

#17



DRB CASE ACTION LOG (FINAL PLAT)

REVISED 2/5/04

COMP. 9/15/05

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.: 05DRB-01284 (FP)

Project # 1002960

Project Name: SUNDORO SOUTH UNIT 2

Agent: Mark Goodwin & Associates

Phone No.: 828-2200

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 8/17/05 by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: EXCHANGE of AIRPORT ok all
REVIEW PLAT

UTILITIES: _____

CITY ENGINEER / AMAFCA: _____

PARKS / CIP: maintenance of ped easement ok CS

PLANNING (Last to sign): REVIEW PLAT

X

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

1002960

#17



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-01284 (FP)
Project Name: SUNDORO SOUTH UNIT 2
Agent: Mark Goodwin & Associates

Project # 1002960
Phone No.: 828-2200

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OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: EXCHANGE of IMPROVEMENT PLAT

UTILITIES:

CITY ENGINEER / AMAFCA:

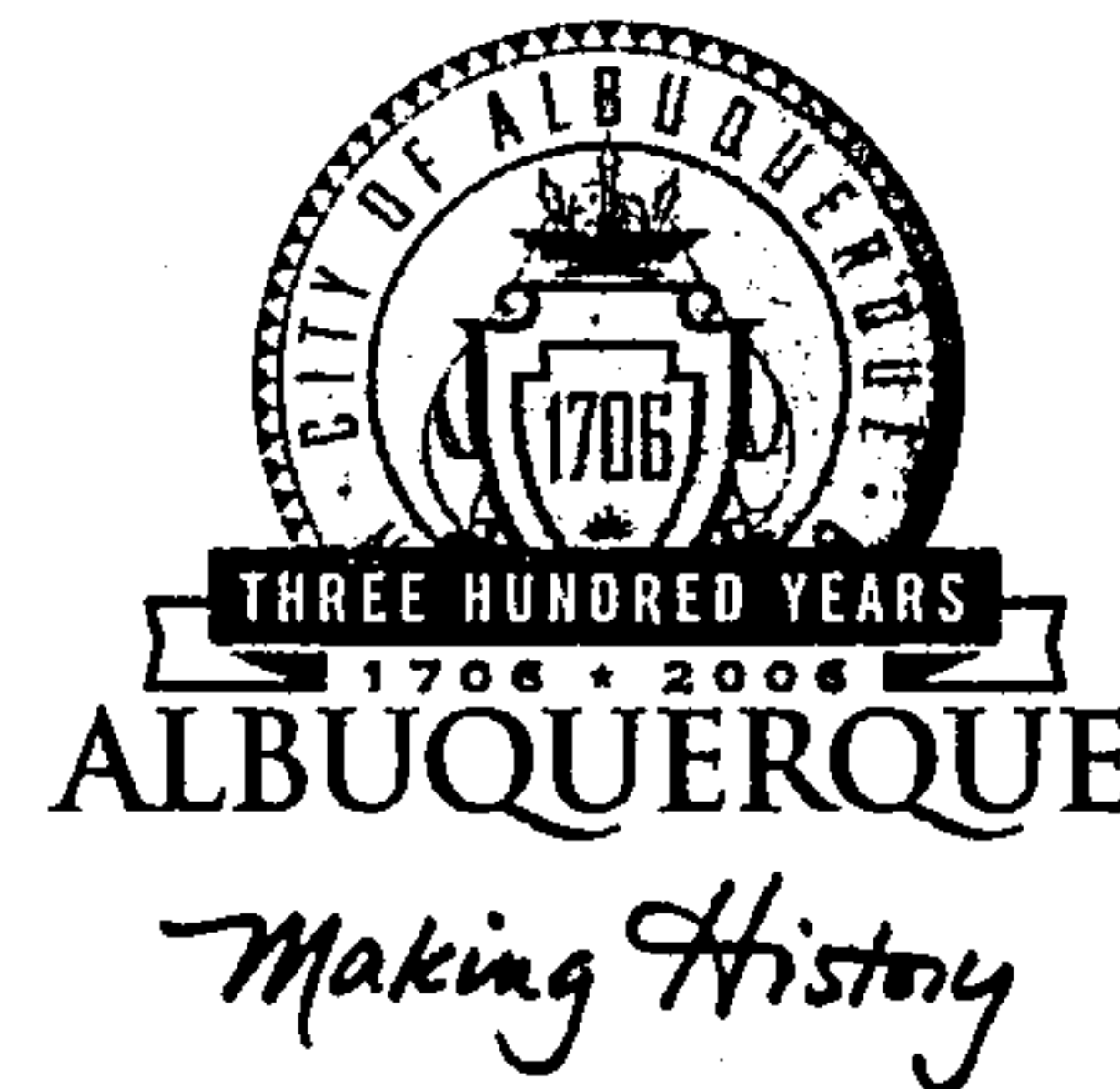
PARKS / CIP: maintenance of ped easement

PLANNING (Last to sign): REVIEW PLAT

- 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 1002960

CITY OF ALBUQUERQUE



PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1002960

AGENDA ITEM NO: 17

SUBJECT:

Final Plat

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

No objection.

P.O. Box 1293

RESOLUTION:

APPROVED ; DENIED __; DEFERRED __; COMMENTS PROVIDED __; WITHDRAWN __

Albuquerque

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

New Mexico 87103 DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PRKS) (PLNG)

FOR:

www.cabq.gov

SIGNED: Bradley L. Bingham
City Engineer / AMAFCA Designee

DATE: August 17, 2005

**CITY OF ALBUQUERQUE
Planning Department
August 17, 2005
DRB Comments**

ITEM # 17

PROJECT #1002960

APPLICATION #05-01284

Re: Sundoro South Unit 2/final plat

Has anything changed from the preliminary plat?

AGIS dxf file dated 8/9/05 is on file.

Planning will record plat.

Condition of final plat: Property shall be exchanged with NMDOT.
Has this happened?



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



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

August 17, 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: 12:15 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 # 1001986**
05DRB-01194 Major-Two Year SIA

MARK GOODWIN & ASSOCIATES agent(s) for RIO OESTE DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) D & E, **TAYLOR RANCH**, zoned R-1, located on COORS BLVD NW, between LA ORILLA NW and MONTANO PLAZA DR NW containing approximately 10 acre(s). [REF: 02DRB01927] (E-12) **A TWO-YEAR SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED.**

2. **Project # 1004162**
05DRB-01193 Major-Preliminary Plat
Approval
05DRB-01195 Minor-Subd Design (DPM)
Variance
05DRB-01197 Minor-Sidewalk Waiver
05DRB-01198 Minor-Temp Defer SDWK

JEFF MORTENSEN & ASSOCIATES agent(s) for HOECH REAL ESTATE CORPORATION request(s) the above action(s) for all or a portion of Lot(s) 1-P1 through 31-P1, Tract(s) L-2, VISTA DEL NORTE (to be known as **AGAVE SUBDIVISION**) zoned SU-1 PRD, located on VISTA DEL NORTE DR NE, between OSUNA RD NE and CALLE DEL CAMPO NE containing approximately 6 acre(s). [REF: 1000490, 05EPC00742, 05DRB01139, 05DRB01140] (E-16) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 8/17/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 7/11/05 THE PRELIMINARY PLAT WAS APPROVED. A SUBDIVISION DESIGN VARIANCE FROM MINIMUM 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. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

05DRB-01275 Minor-SiteDev Plan
Subd/EPC

JEFF MORTENSEN & ASSOCIATES agent(s) for HOECH REAL ESTATE CORPORATION request(s) the above action(s) for all or a portion of Lot(s) 1-P1 through 31-P1, Tract(s) L-2, VISTA DEL NORTE (to be known as **AGAVE SUBDIVISION**) zoned SU-1 PRD, located on VISTA DEL NORTE DR NE, between OSUNA RD NE and CALLE DEL CAMPO NE containing approximately 6 acre(s). [REF: 1000490, 05EPC00742, 05DRB01139, 05DRB01140] **[Russell Brito for Elvira Lopez, EPC Case Planner] (E-16) THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR CORRECTION OF NORTH ARROW.**

3. **Project # 1003585**
05DRB-01191 Major-Vacation of Pub
Right-of-Way
05DRB-01190 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST, LTD. agent(s) for 3900 SILVER AVENUE LLC, request(s) the above action(s) for all or a portion of Lot(s) 1-20, **SILVER STREET TOWNHOMES**, zoned O-R, located on SILVER AVE SE, between ALISO AVE SE and MORNINGSIDE AVE SE containing approximately 2 acre(s). [REF: 05DRB00737] *[Deferred from 8/17/05]* (K-17) **DEFERRED AT THE AGENT'S REQUEST TO 8/24/05.**

4. **Project # 1002861**
05DRB-01202 Major-Preliminary Plat
Approval

ABQ ENGINEERING INC agent(s) for INFILL SOLUTIONS DEVELOPMENT request(s) the above action(s) for all or a portion of Block(s) 46, Lots(s) 17 through 24, NEW MEXICO TOWN COMPANY TOWNSITE (to be known as **SOUTHERN UNION GAS LOFTS UNIT II**) zoned SU-3 special center zone, located on 9TH ST SW, between SILVER AVE SW and 8TH ST SW [REF: 03DRB01299, 04DRB00002, 04DRB01137, 05DRB00718] [Deferred from 8/17/05] (K-13) **DEFERRED AT THE AGENT'S REQUEST TO 8/24/05.**

5. **Project # 1004341**
05DRB-01203 Major-Vacation of Pub
Right-of-Way

RIO GRANDE ENGINEERING agent(s) for DAVID & JENNIFER SOULE request(s) the above action(s) for all or a portion of Tract(s) 180, AIRPORT UNIT, LANDS OF ATRISCO GRANT (to be known as **DEL RIO ESTATES**) zoned R-2 residential zone, located on 76TH STREET NW, between FORTUNA ROAD NW and GLEN RIO ROAD NW containing approximately 6 acre(s). (J-10) **WITHDRAWN AT THE AGENT'S REQUEST.**

6. **Project # 1003551**
05DRB-01183 Major-Preliminary Plat
Approval
05DRB-01184 Minor-Temp Defer SDWK

BRASHER & LORENZ agent(s) for DON K. NAYLOR request(s) the above action(s) for all or a portion of Block(s) 11, Tract(s) 1, Lot(s) 12, 13, 19, 20 & 21, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **LA CUEVA ESTATES**) zoned R-D residential and related uses zone, developing area, located on GLENDALE AVE NE, between WYOMING BLVD NE and BARSTOW ST NE containing approximately 5 acre(s). [REF: 04DRB01095] (B-19) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 8/17/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 7/19/05 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION: A PERIMETER WALL DESIGN SHALL BE APPROVED PRIOR TO FINAL PLAT. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

7. **Project # 1004173**
05DRB-01192 Major-Vacation of Public Easements
05DRB-01196 Major-Preliminary Plat Approval
05DRB-01199 Minor-Sidewalk Waiver
05DRB-01200 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for SANDIA PROPERTIES LTD., CO., request(s) the above action(s) for all or a portion of Tract(s) 4, 5 and D-2, (to be known as **VENTANA VISTA SUBDIVISION @ VENTANA RANCH WEST**) zoned R-LT residential zone, located on VENTANA PARKWAY NW, between VENTANA RIDGE RD NW and IRVING BLVD NW containing approximately 31 acre(s). (B-8) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 8/17/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 8/10/05 THE PRELIMINARY PLAT WAS APPROVED. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

- 05DRB-01281 Minor-Subd Design (DPM) Variance

BOHANNAN HUSTON INC agent(s) for SANDIA PROPERTIES LTD., CO., request(s) the above action(s) for all or a portion of Tract(s) 4, 5 and D-2, (to be known as **VENTANA VISTA SUBDIVISION @ VENTANA RANCH WEST**) zoned R-LT residential zone, located on VENTANA PARKWAY NW, between VENTANA RIDGE RD NW and IRVING BLVD NW containing approximately 31 acre(s). (B-8) **A SUBDIVISION DESIGN VARIANCE FROM MINIMUM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

8. **Project # 1004353**
05DRB-01119 Major-Preliminary Plat Approval
05DRB-01120 Minor-Temp Defer SDWK

SURV-TEK, INC agent(s) for LONGFORD AT THE TRAILS, LLS request(s) the above action(s) for all or a portion of Tract(s) 6, **THE TRAILS, UNIT 2**, zoned R-LT residential zone, located on OAKRIDGE ST NW, between WOODMONT AVE NW and TREELINE AVE NW containing approximately 17 acre(s). [REF: 04DRB01322] [*Listed under Project #1002962 in error*] [*Deferred from 8/3/05*] (C-9) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 8/17/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 7/7/05 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITIONS: USE OF A**

HAMMERHEAD REQUIRES FIRE AND SOLID WASTE APPROVAL. A PERIMETER WALL DESIGN SHALL BE APPROVED PRIOR TO FINAL PLAT. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.

9. **Project # 1003189**
05DRB-01127 Major-Preliminary Plat
Approval
05DRB-01129 Minor-Temp Defer SDWK

RIO GRANDE ENGINEERING agent(s) for FULLER HOMES, INC request(s) the above action(s) for all or a portion of Tract(s) 355, 356 TRACTS A & B, LANDS OF HECTOR ROJO, TOWN OF ATRISCO GRANT (to be known as **AUTUMN VIEW SUBDIVISION**) zoned RD-R1, located on TOWER RD SW, between COORS BLVD SW and STINSON RD SW containing approximately 15 acre(s). *[Deferred from 8/3/05 & 8/17/05]* (L-10) **DEFERRED AT THE AGENT'S REQUEST TO 8/24/05.**

10. **Project # 1004300**
05DRB-01080 Minor-SiteDev Plan
BldPermit

JIM MEDLEY, Architect AIA agent(s) for ROBERT NAVARRETTE request(s) the above action(s) for all or a portion of Lot(s) 31, 32, Block(s) 9, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2, M-1, located on EAGLE ROCK AVE NE and SAN MATEO BLVD NE containing approximately 2 acre(s). *[Deferred from 7/27/05 and 8/10/05 & 8/17/05]* (C-18) **DEFERRED AT THE AGENT'S REQUEST TO 8/24/05.**

- 05DRB-01286 Minor-Prelim&Final Plat
Approval

WAYJOHN SURVEYING INC agent(s) for ROBERT NAVARRETTE, ELITE DRI-WALL request(s) the above action(s) for all or a portion of Lot(s) 31, 32, Block(s) 9, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2, M-1, located on EAGLE ROCK AVE NE and SAN MATEO BLVD NE containing approximately 2 acre(s). [REF: 05DRB01080] *[Deferred from 8/17/05]* (C-18) **DEFERRED AT THE AGENT'S REQUEST TO 8/24/05.**

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.

11. Project # 1000631

05DRB-01287 Minor-SiteDev Plan
Subd/EPC

05DRB-01288 Minor-SiteDev Plan
BldPermit/EPC

GEORGE RAINHART ARCHITECT & ASSOCIATES, agent(s) for JEROME BETTMAN request(s) the above action(s) for all or a portion of Tract(s) A-2B and B-1, **JEANNEDALE, UNIT 5**, zoned SU-3 special center zone, located on UPTOWN BLVD NE, between SAN PEDRO DR NE and LOUISIANA BLVD NE containing approximately 5 acre(s). [REF: AA-96-118, Z-72-65, 03EPC02043, 03EPC02042, 1002442] [Carmen Marrone, EPC Case Planner] (H-18) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT TO SHOW WATERLINE EASEMENT AND TRANSPORTATION DEVELOPMENT FOR INTERNAL COMMENT SHEET MARKED UP AND ENTRANCE ON UPTOWN LOOP ROAD AND 3 COPIES OF THE SITE PLAN. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT TO SHOW WATERLINE EASEMENT, TO SHOW NEW 2-INCH METERBOX WITHIN RIGHT-OF-WAY AND TO TRANSPORTATION DEVELOPMENT FOR INTERNAL COMMENT SHEET MARKED UP AND ENTRANCE ON UPTOWN LOOP ROAD AND 3 COPIES OF THE SITE PLAN.**

05DRB-01282 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST agent(s) for 6401 UPTOWN, LLC request(s) the above action(s) for all or a portion of Tract(s) A-2B and B-1, **DALE J BELLAMAH'S JEANNEDALE UNIT 5**, zoned SU-3 special center zone, located on AMERICAS PARKWAY NE, between UPTOWN BLVD NE and JEANNEDALE DR NE containing approximately 5 acre(s). [REF: AA-96-118 03EPC02043, 03EPC020] (H-18) **PRELIMINARY PLAT APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT TO ADD 20-FOOT WATERLINE EASEMENT, CHANGE STREET NAME, MAY NEED PRIVATE WATER/SEWER SERVICE EASEMENTS FOR BUILDING TO THE WEST AND TO TRANSPORTATION DEVLEOPMNT FOR RADIUS DEDICATION @ INTERSECTIONS, ADA EASEMENTS AND CROSS-ACCESS (WEST)(NORTH).**

12. **Project # 1003991**
05DRB-01293 Minor-SiteDev Plan
Subd/EPC
05DRB-01294 Minor-SiteDev Plan
BldPermit/EPC

TIERRA WEST LLC agent(s) for WAL MART STORES EAST LP request(s) the above action(s) for all or a portion of Tract(s) A-1, **TOWN OF ATRISCO GRANT, UNIT 7**, zoned SU-1 FOR C-1 WITH DRIVE UP PHARMACY & RLT, located on SNOW VISTA BLVD SW, between SAGE RD SW and BENAVIDES RD SW containing approximately 14 acre(s). [REF: 05EPC00365, 05EPC00366, 05EPC00367] [Russell Brito for Elvira Lopez, EPC Case Planner] [Deferred from 8/17/05] (M-9) **DEFERRED AT THE AGENT'S REQUEST TO 8/31/05.**

13. **Project # 1004353**
05DRB-01285 Minor-SiteDev Plan
Subd/EPC

CONSENSUS PLANNING agent(s) for LONGFORD HOMES request(s) the above action(s) for all or a portion of Tract(s) 6, **SANTA FE @ THE TRAILS UNIT 2**, zoned R-D residential and related uses zone, developing area, located on WOODMONT NW, between RAINBOW BLVD NW and OAKRIDGE NW containing approximately 20 acre(s). [Listed under Project #1002962 in error] (C-9) **SITE PLAN FOR SUBDIVISION WS APPROVED AND SIGNED OFF BY THE BOARD.**

14. **Project # 1001946**
05DRB-01047 Minor-SiteDev Plan
BldPermit

DEKKER PERICH SABATINI agent(s) for OFFICE DEPOT request(s) the above action(s) for all or a portion of Tract(s) A-1-D, **LOS ANGELES CENTER**, zoned M-1, located on PASEO DEL NORTE NE, between SAN PEDRO NE and INTERSTATE 25 containing approximately 3 acre(s). [REF: DRB-97-224, DRB-97-372; Z-1534] [Deferred from 6/29/05 & 7/13/05 & 7/20/05 & 7/27/05 & 8/3/05 & indef deferred on a no show 8/17/05] (D-18) **INDEFINITELY DEFERRED ON A NO SHOW.**

15. **Project # 1003358**
04DRB-00478 Minor-SiteDev Plan
BldPermit

KEN HOVEY agent(s) for COMMERCIAL ENTERPRISES INC request(s) the above action(s) for all or a portion of Tract(s) 49, **CLIFFORD INDUSTRIAL PARK**, zoned SU-2 / M-1, located on WASHINGTON PL NE and ANAHEIM NE and containing approximately 3 acre(s). *[Was Indef Deferred on 4/7/04 on a no show] [Deferred from 8/10/05]* (C-17) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO DETERMINE IF ENVIRONMENTAL HEALTH HAS APPROVED THE ABATEMENT MEASURES FOR THE LANDFILL.**

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

16. **Project # 1004177**
05DRB-01280 Minor-Subd Design (DPM)
Variance

BOHANNAN HUSTON INC agent(s) for SANDIA PROPERTIES LTD CO request(s) the above action(s) for all or a portion of Tract(s) 10-13, **VENTANA RANCH WEST**, zoned R-LT residential zone, located on IRVING BLVD NW, between VENTANA RIDGE RD NW and containing approximately 74 acre(s). [REF: 05DRB01122, 01123, 01124, 00783] (B-8) **INDEFINITELY DEFERRED ON A NO SHOW.**

~~17. **Project # 1002960**~~
05DRB-01284 Major-Final Plat Approval

MARK GOODWIN & ASSOCIATES agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) K, **SUNDORO SOUTH, UNIT 2**, zoned SU-2 FOR RLT, located on 98TH STREET NW, between LADERA BLVD NW and I-40 NW containing approximately 6 acre(s). [REF: 05DRB-00109] (J-8/9) **FINAL PLAT APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR EXCHANGE WITH NMDOT AND TO RECORD PLAT AND TO PARKS FOR MAINTENANCE OF PCD EASEMENT.**

18. **Project # 1003982**
05DRB-01283 Minor-Prelim&Final Plat
Approval

WILKS CO. agent(s) for TAIHI & MARYANN JONES request(s) the above action(s) for Tract(s) A-15-M5-17 and A-15-M5-16, **LANDS OF TAIHI & MARYANN JONES**, zoned SU-2 NCR, located on WALTER NE, between MOUNTAIN RD NE and KINLEY AVE NE containing approximately 1 acre(s). [REF: 05DRB00338] (J-15) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

19. **Project # 1004058**
05DRB-01268 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for SANDIA FOUNDATION, PATRICK GLENNON request(s) the above action(s) for all or a portion of Tract(s) A & B, LOMAS & BROADWAY and Tract(s) P-1, LANDS OF NEW MEXICO CREDIT CORP., UNIT 2 (to be known as **LANDS OF SANDIA FOUNDATION**) zoned SU-2 M-1, located on MARBLE AVE NE, between BROADWAY BLVD NE and LOMAS BLVD NE containing approximately 4 acre(s). [REF: ZA-87-241, DRB-93-164, DRB-90-186, 05DRB00486] (J-14) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

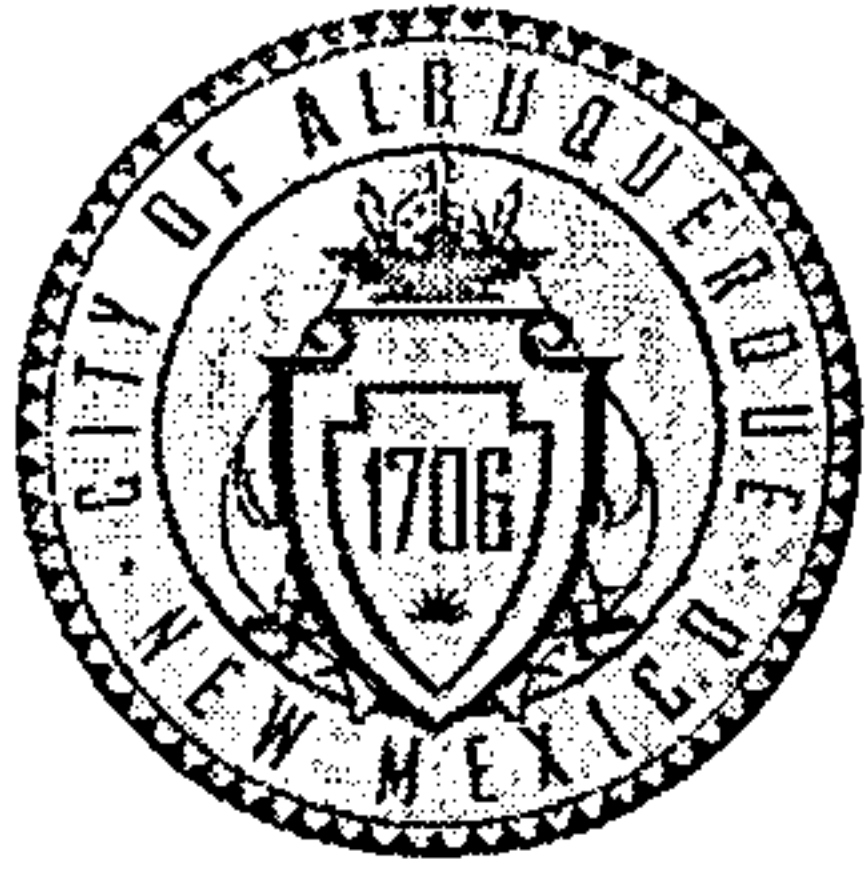
20. **Project # 1003672**
05DRB-00704 Minor-Final Plat Approval

RIO GRANDE ENGINEERING agent(s) for ERIMY PROPERTIES LTD request(s) the above action(s) for all or a portion of Lot(s) 6 & 7, Block(s) 3, Tract(s) 3, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **ESTRADA COURT**) 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). [REF: 04DRB01423] (*Deferred from 5/4/05 & 5/18/05 & 5/25/05*) [*Final Plat Indef Deferred for SIA*] (C-20) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR EASEMENT LANGUAGE ACROSS LOT 6-P1 AND TO PLANNING TO RECORD.**

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

21. **Project # 1004361**
05DRB-01247 Minor-Sketch Plat or Plan
- G. DONALD DUDLEY ARCHITECT agent(s) for RIVER HORSE INVESTMENTS request(s) the above action(s) for all or a portion of Lot(s) 2, 3, 4 and 5, Block(s) 001, MONTGOMERY HEIGHTS (to be known as **TULANE TOWNHOUSES**) zoned R-3, located on TULANE NE, between CARLISLE NE and WELLESLY NE containing approximately 1 acre(s). (G-16) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
22. **Project # 1004369**
05DRB-01279 Minor-Sketch Plat or Plan
- RICHARD L GONZALES request(s) the above action(s) for all or a portion of Lot(s) 24-39, Block(s) 3, WEST PARK (to be known as **COUNTRY CLUB TOWNHOMES**) zoned C-2 community commercial zone, located on CENTRAL SW, between NEW YORK SW and GOLF COURSE containing approximately 2 acre(s). (J-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
23. Approval of the Development Review Board Minutes for August 3, 2005. **THE DEVELOPMENT REVIEW BOARD MINUTES FOR AUGUST 3, 2005 WERE APPROVED BY THE BOARD.**

ADJOURNED: 12:15 P.M.



F

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

Development Review Board Comments

Project Number: 1002960
Application Number: 05DRB-01284

DRB Date: 8/17/2005
Item Number: 17

Subdivision: Sundoro South, Unit 2
Tract K, Sundoro South, Unit 2

Zoning: SU-2 for RLT

Zone Page: J-08/J09


New Lots (or units) : 33

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:

The Park Dedication was met through the dedication of park land in Unit 1.

Signed: 

Christina Sandoval, (DMD)

Phone: 768-3808

#17

2960

DXF Electronic Approval Form

DRB Project Case #: 1002960

Subdivision Name: SUNDORO SOUTH UNIT 2

Surveyor: TIMOTHY ALDRICH


Contact Person: STEPHEN STASIEWICZ

Contact Information: 828-2200

DXF Received: 8/9/2005

Hard Copy Received: 8/9/2005

Coordinate System: NMSP Grid (NAD 83)


Approved

8-9-2005
Date

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

AGIS Use Only

Copied fc **2960** to agiscov on **8/9/2005** Contact person notified on **8/9/2005**



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

February 16, 2005

4. Project # 1002960

05DRB-00108 Major-Vacation of Pub Right-of-Way
05DRB-00109 Major-Preliminary Plat Approval
05DRB-00110 Minor-Sidewalk Waiver
05DRB-00111 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) K, SUNDORO SOUTH, UNIT 1, (to be known as **SUNDORO SOUTH, UNIT 2**, zoned SU-2 FOR RLT, located on 98TH STREET NW, between LADERA DR NW and I-40 containing approximately 6 acre(s). [REF: 04DRB01006, 04DRB01007] (J-8/J-9)

At the February 16, 2005, Development Review Board meeting, the vacation was approved as shown on Exhibit B in the Planning file, subject to these findings and conditions:

FINDINGS:

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

CONDITIONS:

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

With the signing of the infrastructure list dated 2/16/05 and approval of the grading plan engineer stamp dated 10/16/03 the preliminary plat was approved with the following condition of final plat:

Property shall be exchanged with NMDOT.



OFFICIAL NOTICE OF DECISION
PAGE 2

The sidewalk variance for waiver of sidewalk was approved as shown on Exhibit C in the Planning file. The temporary deferral of construction of sidewalk 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 March 3, 2005, in the manner described below.

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

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

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

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.)

for Sheran Matson, AICP, DRB Chair

Cc: Westland Development Co., Inc., 401 Coors NW, 87121
Mark Goodwin & Associates, P.O. Box 90606, 87199
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg
Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.
File

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002960 AGENDA#: 4 DATE: 2-16-05

1. Name: Doug Hughes Address: MOA Zip: _____

2. Name: Leroy Cheney Address: Westland 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: _____

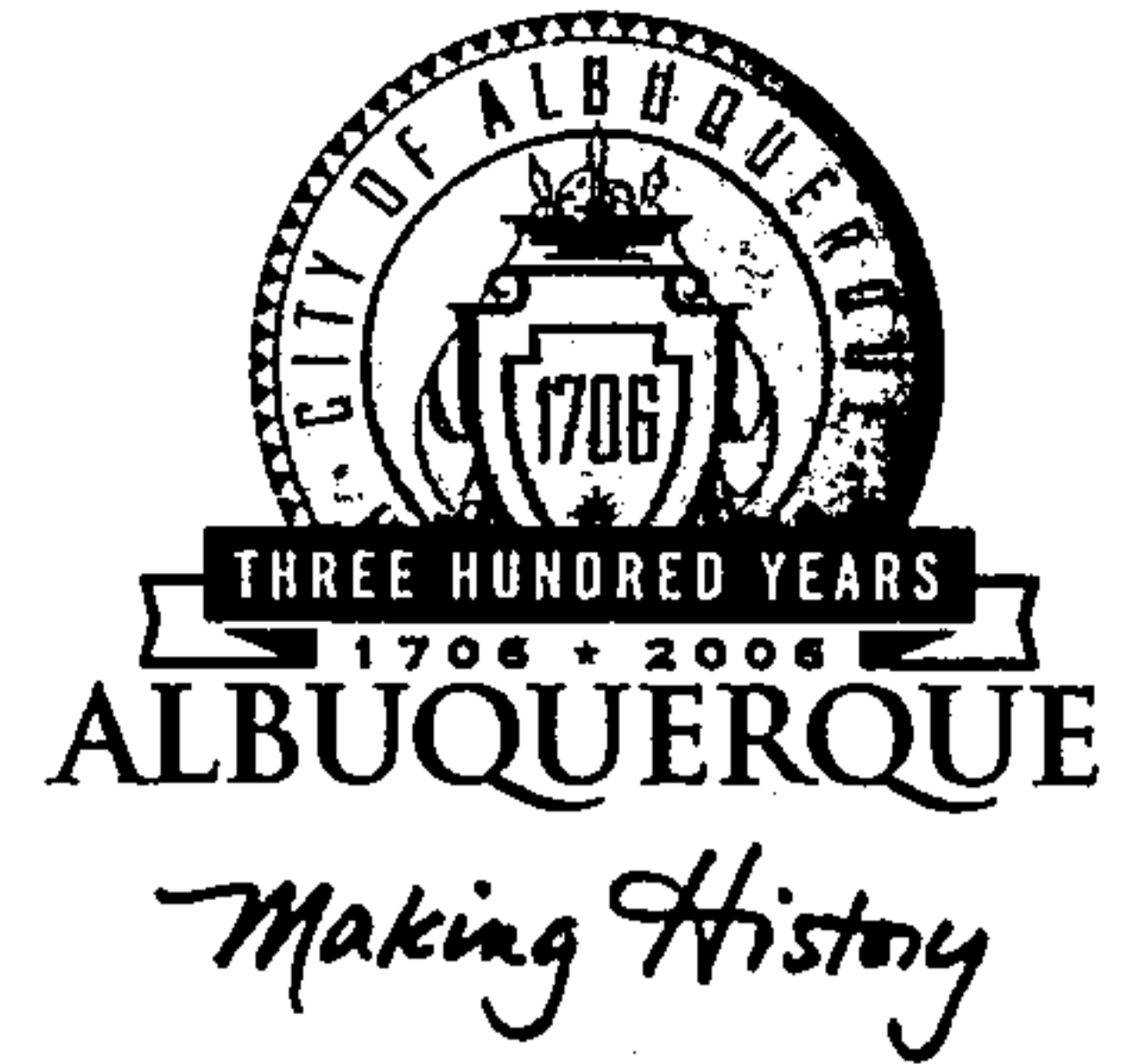
11. Name: _____ Address: _____ Zip: _____

12. Name: _____ Address: _____ Zip: _____

13. Name: _____ Address: _____ Zip: _____

14. Name: _____ Address: _____ Zip: _____

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002960

AGENDA ITEM NO: 4

SUBJECT:

- | | | |
|-------------------------|--------------------------|---------------------------|
| (01) Sketch Plat/Plan | (05) Site Plan for Subd | (10) Sector Dev Plan |
| (02) Bulk Land Variance | (06) Site Plan for BP | (11) Grading Plan |
| (03) Sidewalk Variance | (07) Vacation | (12) SIA Extension |
| (03a) Sidewalk Deferral | (08) Final Plat | (13) Master Dev. Plan |
| (04) Preliminary Plat | (09) Infrastructure List | (14) Cost Allocation Plan |
| | | (15) Sidewalk Waiver |

ACTION REQUESTED:

P.O. Box 1293

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

ENGINEERING COMMENTS:

Albuquerque

The Hydrology Section has no objection to the vacation request.
An approved drainage report 10-16-03 is on file for Preliminary Plat approval.

New Mexico 87103

RESOLUTION:

www.cabq.gov

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: February 16, 2005



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

February 16, 2005

Project # 1002960

05DRB-00108 Major-Vacation of Pub Right-of-Way

05DRB-00109 Major-Preliminary Plat Approval

05DRB-00110 Minor-Sidewalk Waiver

05DRB-00111 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) K, SUNDORO SOUTH, UNIT 1, (to be known as **SUNDORO SOUTH, UNIT 2**, zoned SU-2 FOR RLT, located on 98TH STREET NW, between LADERA DR NW and I-40 containing approximately 6 acre(s). [REF: 04DRB01006, 04DRB01007] (J-8/J-9)

AMAFCA	No objection to requested actions. AMAFCA will sign Final Plat, at which time the per acre funding contribution per the December 2003 agreement is due.
COG	This section of 98 th Street is identified on the Long Range Bikeway System map as having bike lanes as well as a separate bike path. Coordination with the City's Municipal Development Department should occur to ensure that these elements are included in the project as appropriate.
Transit	No comments received.
Zoning Enforcement	Reviewed, no comment.
Neighborhood Coordination	Letter sent to Tierra Oeste NA (R).
APS	No comments received.
Police Department	No adverse comments.
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 Electric & Gas	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

No adverse comments.

City Engineer

An approved drainage report is on file. No objection to the vacation request.

Transportation Development

Need street lights per DPM on the infrastructure list. Where is proof that NMDOT has agreed to sell excess right-of-way?

Parks & Recreation

The park dedication and development requirements for 331 units will be met through a pending agreement. Defer to Transportation regarding vacation request. No objection to the sidewalk requests.

Utilities Development

No objection to Vacation request. No objection to Preliminary Plat approval. No objection to Sidewalk Waiver/Deferral.

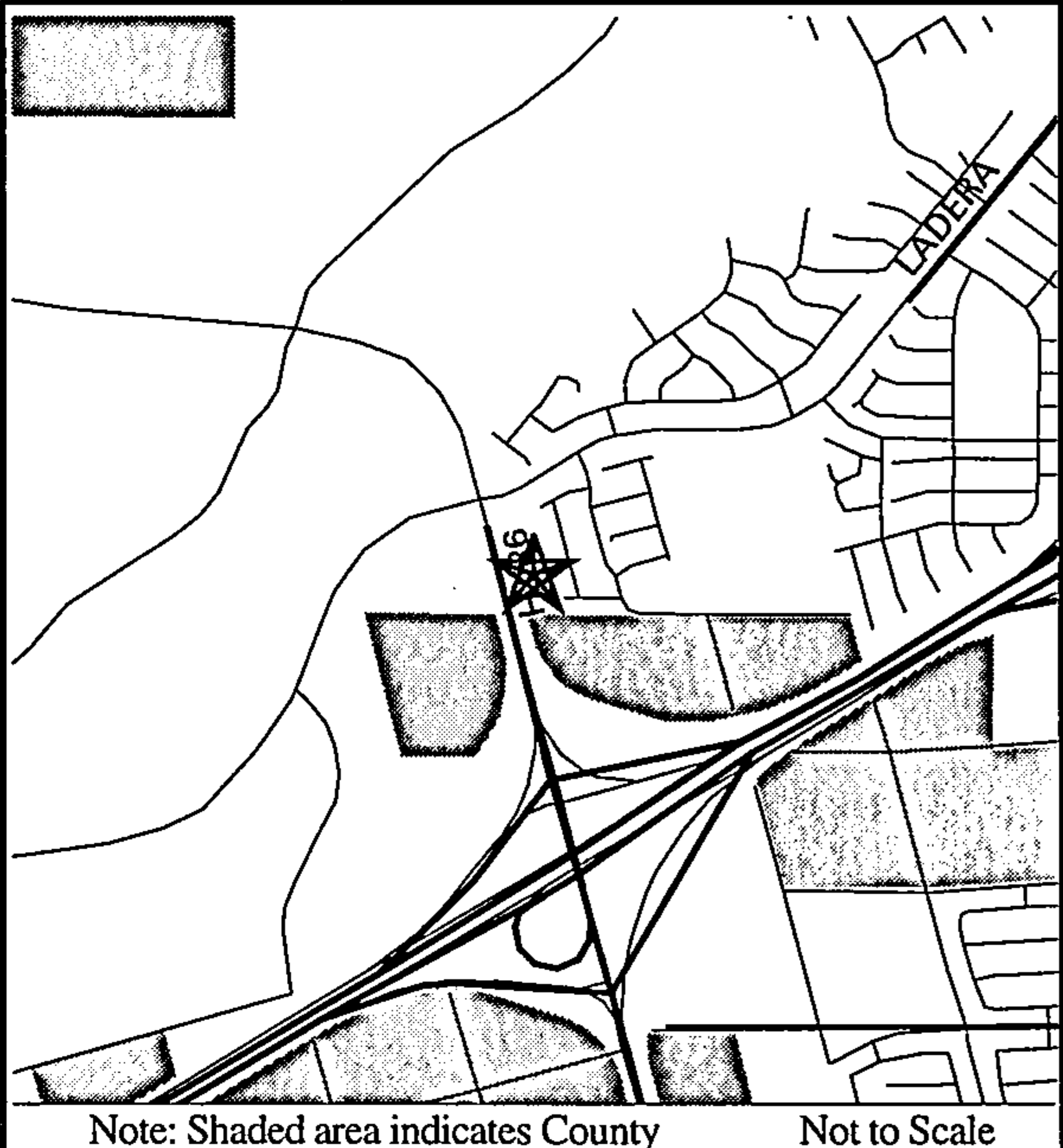
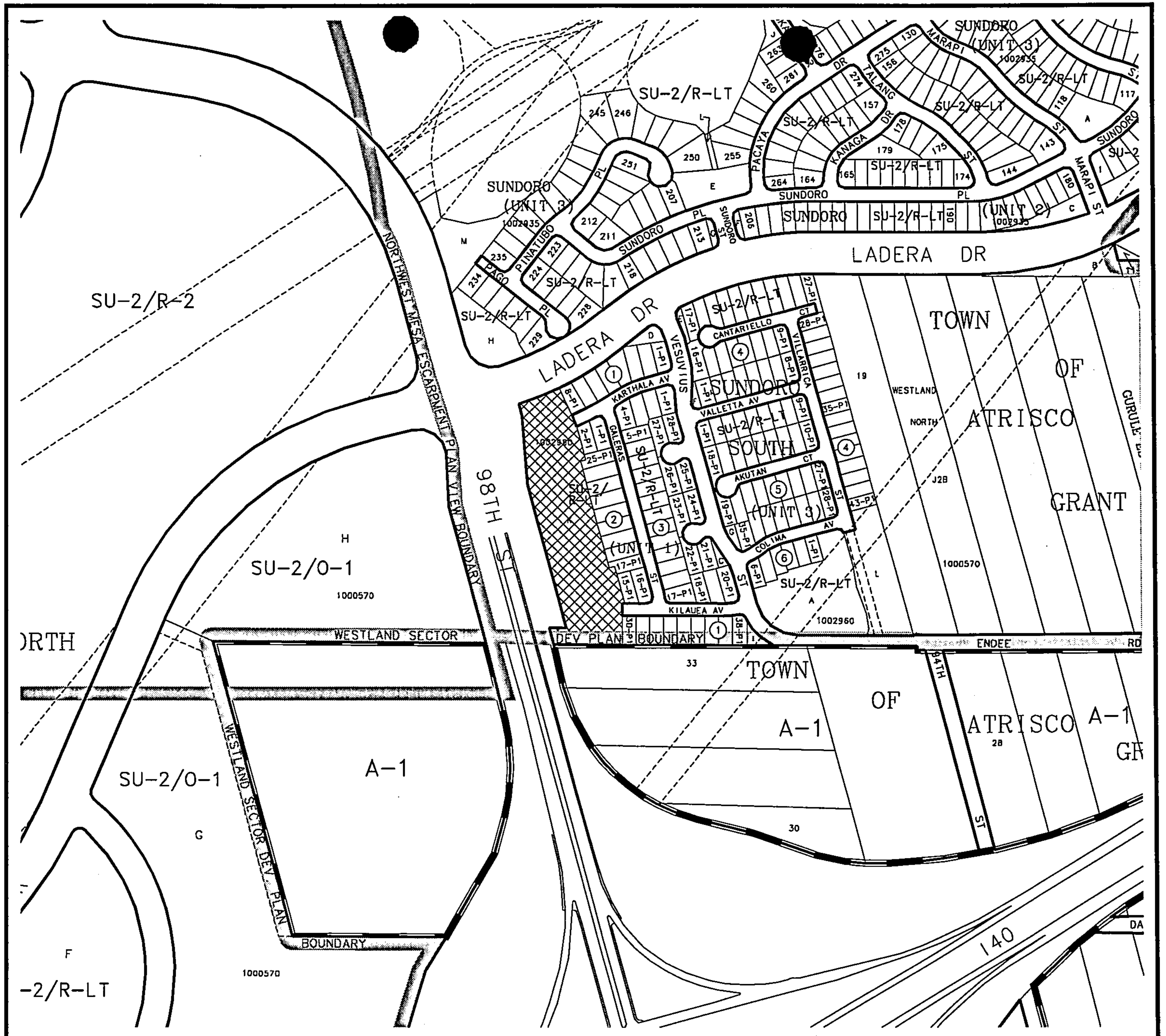
Planning Department

No objection to the re-submittal of this preliminary plat for Unit 2 nor re-approval of the vacations, or sidewalk actions.

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

cc: Westland Development Co., Inc., 401 Coors Blvd NW, 87121

Mark Goodwin & Associates PA, P.O. box 90606, 87199



Note: Shaded area indicates County Not to Scale

ZONING MAP



Scale 1" = 525'

PROJECT NO.
1002960

HEARING DATE
2-16-05

MAP NO.
J-8

ADDITIONAL CASE NUMBER(S)
05DRB-00108
05DRB-00109
05DRB-00110



**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, February 16, 2005**, beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1000126

05DRB-00099 Major-Two Year SIA
05DRB-00100 Minor-Ext of SIA for Temp
Defer SDWK

CENTEX HOMES request(s) the above action(s) for all or a portion of Lot(s) 2, 3, 11, 12 and 13, **SAUVIGNON, UNIT 1**, zoned R-1, located on SAN ANTONIO NE, between SKY VALLEY WAY NE and LOWELL ST NE containing approximately 16 acre(s). [REF: 02DRB00032, 03DRB00016] (E-22)

Project # 1000508

05DRB-00093 Major-Vacation of Public
Easements

TIERRA WEST LLC agent(s) for WAL MART STORES EAST LP request(s) the above action(s) for all or a portion of Tract(s) B1A, **TOWNE PARK PLAZA**, zoned SU-1, C-1, located on EUBANK BLVD NE, between I-40 and CHICO RD NE containing approximately 18 acre(s). [REF: Z-98-114, DRB-90-289, 00EPC01182, 02DRB01528, 02DRB01529, 02AA01605] (K-21)

Project # 1002960

05DRB-00108 Major-Vacation of Pub
Right-of-Way
05DRB-00109 Major-Preliminary Plat
Approval
05DRB-00110 Minor-Sidewalk Waiver
05DRB-00111 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) K, **SUNDORO SOUTH, UNIT 1**, (to be known as **SUNDORO SOUTH, UNIT 2**, zoned SU-2 FOR RLT, located on 98TH STREET NW, between LADERA DR NW and I-40 containing approximately 6 acre(s). [REF: 04DRB01006, 04DRB01007] (J-8/J-9)

Project # 1003606

05DRB-00105 Major-Preliminary Plat
Approval
05DRB-00106 Major-Vacation of Pub
Right-of-Way
05DRB-00112 Minor-Sidewalk Waiver
05DRB-00107 Major-Vacation of Public
Easements
05DRB-00113 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) B-24 through B-28, **TOWN OF ATRISCO GRANT UNIT 5** (to be known as **SUNDORO SOUTH, UNIT 6**) zoned SU-2 RLT, located on ENDEE RD NW, between 90TH STREET NW and 94TH STREET NW containing approximately 23 acre(s). [REF: 04DRB01689, 04DRB01690, 04DRB01691, 04DRB01692, 04DRB01693] (J-9)

SEE PAGE 2 . . .



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

PAGE 2

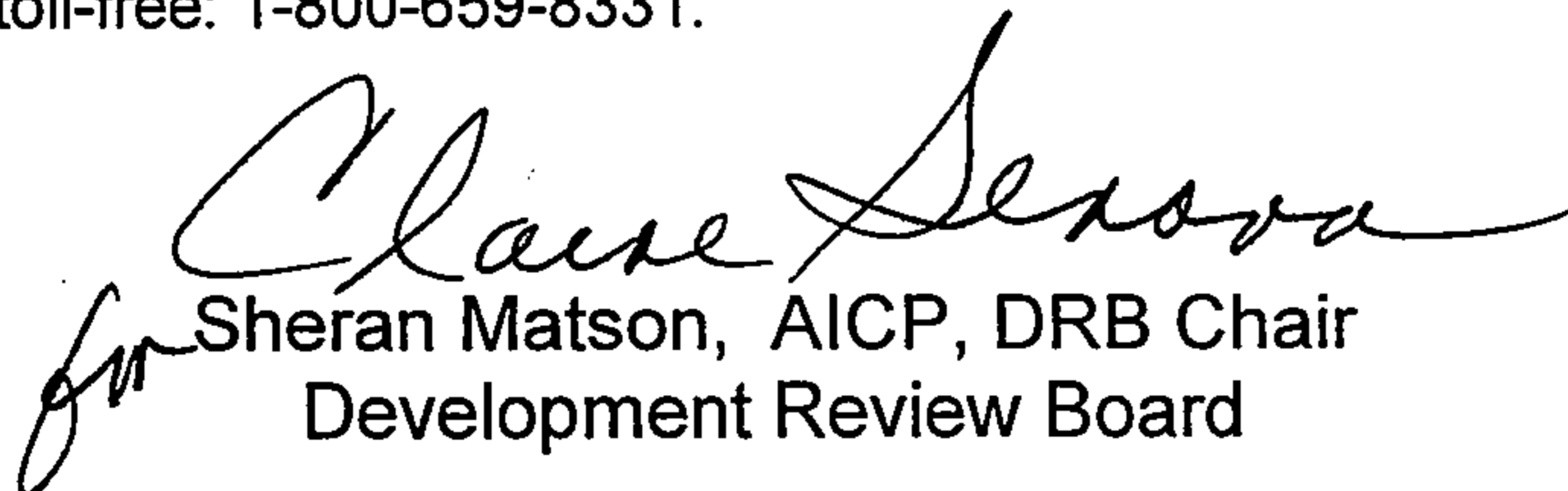
Project # 1003360
05DRB-00115 Major-Vacation of Public
Easements
05DRB-00116 Minor-Prelim&Final Plat
Approval

SURVEYING CONTROL INC agent(s) for CITY OF ALBUQUERQUE request(s) the above action(s) for all or a portion of Tract(s) A, **JOHN ADAMS MULTIPURPOSE CENTER**, zoned SU-1 special use zone, located on GLENRIO RD NW, between 56TH ST NW and LOMA HERMOSA DR NW containing approximately 4 acre(s). [REF: ZA-77-179] (J-11)

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] (A-10)

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.


for Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, JANUARY 31, 2005.

