

#10



200570  
DRB

# DRB CASE ACTION LOG (PREL & FINAL PLAT)

REVISED 9/28/05

Comp K3 3/15/06

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

DRB Application No.: 06DRB-00215 (P&F)

Project # 1003132

Project Name: BROADWAY INDUSTRIAL CENTER SUBDIVISION

Agent: Advanced Engineering

Phone No.: 899-5570

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 2-22-06 by the DRB with delegation of signature(s) to the following departments.  
**OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED**

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

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

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

PARKS / CIP: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

PLANNING (Last to sign): AGIS dx.f.  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

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

Project Number 1003132

#10



# DRB CASE ACTION LOG (PREL & FINAL PLAT)

REVISED 9/28/05

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

DRB Application No.: 06DRB-00215 (P&F)  
Project Name: BROADWAY INDUSTRIAL CENTER SUBDIVISION  
Agent: Advanced Engineering

Project # 1003132  
Phone No.: 899-5570

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**OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED**

TRANSPORTATION: \_\_\_\_\_  
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UTILITIES: \_\_\_\_\_  
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CITY ENGINEER / AMAFCA: \_\_\_\_\_  
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PARKS / CIP: \_\_\_\_\_  
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PLANNING (Last to sign): AGIS dxp.  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

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- Property Management's signature must be obtained prior to Planning Department's signature.**
- AGIS DXE File-approval required.**
- Copy of recorded plat for Planning.**

*OK*

Project Number 1003132



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

February 22, 2006

9:00 a.m.

**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

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

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

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

- A. Call to Order: 9:00 A.M. Adjourned: 12:50 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 # 1003123**  
06DRB-00106 Major-Two Year SIA
- KPM LLC, JERRY MILLER, request(s) the above action(s) for all or a portion of Tract(s) 77-B-1, **LANDS OF DEVEREUX & WATSON**, zoned S-MI, located on 5<sup>TH</sup> ST NW, between ASPEN AVE NW and HAINES AVE NW containing approximately 2 acre(s). [REF: 03DRB02044, 04DRB00347, 04DRB00348] (H-14) **A ONE-YEAR EXTENSION OF THE SIA WAS APPROVED.**

2. **Project # 1001164**  
06DRB-00114 Major-Vacation of Public Easements

BOHANNAN HUSTON INC agent(s) for HUNT UPTOWN DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) B-1 & B-2, **ST PIUS X SUBDIVISION**, zoned SU-3, R-2, O-1, located on UPTOWN LOOP RD NE, between ARVADA AVE NE and INDIAN SCHOOL RD NE containing approximately 9 acre(s). [REF: 01DRB00450] (H-19) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

06DRB-00219 Minor-Prelim&Final Plat Approval

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

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

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



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

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

4. **Project # 1004367**  
06DRB-00216 Minor-SiteDev Plan  
BldPermit/EPC
- ADVANCED ENGINEERING & CONSULTING agent(s) for DAVID ELLEN request(s) the above action(s) for Tract(s) 48 & 49, Lot(s) 63-65, M.R.G.C.D. MAP 29, **CALAVERO ADDITION**, zoned SU-1 FOR IP, located on EDITH BLVD NE, between OSUNA RD NE and TYLER RD NE containing approximately 6 acre(s). [REF: Z-99-33,AX-99-7, 05EPC01266] [**Catalina Lehner, EPC Case Planner**] [*Deferred from 2/22/06*] (E-15) **DEFERRED AT THE AGENT'S REQUEST TO 3/1/06.**
5. **Project # 1001946**  
06DRB-00223 Minor-SiteDev Plan  
BldPermit  
06DRB-00221 Minor-Prelim&Final Plat  
Approval
- BOHANNAN HUSTON INC agent(s) for NEWMORE LLC request(s) the above action(s) for all or a portion of Tract(s) A-1 & B-1, **HISE LANDS**, zoned M-1, located on PASEO DEL NORTE NE NE, between INTERSTATE 25 NE and SAN PEDRO BLVD NE containing approximately 6 acre(s). [06DRB00083] (D-18) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND 3 COPIES OF THE STIE PLAN AND TRANSPORTATION DEVELOPMENT FOR TRAIL CONCERNS AND GENERAL COMMENTS. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 2/22/06 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

6. **Project # 1000539**  
06DRB-00128 Minor-SiteDev Plan  
Subd/EPC  
06DRB-00125 Minor-SiteDev Plan  
BldPermit/EPC

JON ANDERSON ARCHITECT agent(s) for HOPE CHRISTIAN SCHOOL request(s) the above action(s) for Lot(s) A, Block(s) 12, and Lot(s) A, 6, 7, 8A, 9A1, 10 and 26, Block(s) 11 & 12, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned RD, C-1, SU-1 P.S. , SU-1, C-2, located on PALOMAS AVE NE, between SAN PEDRO DR NE and LOUISIANA BLVD NE containing approximately 19 acre(s). [REF: Z-95-4, AA-97-74, DRB-95-263, 04EPC01535, 04EPC01536, 04EPC01537, 04EPC01538] [Russell Brito, for Elvira Lopez, EPC Case Planner] [*Deferred at the Board's request from 2/8/06*] (D-18) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR PLAT APPROVAL AND 3 COPIES OF THE SITE PLAN. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF THE SITE PLAN.**

7. **Project # 1001176**  
06DRB-00107 Minor-Amnd SiteDev Plan  
Subd

WILSON & COMPANY agent(s) for KEITH MCDANIEL request(s) the above action(s) for all or a portion of Lot(s) 19A & 17, Block(s) 14, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2 IP, located on CORONA NE, between SAN PEDRO NE and WILSHIRE NE containing approximately 3 acre(s). [REF: DRB-97-516] [Resubmitted from 2/1/06] (C-18) **THE AMENDED SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD.**

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

8. **Project # 1002092**  
06DRB-00217 Minor- Ext of SIA for Temp  
Defer SDWK

BOHANNAN HUSTON INC agent(s) for OXBOW NORTH VENTURES LLC request(s) the above action(s) for all or a portion of Tract(s) B-1, **OXBOW NORTH SUBDIVISION, UNITS 1 & 3**, zoned SU-3, located on COORS BLVD NW NW, between NAMASTE DR NW and NORTH OF ST PIUS HIGH SCHOOL containing approximately 40 acre(s). [REF: 04DRB-01623] (F-11) **A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

9. **Project # 1002861**  
06DRB-00213 Minor-Final Plat Approval

ABQ ENGINEERING INC agent(s) for INFILL SOLUTIONS, JAY REMBE, CHRIS CALOTT request(s) the above action(s) for all or a portion of Lot(s) 17-24, NEW MEXICO TOWN COMPANY'S ORIGINAL SITE OF ALBUQUERQUE (to be known as **SOUTHERN UNION GAS LOFTS II**, zoned SU-3 special center zone, located on 9<sup>TH</sup> ST SW, between SILVER AVE SW and GOLD AVE SW containing approximately 1 acre(s). [REF: 05DRB01202] (K-13) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR ENCROACHMENT ON 2-FOOT PUBLIC ROADWAY EASEMENT AND PLANNING TO RECORD.**

10. **Project # 1003132**  
06DRB-00215 Minor-Prelim&Final Plat Approval

ADVANCED ENGINEERING AND CONSULTING LLC agent(s) for MWS, LLC request(s) the above action(s) for all or a portion of Lot(s) 9-A & 9-B, **BROADWAY INDUSTRIAL CENTER SUBDIVISION**, zoned SU-2/ HM, located on KARSTEN CT NE, between SAN JOSE ST NE and GIBSON AVE NE containing approximately 4 acre(s). [REF: DRB-97-271, 03 DRB-02073] (M-14) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE.**

11. **Project # 1003469**  
06DRB-00225 Minor-Prelim&Final Plat Approval

TERRAMETRICS OF NEW MEXICO agent(s) for JEFFERY A & LORRIE M ZUMWELT request(s) the above action(s) for all or a portion of Lot(s) 7-P-1, **OAKLAND HEIGHTS**, zoned R-D, 3du/acre located on OAKLAND AVE NE, between BARSTOW NW and VENTURA ST NE containing approximately 1 acre(s). (C-20) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR EASEMENTS OF RECORD AND PLANNING TO RECORD.**

06DRB-00224 Minor-Prelim&Final Plat  
Approval

TERRAMETRICS OF NEW MEXICO agent(s) for DAVID & DEBORAH STANG AND ED & CHARLENE WHITEHOUSE request(s) the above action(s) for all or a portion of Lot(s) 8P-1 & 9P-1, **OAKLAND HEIGHTS**, zoned R-D, 3du/acre located on OAKLAND AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 1 acre(s). (C-20) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**

12. **Project # 1004173**  
06DRB-00218 Major-Final Plat Approval

BOHANNAN HUSTON agent(s) for PULTE HOMES OF NEW MEXICO, INC. request(s) the above action(s) for all or a portion of Tract(s) 4, 5 & D-2, **VENTANA RANCH WEST**, zoned R-LT, located on VENTANA PARKWAY NW, between VENTANA RIDGE RD NW and IRVING BLVD NW containing approximately 34 acre(s). (B-8) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**

13. **Project # 1004458**  
06DRB-00220 Minor-Prelim&Final Plat  
Approval

JUSTIN H SIMMONS request(s) the above action(s) for all or a portion of Lot(s) 4, Block(s) C, **JOHN M MOORE REALTY COMPANY'S ADDITION NO. 3**, zoned R-1 residential zone, located on RIO GRANDE BLVD NW, between MOUNTAIN RD NW and MAIN ST NW containing approximately 1 acre(s). [REF: 05DRB01515] (J-13) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CHANGING ACCESS EASEMENTS AND MAINTENANCE AND BENEFICIARIES AND TO PLANNING FOR AGIS DXF FILE AND TO RECORD.**



14. **Project # 1004707**  
06DRB-00210 Minor-Prelim&Final Plat  
Approval  
06DRB-00211 Minor-Vacation of Private  
Easements

SURVEYS SOUTHWEST agent(s) for JOHN LORENTZEN request(s) the above action(s) for all or a portion of Tract(s) 269 & 270, **TOWN OF ATRISCO GRANT TOGETHER WITH 68<sup>TH</sup> STREET TRACT**, zoned C-2, located on INTERSTATE 40 NW, between HANOVER RD NW and 68<sup>TH</sup> ST NW containing approximately 5 acre(s). [*Indef deferred on 2/22/06*] (J-10) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

15. **Project # 1004710**  
06DRB-00226 Minor-Prelim&Final Plat  
Approval

GEORGE RODRIGUEZ DEVELOPMENT CONSULTING agent(s) for SAN MATEO / INDIAN SCHOOL LLC request(s) the above action(s) for all or a portion of Lot(s) 1-8, Block(s) 16, **W. J. WAGNER SUBDIVISION**, zoned C-1, located on SAN MATEO NE, between INDIAN SCHOOL NE and HAINES AVE NE containing approximately 1 acre(s). (J-18) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR PUBLIC ROADWAY EASEMENT ALONG SAN MATEO AND AN ENCROACHMENT AGREEMENT AND TO PLANNING FOR AGIS DXF FILE AND TO RECORD.**

16. **Project # 1004474**  
06DRB-00214 Minor- Prelim&Final Plat  
Approval

COMMUNITY SCIENCES CORPERATION agent(s) for KB HOME OF NEW MEXICO request(s) the above action(s) for Tract(s) F-1, 1-B, 1-A-1-A-2, 1-C, 3-A AND 1-A-1-B, **LANDS OF MENAUL SCHOOL, MRGCD MAP #36**, zoned SU-1 FOR PRD, located on MENAUL BLVD NW, between BROADBENT PARKWAY NW and BROADWAY BLVD NW containing approximately 45 acre(s). [REF: 05EPC-01568, 05EPC-01569] [*Deferred from 2/22/06*] (H-15) **DEFERRED AT THE AGENT'S REQUEST TO 3/1/06.**

17. **Project # 1000941**  
06DRB-00111 Minor-Ext of SIA for Temp  
Defer SDWK

PETER JOHNSON agent(s) for VINTAGE INC. request(s) the above action(s) for lots 27, 29, 32, 34, 62, 63, 64, & 84, **PARADISE BLUFF, UNIT 1**, zoned SU-1, located on PARADISE BLVD NW between JUSTIN DR NW and LILIENTHAL NW containing approximately 6 acre(s). [REF: 00DRB-01656, 01DRB-01150] [*Deferred from 2/8/06 & 2/15/06*] (B-11/B-12) **A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

18. **Project # 1000795**  
05DRB-00968 Minor-Final Plat Approval

WAYJOHN SURVEYING INC agent(s) for JOHN AND NADINE MINER request(s) the above action(s) for all or a portion of Tract(s) 24, ALVARDO GARDENS, UNIT 1 (to be known as **CORIANDA COURT**) zoned RA-2 residential and agricultural zone, located on MATTHEW AVE NW, between RIO GRANDE BLVD NW and 12<sup>TH</sup> ST NW containing approximately 2 acre(s). [REF: 05DBR00302] (*Indef deferred for the SIA 6/15/05*) (G-13) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR PUBLIC UTILITY EASEMENT AND PRIVATE ACCESS NOTES AND TO PLANNING FOR PERIMETER WALL DESIGN APPROVAL, M.R.G.C.D. SIGNATURE AND TO RECORD.**

19. **Project # 1003655**  
05DRB-01833 Minor-Final Plat Approval

ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 8, 15, 16 & 17, Block(s) 1, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **LA VISTA AT DESERT RIDGE TRAILS**) zoned RD, located on WYOMING BLVD NE, between EAGLE ROCK AVE NE and MODESTO AVE NE containing approximately 3 acre(s). [REF: 04DRB01373][*Deferred from 12/14/05 & 1/11/06 & 2/22/06*] (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 4/26/06.**

20. **Project # 1002189**  
06DRB-00094 Minor-Prelim&Final Plat  
Approval

WILKS COMPANY agent(s) for TIM & TRACY JARMILLO request(s) the above action(s) for all or a portion of Lot(s) 1-P1, Block(s) 7, **CRYSTAL RIDGE SUBDIVISION, UNIT 3**, zoned R-1 residential zone, located on MAGIC SKY CT NW, between SEVEN BAR LOOP NW and BARRETT AVE NW containing approximately 1 acre(s). [REF: S-98-66, DRB-97-298,SV-97-55] *[Deferred from 2/1/06, Final Plat Indef Deferred from 2/8/06, WSSP Compliance]* (B-13) **PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

21. **Project # 1003198**  
06DRB-00093 Major-Final Plat Approval

RIO GRANDE ENGINEERING agent(s) for FULLER HOMES INC request(s) the above action(s) for all or a portion of Tract(s) A & B, LANDS OF HECTOR ROJO and Tract(s) 355 & 356, TOWN OF ATRSICO GRANT, (to be known as **AUTUMN VIEW SUBDIVISION**, zoned RD, R-1, located on TOWER RD SW, between COORS BLVD SW and STINSON RD SW containing approximately 15 acre(s). *[Deferred from 2/1/06 & 2/8/06]* (L-10) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR MAINTENANCE NOTE FOR PRIVATE PARK AND P-1 LOT DESIGNATION AND PLANNING TO RECORD.**

22. **Project # 1000554**  
06DRB-00161 Minor-Prelim&Final Plat  
Approval

MARK GOODWIN & ASSOCIATES agent(s) for DEPONTE INVESTMENTS request(s) the above action(s) for all or a portion of Tract(s) A & B, EMCORE DEVELOPMENT (to be known as **SANDIA SCIENCE AND TECH PARK**) zoned IP industrial park zone, located on INNOVATION PKWY SE, between EUBANK SE and RESEARCH SE containing approximately 21 acre(s). [REF: CSU-91-29] *[Deferred from 2/15/06]* (M-21) **PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

23. **Project # 1004341**  
06DRB-00159 Major-Final Plat Approval

RIO GRANDE ENGINEERING agent(s) for ENCHANTMENT HOMES OF NEW MEXICO 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 **MESA DEL RIO**) zoned R-2, located on 76<sup>TH</sup> ST NW, between FORTUNA RD NW and GLEN RIO RD NW containing approximately 6 acre(s). [REF: 05DRB-01203, 05DRB-01634, 05DRB-01635] [*Deferred from 2/15/06 & 2/22/06*] (L-9) **DEFERRED AT THE AGENT'S REQUEST TO 3/1/06.**

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

24. **Project # 1004526**  
06DRB-00209 Minor-Sketch Plat or Plan

TIERRA WEST LLC agent(s) for STILLBROOK HOMES INC request(s) the above action(s) for all or a portion of Tract(s) 400 & 401, ATRISCO GRANT (to be known as **SAGE PARK**) zoned R-D/R-1, located on SAGE RD NW, between AMOLE DEL NORTE DIVERSION CHANNEL and COORS RD SW containing approximately 16 acre(s). (L-10) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

25. **Project # 1004688**  
06DRB-00179 Minor-Sketch Plat or Plan

TERRAMETRICS OF NEW MEXICO agent(s) for JOHN ABBOTT AND B.H. & NAOMI N. BURNS request(s) the above action(s) for Tract(s) 2A, 2B and the northerly portion of Tract(s) 2, **ALVARADO GARDENS ADDITION, UNIT 1**, zoned RA-2, located on RIO GRANDE BLVD NW, between MATTHEW AVE NW and CAMPBELL RD NW containing approximately 3 acre(s). (G-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**



26. **Project # 1004706**  
06DRB-00208 Minor-Sketch Plat or Plan

STEVEN R CHAMBERLIN request(s) the above action(s) for all or a portion of Lot(s) 24, WEST 85 FEET OF THE S ½ OF LOT 24, **ALVARADO GARDEN ADDITION**, zoned RA-2 residential and agricultural zone, semi-urban area, located on MATTHEW AVE NW, between RIO GRANDE BLVD NW and 12<sup>TH</sup> ST NW containing approximately 1 acre(s). (G-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

27. **Project # 1004708**  
06DRB-00212 Minor-Sketch Plat or Plan

KATE BENAVIDEZ request(s) the above action(s) for all or a portion of Lot(s) 5, **JESUS APODACA ADDITION**, zoned SU-2 special neighborhood zone, located on WILLIAM ST SE, between GARFIELD AVE SE and CROMWELL AVE SE containing less than 1 acre(s). (K-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

28. Approval of the Development Review Board Minutes for February 15, 2006. **THE DEVELOPMENT REVIEW BOARD MINUTES FOR FEBRUARY 15, 2006 WERE APPROVED BY THE BOARD.**

ADJOURNED: 12:50 P.M.

**CITY OF ALBUQUERQUE  
Planning Department  
February 22, 2006  
DRB Comments**

**ITEM # 10**

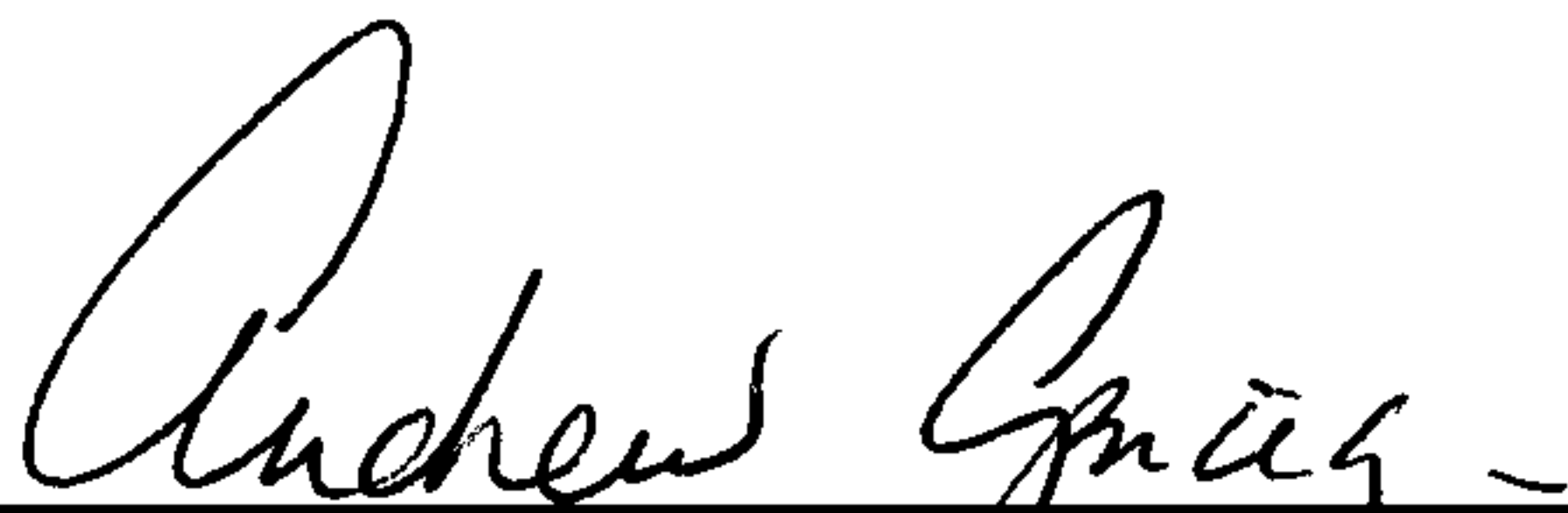
**PROJECT # 1003132 APPLICATION # 06-00215**

**RE: Broadway Industrial Center Subdivision/p&f**

**Property is within 1000 ft of a landfill. Contact Marcia Pincus of Environmental Health at 768-2600 for further details.**

