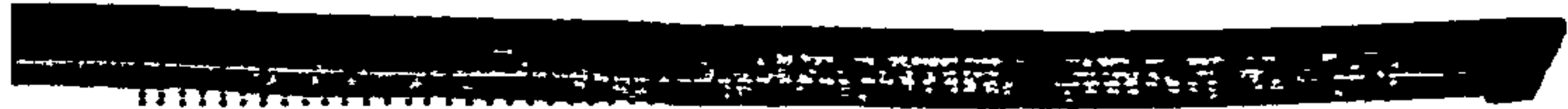
100906428531322203

~~FLEISCHER JON & REMELY  
 7119 GAYNDON  
 ALBUQUERQUE NM~~

TR NW  
87114

*vacant*

DRB



P O Box 1293 Albuquerque, New Mexico 87103

**J. WAGNER**

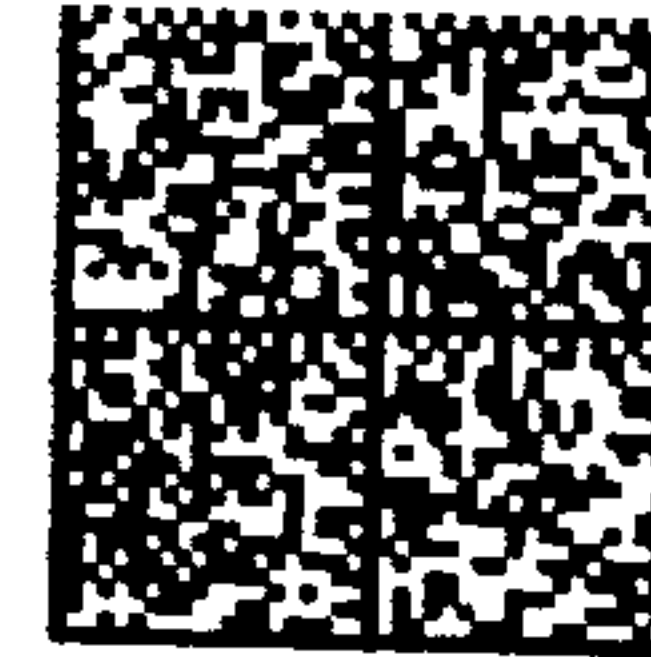
.....



# CITY OF ALBUQUERQUE



Planning Department



02 1A \$ 00.39<sup>0</sup>  
0004329277 JUL 24 2006  
MAILED FROM ZIP CODE 87102

***Or Current Resident***

100906415745621340

CERTAIN JUAN CARLOS

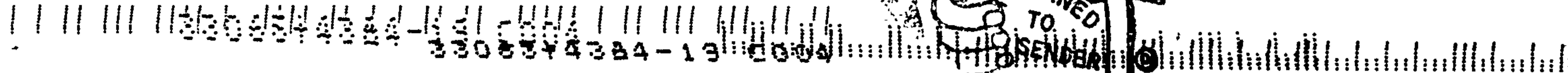
8919 NW 38TH

DR

CORAL BEACH, FL

33065

DRB







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

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06DRB-01023 Major-SiteDev Plan BldPermit

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**SEE PAGE 2 . . .**



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

**PAGE 2**

**Project # 1004675**

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06DRB-01027 Major-Vacation of Public  
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06DRB-01029 Minor-Sidewalk Waiver  
06DRB-01030 Minor-Temp Defer SDWK


MARK GOODWIN & ASSOCIATES PA agent(s) for T. S. MCNANEY request(s) the above action(s) for all or a portion of Tract(s) 1, SP KINSCHERFFLAND AND SW ¼ ON NE ¼, SEC 35, T11N, R2E (to be known as VISTA DE LA LUZ) zoned SU-1 PRD, located on COORS BLVD NW, between WESTERN TRAIL NW and DELLYNE AVE NW containing approximately 28 acre(s). [REF: 06DRB00836] (F-11)

**Project # 1004644**

06DRB-01017 Major-Preliminary Plat Approval  
06DRB-01018 Minor-Temp Defer SDWK

SURV TEK & WILSON & COMPANY agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 9-A, THE TRAILS UNIT 2 (to be known as SANTA FE 3 @ THE TRAILS, UNIT 2) zoned R-D residential and related uses zone, developing area, located on WOODMONT AVE NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). (C-9)

Details of the application(s) may be examined at the Planning Department Development Services Center One Stop Shop, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 8:00 a.m. and 4:30 p.m., Monday through Friday except holidays. INDIVIDUALS WITH DISABILITIES needing special assistance to participate in this hearing should contact Claire Senova, Planning Department, at 924-3946. TTY users may call the New Mexico Relay Network by calling toll-free 1-800-659-8331.

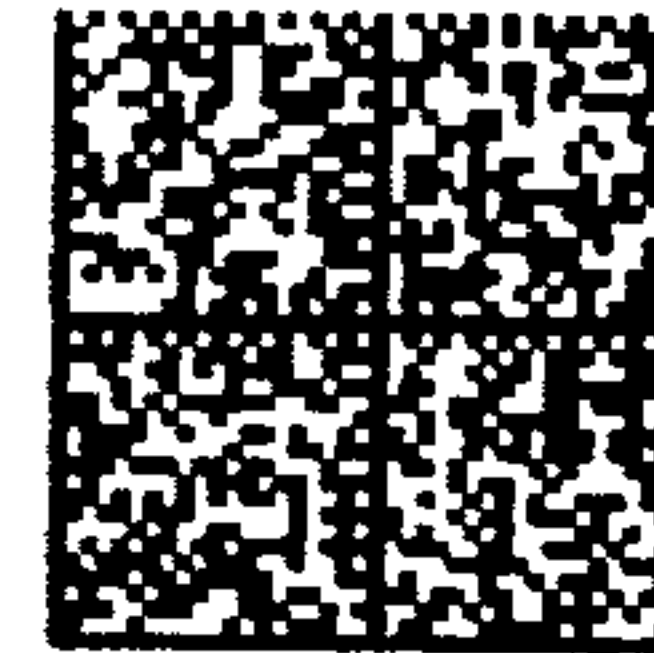
  
Sheran Matson, AICP, DRB Chair  
Development Review Board

**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, JULY 24, 2006.**

# CITY OF ALBUQUERQUE



Planning Department



02 1A \$ 00.39<sup>0</sup>  
0004329277 JUL 24 2006  
MAILED FROM ZIP CODE 87102

*Or Current Resident*

100906416246121339

STONE DEVRA K  
24701 RAYMOND  
LAKE FOREST

WA

NIXIE 927 1 02 08/03/06

RETURN TO SENDER  
INSUFFICIENT ADDRESS  
UNABLE TO FORWARD

BC: 97103129393 \*0168-01491-24-41

32630+4741-3 971031293







**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

November 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: 10:35 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 # 1000965**  
06DRB-01500 Major-Vacation of Public  
Easements

BOHANNAN HUSTON INC agent(s) for ANDALUCIA DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) 1, LANDS OF RAY GRAHAM III, **ANDALUCIA @ LA LUZ**, zoned SU-1, located on COORS NW, between NAMASTE RD NW and LA BIENVENIDA PL NW containing approximately 85 acre(s). [02DRB-00059] (F-11) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

2. **Project # 1005169**  
06DRB-01504 Major-Bulk Land Variance  
06DRB-01505 Minor-Prelim&Final Plat  
Approval

ALPHA PROFESSIONAL SURVEYING agent(s) for UNM REAL ESTATE DEPARTMENT request(s) the above action(s) for all or a portion of Tract(s) 10 & 11, **UNIVERSITY OF NEW MEXICO, AIRPORT PARCEL**, zoned M-2 located on IRA SPRECHER RD SE, between LOS PICAROS SE and the ALBUQUERQUE SUNPORT SE, containing approximately 446 acre(s). (P-16/P-17) **BULK LAND VARIANCE WAS APPROVED. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO CITY ENGINEER FOR A FLOODPLAIN EASEMENT TO BE GRANTED TO CITY OF ALBUQUERQUE AND PLANNING FOR NOTICE OF SUBDIVISION PLAT CONDITIONS, FEE SIMPLE LANGUAGE, 15-DAY APPEAL PERIOD AND TO RECORD THE PLAT.**

3. **Project # 1004851**  
06DRB-01452 Major-Preliminary Plat  
Approval

JEFF MORTENSEN & ASSOCIATES agent(s) for THE SAWMILL DEVELOPMENT COMPANY LLC request(s) the above action(s) for all or a portion of Tract(s) 2, LANDS OF MCCLAIN and Tract(s) A-3, LANDS OF AND WILLIAM ANDREW MCCORD (to be known as **ANTIGUA TRAVESIA**, zoned S-M1, located on ZEARING AVE NW, between RIO GRANDE BLVD NW and 19<sup>TH</sup> ST NW containing approximately 3 acre(s). [REF: 06DRB-00556, 06DRB-01095] [*Deferred from 11/1/06 & 11/8/06*] (H-13) **DEFERRED AT THE BOARD'S REQUEST TO 11/15/06.**

4. **Project # 1005191**  
06DRB-01454 Major-Preliminary Plat  
Approval  
06DRB-01455 Major-Vacation of Pub  
Right-of-Way  
06DRB-01456 Minor-Sidewalk Variance  
06DRB-01457 Minor-Temp Defer SDWK

ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 13-20, Tract(s) A, Block(s) 29, NORTH ALBUQUERQUE ACRES, UNIT B (to be known as **SEVANO PLACE SUBDIVISION**) zoned R-D, located on LOUISIANA NE, between ALAMEDA NE and SIGNAL NE containing approximately 7 acre(s). [*Deferred from 11/1/06 & 11/8/06*] (C-18) **DEFERRED AT THE AGENT'S REQUEST TO 11/15/06.**



5. **Project # 1004989**  
06DRB-01411 Major-Preliminary Plat Approval  
06DRB-01412 Major-Vacation of Public Easements  
06DRB-01413 Minor-Subd Design (DPM) Variance  
06DRB-01414 Minor-Sidewalk Waiver  
06DRB-01415 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for MESA VERDE DEVELOPMENT CO request(s) the above action(s) for all or a portion of Tract(s) A, UNIT 2, WILDERNESS @ HIGH DESERT (to be known as **WILDERNESS CANON @ HIGH DESERT**) zoned SU-2, HD/R-R, located on HIGH DESERT PL NE, between TRAILHEAD RD NE and EMBUDITO VIEW CT NE containing approximately 4 acre(s). [REF: 06DRB-00933, 04DRB-00713, 04DRB-01723] [*Deferred from 10/25/06 & 11/8/06*] (F-23) **DEFERRED AT THE AGENT'S REQUEST TO 11/15/06.**

**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 # 1004976**  
06DRB-01548 Minor-SiteDev Plan Subd/EPC  
06DRB-01549 Minor-SiteDev Plan BldPermit/EPC

H BARKER ARCHITECTS agent(s) for CALABACILLAS GROUP request(s) the above action(s) for all or a portion of Lot(s) A-1, B-1, C-1 & C-2, **BLACK ARROYO DAM**, zoned C-2, located on GOLF COURSE RD NW, between BENTON AVE NW and WESTSIDE BLVD NW containing approximately 12 acre(s). [REF: 06EPC-00424, 06EPC-00425] [**Catalina Lehner, EPC Case Planner**] [*Deferred from 11/1/06 & Indef deferred 11/8/06*] (A-12) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

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

7. **Project # 1004688**  
06DRB-01572 Minor-Final Plat Approval

CLARK CONSULTING ENGINEERS agent(s) for JOHN ABBOTT & BILL H. BURNS request(s) the above action(s) for all or a portion of Tract(s) 2, 2a & 2b, **ALVARADO GARDENS ADDITION, UNIT 1**, zoned RA-2, located on RIO GRANDE BLVD NW between MATTHEW AVE NW and CAMPBELL RD NW, containing approximately 3 acre(s). [*Indef deferred 11/8/06*] (G-12/G-13) **INDEFINITELY DEFERRED AT THE BOARD'S REQUEST.**

8. **Project # 1002730**  
06DRB-01521 Minor-Final Plat Approval

ISAACSON & ARFMAN agent(s) for INFILL SOLUTIONS II LLC 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 (to be known as **VILLA FIRENZE**) zoned R-D, located on CORONA AVE NE, between VENTURA ST NE and MENDOCINO DR NE containing approximately 4 acre(s). [REF: 06DRB-01204] *[Deferred from 10/25/06 Indef deferred 11/8/06]* (C-20) **INDEFINITELY DEFERRED AT THE BOARD'S REQUEST.**

06DRB-01555 Minor-Subd Design (DPM)  
Variance

ISAACSON & ARFMAN agent(s) for INFILL SOLUTIONS II LLC 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 (to be known as **VILLA FIRENZE**) zoned R-D, located on CORONA AVE NE, between VENTURA ST NE and MENDOCINO DR NE containing approximately 4 acre(s). [REF: 06DRB-01204] *Indef deferred 11/8/06]* (C-20) **INDEFINITELY DEFERRED AT THE BOARD'S REQUEST.**

9. **Project # 1005233**  
06DRB-01568 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD agent(s) for WACHOVIA DEVELOPMENT, request(s) the above action(s) for all or a portion of Tract(s) A & B, Block(s) 5, **SUNDT'S INDUSTRIAL CENTER**, zoned M-2, located on MONTBEL LOOP NE, between JOAN HILL PL NE and ALEXANDER BLVD NE containing approximately 18 acre(s). (F-15) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR PRIVATE FACILITIES MAINTENANCE COVENANT, CROSS-LOT DRAINAGE EASEMENT AND TRANSPORTATION DEVELOPMENT FOR SIDEWALKS.**

10. **Project # 1004387**  
06DRB-00644 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD agent(s) for LESLIE JENSEN 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 LAS LOMAS RD NE and ENCINO PL NE and containing approximately 1 acre(s). [REF: 05DRB-01332] [*Indef Deferred on 5/17/06*] (J-15) **WITH THE APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 10/13/06 THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT DELEGATED TO CITY ENGINEER FOR APPROVED ENGINEER CERTIFICATION AND TO TRANSPORTATION DEVELOPMENT FOR PROPERTY MANAGEMENT'S SIGNATURE, PROOF THAT THE DRIVE PADS ARE CLOSED AND THE APPLICATION NUMBER OF THE VACATION ON THE PLAT.**

11. **Project # 1004943**  
06DRB-01547 Minor-Final Plat Approval

SURVEYS SOUTHWEST LTD agent(s) for JULIE GUITERREZ request(s) the above action(s) for all or a portion of Tract(s) D, VILLAGE CENTER NORTH (to be known as **PINNACLE PEAK TOWNHOMES**) zoned SU-1 for mixed use, located on PINNACLE PEAK NW, between MCMAHON BLVD NW and UNSER BLVD NW containing approximately 2 acre(s). [REF: 06DRB-01164, 06DRB-01165, 06DRB-01167] [*Deferred from 11/1/06 & 11/8/06*] (A-11) **DEFERRED AT THE BOARD'S REQUEST TO 11/15/06.**

- ~~12. **Project # 1002928**~~  
06DRB-01570 Minor-Prelim&Final Plat  
Approval

SURV-TEK INC agent(s) for LONGFORD AT THE TRAILS LLC request(s) the above action(s) for all or a portion of Lot(s) 6-AP1 & 7-AP1, **TAOS @ THE TRAILS**, zoned RD, located on TREELINE AVE NW east of PILABO ST NW and containing approximately 1 acre(s). (C-9) **PRELIMINARY AND FINAL PLAT APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA'S SIGNATURE AND TO RECORD.**

13. **Project # 1003170**  
06DRB-01564 Minor-Prelim&Final Plat  
Approval

LARKIN GROUP NM INC agent(s) for CITY OF ALBUQUERQUE request(s) the above action(s) for all or a portion of Tract(s) A, **CITY OF ALBUQUERQUE WATER TREATMENT FACILITY**, zoned SU-1 M-1, located on CHAPPELL DR NE, between MISSION AVE NE and OSUNA RD NE containing approximately 163 acre(s). [REF: 04DRB-01329] (E-16/F-16) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR LANGUAGE ON THE PLAT, EXTENSION OF A 20-FOOT WATERLINE EASEMENT AND TO RECORD.**

14. **Project # 1004254**  
06DRB-01569 Minor-Prelim&Final Plat  
Approval

WAYJOHN SURVEYING INC agent(s) for CHARLES JAEGER request(s) the above action(s) for all or a portion of Lot(s) A-1, **ALVARADO GARDENS, UNIT 3**, zoned R-2 residential zone, located on VERANDA RD NW, between RIO GRANDE BLVD NW and GLENWOOD DR NW containing approximately 1 acre(s). [REF: 05DRB-00964] [*Indef deferred 11/8/06*] (G-12) **INDEFINITELY DEFERRED AT THE BOARD'S REQUEST.**

15. **Project # 1004874**  
06DRB-01571 Minor-Prelim&Final Plat  
Approval

TERRAMETRICS OF NEW MEXICO agent(s) for ANDERSON PROPERTIES LLC request(s) the above action(s) for all or a portion of Lot(s) 17, 18 & 19, Block(s) 2, **MONKBRIDGE ADDITION**, zoned SU-1, located on CANDELARIA RD NW between 2<sup>nd</sup> ST NW and 4<sup>TH</sup> ST NW, containing approximately 1 acre(s). (G-14) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR COPY OF NOTICE OF DECISION REGARDING ZONING, AMAFCA'S SIGNATURE AND TO RECORD.**

16. **Project # 1005229**  
06DRB-01551 Minor-Prelim&Final Plat  
Approval

JACK'S HIGH COUNTRY agent(s) for LESLEY RYAN & DIONISIA BURTON request(s) the above action(s) for all or a portion of Lot(s) 13A-1, 13B-1, 14A1-A2 & 17-A, **LANDS OF BURTIN & RYAN**, zoned SU-2 R-1, located on 8<sup>TH</sup> ST SW, between PACIFIC SW and CROMWELL SW containing approximately 1 acre(s). *[Deferred from 11/1/06]* (K-13) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR WATERLINE EASEMENT LOCATION, AMAFCA'S SIGNATURE AND TO RECORD.**

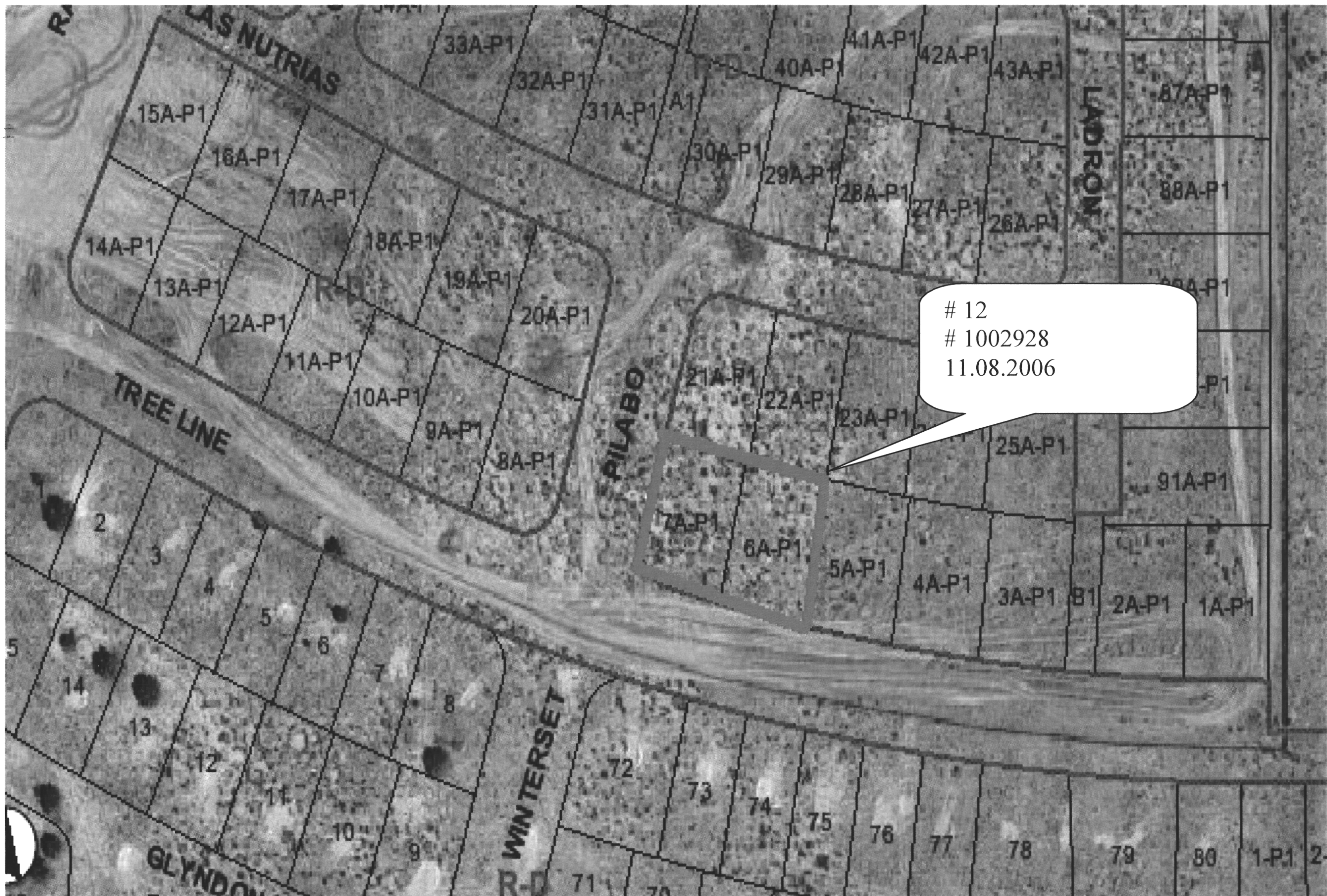
**NO ACTION IS TAKEN ON THESE CASES:**  
**APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING**

17. **Project # 1005230**  
06DRB-01552 Minor-Sketch Plat or Plan

FRANK SIERRA request(s) the above action(s) for all or a portion of Lot(s) 10 & 11A, Block(s) 2, **VAN CLEAVE ACRES**, zoned RA-2, located on VAN CLEAVE NW, between SAN ISIDRO NW and GREIGOS LATERAL containing approximately 1 acre(s). (G-13) **INDEFINITELY DEFERRED ON A NO SHOW.**

18. Approval of the Development Review Board Minutes for November 1, 2006. **THE DRB MINUTES FOR 11/1/06 WERE APPROVED BY THE BOARD.**

ADJOURNED: 10:35 A.M.



# 12  
# 1002928  
11.08.2006

# CITY OF ALBUQUERQUE



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

**DEVELOPMENT REVIEW BOARD – SPEED MEMO**

**DRB CASE NO/PROJECT NO: 1002928**

**AGENDA ITEM NO: 12**

**SUBJECT:**

Final Plat  
Preliminary Plat

**ACTION REQUESTED:**

**REV/CMT: ( )    APPROVAL: (X)    SIGN-OFF: ( )    EXTN: ( )    AMEND: ( )**

**ENGINEERING COMMENTS:**

No adverse comments.

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

**RESOLUTION:**

APPROVED **X**; DENIED \_\_\_; DEFERRED \_\_\_; COMMENTS PROVIDED \_\_\_; WITHDRAWN \_\_\_

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

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

**DATE:** NOVEMBER 8, 2006





**2928**

### DXF Electronic Approval Form

DRB Project Case #:

Subdivision Name:

Surveyor:

Contact Person:

Contact Information:

DXF Received:

Hard Copy Received:

Coordinate System:

  
\_\_\_\_\_  
Approved

11-1-2006  
\_\_\_\_\_  
Date

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

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

**AGIS Use Only**

Copied fc **2928** to agiscov on **11/1/2006** Contact person notified on **11/1/2006**



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

August 9, 2006

**2. Project # 1002928**  
06DRB-01020 Major-Two Year SIA

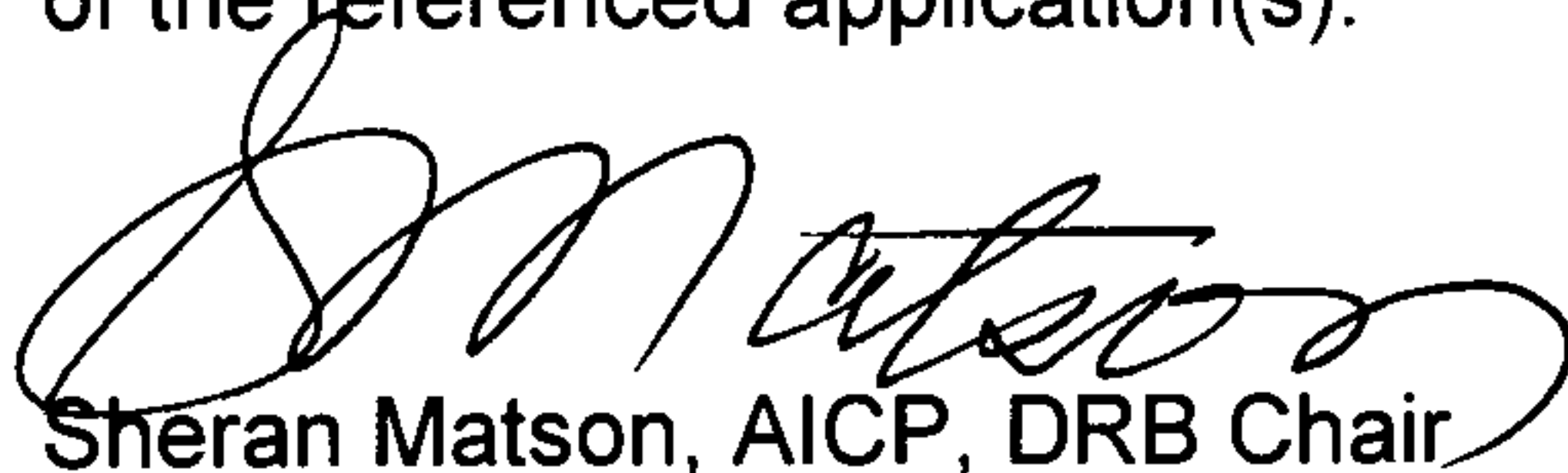
WILSON & COMPANY agent(s) for THE TRAILS LLC, RICK BELTRAMO PE request(s) the above action(s) for all or a portion of Tract(s) D, THE TRAILS (to be known as **TAOS @ THE TRAILS**) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE NW and WOODMONT AVE NW containing approximately 18 acre(s). [REF: 03DRB01532, 05DRB00308] (C-9)

At the August 9, 2006, Development Review Board meeting, a two-year extension of the Subdivision Improvements Agreement was approved.

If you wish to appeal this decision, you must do so by August 24, 2006, in the manner described below.

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

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).

  
Sheran Matson, AICP, DRB Chair

Cc: The Trails LLC, Attn: Rick Beltramo PE, 7007 Jefferson St NE, Ste A, 87109  
Wilson & Co., Attn: Steve Salazar, 2600 The American Rd, Ste. #100, Rio Rancho, NM  
87124  
Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.  
File



#2

#1002928

8-9-04

*Refer to 11/26/03*

# DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002928 AGENDA#: 3 DATE: 11.19.03

- 1. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 2. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 3. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 4. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 5. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 6. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 7. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 8. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 9. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 10. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 11. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 12. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 13. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
- 14. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_



**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: 1002928

AGENDA ITEM NO: 3

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:

An approved drainage report is required for Preliminary Plat approval.  
 An approved infrastructure list is required for Preliminary Plat approval.

RESOLUTION:

11-26-03

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: November 19, 2003



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

November 5, 2003                      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: 1:15 P.M.

**CASES WHICH REQUIRE PUBLIC NOTIFICATION**  
**MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS**

1. **Project # 1000922**  
03DRB-01725 Major-Bulk Land Variance  
03DRB-01726 Major-Vacation of Pub  
Right-of-Way  
03DRB-01727 Major-Vacation of Public  
Easements  
03DRB-01728 Minor-Prelim&Final Plat  
Approval
- WILSON & COMPANY agent(s) for LEGACY SUSTAINABLE DEVELOPMENT, request(s) the above action(s) for all or a portion of **VOLCANO CLIFFS SUBDIVISION, UNIT 20**, LOTS 1-30, BLOCK 1, LOTS 1-38, BLOCK 2, LOTS 1-62, BLOCK 3, LOTS 1-14, BLOCK 4 AND LOTS 1-22, BLOCK 5 AND **VOLCANO CLIFFS SUBDIVISION, UNIT 21**, ALL BLOCKS AND LOTS AND **VOLCANO CLIFFS SUBDIVISION, UNIT 23**, LOTS 1-10, BLOCK 1, LOTS 1-13, BLOCK 2, LOTS 1-21, BLOCK 3, LOTS 1-51, BLOCK 4, LOTS 1-27, BLOCK 5, LOTS 1-6, BLOCK 6, LOTS 1-28, BLOCK 7 AND LOTS 1-7, BLOCK 8 AND **VOLCANO CLIFFS SUBDIVISION, UNIT 27**, LOTS 16-18 AND 22, BLOCK 2, LOTS 1-8, BLOCK 4 AND LOTS 1-7, BLOCK 5, (to be known as **LA CUENTISTA SUBDIVISION**) zoned R-1, located on the east and west sides of Unser Blvd NW (Kimmick) between Urraca NW and Calle Norteña NW, containing approximately 237 acres. [REF: DRB-97-78, V-97-116, 02DRB-01783, 02DRB-01785] (C-10/11 & D-10/11) **COMMENTS WERE GIVEN.**

2. **Project # 1002565**  
03DRB-01733 Major-Preliminary Plat  
Approval  
03DRB-01730 Minor-SiteDev Plan  
Subd/EPC  
03DRB-01731 Minor-SiteDev Plan  
BldPermit/EPC  
03DRB-01732 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for LOS GRIEGOS DEVELOPMENT, LLC request(s) the above action(s) for Lots 161A, 161B1, 161B2, 162A, 162B, 163A, 166A, 166B, 167A, MRGCD MAP 31, (to be known as **VILLA DE LA CAPILLA**) zoned RA-2, located on GRIEGOS RD NW, between SAN ISIDRO ST NW and the GRIEGOS DRAIN containing approximately 5 acre(s). [REF: 03EPC 00506, 00505, 00509] [**Simon Shima, EPC Case Planner**] (F-13) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/5/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 9/19/03 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION: THE SITE DISTANCE AT CAMINO CAPILLA NW AND GRIEGOS NW WILL BE CORRECTED. THE SITE PLAN FOR SUBDIVISION AND THE SITE PLAN FOR BUILDING PERMIT WERE APPROVED AND SIGNED OFF BY THE BOARD. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

3. **Project # 1002775**  
03DRB-01703 Major-Vacation of Pub  
Right-of-Way

KEVIN & MARY MURTAGH request(s) the above action(s) for all or a portion of Lot(s) 1 & 2, Block(s) 39, **PEREA ADDITION**, zoned SU-2 TH, located on GRANITE (SOUTH PORTION) NW, between 12<sup>TH</sup> ST NW and 13<sup>TH</sup> ST NW containing approximately .16 acre(s). [REF: 03DRB-01042 (SK)] (J-13) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**



4. **Project # 1000875**  
03DRB-01747 Major-Preliminary Plat  
Approval  
03DRB-01748 Minor-Temp Defer SDWK

COMMUNITY SCIENCES CORPORATION agent(s) for FINELAND LLC & KB HOME NM request(s) the above action(s) for all or a portion of Tract(s) F & E, FINELAND DEVELOPMENT, (to be known as **CRESTVIEW SUBDIVISION**) zoned SU-1 for R-2, located on MCMAHON BLVD NW, between UNSER BLVD NW and TUSCANY DR NW containing approximately 11 acre(s). [REF: 03EPC-01095, 100875, 100898] *[Deferred from 11/5/03]* (A-11) **DEFERRED AT THE AGENT'S REQUEST TO 11/12/03.**

5. **Project # 1003029**  
03DRB-01734 Major-Bulk Land Variance  
03DRB-01735 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) 14, 15 & 16, **EL RANCHO GRANDE SUBDIVISION**, and Tract(s) A-2, ROSNER TRACT, Tract(s) 4-A, SALAZAR-DAVIS TRACTS AND TRACTS 32H-1-A, 33C-1-B & 4-A-1, LANDS OF CURB INC., zoned R-LT, located on GIBSON BLVD SW, between MESSINA DR SW and 98<sup>TH</sup> ST SW containing approximately 62 acre(s). [REF: 1002516, 03DRB-00331, 03DRB-00332, 1001594, 02DRB-01621, 02DRB-01622, 02DRB-01623] (N-8/N-9) **THE BULK LAND VARIANCE WAS APPROVED. PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO PLANNING FOR THE 15-DAY APPEAL PERIOD.**

6. **Project # 1003031**  
03DRB-01741 Major-Preliminary Plat Approval  
03DRB-01742 Major-Vacation of Pub Right-of-Way  
03DRB-01743 Major-Vacation of Public Easements  
03DRB-01744 Minor-Sidewalk Waiver  
03DRB-01745 Minor-Temp Defer SDWK  
03DRB-01746 Minor-Vacation of Private Easements

BOHANNAN HUSTON INC. agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) 14, **EL RANCHO GRANDE, UNIT 14**, zoned R-LT, located on GIBSON BLVD SW, between BLAKE RD SW and MESSINA DR SW, containing approximately 23 acre(s). *[Deferred from 11/5/03]* (N-8, N-9) **DEFERRED AT THE AGENT'S REQUEST TO 11/26/03.**

7. **Project # 1003030**  
03DRB-01738 Major-Vacation of Pub Easements  
03DRB-01737 Major-Preliminary Plat Approval  
03DRB-01739 Minor-Sidewalk Waiver  
03DRB-01740 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC. agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) 15, **EL RANCHO GRANDE SUBDIVISION, UNIT 15**, zoned R-LT, located on GIBSON BLVD SW, between BLAKE RD SW and MESSINA DRIVE SW containing approximately 23 acre(s). *[Deferred from 11/5/03]* (N-8, N-9) **DEFERRED AT THE AGENT'S REQUEST TO 11/26/03.**

8. **Project # 1002971**  
03DRB-01567 Major-Vacation of Public Easements  
03DRB-01568 Major-Vacation of Public Easements  
03DRB-01569 Major-Vacation of Public Easements  
03DRB-01570 Minor-Vacation of Private Easements  
03DRB-01566 Minor-Prelim&Final Plat Approval

03DRB-01692 Minor-SiteDev Plan Subd

SURVEYS SOUTHWEST agent(s) for WEFCO PARTNERS request(s) the above action(s) for all or a portion of Tract(s) 4B, 4-A-1, 5-B-1 and 5-B-2, **V. E. BARRETT SUBDIVISION AND LANDS OF WEFCO**, zoned C-2 community commercial zone, located on CENTRAL AVE SW, between UNSER BLVD SW and 86TH ST SW containing approximately 15 acre(s). [REF: V-79-19, V-88-3, V-86-58] *[Deferred from 10/15/03 & 11/5/03]* (K-10) **DEFERRED AT THE AGENT'S REQUEST TO 11/19/03.**

DENISH KLINE ASSOCIATES INC agent(s) for WEFCO PARTNERS INC request(s) the above action(s) for all or a portion of Tract(s) 4-B, 4-A-1, 5-B-1 AND 5-B-2, **BARRETT SUBDIVISION, LANDS OF WEFCO**, zoned C-2 community commercial zone, located on CENTRAL AVE SW, between UNSER BLVD SW and 86<sup>TH</sup> ST SW containing approximately 15 acre(s). [REF: V-88-3, 03DRB-01567, 03DRB-01568, 01569, 03DRB-01566, 01570] *[Deferred from 10/15/03 & 11/5/03]* (K-10) **DEFERRED AT THE AGENT'S REQUEST TO 11/19/03.**

9. ~~**Project # 1002928**~~  
03DRB-01532 Major-Preliminary Plat Approval  
03DRB-01534 Minor-Temp Defer SDWK  
03DRB-01536 Minor-Sidewalk Waiver

BOHANNAN HUSTON, INC. & DENISH-KLINE ASSOCIATES, agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of Tract(s) D (to be known as **TAOS @ THE TRAILS**, The Trails (a portion of Tract 4, Black Ranch) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). REF: 03DRB-01429 (SK)] *[Deferred from 10/8/03 & 11/5/03]* (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 11/19/03.**

10. **Project # 1002929**  
03DRB-01531 Major-Preliminary Plat  
Approval  
03DRB-01533 Minor-Temp Defer SDWK  
03DRB-01535 Minor-Sidewalk Waiver

BOHANNAN HUSTON INC. & DENISH - KLINE ASSOCIATES, agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) C (to be known as **SANTA FE @ THE TRAILS**) The Trails (portion of Tract 4, Black Ranch) zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 17 acre(s). [Deferred from 10/8/03 & 11/5/03] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 11/19/03.**

11. **Project # 1001656**  
03DRB-01591 Major-Bulk Land Variance  
03DRB-01592 Minor-Prelim&Final Plat  
Approval

SANTIAGO ROMERO JR. agent(s) for CITY OF ALBUQUERQUE, LINDA ADAMSKO request(s) the above action(s) for all or a portion of Tract(s) O & N, **DOUBLE EAGLE AIRPORT II**, zoned SU-1 special use zone, AIRPORT & RELATED FACILITIES, located NORTHWEST OF DOUBLE EAGLE AIRPORT NW, containing approximately 591 acre(s). [REF: 01EPC-01875, 03EPC-00915 & 16] [Deferred from 10/22/03] (C-4 & D-4) **BULK LAND VARIANCE WAS APPROVED. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO PLANNING FOR AMAFCA SIGNATURE AND AGIS DXF FILE AND 15-DAY APPEAL PERIOD.**

12. **Project # 1002960**  
03DRB-01537 Major-Preliminary Plat  
Approval  
03DRB-01538 Major-Vacation of Pub  
Right-of-Way  
03DRB-01539 Major-Vacation of Public  
Easements  
03DRB-01540 Minor-Temp Defer SDWK  
03DRB-01541 Minor-Sidewalk Waiver

MARK GOODWIN & ASSOCIATES, agent(s) for WESTLAND DEVELOPMENT CO., INC request(s) the above action(s) for all or a portion of Tract(s) J-2-A (to be known as **SUNDORO SOUTH, UNITS 1, 2 & 3**) WESTLAND NORTH SUBDIVISION, zoned SU-2 / R-LT, located on 98<sup>TH</sup> ST NW, between I-40 NW and LADERA DR NW containing approximately 35 acre(s). [Deferred from 10/8/03, 10/22/03 & 11/5/03] (J-8) **DEFERRED AT THE AGENT'S REQUEST TO 11/26/03.**

13. **DRB-97-165**  
**V-97-507**

Tierra West Development Management Services, agents for Tim Eichenberg, request **Vacation (voiding) of Public Power Line Easement, Site Development Plan Final Sign Off (for EPC) plus Sketch Plat Review and Comment** for Tracts B and C, Blocks 2 and 7, **WELLS SANDIA MANOR**, zoned SU-1/PRD (City) and located on Trimble Blvd NE and Camino de la Sierra NE between I-40 and Arcadia Rd NE containing approximately 4.90 acres. [FIRST TIME ON THE AGENDA 5/6/97] [Z-96-25] DEFERRED FROM 5/24/00, DEFERRED AT THE AGENT'S REQUEST FROM 7/26/00 TO 9/13/00 TO WORK WITH STATE HIGHWAY DEPARTMENT WHICH HAS BEEN AN ONGOING PROCESS SINCE 5/6/97] [DEFERRED AT THE AGENT'S REQUEST FROM 9/13/00 TO 9/20/00 TO WORK WITH THE STATE HIGHWAY DEPARTMENT, DEFERRED AT THE APPLICANT'S REQUEST FOR ONE-YEAR FROM 11/8/00 TO 11/7/01] [DEFERRED AT THE AGENT'S REQUEST FOR ONE-YEAR FROM 11/7/01 TO 11/6/02] [DEFERRED AT THE AGENT'S REQUEST FOR ONE-YEAR FROM 11/6/02 TO 11/5/03] [Deferred from 11/5/03] (L-23) **DEFERRED AT THE AGENT'S REQUEST TO 1/7/04.**

**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.**

**THERE ARE NO SITE PLANS THIS WEEK. . . .**

**MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS**

14. **Project # 1000296**  
03DRB-01866 Minor-Ext of SIA for Temp  
Defer SDWK
- BOHANNAN HUSTON INC. agent(s) for ALTURA WEST LTD., CO. request(s) the above action(s) for all or a portion of **Tract(s) E, OXBOW VILLAGE SUBDIVISION**, zoned SU-3, located on OXBOW DR NW, between OXBOW VILLAGE LANE NW and COORS BLVD NW (G-11) **A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**
- 03DRB-01867 Minor-Ext of SIA for Temp  
Defer SDWK
- BOHANNAN HUSTON INC. agent(s) for ALTURA WEST, LTD., CO. request(s) the above action(s) for all or a portion of **Tract(s) B-1, OXBOW PARK**, zoned SU-3, located on ST. JOSEPH DR NW, between COORS BLVD and ALAMAGORDO DR NW containing approximately 12 acre(s). [REF: 02500 00234, 02400-00544] (G-11) **A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**
15. **Project # 1002525**  
03DRB-01852 Minor-Final Plat Approval
- JEFF MORTENSEN & ASSOCIATES, INC., agent(s) for HOECH REAL ESTATE CORPORATION, request(s) the above action(s) for all or a portion of Lot(s) 10-23, Block(s) 19, (to be known as **VINEYARD COURT ESTATES**) NORTH ALBUQUERQUE. ACRES, UNIT 3, TRACT 3, Block(s) 19, zoned R-D residential and related uses zone, developing area, located on HOLLY AVE NE, between VENTURA ST NE and HOLBROOK ST NE containing approximately 14 acre(s). [REF: 03DRB-00367 thru 00370, 02EPC-01353 & 01354] (C-20) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR APPROVAL OF DESIGN ELEVATIONS AND CROSS SECTIONS OF PERIMETER WALLS BY THE DRB CHAIR.**

16. **Project # 1001396**  
03DRB-01860 Minor-Extension of  
Preliminary Plat

MARK GOODWIN & ASSOCIATES, agent(s) for VISTA DEL NORTE DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) T-2-B, VISTA DEL NORTE, zoned R-LT residential zone, located on VISTA DEL NORTE DR NE, between VISTA MONTE DR NE and LAS LOMITAS DR NE containing approximately 13 acre(s). [REF: 02DRB-01871 EPP, 1000533, DRB-98-374, Z-95-73] (D-16) **A ONE YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION: PRIOR TO FINAL PLAT, ADEQUATE ACCESS NEEDS TO BE PROVIDED IN ACCORDANCE WITH THE TIS (TRAFFIC IMPACT STUDY) AND ALL AMENDMENTS TO THAT STUDY. THIS APPROVAL INCLUDES EXTENSION OF THE INFRASTRUCTURE LIST DATED 1/2/02.**

17. **Project # 1002243**  
03DRB-01856 Minor-Final Plat Approval

MARK GOODWIN & ASSOCIATES, agent(s) for MOR LAND INC. request(s) the above action(s) for all or a portion of Tract(s) 463, TOWN OF ATRISCO GRANT, UNIT 7, zoned R-D residential and related uses zone, developing area, 9 DU/AC, located on 82<sup>ND</sup> ST SW, between SAGE RD SW and SAN YGNACIO RD SW containing approximately 5 acre(s). [REF: 02EPC-01460, 02DRB-01828, 03DRB-00121 PP] (L-10) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

18. **Project # 1001999**  
03DRB-01871 Minor-Prelim&Final Plat  
Approval

ADVANCED ENGINEERING & CONSULTING, LLC agent(s) for FRANCISCO L. MELENDEZ request(s) the above action(s) for all or a portion of Lot(s) 13-A & 14-A, RAYNOLDS ADDITION, zoned SU-2 special neighborhood zone, MFR, located on 11<sup>TH</sup> ST SW, between SILVER AVE SW and GOLD AVE SW containing approximately 0.1625 acre(s). [REF: ZA-94-76, 02ZHE-00937 (1002035), 02DRB-01614 (P&F)] (K-13) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

19. **Project # 1001825**  
03DRB-01809 Minor-Prelim&Final Plat  
Approval

PRECISION SURVEYS INC. agent(s) for YOUTH DEVELOPMENT INC., request(s) the above action(s) for all or a portion of Lot(s) 1-4 and north portion of Lot(s) 15, Block(s) 15, **FRANCISCO ARMIJO Y OTERO ADDITION**, zoned SU-3, located on 1<sup>st</sup> St NW between ROMA NW AND GRAND NW, containing approximately .5998 acre(s). [Listed under Project #1003056 in error] [REF: ZA-85-81, V-86-121, 02400-00448, 02DRB-01557] *[Deferred from 10/29/03]* (J-14) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE.**

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

20. **Project # 1003084**  
03DRB-01859 Minor-Sketch Plat or Plan

MARCELA CASTILLO request(s) the above action(s) for all or a portion of Lot(s) 3, Block(s) 7, **BROADWAY PLACE EXTENSION**, zoned SU-2 special neighborhood zone, MR, located on WHEELER AVE SE and SAN JOSE AVE SE containing approximately .135 acre(s). (M-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

21. **Project # 1003085**  
03DRB-01863 Minor-Sketch Plat or Plan

GEORGE L. CARRUTHERS agent(s) request(s) the above action(s) for all or a portion of Lot(s) B, **PLAT OF LOTS A & B, LANDS OF CARRUTHERS**, zoned RT, located on OLD TOWN ROAD NW, between 17<sup>th</sup> ST NW and 19<sup>th</sup> ST NW containing approximately .275 acre(s). (J-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**



22. **Project # 1003088**  
03DRB-01870 Minor-Sketch Plat or Plan

WAYJOHN SURVEYING INC. agent(s) for DAVID DUNAWAY & NINA WALLERSTEIN request(s) the above action(s) for the East ½, Tract 40, **ALVARADO GARDENS, UNIT 2**, zoned RA-2 - W7, located on CAMPBELL RD NW, between RIO GRANDE BLVD NW and GLENWOOD RD NW containing approximately 2 acre(s). (G-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

23. **Project # 1002778**  
03DRB-01868 Minor-Sketch Plat or Plan

BOHANNAN HUSTON INC. agent(s) for VENTANA WEST LLC request(s) the above action(s) for all or a portion of Tract(s) A-1, **VENTANA RANCH WEST**, zoned R-LT, located WEST OF VENTANA RANCH SUBDIVISION, between PASEO DEL NORTE BLVD NW and IRVING BLVD NW containing approximately 290 acre(s). (B-8) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

24. **Project # 1003087**  
03DRB-01869 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 Tract(s) A, **WESTLAND NORTH**, zoned SU-2 for PDA for Residential Resort, located on TIERRA PINTADA ST NW and 98<sup>th</sup> ST NW containing approximately 47 acre(s). (H-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

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

ADJOURNED: 1:15 P.M.

*Refer to 11/19/03*

### DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER 1002928 AGENDA#: 9 DATE: 11.5

1. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

2. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

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

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

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

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

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

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

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

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

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

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

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

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



**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: 1002928**

**AGENDA ITEM NO: 9**

**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:**

An approved drainage report is required for Preliminary Plat approval.  
 An approved infrastructure list is required for Preliminary Plat approval.

**RESOLUTION:**

APPROVED \_\_\_\_; DENIED \_\_\_\_; DEFERRED X<sup>11-19-03</sup>; 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:** November 5, 2003



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

October 8, 2003

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

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

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

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

- A. Call to Order: 9:05 a.m.
- B. Changes and/or Additions to the Agenda
- C. New or Old Business

Adjourned: 1:20 p.m.

**CASES WHICH REQUIRE PUBLIC NOTIFICATION**

**MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS**

1. **Project # 1000131**  
03DRB-01513 Major-Two Year SIA

MARK GOODWIN & ASSOCIATES, agent(s) for BROADWAY DEVELOPMENT CORPORATION, request(s) the above action(s) for all or a portion of various parcels comprising, **BROADWAY INDUSTRIAL PARK - UNIT 1**, zoned SU-2 HM, located on SAN JOSE AVE SE, between BROADWAY BLVD SE and I-25 SE containing approximately 61 acre(s). [REF: 01DRB-01559] (M-14) **A TWO-YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED.**

2. **Project # 1002855**  
03DRB-01511 Major-Vacation of Pub  
Right-of-Way

JOHN A. MYERS, ESQ. agent(s) for ETG PROPERTIES, LLC request(s) the above action(s) for all or a portion of **EAST END ADDITION**, located on VERMONT ST NE, between LOMAS BLVD NE and MARBLE AVE NE containing approximately 1 acre(s). [REF: Z-98-115 A& B, 03EPC-00979 & 981, 02EPC-01676 & 77 (J-19) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE WITH TWO ADDITIONAL CONDITIONS.**

3. ~~Project # 1002928~~  
03DRB-01532 Major-Preliminary Plat  
Approval  
03DRB-01534 Minor-Temp Defer SDWK  
03DRB-01536 Minor-Sidewalk Waiver

BOHANNAN HUSTON, INC. & DENISH-KLINE ASSOCIATES, agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of **Tract(s) D** (to be known as **TAOS @ THE TRAILS**, The Trails (a portion of Tract 4, Black Ranch) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). REF: 03DRB-01429 (SK) [Deferred from 10/8/03] (C-9) ~~DEFERRED AT THE AGENT'S REQUEST TO~~ 11/5/03.

4. **Project # 1002929**  
03DRB-01531 Major-Preliminary Plat  
Approval  
03DRB-01533 Minor-Temp Defer SDWK  
03DRB-01535 Minor-Sidewalk Waiver

BOHANNAN HUSTON INC. & DENISH - KLINE ASSOCIATES, agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of **Tract(s) C** (to be known as **SANTA FE @ THE TRAILS**) The Trails (portion of Tract 4, Black Ranch) zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 17 acre(s). [Deferred from 10/8/03] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 11/5/03.**

5. **Project # 1002962**  
03DRB-01527 Major-Bulk Land Variance  
03DRB-01528 Minor-Prelim&Final Plat  
Approval  
03DRB-01529 Major-Vacation of Public  
Easements  
03DRB-01530 Major-SiteDev Plan Subd

BOHANNAN HUSTON INC & DENISH-KLINE ASSOCIATES, agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 4 (to be known as **TRACT 4, BLACK RANCH**, zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 100 acre(s). [REF: 03DRB-01432 (SK), 03DRB-01429 (SK)] [*Deferred from 10/8/03*] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 10/22/03.**

6. **Project # 1002957**  
03DRB-01524 Major-Vacation of Public  
Easements  
03DRB-01525 Minor-Prelim&Final Plat  
Approval

JEFF MORTENSEN & ASSOCIATES, INC agent(s) for ALBUQUERQUE PUBLIC SCHOOLS request(s) the above action(s) for all or a portion of Tract(s) 26A-1, **TAYLOR RANCH**, zoned R-T, located on TAYLOR RANCH DR NW, between MONTANO RD NW and HOMESTEAD CIRCLE NW containing approximately 14 acre(s). [REF: DRB-91-133] (D-11) **THE VACATION OF THE PUBLIC WATER LINE EASEMENT WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT TO CHECK FOR REMOVAL OF VACATION (1) ON SHEETS 2 OF 3 OF THE PLAT AND TO PLANNING FOR AGIS DXF FILE.**

7. **Project # 1002960**  
03DRB-01537 Major-Preliminary Plat  
Approval  
03DRB-01538 Major-Vacation of Pub  
Right-of-Way  
03DRB-01539 Major-Vacation of Public  
Easements  
03DRB-01540 Minor-Temp Defer SDWK  
03DRB-01541 Minor-Sidewalk Waiver

MARK GOODWIN & ASSOCIATES, agent(s) for WESTLAND DEVELOPMENT CO., INC request(s) the above action(s) for all or a portion of Tract(s) J-2-A (to be known as **SUNDORO SOUTH, UNITS 1, 2 & 3**) WESTLAND NORTH SUBDIVISION, zoned SU-2 / R-LT, located on 98<sup>TH</sup> ST NW, between I-40 NW and LADERA DR NW containing approximately 35 acre(s). [*Deferred from 10/8/03*] (J-8) **DEFERRED AT THE AGENT'S REQUEST TO 10/22/03.**

8. **Project # 1002934**  
03DRB-01445 Major-Vacation of Pub  
Right-of-Way

DE LA TORRE ARCHITECTS, agent(s) for FOURTH STREET & MENAUL INC., request(s) the above action(s) for all or a portion of Block(s) O, Tract(s) 1A, **WALGREEN ADDITION**, zoned C-2 (SC), containing approximately 11 acre(s). *[Deferred from 9/24/03 & 10/8/03]* (H-14) **DEFERRED AT THE AGENT'S REQUEST TO 10/15/03.**

9. **Project # 1002645**  
03DRB-01440 Major-Preliminary Plat  
Approval  
03DRB-01441 Minor-Temp Defer  
SDWK

TIERRA WEST LLC agent(s) for AMC DEVELOPMENT SERVICES request(s) the above action(s) for all or a portion of Tract(s) 1-1-A (to be known as **SEVILLE UNIT 8**, zoned R-LT, located on IRVING BLVD NW, between UNIVERSE BLVD NW and KAYENTA PL NW containing approximately 27 acre(s). [REF: 03DRB-00741] *[Deferred from 10/1/03]* (A-10) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 10/8/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 10/3/03 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION OF FINAL PLAT: SUBMITTAL OF CROSS SECTIONS OF PERIMETER WALLS AND THEIR APPROVAL BY PLANNING. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

10. **Project # 1002864**  
03DRB-01487 Major-Preliminary Plat Approval  
03DRB-01488 Major-Vacation of Public Easements  
03DRB-01490 Minor-Temp Defer SDWK  
03DRB-01491 Minor-Sidewalk Waiver

BOHANNAN HUSTON INC agent(s) for LAS VENTANAS LTD PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) B, Ventana Ranch, Lands of Massachusetts General Hospital (to be known as **CANTA CIELO SUBDIVISION**) zoned R-LT, located on IRVING BLVD NW, between UNIVERSE BLVD NW and RAINBOW BLVD NW containing approximately 20 acre(s). [REF:03DRB-01302] [Deferred from 10/1/03] (A-9/A-10) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 10/8/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 9/4/03 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION: SUBMITTAL OF CROSS SECTIONS OF PERIMETER WALLS AND THEIR APPROVAL BY PLANNING. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

11. **Project # 1002948**  
03DRB-01485 Major-Preliminary Plat Approval  
03DRB-01486 Minor-Sidewalk Waiver  
03DRB-01497 Minor-Temp Defer SDWK

ISAACSON AND ARFMAN, P.A. agent(s) for MS DEV ONE, LLC request(s) the above action(s) for all or a portion of Tract(s) A-1, Lot(s) 1 & 2, Tract(s) 171a1b2, **LANDS OF JACK CULLY**, zoned RA-2 residential and agricultural zone, located on ADOBE RD NW, between MONTANO RD NW and GUADALUPE TR NW containing approximately 6 acre(s). [Deferred from 10/1/03] (F-14) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 10/8/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 9/5/03 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION: AN ADEQUATE EASEMENT FOR THE LATERAL SHALL BE PROVIDED AND M.R.G.C.D. SHALL SIGN THE PLAT. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**



12. **Project #1002201**  
03DRB-01270 Major-Preliminary Plat  
Approval

TIERRA WEST LLC agent(s) for P J DEVELOPMENT COMMERCIAL CONSTRUCTION, request(s) the above action(s) for all or a portion of Tract(s) A & B, **AMERICAN TOYOTA**, zoned SU-2 special neighborhood zone, SU-1 AUTO SALES, located on ALAMEDA BLVD NE, between PAN AMERICAN FWY. NE and SAN PEDRO DR NE containing approximately 7 acre(s). [REF: Z-86-8, DRB-95-74, 02DRB-01367 (VRW) 02DRB-01270 (PP)] [Deferred from 8/20/03, 8/27/03, 9/10/03, 9/24/03, 10-1/03] (C-18) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 10/8/03 THE PRELIMINARY PLAT WAS APPROVED.**

**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, 8/13/03, 8/27/03, 9/10/03, 9/24/03, 10/1/03] (C-18) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR CROSS LOT DRAINAGE EASEMENTS AND UTILITY DEVELOPMENT TO ADD PRIVATE SANITARY SEWER EASEMENTS FOR PRIVATE ACCESS AND TO ADD A 30-FOOT PUBLIC WATERLINE EASEMENT TO VACATED OAKLAND.**

**Project #1002201**  
03DRB-01382 Minor-SiteDev Plan  
BldPermit

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, Block(s) 10, NORTH ALBUQUERQUE ACRES, TRACT A, UNIT B, **PREMIER MOTORCARS**, zoned SU-2 special neighborhood zone, IP, located on OAKLAND AVE NE, between PAN AMERICAN FWY NE and SAN PEDRO DR NE containing approximately 6 acre(s). [REF: 02DRB-01367 (VRW) 03ZHE-00655] [Deferred from 8/27/03, 9/10/03, 9/24/03, 10/1/03] (C-18) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA.**

13. **Project # 1002949**  
03DRB-01492 Minor-Preliminary Plat Approval  
03DRB-01493 Major-Vacation of Pub Right-of-Way  
03DRB-01494 Minor-Sidewalk Waiver  
03DRB-01496 Minor-Temp Defer SDWK

ISAACSON AND ARFMAN, P.A. agent(s) for JAMES CRABTREE request(s) the above action(s) for all or a portion of Tract(s) 1, Block(s) 10A, Unit(s) 3, VOLCANO CLIFFS SUBDIVISION, (to be known as **PETROGLYPH PARK**) zoned O-1 office and institution zone, located on SANTO DOMINGO NW, between UNSER BLVD NW and PIMA AVE NW containing approximately 2 acre(s). *[Deferred from 10/1/03 & 10/8/03]* (E-10) **DEFERRED AT THE AGENT'S REQUEST TO 10/22/03.**

14. **Project # 1001523**  
03DRB-01361 Major-Vacation of Public Easements  
03DRB-01360 Major-Preliminary Plat Approval

MARK GOODWIN & ASSOCIATES, PA agent(s) for UNSER - 98TH ST PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 2, **LADERA INDUSTRIAL CENTER**, zoned SU-1 for light industrial, located on UNSER BLVD NW, between 98<sup>th</sup> ST NW and LADERA DR NW containing approximately 120 acre(s). [REF: AX-81-810, Z-81-49, 01EPC-01405, 02DRB-00518] *[Deferred from 9/10/03, 9/17/03, 9/24/03, 10-1-03]* (H-10) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 10/8/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11/21/02 THE PRELIMINARY PLAT WAS APPROVED.**

- Project # 1001523**  
03DRB-01458 Minor-SiteDev Plan Subd/EPC

MARK GOODWIN & ASSOCIATES, PA agent(s) for UNSER - 98TH ST PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 2, **LADERA INDUSTRIAL CENTER**, zoned SU-1 for light industrial, located on UNSER BLVD NW, between 98<sup>th</sup> ST NW and LADERA DR NW containing approximately 120 acre(s). [REF: AX-81-810, Z-81-49, 01EPC-01405, 02DRB-00518] *[Deferred from 9/10/03, 9/17/03, 9/24/03, 10/1/03]* [RUSSELL BRITO, EPC CASE PLANNER] (H-10) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR PERIMETER WALL SUBMITTAL.**

**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.**

15. **Project # 1002197**  
03DRB-01648 Minor-SiteDev Plan  
BldPermit/EPC
- MOLZEN CORBIN & ASSOCIATES agent(s) for CITY OF ALBUQUERQUE, AVIATION DEPARTMENT - WATER UTILITY DIVISION, request(s) the above action(s) for SEC. 28 T11N R2E , **WEST MESA OPEN SPACE**, zoned RO-20, located on ATRISCO NW and 81<sup>ST</sup> ST NW BETWEEN DOUBLE EAGLE AIRPORT AND I-40 WEST. [CHRIS HYER, EPC CASE PLANNER] (E-9) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**
16. **Project # 1002455**  
03DRB-01654 Minor-SiteDev Plan  
Subd/EPC  
03DRB-01655 Minor-Sketch Plat or  
Plan
- TIMOTHY M. OTT agent(s) for JOE COTRUZZOLA request(s) the above action(s) for all or a portion of Lot(s) A3B, **J GROUP ADDITION**, zoned SU-1, C-1, located on SAN ANTONIO NE, between I-25 and SAN PEDRO NE containing approximately 10 acre(s). [DEBBIE STOVER, EPC CASE PLANNER] [Deferred from 10/8/03] (E-18) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE GIVEN. DEFERRED AT THE AGENT'S REQUEST TO 10/22/03.**

17. **Project # 1001104**  
03DRB-00289 Minor- Final Plat  
Approval

RHOMBUS PA agent(s) for TOR & RAQUEL RASMUSSEN request(s) the above action(s) for all or a portion of Lot(s) 31 and 32, Block(s) 2, Tract(s) 3, Unit 3, NORTH ALBUQUERQUE ACRES (to be known as **OAKLAND MEADOWS SUBDIVISION**) zoned R-D, located on BARSTOW ST NE, between OAKLAND AVE NE and the NORTHEAST CORNER OF THE INTERSECTION, containing approximately 2 acre(s). [REF: 01DRB-00312] [Deferred from 3/5/03, 3/26/03 & 4/9/03, the final plat was indefinitely deferred on 4/16/03] (C-20) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMENDMENTS TO THE SITE PLAN.**

MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS

18. **Project # 1000162**  
03DRB-01636 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD. agent(s) for TIM WHITE - DESERT CREEK APARTMENTS request(s) the above action(s) for all or a portion of Tract(s) A, **LUECKING PARK COMPLEX**, zoned R-3, located on BRYN MAWR AVE NE, between AMAFCA NORTH DIVERSION and I-25 FRONTAGE ROAD containing approximately 16 acre(s). [REF: 1000162, 01DRB-01697, 00440-00097, 01460-00821, 03DRB-00823] (G-16) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR ACCESS TO BOTH LOTS OF ADJOINING PARCEL AND UPDATES AND TO PLANNING FOR PNM ELECTRIC'S SIGNATURE AND FOR A TRAIL EASEMENT ON SOUTH END OF PROPERTY.**

19. **Project # 1000621**  
03DRB-01649 Minor-Prelim&Final Plat  
Approval

BOHANNAN HUSTON, INC. agent(s) for JOHN Q. HAMMONS REVOCABLE TRUST request(s) the above action(s) for all or a portion of Tract(s) B & C, **GATEWAY SUBDIVISION**, zoned SU-2 special neighborhood zone, C-3, located on WOODWARD PL NE, between INTERSTATE 25 and LOMAS BLVD NE containing approximately 10 acre(s). [REF: DRB-97-466, 00DRB-00849 SK, 03DRB-01353] (J-15) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR 35-FOOT BY 35-FOOT WATER METER EASEMENT AND PLANNING FOR AGIS DXF FILE.**

20. **Project # 1001991**  
03DRB-01650 Minor-Prelim&Final Plat  
Approval

WAYJOHN SURVEYING INC. agent(s) for GEORGE EK request(s) the above action(s) for all or a portion of Lot(s) 9, Block(s) B, **DAVIDSON ADDITION**, zoned R-2, located on CANDELARIA ROAD NW, between 4<sup>th</sup> ST NW and 7<sup>th</sup> ST NW containing approximately 1 acre(s). [REF: Listed under Project #1002135 in error. Correct Project # is #1001991, 02ZHE 01209/01210/01211] (G-14) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

21. **Project # 1002315**  
03DRB-01651 Minor-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 Tract(s) 13-B, **WILDERNESS VILLAGE & WILDERNESS COMPOUND @ HIGH DESERT**, zoned SU-2 HD/R-R, located on CITY OF ALBUQUERQUE OPEN SPACE, containing approximately 34 acre(s). (F-23) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT TO COORDINATE WITH FINAL CONSTRUCTION PLANS AND ACCESS LANGUAGE FOR SANITARY SEWER AND PLANNING FOR PERIMETER WALLS SUBMITTAL AND AGIS DXF FILE.**

22. **Project # 1002635**  
03DRB-01652 Minor-Prelim&Final Plat  
Approval

BOHANNAN HUSTON, INC. agent(s) for CANDELARIA & TRAMWAY SW, LTD. PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) A (REPLAT OF TRACT 1) **LANDS OF CANDELARIA & AND TRAMWAY SW**, zoned SU-1 special use zone, Neighborhood Commercial, located on TRAMWAY BLVD NE AND CANDELARIA RD NE and containing approximately 3 acre(s). [REF: 03EPC-00702 ZMA, 03EPC-00703 SPS, 03EPC-0704 SBP] (H-22) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 10/8/03 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

23. **Project # 1002992**  
03DRB-01623 Minor-Subd Design  
(DPM) Variance

TIERRA WEST, LLC agent(s) for SOUTHWEST CONTRACTORS INC. request(s) the above action(s) for all or a portion of Lot(s) 1-3, Block(s) 5, **ORIGINAL TOWNSITE OF WESTLAND**, zoned C-2 community commercial zone, located on 86<sup>TH</sup> ST SW, between BRIDGE BLVD SW and CENTRAL AVE SW. [Deferred from 10/8/03] (K-9) **DEFERRED AT THE AGENT'S REQUEST TO 10/15/03.**

24. **Project # 1003006**  
03DRB-01653 Minor-Prelim&Final Plat  
Approval

ALBUQUERQUE SURVEYING COMPANY, INC.  
agent(s) for RICHARD & NASHAUN GALLEGOS  
request(s) the above action(s) for all or a portion of  
Lot(s) 17 & 18, Block(s) 3, **BELMONT PLACE**  
**ADDITION**, zoned R-1, located on 5<sup>th</sup> ST NW,  
between BELLROSE AVE NW and GRIEGOS RD  
NW containing approximately 1 acre(s). [REF: ZA-93-  
227] (G-14) **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 PLAT THIS WEEK**

25. Approval of the Development Review Board Minutes September 24, 2003. **MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.**

ADJOURNED: 1:20 P.M.

# DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002928 AGENDA#: 3 DATE: 10.8

1. Name: Bek Beth Address: 7500 Jolly Zip: 25109

2. Name: Lawrence Klene Address: \_\_\_\_\_ Zip: \_\_\_\_\_

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

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

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

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

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

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

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

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

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

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

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

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



**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
Development Review Board  
October 8, 2003 Comments**

**ITEM # 3 & 4**

**PROJECT # 1002928 & 1002929 APPLICATION # 03DRB-01532 & 01531**

**RE: Taos & Santa Fe @ The Trails**

These are the comments I verbally gave to Lola Bird with regard to the perimeter walls submittal I received for both plats:

- The water harvesting areas should have some type of ground cover for visual appearance & avoidance of weeds. If they are on a water & sewer utility easement, trees are not allowed.
- The HOA should be formed prior to final plat & the President should sign the final plat. Also, DRB needs to see the agreement to make sure maintenance of landscaping is included.
- Junipers are not allowed in these submittals.
- Building materials & colors are a required as part of this submittal.



Sheran Matson, AICP DRB Chair  
924-3880 Fax 924-3864 smatson@cabq.gov



**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: 1002928**

**AGENDA ITEM NO: 3**

**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:**

An approved Drainage Management Plan (DMP) for the entire basin is required for preliminary plat approval.  
An approved infrastructure list is required for Preliminary Plat approval.

**RESOLUTION:**

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:** October 8, 2003



CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

October 8, 2003

**Project # 1002928**  
03DRB-01532 Major-Preliminary Plat Approval  
03DRB-01534 Minor-Temp Defer SDWK  
03DRB-01536 Minor-Sidewalk Waiver

BOHANNAN HUSTON, INC. & DENISH-KLINE ASSOCIATES, agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of **Tract(s) D** (to be known as **TAOS @ THE TRAILS**, The Trails (a portion of Tract 4, Black Ranch) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). REF: 03DRB-01429 (SK)] (C-9)

AMAFCA

AMAFCA does not approve Preliminary Plat. This area is mostly in the Boca Negra Arroyo watershed, and there are no master planned drainage facilities.

COG           No adverse comment. For information, the Long Range Roadway System designates Rainbow Boulevard as a principal arterial. The Long Range Bikeway System proposes a bike trail along Rainbow.

Transit    No comments received.

Zoning Enforcement    Reviewed, no comment.

Neighborhood Coord.           Letter sent to Ventana Ranch (R) Neighborhood Assn.

APS   No comments received.

Police Department

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

Fire Department

Fire Department is not approving street widths less than 32 feet at this time. Per Ray Sanchez, AFD. All required fire hydrants shall be installed and made serviceable prior to and during construction of subdivision.

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.

Open Space Division

City Engineer

An approved drainage report is required for Preliminary Plat approval. This project must adhere to the DMP for this basin.

Transportation Development

Provide ultimate layout for Tree Lane Avenue and Rainbow Boulevard showing both bike lanes and trail. Provide Traffic Distribution Map. Will Tract "A" be used as a pedestrian way? Infrastructure list S.W. both sides of Rainbow but only 1/2 street is being built. Where is trail?

Parks & Recreation

This request will be subject to the City Park Dedication and Development Ordinance:

The developer is entering into an agreement to dedicate 2 parks both approximately 4 acres in size, the developer will also develop the parks as part of the agreement. This will satisfy the park Dedication and Development requirements.

The R-D zone requires 2,400 square feet of open space for each dwelling unit. With submittal of the Preliminary Plat/Site Development Plan, provide an Open Space Calculation Table showing the lot number, lot size, building & driveway area, provided open space, remaining open space requirement (this table can be separate from the plat itself). Provide a dimensioned Typical Lot Plan, which shows a typical lot with the building footprint and driveway (this should be on the Site Development Plan rather than the plat).

Parks & Recreation

The remaining open space requirement will be met through the dedication of detached open space. What does undedicated open space refer to on the second page of your letter attached to this application? No objection to the sidewalk waiver or deferral.

Utilities Development

Cannot approve Preliminary Plat prior to approval of Bulk Land Plat. Master Utility plan must be reviewed prior to approval. Questions on Infrastructure List. No objection to Sidewalk deferral or waiver.

Planning Department

Design elevations & cross sections of perimeter walls are required for preliminary plat approval. One copy only is needed with building materials & colors identified.

Once this requirement is met, Planning has no objection to approval of the preliminary plat and the requested sidewalk actions.