#23



UNIT 1

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-01006 (FP)
Project Name: SUNDORO SOUTH, UNIT 1
Agent: Mark Goodwin & Associates PA

Project # 1002935
Phone No.: 828-2200

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 7/14/04 by the DRB with ~~delegation of signature(s)~~ to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

UTILITIES: _____

CITY ENGINEER / AMAFCA: AMAFCA sig. Real Prop Signature

PARKS / CIP: Maintenance note for tracts K, J & L
Park dedication agreement

PLANNING (Last to sign): _____



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

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

- Include 3 copies of the approved site plan along with the originals.
- County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.
- Property Management's signature must be obtained prior to Planning Department's signature.
- AGIS DXF File approval required. OK
- Copy of recorded plat for Planning.

Project Number

1002935

2935B

AGIS ELECTRONIC PLAT APPROVAL FORM

DRB Project Case # 1002935
 Subdivision Name Sundoro South Unit 1
 Surveyor Aldrich
 Company/Agent Goodwin
 Contact Person Richard Quintan Phone # 828-2200 email _____

DXF Received Date: 7-1-04
 Hard-Copy Date: 7-1-04

Coordinate system: NMSP Grid (NAD 83) NMSP Grid (NAD 27) Ground rotated to NMSP Grid Other

Barbara G. Roman 7-1-04
 Approved Date

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

AGIS Use Only		
Copied cov <u>2935B</u> to agiscov.	Date: <u>7-1-04</u>	Contact person Notified on: <u>by phone 7-1-04</u>



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26
26
26

**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

July 14, 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: 2:25 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 # 1000614**
04DRB-00913 Major-Two Year SIA

TERRY O. BROWN, P.E. agent(s) for DEVELOPMENT SERVICES LTD. COMPANY request(s) the above action(s) for all or a portion of Block(s) 33 & 34, Tract(s) A UNIT B, LOTS 3-12 & 21-29, North Albuquerque Acres, (to be known as **LA CUEVA OESTE SUBDIVISION, UNIT 4**, zoned R-D, located on HOLLY AVE NE between LOUISIANA BLVD NE and SAN PEDRO NE containing approximately 37 acre(s). [REF: DRB-95-121, DRB-97-293] (C-18) **A ONE-YEAR EXTENSION OF THE SIA WAS APPROVED.**

2. **Project # 1000399**
04DRB-00957 Major-Vacation of Public Easements
04DRB-00952 Minor-Prelim&Final Plat Approval

SURVEYS SOUTHWEST, LTD agent(s) for V TAYLOR FLOYD, JR request(s) the above action(s) for all or a portion of Tract(s) A-1-B & A-1-C, **LOMAS CENTER**, zoned SU-1 special use zone, located on BROADWAY BLVD NE, between ROMA AVE NE and LOMAS BLVD NE containing approximately 1 acre(s). [REF: 04EPC00501, 00502, 00503, 00504, 04DRB00422, 00423] (J-14) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGNOFF DELEGATED TO PLANNING FOR THE 15-DAY APPEAL PERIOD.**

3. **Project # 1002176**
04DRB-00960 Major-PreliminaryPlat Appr
04DRB-00962 Major-Vacation of Public Easements
04DRB-00969 Minor-Vacation of Private Easements
04DRB-00961 Minor-Temp Defer SDWK

SURVEYS SOUTHWEST LTD agent(s) for MOUNTAIN WEST DEVELOPMENT, request(s) the above action(s) for all or a portion of Tract(s) E-1, NORTH FOUR HILLS, **COVERED WAGON SUBDIVISION**, zoned SU-1, located on FOUR HILLS RD SE, between LANIER DR SE and WATERFALL DR SE containing approximately 7acre(s). [REF:Z-98-113/Z98-54, 02DRB-01306, 04DRB-00526] *[Deferred from 7/14/04]* (L-23) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

04DRB-01071 Minor-SiteDev Plan BldPermit/EPC
04DRB-01072 Minor-SiteDev Plan Subd/EPC

BILL WADE, request(s) the above action(s) for all or a portion of Tract(s) E-1 and C, Block(s) 90C, Unit(s) 78, NORTH FOUR HILLS, **COVERED WAGON SUBDIVISION**, zoned SU-1, located on CENTRAL AVE SE between FOUR HILLS RD SE AND WATERFALL DR SE containing approximately 7 acre(s). [REF:04EPC-00162, 04DRB-000960, 00961, 00962, 00969, 02DRB-01306, 02DRB-00526] **[Debbie Stover, EPC Case Planner]** *[Deferred from 7/14/04]* (L-23) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

4. **Project # 1003187**
04DRB-00910 Major-Preliminary Plat
Approval

ABQ ENGINEERING, INC. agent(s) for AMERI-
CONTRACTORS, LLC request(s) the above action(s) for
all or a portion of Tract(s) 5, LANDS OF UNIVERSITY OF
NEW MEXICO, (to be known as **MARNA LYNN
SUBDIVISION** zoned R-1, located on MARNA LYNN AVE
NW, between PARADISE BLVD NW and PASEO DEL
NORTE NW containing approximately 2 acre(s). [REF:
04DRB-00037] [*Deferred from 7/14/04*] (C-12)
DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.

5. **Project # 1002715**
04DRB-00964 Major-Bulk Land Variance
04DRB-00965 Major-Vacation of Pub
Right-of-Way
04DRB-00966 Major-Vacation of Public
Easements
04DRB-00967 Minor-Prelim&Final Plat
Approval

ISAACSON & ARFMAN PA agent(s) for BOULEVARD
LIMITED PARTNERSHIP request(s) the above action(s)
for all or a portion of Lot(s) 1 THRU 4, Tract(s) H, **LANDS
OF HORIZON CORPORATION**, zoned SU-1 FOR C-1,
located on UNSER BLVD NW, between PARADISE BLVD
NW and LYONS BLVD NW containing approximately 30
acre(s). [REF: 03EPC-00918, 03EPC-00919] [*Deferred
from 7/14/04*] (B-11) **DEFERRED AT THE AGENT'S
REQUEST TO 7/28/04.**

04DRB-01061 Minor-SiteDev Plan
Subd/EPC

CONSENSUS PLANNING INC agent(s) for BOULEVARD
LIMITED PARTNERSHIP request(s) the above action(s)
for all or a portion of Lot(s) 1, 2, 3, & 4, **HORIZON
CORPORATION REPLAT OF TRACT H**, zoned SU-1,
located on PARADISE BLVD NW, between LYON BLVD
NW and UNIVERSE BLVD NW containing approximately
30 acre(s). [REF: 03EPC-00918, 03EPC-00919,
04DRB00964, 00965, 00966, 00967] [**Juanita Vigil, EPC
Case Planner**] [*Deferred from 7/14/04*] (B-11) **DEFERRED
AT THE AGENT'S REQUEST TO 7/28/04.**

6. **Project # 1003226**
04DRB-00909 Major-Vacation of Public Easements
04DRB-00908 Minor-Prelim&Final Plat Approval
- J C ENGINEERING agent(s) for SUJAY THAKUR request(s) the above action(s) for all or a portion of Tract(s) 9, **V. E. BARRETT SUBDIVISION**, zoned C-2 community commercial zone, located on BRIDGE ST SW, between UNSER BLVD SW and COORS BLVD SW containing approximately 6 acre(s). [REF: Z-71-125, Z-72-114, Z-72-210, 04DRB-00806, 04DRB-00117] *[Deferred from 7/14/04]* (K-10) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**
7. **Project # 1003366**
04DRB-00912 Major-Vacation of Pub Right-of-Way
- ADVANCED ENGINEERING AND CONSULTING LLC, agent(s) for SHARIF (FELIX) RABADI request(s) the above action(s) for all or a portion of Tract(s) T-1A-2, **TOWN OF ALAMEDA GRANT**, zoned SU-1 FOR PRD, located on GOLF COURSE RD NW, between IRVING NW and CALABACILLAS ARROYO containing approximately 9 acre(s). [REF: 04EPC-00498, 04DRB-00596, Z-80-74, AX-85-20, Z-93-131, DRB-94-146, V-96-89] *[Deferred from 7/14/04]* (B-12) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**
8. **Project # 1003503**
04DRB-00950 Major-Vacation of Pub Right-of-Way
04DRB-00951 Major-Vacation of Public Easements
- PRECISION SURVEYS, INC. agent(s) for MANZANO DAY SCHOOL request(s) the above action(s) for all or a portion of Tract(s) A, MANZANO DAY SCHOOL, Lot(s) 19, 20, Block(s) 15, **PEREA ADDITION**, zoned SU-2, SU-2 CC, located on CENTRAL NW, between LOMAS NW and RANCHO SECO NW containing approximately 6 acre(s). [REF: DRB-94-374] (J-13) **VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

9. **Project # 1003369**
04DRB-00514 Major-Drainage Plan to
Determine the Cost Allocation for Storm
Drainage Improvements

BOB KEERAN agent(s) for LLAVE CONSTRUCTION INC request(s) these action(s) for all or a portion of Unit(s) 3, Lot(s) 6 & 7, Tract(s) 3, Block(s) 16, NORTH ALBUQUERQUE ACRES, VINTNER COURT SUBDIVISION, zoned DETENTION POND, located on VINTNER NE, between VENTURA NE and CORONA NE containing approximately 2 acre(s). [Deferred from 5/12/04 & 5/26/04 & 6/9/04 & 6/23/04 & 7/14/04] (C-20) **DEFERRED AT THE AGENT'S REQUEST TO 7/28/04.**

10. **Project # 1002196**
04DRB-00873 Major-Preliminary Plat
Approval
04DRB-00877 Minor-Sidewalk Waiver
04DRB-00875 Minor-Temp Defer SDWK

WAYJOHN SURVEYING INC. agent(s) for DRAGON FLY DEVELOPMENT INC. request(s) the above action(s) for all or a portion of Tract(s) 1-B, TOWN OF ATRISCO GRANT UNIT 6, LOS ANTEPASADOS SUBDIVISION zoned SU-1 PRD, for MH 10 du/net acre special use zone, located on SUNSET GARDENS RD SW, between CORREGIDOR PL SW and SANTA CLARA CEMETERY SW containing approximately 6 acre(s). [REF: DRB-91-385, 02EPC-01356, 03EPC-02048, 04CC-00130] [Deferred from 6/30/04 & 7/14/04] (K-11) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

04DRB-01000 Minor-SiteDev Plan
Subd/EPC

WAYJOHN SURVEYING INC agent(s) for DRAGON FLY DEVELOPMENT INC request(s) the above action(s) for all or a portion of Tract(s) 1-B, TOWN OF ATRISCO GRANT, UNIT 6, LOS ANTEPASADOS SUBDIVISION zoned SU-1 PRD, for special use zone, located on SUNSET GARDENS RD SW, between CORREGIDOR PL SW and SANTA CLARA CEMETARY SW containing approximately 6 acre(s). [REF: DRB-91-385, 02EPC01356, 03EPC02048, 04CC00130] [Elvira Lopez, EPC Case Planner] [Deferred from 7/14/04] (K-11) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

11. **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 & 6/9/04 & 6/23/04 & 6/30/04*] (C-13) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/14/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 6/22/04 THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITION OF FINAL PLAT THAT THE DEDICATION ALONG COORS BLVD BE REVISITED. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C 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.

12. **Project # 1002798**
04DRB-01008 Minor-SiteDev Plan
Subd/EPC
04DRB-01009 Minor-Prelim&Final Plat
Approval

ADVANCED ENGINEERING & CONSULTING agent(s) for WILLIAM HOLLER request(s) the above action(s) for all or a portion of Tract(s) A, RIMA ADDITION and Tract(s) A-1, **LANDS OF CONRADO GARCIA**, (to be known as **RANCHO DE CANDELARIA SUBDIVISION**, zoned SU-1 FOR PRD, located on CANDELARIA RD NW, between 12th ST NW and RIO GRANDE NW containing approximately 3 acre(s). [REF: 04DRB-00572, 04DRB-00777, 03DRB-01122, 03EPC-01673, 03EPC-01674, 04DRB-00777] [**Russell Brito, EPC Case Planner for Simon Shima**] (G-13) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/14/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 3/9/04 THE PRELIMINARY PLAT WAS APPROVED. FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

13. **Project # 1003126**
04DRB-01020 Minor-SiteDev Plan
BldPermit/EPC

ADVANCED ENGINEERING & CONSULTING LLC agent(s) for SCOTT HAUQUITZ request(s) the above action(s) for all or a portion of Tract(s) 45-B, **M.R.G.C.D. MAP 29**, zoned SU-1 for IP, located on EDITH BLVD NE, between OSUNA RD NE and SIN NOMBRE CT NE containing approximately 7 acre(s). [REF: Z-99-7, AX-99-1, 03EPC-02055, 03EPC-02057] [**Debbie Stover, EPC Case Planner**] (E-15) **THE INFRASTRUCTURE LIST DATED 7/14/04 WAS APPROVED. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND TRANSPORTATION DEVELOPMENT FOR PUBLIC ROADWAY EASEMENT.**

14. **Project # 1000390**
04DRB-01011 Minor-SiteDev Plan
BldPermit/EPC

GEORGE RAINHART ARCHITECTS & ASSOCIATES agent(s) for AMERICAN SOUTHWEST DEVELOPMENT COMPANY request(s) the above action(s) for all or a portion of Tract(s) H1 ,H2, H3, AND H-4, **VENTANA SQUARE @ VENTANA RANCH**, zoned SU-1 FOR RESTRICTED C-2 USES, located on PARADISE BLVD NW, between PARADISE BLVD NW and PASEO DEL NORTE BLVD NW containing approximately 5 acre(s). [REF: Z-00128-00409, Z-00128-00410] [**Debbie Stover, EPC Case Planner**] (B-10) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR THE REMOVAL OF CROSSWALK ON PARADISE, CROSS ACCESS AGREEMENT AMONG LOTS AND SIDEWALK EASEMENTS AND TO PLANNING FOR DEBBIE STOVER'S INITIALS.**

15. **Project # 1003524**
04DRB-01012 Minor-SiteDev Plan
BldPermit

RICK BENNETT ARCHITECTS agent(s) for WASHINGTON STREET INVESTMENTS request(s) the above action(s) for all or a portion of Lot(s) 17, Tract(s) B-1-A-1, ALAMEDA BUSINESS PARK, **LANDS OF SPRINGER BUILDING MATERIALS CORP.**, zoned SU-2, IP - EP, located on VISTA ALAMEDA NW, between PASEO ALAMEDA NW and ALAMEDA PARK DR NW containing approximately 1 acre(s). *[Deferred from 7/14/04]* (C-16) **DEFERRED AT THE AGENT'S REQUEST TO 7/28/04.**

16. **Project # 1002584**
04DRB-01068 Minor-SiteDev Plan
BldPermit/EPC

THE DESIGN GROUP, ERIK HAGEN, agent(s) for ARDENT HEALTH SERVICES dba SANDIA HEALTH SYSTEMS, request(s) the above action(s) for all or a portion of Tract(s) 1-A, **ST JOSEPH WEST MESA HOSPITAL, PARADISE HEIGHTS**, zoned SU-1 special use zone, located on GOLF COURSE RD NW, between MCMAHON BLVD NW and GOLF COURSE RD NW containing approximately 20 acre(s). [REF: Z-88-90, 03AA00579, 04EPC00696] **[Carmen Marrone, EPC Case Planner]** *[Deferred from 7/14/04]* (A-12) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

17. **Project # 1002455**
04DRB-00984 Minor-SiteDev Plan
BldPermit/EPC`

TIMOTHY M. OTT request(s) the above action(s) for all or a portion of Lot(s) 1, **JJ SUBDIVISION**, zoned SU-1 FOR C-1, located on SAN ANTONIO DR NE, between I-25 and SAN PEDRO NE containing approximately 3 acre(s). [REF: 03EPC00147, 00148, 03DRB01899, 03DRB00893, 03DRB1654, 1655] **[Debbie Stover, EPC Case Planner]** *[Deferred from 6/30/04]* (E-18) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CROSS ACCESS EASEMENT AND MINOR COMMENTS AND PLANNING FOR DEBBIE STOVER'S INITIALS.**

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

18. **Project # 1000908**
04DRB-01064 Minor-Extension of Preliminary Plat
- WILSON & COMPANY agent(s) for LONGFORD @ SUNRISE RANCH SOUTH, LLC request(s) the above action(s) for all or a portion of Tract(s) 439, **TOWN OF ATRISCO GRANT, UNIT 3**, zoned R-D residential and related uses zone, developing area, located on 94th ST SW, between TOWER RD SW and SAN YGNACIO RD SW containing approximately 6 acre(s). [REF: 02DRB-00721, 02DRB-00722, 02DRB-00723, 02DRB-00724] (L-9) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED TO 7/17/05.**

A LUNCH BREAK WAS TAKEN FROM NOON TO 1 P.M.

19. **Project # 1003538**
04DRB-01069 Minor-Prelim&Final Plat Approval
- DOUG SMITH agent(s) for THEODORE CHAVEZ request(s) the above action(s) for all or a portion of Tract(s) 218, **TOWN OF ATRISCO GRANT AIRPORT UNIT**, zoned C-2 and R-2, located on HANOVER RD NW, between 64th ST NW and 68th ST NW containing approximately 5 acre(s). (J-10) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**
20. **Project # 1001717**
04DRB-01066 Major-Final Plat Approval
- ABQ ENGINEERING INC, agent(s) for WESTLAND DEVELOPMENT CORP request(s) the above action(s) for all or a portion of Tract(s) A, **PARK & DRAINAGE MANAGEMENT AREA, EL RANCHO ATRISCO SUBDIVISION, PHASE 2**, TOWN OF ATRISCO GRANT, zoned R-D residential and related uses zone, developing area, located on 72ND ST NW, between HANOVER RD NW and PARKWOOD DR NW containing approximately 8 acre(s). [REF: 02DRB01391, DRB 95-348, DRB 97-268, 03DRB00207, 02EPC00133, 04DRB-00595] (H-10/J-10) **FINAL PLAT WAS APPROVED WITH FINAL SIGNOFF DELEGATED TO CITY ENGINEER FOR AMAFCA SIGNATURE.**

21. **Project # 1001984**
03DRB-01379 Minor-Prelim&Final Plat
Approval

JEFF MORTENSEN & ASSOCIATES, INC. agent(s) for RICH FORD request(s) the above action(s) for all or a portion of Tract(s) A & B, HYDER-MAISEL SUBDIVISION, and Tract(s) A, LANDS OF ROBERT L. JOHNSON and NMSHTD AIRSPACE PARCEL B-13-5, zoned C-2 and P, located on LOMAS BLVD NE, between WYOMING BLVD NE and INTERSTATE HIGHWAY 40 containing approximately 18 acre(s). [REF: 02DRB-01963, 01964, 02EPC-00826, 00827, 00828] (*Was Indefinitely Deferred on 8/27/03*) (J-20) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/14/04 THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITIONS OF FINAL PLAT: THE FINAL PLAT WILL DEDICATE PUBLIC WATERLINE EASEMENTS FOR THE EXISTING LINES TO THE SATISFACTION OF UTILITIES DEVELOPMENT. THE FINAL PLAT SHALL INCLUDE THE RIGHT-OF-WAY DEDICATION REQUIRED FOR THE DECEL LANES INCLUDING THE ADA PATH. NOTE 2 SHALL BE REMOVED FROM THE PLAT.**

22. **Project # 1002731**
04DRB-01004 Minor-Prelim&Final Plat
Approval

JEFF MORTENSEN & ASSOCIATES INC agent(s) for KAY LAMB request(s) the above action(s) for all or a portion of Lot(s) 24-27, Block(s) 12, ALBRIGHT-MOORE ADDITION, zoned S-R, located on 6TH ST NW, between BELLAMAH AVE NW and KINLEY AVE NW containing approximately 1 acre(s). [REF: 03DRB-00966, 00967] (J-14) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/14/04 THE PRELIMINARY PLAT WAS APPROVED. FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

23. **Project # 1002960** -----
04DRB-01006 Major-Final Plat Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) J-2-A, WESTLAND NORTH, **SUNDORO SOUTH SUBDIVISION, UNIT 1**, zoned SU-2, RLT, located on ENDEE RD NW, between 98TH ST NW and 94TH ST NW containing approximately 33 acre(s). [REF: 03DRB-01964, 03DRB-01447, 03DRB-01449, 03DRB-01450, 03DRB-01451, 03DRB-01452, 03DRB-01453] [Listed under Project #1002935 in error] (J-8/J-9) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR MAINTENANCE NOTE FOR TRACTS K, J AND L AND PARK DEDICATION AGREEMENT AND TO CITY ENGINEER FOR AMAFCA SIGNATURE AND REAL PROPERTY SIGNATURE.**

04DRB-01007 Major-Final Plat Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) J, **SUNDORO SOUTH SUBDIVISION, UNIT 3**, zoned SU-2, RLT, located on ENDEE RD NW, between 98th ST NW and 94th ST NW containing approximately 5 acre(s). [REF: 03DRB-01447, 03DRB-01449, 03DRB-01450, 01451, 01452, 03DRB-01453, 03DRB-01964] (J-8/J-9) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGNOFF DELEGATED TO PARKS FOR PARK DEDICATION AGREEMENT AND CITY ENGINEER FOR AMAFCA SIGNATURE.**

24. **Project # 1003112**
04DRB-01005 Major-Final Plat Approval

COMMUNITY SCIENCES CORP agent(s) for COLLATZ INC, JACK CLIFFORD request(s) the above action(s) for all or a portion of Tract(s) A, LANDS OF COLLATZ INC, **RINCONADA TRAILS**, zoned SU-1 special use zone, located on UNSER BLVD NW, between UNSER BLVD NW and WESTERN TRAILS NW containing approximately 9 acre(s). [REF: 03DRB-01994, 04DRB-00166, 04DRB-00167, 04DRB-00168] [*Deferred from 7/14/04*] (F-11/F-12) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

25. **Project # 1003487**
04DRB-01070 Minor-Prelim&Final Plat
Approval
- COMMUNITY SCIENCES CORPORATION agent(s) for PETERSON PROPERTIES REAL ESTATE SERVICES INC request(s) the above action(s) for all or a portion of Lot(s) 8-15, **BELMONT ADDITION** and Lot(s) 10, **HARWOOD ADDITION**, zoned C-2/P community commercial zone, located on 4th ST NW, between SAN CLEMENTE AVE. NW and FREEMAN AVE. NW containing approximately 1 acre(s). [REF: 04DRB-00901] (G-14) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**
26. **Project # 1003507**
04DRB-00968 Minor-Prelim&Final Plat
Approval
- RHOMBUS PA INC. agent(s) for JOSEPH P. MCGEE request(s) the above action(s) for all or a portion of Lot(s) 1-A, Block(s) 8, **FAIRGROUNDS ADDITION**, zoned C-3 heavy commercial zone, located on SAN PEDRO DR SE, between COCHITI RD SE and ACOMA RD SE containing approximately 1 acre(s). (*Deferred from 6/30/04*) (K-18) **WITHDRAWN AT THE AGENT'S REQUEST.**
27. **Project # 1003509**
04DRB-00983 Minor-Prelim&Final Plat
Approval
- SURVEYING CONTROL INC agent(s) for CITY OF ALBUQUERQUE LEGAL DEPT., REAL PROPERTY request(s) the above action(s) for all or a portion of Block(s) 11, **DUKE CITY INDUSTRIAL AREA**, zoned C-3 heavy commercial zone, located on CLAREMONT AVE NE, between WELLESLEY DR NE and RICHMOND DR NE containing approximately 4 acre(s). [REF: Z-92-19] (*Deferred from 6/30/04 & 7/14/04*) (H-16) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

28. **Project # 1003469**
04DRB-00891 Minor-Prelim&Final Plat
Approval
04DRB-00892 Minor-Temp Defer SDWK

RIO GRANDE ENGINEERING agent(s) for ERIMY PROPERTIES, LTD request(s) the above action(s) for all or a portion of Lot(s) 25, 26 & 27, Tract(s) 3, Block(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 9, (to be known as **OAKLAND HEIGHTS SUBDIVISION**) 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). [REF: 04DRB-00821] (*Deferred from 6/16/04 & 6/23/04 & 6/30/04*) (C-20) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/14/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 6/7/04 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

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

29. **Project # 1002328**
04DRB-01062 Minor-Sketch Plat or Plan

GARCIA/KRAEMER & ASSOCIATES agent(s) for DENNIS ROMERO request(s) the above action(s) for all or a portion of Lot(s) 2, Block(s) 3, ROW 1, **TOWN OF ATRISCO GRANT, UNIT B**, zoned SU-2, IP, located on CENTRAL AVE SW, between 106TH ST SW and 110TH ST SW containing approximately 5 acre(s). [REF: 02EPC-01679 & 01680, 03ZHE-00650] (L-8) **COMMENTS WERE RECEIVED BY THE AGENT.**

30. **Project # 1002017**
04DRB-01073 Minor-Sketch Plat or Plan

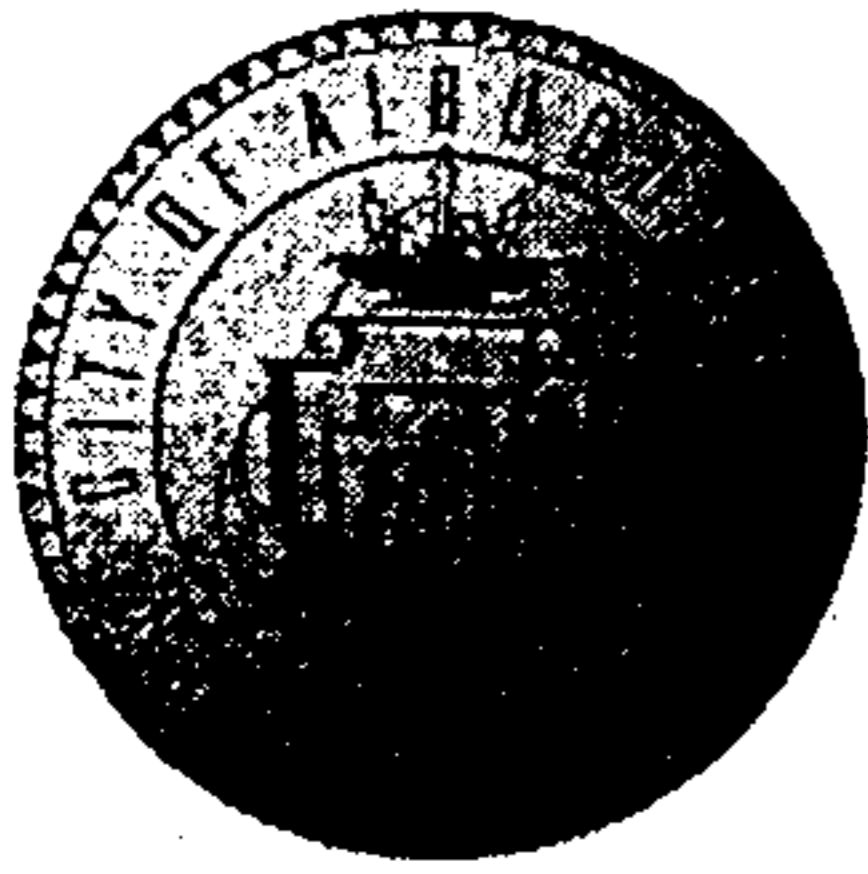
DAVID MONTOYA request(s) the above action(s) for all or a portion of Tract(s) A AND 5B, **M.T. INVESTMENTS, LANDS OF THE SISTERS OF ST. DOMINIC**, zoned IP - EP, located on ALAMEDA NE, between 2ND ST NE and HORIZON NE containing approximately 10 acre(s). (C-16) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

31. **Project # 1003520**
04DRB-00999 Minor-Sketch Plat or Plan
- MARK GOODWIN & ASSOC. agent(s) for WASHINGTON STREET INVESTMENTS, LLC request(s) the above action(s) for all or a portion of Lot(s) 27 & 28, Block(s) 16, Tract(s) 1, NORTH ALBUQUERQUE ACRES, UNIT 3, **BENJAMIN PLACE**, zoned R-D residential and related uses zone, developing area, 3 DU/AC, located on GLENDALE AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 2 acre(s). (B-20) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
32. **Project # 1003522**
04DRB-01002 Minor-Sketch Plat or Plan
- MARK GOODWIN & ASSOCIATES PA agent(s) for ASHWATER HOMES, LLC request(s) the above action(s) for all or a portion of Lot(s) 6, Tract(s) B-2 & 89 LANDS OF JANE BATTEN, M.R.G.C.D. MAP 34, LANDS OF EMILIO GUTIERREZ, **INDIAN FARMS**, zoned RA-2 residential and agricultural zone, located on CANDELARIA RD NW, between INDIAN FARMS LN NW and LA PLAZA DR NW containing approximately 5 acre(s). [REF: ZA-1768] (G-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
33. **Project # 1003537**
04DRB-01067 Minor-Sketch Plat or Plan
- COMMUNITY SCIENCES CORP. agent(s) for PULTE HOMES request(s) the above action(s) for all or a portion of Lot(s) 104, 105 & 106, **PINON POINTE SUBDIVISION, UNIT 5**, zoned R-LT residential zone, located on WEYMOUTH ST NW, between IRVING BLVD NW and LAS VENTANAS RD NW containing approximately 1 acre(s). [REF: 03DRB-01160, 04DRB-00354] (B-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

34. Approval of the Development Review Board Minutes for June 23, 2004. **THE DRB MINUTES FOR JUNE 23, 2004 WERE APPROVED.**

Other Matters: Project # 1002632 – Amended Plat – Sundance Estates. **NO ACTION TAKEN.**

ADJOURNED: 2:25 P.M.



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

Development Review Board Comments

Project Number: 1002960

Application Number: 04DRB-01006

DRB Date: 7/14/04

Item Number: 23

Subdivision: Sundoro South Unit 1

Tract J-2-A, Westland North

Zoning: RLT

Zone Page: J-08

New Lots (or units) : 110

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:

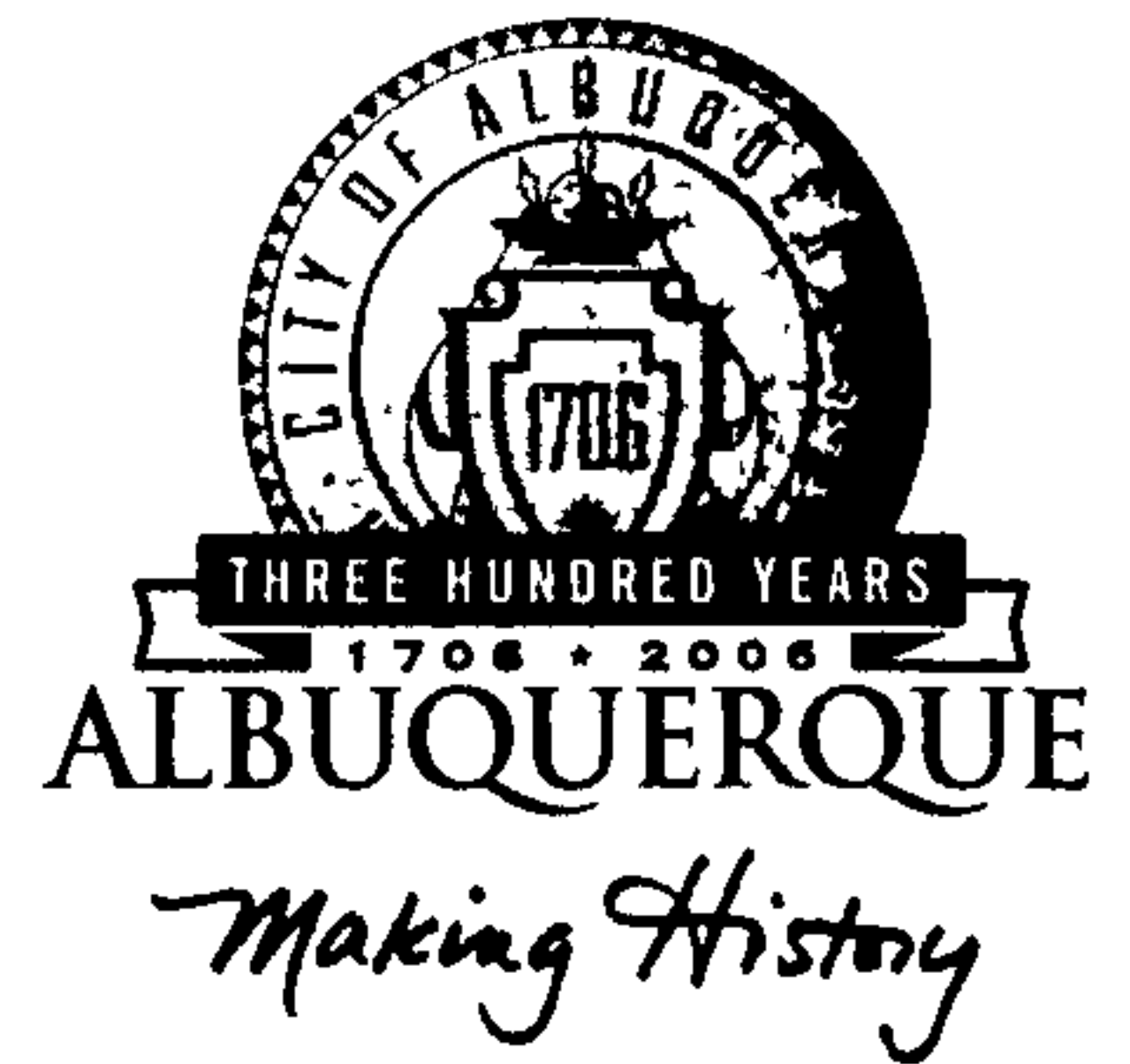
Need maintenance notes for tracts K, J & L until they are developed or dedicated to the City.

Preparing a park dedication agreement to cover Sundoro South units 1-3. Will need to take deligation until the agreement is recorded.

Signed: 

Christina Sandoval, (DMD)

Phone: 768-3808



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002960

AGENDA ITEM NO: 23

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:

P.O. Box 1293

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

Albuquerque, NM

ENGINEERING COMMENTS:

AMAFCA signature is required prior to City Engineer signoff.

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: July 14, 2004

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

Meeting Date: FEBUARY 16, 2005
Zone Atlas Page: J-8-Z & J-9-Z
Notification Radius: 100 Ft.

Project# 1002960
App# 05DRB-00108
App# 05DRB-00109
App# 05DRB-00110
App# 05DRB-00111

Cross Reference and Location:

Applicant: WESTLAND DEVELOPMENT CO., INC
Address: 401 COORS BLVD NW
ALBUQUERQUE NM 87121

Agent: MARK GOODWIN & ASSOCIATES
Address: PO BOX 90606
ALBUQUERQUE NM 87199

Special Instructions:

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

Date Mailed: JANUARY 28, 2005

Signature: KYLE TSETHLIKAI



<mainframe@coa1mp3.cabq.gov>

01/25/2005 09:17 AM

To:
cc:
cc:
Subject:

1 RECORDS WITH LABELS PAGE
1
01008058 *** THIS UPC CODE HAS NO MASTER RECORD ON FILE
0100805852818940301 *** THIS UPC CODE HAS NO MASTER RECORD ON FILE
0100905803419130506 *** THIS UPC CODE HAS NO MASTER RECORD ON FILE
0100805848408740220 LEGAL: T11N R2E SEC 17 & 16 TR SITUATED IN TRS 30 THRU
33' LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: CORNISH THOMAS G ETAL
OWNER ADDR: PO BOX 7392
87194
ALBUQUERQUE NM
0100905804009230902 LEGAL: T10N R2E SEC 16 TR SITUATED IN TRS 31, 32 & 33
TOW LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: PAJARITO INVESTMENT PROPERTIES
OWNER ADDR: PO BOX 53362
87153
ALBUQUERQUE NM
0100905807909030301 LEGAL: NORT HERL Y PORTION OF TRACT B-28, UNIT 5, TOWN
OF A LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: WESTLAND DEVELOPMENT CO INC
OWNER ADDR: 00401 COORS NW
87121
ALBUQUERQUE NM
0100805837507040105 LEGAL: PLAT OF THE LAND OF ROBERT ANAYA WITHIN TOWN OF
AT LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: ANAYA ROBERT
OWNER ADDR: 00428 61 ST NW
87105
ALBUQUERQUE NM
0100805837914640102 LEGAL: PARC EL H BULK LAND PLAT OF WESTLAND NORTH
LAND USE:
PROPERTY ADDR: 00000
OWNER NAME: WESTLAND DEVELOPMENT CO INC
OWNER ADDR: 00401 COORS BL NW
87121
ALBUQUERQUE NM
0100805822713230201 LEGAL: PARC EL D BULK LAND PLAT OF WESTLAND NORTH
LAND USE:
PROPERTY ADDR: 00000
OWNER NAME: WESTLAND DEVELOPMENT CO INC
OWNER ADDR: 00401 COORS BL NW
87121
ALBUQUERQUE NM
0100805848339310101 LEGAL: PARC EL I BULK LAND PLAT OF WESTLAND NORTH
LAND USE:
PROPERTY ADDR: 00000
OWNER NAME: WESTLAND DEVELOPMENT CO INC
OWNER ADDR: 00401 COORS BL NW
87121
ALBUQUERQUE NM

QUIT

100805852818940301

LEGAL: PARCEL J-2-A PLAT OF PARCELS J-2-A & J-2-B WESTLAND NORTH
CONT 32.8233 AC.
PROPERTY ADDR: 00000

OWNER NAME: WESTLAND DEVELOPMENT CO INC
OWNER ADDR: 401 COORS BLVD NW
ALBUQUERQUE NM 87121

100905803419130506

LEGAL: TRACT OF LAND WITHIN THE W/2 W/2 NW/4 SW/4 SEC 16 T10R R2E
IN THE ATRISCO GRANT AKA TR. 19-W
PROPERTY ADDR: 00000

OWNER NAME: TRUJILLO VIVIAN S. JR. & MARY B.
OWNER ADDR: 217 61ST ST. SW
ALBUQUERQUE NM 87105

"Attachment A"

BETH GONZALES, MARK GOODWIN & ASSOC., PA
ZONE MAP: J-8

Tierra Oeste NA (R)

*Frank Briceno

8615 Casa De Luz Ct. NW / 87120 883-7171 (h)

Bernadine Chavez

1601 Casa Florida NW / 87120 352-0876 (h)

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

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

NOTICE TO APPLICANTS

SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

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

WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

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

(below this line for ONC use only)

Date of Inquiry: 1/11/05 Time Entered: 2:25pm ONC Rep. Initials: JK

Project# 1002960

WESTLAND DEVELOPMENT CO INC.
401 COOR BLVD NW
ALBUQUERQUE NM 87121

MARK GOODWIN & ASSOCIATES, P.A.
PO BOX 90606
ALBUQUERQUE NM 87199

FRANK BRICENO
Tierra Oeste Neigh. Assoc.
8615 CASA DE LUZ CT. NW
ALBUQUERQUE NM 87120

100905803419130506

100805848408740220

BERNADINE CHAVEZ
Tierra Oeste Neigh. Assoc.
1601 CASA FLORIDA NW
ALBUQUERQUE NM 87120

TRUJILLO VIVIAN S. JR & MARY B.
217 61ST ST. SW
ALBUQUERQUE NM 87105

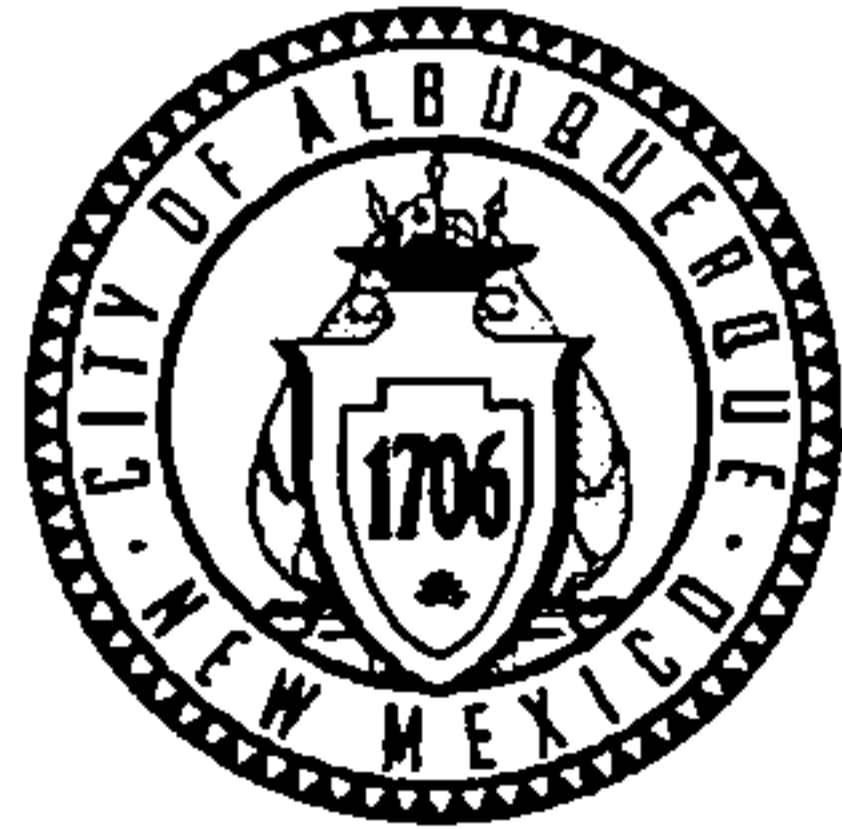
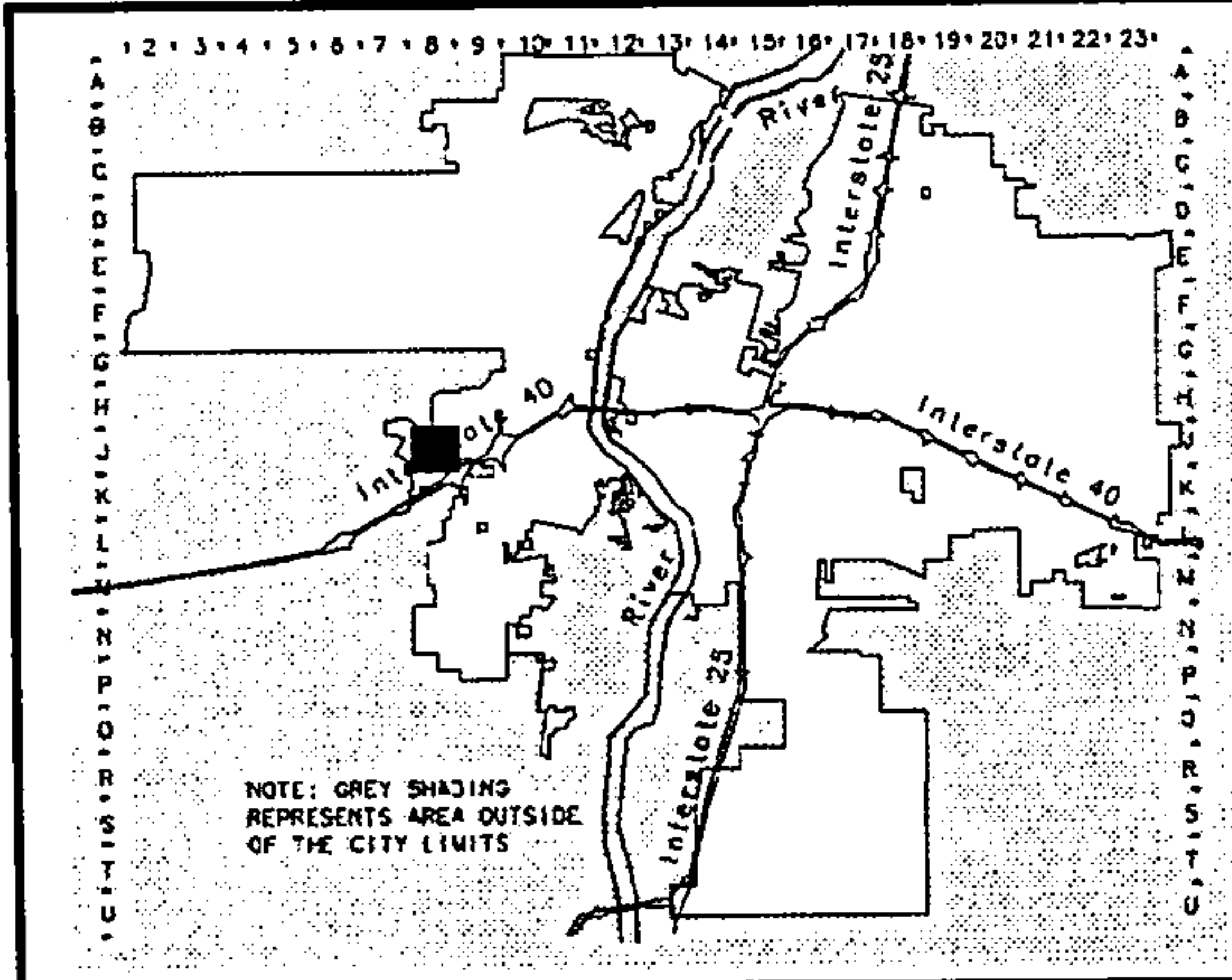
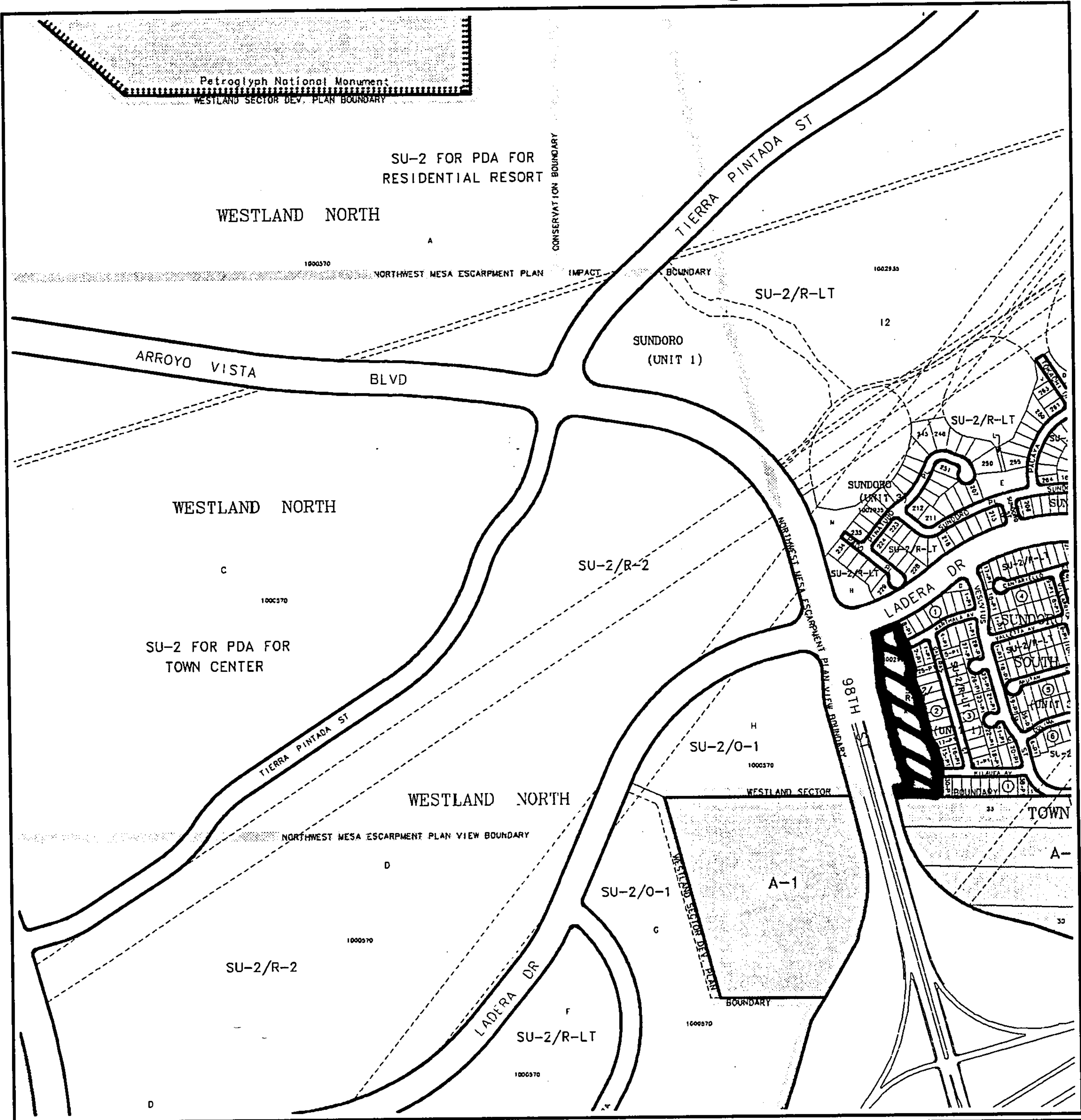
CORNISH THOMAS G ETAL
PO BOX 7392
ALBUQUERQUE NM 87194

100905804009230902

100805837507040105

PAJARITO INVESTMENT PROPERTIE
PO BOX 53362
ALBUQUERQUE NM 87153

ANAYA ROBERT
428 61 ST NW
ALBUQUERQUE NM 87105



Albuquerque Geographic Information System
PLANNING DEPARTMENT
 © Copyright 2004



Zone Atlas Page
J-8-Z
 Map Amended through January 04, 2005

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: Sundoro South, Unit 2
AGIS MAP #: J-8 & J-9
LEGAL DESCRIPTION: Tract K, Sundoro South, Unit 1

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 a date [date].
a long time ago

James D. Taylor 1-14-05
Applicant / Agent Date

Bradley L. Blythe 1-19-05
Hydrology Division Representative Date

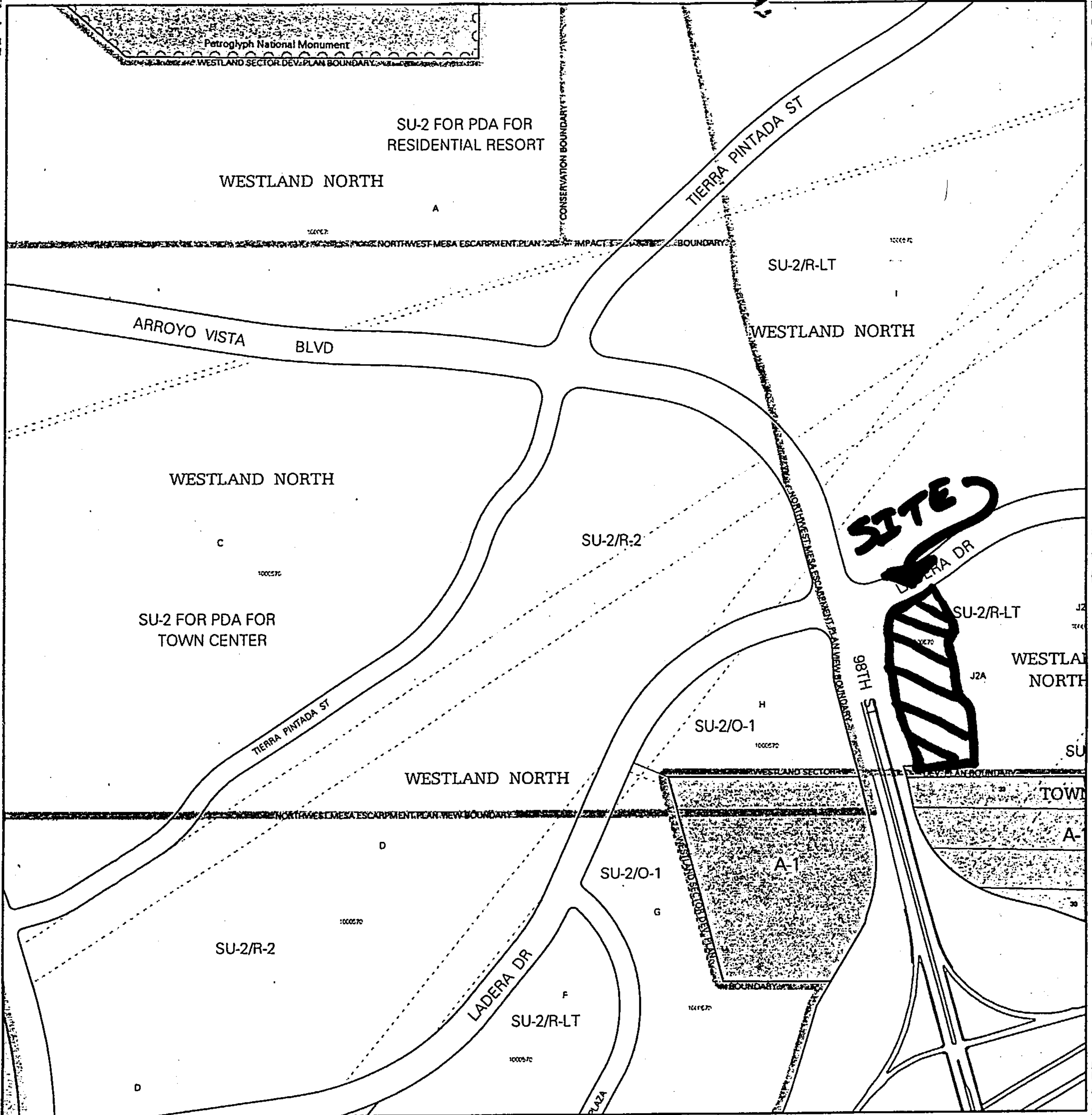
WATER AND SEWER AVAILABILITY STATEMENT

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 _____ [date].