**AGIS dxf is not approved as of 2/21/06.**

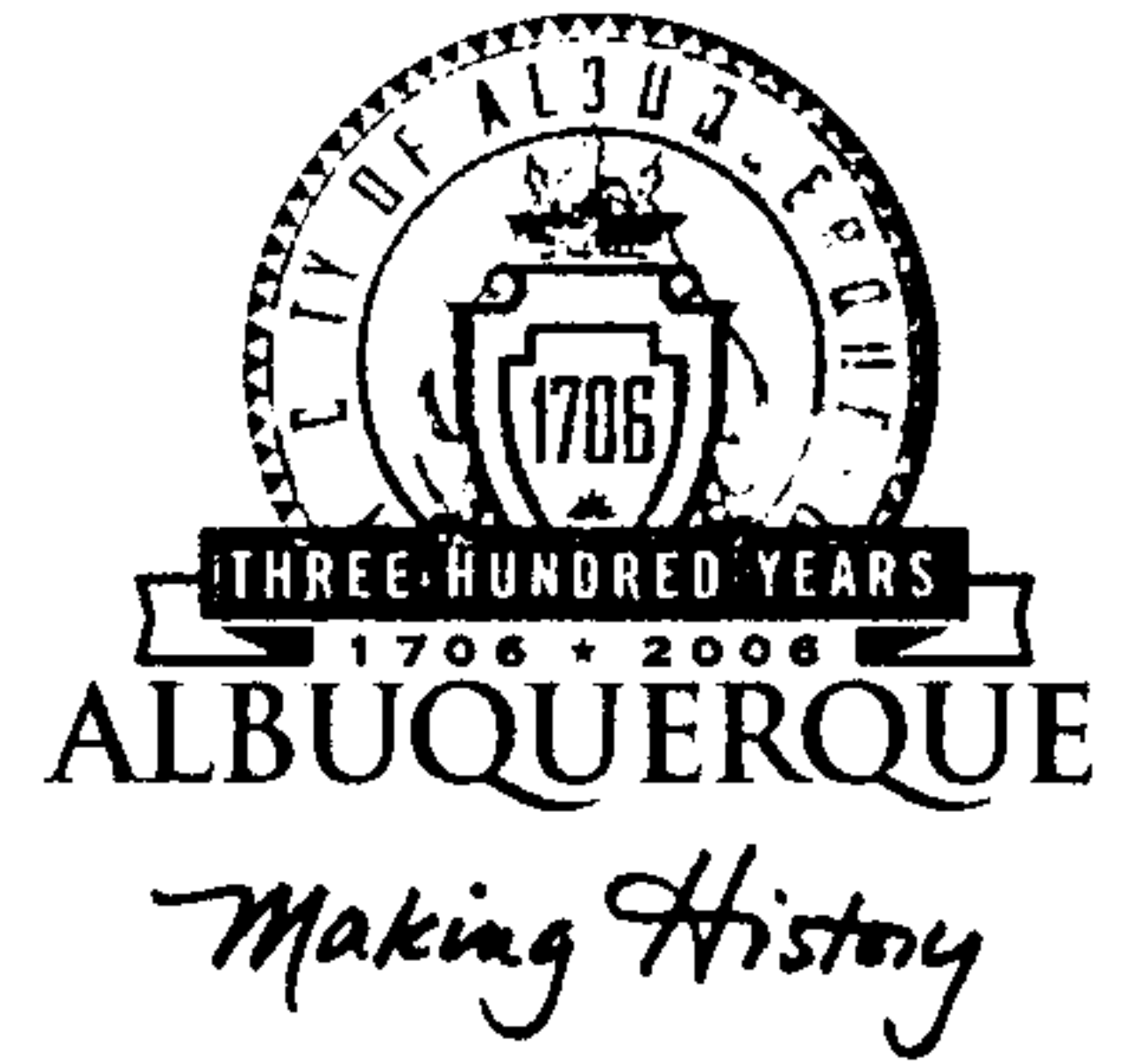
**Planning will take delegation for the AGIS dxf approval, and Environmental Health's signature.**



---

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

# CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1003132**

**AGENDA ITEM NO: 10**

**SUBJECT:**

Final Plat  
Preliminary Plat

**ACTION REQUESTED:**

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

P.O. Box 1293

**ENGINEERING COMMENTS:**

No adverse comments.

Albuquerque

New Mexico 87103

**RESOLUTION:**

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

www.cabq.gov

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 22, 2006



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

December 14, 2005

### 2. **Project # 1003132**

05DRB-01754 Major- Vacation of Public Easements

05DRB-01753 Major- Vacation of Public Easements

ADVANCED ENGINEERING AND CONSULTING LLC agent(s) for MWS LLC request(s) the above action(s) for all or a portion of Tract(s) 9-A & 9-B, **BROADWAY INDUSTRIAL CENTER, UNIT 3**, zoned SU-2 - HM located on KARSTEN COURT SE, between SAN JOSE SE and GIBSON AVE SE containing approximately 4 acre(s). [REF: 03DRB020703,DRB-97-271](M-14)

At the December 14, 2005, Development Review Board meeting, the vacations were approved as shown on Exhibit B in the Planning file, subject to these findings and conditions:

#### FINDINGS:

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

#### CONDITIONS:

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

#### CONDITION OF FINAL PLAT:

The existing lots will be consolidated into a single lot.

If you wish to appeal this decision, you must do so by December 29, 2005, in the manner described below.

Appeal is to the Land Use Hearing Officer. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Department form, to the Planning Department, within 15 days of the Development Review Board's decision. The date the determination in question is issued is not included in the 15-day period for filing an appeal.





## OFFICIAL NOTICE OF DECISION

PAGE 2

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.)

A handwritten signature in cursive script that reads "S. Matson".

Sheran Matson, AICP, DRB Chair

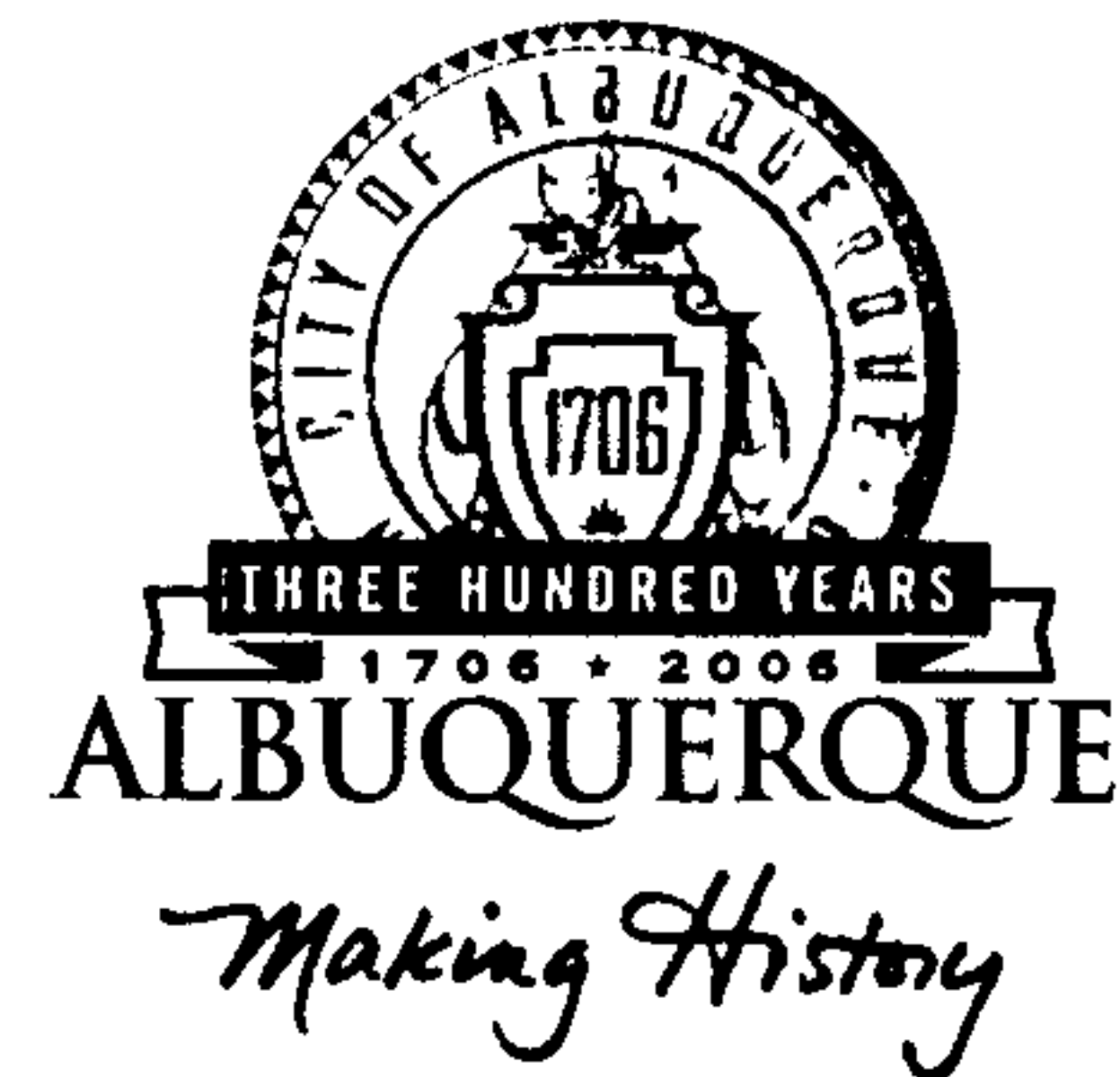
Cc:MWS LLC, P.O. Box 40324, 87196

Advanced Engineering & Consulting LLC, 4416 Anaheim Ave NE, 87113

Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.

File

# CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1003132**

**AGENDA ITEM NO: 2**

**SUBJECT:**

Vacation

**ACTION REQUESTED:**

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

P.O. Box 1293

**ENGINEERING COMMENTS:**

The Hydrology Section has no objection to the vacation request.

Albuquerque

New Mexico 87103

**RESOLUTION:**

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

www.cabq.gov

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

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

FOR:

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

**DATE:** December 14, 2005

# DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1003132 AGENDA#: 2 DATE: 12.14.05

1. Name: Sharon Burger Address: Adm Engr 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  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

December 14, 2005

**Project # 1003132**

05DRB-01754 Major- Vacation of Public Easements  
05DRB-01753 Major- Vacation of Public Easements

ADVANCED ENGINEERING AND CONSULTING LLC agent(s) for MWS LLC request(s) the above action(s) for all or a portion of Tract(s) 9-A & 9-B, **BROADWAY INDUSTRIAL CENTER, UNIT 3**, zoned SU-2 - HM located on KARSTEN COURT SE, between SAN JOSE SE and GIBSON AVE SE containing approximately 4 acre(s). [REF: 03DRB020703, DRB-97-271] (M-14)

AMAFCA No adverse comments.

COG No adverse comments.

Transit No objection to the requests.

Zoning Enforcement No adverse comments.

Neighborhood Coordination

Letters sent to Clayton Heights/Lomas Del Cielo NA (R) and Kirtland Community Assoc. (R).

APS The request for vacation of public easements in the Broadway Industrial Center, Unit 3, will have no adverse impacts to the APS district as the owner intends to develop a commercial building.

Police Department No CPTED or crime prevention comments at this time.

Fire Department No adverse comments.

PNM Electric & Gas

This cannot be approved. It has a PNM transmission line, please contact PNM Systems Engineering Department, Blake Forbes.

Comcast No comments received.

QWEST No comments received.



Environmental Health

No comments received.

M.R.G.C.D.

No comments received.

Open Space Division

No adverse comments.

City Engineer The Hydrology section has no objection to the vacation request.

Transportation Development

No objection to the vacation request; conditioned on the premise that the lots will be replatted into one.

Parks & Recreation

Defer to Utilities.

Utilities Development

No objection to Vacation requests with the condition that the existing lots be consolidated into a single lot.

Planning Department

Be aware this site is within 1000' of a landfill. Planning advises early contact with Marcia Pincus at City Environmental Health.

No objection to the requested vacations. Defer to the affected agencies.

If the vacations are approved, applicant has one year to complete the vacation action by filing the plat.

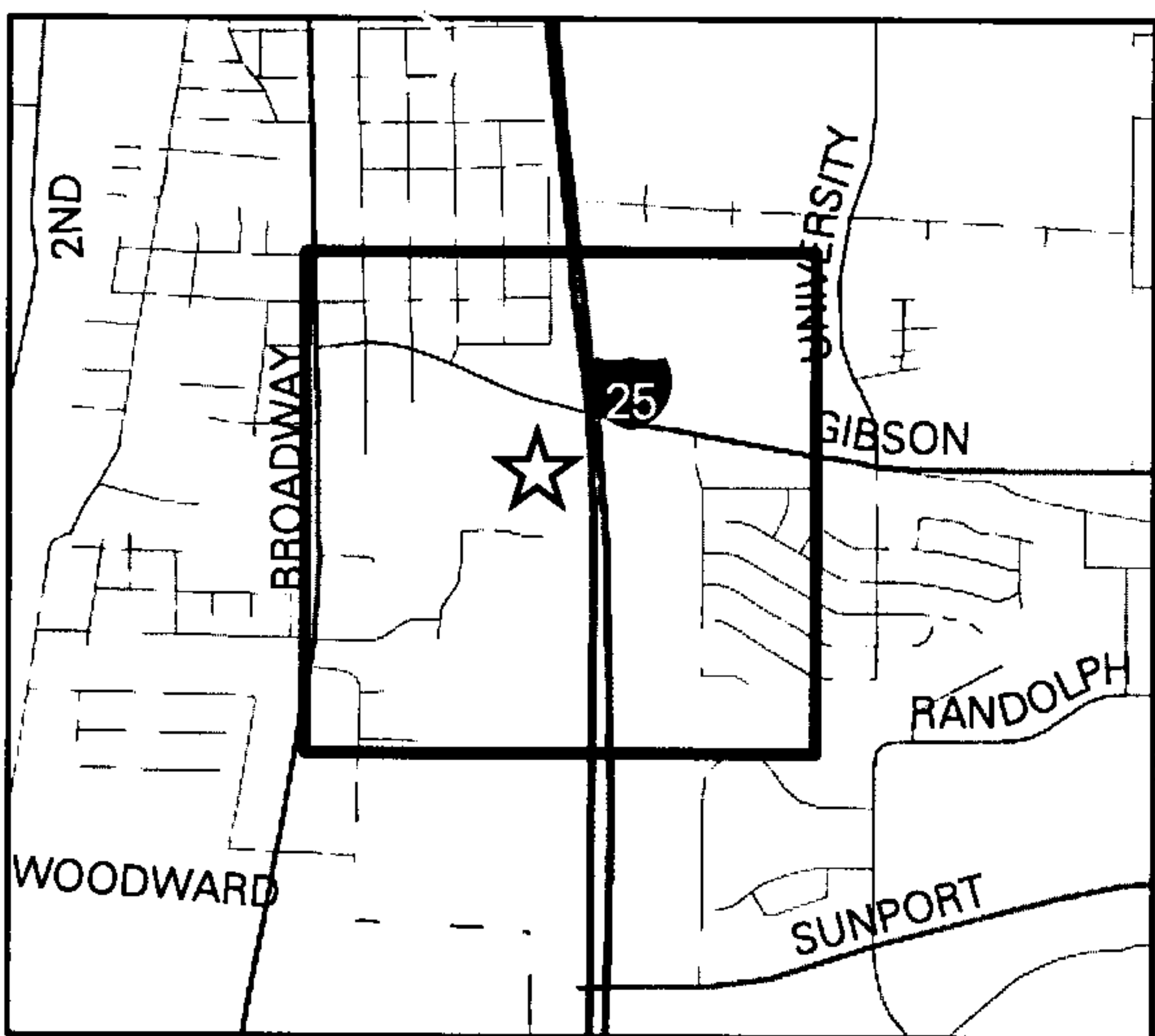
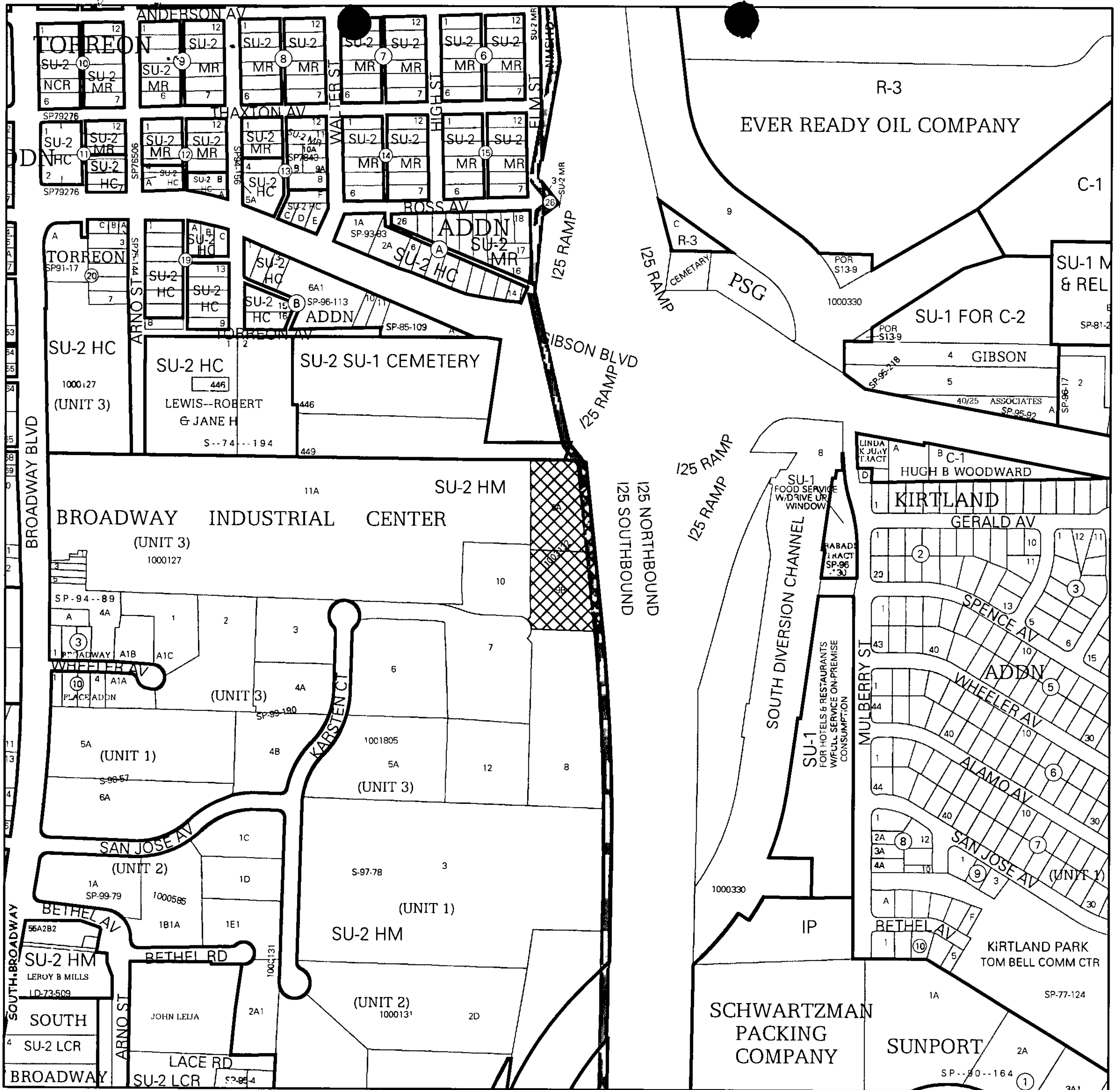
Impact Fee Administrator

Impact Fees are not required for the vacation of Public Utility Easements and Vacation of Private Access and Utility Easements for lots 9-A and 9-B Unit 3 Broadway Industrial Center.

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

cc: MWS LLC, P.O. Box 40324, 87196

Advanced Engineering & Consulting LLC, 4416 Anaheim Ave NE, 87113



# ZONING MAP

Note: Grey shading indicates County.