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

cc:The Trails LLC, 3077 Warm Springs Rd., Las Vegas, NV 89120

Bohannon Huston Inc., 7500 Jefferson NE, 87109

Denish-Kline & Associates, P.O. Box 2001, 87103



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

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW**, on **Wednesday, October 8, 2003**, beginning at **9:00 a.m.** for the purpose of considering the following:

**Project # 1000131**  
03DRB-01513 Major-Two Year SIA

MARK GOODWIN & ASSOCIATES, agent(s) for BROADWAY DEVELOPMENT CORPORATION, request(s) the above action(s) for all or a portion of various parcels comprising, **BROADWAY INDUSTRIAL PARK - UNIT 1**, zoned SU-2 HM, located on SAN JOSE AVE SE, between BROADWAY BLVD SE and I-25 SE containing approximately 61 acre(s). [REF: 01DRB-01559] (M-14)

**Project # 1002855**  
03DRB-01511 Major-Vacation of Pub Right-of-Way

JOHN A. MYERS, ESQ. agent(s) for ETG PROPERTIES, LLC request(s) the above action(s) for all or a portion of **EAST END ADDITION**, located on VERMONT ST NE, between LOMAS BLVD NE and MARBLE AVE NE containing approximately 1 acre(s). [REF: Z-98-115 A& B, 03EPC-00979 &.981, 02EPC-01676 & 77 (J-19)]

**Project # 1002928**  
03DRB-01532 Major-Preliminary Plat Approval  
03DRB-01534 Minor-Temp Defer SDWK  
03DRB-01536 Minor-Sidewalk Waiver

BOHANNAN HUSTON, INC. & DENISH-KLINE ASSOCIATES, agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of **Tract(s) D** (to be known as **TAOS @ THE TRAILS**, The Trails (a portion of Tract 4, Black Ranch) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). REF: 03DRB-01429 (SK)] (C-9)

**Project # 1002929**  
03DRB-01531 Major-Preliminary Plat Approval  
03DRB-01533 Minor-Temp Defer SDWK  
03DRB-01535 Minor-Sidewalk Waiver

BOHANNAN HUSTON INC. & DENISH - KLINE ASSOCIATES, agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of **Tract(s) C** (to be known as **SANTA FE @ THE TRAILS**) The Trails (portion of **Tract 4, Black Ranch**) zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 17 acre(s). (C-9)

**SEE PAGE 2.....**



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

**Project # 1002962**

03DRB-01527 Major-Bulk Land Variance  
03DRB-01528 Minor-Prelim&Final Plat  
Approval  
03DRB-01529 Major-Vacation of Public  
Easements  
03DRB-01530 Major-SiteDev Plan Subd

BOHANNAN HUSTON INC & DENISH-KLINE ASSOCIATES, agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 4 (to be known as **TRACT 4, BLACK RANCH**, zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 100 acre(s). [REF: 03DRB-01432 (SK), 03DRB-01429 (SK)] (C-9)

**Project # 1002957**

03DRB-01524 Major-Vacation of Public  
Easements  
03DRB-01525 Minor-Prelim&Final Plat  
Approval

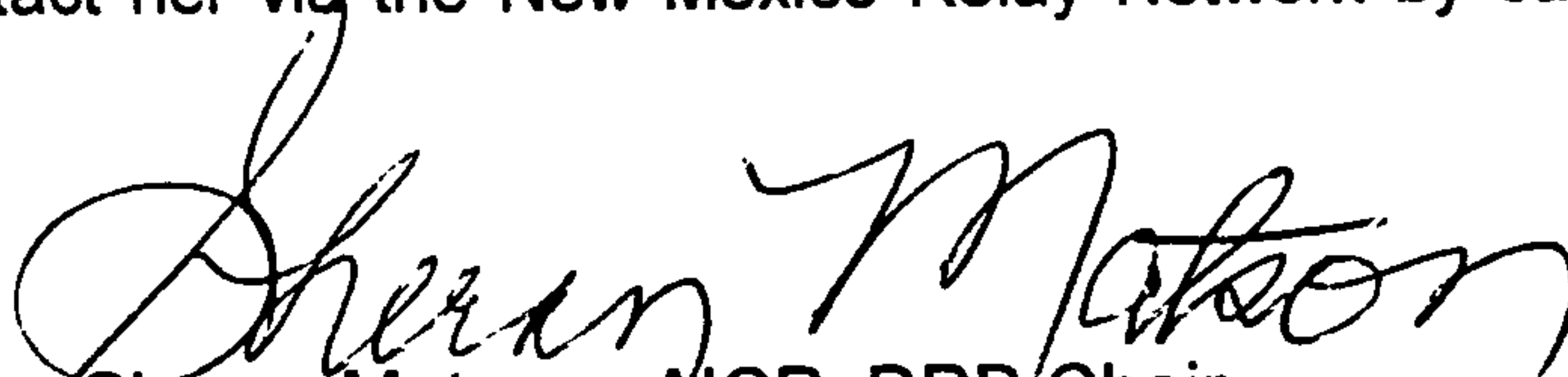
JEFF MORTENSEN & ASSOCIATES, INC agent(s) for ALBUQUERQUE PUBLIC SCHOOLS request(s) the above action(s) for all or a portion of Tract(s) 26A-1, **TAYLOR RANCH**, zoned R-T, located on TAYLOR RANCH DR NW, between MONTANO RD NW and HOMESTEAD CIRCLE NW containing approximately 14 acre(s). [REF: DRB-91-133] (D-11)

**Project # 1002960**

03DRB-01537 Major-Preliminary Plat Approval  
03DRB-01538 Major-Vacation of Pub Right-of-  
Way  
03DRB-01539 Major-Vacation of Public  
Easements  
03DRB-01540 Minor-Temp Defer SDWK  
03DRB-01541 Minor-Sidewalk Waiver

MARK GOODWIN & ASSOCIATES, agent(s) for WESTLAND DEVELOPMENT CO., INC request(s) the above action(s) for all or a portion of Tract(s) J-2-A (to be known as **SUNDORO SOUTH, UNITS 1, 2 & 3**) WESTLAND NORTH SUBDIVISION, zoned SU-2 / R-LT, located on 98<sup>TH</sup> ST NW, between I-40 NW and LADERA DR NW containing approximately 35 acre(s). (J-8)

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, SEPTEMBER 22, 2003.**



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD  
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**Project # 1002855**  
03DRB-01511 Major-Vacation of Pub Right-of-Way

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**Project # 1002928**  
~~03DRB-01532 Major-Preliminary Plat Approval~~  
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**Project # 1002929**  
~~03DRB-01531 Major-Preliminary Plat Approval~~  
03DRB-01533 Minor-Temp Defer SDWK  
03DRB-01535 Minor-Sidewalk Waiver

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**SEE PAGE 2 . . . . .**





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

**Project # 1002962**

03DRB-01527 Major-Bulk Land Variance  
03DRB-01528 Minor-Prelim&Final Plat  
Approval  
03DRB-01529 Major-Vacation of Public  
Easements  
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**Project # 1002957**

03DRB-01524 Major-Vacation of Public  
Easements  
03DRB-01525 Minor-Prelim&Final Plat  
Approval

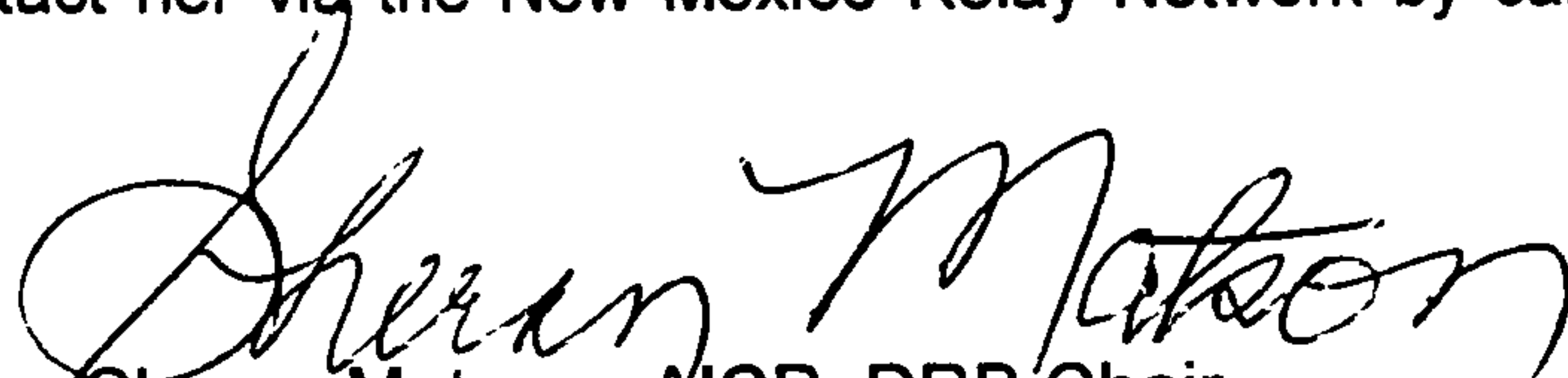
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03DRB-01537 Major-Preliminary Plat Approval  
03DRB-01538 Major-Vacation of Pub Right-of-  
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03DRB-01539 Major-Vacation of Public  
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Details of 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

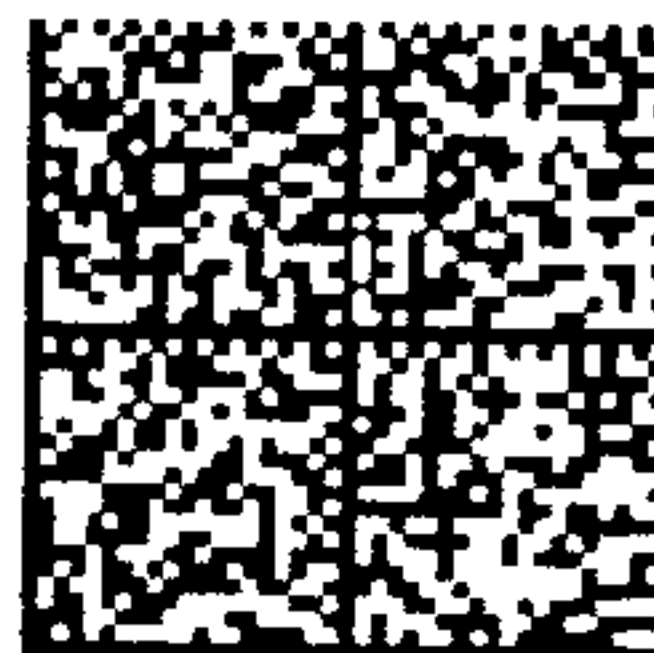
**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, SEPTEMBER 22, 2003.**



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

PLANNING DEPARTMENT



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3004329277 SEP 18 20 3  
MAILED FROM ZIP CODE 87 12

*Handwritten signature*

100906439526340122

SILVERMAN ROSALIE F CEDARBROO  
8470 LIMEKILN PIKE  
WYNCOTE PA 19095

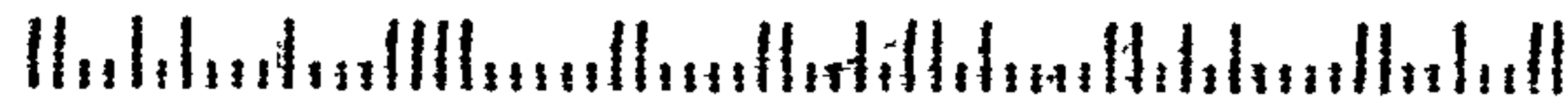


- INSUFFICIENT ADDRESS
- ATTEMPTED NOT KNOWN
- NO SUCH NUMBER/ STREET
- NOT DELIVERABLE AS ADDRESSED
- UNABLE TO FORWARD

OTHER

**RTS**  
RETURN TO SENDER

[Redacted] 103 / 1293



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

**Meeting Date:** OCT. 8, 2003  
**Zone Atlas Page:** C-9-Z  
**Notification Radius:** 100 Ft.

**Project#** 1002928  
**App#** 03DRB-01532  
**App#** 03DRB-01734  
**App#** 03DRB-01536

**Cross Reference and Location:** N/A

**Applicant:** THE TRAILS LLC  
**Address:** 3077 WARM SPRINGS RD  
LAS VEGAS, NV 89120

**Agent:** BOHANNAN HUSTON  
**Address:** 7500 JEFFERSON ST NE  
ALBUQUERQUE, NM 87109

**Special Instructions:**

DENISH-KILINE & ASSOCIATES  
PO BOX 2001  
ALBUQUERQUE, NM 87103

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

**Date Mailed:** Oct. 19, 2003

**Signature:** Kyle Tsethlikai 





<mainframe@coalmp

3.cabq.gov>

09/16/03 10:42 AM

To:

cc:

Subject:

1 RECORDS WITH LABELS PAGE  
1  
01009064 \*\*\* THIS UPC CODE HAS NO MASTER RECORD ON FILE  
0100906423043720315 LEGAL: TR O F LA ND IN T11N R2E SEC 16 BEING PORTION OF  
TR LAND USE:  
PROPERTY ADDR: 00000 N/A  
OWNER NAME: RAINBOW SIX  
OWNER ADDR: 01815 CENTRAL AV NW  
ALBUQUERQUE NM 87104  
0100906408343020212 LEGAL: T11N R2E SEC 16 W1/2 NW1/4  
LAND USE:  
PROPERTY ADDR: 00000 UNKNOWN  
OWNER NAME: VOLCANO SIX LIMITED PTN  
OWNER ADDR: 01815 CENTRAL AV NW  
ALBUQUERQUE NM 87104  
0100906434835510107 LEGAL: SEC 16 T 11N R2E TRACT OF LAND IN SW1/4 NE1/4  
CONT LAND USE:  
PROPERTY ADDR: 00000 N/A  
OWNER NAME: BACA JOSEPH A SR & JOSIE ETAL  
OWNER ADDR: 01729 BLACK RIVER CT NE  
RIO RANCHO NM 87124  
0100906434840310109 LEGAL: NE/4 SW/ 4 NE/4 OF SEC 16 T11N R2E CONT 5.00 AC  
LAND USE:  
PROPERTY ADDR: 00000 N/A  
OWNER NAME: WENZLER FRIEDRICH & PAULINE  
OWNER ADDR: 07562 E CORRINE RD  
SCOTTSDALE AZ 85260  
0100906434845110105 LEGAL: SW/4 NW/ 4 NE/4 OF SEC 16 T11N R2E CONT 5.00 AC  
LAND USE:  
PROPERTY ADDR: 00000 N/A  
OWNER NAME: PARADISE WEST INC  
OWNER ADDR: 05016 LA FIESTA DR NE  
ALBUQUERQUE NM 87109  
0100906434840510120 LEGAL: TR O F LA ND IN SEC 16 T11N R2E CONT 5.0 AC  
LAND USE:  
PROPERTY ADDR: 00000 N/A  
OWNER NAME: THE ARCHDIOCESE OF SANTA FE  
OWNER ADDR: 04000 ST JOSEPH PL NW  
ALBUQUERQUE NM 87120  
0100906439350010108 LEGAL: POR OF T R 4 WITHIN THE NE1/4 NW1/4 NE1/4 OF  
T11N R LAND USE:  
PROPERTY ADDR: 00000 N/A  
OWNER NAME: WENZLER BARBARA  
OWNER ADDR: 07562 E CORRINE  
SCOTTSDALE AZ 85260  
0100906439345110111 LEGAL: PORT OF TR 4 WITHIN THE SE1/4 NW1/4 NE1/4 OF  
T11N LAND USE:  
PROPERTY ADDR: 00000 N/A  
OWNER NAME: PILI MANUEL R ETUX  
OWNER ADDR: 04196 OCEAN AV  
BROOKLYN NY 11235  
0100906439340310110 LEGAL: SEC 16 T 11N R2E TRACT OF LAND IN THE NE1/4 CONT

5. LAND USE:

PROPERTY ADDR: 00000 N/A  
OWNER NAME: BACA JOSEPH A SR & JOSIE ETAL  
OWNER ADDR: 01729 BLACK RIVER CT NE

RIO RANCHO NM 87124  
0100906439335510106 LEGAL: SEC 16 T 11N R2E TRACT OF LAND IN SW1/4 NE1/4  
CONT LAND USE:

PROPERTY ADDR: 00000 N/A  
OWNER NAME: GHATTAS ROBERT & MONIKA & GHAT  
OWNER ADDR: 00609 LOMA LINDA PL SE

ALBUQUERQUE NM 87108  
0100906439526340122 LEGAL: T11N R2E SEC 16 S1/2 NE1/4  
LAND USE:

PROPERTY ADDR: 00000 UNKNOWN  
OWNER NAME: SILVERMAN ROSALIE F CEDARBROOK  
OWNER ADDR: 08470 LIMEKILN PIKE

WYNCOTE PA 19095

1 R E C O R D S W I T H L A B E L S PAGE

2

0100906420226820122 LEGAL: 40 A C PO RT TRACT 4 SE1/4 NW1/4  
LAND USE:

PROPERTY ADDR: 00000 N/A  
OWNER NAME: INDUS DEVEL LTD CO  
OWNER ADDR: 08224 CALLE PRIMERA NW

ALBUQUERQUE NM 87120  
0100906406526920111 LEGAL: POR TRAC T 4 SW1/4 NW1/4  
LAND USE:

PROPERTY ADDR: 00000 N/A  
OWNER NAME: INDUS DEVEL LTD CO  
OWNER ADDR: 08224 CALLE PRIMERA NW

ALBUQUERQUE NM 87120

QUIT



# 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: September 11, 2003

TO CONTACT NAME: Sarah Taylor  
COMPANY/AGENCY: Oenish & Kline Assoc.  
ADDRESS/ZIP: PO Box 2001 87103  
PHONE/FAX #: 842-6461 | 842-10471

Thank you for your inquiry of 9-11-03 (date) requesting the names of **Recognized**

**Neighborhood Associations** who would be affected under the provisions of O-92 by your proposed project at a portion of tract 4 Black Ranch

zone map page(s) C9

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

Ventana Ranch  
Neighborhood Association  
Contacts Laura Horton  
7224 Cascada Rd NW  
898-8103 (W) 87114  
Bruce Nyberg  
6824 Bushfield Rd NW  
890-6559 (W) 87114

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 Carmena  
OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

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

# NOTICE TO APPLICANTS

## SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

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

### WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

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

\*\*\*\*\*

(below this line for OCNC use only)

Date of Inquiry: 9-11-03 Time Entered: 8:26 am OCNC Rep. Initials: OC



THE TRAIL LLC  
3077 WARM SPRINGS RD  
LAS VEGAS NV 89120

LAURA HORTON  
Ventana Ranch Neigh. Assoc.  
7224 CASCADE RD NW  
ALBUQUERQUE NM 87114

100906408343020212

VOLCANO SIX LIMITED PTN  
1815 CENTRAL AV NW  
ALBUQUERQUE NM 87104

100906434845110105

PARADISE WEST INC  
5016 LA FIESTA DR NE  
ALBUQUERQUE NM 87109

100906439345110111

PILI MANUEL R ETUX  
4196 OCEAN AV  
BROOKLYN NY 11235

100906420226820122

INDUS DEVEL LTD CO  
8224 CALLE PRIMERA NW  
ALBUQUERQUE NM 87120

BOHANNAN HUSTON, INC  
7500 JEFFERSON ST. NE  
ALBUQUERQUE NM 87109

BRUCE NYBERG  
Ventana Ranch Neigh. Assoc.  
6824 BRUSHFIELD RD NW  
ALBUQUERQUE NM 87114

100906434835510107

BACA JOSEPH A SR & JOSIE ETAL  
1729 BLACK RIVER CT NE  
RIO RANCHO NM 87124

100906434840510120

THE ARCHDIOCESE OF SANTA FE  
4000 ST JOSEPH PL NW  
ALBUQUERQUE NM 87120

100906439335510106

GHATTAS ROBERT & MONIKA &  
609 LOMA LINDA PL SE  
ALBUQUERQUE NM 87108

DENISH - KLINE & ASSOCIATES  
PO BOX 2001  
ALBUQUERQUE NM 87103

100906423043720315

RAINBOW SIX  
1815 CENTRAL AV NW  
ALBUQUERQUE NM 87104

100906434840310109

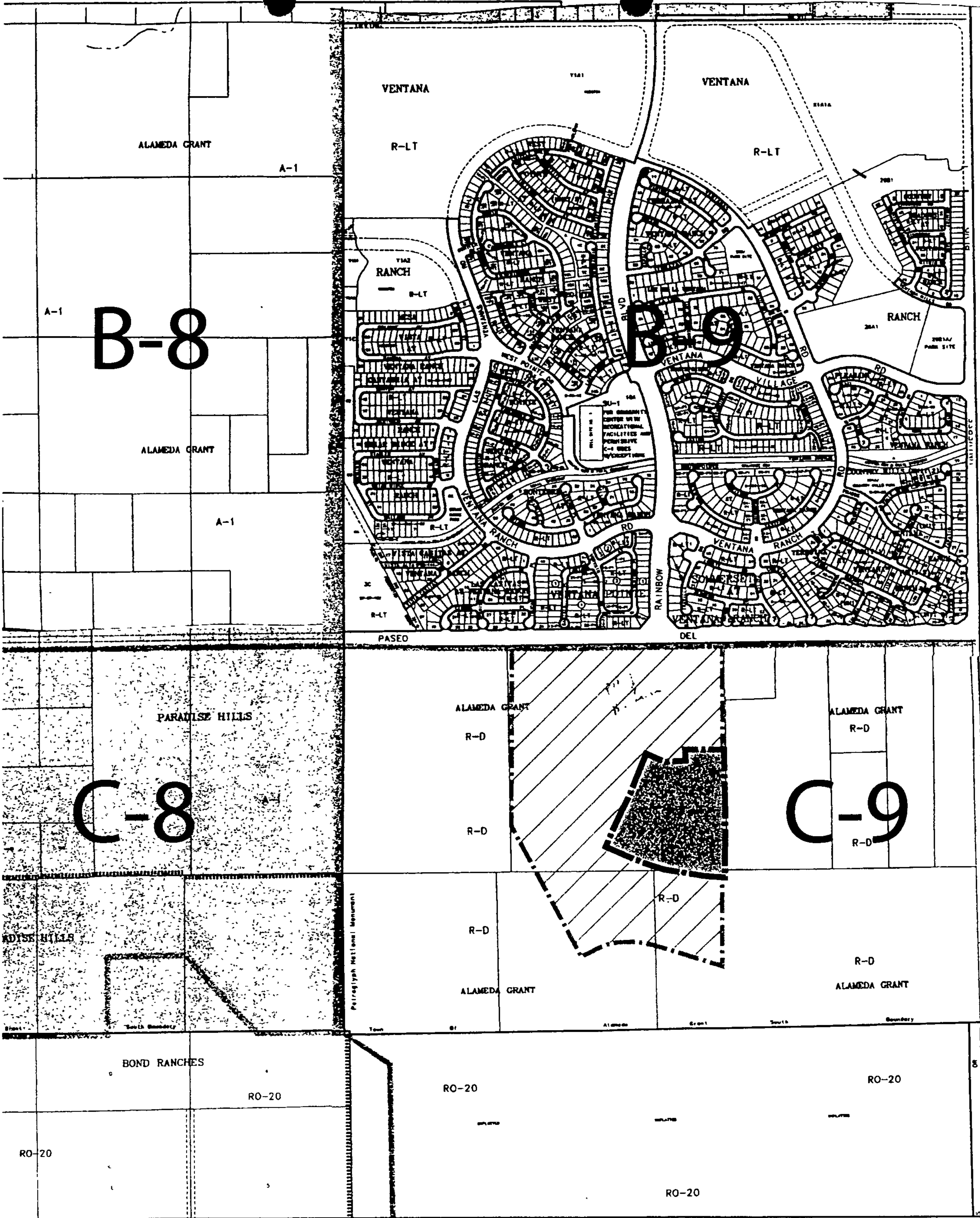
WENZLER FRIEDRICH & PAULINE  
7562 E CORRINE RD  
SCOTTSDALE AZ 85260

100906439350010108

WENZLER BARBARA  
7562 E CORRINE  
SCOTTSDALE AZ 85260

100906439526340122

SILVERMAN ROSALIE F CEDARBROO  
8470 LIMEKILN PIKE  
WYNCOTE PA 19095



Proposed Tract D of "The Trails"

DRB #1002928

**FORM V: SUBDIVISION VARIANCES & VACATIONS**

**BULK LAND VARIANCE**

(Public Hearing Case)

- Application for subdivision (Plat) on FORM S-3, including those submittal requirements. Variance and subdivision should be applied for simultaneously.
  - Letter briefly describing and explaining: the request, compliance with criteria in the Development Process Manual, and any improvements to be waived.
  - Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Fee (see schedule) Fee is for Variance. Plat fee is listed on FORM-S.
  - Any original and/or related file numbers are listed on the cover application
- DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.**

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

**VACATION OF PUBLIC EASEMENT**

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

**SUBDIVISION DESIGN VARIANCE (VARIANCE FROM MINIMUM STANDARDS OF THE DEVELOPMENT PROCESS MANUAL)**

**SIDEWALK DESIGN VARIANCE**

**SIDEWALK WAIVER**

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

**TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION**

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

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

**VACATION OF PRIVATE EASEMENT**

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

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

LAWRENCE KLINE  
 Applicant name (print)  
[Signature]  
 Applicant signature / date  
 09/12/03



Form revised April 2003

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

Application case numbers  
 03DRP - 01534 TDSE  
 03DRP - 01536 SW

[Signature] 9/12/03  
 Planner signature / date

**Project #** 1002959  
2928



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

**PAGE 2**

**Project # 1004675**

06DRB-01026 Major-Preliminary Plat Approval  
06DRB-01027 Major-Vacation of Public  
Easements  
06DRB-01028 Minor-Subd Design (DPM)  
Variance  
06DRB-01029 Minor-Sidewalk Waiver  
06DRB-01030 Minor-Temp Defer SDWK


MARK GOODWIN & ASSOCIATES PA agent(s) for T. S. MCNANEY request(s) the above action(s) for all or a portion of Tract(s) 1, SP KINSCHERFFLAND AND SW ¼ ON NE ¼, SEC 35, T11N, R2E (to be known as **VISTA DE LA LUZ**) zoned SU-1 PRD, located on COORS BLVD NW, between WESTERN TRAIL NW and DELLYNE AVE NW containing approximately 28 acre(s). [REF: 06DRB00836] (F-11)

**Project # 1004644**

06DRB-01017 Major-Preliminary Plat Approval  
06DRB-01018 Minor-Temp Defer SDWK

SURV TEK & WILSON & COMPANY agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 9-A, THE TRAILS UNIT 2 (to be known as **SANTA FE 3 @ THE TRAILS, UNIT 2**) zoned R-D residential and related uses zone, developing area, located on WOODMONT AVE NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). (C-9)

Details of the application(s) may be examined at the Planning Department Development Services Center One Stop Shop, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 8:00 a.m. and 4:30 p.m., Monday through Friday except holidays. **INDIVIDUALS WITH DISABILITIES** needing special assistance to participate in this hearing should contact Claire Senova, Planning Department, at 924-3946. TTY users may call 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 24, 2006.**



**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 9, 2006, beginning at 9:00 a.m. for the purpose of considering the following:

**Project # 1003469**

06DRB-00997 Major-Two Year SIA

LLAVE CONSTRUCTION INC request(s) the above action(s) for all or a portion of Lot(s) 25-27, Block(s) 2, Tract(s) 3, OAKLAND HEIGHTS UNIT 3, zoned R-D (3 DU/A) located on OAKLAND AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 3 acre(s). [REF: 04DRB-00891, 04DRB-00892] (C-20)

**Project # 1002928**

06DRB-01020 Major-Two Year SIA

WILSON & COMPANY agent(s) for THE TRAILS LLC, RICK BELTRAMO PE request(s) the above action(s) for all or a portion of Tract(s) D, THE TRAILS (to be known as TAOS @ THE TRAILS) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE NW and WOODMONT AVE NW containing approximately 18 acre(s). [REF: 03DRB01532, 05DRB00308] (C-9)

**Project # 1002928**

06DRB-01021 Major-Two Year SIA

WILSON & COMPANY agent(s) for THE TRAILS LLC, RICK BELTRAMO PE request(s) the above action(s) for all or a portion of Tract(s) A, B, C, D & F, THE TRAILS, TRACT A, HERITAGE, UNIT 1, TRACT B, HERITAGE, UNIT 2, TRACT C, SANTA FE @ THE TRAILS, UNIT 1, TRACT D, TAOS @ THE TRAILS, UNIT 1 AND TRACT F, RESERVE @ THE TRAILS, UNIT 1, zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE NW and WOODMONT AVE NW containing approximately 76 acre(s). [REF: 05DRB00297, 05DRB00308] (C-9)

**Project # 1000560**

06DRB-01023 Major-SiteDev Plan BldPermit

NEW MEXICO CANCER CENTER agent(s) for HARTMAN & MAJEWSKI DESIGN GROUP request(s) the above action(s) for all or a portion of Tract(s) 1A-2-B-1, JOURNAL CENTER, zoned IP industrial park zone, located on HEADLINE BLVD NE, between PASEO DEL NORTE NE and LANG AVE NE containing approximately 6 acre(s). [REF: 05DRB00546, 05DRB00527] (D-17)

**SEE PAGE 2 . . .**

AGIS ELECTRONIC PLAT APPROVAL FORM

DRB Project Case # 1002928  
Subdivision Name Taos at the Trails  
Surveyor Tim Aldrich  
Company/Agent Aldrich Surveying  
Contact Person Tim Aldrich Phone # 884-1990 email \_\_\_\_\_

DXF Received Date: 5/11/04  
 Hard-Copy Date: 5/11/04

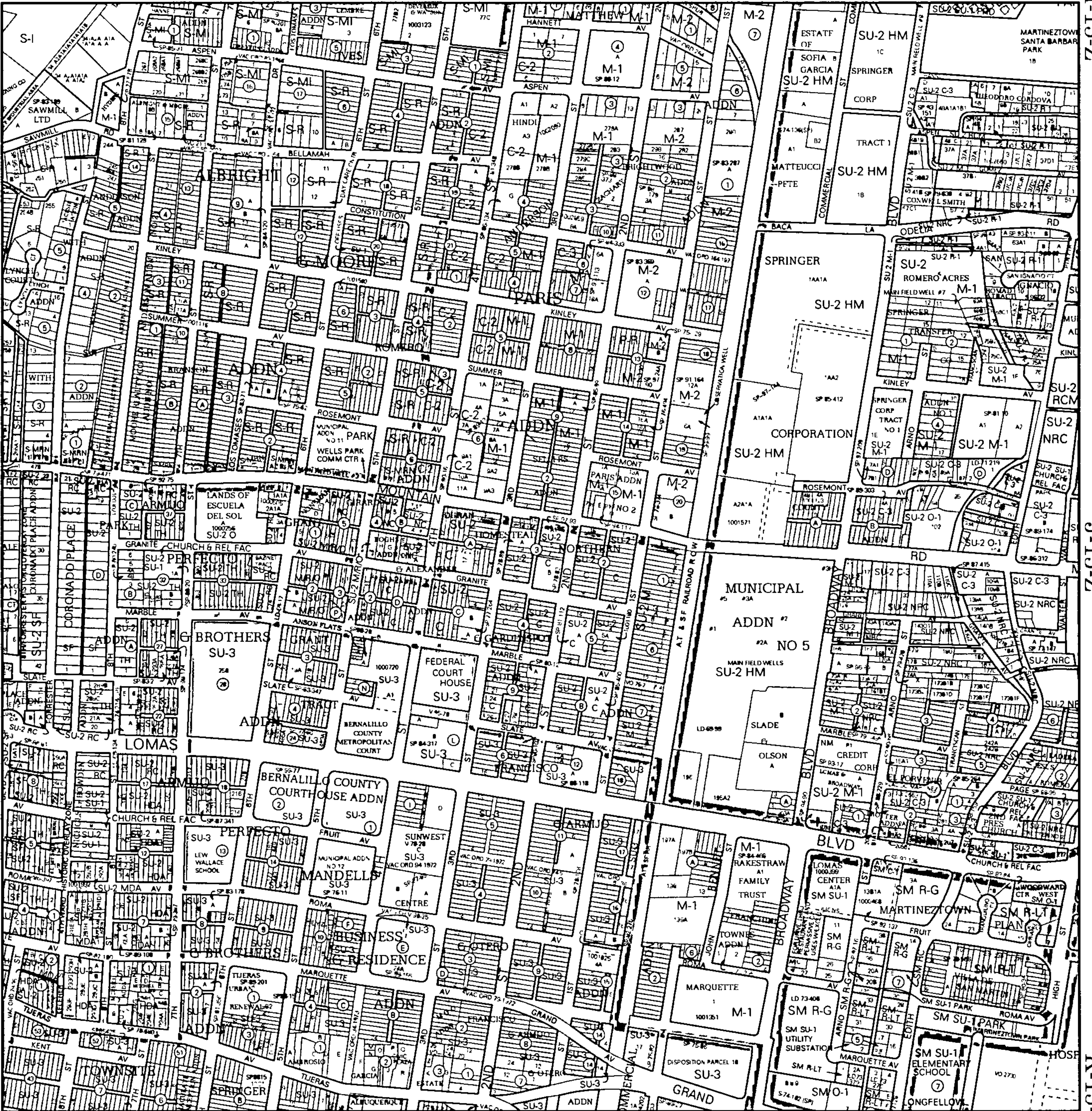
Coordinate system:  NMSP Grid (NAD 83)  NMSP Grid (NAD 27)  Ground rotated to NMSP Grid  Other

Patricia M. Gyst 5/11/04  
Approved Date

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

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

AGIS Use Only Copied cov <u>2928</u> to agiscov.	Date: <u>5/11/04</u>	Contact person Notified on: _____
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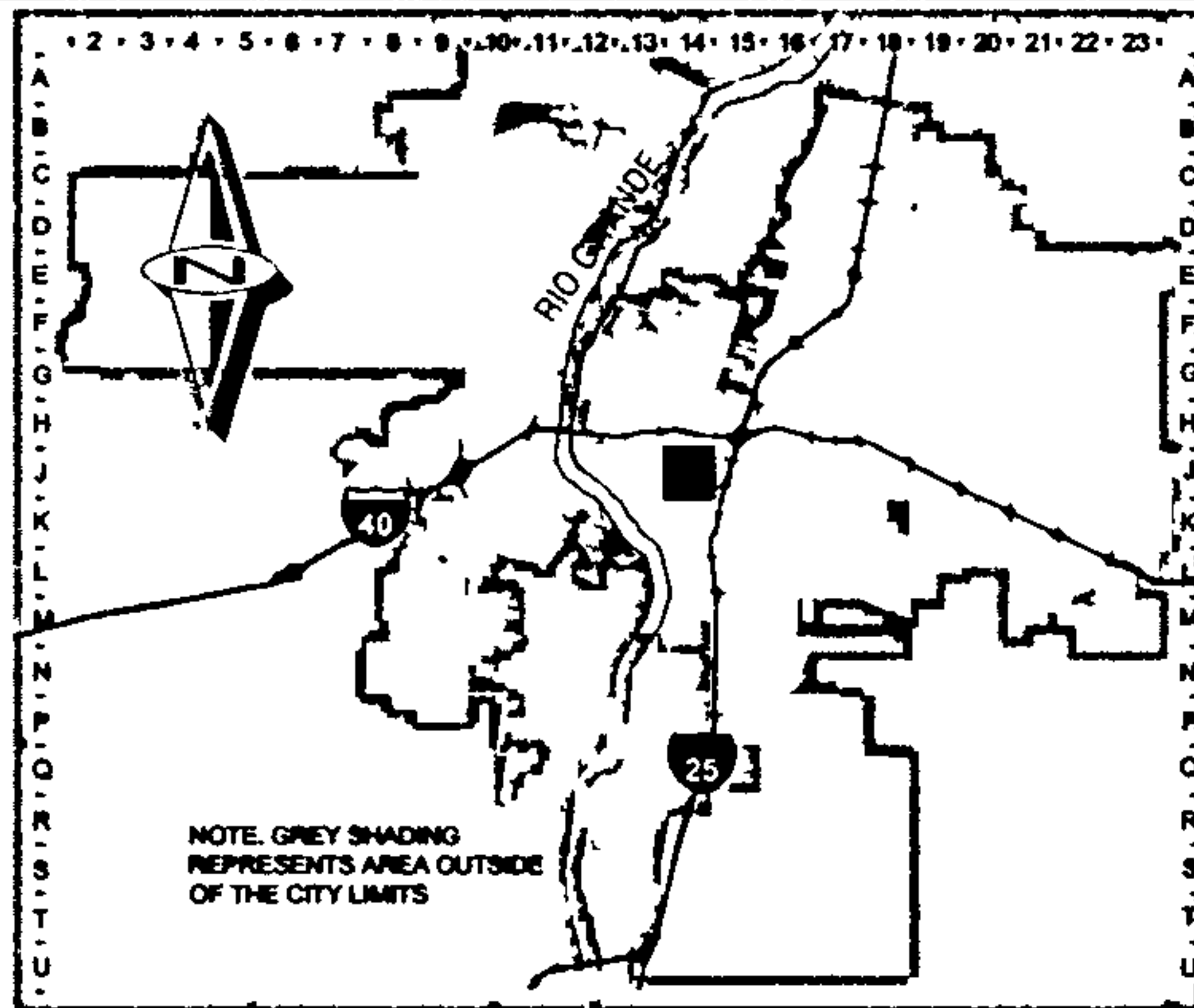
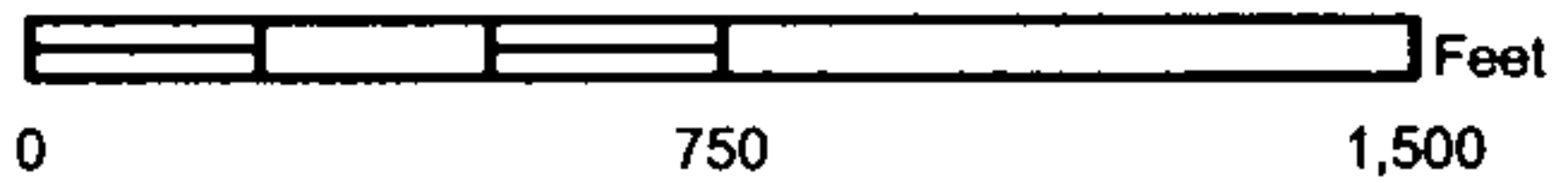


Zone Atlas Page: **J-14-Z**

Map ammended through: Aug 05, 2004

Selected Symbols

- Unincorporated Areas
- Sector Plan Boundaries
- Parcel Boundaries
- Easement Lines
- Freeway Lanes
- Jurisdictional Boundaries
- Westgate Wall
- Escarpment
- Grant Boundaries
- Petroglyph
- Old Town Boundary
- Arroyos
- LDN Noise Level
- Airport Clearance Zone
- Design Overlay Zones



THREE HUNDRED YEARS  
1706 • 2006  
**ALBUQUERQUE**

*Hacienda Historia*

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

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#13  
#10



# DRB CASE ACTION LOG (FINAL PLAT)

REVISED 2/5/04

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

DRB Application No.: 04DRB-00718 (FP)  
Project Name: Taos @ The Trails  
Agent: Aldrich Land Surveying

Project # 1002928  
Phone No.: 884-1990

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 9/15/04 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): Fee, Simple Language  
+ Out Pass Signature  
Utilities Signatures  
fix dates 2/5/04 to add

- Planning must record this plat. Please submit the following items:**
- The original plat and a mylar copy for the County Clerk.
  - Tax certificate from the County Treasurer.
  - Recording fee (checks payable to the County Clerk). RECORDED DATE: \_\_\_\_\_
  - Tax printout from the County Assessor.
  - Include 3 copies of the approved site plan along with the originals.
  - County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.
  - Property Management's signature must be obtained prior to Planning Department's signature.
  - AGIS DXF File approval required. OK
  - Copy of recorded plat for Planning.

Project Number

1002928





**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

September 15, 2004

9:00 a.m.

**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

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

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

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

A. Call to Order: 9:00 A.M.

Adjourned: 10:50 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 # 1003629**  
04DRB-01288 Major-Vacation of Public Easements

ARMIJO SURVEYING GROUP LLC agent(s) for DONALD VASQUEZ request(s) the above action(s) for all or a portion of Lot(s) 1, **PARKSITO SUBDIVISION**, zoned R-D residential and related uses zone, developing area, 9 DU/AC, located on 97<sup>TH</sup> ST SW, between FIRMAN CT SW and SAN YGNACIO RD SW containing approximately 1 acre(s). [REF: DRB-96-529, S-98-83, S-97-55][Deferred from 9/15/04] (L-9) **DEFERRED AT THE AGENT'S REQUEST TO 9/22/04.**

2. **Project # 1002473**  
04DRB-01258 Major-Vacation of Pub  
Right-of-Way  
04DRB-01254 Major-Preliminary Plat  
Approval  
04DRB-01257 Minor-Temp Defer SDWK

TIERRA WEST LLC agent(s) for D R HORTON INC request(s) the above action(s) for all or a portion of Lot(s) 9-20 & 15-18, Block(s) 5 & 6, Unit(s) 3, NORTH ALBUQUERQUE ACRES, TRACT 3, (to be known as **DESERT VISTA SUBDIVISION**, zoned R-D residential and related uses zone, developing area, located on SIGNAL AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 15 acre(s). [REF: 03DRB00207, 04DRB00921] *[Deferred from 9/8/04]* (C-20) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 9/15/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 9/13/04 THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITION OF FINAL PLAT: REVISIT THE WIDTH OF WILSHIRE WITH NEW TRAFFIC DISTRIBUTION MAP SUBMITTAL. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

3. **Project # 1003237**  
04DRB-01249 Major-Preliminary Plat  
Approval  
04DRB-01250 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES, PA agent(s) for STV INVESTMENTS VIII, LLC request(s) the above action(s) for all or a portion of Tract(s) 431, UNIT 3, TOWN OF ATRISCO GRANT, (to be known as **TORRETTA ESTE SUBDIVISION**), zoned R-D, located on TOWER RD SW, between 86<sup>TH</sup> ST SW and 90<sup>TH</sup> ST SW containing approximately 6 acre(s). [REF: AX-93-12, Z-93-125, 04EPC00152, 04EPC 00151, 04DRB00766] *[Deferred from 9/8/04]* (L-9) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 9/145/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 8/23/04 THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITION OF FINAL PLAT: REVISIT THE CONNECTION AT TUNNABORA. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

**SITE DEVELOPMENT PLANS, AMENDED PLANS AND MASTER DEVELOPMENT PLANS**

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

4. **Project # 1002529**  
04DRB-01374 Minor-SiteDev Plan  
BldPermit/EPC

CONSENSUS PLANNING INC agent(s) for RANDY EASTBURG, CAS, LLC request(s) the above action(s) for all or a portion of Lot(s) 2, Tract(s) 6-B, **PARTITION OF BLACK RANCH**, zoned SU-1,C-1 PERM AND AUTO SALES & STORAGE, located on COORS BLVD NW, between WESTSIDE DR NW and CALABACILLAS ARROYO containing approximately 2 acre(s). [REF: 04DRB01059, 04DRB01060, 03EPC02058, 03EPC02059, 03EPC02060, Z-93-115] **[Makita Hill, EPC Case Planner] (B-13) SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**
  
5. **Project # 1003262**  
04DRB-01328 Minor-Amnd SiteDev Plan  
Subd

TIM OTT request(s) the above action(s) for all or a portion of Lot(s) 1, 2 and 30A, Block(s) 11, **NORTH ALBUQUERQUE ACRES**, zoned SU-1 for M-1, located on OAKLAND NE, between SAN MATEO NE and I-25 containing approximately 2 acre(s). [REF: 04DRB-00215, 04DRB-00216] *[Deferred from 9/8/04]* (C-18) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**
  
6. **Project # 1003372**  
04DRB-01234 Minor-SiteDev Plan Subd

DEKKER/PERICH/SABATINI agent(s) for TIM OTT request(s) the above action(s) for all or a portion of Lot(s) 30-A, Block(s) 11, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2 FOR M-1, located on ALAMEDA BLVD NE, between SAN MATEO BLVD NE and I-25 containing approximately 1 acre(s). [REF: 03DRB00092, DRB-96-352] (The site plan for building permit was withdrawn at the agent's request.) *[Site Plan for Subdivision was deferred from 8/18/04 & 9/8/04]* (C-18) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

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

7. **Project # 1003096**  
04DRB-01344 Minor-Prelim&Final Plat  
Approval
- SURVEYS SOUTHWEST LTD agent(s) for EILEEN DEVEREUX AND STEFAN WATSON request(s) the above action(s) for all or a portion of Lot(s) 53-58, **J. M. MOORE REALTY COMPANY, UNIT 1**, zoned S-R, SAWMILL RESIDENTIAL, located on 8<sup>TH</sup> ST NW, between 8<sup>TH</sup> ST NW and MOUNTAIN RD NW containing approximately 1 acre(s). [REF: 03DRB-01901] (J-14) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR WATER AND SEWER SERVICE COMPLETION.**
8. **Project # 1001926**  
04DRB-01335 Minor-Sidewalk Waiver  
04DRB-01334 Minor-Temp Defer SDWK
- MARVIN R KORTUM agent(s) for JEFF DORWART, JD HOMES request(s) the above action(s) for all or a portion of Lot(s) 225-A, **MUSTANG MESA SUBDIVISION**, TOWN OF ATRISCO GRANT, zoned R-2 residential zone, located on GLENRIO RD NW, between 72<sup>ND</sup> ST NW and 72<sup>ND</sup> PL NW containing approximately 5 acre(s). [REF: 03DRB-01225, 03DRB-00674, 04DRB-00329, 03DRB-01475] (J-10) **INDEFINITELY DEFERRED AT THE BOARD'S REQUEST.**
9. **Project # 1003654**  
04DRB-01371 Minor-Prelim&Final Plat  
Approval
- TERRA LAND SURVEYS, LLC agent(s) for ISLAMIC CENTER OF NEW MEXICO INC request(s) the above action(s) for all or a portion of Lot(s) 2-B-2 and 2-B-3, **FAIRVIEW ADDITION**, zoned C-2, located on YALE BLVD SE, between AVENIDA CESAR CHAVEZ SE and KATHRYN AVE SE containing approximately 2 acre(s). [REF: Z-78-11, ZA-82-303-1, SP-83-352] (L-15) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE.**

10. **Project # 1002928**  
04DRB-00718 Major-Final Plat Approval

ALDRICH LAND SURVEYING agent(s) for LONGFORD HOMES request(s) the above action(s) for all or a portion of Tract(s) D, **TAOS @ THE TRAILS**, zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE and PASEO DEL NORTE containing approximately 20 acre(s). *[Deferred from 5/19/04 & 6/2/04]* (C-9) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR FEE SIMPLE LANGUAGE, N.M.U. SIGNATURE, AGIS DXF FILE AND UTILITIES SIGNATURES.**

11. **Project # 1002929**  
04DRB-00719 Major-Final Plat Approval

ALDRICH LAND SURVEYING agent(s) for LONGFORD HOMES request(s) the above action(s) for all or a portion of Tract(s) C, **SANTA FE @ THE TRAILS**, zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE and RAINBOW containing approximately 17 acre(s). *[Deferred from 5/19/04 & 6/2/04]* (C-09) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR FEE SIMPLE LANGUAGE, N.M.U. SIGNATURE, AGIS DXF FILE AND UTILITIES SIGNATURES.**

12. **Project # 1002022**  
04DRB-01308 Minor-Final Plat Approval

BOHANNAN HUSTON, INC. agent(s) for T. S. MC NANEY & ASSOCIATES, request(s) the above action(s) for all or a portion of Tract(s) 8 & 9, **VISTA WEST SUBDIVISION**, zoned R-D residential and related uses zone, developing area, located on TOWER RD SW, between UNSER BLVD NW and EUCARIZ AVE. SE containing approximately 10 acre(s). [REF: 02DRB-01237, 03DRB-00424] *[Final Plat deferred from 9/1/04 & 9/8/04 & 9/15/04]* (L-10) **DEFERRED AT THE AGENT'S REQUEST TO 10/6/04.**

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

13. **Project # 1003655**  
04DRB-01373 Minor-Sketch Plat or Plan

DAVID A AUBE agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 15, 16 & 17, Block(s) 1, NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3, (to be known as **DESERT RIDGE ESTATES SUBDIVISION**, zoned R-D residential and related uses zone, developing area, located on WYOMING BLVD NE, between EAGLE ROCK NE and MODESTO NE containing approximately 3 acre(s). (C-19) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

14. **Project # 1001816**  
04DRB-01370 Minor-Sketch Plat or Plan

FORSTBAUER SURVEYING LLC agent(s) for JOHNNY & JANE CARLTON request(s) the above action(s) for all or a portion of Lot(s) 10, 11 & 12, Block(s) 54, **NEW MEXICO TOWN COMPANY'S ORIGINAL TOWNSITE**, zoned SU-2 special neighborhood zone, HDA, located on TIJERAS AVE NW, between 9<sup>TH</sup> ST NW and 10<sup>TH</sup> ST NW containing approximately 1 acre(s). [REF: 03DRB-01640, 03DRB-01503] (J-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

15. **Project # 1003372**  
04DRB-01369 Minor-Sketch Plat or Plan

FORSTBAUER SURVEYING LLC agent(s) for TIJERAS PLACE, LLC (TIMOTHY OTT) request(s) the above action(s) for all or a portion of Lot(s) 30-A, Block(s) 11, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2 special neighborhood zone, M-1, located on ALAMEDA BLVD NE, between SAN MATEO BLVD. NE and INTERSTATE 25-N containing approximately 2 acre(s). [REF: DRB-96-352, S-96-44 ] (C-18) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

16. **Project # 1003592**  
04DRB-01368 Minor-Sketch Plat or Plan

FORSTBAUER SURVEYING, LLC agent(s) for GOLDEN SLUMBERS, INC., request(s) the above action(s) for all or a portion of Lot(s) 1 & 2, **SCHMIDER PARCEL**, zoned M-2 heavy manufacturing zone, located on CANDELARIA RD NE, between EDITH NE and I-25 containing approximately 6 acre(s). [REF: 04DRB01197] (G-15) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

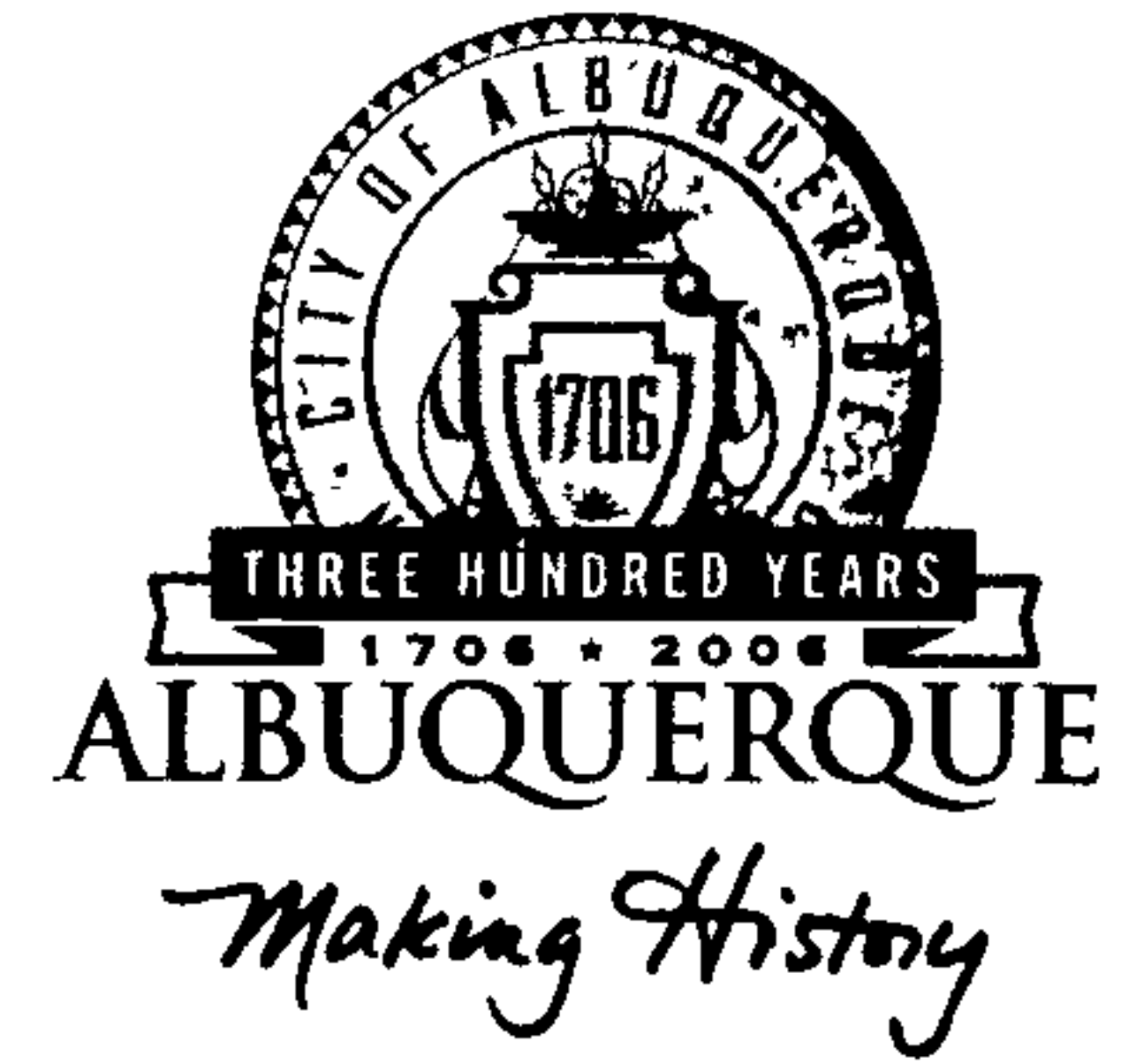
17. **Project # 1002584**  
04DRB-01375 Minor-Sketch Plat or Plan

WILSON & COMPANY agent(s) for CENTEX CONCORD, MARK KURY, ARDENT HEALTH, request(s) the above action(s) for all or a portion of Tract(s) 1-A, ST. JOSEPH WEST MESA HOSPITAL, **PARADISE HEIGHTS, UNIT 1**, zoned SU-1 HOSPITAL, located on GOLF COURSE RD NW, between MCMAHON RD NW and GOLF COURSE RD NW containing approximately 20 acre(s). [REF: Z-8-90, 03AA00579,04EPC006, 04EPC01068] (A-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

18. Approval of the Development Review Board Minutes for Month September 1, 2004. **THE DEVELOPMENT REVIEW BOARD MINUTES FOR SEPTEMBER 1, 2004 WERE APPROVED.**

ADJOURNED: 10:50 A.M.

# CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1002928**

**AGENDA ITEM NO: 10**

**SUBJECT:**

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

**ACTION REQUESTED:**

P.O. Box 1293

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

Albuquerque

**ENGINEERING COMMENTS:**

An executed Subdivision Improvements Agreement with financial guarantees is on file for Final Plat sign-off.

New Mexico 87103

www.cabq.gov

**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:** September 15, 2004



**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
September 15, 2004  
DRB Comments**

**ITEM # 10**

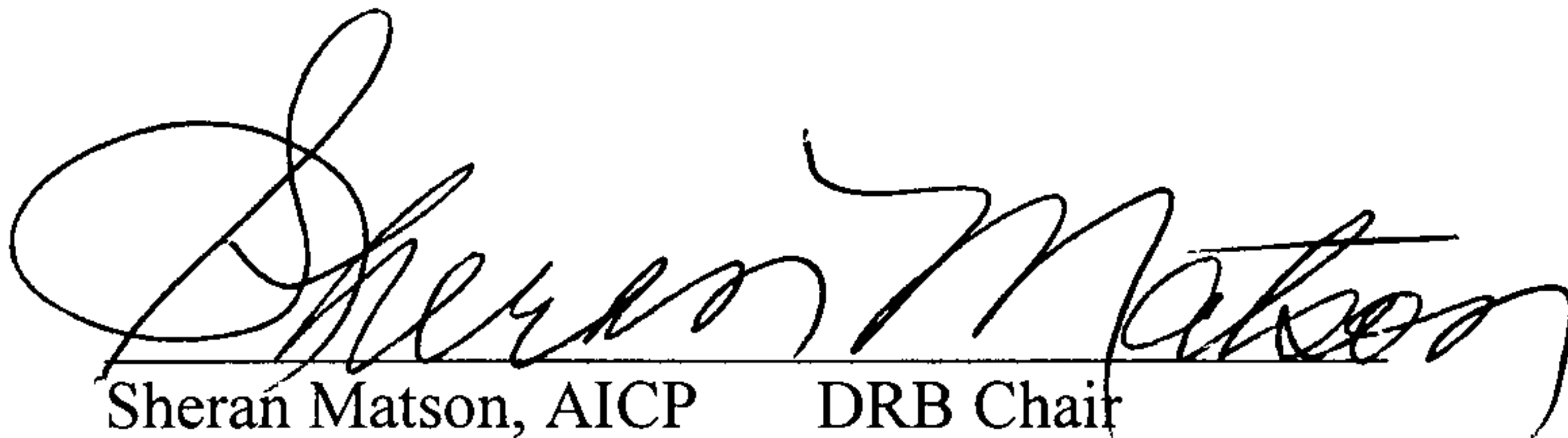
**PROJECT # 1002928**

**APPLICATION # 04-00718**

**RE: Taos @ the Trails/final plat**

The plat needs this language above the owner's signature: "Said owner warrants that he holds complete and indefeasible title in fee simple to the land subdivided".

Is the previously approved perimeter wall design still the planned wall for this subdivision?



Sheran Matson, AICP DRB Chair  
924-3880 Fax 924-3864 [smtason@cabq.gov](mailto:smtason@cabq.gov)



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

June 2, 2004

9:00 A.M.

**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

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

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

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

- A. Call to Order 9:00 A.M.      Adjourned:  
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 # 1002739**  
04DRB-00641 Major-Preliminary Plat Approval  
04DRB-00648 Minor-Temp Defer SDWK  
04DRB-00647 Minor-Subd Design (DPM) Variance  
04DRB-00646 Minor-Sidewalk Waiver  
04DRB-00642 Major-Vacation of Pub Right-of-Way  
04DRB-00645 Major-Vacation of Public Easements

MARK GOODWIN & ASSOCIATES PA agent(s) for ANDERSON HEIGHTS LLC request(s) the above action(s) for all or a portion of Block(s) PARA & 2D, Tract(s) B-1 LANDS OF RIO BRAVO PARTNERS, ROSNER TRACTS, **ANDERSON HEIGHTS**, zoned R-D residential and related uses zone, developing area, located on 118TH STREET SW, between DENNIS CHAVEZ BLVD SW and GIBSON BLVD SW containing approximately 249 acre(s). [deferred from 5-19-04] [REF: 03DRB-00983, 04DRB-00179] (P-8) **DEFERRED AT AGENT'S REQUEST TO 6-9-04.**
  
2. **Project # 1003403**  
04DRB-00635 Minor-Temp Defer SDWK  
04DRB-00632 Major-Preliminary Plat Approval  
04DRB-00633 Major-Vacation of Public Easements

ISAACSON & ARFMAN, P.A. agent(s) for CENTEX HOMES request(s) the above action(s) for all or a portion of Block(s) N/A, Tract(s) F, **THE TRAILS (TBKA 'THE RESERVE')**, zoned R-D residential and related uses zone, developing area, located on PASEO DEL NORTE BLVD NW, between RAINBOW BLVD. NW and UNIVERSE BLVD. NW containing approximately 18 acre(s). [deferred from 5-19-04] [REF: 1002962, 03DRB-01528 ] (C-9) **DEFERRED AT AGENT'S REQUEST TO 6-9-04.**

3. **Project # 1002796**  
04DRB-00667 Major-Vacation of  
Public Easements

TERRAMETRICS OF N. M. agent(s) for CITY OF ALBUQUERQUE, FIRE DEPT. request(s) the above action(s) for all or a portion of Lot(s) 8-11, **KAY ADDITION**, zoned SU-1 special use zone, for fire station/c, located on CHICO RD NE, between DALLAS ST. NE and CHARLESTON ST. NE containing approximately 1 acre(s). [REF: 04DRB-00326, 03DRB-02022 & 02024, 03EPC-01099 & 01100 ] (K-19) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

**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.**

4. **Project # 1003468**  
04DRB-00816 Minor-SiteDev Plan  
BldPermit  
04DRB-00817 Minor-Prelim&Final Plat  
Approval

JLS ARCHITECTS, MC agent(s) for BMM INVESTMENTS request(s) the above action(s) for all or a portion of Lot(s) B, Block(s) 3, Tract(s) 25, 26, A, **NO. ALBQ. ACRES, UNIT B**, zoned IP industrial park zone, located on VENICE AVE NE, between SAN MATEO BLVD NE and 1-25 NE containing approximately 2 acre(s). [REF: NA ] (B-18) **DEFERRED AT AGENT'S REQUEST TO 6-9-04.**

5. **Project # 1000418**  
04DRB-00824 Minor-SiteDev Plan  
Subd

LPDJ ARCHITECTS, LLC/LELAND GRAY agent(s) for VICTORY LOVE FELLOWSHIP CHURCH request(s) the above action(s) for all or a portion of Tract(s) A-1 BERUMAN - J.G. LANDS OF, **VICTORY LOVE FELLOWSHIP CHURCH &**, zoned SU-1 FOR CHURCH & REL. FAC, located on CENTRAL AVE NW, between COORS BLVD NW and UNSER BLVD NW [REF: 00128-00459, 02EPC-01952, 03EPC 01471] K-10) **DEFERRED AT AGENT'S REQUEST TO 6-16-04.**

6. **Project # 1000575**  
04DRB-00813 Minor-SiteDev Plan  
BldPermit/EPC

DEKKER/PERICH/SABATINI  
agent(s) for PRESBYTERIAN HEALTHCARE SERVICES request(s) the above action(s) for all or a portion of Tract(s) 7-9, **PRESBYTERIAN HOSPITAL MAIN CAMPUS**, zoned SU-2/SU-1, located on LEAD AV E NE, between SPRUCE ST NE and SYCAMORE ST NE containing approximately 27 acre(s). [REF: DRB-02-500-00035, EPC-01128-01561 ] (K-15) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING FOR EPC CASE PLANNER, CARMEN MARRONE'S INITIALS AND TRANSPORTATION FOR COMPACT SPACES TO BE LABELED AND RADII 15 FOOT MINIMUM.**

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

7. **Project # 1003430**  
04DRB-00721 Minor-Prelim&Final Plat  
Approval

ALDRICH LAND SURVEYING INC agent(s) for RONALD L. & JERI J. NASCI request(s) the above action(s) for all or a portion of Lot(s) 14A, Block(s) 03, **CRYSTAL RIDGE**, zoned R-LT, located on BARRETT AV E NW, between LOREN AVE. NW and LA CANADA DR. NW containing approximately 1 acre(s). [deferred from 5-19-04] [REF: DRB 97-298, DRB 98-410 ] (B-13) **DEFERRED AT AGENT'S REQUEST TO 6-16-04.**

8. **Project # 1002739**  
04DRB-00818 Minor-Subd Design  
(DPM) Variance

MARK GOODWIN & ASSOCIATES, PA agent(s) for ANDERSON HEIGHTS, LLC request(s) the above action(s) for all or a portion of Tract(s) 2-D INCLUDE: TR B-1, ROSNER TRACTS UPC# 100805446922740130 & PARCEL A, ANDERSON HEIGHTS UPC# 100805326344510142, **LANDS OF RIO BRAVO PARTNERS**, zoned R-D residential and related uses zone, developing area, located on 118TH ST SW, between DENNIS CHAVES BLVD SW and GIBSON BLVD SW containing approximately 249 acre(s). [REF: AX-29, Z-985,Z-986, DRB-95-440](N-8) **DEFERRED AT AGENT'S REQUEST TO 6-9-04.**

9. **Project # 1002800**  
04DRB-00783 Minor-Final Plat  
Approval

MARK GOODWIN & ASSOC. agent(s) for ALPHA EQUITIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 10-23, Block(s) 12, Tract(s) 1 TBKA QUIVERA ESTATES SUBD., **NORTH ALBUQUERQUE ACRES, UNIT 3**, zoned R-D residential and related uses zone, developing area, 3 DU/AC, located on SO. OF GLENDALE AVE NE, between WYOMING BLVD. NE and BARSTOW ST. NE containing approximately 14 acre(s). [REF: 03-01990, 03DRB-01992, 03DRB-01127, 03DRB-02152 ] (B-19) **THE FINAL PLAT WAS APPROVED AND SIGNED-OFF BY THE BOARD.**

10. **Project # 1002821**  
04DRB-00822 Minor-Final Plat  
Approval

ADIL RIZVI agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Block(s) 14, Tract(s) 14,15,16 TRACT 3, UNIT 2, **NORTH ALBUQUERQUE ACRES, TALEA COURT**, zoned R-D residential and related uses zone, developing area, located on CORONADO AVE NE, between EUBANK BLVD NE and HOLBROOK ST NE containing approximately 3 acre(s). [REF: SD-89-1, AX-92-114, Z-89-114, 03DRB-01189, 03DRB-01191, 03DRB-01192 ] (D-21) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO TRANSPORTATION FOR AFD APPROVAL OF CUL-DE-SAC DIMENSIONS.**

11. **Project # 1002856**  
04DRB-00808 Major-Final Plat  
Approval

MARK GOODWIN & ASSOC PA agent(s) for ANDERSON HILLS, LLC request(s) the above action(s) for all or a portion of Tract(s) 3, **MEADOWS @ ANDERSON HILLS**, zoned R-LT residential zone, located on DENNIS CHAVEZ BLVD SW, between 98TH STREET SW and UNSER BLVD SW containing approximately 35 acre(s). [REF: AX-29, Z-985, Z-986, 03DRB-01194 ] (P-09) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO CITY ENGINEER FOR TRACT B SD/PUE CONFLICT, DXF AGIS, 2WR WATERLINE ACCEPTANCE AND PARKS FOR APPROVAL OF OPEN SPACE DEDICATION BY OPEN SPACE DIVISION AND MAINTENANCE LANGUAGE FOR TRACTS A, C, D-M.**

[12.] Project # 1002857  
04DRB-00809 Major-Final Plat  
Approval

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 INCLUDE TRACT B, ARROWOOD RANCH DEV. UPC# 1009053098548020102 (ZONE ATLAS PAGE N-9), **ARROWOOD RANCH DEVELOPMENT**, zoned R-LT residential zone, located on DENNIS CHAVEZ BLVD SW, between 98TH ST SW and 118TH ST SW containing approximately 62 acre(s). [REF: 03DRB01200, 03DRB01202, 03DRB-01203, 04DRB-232, 04DRB-0023, 03EPC-01204, 03EPC-01205] (P-9) DEFERRED AT AGENT'S REQUEST TO 6-9-04.

[13.] Project # 1002928  
04DRB-00718 Major-Final Plat  
Approval

ALDRICH LAND SURVEYING agent(s) for LONGFORD HOMES request(s) the above action(s) for all or a portion of Tract(s) D, **THE TRAILS / TAOS**, zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE and PASEO DEL NORTE containing approximately 20 acre(s). [deferred from 5-19-04] [REF: 1002928 ] (C-9) INDEFINITELY DEFERRED AT AGENT'S REQUEST.

[14.] Project # 1002929  
04DRB-00719 Major-Final Plat  
Approval

ALDRICH LAND SURVEYING agent(s) for LONGFORD HOMES request(s) the above action(s) for all or a portion of Tract(s) C, **THE TRAILS @ SANTA FE**, zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE and RAINBOW containing approximately 17 acre(s). [deferred from 5-19-04] (C-09) INDEFINITELY DEFERRED AT AGENT'S REQUEST.



15. **Project # 1003177**  
04DRB-00014 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD agent(s) for THOMAS WILLIAMSON request(s) the above action(s) for all or a portion of Lot(s) 6-A-1, Block(s) 6 A PORTION OF LOT 6 A 1, **SECOND REPLAT OF MONTGOMERY HEIGHTS**, zoned R-1, located on DELAMAR AVE NE, between HAHN ARROYO and LAFAYETTE DR NE containing approximately 1 acre(s). [deferred from 1-21-04] [REF: Proj.#1000213, 04ZHE-00119 ] (G-16) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED-OFF BY THE BOARD.**

16. **Project # 1003183**  
04DRB-00775 Minor-Prelim&Final Plat  
Approval

SOUTHWEST SURVEYS LTD agent(s) for ARTHUR & JOAN REEVES request(s) the above action(s) for all or a portion of Lot(s) 44-A, Block(s) 19, **NETHERWOOD PARK**, zoned R-3 residential zone, located on GIRARD BLVD NE, between VASSAR DR NE and CUTLER AVE NE containing approximately 1 acre(s). [deferred from 5-26-04] [REF: 04DRB-00025 ] (H-16) **INDEFINITELY DEFERRED AT AGENT'S REQUEST.**

**NO ACTION IS TAKEN ON THESE CASES:**

**APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING**

17. **Project # 1000984**  
04DRB-00815 Minor-Sketch Plat or  
Plan

BRASHER & LORENZ agent(s) for CROWN LAND, LLC request(s) the above action(s) for all or a portion of Tract(s) A INCLUDE: TR B, AVALON SUBD, UNIT 4 - UPC# 100905716139520402, **AVALON SUBD, UIT 4**, zoned SU-1 IP USES, located on BLUEWATER RD NW, between 90TH STREET NW and 94TH STREET NW containing approximately 26 acre(s). [REF: 03DRB-00383 ] (K-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**

18. **Project # 1002134**  
04DRB-00794 Minor-Sketch Plat or  
Plan

MARK GOODWIN & ASSOC. agent(s) for VISTA DEL NORTE DEV., LLC request(s) the above action(s) for all or a portion of Tract(s) U-2, 3, 4&, **U-6, VISTA DEL NORTE**, zoned SU-1 special use zone, for IP, located on EL PUEBLO RD. NE, between EDITH BLVD. NE and JEFFERSON ST. NE containing approximately 30 acre(s). [REF: 1001150, Z-87-113, DRB-94-288, 02DRB-01196 THRU -01199 ] (D-16) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**

19. **Project # 1003226**  
04DRB-00806 Minor-Sketch Plat or  
Plan

J C ENGINEERING LLC agent(s) for SUJAY THAKUR request(s) the above action(s) for all or a portion of Tract(s) 9-A, **V.E. BARRETT SUBD**, zoned C-2 community commercial zone, located on BRIDGE BLVD SW, between UNSER SW and TOWER SW containing approximately 6 acre(s). [REF: Z-72-114, Z-72-210, Z-71-125 ] (K-10) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**

20. **Project # 1003460**  
04DRB-00807 Minor-Sketch Plat or  
Plan

JAMES R COPASS, JULIE NESON, LARRY MIERA agent(s) for JAMES R. COPASS/LARRY MIERA & JULIE NESON request(s) the above action(s) for all or a portion of Lot(s) 6 & 7, Block(s) 37 INCL UPC# 102005944010819, **SNOW HEIGHTS SUBD**, zoned R-1 residential zone, located on ARVADA AVE NE, between EUBANK NE and WYOMING NE containing approximately 1 acre(s). [REF: NA ] (H-20) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**

21. **Project # 1003466**  
04DRB-00812 Minor-Sketch Plat or  
Plan

CARTESIAN SURVEYS agent(s) for H & S INC request(s) the above action(s) for all or a portion of Tract(s) A INCL: TR. B-1, EL CAMBIO PLAZA ADDN, UPC# 101405604944021002, ZONING SU-2, SU-1 FOR C-3, **EL CAMBIO PLAZA ADDN**, zoned SU-2 FOR C-2, located on BRIDGE BLVD SW, between 4TH STREET SW and EIGHTH ST SW containing approximately 3 acre(s). [REF: Z-85-116, Z-83-116 ] (L-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**

22. **Project # 1003467**  
04DRB-00814 Minor-Sketch Plat or Plan

NA agent(s) for CHARLES MOSS request(s) the above action(s) for all or a portion of Lot(s) 11, **RICE'S DURANES ADDN., #1**, zoned R-2 residential zone, located on RICE AVE NW, between INDIAN SCHOOL RD. NW and I-40 WEST containing approximately 1 acre(s). [REF: DRB-95-337, DRB-95-438 ] (H-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**

23. **Project # 1003469**  
04DRB-00821 Minor-Sketch Plat or Plan

RIO GRANDE ENGINEERING agent(s) for BOB KEERAN request(s) the above action(s) for all or a portion of Lot(s) 25,26 & 27, Block(s) 2 UPC # 102006410844020407 (LT 26) & 102006410844020407 (LT 27), **N. ALBQ. ACRES, TRACT 3, UNIT 3**, zoned R-D residential and related uses zone, developing area, located on OAKLAND AVE NE, between VENTURA BLVD NE and BARSTOW BLVD NE containing approximately 3 acre(s). (C-20) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**

24. **Project # 1003470**  
04DRB-00825 Minor-Sketch Plat or Plan

WILSON & COMPANY INC agent(s) for ROBERT SAAD request(s) the above action(s) for all or a portion of Tract(s) 1A,1B & 2B INCLUDE FOLLOWING UPC#: 100906339709440114, & 100906338702440113, **KASSUBA-MONTEBEL LANDS**, zoned R-1 residential zone, located on ALBERICOQUE PL SW, between 81ST STREET SW and ATRISCO BLVD SW containing approximately 132 acre(s). [REF: DRB 97-274, Z-85-84, AX85-20 ] (D-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**

25. Other Matters:

ADJOURNED: **11:50 A.M.**



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

## PLANNING DEPARTMENT DEVELOPMENT AND BUILDING SERVICES HYDROLOGY DEVELOPMENT SECTION

### DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1002928**

**AGENDA ITEM NO: 13**

**SUBJECT:**

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

**ACTION REQUESTED:**

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

**ENGINEERING COMMENTS:**

An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

**RESOLUTION:**

*indof*

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:** June 2, 2004

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
Development Review Board  
June 2, 2004  
Comments**

**ITEM # 13**

**PROJECT # 1002928**

**APPLICATION # 04-00718**

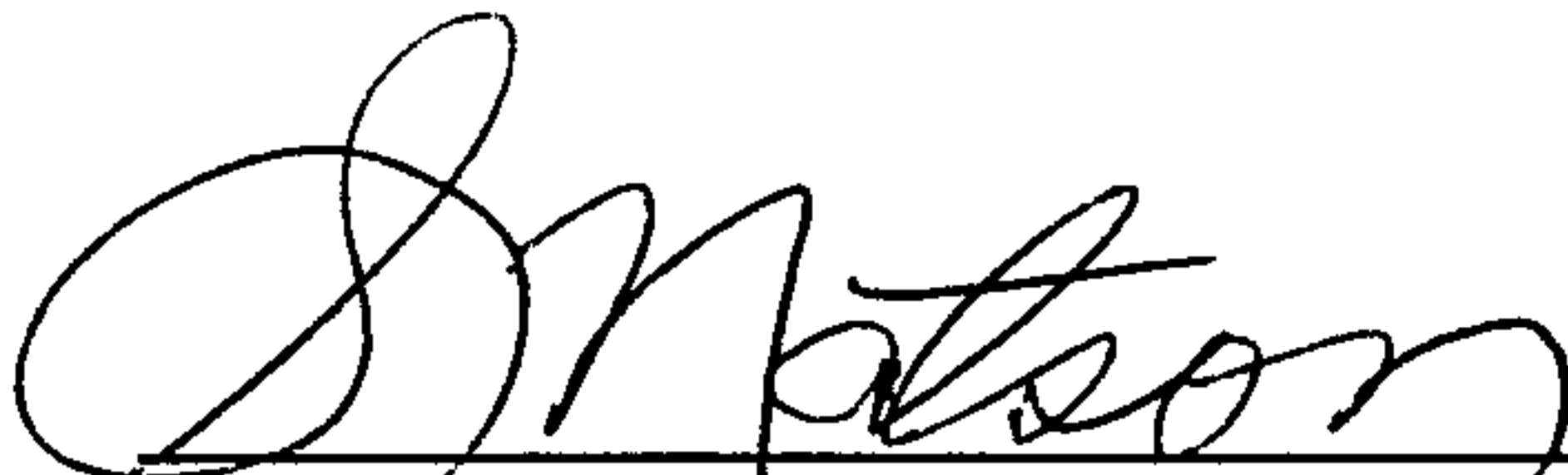
**RE: Taos@ The Trails/final plat**

**Were there any changes from the approved final plat?**

**AGIS dxf approval is required before Planning signs the final plat.**

**Planning must record the plat.**

**Is the zoning listed on the plat?**



---

**Sheran Matsou, AICP DRB Chair  
924-3880 Fax 934-3864 smatson@cabq.gov**

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
Development Review Board  
June 2, 2004  
Comments**

**ITEM # 13**

**PROJECT # 1002928**

**APPLICATION # 04-00718**

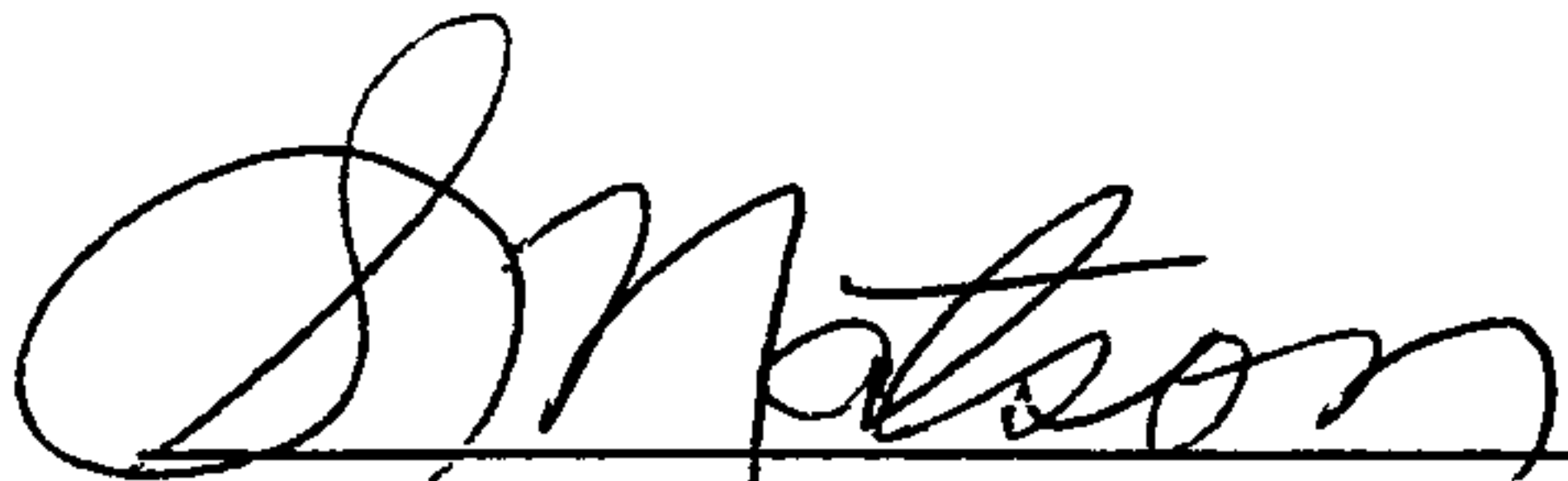
**RE: Taos@ The Trails/final plat**

**Were there any changes from the approved final plat?**

**AGIS dxf approval is required before Planning signs the final plat.**

**Planning must record the plat.**

**Is the zoning listed on the plat?**



---

Sherah Matson, AICP DRB Chair  
924-3880 Fax 934-3864 smatson@cabq.gov



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

May 19, 2004

9:00 A.M.