James D. Taylor _____
Applicant / Agent Date

UNNECESSARY - APPROVED INFRASTRUCTURE LIST
[Signature] 1-19-05
Utility Division Representative Date

DRB# 1002960

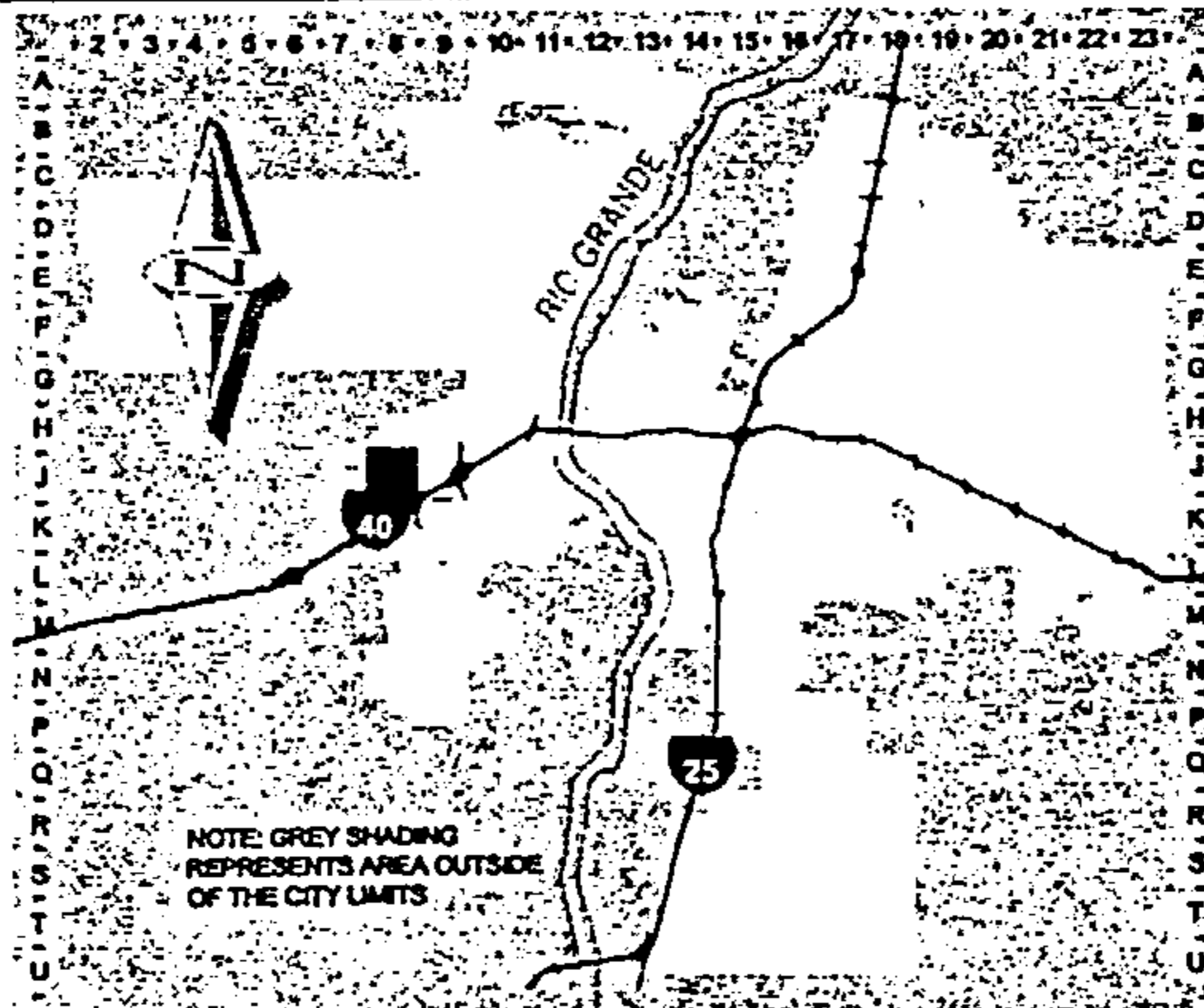
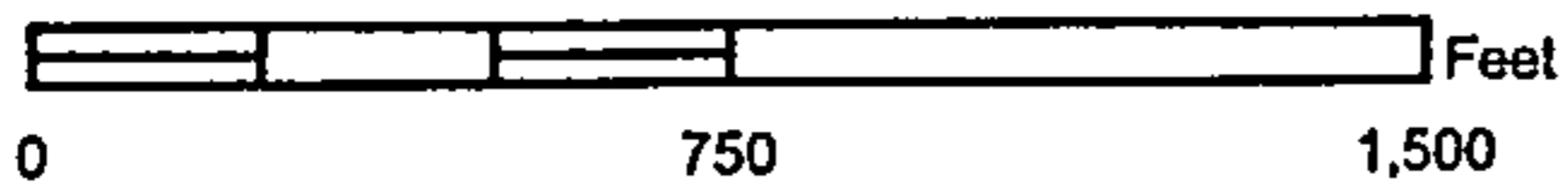


Zone Atlas Page: **J-8-Z**

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



CITY OF ALBUQUERQUE
 1706 • 2006
ALBUQUERQUE
Haciendo Historia
AGIS
 Albuquerque Geographic Information System
PLANNING DEPARTMENT
 © Copyright 2004

Lera Chavez 7-19-05
831-9600

No. of Lots: 33
Nearest Major Streets
LADERA and 98TH STREET
NW

FIGURE 12

SUBDIVISION IMPROVEMENTS
AGREEMENT-PUBLIC AND/OR PRIVATE
(Procedure B)

Sundoro South, Unit 2

727082

AGREEMENT TO CONSTRUCT
PUBLIC AND/OR PRIVATE SUBDIVISION IMPROVEMENTS

THIS AGREEMENT is made this 11th day of July, 2005, 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 Westland Development Co., Inc. ("Subdivider"), a [state the type of business entity, for instance, "New Mexico corporation," "general partnership," "joint venture," "individual," etc.:] New Mexico corporation, whose address is 401 Coors NW, Albuquerque, NM 87121 and whose telephone number is 831-9600, is made in Albuquerque, New Mexico, and is entered into as of the date of final execution of this Agreement.

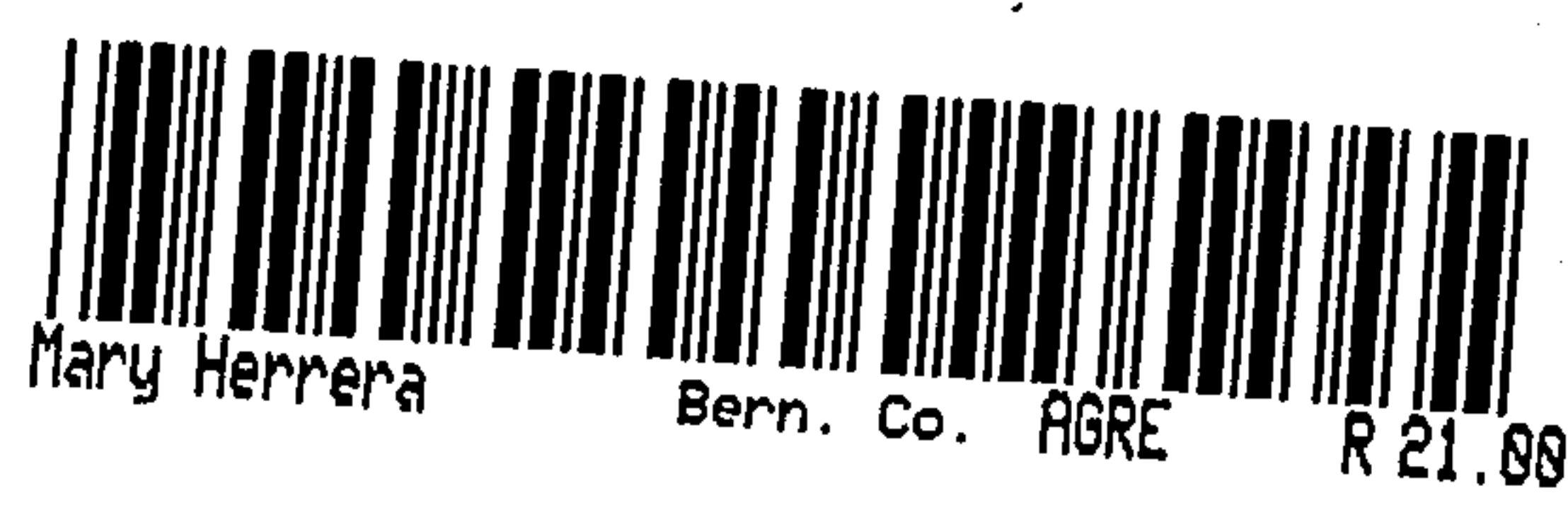
1. Recital. The Subdivider is developing certain lands within the City of Albuquerque, Bernalillo County, New Mexico, known as [existing legal description:] SEE ATTACHED, recorded on _____ in the records of the Bernalillo County Clerk at Book _____, pages _____ through _____ (the "Subdivision"). The 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:] Westland Development Co., Inc. ("Owner").

The Subdivider has submitted and the City has approved a preliminary plat or Site Development Plan identified as SUNDORO SOUTH, UNIT 2 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 1st day of June 2007 ("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. 727082.

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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Page: 1 of 7
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**ONE STOP SHOP
CITY OF ALBUQUERQUE PLANNING DEPARTMENT
Development & Building Services**

PAID RECEIPT

APPLICANT NAME Westland Development
 AGENT MARK Goodwin & Assoc
 ADDRESS P.O. Box 90606
 PROJECT & APP # 1002960 / 01284
 PROJECT NAME Sundoro South Unit 2

DUPLICATE
 City of Albuquerque
 Treasury Division

8/9/2005 10:34AM LOC: ANNX
 RECEIPT# 00044354 US# 008 TRANSH# 0015
 Account 441032 Fund 0000
 Activity 3424000 TRSKAL
 Trans Amt \$20.00
 J24 Misc \$20.00

CK \$20.00
 CHANGE \$0.00

- \$ 20.00 441032/3424000 Conflict Management Fee
- \$ 20.00 441006/4983000 DRB Actions
- \$ 441006/4971000 EPC/AA/LUCC Actions & All Appeals
- \$ 441018/4971000 Public Notification
- \$ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY***
 () Major/Minor Subdivision () Site Development Plan () Bldg Permit
 () Letter of Map Revision () Conditional Letter of Map Revision
 () Traffic Impact Study
- \$ 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.**

D. MARK GOODWIN AND ASSOCIATES, P.A.
 P.O. BOX 90606
 ALBUQUERQUE, NM 87199
 (505) 828-2200

PAY TO THE ORDER OF City of Albuquerque 4607
Twenty 00/100 DATE Aug 8, 2005
 \$ 20.00 95-681/1070
 DOLLARS

BANK OF THE WEST
 5901 MENAUL BLVD. NE
 ALBUQUERQUE, NM 87110

FOR Sundoro South 2 Security Details on Back

⑈004607⑈ ⑆107006813⑆ 283007003⑈ Evan Rasmussen MP

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

SUBDIVISION		Supplemental form	
<input checked="" type="checkbox"/> Major Subdivision action	<input type="checkbox"/> Minor Subdivision action	S	Z
<input type="checkbox"/> Vacation	<input type="checkbox"/> Variance (Non-Zoning)	ZONING & PLANNING	
SITE DEVELOPMENT PLAN		<input type="checkbox"/>	Annexation
<input type="checkbox"/> for Subdivision Purposes	<input type="checkbox"/> for Building Permit	<input type="checkbox"/>	County Submittal
<input type="checkbox"/> IP Master Development Plan	<input type="checkbox"/> Cert. of Appropriateness (LUCC)	V	EPC Submittal
STORM DRAINAGE		<input type="checkbox"/>	Zone Map Amendment (Establish or Change Zoning)
<input type="checkbox"/> Storm Drainage Cost Allocation Plan		P	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)
		<input type="checkbox"/>	Street Name Change (Local & Collector)
		L	APPEAL / PROTEST of...
		A	Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals
		D	

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: Westland Development Co., Inc. PHONE: 831-9600
 ADDRESS: 401 Coors NW FAX: _____
 CITY: Albuquerque STATE NM ZIP 87121 E-MAIL: _____
 Proprietary interest in site: Owner List all owners: _____
 AGENT (if any): Mark Goodwin & Associates, P/A PHONE: 828-2200
 ADDRESS: P.O. Box 90606 FAX: 797-9539
 CITY: Albuquerque STATE NM ZIP 87199 E-MAIL: day@goodwinengineers.com

DESCRIPTION OF REQUEST: Sundoro South, Unit 2 - 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. Tract K Block: _____ Unit: 1
 Subdiv. / Addn. Sundoro South
 Current Zoning: SU-2 for RLT Proposed zoning: Same
 Zone Atlas page(s): 5-8 and 5-9 No. of existing lots: 1 TR No. of proposed lots: 1 TR/33 Lots
 Total area of site (acres): 5.7624 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. 100805852818940301 MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: 98th street
 Between: Ladera Blvd. and I-40

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): 1002960,
04DRB-01006

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

SIGNATURE James D. Hughes DATE _____
 (Print) James D. Hughes, PE _____ Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 4/04

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	<u>05DRB - 01284</u>	<u>FP</u>	<u>3(3)</u>	\$ <u>100.00</u>
<input type="checkbox"/> All fees have been collected	_____	<u>CMB</u>	_____	\$ <u>20.00</u>
<input type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> F.H.D.P. density bonus	Hearing date <u>8/17/05</u>	_____	_____	Total <u>20.00</u>
<input checked="" type="checkbox"/> F.H.D.P. fee rebate		_____	_____	\$ <u>20.00</u>

Li Sims 8/9/05 Project # 100 2960

Form A-345
Rev. 6/88

Pray 1002960

NEW MEXICO DEPARTMENT OF TRANSPORTATION
QUITCLAIM DEED

THIS INDENTURE, made and entered into this 9th day of September, 2005, by and between New Mexico Department of Transportation, party of the first part, and Westland Development Co., Inc., party of the second part.

WITNESSETH: That the said party of the first part, for consideration paid by the said party of the second part, the receipt whereof is hereby acknowledged, does by these presents, demise, release and forever quitclaim, unto the said party of the second part and to its heirs and assigns, the following described strip, tract or parcel of land and real estate, lying, situate and being in the County of Bernalillo, State of New Mexico to wit:

I-40 & 98th St.

A tract of land situate within the Town of Atrisco Grant, projected Section 17, Township 10 North, Range 2 East, N.M.P.M., City of Albuquerque, Bernalillo County, New Mexico, being a portion of Parcel B-7-15A as shown on New Mexico State Highway Commission Right of Way map I-040-3(28)148, Sheet 7A, and being more particularly described as follows:

Beginning at a point of the herein described tract, said point being on the easterly line of said Parcel B-7-15A., from which the Albuquerque Control Survey Monument "BH-41" bears N 02° 29' 13" E, 7342.87 feet;

Thence along said easterly line S 14° 59' 01" E, 542.13 feet to the southeast corner;

Thence continuing S 89°55' 01" W, 62.12 feet to the southwest corner;

Thence N 14° 59' 01" W along the existing Access Control line of NMP I-040-3(28)148, 526.17 feet to a point;

Thence leaving said Access Control line, continuing N 14° 59' 01" W 191.54 feet to a point of curvature;

Thence 153.48 feet along a curve to the right, whose radius is 100.00 feet through a central angle of 87° 56' 43" and whose chord bears N 28° 59' 20" E 138.86 feet to a point of compound curve;

Thence 10.17 feet along a curve to the right, whose radius is 1176.00 feet, through a central angle of 00° 29' 44" and whose chord bears N 72° 42' 50" E, 10.17 feet to a point on a curve;

Thence 48.10 feet along a curve to the right, whose radius is 130.00 feet through a central angle of 20° 19' 06" and whose chord bears S 14° 31' 17" E, 45.86 feet to a point of tangency;

Thence S 04° 21' 16" E, 250.30 feet to the point of beginning.

Containing 1.2889 acres if land more or less.

(See Reverse Side)



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6329131
Page: 1 of 2
09/12/2005 11:11A
Bk-A103 Pg-2781

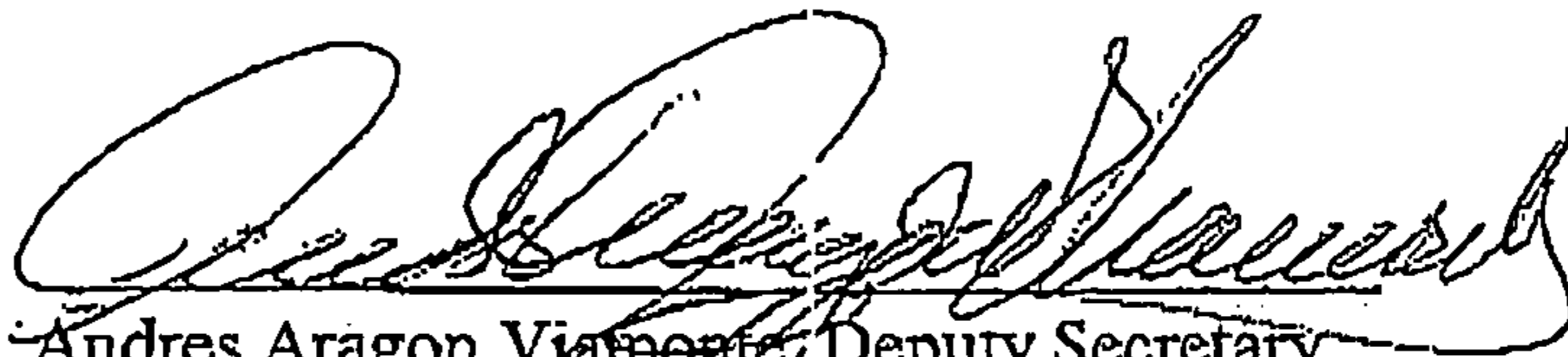
Form A-345
Rev. 6/88
Form A-345
Rev. 6/88

Backside

Together with all and singular the tenements, hereditaments and appurtenances thereunto belonging, or in anywise appertaining, and the reversion and reversions, remainder and remainders, rents, issues, and profits thereof.

TO HAVE AND TO HOLD, all and singular the said premises, together with the appurtenances, unto the said party of the second part, and to its heirs and assigns forever.

IN WITNESS WHEREOF, the said party of the first part has hereunto set its hand and seal the day and year first above written.



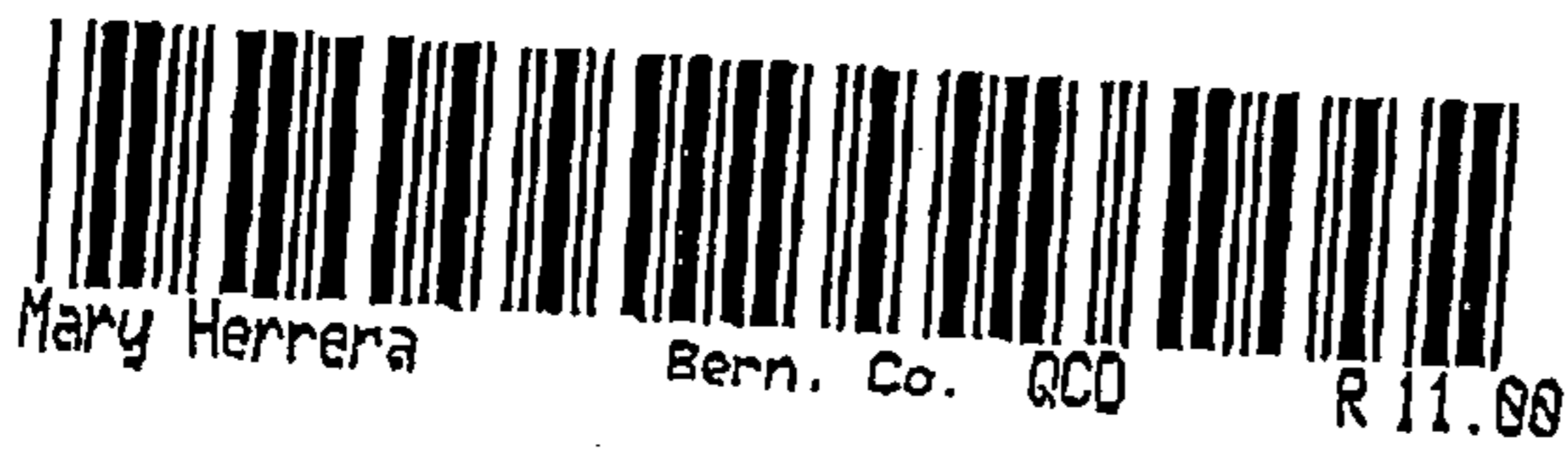
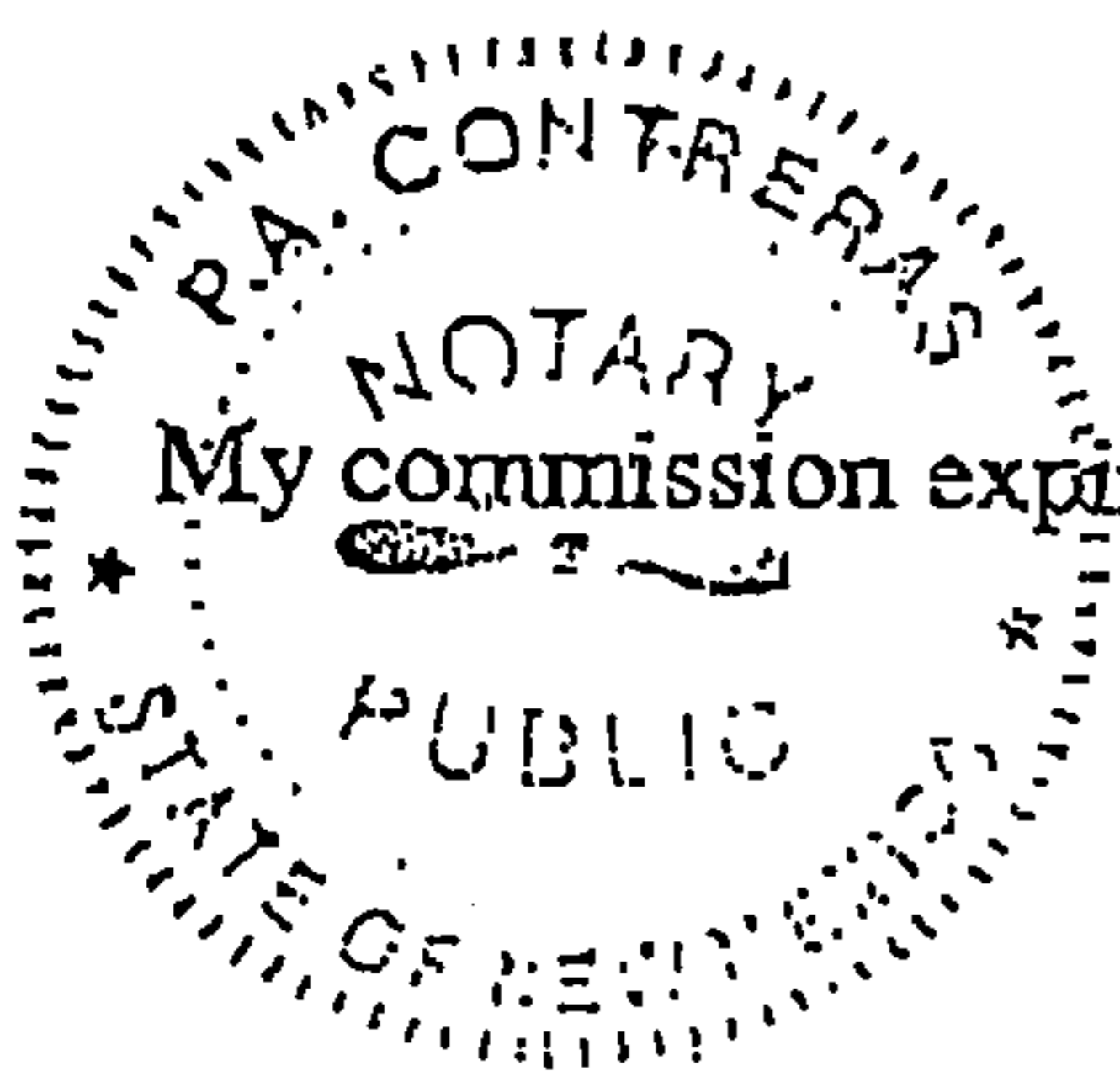
Andres Aragon Viamonte, Deputy Secretary
Office of Programs and Infrastructure
New Mexico Department of Transportation

STATE OF NEW MEXICO)
 Bernalillo) SS
County of ~~Santa Fe~~)

This instrument was acknowledged before me this 9th day of September, 2005, by Andres Aragon Viamonte, in his capacity as Deputy Secretary-Office of Programs and Infrastructure of the New Mexico Department of Transportation.

Witness my hand and seal the day and year last above written.

P. A. Contreras
Notary Public



2005133082
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Page: 2 of 2
09/12/2005 11:11A
Bk-A103 Pg-2701

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.

Per Approval MIA
8/10/05
8/11/05
8/12/05
8/13/05
8/14/05
8/15/05
8/16/05
8/17/05
8/18/05
8/19/05
8/20/05
8/21/05
8/22/05
8/23/05
8/24/05
8/25/05
8/26/05
8/27/05
8/28/05
8/29/05
8/30/05
8/31/05

- 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.

James D Hughes
Applicant name (print)
James D Hughes 8-8-05
Applicant signature / date



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

Application case numbers
05DRB - 01284

Form revised 11/04
K. S. 8/9/05
Planner signature / date
Project # 100 2960

FIGURE 12

INFRASTRUCTURE LIST

EXHIBIT "A"

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

SUNDORO SOUTH, UNIT 2

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACT K, SUNDORO SOUTH UNIT 1

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Date Submitted: 11-26-03 *1/19/05*

Date Site Plan Approved: _____

Date Preliminary Plat Approved: 02/16/05

Date Preliminary Plat Expires: 02/16/05

DRB Project No.: 1002960

DRB Application No.: 05 DRB-00109

Current DRC
Project Number: _____

ORIGINAL

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
			PAVING						
		26' FF	Res Pvmt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Tambora St.	Karthala Ave.	Kilauea Ave.	/	/	/
		28' FF	Res Pvmt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Karthala Ave.	Tambora St.	Unit 1	/	/	/
		26' FF	Res Pvmt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Kilauea Ave.	Tambora St.	Unit 1	/	/	/
		24' FF	Res Pvmt, Roll C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ West Side Only	Tambora St.	Kilauea Ave.	End of stub st.	/	/	/
			<i>Por DPM</i> Street Lights						
			WATER						
		8"	Water line	Tambora St.	Karthala Ave.	Kilauea Ave.	/	/	/
		6"	Water line	Karthala Ave.	Tambora St.	Unit 1	/	/	/
		6"	Water line	Kilauea Ave.	Tambora St.	Unit 1	/	/	/
		8"	Water line	Esm't lot 27 Blk 1	Kilauea Ave.	South Boundry	/	/	/
		8"	Water line	Esm't lot 12 Blk 1	Ladera Dr.	Karthala Ave.	/	/	/
		<i>8"</i>	<i>Water Line Loop #4)</i>	<i>North of Sundoro North to Tierra Pintada E of PRV</i>					

ORIGINAL

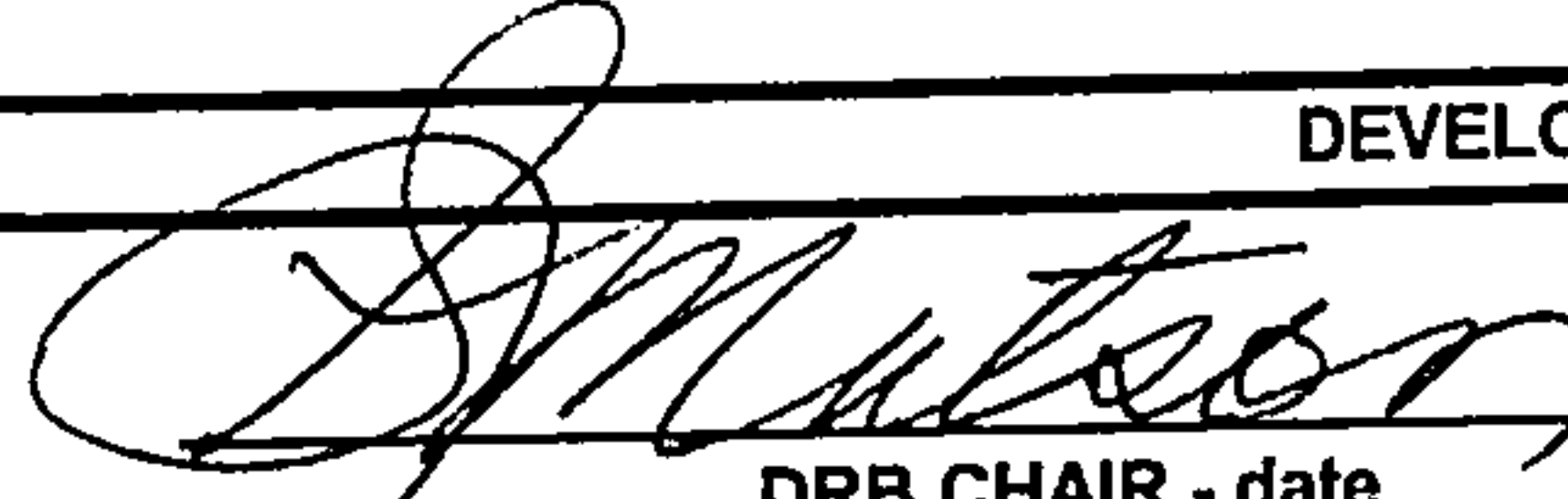

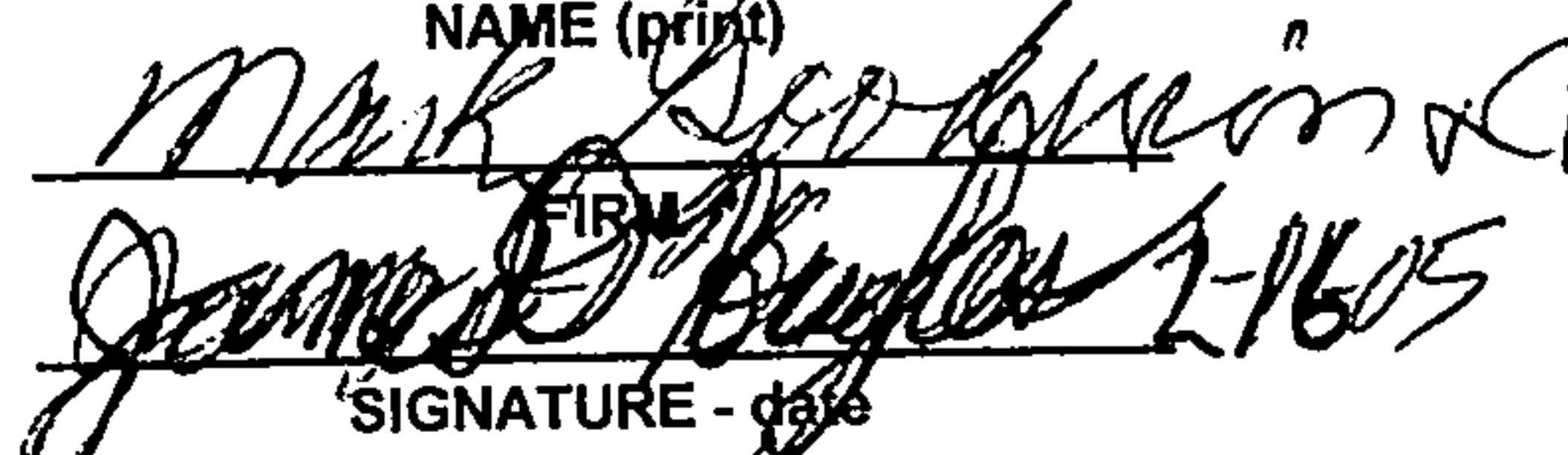


SIA Sequence #	COA DRC Project #

Size	Type of Improvement	Location	From	To
SANITARY SEWER				
8"	Sanitary sewer	Tambora St.	Karthala Ave.	Kilauea Ave.
8"	Sanitary sewer	Karthala Ave.	Tambora St.	Unit 1
8"	Sanitary sewer	Kilauea Ave.	Tambora St.	Unit 1
8"	Sanitary sewer	Tambora St.	Kilauea Ave.	End of stub st.
8"	Sanitary sewer	Esm't lot 12 Blk 1	Ladera Dr.	Karthala Ave.
Storm Sewer				
Per design	Engineer's Certification for Private Grading and Drainage Required for release of financial guarantees.			
Per design	Pay \$2590.00/acre to AMAFCA w/ agreement			

Private Inspector	City Inspector	City Cnst Engineer
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/

NOTES

- 1 Standard curb and gutter will be used instead of roll curb and gutter where required for drainage.
- 2 Sidewalks to be deferred
- 3 Unit 1 must precede units 2 and 3, then either unit 2 or unit 3 may occur next. Unit 4 must occur after Unit 3
- 4 *Water line loop is to be constructed with the later of units 2 and 3 whichever is constructed last*

AGENT / OWNER	DEVELOPMENT REVIEW BOARD MEMBER APPROVALS		
James D. Hughes NAME (print)	 DRB CHAIR - date <u>02/16/05</u>		
Mark Sedgewick FIRM	 PARKS & GENERAL SERVICES - date <u>2/16/05</u>		AMAFCA - date _____
 SIGNATURE - date <u>2-16-05</u>	 TRANSPORTATION DEVELOPMENT - date <u>2/16/05</u>		_____ - date
MAXIMUM TIME ALLOWED TO CONSTRUCT THE IMPROVEMENTS WITHOUT A DRB EXTENSION: _____	 UTILITY DEVELOPMENT - date <u>2/16/05</u>		_____ - date
DESIGN REVIEW COMMITTEE REVISIONS			

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- County Submittal
- EPC Submittal
- Zone Map Amendment (Establish or Change Zoning)
- Sector Plan (Phase I, II, III)
- Amendment to Sector, Area, Facility or Comprehensive Plan
- Text Amendment (Zoning Code/Sub Regs)
- Street Name Change (Local & Collector)

L A APPEAL / PROTEST of...

- 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: Westland Development Co., Inc. PHONE: 831-9600
 ADDRESS: 401 Coors NW FAX: 831-4865
 CITY: Albuquerque STATE NM ZIP 87121 E-MAIL: _____
 Proprietary interest in site: Owner List all owners: _____
 AGENT (if any): Mark Goodwin & Associates, P.A.S. PHONE: 828-2200
 ADDRESS: P.O. Box 90606 FAX: 797-9539
 CITY: Albuquerque STATE NM ZIP 87199 E-MAIL: _____

DESCRIPTION OF REQUEST: Sundoro South, Unit 2: Application for: Preliminary Plat; Vac. of Public R-o-W, Sidewalk Waiver, Sidewalk Deferral, Grading Plan, Per.Wall

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 K Block: _____ Unit: 1
 Subdiv. / Addn. Sundoro South Subdivision
 Current Zoning: SU-2 for RLT Proposed zoning: Same
 Zone Atlas page(s): J-8 & J-9 No. of existing lots: 1 Tr No. of proposed lots: 1tr/33lots
 Total area of site (acres): 5.7624 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. 100805852818940301 MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: 98th Street
 Between: Ladera Drive and I-40

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 1002960
04 DRB. 01006

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

SIGNATURE James D. Hughes DATE 1-19-05
 (Print) James D. Hughes, P.E. Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 4/04

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

Application case numbers	Action	S.F.	Fees
<u>05DRB - 00108</u>	<u>VRW</u>		<u>\$ 300.00</u>
<u>05DRB - 00109</u>	<u>PP</u>		<u>\$ 1250.00</u>
<u>05PRB - 00110</u>	<u>SW</u>		<u>\$ -0-</u>
<u>05DRB - 00111</u>	<u>TDS</u>		<u>\$ -0-</u>
	<u>APV</u>		<u>\$ 75.00</u>
	<u>CMF</u>		<u>\$ 20.00</u>
			<u>Total 1645.00</u>

Hearing date 2.16.05

Clare Senora 1/19/05

Project # 1002960

FORM V: SUBDIVISION VARIANCES & VACATIONS

BULK LAND VARIANCE

(PUBLIC HEARING CASE)

- Application for subdivision (Plat) on FORM S-3, including those submittal requirements. **24 copies** of the plat are required. The Variance and subdivision should be applied for simultaneously.
- Letter briefly describing and explaining: the request, compliance with criteria in the Development Process Manual, and any improvements to be waived.
- Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule) Fee is for Variance. Plat fee is listed on FORM-S.
- Any original and/or related file numbers are listed on the cover application

DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.

VACATION OF PUBLIC RIGHT-OF-WAY

VACATION OF PUBLIC EASEMENT

- The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies**. (Not required for dedicated and City owned public right-of-way.)
- Drawing showing the easement or right-of-way to be vacated, its relation to existing streets, etc. (folded to fit into an 8.5" by 14" pocket) **24 copies**
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule)
- Any original and/or related file numbers are listed on the cover application

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

DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.

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

SIDEWALK DESIGN VARIANCE

SIDEWALK WAIVER

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

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

TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

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

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

VACATION OF PRIVATE EASEMENT

- The complete document which created the private easement (folded to fit into an 8.5" by 14" pocket) **6 copies** for unadvertised meetings. These actions are not approved through internal routing.
- Scale drawing showing the easement to be vacated, its relation to existing streets, etc. (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the vacation
- Letter of authorization from the grantors and the beneficiaries
- Fee (see schedule)
- Any original and/or related file numbers are listed on the cover application

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

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

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

James D. Hughes, PE

James D. Hughes

Applicant name (print)

1-19-05

Applicant signature / date



Form revised 4/03 and October 2003

Chase Senova 1/19/05

Planner signature / date

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

Application case numbers	
OSDRB -	-00108
OSDRB -	-00110
OSDRB -	-00111

Project # 1802960

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 **3 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
- 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
- Signed** Pre-Annexation Agreement if Annexation required.
- 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.

James D. Hughes, P.E.

James D. Hughes Applicant name (print)
1-19-05 Applicant signature / date



Form revised 11/04

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

Application case numbers
05DRB - 00109

Clare Senora 1/19/05 Planner signature / date
Project # 1002960



D. Mark Goodwin Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539



January 13, 2005

Ms. Sheran Matson
DRB Chair
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

Re: Sundoro South Subdivision, Unit 2

Dear Ms. Matson:

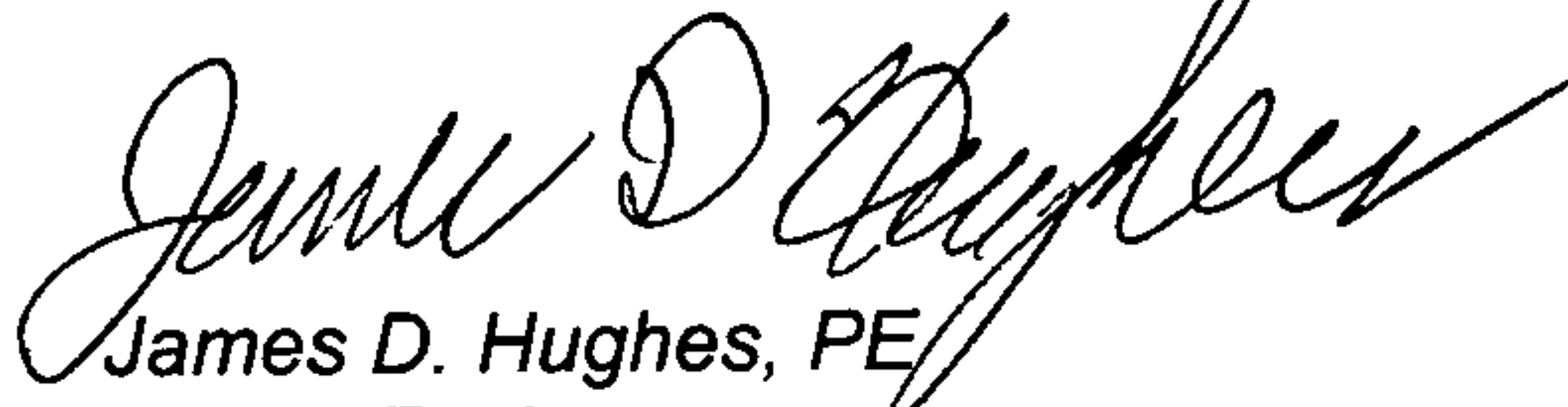
The Preliminary Plat for Unit 2 expired on 11/26/2004. This is a new request for approval of the same things that were originally approved the first time.

- Preliminary Plat for 33 lots on the 5.7624 acre site.
- Vacation of a portion of 98th Street along the west boundary of this development will eliminate a frontage road that would otherwise require an undesirable access point at the intersection of Ladera Drive and 98th Street. Alternative access to the property south of this development has been provided through this development via Vesuvius Street.
- Sidewalk Waiver to eliminate the requirement for Sidewalk on one side of two stub streets.
- Sidewalk deferral variance to allow the temporary deferral of sidewalks until after house construction to avoid damage.
- Grading and drainage is in keeping with the natural contours of the land with previously approved plans. Some retaining walls are required on rear lot lines to provide a step from block to block on this 3% grade. A few side lot lines need walls to control drainage on keyed lots already built with Unit 1.