1 inch equals 500 feet

Project Number:  
1003132

Hearing Date:  
12/14/05

Zone Map Page:  
M-14

Additional Case Numbers:  
DRB-97-271  
1003132 / 03DRB-02073



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

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW, on Wednesday, December 14, 2005,** beginning at **9:00 a.m.** for the purpose of considering the following:

**Project # 1004360**

05DRB-01736 Major-SiteDev Plan Subd  
05DRB-01737 Major-Preliminary Plat Approval

RIO GRANDE ENGINEERING agent(s) for WASHINGTON INVESTORS request(s) the above action(s) for all or a portion of Lot(s) 313-A-2-A, ACRES ADDITION (to be known as **ENTRADA DEL BOSQUE SUBDIVISION**) zoned RA-2 residential and agricultural zone, located on MOUNTAIN RD NW, between GABALDON NW and LULAC AVE NW containing approximately 3 acre(s). [REF: 05DRB01245] (J-12)

**Project # 1003132:**

05DRB-01754 Major- Vacation of Public Easements  
05DRB-01753 Major- Vacation of Public Easements

ADVANCED ENGINEERING AND CONSULTING LLC agent(s) for MWS LLC request(s) the above action(s) for all or a portion of Tract(s) 9-A & 9-B, **BROADWAY INDUSTRIAL CENTER, UNIT 3**, zoned SU-2 - HM located on KARSTEN COURT NE, between SAN JOSE NE and GIBSON AVE NE containing approximately 4 acre(s). [REF: 03DRB020703, DRB-97-271] (M-14)

**Project # 1001594**

05DRB-01761 Major-Vacation of Public Easements

WILSON & COMPANY agent(s) for CURB INC request(s) the above action(s) for all or a portion of Tract(s) 29A, LANDS OF SALAZAR/QUATRO/JSJ/ HANNETT, (to be known as **ARROWWOOD HILLS, UNIT 1**, zoned R-LT residential zone, located on AMOLE MESA SW, between MESA ARENOSO DR SW and MESSINA DR SW containing approximately 1 acre(s). [REF: 02DRB01621, 01622,, 04DRB00137, 00261, 00262,00263] (N-8/N-9)

**Project # 1003921**

05DRB-01758 Major-Vacation of Pub Right-of-Way  
05DRB-01759 Major-Vacation of Public Easements  
05DRB-01760 Minor-Sketch Plat or Plan

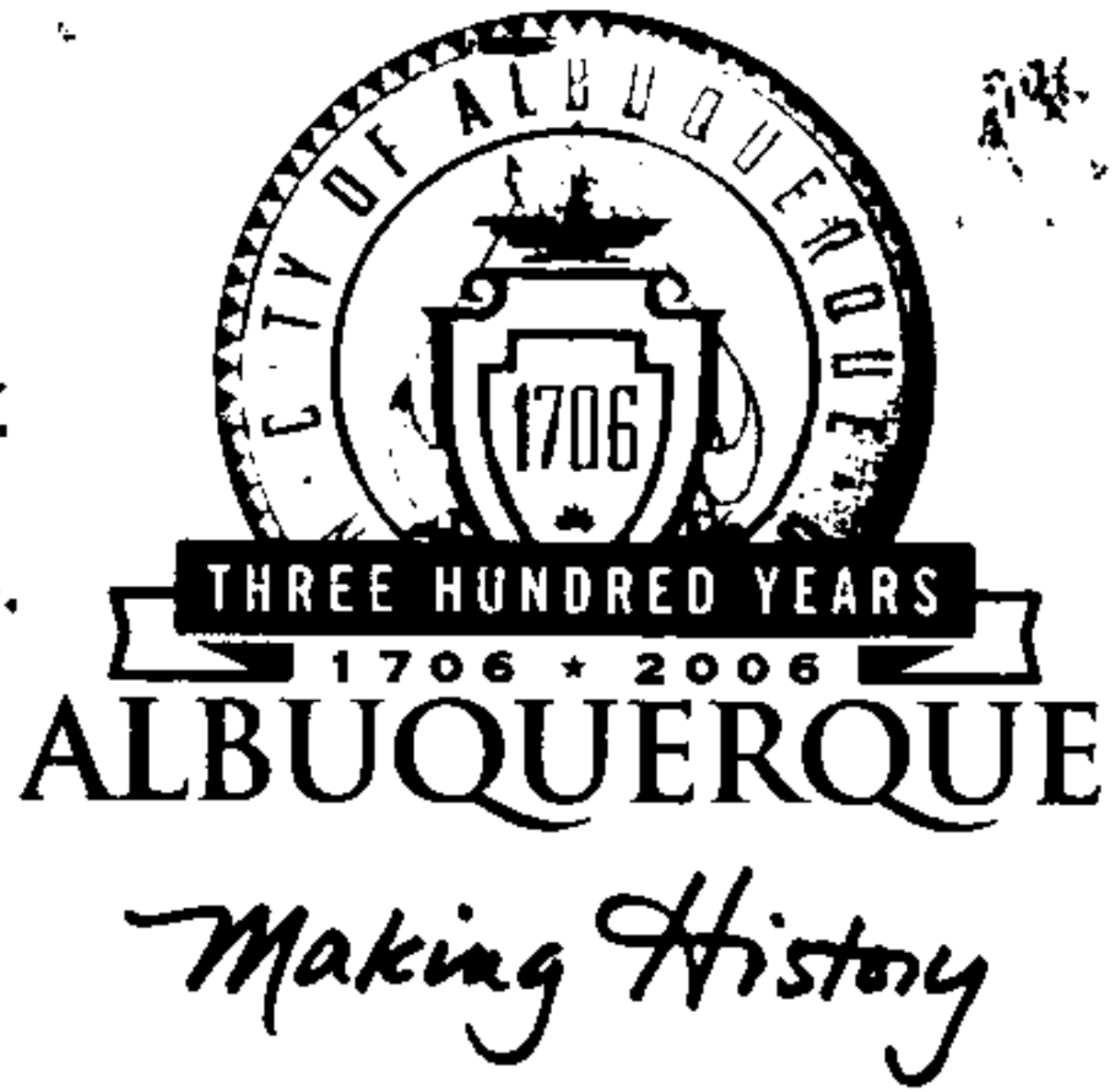
JEFF MORTENSEN & ASSOCIATES agent(s) for AMAFCA & CITY OF ALBUQUERQUE, MUNICIPAL DEVELOPMENT DIVISION, request(s) the above action(s) for all or a portion of Lot(s) 1-32, Block(s) 7 and Lot(s) 1-32, Block(s) 8, **NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3**, zoned SU-1, R-D, R-T, located on CORONA AVE NE, between LOUISIANA BLVD NE and WYOMING AVE NE containing approximately 10 acre(s). (C-19)

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 hearing should contact Claire Senova, Planning Department, at 924-3946 (VOICE) or teletypewriter (TTY) 924-3361 - TTY users may also access the Voice number via the New Mexico Relay Network by calling toll-free 1-800-659-8331.

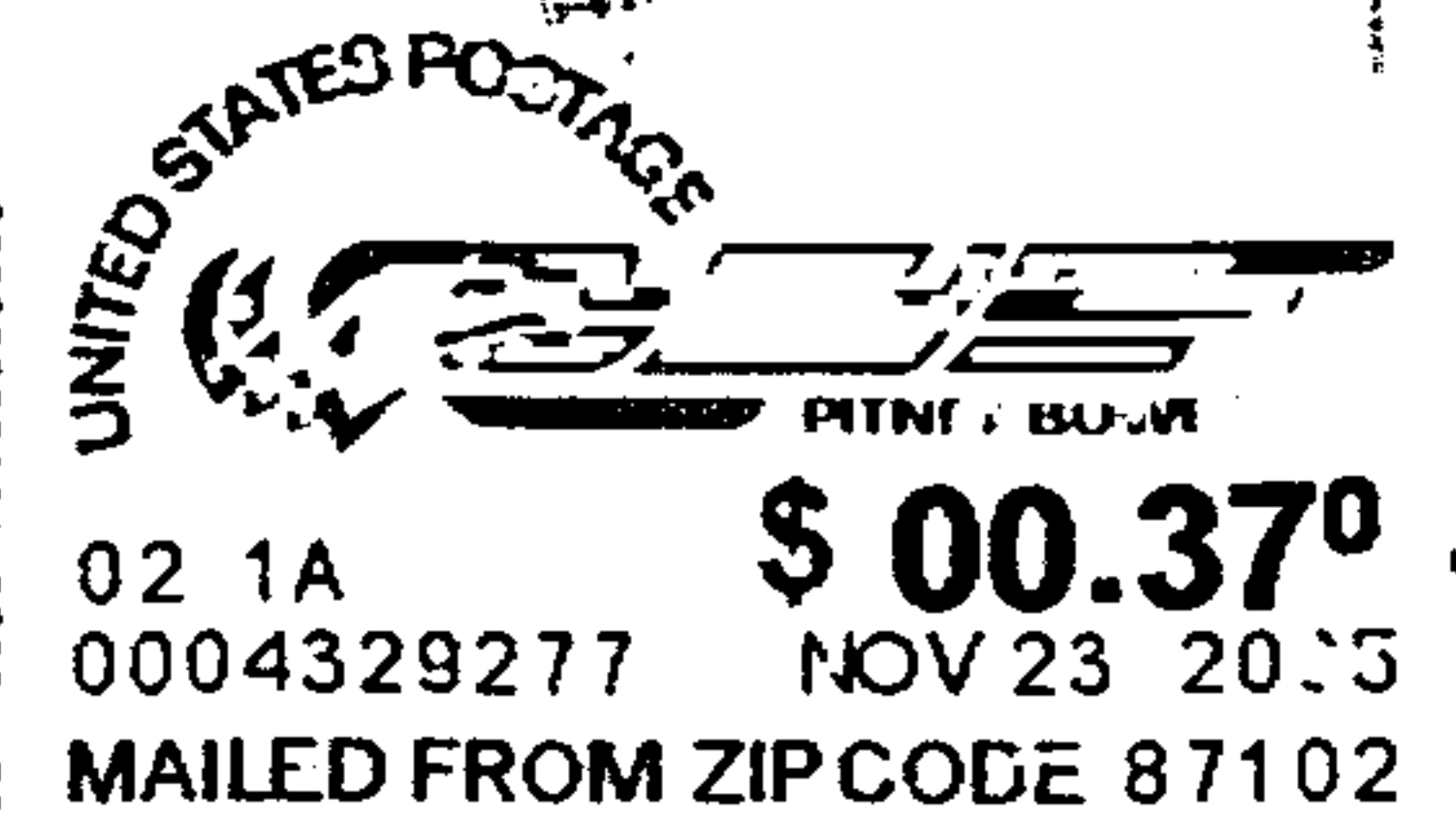
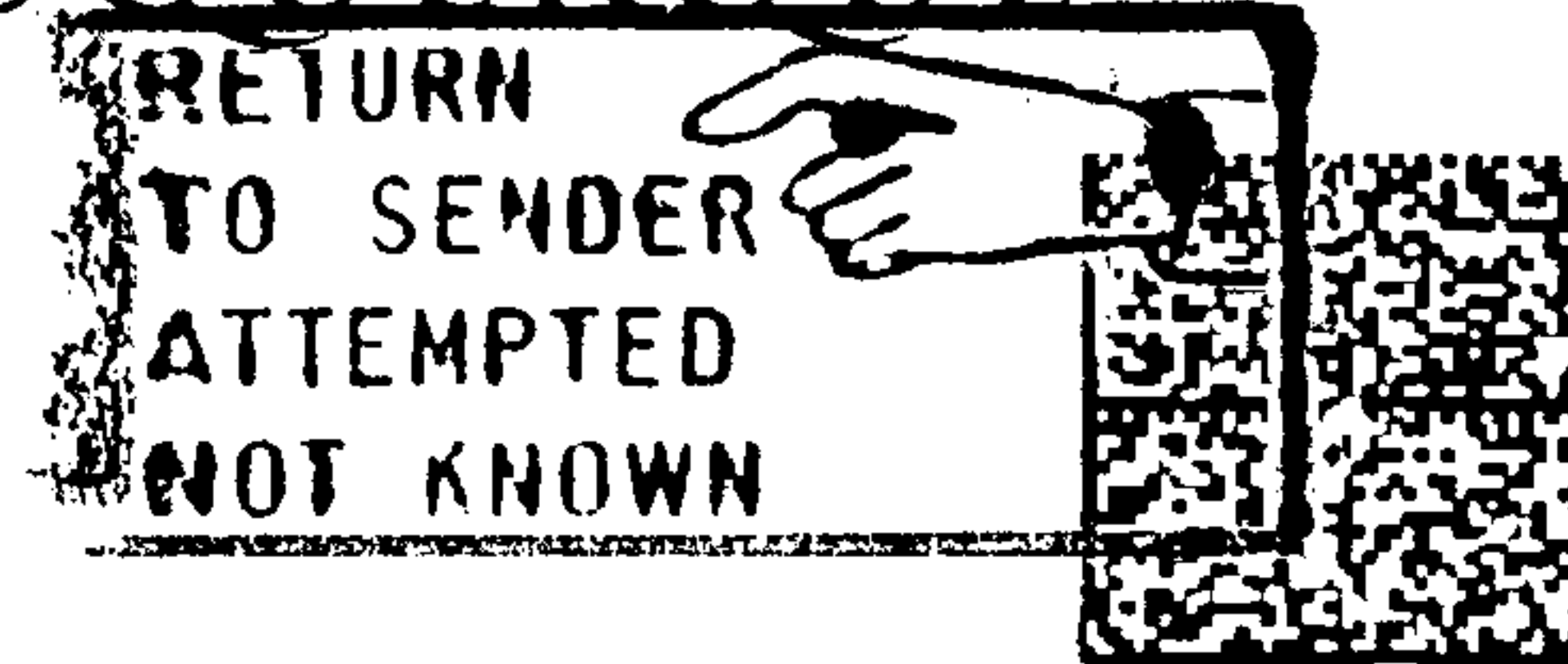
  
Sheran Matson, AICP, DRB Chair  
Development Review Board

**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, NOVEMBER 28, 2005.**





# CITY OF ALBUQUERQUE



Planning Department

P.O. Box 1293

Albuquerque, NM 87103

101405501050510748

MWS LLC  
1325 PARK AV SW  
ALBUQUERQUE NM 87102

*Not At This Address*

87102+2868-93 C021



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

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05DRB-01753 Major- Vacation of Public Easements

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SE

**Project # 1001594**

05DRB-01761 Major-Vacation of Public Easements

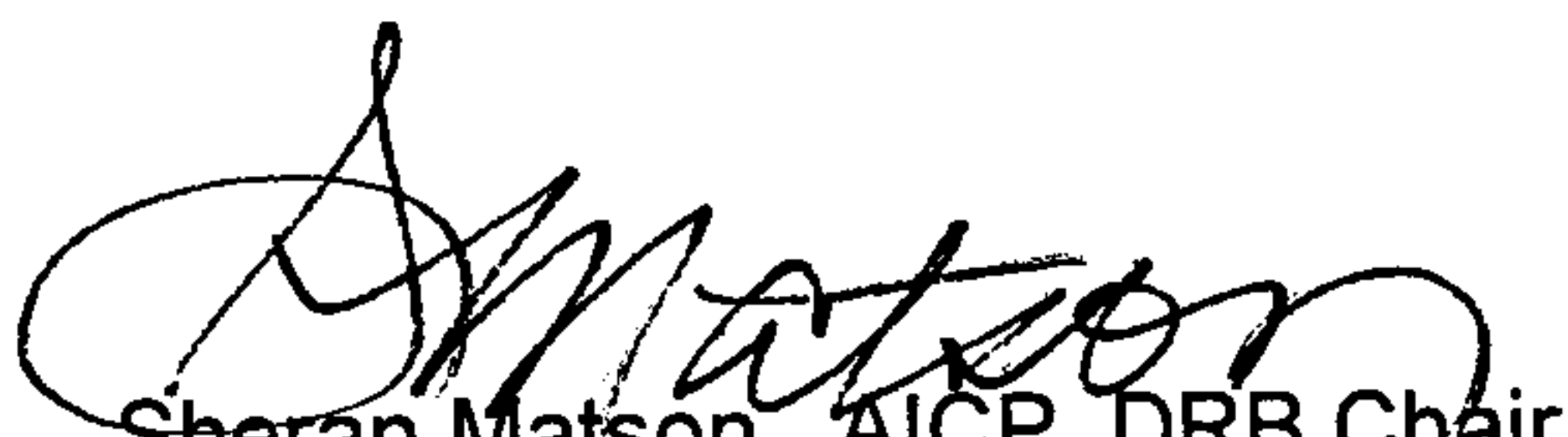
WILSON & COMPANY agent(s) for CURB INC request(s) the above action(s) for all or a portion of Tract(s) 29A, LANDS OF SALAZAR/QUATRO/JSJ/ HANNETT, (to be known as **ARROWWOOD HILLS, UNIT 1**, zoned R-LT residential zone, located on AMOLE MESA SW, between MESA ARENOSO DR SW and MESSINA DR SW containing approximately 1 acre(s). [REF: 02DRB01621, 01622,, 04DRB00137, 00261, 00262,00263] (N-8/N-9)

**Project # 1003921**

05DRB-01758 Major-Vacation of Pub Right-of-Way  
05DRB-01759 Major-Vacation of Public Easements  
05DRB-01760 Minor-Sketch Plat or Plan

JEFF MORTENSEN & ASSOCIATES agent(s) for AMAFCA & CITY OF ALBUQUERQUE, MUNICIPAL DEVELOPMENT DIVISION, request(s) the above action(s) for all or a portion of Lot(s) 1-32, Block(s) 7 and Lot(s) 1-32, Block(s) 8, **NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3**, zoned SU-1, R-D, R-T, located on CORONA AVE NE, between LOUISIANA BLVD NE and WYOMING AVE NE containing approximately 10 acre(s). (C-19)

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Sheran Matson, AICP, DRB Chair  
Development Review Board

**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, NOVEMBER 28, 2005.**



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

**Meeting Date:** DECEMBER 14, 2005  
**Zone Atlas Page:** M-14 & M-15, & L-14 & L-15  
**Notification Radius:** 100 Ft.

**Project# 1003132**  
**App#05DRB-01753**  
**App#05DRB-01754**

**Cross Reference and Location:** KARSTEN COURT NE BETWEEN SAN JOSE ST  
NE AND GIBSON AVE NE

**Applicant:** MWS, LLC  
**Address:** PO BOX 40324  
ALBUQUERQUE, NM 87196

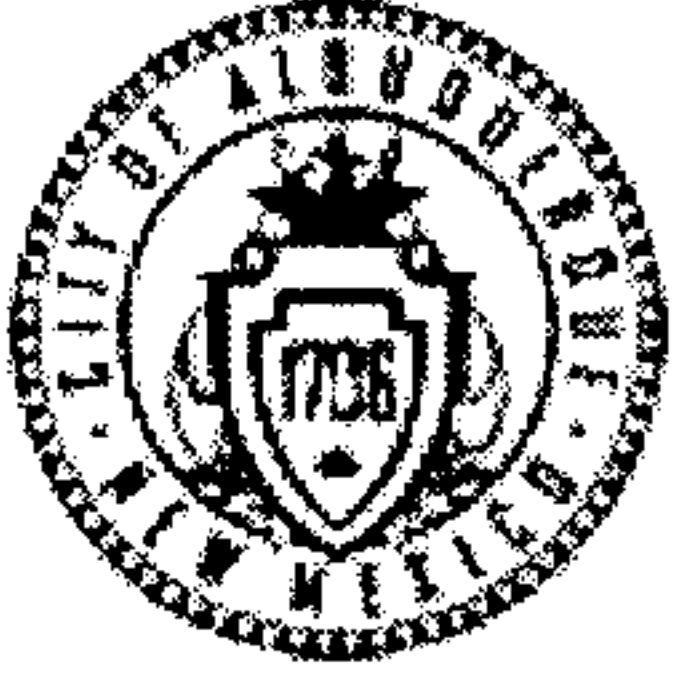
**Agent:** ADVANCED ENGINEERING AND CONSULTING, LLC  
4416 ANAHEIM AVENUE NE  
ALBUQUERQUE, NM 87113

**Special Instructions:**

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

**Date Mailed:** NOVEMBER 23, 2005  
**Signature:** YVONNE SAAVEDRA

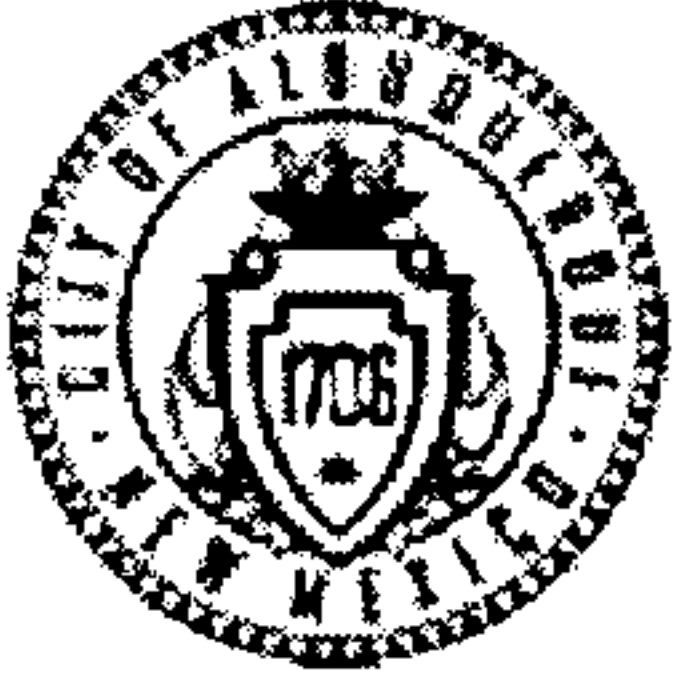




Yvonne C.  
Saavedra/APD/CABQ  
11/22/2005 10:14 AM

To Yvonne C. Saavedra/APD/CABQ@COA  
cc  
bcc  
Subject labels

----- Forwarded by Yvonne C. Saavedra/APD/CABQ on 11/22/2005 10:14 AM -----



mainframe@coa1mp3.ca  
bq.gov  
11/22/2005 10:12 AM

To  
cc  
Subject

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ALBUQUERQUE NM				
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AN LAND USE:				
ALBUQUERQUE NM				

0101405503337010614      LEGAL: AN E ASTE RLY PORTION OF LOT 3 UNIT 1 BROADWAY  
LAND USE:  
PROPERTY ADDR: 00000      KARSTEN  
OWNER NAME: GOLDEN VENTURES LLC  
OWNER ADDR: 02700      KARSTON      CT SE  
ALBUQUERQUE NM      87102  
0101405548740910601      LEGAL: LT 5 A PL AT FOR LOT 5A BROADWAY INDUSTRIAL  
CENTER      LAND USE:  
PROPERTY ADDR: 00000      KARSTEN  
OWNER NAME: RINGSBY TERMINALS INC  
OWNER ADDR: 01123      AURARIA      PK  
DENVER      CO      80204  
0101405552041010610      LEGAL: LOT 12 P LAT FOR BROADWAY INDUSTRIAL CENTER  
SUBDIVI      LAND USE:  
PROPERTY ADDR: 00000      KARSTEN  
OWNER NAME: SHUFELT PETE & GINA  
OWNER ADDR: 03317      GIRARD      NE  
ALBUQUERQUE NM      87107  
0101405548945010604      LEGAL: LOT 6 PL AT FOR BROADWAY INDUSTRIAL CENTER  
SUBDIVIS      LAND USE:  
PROPERTY ADDR: 00000      KARSTEN  
OWNER NAME: CW CONSTRUCTION INC  
OWNER ADDR: 01500      W BARRETT      DR  
MERIDIAN      ID      83642  
0101405552044810603      LEGAL: LOT 7 PL AT FOR BROADWAY INDUSTRIAL CENTER  
SUBDIVIS      LAND USE:  
PROPERTY ADDR: 00000      KARSTEN  
OWNER NAME: BROADWAY DEVELOPMENT CO LLC  
OWNER ADDR: PO BOX 27560  
ALBUQUERQUE NM      87125  
0101405552148010749      LEGAL: LOT 10 P LAT FOR BROADWAY INDUSTRIAL CENTER  
SUBDIVI      LAND USE:  
PROPERTY ADDR: 00000      KARSTEN  
OWNER NAME: EAST ROAD CORP  
OWNER ADDR: PO BOX 250  
LOS ALAMOS      NM      87544  
0101405541249010750      LEGAL: LOT 11A PLAT OF LOT 11A, BROADWAY INDUSTRIAL  
CENTE      LAND USE:  
PROPERTY ADDR: 00000      BROADWAY  
OWNER NAME: COUNTY OF BERNALILLO  
OWNER ADDR: 00001      CIVIC PLAZA      NW  
ALBUQUERQUE NM      87102  
0101405648602140209      LEGAL: MRGC D MA P NO 41 TRACT 446 (AKA SAN JOSE  
CEMETARY E      LAND USE:  
PROPERTY ADDR: 00000      EDITH  
OWNER NAME: ARCHDIOCESE OF SANTA FE  
OWNER ADDR: 04000      ST JOSEPH      PL NW  
ALBUQUERQUE NM      87120  
0101505608208432407      LEGAL: PORT IN THE NE 1/4, SW 1/4, SW 1/4, SW 1/4 SEC  
28      LAND USE:  
PROPERTY ADDR: 00000  
OWNER NAME: CEMETERY  
OWNER ADDR: 04000      ST JOSEPH      PL NW  
ALBUQUERQUE NM      87120