**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

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

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

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

- A. Call to Order  
B. Changes and/or Additions to the Agenda  
C. New or Old Business
- Adjourned:

**CASES WHICH REQUIRE PUBLIC NOTIFICATION**

**MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS**

- Project # 1000262**  
04DRB-00628 Major-Two Year SIA  
BOHANNAN HUSTON, INC. agent(s) for COSTCO WHOLESALE CORPORATION request(s) the above action(s) for all or a portion of Tract(s) A-1, **COSTCO DEVELOPMENT**, zoned SU-1, located on EUBANK BLVD SE, between SOUTHERN BLVD SE and CENTRAL AVE SE containing approximately 18 acre(s). [REF: 02DRB-00599] (L-21)  
**A 2-YEAR EXTENSION OF THE SIA WAS APPROVED.**



2. **Project # 1002506**  
04DRB-00636 Major-Preliminary Plat  
Approval  
04DRB-00639 Minor-Sidewalk Waiver

TIERRA WEST LLC agent(s) for STH INVESTMENTS request(s) the above action(s) for all or a portion of Tract(s) 6C, 12A & B, **PARTITION OF BLACK RANCH**, zoned RA-1, located on COORS BLVD NW, between PASEO DEL NORTE NW and WESTSIDE DR NW containing approximately 68 acre(s). [REF: 03EPC-00300, 03EPC-00301, 04DRB-00217, 04DRB-00360] (Deferred from 5/19/04) (C-13)  
**DEFERRED AT THE AGENT'S REQUEST TO 6-9-04.**

3. **Project # 1003277**  
04DRB-00629 Major-Vacation of Pub  
Right-of-Way  
04DRB-00630 Major-Vacation of Public  
Easements  
04DRB-00631 Minor-Prelim&Final Plat  
Approval

JEFF MORTENSEN & ASSOCIATES, INC. agent(s) for HOECH REAL ESTATE CORPORATION request(s) the above action(s) for all or a portion of Lot(s) 11, 12, 13, Block(s) 20, Unit(s) 3, Tract(s) 3, NORTH ALBUQUERQUE ACRES, (to be known as **DESERT RIDGE OFFICE PARK**, zoned SU-2 / MIXED USE, located on HOLLY AVE NE, between VENTURA ST NE and HOLBROOK ST NE containing approximately 4 acre(s). [REF: 04EPC-00290, 04EPC-00291, AX-94-1] (C-20)

**THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING FOR REAL PROPERTY SIGNATURE.**

- 04DRB-00677 Minor-SiteDev Plan  
Subd/EPC  
04DRB-00679 Minor-SiteDev Plan  
BldPermit/EPC

JEFF MORTENSEN & ASSOCIATES, INC. agent(s) for HOECH REAL ESTATE CORPORATION request(s) the above action(s) for all or a portion of Lot(s) 11, 12, 13, Block(s) 20, Tract(s) 3, Unit 3, NORTH ALBUQUERQUE ACRES, **DESERT RIDGE OFFICE PARK** zoned SU-2 / MIXED USE, located on HOLLY AVE NE, between VENTURA ST NE and HOLBROOK ST NE containing approximately 3 acre(s). [REF: 04EPC-00290, 04EPC-00291, AX-94-1] [**Carmen Marrone, EPC Case Planner**] (C-20)

**THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 5-19-04, THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO CITY ENGINEER FOR SIA.**

4. **Project # 1002739**  
04DRB-00641 Major-Preliminary Plat Approval  
04DRB-00642 Major-Vacation of Pub Right-of-Way  
04DRB-00645 Major-Vacation of Public Easements  
04DRB-00646 Minor-Sidewalk Waiver  
04DRB-00647 Minor-Subd Design (DPM) Variance  
04DRB-00648 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for ANDERSON HEIGHTS LLC request(s) the above action(s) for all or a portion of Tract(s) B-1, Parcel(s) 2-D and A, LANDS OF RIO BRAVO PARTNERS, ROSNER TRACTS, (to be known as **ANDERSON HEIGHTS**, zoned R-D residential and related uses zone, Developing Area, located on 118<sup>th</sup> ST SW, between DENNIS CHAVEZ BLVD SW and GIBSON BLVD SW containing approximately 249 acre(s). [REF: 03DRB-00983, 04DRB-00179] (Deferred from 5/19/04) (N-8/P-8) **DEFERRED AT THE AGENT'S REQUEST TO 6-2-04.**

5. **Project # 1003403**  
04DRB-00632 Major-Preliminary Plat Approval  
04DRB-00633 Major-Vacation of Public Easements  
04DRB-00634 Minor-Sidewalk Waiver  
04DRB-00635 Minor-Temp Defer SDWK

ISAACSON & ARFMAN, P.A. agent(s) for CENTEX HOMES request(s) the above action(s) for all or a portion of Tract(s) F, THE TRAILS (to be known as **THE RESERVE AT THE TRAILS**, zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE NW and TOWN OF ALAMEDA GRANT SOUTH BOUNDARY containing approximately 18 acre(s). [REF: 1002962, 03DRB-01528] (Deferred from 5/19/04) (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 6/2/04.**

6. **Project # 1002051**  
03DRB-02009 Major-Vacation of Public Easements  
03DRB-02008 Major-Preliminary Plat  
03DRB-02011 Minor-Temp Defer SDWK  
03DRB-02010 Minor-Vacation of Private Easements

TIERRA WEST LLC agent(s) for GELTMORE LAND LTD CO request(s) these action(s) for all or a portion of Tract(s) A, **CHAMISA RIDGE UNIT 2**, zoned R-LT, located on PARADISE BLVD NW, between BIG SAGE DR NW and CONEFLOWER DR NW containing approximately 18 acre(s). [REF: 02DRB-00963] [Deferred from 1/14/04 & 1/28/04 & 2/4/04 & 2/25/04 & 3/17/04 & 4/7/04, 4/28/04, 5/19/04] (B-10) **DEFERRED AT THE AGENT'S REQUEST TO 6-9-04.**

7. **Project # 1003231**  
04DRB-00261 Major-Preliminary Plat  
Approval  
04DRB-00263 Minor-Temp Defer  
SDWK

WILSON & COMPANY INC agent(s) for LONGFORD @ ARROWWOOD LLC request(s) these action(s) for all or a portion of Tract(s) 29A & 30A1, LANDS OF SALAZAR/QUATRO/SJ HANNETT, (to be known as **LONGFORD @ ARROWWOOD SUBDIVISION**) zoned R-LT residential zone, located on 98<sup>TH</sup> ST SW, between RIO BRAVO SW and BLAKE SW containing approximately 59 acre(s). [REF: 02DRB-01621, 01622, 04DRB-00137] [Deferred from 3/24/04, 4/7/04, 4/28/04 & 5/19/04] (N-9)  
**DEFERRED AT THE AGENT'S REQUEST TO 6-9-04.**

8. **Project # 1002798**  
04DRB-00592 Major-Vacation of Pub  
Right-of-Way  
04DRB-00593 Minor-Vacation of  
Private Easements

MARQUEZ SURVEYING agent(s) for WILLIAM HOLLER request(s) these action(s) for all or a portion of Tract(s) A, **RIMA ADDITION** and Tract(s) A, **CONRADO GARCIA ADDITION**, zoned SU-1, PRD located on CANDELARIA NW, between SAN ISIDRO NW and AVENIDA ENTRADA NW containing approximately 3 acre(s). [REF: 03EPC-01673, 03EPC-01674] [ Deferred from 5-12-04] (G-13)  
**THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

9. **Project # 1003087**  
04DRB-00553 Major-Bulk Land Variance  
04DRB-00554 Major-Vacation of Public  
Easements  
04DRB-00555 Major-Vacation of Public  
Easements  
04DRB-00556 Major-Preliminary Plat  
Approval  
04DRB-00557 Minor-Sidewalk Waiver  
04DRB-00558 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for WESTLAND DEVELOPMENT CO., INC request(s) these action(s) for all or a portion of Tract(s) A, WESTLAND NORTH, **WATERSHED SUBDIVISION**, zoned SU-2 FOR PDA RESIDENTIAL RESORT, located on TIERRA PINTADA ST NW AND 98<sup>TH</sup> ST NW and containing approximately 531 acre(s). [REF: 03DRB-01869] [Deferred from 5/5/04, 5-12-04, 5/19/04] (H-7, 8 & 9 & J-7 & 8)  
**DEFERRED AT THE AGENT'S REQUEST TO 5-26-04.**

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

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

10. **Project # 1003428**  
04DRB-00716 Minor-SiteDev Plan  
BldPermit
- JOHN K. KLEE agent(s) for INTERSTATE DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Lot(s) 54, **ALAMEDA BUSINESS PARK**, zoned SU-2 IP-EP, located on PASEO ALAMEDA NE and VISTA ALAMEDA NE, containing approximately 1 acre(s). [REF: DRB-98-223, 1000624 (Master Plan)] [Deferred from 5/19/04] (C-16)  
**DEFERRED AT THE AGENT'S REQUEST TO 5-26-04.**

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

11. **Project # 1002423**  
04DRB-00702 Minor-Extension of  
Preliminary Plat
- BOHANNAN HUSTON, INC. agent(s) for CURB, INC. request(s) the above action(s) for all or a portion of Tract(s) A-1, Rosner Tract, **EL RANCHO GRANDE, UNIT 11**, zoned R-LT, located on CARTAGENA AVE SW and MESSINA DR SW containing approximately 19 acre(s). [REF: 03DRB-00843] (N-8) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED. THIS INCLUDES APPROVAL OF THE INFRASTRUCTURE LISTED DATED 6/25/03.**
12. **Project # 1001932**  
04DRB-00681 Minor-Prelim&Final Plat  
Approval
- MARK GOODWIN & ASSOCIATES, PA agent(s) for KB HOME NEW MEXICO, INC. request(s) the above action(s) for all or a portion of Lot(s) 51, Block(s) 2, **WEST RIDGE SUBDIVISION**, zoned SU-1 special use zone / RD, located on AUSTIN AVE NW, between BURKETT AVE. NW and ANGEL DR. NW containing approximately 1 acre(s). [REF: 02DRB-00690, 02DRB-01578, 01579, 01580 & 01581, 03DRB-00220, 03DRB-00353] (H-9/H-10)  
**THE PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED-OFF BY THE BOARD.**

13. **Project # 1002805**  
04DRB-00712 Minor-Prelim&Final Plat  
Approval

WILSON & CO INC agent(s) for MOUNTAIN RUN PARTNERS LTD request(s) the above action(s) for all or a portion of Tract(s) D, **ST. ANTHONY'S ORPHANAGE**, zoned C-2 (SC), located on 12TH ST NW, between INDIAN SCHOOL RD NW and I-40 containing approximately 14 acre(s). [REF: 04DRB-00138, Z-72-221, Z-72-221-1, ZA-84-456, ZA-90-226] (H-13) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN-OFF DELEGATED TO UTILITIES DEVELOPMENT FOR AGIS DXF FILE, RELABEL 20-FOOT EASEMENT AS PUBLIC SANITARY SEWER EASEMENT, ADD BLANKET EASEMENT FOR WATER, SEWER, FIRE LINE EASEMENTS AND TRANSPORTATION DEVELOPMENT FOR RADIUS AT INDIAN SCHOOL AND 12<sup>TH</sup> STREET (30-FOOT). NEED TURNOUTS.**

14. **Project # 1002315**  
04DRB-00713 Minor-Prelim&Final Plat  
Approval

BOHANNAN HUSTON agent(s) for MESA VERDE DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 1-A & 2-A UNIT 2, **WILDERNESS SUBDIVISION @ HIGH DESERT**, zoned SU-2 special neighborhood zone, HD/R-R, located on WILDERNESS PL NE, between HIGH DESERT PL NE and WILDERNESS TRAIL NE containing approximately 1 acre(s). [REF: 03DRB-00539, 03DRB-01651] (F-23)  
**THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN-OFF DELEGATED TO PLANNING FOR AGIS DXF FILE.**

15. **Project # 1003430**  
04DRB-00721 Minor-Prelim&Final Plat  
Approval

ALDRICH LAND SURVEYING INC agent(s) for RONALD L. & JERI J. NASCI request(s) the above action(s) for all or a portion of Lot(s) 14A, Block(s) 3, **CRYSTAL RIDGE, UNIT 1**, zoned R-LT, located on BARRETT AVE NW, between LOREN AVE NW and LA CANADA DR NW containing approximately 1 acre(s). [REF: DRB-97-298, DRB-98-410] (Deferred from 5-19-04) (B-13)  
**DEFERRED AT THE AGENT'S REQUEST TO 6-2-04.**

16. **Project # 1003111**  
04DRB-00715 Major-Final Plat  
Approval

ISAACSON & ARFMAN, PA agent(s) for WINDMILL MANOR PLACE, LLC request(s) the above action(s) for all or a portion of Tract(s) B, **WINDMILL MANOR**, zoned SU-1 PRD, located on DELLYNE AVE NW, between MARIPOSA DR NW and VALLE VISTA DR NW containing approximately 4 acre(s). [REF: 04DRB-00377, Z-95-79, Z-98-57, DRB-96-355, 03DRB-01986, 03DRB-01987, 01988, 01989] (Deferred from 5-19-04) (E-11)  
**DEFERRED AT THE AGENT'S REQUEST TO 5-26-04.**

17. **Project # 1002928**  
04DRB-00718 Major-Final Plat  
Approval

ALDRICH LAND SURVEYING agent(s) for LONGFORD HOMES request(s) the above action(s) for all or a portion of Tract(s) D, **TAOS @ THE TRAILS**, zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW south of PASEO DEL NORTE NW containing approximately 20 acre(s). [Ref: 03DRB-01532, 01534, 01536, 01429] (Deferred from 5-19-04) (C-9)  
**DEFERRED AT THE AGENT'S REQUEST TO 6-2-04.**

18. **Project # 1002929**  
04DRB-00719 Major-Final Plat  
Approval

ALDRICH LAND SURVEYING agent(s) for LONGFORD HOMES request(s) the above action(s) for all or a portion of Tract(s) C, **SANTA FE @ THE TRAILS**, zoned R-D, located on RAINBOW BLVD NW south of PASEO DEL NORTE NW, containing approximately 17 acre(s). [Ref: 03DRB-01531, 01533, 01535, 01432] (Deferred from 5-19-04) (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 6-2-04.**

19. **Project # 1002455**  
03DRB-01899 Minor-Final Plat  
Approval

TIMOTHY M. OTT agent(s) for JOE COTRUZZOLA request(s) the above action(s) for all or a portion of Lot(s) A3B, **J. GROUP ADDITION**, zoned SU -1, C-1, located on SAN ANTONIO RD NE, between I-25 and SAN PEDRO NE containing approximately 10 acre(s). [REF: Z-93-3, DRB-96-452, 03DRB-01654, 03DRB-01655] (Final Plat was indefinitely deferred 11-12-03) (E-18)

**THE FINAL PLAT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO CITY ENGINEER FOR SIA AND UTILITIES DEVELOPMENT FOR AGIS DXF FILE, FOR REMOVAL OF PUBLIC UTILITY FROM 25-FOOT EASEMENT ALONG SAN ANTONIO AND DEDICATE ELSEWHERE.**

20. **Project # 1000325**  
04DRB-00640 Minor-Ext of SIA for  
Temp Defer SDWK

TIERRA WEST LLC agent(s) for STILLBROOKE HOMES INC request(s) this action for all or a portion of Lot(s) 1-68, **SPANISH SUN**, zoned SU-1 PRD 15 DU/AC, located on SAN MATEO AVE NE, between MONTGOMERY BLVD NE and DOUGLAS MACARTHUR RD NE. [REF: Z-84-82, Z-84-82-1, Z-84-82-2, Z-84-82-3, Z-78-1651, DRB-99-219] [Deferred from 5/5/04] (G-17)

**A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

21. **Project # 1003291**  
04DRB-00528 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD agent(s) for JOSEPH & KATHLEEN COWHAM request(s) the above action(s) for all or a portion of Tract(s) 14, M.R.G.C.D. MAP 35, **LANDS OF COWHAM-BOWEN**, zoned R-LT residential zone, located on RIO GRANDE BLVD NW, between CONTRERAS PL NW and MATTHEW AVE NW containing approximately 2 acre(s). [REF: 04DRB-00322] [*Deferred from 4/14/04*] (*Indefinitely deferred on 4-21-04*) (Deferred from 5-19-04) (H-13) **DEFERRED AT THE AGENT'S REQUEST TO 5-26-04.**

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

22. **Project # 1002520**  
04DRB-00705 Minor-Sketch Plat or Plan

RIO GRANDE ENGINEERING, agent(s) for SCACCIA, LLC request(s) the above action(s) for all or a portion of Lot(s) 15 & 16, Block(s) 4, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, TRACT 2, (to be known as **VILLA DE LA CUEVA**) zoned R-D residential and related uses zone, developing area, 7 DU / AC, located on ALAMEDA BLVD NE, between WYOMING BLVD NE and LOUISIANA BLVD NE containing approximately 2 acre(s). [REF: 03DRB-00356, Z-87-94] (C-19) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

23. **Project # 1003429**  
04DRB-00717 Minor-Sketch Plat or Plan

ISAACSON & ARFMAN, PA, agent(s) for CURB, INC., request(s) the above action(s) for all or a portion of Lot(s) 1, RIO BRAVO PARTNERS, **EL RANCHO GRANDE, UNIT 16**, zoned R-1, located on GIBSON BLVD SW between DELGADO DR SW and BLAKE RD SW containing approximately 120 acre(s). [Ref: DRB-95-440] (N-8) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**



24. Approval of the Development Review Board Minutes for May 5, 2004. **THE MAY 5, 2004 DEVELOPMENT REVIEW BOARD MINUTES WERE APPROVED.**

ADJOURNED: 11:25 A.M.

30  
30  
30  
30

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
Development Review Board  
May 19, 2004  
Comments**

**ITEM # 17**

**PROJECT # 1002928      APPLICATION # 04-00718**

**RE: Taos @ The Trails/final plat**

The perimeter wall design is approved.

Are there any changes between the preliminary plat & the final plat?

The zoning should be listed under "Subdivision Data" on the preliminary plat & final plat per the Subdivision Ordinance.

AGIS dxf approval is required for Planning to sign the final plat.

Once approved, Planning must file the plat.



Sheran Matson, AICP DRB Chair  
924-3880 fax 924-3864 smatson@cabq.gov

#17

SHERAN MATSON  
AICP DRB CHAIR  
CITY OF ALBUQUERQUE

PROJECT # 1002928 RE: TAOS @ THE TRAILS  
APP # 04-00718

ALDRICH LAND SURVEYING AGENT FOR  
LONGFORD HOMES REQUESTS A TWO  
WEEK REFERRAL ON THIS PROJECT.  
WE WOULD LIKE TO BE HEARD  
AT THE JUNE 2, 2004 MEETING.

THANK YOU,



TIM ALDRICH

City of Albuquerque  
Development Review Board  
Hydrology Section

Speed Memo

Project no. 1002928

Agenda Item no. 17

Subject:

1. Final plat
- 2.
- 3.
- 4.
- 5.
- 6.

Comments:

SIA not submitted

Resolution:

defer to 6-2-04

Signed: Bradley L Bingham  
City Engineer/ AMAFCA Designee

Date: 5/19/04



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

JANUARY 7, 2004

**2. Project # 1002928**  
03DRB-01532 Major-Preliminary Plat Approval  
03DRB-01534 Minor-Temp Defer SDWK  
03DRB-01536 Minor-Sidewalk Waiver

BOHANNAN HUSTON, INC./ DENISH-KLINE & agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of Tract(s) D TBKA TAOS @ THE TRAILS, THE TRAILS, POR. OF TR. 4, BLACK RANCH, zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD. NW and UNIVERSE BLVD. NW containing approximately 20 acre(s). [REF: 1002928] [Deferred from 12-31-03] (C-09)

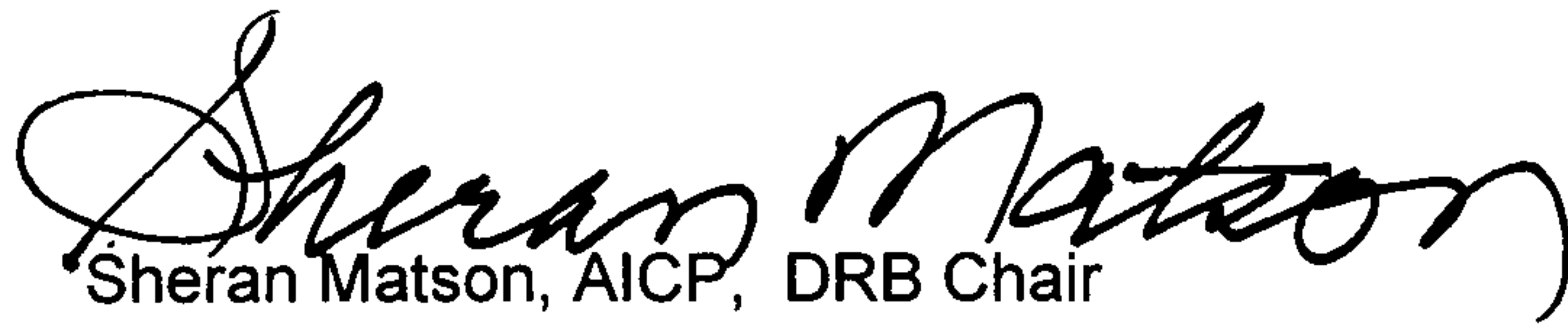
At the January 7, 2004, Development Review Board meeting, with the signing of the infrastructure list dated today and the grading and drainage plan dated 12-24-03, the preliminary plat was approved. A sidewalk variance for waiver of sidewalks was approved as shown on Exhibit C in the Planning file. Temporary deferral of construction of sidewalks on the interior streets was approved as shown on Exhibit C in the Planning file.

If you wish to appeal this decision, you must do so by January 22, 2004, in the manner described below.

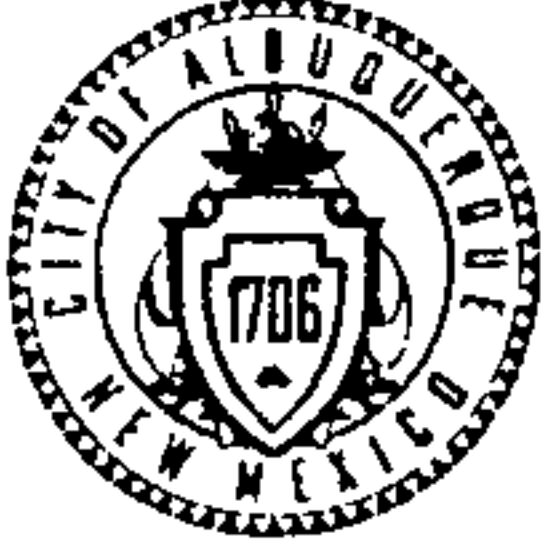
Appeal is to the Environmental Planning Commission. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Division form, to the Planning Division, within 15 days of the Development Review Board's decision. The date the determination in question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

Please note that a Preliminary Plat approval date is the date of the DRB action plus the 15-day appeal period. The Preliminary Plat approval is effective one year from that date. The DRB must take action on the Preliminary Plat Extension prior to the expiration of the approval or the Preliminary Plat approval is null and void. (REF: Chapter 14 Article 14 Part 3-4 (E) Revised Ordinance.)

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).

  
Sheran Matson, AICP, DRB Chair

cc: Bohannon Huston, Inc., 7500 Jefferson Street NE, Albuquerque, NM 87109  
Denish-Kline & Associates, Inc., PO Box 2001, 87103  
The Trails LLC, 3077 Warm Springs Road, Las Vegas, NV, 89120  
Arlene Portillo, Planning Department, 4th Floor, Plaza del Sol Bldg.  
File



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

January 7, 2004

**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: 11:00 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 # 1002929**  
03DRB-01531 Major-Preliminary Plat Approval  
03DRB-01535 Minor-Sidewalk Waiver  
03DRB-01533 Minor-Temp Defer SDWK

DENISH - KLINE agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) C < aka Santa Fe @ The Trails >, **THE TRAILS**, zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 17 acre(s). [Deferred from 12-31-03] (C-9)

**WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED TODAY AND THE GRADING AND DRAINAGE PLAN DATED 12-24-03, THE PRELIMINARY PLAT WAS APPROVED. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

2. ~~(Project # 1002928)~~  
03DRB-01532 Major-Preliminary Plat Approval  
03DRB-01534 Minor-Temp Defer SDWK  
03DRB-01536 Minor-Sidewalk Waiver

BOHANNAN HUSTON, INC./ DENISH-KLINE & agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of Tract(s) D TBKA TAOS @ THE TRAILS, **THE TRAILS, POR. OF TR. 4, BLACK RANCH**, zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD. NW and UNIVERSE BLVD. NW containing approximately 20 acre(s). [REF: 1002928] [Deferred from 12-31-03] (C-09)

~~WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED TODAY AND THE GRADING AND DRAINAGE PLAN DATED 12-24-03, THE PRELIMINARY PLAT WAS APPROVED. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.~~



3. **Project # 1000922**  
03DRB-01953 Major-Preliminary Plat Approval  
03DRB-01954 Minor-Temp Defer SDWK  
WILSON & COMPANY agent(s) for LEGACY SUSTAINABLE DEVELOPMENT request(s) the above action(s) for, **LA CUENTISTA SUBDIVISION**, zoned R-1, located on KIMMICK DRIVE NW, between URRACA STREET NW and CAMINO DE PAZ containing approximately 50 acre(s). [REF: 1000922, DRB-97-98, V-97-116, 02DRB-01783, 03DRB-01725] [Deferred from 12-31-03] (C-10)  
**DEFERRED AT THE AGENT'S REQUEST TO 1-14-04.**
  
4. **Project # 1000196**  
03DRB-02102 Major-Two Year SIA  
TIERRA WEST LLC agent(s) for BEN RUIZ request(s) the above action(s) for all or a portion of Tract(s) CIB, **CORONADO SAVINGS & LOAN**, zoned SU1 for C-1 residential zone, located on COORS BLVD NW, between SEQUOIA RD NW and REDLANDS NW containing approximately 2 acre(s). [REF: 00450-00641, 02DRB-00845, 02DRB-01850, 03DRB-00862] (G-11)  
**DEFERRED AT THE AGENT'S REQUEST TO 1-21-04.**
  
5. **Project # 1000440**  
03DRB-02096 Major-Vacation of Public Easements  
JOHN MYERS agent(s) for INTERSTATE BUSINESS PARK LLC request(s) the above action(s) for all or a portion of Tract(s) 10, **INTERSTATE BUSINESS PARK**, zoned M-2, located on MIDTOWN PLACE NE, between YALE BOULEVARD NE and MIDTOWN ROAD NE containing approximately 6 acre(s). [REF: 1000440 ] (G-16)  
**THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

6. **Project # 1000570**  
02DRB-01021 Minor-Temp Defer  
SDWK  
02DRB-01019 Major-Preliminary Plat  
Approval  
02DRB-01020 Major-Vacation of  
Public Easements  
02DRB-01567 Major-Site Plan for  
Subdivision

MARK GOODWIN & ASSOC agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) 93 94 95 to be known as Parkway -Unit 10, **TOWN OF ATRISCO GRANT AND TRA PARKWAY -8**, zoned R-LT residential zone, located on WEST OF UNSER NW, between GAVIN RD NW and VINEMONT PLACE NW containing approximately 13 acre(s). [REF: 3 ][Deferred from October 30, 2003] (J-9)  
**DEFERRED FOR GRADING AND DRAINAGE PLAN AND AMAFCA APPROVAL TO 1-21-04.**

7. **DRB-97-165**  
**V-97-507**

Tierra West Development Management Services, agents for Tim Eichenberg, request **Vacation (voiding) of Public Power Line Easement, Site Development Plan Final Sign Off (for EPC) plus Sketch Plat Review and Comment** for Tracts B and C, Blocks 2 and 7, **WELLS SANDIA MANOR**, zoned SU-1/PRD (City) and located on Trimble Blvd NE and Camino de la Sierra NE between I-40 and Arcadia Rd NE containing approximately 4.90 acres. [FIRST TIME ON THE ACENDA 5/6/97] [Z-96-25] DEFERRED FROM 5/24/00, DEFERRED AT THE AGENT'S REQUEST FROM 7/26/00 TO 9/13/00 TO WORK WITH STATE HIGHWAY DEPARTMENT WHICH HAS BEEN AN ONGOING PROCESS SINCE 5/6/97] [DEFERRED AT THE AGENT'S REQUEST FROM 9/13/00 TO 9/20/00 TO WORK WITH THE STATE HIGHWAY DEPARTMENT, DEFERRED AT THE APPLICANT'S REQUEST FOR ONE-YEAR FROM 11/8/00 TO 11/7/01] [DEFERRED AT THE AGENT'S REQUEST FOR ONE-YEAR FROM 11/7/01 TO 11/6/02] [DEFERRED AT THE AGENT'S REQUEST FOR ONE-YEAR FROM 11/6/02 TO 11/5/03] [Deferred from 11/5/03, 1/7/04] (L-23)  
**DEFERRED AT THE AGENT'S REQUEST TO JANUARY 5, 2005. A NEW SUBMITTAL TO DRB IS REQUIRED FOR JANUARY 5, 2005 HEARING.**

8. **Project # 1001901**  
03DRB-02174 Minor-Prelim&Final Plat  
Approval  
03DRB-02098 Minor-Vacation of  
Private Easements  
03DRB-02097 Major-Vacation of  
Public Easements

ABQ. ENGINEERING, INC. agent(s) for INFILL SOLUTIONS request(s) the above action(s) for all or a portion of Lot(s) 1-3, **VERANDA STREET PROPERTIES**, zoned R-2 residential zone, located on RIO GRANDE BLVD NW, between CANDELARIA RD. NW and VERANDA ST. NW containing approximately 1 acre(s). [REF: 02DRB-00618, 03DRB-01700 SK, 03DRB-02097 & 98, V-91-72 ] (G-12)  
**DEFERRED AT THE AGENT'S REQUEST TO 1-14-04.**

9. **Project # 1002984**  
03DRB-02101 Major-Vacation of Pub  
Right-of-Way  
03DRB-02103 Major-Vacation of  
Public Easements

WILSON AND COMPANY agent(s) for VOLCNO CLIFFS PROPERTY OWNERS ASS'N request(s) the above action(s) for, **VOLCANO CLIFFS UNITS 2 AND 5**, zoned R-1, located on 81ST STREET NW, between MONTE CARLO DRIVE NW and CLIFF ROAD NW [REF: 1002984, 1002197] (E-10)  
**THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT 3 IN THE PLANNING FILE.**

10. **Project # 1003011**  
03DRB-02088 Major-Vacation of Pub  
Right-of-Way  
03DRB-0289 Minor-Prelim & Final Plat  
Approval

SURV-TEK INC. agent(s) for HOFFMANTOWN INC. request(s) the above action(s) for all or a portion of Lot(s) A-G, Block 4-A, **HOFFMANTOWN SHOPPING CENTER, INEZ ADDITION**, zoned C-2, located on MENAUL BLVD NE, between INEZ DR. NE and VICTOR CIRCLE NE containing approximately 5 acre(s). [REF: 03DRB 01672, ZA-78-240] (H-19)  
**THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE, PROPERTY MANAGEMENT AND AMAFCA SIGNATURES, AND 15-DAY APPEAL PERIOD, AND TO TRANSPORTATION FOR PARKING BUMPERS REGULATED TO PREVENT ENCROACHMENT ONTO PEDESTRIAN PATH AND ADA ISSUES TO BE ADDRESSED AT VICTOR CIRCLE AND INEZ.**

11. **Project # 1002668**  
03DRB-01888 Major-Preliminary Plat  
Approval  
03DRB-01889 Major-Vacation of  
Public Easements  
03DRB-01890 Minor-Temp Defer  
SDWK

MARK GOODWIN & ASSOCIATES agent(s) for VISTA MAGNIFICA LLC request(s) the above action(s) for all or a portion of Block(s) 5, Tract(s) C and Tract(s) E & F, Block(s) 2, **VISTA MAGNIFICA**, and Lot(s) B, Block(s) 8, **PALISADES ADDITION**, zoned R-LT, located on ATRISCO DR NW, between I-40 NW and CLIFFSIDE DR NW containing approximately 7 acre(s). [REF: 03EPC-01089, 03DRB-00811] [Deferred from 11/26/03] (H-11)  
**DEFERRED AT THE AGENT'S REQUEST TO 1-21-04.**

**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.

12. **Project # 1000875**  
03DRB-02166 Minor-SiteDev Plan  
BldPermit/EPC

COMMUNITY SCIENCES CORPORATION agent(s) for KB HOMES request(s) the above action(s) for all or a portion of Tract(s) F-1, **FINELAND DEV. BULK LAND PLAT**, zoned SU-1 special use zone, FOR R-2 USES, located on MCMAHON BLVD NW, between UNSER BLVD. NW and BANDELIER DR. NW containing approximately 11 acre(s). [REF: Z-98-31, 1002793, 03EPC-0053 & 54 ] [Makita Hill, EPC Planner] (A-11)

**THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

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

13. **Project # 1001209**  
03DRB-02063 Minor-Prelim&Final Plat Approval
- MARK GOODWIN & ASSOC. agent(s) for CLIFFORD CAPITAL FUND, INC. request(s) the above action(s) for all or a portion of Tract(s) A, **LAVA TRAILS**, zoned SU-1 special use zone, located on WESTERN TRAILS DR NW, between UNSER BLVD. NW and ATRISCO RD. NW containing approximately 6 acre(s). [REF: 02DRB-00183, 01DRB-00562, Z-98-139 ] (F-10)
- WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED TODAY AND THE GRADING AND DRAINAGE PLAN DATED 12-11-03 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT CONDITION IS THE PERIMETER WALL DESIGN SUBMITTAL MUST BE APPROVED BEFORE FINAL PLAT APPROVAL. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**
- 03DRB-02027 Minor-SiteDev Plan BldPermit/EPC  
03DRB-02028 Minor-SiteDev Plan Subd/EPC
- GEORGE RAINHART & ASSOC. agent(s) for JACK CLIFFORD request(s) the above action(s) for all or a portion of Tract(s) A, **LAVA TRAILS**, zoned SU-1 for Neighborhood Commercial, located on WESTERN TRAILS NW, between UNSER BLVD. NW and ATRISCO RD. NW containing approximately 6 acre(s). [REF: 03EPC 00699/00701, 02500 00126, DRB 94-525 ] [Deferred from 12-10-03] (F-10)
- THE SITE PLAN FOR BUILDING PERMIT AND THE SITE PLAN FOR SUBDIVISION WERE APPROVED AND SIGNED BY THE BOARD.**

14. **Project # 1002342**  
03DRB-02178 Minor-Final Plat  
Approval

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**, zoned RT, located on ATRISCO DR. NW, between LEGENDS AVE. NW and WESTERN TRAIL NW containing approximately 3 acre(s). [REF: Z-85-38-5C2, 02DRB 01720 ] (F-11)

**THE FINAL PLAT WAS APPROVED WITH SIGN OFF DELEGATED TO HYDROLOGY FOR 26 FF VERIFICATION OF LOOP AND AMAFCA SIGNATURE.**

15. **Project # 1003120**  
03DRB-02143 Minor-Prelim&Final Plat  
Approval

BOHANNAN HUSTON, INC. agent(s) for PAN AM 25, PHASE II, MANUFACTURING, LLC request(s) the above action(s) for all or a portion of Tract(s) 1-A& 1-B, **LEVI STRAUSS & CO.**, zoned SU-2 special neighborhood zone, M-1, located on ALAMEDA BLVD NE, between SAN MATEO BLVD. NE and I-25 SO. BND. PAN AMERICAN FWY containing approximately 13 acre(s). [REF: 03DRB-02021 ] (C-18)

**THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO PLANNING FOR THE AGIS DXF FILE AND TO TRANSPORTATION FOR A SKETCH OF "C1" 25' RADIUS WITH EXISTING INFRASTRUCTURE, R-O-W ON ALAMEDA, ACCESS EASEMENTS, AND AMAFCA SIGNATURE.**

16. **Project # 1002981**  
03DRB-02132 Minor-Prelim&Final Plat  
Approval

SURV-TEK, INC. agent(s) for 1224 BELLAMAH, LLC request(s) the above action(s) for all or a portion of Lot(s) B-1-A-3-A, **DUKE CITY LUMBER COMPANY ADDITION**, zoned S/M-1, located on BELLAMAH AVE. NW, between 12TH ST. and SAWMILL ROAD NW containing approximately 12 acre(s). [REF: 03ZHE 01596, DRB-95-360 ] (J-13)

**DEFERRED AT THE AGENT'S REQUEST TO 1-21-04**

17. **Project # 1003133**  
03DRB-02076 Minor-Prelim&Final Plat  
Approval  
03DRB-02077 Minor-Vacation of Private  
Easements

ISAACSON & ARFMAN PA agent(s) for TRICOR  
SOUTHWEST CORP. request(s) the above action(s) for all  
or a portion of Lot(s) L-1, M, N & P, **FRANKLIN PLAZA**,  
zoned C-3/C-2 (SU), located on CENTRAL NE, between  
JUAN TABO NE and SKYLINE NE containing  
approximately 9 acre(s). [REF: Z-88-53] [Deferred from  
12-17-03](L-22)  
**DEFERRED AT THE AGENT'S REQUEST TO 1-21-04**

**NO ACTION IS TAKEN ON THESE CASES:**

**APPLICANT – AGENT IS REQUIRED TO BE AT THE MEETING**

18. **Project # 1000057**  
03DRB-02175 Minor-Sketch Plat or Plan

FORSTBAUER SURVEYING agent(s) for BRADBURY &  
STAMM PASEO LTD. request(s) the above action(s) for all  
or a portion of Tract(s) F-1, **LANDS OF SPRINGER  
CORP.**, zoned SU-2 special neighborhood zone, M-1,  
located on PASEO DEL NORTE NE, between  
WASHINGTON ST. NE and EDITH BLVD. NE containing  
approximately 7 acre(s). [REF: AX-77-29, DRB-96-433,  
99DRB-00056, 00DRB-003, 03DRB-01365 ] (C-16)  
**THE ABOVE REQUEST WAS REVIEWED AND  
COMMENTS WERE GIVEN.**

19. Other matters:

Adjourned: 11:55 A.M.





**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: 1002928**

**AGENDA ITEM NO: 2**

**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:**

An approved drainage report dated 12-24-03 is on file for Preliminary Plat approval.  
Comments on infrastructure list.

**RESOLUTION:**

APPROVED X; DENIED \_\_\_\_; DEFERRED \_\_\_\_; COMMENTS PROVIDED \_\_\_\_; WITHDRAWN

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

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

FOR:

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

**DATE:** January 7, 2004

# DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002928 AGENDA#: 2 DATE: 1-7-04

1. Name: Rick Address: \_\_\_\_\_ Zip: \_\_\_\_\_

2. Name: Nina Address: \_\_\_\_\_ Zip: \_\_\_\_\_

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

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

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

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

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

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

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

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

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

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

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

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



**City of Albuquerque**  
CITY OF ALBUQUERQUE  
P.O. BOX 1299 ALBUQUERQUE, NEW MEXICO 87103  
PUBLIC WORKS DEPARTMENT  
DEVELOPMENT SERVICE  
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1002928**

**AGENDA ITEM NO: 8**

**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:**

An approved drainage report is required for Preliminary Plat approval.  
An approved infrastructure list is required for Preliminary Plat approval.

**RESOLUTION:**

1-7-04

APPROVED \_\_\_\_; DENIED \_\_\_\_; DEFERRED X; COMMENTS PROVIDED \_\_\_\_; WITHDRAWN

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

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

FOR:

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

**DATE:** December 31, 2003

Deferred to 12-31-03

## DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002928 AGENDA#: 13 DATE: 12-17-03

1. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

2. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

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

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

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

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

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

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

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

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

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

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

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

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



**City of Albuquerque**  
CITY OF ALBUQUERQUE, NEW MEXICO 87103  
PUBLIC WORKS DEPARTMENT  
DEVELOPMENT SERVICE  
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1002928**

**AGENDA ITEM NO: 13**

**SUBJECT:**

- |                         |                          |                              |
|-------------------------|--------------------------|------------------------------|
| (01) Sketch Plat/Plan   | (05) Site Plan for Subd  | (10) Sector Dev Plan         |
| (02) Bulk Land Variance | (06) Site Plan for BP    | (11) Grading Plan            |
| (03) Sidewalk Variance  | (07) Vacation            | (12) SIA Extension           |
| (03a) Sidewalk Deferral | (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:**

An approved drainage report is required for Preliminary Plat approval.  
An approved infrastructure list is required for Preliminary Plat approval.

**RESOLUTION:**

APPROVED \_\_\_\_; DENIED \_\_\_\_; DEFERRED 12-31-03 ✓; COMMENTS PROVIDED \_\_\_\_; WITHDRAWN

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

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

FOR:

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

**DATE:** December 17, 2003



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

December 17, 2003

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: THE DEVELOPMENT REVIEW BOARD WILL TAKE A LUNCH BREAK AFTER ITEM 20. (THE TIME MAY CHANGE DEPENDING UPON DEFERRALS).**

**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                      Adjourned:  
B. Changes and/or Additions to the Agenda  
C. New or Old Business



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

December 17, 2003

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: THE DEVELOPMENT REVIEW BOARD WILL TAKE A LUNCH BREAK AFTER ITEM 20. (THE TIME MAY CHANGE DEPENDING UPON DEFERRALS).**

**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  
B. Changes and/or Additions to the Agenda  
C. New or Old Business
- Adjourned:



10  
11  
12  
13  
14  
15  
16

**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

December 17, 2003

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

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**NOTE: THE DEVELOPMENT REVIEW BOARD WILL TAKE A LUNCH BREAK AFTER ITEM 20. (THE TIME MAY CHANGE DEPENDING UPON DEFERRALS).**

**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                      Adjourned:  
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 # 1002885**  
03DRB-01980 Major-Vacation of Pub  
Right-of-Way  
03DRB-01983 Major-Preliminary Plat  
Approval  
03DRB-01981 Minor-Vacation of Private  
Easements  
03DRB-01985 Minor-Temp Defer SDWK  
03DRB-01984 Minor-Sidewalk Waiver

JEFF MORTENSEN & ASSOCIATES, agent(s) for DESERT RIDGE DEVELOPMENT LLC & GENEVA LLC request(s) the above action(s) for all or a portion of Lot(s) 10 - 24 and Lot(s) 7 - 15 and easterly portion of Lot 16, Block(s) 18 & 20, Unit 3, Tract 3, Unit 1, North Albuquerque Acres, (to be known as **OCOTILLO SUBDIVISION**) zoned RD (4DU/A), located on HOLBROOK ST NE between ANAHEIM AVE NE and PASEO DEL NORTE NE containing approximately 25 acre(s). [REF: 03DRB-01354, 03DRB-01355, 03DRB-01356] (C-21) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12-17-03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 12-16-03. THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITION THAT THE HOMEOWNER'S ASSOCIATION DOCUMENT MUST BE FILED WITH THE FINAL PLAT. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

**Project # 1002971**

03DRB-01567 Major-Vacation of Public Easements

03DRB-01568 Major-Vacation of Public Easements

03DRB-01569 Major-Vacation of Public Easements

03DRB-01570 Minor-Vacation of Private Easements

03DRB-01566 Minor-Prelim&Final Plat Approval

SURVEYS SOUTHWEST agent(s) for WEFCO PARTNERS request(s) the above action(s) for all or a portion of Tract(s) 4B, 4-A-1, 5-B-1 and 5-B-2, **V. E. BARRETT SUBDIVISION AND LANDS OF WEFCO**, zoned C-2 community commercial zone, located on CENTRAL AVE SW, between UNSER BLVD SW and 86TH ST SW containing approximately 15 acre(s). [REF: V-79-19, V-88-3, V-86-58] [Deferred from 10/15/03, 11/5/03 & 11/19/03 & 12/10/03] (K-10) **THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12-17-03 AND APPROVAL OF THE GRADING PLAN ENGINEERING PLAN STAMPED DATED 11-13-03 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

03DRB-01692 Minor-SiteDev Plan Subd

DENISH KLINE ASSOCIATES INC agent(s) for WEFCO PARTNERS INC request(s) the above action(s) for all or a portion of Tract(s) 4-B, 4-A-1, 5-B-1 AND 5-B-2, **BARRETT SUBDIVISION, LANDS OF WEFCO**, zoned C-2 community commercial zone, located on CENTRAL AVE SW, between UNSER BLVD SW and 86<sup>TH</sup> ST SW containing approximately 15 acre(s). [REF: V-88-3, 03DRB-01567, 03DRB-01568, 01569, 03DRB-01566, 01570] [Deferred from 10/15/03, 11/5/03 & 11/19/03 & 12/10/03] (K-10) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD.**

3. **Project # 1001068**

03DRB-01982 Major-Two Year SIA

MARK GOODWIN AND ASSOCIATES agent(s) for MESA VERDE DEVELOPMENT CORPORATION request(s) the above action(s) for all or a portion of Tract(s) 1 and 2, Block(s) 5, 6 and 1, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **DESERT RIDGE TRAILS**) zoned R-D, located on FLORENCE AVE NE, between LOUISIANA BLVD NE and WYOMING BLVD NE containing approximately 76 acre(s). [REF: 1001068] (B-19/C-19) **A 9-MONTH EXTENSION OF THE SIA WAS APPROVED.**

4. **Project # 1001071**  
03DRB-01957 Major-Vacation of Public Easements  
03DRB-01958 Minor-Prelim&Final Plat Approval

SOUTHWEST SURVEYING CO. agent(s) for STUSON, INC. request(s) the above action(s) for all or a portion of Tract(s) B, **EL DORADO NORTH SUBDIVISION**, zoned R-D residential and related uses zone, developing area, 9 DU/AC, located on EUCARIZ AVE SW, between WESLEY CT SW and 90<sup>TH</sup> ST SW containing approximately 1 acre(s). [REF:02DRB-00347, 02DRB-00348, 02DRB-01256] (L-9) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR DRAINAGE CERTIFICATION AND PLANNING FOR PARKS NOTE ON OPEN SPACE, DXF FILE AND 15 DAY APPEAL PERIOD.**

5. **Project # 1002645**  
03DRB-01965 Major-Vacation of Public Easements

TIERRA WEST LLC agent(s) for AMC DEVELOPMENT SERVICES request(s) the above action(s) for all or a portion of Tract(s) 1-B-1-A, **SEVILLE SUBDIVISION**, zoned R-LT, located on IRVING BLVD NW, between UNIVERSE BLVD NW and KAYENTA PL NW containing approximately 27 acre(s). [REF: 03DRB-00741, 1002645] (A-10) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

6. **Project # 1002800**  
03DRB-01990 Major-Preliminary Plat Approval  
03DRB-01991 Minor-Subd Design (DPM) Variance  
03DRB-01992 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for ALPHA EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 10-23, Block(s) 12, NORTH ALBUQUERQUE ACRES, TRACT 1, UNIT 3, (to be known as **QUIVERA ESTATES**), zoned R-D, located on MODESTO AVE NE between WYOMING BLVD NE and BARSTOW ST NE containing approximately 14 acre(s). [REF: 03DRB-01127] [deferred from 12-17-03] (B-19) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

7. **Project # 1002935**  
03DRB-01964 Major-Vacation of Public Easements

BOHANNAN HUSTON INC agent(s) for WESTLAND DEVELOPMENT CO., INC request(s) the above action(s) for all or a portion of Parcel 1, **SUNDORO SUBDIVISION**, zoned SU-2 R-LT, located on LADERA BLVD NW, between 98<sup>th</sup> ST NW and UNSER BLVD NW containing approximately 55 acre(s). [REF: 03DRB-00736, 03DRB-01447, 03DRB-01449, 03DRB-01550, 03DRB-01551, 01552, 01553] (J-8/J-9) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

8. **Project # 1003111**  
03DRB-01986 Major-Preliminary Plat Approval  
03DRB-01987 Minor-Vacation of Private Easements  
03DRB-01988 Minor-Temp Defer SDWK  
03DRB-01989 Minor-Sidewalk Waiver

ISAACSON AND ARFMAN, P.A. agent(s) for THE STROSNIDER COMPANY request(s) the above action(s) for all or a portion of Tract(s) B, **WINDMILL MANOR**, zoned SU-1 PRD, located on DELLYNE AVE NW, between MARIPOSA DR NW and VALLE VISTA DR NW containing approximately 4 acre(s). [REF: DRB-96-355, Z-95-79, Z-98-57] [deferred from 12-17-03] (E-11) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

03DRB-02079 Minor-SiteDev Plan  
BldPermit/EPC

CONSENSUS PLANNING agent(s) for THE STROSNIDER GROUP request(s) the above action(s) for all or a portion of Tract(s) A & B, **WINDMILL MANOR PLACE**, zoned SU-1 for PRD, located on DELLYNE AVE NW, between MARIPOSA DR NW and VALLE VISTA DR NW containing approximately 4 acre(s). [REF: Z-95-79, Z-98-57] **[RUSSELL BRITO EPC CASE PLANNER]** [deferred from 12-17-03] (E-11) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

9. **Project # 1001753**  
03DRB-01884 Major-Preliminary Plat  
Approval  
03DRB-01885 Minor-Subd Design (DPM)  
Variance  
03DRB-01999 Minor-Sidewalk Waiver  
03DRB-01998 Minor-Subd Design (DPM)  
Variance

MARK GOODWIN & ASSOCIATES agent(s) for MESA VERDE DEVELOPMENT CORP. request(s) the above action(s) for all or a portion of Lot(s) 1-11, Tract(s) 1, Block(s) 11, Unit(s) 3, NORTH ALBUQUERQUE ACRES, (to be known as **DESERT RIDGE TRAILS EAST**) zoned RD (3 DU/AC), located on FLORENCE AVE NE, between WYOMING BLVD NE and BARSTOW ST NE containing approximately 11 acre(s). [Deferred from 11/26/03, 12/3/03, 12/17/03] (B-19) **APPLICATION #03DRB-01885 MINOR-SUBD DESIGN (DPM) VARIANCE WAS WITHDRAWN AT THE AGENT'S REQUEST. THE REMAINING REQUESTS WERE DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

10. **Project # 1000922**  
03DRB-01953 Major-Preliminary Plat  
Approval  
03DRB-01954 Minor-Temp Defer SDWK

WILSON & COMPANY agent(s) for LEGACY SUSTAINABLE DEVELOPMENT, request(s) the above action(s) for all or a portion of **VOLCANO CLIFFS SUBDIVISION, UNIT 20**, LOTS 1-30, BLOCK 1, LOTS 1-38, BLOCK 2, LOTS 1-62, BLOCK 3, LOTS 1-14, BLOCK 4 AND LOTS 1-22, BLOCK 5 **AND VOLCANO CLIFFS SUBDIVISION, UNIT 21**, ALL BLOCKS AND LOTS **AND VOLCANO CLIFFS SUBDIVISION, UNIT 23**, LOTS 1-10, BLOCK 1, LOTS 1-13, BLOCK 2, LOTS 1-21, BLOCK 3, LOTS 1-51, BLOCK 4, LOTS 1-27, BLOCK 5, LOTS 1-6, BLOCK 6, LOTS 1-28, BLOCK 7 AND LOTS 1-7, BLOCK 8 **AND VOLCANO CLIFFS SUBDIVISION, UNIT 27**, LOTS 16-18 AND 22, BLOCK 2, LOTS 1-8, BLOCK 4 AND LOTS 1-7, BLOCK 5, (to be known as **LA CUENTISTA SUBDIVISION**) zoned R-1, located on the east and west sides of Unser Blvd NW (Kimmick) between Urraca NW and Camino de Paz NW, containing approximately 50 acres. [REF: DRB-97-98, V-97-116, 02DRB-01783, 02DRB-01785,,03DRB-01725, 03DRB-01728] [deferred from 12-10-03, 12-17-03 ] (C-10/11 & D-10/11) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

11. **Project # 1002519**  
03DRB-01950 Major-SiteDev Plan Subd

MARK GOODWIN & ASSOCIATES, agent(s) for SAN PEDRO EQUITIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Block(s) 5, Tract(s) 2, NORTH ALBUQUERQUE ACRES, (to be known as **TOWNHOMES @ LA CUEVA**) zoned R-D residential and related uses zone, developing area, 7 DU/AC, located on WYOMING BLVD NE, between SIGNAL AVE NE and WILSHIRE AVE NE containing approximately 1 acre(s). [deferred from 12-10-03] (C-19) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF WAS DELEGATED TO CITY ENGINEER FOR SIA.**

03DRB-01883 Major-Vacation of Pub  
Right-of-Way  
03DRB-01882 Minor-Prelim&Final Plat  
Approval

MARK GOODWIN & ASSOCIATES agent(s) for SAN PEDRO EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Tract(s) 2, Block(s) 5, Unit(s) 3, NORTH ALBUQUERQUE ACRES, (to be known as **TOWNHOMES @ LA CUEVA**), zoned RD (7 DU/AC), located on WYOMING BLVD NE, between SIGNAL AVE NE and WILSHIRE AVE NE containing approximately 1 acre(s). [Deferred from 11/26/03 & 12/10/03] (C-19) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12-17-03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11-07-03 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

03DRB-02019 Minor-Subd Design (DPM)  
Variance  
03DRB-02020 Minor-Sidewalk Waiver

MARK GOODWIN & ASSOCIATES agent(s) for SAN PEDRO EQUITIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Block(s) 5, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **TOWNHOMES @ LA CUEVA**), zoned R-D residential and related uses zone, developing area, 7 DU/AC, located on WYOMING BLVD NE, between SIGNAL AVE. NE and WILSHIRE AVE. NE containing approximately 1 acre(s). [REF: 03DRB-001950, 03DRB-01882] [deferred from 12/10/03] (C-19) **A SIDEWALK VARIANCE FROM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

12. **Project # 1002668**  
03DRB-01888 Major-Preliminary Plat  
Approval  
03DRB-01889 Major-Vacation of Public  
Easements  
03DRB-01890 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for VISTA MAGNIFICA LLC request(s) the above action(s) for all or a portion of Block(s) 5, Tract(s) C and Tract(s) E & F, Block(s) 2, **VISTA MAGNIFICA**, and Lot(s) B, Block(s) 8, **PALISADES ADDITION**, zoned R-LT, located on ATRISCO DR NW, between I-40 NW and CLIFFSIDE DR NW containing approximately 7 acre(s). [REF: 03EPC-01089, 03DRB-00811] [Deferred from 11/26/03 & 12/10/03] (H-11) **DEFERRED AT THE AGENT'S REQUEST TO 01-07-04.**

- ~~13. **Project # 1002928**~~  
03DRB-01532 Major-Preliminary Plat  
Approval  
03DRB-01534 Minor-Temp Defer SDWK  
03DRB-01536 Minor-Sidewalk Waiver

BOHANNAN HUSTON, INC. & DENISH-KLINE ASSOCIATES, agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of **Tract(s) D** (to be known as **TAOS @ THE TRAILS**, The Trails (a portion of Tract 4, Black Ranch) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). REF: 03DRB-01429 (SK)] [Deferred from 10/8/03, 11/5/03 & 11/26/03 & 12/10/03] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

14. **Project # 1002929**  
03DRB-01531 Major-Preliminary Plat  
Approval  
03DRB-01533 Minor-Temp Defer SDWK  
03DRB-01535 Minor-Sidewalk Waiver

BOHANNAN HUSTON INC. & DENISH - KLINE ASSOCIATES, agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of **Tract(s) C** (to be known as **SANTA FE @ THE TRAILS**) **The Trails (portion of Tract 4, Black Ranch)** zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 17 acre(s). [Deferred from 10/8/03, 11/5/03 & 11/19/03, 11/26/03 & 12/10/03] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

15. **Project # 1002792**  
03DRB-01780 Major-Vacation of Public  
Easements

TIERRA WEST LLC agent(s) for TRUST OF ALBERT & MARY BLACK request(s) the above action(s) for all or a portion of Tract(s) 14A & 14B, BLACK RANCH, (to be known as **COTTONWOOD CROSSING**) zoned SU-1 for C-1 & Rest (ETC) & SU-1,O-1, located on COORS BLVD NW, between ALAMEDA BLVD NW and the CALABACILLAS ARROYO containing approximately 10 acre(s).[REF: 03EPC-01085 & 01086] *[Deferred from 11/12/03 & 11/26/03 & 12/10/03]* (B-14) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

03DRB-01945 Minor-SiteDev Plan  
Subd/EPC  
03DRB-01946 Minor-SiteDev Plan  
BldPermit/EPC

GEORGE RAINHART ARCHITECTS & ASSOCIATES, agents for TRUST OF ALBERT & MARY BLACK request(s) the above action(s) for all or a portion of Tract(s) 14A & 14B, BLACK RANCH, (to be known as **COTTONWOOD CROSSING**) zoned SU-1 for C-1 & Rest (ETC) & SU-1, O-1, located on COORS BLVD NW, between ALAMEDA BLVD NW and the CALABACILLAS ARROYO containing approximately 10 acre(s).[REF: 03EPC-01085 & 01086, 03DRB-01780] **[Debbie Stover, EPC Case Planner]** *[Deferred from 11/26/03 & 12/10/03]* (B-14) **THE SITE PLAN FOR SUBDIVISION AND SITE PLAN FOR BUILDING PERMIT WERE APPROVED AND DELEGATED TO PLANNING FOR EPC CONDITIONS AND UTILITIES DEVELOPMENT FOR FIRE MARSHAL'S APPROVAL.**

03DRB-02084 Minor-Prelim&Final Plat  
Approval

TIERRA WEST LLC agent(s) for TRUST OF ALBERT & MARY BLACK request(s) the above action(s) for all or a portion of Tract(s) 14A & 14B, BLACK RANCH, (to be known as **COTTONWOOD CROSSING**) zoned SU-1 for C-1 & Rest. (ETC) & SU-1 O-1, located on COORS BLVD. NW, between COORS BLVD. NW and SEVEN BAR LOOP NW containing approximately 10 acre(s). [REF: DRB-94-358, DRB-98-61, 03EPC 01086] (B-14) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12-17-03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 12-17-03 THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITION OF FINAL PLAT APPROVAL: PROVIDE ACCESS TO LOTS 1 AND 3. FINAL PLAT WAS INDEFINITELY DEFERRED FOR SIA.**



**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.**

16. **Project # 1000901**  
03DRB-02080 Minor-SiteDev Plan  
BldPermit/EPC  
03DRB-02081 Minor-Amnd SiteDev Plan  
Subd
- CONSENSUS PLANNING, INC. agent(s) for BOSQUE PREPARATORY SCHOOL request(s) the above action(s) for all or a portion of Lot(s) 4A, **BOSQUE PREPARATORY SCHOOL**, zoned SU-1 for School & Related Facilities, located on LEARNING ROAD NW, between COORS BLVD. NW and RIO GRANDE BOSQUE containing approximately 23 acre(s). [REF: 03EPC 01666] [JUANITA VIGIL, EPC CASE PLANNER] (F-12) **THE SITE PLAN FOR BUILDING PERMIT AND THE AMENDED SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO UTILITIES FOR FIRE FLOW REQUIREMENTS.**
17. **Project # 1002874**  
03DRB-02069 Minor-SiteDev Plan  
BldPermit/EPC
- SITES SOUTHWEST agent(s) for CITY OF ALBUQUERQUE WATER UTILITY request(s) the above action(s) for all or a portion of Tract(s) S2A1, **ATRISCO BUSINESS PARK**, zoned IP industrial park zone, located on LOS VOLCANES RD NW, between UNSER BLVD. NW and COORS BLVD. NW containing approximately 1 acre(s). [REF:03EPC-01326, DRB-98-413, DRB-95-242 SV-95-31,Z-92-57] [RUSSELL BRITO, EPC CASE PLANNER FOR SIMON SHIMA] (J-9/J-10) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR RECORDED EASEMENT AND WIDTH OF EASEMENT 15-FOOT MINIMUM.**

18. **Project # 1002371**  
03DRB-02085 Minor-SiteDev Plan  
Subd/EPC  
03DRB-02086 Minor-Prelim&Final Plat  
Approval

TIERRA WEST LLC agent(s) for HOFFMANTOWN CHURCH WEST request(s) the above action(s) for all or a portion of Tract(s) 1A,1B,1C and Tract A, Bosque Meadows, **ALBAN HILLS SUBDIVISION, UNIT ONE**, zoned SU-1 for R-2 with church related uses, SU-1 for C-2, located on LA ORILLA NW, between COORS BLVD. NW and the CORRALES DRAIN containing approximately 17 acre(s). **[RUSSELL BRITO, EPC CASE PLANNER FOR SIMON SHIMA]** [deferred from 12-17-03] (D-12) **DEFERRED AT THE AGENT'S REQUEST TO 1-14-04.**

19. **Project # 1003120**  
03DRB-02021 Minor-SiteDev Plan  
BldPermit

BOHANNAN HUSTON INC. AND CONSENSUS PLANNING, INC. agent(s) for IDI request(s) the above action(s) for all or a portion of Tract(s) 1, **LEVI STRAUSS COMPANY ADDITION**, zoned SU-2 for M-1, located on ALAMEDA BLVD. NE, between OAKLAND AVE NE and WILSHIRE AVE. NE containing approximately 12 acre(s). [REF: Z-70-124] [Deferred from 12-10-03] (C-18) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING FOR HIGHWAY DEPARTMENT SIGNED LEASE AGREEMENT, A MONUMENT SIGN AND WATER USE FOR FESCUE.**

20. **Project # 1002421**  
03DRB-01968 Minor-SiteDev Plan Subd  
03DRB-01969 Minor-SiteDev Plan  
BldPermit/EPC

GARRETT SMITH LTD agent(s) for NEW LIFE HOMES INC request(s) the above action(s) for all or a portion of Tract(s) 111-B, **TOWN OF ATRISCO GRANT, TRACT III – UNIT 6**, zoned SU-1 PRD (20DU/A, located on GWIN RD SW, between DELIA RD SW and 69<sup>TH</sup> ST SW containing approximately 1 acre(s). [REF: 03DRB-00053, 03EPC-00692] **[Juanita Vigil, EPC Case Planner]** [Deferred from 11/26/03 & 12/10/03] (K-10) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND DELEGATED TO PARKS FOR PAYMENT OF CASH-IN-LIEU FOR PARK DEDICATION FEE AND CITY ENGINEER FOR SIA.**

DRB TOOK A 30 MINUTE LUNCH BREAK

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

21. **Project # 1000849**  
03DRB-02074 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD. agent(s) for BILL WADE request(s) the above action(s) for all or a portion of Lot(s) 1-5, **BREEZE @ MOUNTAIN GATE**, zoned SU-1 PRD, located on FOUR HILLS ROAD SE, between WENONAH AVE. SE and LANIER DRIVE SE containing approximately 1 acre(s). (L-23) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN-OFF DELEGATED TO UTILITIES TO PROVIDE AS-BUILT DRAWINGS SHOWING LOCATIONS OF ALL METER BOXES AND SEWER STUBS.**

22. **Project # 1001209**  
03DRB-02063 Minor-Prelim&Final Plat  
Approval

MARK GOODWIN & ASSOCIATES. agent(s) for CLIFFORD CAPITAL FUND, INC. request(s) the above action(s) for all or a portion of Tract(s) A, **LAVA TRAILS**, zoned SU-1 special use zone, located on WESTERN TRAILS DR NW, between UNSER BLVD. NW and ATRISCO RD. NW containing approximately 6 acre(s). [REF: 02DRB-00183, 01DRB-00562, Z-98-139][deferred from 12-17-03] (F10 - F11) **DEFERRED AT THE AGENT'S REQUEST TO 1-7-04.**

23. **Project # 1001409**  
03DRB-02032 Minor-Extension of  
Preliminary Plat

MUKUND C. PATEL request(s) the above action(s) for all or a portion of Lot(s) 20-A, Block 1, Unit 1, **CANDLELIGHT FOOTHILLS**, zoned R-1, located on LOMAS BLVD. NE, between MONTE LARGO DR. NE and SUMMIT HILLS DR. NE containing approximately 2 acre(s). (J-23) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**

24. **Project # 1001796**  
03DRB-02078 Minor- Prelim&Final Plat  
Approval

SAMUEL C DE BACA request(s) the above action(s) for all or a portion of Lot(s) 1, **STOUT SUBDIVISION**, zoned SU-1 for O-1 Permissive Uses, located on COORS BLVD. NW, between EAGLE RANCH RD. NW and PASEO DEL NORTE NW containing approximately 18 acre(s). [REF: 03DRB 00916, Z-98-17, Z-84-122, S-98-25] (C-13) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

25. **Project # 1002345**  
03DRB-02082 Minor-Prelim&Final Plat  
Approval

CLINT SHERRILL & ASSOCIATES agent(s) for GOLDEN VENTURES LLC request(s) the above action(s) for all or a portion of Lot(s) 3, **BROADWAY INDUSTRIAL CENTER**, zoned SU-2 HM, located on SAN JOSE AVE. SE, between KARSTEN COURT SE and I-25 containing approximately 14 acre(s). (M-14/15) **THE PRELIMINARY PLAT WAS APPROVED WITH THE FINAL PLAT SIGN-OFF DELEGATED TO UTILITIES DEVELOPMENT TO OPEN A SEWER ACCOUNT FOR LOT 3-B AND POSSIBLY A WATER ACCOUNT AND FOR AGIS DXF FILE, AND TO TRANSPORTATION DEVELOPMENT FOR SIDEWALK ON KARSTEN? MAINTENANCE AND BENEFICIARIES OF ACCESS EASEMENTS, I-25 ACCESS CONTROL LANE AND PARKING AND MODEL HOME AREA BEING USED BY LOT 3-B.**

26. **Project # 1002743**  
03DRB-02083 Minor-Prelim&Final Plat  
Approval

BORDENAVE DESIGNS agent(s) for OVENWEST CORP request(s) the above action(s) for all or a portion of Tract(s) H, **LA LUZ DEL OESTE**, zoned SU-1 PRD, located on COORS BLVD NW, between WESTERN TRAILS NW and DELLYNE NW containing approximately 2 acre(s). (F-11) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12-17-03 THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITIONS OF FINAL PLAT: THE APPROVAL OF THE GRADING PLAN FOR TRACT H IS REQUIRED. PROVIDE PRIVATE SANITARY SEWER SERVICE EASEMENTS. PROVIDE AN APPROVED TURNAROUND WITHIN LOT H. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

27. **Project # 1003034**  
03DRB-02070 Minor-Prelim&Final Plat  
Approval  
03DRB-02071 Minor-Vacation of Private  
Easements

SURVEYS SOUTHWEST LTD. agent(s) for JOHN MAHONEY request(s) the above action(s) for all or a portion of Lot(s) 11A & 11B, Block(s) 20 and Lot 10, **BROWNEWELL LAI LS HIGHLAND ADDITION**, zoned SU-2, located on COPPER AVE. NE, between CEDAR ST. NE and SPRUCE ST. NE containing approximately 1 acre(s). [REF: DRB-96-163, 03DRB 01761 ] (K-15) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED-OFF BY THE BOARD. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

28. **Project # 1003037**  
03DRB-02072 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD. agent(s) for RUTH ROSENSTEIN request(s) the above action(s) for all or a portion of Lot(s) 17-20, **PEREA ADDITION**, zoned SU-2 TH, located on 12TH ST. NW, between GRANITE AVE. NW and MARBLE NW containing approximately 1 acre(s). (J-13) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED-OFF BY THE BOARD.**

29. **Project # 1003132**  
03DRB-02073 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST agent(s) for TED WATERMAN request(s) the above action(s) for all or a portion of Lot(s) 9 UNIT 3, **BROADWAY INDUSTRIAL CENTER SUBDIVISION** zoned SU-2 special neighborhood zone, HM, located on KARSTEN CT SE, between INTERSTATE 25 and BROADWAY BLVD. SE containing approximately 4 acre(s). (L-15) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO CITY ENGINEER TO ADD DRAINAGE TO ACCESS EASEMENT AND UTILITIES DEVELOPMENT FOR A COPY OF AS-BUILTS SHOWING WATER AND SEWER SERVICE TO LOT 9.**

30. **Project # 1003094**  
03DRB-01997 Minor-Prelim&Final Plat  
Approval

BOHANNAN HUSTON INC agent(s) for CITY OF ALBUQUERQUE / MUNICIPAL DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 1-24, Block(s) 30, **NEW MEXICO TOWN COMPANY'S ORIGINAL TOWNSITE**, zoned SU-3, located on 3<sup>rd</sup> ST SE, between LEAD SE and SILVER SE containing approximately 3 acre(s). [REF: 03DRB-01886] [Deferred from 12/3/03] (K-14) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

31. **Project # 1003133**  
03DRB-02076 Minor-Prelim&Final Plat  
Approval  
03DRB-02077 Minor-Vacation of Private  
Easements

ISAACSON & ARFMAN PA agent(s) for TRICOR SOUTHWEST CORP. request(s) the above action(s) for all or a portion of Lot(s) L-1, M, N & P, **FRANKLIN PLAZA**, zoned C-3/C-2 (SU), located on CENTRAL NE, between JUAN TABO NE and SKYLINE NE containing approximately 9 acre(s). [REF: Z-88-53] [deferred from 12-17-03](L-22) **DEFERRED AT AGENT'S REQUEST TO 1-7-04.**

32. **Project # 1000087**  
03DRB-02075 Minor-Ext of SIA for Temp  
Defer SDWK

ISAACSON & ARFMAN, P. A. agent(s) for THE STROSNIDER COMPANY request(s) the above action(s) for all or a portion of Lot(s) 11-15, **PALOMA DEL SOL SUBD.**, zoned R-1 residential zone, located on the southeast corner of MCMAHON and BANDELIER BLVD NW, between GOLF COURSE RD. NW and TUSCANY DR. NW containing approximately 36 acre(s). [REF: 00450-00014, 01500-01779, DRB-95-63, S-95-15, V-95-61, SV-95-25] (A-12) **A 2-YEAR EXTENSION TO THE 4-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

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

33. **Project # 1003121**  
03DRB-02029 Minor-Sketch Plat or Plan  
ZXOLT PALCZA agent(s) for STEWART INGHAM request(s) the above action(s) for all or a portion of Lot(s) 19, **MRGCD MAP 36**, zoned R-1, located on LOS TOMASES NW, between LOS POBLANOS NW and MENAUL NW containing approximately 1 acre(s). (H-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**
34. **Project # 1003123**  
03DRB-02044 Minor-Sketch Plat or Plan  
JERRY MILLER agent(s) for KPM LLC request(s) the above action(s) for all or a portion of Tract(s) 77B1, **MRGCD MAP 37**, zoned S-MI, located on 5TH ST NW, between HAYNES NW and ASPEN NW containing approximately 2 acre(s). (H-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**
35. **Project # 1003131**  
03DRB-02068 Minor-Sketch Plat or Plan  
BILLY W. BACA request(s) the above action(s) for all or a portion of Lot(s) B & C, **HUNING CASTLE ADDITION**, zoned R-T residential zone, located on SAN PATRICIO & ALCALDE AVE SW, between LEAD AVE. SW and COAL AVE. SW containing approximately 1 acre(s). [REF: Z-72-203] (K-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**
36. Approval of the Development Review Board Minutes for December 3, 2003. **THE MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.**

Adjourned: **2:40 P.M.**



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

December 10, 2003 9:00 a.m.

**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Richard Dourte, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

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

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

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

- A. Call to Order
  - B. Changes and/or Additions to the Agenda
  - C. New or Old Business
- Adjourned:

**CASES WHICH REQUIRE PUBLIC NOTIFICATION**  
**MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS**

1. **Project # 1001012**  
03DRB-01948 Major-Two Year SIA  
LARRY READ & ASSOCIATES, INC. agent(s) for JOE SANTANGELO request(s) the above action(s) for all or a portion of Tract(s) 1, **SUNSHINE COUNTRY**, zoned SU-1 special use zone, MHP, located on BLAKE RD SW, between COORS BLVD SW and UNSER BLVD SW containing approximately 27 acre(s). [REF: AX-97-19, Z-97-109, DRB-98-64] (N-10) **A ONE YEAR EXTENSION OF THE SIA WAS APPROVED.**



2. **Project # 1001696**  
03DRB-01952 Major-Two Year SIA

TIERRA WEST LLC agent(s) for PICO LLC request(s) the above action(s) for all or a portion of Lot(s) 1, 2, 30, 31 and 32, Block(s) 3, Tract(s) 3N, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **PICO LA CUEVA SUBDIVISION**) zoned R-D, located on BARSTOW NE, between ALAMEDA BLVD NE and OAKLAND AVE NE containing approximately 5 acre(s). [REF: 02DRB-00073] (C-20) **A TWO YEAR EXTENSION OF THE SIA WAS APPROVED.**

3. **Project # 1000922**  
03DRB-01953 Major-Preliminary Plat Approval  
03DRB-01954 Minor-Temp Defer SDWK

WILSON & COMPANY agent(s) for LEGACY SUSTAINABLE DEVELOPMENT, request(s) the above action(s) for all or a portion of **VOLCANO CLIFFS SUBDIVISION, UNIT 20**, LOTS 1-30, BLOCK 1, LOTS 1-38, BLOCK 2, LOTS 1-62, BLOCK 3, LOTS 1-14, BLOCK 4 AND LOTS 1-22, BLOCK 5 **AND VOLCANO CLIFFS SUBDIVISION, UNIT 21**, ALL BLOCKS AND LOTS **AND VOLCANO CLIFFS SUBDIVISION, UNIT 23**, LOTS 1-10, BLOCK 1, LOTS 1-13, BLOCK 2, LOTS 1-21, BLOCK 3, LOTS 1-51, BLOCK 4, LOTS 1-27, BLOCK 5, LOTS 1-6, BLOCK 6, LOTS 1-28, BLOCK 7 AND LOTS 1-7, BLOCK 8 **AND VOLCANO CLIFFS SUBDIVISION, UNIT 27**, LOTS 16-18 AND 22, BLOCK 2, LOTS 1-8, BLOCK 4 AND LOTS 1-7, BLOCK 5, (to be known as **LA CUENTISTA SUBDIVISION**) zoned R-1, located on the east and west sides of Unser Blvd NW (Kimmick) between Urraca NW and Camino de Paz NW, containing approximately 50 acres. [REF: DRB-97-98, V-97-116, 02DRB-01783, 02DRB-01785,,03DRB-01725, 03DRB-01728] [deferred from 12-10-03] (C-10/11 & D-10/11) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**

4. **Project # 1002519**  
03DRB-01950 Major-SiteDev Plan  
Subd

MARK GOODWIN & ASSOCIATES, agent(s) for SAN PEDRO EQUITIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Block(s) 5, Tract(s) 2, NORTH ALBUQUERQUE ACRES, (to be known as **TOWNHOMES @ LA CUEVA**) zoned R-D residential and related uses zone, developing area, 7 DU/AC, located on WYOMING BLVD NE, between SIGNAL AVE NE and WILSHIRE AVE NE containing approximately 1 acre(s). [deferred from 12-10-03] (C-19) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**

03DRB-01883 Major-Vacation of Pub  
Right-of-Way  
03DRB-01882 Minor-Prelim&Final  
Plat Approval

MARK GOODWIN & ASSOCIATES agent(s) for SAN PEDRO EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Tract(s) 2, Block(s) 5, Unit(s) 3, NORTH ALBUQUERQUE ACRES, (to be known as **TOWNHOMES @ LA CUEVA**), zoned RD (7 DU/AC), located on WYOMING BLVD NE, between SIGNAL AVE NE and WILSHIRE AVE NE containing approximately 1 acre(s). [Deferred from 11/26/03 & 12/10/03] (C-19) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**

03DRB-02019 Minor-Subd Design  
(DPM) Variance  
03DRB-02020 Minor-Sidewalk  
Waiver

MARK GOODWIN & ASSOCIATES agent(s) for SAN PEDRO EQUITIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Block(s) 5, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **TOWNHOMES @ LA CUEVA**), zoned R-D residential and related uses zone, developing area, 7 DU/AC, located on WYOMING BLVD NE, between SIGNAL AVE. NE and WILSHIRE AVE. NE containing approximately 1 acre(s). [REF: 03DRB-001950, 03DRB-01882] [deferred from 12/10/03] (C-19) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**

5. **Project # 1002668**  
03DRB-01888 Major-Preliminary Plat Approval  
03DRB-01889 Major-Vacation of Public Easements  
03DRB-01890 Minor-Temp Defer SDWK
- MARK GOODWIN & ASSOCIATES agent(s) for VISTA MAGNIFICA LLC request(s) the above action(s) for all or a portion of Block(s) 5, Tract(s) C and Tract(s) E & F, Block(s) 2, **VISTA MAGNIFICA**, and Lot(s) B, Block(s) 8, **PALISADES ADDITION**, zoned R-LT, located on ATRISCO DR NW, between I-40 NW and CLIFFSIDE DR NW containing approximately 7 acre(s). [REF: 03EPC-01089, 03DRB-00811] [Deferred from 11/26/03 & 12/10/03] (H-11) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**
6. **Project # 1002792**  
03DRB-01780 Major-Vacation of Public Easements
- TIERRA WEST LLC agent(s) for TRUST OF ALBERT & MARY BLACK request(s) the above action(s) for all or a portion of Tract(s) 14A & 14B, **BLACK RANCH**, zoned SU-1 for C-1 & Rest (ETC) & SU-1,O-1, located on COORS BLVD NW, between ALAMEDA BLVD NW and the CALABACILLAS ARROYO containing approximately 10 acre(s).[REF: 03EPC-01085 & 01086] [Deferred from 11/12/03 & 11/26/03 & 12/10/03] (B-14) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**
- 03DRB-01945 Minor-SiteDev Plan Subd/EPC  
03DRB-01946 Minor-SiteDev Plan BldPermit/EPC
- GEORGE RAINHART ARCHITECTS & ASSOCIATES, agents for TRUST OF ALBERT & MARY BLACK request(s) the above action(s) for all or a portion of Tract(s) 14A & 14B, **BLACK RANCH**, zoned SU-1 for C-1 & Rest (ETC) & SU-1, O-1, located on COORS BLVD NW, between ALAMEDA BLVD NW and the CALABACILLAS ARROYO containing approximately 10 acre(s).[REF: 03EPC-01085 & 01086, 03DRB-01780] [**Debbie Stover, EPC Case Planner**] [Deferred from 11/26/03 & 12/10/03] (B-14) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**

7.

**Project # 1002928**  
03DRB-01532 Major-Preliminary Plat  
Approval  
03DRB-01534 Minor-Temp Defer  
SDWK  
03DRB-01536 Minor-Sidewalk  
Waiver

BOHANNAN HUSTON, INC. & DENISH-KLINE ASSOCIATES, agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of **Tract(s) D** (to be known as **TAOS @ THE TRAILS**, The Trails (a portion of Tract 4, Black Ranch) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). REF: 03DRB-01429 (SK) [Deferred from 10/8/03, 11/5/03 & 11/26/03 & 12/10/03] (C-9) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**

8.

**Project # 1002929**  
03DRB-01531 Major-Preliminary Plat  
Approval  
03DRB-01533 Minor-Temp Defer  
SDWK  
03DRB-01535 Minor-Sidewalk  
Waiver

BOHANNAN HUSTON INC. & DENISH - KLINE ASSOCIATES, agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of **Tract(s) C** (to be known as **SANTA FE @ THE TRAILS**) The Trails (portion of Tract 4, Black Ranch) zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 17 acre(s). [Deferred from 10/8/03, 11/5/03 & 11/19/03, 11/26/03 & 12/10/03] (C-9) **DEFERRED AT AGENT'S REQUEST TO 12/17/03.**

9.