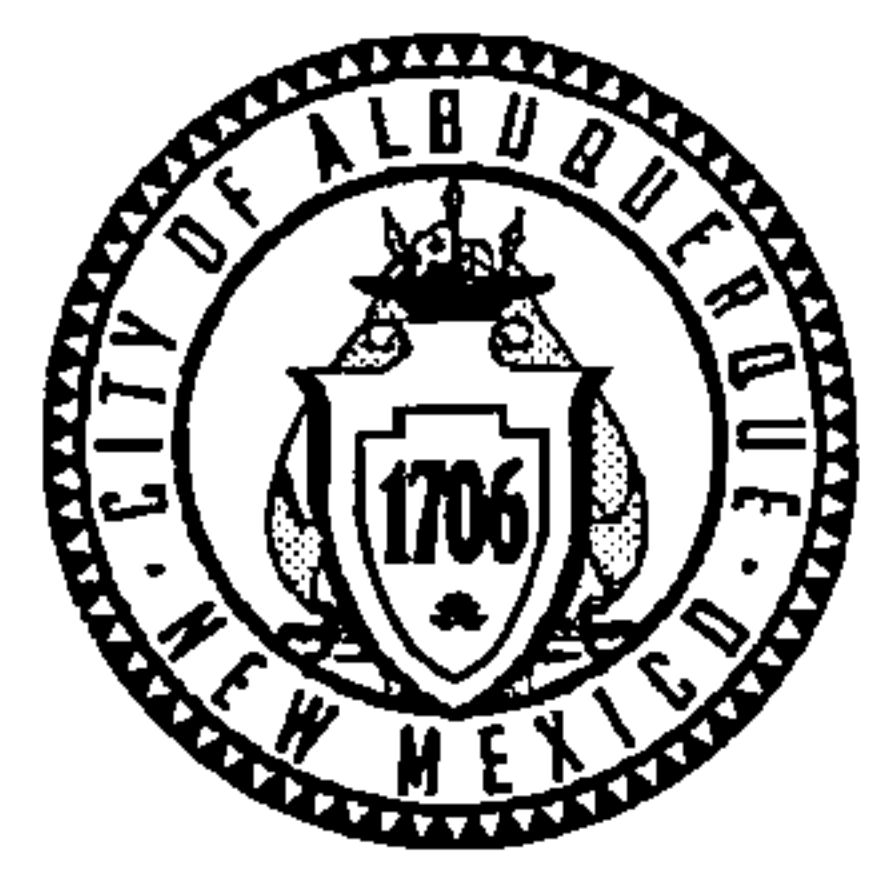
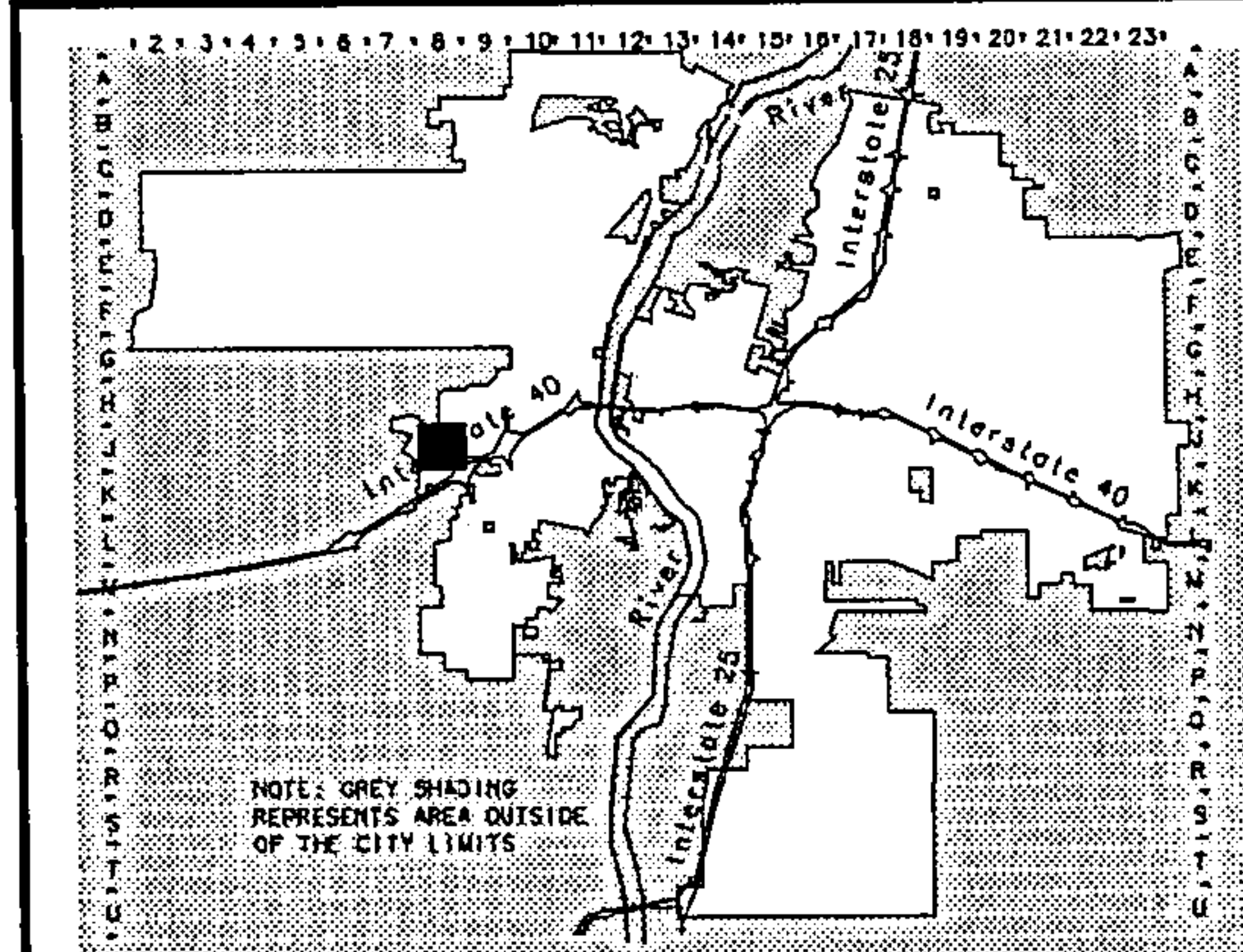
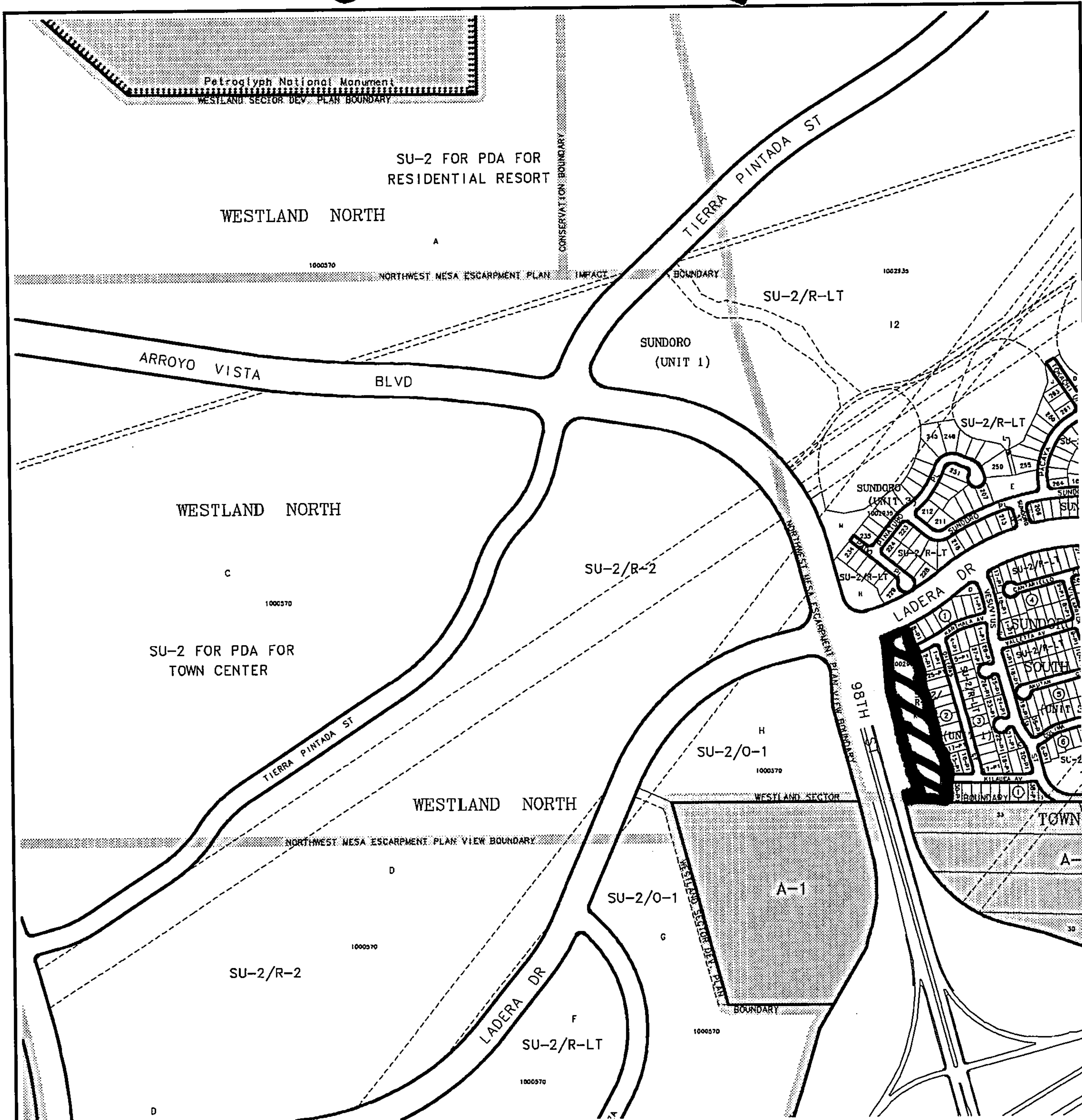
Please contact our office if you have any questions.

Sincerely,

MARK GOODWIN & ASSOCIATES, PA


James D. Hughes, PE
Senior Engineer

JDH/bg



Abuquerque **G**eographic **I**nformation **S**ystem
PLANNING DEPARTMENT
 © Copyright 2004



Zone Atlas Page
J-8-Z
 Map Amended through January 04, 2005

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: Sundoro South, Unit 2
AGIS MAP #: J-8 & J-9
LEGAL DESCRIPTION: Tract K, Sundoro South, Unit 1

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 a date [date].
a long time ago

James D. Byler 1-14-05
Applicant / Agent Date

Bradley L. B. B. B. 1-19-05
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 _____ [date].

James D. Byler _____
Applicant / Agent Date

UNNECESSARY - APPROVED INFRASTRUCTURE LIST
Utility Division Representative [Signature] 1-19-05
Date

DRB# 1002960

CITY OF ALBUQUERQUE

TRAFFIC IMPACT STUDY (TIS) / ENVIRONMENTAL HEALTH INFORMATION FORM

APPLICANT: Westland Development Co., Inc. DATE OF REQUEST: / / ZONE ATLAS PAGE(S): J-8 & J-9

CURRENT:

ZONING SU-2/RLT

PARCEL SIZE (AC/SQ. FT.) 22.2542

LEGAL DESCRIPTION:

LOT OR TRACT # Tract K BLOCK #

SUBDIVISION NAME Sundoro South, Unit 1

REQUESTED CITY ACTION(S):

ANNEXATION []	SECTOR PLAN []	SITE DEVELOPMENT PLAN:	
COMP. PLAN []	ZONE CHANGE []	A) SUBDIVISION []	BUILDING PERMIT []
AMENDMENT []	CONDITIONAL USE []	B) BUILD'G PURPOSES []	ACCESS PERMIT []
		C) AMENDMENT []	OTHER [X]

PROPOSED DEVELOPMENT:

NO CONSTRUCTION/DEVELOPMENT []	# OF UNITS: <u>33</u>
NEW CONSTRUCTION [X]	BUILDING SIZE: <u> </u> (sq. ft.)
EXPANSION OF EXISTING DEVELOPMENT []	

GENERAL DESCRIPTION OF ACTION: ¹

NOTES: 1. Changes made to development proposals / assumptions, from the information provided above, may change the TIS or AQIA analysis requirements.

APPLICANT OR REPRESENTATIVE *James D. Keight* DATE *Jan 14-05*
 (TO BE SIGNED UPON COMPLETION OF PROCESSING BY TRAFFIC ENGINEER)

Planning Department, Development & Building Services Division, Transportation Development Section -
 2ND Floor West, 600 2ND St. NW, Plaza del Sol Building, City, 87102, phone 924-3994

TRAFFIC IMPACT STUDY (TIS) REQUIRED: YES [] NO BORDERLINE []

THRESHOLDS MET? YES [] NO MITIGATING REASONS FOR NOT REQUIRING TIS: PREVIOUSLY STUDIED: []
 Notes:

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.**

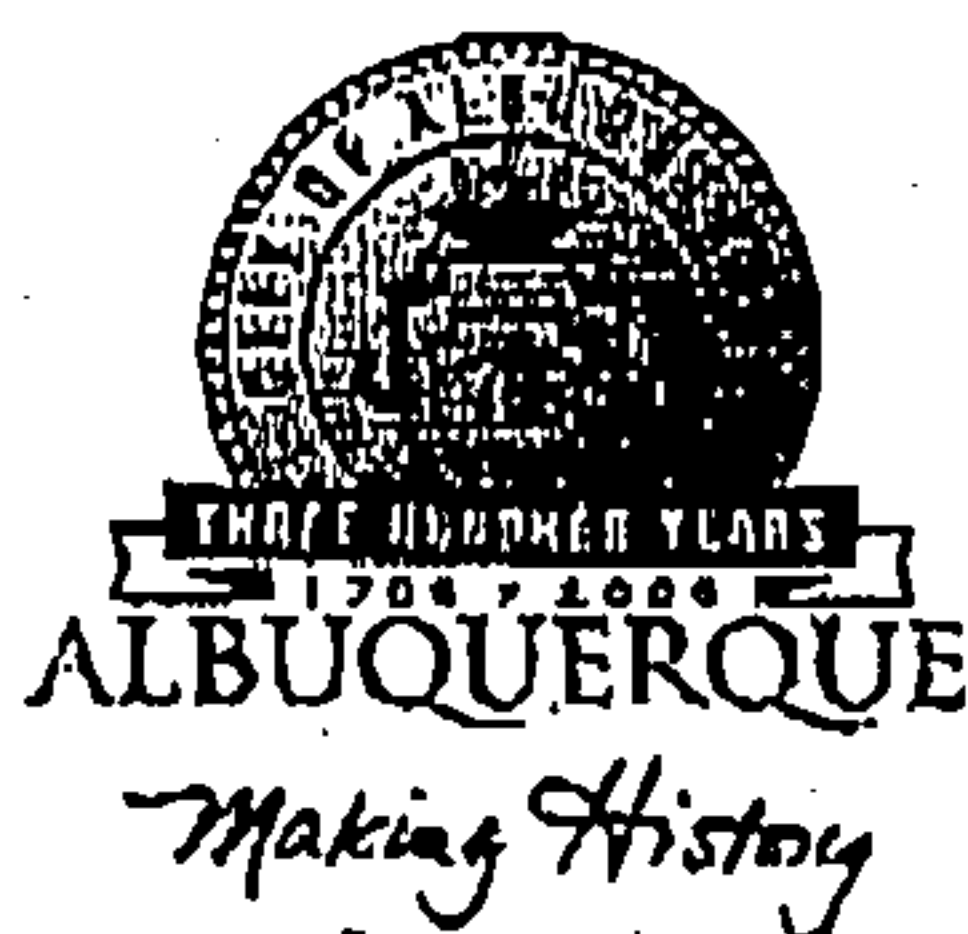
Tony Lopez *1-19-05*
 TRAFFIC ENGINEER DATE

Environmental Health Department

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 / / TRAFFIC ENGINEER DATE
 -FINALIZED / /



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.

January 11, 2005

Beth Gonzales
Mark Goodwin & Associates, PA
P.O. Box 90608 / 87199
Phone: 828-2200 Fax: 797-9539

WLT 2

Dear Beth:

Thank you for your inquiry of January 11, 2005 requesting the names of Recognized Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at **TRACT K, SUNDORO SOUTH SUBDIVISION LOCATED ON 98TH STREET BETWEEN LADERA DRIVE AND INTERSTATE 40**
Zone Map J-8

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

SEE "ATTACHMENT A" FOR NEIGHBORHOOD INFORMATION.

Please note that according to O-92 you are required to notify each of these contact persons by **certified mail, return receipt requested, before** the Planning Department will accept your application filing. **IMPORTANT! Failure of adequate notification may result in your Application Hearing being deferred for 30 days.** If you have any questions about the information provided, please contact me at (505) 924-3914 or via an e-mail message at juliaking@cabq.gov or by fax at (505) 924-3913.

Sincerely,

Julia King

Julia King
Senior Office Assistant
OFFICE OF NEIGHBORHOOD COORDINATION
Planning Department

planningrnaform(10/27/04)

"Attachment A"

BETH GONZALES, MARK GOODWIN & ASSOC., PA
ZONE MAP: J-8

Tierra Oeste NA (R)

*Frank Briceno

8615 Casa De Luz Ct. NW / 87120 883-7171 (h)

Bernadine Chavez

1601 Casa Florida NW / 87120 352-0876 (h)

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

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

NOTICE TO APPLICANTS

SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

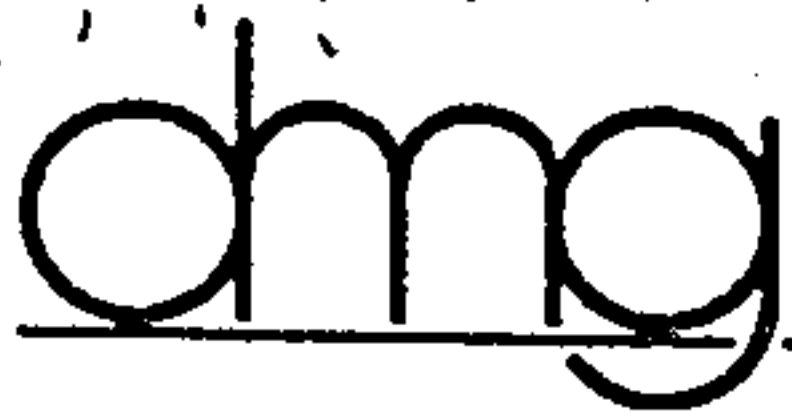
Applicants for Zone Change, Site Plan, Sector Development Plan approval or an amendment to a Sector Development Plan by the EPC, DRB, etc. are required under Council Bill O-92 to notify all affected recognized neighborhood associations **PRIOR TO FILING THE APPLICATION TO THE PLANNING DEPARTMENT**. Because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

WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

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

(below this line for ONC use only)

Date of Inquiry: 1/11/05 Time Entered: 2:25pm ONC Rep. Initials: JK



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539

January 18, 2005

Mr. Frank Briceno
Tierra Oeste Neighborhood Association
8615 Casa de Luz Ct. NW
Albuquerque, NM 87120

Ms. Bernadine Chavez
Tierra Oeste Neighborhood Association
1601 Casa Florida NW
Albuquerque, NM 87120

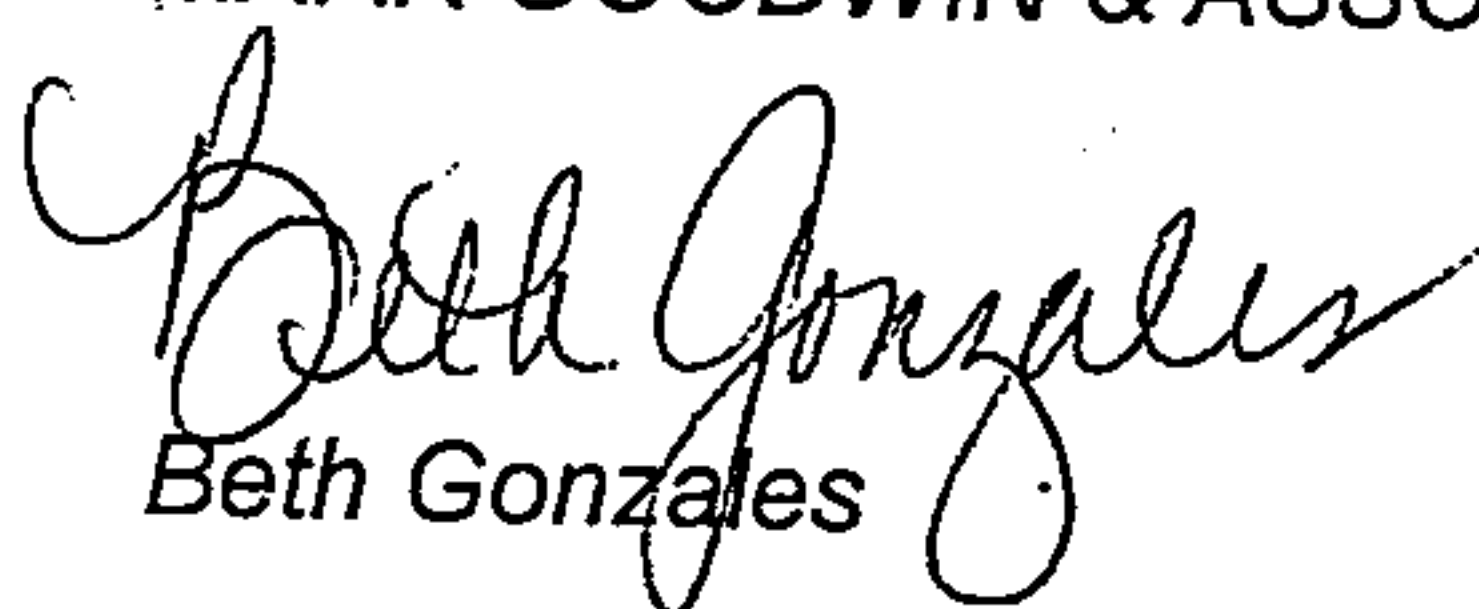
Re: **Sundoro South. Unit 2**

Dear Mr. Briceno and Ms. Chavez:

Enclosed please find a copy of the Preliminary Plat, Temporary Sidewalk Deferral, Vacation of Public Right of Way, and Sidewalk Waiver application for City of Albuquerque for the referenced project. The anticipated date to be heard February 16, 2005. Please contact James D. Hughes, PE, of our office if you have any questions or concerns.

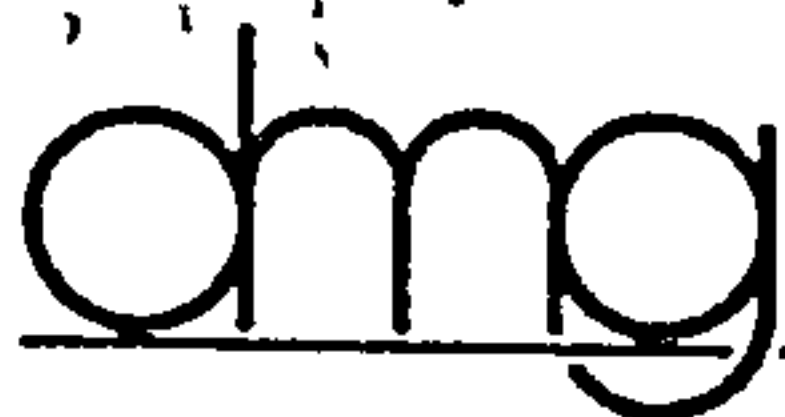
Sincerely,

MARK GOODWIN & ASSOCIATES, PA


Beth Gonzales

JDH/bg

Enclosure



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539

January 18, 2005

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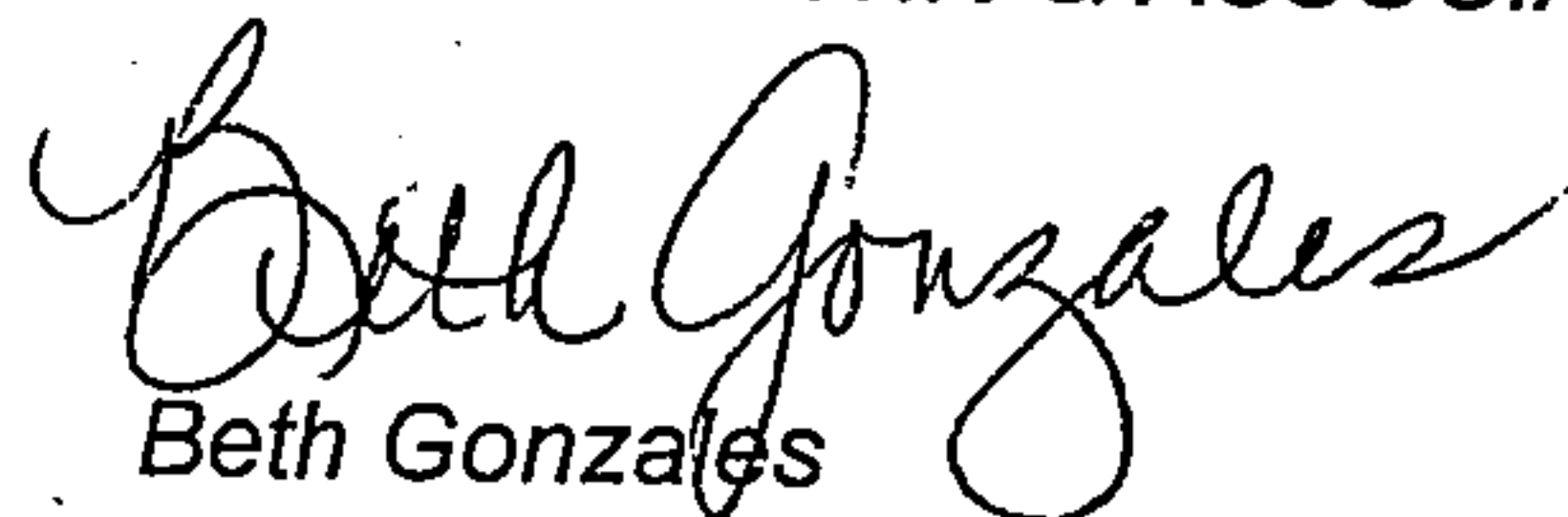
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Sincerely,

MARK GOODWIN & ASSOCIATES, PA


Beth Gonzalez

JDH/bg

Enclosure

7002 0860 0003 3253 4816

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS. FOLD AT DOTTED LINE

CERTIFIED MAIL



7002 0860 0003 3253 4816

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

OFFICIAL USE

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

Postmark Here

Sent To
 Mr. Frank Bucero, Tierra Oeste, N.A.
 Street, Apt. No.; or PO Box No. 8615 Casade Luz Ct NW
 City, State, ZIP+4 Albuquerque, NM 87120
 PS Form 3800, April 2002 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
 Mr. Frank Bucero
 Tierra Oeste N.A.
 8615 Casade Luz Ct NW
 Albuquerque, NM 87120

2. Article Number (Transfer from service label)

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent Addressee
 B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.

4. Restricted Delivery? (Extra Fee) Yes

7002 0860 0003 3253 4793

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS. FOLD AT DOTTED LINE

CERTIFIED MAIL



7002 0860 0003 3253 4793

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

OFFICIAL USE

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

Postmark Here

Sent To
 Ms. Bernadine Chavez, Tierra Oeste NA
 Street, Apt. No.; or PO Box No. 1601 Casa Florida NW
 City, State, ZIP+4 Albuquerque NM 87120
 PS Form 3800, April 2002 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:
 Ms. Bernadine Chavez
 Tierra Oeste N.A.
 1601 Casa Florida NW
 Albuquerque, NM 87120

2. Article Number (Transfer from service label)

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 B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.

4. Restricted Delivery? (Extra Fee) Yes

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

PAID RECEIPT

APPLICANT NAME

Westland Development

AGENT

Mark Gordon Johnson

ADDRESS

PROJECT & APP #

1002960 / 05 00108 / 0500110
05 00109 / 0500111

PROJECT NAME

Sunders South Blvd 1

\$ 20.00 441032/3424000 Conflict Management Fee

\$ 15,500.00 441006/4983000 DRB Actions

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

\$ 75.00 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

\$ 1645.00 TOTAL AMOUNT DUE

City of Albuquerque
Treasury Division

1/19/2005 2:00PM LOC: ANNX
 RECEIPT# 00037320 WSH# 007 TRANS# 0041
 Account 441018 Fund 0110
 Activity 4971000 TRSLJS
 Trans Amt \$1,645.00
 J24 Misc \$75.00
 CK \$1,645.00
 CHANGE \$0.00

Thank You

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

J24 Misc \$1,550.00
 Trans Amt \$1,645.00
 Activity 4983000
 Account 441006 Fund 0110
 RECEIPT# 00037319 WSH# 007 TRANS# 0041
 /19/2005 2:00PM LOC: ANNX

City of Albuquerque
Treasury Division

City Of Albuquerque
Treasury Division

1/19/2005 2:00PM LOC: ANNX
 RECEIPT# 00037318 WSH# 007 TRANS# 0041
 Account 441032 Fund 0110
 Activity 3424000 TRSLJS
 Trans Amt \$1,645.00
 J24 Misc \$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 2-1-05 To 2-16-05

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.

Lawrence Davis (Applicant or Agent) 1-19-05 (Date)


I issued 2 signs for this application, 1-19-05 (Date) *Olaise Senora* (Staff Member)
same 1 sign (agent to provide)

DRB PROJECT NUMBER: 1002960

PRELIMINARY PLAT FOR
SUNDORO SOUTH SUBDIVISION UNIT 2
 WITHIN THE
 TOWN OF ATRISCO GRANT
 PROJECTED SECTION 17
 TOWNSHIP 10 NORTH, RANGE 2 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 DECEMBER, 2004

CURVE TABLE						
CURVE	LENGTH	RADIUS	DELTA	TANGENT	CH BRG	CHORD
C1	153.49	100.00	87°56'43"	96.48	N28°59'20"E	138.86
C2	168.32	1176.00	8°12'02"	84.30	N68°51'41"E	168.17

LINE DATA		
NUMBER	DIRECTION	DISTANCE
L1	N22°12'53"W	46.06
L2	N75°00'59"E	20.00
L3	S75°00'59"W	20.00
L4	N89°48'05"W	8.19
L5	N14°58'56"W	62.08

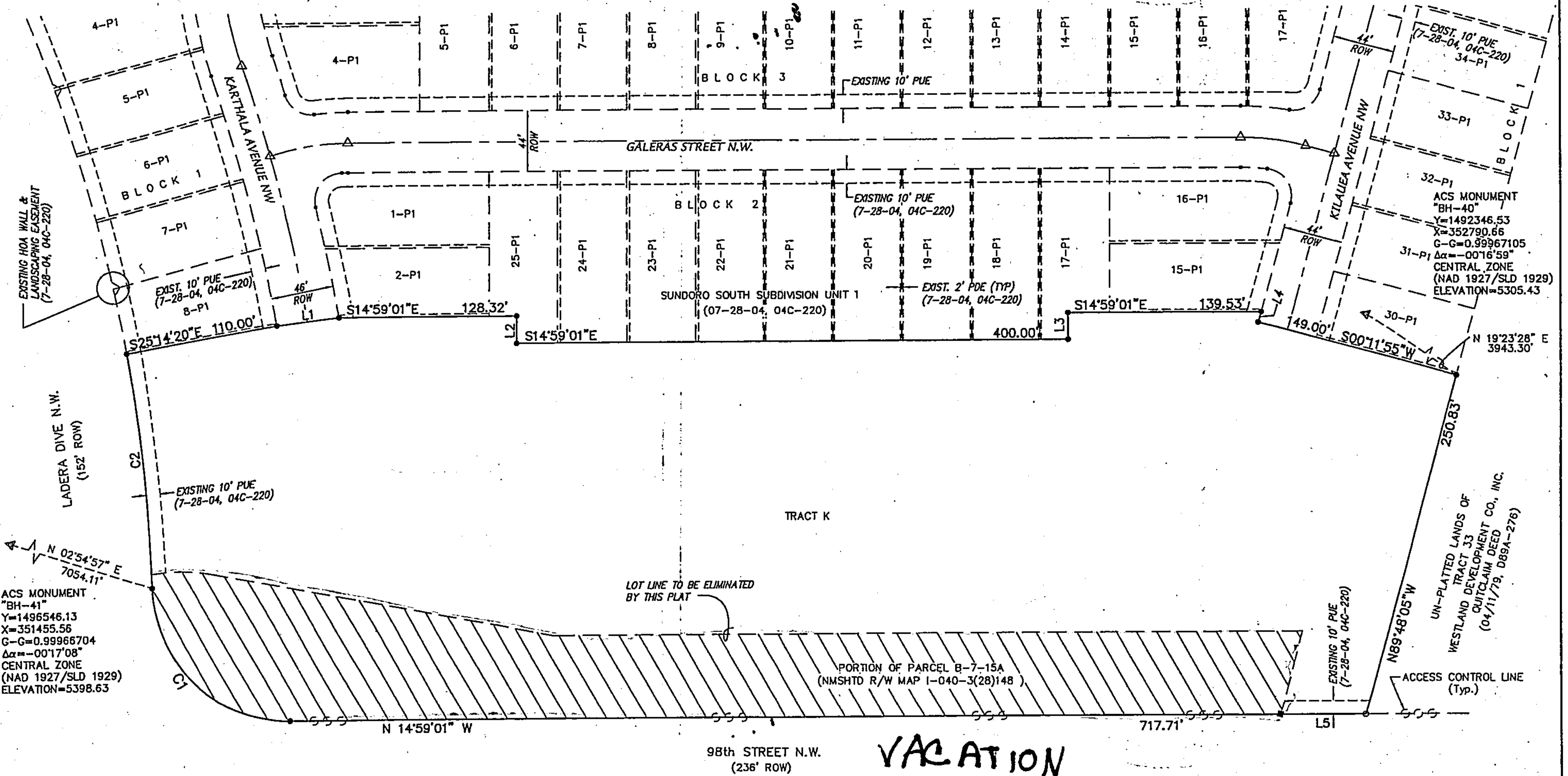
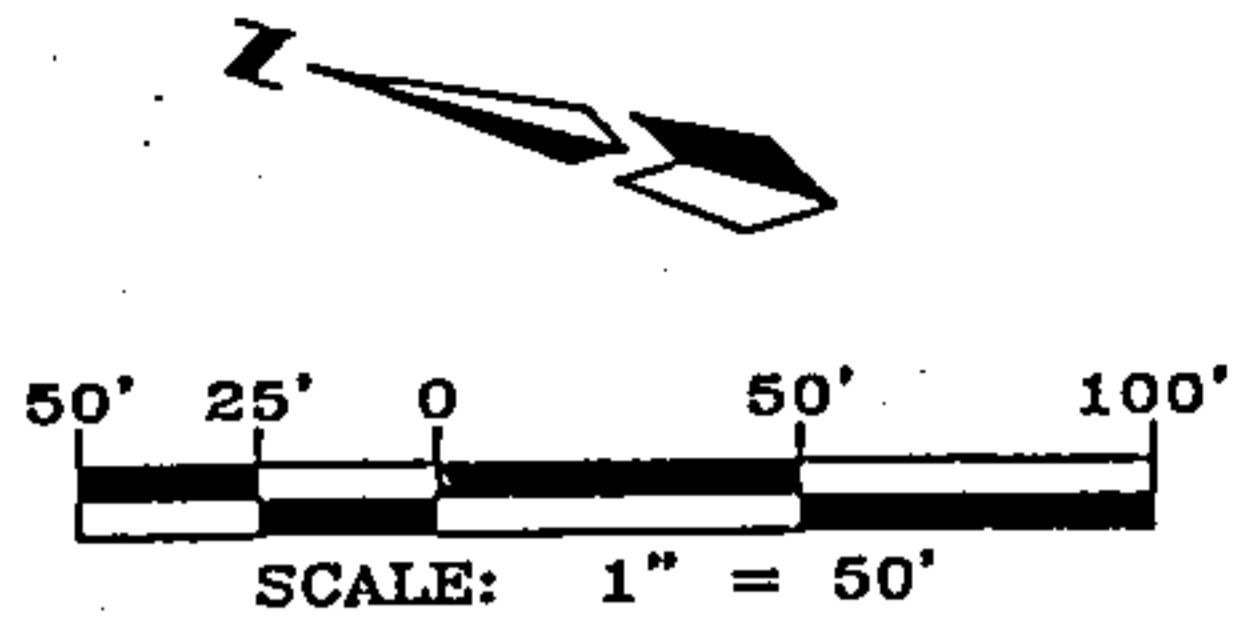
 N.M.S.H.C. RIGHT-OF-WAY
 HEREBY VACATED PER
 (V 04DRB-
 (1.2689 AC.)

ABBREVIATIONS

- PDE PRIVATE DRAINAGE EASEMENT
- PUE PUBLIC UTILITY EASEMENT
- ROW RIGHT-OF-WAY
- HOA HOME OWNER'S ASSOCIATION

MONUMENTATION

- SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
- FOUND 5/8" REBAR WITH CAP "LS 11993" (TYP.)
- FOUND N.M.S.H.C. BRASS CAP
- △ EXISTING CENTERLINE MONUMENT "ALS LS 7719" (TYP.)



ACS MONUMENT
 "BH-41"
 Y=1496546.13
 X=351455.56
 G-G=0.99966704
 Δα=-00°17'08"
 CENTRAL ZONE
 (NAD 1927/SLD 1929)
 ELEVATION=5398.63

ALDRICH LAND SURVEYING

P.O. BOX 30701, ALBU., N.M. 87190
 505-884-1990

VACATION EXHIBIT B
 Date 2/14/05

Dwg: A3070FPU2S2.dwg	Drawn: RICHARD	Checked: ALS	Sheet 2 of 4
Scale: 1"=50'	Date: 01/10/05	Job: A03070	

F:\A3070LAD\BASE\U2 FINAL PLAT\A3070FPU2S2.DWG\ 12-10-04 RDQ

Public Right of Way Exhibit

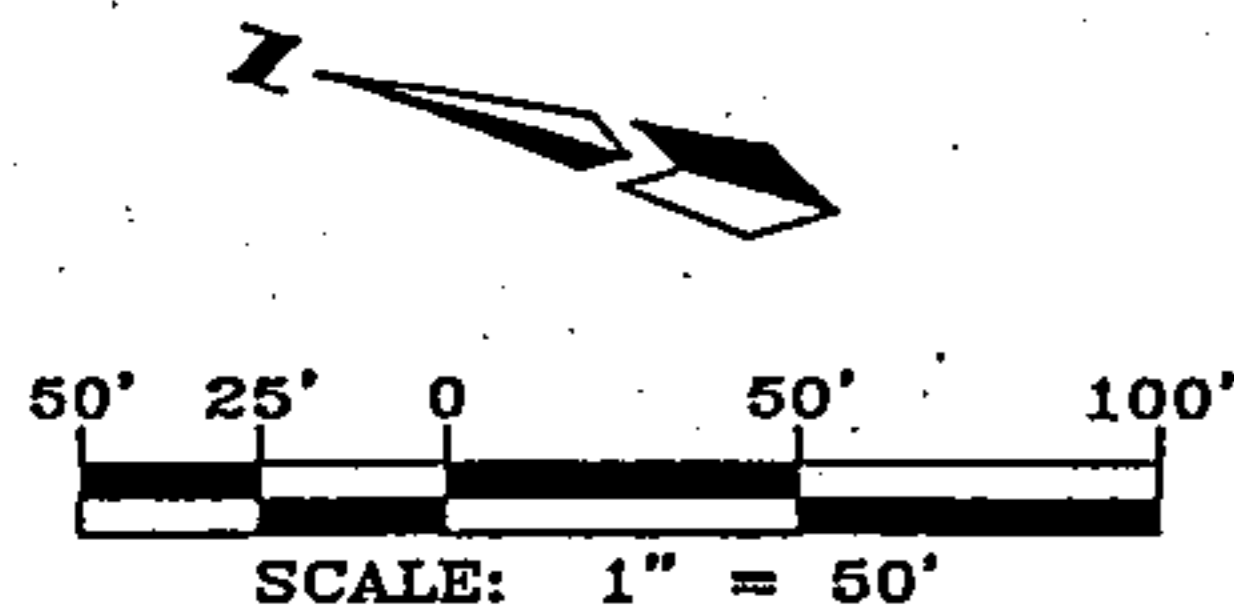
F:\A3070LAD\BASE\U2 FINAL PLAT\A3070FPU2S2.DWG 1/17/2005 4:49:29 PM MARK GOODWIN & ASSOCIATES, PLOTTED BY RDQ

EASEMENTS

2' PRIVATE DRAINAGE EASEMENT
CENTERED ON LOT LINE
(SEE NOTE THIS SHEET)

2' PRIVATE DRAINAGE EASEMENT
ON LOW SIDE OF LOT LINE
(SEE NOTE THIS SHEET)

ALL STREETS SHOWN
HEREON ARE HEREBY
DEDICATED AS PUBLIC
RIGHT-OF-WAY



PRIVATE DRAINAGE EASEMENTS:

2' wide private drainage easements are located in some side yards as shown hereon. Where the difference in elevation between the two adjacent pads is 0.8' or less the easement is centered on the lot line. Where the difference is more than 0.8' but less than 1.4' the easement is entirely on the low side of the lot line and immediately adjacent to that lot line. Where the easement is centered on the lot line it is for the mutual benefit of both lot owners and is to be jointly maintained. Where the easement is entirely on the low side of the lot line the easement is for the benefit of the adjacent "high side" lot owner and shall be maintained by the underlying "low side" lot owner. Neither lot owner is allowed to change the planned grade within the 2' wide private drainage easement, nor shall either lot owner place any loose material adjacent to the easement that has the potential to be moved into the drainage easement or in any other way block drainage in any portion of the easement, except that a fence or block wall may be centered on the lot line. Under no circumstances shall the grade adjacent to the easement on either side of the easement be changed except by a structurally sound retaining wall, as designed by a registered professional engineer or architect. Where no easement is shown on the plat each lot owner must construct, operate and maintain his own separate swale all the way to the street and cross lot drainage will be prevented by some combination of walls and berms on the common lot line to be jointly maintained by both lot owners.

MONUMENTATION

- SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP.)
- FOUND 5/8" REBAR WITH CAP "LS 11993" (TYP.)
- FOUND N.M.S.H.C. BRASS CAP
- △ EXISTING CENTERLINE MONUMENT "ALS LS 7719" (TYP.)

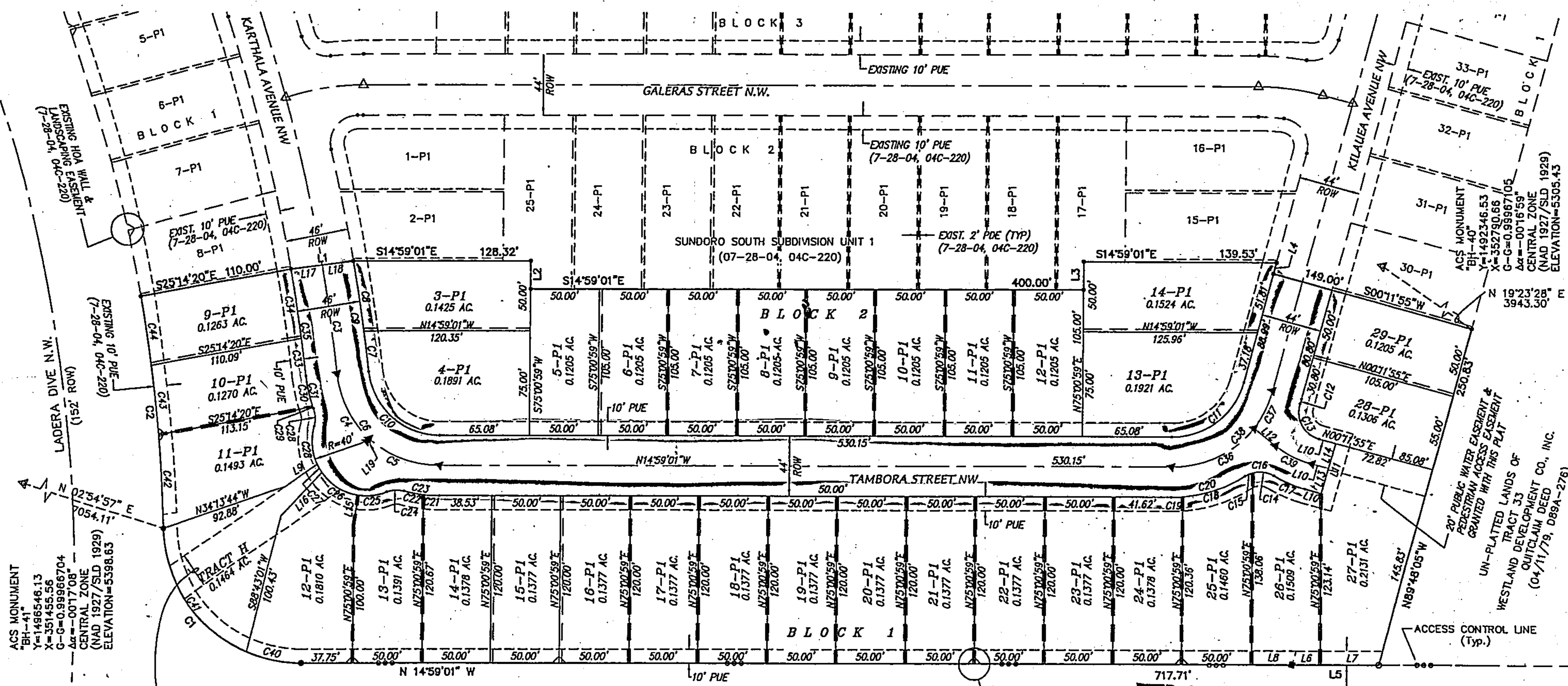
ABBREVIATIONS

- PDE PRIVATE DRAINAGE EASEMENT
- PUE PUBLIC UTILITY EASEMENT
- ROW RIGHT-OF-WAY
- HOA HOME OWNER'S ASSOCIATION
- 10' PUE = PUBLIC UTILITY EASEMENTS GRANTED WITH THIS PLAT

PRELIMINARY PLAT FOR
SUNDORO SOUTH SUBDIVISION UNIT 2
WITHIN THE
TOWN OF ATRISCO GRANT
PROJECTED SECTION 17
TOWNSHIP 10 NORTH, RANGE 2 EAST, NMPM
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
DECEMBER, 2004

NOTE:

CENTERLINE (IN LIEU OF R/W) MONUMENTATION IS TO BE INSTALLED AT ALL CENTERLINE PC'S, PT'S, ANGLE POINTS AND STREET INTERSECTIONS AS SHOWN HEREON, AND WILL CONSIST OF A FOUR INCH (4") ALUMINUM ALLOY CAP STAMPED "CITY OF ALBUQUERQUE, CENTERLINE MONUMENT, "DO NOT DISTURB", "PLS # 7719".



P:\A3070\A3070\A3070\FINAL PLAT\A3070\FPU253-4.dwg, 11/10/2005 4:51:53 PM, MARK GOODWIN & ASSOCIATES, PLOTTED BY RDQ

DEFERRED SIDEWALK (236' ROW)
WAIVED SIDEWALK

EXHIBIT C
ALDRICH LAND SURVEYING

HOA WALL & LANDSCAPING EASEMENT (TYP) GRANTED WITH THIS PLAT (SEE SHEET 4 FOR DETAIL)

SEE SHEET 4 FOR LINE AND CURVE DATA

Dwg: A3070\FPU253-4.dwg	Drawn: RICHARD	Checked: ALS	Sheet 3 of 4
Scale: AS SHOWN	Date: 01/10/05	Job: A03070	

SIDEWALK EXHIBITS

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 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: Westland Development Co., Inc. PHONE: 831-9600

ADDRESS: 401 Coors NW FAX: 831-4865

CITY: Albuquerque STATE NM ZIP 87121 E-MAIL: _____

Proprietary interest in site: Owner List all owners:

AGENT (if any): Mark Goodwin & Associates, PA PHONE: 828-2200

ADDRESS: PO Box 90606 FAX: 797-9539

CITY: Albuquerque STATE NM ZIP 87199 E-MAIL: doug@goodwinengineers.com

DESCRIPTION OF REQUEST: Sundoro South, Unit 1: 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. Parcel J-2-A Block: _____ Unit: _____

Subdiv. / Addn. Westland North

Current Zoning: SU-2/R-LT Proposed zoning: Same

Zone Atlas page(s): J-8 & J-9 No. of existing lots: 1 Parcel No. of proposed lots: 110 lts, 9 Tr

Total area of site (acres): 32.8605 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. 100805849316840301 MRGCD Map No. _____

LOCATION OF PROPERTY BY STREETS: On or Near: Endee Road *NW*

Between: 98th Street *NW* and 94th Street *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.): 1002935

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

SIGNATURE James D. Hughes DATE June 29-04

(Print) James D. Hughes, PE ___ Applicant Agent

FOR OFFICIAL USE ONLY.

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

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	<u>04DRB - 01006</u>	<u>FP</u>	<u>5(3)</u>	<u>\$ 0</u>
<input type="checkbox"/> All fees have been collected	_____	<u>CMF</u>	_____	<u>\$ 20.00</u>
<input type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input 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>7-14</u>			Total <u>\$ 20.00</u>

[Signature]

6-29-04
Planner signature / date

Project # 1002935

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 *(Previously Approved)*
- 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. *Pending*

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.

James D Hughes
Applicant name (print)
James D Hughes June 29, 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 - 01006

[Signature] 6-29-04
Planner signature / date

Project # 1002935



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: goodwinengrs@comcast.net

June 29, 2004

Ms. Sheran Matson
DRB Chair
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

UNIT 1

Re: Sundoro South Subdivision, Units 1 & 3 (DRB # 1002935)

Dear Ms. Matson:

The Unit 2 Final Plat will vacate the Highway Right - of - Way next to 98th Street since that property is still in the process of being acquired by Westland Development co., Inc., from the Highway Department. The Highway Department has approved the vacation but has not recorded the deed.

The Unit 1 and Unit 3 Plats are two separate plats but there is just one SIA for both. The perimeter walls were approved at the Public Hearing for the Preliminary Plats.

Please contact our office if you have any questions.

Sincerely,

MARK GOODWIN & ASSOCIATES, PA

James D. Hughes, PE
Senior Engineer

JDH/bg

1st AMENDMENT TO AGREEMENT TO
CONSTRUCT SUBDIVISION IMPROVEMENTS
Sundoro South, Units 1 & 3

City Project # 727081

WHEREAS, the City and the Subdivider entered into an Agreement to Construct Public and/or Private Subdivision Improvements ("Original Agreement") on March 12, 2004, which was recorded on March 15, 2004, in the records of the Bernalillo County Clerk at Book A74, pages 3887 thru --, wherein the Subdivider agreed to satisfactorily construct certain infrastructure improvements.

WHEREAS, the Subdivider has requested final plat approval of its plat identified as SUNDORO SOUTH, Units 1 and 3; and

WHEREAS, the Subdivider is required to financially guarantee the construction of the public and/or private infrastructure; and

WHEREAS, the Subdivider is able to provide the required financial guaranty.