PAGE 3

0101505608606832415      LEGAL: TR I N S   NE SW T10N R3E SEC 28 CONT 1.214 AC AKA  
AS   LAND USE:

PROPERTY ADDR: 00000      N/A  
OWNER NAME: REGENTS OF UNM  
OWNER ADDR: SCHOLES HALL 252

ALBUQUERQUE NM      87131  
0101505604214332414      LEGAL: A TR ACT   OF LAND IN W1/2 OF SW1/4 BETWEEN AMAFCA  
&   LAND USE:

PROPERTY ADDR: 00000      N/A  
OWNER NAME: COUNTY OF BERNALILLO  
OWNER ADDR: 00001      CIVIC PLAZA      NW

ALBUQUERQUE NM      87102  
0101405652506240610      LEGAL: LOT   10 E XC POR FOR R/W MILES RD ANDERSONS &  
THASTO   LAND USE:

PROPERTY ADDR: 00000      GIBSON  
OWNER NAME: ZIA CHAPTER PARALYZED VET NM  
OWNER ADDR: 00833      GIBSON      BL SE

ALBUQUERQUE NM      87102

QUIT



101405501543210602

LEGAL: LOT 8 PLAT FOR BROADWAY INDUSTRIAL CENTER SU3 CONT  
4.0951 AC  
PROPERTY ADDR: 2500 KARSTEN CT SE

OWNERS NAME: QUEMAZON LLC  
OWNERS ADDR: PO BOX 250  
LOS ALAMOS, NM 87544

101405549037010620

LEGAL: LOT 3 UNIT 1 BROADWAY INDUSTRIAL CENTER EXCE PORTION  
CONT 12.9520  
PROPERTY ADDR: 2700 KARSTEN CT SE

OWNERS NAME: CITY OF ALBUQUERQUE  
OWNERS ADDR: PO BOX 1293  
ALBUQUERQUE, NM 87103

101405552044810603

LEGAL: LOT 7 PLAT FOR BROADWAY INDUSTRIAL CENTER SU 3 CONT  
3.0844 AC  
PROPERTY ADDR: 2520 KARSTEN CT SE

OWNERS NAME: BROADWAY DEVELOPMENT CO LLC  
OWNERS ADDR: PO BOX 27560  
ALBUQUERQUE, NM 87125

101405552148010749

LEGAL: LOT 10 PLAT FOR BROADWAY INDUSTRIAL CENTER S 3 CONT  
1.4426 AC  
PROPERTY ADDR: 2511 KARSTEN CT SE

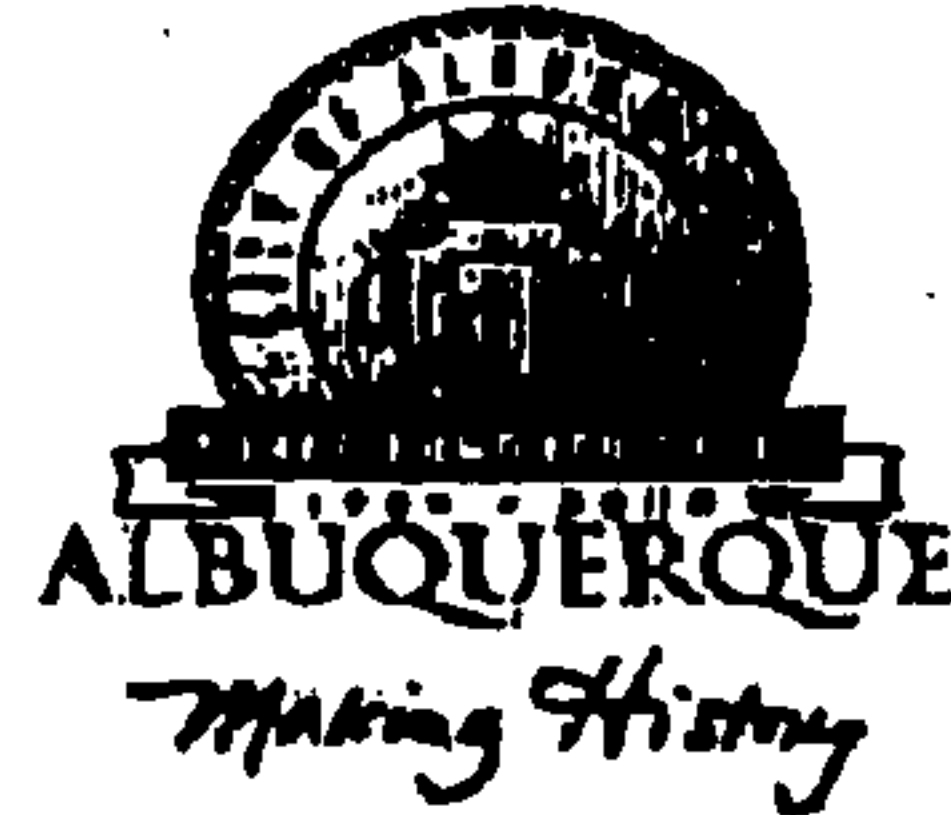
OWNERS NAME: EAST ROAD CORP  
OWNERS ADDR: PO BOX 250  
LOS ALAMOS, NM 87544

101505608606832415

LEGAL: TR IN S NE SW T10N R3E SEC 28 CONT 1.214 AC  
PROPERTY ADDR: N/A

OWNERS NAME: REGENTS OF UNM  
OWNERS ADDR: SCHOLLS HALL 252  
ALBUQUERQUE, NM 87131

570  
in/out



# 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.

November 10, 2005

Sally Salazar  
Advanced Engineering and Consulting, LLC  
4416 Anaheim Ave., NE/87113  
Phone: 899-5570 Fax: 897-4996

Dear Sally:

Thank you for your inquiry of November 10, 2005 requesting the names of Recognized Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at **LOTS 9-A & 9-B, UNIT 3, BROADWAY INDUSTRIAL CENTER SUBDIVISION, LOCATED ON KARSTEN COURT BETWEEN SAN JOSE AND GIBSON zone map M-14.**

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

**CLAYTON HEIGHTS/LOMAS DEL CIELO N.A. (CHL) "R"**

\*Isabel F. Cabrera  
1720 Buena Vista SE/87106 242-4494 (h)  
Linda Gordon  
2509 Spruce SE/87106 766-5705 (h)

**KIRTLAND COMMUNITY ASSOC. (KCA) "R"**

\*Vincent Baty  
1924 Sunshine Terrace SE/87106 842-1780 (h)  
Joycelyn N. Lewis  
1308 Alamo Ave. SE/87106 514-9743 (h)

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

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

Sincerely,

*Stephani Winklepleck*

OFFICE OF NEIGHBORHOOD COORDINATION  
Planning Department

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

4416 Anaheim Ave., NE

Albuquerque, NM 87113

Phone (505) 899-5570

Fax (505) 897-4996



## MEMO:

**To:** Isabel F. Cabrera, Linda Gordon, Vincent Baty, Joycelyn Lewis  
Clayton Heights/Lomas Del Cielo & Kirtland Neighborhood Associations

**From:** Sally Salazar, Office Manager

**Subject:** Vacation of Public Utility, Vacation of Private Access Easement JN: 200570

**Date:** November 11, 2005

---

Dear Sirs/ Madams:

Please find a copy of the request for Vacation of Public Utility, Vacation of Private Access Easement on Karsten Court, NE to the City of Albuquerque Planning Department. Attached are copies of the submittal package for the above reference site.

If there are any questions or you would like to meet with me on this project, please do not hesitate to contact me at (505) 899-5570.

Project # 1003132

MWS, LLC  
PO BOX 40324  
ALBUQUERQUE, NM 87196

Project # 1003132

LINDA GORDON  
Clayton Heights/Lomas Del Cielo N.A.  
2509 SPRUCE SE  
ALBUQUERQUE, NM 87106

101405501050510748

MWS LLC  
1325 PARK AV SW  
ALBUQUERQUE NM 87102

101505509645321501

AMAFCA  
2600 PROSPECT AV NE  
ALBUQUERQUE NM 87107

101405552041010610

SHUFELT PETE & GINA  
3317 GIRARD NE  
ALBUQUERQUE NM 87107

101405552148010749

EAST ROAD CORP  
PO BOX 250  
LOS ALAMOS, NM 87544

101505608208432407

CEMETERY  
4000 ST JOSEPH PL NW  
ALBUQUERQUE NM 87120

101405652506240610

ZIA CHAPTER PARALYZED VET NM  
833 GIBSON BL SE  
ALBUQUERQUE NM 87102

Project # 1003132

ADVANCED ENGINEERING AND CONSULTING, LLC  
4416 ANAHEIM AVENUE NE  
ALBUQUERQUE, NM 87113

Project # 1003132

VINCENT BATY  
Kirtland Community Assoc.  
1924 SUNSHINE TERRACE SE  
ALBUQUERQUE, NM 87106

101405501543210602

QUEMAZON LLC  
PO BOX 250  
LOS ALAMOS, NM 87544

101405503337010614

GOLDEN VENTURES LLC  
2700 KARSTON CT SE  
ALBUQUERQUE NM 87102

101405548945010604

CW CONSTRUCTION INC  
1500 W BARRETT DR  
MERIDIAN ID 83642

101405541249010750

COUNTY OF BERNALILLO  
1 CIVIC PLAZA NW  
ALBUQUERQUE NM 87102

101505608606832415

REGENTS OF UNM  
SCHOLLS HALL 252  
ALBUQUERQUE, NM 87131

Project # 1003132

ISABEL F CABRERA  
Clayton Heights/lomas del cielo N.A.  
1720 BUENA VISTA SE  
ALBUQUERQUE, NM 87106

Project # 1003132

JOYCELYN N. LEWIS  
Kirtland Community Assoc.  
1308 ALAMO AVE SE  
ALBUQUERQUE, NM 87106

101505507243920905

RABADI SHARIF A & SAMIA S &  
1209 CALIFORNIA NE  
ALBUQUERQUE NM 87110

101405548740910601

RINGSBY TERMINALS INC  
1123 AURARIA PK  
DENVER CO 80204

101405552044810603

BROADWAY DEVELOPMENT CO LLC  
PO BOX 27560  
ALBUQUERQUE, NM 87125

101405648602140209

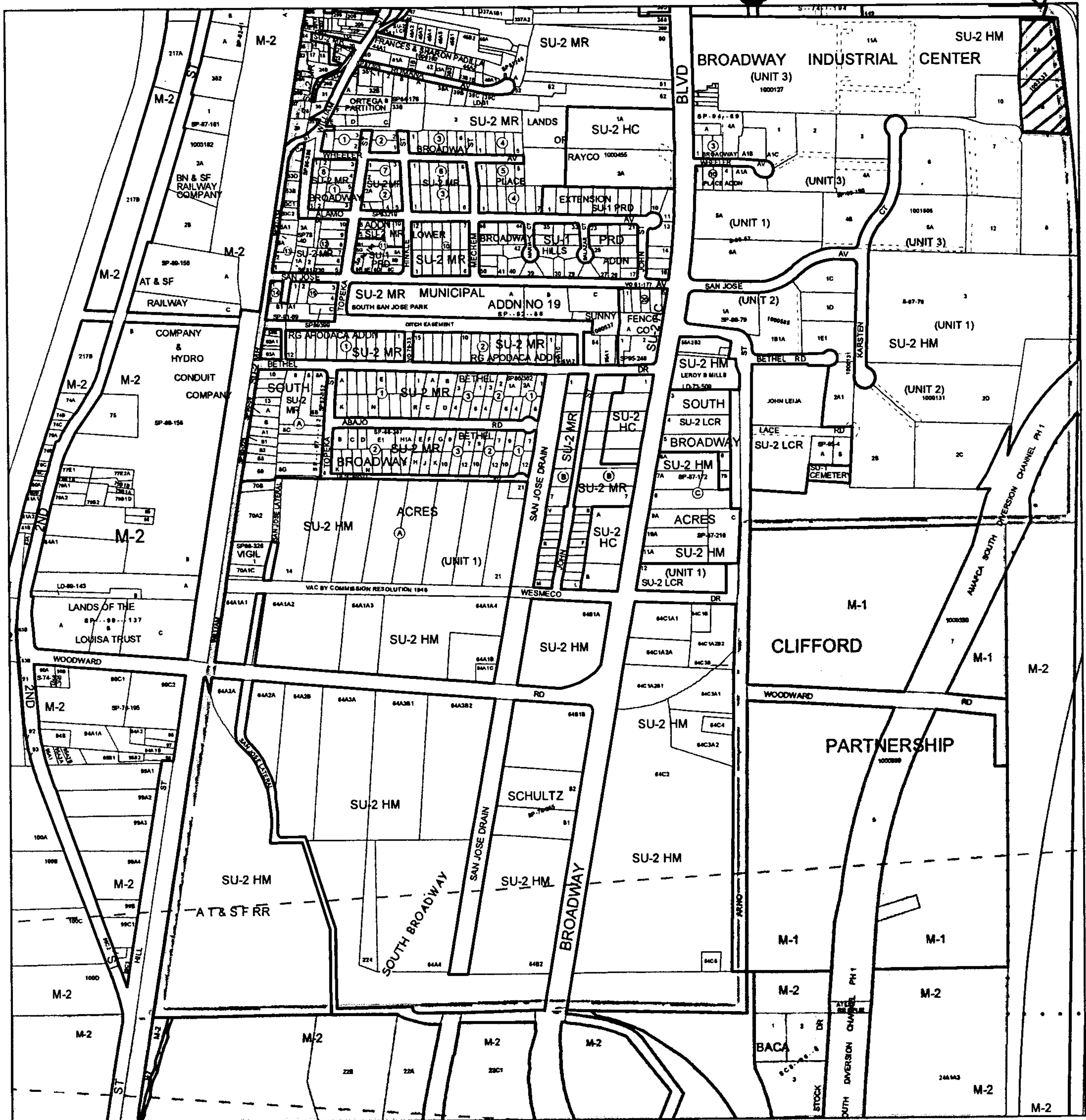
ARCHDIOCESE OF SANTA FE  
4000 ST JOSEPH PL NW  
ALBUQUERQUE NM 87120

101505604214332414


COUNTY OF BERNALILLO  
1 CIVIC PLAZA NW  
ALBUQUERQUE NM 87102



211E

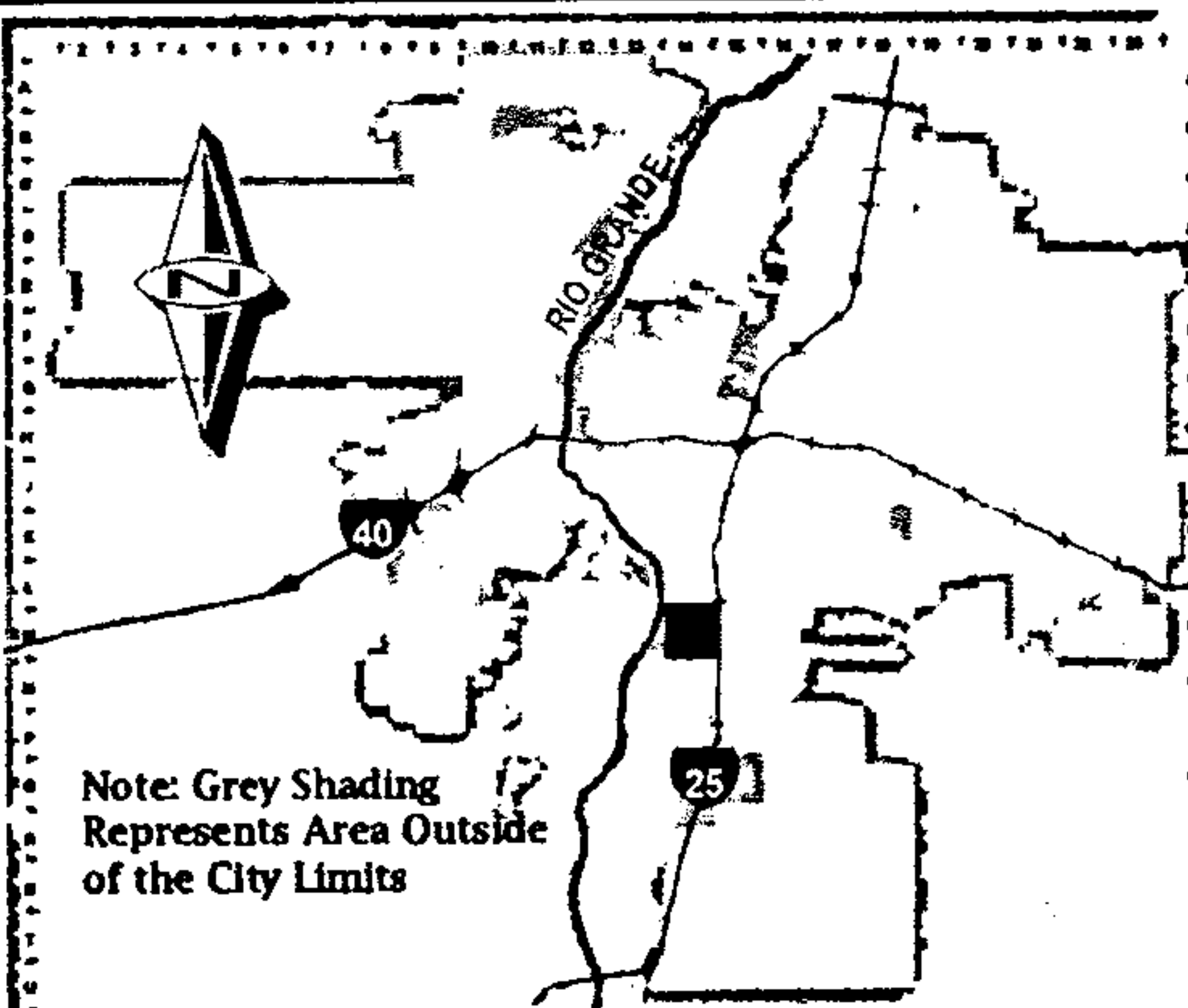


For more current information and more details visit: <http://www.cabq.gov/gis>



Albuquerque Geographic Information System

Map amended through: 11/2/2005



Note: Grey Shading Represents Area Outside of the City Limits

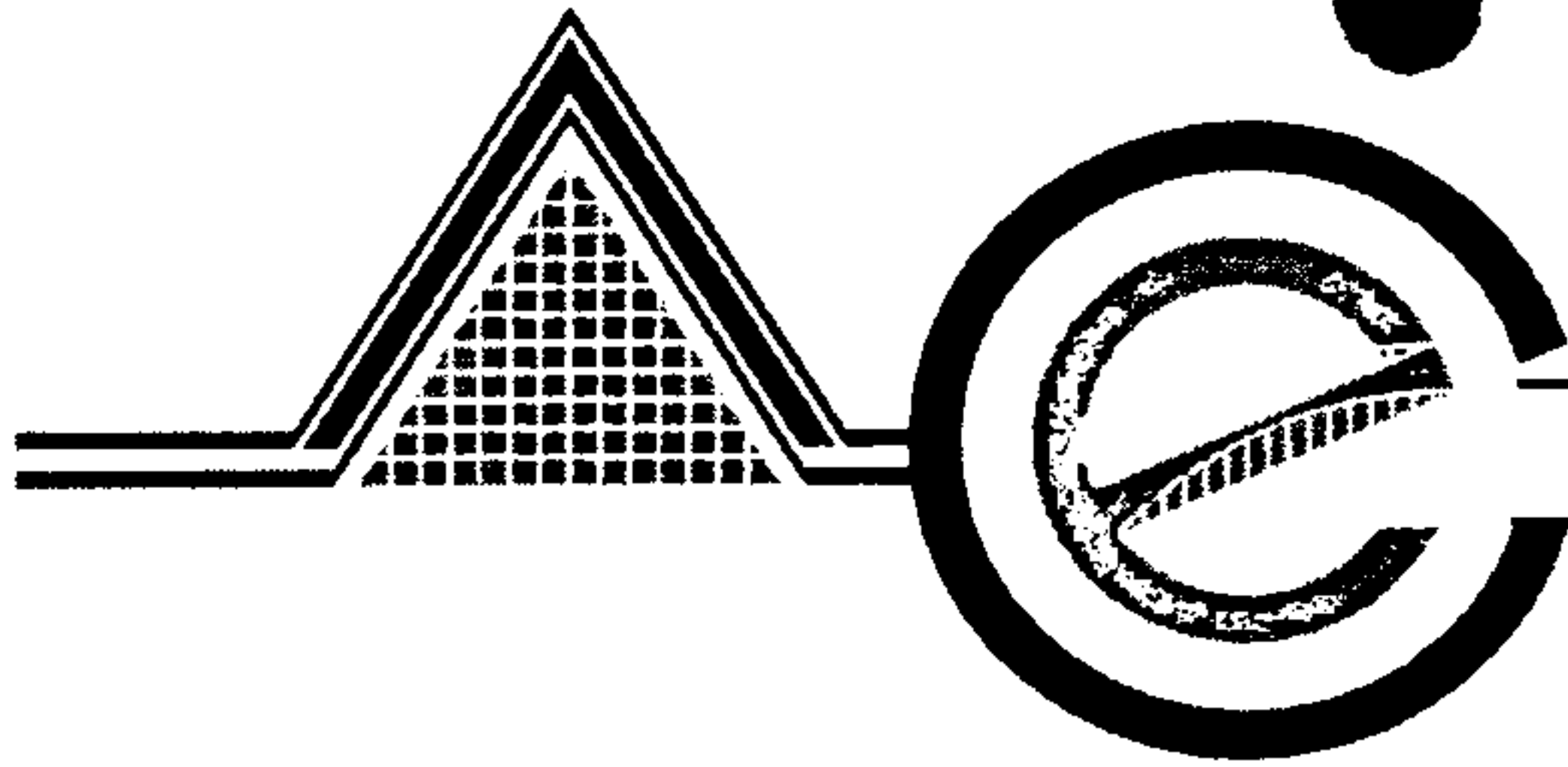
Zone Atlas Page:  
**M-14-Z**

Selected Symbols

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

0 750 1,500 Feet





ADVANCED ENGINEERING and CONSULTING, LLC

November 16, 2005

*Consulting  
Design  
Development  
Management  
Inspection  
Surveying*

Ms. Sheran Matson, DRB Chair  
City of Albuquerque Planning Department  
600 2nd Street NW  
Albuquerque, NM 87102

Re: Vacation of Public Utility Easement and Vacation of Private Access and Utility Easement for Lots 9-A and 9-B, Unit 3, Broadway Industrial Center, Zone Atlas Page M-14-Z, Containing 3.1720 Acres, Located on Karsten Ct, SE, Between Gibson Ave., SE, and San Jose Ave., SE

Dear Ms. Matson:

Advanced Engineering and Consulting, on behalf the above property owners, is requesting a vacation of a public utility easement and vacation of a private access and utility easement on the above referenced site. Attached please find copies of the documents that created these easements.