**Project # 1003016**  
03DRB-01690 Major-Vacation of Pub  
Right-of-Way

SURVEYS SOUTHWEST, LTD. agent(s) for ROBERT DAVIS request(s) the above action(s) for all or a portion of Block(s) A, Tract(s) A, **DEL MAR TERRACE**, zoned C-1 neighborhood commercial zone, located on COMANCHE RD NE, between WYOMING BLVD NE and GENERAL BRADLEY ST NE containing approximately 3 acre(s). [REF: ZA-96-98] [Deferred from 10/29/03] (G-20) **WITHDRAWN AT AGENT'S REQUEST.**

10. **Project # 1002971**  
03DRB-01567 Major-Vacation of  
Public Easements  
03DRB-01568 Major-Vacation of  
Public Easements  
03DRB-01569 Major-Vacation of  
Public Easements  
03DRB-01570 Minor-Vacation of  
Private Easements  
03DRB-01566 Minor-Prelim&Final  
Plat Approval

SURVEYS SOUTHWEST agent(s) for WEFCO PARTNERS request(s) the above action(s) for all or a portion of Tract(s) 4B, 4-A-1, 5-B-1 and 5-B-2, **V. E. BARRETT SUBDIVISION AND LANDS OF WEFCO**, zoned C-2 community commercial zone, located on CENTRAL AVE SW, between UNSER BLVD SW and 86TH ST SW containing approximately 15 acre(s). [REF: V-79-19, V-88-3, V-86-58] [*Deferred from 10/15/03, 11/5/03 & 11/19/03 & 12/10/03*] (K-10) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**

03DRB-01692 Minor-SiteDev Plan  
Subd

DENISH KLINE ASSOCIATES INC agent(s) for WEFCO PARTNERS INC request(s) the above action(s) for all or a portion of Tract(s) 4-B, 4-A-1, 5-B-1 AND 5-B-2, **BARRETT SUBDIVISION, LANDS OF WEFCO**, zoned C-2 community commercial zone, located on CENTRAL AVE SW, between UNSER BLVD SW and 86<sup>TH</sup> ST SW containing approximately 15 acre(s). [REF: V-88-3, 03DRB-01567, 03DRB-01568, 01569, 03DRB-01566, 01570] [*Deferred from 10/15/03, 11/5/03 & 11/19/03 & 12/10/03*] (K-10) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**

**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, THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.**

11. **Project # 1001209**  
03DRB-02027 Minor-SiteDev Plan  
BldPermit/EPC  
03DRB-02028 Minor-SiteDev Plan  
Subd/EPC
- GEORGE RAINHART & ASSOCIATES agent(s) for JACK CLIFFORD request(s) the above action(s) for all or a portion of Tract(s) A, **LAVA TRAILS**, zoned SU-1 for Neighborhood Commercial, located on WESTERN TRAILS NW, between UNSER BLVD NW and ATRISCO RD NW containing approximately 6 acre(s). [REF: 03EPC 00699/00701, 02500-00126, DRB 94-525] [**Russell Brito, EPC Case Planner**] [deferred from 12-10-03] (F-10) **DEFERRED TO 1-7-04.**
12. **Project # 1003120**  
03DRB-02021 Minor-SiteDev Plan  
BldPermit
- BOHANNAN HUSTON INC. AND CONSENSUS PLANNING, INC. agent(s) for IDI request(s) the above action(s) for all or a portion of Tract(s) 1, **LEVI STRAUSS COMPANY ADDITION**, zoned SU-2 for M-1, located on ALAMEDA BLVD. NE, between OAKLAND AVE NE and WILSHIRE AVE. NE containing approximately 12 acre(s). [REF: Z-70-124] [deferred from 12-10-03] (C-18) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**

13. **Project # 1002796**  
03DRB-02022 Minor-SiteDev Plan  
BldPermit/EPC  
03DRB-02024 Minor-SiteDev Plan  
Subd/EPC

RMKM ARCHITECTURE agent(s) for ALBUQUERQUE FIRE DEPARTMENT, request(s) the above action(s) for all or a portion of Lot(s) 8-11, **KAY ADDITION** and Lots 8-10, Block(s) 4, **LOMA VERDE ADDITION**, zoned SU-1 & C-1, located on DALLAS NE, between CHARLESTON ST. NE and CHICO RD. NE containing approximately 1 acre(s). [REF:03EPC01099,01100,01101] [**Debbie Stover, EPC Case Planner**] [deferred from 12-10-03] (K-19) **WAS INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

14. **Project # 1002421**  
03DRB-01968 Minor-SiteDev Plan  
Subd  
03DRB-01969 Minor-SiteDev Plan  
BldPermit/EPC

GARRETT SMITH LTD agent(s) for NEW LIFE HOMES INC request(s) the above action(s) for all or a portion of Tract(s) 111-B, **TOWN OF ATRISCO GRANT, TRACT III – UNIT 6**, zoned SU-1 PRD (20DU/A, located on GWIN RD SW, between DELIA RD SW and 69<sup>TH</sup> ST SW containing approximately 1 acre(s). [REF: 03DRB-00053, 03EPC-00692] [**Juanita Vigil, EPC Case Planner**] [Deferred from 11/26/03 & 12/10/03] (K-10) **DEFERRED AT AGENT'S REQUEST TO 12-17-03.**

15. **Project # 1002873**  
03DRB-01975 Minor-SiteDev Plan  
BldPermit/EPC

DCSW INC agent(s) for MORELAND CORP request(s) the above action(s) for all or a portion of Tract(s) 5A & 7A, **YALE BUSINESS PARK**, zoned SU-1 Permissive O-1, C-2, IP, located on CENTRE AVE SE AND INTERNATIONAL AVE SE and containing approximately 5 acre(s). [REF: 03EPC-01324] [**Debbie Stover, EPC Case Planner**] [Deferred from 11/26/03] (L-16) **THE SITE PLAN FOR THE BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

03DRB-02033 Minor- Prelim&Final  
Plat Approval

MARK GOODWIN & ASSOCIATES, agents for ALBUQUERQUE FACILITIES LLC, request(s) the above action(s) for all or a portion of Tract(s) 5A & 7A, **CAVAN SUNPORT CENTER**, zoned SU-1 Permissive O-1, C-2, IP, located on CENTRE AVE SE AND INTERNATIONAL AVE SE and containing approximately 5 acre(s). [REF: 03EPC-01324, 03DRB-01975] (L-16) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

16. **Project # 1003114**  
03DRB-02000 Minor-SiteDev Plan  
BldPermit

G. DONALD DUDLEY ARCHITECT, AIA, agent(s) for GARRETT GROUP INC request(s) the above action(s) for all or a portion of Lot(s) 9, **ALAMEDA BUSINESS PARK**, zoned SU-2 IP-EP, located on PASEO ALAMEDA NE, between PASEO DEL NORTE NE and ALAMEDA BLVD NE containing approximately 1 acre(s). [REF: 1000624, DRB-98-223] [Deferred from 12/3/03] (C-16) **THE SITE PLAN FOR THE BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**



MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS

17. **Project # 1002639**  
03DRB-02026 Minor-Final Plat  
Approval
- ISAACSON & ARFMAN PA agent(s) for TWO JOES LLC request(s) the above action(s) for all or a portion of Lot(s) 6-14, Block(s) 4, (to be known as **TREMENTINA SUBDIVISION**), NORTH ALBUQUERQUE ACRES TRACT 2, UNIT 3, zoned RD (7 du acre), located on ALAMEDA BLVD NE, between LOUISIANA BLVD NE and WYOMING BLVD NE containing approximately 10 acre(s). [REF: 03DRB-00717 PP] (C-19) **THE FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**
18. **Project # 1002335**  
03DRB-02023 Minor-Extension of  
Preliminary Plat
- WALLACE BINGHAM agent(s) for ESMAIL HAIDARI request(s) the above action(s) for all or a portion of Lot(s) 17 & 18, Tract(s) A, Block(s) 5, NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3,(to be known as **TREVISO SUBDIVISION**) zoned R-D, located on WILSHIRE NE, between WYOMING NE and LOUISIANA NE containing approximately 3 acre(s). [REF: 02DRB-01698 PP] (C-19) **THE ONE YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**

**NO ACTION IS TAKEN ON THESE CASES:**

**APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING**

19. **Project # 1000460**  
03DRB-02025 Minor-Sketch Plat or  
Plan
- KIRK WESSELINK agent(s) request(s) the above action(s) for all or a portion of Tract(s) 493, Unit(s) 7, **TOWN OF ATRISCO GRANT**, zoned R-1, located on SAGE RD. SW, between 86TH ST. SW and SAGE RD. SW containing approximately 5 acre(s). [REF: DRB-98-24/DRB-98-303, DRB-99-321/DRB-98-251] (M-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**
20. Approval of the Development Review Board Minutes for November 26, 2003. **THE BOARD APPROVED MINUTES SUBJECT TO CHANGES.**

ADJOURNED: 11:00 A.M.

Deferred to 12/17

## DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002928 AGENDA#: 7 DATE: 12.10.03

1. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

2. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

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

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

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

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

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

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

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

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

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

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

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

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



**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: 1002928**

**AGENDA ITEM NO: 7**

**SUBJECT:**

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

**ACTION REQUESTED:**

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

**ENGINEERING COMMENTS:**

An approved drainage report is required for Preliminary Plat approval.  
 An approved infrastructure list is required for Preliminary Plat approval.

**RESOLUTION:**

APPROVED \_\_\_\_; DENIED \_\_\_\_; DEFERRED <sup>12-17-03</sup> ; COMMENTS PROVIDED \_\_\_\_; WITHDRAWN

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

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

FOR:

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

**DATE:** December 10, 2003



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

November 26, 2003

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:
- B. Changes and/or Additions to the Agenda
- C. New or Old Business

Adjourned:

**CASES WHICH REQUIRE PUBLIC NOTIFICATION**

**MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS**

1. **Project # 1001753**  
03DRB-01884 Major-Preliminary Plat  
Approval  
03DRB-01885 Minor-Subd Design (DPM)  
Variance

MARK GOODWIN & ASSOCIATES agent(s) for MESA VERDE DEVELOPMENT CORP. request(s) the above action(s) for all or a portion of Lot(s) 1-11, Tract(s) 1, Block(s) 11, Unit(s) 3, NORTH ALBUQUERQUE ACRES, (to be known as **DESERT RIDGE TRAILS EAST**) zoned RD (3 DU/AC), located on FLORENCE AVE NE, between WYOMING BLVD NE and BARSTOW ST NE containing approximately 11 acre(s). [Deferred from 11/26/03] (B-19) **DEFERRED AT THE AGENT'S REQUEST TO 12/3/03.**

2. **Project # 1002519**  
03DRB-01883 Major-Vacation of Pub  
Right-of-Way  
03DRB-01882 Minor-Prelim&Final Plat  
Approval

MARK GOODWIN & ASSOCIATES agent(s) for SAN PEDRO EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Tract(s) 2, Block(s) 5, Unit(s) 3, NORTH ALBUQUERQUE ACRES, (to be known as **TOWNHOMES @ LA CUEVA**), zoned RD (7 DU/AC), located on WYOMING BLVD NE, between SIGNAL AVE NE and WILSHIRE AVE NE containing approximately 1 acre(s). [Deferred from 11/26/03] (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 12/10/03.**

3. **Project # 1002856**  
03DRB-01891 Major-Bulk Land  
Variance  
03DRB-01893 Major-Vacation of  
Public Easements  
03DRB-01892 Minor-Prelim&Final Plat  
Approval

MARK GOODWIN & ASSOCIATES agent(s) for ANDERSON HILLS, LLC request(s) the above action(s) for all or a portion of Tract(s) C through F, ARROWOOD RANCH DEVELOPMENT, (to be known as **MEADOWS @ ANDERSON HILLS**, zoned R-LT residential zone, located on DENNIS CHAVEZ BLVD SW, between FUTURE 98TH ST SW and FUTURE UNSER BLVD SW containing approximately 107 acre(s). [REF: 03DRB-00234, (1001979) 02DRB-01496 & 01497] [Listed under Project #1002480 in error] (P-9) **BULK LAND VARIANCE WAS APPROVED. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE.**

4. **Project # 1002668**  
03DRB-01888 Major-Preliminary Plat  
Approval  
03DRB-01889 Major-Vacation of  
Public Easements  
03DRB-01890 Minor-Temp Defer  
SDWK

MARK GOODWIN & ASSOCIATES agent(s) for VISTA MAGNIFICA LLC request(s) the above action(s) for all or a portion of Block(s) 5, Tract(s) C and Tract(s) E & F, Block(s) 2, **VISTA MAGNIFICA**, and Lot(s) B, Block(s) 8, **PALISADES ADDITION**, zoned R-LT, located on ATRISCO DR NW, between I-40 NW and CLIFFSIDE DR NW containing approximately 7 acre(s). [REF: 03EPC-01089, 03DRB-00811] [Deferred from 11/26/03] (H-11) **DEFERRED AT THE AGENT'S REQUEST TO 12/10/03.**

5. **Project # 1003094**  
03DRB-01886 Major-Vacation of Pub  
Right-of-Way

BOHANNAN HUSTON, INC. agent(s) for PHOENIX PROPERTY COMPANY request(s) the above action(s) for all or a portion of Block(s) 30, **NM TOWN COMPANY ORIGINAL TOWNSITE**, zoned SU-3 special center zone, located on LEAD AVE SE, between 3<sup>rd</sup> ST SE and 2<sup>nd</sup> ST SE containing approximately 1 acre(s). (K-14) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE WITH 2 CONDITIONS OF FINAL PLAT APPROVAL.**

6. **Project # 1003031**  
03DRB-01741 Major-Preliminary Plat Approval  
03DRB-01742 Major-Vacation of Pub Right-of-Way  
03DRB-01743 Major-Vacation of Public Easements  
03DRB-01744 Minor-Sidewalk Waiver  
03DRB-01745 Minor-Temp Defer SDWK  
03DRB-01746 Minor-Vacation of Private Easements

BOHANNAN HUSTON INC. agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) 14, **EL RANCHO GRANDE, UNIT 14**, zoned R-LT, located on GIBSON BLVD SW, between BLAKE RD SW and MESSINA DR SW, containing approximately 23 acre(s). *[Deferred from 11/5/03]* (N-8, N-9) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/26/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11/21/03 THE PRELIMINARY PLAT WAS APPROVED. THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

7. **Project # 1003030**  
03DRB-01738 Major-Vacation of Pub Easements  
03DRB-01737 Major-Preliminary Plat Approval  
03DRB-01739 Minor-Sidewalk Waiver  
03DRB-01740 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC. agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) 15, **EL RANCHO GRANDE SUBDIVISION, UNIT 15**, zoned R-LT, located on GIBSON BLVD SW, between BLAKE RD SW and MESSINA DRIVE SW containing approximately 23 acre(s). *[Deferred from 11/5/03]* (N-8, N-9) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/26/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11/21/03 THE PRELIMINARY PLAT WAS APPROVED. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**



8. **Project # 1002960**  
03DRB-01537 Major-Preliminary Plat  
Approval  
03DRB-01538 Major-Vacation of Pub  
Right-of-Way  
03DRB-01539 Major-Vacation of Public  
Easements  
03DRB-01540 Minor-Temp Defer SDWK  
03DRB-01541 Minor-Sidewalk Waiver

MARK GOODWIN & ASSOCIATES, agent(s) for WESTLAND DEVELOPMENT CO., INC request(s) the above action(s) for all or a portion of Tract(s) J-2-A (to be known as **SUNDORO SOUTH, UNITS 1, 2 & 3**) WESTLAND NORTH SUBDIVISION, zoned SU-2 / R-LT, located on 98<sup>TH</sup> ST NW, between I-40 NW and LADERA DR NW containing approximately 35 acre(s). *[Deferred from 10/8/03, 10/22/03 & 11/5/03]* (J-8) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/26/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 10/16/03 THE PRELIMINARY PLAT WAS APPROVED. THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. . A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

9. **Project # 1002792**  
03DRB-01780 Major-Vacation of  
Public Easements

03DRB-01945 Minor-SiteDev Plan  
Subd/EPC  
03DRB-01946 Minor-SiteDev Plan  
BldPermit/EPC

TIERRA WEST LLC agent(s) for TRUST OF ALBERT & MARY BLACK request(s) the above action(s) for all or a portion of Tract(s) 14A & 14B, **BLACK RANCH**, zoned SU-1 for C-1 & Rest (ETC) & SU-1, O-1, located on COORS BLVD NW, between ALAMEDA BLVD NW and the CALABACILLAS ARROYO containing approximately 10 acre(s). [REF: 03EPC-01085 & 01086] [Deferred from 11/12/03 & 11/26/03] (B-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/10/03.**

GEORGE RAINHART ARCHITECTS & ASSOCIATES, agents for TRUST OF ALBERT & MARY BLACK request(s) the above action(s) for all or a portion of Tract(s) 14A & 14B, **BLACK RANCH**, zoned SU-1 for C-1 & Rest (ETC) & SU-1, O-1, located on COORS BLVD NW, between ALAMEDA BLVD NW and the CALABACILLAS ARROYO containing approximately 10 acre(s). [REF: 03EPC-01085 & 01086, 03DRB-01780] [Debbie Stover, EPC Case Planner] [Deferred from 11/26/03] (B-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/10/03.**

10. ~~Project # 1002928~~  
03DRB-01532 Major-Preliminary Plat  
Approval  
03DRB-01534 Minor-Temp Defer SDWK  
03DRB-01536 Minor-Sidewalk Waiver

BOHANNAN HUSTON, INC. & DENISH-KLINE ASSOCIATES, agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of Tract(s) D (to be known as **TAOS @ THE TRAILS**, The Trails (a portion of Tract 4, Black Ranch) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). REF: 03DRB-01429 (SK)) [Deferred from 10/8/03, 11/5/03 & 11/26/03] (C-9) ~~DEFERRED AT THE AGENT'S REQUEST TO 12/10/03.~~

11. **Project # 1002929**  
03DRB-01531 Major-Preliminary Plat  
Approval  
03DRB-01533 Minor-Temp Defer SDWK  
03DRB-01535 Minor-Sidewalk Waiver

BOHANNAN HUSTON & DENISH - KLINE ASSOCIATES, agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) C (to be known as **SANTA FE @ THE TRAILS**) The Trails (portion of Tract 4, Black Ranch) zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 17 acre(s). [Deferred from 10/8/03, 11/5/03 & 11/19/03, 11/26/03] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 12/10/03.**

**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.**

12. **Project # 1001656**  
03DRB-01942 Minor-SiteDev Plan  
BldPermit/EPC

MOLZEN-CORBIN & ASSOCIATES, agent(s) for CITY OF ALBUQUERQUE, AVIATION DEPARTMENT, request(s) the above action(s) for all or a portion of Tract(s) A & E, **DOUBLE EAGLE II AIRPORT**, zoned SU-1 special use zone, for Double Eagle Airport, located on **DOUBLE EAGLE II AIRPORT NW**, between PASEO DEL VOLCAN NW and SHOOTING RANGE PARK RD NW containing approximately 14 acre(s). [REF: 02EPC-01956] [Chris Hyer, EPC Case Planner] (E-6, F-4, F-6) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

13. **Project # 1002421**  
03DRB-01968 Minor-SiteDev Plan  
Subd  
03DRB-01969 Minor-SiteDev Plan  
BldPermit/EPC

GARRETT SMITH ● D agent(s) for NEW LIFE HOMES INC request(s) the above action(s) for all or a portion of Tract(s) 111-B, **TOWN OF ATRISCO GRANT, TRACT III – UNIT 6**, zoned SU-1 PRD (20DU/A, located on GWIN RD SW, between DELIA RD SW and 69<sup>TH</sup> ST SW containing approximately 1 acre(s). [REF: 03DRB-00053, 03EPC-00692] [Juanita Vigil, EPC Case Planner] [Deferred from 11/26/03] (K-10) **DEFERRED AT THE AGENT'S REQUEST TO 12/10/03.**

14. **Project # 1002873**  
03DRB-01975 Minor-SiteDev Plan  
BldPermit/EPC

DCSW INC agent(s) for MORELAND CORP request(s) the above action(s) for all or a portion of Tract(s) 5A & 7A, **YALE BUSINESS BARK**, zoned SU-1 Permissive O-1, C-2, IP, located on CENTRE AVE SE AND INTERNATIONAL AVE SE and containing approximately 5 acre(s). [REF: 03EPC-01324 ] [Debbie Stover, EPC Case Planner] [Deferred from 11/26/03] (L-16) **DEFERRED AT THE AGENT'S REQUEST TO 12/10/03.**

15. **Project # 1000694**  
03DRB-01897 Minor-SiteDev Plan  
BldPermit/EPC  
03DRB-01898 Minor-Prelim&Final Plat  
Approval

JCG & ASSOCIATES agent(s) for FAMILY WORSHIP CENTER request(s) the above action(s) for all or a portion of Lot(s) 226-230, **TOWN OF ATRISCO GRANT-AIRPORT UNIT**, zoned SU-1 for Church, located on GLENRIO RD NW, between I-40 and 72<sup>nd</sup> ST NW containing approximately 8 acre(s). [REF: DRB-96-415, DRB-96-313] [Mary Piscitelli, EPC Case Planner] [Deferred from 11/12/03] (J-10) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND REVISED SHEET C7, AND TO TRANSPORTATION DEVELOPMENT FOR PARKING LOT LAYOUT NEEDS TO BE DIMENSIONED FOR STALL SIZES AND ANGLE WIDTHS AND PARKING SPACE DETAIL DRAWING FOR TRANSPORTATION DEVELOPMENT SIGN OFF.**

#### **MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS**

16. **Project # 1000132**  
03DRB-01944 Minor-Ext of SIA for  
Temp Defer SDWK

D. R. HORTON INC agent(s) request(s) the above action(s) for all or a portion of **CANTABELLA SUBDIVISION, UNIT 2**, zoned R-LT, located on VENTANA RD NW, EAST OF UNIVERSE BLVD NW and containing approximately 19 acre(s). [REF: 1000132, 1001453, 1000143] (B-10) **WITHDRAWN AT THE AGENT'S REQUEST.**

17. **Project # 1001453**  
03DRB-01943 Minor-Ext of SIA for  
Temp Defer SDWK

D. R. HORTON INC agent(s) request(s) the above action(s) for all or a portion of **CANTABELLA SUBDIVISION, UNIT 3**, zoned R-LT, located on VENTANA RD NW, EAST OF UNIVERSE BLVD NW and containing approximately 20 acre(s). [REF: 1000132, 1000143] (B-10) **WITHDRAWN AT THE AGENT'S REQUEST.**

18. **Project # 1000408**  
03DRB-01971 Minor-Extension of  
Preliminary Plat

MARK GOODWIN & ASSOCIATES agent(s) for C&W LAND DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 490 & 491, Unit(s) 7, TOWN OF ATRISCO GRANT, **SAGE POINT SUBDIVISION**, zoned RD (14 DU/A), located on SAGE RD SW, between 86<sup>th</sup> ST SW and 82<sup>nd</sup> ST SW containing approximately 10 acre(s). (M-9) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**

19. **Project # 1000147**  
03DRB-01973 Minor-Extension of  
Preliminary Plat

MARK GOODWIN & ASSOCIATES agent(s) for C&W LAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 57-60, Unit(s) 2, TOWN OF ATRISCO GRANT, **WHISPERING POINTE SUBDIVISION**, zoned RD (9 DU/A), located on SUNSET GARDENS SW between 82<sup>ND</sup> ST SW and UNSER BLVD SW containing approximately 24 acre(s). (L-10) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**

20. **Project # 1001400**  
03DRB-01961 Minor-Prelim&Final Plat  
Approval

RHOMBUS PA INC agent(s) for SORIDA GRIEGO REVOCABLE TRUST, ELSIE CLARK, TTEE, request(s) the above action(s) for all or a portion of Lot(s) 5, Tract(s) 197-b-1-a and 197-b-1-b, MRGCD MAP #35, **SORIDA ADDITION**, zoned RA-2 residential and agricultural zone, located on FLORAL RD NW, between DURANES RD NW and PACHECO LN NW containing approximately 1 acre(s). [REF: 01DRB-01140] (H-12) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

21. **Project # 1001999**  
03DRB-01871 Minor-Prelim&Final Plat  
Approval

ADVANCED ENGINEERING & CONSULTING, LLC agent(s) for FRANCISCO L. MELENDEZ request(s) the above action(s) for all or a portion of Lot(s) 13-A & 14-A, **RAYNOLDS ADDITION**, zoned SU-2 special neighborhood zone, MFR, located on 11<sup>TH</sup> ST SW, between SILVER AVE SW and GOLD AVE SW containing approximately 0.1625 acre(s). [REF: ZA-94-76, 02ZHE-00937 (1002035), 02DRB-01614, WAS INDEF. DEFERRED ON 11/5/03] (K-13) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR A CORRECT PRIVATE SANITARY SEWER EASEMENT TO SERVE CENTER LOT AND CLEAR SITE TRIANGLE EASEMENT ON BOTH END LOTS AND AMAFCA'S SIGNATURES.**

22. **Project # 1002132**  
03DRB-01963 Minor-Final Plat  
Approval

BOHANNAN HUSTON, INC agent(s) for ENTRADA DEVELOPMENT, LLC request(s) the above action(s) for all or a portion of Tract(s) G, **VILLAGE CENTER NORTH**, (to be known as **VILLA DE VILLAGIO**) zoned SU1-R2, located on STONEBROOK PL NW, between SUMMER RIDGE RD NW and MONTEREY PIER DR NW containing approximately 13 acre(s). [REF: 1000898] (A-11) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR PAYMENT OF CASH-IN-LIEU AND AMAFCA'S SIGNATURE.**

23. **Project # 1002636**  
03DRB-01959 Minor-Prelim&Final Plat  
Approval  
03DRB-01960 Minor-Sidewalk Waiver

SURVEYS SOUTHWEST LTD agent(s) for ROBERT SIEGLITZ request(s) the above action(s) for all or a portion of Lot(s) 24, **RICE'S DURANES ADDITION NO. 1**, zoned R-2 residential zone, located on RICE AVE NW, between RIO GRANDE BLVD NW and DURANES NW containing approximately 1 acre(s). [REF: 03DRB-01084, 03DRB-00708] [Deferred from 11/26/03] (H-13) **DEFERRED AT THE AGENT'S REQUEST TO 12/3/03.**

24. **Project # 1002933**  
03DRB-01966 Minor-Final Plat  
Approval

JEFF MORTENSEN & ASSOCIATES, INC agent(s) for HOECH REAL ESTATE CORP request(s) the above action(s) for all or a portion of Lot(s) 28, Block(s) 18, NORTH ALBUQUERQUE ACRES, TRACT 3, UNIT 3, (to be known as **VINEYARD ESTATES, UNIT IV-B**) zoned RD (5 DU/A), located on CARMEL AVE NE, between VENTURA ST NE and HOLBROOK ST NE containing approximately 2 acre(s). [REF: 03DRB-01443, 03DRB-01444, 03DRB-01446] (C-20) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

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

25. **Project # 1001730**  
03DRB-01972 Minor-Sketch Plat or  
Plan

SURVEYS SOUTHWEST LTD agent(s) for JOHN & CRISTY ROMERO request(s) the above action(s) for all or a portion of Tract(s) 175-A-1, 175-A-3, 175-A-2-B, 181-A-1-A, **MRGCD MAP 35**, zoned RA2, located on LEONORA DR NW, between GABALDON RD NW and CAMILO LN NW containing approximately 2 acre(s). [REF: 02DRB-00203, 02DRB-00482] (H-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**



26. **Project # 1003110**  
03DRB-01967 Minor-Sketch Plat or  
Plan

WILKS COMPANY a/s) for SAMHO LLC  
request(s) the above action(s) for all or a portion of  
Lot(s) 5 & 6, Block(s) 4, **MONKBRIDGE ADDITION**,  
zoned C-3 heavy commercial zone, located on 4<sup>TH</sup>  
ST NW, between AZTEC NW and VERANDA NW  
containing approximately 1 acre(s). (G-14) **THE  
ABOVE REQUEST WAS REVIEWED AND  
COMMENTS WERE GIVEN.**

27. Approval of the Development Review Board Minutes for November 12, 2003. **MINUTES WERE  
APPROVED SUBJECT TO CHANGES BY THE BOARD.**

ADJOURNED: 12:35 P.M.

*Refer 12/10*

# DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 100 2928 AGENDA#: 10 DATE: 11.26

1. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

2. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

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

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

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

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

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

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

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

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

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

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

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

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



**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: 1002928**

**AGENDA ITEM NO: 10**

**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:**

An approved drainage report is required for Preliminary Plat approval.  
 An approved infrastructure list is required for Preliminary Plat approval.

**RESOLUTION:**

12-10-03

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:** November 26, 2003



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

November 19, 2003

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: 10:25 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 # 1002663**  
03DRB-01818 Major-Preliminary Plat Approval  
03DRB-01819 Major-Vacation of Pub Right-of-Way  
03DRB-01820 Minor-Sidewalk Variance  
03DRB-01821 Minor- Subd Design (DPM) Variance  

GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) E, NEW MEXICO CREDIT CORPORATION, (to be known as EL PORVENIR SUBDIVISION) zoned SU-2 special neighborhood zone, C-3, located on ARNO ST NE, between LOMAS BLVD NE and MARBLE AVE NE containing approximately 2 acre(s). [REF:03DRB-00804 (SK) ] (J-14) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/19/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 8/11/03 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION: REFLECT THE RADIUS AS 20-FEET INSTEAD OF 15-FEET. VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. A SIDEWALK VARIANCE FROM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**
  
2. **Project # 1002971**  
03DRB-01567 Major-Vacation of Public Easements  
03DRB-01568 Major-Vacation of Public Easements  
03DRB-01569 Major-Vacation of Public Easements  
03DRB-01570 Minor-Vacation of Private Easements  
03DRB-01566 Minor-Prelim&Final Plat Approval  

SURVEYS SOUTHWEST agent(s) for WEFCO PARTNERS request(s) the above action(s) for all or a portion of Tract(s) 4B, 4-A-1, 5-B-1 and 5-B-2, V. E. BARRETT SUBDIVISION AND LANDS OF WEFCO, zoned C-2 community commercial zone, located on CENTRAL AVE SW, between UNSER BLVD SW and 86TH ST SW containing approximately 15 acre(s). [REF: V-79-19, V-88-3, V-86-58] [*Deferred from 10/15/03, 11/5/03 & 11/19/03*] (K-10) **DEFERRED AT THE AGENT'S REQUEST TO 12/10/03.**

03DRB-01692 Minor-SiteDev Plan Subd  
DENISH KLINE ASSOCIATES INC agent(s) for WEFCO PARTNERS INC request(s) the above action(s) for all or a portion of Tract(s) 4-B, 4-A-1, 5-B-1 AND 5-B-2, BARRETT SUBDIVISION, LANDS OF WEFCO, zoned C-2 community commercial zone, located on CENTRAL AVE SW, between UNSER BLVD SW and 86<sup>TH</sup> ST SW containing approximately 15 acre(s). [REF: V-88-3, 03DRB-01567, 03DRB-01568, 01569, 03DRB-01566, 01570] [*Deferred from 10/15/03 ,11/5/03 & 11/19/03*] (K-10) **DEFERRED AT THE AGENT'S REQUEST TO 12/10/03.**

3. ~~Project # 1002928~~  
03DRB-01532 Major-Preliminary Plat  
Approval  
03DRB-01534 Minor-Temp Defer SDWK  
03DRB-01536 Minor-Sidewalk Waiver

BOHANNAN HUSTON, INC. & DENISH-KLINE ASSOCIATES, agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of **Tract(s) D** (to be known as **TAOS @ THE TRAILS**, The Trails (a portion of Tract 4, Black Ranch) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). REF: 03DRB-01429 (SK)] [*Deferred from 10/8/03, 11/5/03 & 11/26/03*], (C-9) DEFERRED AT THE AGENT'S REQUEST TO 11/26/03.

4. **Project # 1002929**  
03DRB-01531 Major-Preliminary Plat  
Approval  
03DRB-01533 Minor-Temp Defer SDWK  
03DRB-01535 Minor-Sidewalk Waiver

BOHANNAN HUSTON INC. & DENISH - KLINE ASSOCIATES, agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of **Tract(s) C** (to be known as **SANTA FE @ THE TRAILS**) **The Trails (portion of Tract 4, Black Ranch)** zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 17 acre(s). [*Deferred from 10/8/03, 11/5/03 & 11/19/03*] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 11/26/03.**

5. **Project # 1000029**  
 03DRB-01785 Major-Preliminary Plat Approval  
 03DRB-01786 Major-Vacation of Public Easements  
 03DRB-01787 Minor-Sidewalk Waiver  
 03DRB-01788 Minor-Temp Defer SDWK

BOHANNAN HUSTON, INC. agent(s) for SAWMILL COMMUNITY LAND & TRUST request(s) the above action(s) for all or a portion of Lot(s) C & B-1-A-1, Duke City Lumber Company Addition and Lot D-1-A of Arbolera De Vida, (to be known as **ARBOLERA DE VIDA, PHASE 2**), zoned S-M1, S-DR, located on BELLAMAH AVE. NW, between 19<sup>th</sup> ST NW and 18<sup>th</sup> ST NW containing approximately 26 acre(s). *[Deferred from 11/12/03]* (H-13) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/19/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 10/16/03 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION: TRACT 4 SHALL BE ENCUMBERED BY A BLANKET DRAINAGE EASEMENT. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

6. **Project # 1000650**  
 03DRB-01782 Major-Bulk Land Variance  
 03DRB-01783 Minor-Prelim&Final Plat Approval  
 03DRB-01906 Minor-SiteDev Plan Subd/EPC

TIERRA WEST LLC agent(s) for WAL-MART STORES INC. request(s) the above action(s) for all or a portion of Tract(s) 1A & 2A, **LANDS OF LAMONICA & WENK**, zoned SU-1,C-1 Perm. Uses, located on COORS BLVD SW, between RIO BRAVO BLVD SW and LAMONICA RD SW containing approximately 21 acre(s). [REF: 03EPC-00905, 00907, 01109 & 01110] **[Carmen Marrone, EPC Case Planner]** *[Deferred from 11/12/03]* (P-10) **THE BULK LAND VARIANCE WAS APPROVED. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE AND 15-DAY APPEAL PERIOD. THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD.**

**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.

7. **Project # 1003057**  
03DRB-01902 Minor-Amnd SiteDev Plan Subd  
03DRB-01903 Minor-Prelim&Final Plat Approval  
03DRB-01904 Minor-Temp Defer SDWK
- MARK GOODWIN & ASSOCIATES agent(s) for GRAYLAND, INC. request(s) the above action(s) for all or a portion of Tract(s) A-2, **CLIFFORD WEST BUSINESS PARK, UNIT 3**, zoned SU-1 IP, located on UNSER BLVD NW, between LOS VOLCANES RD NW and SAUL BELL RD NW containing approximately 13 acre(s). [REF: 1000918, AA-98-54, Z-97-11, DRB-97-138, S-98-54] *[Deferred from 11/12/03]* (K-9/K-10) **THE AMENDED SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/19/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 9/12/97 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

**MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS**

8. **Project # 1001334**  
03DRB-01916 Minor-Amnd Prelim Plat Approval
- MARK GOODWIN & ASSOCIATES agent(s) for C & W LAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 465 & 466, TOWN OF ATRISCO GRANT, UNIT 7 (to be known as **WESTBROOK HEIGHTS, UNIT 2**) zoned RD (9 DU/acre, located on SAN YGNACIO RD NW, between UNSER BLVD NW and 82<sup>nd</sup> ST NW containing approximately 10 acre(s). (L-10) **THE AMENDED PRELIMINARY PLAT WAS APPROVED. THE AMENDED GRADING PLAN DATED 10/9/03 WAS APPROVED. THE AMENDED INFRASTRUCTURE LIST DATED 11/19/03 WAS APPROVED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT.**



9. **Project # 1000585**  
03DRB-01936 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD agent(s) for THOMAS & REBECCA MALOY request(s) the above action(s) for all or a portion of Lot(s) 1B-1 and 1B-2, Unit(s) 2, **BROADWAY INDUSTRIAL CENTER SUBDIVISION**, zoned SU-2 HM, located on SAN JOSE AVE SE between BROADWAY BLVD SE and BETHEL RD SE containing approximately 2 acre(s). [REF: DRB-99-100, 00DRB-0780] (M-14) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

10. **Project # 101655**  
03DRB-01887 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD agent(s) for ROSS VANWASSENHOVE request(s) the above action(s) for all or a portion of Lot(s) 23A-1-A-1, Block(s) 14, **PALISADES ADDITION**, zoned R-1, located on GRANDE VISTA NW N, between VISTA GRANDE NW and WARD DR NW containing approximately 2 acre(s). [REF: 01DRB-01840, 02DRB00250, 03-00940] [*Deferred from 11/2/03*] (G-11) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO CITY ENGINEER FOR ACCEPTANCE OF WATERLINE AND 3<sup>RD</sup> SIGNATURE OF PROPERTY OWNER FOR MAINTENANCE OF ACCESS EASEMENT.**

11. **Project # 1000933**  
03DRB-01895 Minor-Final Plat Approval

BOHANNAN HUSTON, INC. agent(s) for CENTEX HOMES request(s) the above action(s) for all or a portion of Tract(s) B-5, MANZANO MESA, **TERRACITA SUBDIVISION**, zoned R-T residential zone, located on SOUTHERN BLVD SE, between JUAN TABO BLVD SE and SHIRLEY ST SE containing approximately 13 acre(s). [REF: 03DRB-00515, 00516, 00517 & 00518] [*Deferred from 11/12/03*] (L-21) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS TO VERIFY CASH-IN-LIEU PAYMENT AND UTILITIES DEVELOPMENT: THEY NEED APPROVED ORIGINAL OF A TEMPORARY PUBLIC WATERLINE EASEMENT TO BE RECORDED WITH THE PLAT.**

**NO ACTION IS TAKEN ON THESE CASES:**

**APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING**

12. **Project # 1002744**  
03DRB-01907 Minor-Sketch Plat or Plan  
MARIA RUDE request(s) the above action(s) for all or a portion of Lot(s) 13, **COLLEGE VIEW ADDITION**, zoned R-T residential zone, located on SALANO ST NE, between MARQUETTE AVE NE and GRANDE AVE NE containing approximately 1 acre(s). [REF: 03DRB-00991, Z-90-103] (K-17) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
  
13. Approval of the Development Review Board Minutes for November 5, 2003. **MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.**

ADJOURNED: 10:25 A.M.



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

**DRB CASE NO/PROJECT NO: 1002928**

**AGENDA ITEM NO: 2**

**SUBJECT:**

SIA Extension

**ACTION REQUESTED:**

REV/CMT: ( )    APPROVAL: (X)    SIGN-OFF: ( )    EXTN: ( )    AMEND: ( )

**ENGINEERING COMMENTS:**

P.O. Box 1293

No adverse comments.

Albuquerque

New Mexico 87103

www.cabq.gov

**RESOLUTION:**

APPROVED ; DENIED \_\_; DEFERRED \_\_; COMMENTS PROVIDED \_\_; WITHDRAWN \_\_

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

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

**DATE:** AUGUST 9, 2006

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002928 AGENDA#: 2 DATE: 8/9/06

1. Name: Bck Potru Address: 7007 Jefferson Zip: 27109
2. Name: Steve Salaz Address: Wilson Blvd. 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: \_\_\_\_\_

#12



# 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-01570 (P&F)

Project # 1002928

Project Name TAOS @ THE TRAILS

Agent: Surv-Tek Inc.

Phone No.: 897-3366

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 11/8/06 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): record of Amafca's 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.**

*OK*

Project Number 1002928



<p><b>SUBDIVISION</b></p> <p><input checked="" type="checkbox"/> Major Subdivision action  <input checked="" type="checkbox"/> Minor Subdivision action  <input type="checkbox"/> Vacation  <input type="checkbox"/> Variance (Non-Zoning)</p> <p><b>SITE DEVELOPMENT PLAN</b></p> <p><input type="checkbox"/> ... for Subdivision Purposes  <input type="checkbox"/> ... for Building Permit  <input type="checkbox"/> IP Master Development Plan  <input type="checkbox"/> Cert. of Appropriateness (LUCC)</p>	<p>Supplemental form <b>S</b></p> <p><b>V</b></p> <p><b>P</b></p> <p><b>L</b></p>		<p><b>ZONING AND PLANNING</b></p> <p><input type="checkbox"/> Annexation  <input type="checkbox"/> County Submittal  <input type="checkbox"/> EPC Submittal  <input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning)  <input type="checkbox"/> Sector Plan (Phase I, II, III)  <input type="checkbox"/> Amendment to Sector, Area, Facility or Comprehensive Plan  <input type="checkbox"/> Text Amendment (Zoning Code/Sub Regs)</p> <p><b>APPEAL / PROTEST OF ...</b></p> <p><input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals</p>	<p>Supplemental form <b>Z</b></p> <p><b>A</b></p>
--	---	--	--	---

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: <u>LONGFORD AT THE TRAILS, LLC</u>	PHONE: <u>761-9911</u>
ADDRESS: <u>7007 JEFFERSON NE</u>	FAX: <u>761-9922</u>
CITY: <u>ALBUQ.</u> STATE <u>NM</u> ZIP _____	E-MAIL: _____
Proprietary Interest in Site: <u>OWNERS</u> List all owners: _____	
AGENT (if any): <u>Surv-Tek, Inc</u>	PHONE: <u>897-3366</u>
ADDRESS: <u>9384 Valley View Drive NW</u>	FAX: <u>897-3377</u>
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87114</u>	E-MAIL: <u>Hugg@survtek.com</u>

**DESCRIPTION OF REQUEST:** MINOR SUBDIVISION PRELIMINARY / FINAL PLAN APPROVAL TO ADJUST THE EXISTING INTERIOR LOT LINE

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 6-A P1 AND 7-A P1 Block: --- Unit: ---

Subdv. / Addn. TRAILS AT THE TRAILS

Current Zoning: RD Proposed zoning: SAME

Zone Atlas pages(s) C-9 No. of existing lots: 2 No. of proposed lots: 2

Total area of site (acres): 0.3234 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?  N/A

UPC No. 100906428534 221602, 100906429034121603, 100906428134321601 MRGCD Map No. N/A

LOCATION OF PROPERTY BY STREETS: On or Near: TREELINE AVENUE N.W

Between: EAST OF PILARDO and STREET NW

**CASE HISTORY:**

List any current or prior case numbers that may be relevant to your application (Proj., App., DRB-, AX\_Z\_V\_S\_, etc.): 1002928

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

SIGNATURE [Signature] DATE 10.30.06

(Print) KUSS HUGG Applicant  Agent

FOR OFFICIAL USE ONLY  
3/04

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

<p><input checked="" type="checkbox"/> INTERNAL ROUTING</p> <p><input checked="" type="checkbox"/> All checklists are complete  <input checked="" type="checkbox"/> All fees have been collected  <input checked="" type="checkbox"/> All case #s are assigned  <input 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</p>	<p>Application case numbers</p> <p><u>06DRB - 01570</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Hearing date <u>11/8/06</u></p>	<p>Action</p> <p><u>P&amp;F</u></p> <p><u>CMB</u></p> <p>_____</p> <p>_____</p> <p>_____</p>	<p>S.F.</p> <p><u>5(3)</u></p> <p>_____</p> <p>_____</p> <p>_____</p>	<p>Fees</p> <p>\$ <u>285.00</u></p> <p>\$ <u>20.00</u></p> <p>\$ _____</p> <p>\$ _____</p> <p>\$ _____</p> <p>Total</p> <p>\$ <u>305.00</u></p>
--	--	--	---	---

[Signature] 10/31/06  
Planner signature / date

Project # 1002928

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

**SKETCH PLAT REVIEW AND COMMENT**

**YOUR ATTENDANCE IS REQUIRED.**

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

**MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT**

**Your attendance is required.**

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

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

Extension of preliminary plat approval expires after one year.

**MAJOR SUBDIVISION FINAL PLAT APPROVAL**

**Your attendance is required.**

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

**MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL**

**Your attendance is required.**

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

Russ Hugg  
 Applicant name (print)  
10-30-06  
 Applicant signature / date  
 Form revised 11/04



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

Application case numbers  
06040 - 01570  
 \_\_\_\_\_  
 \_\_\_\_\_

Ki S... 10/31/02  
 Planner signature / date  
**Project # 1002928**

# **SURV TEK, INC.**

---

## **Consulting Surveyors**

9384 Valley View Drive, NW Albuquerque, New Mexico 87114  
Phone: 505-897-3366 Fax: 505-897-3377 E-mail: hugg@swcp.com

October 30, 2006

Albuquerque Development Review Board  
PO Box 1293  
Albuquerque, New Mexico 87103

Attention: Sheran Matson, Chair

RE: Preliminary and Final Plat of Lots 6-A-1 P1 and 7-A-1 P1, Taos at the Trails ( Being a replat of Lots 6-A P1 and 7-A P1, Taos at the Trails), City of Albuquerque, Bernalillo County, New Mexico. City Zone Atlas Page C-9-Z.

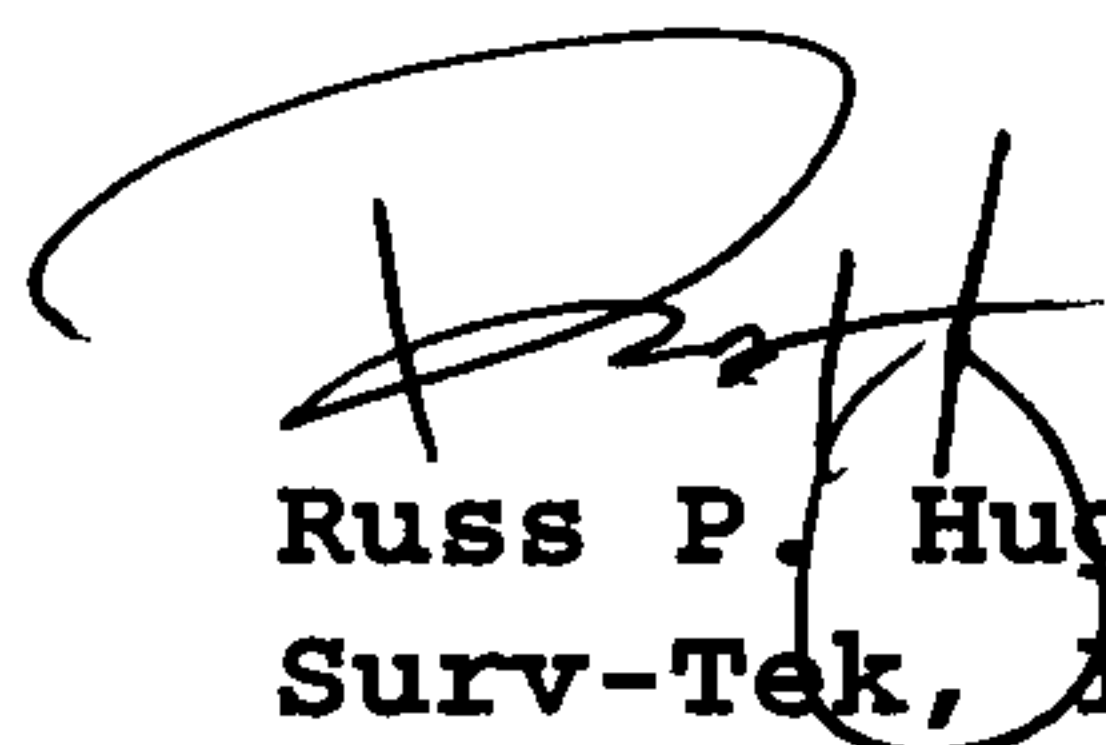
Dear Ms. Matson:

The owner of the above captioned property, Longford at The Trails, LLC, is hereby filing application with the City of Albuquerque Development Review Board for Minor Preliminary and Final Plat approval on the above captioned lots.

This plat will adjust the existing interior lot line between Lots 6-A P1 and 7-A P1 to conform to a newly constructed block wall.

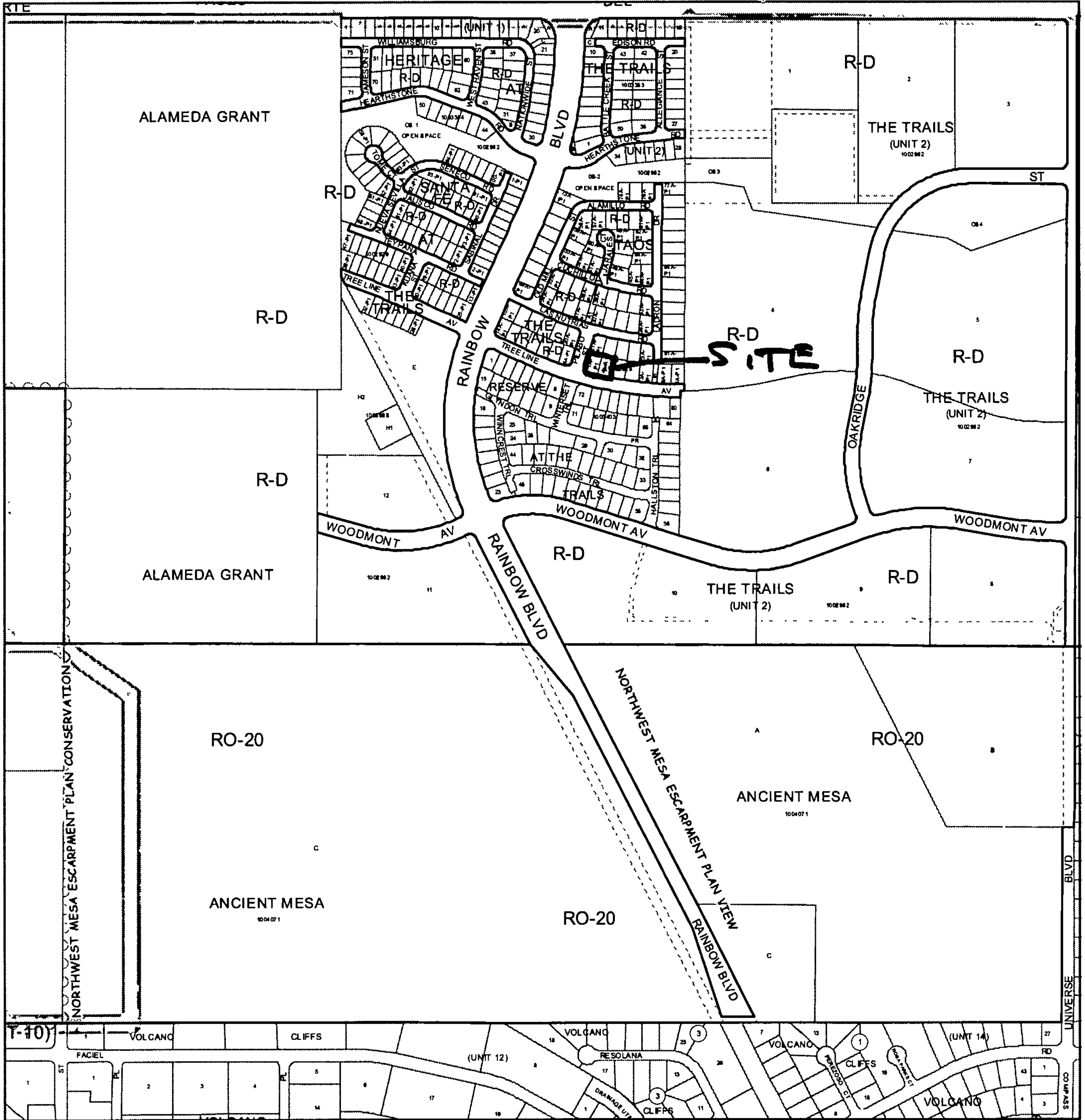
If you should have any questions regarding this request, please contact me at your convenience.

Sincerely,



Russ P. Hugg, PS  
Surv-Tek, Inc.





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

**AGIS**  
Albuquerque Geographic Information System

Map amended through: 3/14/2006

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**C-09-Z**

Selected Symbols

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

0 750 1,500 Feet



# LONGFORD HOMES

**Larry Johannesen**  
Division President

7007 Jefferson Street NE, Suite A/B  
Albuquerque, NM 87109

(505) 761-9911 Office

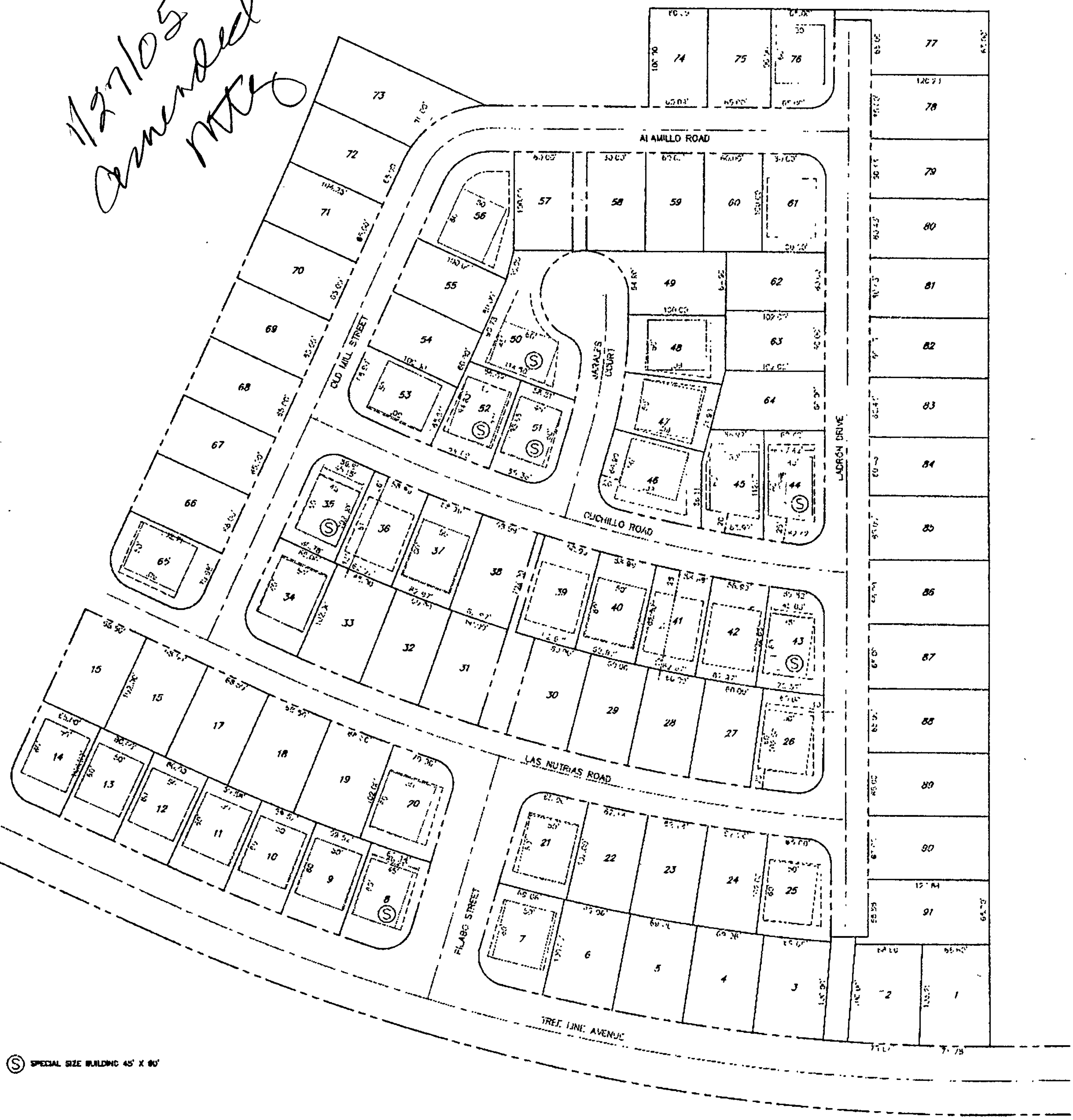
(505) 761-9922 Fax

(505) 363-5328 Cell

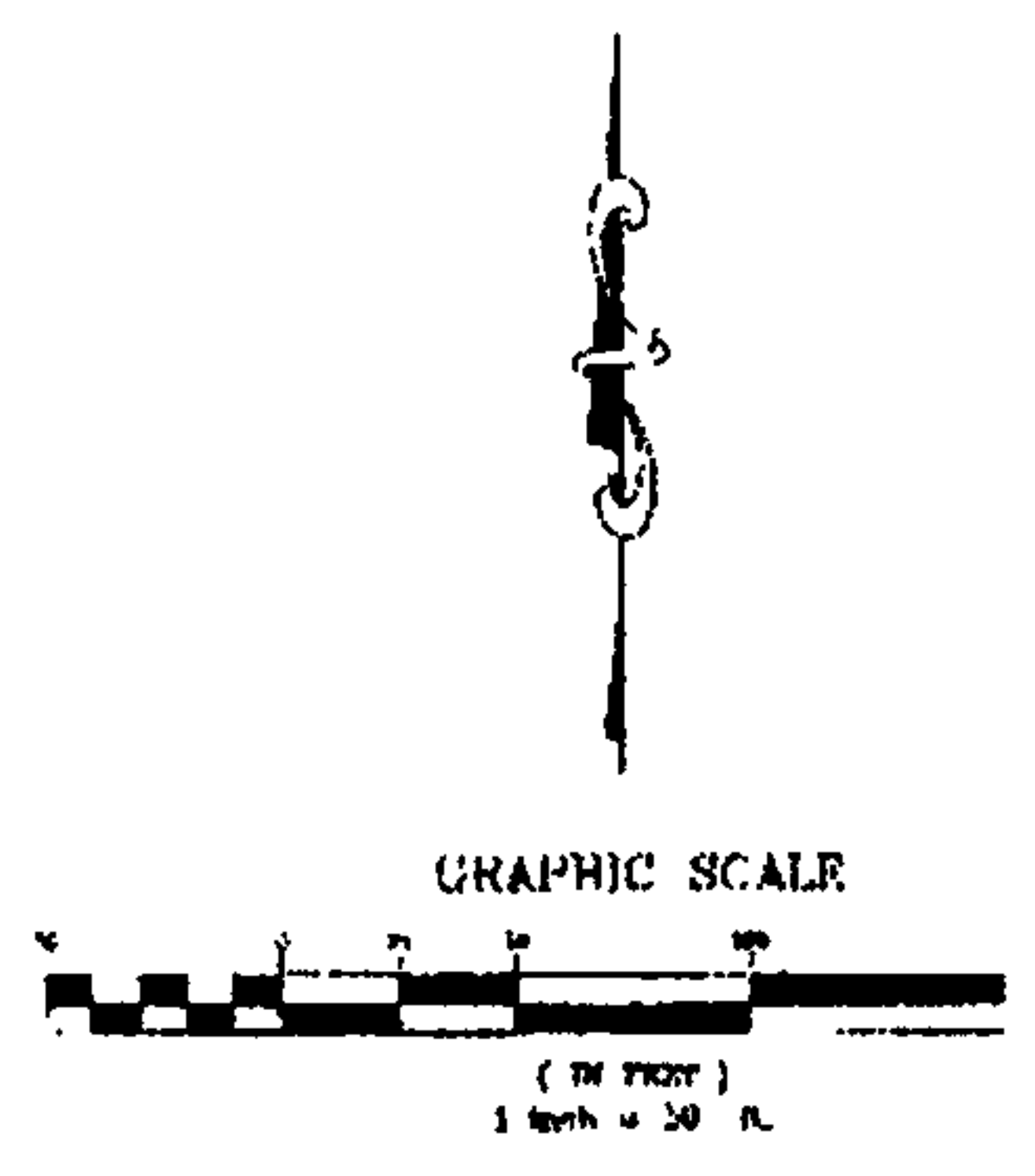
**[ljohannesen@longfordhomes.com](mailto:ljohannesen@longfordhomes.com)**

**[www.LONGFORDHOMES.com](http://www.LONGFORDHOMES.com)**

127105  
 Amended  
 plat  
 Lots larger,  
 only change.



Ⓢ SPECIAL SIZE BUILDING 45' X 80'



# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

**SUBDIVISION** **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 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: The Trails, LLC Attn: Rick Beltramo, PE PHONE: (505)761-9911

ADDRESS: 7007 Jefferson Street NE Ste. A FAX: (505) 761-9922

CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: rbeltramo@longfordgroup.com

Proprietary interest in site: Owner List all owners: The Trails, LLC

AGENT (if any): Steve Salazar, PE - Wilson and Company PHONE: (505) 348-4000

ADDRESS: 2600 The American Rd. Suite 100 FAX: (505) 898-8501

CITY: Rio Rancho STATE NM ZIP 87124 E-MAIL: sjsalazar@wilsonco.com

**DESCRIPTION OF REQUEST:** Requests Major - Two Year Extension of Subdivision Improvements Agreement

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

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

Lot or Tract No. Tract D of ~~Bulk Land Plat~~ of The Trails Block: N/A Unit: N/A

Subdiv. / Addn. TBK Taos at The Trails (~~Tract D at The Trails~~)

Current Zoning: RD Proposed zoning: No Change

Zone Atlas page(s): C 9 Z No. of existing lots: 91 No. of proposed lots: n/a

Total area of site (acres): 18.4 ac Density if applicable: dwellings per gross acre: 4.94 dwellings per net acre: 4.94

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

UPC No. 100906430838621710 MRGCD Map No. N/A

LOCATION OF PROPERTY BY STREETS: On or Near: Rainbow Blvd. NW

Between: Paseo del Norte NW and Woodmont Ave. 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.): DRB #1002928, DRC# 730082, app.03-01532, 05-00308

Check-off if project was previously reviewed by Sketch Plat/Plan, or Pre-application Review Team . Date of review: 7/13/06

SIGNATURE [Signature] DATE 7/13/06

(Print) Steve J. Salazar, PE Applicant  Agent

**FOR OFFICIAL USE ONLY**

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

**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	Action	S.F.	Fees
<u>DRB - 01020</u>	<u>SIA</u>	<u>5(2)</u>	<u>\$ 50.00</u>
<u>-</u>	<u>ADD</u>	<u>-</u>	<u>\$ 75.00</u>
<u>-</u>	<u>CMF</u>	<u>-</u>	<u>\$ 20.00</u>
<u>-</u>	<u>-</u>	<u>-</u>	<u>\$</u>
<u>-</u>	<u>-</u>	<u>-</u>	<u>\$</u>
<u>-</u>	<u>-</u>	<u>-</u>	<u>\$</u>
<u>-</u>	<u>-</u>	<u>-</u>	<u>\$</u>
Hearing date <u>8-9-06</u>			Total <u>\$ 145.00</u>

[Signature] 7/14/06  
Planner signature / date

**Project #** 1002928

**FORM S(2): SUBDIVISION - D.R.B. PUBLIC HEARING**

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

**MAJOR SUBDIVISION PRELIMINARY PLAT APPROVAL**

- Proposed Preliminary Plat including the Grading Plan (folded to fit into an 8.5" by 14" pocket) **24** copies
  - Proposed Infrastructure List
  - Design elevations & cross sections of perimeter walls
  - 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
  - Property owner's and City Surveyor's signature on the proposed plat
  - FORM DRWS Drainage Report, Water & Sewer availability statement filing information
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - TIS/AQIA Traffic Impact Study / Air Quality Impact Assessment form
  - Fee (see schedule)
  - Any original and/or related file numbers are listed on the cover application
- Preliminary plat approval expires after one year.  
DRB Public hearings are approximately **ONE MONTH** after the filing deadline. **Your attendance is required.**

**MAJOR SUBDIVISION AMENDMENT TO PRELIMINARY PLAT (with significant changes)**

**MAJOR SUBDIVISION AMENDMENT TO INFRASTRUCTURE LIST (with significant changes)**

**MAJOR SUBDIVISION AMENDMENT TO GRADING PLAN (with significant 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, and/or Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **24** copies
  - Original Preliminary Plat, and/or Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket)
  - 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
  - Property owner's and City Surveyor's signature on the proposed amended plat, if the preliminary plat is being amended
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Any original and/or related file numbers are listed on the cover application
- Amended preliminary plat approval expires after one year.  
DRB Public hearings are approximately **ONE MONTH** after the filing deadline. **Your attendance is required.**

**MAJOR SUBDIVISION EXTENSION OF SUBDIVISION IMPROVEMENTS AGREEMENT**

**(Temporary sidewalk deferral uses FORM-V)**

- 1 copy of each of the following items
- 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
- Plat or plan reduced to 8.5" x 11"
- Official D.R.B. Notice of the original approval
- Approved Infrastructure List. If not applicable, please initial. \_\_\_\_\_
- Previous SIA extension notice, if one has been issued. If not applicable, please initial. \_\_\_\_\_
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Any original and/or related file numbers are listed on the cover application
- Fee (see schedule)

**DRB Public hearings are approximately ONE MONTH after the 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.

Steve Salazar, PE  
Applicant name (print)  
[Signature] 7/12/06  
Applicant signature / date



Form revised 9/01, 8/03 and 9/03

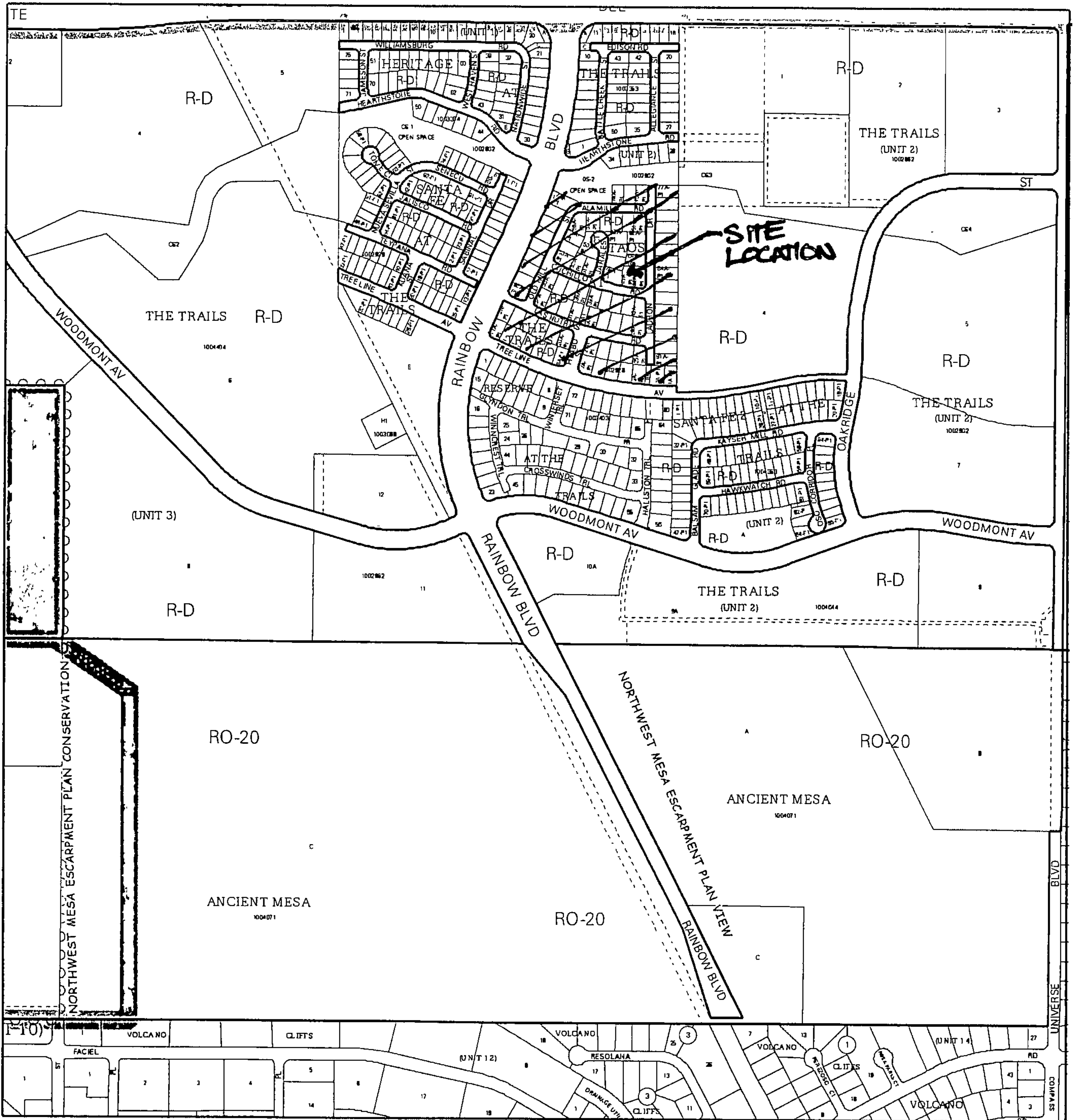
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers  
DWRB - - 01020  
 \_\_\_\_\_  
 \_\_\_\_\_

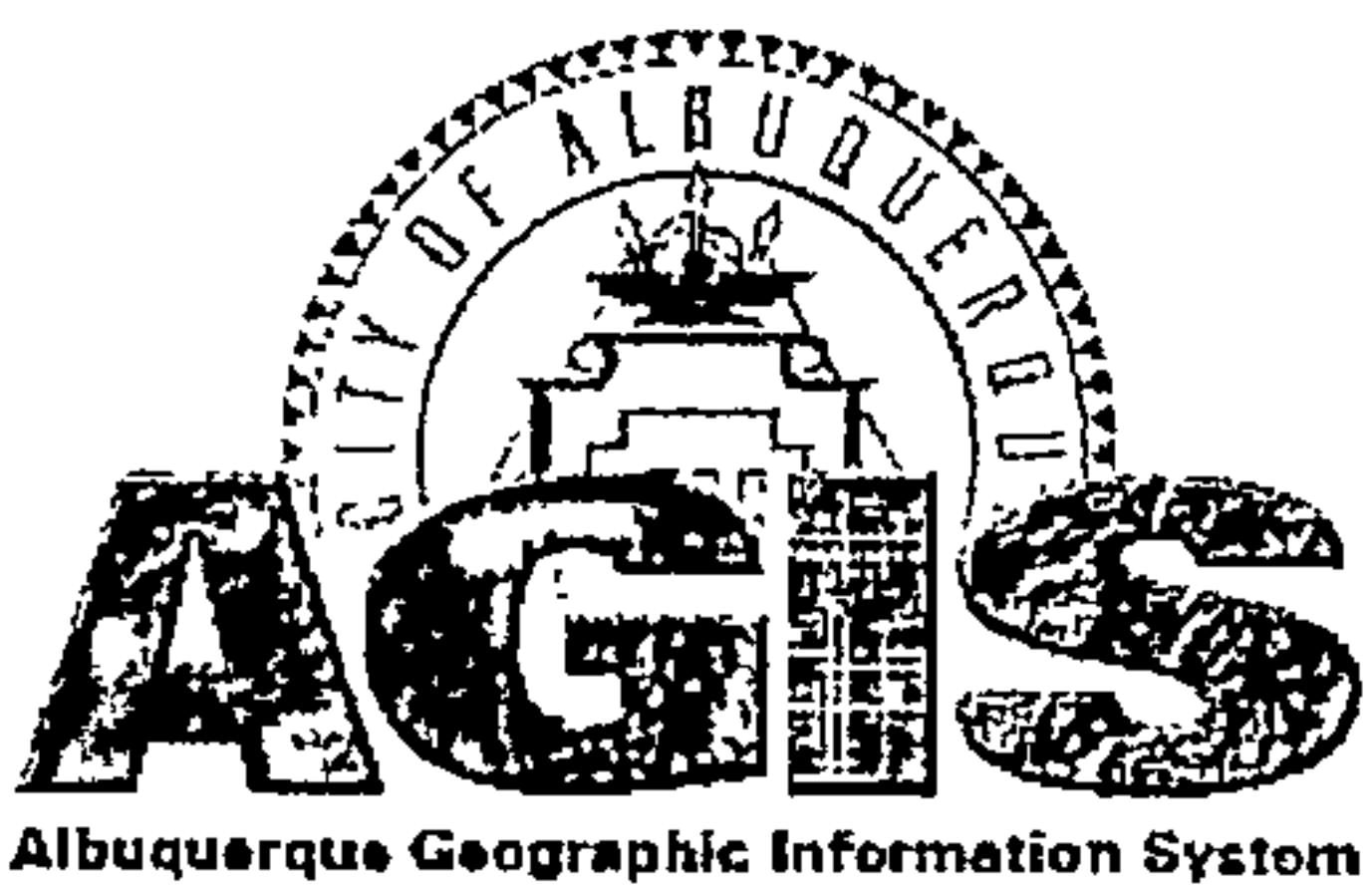
Ki-Sis 7/14/06  
Planner signature / date  
**Project # 1002928**

11/11/2023

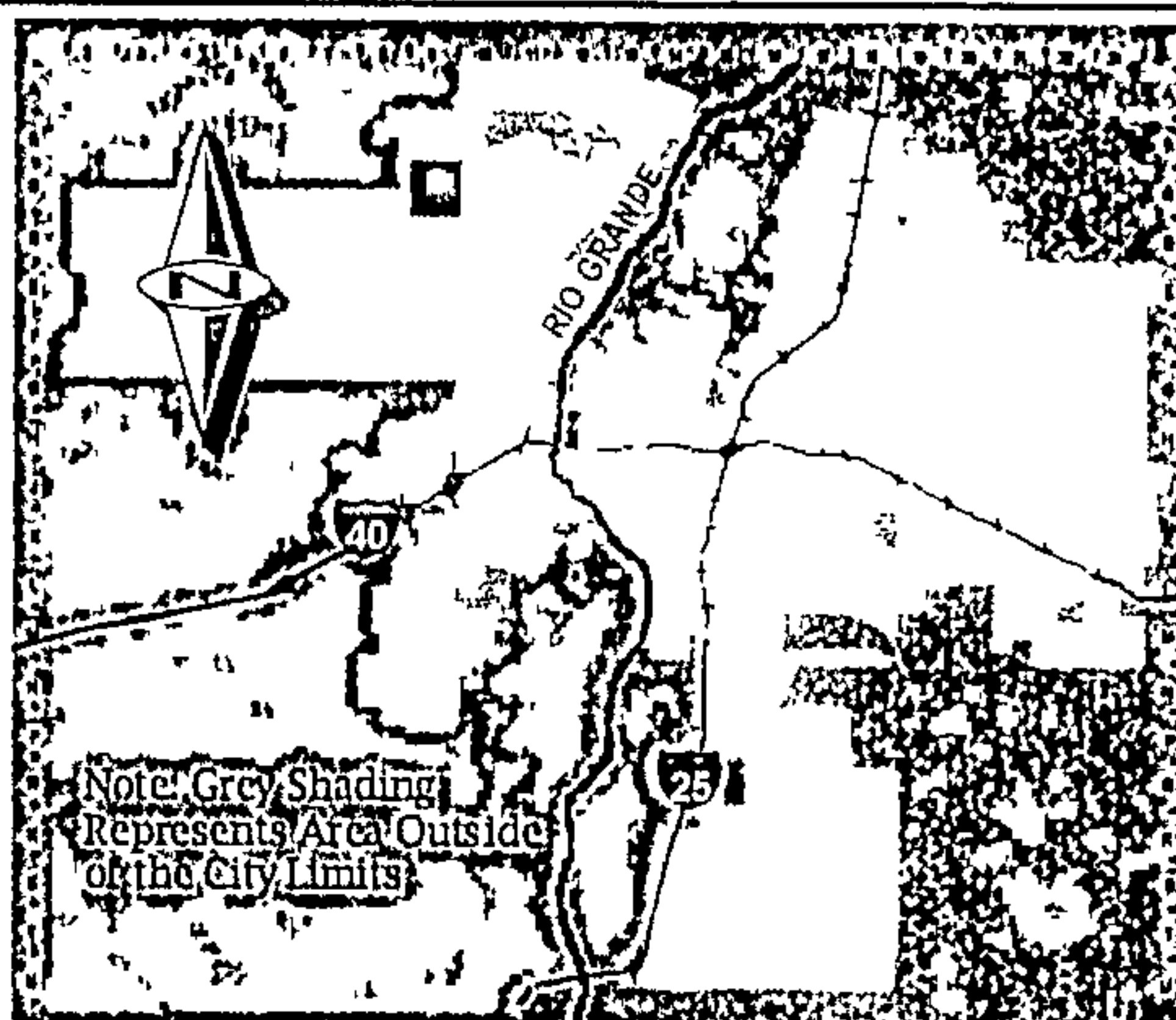
2023/11/11  
Steve Delaney DE  
1/12/20



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



Map amended through: 6/21/2006

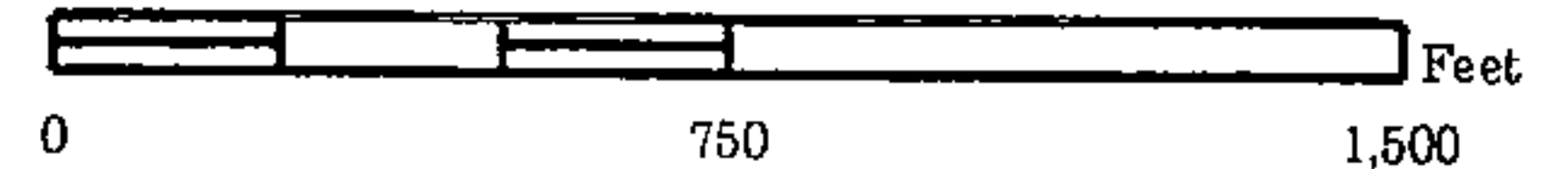


Zone Atlas Page:

**C-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





**WILSON  
& COMPANY**

2600 American Rd. SE, Suite 100  
Rio Rancho, NM 87124  
505-898-8021  
505-898-8501 Fax

Albuquerque  
Arlington  
Colorado Springs  
Denver  
El Paso  
Fort Worth  
Houston  
Kansas City  
Las Cruces  
Lenexa  
Los Angeles  
Omaha  
Phoenix  
Rio Rancho  
Salina  
San Bernardino

13 July 2006

**Sheran Matson, Chairperson  
City of Albuquerque  
Development Review Board  
Plaza Del Sol  
600 Second Street NW  
Albuquerque, NM 87103**

*Re: Taos at The Trails  
Extension of Subdivision Improvements Agreement  
COA Project Number – 730082 (DRB # 1002928); WCI Project #X4218008*

Dear Sheran:

This letter is to inform the **City of Albuquerque, Development Review Board** that Wilson & Company, Inc., acting as agents for The Trails LLC, is submitting an extension of Subdivision Improvements Agreement for the above subject property.