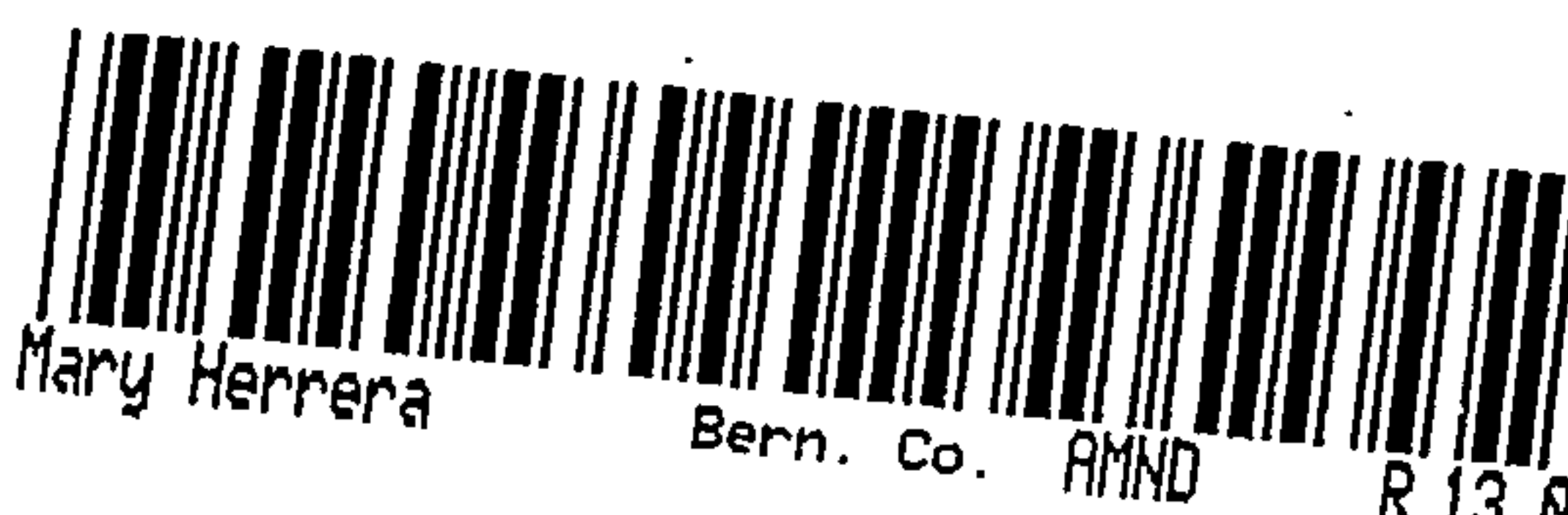
THEREFORE, the Subdivider and the City agree to amend the Original Agreement as follows:

1. Amending Section 5, FINANCIAL GUARANTY, second paragraph, to read as follows:

To meet the Subdivision Ordinance requirements, the Subdivider has acquired or is able to acquire the following "Financial Guaranty:"

Type of Financial Guaranty: Subdivision Bond # 1846540
Amount: \$ 1,259,111.31
Name of Financial Institution or Surety providing Guaranty: Insurance Company of the West
Date City first able to call guaranty: March 12, 2006
Construction Completion Deadline: March 12, 2006
If guaranty other than a Bond, last day City is able to call on Guaranty is: _____, 20__.
Additional information: _____

2. Other Terms Unchanged: Except as amended herein, the terms and conditions of the Original Agreement will remain unchanged and will continue in full force and effect unless there is a conflict between the terms and conditions of this Amendment, and the terms and conditions of the Original Agreement, in which case the terms and conditions of the Amendment to the Original Agreement will control.



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Page: 1 of 3
06/09/2004 04:12P
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2/0

No. of Lots: _____
Nearest Major Streets _____

Sundoro South
Units 1 & 3

FIGURE 19
SIDEWALK DEFERRAL AGREEMENT
PROJECT NO. 727081

THIS AGREEMENT is made this 6th day of June, 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 Westland Development Co., Inc. ("Developer"), whose address is 401 Coors NW, Albuquerque, NM 87121 and whose telephone number is 831-9600, a (state the type of business entity, for instance, "New Mexico corporation," "general partnership," "joint venture," "individual," etc.): NM corporation, is made in Albuquerque, New Mexico, and is entered into as of the date of final execution of this Agreement.

WHEREAS, the Developer is developing certain lands within the City of Albuquerque, County of Bernalillo, State of New Mexico, known as (existing legal description) Parcel J-2-A, Westland North, recorded on September 17, 2003 in the records of the Bernalillo County Clerk's office, Book 2003C, Page 283 (the "Subdivision"); and

WHEREAS, the Developer has submitted and the City has approved Developer's development plans and (state "preliminary" or "final":) final plat, to be identified as (state name of plat:) SUNDORO SOUTH, Units 1 and 3; and

WHEREAS, Developer has requested and the City has determined that it is acceptable for the Developer to defer construction of the sidewalks within the Subdivision until after construction of other required infrastructure; and

WHEREAS, the Subdivision Ordinance requires all sidewalks to be completed within four (4) years after execution of the Agreement to Construct Subdivision Improvements; and

WHEREAS, the Developer must execute and deliver to the City an Agreement and an acceptable financial guaranty to provide funds for construction of the sidewalk improvements in case the Developer does not complete the construction as required.

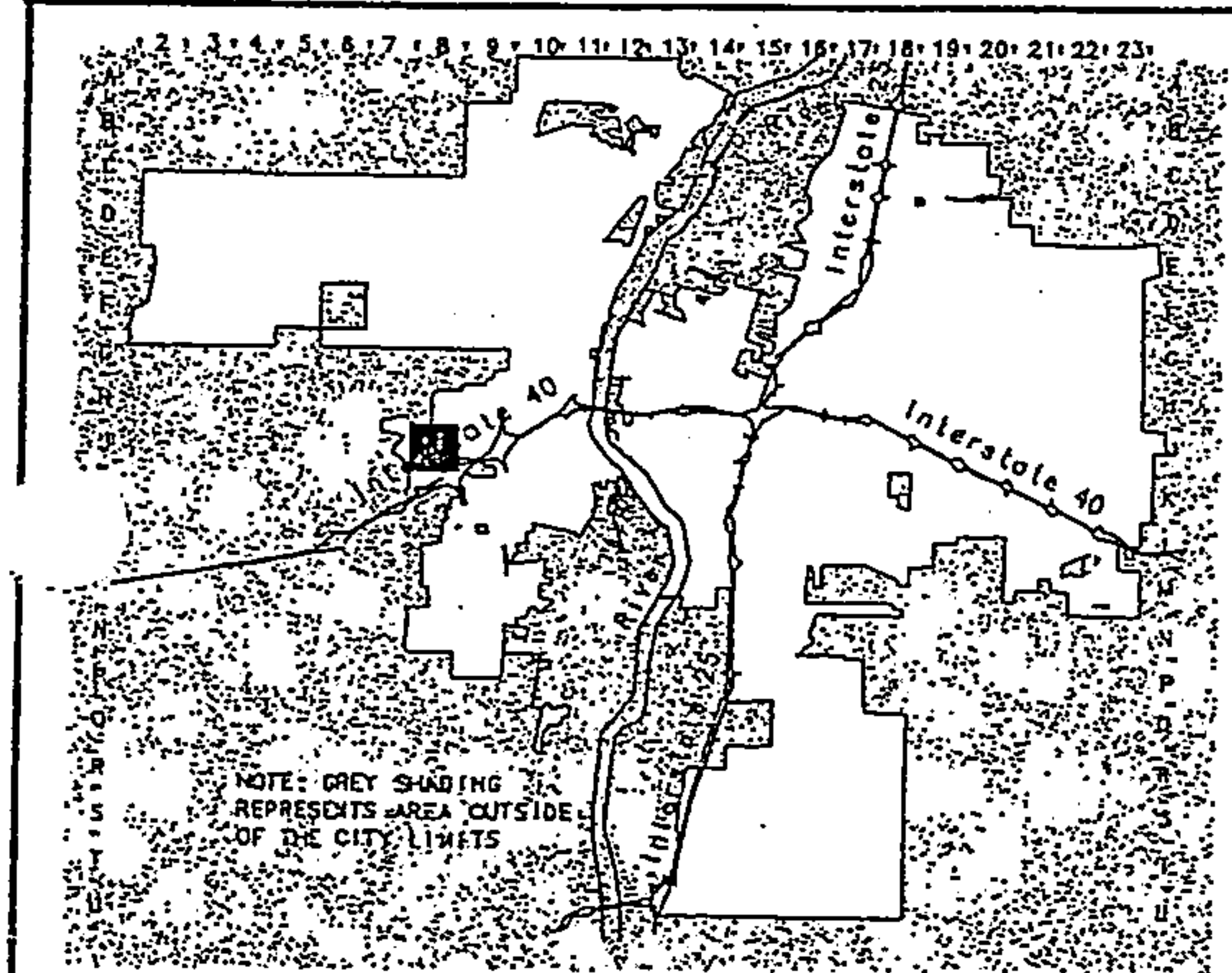
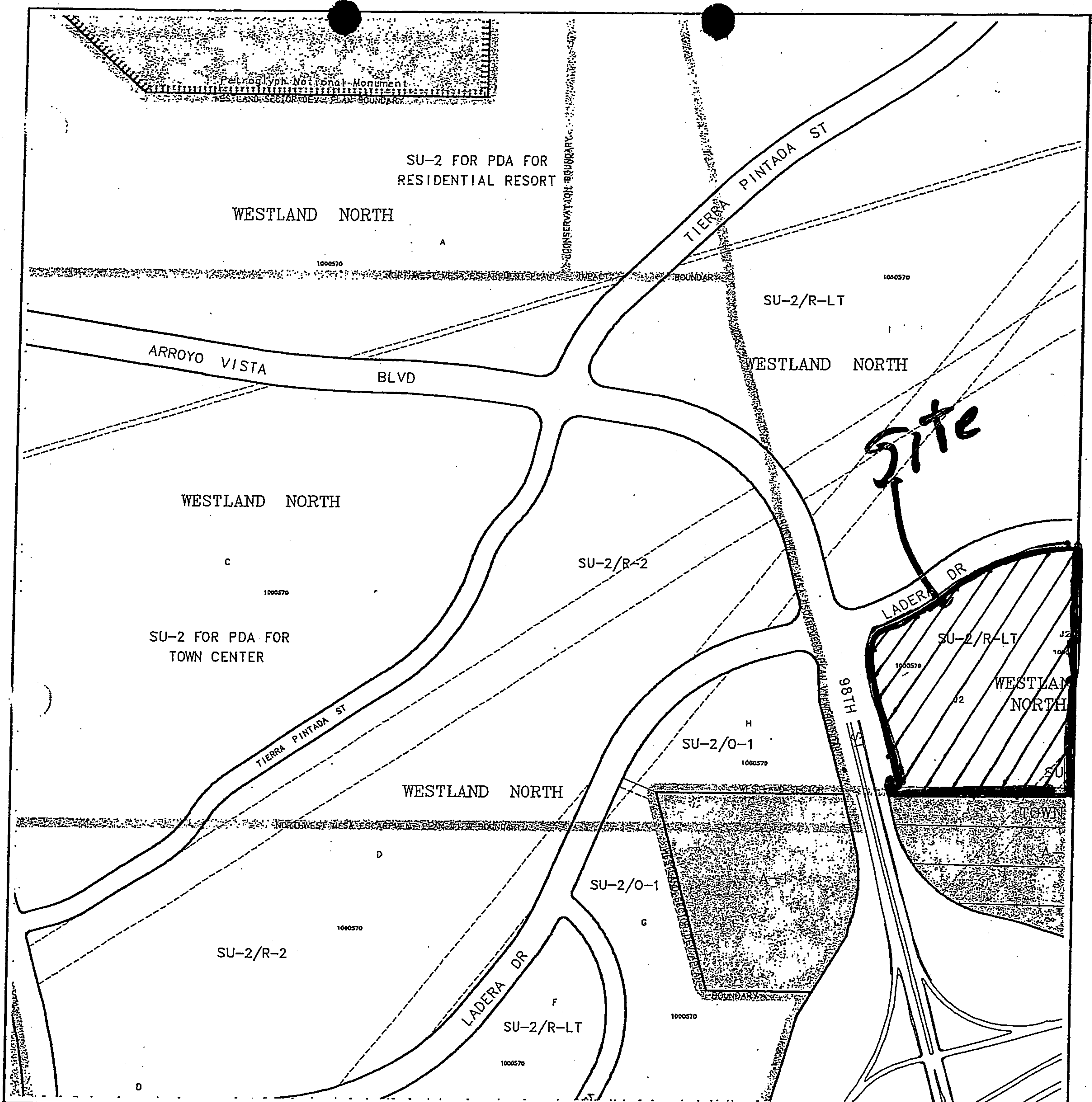
THEREFORE, the City and the Developer agree:

1.A. Sidewalk Construction Deadline. Developer has obtained a sidewalk deferral, as shown in the attached Exhibit "A", which is a copy of the Development Review Board's decision regarding the deferral granted. Developer agrees to utilize the City's sidewalk permit process and complete the sidewalk to the satisfaction of the City by March 12, 2006 ("Sidewalk Construction Deadline").

B. Request for Extension. If this Sidewalk Deferral Agreement establishes a Sidewalk Construction Deadline which is less than four (4) years after execution of the Subdivision Improvements Agreement, the Developer may request an extension from the Project Review Section for an additional period of time, which shall not exceed a total of four years after execution of the Subdivision Improvements Agreement. The form of the Financial Guaranty extension and the amount must be approved by the City, but shall not exceed 125% of the City's estimate of the cost of construction at the time Developer requests an extension. If the Developer will need more than four (4) years after execution of the Subdivision Improvements Agreement to construct the sidewalks, the Developer must request and obtain an extension from the Development Review Board and submit the required documentation to the Design Review Section before expiration of the four (4) years.



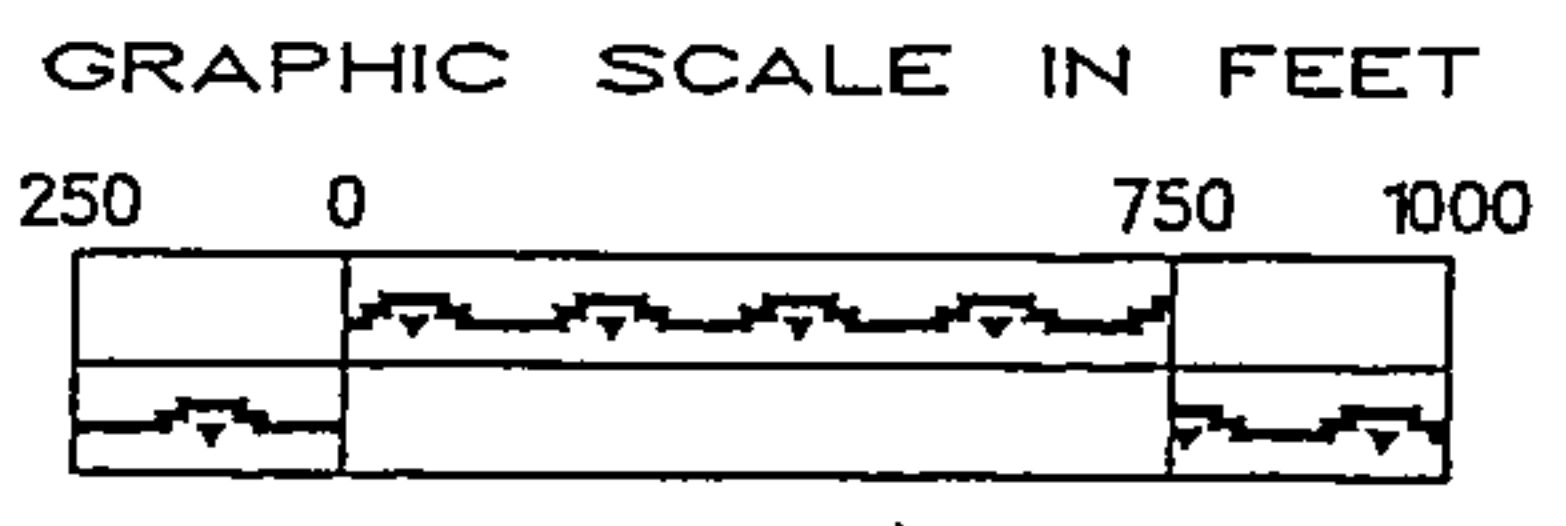
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Page: 1 of 7
06/09/2004 04:12P
Bk-A79 Pg-273



CITY OF Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

© Copyright 2003



Zone Atlas Page

J-8-Z

Map Amended through January 21, 2003

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

PAID RECEIPT

Unit 1

APPLICANT NAME Westland Dev. Co
 AGENT Mark Goodwin
 ADDRESS PO Box 90606 87199
 PROJECT & APP # 1002935/04 DRB 01006
 PROJECT NAME Westland North

\$ 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.

D. MARK GOODWIN AND ASSOCIATES, P.A.		4283
P.O. BOX 90606 ALBUQUERQUE, NM 87199-0606 (505) 828-2200		95-681/1070
DATE <u>June 29, 2004</u>		***DUPLICATE***
PAY TO THE ORDER OF <u>City of Albuquerque</u>		City Of Albuquerque \$ <u>20.00</u>
<u>Twenty No/100</u>		TREASURY DIVISION
FOR <u>Sundoro South, Unit 1</u>		DOLLARS: ANN
RECEIPT# 00025228 WS# 006 TRANSH 0018		Security Features Details on Back
Account <u>4032</u> Fund <u>0110</u>		X
Activity <u>42</u>		RECEIVED
Trans <u>Eden Rasenske</u>		MP
⑈004283⑈ ⑆107006813⑆ 283007003⑈		\$20.00
CHANGE		\$0.00

© HARLAND STYLE X1J

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 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: Westland Development Co., Inc. PHONE: 831-9600

ADDRESS: 401 Coors NW FAX: 831-4865

CITY: Albuquerque STATE NM ZIP 87121 E-MAIL:

Proprietary interest in site: Owner List all owners:

AGENT (if any): Mark Goodwin & Associates, PA PHONE: 828-2200

ADDRESS: PO Box 90606 FAX: 797-9539

CITY: Albuquerque STATE NM ZIP 87199 E-MAIL: doug@goodwinengineers.com

DESCRIPTION OF REQUEST: Sundoro South, Unit 3: 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. Tract J Block: Unit: 3

Subdiv. / Adn. Sundoro South Subdivision

Current Zoning: SU-2/R-LT Proposed zoning: Same

Zone Atlas page(s): J-8 & J-9 No. of existing lots: 1 TR No. of proposed lots: 1 Tr, 32 Lots

Total area of site (acres): 4.5085 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. 100805849316840301 MRGCD Map No. _____

LOCATION OF PROPERTY BY STREETS: On or Near: Endee Road

Between: 98th Street and 94th Street

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): 1002935

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

SIGNATURE James D. Hughes DATE June 29, 04

(Print) James D. Hughes, PE ___ Applicant Agent

FOR OFFICIAL USE ONLY

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

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	<u>04DRB - 01007</u>	<u>FP</u>	<u>5(3)</u>	<u>\$ 0</u>
<input type="checkbox"/> All fees have been collected	_____	<u>CMF</u>	_____	<u>\$ 20.00</u>
<input type="checkbox"/> All case #s are assigned	_____	_____	_____	<u>\$</u>
<input type="checkbox"/> AGIS copy has been sent	_____	_____	_____	<u>\$</u>
<input 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>Total</u>
<input type="checkbox"/> F.H.D.P. fee rebate	Hearing date <u>7-14-04</u>	_____	_____	<u>\$ 20.00</u>

Subule 6-29-04
Planner signature / date

Project # 1002935

Copy this
sections

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.
- N/A* Design elevations & cross sections of perimeter walls *Previously Approved*
- 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
- N/A* 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.** *Pending*

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.

James D Hughes
 Applicant name (print)
James D Hughes
 Applicant signature / date
June 29 04



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

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

Application case numbers
04DRB - - 01007
 - - -
 - - -

[Signature] 6-29-04
 Planner signature / date
Project # 1002935



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: goodwinengrs@comcast.net

June 29, 2004

Ms. Sheran Matson
DRB Chair
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

UNIT 3
10

Re: Sundoro South Subdivision, Units 1 & 3 (DRB # 1002935)

Dear Ms. Matson:

The Unit 2 Final Plat will vacate the Highway Right - of - Way next to 98th Street since that property is still in the process of being acquired by Westland Development co., Inc., from the Highway Department. The Highway Department has approved the vacation but has not recorded the deed.

The Unit 1 and Unit 3 Plats are two separate plats but there is just one SIA for both. The perimeter walls were approved at the Public Hearing for the Preliminary Plats.

Please contact our office if you have any questions.

Sincerely,

MARK GOODWIN & ASSOCIATES, PA

James D. Hughes, PE
Senior Engineer

JDH/bg

1st AMENDMENT TO AGREEMENT TO
CONSTRUCT SUBDIVISION IMPROVEMENTS
Sundoro South, Units 1 & 3

City Project # 727081

WHEREAS, the City and the Subdivider entered into an Agreement to Construct Public and/or Private Subdivision Improvements ("Original Agreement") on March 12, 2004, which was recorded on March 15, 2004, in the records of the Bernalillo County Clerk at Book A74, pages 3887 thru --, wherein the Subdivider agreed to satisfactorily construct certain infrastructure improvements.

WHEREAS, the Subdivider has requested final plat approval of its plat identified as SUNDORO SOUTH, Units 1 and 3, and

WHEREAS, the Subdivider is required to financially guarantee the construction of the public and/or private infrastructure; and

WHEREAS, the Subdivider is able to provide the required financial guaranty.

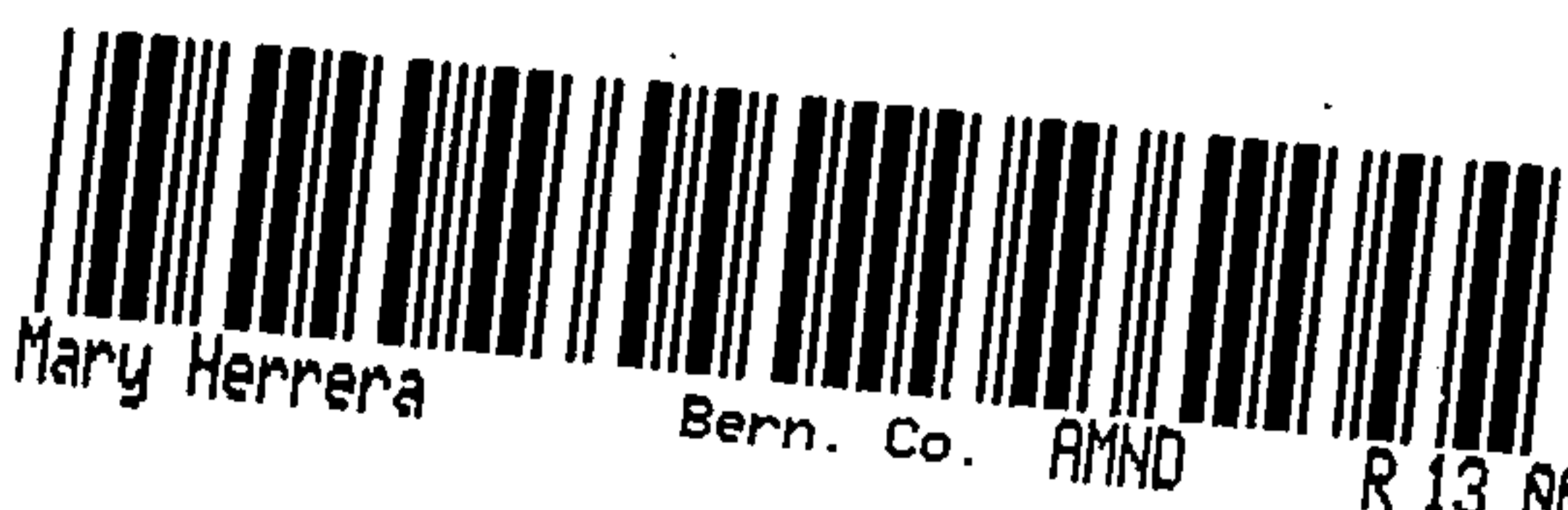
THEREFORE, the Subdivider and the City agree to amend the Original Agreement as follows:

- 1. Amending Section 5, FINANCIAL GUARANTY, second paragraph, to read as follows:

To meet the Subdivision Ordinance requirements, the Subdivider has acquired or is able to acquire the following "Financial Guaranty:"

Type of Financial Guaranty: Subdivision Bond # 1846540
Amount: \$ 1,259,111.31
Name of Financial Institution or Surety providing Guaranty: Insurance Company of the West
Date City first able to call guaranty: March 12, 2006
Construction Completion Deadline: March 12, 2006
If guaranty other than a Bond, last day City is able to call on Guaranty is: _____, 20__.
Additional information: _____

- 2. Other Terms Unchanged: Except as amended herein, the terms and conditions of the Original Agreement will remain unchanged and will continue in full force and effect unless there is a conflict between the terms and conditions of this Amendment, and the terms and conditions of the Original Agreement, in which case the terms and conditions of the Amendment to the Original Agreement will control.



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Page: 1 of 3
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210

No. of Lots: _____
Nearest Major Streets _____

Sundoro South
Units 1 & 3

FIGURE 19
SIDEWALK DEFERRAL AGREEMENT
PROJECT NO. 727081

THIS AGREEMENT is made this 6th day of June, 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 Westland Development Co., Inc. ("Developer"), whose address is 401 Coors NW, Albuquerque, NM 87121 and whose telephone number is 831-9600, a (state the type of business entity, for instance, "New Mexico corporation," "general partnership," "joint venture," "individual," etc.): NM corporation, is made in Albuquerque, New Mexico, and is entered into as of the date of final execution of this Agreement.

WHEREAS, the Developer is developing certain lands within the City of Albuquerque, County of Bernalillo, State of New Mexico, known as (existing legal description) Parcel J-2-A, Westland North, recorded on September 17, 2003 in the records of the Bernalillo County Clerk's office, Book 2003C, Page 283 (the "Subdivision"); and

WHEREAS, the Developer has submitted and the City has approved Developer's development plans and (state "preliminary" or "final":) final plat, to be identified as (state name of plat:) SUNDORO SOUTH, Units 1 and 3; and

WHEREAS, Developer has requested and the City has determined that it is acceptable for the Developer to defer construction of the sidewalks within the Subdivision until after construction of other required infrastructure; and

WHEREAS, the Subdivision Ordinance requires all sidewalks to be completed within four (4) years after execution of the Agreement to Construct Subdivision Improvements; and

WHEREAS, the Developer must execute and deliver to the City an Agreement and an acceptable financial guaranty to provide funds for construction of the sidewalk improvements in case the Developer does not complete the construction as required.

THEREFORE, the City and the Developer agree:

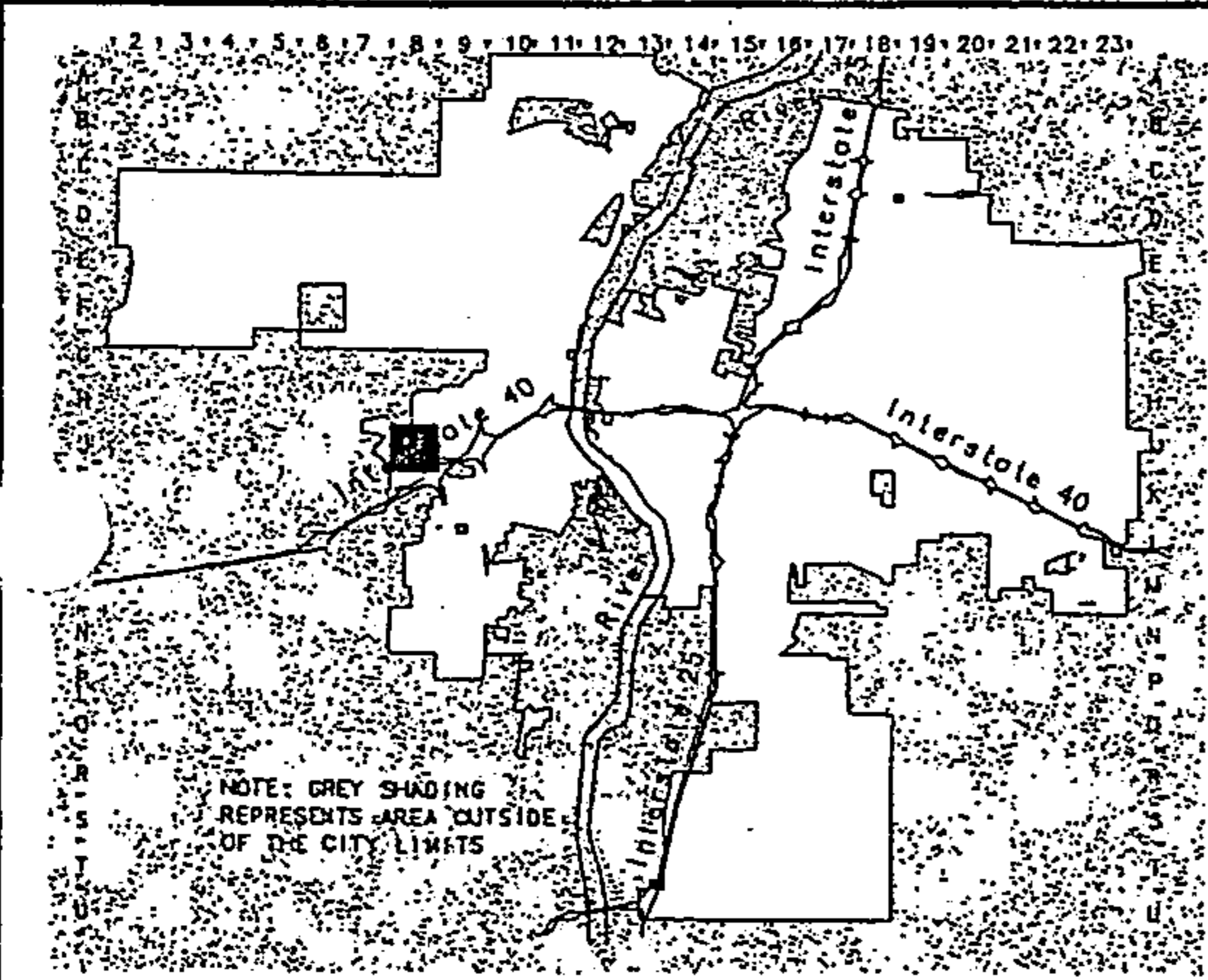
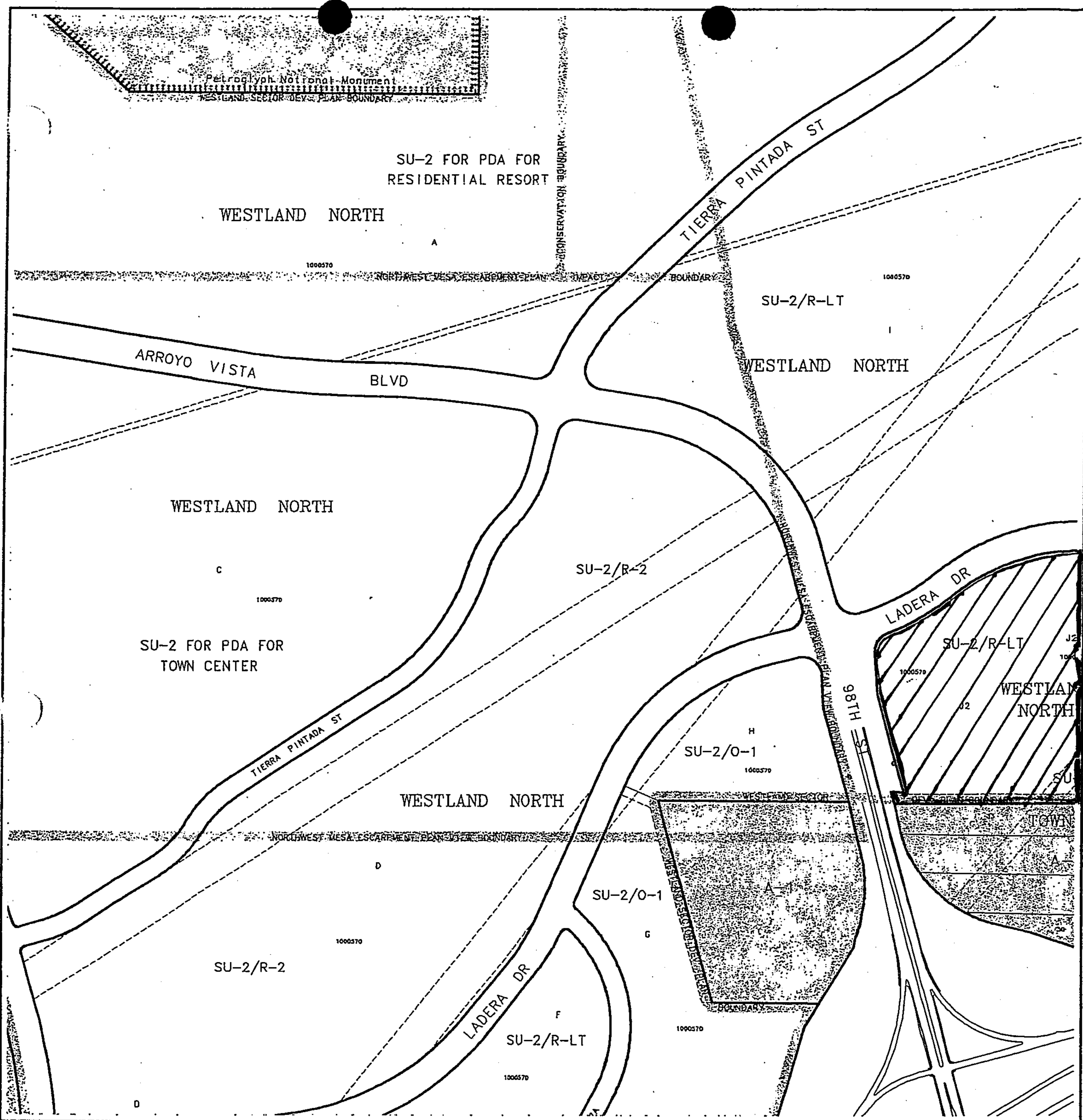
1.A. Sidewalk Construction Deadline. Developer has obtained a sidewalk deferral, as shown in the attached Exhibit "A", which is a copy of the Development Review Board's decision regarding the deferral granted. Developer agrees to utilize the City's sidewalk permit process and complete the sidewalk to the satisfaction of the City by March 12, 2006 ("Sidewalk Construction Deadline").

B. Request for Extension. If this Sidewalk Deferral Agreement establishes a Sidewalk Construction Deadline which is less than four (4) years after execution of the Subdivision Improvements Agreement, the Developer may request an extension from the Project Review Section for an additional period of time, which shall not exceed a total of four years after execution of the Subdivision Improvements Agreement. The form of the Financial Guaranty extension and the amount must be approved by the City, but shall not exceed 125% of the City's estimate of the cost of construction at the time Developer requests an extension. If the Developer will need more than four (4) years after execution of the Subdivision Improvements Agreement to construct the sidewalks, the Developer must request and obtain an extension from the Development Review Board and submit the required documentation to the Design Review Section before expiration of the four (4) years.

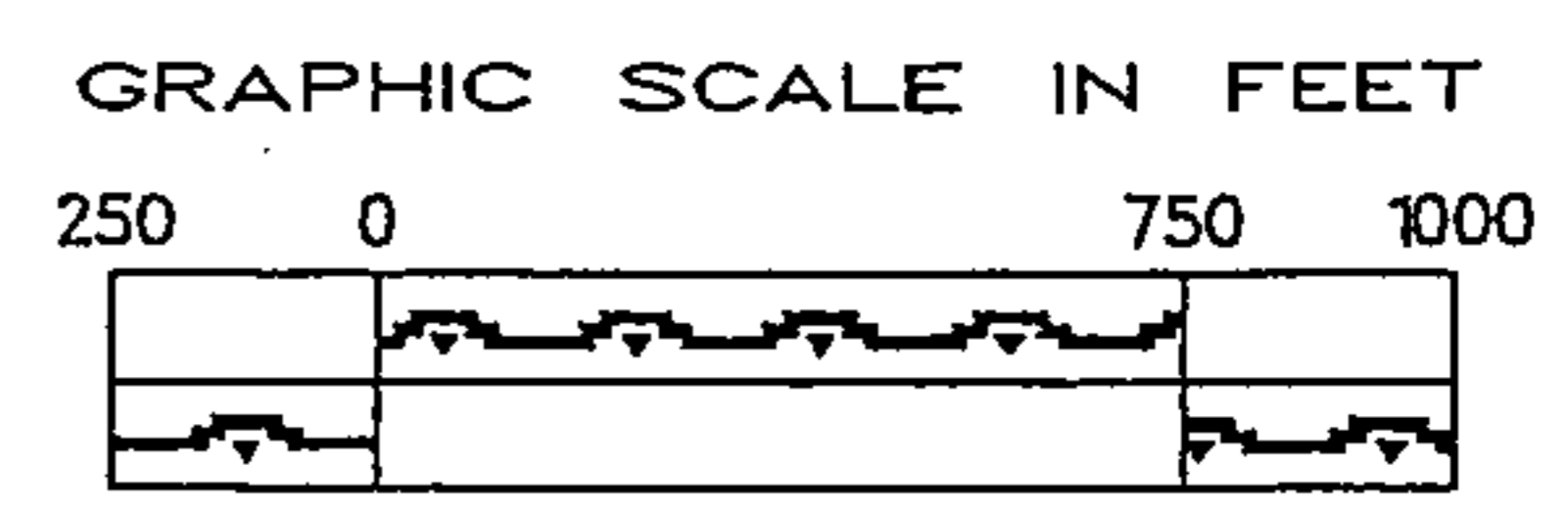


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Page: 1 of 7
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8/02



CITY OF
Albuquerque
Albuquerque **G**eographic **I**nformation **S**ystem
PLANNING DEPARTMENT
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Zone Atlas Page
J-8-Z
Map Amended through January 21, 2003

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

PAID RECEIPT

Unit 3

APPLICANT NAME Westland Dev. Co
AGENT Mark Goodwin
ADDRESS PO Box 90606 87199
PROJECT & APP # 1002935/04 DRB 1007
PROJECT NAME Sundoro South Subd.

- \$ 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.

D. MARK GOODWIN AND ASSOCIATES, P.A.
P.O. BOX 90606
ALBUQUERQUE, NM 87199-0606
(505) 828-2200

City of Albuquerque
DATE: June 29, 2004

PAY TO THE ORDER OF City of Albuquerque
Twenty \$/100

06/29/2004 10:29AM \$ 20.00

RECEIPT# 00025229 WSH 006 TRSEJA
Activity 3424000 Trans Amt \$20.00
J24 Misc \$25.00
CK

BANKWEST Coronado Office 1-800-488-2265

FOR Sundoro South Unit 3

4284
95-681/1070

Security Features Details on Back

MP

004284 107006813 283007003

#23



UNIT 3

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-01007 (FP)**
Project Name: **SUNDORO SOUTH, UNIT 3**
Agent: Mark Goodwin & Associates PA

Project # **1002995**
Phone No.: 828-2200

Your request for (SDP for SUB), (SDP for BP), **(FINAL PLATS)**, (MASTER DEVELOP. PLAN), was approved on 7/14/04 by the DRB with delegation of signature(s) to the following departments
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

UTILITIES: _____

CITY ENGINEER / AMAFCA: AMAFCA sig.

PARKS / CIP: Park dedication agreement

PLANNING (Last to sign): _____

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

Project Number 1002995



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

July 14, 2004

9:00 a.m.

MEMBERS:

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

Wilfred Gallegos, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development
Christina Sandoval, Parks & Recreation

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

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

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

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

Adjourned: 2:25 P.M.

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1000614**
04DRB-00913 Major-Two Year SIA

TERRY O. BROWN, P.E. agent(s) for DEVELOPMENT SERVICES LTD. COMPANY request(s) the above action(s) for all or a portion of Block(s) 33 & 34, Tract(s) A UNIT B, LOTS 3-12 & 21-29, North Albuquerque Acres, (to be known as **LA CUEVA OESTE SUBDIVISION, UNIT 4**, zoned R-D, located on HOLLY AVE NE between LOUISIANA BLVD NE and SAN PEDRO NE containing approximately 37 acre(s). [REF: DRB-95-121, DRB-97-293] (C-18) **A ONE-YEAR EXTENSION OF THE SIA WAS APPROVED.**

2. **Project # 1000399**
04DRB-00957 Major-Vacation of Public Easements
04DRB-00952 Minor-Prelim&Final Plat Approval

SURVEYS SOUTHWEST, LTD agent(s) for V TAYLOR FLOYD, JR request(s) the above action(s) for all or a portion of Tract(s) A-1-B & A-1-C, **LOMAS CENTER**, zoned SU-1 special use zone, located on BROADWAY BLVD NE, between ROMA AVE NE and LOMAS BLVD NE containing approximately 1 acre(s). [REF: 04EPC00501, 00502, 00503, 00504, 04DRB00422, 00423] (J-14) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGNOFF DELEGATED TO PLANNING FOR THE 15-DAY APPEAL PERIOD.**

3. **Project # 1002176**
04DRB-00960 Major-PreliminaryPlat Appr
04DRB-00962 Major-Vacation of Public Easements
04DRB-00969 Minor-Vacation of Private Easements
04DRB-00961 Minor-Temp Defer SDWK

SURVEYS SOUTHWEST LTD agent(s) for MOUNTAIN WEST DEVELOPMENT, request(s) the above action(s) for all or a portion of Tract(s) E-1, NORTH FOUR HILLS, **COVERED WAGON SUBDIVISION**, zoned SU-1, located on FOUR HILLS RD SE, between LANIER DR SE and WATERFALL DR SE containing approximately 7acre(s). [REF:Z-98-113/Z98-54, 02DRB-01306, 04DRB-00526] *[Deferred from 7/14/04]* (L-23) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

- 04DRB-01071 Minor-SiteDev Plan BldPermit/EPC
04DRB-01072 Minor-SiteDev Plan Subd/EPC

BILL WADE, request(s) the above action(s) for all or a portion of Tract(s) E-1 and C, Block(s) 90C, Unit(s) 78, NORTH FOUR HILLS, **COVERED WAGON SUBDIVISION**, zoned SU-1, located on CENTRAL AVE SE between FOUR HILLS RD SE AND WATERFALL DR SE containing approximately 7 acre(s). [REF:04EPC-00162, 04DRB-000960, 00961, 00962, 00969, 02DRB-01306, 02DRB-00526] **[Debbie Stover, EPC Case Planner]** *[Deferred from 7/14/04]* (L-23) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

4. **Project # 1003187**
04DRB-00910 Major-Preliminary Plat
Approval

ABQ ENGINEERING, INC. agent(s) for AMERI-
CONTRACTORS, LLC request(s) the above action(s) for
all or a portion of Tract(s) 5, LANDS OF UNIVERSITY OF
NEW MEXICO, (to be known as **MARNA LYNN
SUBDIVISION** zoned R-1, located on MARNA LYNN AVE
NW, between PARADISE BLVD NW and PASEO DEL
NORTE NW containing approximately 2 acre(s). [REF:
04DRB-00037] [Deferred from 7/14/04] (C-12)
DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.

5. **Project # 1002715**
04DRB-00964 Major-Bulk Land Variance
04DRB-00965 Major-Vacation of Pub
Right-of-Way
04DRB-00966 Major-Vacation of Public
Easements
04DRB-00967 Minor-Prelim&Final Plat
Approval

ISAACSON & ARFMAN PA agent(s) for BOULEVARD
LIMITED PARTNERSHIP request(s) the above action(s)
for all or a portion of Lot(s) 1 THRU 4, Tract(s) H, **LANDS
OF HORIZON CORPORATION**, zoned SU-1 FOR C-1,
located on UNSER BLVD NW, between PARADISE BLVD
NW and LYONS BLVD NW containing approximately 30
acre(s). [REF: 03EPC-00918, 03EPC-00919] [Deferred
from 7/14/04] (B-11) **DEFERRED AT THE AGENT'S
REQUEST TO 7/28/04.**

04DRB-01061 Minor-SiteDev Plan
Subd/EPC

CONSENSUS PLANNING INC agent(s) for BOULEVARD
LIMITED PARTNERSHIP request(s) the above action(s)
for all or a portion of Lot(s) 1, 2, 3, & 4, **HORIZON
CORPORATION REPLAT OF TRACT H**, zoned SU-1,
located on PARADISE BLVD NW, between LYON BLVD
NW and UNIVERSE BLVD NW containing approximately
30 acre(s). [REF: 03EPC-00918, 03EPC-00919,
04DRB00964, 00965, 00966, 00967] [**Juanita Vigil, EPC
Case Planner**] [Deferred from 7/14/04] (B-11) **DEFERRED
AT THE AGENT'S REQUEST TO 7/28/04.**

6. **Project # 1003226**
04DRB-00909 Major-Vacation of Public Easements
04DRB-00908 Minor-Prelim&Final Plat Approval

J C ENGINEERING agent(s) for SUJAY THAKUR request(s) the above action(s) for all or a portion of Tract(s) 9, **V. E. BARRETT SUBDIVISION**, zoned C-2 community commercial zone, located on BRIDGE ST SW, between UNSER BLVD SW and COORS BLVD SW containing approximately 6 acre(s). [REF: Z-71-125, Z-72-114, Z-72-210, 04DRB-00806, 04DRB-00117] *[Deferred from 7/14/04]* (K-10) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

7. **Project # 1003366**
04DRB-00912 Major-Vacation of Pub Right-of-Way

ADVANCED ENGINEERING AND CONSULTING LLC, agent(s) for SHARIF (FELIX) RABADI request(s) the above action(s) for all or a portion of Tract(s) T-1A-2, **TOWN OF ALAMEDA GRANT**, zoned SU-1 FOR PRD, located on GOLF COURSE RD NW, between IRVING NW and CALABACILLAS ARROYO containing approximately 9 acre(s). [REF: 04EPC-00498, 04DRB-00596, Z-80-74, AX-85-20, Z-93-131, DRB-94-146, V-96-89] *[Deferred from 7/14/04]* (B-12) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

8. **Project # 1003503**
04DRB-00950 Major-Vacation of Pub Right-of-Way
04DRB-00951 Major-Vacation of Public Easements

PRECISION SURVEYS, INC. agent(s) for MANZANO DAY SCHOOL request(s) the above action(s) for all or a portion of Tract(s) A, MANZANO DAY SCHOOL, Lot(s) 19, 20, Block(s) 15, **PEREA ADDITION**, zoned SU-2, SU-2 CC, located on CENTRAL NW, between LOMAS NW and RANCHO SECO NW containing approximately 6 acre(s). [REF: DRB-94-374] (J-13) **VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

9. **Project # 1003369**
04DRB-00514 Major-Drainage Plan to
Determine the Cost Allocation for Storm
Drainage Improvements

BOB KEERAN agent(s) for LLAVE CONSTRUCTION INC request(s) these action(s) for all or a portion of Unit(s) 3, Lot(s) 6 & 7, Tract(s) 3, Block(s) 16, NORTH ALBUQUERQUE ACRES, VINTNER COURT SUBDIVISION, zoned DETENTION POND, located on VINTNER NE, between VENTURA NE and CORONA NE containing approximately 2 acre(s). [Deferred from 5/12/04 & 5/26/04 & 6/9/04 & 6/23/04 & 7/14/04] (C-20) **DEFERRED AT THE AGENT'S REQUEST TO 7/28/04.**

10. **Project # 1002196**
04DRB-00873 Major-Preliminary Plat
Approval
04DRB-00877 Minor-Sidewalk Waiver
04DRB-00875 Minor-Temp Defer SDWK

WAYJOHN SURVEYING INC. agent(s) for DRAGON FLY DEVELOPMENT INC. request(s) the above action(s) for all or a portion of Tract(s) 1-B, TOWN OF ATRISCO GRANT UNIT 6, **LOS ANTEPASADOS SUBDIVISION** zoned SU-1 PRD, for MH 10 du/net acre special use zone, located on SUNSET GARDENS RD SW, between CORREGIDOR PL SW and SANTA CLARA CEMETERY SW containing approximately 6 acre(s). [REF: DRB-91-385, 02EPC-01356, 03EPC-02048, 04CC-00130] [Deferred from 6/30/04 & 7/14/04] (K-11) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

04DRB-01000 Minor-SiteDev Plan
Subd/EPC

WAYJOHN SURVEYING INC agent(s) for DRAGON FLY DEVELOPMENT INC request(s) the above action(s) for all or a portion of Tract(s) 1-B, TOWN OF ATRISCO GRANT, UNIT 6, **LOS ANTEPASADOS SUBDIVISION** zoned SU-1 PRD, for special use zone, located on SUNSET GARDENS RD SW, between CORREGIDOR PL SW and SANTA CLARA CEMETARY SW containing approximately 6 acre(s). [REF: DRB-91-385, 02EPC01356, 03EPC02048, 04CC00130] [Elvira Lopez, EPC Case Planner] [Deferred from 7/14/04] (K-11) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

11. **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 & 6/9/04 & 6/23/04 & 6/30/04*] (C-13) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/14/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 6/22/04 THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITION OF FINAL PLAT THAT THE DEDICATION ALONG COORS BLVD BE REVISITED. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C 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.