There are no public utility lines within the existing public utility easements, therefore, these easements are no longer required. There are existing power poles on lot 9-A, north of the existing 10' easement, which are out of the easement area and a new easement will be granted to accommodate these poles with our replat. Also, we are proposing to eliminate the lot line between lots 9-A/9-B to create one lot. Hence, the private access and utility easements are no longer required, and the property owners would like to vacate these easements.

If there are any questions concerning this request or any other aspect of the project do not hesitate to contact me.

Sincerely,

Shahram (Shawn) Biazar, Managing Member

Enclosures

JN: 200570  
cc: MWS, LLC

200570  
DRB

**3132**

### DXF Electronic Approval Form

DRB Project Case #:

Subdivision Name:


Surveyor:

Contact Person:

Contact Information:

DXF Received:       Hard Copy Received:

Coordinate System:

 \_\_\_\_\_      03-06-2006 \_\_\_\_\_  
Approved      Date

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

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

**AGIS Use Only**

Copied fc **3132**      to agiscov on **3/6/2006**      Contact person notified on **3/6/2006**

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

**SUBDIVISION**

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

**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)

**SITE DEVELOPMENT PLAN**

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

**P**

**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 2<sup>nd</sup> Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

**APPLICANT INFORMATION:**

NAME: MWS, LLC PHONE: (505) 401-8545  
 ADDRESS: P.O. Box 40324 FAX: \_\_\_\_\_  
 CITY: Albuquerque STATE NM ZIP 87196 E-MAIL: \_\_\_\_\_  
 Proprietary interest in site: Owner List all owners: Yvett Vasquez-Elias, & Ricardo Chaves  
 AGENT (if any): Advanced Engineering and Consulting, LLC PHONE: (505) 899-5570  
 ADDRESS: 4416 Anaheim Avenue, NE FAX: (505) 897-4996  
 CITY: Albuquerque STATE NM ZIP 87113 E-MAIL: AECLLC@aol.com

DESCRIPTION OF REQUEST: Minor Subdivision action, minor plat

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

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

Lot or Tract No. Lots 9-A & 9-B Block: \_\_\_\_\_ Unit: 3  
 Subdiv. / Addn. Broadway Industrial Center Subdivision,  
 Current Zoning: SU-2 HM Proposed zoning: The Same  
 Zone Atlas page(s): M-14-Z No. of existing lots: 2 No. of proposed lots: 1  
 Total area of site (acres): 3.1720 Acres Density if applicable: \_\_\_\_\_ dwellings per gross acre: n/a dwellings per net acre: \_\_\_\_\_  
 Within city limits?  Yes. No , but site is within 5 miles of the city limits. Within 1000FT of a landfill?  Yes  
 UPC No. 101405501050510748, 101405541249010750 MRGCD Map No. \_\_\_\_\_  
 LOCATION PROPERTY BY STREETS: On or Near: Karsten Court, NE  
 Between: San Jose St., NE and Gibson Av., NE

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 1003132 / 03DRB-02073 & DRB-97-271

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

SIGNATURE Shawn Baizer DATE 02-13-06  
 (Print) Shawn Baizer, Managing Member Applicant  Agent

**FOR OFFICIAL USE ONLY**

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

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>06DRB - - 00210</u>	<u>PEF</u>	<u>5(3)</u>	<u>\$ 215.00</u>
<input checked="" type="checkbox"/> All fees have been collected		<u>cmf</u>		<u>\$ 20.00</u>
<input checked="" type="checkbox"/> All case #s are assigned				\$
<input checked="" type="checkbox"/> AGIS copy has been sent				\$
<input checked="" type="checkbox"/> Case history #s are listed				\$
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill				\$
<input type="checkbox"/> F.H.D.P. density bonus				Total
<input type="checkbox"/> F.H.D.P. fee rebate	Hearing date <u>2/22/06</u>			<u>\$ 235.00</u>

Ki Sus 2/14/06

Planner signature / date

Project # 1003132



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

**SKETCH PLAT REVIEW AND COMMENT**

**YOUR ATTENDANCE IS REQUIRED.**

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

**MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT**

**Your attendance is required.**

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

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

**MAJOR SUBDIVISION FINAL PLAT APPROVAL**

**Your attendance is required.**

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
- Design elevations & cross sections of perimeter walls **3 copies**
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
- Property owner's and City Surveyor's signatures on the Mylar drawing
- Copy of recorded SIA
- 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.
- NA 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
- NA 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
- NA 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.

Shawna BIAZAK  
Applicant name (print)  
[Signature]  
Applicant signature / date  
2-17-06



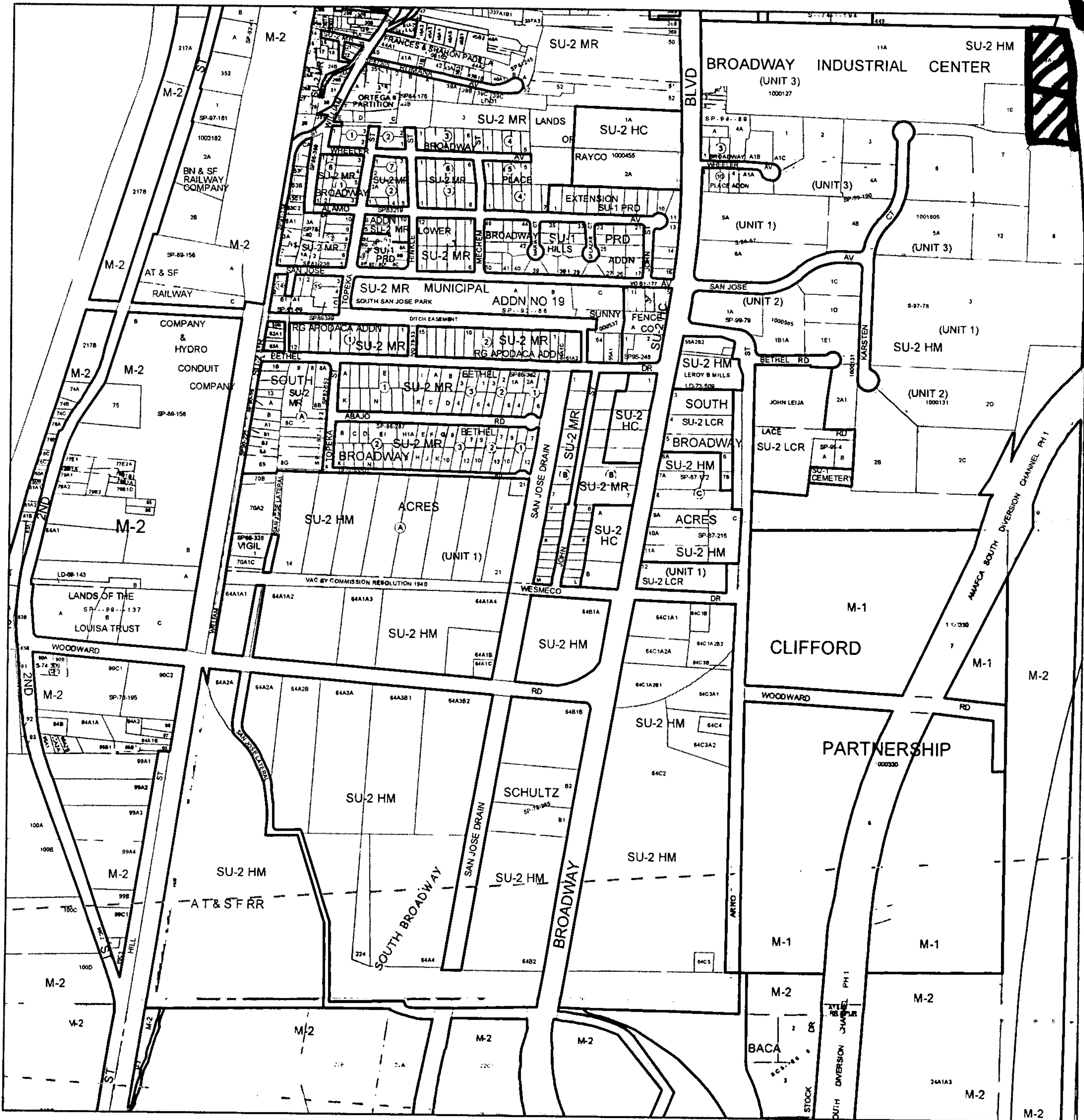
Form revised 8/04 & 1/05

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

Application case numbers  
06DRB - \_\_\_\_\_ - 00015

[Signature] 2/14/06  
Planner signature / date  
**Project # 1003132**





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

AGIS  
Albuquerque Geographic Information System

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**M-14-Z**

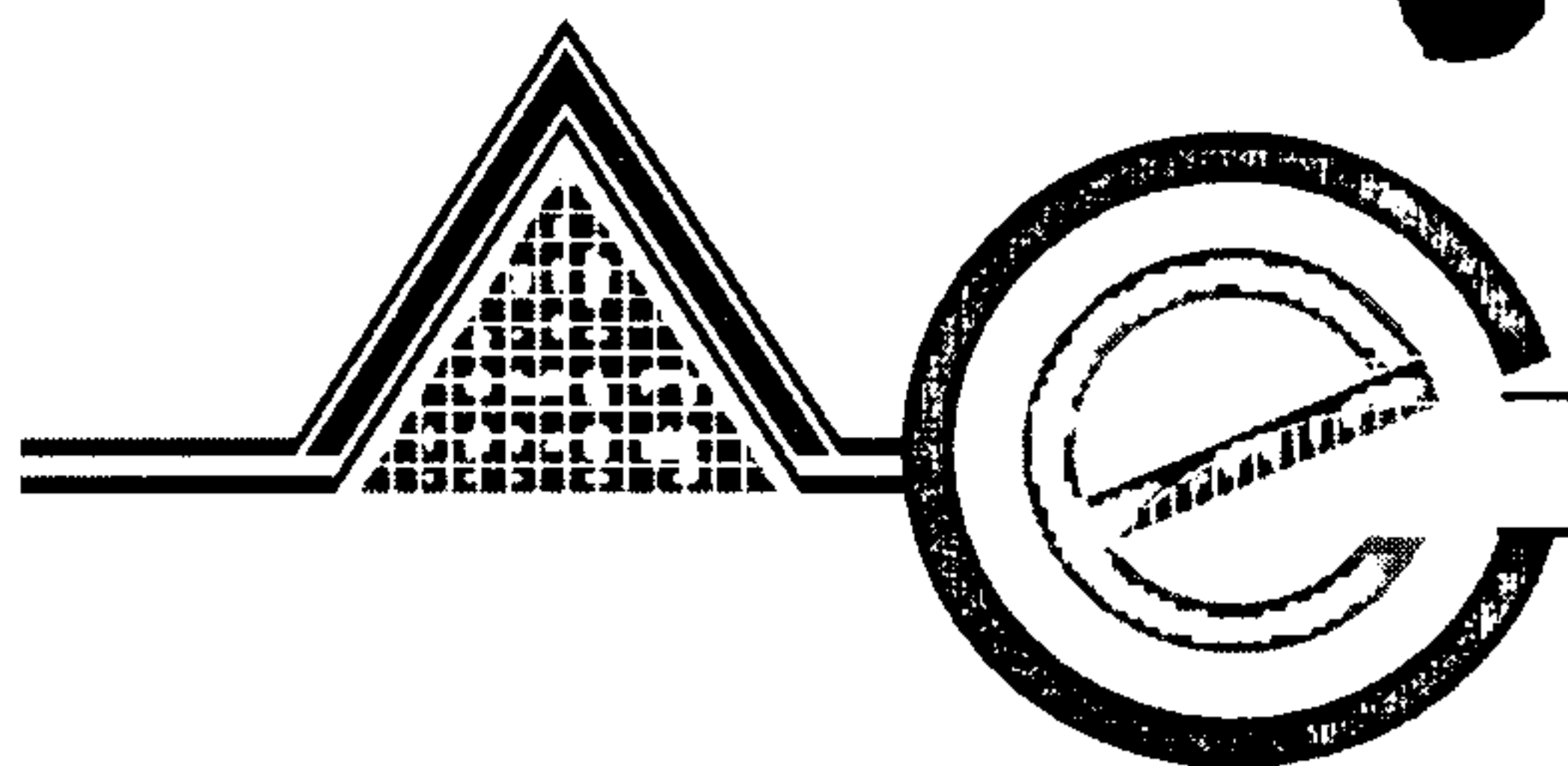
Selected Symbols

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

0 750 1,500 Feet

Map amended through: 11/2/2005





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ADVANCED ENGINEERING and CONSULTING, LLC

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February 14, 2006

*Consulting*  
*Design*  
*Development*  
*Management*  
*Inspection*  
*Surveying*

Sheran Matson, DRB Chair  
City of Albuquerque Planning Department  
Plaza Del Sol, 2<sup>nd</sup> floor West  
600 2<sup>nd</sup> Street NW  
Albuquerque, NM 87102

Re: Preliminary / Final Plat Request Project # 1003132, Lots 9-A and 9-B, Broadway  
Industrial Center Subdivision, Unit 3  
Zone Atlas Page E-17-Z, Containing 4.1207 Acres

Dear Ms. Matson:

Advanced Engineering and Consulting, LLC on behalf of MWS, LLC is requesting a Preliminary / Final Plat for the above referenced site. Enclosed please find six copies of the preliminary plat for your review. The site is located in the Broadway Industrial Center on Broadway Blvd NE. We have applied for vacation of the public and private utility easements and have obtained approval by DRB. Presently, we are proposing to replat the property into one lot.

If you require additional information, please contact our office at your convenience.

Sincerely,

Sally Salazar Cass, Operations Manager

Enclosures

JN: 200570

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

PAID RECEIPT

APPLICANT NAME MWS LLC  
AGENT ADVANCED ENGINEERING  
ADDRESS \_\_\_\_\_  
PROJECT & APP # 1003132 / 00215  
PROJECT NAME BROADWAY WOUSERAIL CENTER

\$ 20.00 441032/3424000 Conflict Management Fee  
\$ 215.00 441006/4983000 DRB Actions  
\$ \_\_\_\_\_ 441006/4971000 EPC/AA/LUCC Actions & All Appeals  
\$ \_\_\_\_\_ 441018/4971000 Public Notification  
\$ \_\_\_\_\_ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY\*\*\*  
( ) Major/Minor Subdivision ( ) Site Development Plan ( ) Bldg Permit  
( ) Letter of Map Revision ( ) Conditional Letter of Map Revision  
( ) Traffic Impact Study  
\$ 235.00 TOTAL AMOUNT DUE

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

2/14/2006 11:27AM  
RECEIPT# 00052609 WS# 008 TRANS# 0011  
Account 441006 Fund 0110  
Activity 4983000  
Trans Amt  
J24 Misc  
City of Albuquerque  
Treasury Division  
LC: ANNX  
Counterreceipt.doc 6/21/04

City of Albuquerque  
Treasury Division  
2/14/2006 11:27AM LOC: ANNX  
RECEIPT# 00052608 WS# 008 TRANS# 0011  
Account 441032 Fund 0110  
Activity 3424000 TREASR  
Trans Amt \$235.00  
J24 Misc  
\$20.00  
Thank You

VI  
CHANGE  
\$215.00  
\$235.00  
\$0.00



# LETTER OF TRANSMITTAL

(505) 899-5570  
4416 Anaheim Ave., NE Albuquerque, NM 87113

TO Sheran Matson

DATE: 3-15-2006	JOB NO: 200570
ATTENTION:	
RE: <b>Broadway Industrial Center Subdivision</b>	
DRB No. 06DRB-00215	
City Project Number 1003132	

WE ARE SENDING YOU  Attached  Under Separate cover via \_\_\_\_\_ the following items:

Shop drawings  Prints  Plans  Samples  Specifications

Copy of letter  Change order  \_\_\_\_\_

COPIES	DATED	NO.	DESCRIPTION
1			Recorded Plat for Broadway Industrial Centre Subdivision.

THESE ARE TRANSMITTED as checked below:

For approval  Approved as submitted  **FOR SIGNATURE(S)**

For your use  Approved as noted  \_\_\_\_\_

As requested  Returned for corrections

For review and comments  \_\_\_\_\_

FOR BIDS DUE \_\_\_\_\_  PRINTS RETURNED AFTER LOAN TO US

REMARKS Recorded Copy of the plat for close out

COPY TO \_\_\_\_\_

RECEIVED BY \_\_\_\_\_

SIGNED Heather Sales

200570  
DRB



**Intera Incorporated**  
One Park Square  
6501 Americas Parkway NE  
Suite 820  
Albuquerque, NM 87110  
Telephone: 505 246 1600  
Fax: 505 246 2600

**MEMORANDUM**

DATE: December 12, 2005

TO: Sheran Matson, Planning Department (DRB)

COPY: Marcia A. Pincus, Environmental Health Department  
Kevin Curran, Legal Department  
✓ Advanced Engineering and Consulting LLC

FROM: Jim Joseph, P.E., INTERA Inc. 

SUBJECT: Project No. 1003132: **Broadway Industrial Center, Unit 3, Tracts 9-A & 9-B, Karsten Court SE, between San Jose Avenue SE and Gibson Avenue SE. (05DRB-01754 Major Vacation of Public Easements, 05DRB-01753 Major – Vacation of Public Easements)**

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There is the potential for above named project to be impacted by the presence of landfill gas generated by a former privately owned/operated landfill (Schwartzman Landfill). The Albuquerque Environmental Health Department (AEHD) realizes this agenda item reflects only administrative filings for vacation of public easements; however, if development/redevelopment does occur, the developers of this site are required to follow the most current version of the "Interim Guidelines for Development within City Designated Landfill Buffer Zones." A review and approval of the Site Plan(s), the proposed construction, design drawings, and a certification of construction will be required by the Environmental Health Department, Environmental Services Division, Groundwater and Landfill Section.






**Intera Incorporated**  
One Park Square  
6501 Americas Parkway NE  
Suite 820  
Albuquerque, NM 87110  
Telephone: 505 246 1600  
Fax: 505 246 2600

## MEMORANDUM

DATE: December 12, 2005

TO: Sheran Matson, Planning Department (DRB)

COPY: Marcia A. Pincus, Environmental Health Department  
Kevin Curran, Legal Department  
Advanced Engineering and Consulting LLC

FROM: Jim Joseph, P.E., INTERA Inc. 

SUBJECT: Project No. 1003132: **Broadway Industrial Center, Unit 3**, Tracts 9-A & 9-B, Karsten Court SE, ~~between San Jose Avenue SE and Gibson Avenue SE.~~ (05DRB-01754 Major Vacation of Public Easements, 05DRB-01753 Major – Vacation of Public Easements)

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**Intera Incorporated**  
One Park Square  
6501 Americas Parkway NE  
Suite 820  
Albuquerque, NM 87110  
Telephone: 505 246 1600  
Fax: 505 246 2600

### MEMORANDUM

#2

DATE: December 12, 2005

TO: Sheran Matson, Planning Department (DRB)

COPY: ✓ Marcia A. Pincus, Environmental Health Department  
Kevin Curran, Legal Department  
Advanced Engineering and Consulting LLC

FROM: Jim Joseph, P.E., INTERA Inc. 