The following explanation is the reason for the extension of the subdivision improvements agreement. Longford is requesting extension of SIA to complete the construction of the Subdivision Infrastructure for the Taos at The Trails Subdivision per the COA infrastructure project 730082. The project is currently under construction and has not been accepted by the City of Albuquerque for substantial compliance.

Attached are the items requested by the DRB for the extension of SIA.

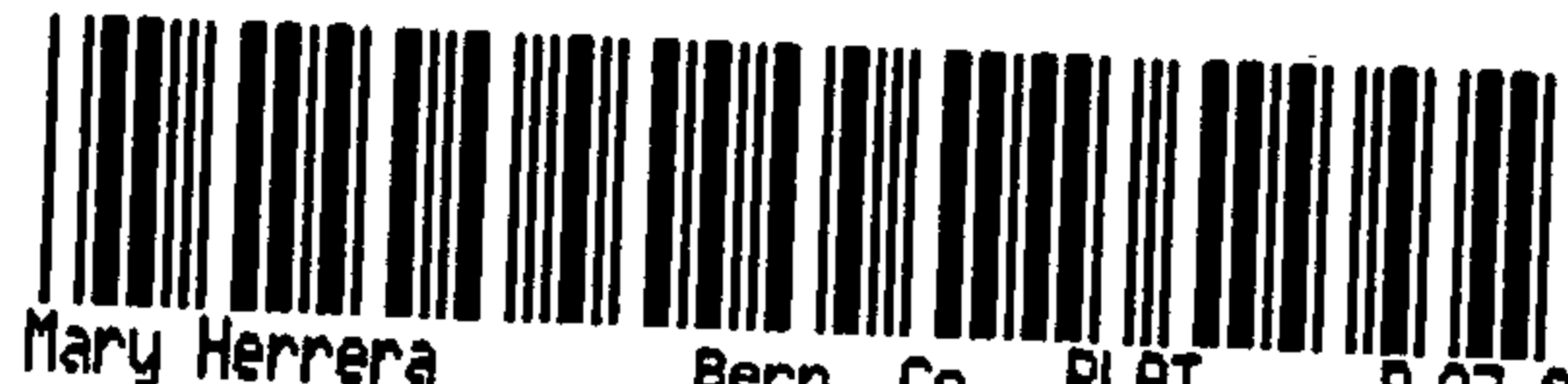
If you have any questions concerning this proposed project, please contact me at (505) 898-8021.

WILSON & COMPANY

Steve J. Salazar, P.E.  
Email: [sjsalazar@wilsonco.com](mailto:sjsalazar@wilsonco.com)

sjs  
Enclosure





2005034401  
6230448  
Page: 1 of 5  
03/11/2005 11:39A  
Bk-2005C Pg-96

**PLAT OF  
TAOS AT THE TRAILS**

(BEING A REPLAT OF TAOS AT THE TRAILS)

WITHIN

**THE TOWN OF ALAMEDA GRANT**

IN

**SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST**

**NEW MEXICO PRINCIPAL MERIDIAN**

**CITY OF ALBUQUERQUE**

**BERNALILLO COUNTY, NEW MEXICO**

FEBRUARY, 2005

Project No. 1002928

Application No. 05-00308

**APPROVALS**

[Signature] 3-2-05  
Traffic Engineer, City of Albuquerque  
Public Works Department Date

[Signature] 2-10-05  
City Surveyor, City of Albuquerque  
Public Works Department Date

[Signature] 3-2-05  
Utility Development Division, City of  
Albuquerque Public Works Department Date

[Signature] 3/2/05  
Albuquerque Metropolitan Arroyo Flood  
Control Authority Date

[Signature] 3/2/05  
City Engineer City of Albuquerque Date

**EXISTING EASEMENTS**

- As existing easements are listed below and shown herein are hereby granted by this plat:
- 1 Existing 10' Public Utility Easement per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 2 Existing 5' Private Driveway Easement per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 3 Existing Public Storm Drainage per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 4 Existing Public Utility Easement per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 5 Existing Public Driveway and Pedestrian Access Easement per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 6 Existing Private Driveway Easement per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 7 Existing Private Driveway Easement per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 8 Existing 50' x 10' Public Utility Easement on Tracts D and F per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 9 Existing 50' x 10' Public Utility Easement on Tracts G and H per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 10 Existing 50' x 10' Public Utility Easement on Tracts I and J per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 11 Existing 50' x 10' Public Utility Easement on Tracts K and L per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 12 Existing 50' x 10' Public Utility Easement on Tracts M and N per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 13 Existing 50' x 10' Public Utility Easement on Tracts O and P per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 14 Existing 50' x 10' Public Utility Easement on Tracts Q and R per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 15 Existing 50' x 10' Public Utility Easement on Tracts S and T per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 16 Existing 50' x 10' Public Utility Easement on Tracts U and V per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 17 Existing 50' x 10' Public Utility Easement on Tracts W and X per plat filed 8-28-2004, Vol. 2004C, Page 310
  - 18 Existing 50' x 10' Public Utility Easement on Tracts Y and Z per plat filed 8-28-2004, Vol. 2004C, Page 310

**PLAT OF TAOS AT THE TRAILS**  
 (BEING A REPLAT OF TAOS AT THE TRAILS)  
 WITHIN THE TOWN OF ALAMEDA GRANT  
 IN THE COUNTY OF BERNALILLO, STATE OF NEW MEXICO  
 FEBRUARY, 2005

TRACT OS-2 THE TRAILS  
 TRACT OS-2 THE TRAILS

**NOTES**

- 1 All Public Utility Easements in this plat are shown in dashed lines and are hereby granted by this plat.
- 2 All Public Utility Easements in this plat are shown in dashed lines and are hereby granted by this plat.



TRACT 4  
 THE TRAILS UNIT 2  
 Filed October 18, 2004 in Plat Book 2004C, Page 310

**SURV-TEK, INC.**  
 050079-FINAL.PLT-REV1.DWG  
 SHEET 3 OF 5

NOTES  
 1. A 10' Public Utility Easement is hereby granted by the plat owner to the City of Albuquerque for the installation, maintenance and use of water and sewer lines in the easement area shown on this plat.  
 2. All Public Street Right of Way (PSRW) shown on this plat is to be dedicated to the City of Albuquerque by the plat owner in accordance with the provisions of the City of Albuquerque Code, Chapter 1, Article 1, Section 1-1-1.

SEE SHEET 1 OF 4 FOR THE SURVEY DATA AND FOR LOT AREAS



SEE SHEET 2 OF 4

PLAT OF  
**TRAILS AT THE TRAILS**  
 (BEING A REPLAT OF TRAILS AT THE TRAILS)  
 WITHIN  
 THE TOWN OF ALAMEDA GRANT  
 IN  
 PROJECTED SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST  
 NEW MEXICO PRINCIPAL MERIDIAN  
 CITY OF ALBUQUERQUE  
 BERNALILLO COUNTY, NEW MEXICO  
 FEBRUARY, 2005

TRACT 4  
 THE TRAILS UNIT 2  
 Filed October 16, 2004 in Plat Book 2884C, Page 132

SHEET 4 OF 5  
**SURV●TEK INC.**  
 Consulting Surveyors & Altimeters, New Mexico State  
 1000 University Blvd. NE, Albuquerque, NM 87106  
 Phone: 505-837-2888  
 Fax: 505-837-2877  
 www.survtek.com

050079 JINALPLAT-REVI.DWG

GRAPHIC SCALE  
 (IN FEET)  
 1 INCH = 50 FT.

154

FIGURE 18

1st

EXTENSION AGREEMENT  
Procedure 'B'  
PROJECT NO. 730082

This Agreement made this 30th day of November, 2005, by and between the City of Albuquerque, New Mexico, a municipal corporation ("City") and (name of developer/subdivider:) Land of The Trails, LLC ("Developer"), whose address is 707 Jefferson St NE Suite A and whose telephone number is 505-761-7111 is made in Albuquerque, New Mexico and is entered into as of the date of final execution of this Agreement.

11th WHEREAS, the City and the Developer entered into an Agreement on the day of August 2004 which was recorded in the office of the Clerk of Bernalillo County, New Mexico on 8/13/04, at Book Misc. A-82 pages 4591 through 4591, ("Earlier Agreement"), by which the Developer agreed to complete the construction of certain infrastructure improvements on or before the 9th day of September and

WHEREAS, the Earlier Agreement was amended by an Extension Agreement dated \_\_\_\_\_ recorded \_\_\_\_\_, in Book Misc. \_\_\_\_\_ pages \_\_\_\_\_ through \_\_\_\_\_, records of Bernalillo County, New Mexico, extending the construction deadline to \_\_\_\_\_; and

WHEREAS, it appears that the Developer will be unable to complete construction of the improvements by the deadline specified in the Agreement; and

WHEREAS, the City is willing to grant Developer an extension of time in which to complete construction of all or part of the improvements, provided the Developer posts an acceptable financial guaranty, as required by the City's Subdivision Ordinance and the Development Process Manual; and

WHEREAS, the Developer is able to provide the required financial guaranty;

NOW THEREFORE in consideration of the above and the mutual promises contained herein, the parties agree:

1. The required completion date for construction of the improvements, as set forth in the attached Exhibit A, is extended (Complete either A or B):

A. for all improvements, the 11th day of August, 2006.

B. on portions of the improvements as follows:

IMPROVEMENTS	COMPLETION DATE
_____	_____
_____	_____
_____	_____



2. With this Extension Agreement, Developer has provided the City with the following financial guaranty:

Type of Financial Guaranty: Letter of Credit Amendment # 420325  
Amount: \$ 100,362.91 Name of Financial Institution or Surety  
providing Guaranty: Bank One  
Date City first able to call Guaranty (Construction Completion  
Deadline): August 11, 2006  
If Guaranty other than a Bond, last day City able to call Guaranty  
is:  
Additional information:

3. The parties agree that all terms and conditions of the Earlier Agreement not in conflict with this Extension Agreement shall remain valid, in force, and binding upon the parties. By executing this Agreement, the parties only intention is to extend the construction completion deadline established in the Earlier Agreement and establish a revised financial guaranty for the benefit of the City.

Executed on the date stated in the first paragraph of this Agreement.

DEVELOPER:

By (Signature): [Signature]  
Name: John Williams  
Title: President  
Dated: 11/9/05

By (Signature): [Signature]  
Name: Brian Anderson  
Title: Division Vice President  
Dated: 11/9/05

CITY OF ALBUQUERQUE:

[Signature]  
City Engineer  
Dated: 11-30-05

[Signature] 11-22-05



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Mary Herrera Bern. Co. FBRE R 15.00

DEVELOPER'S NOTARY

STATE OF Nevada )  
COUNTY OF Clark ) ss.

This instrument was acknowledged before me on 9<sup>th</sup> day of Nov, 2007 by (name of person:) John Murtash (title or capacity, for instance, "President" or "Owner") President of (Developer:)

Sara S. Hummel  
Notary Public

My Commission Expires:  
3/14/07



CITY'S NOTARY

STATE OF New Mexico  
COUNTY OF Bernalillo

This instrument was acknowledged before me on 30<sup>th</sup> day of November, 2005 by Richard Souise, City Engineer of the City of Albuquerque, a municipal corporation, on behalf of said corporation.

Dorinda Saavedra  
Notary Public

My Commission Expires:  
11-25-2007



Mary Herrera Bern. Co. RERE R 15.08 Bk-A107 Pg-6811

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DEVELOPER'S NOTARY

STATE OF New Mexico  
COUNTY OF Bernalillo ss.

This instrument was acknowledged before me on 10<sup>th</sup> day of November  
2005 by (name of person:) Brian Anderson title or  
capacity, for instance, "President" or "Owner") Division Vice President  
of (Developer:) Longford at the Trails LLC

Gloria C. Saavedra  
Notary Public

My Commission Expires:  
11-25-2007

CITY'S NOTARY

STATE OF \_\_\_\_\_ )  
COUNTY OF \_\_\_\_\_ ) ss.

This instrument was acknowledged before me on \_\_\_\_\_ day of \_\_\_\_\_  
20\_\_\_\_ by \_\_\_\_\_, City Engineer of the City of  
Albuquerque, a municipal corporation, on behalf of said corporation.

\_\_\_\_\_  
Notary Public

My Commission Expires:  
\_\_\_\_\_



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JPMorgan Chase Bank, N.A.  
c/o JPMorgan Treasury Services  
Global Trade Services  
10420 Highland Manor Drive  
Tampa, FL 33610

NOV 10, 2005

L/C NO.: 00420325

ITEM NO: 0003

TO:  
CHIEF ADMINISTRATIVE OFFICER  
CITY OF ALBUQUERQUE  
600 2ND ST. NW, ROOM 400  
ATTN: MARILYN MALDONADO  
ALBUQUERQUE, NM 87102

RE: 420325

APPLICANT:  
LONGFORD AT THE TRAILS, LLC  
3077 E WARM SPRINGS  
LAS VEGAS, NV 89120

IN ACCORDANCE WITH INSTRUCTIONS RECEIVED, THE ABOVE REFERENCED STANDBY LETTER OF CREDIT HAS BEEN AMENDED AS FOLLOWS:

RECEIVER'S REFERENCE: NONREF

NEW DATE OF EXPIRY: NOVEMBER 9, 2006

AS A RESULT OF THE MERGER BETWEEN JPMORGAN CHASE BANK AND BANK ONE, NA, BANK ONE, NA HAS CHANGED ITS NAME TO JPMORGAN CHASE BANK, N.A. THEREFORE, THE NAME OF BANK ONE, NA IS REPLACED WITH THE NAME JPMORGAN CHASE BANK, N.A., WHEREVER SUCH BANK'S NAME APPEARS HEREIN.

ALL OTHER TERMS AND CONDITIONS OF THE CREDIT REMAIN UNCHANGED.

AMENDMENT NO. 1

  
\_\_\_\_\_  
AUTHORIZED SIGNATURE



31<sup>st</sup>

700,362.91

No. of Lots: 130  
Nearest Major Streets  
Paseo Del Norte /  
Rainbow Blvd.

**FIGURE 12**  
**SUBDIVISION IMPROVEMENTS**  
**AGREEMENT-PUBLIC AND/OR PRIVATE**  
**(Procedure B)**

**AGREEMENT TO CONSTRUCT**  
**PUBLIC AND/OR PRIVATE SUBDIVISION IMPROVEMENTS**

THIS AGREEMENT is made this 14<sup>th</sup> day of August, 20 04, by and between the City of Albuquerque, New Mexico ("City"), a municipal corporation, whose address is P. O. Box 1293 (One Civic Plaza), Albuquerque, New Mexico 87103, and Longford at the Trails, LLC ("Subdivider"), a [state the type of business entity, for instance, "New Mexico corporation," "general partnership," "joint venture," "individual," etc.:] Nevada Limited Liability Co., whose address is 7007 Jefferson St. N.E. Suite A-B and whose telephone number is (505) 761-9911, is made in Albuquerque, New Mexico, and is entered into as of the date of final execution of this Agreement.

1. Recital. The Subdivider is developing certain lands within the City of Albuquerque, Bernalillo County, New Mexico, known as [existing legal description:] Tract D, Bulk Plat of the Trails, recorded on 12/15/2003 in the records of the Bernalillo County Clerk at Book 203C, pages 376 through 378 (the "Subdivision"). The Subdivider certifies that the Subdivision is owned by [state the name of the present real property owner exactly as shown on the real estate document conveying title in the Subdivision to the present owner:] Longford at the Trails, LLC ("Owner").

The Subdivider has submitted and the City has approved a preliminary plat or Site Development Plan identified as Trees at the Trails describing Subdivider's Property.

As a result of the development of the Subdivision, the Subdivision Ordinance ("S.O.") and/or the Zoning Code, Section 14-16-3-11, require the Subdivider, at no cost to the City, to install certain public and/or private Improvements, which are reasonably related to the development of the Subdivision, or to financially guarantee the construction of the public and/or private improvements as a prerequisite to approval of the final plat of, or the Site Development Plan for the Subdivision.

2. Improvements and Construction Deadline. The Subdivider agrees to install and complete the public and/or private improvements described Exhibit A, the required infrastructure listing ("Improvements"), to the satisfaction of the City, on or before the 09 day of September 2005 ("Construction Completion Deadline"), at no cost to the City. The Improvements are shown in greater detail on the Subdivider's proposed and approved plans, which have been filed with the City Engineer and are identified as Project No. 730082.

Note: To compute the Construction Completion Deadline: If a final plat will be filed after Subdivider meets the requirements of this Agreement, the Construction Completion Deadline can be no later than two years after execution of this Agreement. (See Subdivision Ordinance Section 14-14-3.) If a final plat will not be filed pursuant to this Agreement, the Construction Completion Deadline can be no later than one year after approval of the preliminary plat by the Development Review Board ( DRB ), unless

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Mary Herrera Bern. Co. ASRE R 33.08

the DRB grants an extension, not to exceed one additional year per extension, and the Subdivider processes an amendment to the Agreement. (See Subdivision Ordinance Section 14-14-3.) If this Agreement, with any amendments does not utilize the maximum time allowed for completion of construction, the Subdivider may obtain an extension of the Construction Completion Deadline if Subdivider shows adequate reason for the extension.

3. Work Order Requirements. The City agrees to issue a Work Order after:

A. The Subdivider causes to be submitted all documents, and meets all requirements listed in Development Process Manual, Volume 1, Chapter 5, Work Order Process, and figure 1, including submitting a Certificate of Insurance in a form acceptable to the City. The certificate must establish that the Subdivider has procured or has caused to be procured public liability insurance in the amount of not less than One Million Dollars (\$1,000,000) combined single limit for accidents or occurrences which cause bodily injury, death or property damage as a result of any condition of the Subdivision, the Improvements or the Subdivider's construction activities within, or related to the Subdivision. The insurance policy must name the City of Albuquerque, its employees and elected officials, as their interest may appear, as additional insured. The Subdivider must maintain the insurance until the City accepts the public Improvements and/or approves the private Improvements. The cancellation provision must provide that, if the policy is either canceled prior to the expiration date of the policy or is materially changed or not renewed, the issuing company will mail 30 days written notice to the City, attention City Engineer.

B. The Subdivider complies with all applicable laws, ordinances and regulations, including, but not limited to the City Excavation Ordinance and Sidewalk Ordinance, and pays the following required engineering, staking, testing fees, and other related City fees and County Clerk recording fees:

<u>Type of Fee</u>	<u>Amount</u>
<u>Engineering Fee</u>	<u>3.25% of Actual Construction Cost</u>
<u>Excavation And Sidewalk Ordinance, Street Restoration Fees</u>	<u>As required per City-approved estimate. (Figure 7)</u>

(Note: The Subdivider must pay the City all City fees which have been incurred during construction before the City will accept the public Improvements.

4. Surveying, Inspection and Testing. The Improvements shall be inspected, surveyed and tested in accordance with all applicable laws, ordinances, and regulations, and according to the following terms:

A. Construction Surveying. Construction surveying for the construction of the public Improvements shall be performed by Surv-Tek, and construction surveying of the private Improvements shall be performed by Surv-Tek. If the construction surveying is performed by an entity other than the City, the City may monitor the construction surveying and the Subdivider shall ensure that the construction surveying entity provides all construction surveying field notes, plats, reports and related data to the City which the City requires for review. Record drawings shall be provided by the entity performing the survey. The Subdivider shall pay the City a reasonable fee for any construction surveying performed by the City.

B. Construction Inspection Methods. Inspection of the construction of the public Improvements shall be performed by Smith Engineering, and inspection of the private Improvements shall be performed by Smith Engineering, both New Mexico Registered Professional Engineers. If the inspection is performed by an entity other than the City, the City may monitor the inspection and the Subdivider



shall ensure that the inspecting entity provides all inspection results, reports and related data to the City which the City requires for review. The City retains the right to perform its own general overall inspection of the construction project at any time prior to final acceptance of the Improvements, if deemed necessary or advisable by the City Engineer. The Subdivider shall pay the City a reasonable fee for the level of inspection performed by the City.

C. Field Testing. Field testing of the construction of the public Improvements shall be performed by Western Technologies, and field testing of the private Improvements shall be performed by Western Technologies, both certified testing laboratories under the supervision of a New Mexico Registered Professional Engineer, in accordance with the current City of Albuquerque Standard Specifications for Public Works Construction. If any field testing is performed by an entity other than the City, the City may monitor the field testing and the Subdivider shall ensure that the field testing entity provides all field testing results, reports and related data to the City which the City requires for review. The Subdivider shall pay the City a reasonable fee for any field testing performed by the City.

D. Additional Testing. The City retains the right to perform all additional testing which the City Engineer deems is necessary or advisable, and the Subdivider shall pay the City a reasonable fee therefor.

5. Financial Guaranty. If final plat approval is not requested prior to construction of the Subdivision, a financial guaranty is not required. If final plat approval is requested, the Subdivider must provide the City with a financial guaranty in an amount of not less than 125% of the estimated cost of constructing the Improvements, as approved by the City Engineer. The financial guaranty must be irrevocable and may be in the form of a letter of credit, escrow deposit or loan reserve letter issued by a Federally Insured Financial Institution; a bond issued by a surety qualified to do business in New Mexico; or other pledge of liquid assets which meets all City requirements. The City must be able to call the financial guaranty at any time within the sixty (60) days immediately following the Construction Completion Deadline.

To meet the Subdivision Ordinance requirements, the Subdivider has acquired or is able to acquire the following Financial Guaranty:

Type of Financial Guaranty: LETTER OF CREDIT NO. 420325  
Amount: \$ 700,362.91 Name of Financial Institution or Surety  
providing Guaranty: BANK ONE, NA  
Date City first able to call Guaranty:  
[Construction Completion Deadline]: September 9, 2005 :-  
If Guaranty other than a Bond, last day City able to call Guaranty is:  
NOVEMBER 9, 2005  
Additional information:

6. Notice of Start of Construction. Before construction begins, the Subdivider shall deliver an acceptable Notice to Proceed to the City and shall arrange or a preconstruction conference and all required inspections.

7. Completion, Acceptance and Termination. When the City receives Subdivider's final acceptance package, the City shall review it for completeness and accuracy. (See DPM Volume 1, Chapter 5, Work Order Process, Step 9.) If the package is acceptable, the City shall approve the package and issue a Certificate of Completion and Acceptance for the public Improvements and a Certificate of Completion for the private Improvements. Thereafter, the Subdivider's obligations to the City pursuant to this Agreement shall terminate, with the exception of the bond or other guarantee which the Subdivider has provided to assure the materials and workmanship, as required by the Subdivision Ordinance. After the City approves the final acceptance package, the City will promptly release this Agreement and the Financial Guaranty.



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8. Conveyance of Property Rights. When the Improvements are completed, if the City does not own the real property upon or in which the public Improvements are constructed, the Subdivider will convey to the City all real and personal property rights which the City deems reasonably necessary, and all public Improvements, free and clear of all claims, encumbrances and liens before the City will accept the public Improvements. Conveyance may be made by appropriate dedication on the final plat of the Subdivision.

9. Reduction of Financial Guaranty Upon Partial Completion. The Subdivider shall be entitled to a reduction of the Financial Guaranty as a result of completing construction of part of the Improvements if the following conditions are met:

A. Loan Reserve Financial Guaranty. If a loan reserve letter was provided as the Financial Guaranty, the Subdivider must follow the procedures and meet the requirements detailed in the Development Process Manual, Volume 1, Chapter 5.

B. Non-Loan Reserve Financial Guaranty. If a Financial Guarantee other than a loan reserve letter has been provided, the completed Improvements must be free-standing, functionally independent of any Improvements which have not yet been completed and completed in substantial compliance with the approved construction plans, as determined by City on-site inspection in order to qualify for a Financial Guaranty reduction. If the Improvements which have been completed meet all City requirements, the City Engineer will estimate the cost of completing the remaining Improvements. Thereafter, the subdivider must submit the following documents to the City for review and approval:

- (1) A revised Financial Guaranty in an amount of not less than 125% of the cost of completing the remaining Improvements, as estimated by the City;
- (2) A bond or other instrument acceptable to the City, which guarantees the completed Improvements against defective materials and workmanship for the period required by the Subdivision Ordinance.
- (3) Conveyance of real and personal property rights which meet the requirements of section 8 of this Agreement.

After the City receives and approves the required documents, the City shall issue a Partial Certificate of Completion and Acceptance for the completed public Improvements and a Certificate of Partial Completion for the completed private Improvements.

10. Indemnification. Until the Improvements are accepted by the City, the Subdivider shall be solely responsible for maintaining the premises upon which the Improvements are being constructed in a safe condition. The Subdivider agrees to defend, indemnify and hold harmless the City and its officials, agents and employees from any claims, actions, suits or other proceedings arising from or out of the negligent acts or omissions of the Subdivider, its agents, representatives, contractors or subcontractors or arising from the failure of the Subdivider, its agents, representatives, contractors or subcontractors to perform any act or duty required of the Subdivider herein; provided, however, to the extent, if at all, Section 56-7-1 NMSA 1978 is applicable to this Agreement, this Agreement to indemnify will not extend to liability, claims, damages, losses or expenses, including attorney fees, arising out of (1) the preparation or approval of maps, drawings, opinions, reports, surveys, change orders, designs or specifications by the indemnitee, or the agents or employees of the indemnitee; or (2) the giving of or the failure to give directions or instructions by the indemnitee, where such giving or failure to give directions or instructions is the primary cause of bodily injury to persons or damage to property. The indemnification required hereunder shall not be limited as a result of the specifications of any applicable insurance coverage. Nothing herein is intended to impair any right or immunity under the laws of the State of New Mexico.



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11. Assignment. This Agreement shall not be assigned without the prior written consent of the City and the Subdivider and the express written concurrence of any financial institution or surety which has undertaken to guarantee the completion of the Improvements. The City's approval will not be withheld unreasonably. If so assigned, this Agreement shall extend to and be binding upon the successors and assigns of the parties hereto.

12. Release. If the Subdivision or any part thereof is sold, conveyed or assigned, the City will not release the Subdivider from its obligations under this Agreement and will continue to hold the Subdivider responsible for all Improvements until a successor in interest to the Subdivider has entered into a Subdivision Improvements Agreement with the City. Thereafter, if the Subdivider's successor in interest has provided a substitute financial guaranty acceptable to the City, the City will release this Agreement and any related Financial Guaranty.

13. Payment for Incomplete Improvements. If the Subdivider fails to satisfactorily complete construction of the Improvements by the Construction Completion Deadline, the City may construct or cause the Improvements to be constructed as shown on the final plat and in the approved plans and specifications. The Subdivider shall be jointly and severally liable to pay to, and indemnify the City for the total cost, including, but not limited to engineering, legal and contingent costs, together with any damages, either direct or consequential, which the City may sustain as a result of Subdivider's failure to perform as required by this Agreement. If the direct or indirect costs and damages to the City exceed the amount of the City's Claim of Lien or any Financial Guaranty, the Subdivider shall be liable to, and shall pay, the City for all such costs and damages. The surety or sureties shall be jointly and severally liable to pay to and indemnify the City for the total cost to the extent of their obligations pursuant to any Financial Guaranty.

14. Binding on Subdivider's Property. The provisions of this Agreement constitute covenants running with Subdivider's Property for the benefit of the City and its successors and assigns until terminated, and are binding on the Subdivider and the Owner and their heirs, successors and assigns.

15. Notice. For purposes of giving formal written notice, including notice of change of address, the Subdivider's and the City's addresses are as stated in the first paragraph of this Agreement. Notice may be given either in person or by certified U.S. mail, postage paid. Notice will be considered to have been received within six days after the notice is mailed if there is no actual evidence of receipt.

16. Entire Agreement. This Agreement contains the entire agreement of the parties and supersedes any and all other agreements or understandings, oral or written, whether previous to the execution hereof or contemporaneous herewith.

17. Changes to Agreement. Changes to this Agreement are not binding unless made in writing, signed by both parties.

18. Construction and Severability. If any part of this Agreement is held to be invalid or unenforceable, the remainder of the Agreement will remain valid and enforceable if the remainder is reasonably capable of completion.

19. Captions. The captions to the sections or paragraphs of this Agreement are not part of this Agreement and will not affect the meaning or construction of any of its provisions.

20. Form not Changed. Subdivider agrees that changes to this form are not binding unless initialed by the subdivider and signed by the City's Legal Department on this form.

21. Authority to Execute. If the Subdivider signing below is not the Owner of the Subdivision, the Owner must execute the Power of Attorney below.



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# FINANCIAL GUARANTY AMOUNT

05/10/2004

Type of Estimate: SIA Procedure - B - w/F.G.

Project Description:

Project ID #: 730082, Taos Subdivision @ The Trails, Phase/Unit #: 1

Requested By: Steve Salazar, PE w/ Wilson & Co.

Approved estimate amount:		\$443,255.00
Contingency Amount:	10.00%	\$44,325.50
Subtotal:		\$487,580.50
NMGRT	5.8125%	\$28,340.62
Subtotal:		\$515,921.12
Engineering Fee	6.60%	\$34,050.79
Testing Fee	2.00%	\$10,318.42
Subtotal:		\$560,290.33
FINANCIAL GUARANTY RATE		1.25
Retainage Amount:		\$ .00
<b>TOTAL FINANCIAL GUARANTY REQUIRED</b>		<b>\$700,362.91</b>

APPROVAL:

DATE:

5-10-2004

Notes: 10% contingency plans not approved. FG does not include wtr, SAS, or Rainbow Blvd improv's. Wtr & SAS by NMUI. See 730081 for Rainbow improv's. Cert for grading & drainage prior to release of FG.  
 wall : Landscape certification prior to release of FG.



Mary Herrera

Bern. Co. NCRE

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Current DRC Project No.

**ORIGINAL**



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EX-182 Pg-459

19000 - ...  
730082 - CM-1  
730082 - SD  
730081 - B (RAINBOW)  
730081 - B (RAINBOW)  
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Date Submitted: January 8, 2004  
Date Site Plan Approved: 1/17/04  
Date Preliminary Plat Approved: 1/17/04  
Date Preliminary Plat Expires: 1/17/05  
Application No. 03 BRB-01532  
DRC Project No. 1002928

TO SUBDIVISION IMPROVEMENTS AGREEMENT  
EXHIBIT "A"  
NEAR STRUCTURE JUST DRAINAGE

TAOS AT THE TRAILS (TRACT D)

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 of the construction elements. If the DRC Chair determines that equipment items and/or embankment items have not been included in the Infrastructure Listing, the DRC Chair may include those items in the listing and related financial guarantees. Likewise, if the DRC Chair determines that equipment or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and sign-off. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any embankment 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.

**PUBLIC ROADWAY IMPROVEMENTS**

SMA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Crst Engineer
B-1	730081	31' F-F	ARTERIAL PAVING W/ PCC CURB & GUTTER & PCC 8" WIDE SIDEWALK ON EAST SIDE	RAINBOW BLVD.	TRACT E	PASEO DEL NORTE	/	/	/
	730081		TEMPORARY PAVING FOR TURNAROUND	RAINBOW BLVD.	SOUTH END OF TRACT E		/	/	/
	730082	20' F-F	MAJOR LOCAL PAVING W/ PCC CURB & GUTTER & PCC 4" WIDE SIDEWALK ON NORTH SIDE WITH 8' MEDIAN	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY	/	/	/
B-1	730081	12' F-E	TEMPORARY PAVING TEMPORARY TURNAROUND AT EAST BOUNDARY	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY	/	/	/
		X F-F 50'	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4" WIDE SIDEWALK ON BOTH SIDES WITH MEDIAN	PLASO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4" WIDE SIDEWALK ON BOTH SIDES	LAS NUTRIAS ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4" WIDE SIDEWALK ON SOUTH SIDE ONLY	LAS NUTRIAS ROAD	RAINBOW BLVD.	OLD MILL STREET	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4" WIDE SIDEWALK ON BOTH SIDES	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4" WIDE SIDEWALK ON BOTH SIDES	LADRON DRIVE	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/

Rainbow improvements F6ed under 700381 - Both sides - each I-CISF  
From 70081 to 70082 have 1/2 the Road, but whole Road F-F side 730081

ORIGINAL

B-1	730082

22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON EAST SIDE ONLY*	LADRON DRIVE	NORTH STUB TERMINUS	ALAMILLO ROAD
22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON EAST SIDE ONLY*	LADRON DRIVE	LAS NUTRIAS ROAD	SOUTH STUB TERMINUS
4" F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE

/	/	/
/	/	/
/	/	/
/	/	/
/	/	/

\* SIDEWALKS TO BE DEFERRED.  
STREET LIGHTS AS PER COA OPM

C mod 730082

MODIFIED PROCEDURE 'C'  
OFFSITE TRAFFIC MITIGATION FEE: \$905/LOT X 130 LOTS = \$73450

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cost Engineer
<b>PUBLIC STORM DRAIN IMPROVEMENTS</b>									
		18"-54" DIA	RCP W/ NEC. MITS, LATERALS & INLETS	TREE LINE AVENUE	SD EASEMENT @ LADRON	EAST BOUNDARY	/	/	/
		18"-54" DIA	RCP W/ NEC. MITS, LATERALS & INLETS	LADRON DRIVE	CUCHILLO ROAD	TREE LINE AVENUE	/	/	/
		18"-36" DIA	RCP W/ NEC. MITS, LATERALS & INLETS	LAS NUTRIAS ROAD	RAINBOW BLVD.	LADRON DRIVE	/	/	/
B1	730081	18"-36" DIA	RCP W/ NEC. MITS, LATERALS & INLETS	RAINBOW BLVD.	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
B1	730082		TEMPORARY EARTHEN SWALE W/ AGREEMENT & COVENANT	TRACT F AND J, BLANKET DRAINAGE EASEMENT			/	/	/
S	S	0.3 ACRE-FT	TEMPORARY EARTHEN RETENTION POND G W/ AGREEMENT & COVENANT	TRACT J			/	/	/
MB-1	730081		TEMP. STORM FORCE MAIN	LINDBERG BLVD	BOND	SD EASEMENT @ LADRON	/	/	/
			REMOVAL & REPLACEMENT OF EXISTING STORM MAIN (TO BE DEFERRED - FINANCIAL GUARANTY AMOUNT TO BE REVIEWED AND APPROVED BY THE CITY OF ALBUQUERQUE HYDROLOGY PLANNING DEPARTMENT IN ADDITION TO THE STANDARD PRO PROCEDURE REVIEW.)				/	/	/

NOTE: A GRADING AND DRAINAGE CERTIFICATION OF THE APPROVED GRADING PLAN IS REQUIRED PRIOR TO THE RELEASE OF FINANCIAL GUARANTEES.

TEMP. STORM FORCE MAIN - LINDBERG BLVD - BOND - SD EASEMENT @ LADRON

\$250,000 drainage mitigation (to be deferred - financial guaranty amount to be reviewed and approved by the city of Albuquerque hydrology planning department in addition to the standard pro procedure review.)

Free B mod

B mod 730081 730082





UNMUI

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cost Engineer
<b>PUBLIC (NMU) WATERLINE IMPROVEMENTS</b>									
<del>2145</del>	7451	12" DIA	WATERLINE W/ NEC. VALVES FHS, MJS & RJS	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY	/	/	/
		16" DIA	WATERLINE W/ NEC. VALVES FHS, MJS & RJS	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		16" DIA	WATERLINE W/ NEC. VALVES FHS, MJS & RJS	LAS NUTRIAS ROAD	WEST STUB TERMINUS	EAST STUB TERMINUS	/	/	/
		6" DIA	WATERLINE W/ NEC. VALVES FHS, MJS & RJS	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		10" DIA	WATERLINE W/ NEC. VALVES FHS, MJS & RJS	LADRON DRIVE	LAS NUTRIAS ROAD	NORTH STUB TERMINUS	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FHS, MJS & RJS	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FHS, MJS & RJS	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FHS, MJS & RJS	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FHS, MJS & RJS	TRACT OS-2	ALAMILLO ROAD	RAINBOW BLVD.	/	/	/
		20" DIA	WATERLINE W/ NEC. VALVES FHS, MJS & RJS	RAINBOW BLVD.	PASEO DEL NORTE	TRACT E	/	/	/
			WATER METER FOR LANDSCAPING				/	/	/

NMUI

2004114989  
 012004  
 Page: 9 of 13  
 08/13/2004 02:42P  
 BK-RSE Pg-4591  
 Bern. Co. H&E  
 K 33.00  
 Terry Herrera



ORIGINAL

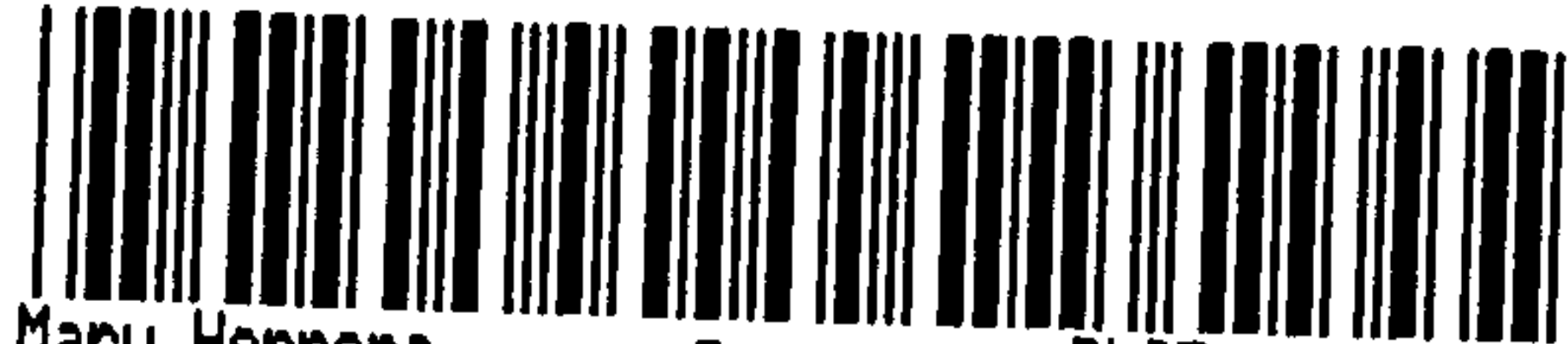
NINA LEUNG  
 PREPARED BY: PRINT NAME  
 Signature: *Nina Leung* DATE: 1-6-04  
 BOHANNAN HUSTON INC.  
 FIRM: Signature: *William Peterson* DATE: 1-7-04  
 Signature: *Robert Shean* DATE: 1-7-04  
 TRANSPORTATION DEVELOPMENT  
 Signature: *Christian Sandoval* DATE: 1-7-04  
 PARKS & GENERAL SERVICES  
 RECREATION  
 Signature: *Lynn M. Mays* DATE: 1-6-04  
 AMAFCA  
 Signature: *Bradley B. Byles* DATE: 1-7-04  
 CITY ENGINEER  
 Signature: *[Signature]* DATE: 1-5-04  
 NEW ASSOCIATES INC.

MAXIMUM TIME ALLOWED TO CONSTRUCT IMPROVEMENTS WITHOUT A DRB EXTENSION

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRG CHAIR	USED DEPARTMENT	AGENT OWNER
1	4/2/04	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>
2	6/23/04	<i>[Signature]</i>	<i>[Signature]</i>	<i>[Signature]</i>

2004/1/05/09  
 812604  
 Page: 11 of 13  
 01/13/2004 02:43P  
 R 3.00  
 Gary Harnett's  
 Bern. Co. NCE



Mary Herrera

Bern. Co. PLAT

R 27.00

2005034401

6238448

Page: 1 of 5

03/11/2005 11:39A

Bk-2005C Pg-96

4

**PLAT OF  
TAOS AT THE TRAILS**

(BEING A REPLAT OF TAOS AT THE TRAILS)

WITHIN

**THE TOWN OF ALAMEDA GRANT**

IN

**SECTION 16, TOWNSHIP 11 NORTH, RANGE 2 EAST**

**NEW MEXICO PRINCIPAL MERIDIAN**

**CITY OF ALBUQUERQUE**

**BERNALILLO COUNTY, NEW MEXICO**

FEBRUARY, 2005

Project No. 1002928

Application No. 05-00308

**APPROVALS**

[Signature] 3-2-05  
Traffic Engineer, City of Albuquerque  
Public Works Department Date

[Signature] 2-10-05  
City Surveyor, City of Albuquerque  
Public Works Department Date

[Signature] 3-2-05  
Utility Development Division, City of  
Albuquerque Public Works Department Date

[Signature] 3/2/05  
Albuquerque Metropolitan Arroyo Flood  
Control Authority Date

[Signature] 3/2/05  
Date

# DEVELOPER INQUIRY SHEET

*(To be completed prior to application submittal)*

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

CONTACT NAME: Steve J. Salazar, PE

COMPANY NAME: WILSON & COMPANY

ADDRESS: 2600 The American Road. Suite 100

ZIP: 87124

PHONE: (505) 898-8021

FAX: (505) 898-8501

## NEIGHBORHOOD ASSOCIATION INFORMATION

PLEASE FORWARD INFORMATION ON ANY NEIGHBORHOOD ASSOCIATIONS IN THE AREA OF THE PROPERTY DESCRIBED AS SEE ATTACHED DESCRIPTION

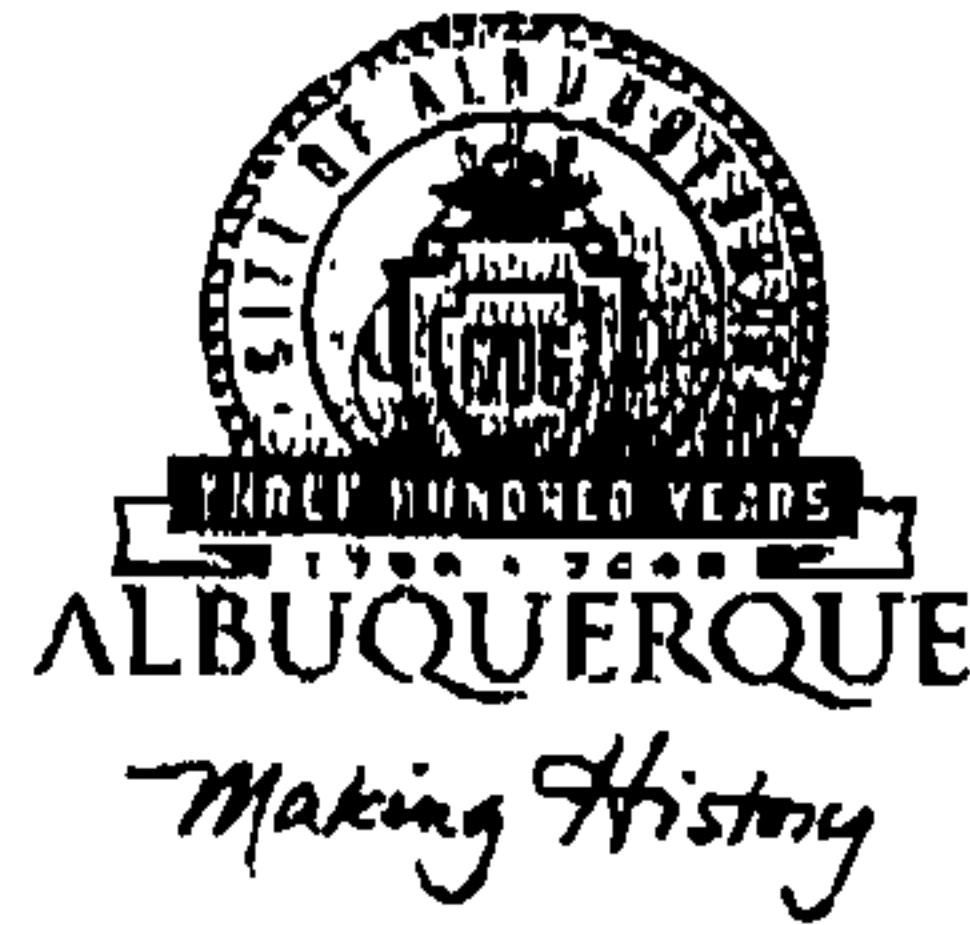
LOCATED ON Rainbow Blvd. LEGAL DESCRIPTION

BETWEEN Paseo del Norte STREET NAME OR OTHER IDENTIFYING LANDMARK

Woodmont Ave. STREET NAME OR OTHER IDENTIFYING LANDMARK AND

STREET NAME OR OTHER IDENTIFYING LANDMARK

THE SITE IS INDICATED ON THE FOLLOWING ZONE ATLAS PAGE (C-9-Z).  
(PLEASE MARK/HATCH ZONE MAP WHERE PROPERTY IS LOCATED)



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

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

July 13, 2006

Planning Department  
Plaza Del Sol Building  
600 Second St. NW  
Second Floor (924-3860)

This letter will serve to notify you that on **July 13, 2006:**

**CONTACT NAME:** STEVE J. SALAZAR, PE

**COMPANY OR AGENCY:** WILSON AND COMPANY  
2600 THE AMERICAN ROAD, SUITE 100  
RIO RANCHO, NM 87124  
PHONE: 505-898-8021/FAX: 898-8501

contacted the Office of Neighborhood Coordination requesting the contact names for any Recognized Neighborhood Associations affected by their request concerning a Zoning Action or Site Development Plan, etc. at **TAOS AT THE TRAILS** zone map **C-9**.

*Our records indicate that as of July 13, 2006, there were no Recognized Neighborhood Associations in this area.*

If you have any questions about the information provided, please contact me at (505) 924-3902 or via an e-mail message at [swinklepleck@cabq.gov](mailto:swinklepleck@cabq.gov) or by fax at (505) 924-3913.

Sincerely,

*Stephani Winklepleck*

Stephani Winklepleck  
Neighborhood Program Coordinator  
OFFICE OF NEIGHBORHOOD COORDINATION  
PLANNING DEPARTMENT

planningnrnaform(05/18/06)

**WILSON  
& COMPANY**

2600 American Rd. SE, Suite 100  
Rio Rancho, NM 87124  
505-898-8021  
505-898-8501 Fax

CERTIFIED MAIL

13 July 2006

Ms. Laura Horton  
Ventana Ranch Neighborhood Association  
7224 Cascada Road NW  
Albuquerque, NM 87114  
(505) 792-9227

Re: **Neighborhood Association Notification**  
Taos at The Trails (COA # 730082, DRB# 1002928)  
Extension of Subdivision Improvements Agreement

Dear Ms. Horton:

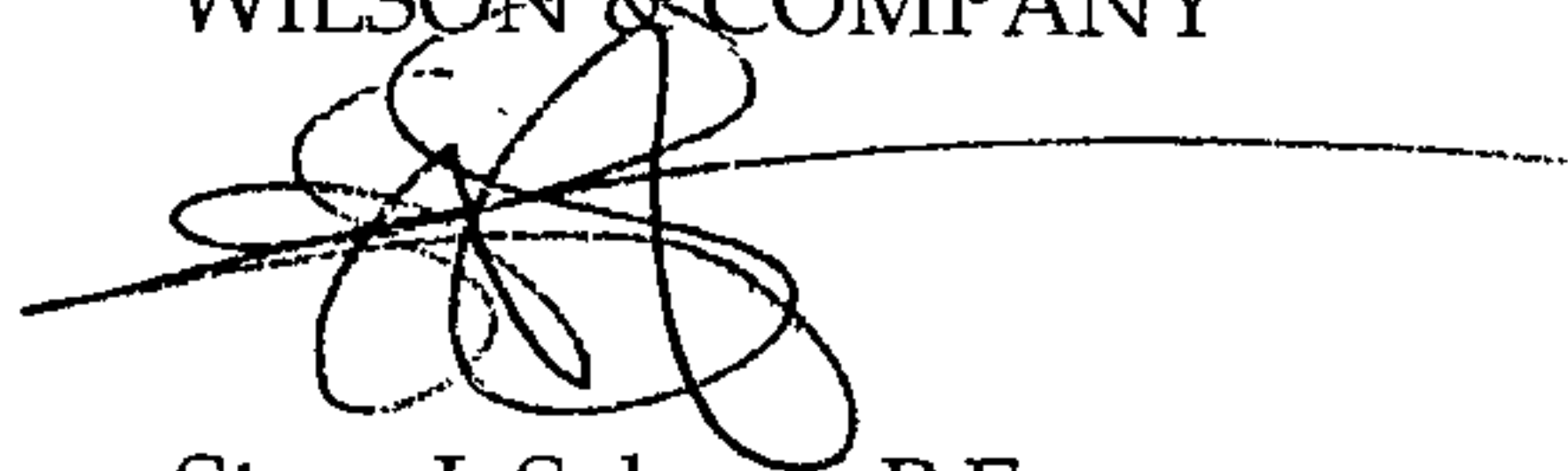
This letter is to inform the Ventana Ranch NA that Wilson & Company, Inc., acting as agents for The Trails, LLC, is requesting an extension of subdivision improvements agreements for the construction of the Taos at the Trails Unit I, subdivision improvements. We are requesting the SIA extension to complete the construction of the improvements in the Taos Subdivision.

Attached is a zone atlas map showing the location of this project for your reference.

The City of Albuquerque Development Review Board will hold a public hearing on Wednesday, August 9<sup>th</sup>, 2006 at 9:00 a.m. at Plaza Del Sol, 600 Second Street NW, Hearing Room, Lower Level. If you have any questions for the City Planning Staff, please contact the Planning Department at (505) 924-3860.

If you have any questions concerning this project, please contact me at (505) 898-8021.

WILSON & COMPANY



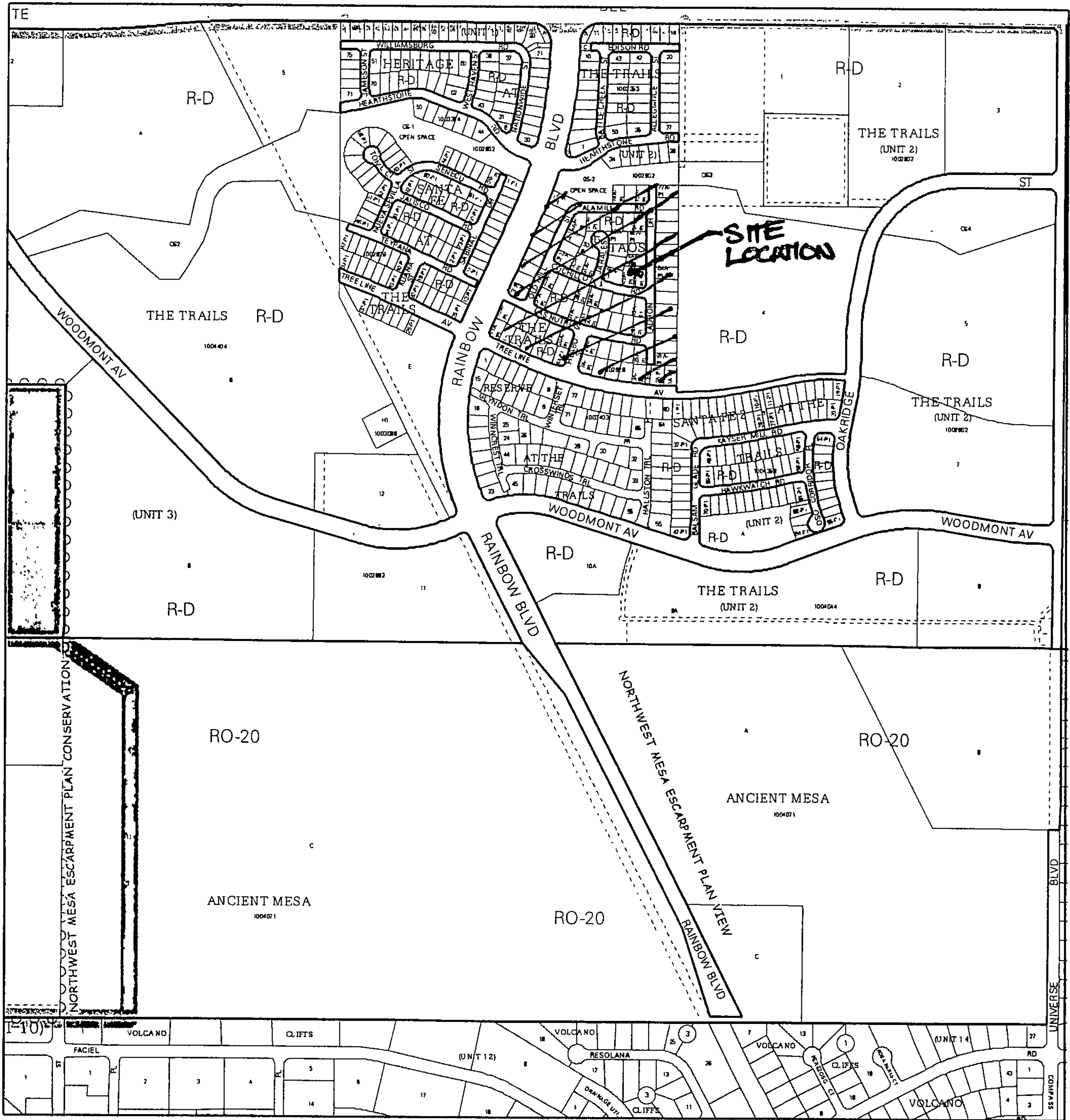
Steve J. Salazar, P.E.  
Project Manager  
Email: [sjsalazar@wilsonco.com](mailto:sjsalazar@wilsonco.com)

7005 0390 0001 1081 0811

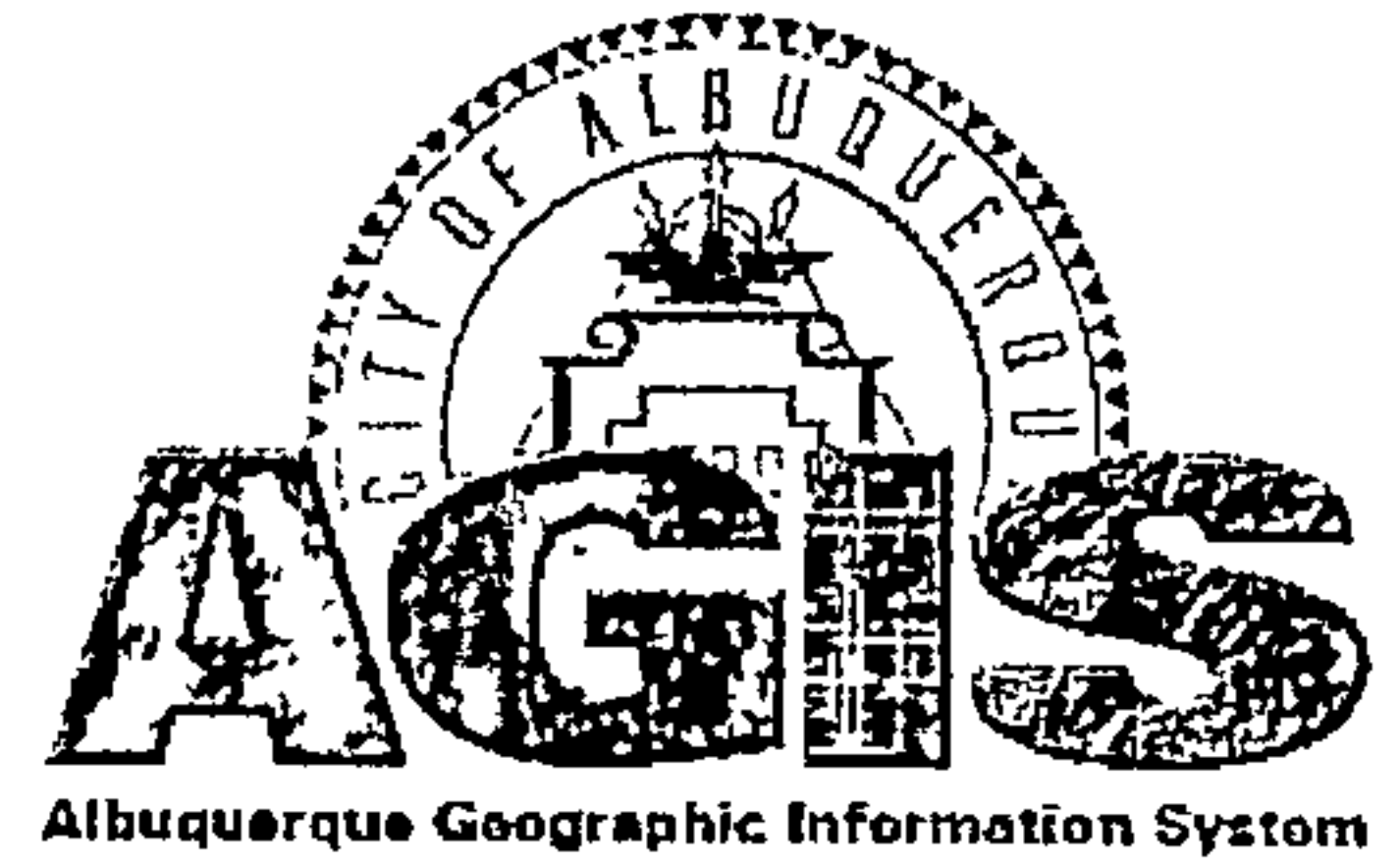
U.S. Postal Service™	
<b>CERTIFIED MAIL™ RECEIPT</b>	
(Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>	
ALBUQUERQUE, NM 87114	
<b>OFFICIAL USE</b>	
Postage	\$ 0.39
Certified Fee	2.40
Return Receipt Fee (Endorsement Required)	1.85
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 4.64
UNIT ID: 0127	
Postmark Here	
Clerk: KTG119	
	07/13/06

Sent To  
Ms. Laura Horton - Ventana Ranch NA.  
Street, Apt. No.,  
or PO Box No. 7224 Cascada Rd NW  
City, State, ZIP+4  
Albuquerque NM 87114

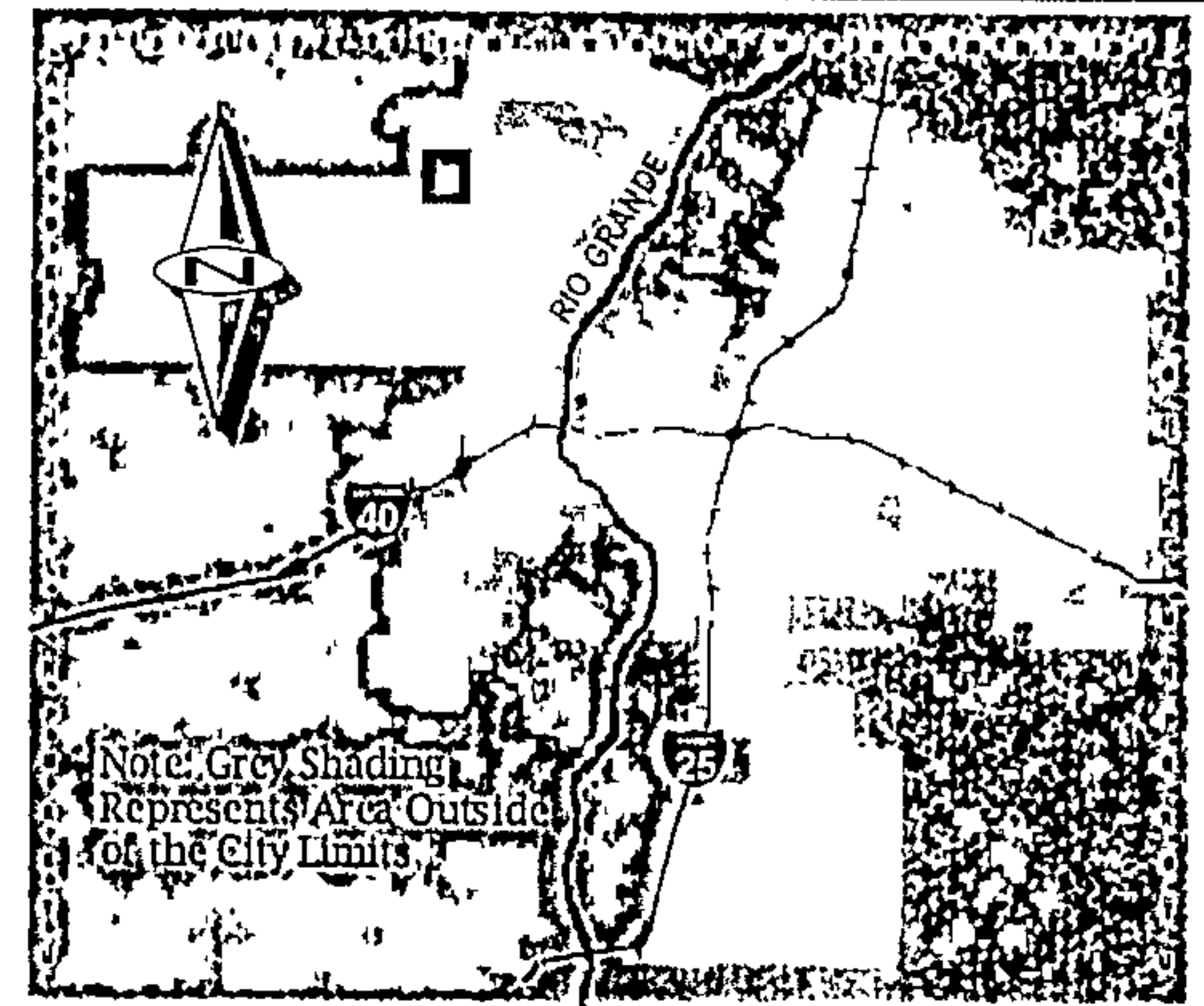
PS Form 3800, June 2002 See Reverse for Instructions



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



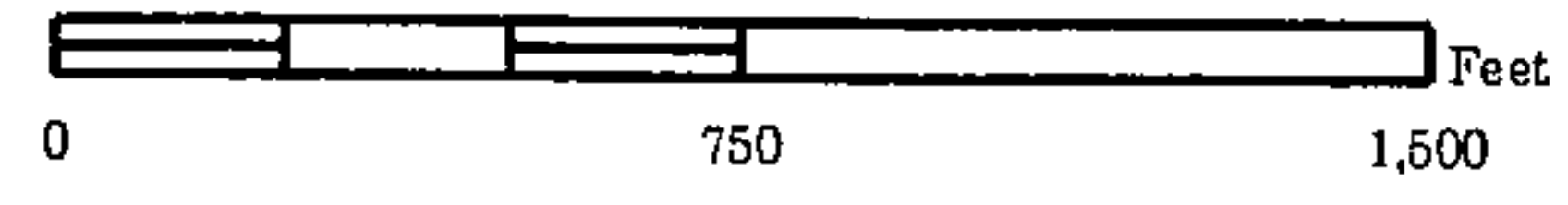
Map amended through: 6/21/2006



Zone Atlas Page:  
**C-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







**WILSON  
& COMPANY**

7006 0100 0007 2239 0733

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

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

**OFFICIAL USE**

Postage	\$ 0.39	UNIT ID: 0127
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)	1.85	Postmark Here
Restricted Delivery Fee (Endorsement Required)		Clerk: KTG19
Total Postage & Fees	\$ 4.64	07/13/06

ALBUQUERQUE NM 87114

Sent To  
 MK Bruce Nyberg - Ventana Ranch NA  
 Street, Apt. No.,  
 or PO Box No. 6824 Brushfield Rd NW  
 City, State, ZIP+4  
 Albuquerque NM 87114

PS Form 3800, June 2002 See Reverse for Instructions

CERTIFIED MAIL

13 July 2006

Mr. Bruce Nyberg  
 Ventana Ranch Neighborhood Association  
 6824 Brushfield Road NW  
 Albuquerque, NM 87114  
 (505) 792-9227

Re: **Neighborhood Association Notification**  
 Taos at The Trails (COA # 730082, DRB# 1002928)  
 Extension of Subdivision Improvements Agreement

Dear Mr. Nyberg:

This letter is to inform the **Ventana Ranch NA** that Wilson & Company, Inc., acting as agents for The Trails, LLC, is requesting an extension of subdivision improvements agreements for the construction of the Taos at the Trails Unit I, subdivision improvements. We are requesting the SIA extension to complete the construction of the improvements in the Taos Subdivision.

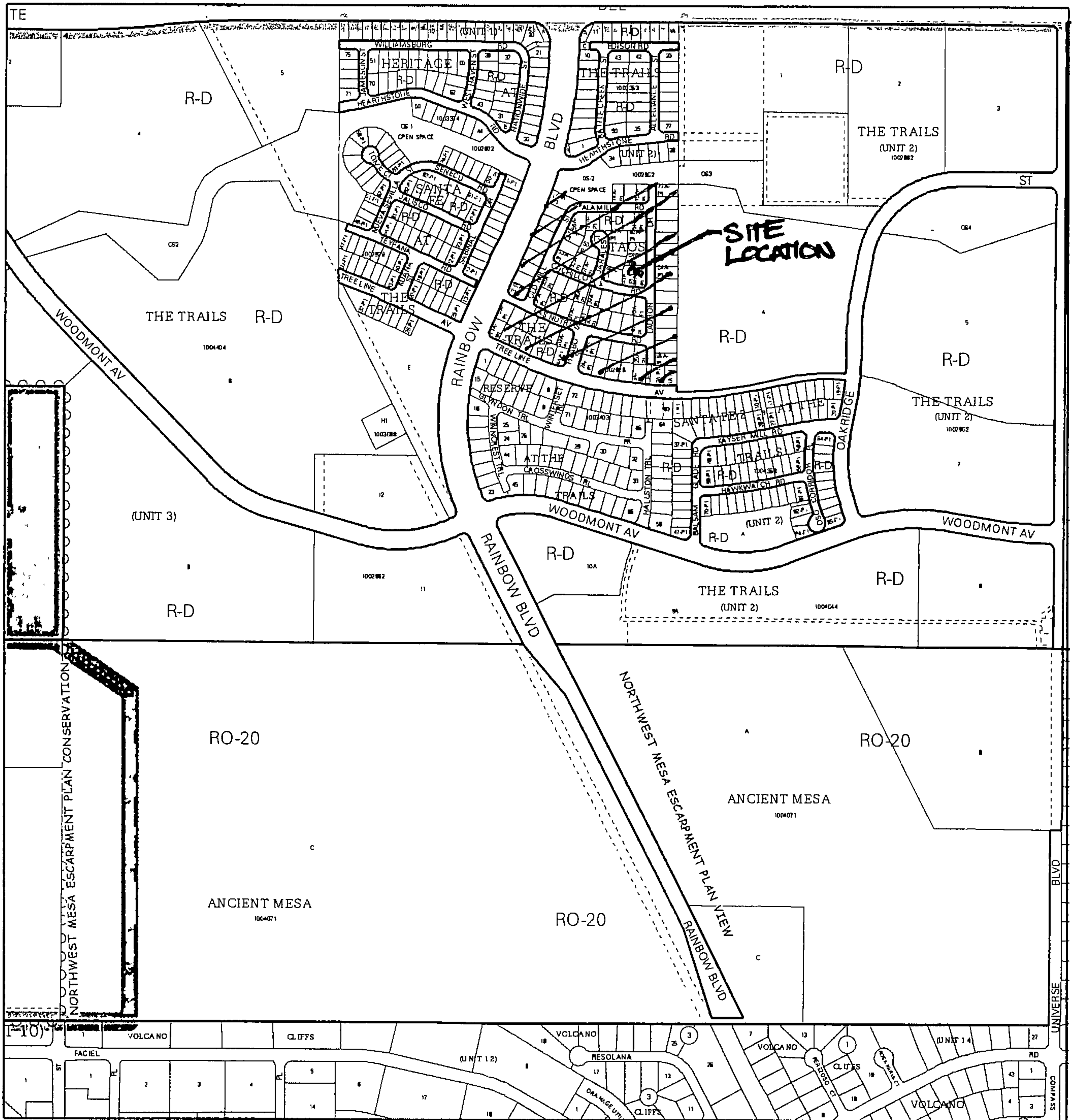
Attached is a zone atlas map showing the location of this project for your reference.

The City of Albuquerque Development Review Board will hold a public hearing on Wednesday, August 9<sup>th</sup>, 2006 at 9:00 a.m. at Plaza Del Sol, 600 Second Street NW, Hearing Room, Lower Level. If you have any questions for the City Planning Staff, please contact the Planning Department at (505) 924-3860.

If you have any questions concerning this project, please contact me at (505) 898-8021.

WILSON & COMPANY

Steve J. Salazar, P.E.  
 Project Manager  
 Email: [sjsalazar@wilsonco.com](mailto:sjsalazar@wilsonco.com)



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

**AGIS**  
Albuquerque Geographic Information System

Zone Atlas Page:  
**C-09-Z**

**Selected Symbols**

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

Map amended through: 6/21/2006

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

PAID RECEIPT

APPLICANT NAME THE TRAILS LLC  
AGENT STEVE SALAZAR WILSON & CO.  
ADDRESS 2600 THE AMERICAN RD.  
PROJECT & APP # 1002928 / 06 DRB - 01020  
PROJECT NAME TRAILS @ THE TRAILS

\$ 20.<sup>00</sup> 441032/3424000 Conflict Management Fee

\$ 50.<sup>00</sup> 441006/4983000 DRB Actions

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

\$ 75.<sup>00</sup> 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

\$ 145.<sup>00</sup> 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

7/14/2006 11:02AM LOC: ANNX  
RECEIPT# 00061292 WSH 008 TRANS# 0022  
Account 441006 Fund 0110  
Counterreceipt.doc 6/21/04 TRSCXE  
Trans Amt \$145.00  
J24 Misc \$50.00

7/14/2006 11:02AM LOC: ANNX  
RECEIPT# 00061291 WSH 008 TRANS# 0022  
Account 441032 Fund 0110  
Activity 3424000 TRSCXE  
Trans Amt \$145.00  
J24 Misc

\$50.00  
Thank You

\$20.00  
Thank You

# 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 \$3.75 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 25, 2006 To August 9, 2006

#### 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.

Angela Walden  
(Applicant or Agent)

7/14/06  
(Date)


I issued 2 signs for this application,

7/14/06  
(Date)

K. S. S.  
(Staff Member)

DRB PROJECT NUMBER: 100 2928

FOR SIA  
EXTENSION  
FOR THE TRAILS  
DRAINAGE FACILITY  
ONLY SEE  
PROJECT  
# 1002962

**SURV  TEK, INC.****Consulting Surveyors**

9384 Valley View Drive, NW Albuquerque, New Mexico 87114  
Phone: 505-897-3366 Fax: 505-897-3377 E-mail: hugg@swap.com

#11

February 22, 2005

Albuquerque Development Review Board  
P O Box 1293  
Albuquerque, New Mexico 87103

Attention : Claire Senova, DRB Administrative Assistant

Re: DRB-Project No. 1002928: Taos at The Trails, City of  
Albuquerque, Bernalillo County, New Mexico.

Please defer the public hearing on this project one (1) week to  
March 2, 2005, to allow time for further review of the revised  
grading and drainage plan by hydrology.

Sincerely,

  
Russ P. Hugg, PS  
Surv-Tek, Inc.

# **SURV TEK, INC.**

# Fax

Subject: DRB 1002928      Date: 2.22.05  
 To: DRB      Attn: CLAIRE SENOUA  
 Phone:      Fax: 924-3864  
 From: Russ Hugg      Pages: 2

**COMMENTS:**

RE: DEFERRAL REQUEST

Thanks

Russ

CC: STEVE SALAZAR  
@ WILSON CO.

Current DRC  
Project No.

**ORIGINAL**

Figure 12

INFRASTRUCTURE LIST

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

**TAOS AT THE TRAILS (TRACT D)**

Date Submitted: January 6, 2004

Date Site Plan Approved: NA

Date Preliminary Plat Approved: 1/7/04

Date Preliminary Plat Expires: 1/7/05

Application No. 03 DRB-01532

DRB Project No. 1002928

6/23/04

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 guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
<b>PUBLIC ROADWAY IMPROVEMENTS</b>									
		31' F-F	ARTERIAL PAVING W/ PCC CURB & GUTTER & PCC 6' WIDE SIDEWALK ON EAST SIDE	RAINBOW BLVD.	TRACT E	PASEO DEL NORTE	/	/	/
			TEMPORARY PAVING FOR TURNAROUND	RAINBOW BLVD.	SOUTH END OF TRACT E		/	/	/
		20' F-F	MAJOR LOCAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON NORTH SIDE* WITH 8' MEDIAN	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY	/	/	/
		12' F-E	TEMPORARY PAVING TEMPORARY TURNAROUND AT EAST BOUNDARY	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY	/	/	/
		<del>50'</del> X F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES WITH MEDIAN	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	LAS NUTRIAS ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON SOUTH SIDE ONLY*	LAS NUTRIAS ROAD	RAINBOW BLVD.	OLD MILL STREET	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	LADRON DRIVE	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/



ORIGINAL


22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON EAST SIDE ONLY*	LADRON DRIVE	NORTH STUB TERMINUS	ALAMILLO ROAD
22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON EAST SIDE ONLY*	LADRON DRIVE	LAS NUTRIAS ROAD	SOUTH STUB TERMINUS
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE

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\* SIDEWALKS TO BE DEFERRED.

STREET LIGHTS AS PER COA DPM

MODIFIED PROCEDURE 'C'

OFFSITE TRAFFIC MITIGATION FEE: \$565/LOT X 130 LOTS = \$73450

SIA Sequence #	COA DRC Project #

**PUBLIC STORM DRAIN IMPROVEMENTS**

Size	Type of Improvement	Location	From	To
18"-54" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	TREE LINE AVENUE	<del>SD EASEMENT @ Ladron</del>	EAST BOUNDARY
18"-54" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	LADRON DRIVE	CUCHILLO ROAD	TREE LINE AVENUE
18"-36" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	LAS NUTRIAS ROAD	RAINBOW BLVD.	LADRON DRIVE
18"-36" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	RAINBOW BLVD.	TREE LINE AVENUE	LAS NUTRIAS ROAD

TEMPORARY EARTHEN SWALE W/ AGREEMENT & COVENANT TRACT F AND J, BLANKET DRAINAGE EASEMENT

9.3 ACRE-FT TEMPORARY EARTHEN RETENTION POND G W/ AGREEMENT & COVENANT TRACT J

**TEMP.** PUMP STATION & FORCE MAIN UNIVERSE BLVD. POND I LAS VENTANAS DAM  
 REMOVAL & REPLACEMENT OF EXISTING ASPHALT - **\$ 250,000 drainage mitigation**  
 (TO BE DEFERRED - FINANCIAL GUARANTY AMOUNT TO BE REVIEWED AND APPROVED BY THE CITY OF ALBUQUERQUE HYDROLOGY PLANNING DEPARTMENT IN ADDITION TO THE STANDARD DRC PROCEDURE REVIEW.) **Proc 'B' mod contribution**

NOTE: A GRADING AND DRAINAGE CERTIFICATION OF THE APPROVED GRADING PLAN IS REQUIRED PRIOR TO THE RELEASE OF FINANCIAL GUARANTEES.