12. **Project # 1002798**
04DRB-01008 Minor-SiteDev Plan
Subd/EPC
04DRB-01009 Minor-Prelim&Final Plat
Approval

ADVANCED ENGINEERING & CONSULTING agent(s) for WILLIAM HOLLER request(s) the above action(s) for all or a portion of Tract(s) A, RIMA ADDITION and Tract(s) A-1, **LANDS OF CONRADO GARCIA**, (to be known as **RANCHO DE CANDELARIA SUBDIVISION**, zoned SU-1 FOR PRD, located on CANDELARIA RD NW, between 12th ST NW and RIO GRANDE NW containing approximately 3 acre(s). [REF: 04DRB-00572, 04DRB-00777, 03DRB-01122, 03EPC-01673, 03EPC-01674, 04DRB-00777] [**Russell Brito, EPC Case Planner for Simon Shima**] (G-13) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/14/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 3/9/04 THE PRELIMINARY PLAT WAS APPROVED. FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

13. **Project # 1003126**
04DRB-01020 Minor-SiteDev Plan
BldPermit/EPC

ADVANCED ENGINEERING & CONSULTING LLC agent(s) for SCOTT HAUQUITZ request(s) the above action(s) for all or a portion of Tract(s) 45-B, M.R.G.C.D. MAP 29, zoned SU-1 for IP, located on EDITH BLVD NE, between OSUNA RD NE and SIN NOMBRE CT NE containing approximately 7 acre(s). [REF: Z-99-7, AX-99-1, 03EPC-02055, 03EPC-02057] [Debbie Stover, EPC Case Planner] (E-15) THE INFRASTRUCTURE LIST DATED 7/14/04 WAS APPROVED. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND TRANSPORTATION DEVELOPMENT FOR PUBLIC ROADWAY EASEMENT.

14. **Project # 1000390**
04DRB-01011 Minor-SiteDev Plan
BldPermit/EPC

GEORGE RAINHART ARCHITECTS & ASSOCIATES agent(s) for AMERICAN SOUTHWEST DEVELOPMENT COMPANY request(s) the above action(s) for all or a portion of Tract(s) H1 ,H2, H3, AND H-4, VENTANA SQUARE @ VENTANA RANCH, zoned SU-1 FOR RESTRICTED C-2 USES, located on PARADISE BLVD NW, between PARADISE BLVD NW and PASEO DEL NORTE BLVD NW containing approximately 5 acre(s). [REF: Z-00128-00409, Z-00128-00410] [Debbie Stover, EPC Case Planner] (B-10) THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR THE REMOVAL OF CROSSWALK ON PARADISE, CROSS ACCESS AGREEMENT AMONG LOTS AND SIDEWALK EASEMENTS AND TO PLANNING FOR DEBBIE STOVER'S INITIALS.

15. **Project # 1003524**
04DRB-01012 Minor-SiteDev Plan
BldPermit

RICK BENNETT ARCHITECTS agent(s) for WASHINGTON STREET INVESTMENTS request(s) the above action(s) for all or a portion of Lot(s) 17, Tract(s) B-1-A-1, ALAMEDA BUSINESS PARK, **LANDS OF SPRINGER BUILDING MATERIALS CORP.**, zoned SU-2, IP - EP, located on VISTA ALAMEDA NW, between PASEO ALAMEDA NW and ALAMEDA PARK DR NW containing approximately 1 acre(s). *[Deferred from 7/14/04]* (C-16) **DEFERRED AT THE AGENT'S REQUEST TO 7/28/04.**

16. **Project # 1002584**
04DRB-01068 Minor-SiteDev Plan
BldPermit/EPC

THE DESIGN GROUP, ERIK HAGEN, agent(s) for ARDENT HEALTH SERVICES dba SANDIA HEALTH SYSTEMS, request(s) the above action(s) for all or a portion of Tract(s) 1-A, **ST JOSEPH WEST MESA HOSPITAL, PARADISE HEIGHTS**, zoned SU-1 special use zone, located on GOLF COURSE RD NW, between MCMAHON BLVD NW and GOLF COURSE RD NW containing approximately 20 acre(s). [REF: Z-88-90, 03AA00579, 04EPC00696] **[Carmen Marrone, EPC Case Planner]** *[Deferred from 7/14/04]* (A-12) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

17. **Project # 1002455**
04DRB-00984 Minor-SiteDev Plan
BldPermit/EPC

TIMOTHY M. OTT request(s) the above action(s) for all or a portion of Lot(s) 1, **JJ SUBDIVISION**, zoned SU-1 FOR C-1, located on SAN ANTONIO DR NE, between I-25 and SAN PEDRO NE containing approximately 3 acre(s). [REF: 03EPC00147, 00148, 03DRB01899, 03DRB00893, 03DRB1654, 1655] **[Debbie Stover, EPC Case Planner]** *[Deferred from 6/30/04]* (E-18) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CROSS ACCESS EASEMENT AND MINOR COMMENTS AND PLANNING FOR DEBBIE STOVER'S INITIALS.**

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

18. **Project # 1000908**
04DRB-01064 Minor-Extension of
Preliminary Plat

WILSON & COMPANY agent(s) for LONGFORD @ SUNRISE RANCH SOUTH, LLC request(s) the above action(s) for all or a portion of Tract(s) 439, **TOWN OF ATRISCO GRANT, UNIT 3**, zoned R-D residential and related uses zone, developing area, located on 94th ST SW, between TOWER RD SW and SAN YGNACIO RD SW containing approximately 6 acre(s). [REF: 02DRB-00721, 02DRB-00722, 02DRB-00723, 02DRB-00724] (L-9) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED TO 7/17/05.**

A LUNCH BREAK WAS TAKEN FROM NOON TO 1 P.M.

19. **Project # 1003538**
04DRB-01069 Minor-Prelim&Final Plat
Approval

DOUG SMITH agent(s) for THEODORE CHAVEZ request(s) the above action(s) for all or a portion of Tract(s) 218, **TOWN OF ATRISCO GRANT AIRPORT UNIT**, zoned C-2 and R-2, located on HANOVER RD NW, between 64th ST NW and 68th ST NW containing approximately 5 acre(s). (J-10) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

20. **Project # 1001717**
04DRB-01066 Major-Final Plat Approval

ABQ ENGINEERING INC, agent(s) for WESTLAND DEVELOPMENT CORP request(s) the above action(s) for all or a portion of Tract(s) A, **PARK & DRAINAGE MANAGEMENT AREA, EL RANCHO ATRISCO SUBDIVISION, PHASE 2**, TOWN OF ATRISCO GRANT, zoned R-D residential and related uses zone, developing area, located on 72ND ST NW, between HANOVER RD NW and PARKWOOD DR NW containing approximately 8 acre(s). [REF: 02DRB01391, DRB 95-348, DRB 97-268, 03DRB00207, 02EPC00133, 04DRB-00595] (H-10/J-10) **FINAL PLAT WAS APPROVED WITH FINAL SIGNOFF DELEGATED TO CITY ENGINEER FOR AMAFCA SIGNATURE.**

21. **Project # 1001984**
03DRB-01379 Minor-Prelim&Final Plat
Approval

JEFF MORTENSEN & ASSOCIATES, INC. agent(s) for RICH FORD request(s) the above action(s) for all or a portion of Tract(s) A & B, **HYDER-MAISEL SUBDIVISION**, and Tract(s) A, **LANDS OF ROBERT L. JOHNSON** and **NMSHTD AIRSPACE PARCEL B-13-5**, zoned C-2 and P, located on LOMAS BLVD NE, between WYOMING BLVD NE and INTERSTATE HIGHWAY 40 containing approximately 18 acre(s). [REF: 02DRB-01963, 01964, 02EPC-00826, 00827, 00828] (*Was Indefinitely Deferred on 8/27/03*) (J-20) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/14/04 THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITIONS OF FINAL PLAT: THE FINAL PLAT WILL DEDICATE PUBLIC WATERLINE EASEMENTS FOR THE EXISTING LINES TO THE SATISFACTION OF UTILITIES DEVELOPMENT. THE FINAL PLAT SHALL INCLUDE THE RIGHT-OF-WAY DEDICATION REQUIRED FOR THE DECEL LANES INCLUDING THE ADA PATH. NOTE 2 SHALL BE REMOVED FROM THE PLAT.**

22. **Project # 1002731**
04DRB-01004 Minor-Prelim&Final Plat
Approval

JEFF MORTENSEN & ASSOCIATES INC agent(s) for KAY LAMB request(s) the above action(s) for all or a portion of Lot(s) 24-27, Block(s) 12, **ALBRIGHT-MOORE ADDITION**, zoned S-R, located on 6TH ST NW, between BELLAMAH AVE NW and KINLEY AVE NW containing approximately 1 acre(s). [REF: 03DRB-00966, 00967] (J-14) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/14/04 THE PRELIMINARY PLAT WAS APPROVED. FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

23. **Project # 1002960**
04DRB-01006 Major-Final Plat Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) J-2-A, WESTLAND NORTH, **SUNDORO SOUTH SUBDIVISION, UNIT 1**, zoned SU-2, RLT, located on ENDEE RD NW, between 98TH ST NW and 94TH ST NW containing approximately 33 acre(s). [REF: 03DRB-01964, 03DRB-01447, 03DRB-01449, 03DRB-01450, 03DRB-01451, 03DRB-01452, 03DRB-01453] [Listed under Project #1002935 in error] (J-8/J-9) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR MAINTENANCE NOTE FOR TRACTS K, J AND L AND PARK DEDICATION AGREEMENT AND TO CITY ENGINEER FOR AMAFCA SIGNATURE AND REAL PROPERTY SIGNATURE.**

04DRB-01007 Major-Final Plat Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Tract(s) J, **SUNDORO SOUTH SUBDIVISION, UNIT 3**, zoned SU-2, RLT, located on ENDEE RD NW, between 98th ST NW and 94th ST NW containing approximately 5 acre(s). [REF: 03DRB-01447, 03DRB-01449, 03DRB-01450, 01451, 01452, 03DRB-01453, 03DRB-01964] (J-8/J-9) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGNOFF DELEGATED TO PARKS FOR PARK DEDICATION AGREEMENT AND CITY ENGINEER FOR AMAFCA SIGNATURE.**

24. **Project # 1003112**
04DRB-01005 Major-Final Plat Approval

COMMUNITY SCIENCES CORP agent(s) for COLLATZ INC, JACK CLIFFORD request(s) the above action(s) for all or a portion of Tract(s) A, LANDS OF COLLATZ INC, **RINCONADA TRAILS**, zoned SU-1 special use zone, located on UNSER BLVD NW, between UNSER BLVD NW and WESTERN TRAILS NW containing approximately 9 acre(s). [REF: 03DRB-01994, 04DRB-00166, 04DRB-00167, 04DRB-00168] [*Deferred from 7/14/04*] (F-11/F-12) **DEFERRED AT THE AGENT'S REQUEST TO 7/21/04.**

25. **Project # 1003487**
04DRB-01070 Minor-Prelim&Final Plat
Approval

COMMUNITY SCIENCES CORPORATION agent(s) for PETERSON PROPERTIES REAL ESTATE SERVICES INC request(s) the above action(s) for all or a portion of Lot(s) 8-15, **BELMONT ADDITION** and Lot(s) 10, **HARWOOD ADDITION**, zoned C-2/P community commercial zone, located on 4th ST NW, between SAN CLEMENTE AVE. NW and FREEMAN AVE. NW containing approximately 1 acre(s). [REF: 04DRB-00901] (G-14) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

26. **Project # 1003507**
04DRB-00968 Minor-Prelim&Final Plat
Approval

RHOMBUS PA INC. agent(s) for JOSEPH P. MCGEE request(s) the above action(s) for all or a portion of Lot(s) 1-A, Block(s) 8, **FAIRGROUNDS ADDITION**, zoned C-3 heavy commercial zone, located on SAN PEDRO DR SE, between COCHITI RD SE and ACOMA RD SE containing approximately 1 acre(s). (*Deferred from 6/30/04*) (K-18) **WITHDRAWN AT THE AGENT'S REQUEST.**

27. **Project # 1003509**
04DRB-00983 Minor-Prelim&Final Plat
Approval

SURVEYING CONTROL INC agent(s) for CITY OF ALBUQUERQUE LEGAL DEPT., REAL PROPERTY request(s) the above action(s) for all or a portion of Block(s) 11, **DUKE CITY INDUSTRIAL AREA**, zoned C-3 heavy commercial zone, located on CLAREMONT AVE NE, between WELLESLEY DR NE and RICHMOND DR NE containing approximately 4 acre(s). [REF: Z-92-19] (*Deferred from 6/30/04 & 7/14/04*) (H-16) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

28. **Project # 1003469**
04DRB-00891 Minor-Prelim&Final Plat
Approval
04DRB-00892 Minor-Temp Defer SDWK

RIO GRANDE ENGINEERING agent(s) for ERIMY PROPERTIES, LTD request(s) the above action(s) for all or a portion of Lot(s) 25, 26 & 27, Tract(s) 3, Block(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 9, (to be known as **OAKLAND HEIGHTS SUBDIVISION**) 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). [REF: 04DRB-00821] (*Deferred from 6/16/04 & 6/23/04 & 6/30/04*) (C-20) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/14/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 6/7/04 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

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

29. **Project # 1002328**
04DRB-01062 Minor-Sketch Plat or Plan

GARCIA/KRAEMER & ASSOCIATES agent(s) for DENNIS ROMERO request(s) the above action(s) for all or a portion of Lot(s) 2, Block(s) 3, ROW 1, **TOWN OF ATRISCO GRANT, UNIT B**, zoned SU-2, IP, located on CENTRAL AVE SW, between 106TH ST SW and 110TH ST SW containing approximately 5 acre(s). [REF: 02EPC-01679 & 01680, 03ZHE-00650] (L-8) **COMMENTS WERE RECEIVED BY THE AGENT.**

30. **Project # 1002017**
04DRB-01073 Minor-Sketch Plat or Plan

DAVID MONTROYA request(s) the above action(s) for all or a portion of Tract(s) A AND 5B, **M.T. INVESTMENTS, LANDS OF THE SISTERS OF ST. DOMINIC**, zoned IP - EP, located on ALAMEDA NE, between 2ND ST NE and HORIZON NE containing approximately 10 acre(s). (C-16) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

31. **Project # 1003520**
04DRB-00999 Minor-Sketch Plat or Plan

MARK GOODWIN & ASSOC. agent(s) for WASHINGTON STREET INVESTMENTS, LLC request(s) the above action(s) for all or a portion of Lot(s) 27 & 28, Block(s) 16, Tract(s) 1, NORTH ALBUQUERQUE ACRES, UNIT 3, **BENJAMIN PLACE**, zoned R-D residential and related uses zone, developing area, 3 DU/AC, located on GLENDALE AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 2 acre(s). (B-20) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

32. **Project # 1003522**
04DRB-01002 Minor-Sketch Plat or Plan

MARK GOODWIN & ASSOCIATES PA agent(s) for ASHWATER HOMES, LLC request(s) the above action(s) for all or a portion of Lot(s) 6, Tract(s) B-2 & 89 LANDS OF JANE BATTEN, M.R.G.C.D. MAP 34, LANDS OF EMILIO GUTIERREZ, **INDIAN FARMS**, zoned RA-2 residential and agricultural zone, located on CANDELARIA RD NW, between INDIAN FARMS LN NW and LA PLAZA DR NW containing approximately 5 acre(s). [REF: ZA-1768] (G-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

33. **Project # 1003537**
04DRB-01067 Minor-Sketch Plat or Plan

COMMUNITY SCIENCES CORP. agent(s) for PULTE HOMES request(s) the above action(s) for all or a portion of Lot(s) 104, 105 & 106, **PINON POINTE SUBDIVISION, UNIT 5**, zoned R-LT residential zone, located on WEYMOUTH ST NW, between IRVING BLVD NW and LAS VENTANAS RD NW containing approximately 1 acre(s). [REF: 03DRB-01160, 04DRB-00354] (B-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

34. Approval of the Development Review Board Minutes for June 23, 2004. **THE DRB MINUTES FOR JUNE 23, 2004 WERE APPROVED.**

Other Matters: Project # 1002632 – Amended Plat – Sundance Estates. **NO ACTION TAKEN.**

ADJOURNED: 2:25 P.M.

AGIS ELECTRONIC APPROVAL FORM

DRB Project Case #: 1002935

Subdivision Name: Sundoro South Unit 3

Surveyor: Timothy Aldrich

Company/Agent: Goodwin & Associates

Contact Person: Richard Quintana E-mail: _____

Phone: _____ Fax: 797-9539

DXF Received Date: 7/1/2004

Hard-Copy Date: 7/1/2004

Coordinate system: NMSP Grid (NAD 83) NMSP Grid (NAD 27) Ground rotated to NMSP Grid Other

Chou A. J. J.

7/1/04

Approved

Date

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

AGIS Use Only

Copied cov2935 to agiscov on 7/1/2004. Contact person notified on 7/1/2004

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
Development Review Board
July 14, 2004 Comments**

ITEM # 23

PROJECT # 10029⁶⁰~~25~~ APPLICATION # 04-01006 & 01007

Re: Sundoro South, Units 1 & 3/final plat

The zoning should be listed on both plats under Subdivision Data.

The agent listed the wrong project number on his final plat applications for Units 1 & 3. In the future, please take care to list the correct number. It saves time & effort by DRB members trying to analyze the applications.

No objection to final plat approval for Units 1 & 3.

AGIS dxf is already approved.

Planning must file both plats.



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

#23



Complete 7/28/04

UNIT 3

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-01007 (FP)

Project # 1002905

Project Name: SUNDORO SOUTH, UNIT 3

Agent: Mark Goodwin & Associates PA

Phone No.: 828-2200

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 7/14/04 by the DRB with delegation of signature(s) to the following departments. OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: [checkbox] [checkbox] [checkbox] [checkbox] [checkbox]

UTILITIES: [checkbox] [checkbox] [checkbox] [checkbox]

[X] CITY ENGINEER / AMAFCA: AMAFCA sig. [checkbox] [checkbox] [checkbox]

[X] PARKS / CIP: Park dedication agreement [checkbox] [checkbox] [checkbox] OK

[checkbox] PLANNING (Last to sign): [checkbox] [checkbox] [checkbox]

- [X] 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. [checkbox] Include 3 copies of the approved site plan along with the originals. [X] County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk. [checkbox] Property Management's signature must be obtained prior to Planning Department's signature. [checkbox] AGIS DXF File approval required. OK [checkbox] Copy of recorded plat for Planning.

Project Number 1002905

#23



Complete 7-28-04
3/

UNIT 1

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.: <u>04DRB-01006 (FP)</u>	Project # <u>1002935</u>
Project Name: <u>SUNDORO SOUTH, UNIT 1</u>	
Agent: <u>Mark Goodwin & Associates PA</u>	Phone No.: <u>828-2200</u>

Project Number 1002935

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 7/14/04 by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

RECEIVED
JUL 20 2004

UTILITIES: _____

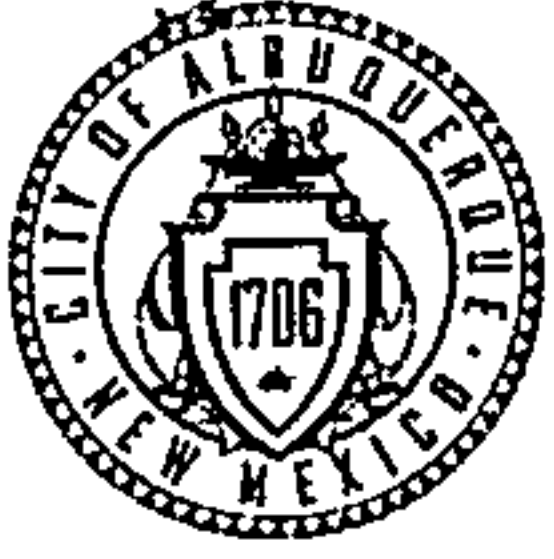
CITY ENGINEER / AMAFCA: AMAFCA sig. - Real Property signature

PARKS / CIP: Maintenance note for tracts K, J & L
Park dedication agreement OK.

PLANNING (Last to sign): _____

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

File 7-27-04
Unit 1 & 3
Renane D



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

11-26-03

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 98TH 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)*

At the November 26, 2003, Development Review Board meeting, 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, subject to these provisions and additional condition:

1. The public welfare is in no way served by retaining the rights-of-way and/or easements, or:
2. There is a net benefit to the public welfare because the development made possible by the vacation is clearly more beneficial to the public welfare than the minor detriment resulting from the vacation.
3. There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.
4. Final disposition shall be through the City Real Estate Office.
5. The vacated property shall be shown on a replat approved by the Development Review Board and the approved replat shall be filed for record with the Bernalillo County Clerk's Office within one year.

CONDITION OF FINAL PLAT APPROVAL:

1. The Vacation of Public Right-of-Way is contingent upon applicant securing the New Mexico Department of Transportation's approval and release of said property.



OFFICIAL NOTICE OF DECISION
PAGE 2

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.

If you wish to appeal this decision, you must do so by December 11, 2003, in the manner described below.

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

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

Please note that 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.)

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


Sheran Matson, AICP, DRB Chair

cc: Mark Goodwin & Associates, P.O. Box 90606, 87199
Westland Development Co., 401 Coors Blvd NW, 87121
Arlene Portillo, Planning Department, 4th Floor, Plaza del Sol Bldg.
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg
File

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002960 AGENDA#: 8 DATE: 11.26

1. Name: Leroy Chavez Address: Wes/look Zip: _____

2. Name: Davey Hughes Address: MAA 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: 1002960

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 dated 10-16-03 is on file for Preliminary Plat approval.
Comments on infrastructure list.
The Hydrology Section has no objection to the vacation request.

RESOLUTION: *Signal I.L.*

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: November 26, 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 12TH ST NW and 13TH 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 98TH 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

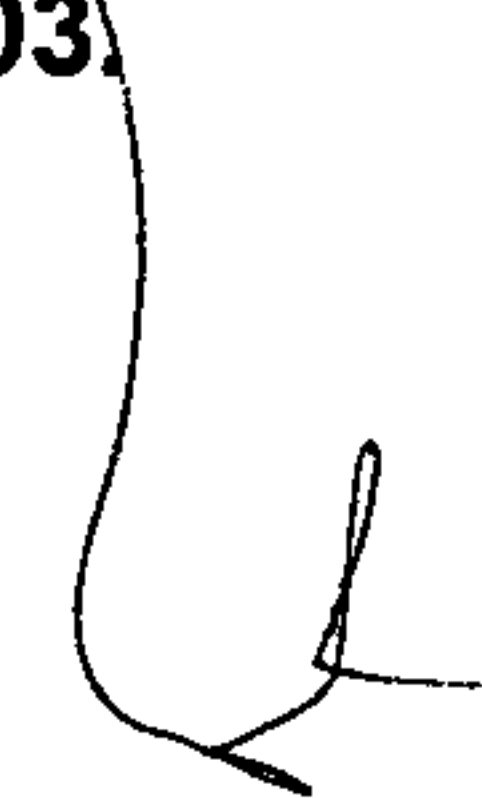
03DRB-01692 Minor-SiteDev Plan Subd

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 86TH 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 98TH 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 MORLAND 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 82ND 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 11TH 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 1st 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 17th ST NW and 19th 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 98th 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 11/26/03

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002960 AGENDA#: 12 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: 1002960

AGENDA ITEM NO: 12

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 5, 2003

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1002960 AGENDA#: 7 DATE: 10.22.03

1. Name: Danny Hughes Address: MAA Zip: _____

2. Name: Leroy Chasen Address: Westland 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 1295 ALBUQUERQUE, NEW MEXICO 87103
PUBLIC WORKS DEPARTMENT
DEVELOPMENT SERVICE
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1002960

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 dated 10-16-03 is on file for Preliminary Plat approval.
An approved infrastructure list is required for Preliminary Plat approval.

RESOLUTION:

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

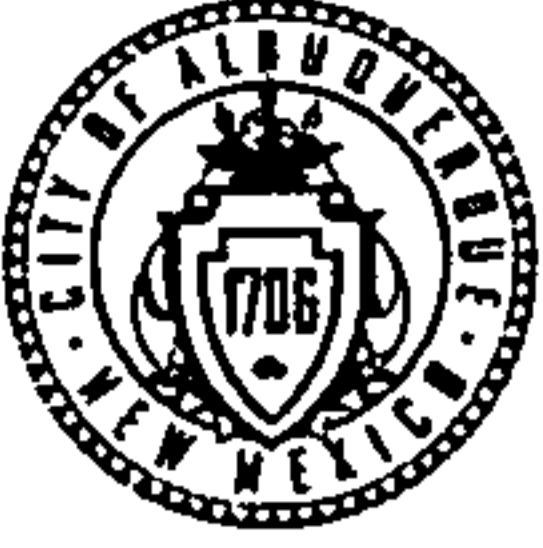
SIGNED-OFF: (SEC-PLN) (SP-SUB) (SP-BP) (FP) BY: (UD) (CE) (TRANS) (PKS) (PLNG)

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

FOR:

SIGNED: Bradley L. Bingham
City Engineer/AMAFCA Designee

DATE: October 22, 2003



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

October 22, 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: 12:20 P.M.

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

1. **Project # 1002640**
03DRB-01574 Minor-Amnd Prelim Plat Approval
03DRB-00724 Major-SiteDev Plan Subd
03DRB-00725 Minor-Subd Design (DPM) Variance
03DRB-00726 Minor-Sidewalk Variance
03DRB-00728 Minor-Temp Defer SDWK
- ISAACSON & ARFMAN agent(s) for BOYHAHN, LLC request(s) the above action(s) for all or a portion of Block(s) 3, Lot(s) 22-32, Tract(s) 2, NORTH ALBUQUERQUE ACRES, VISTA DEL AGUILA SUBDIVISION, UNIT 3, zoned RD (7 DU/AC), located on ALAMEDA BLVD NE, between LOUISIANA BLVD NE and WYOMING BLVD NE, containing approximately 11 acre(s). [REF: 03DRB-00723, AP-03EPC-01242] [REMAND FROM EPC] [Deferred from 10/15/03] (C-19) THE AMENDED PRELIMINARY PLAT WAS APPROVED WITH CONDITION OF FINAL PLAT: DISPOSITION OF THE PEDESTRIAN RIGHT-OF-WAY BE ADDRESSED AT FINAL PLAT BY EITHER AN EASEMENT ON THE ADJACENT LOT OR A TRACT DESIGNATED TO A HOMEOWNERS ASSOCIATION FOR MAINTENANCE. THE AMENDED INFRASTRUCTURE LIST DATED 10/22/03 WAS APPROVED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT. THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGNOFF DELEGATED TO PLANNING FOR DESIGNATED TREES AND APPROVAL OF DESIGN ELEVATIONS AND CROSS SECTIONS OF PERIMETER WALLS BY THE DRB CHAIR. A SIDEWALK VARIANCE FROM DESIGN STANDARDS WAS APPROVED AS INDICATED IN EXHIBIT C 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.

2. **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) **DEFERRED AT THE AGENT'S REQUEST TO 11/5/03.**

3. **Project # 1001816**
03DRB-01640 Major-Vacation of Pub
Right-of-Way

JANE CARLTON request(s) the above action(s) for all or a portion of Lot(s) 10, 11 and 12, **NM TOWN COMPANY'S ORIGINAL TOWNSITE**, zoned SU-2 special neighborhood zone, HDA, located on the southside of TIJERAS AVE NW, between 9th ST NW AND 10TH St NW containing approximately 1 acre(s). [REF: 02LUC-00952, 02CC-00446 & 00950 AP, Z-94-1, LUC92-3] *[Deferred from 10/22/03]* (J-13) **DEFERRED AT THE AGENT'S REQUEST TO 10/29/03.**

4. **Project # 1002714**
03DRB-01634 Major-Vacation of Pub
Right-of-Way

TIERRA WEST LLC agent(s) for ZANGARA DODGE request(s) the above action(s) for all or a portion of **EAST END ADDITION**, zoned C-2 community commercial zone, located on VIRGINIA ST NE, between LOMAS BLVD NE and MARBLE ST NE containing approximately ¼ acre(s). [REF: 03EPC-00917] (J-19) **WITHDRAWN AT THE AGENT'S REQUEST.**

5. **Project # 1003002**
03DRB-01635 Major-Vacation of Pub
Right-of-Way
- SURVEYS SOUTHWEST, LTD. agent(s) for DON HANOSH request(s) the above action(s) for all or a portion of Lot(s) 9-12, Block(s) 23, **CANADA VILLAGE, FIRST UNIT**, zoned C-2 community commercial zone, (SC) located south of CENTRAL AVE SE, and west of DORADO PL SE containing approximately 0.11 acre(s). [REF: ZA-76-273] (L-22) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**
6. **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) **THE BULK LAND VARIANCE WAS APPROVED. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD.**
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 98TH ST NW, between I-40 NW and LADERA DR NW containing approximately 35 acre(s). [*Deferred from 10/8/03 & 10/22/03*] (J-8) **DEFERRED AT THE AGENT'S REQUEST TO 11/5/03.**

8. **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) WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 10/22/03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 10/3/03 THE PRELIMINARY PLAT WAS APPROVED. THE VACATION OF RIGHT-OF-WAY WAS WITHDRAWN AT THE AGENT'S REQUEST. THE SIDEWALK VARIANCE FOR WAIVER OF SIDEWALK 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.

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.

9. **Project # 1002635**
03DRB-01755 Minor-SiteDev Plan
BldPermit/EPC

CONSENSUS PLANNING INC agent(s) for TRICOR SOUTHWEST CORPORATION, request(s) the above action(s) for all or a portion of Tract(s) 1 (to be known as LANDS OF CANDELARIA & TRAMWAY NE), SECTION 3 T10N R4E, zoned SU1-Neighborhood Commercial, located on CANDELARIA RD NE, between TRAMWAY BLVD NE and MOUNTAINSIDE PARKWAY NE containing approximately 3 acre(s). [REF: 03EPC-00702] [Juanita Vigil, EPC Case Planner] (H-22) THE AMENDED INFRASTRUCTURE LIST DATED 10/22/03 WAS APPROVED. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR PEDESTRIAN WALKWAY, HOME OWNER'S ASSOCIATION APPROVAL AND THE APPEAL DEADLINE OF 10/29/03.

10. **Project # 1002459**
03DRB-01758 Minor-SiteDev Plan
Subd/EPC
03DRB-01759 Minor-SiteDev Plan
BldPermit/EPC
03DRB-01760 Minor – Prelim & Final Plat
Approval

TIERRA WEST LLC agent(s) for SCM PROPERTY COMPANY LLC request(s) the above action(s) for all or a portion of Tract(s) 358 & 359 and A21, W H BRUNELL ADDITION & UNIT 8 ATRISCO GRANT, (to be known as **QUAIL RIDGE**) zoned SU-1 COMM DEV C-2 USES & TRUCK TERMINAL, located COORS BLVD NW, between OURAY RD NW and QUAIL RD NW containing approximately 8 acre(s). [REF: Z-71-204, Z-77-155, 03EPC-00159, 03EPC-00160, 1002459] [**Juanita Vigil, EPC Case Planner**] [*Deferred from 10/22/03*] (H-11) **DEFERRED AT THE AGENT'S REQUEST TO 10/29/03.**

11. **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 & 10/22/03*] (E-18) **DEFERRED AT THE AGENT'S REQUEST TO 10/29/03.**

MINOR PLATS, FINAL (MAJOR) PLATS, AMENDED PLATS

12. **Project # 1000150**
03DRB-01767 Major-Final Plat Approval

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, **THE CROSSING, UNIT 2B**, zoned RD, located on GUNNISON PL NW, between CASA VERDE AVE. NW and GALATIN CT. NW containing approximately 13 acre(s). [REF: 03DRB 00284, DRB 95-537] [*Deferred from 10/22/03*] (H-9) **DEFERRED AT THE AGENT'S REQUEST TO 10/29/03.**

13. **Project # 1001222**
03DRB-01769 Minor-Prelim&Final Plat
Approval

WAYJOHN SURVEYING INC. agent(s) for TOM NICKOLSON (NICKOLSON FAMILY PARTNERSHIP) request(s) the above action(s) for all or a portion of Tract(s) 3-A, **SHELL SUBDIVISION, NO. 2**, zoned C-2 community commercial zone, located on COORS BLVD NW, between ILIFF RD NW and HANOVER NW containing approximately 3 acre(s). [REF: 01DRB-00587] *Deferred from 10/22/03* (H-11) **DEFERRED AT THE AGENT'S REQUEST TO 10/29/03.**

14. **Project # 1001875**
03DRB-01762 Minor-Extension of
Preliminary Plat

TIERRA WEST LLC agent(s) for ARGUS DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 2, **KINSCHERFF & UNPLATTED LAND IN PRESLEY COMPANY OF NEW MEXICO**, zoned SU-1 PRD, located on COORS BLVD NW, between WESTERN TRAIL NW and the SAN ANTONIO ARROYO containing approximately 22 acre(s). [REF: Z-71-124, 02DRB-00570, 02EPC-00837, 02EPC-00838, 02DRB-01493, 1001875] (F-11) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**

15. **Project # 1003036**
03DRB-01765 Minor-Prelim&Final Plat
Approval

ADVANCED ENGINEERING & CONSULTING, LLC agent(s) for CARMEN M. ALCANTAR request(s) the above action(s) for all or a portion of Lot(s) 14-A & 14-B, Block(s) 1, **LA MARIPOSA SOUTH**, zoned R-1 residential zone, located on VISTA DE LUZ NW, between DELLYNE AVE NW and CAMINO VIENTO, NW containing approximately 0.4431 acre(s). [REF: DRB-95-259] (F-11) **THE 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

16. **Project # 1003027**
03DRB-01721 Minor-Sketch Plat or Plan
- THOMPSON ENGINEERING CONSULTANTS INC., agent(s) for INTERFIRST PROPERTIES INC request(s) the above action(s) for all or a portion of Lot(s) 3, 4 & 5, Block(s) 4, Tract(s) 2, Unit(s) 3, **NORTH ALBUQUERQUE ACRES, TRACT 2**, zoned R-D residential and related uses zone, developing area, located on ALAMEDA BLVD NE, between LOUISIANA BLVD NE and WYOMING BLVD NE containing approximately 3 acre(s). (C-19) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
17. **Project # 1003034**
03DRB-01761 Minor-Sketch Plat or Plan
- 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, **BROWNEWELL & LAIL'S HIGHLAND ADDITION**, zoned SU-2 special neighborhood zone, MD-1, located on COPPER AVE NE, between CEDAR ST NE and SPRUCE ST NE containing approximately 0.1630 acre(s). [REF: DRB-96-163] (K-15) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
18. **Project # 1003037**
03DRB-01768 Minor-Sketch Plat or Plan
- RUTH SARA ROSENSTEIN request(s) the above action(s) for all or a portion of Lot(s) 17-20, Block(s) 39, **PEREA ADDITION**, zoned SU-2 TH, located on 12th ST NW, between GRANITE NW and MARBLE NW containing approximately 1 acre(s). [REF: DRB-96-451] (J-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

19. **Project # 1003038**
03DRB-01770 Minor-Sketch Plat or Plan

LARRY READ & ASSOCIATES, INC agent(s) for EAGLE ROCK DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 4, Block(s) 2, Tract(s) 3, **NORTH ALBUQUERQUE ACRES - UNIT 3**, zoned RD (3DU/A), located on EAGLE ROCK AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 1 acre(s). (C-20) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

20. **Project # 1003039**
03DRB-01771 Minor-Sketch Plat or Plan

LARRY READ & ASSOCIATES, INC agent(s) for HACIENDAS BY THE CARLISLES, request(s) the above action(s) for all or a portion of Lot(s) 1-3, Tract(s) 3, Block(s) 16, **NORTH ALBUQUERQUE ACRES - UNIT 3**, zoned RD (5 DU/A) located on WILSHIRE AVE NE, between VENTURA NE and HOLBROOK NE containing approximately 3 acre(s). (C-20) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

21. Approval of the Development Review Board Minutes for October 8, 2003. **THE MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.**

ADJOURNED: 12:20 P.M.



**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

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 98TH 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 98th 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 98th 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 PLAN 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 81ST 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 4th ST NW and 7th 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 86TH 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 5th 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.

Wall submitted
Dimensions & Label
Grading Plan

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 100 2960 AGENDA#: 7 DATE: 10.8

1. Name: Doug Hughes Address: MAA Zip: _____

2. Name: Grey Chasey Address: Wetherford 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: 1002960

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:

10-22-03

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: October 8, 2003

*** TX REPORT ***

TRANSMISSION OK

TX/RX NO 4909
CONNECTION TEL 97979539
SUBADDRESS
CONNECTION ID
ST. TIME 09/24 15:40
USAGE T 00'42
PGS. 2
RESULT OK



DEVELOPMENT REVIEW BOARD FAX FORM

TO: Doug Hughes

FAX NUMBER: 997 9539 # PAGES 1 attached

SENT BY: Sheran Matson, DRB Chair DATE: 9/24/03

PHONE NUMBER: 924-3880 FAX # 924-3864

PROJECT NO: 1002910 APPLICATION NO: _____

*Comments from Planning.
Call if you have
questions.*

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 98TH ST NW, between I-40 NW and LADERA DR NW containing approximately 35 acre(s). (J-8)

Before the preliminary plat can be approved, applicant must submit design elevations & cross sections of perimeter walls showing materials & colors. Top view & front view are needed. Only 1 copy is needed for Planning.

A separate Vacation Exhibit is needed showing exactly what is proposed for vacation. Color coded copy for the Planning file is required.

The Westland Master Plan, pages 75 & 78 indicate a site development plan for subdivision or building permit should be submitted concurrently with the platting action. A site plan for subdivision will suffice if design statements required in the Master Plan appear on the site plan.

No objection to the vacation requests or the sidewalk requests.

Who will own the park & maintain it? If it is privately owned by an HOA, a copy of the agreement & a notation & signature of the president is required on the plat.

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
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

October 8, 2003

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 98TH ST NW, between I-40 NW and LADERA DR NW containing approximately 35 acre(s). (J-8)

AMAFCA

AMAFCA does not approve Preliminary Plat. This tract is programmed to drain to the West I-40 channel, which is not on AMAFCA's project schedule.

COG For information, the Long Range Roadway System designates 98th Street as a principal arterial and Ladera Drive as a minor arterial. The Long Range Bikeway System proposes a bike trail along 98th and a bike lane on Ladera.

Transit No comments received.

Zoning Enforcement Reviewed, no comment.

Neighborhood Coord. Letter sent to Parkway (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 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. No objection to vacation requests.

Transportation Development

Show sketch of Ladera and 98th with ultimate sections including trails and bike lanes. Show access control limits. Show sketch of R-O-W to north/south of vacated portion of 98th Street. Is Unit 2 to be Unit 3 on infrastructure list? Right-of-Way for Colina Avenue? Provide traffic distribution to verify 44-foot R-O-W. How does vacated easement affect property to south? Off-site mitigation to be determined.

Parks & Recreation

Tract A needs a maintenance and beneficiary note. Parks and Recreation is considering accepting the park location identified on the plat. PNM is being consulted on the restrictions of the easement. Parks may wish to purchase some of the adjacent lots to increase the size of the park.

What future subdivisions will this park provide credits for, how many units in these subdivisions?

Utilities Development

No objection to Vacation request. Infrastructure List must comply with water/sewer master plans and availability statement. Review meeting with consultant is required prior to approval of Preliminary Plat. Cannot defer sidewalks adjacent to Park Tract. Defer waiver request to Transportation.

Planning Department

Before the preliminary plat can be approved, applicant must submit design elevations & cross sections of perimeter walls showing materials & colors. Top view & front view are needed. Only 1 copy is needed for Planning.

A separate Vacation Exhibit is needed showing exactly what is proposed for vacation. Color coded copy for the Planning file is required.

The Westland Master Plan, pages 75 & 78 indicate a site development plan for subdivision or building permit should be submitted concurrently with the platting action. A site plan for subdivision will suffice if design statements required in the Master Plan appear on the site plan.

No objection to the vacation requests or the sidewalk requests.

Who will own the park & maintain it? If it is privately owned by an HOA, a copy of the agreement & a notation & signature of the president is required on the plat.

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

cc:Westland Development Co., Inc., 401 Coors Blvd NW, 87121

Mark Goodwin & Associates, P.O. Box 90606, 87199



**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

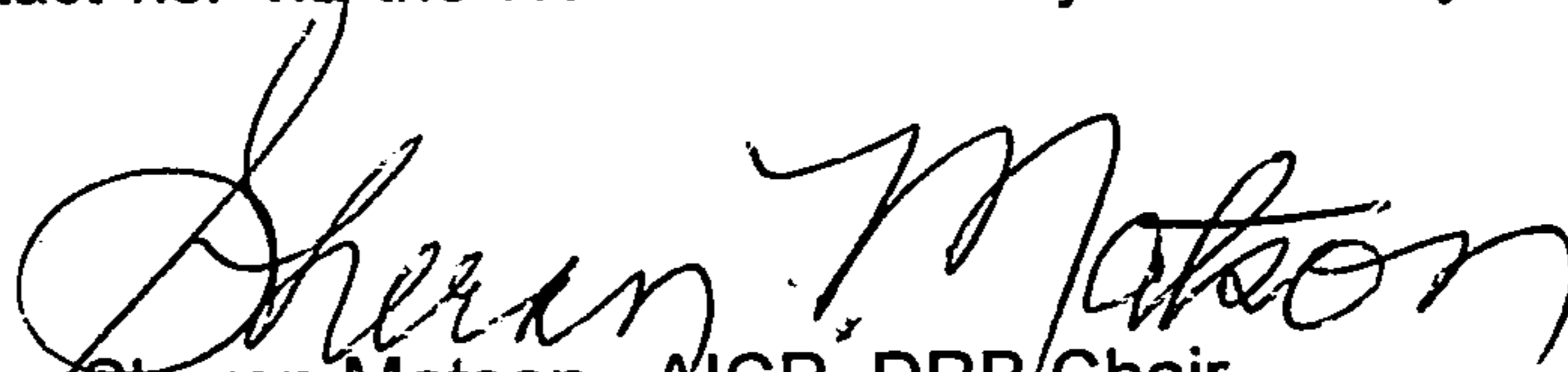
JEFF MORTENSEN & ASSOCIATES, INC agent(s) for ALBUQUERQUE PUBLIC SCHOOLS request(s) the above action(s) for all or a portion of Tract(s) 26A-1, **TAYLOR RANCH**, zoned R-T, located on TAYLOR RANCH DR NW, between MONTANO RD NW and HOMESTEAD CIRCLE NW containing approximately 14 acre(s). [REF: DRB-91-133] (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 98TH 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
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

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

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

Project# 1002960
App# 03DRB-01537
App# 03DRB-01738
App# 03DRB-01539
App# 03DRB-01540
App# 03DRB-01541

Cross Reference and Location: N/A

Applicant: WESTLAND DEVELOPMENT CO., INC.
Address: 401 COORS BLVD NW
ALBUQUERQUE, NM 87121

Agent: MARK GOODWIN & ASSOCIATES
Address: PO BOX 90606
ALBUQUERQUE, NM 87199

Special Instructions:

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

Date Mailed: Oct. 19, 2003

Signature: Kyle Tsethlikai 



<mainframe@coa1mp
3.cabq.gov>

To:
cc:
Subject:

09/16/03 09:53 AM

1 R E C O R D S W I T H L A B E L S PAGE
1
01008058 *** THIS UPC CODE HAS NO MASTER RECORD ON FILE
0100805849316840301 LEGAL: PARC EL J -2 BULK LAND PLAT OF WESTLAND NORTH
CONT 3 LAND USE:
PROPERTY ADDR: 00000
OWNER NAME: WESTLAND DEVELOPMENT CO INC
OWNER ADDR: 00401 COORS BL NW
ALBUQUERQUE NM 87121
0100905806919330504 LEGAL: TR I N TO WN OF ATRISCO GRANT SEC 16 T10N R2E
CONT 5 LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: MYRICK EUNICE L
OWNER ADDR: 02112 ALVARADO NE
ALBUQUERQUE NM 87110
0100905810009230302 LEGAL: NORT HERL Y PORTION OF TRACT B-27 UNIT 5 TOWN OF
ATR LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: KELEHER JOHN G ETUX ETAL MLK L
OWNER ADDR: 00000
ALBUQUERQUE NM 87103
0100905807909030301 LEGAL: NORT HERL Y PORTION OF TRACT B-28, UNIT 5, TOWN
OF A LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: KELEHER JOHN G ETUX ETAL MLK L
OWNER ADDR: 00000
ALBUQUERQUE NM 87103
0100905804009230902 LEGAL: T10N R2E SEC 16 TR SITUATED IN TRS 31, 32 & 33
TOW LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: PAJARITO INVESTMENT PROPERTIES
OWNER ADDR: 00000
ALBUQUERQUE NM 87153
0100805848408740220 LEGAL: T11N R2E SEC 17 & 16 TR SITUATED IN TRS 30 THRU
33 LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: CORNISH THOMAS G ETAL
OWNER ADDR: 00000
ALBUQUERQUE NM 87194
0100805837507040105 LEGAL: PLAT OF THE LAND OF ROBERT ANAYA WITHIN TOWN OF
AT LAND USE:
PROPERTY ADDR: 00000 N/A
OWNER NAME: ANAYA ROBERT
OWNER ADDR: 00428 61 ST NW
ALBUQUERQUE NM 87105
0100805837914640102 LEGAL: PARC EL H BULK LAND PLAT OF WESTLAND NORTH CONT
14. LAND USE:
PROPERTY ADDR: 00000
OWNER NAME: WESTLAND DEVELOPMENT CO INC
OWNER ADDR: 00401 COORS BL NW
ALBUQUERQUE NM 87121
0100805822713230201 LEGAL: PARC EL D BULK LAND PLAT OF WESTLAND NORTH CONT

149 LAND USE:

PROPERTY ADDR: 00000

OWNER NAME: WESTLAND DEVELOPMENT CO INC

OWNER ADDR: 00401 COORS

BL NW

ALBUQUERQUE NM 87121

0100805848339310101 LEGAL: PARC EL I BULK LAND PLAT OF WESTLAND NORTH CONT
218 LAND USE:

PROPERTY ADDR: 00000

OWNER NAME: WESTLAND DEVELOPMENT CO INC

OWNER ADDR: 00401 COORS

BL NW

ALBUQUERQUE NM 87121

QUIT

LEGAL: Tract Of Land Within The W/2 W/2 NW/4 SW/4 SEC 16 T10N R2E The Atrisco Grant
(AKA Tract 19-W In ROW 7)
Property Address: N/A

Owners Name: Trujillo Vivian S. Jr. & Mary B & Sanchez Leo & Loretta M
Owners Address: 217 61st St. SW
Albuquerque, NM 87102



City of Albuquerque

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

Date: September 11, 2003

TO CONTACT NAME: Beth Gonzales
COMPANY/AGENCY: Mark Goodwin & Assoc. PA
ADDRESS/ZIP: PO Box 90606 87199
PHONE/FAX #: 878-2200 | 797-9539

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 Westland North Subdivision

zone map page(s) J-8,9

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

Parkway
Neighborhood Association
Contacts: Karen Wade
8100 Westover Pl. NW
352-3864 (W) 87120
Eric Voccio
1004 Desja Dr NW
839-7531 (W) 87120

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.

7002 2410 0002 5439 6144

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

CERTIFIED MAIL™



7002 2410 0002 5439 6144

7002 2410 0002 5439 6144

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

For delivery information visit our website at www.usps.com

OFFICIAL USE

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

Postmark Here

Sent To *Mr. Eric Voccio, Parkway N.A.*
 Street, Apt. No. or PO Box *1004 Jessa Dr. NW*
 City, State, ZIP+4 *Albuquerque, NM 87120*

PS Form 3800, June 2002

See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

*Mr. Eric Voccio
 Parkway N.A.
 1004 Jessa Dr. NW
 Albuquerque, NM
 87120*

2. Article Number

(Transfer from service label)

PS Form 3811, August 2001

Westland North - JDH

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

Agent

Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes

If YES, enter delivery address below: No

3. Service Type

Certified Mail

Express Mail

Registered

Return Receipt for Merchandise

Insured Mail

C.O.D.