SUBJECT: Project No. 1003132: **Broadway Industrial Center, Unit 3**, Tracts 9-A & 9-B,  
Karsten Court SE, between San Jose Avenue SE and Gibson Avenue SE. (05DRB-01754 Major  
Vacation of Public Easements, 05DRB-01753 Major – Vacation of Public Easements)

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There is the potential for above named project to be impacted by the presence of landfill gas generated by a former privately owned/operated landfill (Schwartzman Landfill). The Albuquerque Environmental Health Department (AEHD) realizes this agenda item reflects only administrative filings for vacation of public easements; however, if development/redevelopment does occur, the developers of this site are required to follow the most current version of the "Interim Guidelines for Development within City Designated Landfill Buffer Zones." A review and approval of the Site Plan(s), the proposed construction, design drawings, and a certification of construction will be required by the Environmental Health Department, Environmental Services Division, Groundwater and Landfill Section.

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

### SUBDIVISION

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

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)

### SITE DEVELOPMENT PLAN

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

P

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 2<sup>nd</sup> Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

### APPLICANT INFORMATION:

NAME: MWS, LLC PHONE: (505) 401-8545  
 ADDRESS: P.O. Box 40324 FAX: \_\_\_\_\_  
 CITY: Albuquerque STATE NM ZIP 87196 E-MAIL: \_\_\_\_\_  
 Proprietary interest in site: Owner List all owners: Yvett Vasquez-Elias, & Ricardo Chaves  
 AGENT (if any): Advanced Engineering and Consulting, LLC PHONE: (505) 899-5570  
 ADDRESS: 4416 Anaheim Avenue, NE FAX: (505) 897-4996  
 CITY: Albuquerque STATE NM ZIP 87113 E-MAIL: AECLLC@aol.com

### DESCRIPTION OF REQUEST: Vacation of Public Utility, Private Access & Utility Easement

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

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

Lot or Tract No. Lots 9-A & 9-B Block: \_\_\_\_\_ Unit: 3  
 Subdiv. / Addn. Broadway Industrial Center Subdivision,  
 Current Zoning: SU-2 HM Proposed zoning: The Same  
 Zone Atlas page(s): M-14-Z No. of existing lots: 2 No. of proposed lots: 1  
 Total area of site (acres): 3.1720 Acres Density if applicable: \_\_\_\_\_ dwellings per gross acre: n/a dwellings per net acre: \_\_\_\_\_  
 Within city limits?  Yes. No , but site is within 5 miles of the city limits. Within 1000FT of a landfill?  Yes  
 UPC No. 101405501050510748, 101405541249010750 MRGCD Map No. \_\_\_\_\_  
 LOCATION PROPERTY BY STREETS: On or Near: Karsten Court, NE SE  
 Between: San Jose St., NE SE and Gibson Av., NE SE

### CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 1003132 / 03DRB-02073 & DRB-97-271

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

SIGNATURE Shawn Baizar DATE 11-17-05  
 (Print) Shawn Baizar, Managing Member Applicant  Agent

### FOR OFFICIAL USE ONLY

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

### 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

05DRB - 01753  
05DRB - 01754  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

### Action S.F.

VPE ✓  
VPE ✓  
CMF  
ADV.

### Fees

\$ 45.00  
 \$ 45.00  
 \$ 20.00  
 \$ 75.00  
 \$ \_\_\_\_\_  
 Total \$ 185.00

Hearing date 12/14/05

Project # 100 3132

Planner signature / date

K. S. S. 11/17/05



**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. (not to exceed 8.5" by 14") **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 (not to exceed 8.5" by 14") **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 (not to exceed 8.5" by 14") **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 (not to exceed 8.5" by 14") **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.

SHAHRAM (SHAWN) BIAZAD  
 Applicant name (print)  
[Signature]  
 Applicant signature / date  
11-14-05



Form revised 4/03, 10/03 and JUNE 2005

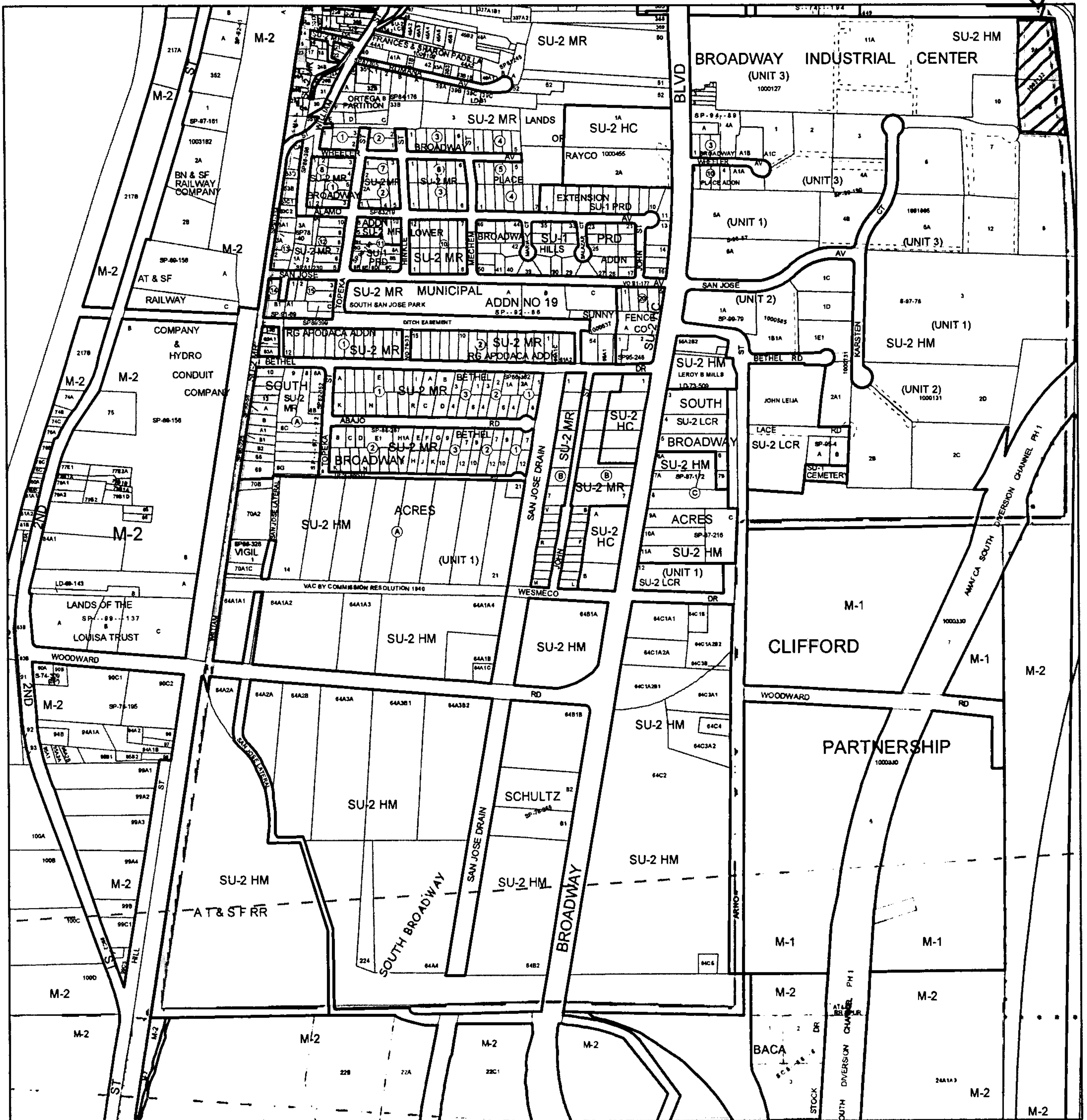
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers  
OSDRB - VPE - 01753  
OSDRB - VRW - 01754

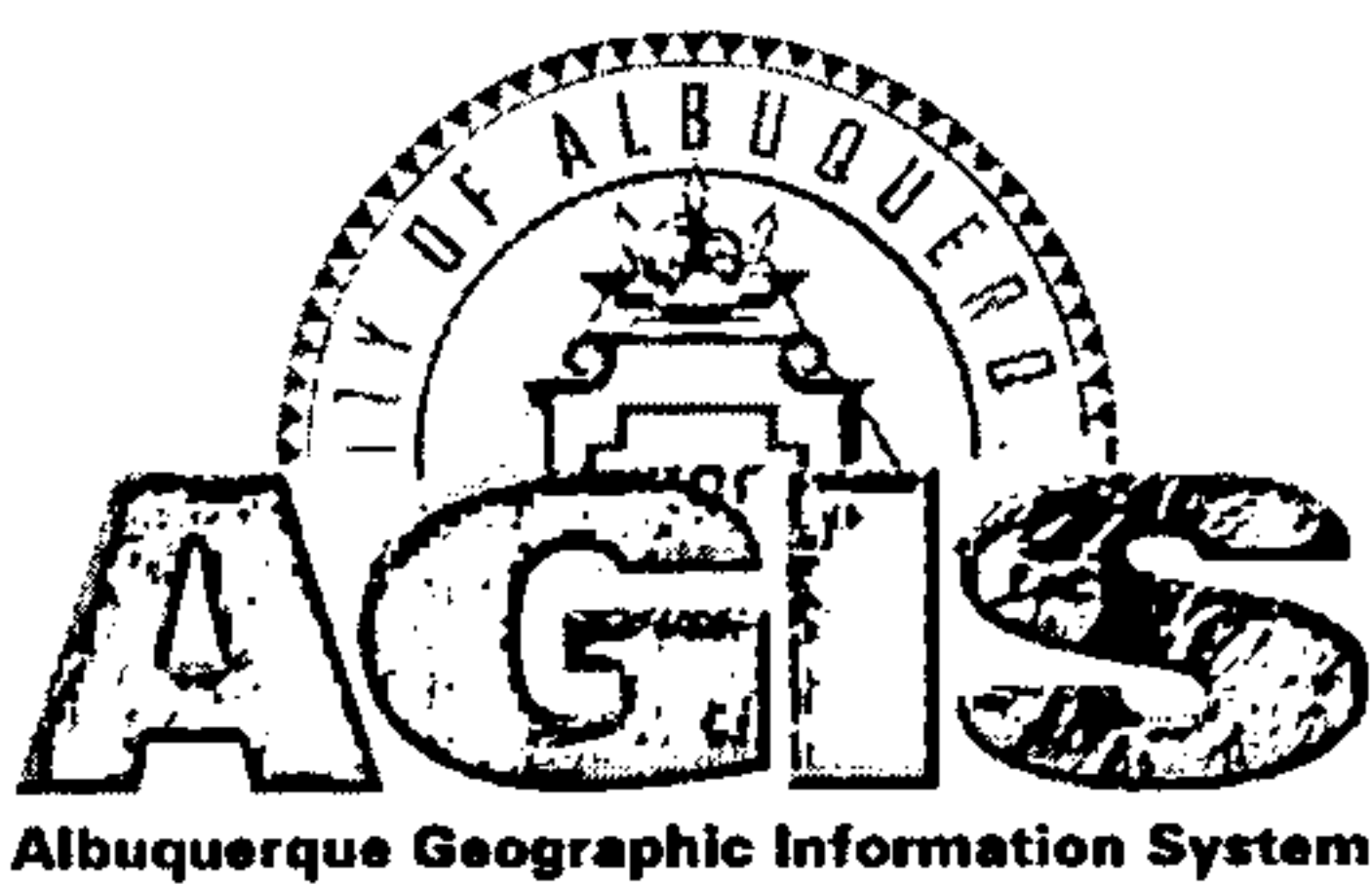
[Signature] 11/17/05  
 Planner signature / date  
**Project # 1003132**



SITE

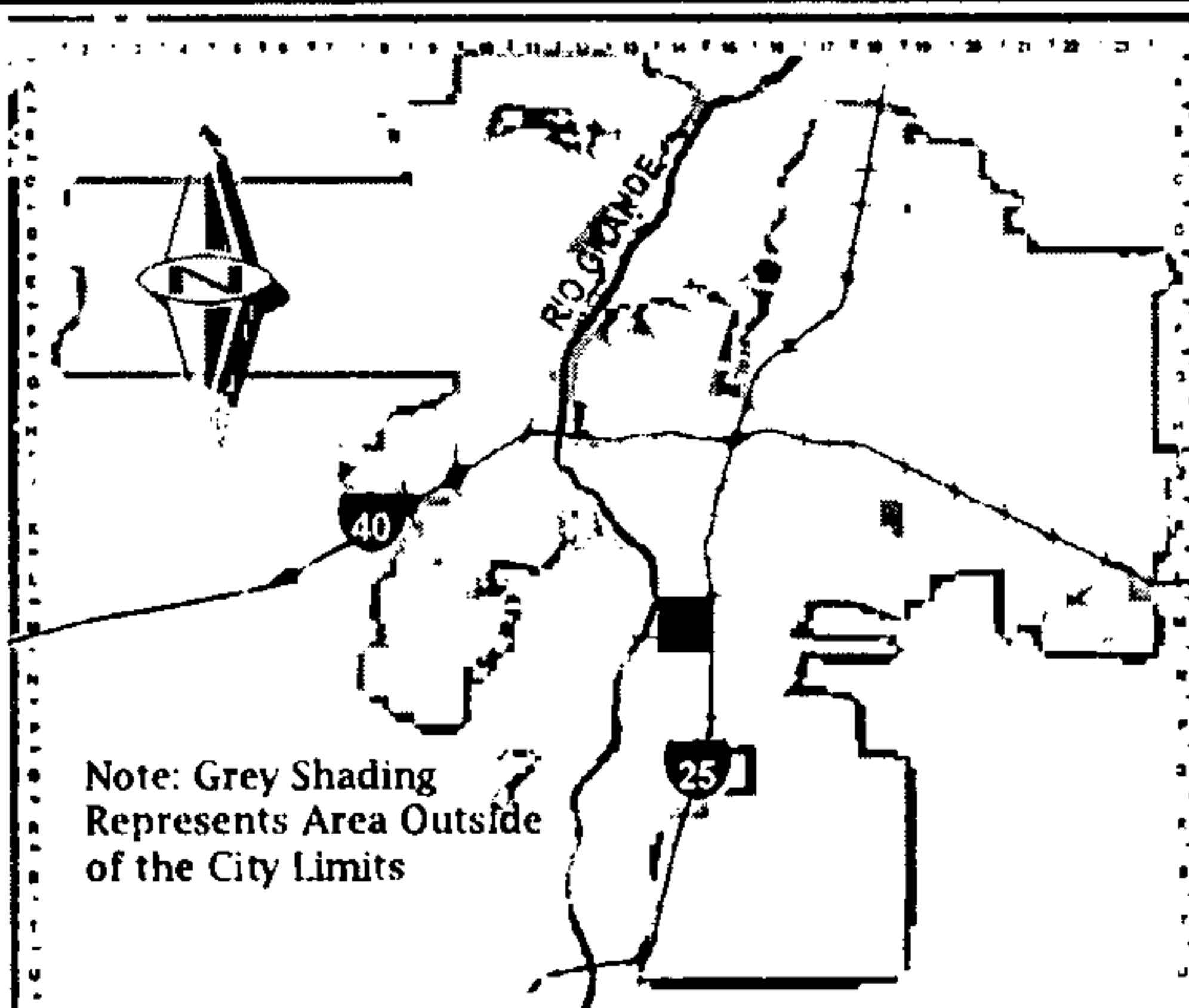


For more current information and more details visit: <http://www.cabq.gov/gis>



Albuquerque Geographic Information System

Map amended through: 11/2/2005



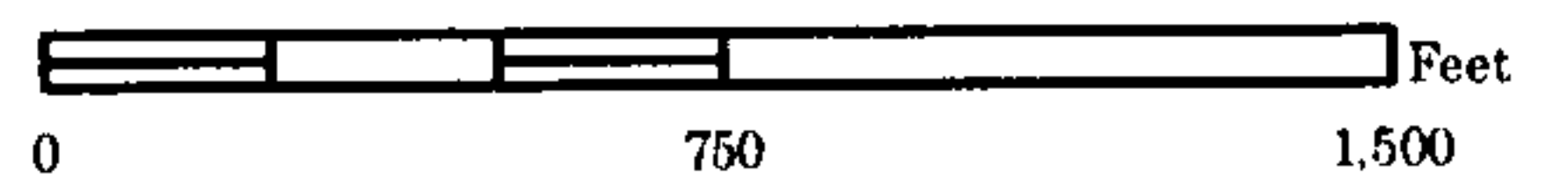
Note: Grey Shading Represents Area Outside of the City Limits

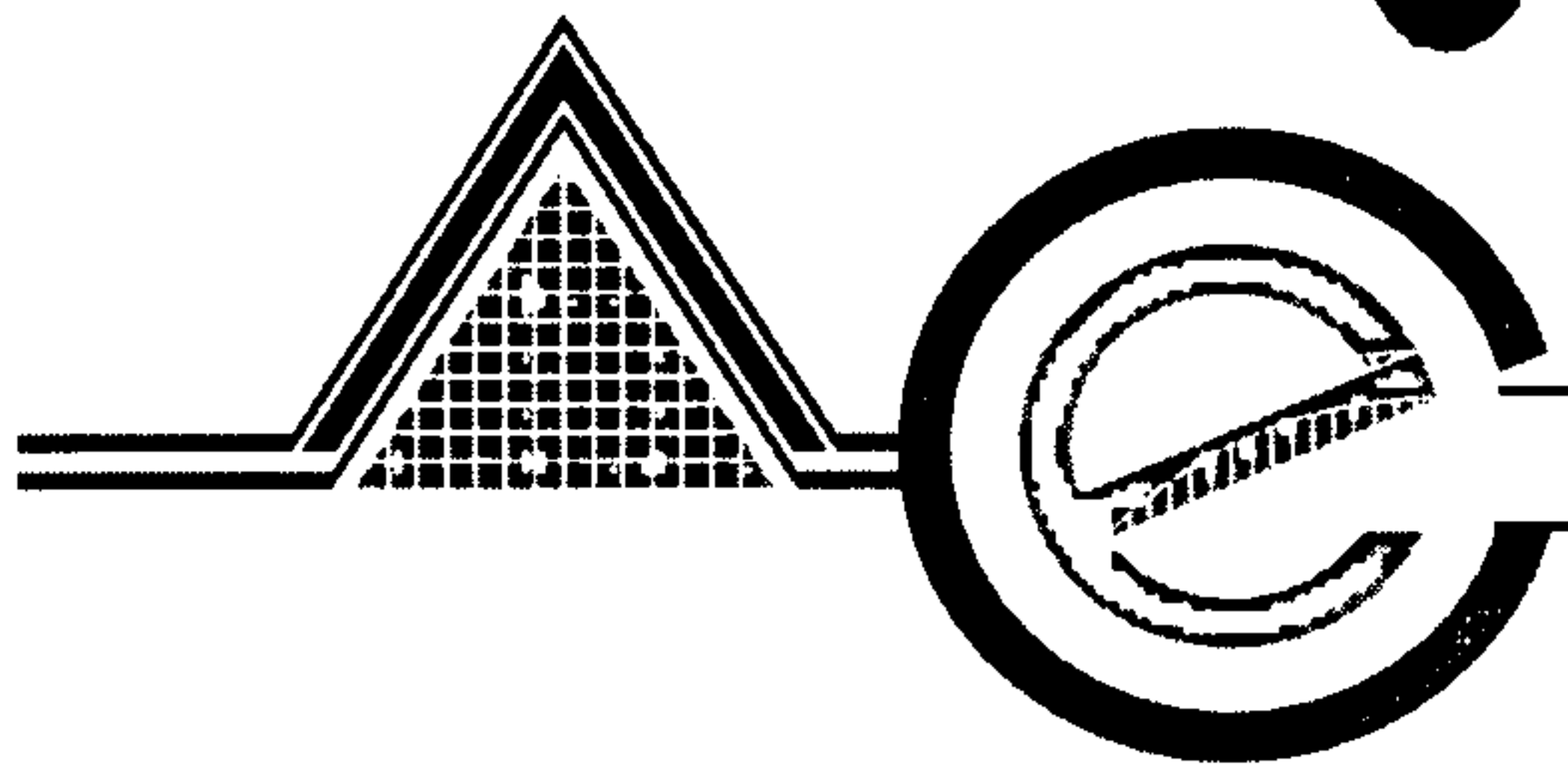
Zone Atlas Page:

**M-14-Z**

Selected Symbols

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





ADVANCED ENGINEERING and CONSULTING, LLC

November 16, 2005

*Consulting  
Design  
Development  
Management  
Inspection  
Surveying*

Ms. Sheran Matson, DRB Chair  
City of Albuquerque Planning Department  
600 2nd Street NW  
Albuquerque, NM 87102

Re: Vacation of Public Utility Easement and Vacation of Private Access and Utility Easement for Lots 9-A and 9-B, Unit 3, Broadway Industrial Center, Zone Atlas Page M-14-Z, Containing 3.1720 Acres, Located on Karsten Ct, SE, Between Gibson Ave., SE, and San Jose Ave., SE

Dear Ms. Matson:

Advanced Engineering and Consulting, on behalf the above property owners, is requesting a vacation of a public utility easement and vacation of a private access and utility easement on the above referenced site. Attached please find copies of the documents that created these easements.

There are no public utility lines within the existing public utility easements, therefore, these easements are no longer required. There are existing power poles on lot 9-A, north of the existing 10' easement, which are out of the easement area and a new easement will be granted to accommodate these poles with our replat. Also, we are proposing to eliminate the lot line between lots 9-A/9-B to create one lot. Hence, the private access and utility easements are no longer required, and the property owners would like to vacate these easements.

If there are any questions concerning this request or any other aspect of the project do not hesitate to contact me.