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SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
<b>PUBLIC (NMUI) WATERLINE IMPROVEMENTS</b>									
		12" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY	/	/	/
		16" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		16" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	LAS NUTRIAS ROAD	WEST STUB TERMINUS	EAST STUB TERMINUS	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		16" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	LADRON DRIVE	LAS NUTRIAS ROAD	NORTH STUB TERMINUS	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD	/	/	/
		8" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	TRACT OS-2	ALAMILLO ROAD	RAINBOW BLVD.	/	/	/
		20" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	RAINBOW BLVD.	PASEO DEL NORTE	TRACT E	/	/	/
			WATER METER FOR LANDSCAPING				/	/	/

ORIGINAL

**PUBLIC (NMU) SANITARY SEWER IMPROVEMENTS**


12" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	LAS NUTRIAS ROAD	WEST STUB TERMINUS	EAST STUB TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	LADRON DRIVE	LAS NUTRIAS ROAD	NORTH STUB TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE
8"-12" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	TRACT J	TREE LINE AVENUE	UNIVERSE BLVD.
750 GPM	TEMPORARY LIFT STATION	TRACT J	UNIVERSE BLVD.	
8" DIA	TEMPORARY FORCE MAIN	UNIVERSE BLVD.	TREE LINE AVENUE	PASEO DEL NORTE

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- NOTES:
1. LANDSCAPE MAINTENANCE AGREEMENT FOR LANDSCAPING IN THE PUBLIC RIGHT-OF-WAY
  2. PERIMETER WALLS PER DRB APPROVED PERIMETER WALL DESIGN
  3. WALL & LANDSCAPING CERTIFICATION FROM REGISTERED ENGINEER AND/OR REGISTERED LANDSCAPE ARCHITECT REQUIRED PRIOR TO RELEASE OF FINANCIAL GUARANTEES.

ORIGINAL

NINA LEUNG  
PREPARED BY: PRINT NAME

*Sharon Watson*  
DRB CHAIR

*1/7/04*  
DATE

*Christina Sandoval*  
PARKS & GENERAL SERVICES -  
Recreation

*1/7/04*  
DATE

BOHANNAN HUSTON INC.  
FIRM:

*Shelley*  
TRANSPORTATION DEVELOPMENT

*1-7-04*  
DATE

*Lynn M. Mays*  
AMAFCA

*1-6-04*  
DATE

*Nina Leung* *1-6-04*  
SIGNATURE DATE

*Robert Green*  
UTILITY DEVELOPMENT

*1/7/04*  
DATE

*Brad D. Byles*  
CITY ENGINEER

*1-7-04*  
DATE

MAXIMUM TIME ALLOWED TO CONSTRUCT  
IMPROVEMENTS WITHOUT A DRB EXTENSION

*[Signature]*

*[Signature]*  
NEW MEXICO UTILITIES INC.

*1-5-04*  
DATE

DATE

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER
<i>1</i>	<i>4/2/04</i>	<i>[Signature]</i>	<i>[Signature]</i>	<i>Richard Hall</i>
<i>2</i>	<i>6/23/04</i>	<i>[Signature]</i>	<i>Brad D. Byles</i>	<i>[Signature]</i>



Supplemental form		Supplemental form	
<b>SUBDIVISION</b>	<b>S</b>	<b>ZONING AND PLANNING</b>	<b>Z</b>
<input type="checkbox"/> Major Subdivision action		<input type="checkbox"/> Annexation	
<input checked="" type="checkbox"/> Minor Subdivision action		<input type="checkbox"/> County Submittal	
<input type="checkbox"/> Vacation	<b>V</b>	<input type="checkbox"/> EPC Submittal	
<input type="checkbox"/> Variance (Non-Zoning)		<input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning)	
<b>SITE DEVELOPMENT PLAN</b>		<input type="checkbox"/> Sector Plan (Phase I, II, III)	
<input type="checkbox"/> ... for Subdivision Purposes	<b>P</b>	<input type="checkbox"/> Amendment to Sector, Area, Facility or Comprehensive Plan	
<input type="checkbox"/> ... for Building Permit		<input type="checkbox"/> Text Amendment (Zoning Code/Sub Regs)	
<input type="checkbox"/> IP Master Development Plan			
<input type="checkbox"/> Cert. of Appropriateness (LUCC)	<b>L</b>		
		<b>APPEAL / PROTEST OF ...</b>	<b>A</b>
		<input type="checkbox"/> 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: LONGFORD AT THE TRAILS, LLC PHONE: 761-9911  
 ADDRESS: 7301 JEFFERSON BLVD NE FAX: 761-9922  
 CITY: ALBUQ STATE NM ZIP 87109 E-MAIL: \_\_\_\_\_  
 Proprietary Interest in Site: OWNERS List all owners: \_\_\_\_\_  
 AGENT (if any): Surv-Tek, Inc PHONE: 897-3366  
 ADDRESS: 9384 Valley View Drive NW FAX: 897-3377  
 CITY: Albuquerque STATE NM ZIP 87114 E-MAIL: Hugg@survtek.com

DESCRIPTION OF REQUEST: AMENDED PREL@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. \_\_\_\_\_ Block: \_\_\_\_\_ Unit: \_\_\_\_\_  
 Subdv. / Adn. TAOS AT THE TRAILS  
 Current Zoning: RD Proposed zoning: SAME  
 Zone Atlas pages(s) C-9 No. of existing lots: 130 No. of proposed lots: 91  
 Total area of site (acres): 18.4 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? N/A  
 UPC No. 1009064230437200315 MRGCD Map No. N/A  
 LOCATION OF PROPERTY BY STREETS: On or Near: TREELINE AVENUE  
~~Between:~~ AND RAINBOW BLVD ~~and~~

**CASE HISTORY:**

List any current or prior case numbers that may be relevant to your application (Proj., App., DRB-, AX\_, Z\_, V\_, S\_, etc.):  
1002928, 04-00718

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

SIGNATURE [Signature] DATE 2.10.05  
 (Print) Margo Lucero RUSS HUGG Applicant  Agent

FOR OFFICIAL USE ONLY  
3/04

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

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>05DRB - 00297</u>	<u>APP</u>	<u>5(3)</u>	<u>\$ .00</u>
<input checked="" type="checkbox"/> All fees have been collected	<u>05DRB - 00308</u>	<u>CMF</u>		<u>\$ 20.00</u>
<input checked="" type="checkbox"/> All case #s are assigned		<u>FP</u>		<u>\$</u>
<input type="checkbox"/> AGIS copy has been sent				<u>\$</u>
<input checked="" type="checkbox"/> Case history #s are listed				<u>\$</u>
<input type="checkbox"/> Site is within 1000ft of a landfill				<u>\$</u>
<input type="checkbox"/> F.H.D.P. density bonus				<u>\$</u>
<input type="checkbox"/> F.H.D.P. fee rebate				<u>\$</u>
	Hearing date <u>2-23-05</u>			Total <u>\$ 20.00</u>

[Signature] 2-15-05  
Planner signature / date

Project # 1002928

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

**SKETCH PLAT REVIEW AND COMMENT**

**YOUR ATTENDANCE IS REQUIRED.**

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

**MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT**

**Your attendance is required.**

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

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

**MAJOR SUBDIVISION FINAL PLAT APPROVAL**

**Your attendance is required.**

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

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

**MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL**

**Your attendance is required.**

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

Russ Huges  
Applicant name (print)

[Signature]  
Applicant signature / date



Form revised 11/04

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

Application case numbers

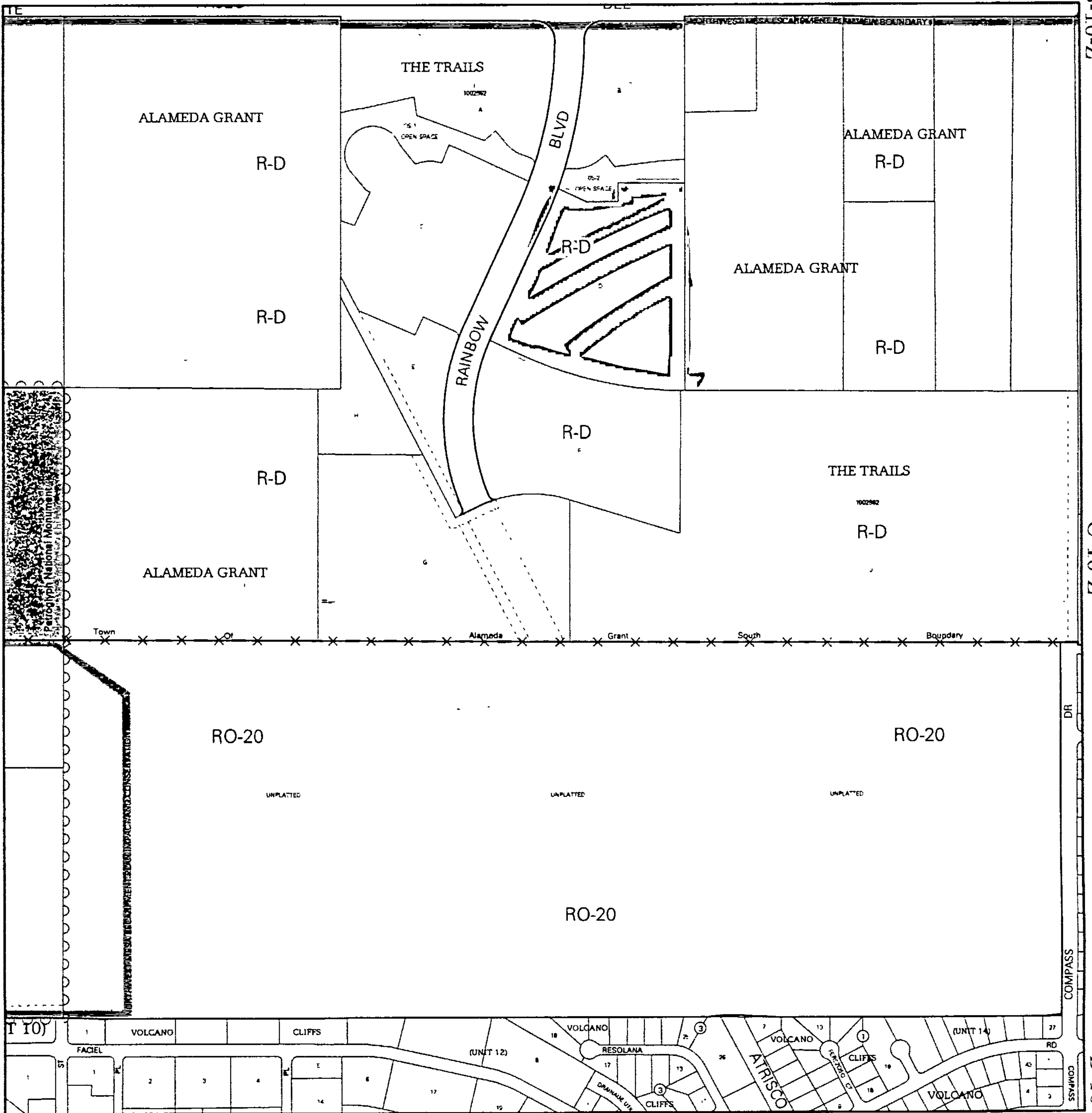
05 DRB - - 00297

05 DRB - - 00308

[Signature]  
Planner signature / date

2-15-05

**Project # 1002928**

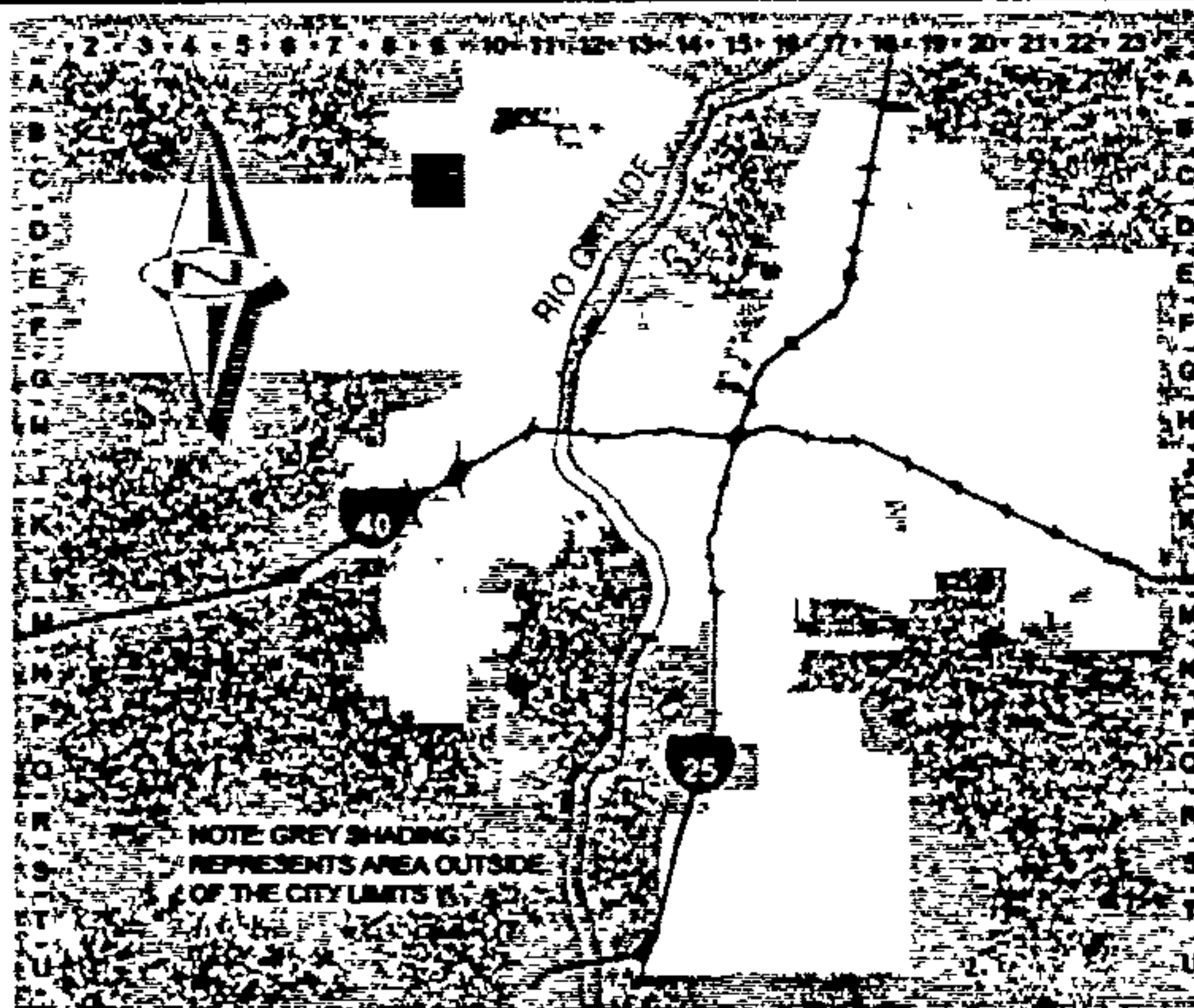
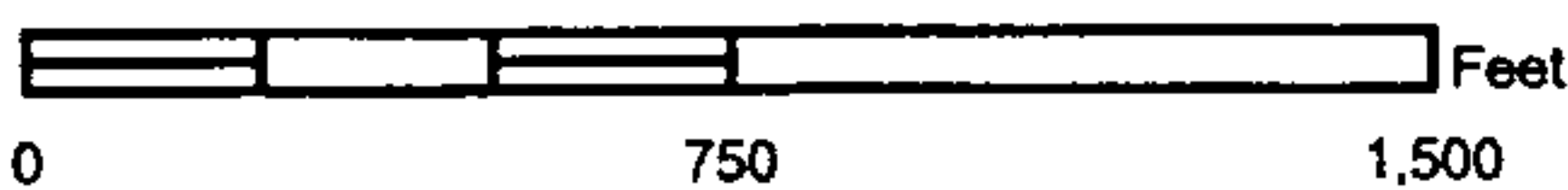


Zone Atlas Page: **C-9-Z**

Map amended through: Aug 06, 2004

Selected Symbols

- Unincorporated Areas
- Sector Plan Boundaries
- Parcel Boundaries
- Easement Lines
- Freeway Lanes
- Jurisdictional Boundaries
- Westgate Wall
- Escarpment
- Grant Boundaries
- Petroglyph
- H-1 Buffer Zone
- Arroyos
- LDN Noise Level
- Airport Clearance Zone
- Design Overlay Zones



The City of Albuquerque logo, featuring a circular seal with a central figure and the text 'CITY OF ALBUQUERQUE'. Below the seal, it reads 'THREE HUNDRED YEARS 1706 - 2006 ALBUQUERQUE'. The text 'Haciendo Historia' is written in a script font. At the bottom, it says 'AGIS buquerque eographic nformation system PLANNING DEPARTMENT' and '© Copyright 2004'.

February 10, 2005

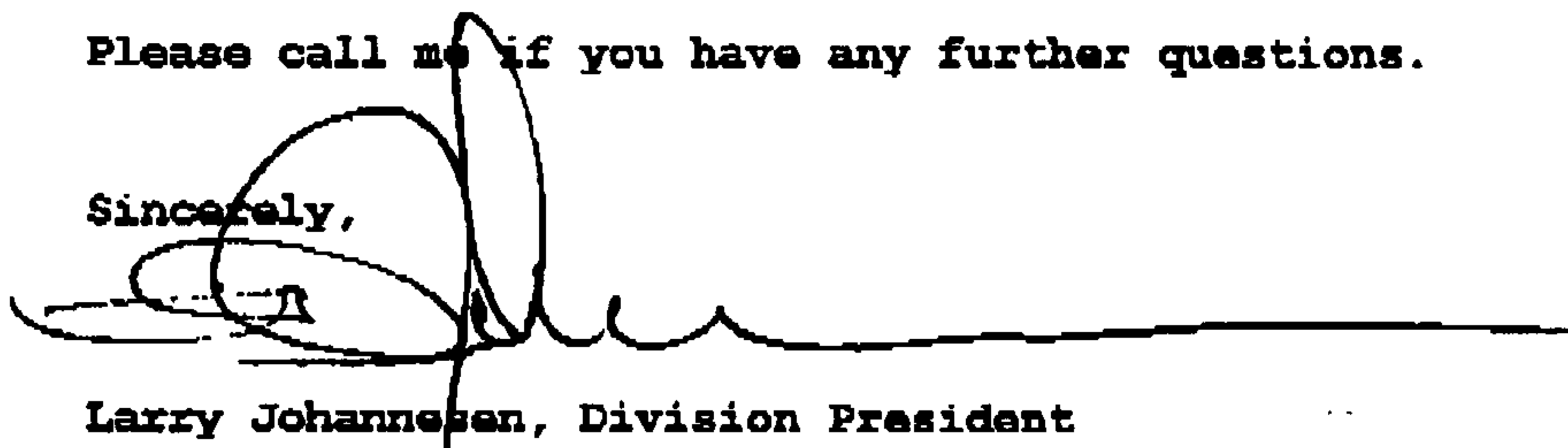
Mr. Russ Hugg  
Surv-Tek, Inc.  
5643 Paradise Blvd. N.W.  
Albuquerque, New Mexico 87114

Dear Russ:

By this letter, I hereby authorize you to act as agent on behalf of Longford The Trails, LLC, for the purpose of Amending the plat of Tracts at the Trails, City of Albuquerque, Bernalillo County, New Mexico.

Please call me if you have any further questions.

Sincerely,

A handwritten signature in black ink, appearing to read "Larry Johannesen", is written over a horizontal line. The signature is stylized and somewhat cursive.

Larry Johannesen, Division President

Longford Homes of New Mexico, Inc.  
7301 Jefferson Blvd. NE  
Albuquerque, New Mexico 87109



# SURV TEK, INC.

## Consulting Surveyors

9384 Valley View Drive, NW Albuquerque, New Mexico 87114  
Phone: 505-897-3366 Fax: 505-897-3377 E-mail: hugg@swcp.com

February 10, 2005

Albuquerque Development Review Board  
PO Box 1293  
Albuquerque, New Mexico 87103

Attention: Sheran Matson, Chair

*Final Plat of Taos*  
RE: Amended Plat of Taos at the Trails, City of Albuquerque,  
Bernalillo County, New Mexico. City Zone Atlas Page C-9-Z.

Dear Ms. Matson:

The owner of the above captioned property, Longford at The Trails, LLC, is hereby filing application with the City of Albuquerque Development Review Board for an Amended Final Plat of Taos at the Trails.

This Amended plat will eliminate the existing 130 lots and all interior lot lines which were created by prior plat and create 91 new larger lots. All existing dedicated public street right of ways and public utility easements will remain unchanged from the prior recorded plat.

At the request of the City Surveyor all existing dedicated public street right of ways and public utility easements will be re-dedicated and granted by this plat for clarification.

The previously approved Infrastructure list will remain unchanged and a revised grading and drainage plan for the new lots will be submitted.

If you should have any questions regarding this request, please contact me at your convenience.

Sincerely,

  
Russ P. Hugg, PS  
Surv-Tek, Inc.

No. of Lots: 100  
Nearest Major Streets  
Paseo Del Norte Blvd. /  
Rainbow Blvd.

FIGURE 12

SUBDIVISION IMPROVEMENTS  
AGREEMENT-PUBLIC AND/OR PRIVATE  
(Procedure B)

AGREEMENT TO CONSTRUCT  
PUBLIC AND/OR PRIVATE SUBDIVISION IMPROVEMENTS

THIS AGREEMENT is made this 11<sup>th</sup> day of August, 2004, by and between the City of Albuquerque, New Mexico ("City"), a municipal corporation, whose address is P. O. Box 1293 (One Civic Plaza), Albuquerque, New Mexico 87103, and Longford at the Trails, LLC, ("Subdivider"), a [state the type of business entity, for instance, "New Mexico corporation," "general partnership," "joint venture," "individual," etc.:] Nevada Limited Liability Co., whose address is 7007 Jefferson St. N.E., Suite A-B and whose telephone number is (505) 761-9911, is made in Albuquerque, New Mexico, and is entered into as of the date of final execution of this Agreement.

1. Recital. The Subdivider is developing certain lands within the City of Albuquerque, Bernalillo County, New Mexico, known as [existing legal description:] Tract C Bulk Plat of The Trails, recorded on 12/15/2003 in the records of the Bernalillo County Clerk at Book 2003C, pages 375 through 378 (the "Subdivision"). The Subdivider certifies that the Subdivision is owned by [state the name of the present real property owner exactly as shown on the real estate document conveying title in the Subdivision to the present owner:] Longford at The Trails, LLC ("Owner").


The Subdivider has submitted and the City has approved a preliminary plat or Site Development Plan identified as Santa Fe at The Trails describing Subdivider's Property.

As a result of the development of the Subdivision, the Subdivision Ordinance ("S.O.") and/or the Zoning Code, Section 14-16-3-11, require the Subdivider, at no cost to the City, to install certain public and/or private Improvements, which are reasonably related to the development of the Subdivision, or to financially guarantee the construction of the public and/or private improvements as a prerequisite to approval of the final plat of, or the Site Development Plan for the Subdivision.

2. Improvements and Construction Deadline. The Subdivider agrees to install and complete the public and/or private improvements described Exhibit A, the required infrastructure listing ("Improvements"), to the satisfaction of the City, on or before the 9 day of September, 2005 ("Construction Completion Deadline"), at no cost to the City. The Improvements are shown in greater detail on the Subdivider's proposed and approved plans, which have been filed with the City Engineer and are identified as Project No. 730083.

Note: To compute the Construction Completion Deadline: If a final plat will be filed after Subdivider meets the requirements of this Agreement, the Construction Completion Deadline can be no later than two years after execution of this Agreement. (See Subdivision Ordinance Section 14-14-3.) If a final plat will not be filed pursuant to this Agreement, the Construction Completion Deadline can be no later than one year after approval of the preliminary plat by the Development Review Board (DRB), unless

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8128382  
Page: 1 of 13  
08/13/2004 02:42P  
Bk-602 Pg-4589



Mary Herrera Bern. Co. AGRE R 33.00

the DRB grants an extension, not to exceed one additional year per extension, and the Subdivider processes an amendment to the Agreement. (See Subdivision Ordinance Section 14-14-3.) If this Agreement, with any amendments does not utilize the maximum time allowed for completion of construction, the Subdivider may obtain an extension of the Construction Completion Deadline if Subdivider shows adequate reason for the extension.

3. Work Order Requirements. The City agrees to issue a Work Order after:

A. The Subdivider causes to be submitted all documents, and meets all requirements listed in Development Process Manual, Volume 1, Chapter 5, Work Order Process, and figure 1, including submitting a Certificate of Insurance in a form acceptable to the City. The certificate must establish that the Subdivider has procured or has caused to be procured public liability insurance in the amount of not less than One Million Dollars (\$1,000,000) combined single limit for accidents or occurrences which cause bodily injury, death or property damage as a result of any condition of the Subdivision, the Improvements or the Subdivider's construction activities within, or related to the Subdivision. The insurance policy must name the City of Albuquerque, its employees and elected officials, as their interest may appear, as additional insured. The Subdivider must maintain the insurance until the City accepts the public Improvements and/or approves the private Improvements. The cancellation provision must provide that, if the policy is either canceled prior to the expiration date of the policy or is materially changed or not renewed, the issuing company will mail 30 days written notice to the City, attention City Engineer.

B. The Subdivider complies with all applicable laws, ordinances and regulations, including, but not limited to the City Excavation Ordinance and Sidewalk Ordinance, and pays the following required engineering, staking, testing fees, and other related City fees and County Clerk recording fees:

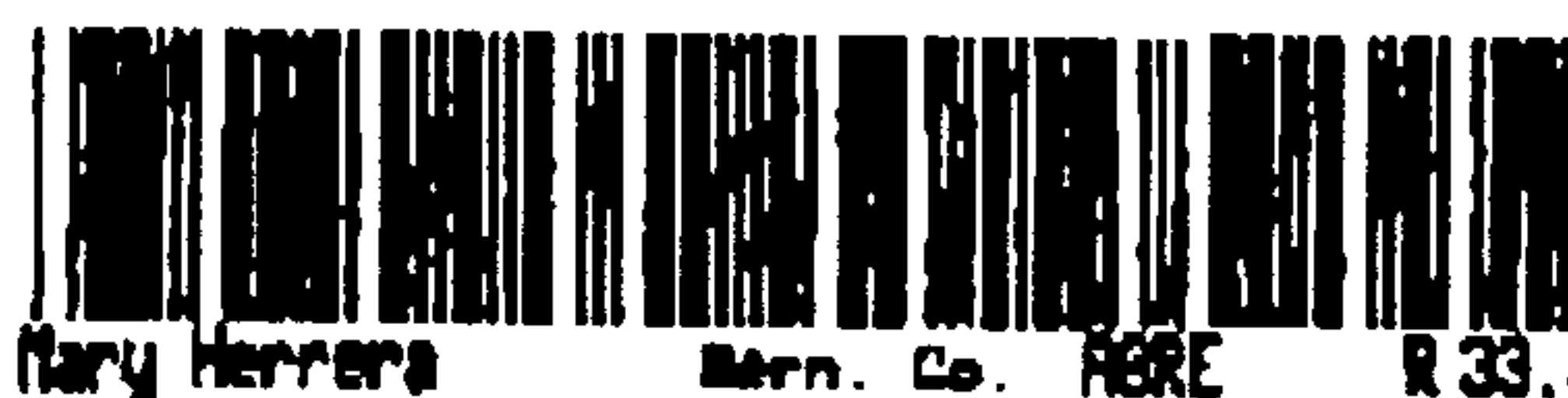
<u>Type of Fee</u>	<u>Amount</u>
<u>Engineering Fee</u>	<u>3.25% of Actual Construction Cost</u>
<u>Excavation And Sidewalk Ordinance, Street Restoration Fees</u>	<u>As required per City-approved estimate. (Figure 7).</u>

(Note: The Subdivider must pay the City all City fees which have been incurred during construction before the City will accept the public Improvements.

4. Surveying, Inspection and Testing. The Improvements shall be inspected, surveyed and tested in accordance with all applicable laws, ordinances, and regulations, and according to the following terms:

A. Construction Surveying. Construction surveying for the construction of the public Improvements shall be performed by Surv-Tek, and construction surveying of the private Improvements shall be performed by Surv-Tek. If the construction surveying is performed by an entity other than the City, the City may monitor the construction surveying and the Subdivider shall ensure that the construction surveying entity provides all construction surveying field notes, plats, reports and related data to the City which the City requires for review. Record drawings shall be provided by the entity performing the survey. The Subdivider shall pay the City a reasonable fee for any construction surveying performed by the City.

B. Construction Inspection Methods. Inspection of the construction of the public Improvements shall be performed by Smith Engineering, and inspection of the private Improvements shall be performed by Smith Engineering, both New Mexico Registered Professional Engineers. If the inspection is performed by an entity other than the City, the City may monitor the inspection and the Subdivider



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shall ensure that the inspecting entity provides all inspection results; reports and related data to the City which the City requires for review. The City retains the right to perform its own general overall inspection of the construction project at any time prior to final acceptance of the Improvements, if deemed necessary or advisable by the City Engineer. The Subdivider shall pay the City a reasonable fee for the level of inspection performed by the City.

C. Field Testing. Field testing of the construction of the public Improvements shall be performed by Western Technologies, and field testing of the private Improvements shall be performed by Western Technologies both certified testing laboratories under the supervision of a New Mexico Registered Professional Engineer, in accordance with the current City of Albuquerque Standard Specifications for Public Works Construction. If any field testing is performed by an entity other than the City, the City may monitor the field testing and the Subdivider shall ensure that the field testing entity provides all field testing results, reports and related data to the City which the City requires for review. The Subdivider shall pay the City a reasonable fee for any field testing performed by the City.

D. Additional Testing. The City retains the right to perform all additional testing which the City Engineer deems is necessary or advisable, and the Subdivider shall pay the City a reasonable fee therefor.

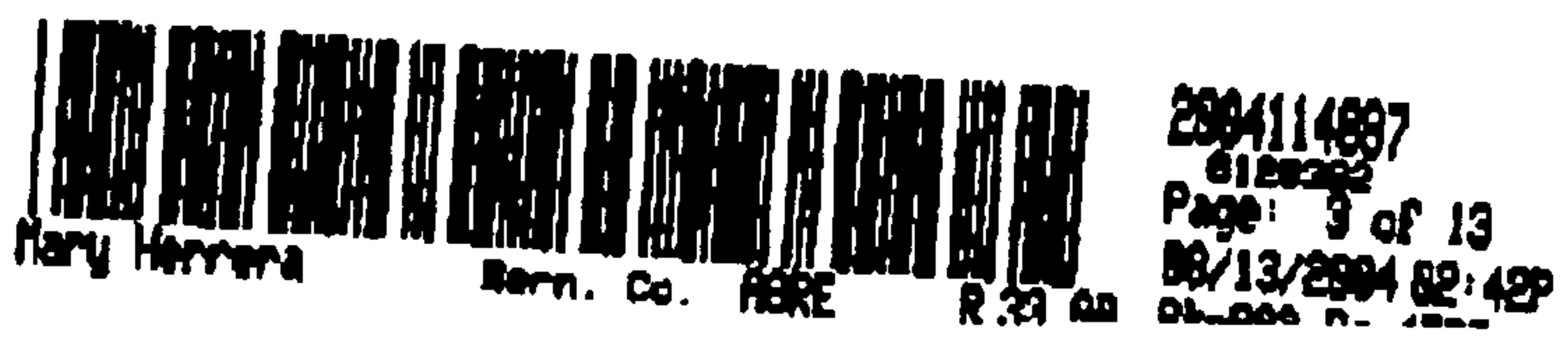
5. Financial Guaranty. If final plat approval is not requested prior to construction of the Subdivision, a financial guaranty is not required. If final plat approval is requested, the Subdivider must provide the City with a financial guaranty in an amount of not less than 125% of the estimated cost of constructing the Improvements, as approved by the City Engineer. The financial guaranty must be irrevocable and may be in the form of a letter of credit, escrow deposit or loan reserve letter issued by a Federally Insured Financial Institution; a bond issued by a surety qualified to do business in New Mexico; or other pledge of liquid assets which meets all City requirements. The City must be able to call the financial guaranty at any time within the sixty (60) days immediately following the Construction Completion Deadline.

To meet the Subdivision Ordinance requirements, the Subdivider has acquired or is able to acquire the following Financial Guaranty:

Type of Financial Guaranty: LETTER OF CREDIT No. 420320  
Amount: \$ 464,801.88 Name of Financial Institution or Surety  
providing Guaranty: BANK ONE, NA  
Date City first able to call Guaranty: \_\_\_\_\_  
[Construction Completion Deadline]: September 9, 2005  
If Guaranty other than a Bond, last day City able to call Guaranty is:  
NOVEMBER 9, 2005  
Additional information:

6. Notice of Start of Construction. Before construction begins, the Subdivider shall deliver an acceptable Notice to Proceed to the City and shall arrange or a preconstruction conference and all required inspections.

7. Completion, Acceptance and Termination. When the City receives Subdivider's final acceptance package, the City shall review it for completeness and accuracy. (See DPM Volume 1, Chapter 5, Work Order Process, Step 9.) If the package is acceptable, the City shall approve the package and issue a Certificate of Completion and Acceptance for the public Improvements and a Certificate of Completion for the private Improvements. Thereafter, the Subdivider's obligations to the City pursuant to this Agreement shall terminate, with the exception of the bond or other guarantee which the Subdivider has provided to assure the materials and workmanship, as required by the Subdivision Ordinance. After the City approves the final acceptance package, the City will promptly release this Agreement and the Financial Guaranty.



Mary Herrera  
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8. Conveyance of Property Rights. When the Improvements are completed, if the City does not own the real property upon or in which the public Improvements are constructed, the Subdivider will convey to the City all real and personal property rights which the City deems reasonably necessary, and all public Improvements, free and clear of all claims, encumbrances and liens before the City will accept the public Improvements. Conveyance may be made by appropriate dedication on the final plat of the Subdivision.

9. Reduction of Financial Guaranty Upon Partial Completion. The Subdivider shall be entitled to a reduction of the Financial Guaranty as a result of completing construction of part of the Improvements if the following conditions are met:

A. Loan Reserve Financial Guaranty. If a loan reserve letter was provided as the Financial Guaranty, the Subdivider must follow the procedures and meet the requirements detailed in the Development Process Manual, Volume 1, Chapter 5.

B. Non-Loan Reserve Financial Guaranty. If a Financial Guarantee other than a loan reserve letter has been provided, the completed Improvements must be free-standing, functionally independent of any Improvements which have not yet been completed and completed in substantial compliance with the approved construction plans, as determined by City on-site inspection in order to qualify for a Financial Guaranty reduction. If the Improvements which have been completed meet all City requirements, the City Engineer will estimate the cost of completing the remaining Improvements. Thereafter, the subdivider must submit the following documents to the City for review and approval:

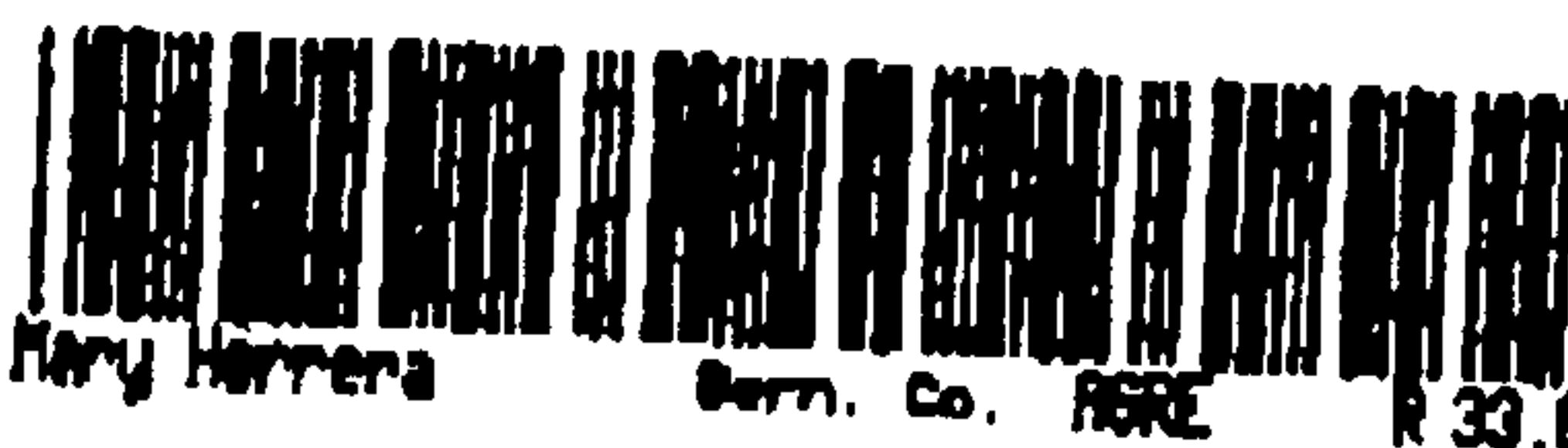
(1) A revised Financial Guaranty in an amount of not less than 125% of the cost of completing the remaining Improvements, as estimated by the City;

(2) A bond or other instrument acceptable to the City, which guarantees the completed Improvements against defective materials and workmanship for the period required by the Subdivision Ordinance.

(3) Conveyance of real and personal property rights which meet the requirements of section 8 of this Agreement.

After the City receives and approves the required documents, the City shall issue a Partial Certificate of Completion and Acceptance for the completed public Improvements and a Certificate of Partial Completion for the completed private Improvements.

10. Indemnification. Until the Improvements are accepted by the City, the Subdivider shall be solely responsible for maintaining the premises upon which the Improvements are being constructed in a safe condition. The Subdivider agrees to defend, indemnify and hold harmless the City and its officials, agents and employees from any claims, actions, suits or other proceedings arising from or out of the negligent acts or omissions of the Subdivider, its agents, representatives, contractors or subcontractors or arising from the failure of the Subdivider, its agents, representatives, contractors or subcontractors to perform any act or duty required of the Subdivider herein; provided, however, to the extent, if at all, Section 56-7-1 NMSA 1978 is applicable to this Agreement, this Agreement to indemnify will not extend to liability, claims, damages, losses or expenses, including attorney fees, arising out of (1) the preparation or approval of maps, drawings, opinions, reports, surveys, change orders, designs or specifications by the indemnitee, or the agents or employees of the indemnitee; or (2) the giving of or the failure to give directions or instructions by the indemnitee, where such giving or failure to give directions or instructions is the primary cause of bodily injury to persons or damage to property. The indemnification required hereunder shall not be limited as a result of the specifications of any applicable insurance coverage. Nothing herein is intended to impair any right or immunity under the laws of the State of New Mexico.



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11. Assignment. This Agreement shall not be assigned without the prior written consent of the City and the Subdivider and the express written concurrence of any financial institution or surety which has undertaken to guarantee the completion of the Improvements. The City's approval will not be withheld unreasonably. If so assigned, this Agreement shall extend to and be binding upon the successors and assigns of the parties hereto.

12. Release. If the Subdivision or any part thereof is sold, conveyed or assigned, the City will not release the Subdivider from its obligations under this Agreement and will continue to hold the Subdivider responsible for all Improvements until a successor in interest to the Subdivider has entered into a Subdivision Improvements Agreement with the City. Thereafter, if the Subdivider's successor in interest has provided a substitute financial guaranty acceptable to the City, the City will release this Agreement and any related Financial Guaranty.

13. Payment for Incomplete Improvements. If the Subdivider fails to satisfactorily complete construction of the Improvements by the Construction Completion Deadline, the City may construct or cause the Improvements to be constructed as shown on the final plat and in the approved plans and specifications. The Subdivider shall be jointly and severally liable to pay to, and indemnify the City for the total cost, including, but not limited to engineering, legal and contingent costs, together with any damages, either direct or consequential, which the City may sustain as a result of Subdivider's failure to perform as required by this Agreement. If the direct or indirect costs and damages to the City exceed the amount of the City's Claim of Lien or any Financial Guaranty, the Subdivider shall be liable to, and shall pay, the City for all such costs and damages. The surety or sureties shall be jointly and severally liable to pay to and indemnify the City for the total cost to the extent of their obligations pursuant to any Financial Guaranty.

14. Binding on Subdivider's Property. The provisions of this Agreement constitute covenants running with Subdivider's Property for the benefit of the City and its successors and assigns until terminated, and are binding on the Subdivider and the Owner and their heirs, successors and assigns.

15. Notice. For purposes of giving formal written notice, including notice of change of address, the Subdivider's and the City's addresses are as stated in the first paragraph of this Agreement. Notice may be given either in person or by certified U.S. mail, postage paid. Notice will be considered to have been received within six days after the notice is mailed if there is no actual evidence of receipt.

16. Entire Agreement. This Agreement contains the entire agreement of the parties and supersedes any and all other agreements or understandings, oral or written, whether previous to the execution hereof or contemporaneous herewith.

17. Changes to Agreement. Changes to this Agreement are not binding unless made in writing, signed by both parties.

18. Construction and Severability. If any part of this Agreement is held to be invalid or unenforceable, the remainder of the Agreement will remain valid and enforceable if the remainder is reasonably capable of completion.

19. Captions. The captions to the sections or paragraphs of this Agreement are not part of this Agreement and will not affect the meaning or construction of any of its provisions.

20. Form not Changed. Subdivider agrees that changes to this form are not binding unless initialed by the subdivider and signed by the City's Legal Department on this form.

21. Authority to Execute. If the Subdivider signing below is not the Owner of the Subdivision, the Owner must execute the Power of Attorney below.



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Executed on the date stated in the first paragraph of this Agreement.

SUBDIVIDER:

By [Signature]:

Name:

Title:

Dated:

*[Handwritten signature]*  
MIKE MANDILAKIS  
PRESIDENT  
7/20/04

CITY OF ALBUQUERQUE

*[Handwritten signature]*  
City Engineer

Dated: 8-11-04

*[Handwritten initials]*

*[Handwritten initials]*

SUBDIVIDER'S NOTARY

STATE OF New Mexico

COUNTY OF Bernalillo ss.

This instrument was acknowledged before me on 20<sup>th</sup> day of July, 2004 by [name of person:] Mike Mandilakis, [title or capacity, for instance, "President" or "Owner":] PRESIDENT MPCD of [Subdivider:] Longford Group Inc, Manager

*[Handwritten signature]*  
Rebecca J. Monette  
Notary Public

My Commission Expires:



OFFICIAL SEAL  
REBECCA J. MONETTE  
NOTARY PUBLIC-STATE OF NEW MEXICO

My commission expires: 8/23/2005

STATE OF NEW MEXICO )  
                                  ) ss.  
COUNTY OF BERNALILLO)

This instrument was acknowledged before me on 11<sup>th</sup> day of August, 2004 by Richard Durta, City Engineer of the City of Albuquerque, a municipal corporation, on behalf of said corporation.

*[Handwritten signature]*  
Gloria J. Saavedra  
Notary Public

My Commission Expires:  
11-25-2007

EXHIBIT A AND POWER OF ATTORNEY ATTACHED



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Current DR's  
Project No.

# ORIGINAL

730083-B1  
730023-BM-1  
730023-SW  
730021-B-1 (Rainbow)  
730081-Broad (DERRIGERS)

TO SUBDIVISION IMPROVEMENTS AGREEMENT  
DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST  
SANTA FE AT THE TRAILS (TRACT G)

Date Submitted: January 6, 2004  
Date Site Plan Approved: N/A  
Date Preliminary Plat Approved: 1/7/04  
Date Preliminary Plat Expires: 1/7/05  
Application No. 03DRB01531  
DRB Project No. 1002028

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 DRB Chair determines that appropriate items and/or unforeseen items have not been included in the infrastructure listing, the DRB Chair may include those items in the listing and related financial approval by the DRB Chair, the User Department and approver. 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.

### PUBLIC ROADWAY IMPROVEMENTS

Sequence #	SIA	COA DRG	Project #	Size	Type of Improvement	Location	From	To
				34' F-F	ARTERIAL PAVING W/ PCC CURB & GUTTER & 10' WIDE ASPHALT TRAIL ON WEST SIDE ONLY	RAINBOW BLVD.	PASEO DEL NORTE	TRACT E
				48' F-F	MAJOR LOCAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	RAINBOW BLVD.	SOUTH END OF TRACT E	RAINBOW BLVD.
				28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES WITH MEDIAN	RUANA STREET	TREE LINE AVENUE	TEPANNA ROAD
				28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	TEPANNA ROAD	NUEVA SEVILLA ST.	SABINAL DRIVE
				22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON SOUTH SIDE ONLY*	TEPANNA ROAD	NUEVA SEVILLA ST.	WEST STUB TERMINUS
				22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON SOUTH SIDE ONLY*	TEPANNA ROAD	SABINAL DRIVE	EAST STUB TERMINUS
				28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	JAUISCO ROAD	NUEVA SEVILLA ST.	SABINAL DRIVE

Private Inspector  
City Inspector

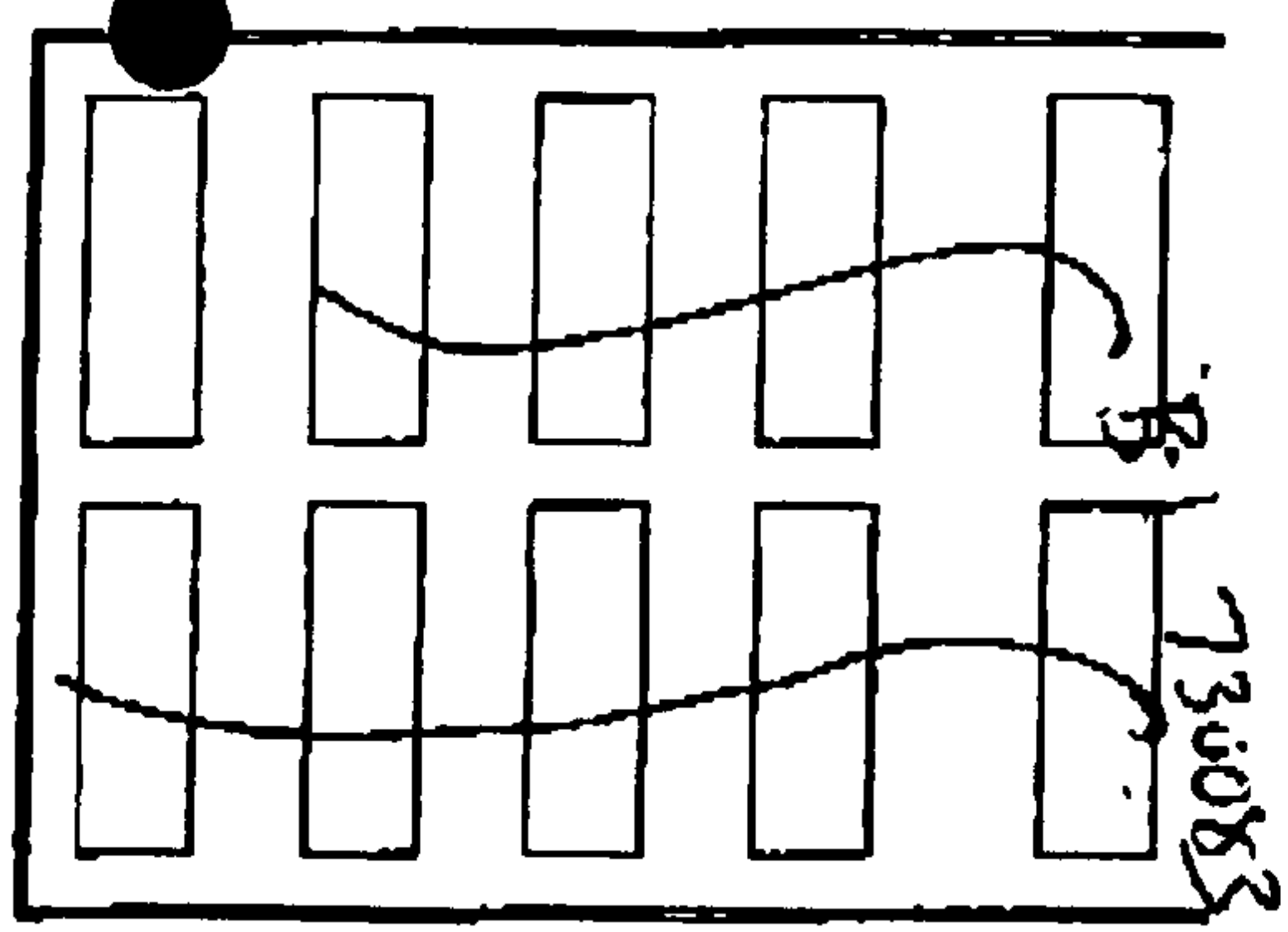
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Pg 1-588

Mary Herrera

Revisions: improvements Fig 22 under 730081 - Both sides - with I list  
From the 730081 & 730022 Rev 1/2 Rev. B-1 730081 Rev. C-1, ...



ORIGINAL



20' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	TONE COURT	CUL-DE-SAC TERMINUS	NUOVA SEVILLA STREET
20' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	NUOVA SEVILLA ST.	TEYPANA ROAD	SENUCU ROAD
20' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	SENUCU ROAD	NUOVA SEVILLA ST.	SABINAL DRIVE
20' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	SABINAL DRIVE	TEYPANA ROAD	SENUCU ROAD
22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON EAST SIDE ONLY*	SABINAL DRIVE	SENUCU ROAD	NORTH STUB TERMINUS

CML 730083

STREET RIGHTS AS PER COA DRN  
 MODIFIED PROCEDURE 'C'  
 OFF-SITE TRAFFIC MITIGATION FEE: \$55/SLOT X 100 LOTS = \$5500

SIA Sequence #	COA DRN Project #
B-1	730083
B-1	730083
B-1	730081
B-1	730083
B-1	730081
B-1	730081

PUBLIC STORM DRAIN IMPROVEMENTS

Size	Type of Improvement	Location	From	To
18"-36" DIA	RCP W/ NEG. MH'S, LATERALS & INLETS	TREE LINE AVENUE	WEST BOUNDARY	RAINBOW BLVD.
18"-36" DIA	RCP W/ NEG. MH'S, LATERALS & INLETS	TEYPANA ROAD	EAST STUB TERMINUS	TRACT D, F, AND J BLANKET DRAINAGE EASEMENT
18"-36" DIA	RCP W/ NEG. MH'S, LATERALS & INLETS	RAINBOW BLVD.	TREE LINE AVENUE	TEYPANA ROAD
0.3 ACRE-FT	TEMPORARY EARTHEN RETENTION POND, W/ AGREEMENT AND COVENANT	TRACT J		

NOTE:

A GRADING AND DRAINAGE CERTIFICATION OF THE APPROVED GRADING PLAN IS REQUIRED PRIOR TO THE RELEASE OF FINANCIAL GUARANTEES.

TEMPORARY EARTHEN SWALE W/ AGREEMENT & COVENANT  
 TRACT F AND J, BLANKET DRAINAGE EASEMENT  
 TRACT J

24" REP SD SENECA SABINAL 200' WEST  
 24-36" REP SD SABINAL SENECA POND D

73 ACFT Retention Pond D Tract A

Private Inspector	City Inspector	City Eng'

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ORIGINAL

NINA LEUNG  
PREPARED BY: PRINT NAME

*Sharon Matamoros*  
DRG CHAIR  
DATE 1/10/04

*Christine Overland*  
PARIS & GENERAL SERVICES  
RETURN ON  
DATE 1/10/04

BOHANNAN HUSTON INC.  
FIRM:

*Walt Avey*  
TRANSPORTATION DEVELOPMENT  
DATE 1-7-04

*Stephen M. Mays*  
AMFCA  
DATE 1-6-04

*Anna S.*  
SIGNATURE  
DATE 1-6-04

*Joseph Brown*  
UTILITY DEVELOPMENT  
DATE 1/7/04

*Budd L. Brown*  
CITY ENGINEER  
DATE 1-7-04

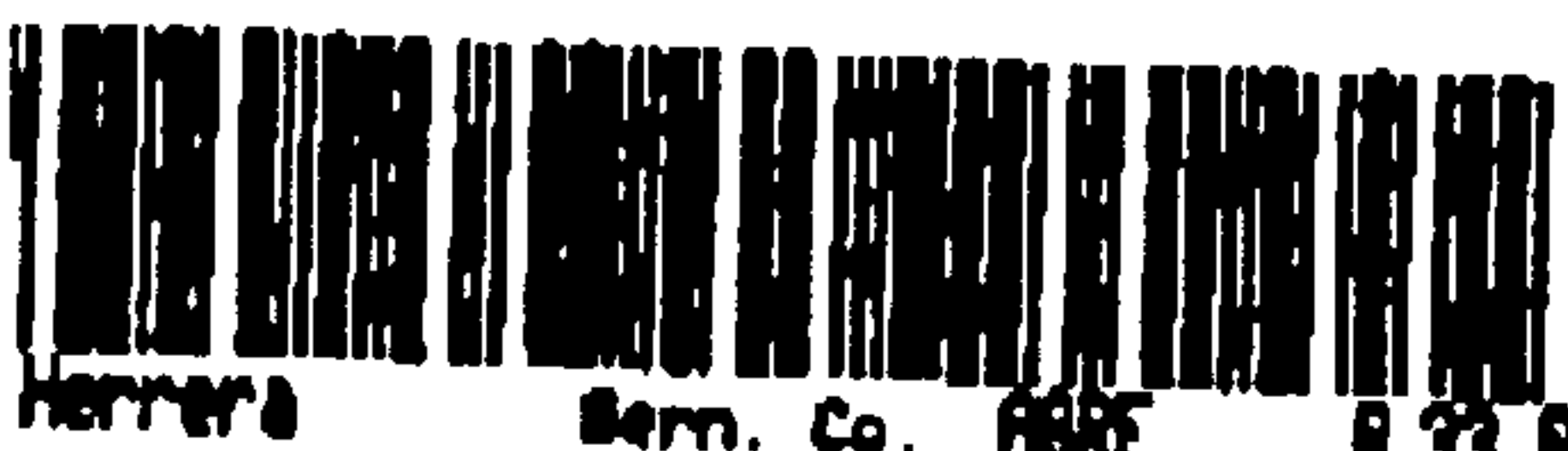
MAXIMUM TIME ALLOWED TO CONSTRUCT  
IMPROVEMENTS WITHOUT A DRP-EXTENSION

NEW MEXICO UTILITIES INC.  
DATE 1-5-04

DATE

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRG CHAIR	USER DEPARTMENT	AGENT/OWNER
Δ	4/2/04	<i>[Signature]</i>		<i>Richard [Signature]</i>
Δ	6/23/04	<i>[Signature]</i>		<i>[Signature]</i>



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# FINANCIAL GUARANTY AMOUNT

05/10/2004

Type of Estimate: SIA Procedure - B - w/F.G.

Project Description:

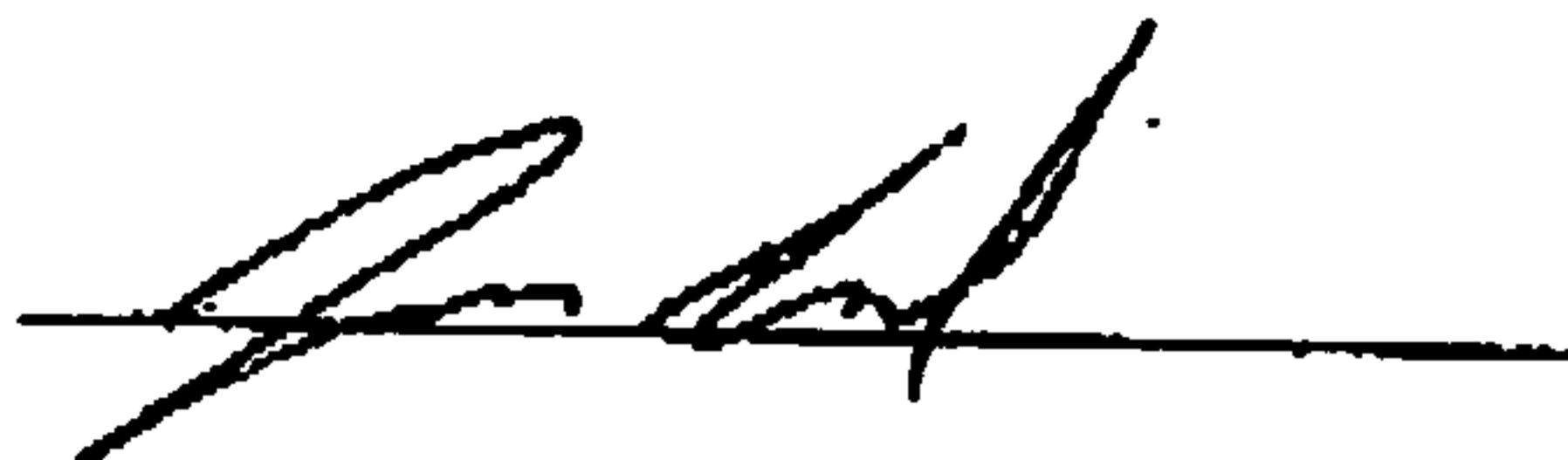
Project ID #: 730083, Santa Fe Subdivision @ The Trails, Phase/Unit #: 1

Requested By: Richard Hall, PE w/ Bohannon Huston

Approved estimate amount:		\$294,170.00
Contingency Amount:	10.00%	\$29,417.00
Subtotal:		\$323,587.00
NMGRT	5.8125%	\$18,808.49
Subtotal:		\$342,395.49
Engineering Fee	6.60%	\$22,598.10
Testing Fee	2.00%	\$6,847.91
Subtotal:		\$371,841.50
FINANCIAL GUARANTY RATE		1.25
Retainage Amount:		\$0.00
<b>TOTAL FINANCIAL GUARANTY REQUIRED</b>		<b>\$464,801.88</b>

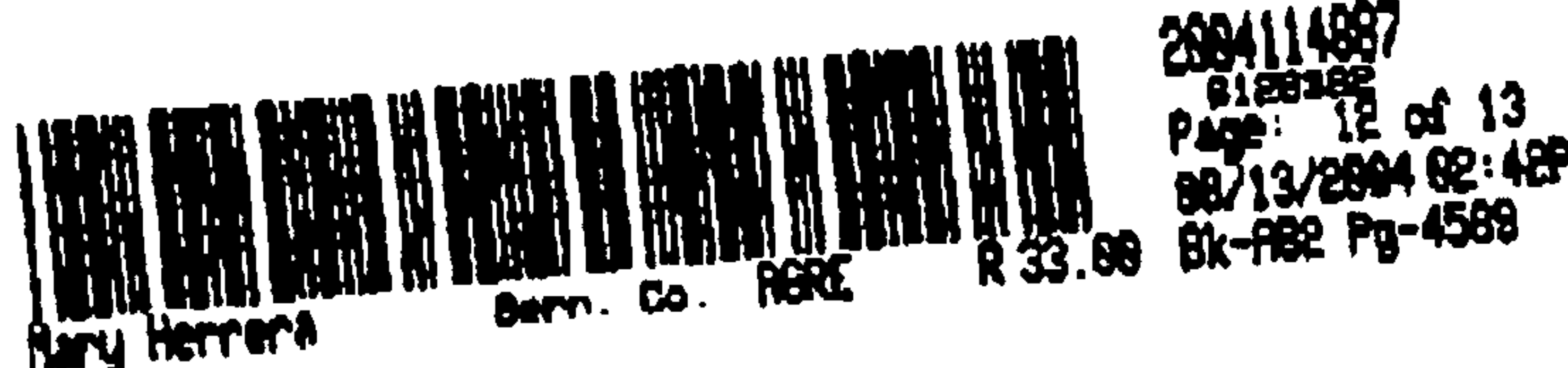
APPROVAL:

DATE:



5-10-2004

Notes: 10% contingency, plans not approved. Wtr, SAS, & Rainbow improv's not in this FG. Wtr & SAS by NMUI. See 730081 for Rainbow improv's. Certification for grading & drainage prior to release of FG.



Disco Del Norte

Rainbow

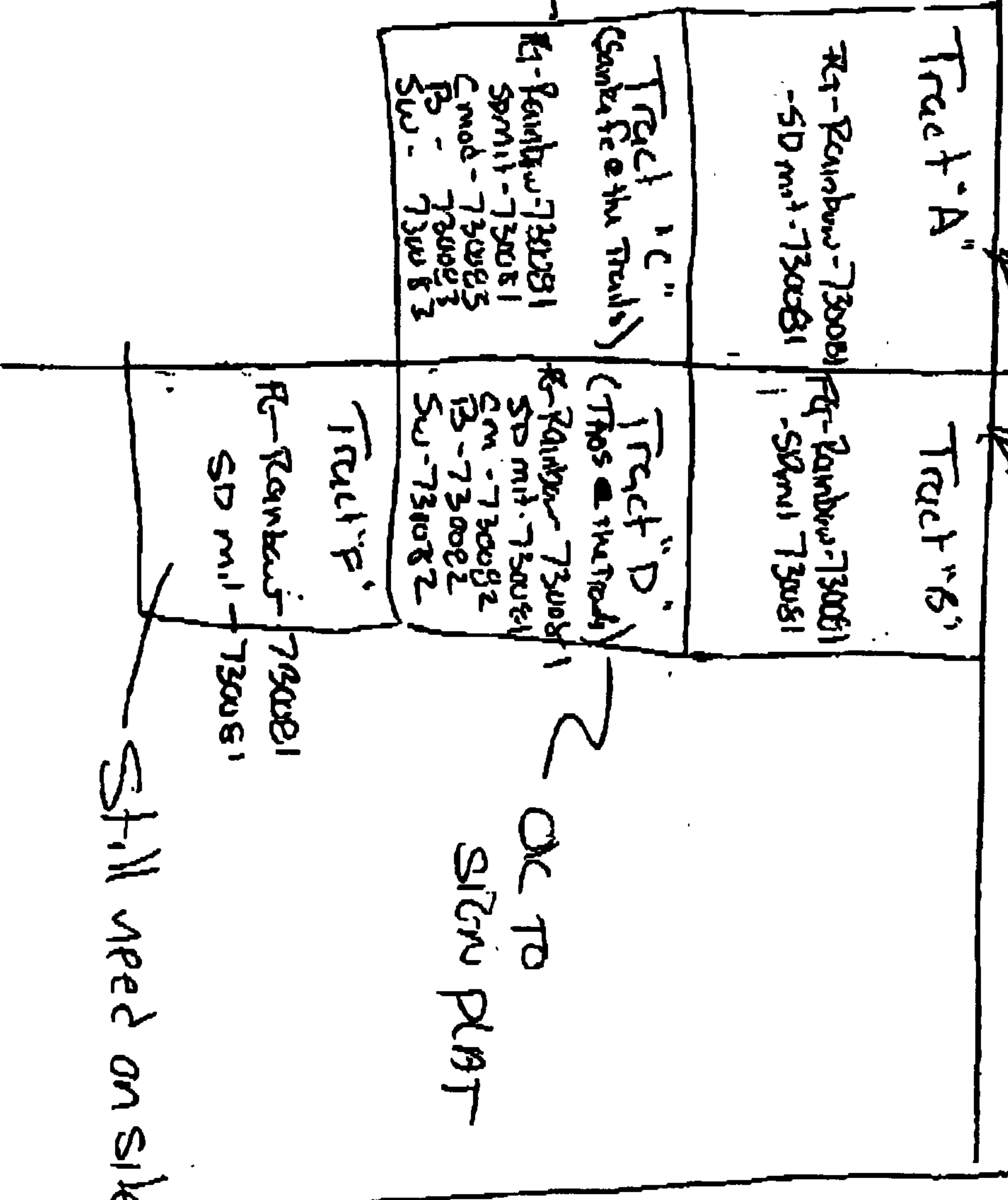
UNIVERSE

Need on site FG  
Need FG

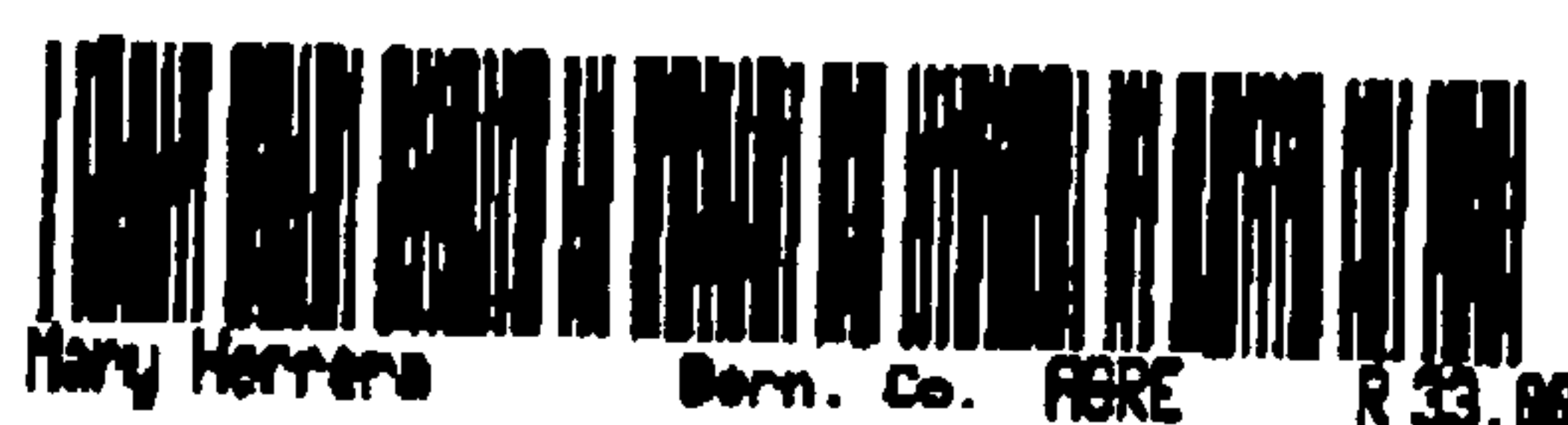
OK TO SIGN PLAT

OK TO SIGN PLAT

Still need on site FG



8/3/04



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**Bank One, NA**  
Global Trade Services  
One Bank One Plaza  
Mail Code IL1-0236  
Chicago, IL 60670  
Tel: (800) 634-1969 Fax: (312) 954-0203  
SWIFT: FNBCUS44  
Telex: ITT4330253 FNBCUI

**IRREVOCABLE STANDBY LETTER OF CREDIT NO. 420320**

**DATE: JULY 16, 2004**

**BENEFICIARY:**  
CHIEF ADMINISTRATIVE OFFICER  
CITY OF ALBUQUERQUE  
600 2<sup>ND</sup> ST. NW, ROOM 400  
ALBUQUERQUE, NM 87102  
ATTN: MARILYN MALDONADO

**DRAFTS DRAWN MUST BE MARKED  
WITH OUR LETTER OF CREDIT NO. 420320  
OPENER'S REFERENCE NO. 420320**

**GENTLEMEN:**

**BY THE ORDER OF:**

**APPLICANT:**  
LONGFORD AT THE TRAILS, LLC  
3077 E WARM SPRINGS  
LAS VEGAS, NV 89120

FOR REFERENCE PURPOSES ONLY, WE ARE INFORMED BY LONGFORD AT THE TRAILS, LLC THAT THIS LETTER OF CREDIT IS INTENDED FOR THE EXCLUSIVE PURPOSE OF PROVIDING FINANCIAL SECURITY WHICH THE CITY REQUIRES FROM LONGFORD AT THE TRAILS, LLC TO SECURE THE INSTALLATION OF THE IMPROVEMENTS WHICH MUST BE CONSTRUCTED AT SUBDIVISION IMPROVEMENTS, SANTA FE SERIES, CITY PROJECT NO. 730083 ("PROJECT"). THE AMOUNT OF THE LETTER OF CREDIT REPRESENTS 125% OF THE CITY'S ESTIMATED COST OF CONSTRUCTION OF IMPROVEMENTS AS REQUIRED BY THE CITY'S SUBDIVISION ORDINANCE AND THAT THE IMPROVEMENTS ARE IDENTIFIED IN THE AGREEMENT BETWEEN THE CITY OF ALBUQUERQUE AND LONGFORD AT THE TRAILS, LLC IN THE RECORDS OF THE CLERK OF BERNALILLO COUNTY, NEW MEXICO IN BOOK MISC. 457, AT PAGES     TO    , AS AMENDED ("AGREEMENT").

THEREFORE, WE HEREBY ISSUE OUR IRREVOCABLE STANDBY LETTER OF CREDIT NO: 420320 IN FAVOR OF THE CHIEF ADMINISTRATIVE OFFICER, CITY OF ALBUQUERQUE FOR THE ACCOUNT OF LONGFORD AT THE TRAILS, LLC FOR AN AMOUNT OR AMOUNTS NOT TO EXCEED IN THE AGGREGATE U.S. \$464,801.88 (FOUR HUNDRED SIXTY FOUR THOUSAND EIGHT HUNDRED ONE AND 88/100 U.S. DOLLARS) AVAILABLE BY YOUR DRAFTS AT SIGHT ON BANK ONE, NA, CHICAGO, IL EFFECTIVE IMMEDIATELY AND EXPIRING AT OUR OFFICE ON THE EARLIER OF 1) NOVEMBER 9, 2005 OR 2) A LETTER FROM THE CITY OF ALBUQUERQUE SIGNED BY ITS CHIEF ADMINISTRATIVE OFFICER CONSENTING TO THE CANCELATION OF THIS LETTER OF CREDIT ACCOMPANIED BY THE ORIGINAL OF THIS LETTER OF CREDIT.

FUNDS UNDER THIS CREDIT ARE AVAILABLE AGAINST YOUR DRAFT(S) AS HEREIN ABOVE SET FORTH MARKED "DRAWN UNDER BANK ONE, NA LETTER OF CREDIT NO. 420320" AND ACCOMPANIED BY THE FOLLOWING:

- ◆ THE CITY OF ALBUQUERQUE'S SIGNED AND NOTARIZED CERTIFICATION STATING: "1) LONGFORD AT THE TRAILS, LLC HAS FAILED TO COMPLY WITH THE TERMS OF THE AGREEMENT: 2) THE UNDERSIGNED IS THE CHIEF ADMINISTRATIVE OFFICER OF THE CITY OF ALBUQUERQUE AND IS AUTHORIZED TO SIGN THIS CERTIFICATION: AND 3) THE AMOUNT OF THE DRAFT DOES NOT EXCEED 125% OF THE CITY'S ESTIMATED COST OF COMPLETING THE IMPROVEMENTS SPECIFIED IN THE AGREEMENT."

Bank One, NA  
Global Trade Services  
One Bank One Plaza  
Mail Code IL1-0236  
Chicago, IL 60670  
Tel: (800) 634-1969 Fax: (312) 954-0203  
SWIFT: FNBCUS44  
Telex: ITT4330253 FNBCUI

OUR LETTER OF CREDIT NO. 420320

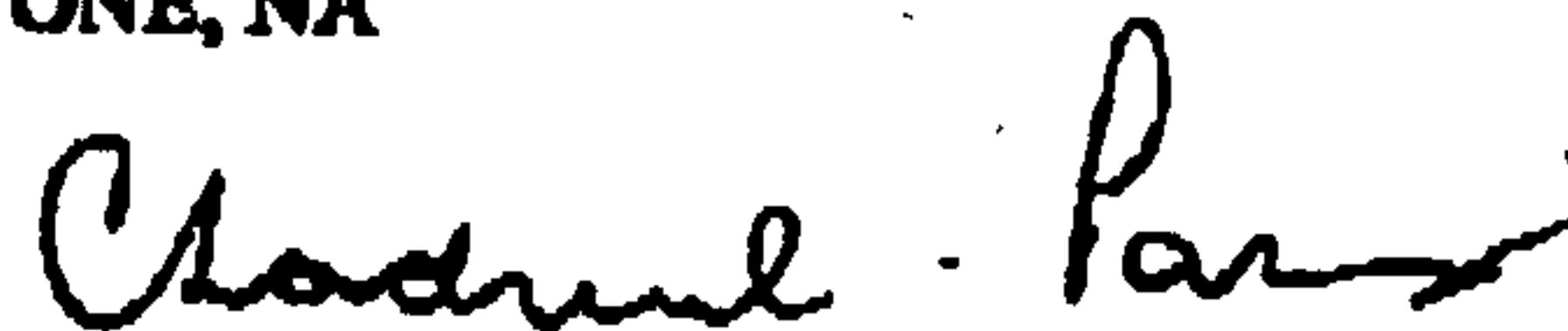
DATE: JULY 16, 2004

WE ENGAGE WITH YOU THAT DRAFTS DRAWN UNDER AND IN CONFORMITY WITH THE TERMS AND CONDITIONS OF THIS CREDIT WILL BE DULY HONORED ON PRESENTATION IF PRESENTED ON OR BEFORE THE EXPIRATION AT OUR COUNTERS AT 300 SOUTH RIVERSIDE PLAZA, 7<sup>TH</sup> FLOOR, MAIL CODE IL1-0236, ATTN: STANDBY LETTER OF CREDIT UNIT, CHICAGO, IL 60606-0236. THE ORIGINAL LETTER OF CREDIT MUST ACCOMPANY THE DOCUMENTS REQUIRED UNDER THIS CREDIT FOR ENDORSEMENT.

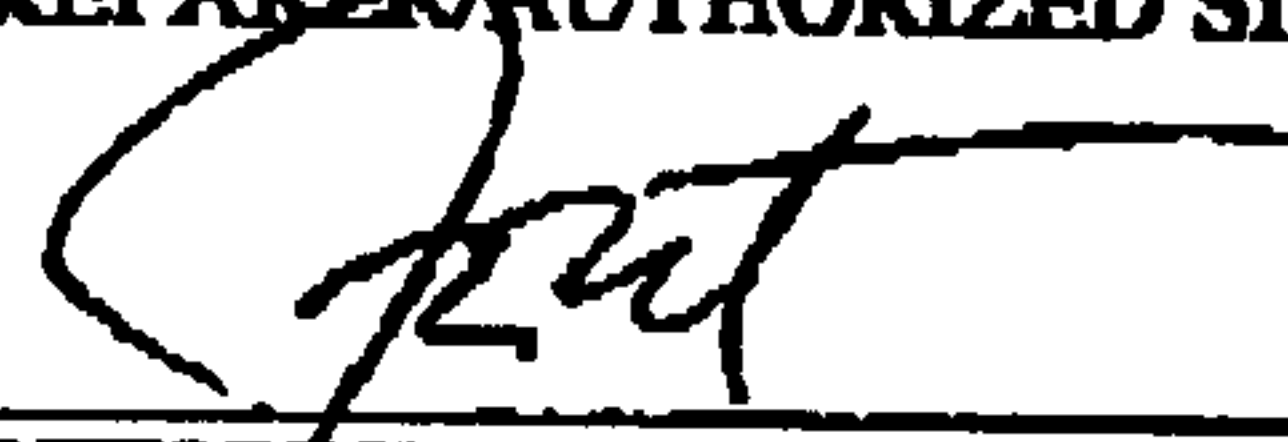
THIS CREDIT IS SUBJECT TO THE UNIFORM CUSTOMS AND PRACTICE FOR DOCUMENTARY CREDITS (1993 REVISION), INTERNATIONAL CHAMBER OF COMMERCE - PUBLICATION 500.

PLEASE ADDRESS ALL CORRESPONDENCE REGARDING THIS LETTER OF CREDIT TO THE ATTENTION OF OUR STANDBY LETTER OF CREDIT UNIT, TRADE SERVICE GROUP, MENTIONING OUR LETTER OF CREDIT NUMBER AS IT APPEARS ABOVE.

VERY TRULY YOURS,  
BANK ONE, NA



PREPARER/AUTHORIZED SIGNER



AUTHORIZED SIGNER



No. of Lots: 100  
Nearest Major Streets  
Pasos Del Norte Blvd. /  
Rainbow Blvd.

FIGURE 12

**SUBDIVISION IMPROVEMENTS  
AGREEMENT-PUBLIC AND/OR PRIVATE  
(Procedure B)**

AGREEMENT TO CONSTRUCT  
PUBLIC AND/OR PRIVATE SUBDIVISION IMPROVEMENTS

THIS AGREEMENT is made this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_, by and between the City of Albuquerque, New Mexico ("City"), a municipal corporation, whose address is P. O. Box 1293 (One Civic Plaza), Albuquerque, New Mexico 87103, and Longford of the Trails, LLC ("Subdivider"), a [state the type of business entity, for instance, "New Mexico corporation," "general partnership," "joint venture," "individual," etc.:] Nevada Limited Liability Co., whose address is 7007 Jefferson St. N.E., Suite A-B and whose telephone number is (505) 761-9911, is made in Albuquerque, New Mexico, and is entered into as of the date of final execution of this Agreement.