4. Restricted Delivery? (Extra Fee)

Yes

Domestic Return Receipt

102595-02-M-1540

Project # 1002960

WESTALND DEVELOPMENT CO, INC
401 COORRS BLVD NW
ALBUQUERQUE NM 87121

ERIC VOCCIO
Parkway Neigh. Assoc.
1004 TESSA DR NW
ALBUQUERQUE NM 87120

100905804009230902

PAJARITO INVESTMENT PROPERTIE
PO BOX 53362
ALBUQUERQUE NM 87158

Trujillo Vivan S. Jr. & Mary B &
Sanchez Leo & Loretta M
217 61st St. SW
Albuquerque NM 87102

MARK GOODWIN & ASSOCIATES
PO BOX 90606
ALBUQUERQUE NM 87199

100905806919330504

MYRICK EUNICE L
2112 ALVARADO NE
ALBUQUERQUE NM 87110

100805848408740220

CORNISH THOMAS G ETAL
PO BOX 7392
ALBUQUERQUE NM 87194

KAREN WADE
Parkway Neigh. Assoc.
8100 WESTOVER PL. NW
ALBUQUERQUE NM 87120

100905810009230302

KELEHER JOHN G ETUX ETAL MLK
PO BOX DRAWER AA
ALBUQUERQUE NM 87103

100805837507040105

ANAYA ROBERT
428 61 ST NW
ALBUQUERQUE NM 87105

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

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

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

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

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

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

 Applicant name (print) Janet D. Healy
 Applicant signature / date 9-11-03

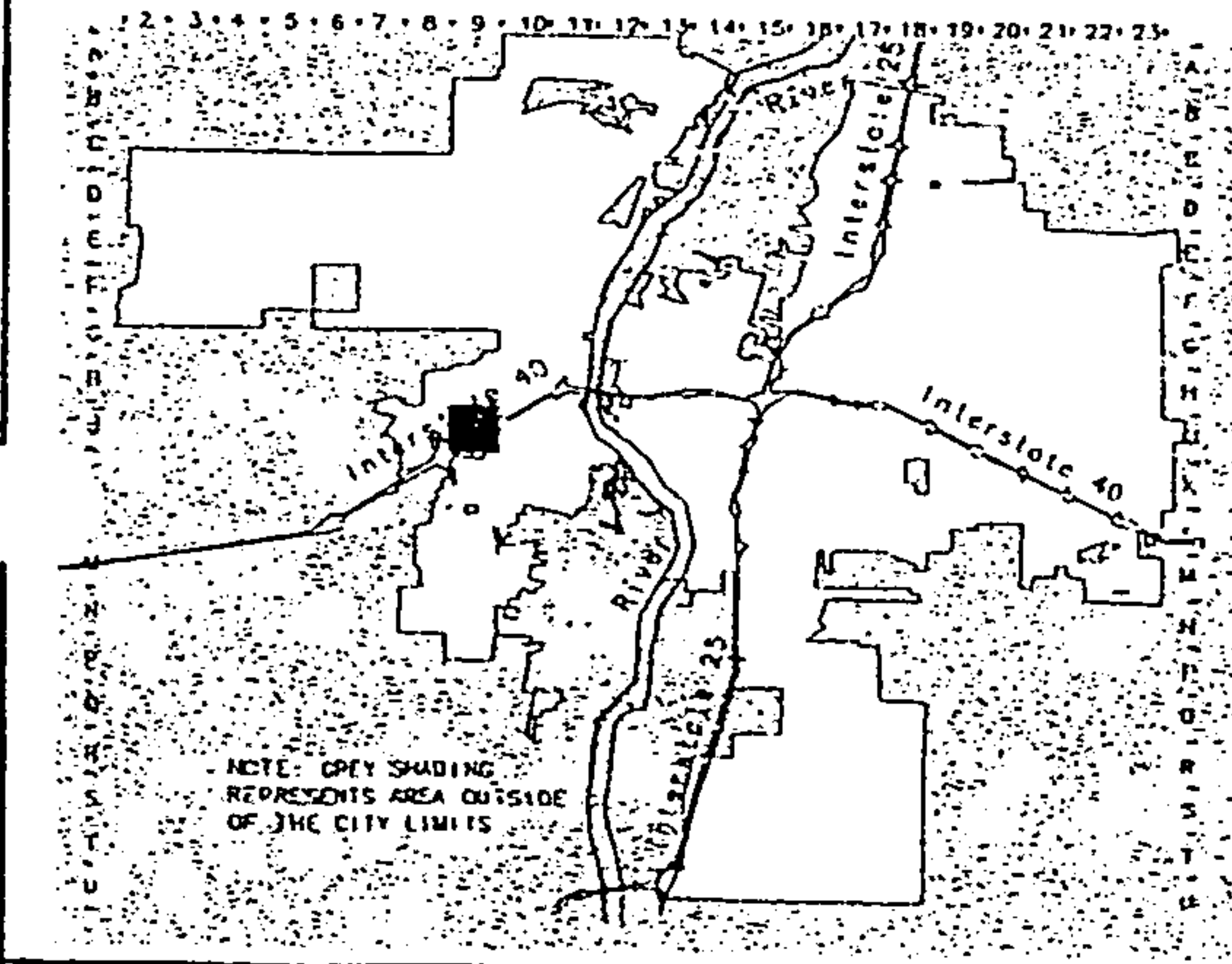
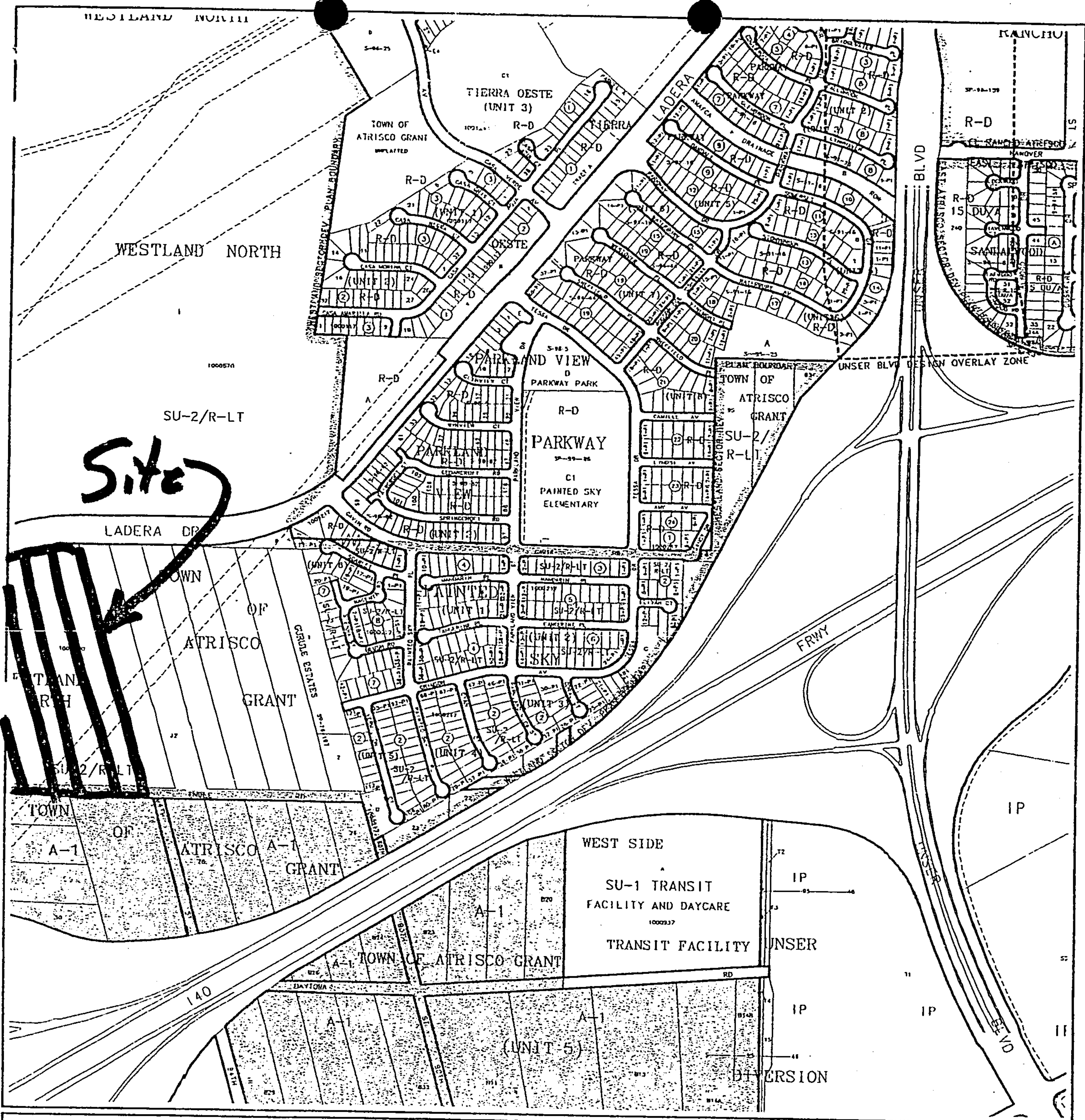


Form revised April 2003

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
- | | |
|--|--------|
| | -01537 |
| | -01538 |
| | -01539 |
| | 01540 |
| | 01541 |

 Planner signature / date JAM 9/12/03

Project # 1002960



CITY OF
Albuquerque
A G I S
Albuquerque Geographic Information System
PLANNING DEPARTMENT
© Copyright 2003



Zone Atlas Page

J-9-Z

Map Amended through January 21, 2003



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: dmgs@swcp.com

Aug 14, 2003

September 12, 2003

Ms. Sheran Matson
DRB Chair
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

Re: Sundoro South Subdivision

Dear Ms. Matson:

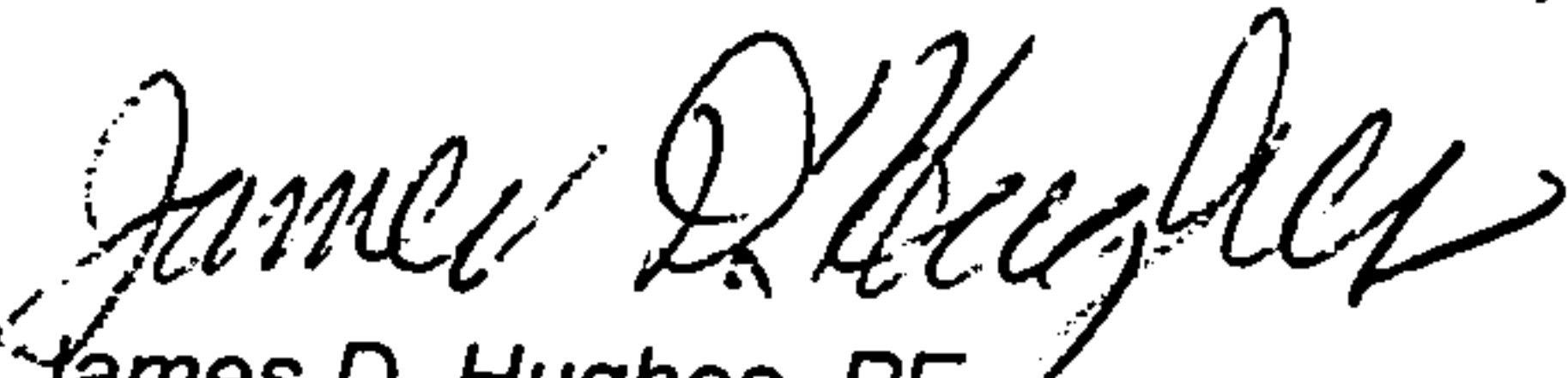
The purpose of this letter is to explain the approval sought.

- Preliminary Plat for 181 lots on the 34 acre site.
- Vacation of a portion of 98th Street along the west boundary of this development will eliminate a frontage road that would otherwise require an undesirable access point at the intersection of Ladera Drive and 98th Street. Alternative access to the property south of this development is being provided through this development via Vesuvius Street.
- Vacation of private access easements along the south boundary of this development is also warranted by the provision of alternate access to Endee Road via Vesuvius Street.
- Sidewalk Waiver to eliminate the requirement for Sidewalk on one side of the three stub streets.
- Sidewalk deferral variance to allow the temporary deferral of sidewalks until after house construction to avoid damage.
- Grading and drainage is in keeping with the natural contours of the land with previously approved plans. Some retaining walls are required on rear lot lines to provide a step from block to block on this 3% grade. A few side lot lines need walls to control drainage on keyed lots.

Please contact our office if you have any questions.

Sincerely,

MARK GOODWIN & ASSOCIATES, PA


James D. Hughes, PE
Senior Engineer

JDH/bm

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 Sep 23 2003 To OCT 8 2003

5. REMOVAL

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

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

James D. [Signature]
(Applicant or Agent)

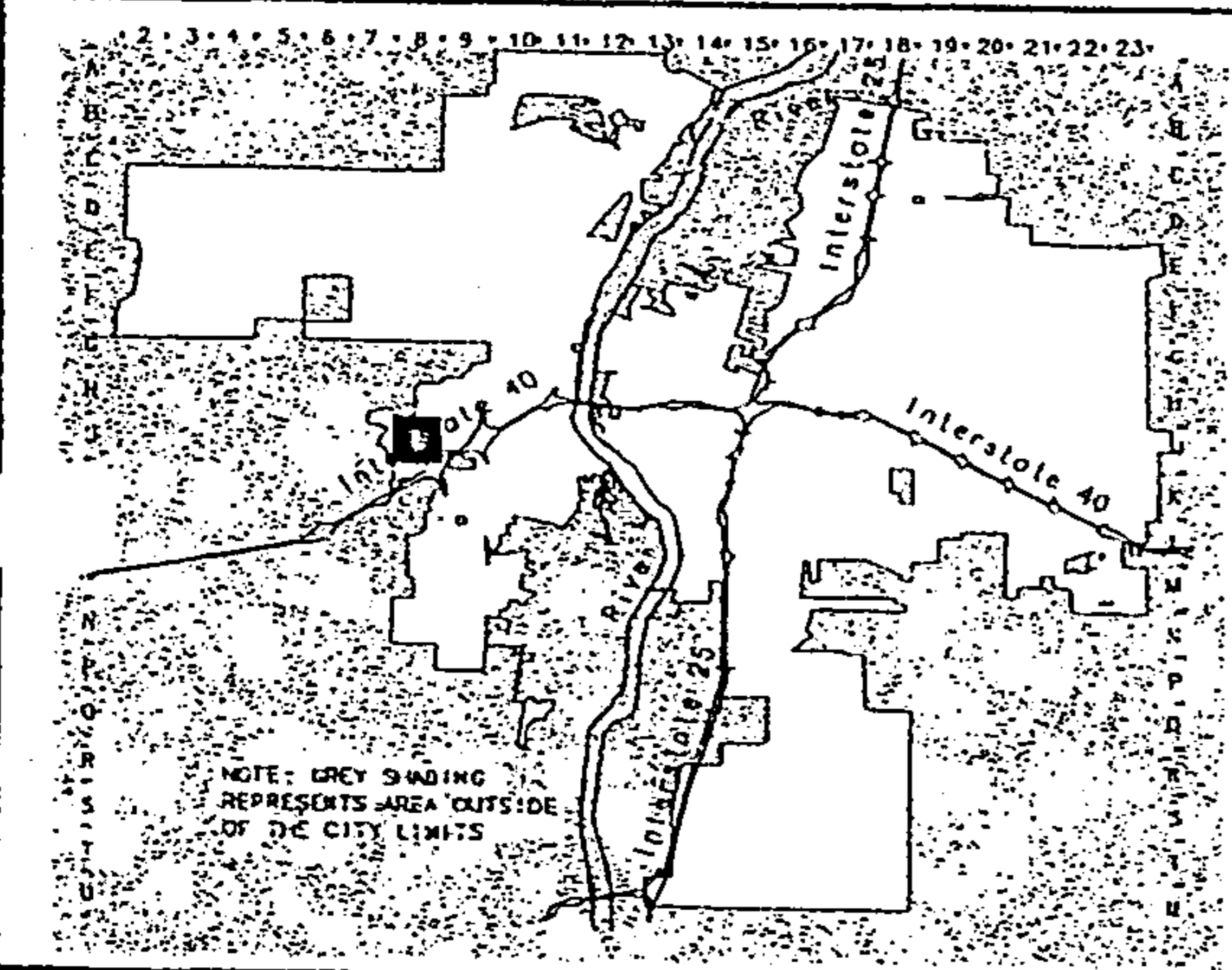
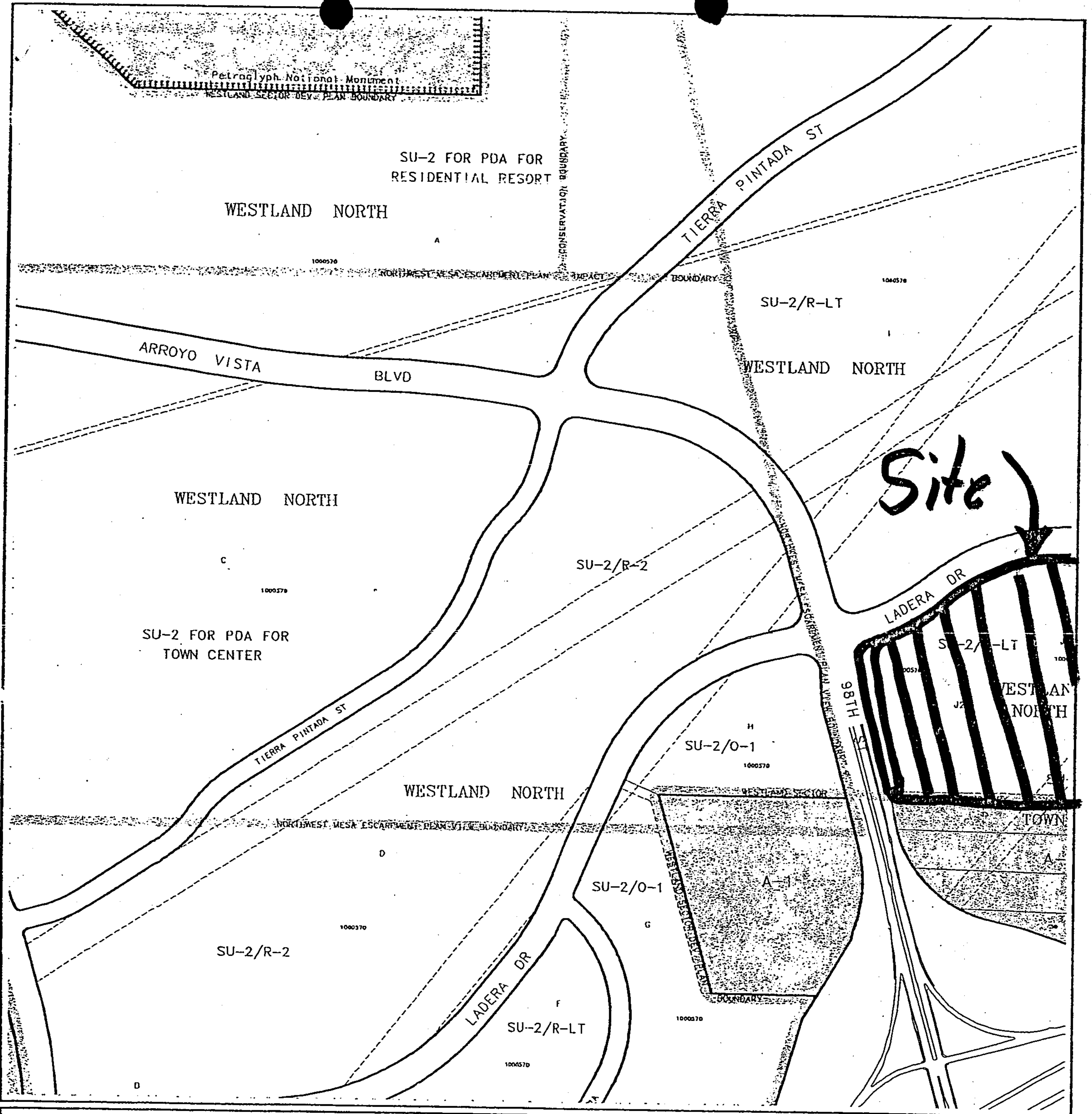
9/12/03
(Date)

I issued 3 signs for this application, 9/12/03
(Date)

[Signature]
(Staff Member)

03 DRB ←
01537
01538
01539

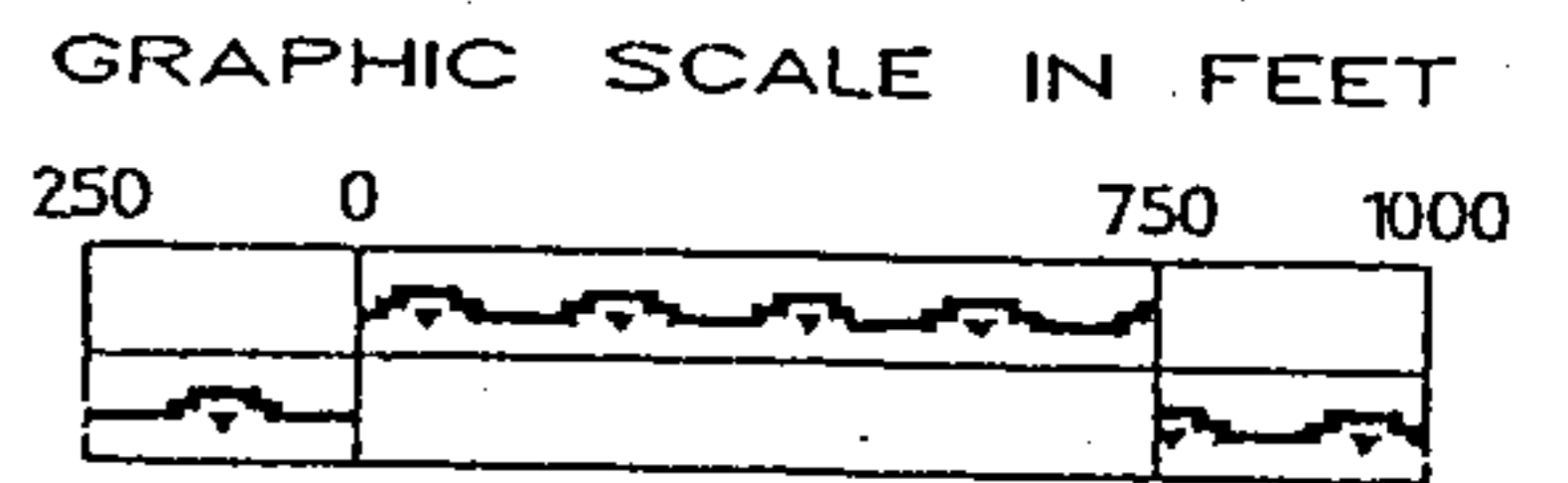
DRB PROJECT NUMBER: 1002960



CITY OF Albuquerque

A G I S
Geographic Information System
SPANNING DEPARTMENT

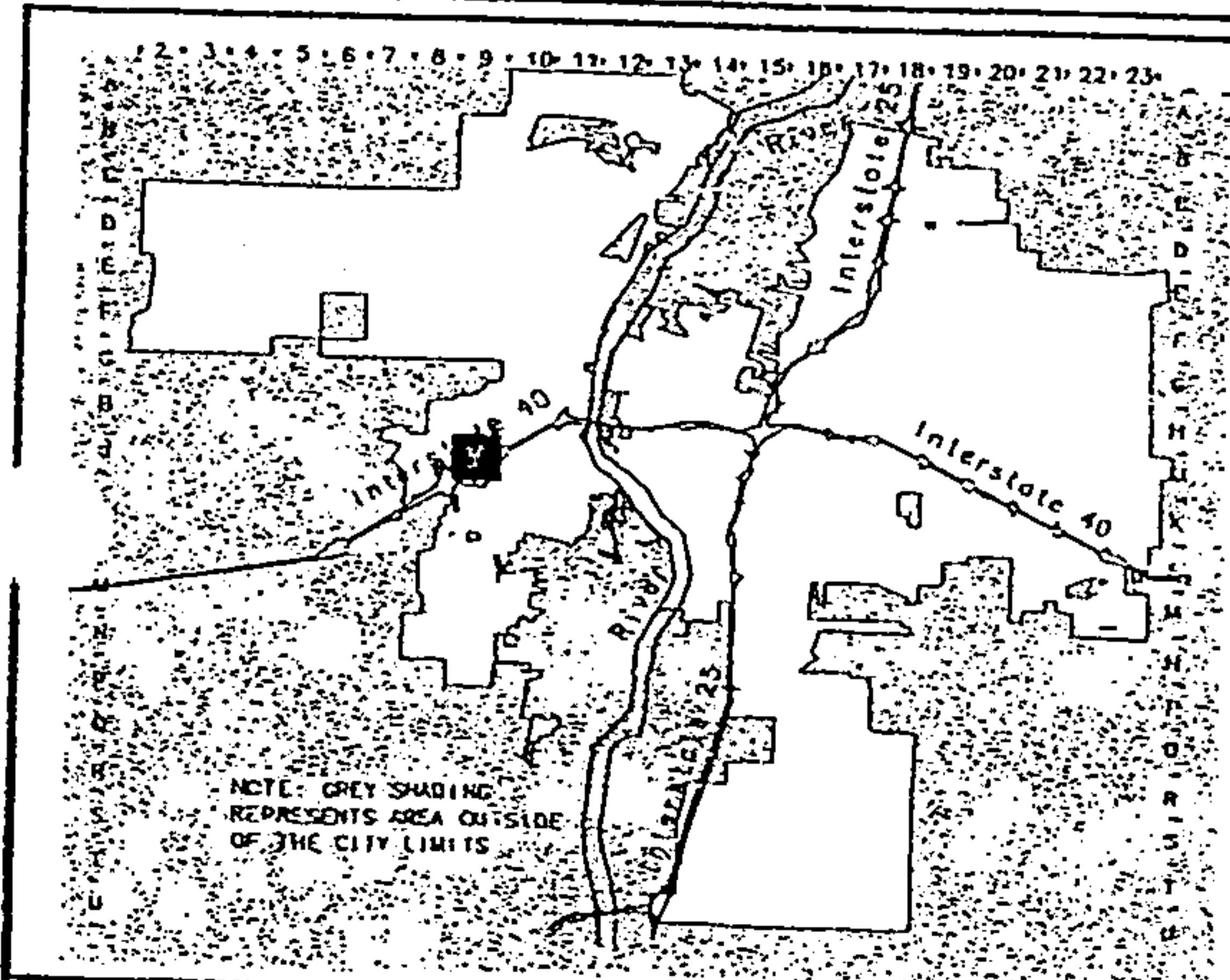
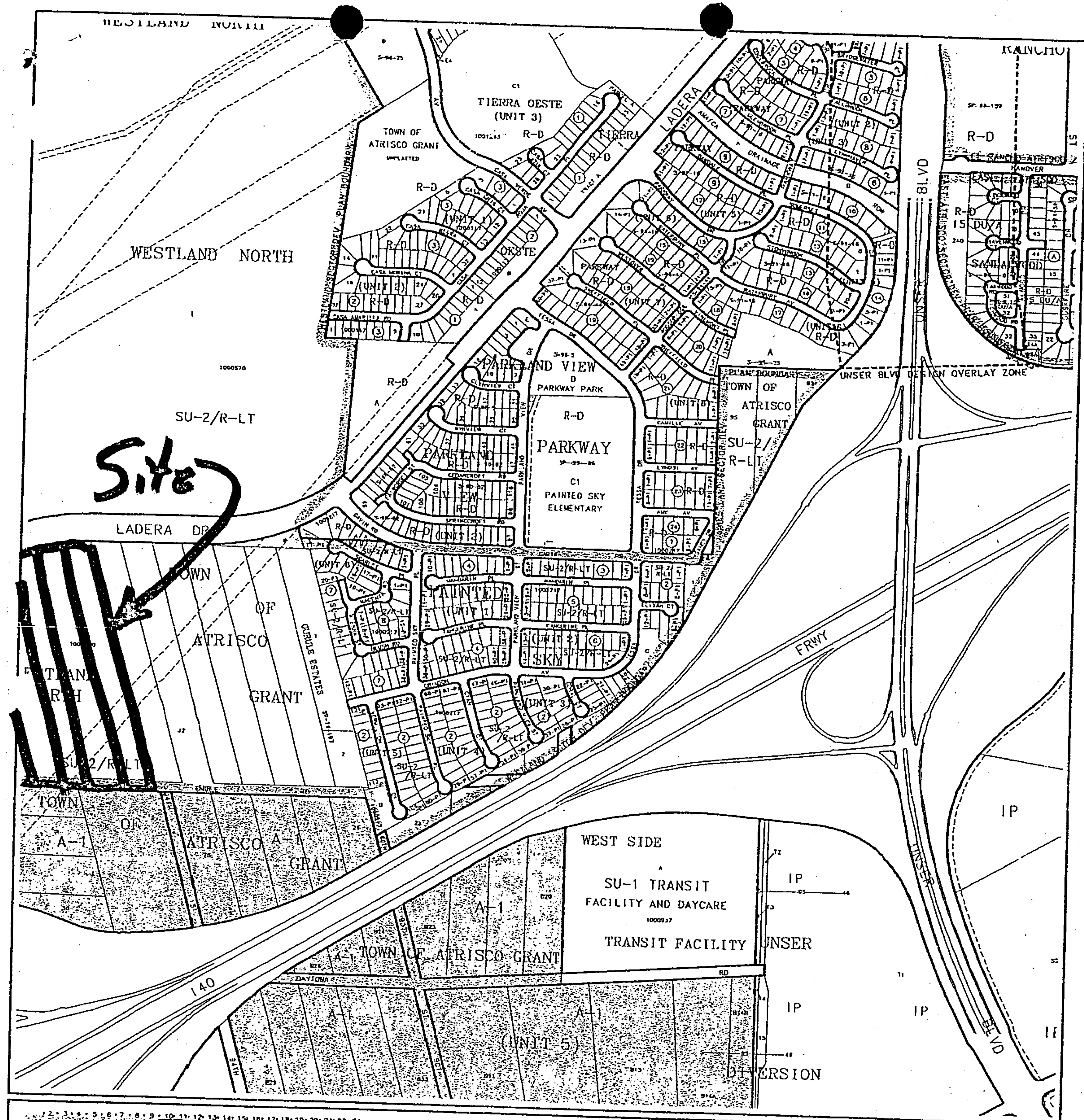
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Zone Atlas Page

J-8-Z

Map Amended through January 21, 2003

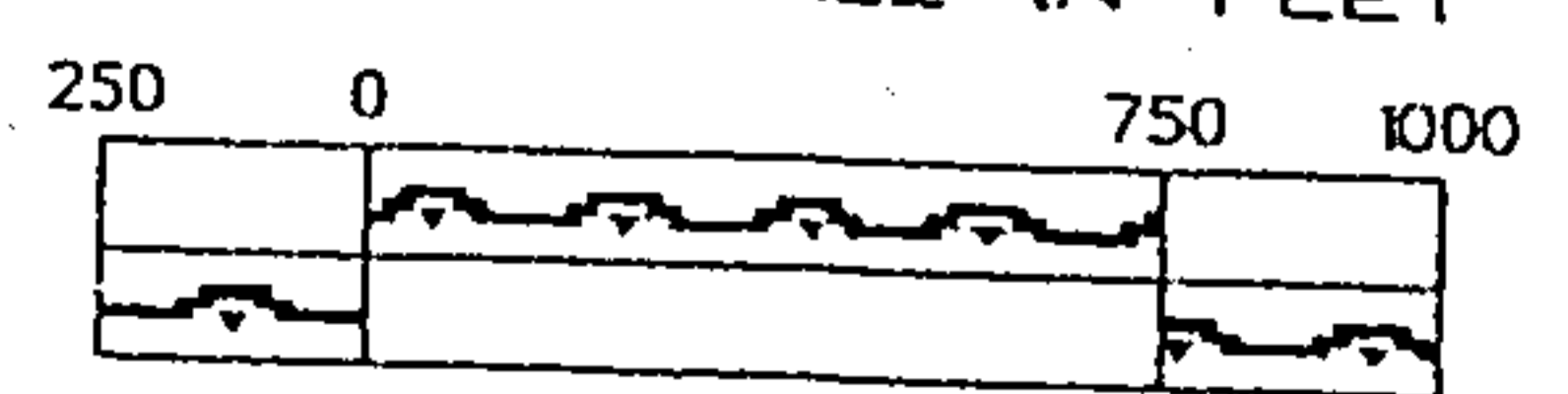


CITY OF
Albuquerque

Albuquerque **G**eographic **I**nformation **S**ystem
PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET



Zone Atlas Page

J-9-Z

Map Amended through January 21, 2003



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: dmgs@swcp.com

Aug 14, 2003

September 12, 2003

Ms. Sheran Matson
DRB Chair
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

Re: Sundoro South Subdivision

Dear Ms. Matson:


The purpose of this letter is to explain the approval sought.

- Preliminary Plat for 181 lots on the 34 acre site.
- Vacation of a portion of 98th Street along the west boundary of this development will eliminate a frontage road that would otherwise require an undesirable access point at the intersection of Ladera Drive and 98th Street. Alternative access to the property south of this development is being provided through this development via Vesuvius Street.
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Please contact our office if you have any questions.

Sincerely,

MARK GOODWIN & ASSOCIATES, PA


James D. Hughes, PE
Senior Engineer

JDH/bm

CITY OF ALBUQUERQUE

TRAFFIC IMPACT STUDY (TIS) / ENVIRONMENTAL HEALTH INFORMATION FORM

APPLICANT: Mark Goodwin & Assoc Date of request: 9/12/03 Zone atlas page(s): J8809

CURRENT:
Zoning SU2-RLT
Parcel Size (acres / sq.ft.) 3.13 ac

Legal Description -
Lot or Tract # VZA Block # ---
Subdivision Name Westland North Subdivision

REQUESTED CITY ACTION(S):
Annexation [] Sector Plan []
Comp. Plan [] Zone Change []
Amendment [] Conditional Use []

Site Development Plan:
a) Subdivision [] Building Permit []
b) Build'g Purposes [] Access Permit []
c) Amendment [] Other Subdivision [x]

PROPOSED DEVELOPMENT:
No construction / development []
New Construction []
Expansion of existing development []

GENERAL DESCRIPTION OF ACTION: 1
of units - 183
Building Size - --- (sq. ft.) Single Family Detached

Notes: 1. Changes made to development proposals / assumptions, from the information provided above, may change the TIS or AQIA analysis requirements.

Applicant or Representative James D. [Signature] Date 9-12-03
(To be signed upon completion of processing by Traffic Engineer and Environmental Health)

TRAFFIC IMPACT STUDY (TIS) REQUIRED: YES [x] 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 [x] NO [] Mitigating reasons for not requiring TIS: Previously studied: []
Notes:
Sundero Sub'd 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.

[Signature] 9-12-03
TRAFFIC ENGINEER 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 8/14/03 [Signature] 9-12-03
- FINALIZED 1/1/ TRAFFIC ENGINEER DATE

TO BE COMPLETED BY APPLICANT

TRANSPORTATION DEVELOPMENT

ENVIRONMENTAL HEALTH

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: Westland Development Co., Inc.
AGIS MAP #: J-8 & J-9
LEGAL DESCRIPTION: Tract J2A of Westland North Subdivision, a portion of 98th Street right of way

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 09/12/03 [date].

<u><i>James D. Wright</i></u> Applicant / Agent	<u>9-12-03</u> Date
<u><i>Bud B...</i></u> Hydrology Division Representative	<u>9/12/03</u> 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 _____ [date].

<u><i>James D. Wright</i></u> Applicant / Agent	<u>9-12-03</u> Date
<u><i>Roger A. Shea</i></u> Utility Division Representative	<u>9/11/03</u> 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: Bethy Gonzales
 COMPANY/AGENCY: Mark Goodwin & Assoc. PA
 ADDRESS/ZIP: PO Box 90606 87199
 PHONE/FAX #: 878-2200 | 797-9539

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 Westland North Subdivision

zone map page(s) 5-8,9

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

Parkway
 Neighborhood Association
 Contacts: Karen Wade
8100 Westover Pl. NW
352-3864 (w) 87120
Eric Voccio
1004 Desja Dr NW
839-7531 (w) 87120

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,

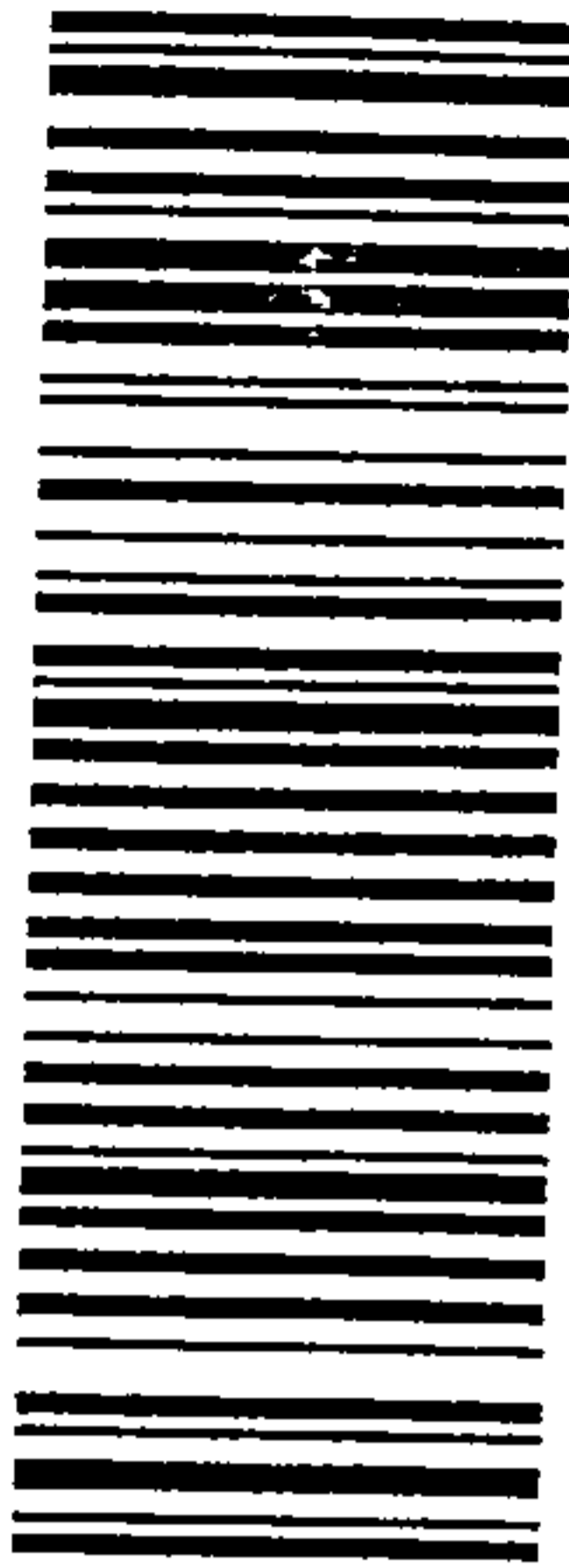
Dalaina S. Carmona
 OFFICE OF COMMUNITY AND NEIGHBORHOOD COORDINATION

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

7002 2410 0002 5439 6144

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS, FOLD AT DOTTED LINE

CERTIFIED MAIL™



7002 2410 0002 5439 6144

7002 2410 0002 5439 6144

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

For delivery information visit our website at www.usps.com

OFFICIAL USE

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

Postmark Here

Sent To Mr. Eric Voccio, Parkway N.A.
 Street, Apt. No. or PO Box 1004 Jessa Dr. NW
 City, State, ZIP+4 Albuquerque NM 87120

PS Form 3800, June 2002

See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Mr. Eric Voccio
Parkway N.A.
1004 Jessa Dr. NW
Albuquerque, NM
87120

2. Article Number
(Transfer from service label)

PS Form 3811, August 2001

Westland North - JDH

COMPLETE THIS SECTION ON DELIVERY

A. Signature

X

- Agent
 Addressee

B. Received by (Printed Name)

C. Date of Delivery

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type

- Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.

4. Restricted Delivery? (Extra Fee)

Yes

Domestic Return Receipt

102595-02-M-1540

PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS, FOLD AT DOTTED LINE
CERTIFIED MAIL™



7002 2410 0002 5439 6137
 7002 2410 0002 5439 6137

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

For delivery information visit our website at www.usps.com

OFFICIAL USE

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

Sent To *Ms Karen Wade Pkwy N.A.*
 Street, Apt. No., or PO Box No. *8100 Westover Place NW*
 City, State, ZIP+4 *Albuquerque NM 87120*

PS Form 3800, June 2002 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 	<p>A. Signature <input checked="" type="checkbox"/> <i>[Signature]</i> <input type="checkbox"/> Agent <input type="checkbox"/> Addressee</p> <p>B. Received by (Printed Name) C. Date of Delivery</p> <p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>
<p>1. Article Addressed to: <i>Ms. Karen Wade</i> <i>Parkway N.A.</i> <i>8100 Westover Place NW</i> <i>Albuquerque, NM</i> <i>87120</i></p>	<p>3. Service Type <input type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p>
<p>2. Article Number (Transfer from serv) <i>7002 2410 0002 5439 6137</i></p>	<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>PS Form 3811, August 2001 Domestic Return Receipt 102595-02-M-1540</p> <p><i>Westland Outc - SDH</i></p>	



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: dmgs@swcp.com

September 11, 2003

Ms. Karen Wade
Parkway Neighborhood Association
8100 Westover Pl. NW
Albuquerque, NM 87120

Mr. Eric Voccio
Parkway Neighborhood Association
1004 Tessa Dr. NW
Albuquerque, NM 87120

Re: Westland North Subdivision

Dear Ms. Wade and Mr. Voccio:

Enclosed please find a copy of the DRB application for the referenced project. The anticipated date to be heard is October 8, 2003. Please contact James D. Hughes of our office if you have any questions or concerns.

Sincerely,

MARK GOODWIN & ASSOCIATES, PA


Beth Gonzales

JDH/bg

Enclosure

Lot/Block/Subd: J2 , 0000 , WESTLAND NORTH

Council District/Name: ONE , GOMEZ

County Commission: 1

Rep District/Sen District: 29 , 26

Nbr Assoc: PARKWAY R

Zoning: SU-2/R-LT

Voter Pct: 29

High Sch District: WEST MESA

Mid Sch District: CARTER

Elem Sch District: PAINTED SKY

ZoneMap Page: J8

Jurisdiction: CITY

Police Beat: Nothing Selected/SOUTHEAST

Flood Zone: Nothing Selected

Comm Plan Area: WEST SIDE

UPC #: 100805849316840301

Owner Name: WESTLAND DEVELOPMENT CO INC

Owner Street Address: 401 COORS BLVD

Owner City/State/Zip: ALBUQUERQUE / NM / 87121 NM

Note: Accuracy for Owner info cannot be guaranteed correct.

Please check with the Bernalillo County Assessor for official data.

NEW GIS QUERY


Activate By 'Clicking' on the Map

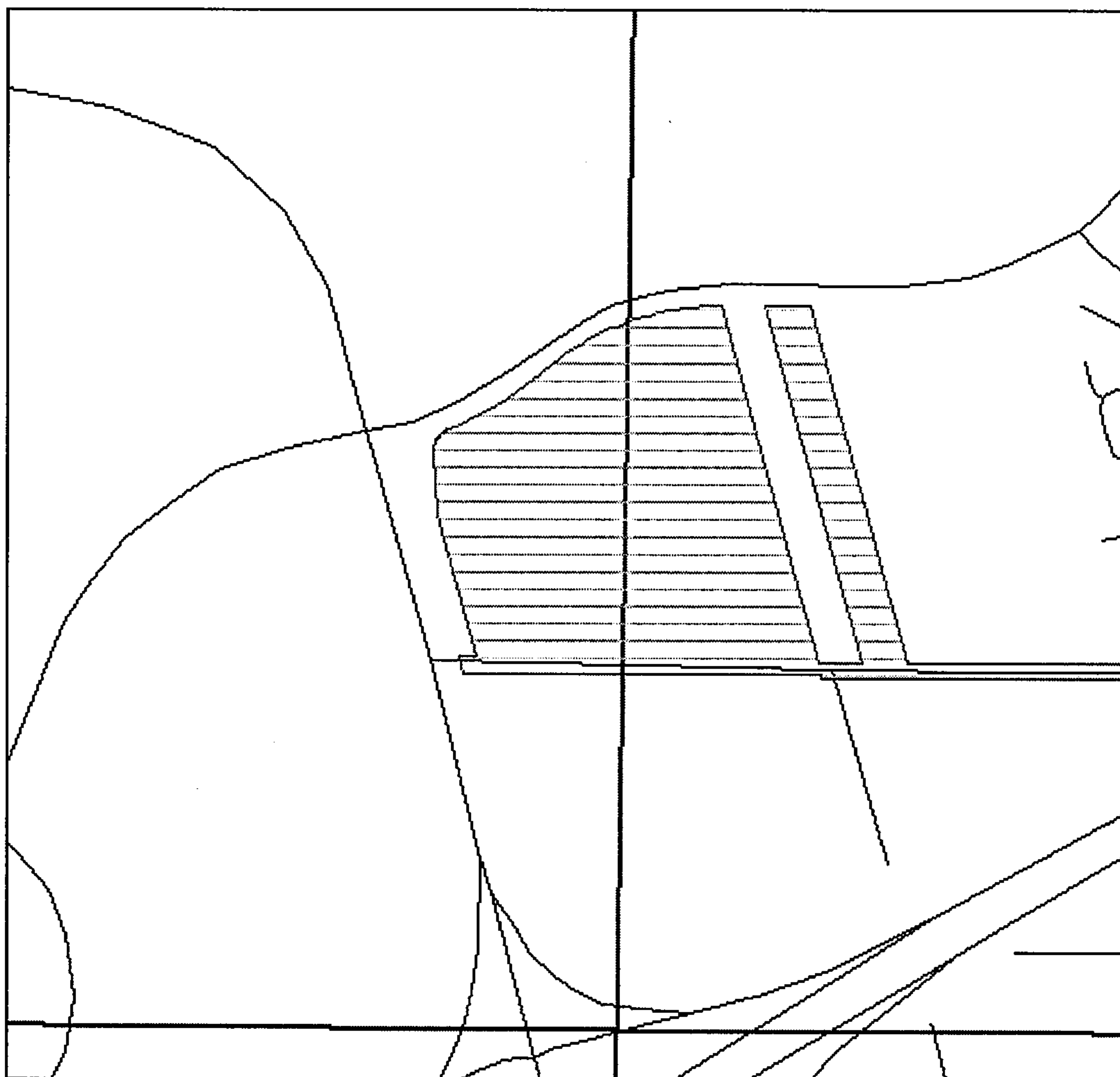
○ Zoom In ● Id Address ○ Id ZM ○ Pan ○ Zoom Out

CITYWIDE VIEW



LAYER LEGEND

- STREET NAMES
- PARKS
- CITY LIMITS
- ZONE MAP GRID
- 
- NBR BOUNDARY
- COMMUNITY PLANNING
- WATER LINES
- SEWER LINES
- STORM DRAINS
- ZONING
- LOT NUMBERS
- ZIP CODES
- COUNCIL DISTRICTS
- FLOOD ZONES (disclaimer)
- PARCELS
- CONTROL STATIONS
- SENATE DIST.
- REPRESENTATIVE DIST.
- COUNTY COMMISSION DIS
- PARCEL ADDRESS
- CRIMINAL ACTIVITY
- CITY FACILITIES
- LAND USE
- 1960 CITY LIMITS



ReDraw Screen

1999 AIR PHOTO (Metro Area Coverage)

ZOOM SCALE

MEDIUM

TEXT SCALE

MEDIUM

SERVICES
PROXIMITY SEARCH

Selected Address: 99999 LADERA DR NW

Zoning: SU-2/R-LT

Lot/Block/Subd: J2 , 0000 , WESTLAND NORTH

Council District/Name: ONE , GOMEZ

County Commission: 1

Rep District/Sen District: 29 , 26

Nbr Assoc: PARKWAY R

Zoning: SU-2/R-LT

Voter Pct: 29

High Sch District: WEST MESA

Mid Sch District: CARTER

Elem Sch District: PAINTED SKY

ZoneMap Page: J9

Jurisdiction: CITY

Police Beat: Nothing Selected/NORTHEAST

Flood Zone: Nothing Selected

Comm Plan Area: WEST SIDE

UPC #: 100805849316840301

Owner Name: WESTLAND DEVELOPMENT CO INC

Owner Street Adress: 401 COORS BLVD

Owner City/State/Zip: ALBUQUERQUE / NM / 87121 NM

Note: Accuracy for Owner info cannot be guaranteed correct.