Sincerely,

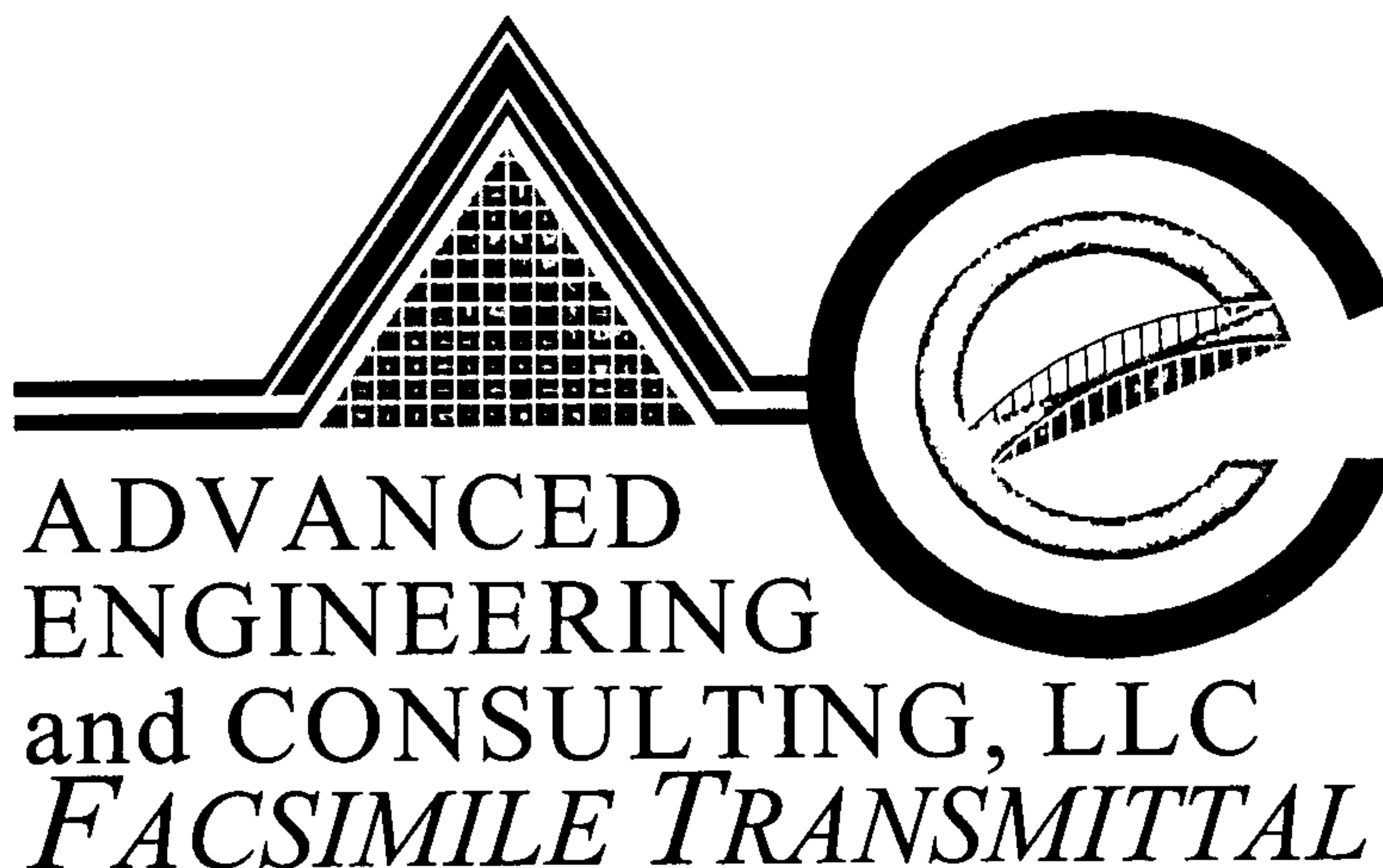
Shahram (Shawn) Biazar, Managing Member

Enclosures

JN: 200570

cc: MWS, LLC





<b>To:</b>	OFFICE OF NEIGHBORHOOD COORDINATION	FAX: 924-3913
<b>From:</b>	SALLY SALAZAR, OFFICE MANAGER	# OF PAGE(S) 2
<b>Subject:</b>	HOMEOWNER'S ASSOCIATION INFORMATION	JN: 200570
<b>Date:</b>	November 10, 2005	

PLEASE FORWARD INFORMATION ON ANY HOMEOWNER ASSOCIATIONS IN THE AREA OF THE PROPERTY DESCRIBED AS:

Lots 9-A & 9-B, Unit 3 Broadway Industrial Center Subdivision.  
LEGAL DESCRIPTION

LOCATED ON: Karsten Court  
STREET NAME OR OTHER IDENTIFYING LANDMARK

BETWEEN San Jose AND Gibson  
STREET NAME OR OTHER IDENTIFYING LANDMARK      STREET NAME OR OTHER IDENTIFYING LANDMARK

THE SITE IS INDICATED ON THE FOLLOWING ZONE ATLAS SHEET ( M-14-Z ).  
ZONE ATLAS #

SHOULD YOU HAVE ANY QUESTIONS REGARDING THIS TRANSMITTAL OR ANY OTHER ITEMS PERTAINING TO THIS PROJECT, PLEASE DO NOT HESITATE TO CONTACT OUR OFFICE.

November 11, 2005

City of Albuquerque Planning Department  
600 2<sup>nd</sup> Street, NW  
Albuquerque, NM 87103

RE: Vacation of Public Utility and Vacation of Private Access Easement on Karsten Court,  
NE, between San Jose and Gibson, Zone Atlas Page M-14-Z, Containing 3.1720 Acres.

To Whom It May Concern:

We, Yvet Vasquez-Elias and Ricardo Chaves of MWS, LLC, as owners of the above referenced property, have authorized Advanced Engineering and Consulting, LLC to act on my behalf regarding the preparation and submittal of all necessary materials and applications in connection with Vacation of Public Utility, Vacation of Private Access Easement and Preliminary/Final Plat approval to DRB.

Sincerely,

  
Yvet Vasquez-Elias and Ricardo Chaves



4416 Anaheim Ave., NE

Albuquerque, NM 87113

Phone (505) 899-5570

Fax (505) 897-4996



# MEMO:

**To:** Isabel F. Cabrera, Linda Gordon, Vincent Baty, Joycelyn Lewis  
Clayton Heights/Lomas Del Cielo & Kirtland Neighborhood Associations

**From:** Sally Salazar, Office Manager

**Subject:** Vacation of Public Utility, Vacation of Private Access Easement JN: 200570

**Date:** November 11, 2005

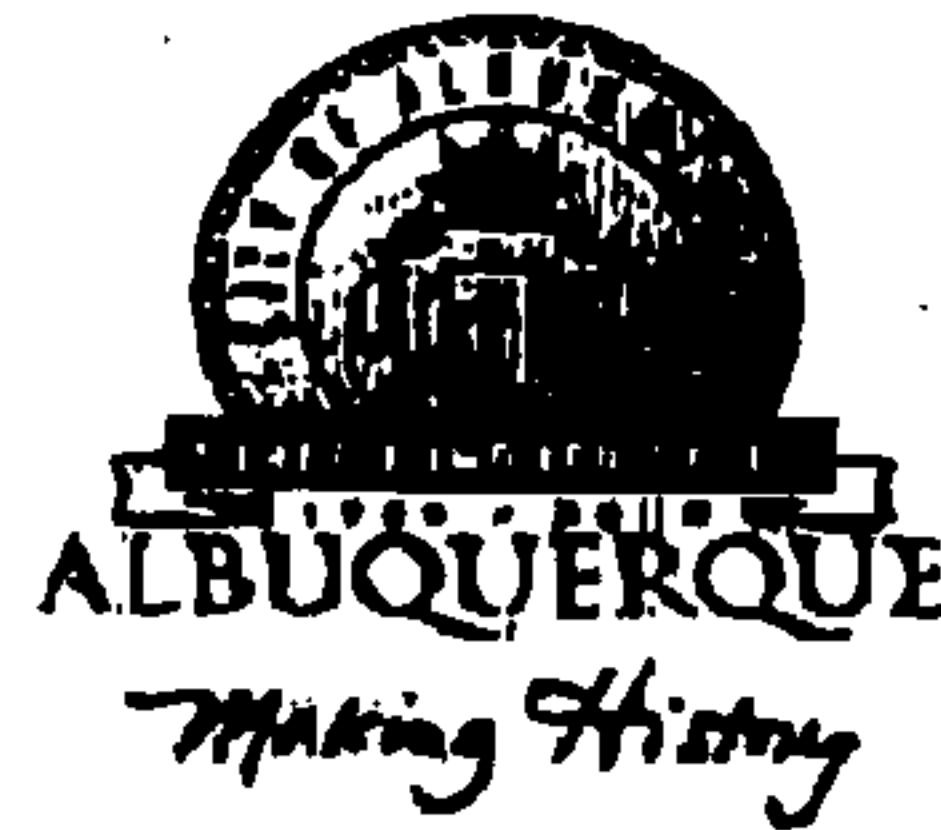
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Dear Sirs/ Madams:

Please find a copy of the request for Vacation of Public Utility, Vacation of Private Access Easement on Karsten Court, NE to the City of Albuquerque Planning Department. Attached are copies of the submittal package for the above reference site.

If there are any questions or you would like to meet with me on this project, please do not hesitate to contact me at (505) 899-5570.

570  
In/out



*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.

November 10, 2005

Sally Salazar  
Advanced Engineering and Consulting, LLC  
4416 Anaheim Ave., NE/87113  
Phone: 899-5570 Fax: 897-4996

Dear Sally:

Thank you for your inquiry of November 10, 2005 requesting the names of Recognized Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at LOTS 9-A & 9-B, UNIT 3, BROADWAY INDUSTRIAL CENTER SUBDIVISION, LOCATED ON KARSTEN COURT BETWEEN SAN JOSE AND GIBSON zone map M-14.

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

**CLAYTON HEIGHTS/LOMAS DEL CIELO N.A. (CHL) "R"**  
\*Isabel F. Cabrera  
1720 Buena Vista SE/87106 242-4494 (h)  
Linda Gordon  
2509 Spruce SE/87106 766-5705 (h)

**KIRTLAND COMMUNITY ASSOC. (KCA) "R"**  
\*Vincent Baty  
1924 Sunshine Terrace SE/87106 842-1780 (h)  
Joycelyn N. Lewis  
1308 Alamo Ave. SE/87106 514-9743 (h)

**See reverse side for additional Neighborhood Association Information: YES { } NO {X}**  
Please note that according to O-92 you are required to notify each of these contact persons by certified mail, return receipt requested, before the Planning Department will accept your application filing. **IMPORTANT!** Failure of adequate notification may result in your Application Hearing being deferred for 30 days. If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

*Stephani Winklepleck*

OFFICE OF NEIGHBORHOOD COORDINATION  
Planning Department

**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: 11/10/05 Time Entered: 11:50 am ONC Rep. Initials: SW

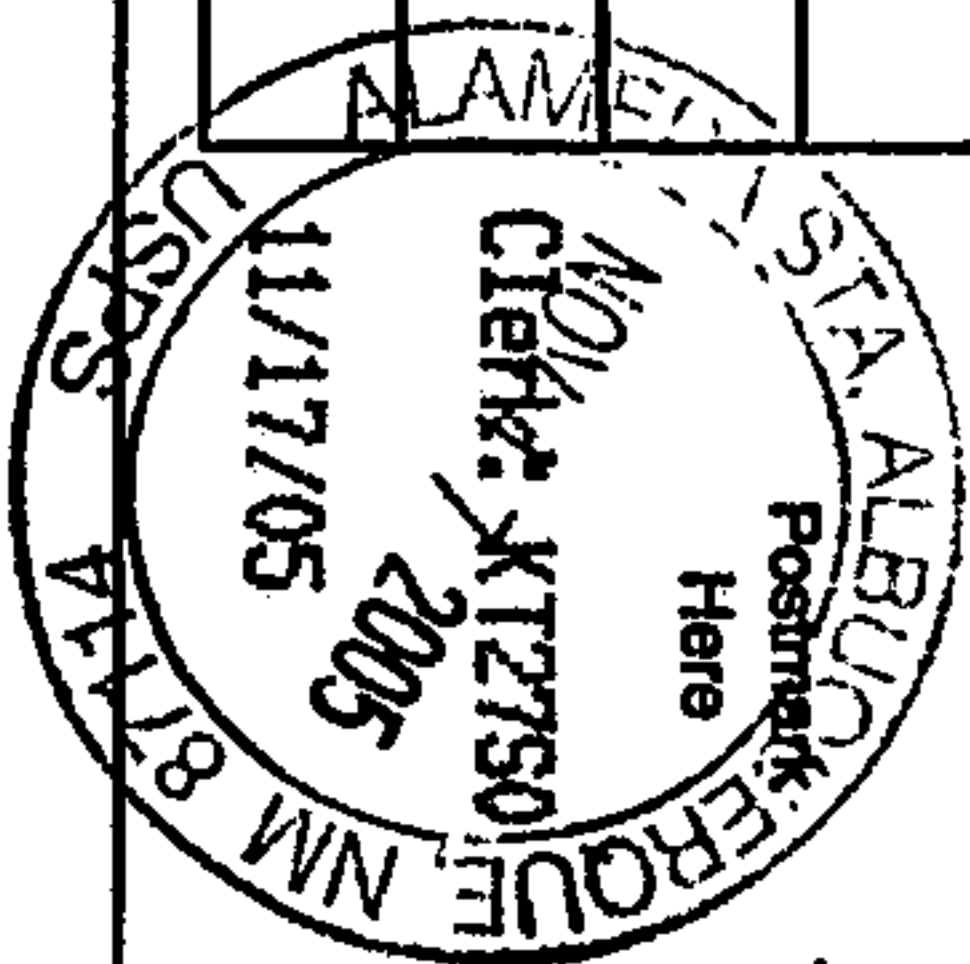


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For delivery information visit our website at [www.usps.com](http://www.usps.com)

**OFFICIAL USE**

Postage	\$ 1.52	UNIT ID: 0114
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.57	



Sent To: Vincent Batty  
Street, Apt. No., or PO Box No. 1944 Sunshine Terrace NE  
City, State, ZIP+4 Albuquerque NM 87106  
PS Form 3800, June 2002 See Reverse for Instructions

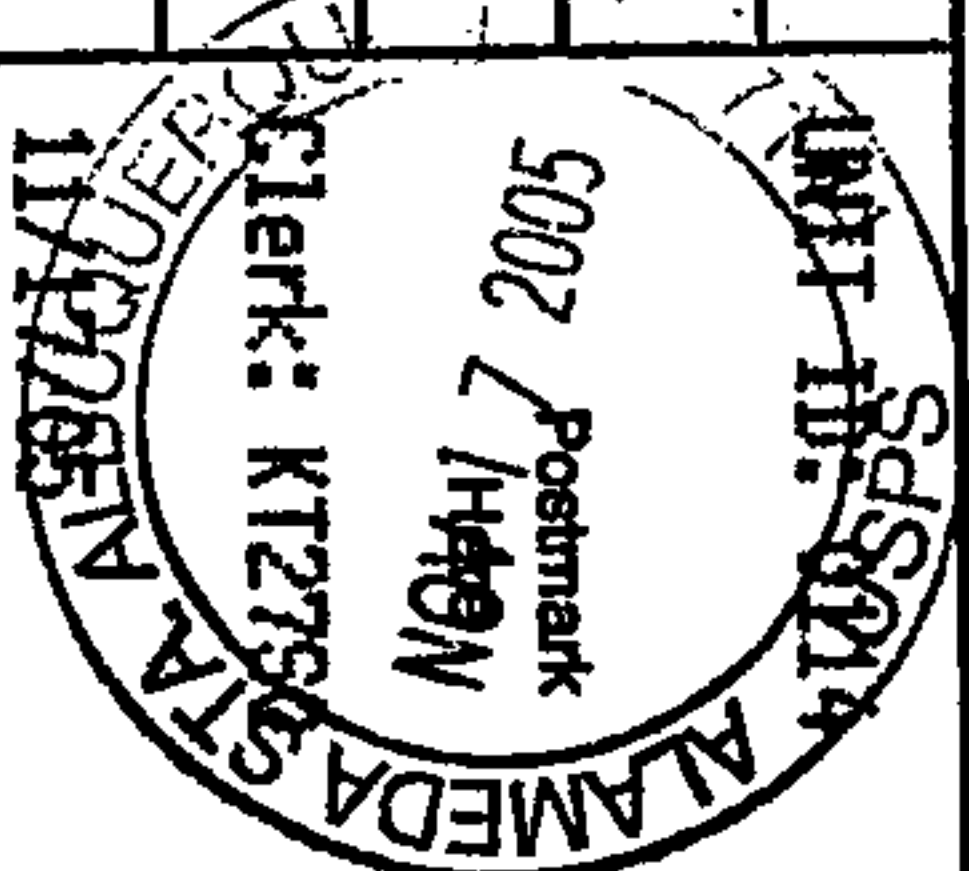
7003 2260 0005 8325 8034

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**OFFICIAL USE**

Postage	\$ 1.52	UNIT ID: 5002
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.57	



Sent To: Isabel Calera  
Street, Apt. No., or PO Box No. 1720 Buena Vista SE  
City, State, ZIP+4 Albuquerque NM 87106  
PS Form 3800, June 2002 See Reverse for Instructions

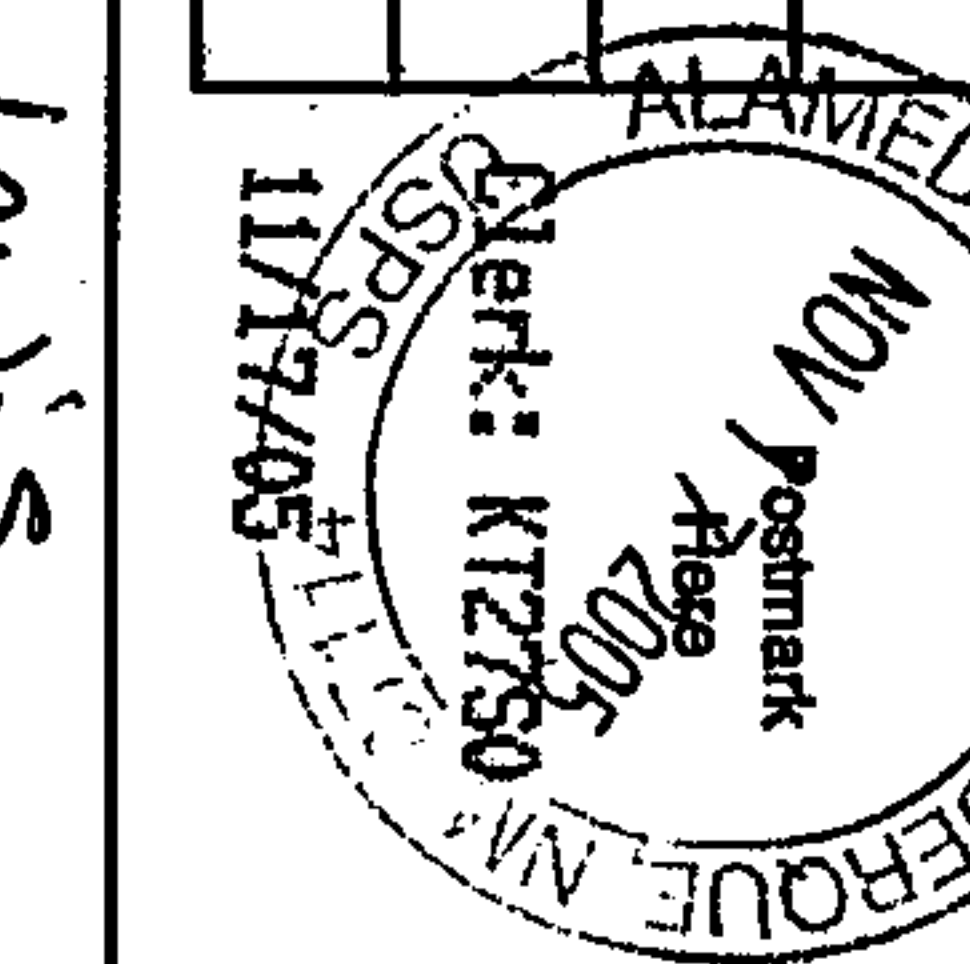
7003 2260 0005 8325 8058

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**OFFICIAL USE**

Postage	\$ 1.52	UNIT ID: 0114
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.75	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.57	



Sent To: Joyce Lynn N. Lewis  
Street, Apt. No., or PO Box No. 1308 Alamo Ave. SE  
City, State, ZIP+4 Albuquerque NM 87106  
PS Form 3800, June 2002 See Reverse for Instructions

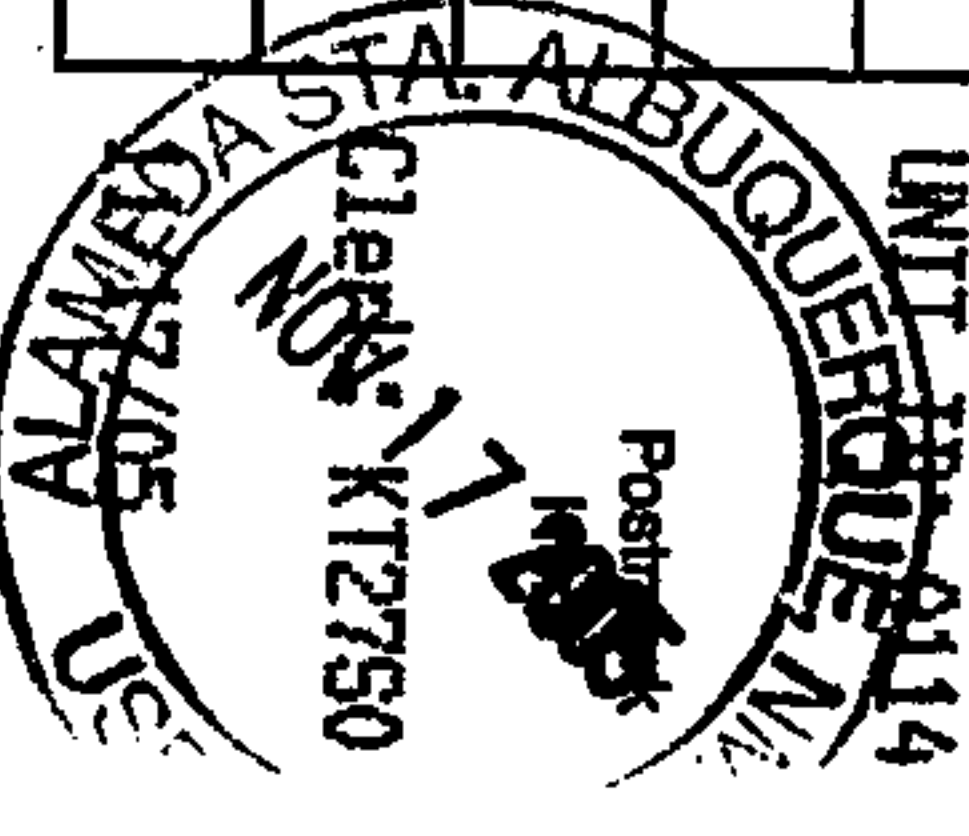
7003 2260 0005 8325 8027

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

**OFFICIAL USE**

Postage	\$ 1.52	UNIT ID: 0114
Certified Fee	2.30	
Return Receipt Fee (Endorsement Required)	1.30	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 5.12	