1. Recital. The Subdivider is developing certain lands within the City of Albuquerque, Bernalillo County, New Mexico, known as [existing legal description:] Tract C Bulk Plot of The Trails, recorded on 12/15/2003 in the records of the Bernalillo County Clerk at Book 2003C, pages 375 through 378 (the "Subdivision"). The Subdivider certifies that the Subdivision is owned by [state the name of the present real property owner exactly as shown on the real estate document conveying title in the Subdivision to the present owner:] Longford of The Trails, LLC ("Owner").

The Subdivider has submitted and the City has approved a preliminary plat or Site Development Plan identified as Santa Fe of The Trails describing Subdivider's Property.

As a result of the development of the Subdivision, the Subdivision Ordinance ("S.O.") and/or the Zoning Code, Section 14-16-3-11, requires the Subdivider, at no cost to the City, to install certain public and/or private Improvements, which are reasonably related to the development of the Subdivision, or to financially guarantee the construction of the public and/or private improvements as a prerequisite to approval of the final plat of, or the Site Development Plan for the Subdivision.

2. Improvements and Construction Deadline. The Subdivider agrees to install and complete the public and/or private improvements described Exhibit A, the required infrastructure listing ("Improvements"), to the satisfaction of the City, on or before the 9 day of Nov., 2005 ("Construction Completion Deadline"), at no cost to the City. The Improvements are shown in greater detail on the Subdivider's proposed and approved plans, which have been filed with the City Engineer and are identified as Project No. 730083.

Note: To compute the Construction Completion Deadline: If a final plat will be filed after Subdivider meets the requirements of this Agreement, the Construction Completion Deadline can be no later than two years after execution of this Agreement. (See Subdivision Ordinance Section 14-14-3.) If a final plat will not be filed pursuant to this Agreement, the Construction Completion Deadline can be no later than one year after approval of the preliminary plat by the Development Review Board ( DRB ), unless

the DRB grants an extension, not to exceed one additional year per extension, and the Subdivider processes an amendment to the Agreement. (See Subdivision Ordinance Section 14-14-3.) If this Agreement, with any amendments does not utilize the maximum time allowed for completion of construction, the Subdivider may obtain an extension of the Construction Completion Deadline if Subdivider shows adequate reason for the extension.

3. Work Order Requirements. The City agrees to issue a Work Order after:

A. The Subdivider causes to be submitted all documents, and meets all requirements listed in Development Process Manual, Volume 1, Chapter 5, Work Order Process, and figure 1, including submitting a Certificate of Insurance in a form acceptable to the City. The certificate must establish that the Subdivider has procured or has caused to be procured public liability insurance in the amount of not less than One Million Dollars (\$1,000,000) combined single limit for accidents or occurrences which cause bodily injury, death or property damage as a result of any condition of the Subdivision, the Improvements or the Subdivider's construction activities within, or related to the Subdivision. The insurance policy must name the City of Albuquerque, its employees and elected officials, as their interest may appear, as additional insured. The Subdivider must maintain the insurance until the City accepts the public Improvements and/or approves the private Improvements. The cancellation provision must provide that, if the policy is either canceled prior to the expiration date of the policy or is materially changed or not renewed, the issuing company will mail 30 days written notice to the City, attention City Engineer.

3. The Subdivider complies with all applicable laws, ordinances and regulations, including, but not limited to the City Excavation Ordinance and Sidewalk Ordinance, and pays the following required engineering, staking, testing fees, and other related City fees and County Clerk recording fees:

<u>Type of Fee</u>	<u>Amount</u>
<u>Engineering Fee</u>	<u>3.25% of Actual Construction Cost</u>
<u>Excavation And Sidewalk Ordinance, Street Restoration Fees</u>	<u>As required per City-approved estimate. (Figure 7)</u>

(Note: The Subdivider must pay the City all City fees which have been incurred during construction before the City will accept the public Improvements.

4. Surveying, Inspection and Testing. The Improvements shall be inspected, surveyed and tested in accordance with all applicable laws, ordinances, and regulations, and according to the following terms:

A. Construction Surveying. Construction surveying for the construction of the public Improvements shall be performed by SURV-TEK, and construction surveying of the private Improvements shall be performed by SURV-TEK. If the construction surveying is performed by an entity other than the City, the City may monitor the construction surveying and the Subdivider shall ensure that the construction surveying entity provides all construction surveying field notes, plats, reports and related data to the City which the City requires for review. Record drawings shall be provided by the entity performing the survey. The Subdivider shall pay the City a reasonable fee for any construction surveying performed by the City.

B. Construction Inspection Methods. Inspection of the construction of the public Improvements shall be performed by Smith Engineering, and inspection of the private Improvements shall be performed by Smith Engineering, both New Mexico Registered Professional Engineers. If the inspection is performed by an entity other than the City, the City may monitor the inspection and the Subdivider

shall ensure that the inspecting entity provides all inspection results; reports and related data to the City which the City requires for review. The City retains the right to perform its own general overall inspection of the construction project at any time prior to final acceptance of the Improvements, if deemed necessary or advisable by the City Engineer. The Subdivider shall pay the City a reasonable fee for the level of inspection performed by the City.

C. Field Testing. Field testing of the construction of the public Improvements shall be performed by Western Technologies, and field testing of the private Improvements shall be performed by Western Technologies both certified testing laboratories under the supervision of a New Mexico Registered Professional Engineer, in accordance with the current City of Albuquerque Standard Specifications for Public Works Construction. If any field testing is performed by an entity other than the City, the City may monitor the field testing and the Subdivider shall ensure that the field testing entity provides all field testing results, reports and related data to the City which the City requires for review. The Subdivider shall pay the City a reasonable fee for any field testing performed by the City.

D. Additional Testing. The City retains the right to perform all additional testing which the City Engineer deems is necessary or advisable, and the Subdivider shall pay the City a reasonable fee therefor.

5. Financial Guaranty. If final plat approval is not requested prior to construction of the Subdivision, a financial guaranty is not required. If final plat approval is requested, the Subdivider must provide the City with a financial guaranty in an amount of not less than 125% of the estimated cost of constructing the Improvements, as approved by the City Engineer. The financial guaranty must be irrevocable and may be in the form of a letter of credit, escrow deposit or loan reserve letter issued by a Federally Insured Financial Institution; a bond issued by a surety qualified to do business in New Mexico; or other pledge of liquid assets which meets all City requirements. The City must be able to call the financial guaranty at any time within the sixty (60) days immediately following the Construction Completion Deadline.

To meet the Subdivision Ordinance requirements, the Subdivider has acquired or is able to acquire the following Financial Guaranty:

Type of Financial Guaranty: LETTER OF CREDIT NO. 420320  
Amount: \$ 464,801.88 Name of Financial Institution or Surety  
providing Guaranty: BANK ONE NA  
Date City first able to call Guaranty: 7/16/04  
[Construction Completion Deadline]: AUGUST 2005  
If Guaranty other than a Bond, last day City able to call Guaranty is:  
NOVEMBER 9, 2005  
Additional information:

6. Notice of Start of Construction. Before construction begins, the Subdivider shall deliver an acceptable Notice to Proceed to the City and shall arrange or a preconstruction conference and all required inspections.

7. Completion, Acceptance and Termination. When the City receives Subdivider's final acceptance package, the City shall review it for completeness and accuracy. (See DPM Volume 1, Chapter 5, Work Order Process, Step 9.) If the package is acceptable, the City shall approve the package and issue a Certificate of Completion and Acceptance for the public Improvements and a Certificate of Completion for the private Improvements. Thereafter, the Subdivider's obligations to the City pursuant to this Agreement shall terminate, with the exception of the bond or other guarantee which the Subdivider has provided to assure the materials and workmanship, as required by the Subdivision Ordinance. After the City approves the final acceptance package, the City will promptly release this Agreement and the Financial Guaranty.

8. Conveyance of Property Rights. When the Improvements are completed, if the City does not own the real property upon or in which the public Improvements are constructed, the Subdivider will convey to the City all real and personal property rights which the City deems reasonably necessary, and all public Improvements, free and clear of all claims, encumbrances and liens before the City will accept the public Improvements. Conveyance may be made by appropriate dedication on the final plat of the Subdivision.

9. Reduction of Financial Guaranty Upon Partial Completion. The Subdivider shall be entitled to a reduction of the Financial Guaranty as a result of completing construction of part of the Improvements if the following conditions are met:

A. Loan Reserve Financial Guaranty. If a loan reserve letter was provided as the Financial Guaranty, the Subdivider must follow the procedures and meet the requirements detailed in the Development Process Manual, Volume 1, Chapter 5.

B. Non-Loan Reserve Financial Guaranty. If a Financial Guarantee other than a loan reserve letter has been provided, the completed Improvements must be free-standing, functionally independent of any Improvements which have not yet been completed and completed in substantial compliance with the approved construction plans, as determined by City on-site inspection in order to qualify for a Financial Guaranty reduction. If the Improvements which have been completed meet all City requirements, the City Engineer will estimate the cost of completing the remaining Improvements. Thereafter, the subdivider must submit the following documents to the City for review and approval:

(1) A revised Financial Guaranty in an amount of not less than 125% of the cost of completing the remaining Improvements, as estimated by the City;

(2) A bond or other instrument acceptable to the City, which guarantees the completed Improvements against defective materials and workmanship for the period required by the Subdivision Ordinance.

(3) Conveyance of real and personal property rights which meet the requirements of section 8 of this Agreement.

After the City receives and approves the required documents, the City shall issue a Partial Certificate of Completion and Acceptance for the completed public Improvements and a Certificate of Partial Completion for the completed private Improvements.

10. Indemnification. Until the Improvements are accepted by the City, the Subdivider shall be solely responsible for maintaining the premises upon which the Improvements are being constructed in a safe condition. The Subdivider agrees to defend, indemnify and hold harmless the City and its officials, agents and employees from any claims, actions, suits or other proceedings arising from or out of the negligent acts or omissions of the Subdivider, its agents, representatives, contractors or subcontractors or arising from the failure of the Subdivider, its agents, representatives, contractors or subcontractors to perform any act or duty required of the Subdivider herein; provided, however, to the extent, if at all, Section 56-7-1 NMSA 1978 is applicable to this Agreement, this Agreement to indemnify will not extend to liability, claims, damages, losses or expenses, including attorney fees, arising out of (1) the preparation or approval of maps, drawings, opinions, reports, surveys, change orders, designs or specifications by the indemnitee, or the agents or employees of the indemnitee; or (2) the giving of or the failure to give directions or instructions by the indemnitee, where such giving or failure to give directions or instructions is the primary cause of bodily injury to persons or damage to property. The indemnification required hereunder shall not be limited as a result of the specifications of any applicable insurance coverage. Nothing herein is intended to impair any right or immunity under the laws of the State of New Mexico.

11. Assignment. This Agreement shall not be assigned without the prior written consent of the City and the Subdivider and the express written concurrence of any financial institution or surety which has undertaken to guarantee the completion of the Improvements. The City's approval will not be withheld unreasonably. If so assigned, this Agreement shall extend to and be binding upon the successors and assigns of the parties hereto.

12. Release. If the Subdivision or any part thereof is sold, conveyed or assigned, the City will not release the Subdivider from its obligations under this Agreement and will continue to hold the Subdivider responsible for all Improvements until a successor in interest to the Subdivider has entered into a Subdivision Improvements Agreement with the City. Thereafter, if the Subdivider's successor in interest has provided a substitute financial guaranty acceptable to the City, the City will release this Agreement and any related Financial Guaranty.

13. Payment for Incomplete Improvements. If the Subdivider fails to satisfactorily complete construction of the Improvements by the Construction Completion Deadline, the City may construct or cause the Improvements to be constructed as shown on the final plat and in the approved plans and specifications. The Subdivider shall be jointly and severally liable to pay to, and indemnify the City for the total cost, including, but not limited to engineering, legal and contingent costs, together with any damages, either direct or consequential, which the City may sustain as a result of Subdivider's failure to perform as required by this Agreement. If the direct or indirect costs and damages to the City exceed the amount of the City's Claim of Lien or any Financial Guaranty, the Subdivider shall be liable to, and shall pay, the City for all such costs and damages. The surety or sureties shall be jointly and severally liable to pay to and indemnify the City for the total cost to the extent of their obligations pursuant to any Financial Guaranty.

14. Binding on Subdivider's Property. The provisions of this Agreement constitute covenants running with Subdivider's Property for the benefit of the City and its successors and assigns until terminated, and are binding on the Subdivider and the Owner and their heirs, successors and assigns.

15. Notice. For purposes of giving formal written notice, including notice of change of address, the Subdivider's and the City's addresses are as stated in the first paragraph of this Agreement. Notice may be given either in person or by certified U.S. mail, postage paid. Notice will be considered to have been received within six days after the notice is mailed if there is no actual evidence of receipt.

16. Entire Agreement. This Agreement contains the entire agreement of the parties and supersedes any and all other agreements or understandings, oral or written, whether previous to the execution hereof or contemporaneous herewith.

17. Changes to Agreement. Changes to this Agreement are not binding unless made in writing, signed by both parties.

18. Construction and Severability. If any part of this Agreement is held to be invalid or unenforceable, the remainder of the Agreement will remain valid and enforceable if the remainder is reasonably capable of completion.

19. Captions. The captions to the sections or paragraphs of this Agreement are not part of this Agreement and will not affect the meaning or construction of any of its provisions.

20. Form not Changed. Subdivider agrees that changes to this form are not binding unless initialed by the subdivider and signed by the City's Legal Department on this form.

21. Authority to Execute. If the Subdivider signing below is not the Owner of the Subdivision, the Owner must execute the Power of Attorney below.

Executed on the date stated in the first paragraph of this Agreement.

SUBDIVIDER:

CITY OF ALBUQUERQUE

By [Signature]

Name: MIKE MANDILAKIS  
Title: PRESIDENT  
Dated: 7/20/04

City Engineer

Dated:

SUBDIVIDER'S NOTARY

STATE OF New Mexico  
COUNTY OF Bernalillo ss.

This instrument was acknowledged before me on 20<sup>th</sup> day of July, 2004 by [name of person:] Mike Mandilakis, [title or capacity, for instance, "President" or "Owner":] President MPCD of [Subdivider:]

My Commission Expires:

Rebecca J. Monette  
Notary Public



OFFICIAL SEAL  
**REBECCA J. MONETTE**  
NOTARY PUBLIC-STATE OF NEW MEXICO

My commission expires: 8/23/2005

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) ss.

CITY'S

This instrument was acknowledged before me on \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ by \_\_\_\_\_, City Engineer of the City of Albuquerque, a municipal corporation, on behalf of said corporation.

\_\_\_\_\_  
Notary Public

My Commission Expires:

EXHIBIT A AND POWER OF ATTORNEY ATTACHED

# FINANCIAL GUARANTY AMOUNT

05/10/2004

Type of Estimate: SIA Procedure - B - w/F.G.

Project Description:


Project ID #: 730083, Santa Fe Subdivision @ The Trails, Phase/Unit #: 1

Requested By: Richard Hall, PE w/ Bohannon Huston

Approved estimate amount:		\$294,170.00
Contingency Amount:	10.00%	\$29,417.00
Subtotal:		\$323,587.00
NMGRT	5.8125%	\$18,808.49
Subtotal:		\$342,395.49
Engineering Fee	6.60%	\$22,598.10
Testing Fee	2.00%	\$6,847.91
Subtotal:		\$371,841.50
FINANCIAL GUARANTY RATE		1.25
Retainage Amount:		\$0.00
<b>TOTAL FINANCIAL GUARANTY REQUIRED</b>		<b><u>\$464,801.88</u></b>

APPROVAL:

DATE:

  
\_\_\_\_\_

5-10-2004

Notes: 10% contingency, plans not approved. Wtr, SAS, & Rainbow improv's not in this FG. Wtr & SAS by NMUI. See 730081 for Rainbow improv's. Certification for grading & drainage prior to release of FG.

Bank One, NA  
Global Trade Services  
One Bank One Plaza  
Mail Code IL1-0236  
Chicago, IL 60670  
Tel: (800) 634-1969 Fax: (312) 954-0203  
SWIFT: FNBCUS44  
Tele: (773) 433-0253 FNBCUI

IRREVOCABLE STANDBY LETTER OF CREDIT NO. 420320

DATE: JULY 16, 2004

**BENEFICIARY:**  
CHIEF ADMINISTRATIVE OFFICER  
CITY OF ALBUQUERQUE  
600 2<sup>ND</sup> ST. NW, ROOM 400  
ALBUQUERQUE, NM 87102  
ATTN: MARILYN MALDONADO

**DRAFTS DRAWN MUST BE MARKED  
WITH OUR LETTER OF CREDIT NO. 420320  
OPENER'S REFERENCE NO. 420320**

**GENTLEMEN:**

**BY THE ORDER OF:**

**APPLICANT:**  
LONGFORD AT THE TRAILS, LLC  
3077 E WARM SPRINGS  
LAS VEGAS, NV 89120

FOR REFERENCE PURPOSES ONLY, WE ARE INFORMED BY LONGFORD AT THE TRAILS, LLC THAT THIS LETTER OF CREDIT IS INTENDED FOR THE EXCLUSIVE PURPOSE OF PROVIDING FINANCIAL SECURITY WHICH THE CITY REQUIRES FROM LONGFORD AT THE TRAILS, LLC TO SECURE THE INSTALLATION OF THE IMPROVEMENTS WHICH MUST BE CONSTRUCTED AT SUBDIVISION IMPROVEMENTS, SANTA FE SERIES, CITY PROJECT NO. 730083 ("PROJECT"). THE AMOUNT OF THE LETTER OF CREDIT REPRESENTS 125% OF THE CITY'S ESTIMATED COST OF CONSTRUCTION OF IMPROVEMENTS AS REQUIRED BY THE CITY'S SUBDIVISION ORDINANCE AND THAT THE IMPROVEMENTS ARE IDENTIFIED IN THE AGREEMENT BETWEEN THE CITY OF ALBUQUERQUE AND LONGFORD AT THE TRAILS, LLC IN THE RECORDS OF THE CLERK OF BERNALILLO COUNTY, NEW MEXICO IN BOOK MISC. \_\_\_\_\_ AT PAGES \_\_ TO \_\_, AS AMENDED ("AGREEMENT").

THEREFORE, WE HEREBY ISSUE OUR IRREVOCABLE STANDBY LETTER OF CREDIT NO: 420320 IN FAVOR OF THE CHIEF ADMINISTRATIVE OFFICER, CITY OF ALBUQUERQUE FOR THE ACCOUNT OF LONGFORD AT THE TRAILS, LLC FOR AN AMOUNT OR AMOUNTS NOT TO EXCEED IN THE AGGREGATE U.S. \$464,801.88 (FOUR HUNDRED SIXTY FOUR THOUSAND EIGHT HUNDRED ONE AND 88/100 U.S. DOLLARS) AVAILABLE BY YOUR DRAFTS AT SIGHT ON BANK ONE, NA, CHICAGO, IL EFFECTIVE IMMEDIATELY AND EXPIRING AT OUR OFFICE ON THE EARLIER OF 1) NOVEMBER 9, 2005 OR 2) A LETTER FROM THE CITY OF ALBUQUERQUE SIGNED BY ITS CHIEF ADMINISTRATIVE OFFICER CONSENTING TO THE CANCELLATION OF THIS LETTER OF CREDIT ACCOMPANIED BY THE ORIGINAL OF THIS LETTER OF CREDIT.

FUNDS UNDER THIS CREDIT ARE AVAILABLE AGAINST YOUR DRAFT(S) AS HEREIN ABOVE SET FORTH MARKED "DRAWN UNDER BANK ONE, NA LETTER OF CREDIT NO. 420320" AND ACCOMPANIED BY THE FOLLOWING:

- THE CITY OF ALBUQUERQUE'S SIGNED AND NOTARIZED CERTIFICATION STATING: "1) LONGFORD AT THE TRAILS, LLC HAS FAILED TO COMPLY WITH THE TERMS OF THE AGREEMENT; 2) THE UNDERSIGNED IS THE CHIEF ADMINISTRATIVE OFFICER OF THE CITY OF ALBUQUERQUE AND IS AUTHORIZED TO SIGN THIS CERTIFICATION; AND 3) THE AMOUNT OF THE DRAFT DOES NOT EXCEED 125% OF THE CITY'S ESTIMATED COST OF COMPLETING THE IMPROVEMENTS SPECIFIED IN THE AGREEMENT."



Bank One, NA  
Global Trade Services  
One Bank One Plaza  
Mail Code IL1-0236  
Chicago, IL 60670  
Tel: (800) 434-1969 Fax: (312) 954-0209  
SWIFT: FNBCUS44  
Telex: JTTA130253 FNBCUI

OUR LETTER OF CREDIT NO. 420320

DATE: JULY 16, 2004

WE ENGAGE WITH YOU THAT DRAFTS DRAWN UNDER AND IN CONFORMITY WITH THE TERMS AND CONDITIONS OF THIS CREDIT WILL BE DULY HONORED ON PRESENTATION IF PRESENTED ON OR BEFORE THE EXPIRATION AT OUR COUNTERS AT 300 SOUTH RIVERSIDE PLAZA, 7<sup>TH</sup> FLOOR, MAIL CODE IL1-0236, ATTN: STANDBY LETTER OF CREDIT UNIT, CHICAGO, IL 60606-0236. THE ORIGINAL LETTER OF CREDIT MUST ACCOMPANY THE DOCUMENTS REQUIRED UNDER THIS CREDIT FOR ENDORSEMENT.

THIS CREDIT IS SUBJECT TO THE UNIFORM CUSTOMS AND PRACTICE FOR DOCUMENTARY CREDITS (1993 REVISION), INTERNATIONAL CHAMBER OF COMMERCE - PUBLICATION 500.

PLEASE ADDRESS ALL CORRESPONDENCE REGARDING THIS LETTER OF CREDIT TO THE ATTENTION OF OUR STANDBY LETTER OF CREDIT UNIT, TRADE SERVICE GROUP, MENTIONING OUR LETTER OF CREDIT NUMBER AS IT APPEARS ABOVE.

VERY TRULY YOURS,  
BANK ONE, NA

*Charles Paris*

PREPARER/AUTHORIZED SIGNER

*[Signature]*

AUTHORIZED SIGNER

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

PAID RECEIPT

APPLICANT NAME Longford @ The Trails  
AGENT Surv. Tek, Inc.  
ADDRESS 9384 Valley View Dr NW  
PROJECT & APP # TAOS @ the Trails  
PROJECT NAME 1002928

\$ 20.00 441032/3424000 Conflict Management Fee

\$ \_\_\_\_\_ 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

\$ 20.00 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

2/15/2005 8:45AM LCC: AMY  
RECEIVED 00035436 USH CO. T 0958 000:  
Account 441032 From 000  
Activity 3424000 AMEJH  
Trans Amt \$20.00  
24 Mar \$ 0.00  
CR \$20.00  
CHANGE 0.00

**ORIGINAL**

*Claire*

Date Submitted January 6, 2004  
 Date Site Plan Approved. NA  
 Date Preliminary Plat Approved: 1/7/04  
 Date Preliminary Plat Expires 1/7/05  
 Application No. 03 DRB-01532  
 DRB Project No. 1002928

Figure 12  
**INFRASTRUCTURE LIST**  
 EXHIBIT "A"  
 TO SUBDIVISION IMPROVEMENTS AGREEMENT  
 DEVELOPMENT REVIEW BOARD (D R B.) REQUIRED INFRASTRUCTURE LIST  
**TAOS AT THE TRAILS (TRACT D)**

6/23/04

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 guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
<b>PUBLIC ROADWAY IMPROVEMENTS</b>									
		31' F-F	ARTERIAL PAVING W/ PCC CURB & GUTTER & PCC 6' WIDE SIDEWALK ON EAST SIDE	RAINBOW BLVD.	TRACT E	PASEO DEL NORTE	/	/	/
			TEMPORARY PAVING FOR TURNAROUND	RAINBOW BLVD.	SOUTH END OF TRACT E		/	/	/
		20' F-F	MAJOR LOCAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON NORTH SIDE* WITH 8' MEDIAN	TREE LINE AVENUE	RAINBOW BLVD	EAST BOUNDARY	/	/	/
		12' F-E	TEMPORARY PAVING TEMPORARY TURNAROUND AT EAST BOUNDARY	TREE LINE AVENUE	RAINBOW BLVD	EAST BOUNDARY	/	/	/
		<del>50'</del> F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES WITH MEDIAN	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	LAS NUTRIAS ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON SOUTH SIDE ONLY*	LAS NUTRIAS ROAD	RAINBOW BLVD.	OLD MILL STREET	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	LADRON DRIVE	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/

ORIGINAL


22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON EAST SIDE ONLY*	LADRON DRIVE	NORTH STUB TERMINUS	ALAMILLO ROAD
22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON EAST SIDE ONLY*	LADRON DRIVE	LAS NUTRIAS ROAD	SOUTH STUB TERMINUS
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE

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\* SIDEWALKS TO BE DEFERRED  
 STREET LIGHTS AS PER COA DPM  
 MODIFIED PROCEDURE 'C'  
 OFFSITE TRAFFIC MITIGATION FEE. \$565/LOT X 130 LOTS = \$73450

SIA Sequence # COA DRC Project #

Size Type of Improvement Location From To

**PUBLIC STORM DRAIN IMPROVEMENTS**

Private Inspector City Inspector City Cnst Engineer


18"-54" DIA	RCP W/ NEC MH'S, LATERALS & INLETS	TREE LINE AVENUE	<del>SE EASEMENT @ LADRON</del>	EAST BOUNDARY
18"-54" DIA	RCP W/ NEC MH'S, LATERALS & INLETS	LADRON DRIVE	CUCHILLO ROAD	TREE LINE AVENUE
18"-36" DIA	RCP W/ NEC MH'S, LATERALS & INLETS	LAS NUTRIAS ROAD	RAINBOW BLVD	LADRON DRIVE
18"-36" DIA	RCP W/ NEC MH'S, LATERALS & INLETS	RAINBOW BLVD	TREE LINE AVENUE	LAS NUTRIAS ROAD
	TEMPORARY EARTHEN SWALE W/ AGREEMENT & COVENANT	TRACT F AND J, BLANKET DRAINAGE EASEMENT		
9.3 ACRE-FT	TEMPORARY EARTHEN RETENTION POND G W/ AGREEMENT & COVENANT	TRACT J		
	<del>TEMP. PUMP STATION &amp; FORCE MAIN</del>	<del>UNIVERSE BLVD</del>	<del>POND L</del>	<del>LAS VENTANAS DAM</del>
	REMOVAL & REPLACEMENT OF EXISTING ASPHALT (TO BE DEFERRED - FINANCIAL GUARANTY AMOUNT TO BE REVIEWED AND APPROVED BY THE CITY OF ALBUQUERQUE HYDROLOGY PLANNING DEPARTMENT IN ADDITION TO THE STANDARD DRC PROCEDURE REVIEW )	# 250,000 drainage mitigation Proc 'B' mod contribution		

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NOTE A GRADING AND DRAINAGE CERTIFICATION OF THE APPROVED GRADING PLAN IS REQUIRED PRIOR TO THE RELEASE OF FINANCIAL GUARANTEES

ORIGINAL

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
<b>PUBLIC (NMUI) WATERLINE IMPROVEMENTS</b>									
		12" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY	/	/	/
		16" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		16" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	LAS NUTRIAS ROAD	WEST STUB TERMINUS	EAST STUB TERMINUS	/	/	/
		8" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		16" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	LADRON DRIVE	LAS NUTRIAS ROAD	NORTH STUB TERMINUS	/	/	/
		8" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	TRACT OS-2	ALAMILLO ROAD	RAINBOW BLVD.	/	/	/
		20" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	RAINBOW BLVD.	PASEO DEL NORTE	TRACT E	/	/	/
			WATER METER FOR LANDSCAPING				/	/	/

ORIGINAL

**PUBLIC (NMU) SANITARY SEWER IMPROVEMENTS**


12" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	LAS NUTRIAS ROAD	WEST STUB TERMINUS	EAST STUB TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	LADRON DRIVE	LAS NUTRIAS ROAD	NORTH STUB TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE
8"-12" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	TRACT J	TREE LINE AVENUE	UNIVERSE BLVD
750 GPM	TEMPORARY LIFT STATION	TRACT J	UNIVERSE BLVD	
8" DIA	TEMPORARY FORCE MAIN	UNIVERSE BLVD.	TREE LINE AVENUE	PASEO DEL NORTE

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- NOTES.
- 1 LANDSCAPE MAINTENANCE AGREEMENT FOR LANDSCAPING IN THE PUBLIC RIGHT-OF-WAY
  2. PERIMETER WALLS PER DRB APPROVED PERIMETER WALL DESIGN
  - 3 WALL & LANDSCAPING CERTIFICATION FROM REGISTERED ENGINEER AND/OR REGISTERED LANDSCAPE ARCHITECT REQUIRED PRIOR TO RELEASE OF FINANCIAL GUARANTEES.

ORIGINAL

NINA LEUNG  
PREPARED BY PRINT NAME

*Sharon Watson*  
DRB CHAIR

1/7/04  
DATE

*Christina Sandoval*  
PARKS & GENERAL SERVICES  
Recreation

1/7/04  
DATE

BOHANNAN HUSTON INC  
FIRM

*Shelley*  
TRANSPORTATION DEVELOPMENT

1-7-04  
DATE

*Lynn M. Magun*  
AMAFCA

1-6-04  
DATE

*Nina Leung* 1-6-04  
SIGNATURE DATE

*Roger Sheen* 1/7/04  
UTILITY DEVELOPMENT

DATE

*Brad D. Bjelan*  
CITY ENGINEER

1-7-04  
DATE

MAXIMUM TIME ALLOWED TO CONSTRUCT  
IMPROVEMENTS WITHOUT A DRB EXTENSION

*[Signature]*

*[Signature]*  
NEW MEXICO UTILITIES INC.

1-5-04  
DATE

DATE

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER
1	4/2/04	<i>[Signature]</i>	<i>[Signature]</i>	<i>Richard Hall</i>
2	6/23/04	<i>[Signature]</i>	<i>Brad D. Bjelan</i>	<i>[Signature]</i>

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

**SUBDIVISION** **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**

Supplemental form

**ZONING & PLANNING** **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 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: LONGFORD HOMES PHONE: 761-9911

ADDRESS: 7301 JEFFERSON NE, SUITE H FAX: 761-9922

CITY: ALBUQUENQUE STATE NM ZIP 07109 E-MAIL: \_\_\_\_\_

Proprietary interest in site: OWNER List all owners: \_\_\_\_\_

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

ADDRESS: PO BOX 30701 FAX: 884-1140

CITY: ALBUQUENQUE STATE NM ZIP 07190 E-MAIL: als@thuntck.net

DESCRIPTION OF REQUEST: CREATE 130 LOTS AND 3 TRACTS FROM 1 EXISTING TRACT / Final Plat

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. D Block: \_\_\_\_\_ Unit: \_\_\_\_\_

Subdiv / Addn. THE TRAILS / Trails at the Trails

Current Zoning R-D Proposed zoning: R-D

Zone Atlas page(s): C-9 No. of existing lots: 1 No. of proposed lots: 130

Total area of site (acres): 19.2631 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. 100906423043720315 MRGCD Map No. \_\_\_\_\_

LOCATION OF PROPERTY BY STREETS: On or Near: RAINBOW BLVD NW

Between: SOUTH OF PASADENA and DEL MONTE

**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. 1002962 03 DRB-01528 1002928

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

SIGNATURE	DATE	Form revised	Applicant	Agent
(Print)		9/01, 3/03, 7/03, 10/03, 3/04	Fees	
<u>TIM ALDRICH</u>	<u>05-11-04</u>			
<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>04DRB - 00718</u>	<u>FP</u>		<u>\$ 0</u>
<input checked="" type="checkbox"/> All fees have been collected	<u>Ampliat fee</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>5-19-04</u>			Total <u>\$ 20.00</u>

B. [Signature] 5-11-04  
Planner signature / date

Project # 1002928



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

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

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

- MAJOR SUBDIVISION FINAL PLAT APPROVAL** **Your attendance is required.**
- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
  - Design elevations & cross sections of perimeter walls
  - 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 *Pending BLD*
  - 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.

TIMOTHY ALDRICH  
Applicant name (print)

[Signature] 05-11-04  
Applicant signature / date

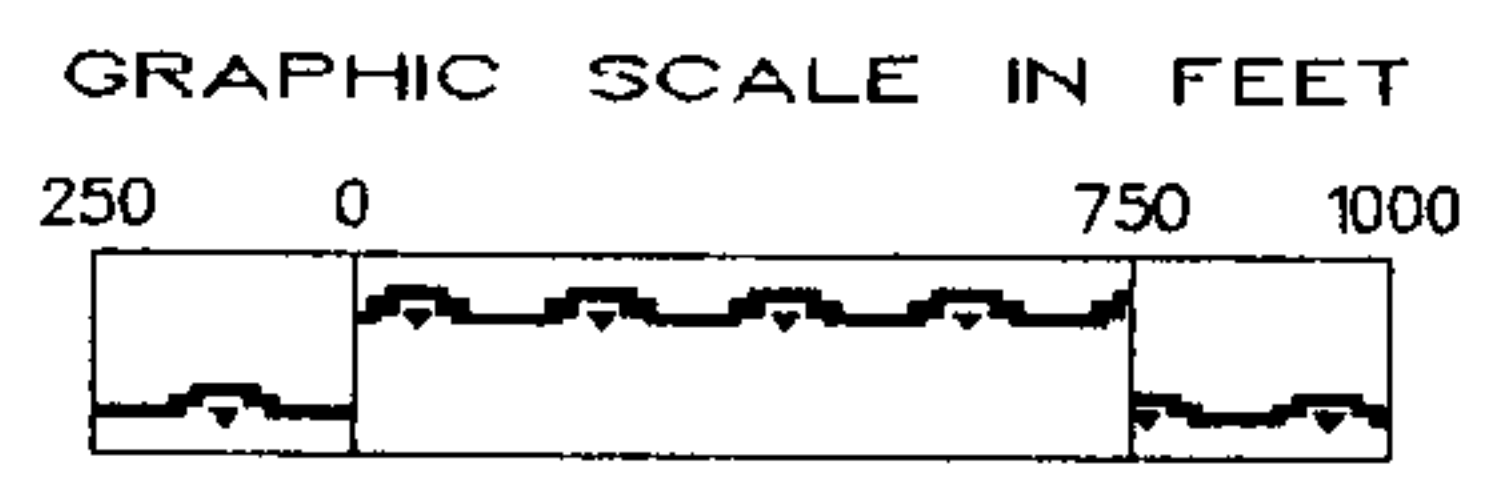
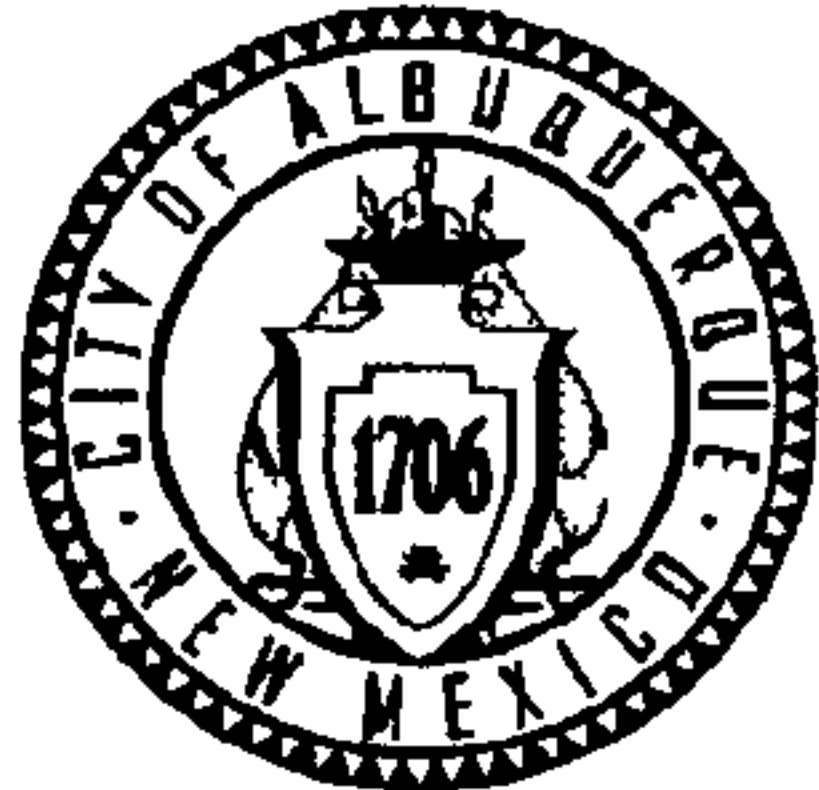
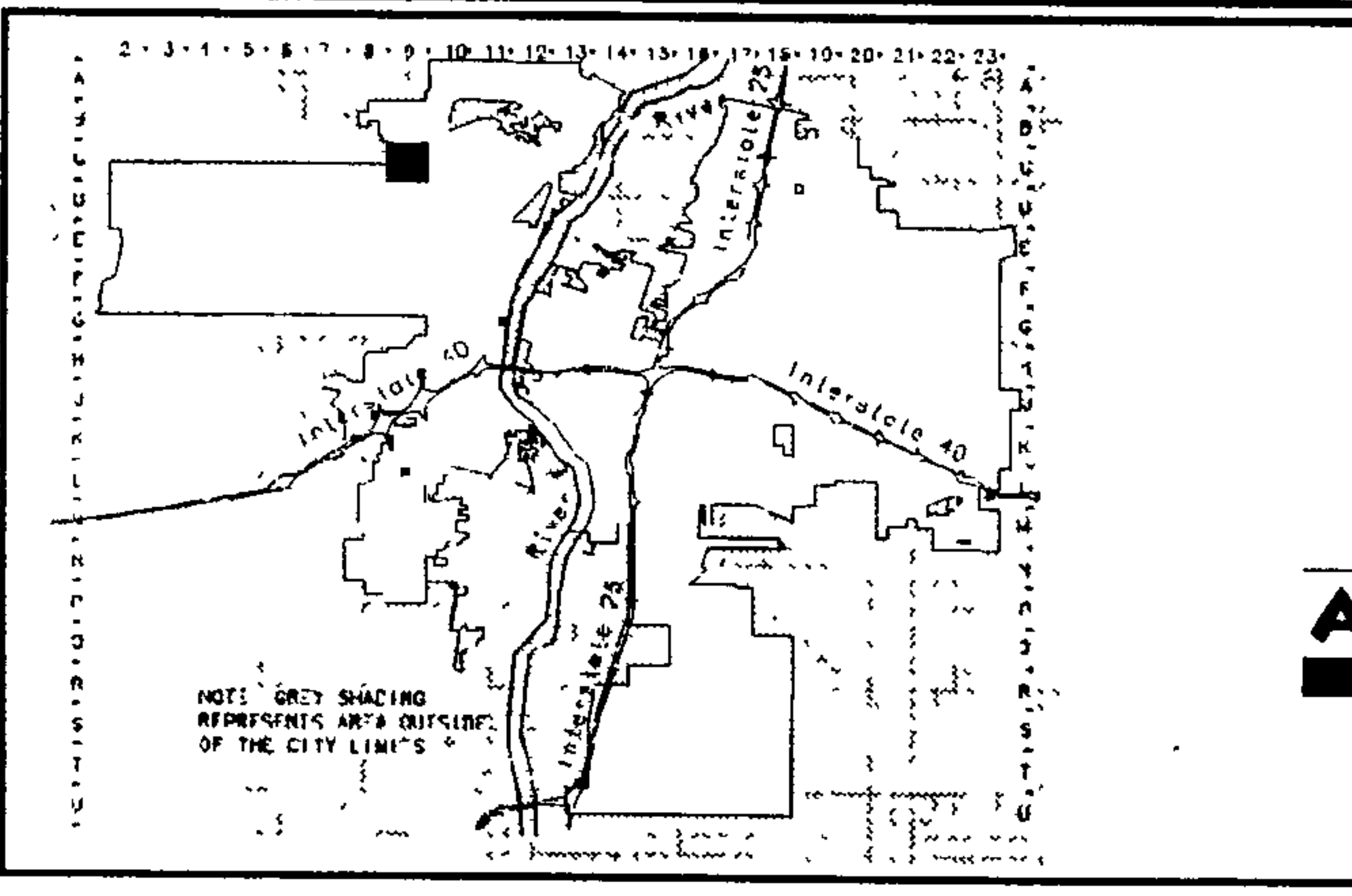
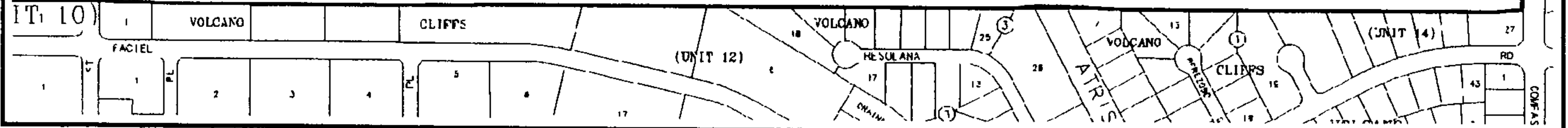
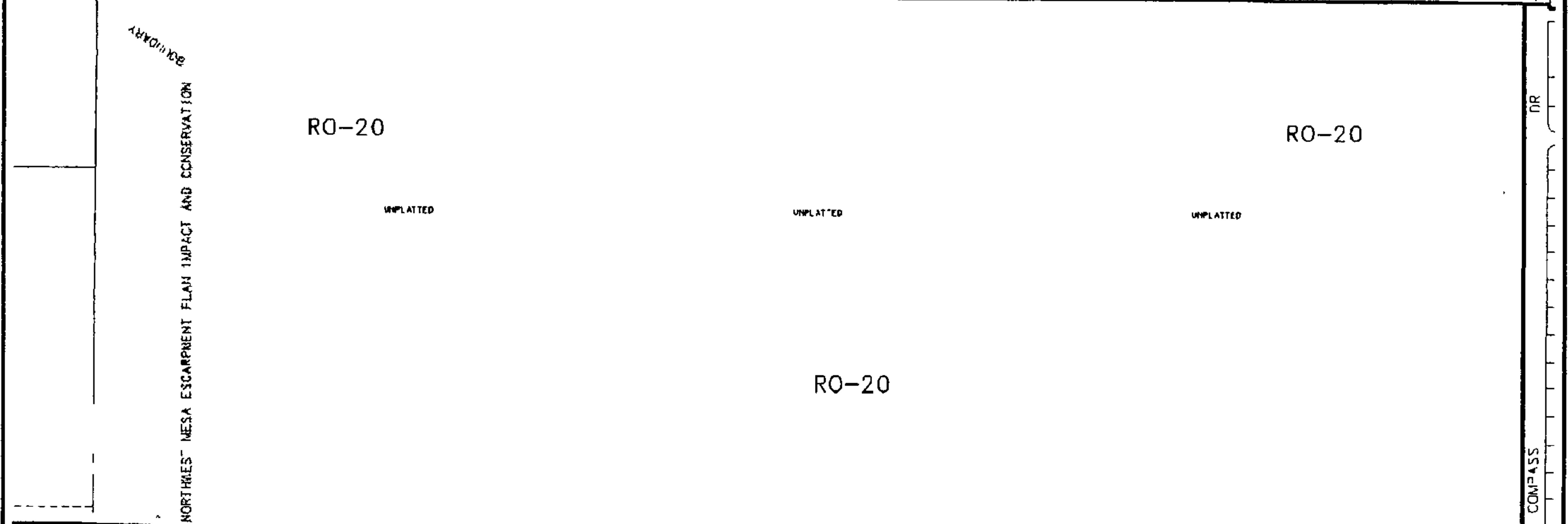
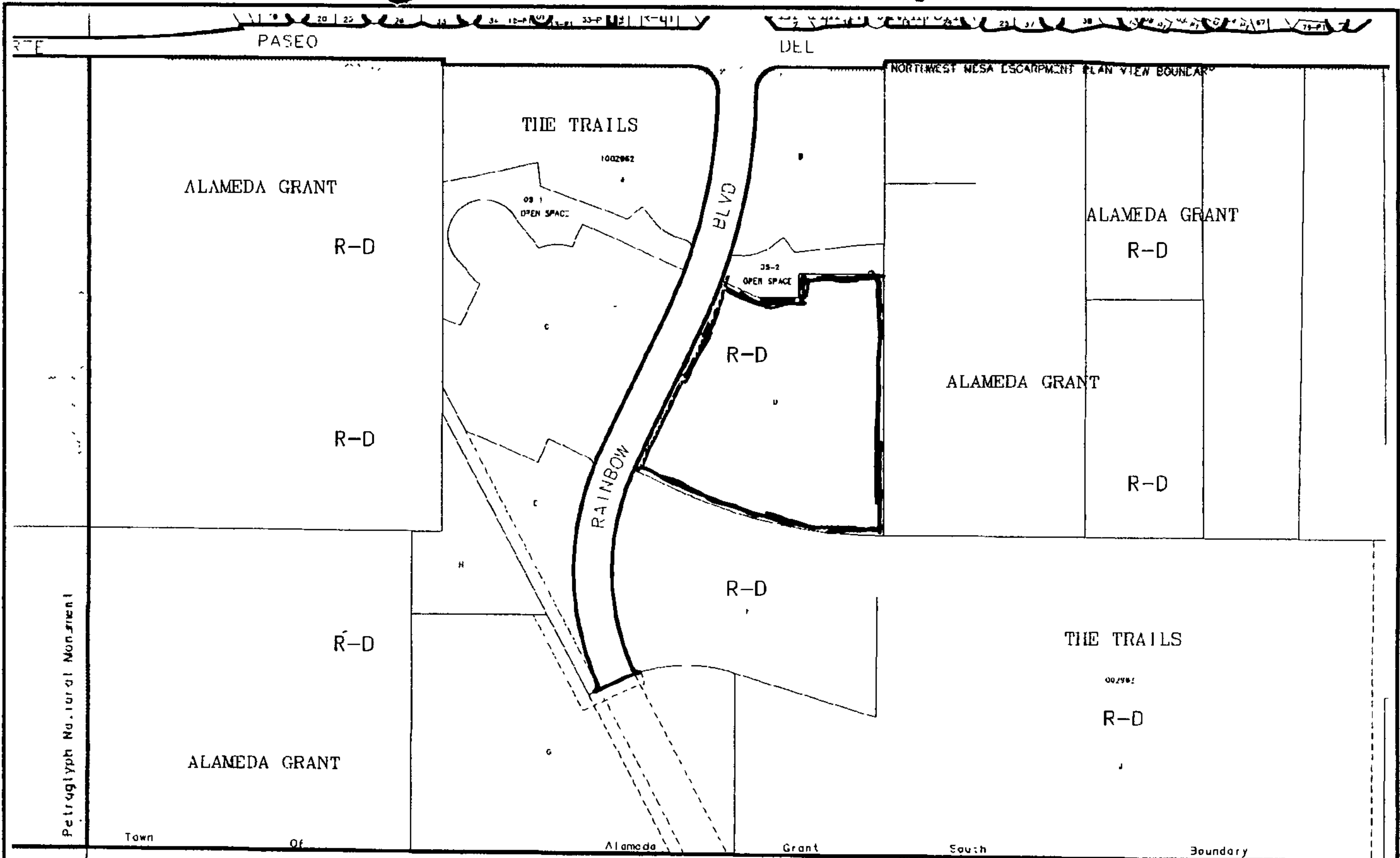


Form revised 3/03, 8/03 and 11/03

- Checklists complete
  - Fees collected
  - Case #s assigned
  - Related #s listed
- Application case numbers  
04DRB- -00718

[Signature] 5-11-04  
Planner signature / date

**Project # 1002928**



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

© Copyright 2004

**Zone Atlas Page**

**C-9-Z**

Map Amended through May 04, 2004

May 11, 2004

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

**Re: Final Plat - TAOS AT THE TRAILS**

Dear Ms. Matson:

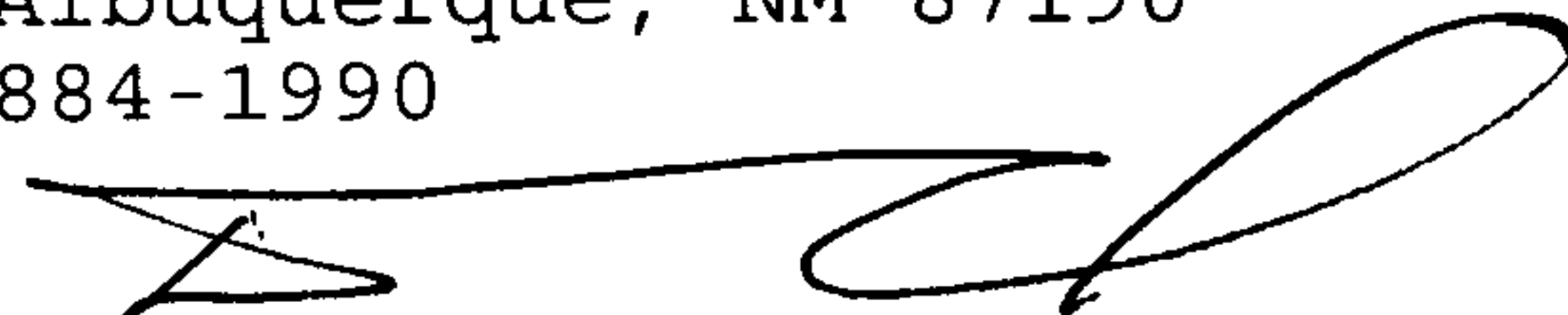
Aldrich Land Surveying, Inc., agents for Longford At The Trails, LLC, is requesting final plat approval on the above-mentioned tract.

We are creating 130 lots and 3 tracts from 1 existing tract comprising 19.2631 acres.

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.

1002928

No. of Lots: 130  
Nearest Major Streets  
Rainbow Blvd NW & Paseo Del Norte Blvd NW

**FIGURE 12**

**SUBDIVISION IMPROVEMENTS  
AGREEMENT-PUBLIC AND/OR PRIVATE  
(Procedure B)**

**AGREEMENT TO CONSTRUCT  
PUBLIC AND/OR PRIVATE SUBDIVISION IMPROVEMENTS**

THIS AGREEMENT is made this 23 day of April, 2004, by and between the City of Albuquerque, New Mexico ("City"), a municipal corporation, whose address is P. O. Box 1293 (One Civic Plaza), Albuquerque, New Mexico 87103, and

Langford of the Trails LLC  
("Subdivider"), a [state the type of business entity, for instance, "New Mexico corporation," "general partnership," "joint venture," "individual," etc.:] Nevada  
United Liability Company, whose address is 7301 Jefferson NE Suite 214  
and whose telephone number is 761 9911, is made in Albuquerque, New Mexico, and is entered into as of the date of final execution of this Agreement.

1. Recital. The Subdivider is developing certain lands within the City of Albuquerque, Bernalillo County, New Mexico, known as [existing legal description:] Tract D, Bull Plat of The Trails, recorded on Dec 15, 2003 in the records of the Bernalillo County Clerk at Book 2003 C, pages 375 through 378 (the "Subdivision"). The Subdivider certifies that the Subdivision is owned by [state the name of the present real property owner exactly as shown on the real estate document conveying title in the Subdivision to the present owner:] Langford et al  
The Trails LLC ("Owner").

The Subdivider has submitted and the City has approved a preliminary plat or Site Development Plan identified as Tract At The Trails describing Subdivider's Property.

As a result of the development of the Subdivision, the Subdivision Ordinance ("S.O.") and/or the Zoning Code, Section 14-16-3-11, require the Subdivider, at no cost to the City, to install certain public and/or private Improvements, which are reasonably related to the development of the Subdivision, or to financially guarantee the construction of the public and/or private improvements as a prerequisite to approval of the final plat of, or the Site Development Plan for the Subdivision.

2. Improvements and Construction Deadline. The Subdivider agrees to install and complete the public and/or private improvements described Exhibit A, the required infrastructure listing ("Improvements"), to the satisfaction of the City, on or before the \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_ ("Construction Completion Deadline"), at no cost to the City. The Improvements are shown in greater detail on the Subdivider's proposed and approved plans, which have been filed with the City Engineer and are identified as Project No. 730082.

Note: To compute the Construction Completion Deadline: If a final plat will be filed after Subdivider meets the requirements of this Agreement, the Construction Completion Deadline can be no later than two years after execution of this Agreement. (See Subdivision Ordinance Section 14-14-3.) If a final plat will not be filed pursuant to this Agreement, the Construction Completion Deadline can be no later than one year after approval of the preliminary plat by the Development Review Board ("DRB"), unless

the DRB grants an extension, not to exceed one additional year per extension, and the Subdivider processes an amendment to the Agreement. (See Subdivision Ordinance Section 14-14-3.) If this Agreement, with any amendments does not utilize the maximum time allowed for completion of construction, the Subdivider may obtain an extension of the Construction Completion Deadline if Subdivider shows adequate reason for the extension.

3. Work Order Requirements. The City agrees to issue a Work Order after:

A. The Subdivider causes to be submitted all documents, and meets all requirements listed in Development Process Manual, Volume 1, Chapter 5, Work Order Process, and figure 1, including submitting a Certificate of Insurance in a form acceptable to the City. The certificate must establish that the Subdivider has procured or has caused to be procured public liability insurance in the amount of not less than One Million Dollars (\$1,000,000) combined single limit for accidents or occurrences which cause bodily injury, death or property damage as a result of any condition of the Subdivision, the Improvements or the Subdivider's construction activities within, or related to the Subdivision. The insurance policy must name the City of Albuquerque, its employees and elected officials, as their interest may appear, as additional insured. The Subdivider must maintain the insurance until the City accepts the public Improvements and/or approves the private Improvements. The cancellation provision must provide that, if the policy is either canceled prior to the expiration date of the policy or is materially changed or not renewed, the issuing company will mail 30 days written notice to the City, attention City Engineer.

B. The Subdivider complies with all applicable laws, ordinances and regulations, including, but not limited to the City Excavation Ordinance and Sidewalk Ordinance, and pays the following required engineering, staking, testing fees, and other related City fees and County Clerk recording fees:

<u>Type of Fee</u>	<u>Amount</u>
<u>Engineering Fee</u>	
<u>Excavation And Sidewalk Ordinance, Street Restoration Fees</u>	<u>As required per City-approved estimate. (Figure 7)</u>

(Note: The Subdivider must pay the City all City fees which have been incurred during construction before the City will accept the public Improvements.

4. Surveying, Inspection and Testing. The Improvements shall be inspected, surveyed and tested in accordance with all applicable laws, ordinances, and regulations, and according to the following terms:

A. Construction Surveying. Construction surveying for the construction of the public Improvements shall be performed by Surv Tek, and construction surveying of the private Improvements shall be performed by Surv Tek. If the construction surveying is performed by an entity other than the City, the City may monitor the construction surveying and the Subdivider shall ensure that the construction surveying entity provides all construction surveying field notes, plats, reports and related data to the City which the City requires for review. Record drawings shall be provided by the entity performing the survey. The Subdivider shall pay the City a reasonable fee for any construction surveying performed by the City.

B. Construction Inspection Methods. Inspection of the construction of the public Improvements shall be performed by Smith Engineering, and inspection of the private Improvements shall be performed by Smith Engineering, both New Mexico Registered Professional Engineers. If the inspection is performed by an entity other than the City, the City may monitor the inspection and the Subdivider

shall ensure that the inspecting entity provides all inspection results, reports and related data to the City which the City requires for review. The City retains the right to perform its own general overall inspection of the construction project at any time prior to final acceptance of the Improvements, if deemed necessary or advisable by the City Engineer. The Subdivider shall pay the City a reasonable fee for the level of inspection performed by the City.

C. Field Testing. Field testing of the construction of the public Improvements shall be performed by Western Technologies, and field testing of the private Improvements shall be performed by Western Technologies, both certified testing laboratories under the supervision of a New Mexico Registered Professional Engineer, in accordance with the current City of Albuquerque Standard Specifications for Public Works Construction. If any field testing is performed by an entity other than the City, the City may monitor the field testing and the Subdivider shall ensure that the field testing entity provides all field testing results, reports and related data to the City which the City requires for review. The Subdivider shall pay the City a reasonable fee for any field testing performed by the City.

D. Additional Testing. The City retains the right to perform all additional testing which the City Engineer deems is necessary or advisable, and the Subdivider shall pay the City a reasonable fee therefor.

5. Financial Guaranty. If final plat approval is not requested prior to construction of the Subdivision, a financial guaranty is not required. If final plat approval is requested, the Subdivider must provide the City with a financial guaranty in an amount of not less than 125% of the estimated cost of constructing the Improvements, as approved by the City Engineer. The financial guaranty must be irrevocable and may be in the form of a letter of credit, escrow deposit or loan reserve letter issued by a Federally Insured Financial Institution; a bond issued by a surety qualified to do business in New Mexico; or other pledge of liquid assets which meets all City requirements. The City must be able to call the financial guaranty at any time within the sixty (60) days immediately following the Construction Completion Deadline.

To meet the Subdivision Ordinance requirements, the Subdivider has acquired or is able to acquire the following "Financial Guaranty:"

Type of Financial Guaranty: Not Seeking Final Plat  
 Amount: \$ \_\_\_\_\_ Name of Financial Institution or Surety \_\_\_\_\_  
 Date City first able to call Guaranty: \_\_\_\_\_  
 [Construction Completion Deadline]: \_\_\_\_\_ 20\_\_\_\_\_  
 If Guaranty other than a Bond, last day City able to call Guaranty is: \_\_\_\_\_, 20\_\_\_\_\_  
 Additional information: \_\_\_\_\_

6. Notice of Start of Construction. Before construction begins, the Subdivider shall deliver an acceptable Notice to Proceed to the City and shall arrange or a preconstruction conference and all required inspections.

7. Completion, Acceptance and Termination. When the City receives Subdivider's final acceptance package, the City shall review it for completeness and accuracy. (See DPM Volume 1, Chapter 5, Work Order Process, Step 9.) If the package is acceptable, the City shall approve the package and issue a Certificate of Completion and Acceptance for the public Improvements and a Certificate of Completion for the private Improvements. Thereafter, the Subdivider's obligations to the City pursuant to this Agreement shall terminate, with the exception of the bond or other guarantee which the Subdivider has provided to assure the materials and workmanship, as required by the Subdivision Ordinance. After the City approves the final acceptance package, the City will promptly release this Agreement and the Financial Guaranty.

8. Conveyance of Property Rights. When the Improvements are completed, if the City does not own the real property upon or in which the public Improvements are constructed, the Subdivider will convey to the City all real and personal property rights which the City deems reasonably necessary, and all public Improvements, free and clear of all claims, encumbrances and liens before the City will accept the public Improvements. Conveyance may be made by appropriate dedication on the final plat of the Subdivision.

9. Reduction of Financial Guaranty Upon Partial Completion. The Subdivider shall be entitled to a reduction of the Financial Guaranty as a result of completing construction of part of the Improvements if the following conditions are met:

A. Loan Reserve Financial Guaranty. If a loan reserve letter was provided as the Financial Guaranty, the Subdivider must follow the procedures and meet the requirements detailed in the Development Process Manual, Volume 1, Chapter 5.

B. Non-Loan Reserve Financial Guaranty. If a Financial Guarantee other than a loan reserve letter has been provided, the completed Improvements must be free-standing, functionally independent of any Improvements which have not yet been completed and completed in substantial compliance with the approved construction plans, as determined by City on-site inspection in order to qualify for a Financial Guaranty reduction. If the Improvements which have been completed meet all City requirements, the City Engineer will estimate the cost of completing the remaining Improvements. Thereafter, the subdivider must submit the following documents to the City for review and approval:

(1) A revised Financial Guaranty in an amount of not less than 125% of the cost of completing the remaining Improvements, as estimated by the City;

(2) A bond or other instrument acceptable to the City, which guarantees the completed Improvements against defective materials and workmanship for the period required by the Subdivision Ordinance.

(3) Conveyance of real and personal property rights which meet the requirements of section 8 of this Agreement.

After the City receives and approves the required documents, the City shall issue a Partial Certificate of Completion and Acceptance for the completed public Improvements and a Certificate of Partial Completion for the completed private Improvements.

10. Indemnification. Until the Improvements are accepted by the City, the Developer shall be solely responsible for maintaining the premises upon which the Improvements are being constructed in a safe condition. The Developer agrees to defend, indemnify and hold harmless the City and its officials, agents and employees from any claims, actions, suits or other proceedings arising from or out of the negligent acts or omissions of the Developer, its agents, representatives, contractors or subcontractors or arising from the failure of the Developer, its agents, representatives, contractors or subcontractors to perform any act or duty required of the Developer herein; provided, however, to the extent, if at all, Section 56-7-1 NMSA 1978 is applicable to this Agreement, this Agreement to indemnify will not extend to liability, claims, damages, losses or expenses, including attorney fees, arising out of (1) the preparation or approval of maps, drawings, opinions, reports, surveys, change orders, designs or specifications by the indemnitee, or the agents or employees of the indemnitee; or (2) the giving of or the failure to give directions or instructions by the indemnitee, where such giving or failure to give directions or instructions is the primary cause of bodily injury to persons or damage to property. The indemnification required hereunder shall not be limited as a result of the specifications of any applicable insurance coverage. Nothing herein is intended to impair any right or immunity under the laws of the State of New Mexico.

11. Assignment. This Agreement shall not be assigned without the prior written consent of the City and the Subdivider and the express written concurrence of any financial institution or surety which has undertaken to guarantee the completion of the Improvements. The City's approval will not be withheld unreasonably. If so assigned, this Agreement shall extend to and be binding upon the successors and assigns of the parties hereto.

12. Release. If the Subdivision or any part thereof is sold, conveyed or assigned, the City will not release the Subdivider from its obligations under this Agreement and will continue to hold the Subdivider responsible for all Improvements until a successor in interest to the Subdivider has entered into a Subdivision Improvements Agreement with the City. Thereafter, if the Subdivider's successor in interest has provided a substitute financial guaranty acceptable to the City, the City will release this Agreement and any related Financial Guaranty.

13. Payment for Incomplete Improvements. If the Subdivider fails to satisfactorily complete construction of the Improvements by the Construction Completion Deadline, the City may construct or cause the Improvements to be constructed as shown on the final plat and in the approved plans and specifications. The Subdivider shall be jointly and severally liable to pay to, and indemnify the City for the total cost, including, but not limited to engineering, legal and contingent costs, together with any damages, either direct or consequential, which the City may sustain as a result of Subdivider's failure to perform as required by this Agreement. If the direct or indirect costs and damages to the City exceed the amount of the City's Claim of Lien or any Financial Guaranty, the Subdivider shall be liable to, and shall pay, the City for all such costs and damages. The surety or sureties shall be jointly and severally liable to pay to and indemnify the City for the total cost to the extent of their obligations pursuant to any Financial Guaranty.

14. Binding on Subdivider's Property. The provisions of this Agreement constitute covenants running with Subdivider's Property for the benefit of the City and its successors and assigns until terminated, and are binding on the Subdivider and the Owner and their heirs, successors and assigns.

15. Notice. For purposes of giving formal written notice, including notice of change of address, the Subdivider's and the City's addresses are as stated in the first paragraph of this Agreement. Notice may be given either in person or by certified U.S. mail, postage paid. Notice will be considered to have been received within six days after the notice is mailed if there is no actual evidence of receipt.

16. Entire Agreement. This Agreement contains the entire agreement of the parties and supersedes any and all other agreements or understandings, oral or written, whether previous to the execution hereof or contemporaneous herewith.

17. Changes to Agreement. Changes to this Agreement are not binding unless made in writing, signed by both parties.

18. Construction and Severability. If any part of this Agreement is held to be invalid or unenforceable, the remainder of the Agreement will remain valid and enforceable if the remainder is reasonably capable of completion.

19. Captions. The captions to the sections or paragraphs of this Agreement are not part of this Agreement and will not affect the meaning or construction of any of its provisions.

20. Form not Changed. Subdivider agrees that changes to this form are not binding unless initialed by the subdivider and signed by the City's Legal Department on this form.

21. Authority to Execute. If the Subdivider signing below is not the Owner of the Subdivision, the Owner must execute the Power of Attorney below.





# WESTBROOK HOMES

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FACSIMILE TRANSMITTAL SHEET

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TO:  
Tim Aldrich

FROM:  
Daniel Fernandez

DATE:  
5/12/04

FAX NUMBER:  
884-1140

TOTAL NO. OF PAGES INCLUDING COVER:  
1

PHONE NUMBER:  
884-1990

RE:

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URGENT  FOR REVIEW  PLEASE COMMENT  PLEASE REPLY  PLEASE RECYCLE

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NOTES/COMMENTS:

Tim,

The City of Rio Rancho did not allow us to put the round block wall on the back of this lot so we need an as built survey of this lot. 1323 Penasco.

We also need you to shoot these 9 lots and make sure they are raised high enough to allow proper drainage to the front. 1327, 1331, 1332, 1339, 1367, 1371, 1375, 1387, 1401 Penasco.

We need this ASAP.

Thanks  
Daniel

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5801 OSUNA RD NORTHEAST SUITE A-105  
ALBUQUERQUE, NM 87109  
PHONE 505-888-2928 FAX 505-888-2425  
WWW.WESTBROOKHOMES.COM

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

**PAID RECEIPT**

APPLICANT NAME

*Louise Nemes*

AGENT

*Aldrich and Surveying*

ADDRESS

PROJECT & APP #

*Tras @ the Trails #1002928*

PROJECT NAME

\$ 20.00 469099/4916000 Conflict Management Fee

\$ \_\_\_\_\_ 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

\$ 20.00 TOTAL AMOUNT DUE

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

TIMOTHY J. ALDRICH  
5417 RAYITO DEL LUNA N.E.  
ALBUQUERQUE, NM 87111

5058

Date 05-11-04 95-32/1070 NM 1101

Pay To The Order Of C.O.A.

Twenty and 00/100 Dollars

**Bank of America**

ACH R/T 107000327

For 1002928

**Money Manager Account**

05/11/2004 12:25 PM

RECEIPT# 00023494 WSH  
Account: 467099  
Activity: 4916000 MP

Trans Amt \$20.00  
J24 Misc

107000327: 002053891944 5058

LOC: ANN  
6 TRANSH 0039  
Field 0110  
TRSEJA  
\$20.00  
\$20.00  
\$0.00

Thank You

Current DRC  
Project No

**ORIGINAL**

Figure 12

INFRASTRUCTURE LIST

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

**TAOS AT THE TRAILS (TRACT D)**

*Claire*

Date Submitted January 6, 2004

Date Site Plan Approved NA

Date Preliminary Plat Approved 1/7/04

Date Preliminary Plat Expires 1/7/05

Application No. 03 DRB-01532

DRB Project No. 1002928

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 guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
<b>PUBLIC ROADWAY IMPROVEMENTS</b>									
		31' F-F	ARTERIAL PAVING W/ PCC CURB & GUTTER & PCC 6' WIDE SIDEWALK ON EAST SIDE	RAINBOW BLVD.	TRACT E	PASEO DEL NORTE	/	/	/
			TEMPORARY PAVING FOR TURNAROUND	RAINBOW BLVD	SOUTH END OF TRACT E		/	/	/
		20' F-F	MAJOR LOCAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON NORTH SIDE* WITH 8' MEDIAN	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY	/	/	/
		12' F-E	TEMPORARY PAVING TEMPORARY TURNAROUND AT EAST BOUNDARY	TREE LINE AVENUE	RAINBOW BLVD	EAST BOUNDARY	/	/	/
		<del>31'</del> 50' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES WITH MEDIAN	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	LAS NUTRIAS ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON SOUTH SIDE ONLY*	LAS NUTRIAS ROAD	RAINBOW BLVD	OLD MILL STREET	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	LADRON DRIVE	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/

ORIGINAL


22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON EAST SIDE ONLY*	LADRON DRIVE	NORTH STUB TERMINUS	ALAMILLO ROAD
22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON EAST SIDE ONLY*	LADRON DRIVE	LAS NUTRIAS ROAD	SOUTH STUB TERMINUS
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE

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\* SIDEWALKS TO BE DEFERRED.  
 STREET LIGHTS AS PER COA DPM  
 MODIFIED PROCEDURE 'C'  
 OFFSITE TRAFFIC MITIGATION FEE: \$565/LOT X 130 LOTS = \$73450

SIA Sequence # COA DRC Project #

Size Type of Improvement Location From To

Private Inspector City Inspector City Cnst Engineer

**PUBLIC STORM DRAIN IMPROVEMENTS**


18"-54" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	TREE LINE AVENUE	<del>SD EASEMENT</del> @ Ladron	EAST BOUNDARY
18"-54" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	LADRON DRIVE	CUCHILLO ROAD	TREE LINE AVENUE
18"-36" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	LAS NUTRIAS ROAD	RAINBOW BLVD.	LADRON DRIVE
18"-36" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	RAINBOW BLVD	TREE LINE AVENUE	LAS NUTRIAS ROAD
	TEMPORARY EARTHEN SWALE W/ AGREEMENT & COVENANT	TRACT F AND J, BLANKET DRAINAGE EASEMENT		
9.3 ACRE-FT	TEMPORARY EARTHEN RETENTION POND G W/ AGREEMENT & COVENANT TEMP.	TRACT J		
	PUMP STATION & FORCE MAIN REMOVAL & REPLACEMENT OF EXISTING ASPHALT (TO BE DEFERRED - FINANCIAL GUARANTY AMOUNT TO BE REVIEWED AND APPROVED BY THE CITY OF ALBUQUERQUE HYDROLOGY PLANNING DEPARTMENT IN ADDITION TO THE STANDARD DRC PROCEDURE REVIEW.)	UNIVERSE BLVD.	POND L	LAS VENTANAS DAM

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NOTE: A GRADING AND DRAINAGE CERTIFICATION OF THE APPROVED GRADING PLAN IS REQUIRED PRIOR TO THE RELEASE OF FINANCIAL GUARANTEES.

ORIGINAL

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
<b>PUBLIC (NMU) WATERLINE IMPROVEMENTS</b>									
		12" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY	/	/	/
		16" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		16" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	LAS NUTRIAS ROAD	WEST STUB TERMINUS	EAST STUB TERMINUS	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		16" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	LADRON DRIVE	LAS NUTRIAS ROAD	NORTH STUB TERMINUS	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	TRACT OS-2	ALAMILLO ROAD	RAINBOW BLVD.	/	/	/
		20" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	RAINBOW BLVD.	PASEO DEL NORTE	TRACT E	/	/	/
			WATER METER FOR LANDSCAPING				/	/	/

ORIGINAL

**PUBLIC (NMU) SANITARY SEWER IMPROVEMENTS**


12" DIA	SANITARY SEWER W/ NEC MH'S & SERVICES	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	LAS NUTRIAS ROAD	WEST STUB TERMINUS	EAST STUB TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	LADRON DRIVE	LAS NUTRIAS ROAD	NORTH STUB TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE
8"-12" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	TRACT J	TREE LINE AVENUE	UNIVERSE BLVD.
750 GPM	TEMPORARY LIFT STATION	TRACT J	UNIVERSE BLVD	
8" DIA	TEMPORARY FORCE MAIN	UNIVERSE BLVD.	TREE LINE AVENUE	PASEO DEL NORTE

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- NOTES:
1. LANDSCAPE MAINTENANCE AGREEMENT FOR LANDSCAPING IN THE PUBLIC RIGHT-OF-WAY
  2. PERIMETER WALLS PER DRB APPROVED PERIMETER WALL DESIGN
  3. WALL & LANDSCAPING CERTIFICATION FROM REGISTERED ENGINEER AND/OR REGISTERED LANDSCAPE ARCHITECT REQUIRED PRIOR TO RELEASE OF FINANCIAL GUARANTEES.

ORIGINAL

NINA LEUNG  
PREPARED BY: PRINT NAME

*Sharon Watson*  
DRB CHAIR

*1/7/04*  
DATE

*Christina Sandoval*  
PARKS & GENERAL SERVICES  
Recreation

*1/7/04*  
DATE

BOHANNAN HUSTON INC.  
FIRM:

*John S. ...*  
TRANSPORTATION DEVELOPMENT

*1-7-04*  
DATE

*Lynn M. ...*  
AMA FCA

*1-6-04*  
DATE

*Nina Leung*  
SIGNATURE  
*1-6-04*  
DATE

*Robert Green*  
UTILITY DEVELOPMENT

*1/7/04*  
DATE

*Brad D. Byles*  
CITY ENGINEER

*1-7-04*  
DATE

MAXIMUM TIME ALLOWED TO CONSTRUCT  
IMPROVEMENTS WITHOUT A DRB EXTENSION

*[Signature]*  
NEW MEXICO UTILITIES INC.

*1-5-04*  
DATE

DATE

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER
<i>1</i>	<i>4/2/04</i>	<i>[Signature]</i>	<i>[Signature]</i>	<i>Richard Hall</i>



Current DRC  
Project No

**ORIGINAL**

Figure 12  
INFRASTRUCTURE LIST

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

TAOS AT THE TRAILS (TRACT D)

Date Submitted: January 6, 2004

Date Site Plan Approved: N/A

Date Preliminary Plat Approved: 1/7/04

Date Preliminary Plat Expires: 1/7/05

Application No. 03 DRB-01532

DRB Project No. 1002928

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 guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
<b>PUBLIC ROADWAY IMPROVEMENTS</b>									
		31' F-F	ARTERIAL PAVING W/ PCC CURB & GUTTER & PCC 6' WIDE SIDEWALK ON EAST SIDE	RAINBOW BLVD.	TRACT E	PASEO DEL NORTE	/	/	/
			TEMPORARY PAVING FOR TURNAROUND	RAINBOW BLVD	SOUTH END OF TRACT E		/	/	/
		20' F-F	MAJOR LOCAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON NORTH SIDE* WITH 8' MEDIAN	TREE LINE AVENUE	RAINBOW BLVD	EAST BOUNDARY	/	/	/
		12' F-E	TEMPORARY PAVING TEMPORARY TURNAROUND AT EAST BOUNDARY	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY	/	/	/
		54' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES WITH MEDIAN	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	LAS NUTRIAS ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON SOUTH SIDE ONLY*	LAS NUTRIAS ROAD	RAINBOW BLVD	OLD MILL STREET	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	LADRON DRIVE	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/

CONFIDENTIAL

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
<b>PUBLIC (NMU) WATERLINE IMPROVEMENTS</b>									
		12" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY	/	/	/
		16" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		16" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	LAS NUTRIAS ROAD	WEST STUB TERMINUS	EAST STUB TERMINUS	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		16" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	LADRON DRIVE	LAS NUTRIAS ROAD	NORTH STUB TERMINUS	/	/	/
		8" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	TRACT OS-2	ALAMILLO ROAD	RAINBOW BLVD.	/	/	/
		20" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	RAINBOW BLVD.	PASEO DEL NORTE	TRACT E	/	/	/
			WATER METER FOR LANDSCAPING				/	/	/

ORIGINAL

**PUBLIC (NMUI) SANITARY SEWER IMPROVEMENTS**


12" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	TREE LINE AVENUE	RAINBOW BLVD.	EAST BOUNDARY
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	LAS NUTRIAS ROAD	WEST STUB TERMINUS	EAST STUB TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	LADRON DRIVE	LAS NUTRIAS ROAD	NORTH STUB TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE
8"-12" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	TRACT J	TREE LINE AVENUE	UNIVERSE BLVD.
750 GPM	TEMPORARY LIFT STATION	TRACT J	UNIVERSE BLVD.	
8" DIA	TEMPORARY FORCE MAIN	UNIVERSE BLVD	TREE LINE AVENUE	PASEO DEL NORTE

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- NOTES:
- 1 LANDSCAPE MAINTENANCE AGREEMENT FOR LANDSCAPING IN THE PUBLIC RIGHT-OF-WAY
  2. PERIMETER WALLS PER DRB APPROVED PERIMETER WALL DESIGN
  - 3 WALL & LANDSCAPING CERTIFICATION FROM REGISTERED ENGINEER AND/OR REGISTERED LANDSCAPE ARCHITECT REQUIRED PRIOR TO RELEASE OF FINANCIAL GUARANTEES

ORIGINAL

NINA LEUNG  
PREPARED BY PRINT NAME

*Sheran Watson*  
DRB CHAIR

*1/7/04*  
DATE

*Christina Sandoval*  
PARKS & GENERAL SERVICES  
Recreation

*1/7/04*  
DATE

BOHANNAN HUSTON INC  
FIRM

*John Lee*  
TRANSPORTATION DEVELOPMENT

*1-7-04*  
DATE

*Lynn M. Mays*  
AMAFCA

*1-6-04*  
DATE

*Nina Leung*  
SIGNATURE  
*1-6-04*  
DATE

*Robert Green*  
UTILITY DEVELOPMENT

*1/7/04*  
DATE

*Brad L. Byles*  
CITY ENGINEER

*1-7-04*  
DATE

MAXIMUM TIME ALLOWED TO CONSTRUCT  
IMPROVEMENTS WITHOUT A DRB EXTENSION

[Empty box for maximum time allowed]

*[Signature]*  
NEW MEXICO UTILITIES INC.