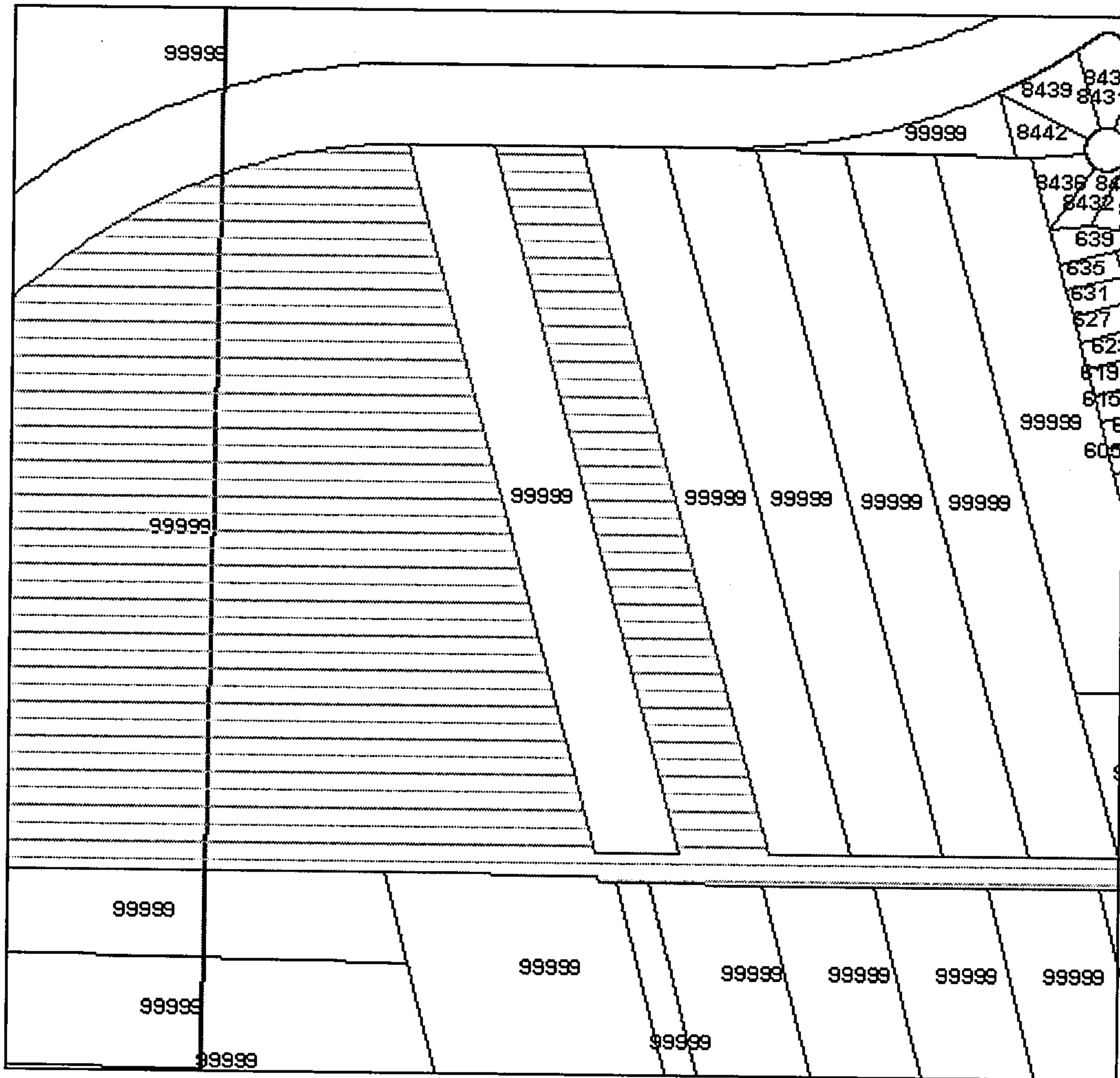
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NEW GIS QUERY

Activate By 'Clicking' on the Map

○ Zoom In ● Id Address ○ Id ZM ○ Pan ○ Zoom Out


CITYWIDE VIEW



ReDraw Screen

1999 AIR PHOTO (Metro Area Coverage)

LAYER LEGEND

- STREET NAMES
- PARKS
- CITY LIMITS
- ZONE MAP GRID
- 
- NBR BOUNDARY
- COMMUNITY PLANNING
- WATER LINES
- SEWER LINES
- STORM DRAINS
- ZONING
- LOT NUMBERS
- ZIP CODES
- COUNCIL DISTRICTS
- FLOOD ZONES (disclaimer)
- PARCELS
- CONTROL STATIONS
- SENATE DIST.
- REPRESENTATIVE DIST.
- COUNTY COMMISSION DIS
- PARCEL ADDRESS
- CRIMINAL ACTIVITY
- CITY FACILITIES
- LAND USE
- 1960 CITY LIMITS

ZOOM SCALE

MEDIUM

TEXT SCALE

MEDIUM

SERVICES
PROXIMITY SEARCH

Selected Address: 99999 LADERA DR NW
Zoning: SU-2/R-LT


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

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

PAID RECEIPT

APPLICANT NAME WESTLAND
AGENT MGA
ADDRESS _____
PROJECT NO. _____
APPLICATION NO. _____

\$ 3895. 441006 / 4983000 (DRB Cases)
 \$ _____ 441006 / 4971000 (EPC & AA / LUCC / Appeals)
 \$ 75. 441018 / 4971000 (Notification)
 \$ 3970. Total amount due

 Westland Development
WESTLAND DEVELOPMENT CO., INC.
 401 COORS, NW PH. 505-831-9600
 ALBUQUERQUE, N.M. 87121

COMPASS BANK
 ALBUQUERQUE, NEW MEXICO
 96-78/1070 - 966

1260

DATE 9/11/2003
 AMOUNT \$3,920.00

PAY TO THE ORDER OF
 City of Albuquerque
 Treasury Division
 Nine Hundred Twenty Dollars And 00 Cents

09/12/2003
 RECEIPT# 00012325
 ACCOUNT# 441006
 Activity 4983000
 Trans Amt \$3,970.00
 J24 Misc \$3,895.00
 Fund 0115
 TRSLJS
 LOC: ANNX
 TRANS# 0042

Jasmin Ouellette
 DUPLICATE
 City Of Albuquerque
 Treasury Division

⑆01260⑈ ⑆107000783⑆ 86857383⑈

09/12/2003 1:11PM LOC: ANNX
 RECEIPT# 00012325 WSH 007 TRANS# 0042
 Account 441018 Fund 0110
 Activity 4971000 TRSLJS
 Trans Amt \$3,970.00
 J24 Misc \$75.00
 CK 10/28/02 \$3,920.00
 CA \$60.00
 CHANGE \$10.00

A City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

SUBDIVISION		Supplemental form	ZONING & PLANNING		Supplemental form
<input checked="" type="checkbox"/>	Major Subdivision action	PP w/ap S	<input type="checkbox"/>	Annexation	Z
<input type="checkbox"/>	Minor Subdivision action		<input type="checkbox"/>	County Submittal	
<input checked="" type="checkbox"/>	Vacation	VPROW + VPE	<input type="checkbox"/>	EPC Submittal	
<input checked="" type="checkbox"/>	Variance (Non-Zoning)	TDSW + SW	<input type="checkbox"/>	Zone Map Amendment (Establish or Change Zoning)	
SITE DEVELOPMENT PLAN		P	<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		APPEAL / PROTEST of...		
<input type="checkbox"/>	Cert. of Appropriateness (LUCC)	L	<input type="checkbox"/>	Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals	A

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: Westland Development Co., Inc. PHONE: 831-9600
 ADDRESS: 401 Coors NW FAX: 831-4865
 CITY: Albuquerque STATE NM ZIP 87121 E-MAIL: _____
 Proprietary interest in site: Owner
 AGENT (if any): Mark Goodwin & Associates PHONE: 828-2200
 ADDRESS: P.O. Box 90606 FAX: 797-9539
 CITY: Albuquerque STATE NM ZIP 87199 E-MAIL: dmg@swcp.com

DESCRIPTION OF REQUEST: Preliminary Plat, Grading Plan, Vacation of Public Right of way,, Vacation of Private easment, Sdwlk deferral for Sundoro South

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. J-2-A Block: _____ Unit: _____
 Subdiv. / Addn. Westland North Subdivision
 Current Zoning: SU-2 / R-LT Proposed zoning: Same
 Zone Atlas page(s): J8 & J9 No. of existing lots: 1 No. of proposed lots: 183
 Total area of site (acres): 34.13 Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A
 Within city limits? Yes. No , but site is within 5 miles of the city limits.) Within 1000FT of a landfill? No
 UPC No. 100805849316840301 MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: 98th Street
 Between: Interstate 40 and Ladera Drive **AKA SUNDORO SOUTH**

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 1000570

This needs new project #, 1002813 was wrong at sketch plat

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

SIGNATURE James D. Hughes DATE 9-11-03
 (Print) _____ Applicant Agent

FOR OFFICIAL USE ONLY

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

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>03 DRB</u>	<u>PP</u>		\$ <u>3500.-</u>
<input checked="" type="checkbox"/> All fees have been collected		<u>VROW</u>		\$ <u>300.-</u>
<input checked="" type="checkbox"/> All case #s are assigned		<u>VPE</u>		\$ <u>45.-</u>
<input checked="" type="checkbox"/> AGIS copy has been sent		<u>TDSW</u>		\$ <u>50.-</u>
<input checked="" type="checkbox"/> Case history #s are listed		<u>SW</u>		\$ _____
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill		<u>Notice</u>		Total <u>75.-</u>
<input type="checkbox"/> F.H.D.P. density bonus	Hearing date <u>OCT 8 2003</u>			\$ <u>3970.-</u>
<input type="checkbox"/> F.H.D.P. fee rebate				

JM 9/12/03

Project # 1002960

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-3**.

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
- FIS/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.

James D. Murphy Applicant name (print)
9-11-03 Applicant signature / date



Form revised April 2003

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

Application case numbers
OBDRB -01537
 -01538
 -01539
 01540
 01541

JAM 9/12/03 Planner signature / date
Project # 1002960

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. (24 copies)
 - Letter briefly describing and explaining: the request, compliance with criteria in the Development Process Manual, and any improvements to be waived
 - Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Fee (see schedule) Fee is for Variance. Plat fee is listed on FORM-S.
 - 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.

James D. [Signature] Applicant name (print)
 9-11-03
 Applicant signature / date



Form revised April 2003

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
 03DRB - 01537
 - 01538
 - 01539
 01540
 01541

 JM 9/12/03
 Planner signature / date
Project # 1002960

ONE STOP SHOP FRONT COUNTER
City of Albuquerque • Planning Department

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

PAID RECEIPT

APPLICANT NAME

Westland Dev

AGENT

ADDRESS

PROJECT NO.

1002960

APPLICATION NO.

S 441006 / 4983000 (DRB Cases) *fee*

S _____ 441006 / 4971000 (EPC & AA / LUCC / Appeals)

S _____ 441018 / 4971000 (Notification)

\$ 110⁰⁰ Total amount due

DUPLICATE
City Of Albuquerque
Treasury Division

11/25/2003 9:42AM LOC: ANN
RECEIPT# 00016467 WSH 007 TRANS# 0008
Account 441006 Fund 0110
Activity 4983000
Trans Amt \$110.00
J24 Misc
CK
CHANGE
10/28/02

ALBUQUERQUE, NM 87121
(505) 831-9600
(505) 831-4865 FAX

facsimile transmittal

To: Shera Matson Fax: 924-3864
 From: Leroy Chavez Date: 10/20/03
 Re: Sundero South Pages: 1 + Cover
 CC: Doug Hughes 797-9539

Notes: Copy of map showing location
of walls.

Will have another set of
maps at the meeting.

If you receive this fax message in error, please notify Westland Development immediately.



Westland Development Co., Inc.

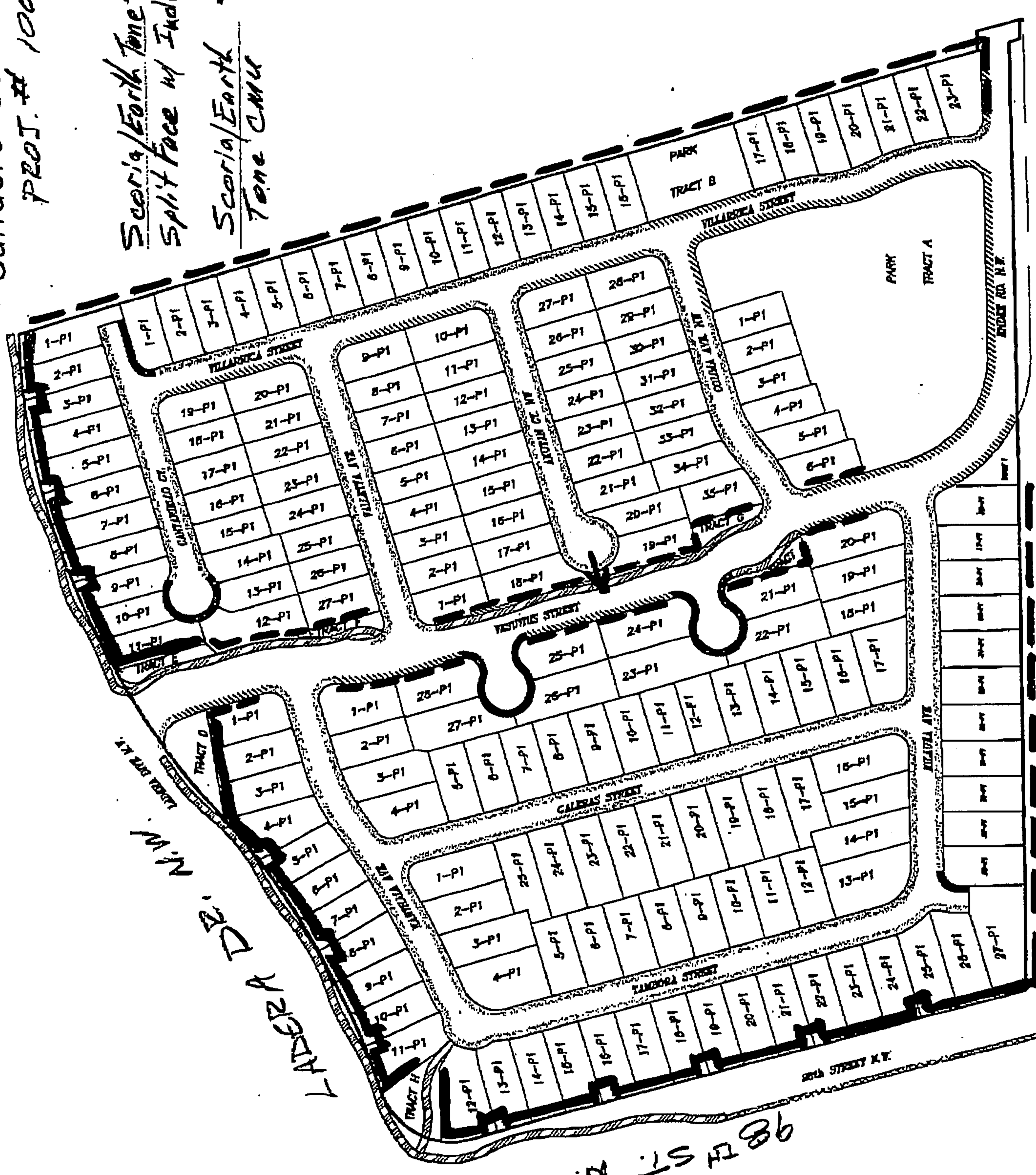
SUNDORO SOUTH SUBDIVISION
PROJ. # 1002960

Scoria/Earth Tone
Split Face w/ Indentation
Scoria/Earth
Tone CMU



200'

SCALE: 1" = 200'



LANDSCAPE
DE
N.Y.

37th ST. N.Y.

#12

f a c s i m i l e
TRANSMITTAL

to: Claire Senova
Leroy Chavez

fax #: 924-3864
831-4865

re: Sundoro South # 102960

date: November 3, 2003

pages: 1, including this cover sheet.

Please defer agenda item #12 three weeks to November 26th, 2003.

Please contact me if you have any questions.

From the desk of.....

James D. Hughes, PE
Senior Engineer

Mark Goodwin & Associates, PA
PO Box 90606
Albuquerque, NM 87199

(505) 828-2200
fax (505) 797-9539

0/22/03

新
新
新

* Perimeter walls need
corrections See Exhibit

6.

Current DRC
Project Number _____

ORIGINAL

FIGURE 12

INFRASTRUCTURE LIST

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

Date Submitted 11-26-03
Date Site Plan Approved N/A
Date Preliminary Plat Approved 11/26/03
Date Preliminary Plat Expires 11/26/04
DRB Project No 1002960
DRB Application No 03-01537

SUNDORO SOUTH, UNITS 1, 2, 3, & 4

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACT 'J-2-A' WESTLAND NORTH SUBDIVISION

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This Listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial 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 UNIT 1	From	To	Private Inspector	City Inspector	City Cnst Engineer
		31' FF	Art Pvmnt, Std C&G, Median C&G, and 6' Sidewalk East Side Only	98 th St.	Existing end of Pavement	Ladera Dr	/	/	/
		31' FF	Art Pvmnt, Std C&G, Median C&G, and 6' Sidewalk South Side Only	Ladera Dr.	98 th St.	East Boundry	/	/	/
		36' FF	Res Pvmnt, Std C&G, and 4' Sidewalk ⁽²⁾ Both Sides	Vesuvius St.	Ladera Dr.	Endee Rd.	/	/	/
		24' FF	Res Pvmnt, Std C&G, and 4' Sidewalk North Side Only	Endee Rd.	Vesuvius St	East Boundry	/	/	/
		28' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Karthala Ave.	Unit 2	Vesuvius St	/	/	/
		28' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Kilauea Ave	Unit 2	Vesuvius St.	/	/	/
		26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Galeras St.	Karthala Ave	Kilauea Ave	/	/	/
		26' FF	Res Pvmnt, Roll C&G ⁽¹⁾	Northern stub on west side of Vesuvius St	Vesuvius St.	End of Cul-de-sac	/	/	/
		26' FF	Res Pvmnt, Roll C&G ⁽¹⁾	Southern stub on west side of Vesuvius St	Vesuvius St	End of Cul-de-sac	/	/	/

ORIGINAL

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location UNIT 1	From	To	Private Inspector	City Inspector	City Cnst Engineer
		28' FF	PAVING CONT. Res Pvmnt, Roll C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Valletta Ave	Vesuvius St	Villarrica St	/	/	/
		26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Cantariello Ct	End of stub st	End of Cul-de-sac	/	/	/
		26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Villarrica St	Cantariello Ct	Unit 4	/	/	/
		Per TIS	Off-Site Street ^{UTILIZATION} intersection improvements at intersections of 98th St @ L20 west bound ramp and at the intersection of Unser Blvd @ Ladera Dr				/	/	/
		Per Design	Residential Street Lights				/	/	/
		Per Design	WATER The developer is responsible for the new reservoir and new transmission line per work order #651181 in terra Pintada and Arroyo Vista (aka 98th St) from the existing pump station to the new reservoir site, including PRV's, Butterfly Valves, MJ's, & R.J's.				/	/	/
		12"	Water line (zone 3WR)	98th ST.	Existing PRV in Tierra Pintada	Ladera Dr	/	/	/
		10"	Water line (zone 3WR)	Ladera Dr.	98th ST.	East Boundry	/	/	/
		10"	Water line	Vesuvius St.	Ladera Dr	Endee Rd.	/	/	/
		10"	Water line	Endee Rd.	Vesuvius St.	East Boundry	/	/	/
		6"	Water line	Karthala Ave	Unit 3	Vesuvius St	/	/	/
		6"	Water line	Kilauea Ave.	Unit 3	Vesuvius St.	/	/	/
		6"	Water line	Galeras St	Karthala Ave.	Kilauea Ave	/	/	/
		4"	Water line	Northern stub	Vesuvius St	Cul-de-sac	/	/	/
		4"	Water line	Southern stub	Vesuvius St.	Cul-de-sac	/	/	/
		6"	Water line	Valletta Ave.	Vesuvius St	Villarrica St.	/	/	/
		6"	Water line	Cantariello Ct.	Vesuvius St.	End of stub st	/	/	/
		6"	Water line	Villarrica St.	Cantariello Ct	Unit 4	/	/	/
		Per Design	Water Meter for Parimeter Wall Landscaping						

ORIGINAL

SIA Sequence #	COA DRC Project #
<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="text"/>
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<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="text"/>

Size	Type of Improvement	Location	From	To
UNIT 3				
PAVING				
26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Akutan Ct.	End of Cul-de-sac	Villarrica St.
26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Colima Ave.	Vesuvius St.	Villarrica St.
WATER				
6"	Water line	Akutan Ct.	Vesuvius St.	Villarrica St.
6"	Water line	Colima Ave.	Vesuvius St.	Villarrica St.
8"	Water line Loop (4)	North of Sundoro North to Tierra Pintada east of PRV		
SANITARY SEWER				
8"	Sanitary sewer	Akutan Ct.	End of Cul-de-sac	Villarrica St.
8"	Sanitary sewer	Colima Ave.	Vesuvius St.	Villarrica St.
STORM SEWER				
Per design	Engineer's Certification for Private Grading and Drainage Required for release of financial guarantees.			
Per design	Pay \$2590.00/acre to AMAFCA w/ agreement			

Private Inspector	City Inspector	City Cnst Engineer
/	/	/
/	/	/
/	/	/
/	/	/
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/	/	/
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/	/	/

SIA Sequence #	COA DRC Project #
<input type="text"/>	<input type="text"/>
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<input type="text"/>	<input type="text"/>
<input type="text"/>	<input type="text"/>

Size	Type of Improvement	Location	From	To
UNIT 4				
PAVING				
26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Villarrica St.	Unit 3	Endee Rd.
WATER				
6"	Water line	Villarrica St.	Unit 3	Endee Rd.
SANITARY SEWER				
4"	Sanitary sewer services	Villarrica St.	Unit 3	Endee Rd.
STORM SEWER				
Per design	Engineer's Certification for Private Grading and Drainage Required for release of financial guarantees.			
Per design	Pay \$2590.00/acre to AMAFCA w/ agreement			

Private Inspector	City Inspector	City Cnst Engineer
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/

Perimeter Wall East Side Unit 3

Perimeter Wall East Side of Unit 4

ORIGINAL

NOTES

- 1 Standard curb and gutter will be used instead of roll curb and gutter where required for drainage
- 2 Sidewalks to be deferred
- 3 Unit 1 must precede units 2 and 3, then either unit 2 or unit 3 may occur next Unit 4 must occur after Unit 3
- 4 Winter Line Loop is to be constructed as the last of units 2 and 3 and is to be constructed last
- 5 Landscape Maintenance Agreement for perimeter landscaping.

AGENT /OWNER

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

James D. Hughes
NAME (print)

Mark Goodwin
FIRM

James D. Hughes
SIGNATURE - date

MAXIMUM TIME ALLOWED TO CONSTRUCT
THE IMPROVEMENTS WITHOUT A DRB

EXTENSION:

[Signature] 11/26/03
DRB CHAIR - date

[Signature] 11-26-03
TRANSPORTATION DEVELOPMENT - date

[Signature] 11/26/03
UTILITY DEVELOPMENT - date

[Signature]
CITY ENGINEER - date

[Signature] 11/26/03
PARKS & GENERAL SERVICES - date

AMAFCA - date

- date

- date

NEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT /OWNER

4/25/03

Plant list needed TODAY
per verbal agreement w/
DRB

 Westland Development Co., Inc.

401 Coors Blvd. N.W.
Albuquerque, New Mexico 87121
(505) 831-9600
Fax (505) 831-4865
1-800-726-3250

November 25, 2003

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

Re: Sundoro South DRB Project No. 1002960

Dear Ms. Matson:

Please find enclosed a check for the deferral fee from last DRB meeting for this project. Also enclosed are the additional notes on the wall detail you asked for. Specifically you asked for the distance between the indentions and the location of the subdivision name.

Should you have any questions please do not hesitate to contact me.

Sincerely,



Leroy J. Chavez
V.P. of Development

Current DRC
Project Number: _____

FIGURE 12

Date Submitted: 10-16-03

INFRASTRUCTURE LIST

Date Site Plan Approved: _____

Date Preliminary Plat Approved: _____

Date Preliminary Plat Expires: _____

DRB Project No.: 1002960

DRB Application No.: _____

EXHIBIT "A"

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

SUNDORO SOUTH, UNITS 1, 2, 3, & 4

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACT 'J-2-A' WESTLAND NORTH SUBDIVISION

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This Listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial 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
			PAVING						
		31' FF	Art Pvmt, Std C&G, Median C&G, and 6' Sidewalk East Side Only	98 th St.	Existing end of Pavement	Ladera Dr.	/	/	/
		31' FF	Art Pvmt, Std C&G, Median C&G, and 6' Sidewalk South Side Only	Ladera Dr.	98 th St.	East Boundry	/	/	/
		36' FF	Res Pvmt, Std C&G, and 4' Sidewalk ⁽²⁾ Both Sides	Vesuvius St.	Ladera Dr.	Endee Rd.	/	/	/
		24' FF	Res Pvmt, Std C&G, and 4' Sidewalk North Side Only	Endee Rd.	Vesuvius St.	East Boundry	/	/	/
		28' FF	Res Pvmt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Karthala Ave.	Unit 2	Vesuvius St.	/	/	/
		28' FF	Res Pvmt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Kilauea Ave.	Unit 2	Vesuvius St.	/	/	/
		26' FF	Res Pvmt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Galeras St.	Karthala Ave.	Kilauea Ave.	/	/	/
		26' FF	Res Pvmt, Roll C&G ⁽¹⁾	Northern stub on west side of Vesuvius St	Vesuvius St.	End of Cul-de-sac	/	/	/
		26' FF	Res Pvmt, Roll C&G ⁽¹⁾	Southern stub on west side of Vesuvius St	Vesuvius St.	End of Cul-de-sac	/	/	/

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location UNIT 1	From	To	Private Inspector	City Inspector	City Cnst Engineer
		28' FF	PAVING CONT. Res Pvmnt, Roll C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Valletta Ave.	Vesuvius St.	Villarrica St.	/	/	/
		26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Cantariello Ct.	End of stub st.	End of Cul-de-sac	/	/	/
		26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Villarrica St.	Cantariello Ct.	Unit 2	/	/	/
		Per TIS	Off-Site Street intersection improvements at intersections of 98th St. @ I-40 west bound ramp and at the intersection of Unser Blvd. @ Ladera Dr.				/	/	/
		Per Design	Residential Street Lights				/	/	/
		Per Design	WATER The developer is responsible for the new reservoir and new transmission line per work order #651181 in teirra Pintada and Arroyo Vista (aka 98th St.) from the existing pump station to the new reservoir site, including PRV's, Butterfly Valves, MJ's, & RJ's.				/	/	/
		12"	Water line (zone 3WR)	98th ST.	Existing PRV in Tierra Pintada	Ladera Dr.	/	/	/
		10"	Water line (zone 3WR)	Ladera Dr.	98th ST.	East Boundry	/	/	/
		10"	Water line	Vesuvius St.	Ladera Dr.	Endee Rd.	/	/	/
		10"	Water line	Endee Rd.	Vesuvius St.	East Boundry	/	/	/
		6"	Water line	Karthala Ave.	Unit 3	Vesuvius St.	/	/	/
		6"	Water line	Kilauea Ave.	Unit 3	Vesuvius St.	/	/	/
		6"	Water line	Galeras St.	Karthala Ave.	Kilauea Ave.	/	/	/
		4"	Water line	Northern stub	Vesuvius St.	Cul-de-sac	/	/	/
		4"	Water line	Southern stub	Vesuvius St.	Cul-de-sac	/	/	/
		6"	Water line	Valletta Ave.	Vesuvius St.	Villarrica St.	/	/	/
		6"	Water line	Cantariello Ct.	Vesuvius St.	End of stub st.	/	/	/
		6"	Water line	Villarrica St.	Cantariello Ct.	Unit 2	/	/	/
		Per Design	Water Meter for Parimeter Wall Landscaping						

SIA Sequence #	COA DRC Project #
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Size	Type of Improvement	Location	From	To
UNIT 3				
PAVING				
26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Akutan Ct.	End of Cul-de-sac	Villarrica St.
26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Colima Ave.	Vesuvius St.	Villarrica St.
26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Villarrica St.	Unit 1	Colima Ave.
WATER				
6"	Water line	Akutan Ct.	Vesuvius St.	Villarrica St.
6"	Water line	Colima Ave.	Vesuvius St.	Villarrica St.
6"	Water line	Villarrica St.	Unit 1	Colima Ave.
SANITARY SEWER				
8"	Sanitary sewer	Akutan Ct.	End of Cul-de-sac	Villarrica St.
8"	Sanitary sewer	Colima Ave.	Vesuvius St.	Villarrica St.
STORM SEWER				
Per design	Engineer's Certification for Private Grading and Drainage Required for release of financial guarantees.			

Private Inspector	City Inspector	City Cnst Engineer
/	/	/
/	/	/
/	/	/
/	/	/
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SIA Sequence #	COA DRC Project #
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Size	Type of Improvement	Location	From	To
UNIT 4				
PAVING				
26' FF	Res Pvmnt, C&G ⁽¹⁾ , and 4' Sidewalk ⁽²⁾ Both Sides	Villarrica St.	Unit 3	Endee Rd.
WATER				
6"	Water line	Villarrica St.	Unit 3	Endee Rd.
SANITARY SEWER				
4"	Sanitary sewer services	Villarrica St.	Unit 3	Endee Rd.
STORM SEWER				
Per design	Engineer's Certification for Private Grading and Drainage Required for release of financial guarantees.			

Private Inspector	City Inspector	City Cnst Engineer
/	/	/
/	/	/
/	/	/
/	/	/
/	/	/

NOTES

- 1 Standard curb and gutter will be used instead of roll curb and gutter where required for drainage.
- 2 Sidewalks to be deferred
- 3 Unit 1 must precede units 2 and 3, then either unit 2 or unit 3 may occur next. Unit 4 must occur after Unit 3

AGENT / OWNER DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

James D. Hughes
NAME (print)

FIRM

SIGNATURE - date

MAXIMUM TIME ALLOWED TO CONSTRUCT
THE IMPROVEMENTS WITHOUT A DRB

EXTENSION: _____

DRB CHAIR - date

TRANSPORTATION DEVELOPMENT - date

UTILITY DEVELOPMENT - date

CITY ENGINEER - date

PARKS & GENERAL SERVICES - date

AMAFCA - date

- date

- date

VIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT /OWNER



D. Mark Goodwin & Associates, P.A.
Consulting Engineers

P.O. BOX 90606, ALBUQUERQUE, NM 87199
(505) 828-2200 FAX 797-9539
e-mail: dmgs@swcp.com

October 16, 2003

Ms. Sheran Matson
DRB Chair
City of Albuquerque
PO Box 1239
Albuquerque, NM 87103

Re: Sundoro South, Units 1, 2, 3 and 4

Dear Ms. Matson:

The following revisions have been made to the Preliminary Plat, Infrastructure List, Grading Plan, and Sidewalk Exhibit.

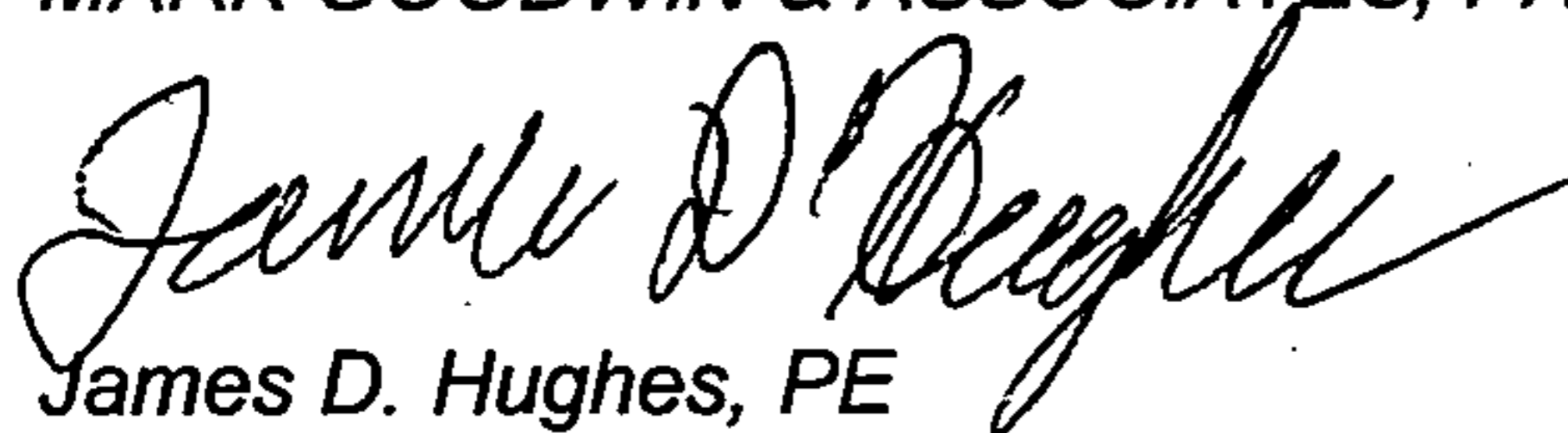
1. Units 2 and 3 were switched on the Preliminary Plat to agree with the Infrastructure List.
2. The park are was increased by deleting 4 adjacent lots in Block 6 and a stub street off of Vesuvius Street. The Unit 4 area may be added to the park at a future date depending on the need of adjacent developments to meet park dedication requirements.
3. The layout changes were made on the Grading Plan and Sidewalk Exhibit, and two of the previously requested sidewalk waivers were deleted from the exhibit.
4. Major off-site water and transportation improvements were added to the Infrastructure List, per comments received from DRB members.

A separate vacation exhibit was also prepared.

Please call with any new questions or comments.

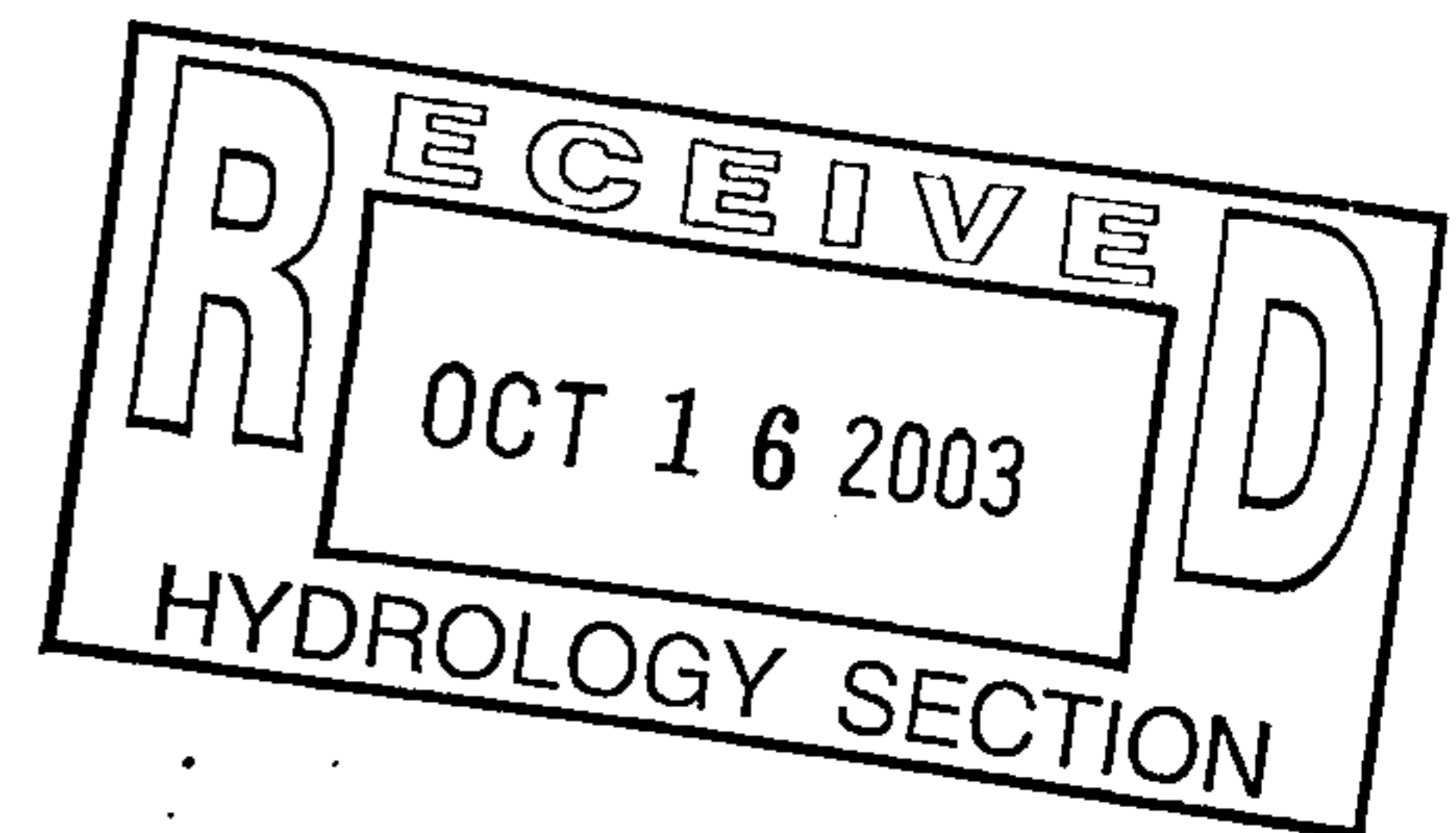
Sincerely,

MARK GOODWIN & ASSOCIATES, PA


James D. Hughes, PE
Senior Engineer

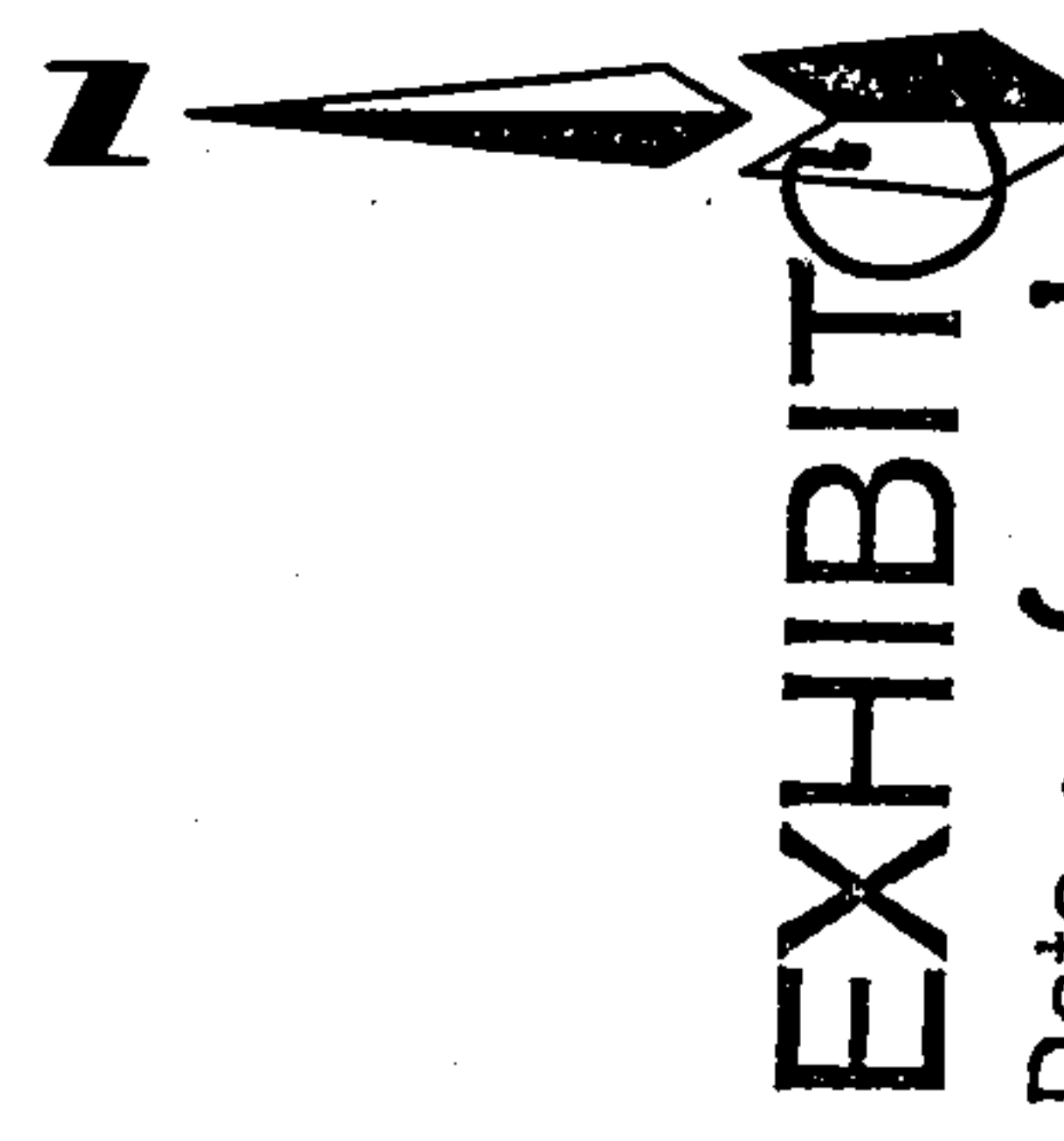
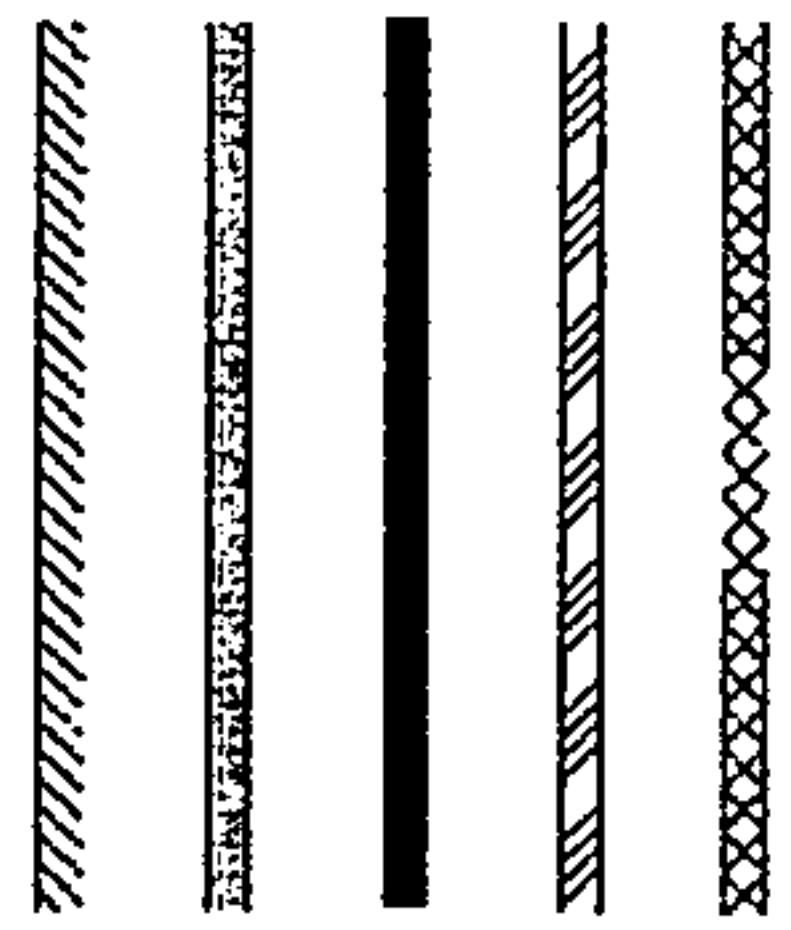
JDH/sr

xc: Brad Bingham - COA Hydrology Division
Christina Sandoval - COA Parks & Recreation
Roger Green - COA Utility
Wilfred Gallegos - COA Transportation
Leroy Chavez - Westland Development
Kevin Patten - Bohannon-Huston, Inc.



Sundoro South Subdivision

- 4' SIDEWALK THIS PROJECT
- 4' SIDEWALK DEFERRED
- SIDEWALK WAIVER
- MEANDERING VARIANCE
- EXISTING SIDEWALK

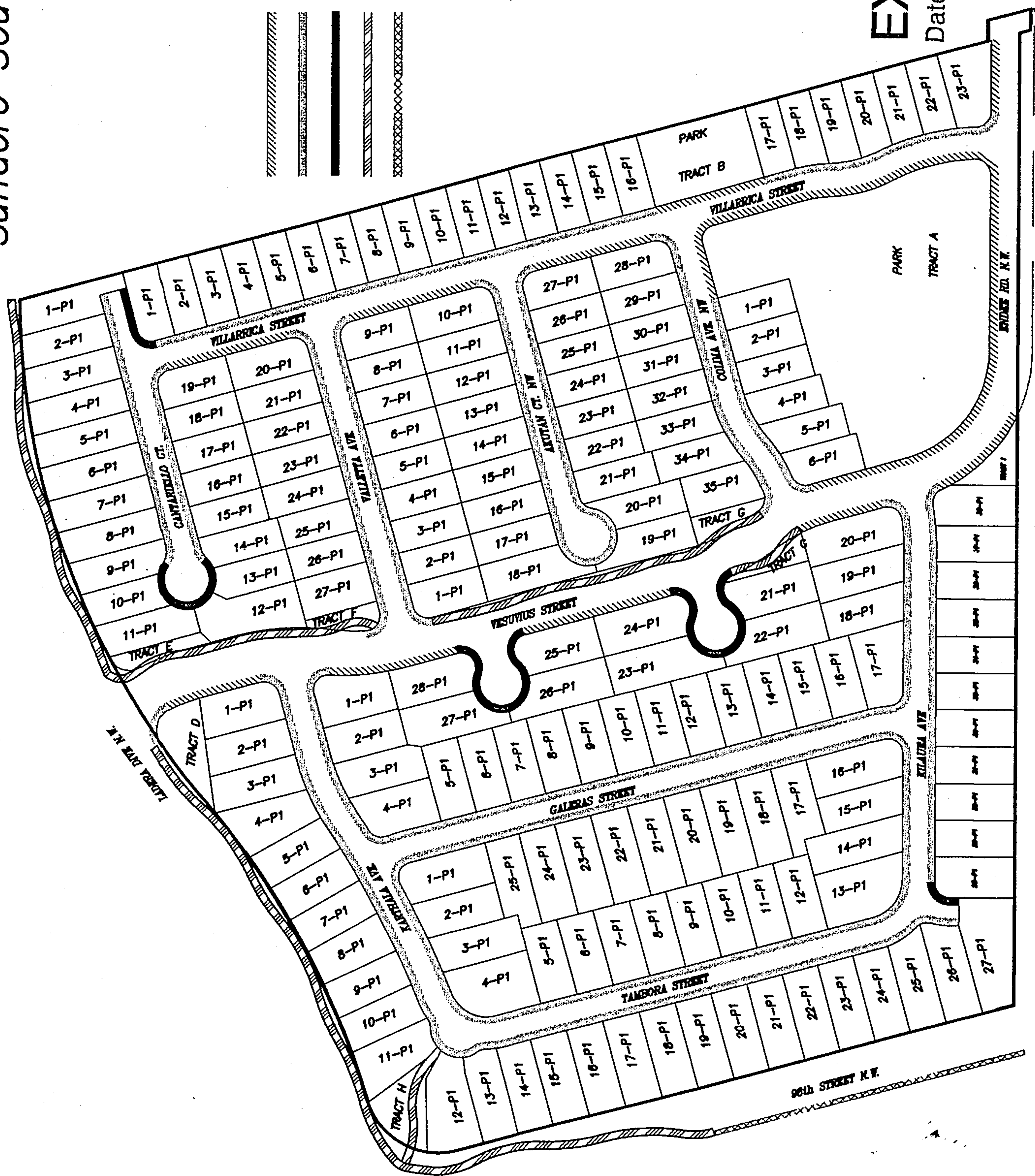


EXHIBIT

Date 10/22/03

200' 4

SCALE: 1" = 200'



SIDEWALK EXHIBIT