*1-5-04*  
DATE

DATE

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER

# Bohannon ~~Huston~~

Courtyard I  
7500 Jefferson NE  
Albuquerque, NM  
87109-4335  
[www.bhinc.com](http://www.bhinc.com)

voice: 505.823.1000  
fax: 505.798.7988  
toll free: 800.877.5332

#13

SENT VIA FAX

December 16, 2003

Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
P.O. Box 1293  
Albuquerque, New Mexico 87103

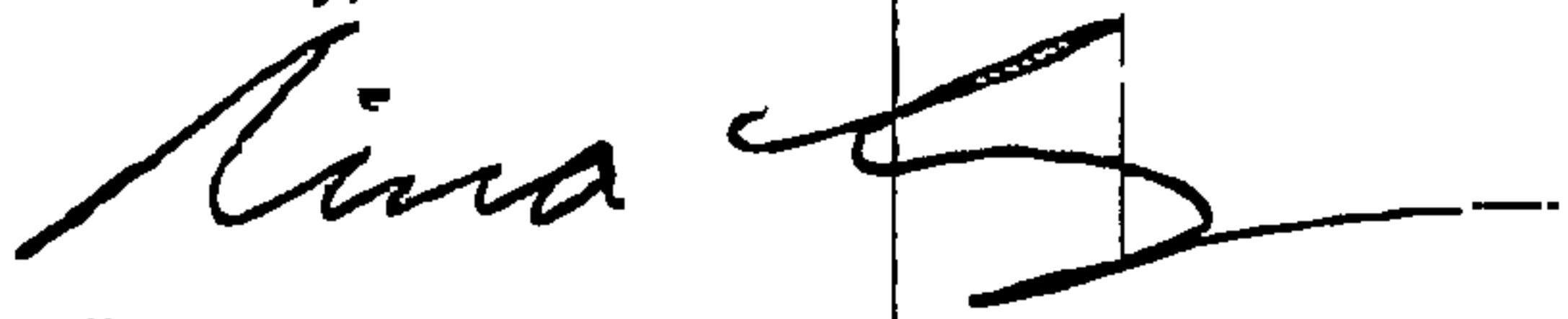
Re: Request for Deferral  
The Trails Subdivision- Taos @ the Trails DRB# 1002928

Dear Sheran:

We request a one week deferral of the following items associated with Project number 1002928 (Item 13) on the December 17, 2003 agenda: Preliminary Plat, Temporary Deferral of Sidewalk and Sidewalk Waiver approval. Based on this request, we anticipate a hearing date of December 31, 2003.

If you have any questions or require further information, please call me at 823-1000.

Sincerely,



Nina Leung  
Community Development and Planning Group

SS

Cc: Kevin Daggett, Longford Homes

**ENGINEERING**  
**SPATIAL DATA**  
**ADVANCED TECHNOLOGIES**

# Bohannon ~~Houston~~

Courtyard I  
7500 Jefferson NE  
Albuquerque, NM  
87109-4335  
[www.bhinc.com](http://www.bhinc.com)

voice: 505.823.1000  
fax: 505.798.7988  
toll free: 800.877.5332

SENT VIA FAX

December 9, 2003

Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
P.O. Box 1293  
Albuquerque, New Mexico 87103

Re: Request for Deferral  
The Trails Subdivision- Taos @ the Trails DRB# 1002928

Dear Sheran:

We request a one week deferral of the following items associated with Project number 1002928 (Item 7) on the December 10, 2003 agenda: Preliminary Plat, Temporary Deferral of Sidewalk and Sidewalk Waiver approval. Based on this request, we anticipate a hearing date of December 17, 2003.

If you have any questions or require further information, please call me at 823-1000.

Sincerely,

Nina Leung  
Community Development and Planning Group

SS

Cc: Kevin Daggett, Longford Homes

ENGINEERING &

SPATIAL DATA &

ADVANCED TECHNOLOGIES &

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**

LONGFORD

**AGENT**

BHT

**ADDRESS**

**PROJECT NO.**

100 2928

**APPLICATION NO.**

\$ 110. 441006 / 4983000 (DRB Cases)

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

\$ MA 441018 / 4971000 (Notification)

\$ 110. Total amount due

FOR SECURITY PURPOSES, THE FACE OF THIS DOCUMENT CONTAINS A TWO TONED COLORED BACKGROUND AND MICROPRINTING IN THE BORDER

**Longford Homes of New Mexico, Inc**

7301 Jefferson NE  
Suite G & H  
Albuquerque, NM 87109

Bank of America, N.A.  
C/O Nv Commercial Loan Processing 94-72  
P.O. Box 98600 1224  
Las Vegas, NV, 89101

Date  
Nov 21, 2003

Check Number  
2-00004034

Amount  
220.00

Two Hundred Twenty Dollars 00 Cents

City Of Albuquerque  
PO Box 1313  
Albuquerque, NM 87103

Per Jennifer P. Oudek  
PAYABLE IN US DOLLARS

⑆00004034⑆ 122400724 13029002⑆

THE REVERSE SIDE OF THIS DOCUMENT INCLUDES AN ARTIFICIAL WATERMARK - HOLD AT ANGLE TO VIEW

RECEIPT# 00016640 KSH 77 TRANS# 0062  
Account 441006 Fund 010  
Activity 1203000  
Trans Amc 100000  
24 DISC 10/28/02

Courtyard I  
7500 Jefferson NE  
Albuquerque, NM  
87109-4335

[www.bhinc.com](http://www.bhinc.com)

voice: 505.823.1000  
fax: 505.798.7988  
toll free: 800.877.5332

SENT VIA FAX

November 25, 2003

Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
P.O. Box 1293  
Albuquerque, New Mexico 87103

Re: Request for Deferral  
The Trails Subdivision- Taos @ the Trails DRB# 1002928

Dear Sheran:

We request a two week deferral of the following items associated with Project number 1002928 (Item 4) on the November 19, 2003 agenda: Preliminary Plat, Temporary Deferral of Sidewalk and Sidewalk Waiver approval. Based on this request, we anticipate a hearing date of December 10, 2003.

If you have any questions or require further information, please call me at 823-1000.

Sincerely,



Nina Leung  
Community Development and Planning Group

SS

Cc: Kevin Daggett, Longford Homes





Courtyard I  
7500 Jefferson NE  
Albuquerque, NM  
87109-4335

www.bhinc.com

voice: 505.823.1000  
fax: 505.798.7988  
toll free: 800.877.5332

*Handwritten: #10*

SENT VIA FAX

November 25, 2003

Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
P.O. Box 1293  
Albuquerque, New Mexico 87103

Re: Request for Deferral  
The Trails Subdivision- Taos @ the Trails DRB# 1002928

Dear Sheran:

We request a two week deferral of the following items associated with Project number 1002928 (Item 4) on the November 19, 2003 agenda: Preliminary Plat, Temporary Deferral of Sidewalk and Sidewalk Waiver approval. Based on this request, we anticipate a hearing date of December 10, 2003.

If you have any questions or require further information, please call me at 823-1000.

Sincerely,

Nina Leung  
Community Development and Planning Group

SS

Cc: Kevin Daggett, Longford Homes

**ENGINEERING**  
**SPATIAL DATA**  
**ADVANCED TECHNOLOGIES**



Courtyard I  
7500 Jefferson NE  
Albuquerque, NM  
87109-4335

www.bhinc.com

voice: 505.823.1000  
fax: 505.798.7988  
toll free: 800.877.5332

#3

SENT VIA FAX

November 18, 2003

Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
P.O. Box 1293  
Albuquerque, New Mexico 87103

Re: Request for Deferral  
The Trails Subdivision- Taos @ the Trails DRB# 1002928

Dear Sheran:

We request a one week deferral of the following items associated with Project numbers 1002928 (Items 3) on the November 19, 2003 agenda: Preliminary Plat, Temporary Deferral of Sidewalk and Sidewalk Waiver approval. Based on this request, we anticipate a hearing date of November 26, 2003.

If you have any questions or require further information, please call me at 823-1000.

Sincerely,

  
Nina Leung  
Community Development and Planning Group

SS



DENISH + KLINE ASSOCIATES

November 4, 2003

Ms. Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
P.O. Box 1293  
Albuquerque NM 87103

HAND-DELIVERED

re: Project #s-1002928, 1002929  
Plats of Tract C and D, The Trails

Dear Ms. Matson:

We hereby request deferral of the above referenced items to the DRB hearing of November 19 so that the appeal period on the bulk plat which creates them can run.

Sincerely yours,

A handwritten signature in cursive script, appearing to read 'L. Kline'.

Lawrence Kline AICP

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

AGENT

ADDRESS

PROJECT NO.

APPLICATION NO.

Demish - Kleine & Casper

1002928

\$ 110<sup>00</sup> 441006 / 4983000 (DRB Cases)  
\$ \_\_\_\_\_ 441006 / 4971000 (EPC & AA / LUCC / Appeals)  
\$ \_\_\_\_\_ 441018 / 4971000 (Notification)

\$ 110<sup>00</sup> Total amount due

\*\*\*DUPLICATE\*\*\*  
City Of Albuquerque  
Treasury Division

11/04/2003 11:01AM LOC: ANN  
X  
RECEIPT# 00015184 WSH 006 TRANSH 0009  
Account 441006 Fund 0110  
Activity 4983000 TRSEJA  
Trans Amt \$110.00  
J24 Misc \$110.00  
CK 10/28/02 \$110.00  
CHANGE \$0.00

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 THE TRAILS  
AGENT DK  
ADDRESS \_\_\_\_\_  
PROJECT NO. 1002928  
APPLICATION NO. \_\_\_\_\_

\$ 110. 441006 / 4983000 (DRB Cases)  
\$ \_\_\_\_\_ 441006 / 4971000 (EPC & AA / LUCC / Appeals)  
\$ \_\_\_\_\_ 441018 / 4971000 (Notification)  
\$ 110. Total amount due

# 1002928  
03 DRB - 01532  
01534  
01536

**DK**  
DENISH KLINE ASSOCIATES, INC.  
500 MARQUETTE NW, STE. 350 PO BOX 2001  
ALBUQUERQUE, NEW MEXICO 87103

BANK OF AMERICA  
01101 NM  
95-32-1070

10752

PAY ONE HUNDRED TEN AND 00/100 DOLLARS\*\*\*\*\*

TO THE ORDER OF: CITY OF ALBUQUERQUE

DATE: 10/14/03 AMOUNT: \$110.00  
\*\*\*DUPLICATE\*\*\*  
City of Albuquerque Treasury Division

10/14/03 2:53 PM

RECEIPT# 00014190 WS# 006 TRANS# 0009  
Fund 0110

⑈010752⑈ ⑈107000327⑈ 000109676080⑈

Trans Amt	DATE	AMOUNT
J24 Misc		\$110.00
DK		\$110.00
CHANGE	10/28/02	\$0.00

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form **S**

**SUBDIVISION**

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**

Supplemental form **Z**

**ZONING & PLANNING**

Annexation

Zone Map Amendment (Establish or Change Zoning)

Sector Plan (Phase I, II, III)

Amendment to Sector, Area, Facility or Comprehensive Plan

Text Amendment (Zoning Code/Subdivision Regulations)

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

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

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 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: THE TRAILS LLC PHONE: 702-454-5300

ADDRESS: 3077 WARM SPRINGS RD FAX: 702-454-5019

CITY: LAS VEGAS STATE NV ZIP 89120 E-MAIL: \_\_\_\_\_

Proprietary interest in site: OWNER

AGENT (if any): BOHANNAN HUSTON, INC./DENISH-KLINE & ASSOCIATES PHONE: 823-1000/842-6461

ADDRESS: 7500 JEFFERSON STREET NE FAX: 798-7988/842-6471

CITY: ALBUQUERQUE STATE NM ZIP 87109 E-MAIL: \_\_\_\_\_

DESCRIPTION OF REQUEST: PRELIMINARY PLAT APPROVAL, Sidewalk waiver & deferral

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

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

Lot or Tract No. TRACT D Block: \_\_\_\_\_ Unit: \_\_\_\_\_

Subdiv. / Addn. THE TRAILS (PORTION OF TRACT 4 BLACK RANCH) TBKA TAOS@TheTrails

Current Zoning: R-D Proposed zoning: \_\_\_\_\_

Zone Atlas page(s): C-9 No. of existing lots: 1 No. of proposed lots: ~~428~~ 132 NE

Total area of site (acres): 19.33 Density if applicable: dwellings per gross acre: 6.62 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. 100906423043720315 MRGCD Map No. \_\_\_\_\_

LOCATION OF PROPERTY BY STREETS: On or Near: RAINBOW BLVD. NW

Between: PASEO DEL NORTE BLVD. NW and UNIVERSE BLVD. 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.): \_\_\_\_\_

1002928

Check-off if project was previously reviewed by Sketch Plat/Plan ? , or Pre-application Review Team ? . Date of review: 8-26-03

SIGNATURE [Signature] DATE 09/12/03

(Print) LAWRENCE KLINE Applicant  Agent

**FOR OFFICIAL USE ONLY**

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>03DRB - 01532</u>	<u>PPA</u>	<u>5(2)</u>	\$ <u>3,400.00</u>
<input checked="" type="checkbox"/> All fees have been collected	<u>03DRB - 01534</u>	<u>IDSC</u>	<u>V</u>	\$ <u>50.00</u>
<input checked="" type="checkbox"/> All case #s are assigned				\$ <u>75.00</u>
<input checked="" type="checkbox"/> AGIS copy has been sent	<u>03DRB - 01536</u>	<u>SW</u>	<u>V</u>	\$ <u>00</u>
<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>Oct. 8<sup>th</sup> 2003</u>			Total \$ <u>3,525.00</u>

[Signature] 9/12/03  
Planner signature / date

Project # ~~1002959~~  
1002928

Form revised 9/01, 3/03

**FORM S(2): SUBDIVISION - D.R.B. PUBLIC HEARING**

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

**MAJOR SUBDIVISION PRELIMINARY PLAT APPROVAL**

- Proposed Preliminary Plat including the Grading Plan (folded to fit into an 8.5" by 14" pocket) 24 copies
  - Proposed Infrastructure List.
  - 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
  - Property owner's and City Surveyor's signature on the proposed plat
  - FORM DRWS Drainage Report, Water & Sewer availability statement filing information
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - TIS/AQIA Traffic Impact Study / Air Quality Impact Assessment form
  - Fee (see schedule)
  - Any original and/or related file numbers are listed on the cover application
- Preliminary plat approval expires after one year.  
DRB Public hearings are approximately ONE MONTH after the filing deadline. **Your attendance is required.**

**MAJOR SUBDIVISION AMENDMENT TO PRELIMINARY PLAT (with significant changes)**

**MAJOR SUBDIVISION AMENDMENT TO INFRASTRUCTURE LIST (with significant changes)**

**MAJOR SUBDIVISION AMENDMENT TO GRADING PLAN (with significant 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, and/or Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 24 copies
  - Original Preliminary Plat, and/or Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket)
  - 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
  - Property owner's and City Surveyor's signature on the proposed amended plat, if the preliminary plat is being amended
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Any original and/or related file numbers are listed on the cover application
- Amended preliminary plat approval expires after one year.  
DRB Public hearings are approximately ONE MONTH after the filing deadline. **Your attendance is required.**

**MAJOR SUBDIVISION EXTENSION OF SUBDIVISION IMPROVEMENTS AGREEMENT**

**(Temporary sidewalk deferral uses FORM-V)**

- 1 copy of each of the following items
  - 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
  - Plat or plan reduced to 8.5" x 11"
  - Official D.R.B. Notice of the original approval
  - Approved Infrastructure List. If not applicable, please initial. \_\_\_\_\_
  - Previous SIA extension notice, if one has been issued. If not applicable, please initial. \_\_\_\_\_
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - 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.**

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

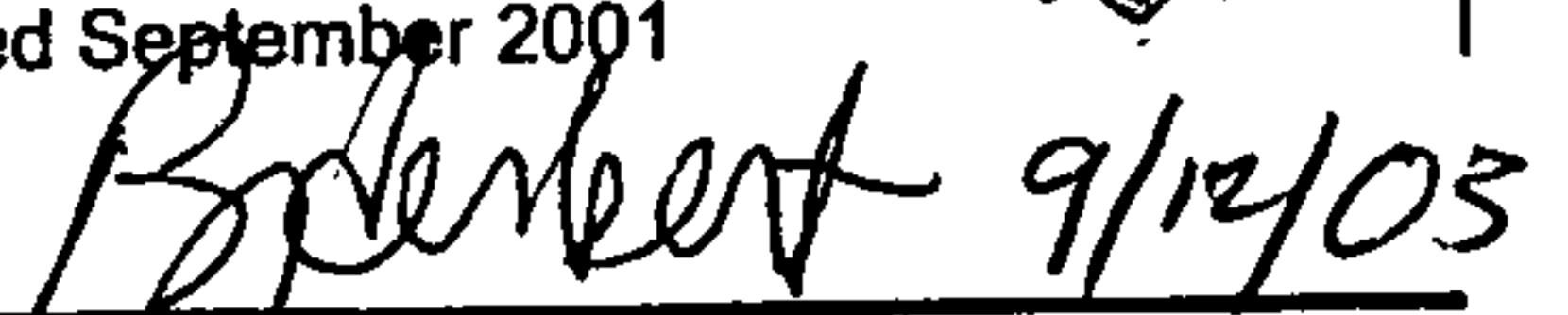
LAWRENCE KLINE  
  
 Applicant name (print)  
 09/12/03  
 Applicant signature / date



Form revised September 2001

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

Application case numbers  
 03 DRB- \_\_\_\_\_ -01532  
 \_\_\_\_\_ - \_\_\_\_\_  
 \_\_\_\_\_ - \_\_\_\_\_

 9/14/05  
 Planner signature / date  
 Project # ~~1002957~~  
**2928**

**FORM V: SUBDIVISION VARIANCES & VACATIONS**

- BULK LAND VARIANCE (Public Hearing Case)**
    - \_\_\_ Application for subdivision (Plat) on FORM S-3, including those submittal requirements. Variance and subdivision should be applied for simultaneously.
    - \_\_\_ Letter briefly describing and explaining: the request, compliance with criteria in the Development Process Manual, and any improvements to be waived.
    - \_\_\_ Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
    - \_\_\_ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
    - \_\_\_ Sign Posting Agreement
    - \_\_\_ Fee (see schedule) Fee is for Variance. Plat fee is listed on FORM-S.
    - \_\_\_ Any original and/or related file numbers are listed on the cover application
- DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.**

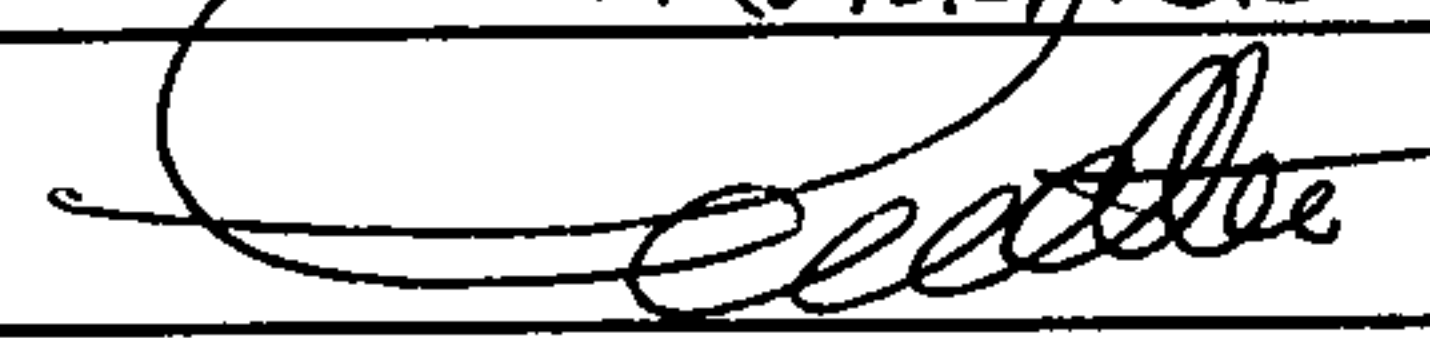
- VACATION OF PUBLIC RIGHT-OF-WAY**
  - VACATION OF PUBLIC EASEMENT**
    - \_\_\_ The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24** copies. (Not required for dedicated and City owned public right-of-way.)
    - \_\_\_ Drawing showing the easement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

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

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

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

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

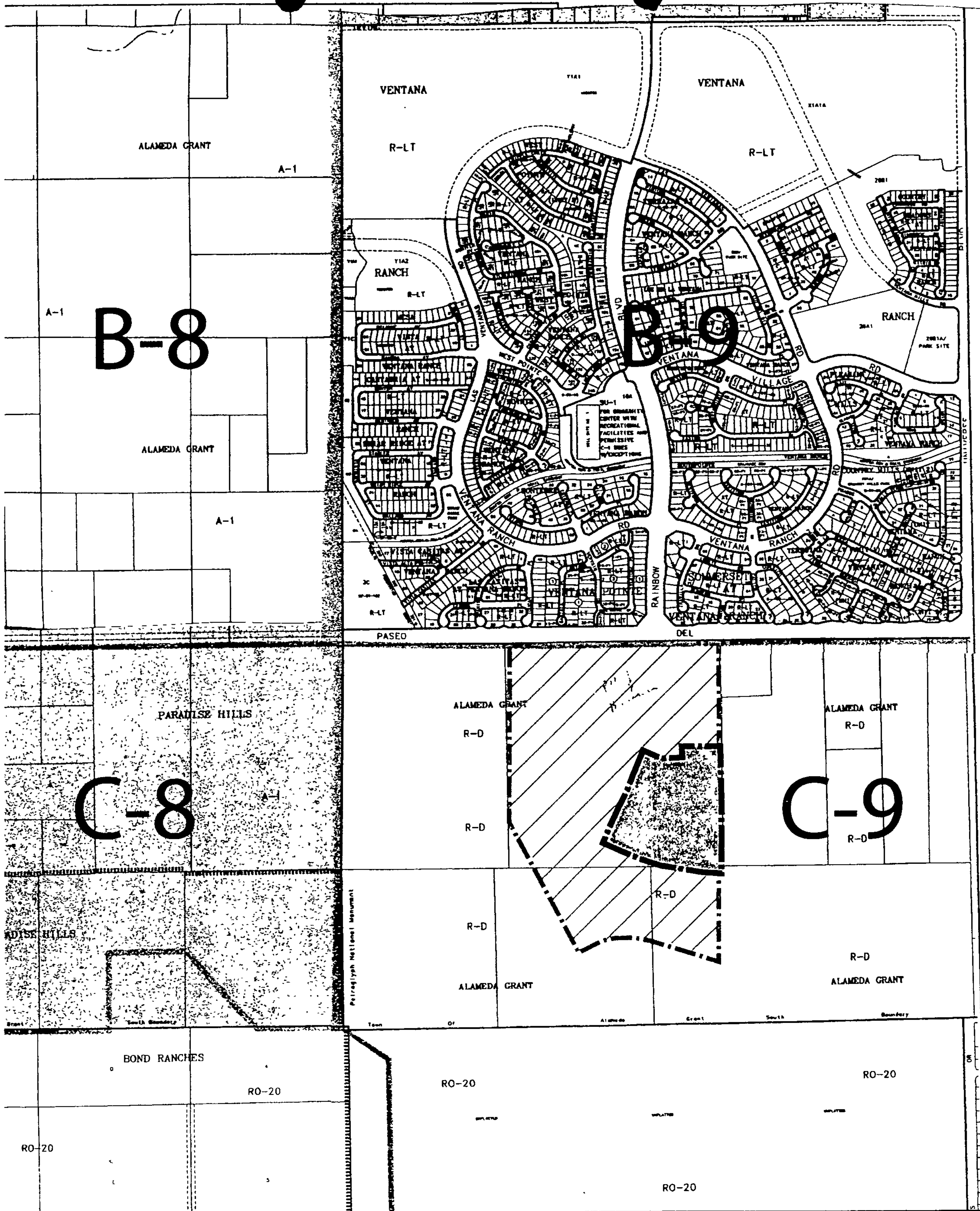
LAWRENCE KLINE  
 Applicant name (print)  
  
 Applicant signature / date  
 09/12/03



Form revised April 2003

<input checked="" type="checkbox"/> Checklists complete	Application case numbers		<u>B. Berbet</u> 9/12/03
<input checked="" type="checkbox"/> Fees collected	03DRD -	-01534 <sup>TDSE</sup>	Planner signature / date
<input checked="" type="checkbox"/> Case #s assigned	03DRD -	-01536 <sup>SW</sup>	
<input checked="" type="checkbox"/> Related #s listed			<b>Project #</b> <u>1002957</u>
			<u>2928</u>





**Proposed Tract D of "The Trails"**

**DRB #1002928**



DENISH + KLINE ASSOCIATES

September 12, 2003

Ms. Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
P.O. Box 1293  
Albuquerque, New Mexico 87103

Re: Preliminary Plat Approval  
Tract D of "The Trails"

Dear Ms. Matson:

⊕

Attached are the following materials:

- Applications for DRB Review including required supplemental information
- Twenty-four (24) copies of the Preliminary Plat and Grading Plan
- Twenty-four (24) copies of the draft "Infrastructure List" (Exhibit "A")
- Affidavit from the Office of Neighborhood Coordination
- DR/WS and TIS Forms

TEMPORARY DEFERRAL OF SIDEWALK  
SIDEWALK WAIVER LSK

We would be pleased if you would place this item on the DRB Agenda to be heard on September 24, 2003.  
If you should require anything in the interim, please don't hesitate to contact me.

Sincerely yours,

Lawrence Kline AICP

Cc: Frank Beck, Longford Group  
Rick Beltramo, Bohannon Houston, Inc.  
Kevin Daggett, Longford Homes  
Faith Okuma, Design Workshop



DENISH + KLINE ASSOCIATES

September 12, 2003

Ms. Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
P.O. Box 1293  
Albuquerque NM 87103

HAND-DELIVERED

re: Request for Approval of a Bulk Land Division, a Site Plan For Subdivision  
Pursuant to the Requirements of the R-D Zone, and Two Preliminary/Final Plats

Dear Ms. Matson:

I write on behalf of our client, The Trails LLC, to request the above actions be considered with reference to lands located in the southwest and southeast quadrants of the intersection of Rainbow Boulevard and Paseo Del Norte NW.. The property is further described on the attached map and lies within Zone Atlas Maps C-8 and C-9.

First let me thank you and the other members of the Board for your guidance in the preparation of these applications. Today we are submitting four separate applications (attached):

- A Preliminary and Final Bulk Land Division for approximately 200 acres of land, including the vacation of a roadway easement;
- A Site Plan consistent with Section 14.16. 2.14 of the Comprehensive Zoning Code (the R-D) zone for 100 acres of the Bulk Land Division
- A Preliminary and Final Plat for Tract C of the Bulk Land Division; and,
- A Preliminary and Final Plat for Tract D of the Bulk Land Division

The materials necessary to the development of a Parks Agreement have been separately submitted to the Parks Department; a Traffic Mitigation Agreement has been agreed to verbally, but has not yet been submitted. Importantly, these applications are prefatory to the submittal of a request for approval of a Sector Development Plan for a multi-phase project.

In accordance with the provisions of the R-D zone, the applicant wishes to proceed with platting and development within Phase 1 of the larger project. Because the proposed lot sizes for portions of this Phase I development are smaller than those permitted by §14.16.2.14.A, submittal of the

Ms. Sheran Matson  
September 12, 2003  
Page 2

attached Site Plan is required (§14.16.2.14.C). This Site Plan also addresses landscaping requirements for all aspects of the proposed Plan. As specified by this section, approval of such a Plan will allow development of the R-D zoned property as permitted and controlled by the R-T zoning regulations.

Thus approval of these submittals will:

- Define a Bulk Land Division for approximately 200 acres of land; vacate an existing roadway easement; grant the right-of-way for Rainbow Boulevard and define areas to be set aside for dedicated parks and undedicated open-space areas
- Establish the Site Plan and Landscaping Plan necessary to allow reliance on the regulations and procedures of the R-T zone for 100 acres of the property; and establish conceptual utility plans
- Establish specific plats for Tracts C and D of the bulk land division (approximately 37 acres in aggregate) along with infrastructure lists for these areas

Please note that the Site Plan submittal probably contains significantly more information than might be included in a typical R-D Site Plan request. This is in anticipation of the future Sector Development Plan submittal and the developer's desire to ensure that Phase I sets a precedent for development throughout the entire project.

We request that these matters be scheduled on the Board's agenda for September 24, 2003. Once again, I want to thank the members of the Board for their guidance in this matter. Should you have any questions or require further information please do hesitate to contact me.

Sincerely yours,



Lawrence Kline AICP

cc: John Murtagh, Longford Group  
Frank Beck, Longford Group  
Mark Ruhlman, Longford Homes  
Kevin Daggett, Longford Homes  
Faith Okuma, Design Workshop, Inc.  
Ric Beltramo, Bohannon Huston, Inc

**FORM DRWS: DRAINAGE REPORT / WATER & SEWER AVAILABILITY**

THIS FORM IS REQUIRED WITH THE DEVELOPMENT REVIEW BOARD APPLICATION FOR MAJOR SUBDIVISIONS AND SITE DEVELOPMENT PLANS.

PROJECT NAME THE TRAILS SUBDIVISION  
AGIS MAP # C-9  
LEGAL DESCRIPTION TRACTS C AND D  
A PORTION OF TRACT 4 BLACK RANCH

**DRAINAGE REPORT**

A drainage report, as per the Drainage Ordinance, was submitted to the City of Albuquerque Public Works Department, Hydrology Division ( 2nd floor Plaza del Sol ) on 9-12-03 [date].

[Signature] 9-12-03  
Applicant / Agent Date

P.R. received 9-12-03 [Signature] 9-12-03  
Hydrology Division Representative Date

**WATER AND SEWER AVAILABILITY STATEMENT**

A Water and Sewer Availability Statement for this project was requested from the City of Albuquerque Utilities Development Division ( 2nd floor Plaza del Sol ) on NMU1 [date].

[Signature] 9-12-03  
Applicant / Agent Date

NA [Signature] 9-12-03  
Utilities Division Representative Date

= DRB# \_\_\_\_\_



# 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: September 11, 2003

TO CONTACT NAME: Sarah Taylor  
 COMPANY/AGENCY: Denish & Kline Assoc.  
 ADDRESS/ZIP: PO Box 2001 87103  
 PHONE/FAX #: 842-6461 | 842-4471

Thank you for your inquiry of 9-11-03 (date) requesting the names of **Recognized**

**Neighborhood Associations** who would be affected under the provisions of O-92 by your proposed project at a portion of tract 4 Black Ranch

zone map page(s) C9

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

Ventana Ranch

Neighborhood Association  
 Contacts Laura Horton  
7224 Cascada Rd NW  
898-8103 (H) 87114  
Bruce Nyberg  
6824 Brushfield Rd NW  
890-6559 (H) 87114

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.

# NOTICE TO APPLICANTS

## SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

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

### WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

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

\*\*\*\*\*

(below this line for OCNC use only)

Date of Inquiry: 9-11-03 Time Entered: 8:26pm OCNC Rep. Initials: OC



DENISH + KLINE ASSOCIATES

September 3, 2003

Mr. Bruce Nyberg  
Ventana Ranch Neighborhood Association  
6824 Brushfield Road NW  
Albuquerque NM 87114

Dear Mr. Nyberg:

I write on behalf of our client The Trails LLC to inform you that we have today made application to the City of Albuquerque for various entitlements related to a 100 acre piece of land on either side of Rainbow Boulevard immediately south of Paseo Del Norte. These entitlements include a bulk land division, two preliminary plats, and a Site Development Plan in accordance with the requirements of the R-D zone. The latter is the first part of the larger master plan that we discussed with you at the neighborhood meeting at Paradise Hills Community Center earlier this summer.

We expect these matters to be placed on the Development Review Board's agenda for their meeting on September 24.

If you have any questions, please feel free to call.

Sincerely yours,

A handwritten signature in black ink, appearing to read 'L. Kline', written over the typed name.

Lawrence Kline AICP

cc: Ms. Laura Horton  
Mr. Victor Chavez PE  
Mr. Sanford Fish AICP  
Mr. Frank Beck





DENISH + KLINE ASSOCIATES

September 3, 2003

Ms. Laura Horton  
Ventana Ranch Neighborhood Association  
7224 Cascade Road NW  
Albuquerque NM 87114

Dear Ms. Horton:

I write on behalf of our client The Trails LLC to inform you that we have today made application to the City of Albuquerque for various entitlements related to a 100 acre piece of land on either side of Rainbow Boulevard immediately south of Paseo Del Norte. These entitlements include a bulk land division, two preliminary plats, and a Site Development Plan in accordance with the requirements of the R-D zone. The latter is the first part of the larger master plan that we discussed with you at the neighborhood meeting at Paradise Hills Community Center earlier this summer.

We expect these matters to be placed on the Development Review Board's agenda for their meeting on September 24.

If you have any questions, please feel free to call.

Sincerely yours,

A handwritten signature in cursive script, appearing to read 'L. Kline', written over a large, loopy flourish.

Lawrence Kline AICP

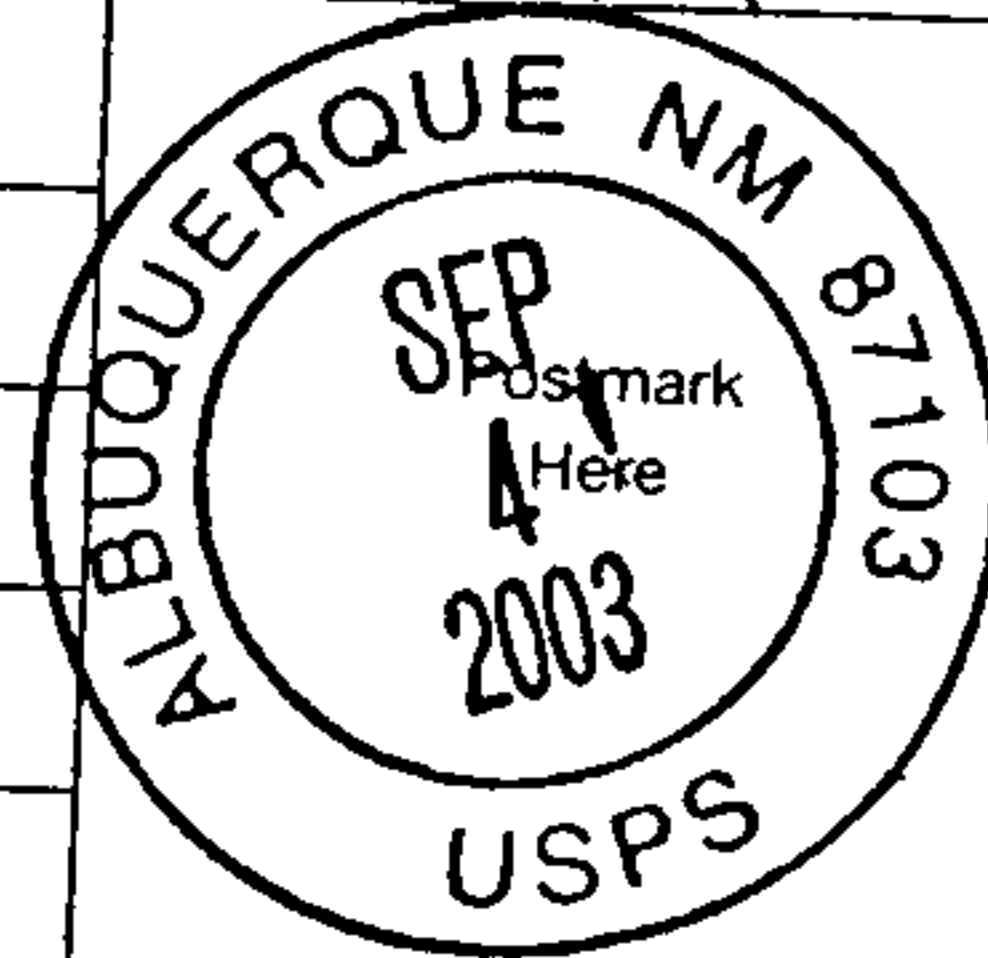
cc: Mr. Bruce Nyberg  
Mr. Victor Chavez PE  
Mr. Sanford Fish AICP  
Mr. Frank Beck

7002 1000 0005 6773 6255

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

Laura Horton

Postage	\$ .37
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	1.75
Restricted Delivery Fee (Endorsement Required)	
<b>Total Postage &amp; Fees</b>	<b>\$ 4.42</b>



Sent To  
 Street, Apt No. or PO Box No.  
 City, State, ZIP+4

Laura Horton  
 7224 Cascade RD NW  
 Albuquerque NM 87114

PS Form 3800, April 2002

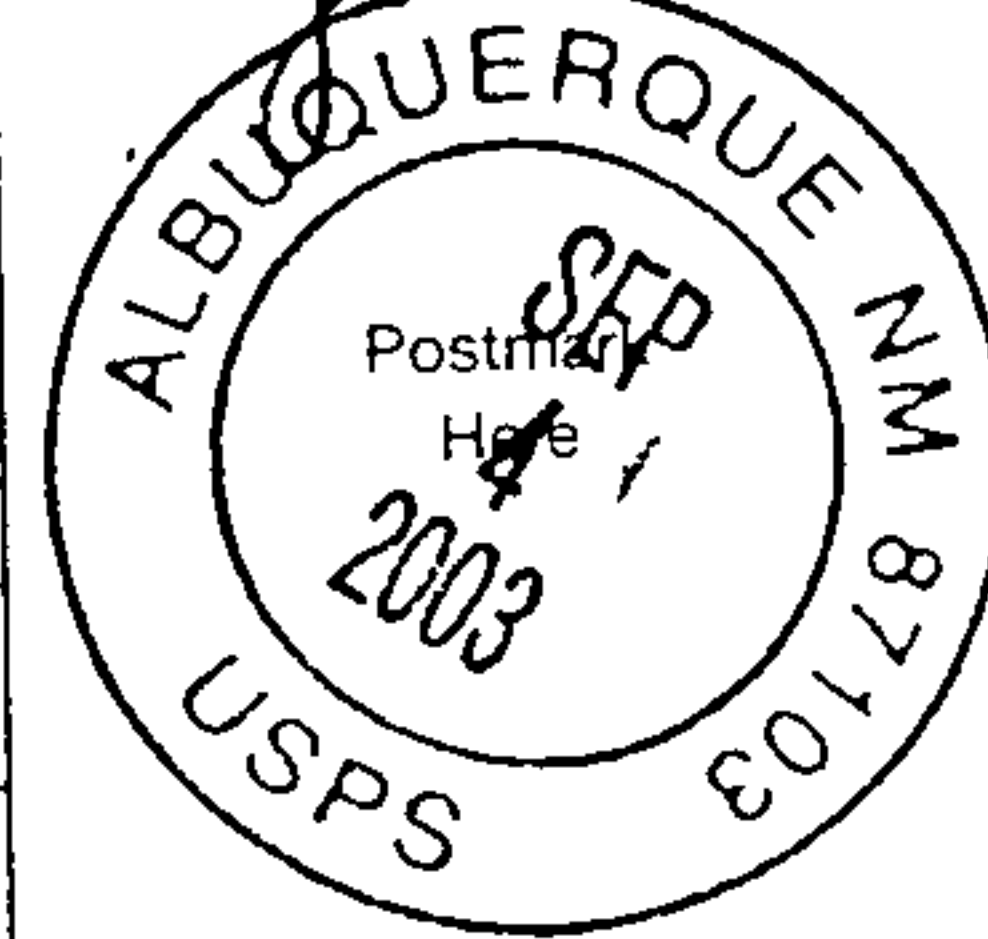
See Reverse for Instructions

7002 1000 0005 6773 6536

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

Bruce Nyberg

Postage	\$ .37
Certified Fee	2.30
Return Receipt Fee (Endorsement Required)	1.75
Restricted Delivery Fee (Endorsement Required)	
<b>Total Postage &amp; Fees</b>	<b>\$ 4.42</b>



Sent To  
 Street, Apt No. or PO Box No.  
 City, State, ZIP+4

Bruce Nyberg  
 6824 Brushfield RD NW  
 Albuquerque, NM 87114

PS Form 3800, April 2002

See Reverse for Instructions

# CITY OF ALBUQUERQUE

## TRAFFIC IMPACT STUDY (TIS) / ENVIRONMENTAL HEALTH INFORMATION FORM

APPLICANT: THE TRAILS LLC Date of request: 09/12/03 Zone atlas page(s): C-9

CURRENT: Zoning ~~100 A~~ R.D Legal Description - Lot or Tract # \_\_\_\_\_ Block # \_\_\_\_\_  
Parcel Size (acres / sq.ft.) 100 ACRES Subdivision Name TRACT 4 BLACK RANCH

### REQUESTED CITY ACTION(S):

Annexation	[ ]	Sector Plan	[ ]	Site Development Plan:	Building Permit	[ ]
Comp. Plan	[ ]	Zone Change	[ ]	a) Subdivision	Access Permit	[ ]
Amendment	[ ]	Conditional Use	[ ]	b) Build'g Purposes	Other	[ ]
				c) Amendment		[ ]


### PROPOSED DEVELOPMENT:

No construction / development [  ]  
New Construction [ ]  
Expansion of existing development [ ]

### GENERAL DESCRIPTION OF ACTION: 1

# of units - ± 400  
Building Size - \_\_\_\_\_ (sq. ft.)

Notes: 1. Changes made to development proposals / assumptions, from the information provided above, may change the TIS or AQIA analysis requirements.

Applicant or Representative  KLINE Date 09/12/03  
(To be signed upon completion of processing by Traffic Engineer and Environmental Health)

TRAFFIC IMPACT STUDY (TIS) REQUIRED: YES [  ] NO [ ] BORDERLINE [ ]  
Planning Dept., Dev. & Bldg. Services Div., Transportation Dev. Section - 2nd FL. 600 2nd St. NW Plaza del Sol Bldg. 924-3994

THRESHOLDS MET? YES [  ] NO [ ] Mitigating reasons for not requiring TIS: Previously studied: [ ]

Notes: BLACK Mtn. RANCH TIS

IF A TIS IS REQUIRED: A scoping meeting (as outlined in the Development Process Manual) must be held to define the level of analysis needed and the parameters of the study. Any subsequent changes to the development proposal identified above may require an update or new TIS.

  
TRAFFIC ENGINEER

9-12-03  
DATE

Per letter dated August 7, 2003 from the Director of the Environmental Health Department to the Director of the Planning Department, "all 5 CO monitors within Bernalillo County are yielding 8-hour average CO levels at less than 50% of the Federal CO standard ..." and "based on our review of the available scientific data, we do not foresee a circumstance where preparation of a detailed air quality study for a land use development will be warranted - regardless of the project size, location or traffic generated".

Required TIS must be completed prior to applying to the EPC. Arrangements must be made prior to submittal if a variance to this procedure is requested and noted on this form, otherwise the application may not be accepted or deferred if the arrangements are not complied with.

TIS

- SUBMITTED 7/1/03  
- FINALIZED 1/1/03

  
TRAFFIC ENGINEER

9-12-03  
DATE

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** THE TRAILS, LLC

**AGENT** BOHANNAN HUSTON, DENVISH-KLINE & ASSOC.

**ADDRESS** 7500 JEFFERSON ST. N.W.

**PROJECT NO.** 1002959 2928

**APPLICATION NO.** 03DRB-01532, 34, & 36

\$ 3450<sup>00</sup> 441006 / 4983000 (DRB Cases)

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

\$ 75<sup>00</sup> 441018 / 4971000 (Notification)

---

\$ 3525<sup>00</sup> Total amount due

FOR SECURITY PURPOSES, THE FACE OF THIS DOCUMENT CONTAINS A COLORED BACKGROUND AND MICROPRINTING IN THE BORDER

**Longford Homes of New Mexico, Inc.**

7301 Jefferson NE  
Suite G & H  
Albuquerque, NM 87109

Bank of America, N.A.  
C/O Nv Commercial Loan Processing 94-72  
P.O. Box 98600 1224  
Las Vegas, NV 89101

Check Number  
2-00003795  
Amount  
\$3,225.00

Date  
Aug 27, 2003

Pay

\*Three Thousand Two Hundred Twenty Five Dollars 00 Cents\*

To  
The  
Order  
Of

City of Albuquerque  
PO Box 1313  
Albuquerque, NM 87103

Per Jennifer L. Quirk  
PAYABLE IN US DOLLARS

⑈00003795⑈ ⑈122400724⑈ ⑈30294002⑈

THE REVERSE SIDE OF THIS DOCUMENT INCLUDES AN ARTIFICIAL WATERMARK - HOLD AT ANGLE TO VIEW

SEPTEMBER 12, 2003

AMOUNT  
~~\$450.00~~  
\$300.00

⑈010724⑈ ⑈107000327⑈ 000109676080⑈

# 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.

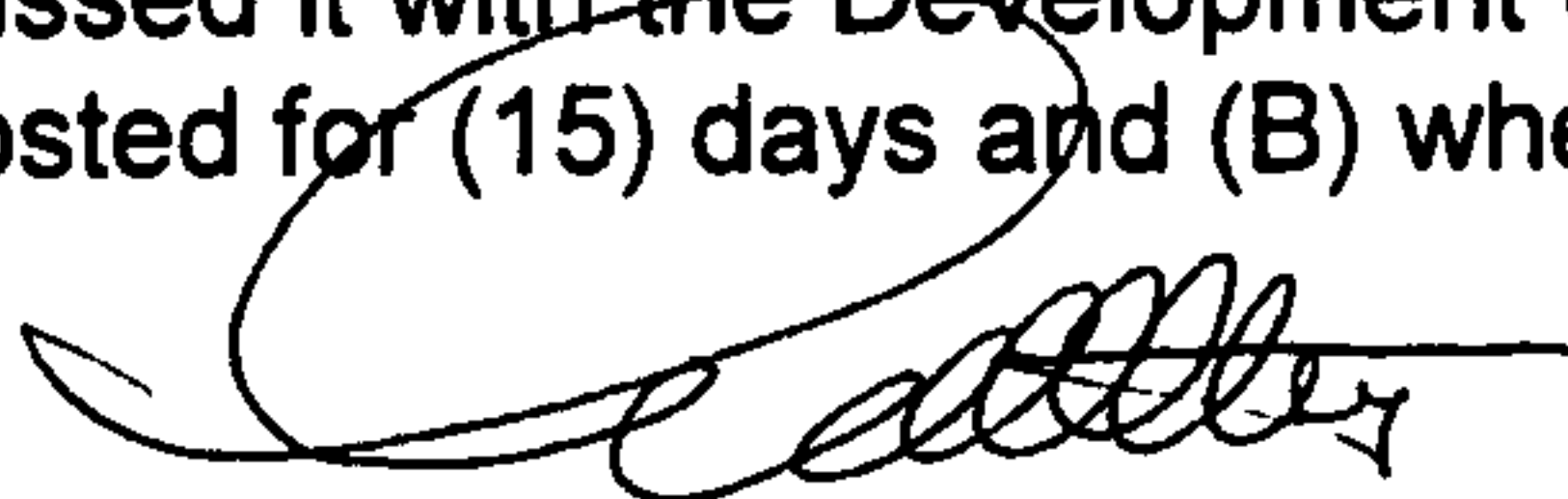
#### 4. TIME

Signs must be posted from Sept 23<sup>rd</sup> '03 To Oct. 8<sup>th</sup> '03

#### 5. REMOVAL

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

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



\_\_\_\_\_  
(Applicant or Agent)

09/12/03

\_\_\_\_\_  
(Date)

I issued 1 sign~~s~~ for this application,

9/12/03  
(Date)



\_\_\_\_\_  
(Staff Member)

DRB PROJECT NUMBER:

1002959-2928

#1002928

12/31/03

Deferred for Amfca approval  
HTD comments

Current DRC Project No \_\_\_\_\_

Date Submitted: December 29, 2003

Date Site Plan Approved \_\_\_\_\_

Date Preliminary Plat Approved \_\_\_\_\_

Date Preliminary Plat Expires: \_\_\_\_\_

DRB Project No 1002928

Figure 12

INFRASTRUCTURE LIST

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

TAOS AT THE TRAILS (TRACT D)

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 guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
<b>PUBLIC ROADWAY IMPROVEMENTS</b>									
		31' F-F	ARTERIAL PAVING W/ PCC CURB & GUTTER & PCC 6' WIDE SIDEWALK ON EAST SIDE	RAINBOW BLVD	TRACT E	PASEO DEL NORTE	/	/	/
			TEMPORARY TURNAROUND	RAINBOW BLVD	SOUTH END OF TRACT E		/	/	/
		20' F-F	MAJOR LOCAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON NORTH SIDE* WITH 8' MEDIAN	TREE LINE AVENUE	RAINBOW BLVD	EAST BOUNDARY	/	/	/
		54' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES WITH MEDIAN	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	LAS NUTRIAS ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON SOUTH SIDE ONLY*	LAS NUTRIAS ROAD	RAINBOW BLVD.	OLD MILL STREET	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	LADRON DRIVE	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/


22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON EAST SIDE ONLY*	LADRON DRIVE	NORTH STUB TERMINUS	ALAMILLO ROAD
22' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON EAST SIDE ONLY*	LADRON DRIVE	LAS NUTRIAS ROAD	SOUTH STUB TERMINUS
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD
28' F-F	RESIDENTIAL PAVING W/ PCC CURB & GUTTER & PCC 4' WIDE SIDEWALK ON BOTH SIDES*	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE

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\* SIDEWALKS TO BE DEFERRED  
 STREET LIGHTS AS PER COA DPM  
 MODIFIED PROCEDURE 'C'  
 OFFSITE TRAFFIC MITIGATION FEE. \$565/LOT X 130 LOTS = \$73450

SIA  
Sequence #

COA DRC  
Project #

Size

Type of Improvement

Location

From

To

Private  
Inspector

City  
Inspector

City Cnst  
Engineer

**PUBLIC STORM DRAIN IMPROVEMENTS**


18"-54" DIA	RCP W/ NEC MH'S, LATERALS & INLETS	TREE LINE AVENUE	SD EASEMENT	EAST BOUNDARY
18"-54" DIA	RCP W/ NEC MH'S, LATERALS & INLETS	LADRON DRIVE	CUCHILLO ROAD	TREE LINE AVENUE
18"-36" DIA	RCP W/ NEC MH'S, LATERALS & INLETS	LAS NUTRIAS ROAD	RAINBOW BLVD	LADRON DRIVE
18"-36" DIA	RCP W/ NEC. MH'S, LATERALS & INLETS	RAINBOW BLVD	TREE LINE AVENUE	LAS NUTRIAS ROAD
	TEMPORARY EARTHEN SWALE	TRACT F AND J, BLANKET DRAINAGE EASEMENT		
9.3 ACRE-FT	TEMPORARY EARTHEN RETENTION POND	TRACT J		
	PUMP STATION & FORCE MAIN REMOVAL & REPLACEMENT OF EXISTING ASPHALT (TO BE DEFERRED)	UNIVERSE BLVD	POND L	LAS VENTANAS DAM
NOTE.	A GRADING AND DRAINAGE CERTIFICATION OF THE APPROVED GRADING PLAN IS REQUIRED PRIOR TO THE RELEASE OF FINANCIAL GUARANTEES			

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SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
<b>PUBLIC WATERLINE IMPROVEMENTS</b>									
		12" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	TREE LINE AVENUE	RAINBOW BLVD	EAST BOUNDARY	/	/	/
		16" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD	/	/	/
		16" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	LAS NUTRIAS ROAD	WEST STUB TERMINUS	EAST STUB TERMINUS	/	/	/
		8" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD	/	/	/
		16" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	LADRON DRIVE	LAS NUTRIAS ROAD	NORTH STUB TERMINUS	/	/	/
		8" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD	/	/	/
		8" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE	/	/	/
		8" DIA	WATERLINE W/ NEC VALVES FH'S, MJ'S & RJ'S	TRACT OS-2	ALAMILLO ROAD	RAINBOW BLVD	/	/	/
		20" DIA	WATERLINE W/ NEC. VALVES FH'S, MJ'S & RJ'S	RAINBOW BLVD	PASEO DEL NORTE	TRACT E	/	/	/
			WATER METER FOR LANDSCAPING				/	/	/

**PUBLIC SANITARY SEWER IMPROVEMENTS**


12" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	TREE LINE AVENUE	RAINBOW BLVD	EAST BOUNDARY
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	PILABO STREET	TREE LINE AVENUE	LAS NUTRIAS ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	LAS NUTRIAS ROAD	WEST STUB TERMINUS	EAST STUB TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	OLD MILL STREET	LAS NUTRIAS ROAD	ALAMILLO ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	LADRON DRIVE	LAS NUTRIAS ROAD	NORTH STUB TERMINUS
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	CUCHILLO ROAD	OLD MILL STREET	LADRON DRIVE
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	JARALES COURT	CUL-DE-SAC TERMINUS	CUCHILLO ROAD
8" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	ALAMILLO ROAD	OLD MILL STREET	LADRON DRIVE
8"-12" DIA	SANITARY SEWER W/ NEC. MH'S & SERVICES	TRACT J	TREE LINE AVENUE	UNIVERSE BLVD
750 GPM 8" DIA	LIFT STATION FORCE MAIN	TRACT J UNIVERSE BLVD	UNIVERSE BLVD TREE LINE AVENUE	PASEO DEL NORTE

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- NOTES.
- 1 LANDSCAPE MAINTENANCE AGREEMENT FOR LANDSCAPING IN THE PUBLIC RIGHT-OF-WAY
  - 2 PERIMETER WALLS PER DRB APPROVED PERIMETER WALL DESIGN
  - 3 WALL & LANDSCAPING CERTIFICATION FROM REGISTERED ENGINEER AND/OR REGISTERED LANDSCAPE ARCHITECT REQUIRED PRIOR TO RELEASE OF FINANCIAL GUARANTEES

NINA LEUNG		DRB CHAIR	DATE	PARKS & GENERAL SERVICES	DATE
PREPARED BY	PRINT NAME				
BOHANNAN HUSTON INC		TRANSPORTATION DEVELOPMENT	DATE	AMAFCA	DATE
FIRM					
SIGNATURE	DATE	UTILITY DEVELOPMENT	DATE	CITY ENGINEER	DATE
MAXIMUM TIME ALLOWED TO CONSTRUCT IMPROVEMENTS WITHOUT A DRB EXTENSION		NEW MEXICO UTILITIES INC.	DATE		DATE
<input type="text"/>					



**DESIGN REVIEW COMMITTEE REVISIONS**

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER

Courtyard I  
7500 Jefferson NE  
Albuquerque, NM  
87109-4335

[www.bhinc.com](http://www.bhinc.com)

voice: 505.823.1000  
fax: 505.798.7988  
toll free: 800.877.5332

SENT VIA FAX

December 16, 2003

Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
P.O. Box 1293  
Albuquerque, New Mexico 87103

Re: Request for Deferral  
The Trails Subdivision- Taos @ the Trails DRB# 1002928

Dear Sheran:

We request a one week deferral of the following items associated with Project number 1002928 (Item 13) on the December 17, 2003 agenda: Preliminary Plat, Temporary Deferral of Sidewalk and Sidewalk Waiver approval. Based on this request, we anticipate a hearing date of December 31, 2003.

If you have any questions or require further information, please call me at 823-1000.

Sincerely,



Nina Leung  
Community Development and Planning Group

SS

Cc: Kevin Daggett, Longford Homes

**ENGINEERING** ▲

**SPATIAL DATA** ▲

**ADVANCED TECHNOLOGIES** ▲

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

LONGFORD HOMES

AGENT

BOHANNAN HUSTON

ADDRESS

7500 JEFFERSON ST. NE

PROJECT NO.

1002929

APPLICATION NO.

\$ 110<sup>00</sup> 441006 / 4983000 (DRB Cases)

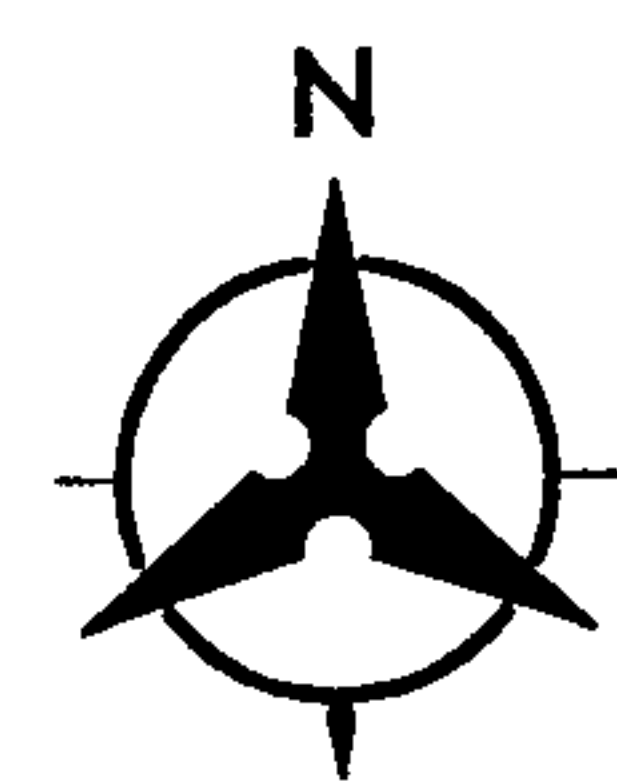
\$ \_\_\_\_\_ 441006 / 4971000 (EPC & AA / LUCC / Appeals)

\$ \_\_\_\_\_ 441018 / 4971000 (Notification)

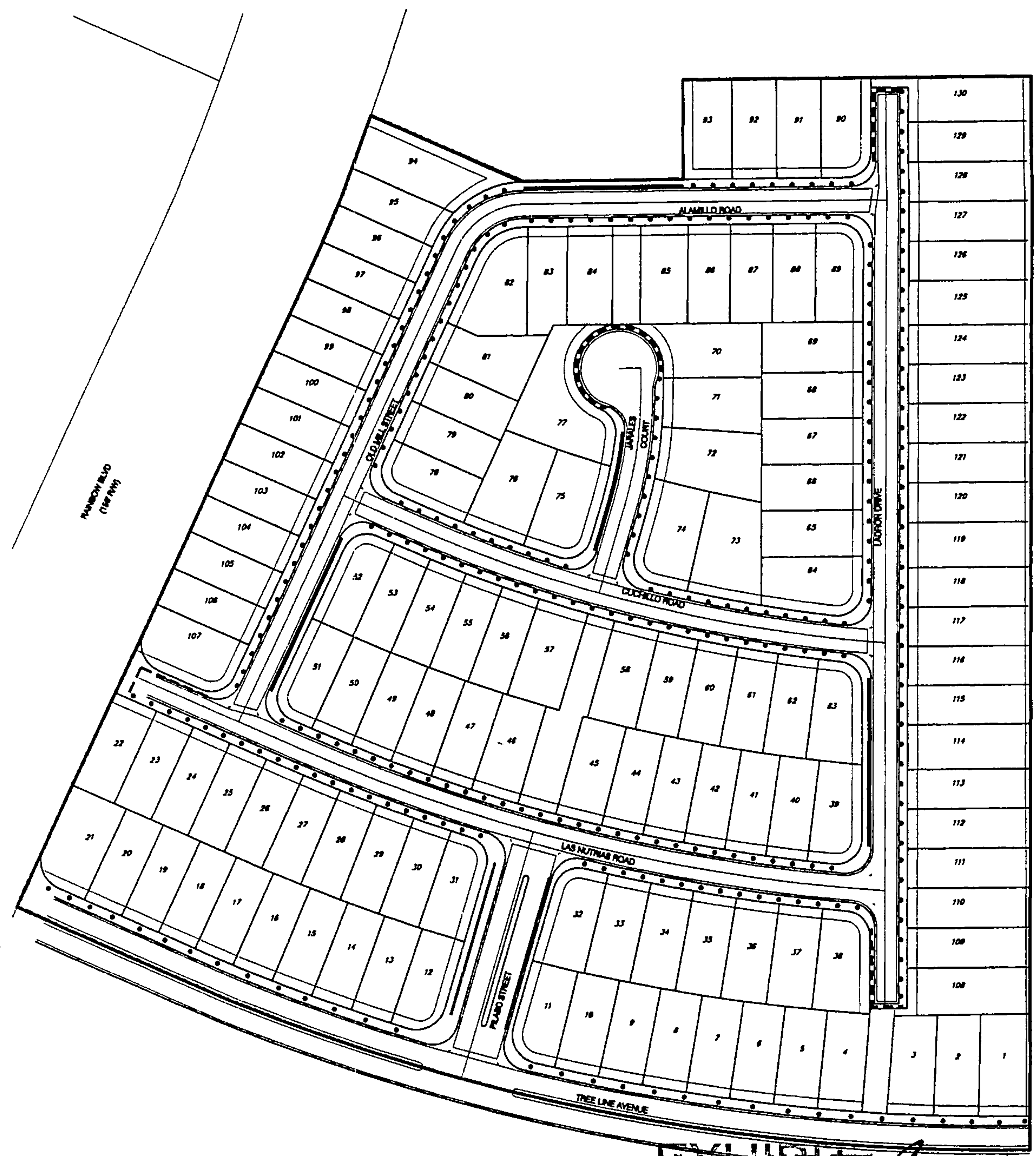
\$ 110<sup>00</sup> Total amount due

\*\*\*DUPLICATE\*\*\*  
City Of Albuquerque  
Treasury Division

12/29/2003 1:44PM LOC: ANNX  
RECEIPT# 00017004 WS# 006 TRANSH# 0030  
Account 441006 Fund 0110  
Activity 4983000 TRSDMM  
Trans Amt \$220.00  
J24 Misc \$110.00  
CK 1028/02 \$220.00  
CHANGE \$0.00




NOT TO SCALE



- DEFERRED sidewalks to be built on a lot-by-lot basis as home construction is completed. The deferral is requested to reduce damage to sidewalks due to building construction activities.
- WAIVED sidewalks are requested
- BUILD 4' Sidewalk

**EXHIBIT "B"**  
**TAOS AT THE TRAILS**  
**SIDEWALK**  
**DEFERRAL/WAIVER**  
**12/30/03**

**Bohannon  Huston INC.**

Court yard I 7500 Jefferson St. NE Albuquerque, NM 87109-4335  
 ENGINEERING ▲ SPATIAL DATA ▲ ADVANCED TECHNOLOGIES

**EXHIBIT**  
 Data Date 1/7/04



# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

## DEVELOPMENT REVIEW BOARD TRANSPORTATION DEVELOPMENT Standard Comment Sheet

DRB-1002928

Item No. 18

Zone Atlas C-9

DATE ON AGENDA 9-03-03

INFRASTRUCTURE REQUIRED (x) YES ( ) NO

CROSS REFERENCE: \_\_\_\_\_

\_\_\_\_\_

### TYPE OF APPROVAL REQUESTED:

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

No.	Comment
-----	---------

- The standard street improvements are required on an infrastructure list.
- The streets need to meet the requirements of the DPM.
- A traffic distribution layout is needed.
- Need to make sure that the proposed streets are coordinated with the street network for the entire site.
- This unusual platting configuration may lead to undesirable future subdivisions.
- Rainbow need to be platted in conformance with the Long Range Roadway System map. Access will need to be per the DPM.

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

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_



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

Development Review Board Comments

**Project Number:** 1002928

**Application Number:** 03DRB-01429

**DRB Date:** 9/3/03

**Item Number:** 18

**Subdivision:** The Trails, Tract D

Tract 4, Black Ranch

**Zoning:** RD

**Zone Page:** C-9

**New Lots (or units) :** 128

**Request for:**

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

**Parks and Recreation Comments:**

This development is subject to the Park Dedication and Development Ordinance.

The developer is working with the City to dedicate two parks for approximately 8 acres of park. The agreement will also cover the development of the parks by the developer.

**Signed:**

  
Christina Sandoval, (PRD)

Phone: 768-5328





**City of Albuquerque**  
**CITY OF ALBUQUERQUE**  
 P.O. BOX 7299 ALBUQUERQUE, NEW MEXICO 87103  
**PUBLIC WORKS DEPARTMENT**  
**DEVELOPMENT SERVICE**  
**HYDROLOGY DEVELOPMENT SECTION**

**DEVELOPMENT REVIEW BOARD--SPEED MEMO**

**DRB CASE NO/PROJECT NO: 1002928**

**AGENDA ITEM NO: 18**

**SUBJECT:**

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

**ACTION REQUESTED:**

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

**ENGINEERING COMMENTS:**

An approved Drainage Management Plan (DMP) for the entire basin is required for preliminary plat approval.  
 An approved infrastructure list is required for Preliminary Plat approval.

**RESOLUTION:**

*discussal*

APPROVED \_\_\_\_; DENIED \_\_\_\_; DEFERRED \_\_\_\_; COMMENTS PROVIDED X; 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:** September 3, 2003

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

**SUBDIVISION** **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**

Supplemental form

**ZONING & PLANNING** **Z**  
 Annexation  
 Zone Map Amendment (Establish or Change Zoning)  
 Sector Plan (Phase I, II, III)  
 Amendment to Sector, Area, Facility or Comprehensive Plan  
 Text Amendment (Zoning Code/Subdivision Regulations)

**APPEAL / PROTEST of...** **A**  
 Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 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: LONGFORD HOMES PHONE: 761-9911  
 ADDRESS: 7301 JEFFERSON NE SUITE G-H FAX: 761-9922  
 CITY: ALBUQUERQUE STATE NM ZIP 87109 E-MAIL: \_\_\_\_\_

Proprietary interest in site: OWNER  
 AGENT (if any): BOHANNAN HUSTON, INC. PHONE: 823-1000  
 ADDRESS: 7500 JEFFERSON NE FAX: 798-7988  
 CITY: ALBUQUERQUE STATE NM ZIP 87109 E-MAIL: \_\_\_\_\_

DESCRIPTION OF REQUEST: SKETCH PLAT

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

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

Lot or Tract No. TRACT D Block: \_\_\_\_\_ Unit: \_\_\_\_\_  
 Subdiv. / Addr. THE TRAILS (PORTION OF TRACT 4 BLACK RANCH)

Current Zoning: R-D Proposed zoning: \_\_\_\_\_

Zone Atlas page(s): C-9 No. of existing lots: 0 No. of proposed lots: 128

Total area of site (acres): 19.288 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. 100906423043720315 MRGCD Map No. \_\_\_\_\_

LOCATION OF PROPERTY BY STREETS: On or Near: RAINBOW BLVD. NW

Between: PASEO DEL NORTE BLVD. NW and UNIVERSE BLVD. 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.): \_\_\_\_\_

N/A

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

SIGNATURE [Signature] DATE 8/23/03  
 (Print) RICK BELTRAMO Applicant  Agent

**FOR OFFICIAL USE ONLY**

Form revised 9/01, 3/03

**INTERNAL ROUTING**

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

Application case numbers	Action	S.F.	Fees
<u>03 DRB - 01429</u>	<u>Sketch</u>	<u>5(3)</u>	<u>\$ 0</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
Total			\$ <u>0</u>

Hearing date Sept. 3, 03

[Signature] 8/26/03  
 Planner signature / date

Project # 1002928

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

**SKETCH PLAT REVIEW AND COMMENT**

**YOUR ATTENDANCE IS REQUIRED.**

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

**MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT**

**Your attendance is required.**

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

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

Extension of preliminary plat approval expires after one year.

**MAJOR SUBDIVISION FINAL PLAT APPROVAL**

**Your attendance is required.**

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

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

**MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL**

**Your attendance is required.**

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

Infrastructure list if required (verify with DRB Engineer) **NO INTERNAL ROUTING**

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

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

**Your attendance is required.**

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

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

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

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

Amended preliminary plat approval expires after one year.

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

Rick Behrman  
 Applicant name (print)  
[Signature] 8/25/03  
 Applicant signature / date



Form revised MARCH 2003

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

Application case numbers  
 03DRB - - 01429

Boyer 8/26/03  
 Planner signature / date  
**Project # 1002928**

Courtyard I  
7500 Jefferson St. NE  
Albuquerque, NM  
87109-4335

[www.bhinc.com](http://www.bhinc.com)

voice: 505 823 1000  
facsimile: 505.798.7988  
toll free: 800.877.5332

August 26, 2003

Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
Albuquerque, New Mexico 87103

Re: Sketch Plat Review and Comment  
Tract C & D; The Trails

Dear Sheranr:

Enclosed for Development Review Board (DRB) sketch plat review and comment are copies of the following information:

- Development Review Applications
- Six (6) copies each of the Sketch Plat, and
- Zone Atlas Map
- Including Site Area Map of The Trails Tracts C & D

This sketch plat is being presented to the Development Review Board for the purpose of obtaining City input and comment. The Trails is a 400 acre Master Plan which is located at the corner of Universe Boulevard and Paseo Del Norte Boulevard Northwest, which is being developed by Longford Homes. We are creating a Sector Plan, Site Plan for Phase 1 and a Bulk Plat to create Phase 1. The beginning of the subdivision will start with Phase 1 creating Tracts C & D. These two sketch plats will begin the review process for the subdivision.

Please place this item on the DRB Agenda to be heard on September 3, 2003.

Sincerely,



Rick Beltramo, P.E.  
Vice President  
Community Development and Planning Group

SS  
Enclosure

PASEO

DEL

NORTHWEST MESA ESCARPMENT PAN-VIEW BOUNDARY

ALAMEDA GRANT

R-D

TRACT C

TRACT D

R-D

ALAMEDA GRANT

ALAMEDA GRANT

R-D

R-D

SITE

R-D

R-D

ALAMEDA GRANT

R-D

ALAMEDA GRANT

Town Of Alameda Grant South Boundary

RO-20

UNPLATTED

UNPLATTED

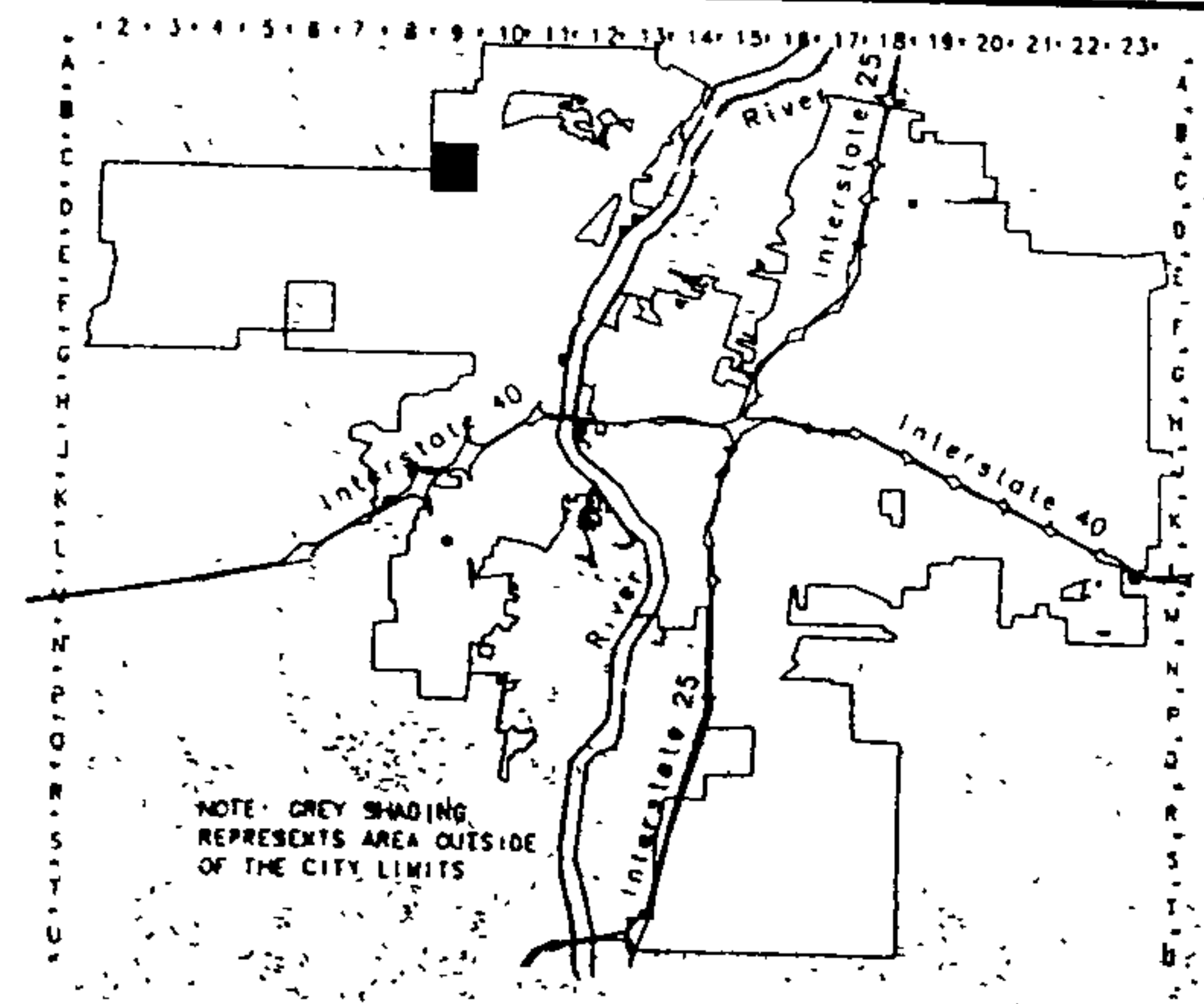
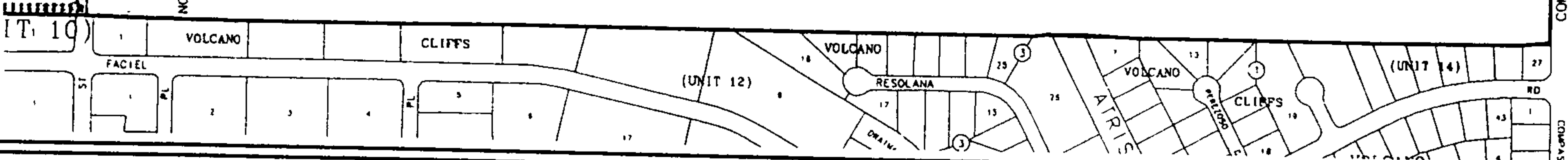
UNPLATTED

RO-20

RO-20

DR COMPASS

Petroglyph National Monument  
NORTHWEST MESA ESCARPMENT PLAN IMPACT AND CONSERVATION



NOTE: GREY SHADING REPRESENTS AREA OUTSIDE OF THE CITY LIMITS

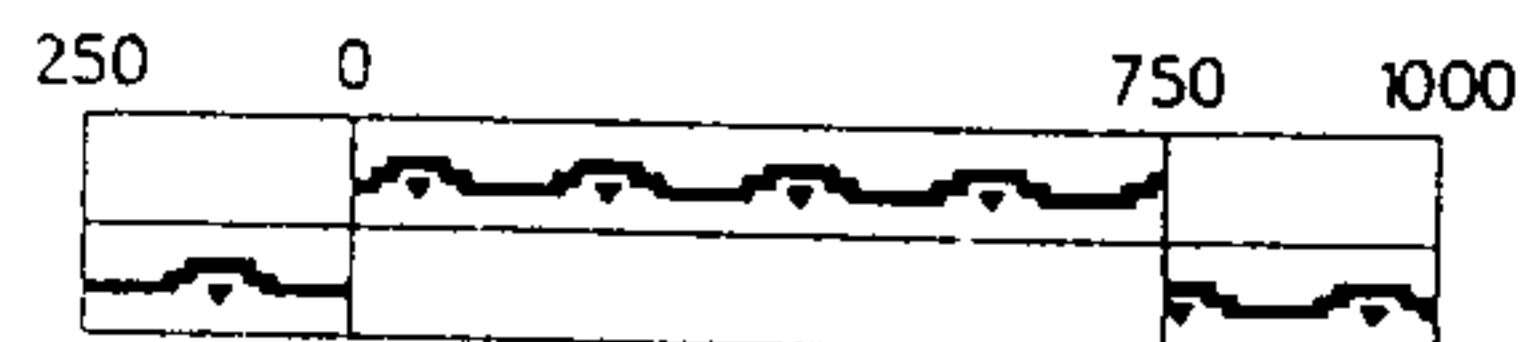


CITY OF Albuquerque

Albuquerque Geographic Information System  
PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET



Zone Atlas Page

C-9-Z

Map Amended through January 21, 2003