Sent To: Linda Gordon  
Street, Apt. No., or PO Box No. 8509 Spruce SE  
City, State, ZIP+4 Albuquerque NM 87106  
PS Form 3800, June 2002 See Reverse for Instructions

7003 2260 0005 8325 8047



# 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.

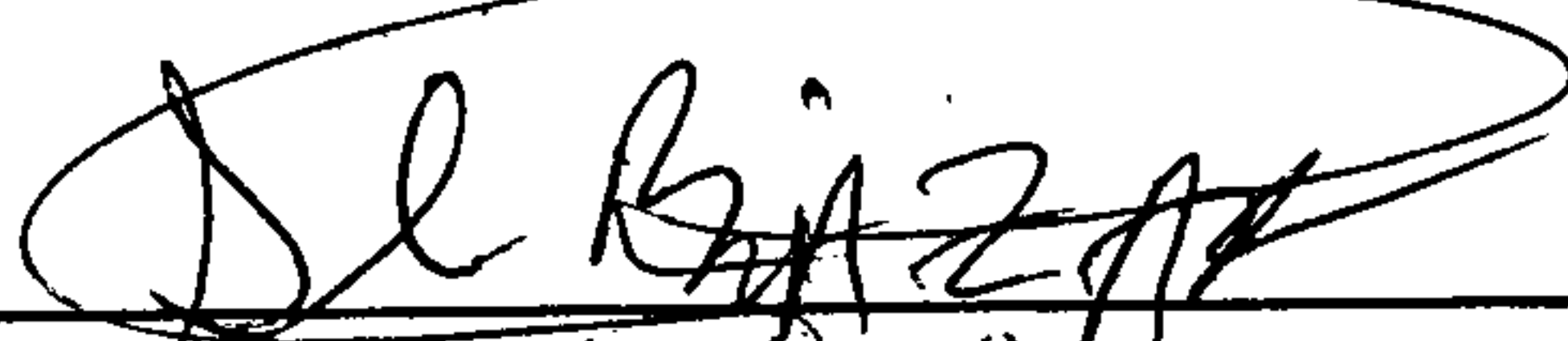
#### 4. TIME

Signs must be posted from 11/29/05 To 12/14/05

#### 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.

  
(Applicant or Agent)

11/17/05  
(Date)

I issued 12 signs for this application, 11/22/05 Ki Eis  
(Date) (Staff Member)

DRB PROJECT NUMBER: 1003132

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

**PAID RECEIPT**

APPLICANT NAME MWS LLC  
 AGENT ADVANCED ENGINEERING  
 ADDRESS 4416 Anaheim  
 PROJECT & APP # 1003132 / 01753, 01754  
 PROJECT NAME BROADWAY INDUSTRIAL PARK

\$ 20.00 441032/3424000 Conflict Management Fee  
 \$ 90.00 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  
 \$ 185.00 TOTAL AMOUNT DUE

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

Treasury Division

11/17/2005 3:39PM LOC: ANHX  
 RECEIPT# 00053433 WSP# 007 TRANS# 0041  
 Account 441018 Fund 0000  
 Activity 4971000 TRSKAL  
 Trans Amt \$185.00  
 J24 Misc  
 \$75.00  
 VI CHANGE \$185.00  
 \$0.00

Thank You  
 City Of Albuquerque  
 Treasury Division

City Of Albuquerque  
 Treasury Division

11/17/2005 3:39PM LOC: ANHX  
 RECEIPT# 00053432 WSP# 007 TRANS# 0044  
 Account 441006 Fund 0000  
 Counterreceipt.doc 6/21/04  
 Trans Amt \$185.00  
 J24 Misc

\$90.00  
 Thank You

11/17/2005 3:38PM LOC: ANHX  
 RECEIPT# 00053431 WSP# 007 TRANS# 0041  
 Account 441032 Fund 0000  
 Activity 3424000 TRSKAL  
 Trans Amt \$185.00  
 J24 Misc

\$20.00  
 Thank You



GRANT OF RIGHT OF WAY

KNOW ALL MEN BY THESE PRESENTS, That SCHWARTZMAN PACKING COMPANY, N.S.L., a New Mexico Corporation

of the County of ... and State of New Mexico, hereinafter called the "Grantor" in consideration of the sum of One Dollar (\$1.00) and other valuable consideration to the Grantor in hand paid by Public Service Company of New Mexico, a corporation organized and existing under the laws of the State of New Mexico, hereinafter called the "Grantee," the receipt of which consideration is hereby acknowledged by the Grantor, hereby grants unto the Grantee, its successors and assigns, the easement and right of way to construct, maintain, change, renew and operate its line or lines for the transmission of electrical energy, and as incident thereto, and, in connection therewith, to construct, maintain and operate a telephone line as may be found advisable, including the necessary steel and wood pole towers, poles, wires, guys, stubs and other fixtures, together with the right of ingress and egress and the right to trim or cut down any trees and remove any objects which may interfere with the construction and operation of such lines and structures, together with the right to construct and maintain a road along said right of way for the purpose of constructing and maintaining transmission lines, over, upon, and along a strip of land thirty-five (35) feet in width, owned by the Grantor, situate in the County of Bernalillo and State of New Mexico, said strip of land being seventeen and one-half (17.5) feet on each side of the following described center line, to-wit: An easement thirty-five (35) feet wide, being seventeen and one-half (17.5) feet on either side of the following described center line. Said center line being in Sec. 33, T.10N., R.3E., N.M.P.M., Bernalillo County, New Mexico and more particularly described as follows; beginning at Sta. 0+00, a point on the section line between Sections 4 and 33, said point being 17.5 feet East of the section corner common to Sections 4, 5, 32 and 33 and running thence N.0851'E., 4551.7 feet to Sta. 4+51.7 and running thence N.042'W., 602.6 feet to Sta. 5+51.7 on the section line common to Sections 28 and 33, said point being S.89°59'E., 275.4 feet distant from the section corner common to Sections 28, 29, 32 and 33. Containing 4.141 acres more or less, as shown on Public Service Company of New Mexico Drawing No. A-1442-E. Also the necessary anchor easements at Sta. 4+51.7 and Sta. 4+05.

TO HAVE AND TO HOLD said strip of land for so long as the Grantee, its successors and assigns, shall use the same for the purposes aforesaid, the easement and right of way hereby granted to cease and revert to the Grantor, his heirs and assigns if the Grantee, its successors and assigns, shall have ceased to use said strip of land for said purposes for a continuous period of two years.

The Grantor covenants and agrees for himself, his heirs and assigns, not to erect any building or structure within the limits of said strip of land, and the Grantee, its successors and assigns, shall have the right to remove, at Grantee's expense, objects interfering with the construction, maintenance, operation, control and use of said lines.

This grant is subject to the right of the Grantor, his heirs and assigns, to pass over said strip of land from one portion of his land to the other portion thereof, and to otherwise use, pasture and cultivate the surface of said strip of land consistent with the use of said strip of land by the Grantee, its successors and assigns, for the purposes aforesaid.

The Grantee, for itself, its successors and assigns, hereby agrees to pay for any damage which may arise from construction, maintaining, operating or removing said electric transmission line or lines so far as the same shall affect fences, irrigation or drainage ditches, or growing crops, and damage, if not mutually agreed upon, to be ascertained and determined by three disinterested persons, one thereof to be appointed by the Grantor, his heirs or assigns, one by the Grantee, its successors or assigns, and the third person by the two persons aforesaid, the award of such three persons to be final and conclusive.

The word "Grantor," wherever used herein, shall include either one or more persons, individual or corporate, and the masculine wherever used shall include the feminine.

WITNESS the hand and seal of the Grantor this 10 day of October 19 53

ATTEST: Charles A. Schwartzman, Sec.-Treas. STATE OF NEW MEXICO COUNTY OF

SCHWARTZMAN PACKING COMPANY, N.S.L. (SEAL) By Joseph C. Schwartzman, President (SEAL)

On this day of 19 before me personally appeared to me known to be the person described in and who executed the foregoing instrument and acknowledged that executed the same as free act and deed.

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

Notary Public

My commission expires.

ACKNOWLEDGEMENT (Corporation)

STATE OF NEW MEXICO COUNTY OF Bernalillo

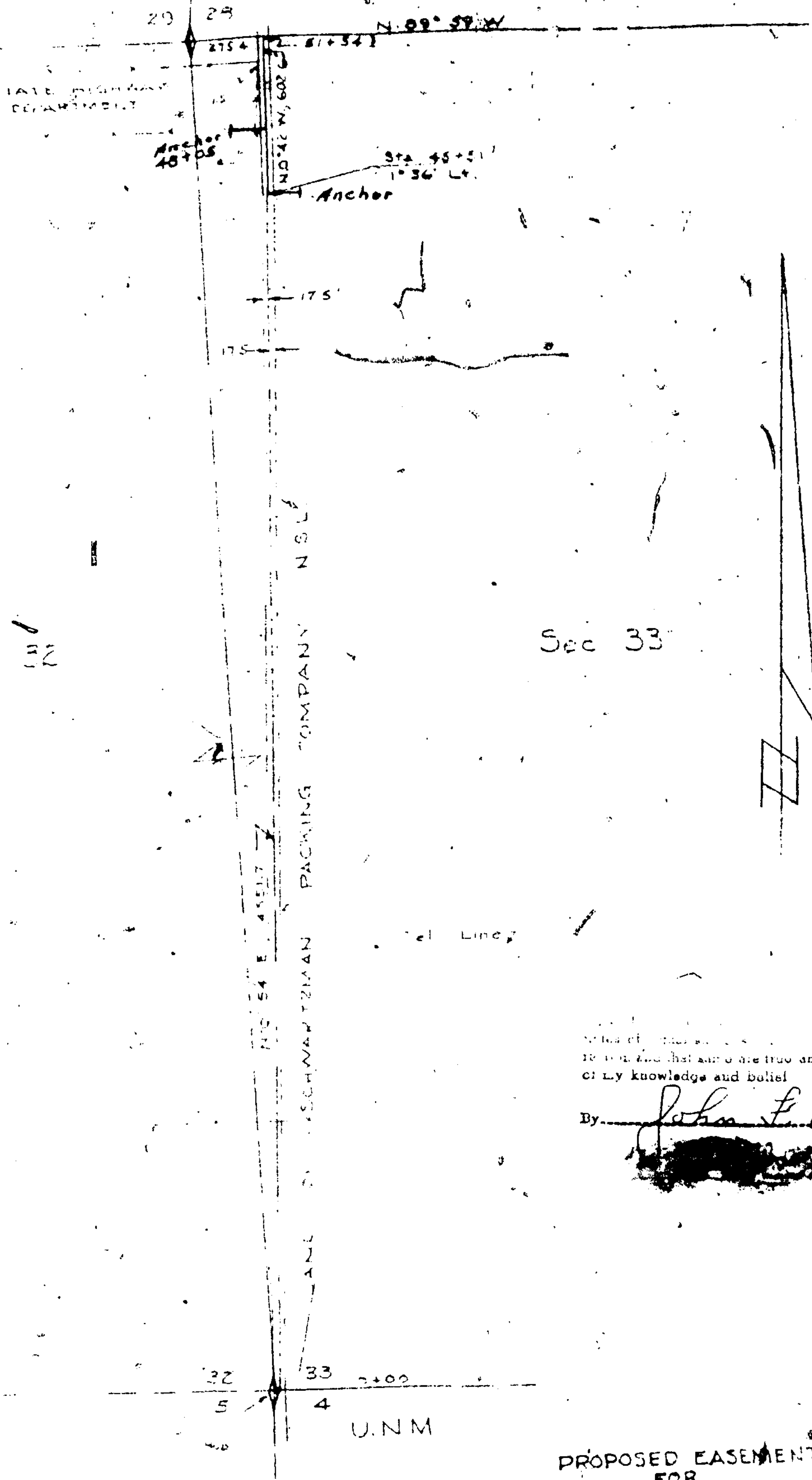
On this 12th day of October 1953 before me personally appeared Joseph C. Schwartzman to me personally known, who being by me duly sworn, did say that he is President of Schwartzman Packing Company, N.S.L.

a corporation, organized under the laws of the State of New Mexico and that the seal affixed to said instrument is the corporate seal of said corporation, and that said instrument was signed and sealed in behalf of said corporation by Joseph C. Schwartzman acknowledged said instrument to be the free act and deed of said corporation.

WITNESS MY HAND AND SEAL the day and year last above written.

My commission expires: July 13, 1957

Notary Public



Sec 32

Sec 33

I, the undersigned, being a duly qualified and licensed surveyor under the laws of the State of New Mexico, do hereby certify that the above are true and correct to the best of my knowledge and belief.

By John F. Offield

PROPOSED EASEMENT  
FOR  
46 KV TRANSMISSION LINE  
FROM

SCHWARTZMAN PACKING COMPANY N.S.L.  
Sec. 33, T.10N., R.3E., N.M.P.M., Bernalillo County NM  
PUBLIC SERVICE COMPANY OF NEW MEXICO  
ALBUQUERQUE, N.M.

SCALE 1" = 300'  
DRAWN BY R.M.J.  
CHECKED BY J.F.O.  
DATE 9-24-53  
TRACED BY  
APPROVED BY W.J.T.

U.N.M



STATE HIGHWAY  
DEPARTMENT

Sec 32

Sec 33

NO. 94 EASEMENT  
SCHWARTZMAN PACKING COMPANY N.B.U.

LAND OF

Tel. Line 7

This is to certify that the following is a true and correct copy of the field notes of actual surveys made by me or under my direction and that same are true and correct to the best of my knowledge and belief.

By John F. O'Neill

32 33 0+00

U.N.M.

PROPOSED EASEMENT  
FOR

46 KV TRANSMISSION LINE

SCHWARTZMAN PACKING COMPANY N.B.U.  
SECTION 21E, T13N, R13E, NM 112, Bernillo County, NM.

PUBLIC SERVICE COMPANY OF NEW MEXICO

ALBUQUERQUE, N.M.

SCALE 1" = 200'

DATE 3-22-53

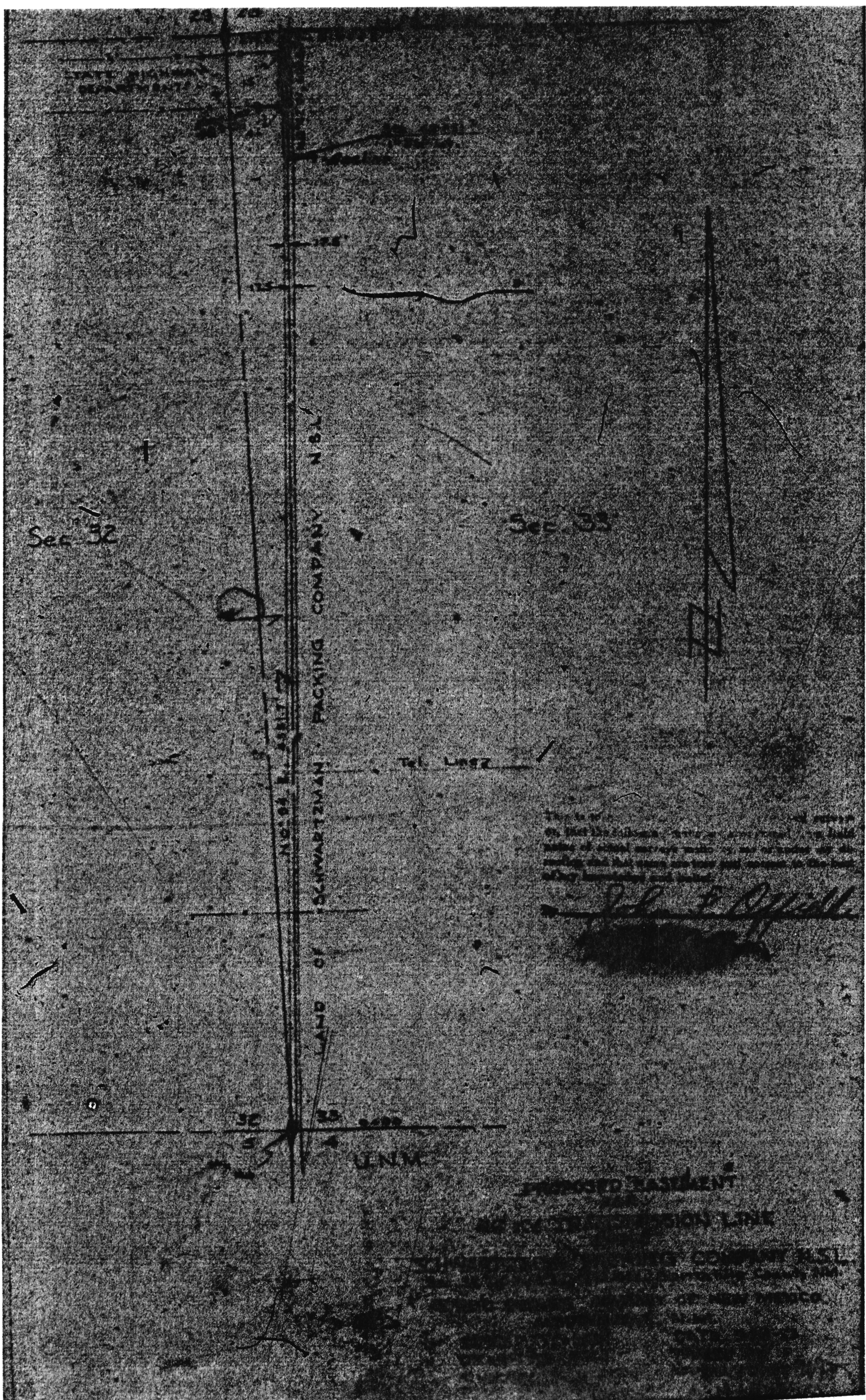
DRAWN BY S.L.T.

TRACED BY S.L.T.

CHECKED BY J.S.O.

APPROVED BY J.F.O.





Sec. 32

Sec. 33

NO. 99 E. 38117  
LAND OF SCHWARTZMAN PACKING COMPANY N.S.L.

Tel. Line

M.N.T.

*[Faint, illegible text]*

*[Handwritten signature]*

PRINTED EASTENT

SECTION LINE

COMPANY N.S.L.  
*[Faint text]*



3131

State of New Mexico  
County of Bernalillo

This instrument was filed for record on

9.51 OCT 15 1953 29-

M. of book m. Recorded in Vol. 25 p  
of Reports of said County Falls

*W. J. [Signature]*  
Clerk & Recorder

Deputy Clerk

10-15-53

*not State Street  
379 South Blvd*

Correct: *Lawrence D. DeLeon*

Approved: \_\_\_\_\_  
N.M.-E.P. Plant Engineer

Approved: \_\_\_\_\_  
N.M.-E.P. Plant Engineer

RECEIVED OF THE MOUNTAIN STATES TELEPHONE AND TELEGRAPH COMPANY  
AND THE PUBLIC SERVICE COMPANY OF NEW MEXICO, Certain Valuable Considerations Dollars,

and other considerations, in consideration of which we hereby grant unto said Companies, their successors and assigns, the right, privilege and authority to construct, operate and maintain their lines of Telephone, Telegraph and Electric Power, including the necessary underground conduit, poles, cables, wires, and fixtures upon, beneath, over and across the property which we own, or in which we have any interest, in the land described as follows: Beginning at a point common to Sections 28, 29, 32, and 33, Township 10 North, Range 3 East, N.M.P.M.; Thence, South 89° 59' East 1464 feet; Thence, North 2° 14' East 5 feet; Thence, North 89° 59' West 1459 feet; Thence, North 2° 14' East to a point on the South boundary of the Town of Albuquerque Grant; Thence, West along said South boundary of the Town of Albuquerque Grant 5 feet to the point where said South boundary of the Town of Albuquerque Grant intersects the section line between Sections 28 and 29, Township 10 North, Range 3 East, N.M.P.M.; Thence, North 2° 14' East along the Easterly boundary of said Section 29 a distance of 27.78 feet; Thence, North 89° 59' West 1348.87 feet; Thence, South 2° 14' West 5 feet; Thence, South 89° 59' West 1343.87 feet; Thence, South 2° 14' West 45.50 feet; Thence, North 89° 59' West 25 feet; Thence, South 2° 14' West 5 feet; Thence, South 89° 59' East 30 feet to the point and place of beginning. All of the above described property being in Sections 28 and 29 in Township 10 North in Range 3 East in the County of Bernalillo and State of New Mexico, and upon and along the roads, streets or highways adjoining the said property, with the right to permit the attachment of the wires and fixtures of any other company, and the right to trim or remove any trees along said lines so as to keep the wires cleared at least four feet, to erect and set the necessary guy and brace poles and anchors and to attach thereto the necessary guy wires.

Witnessed by our hands and seals this 25<sup>th</sup> day of Sept. A.D. 1953 At \_\_\_\_\_ P.O. Address \_\_\_\_\_

Witnesses: *John + Lawrence D. DeLeon*  
*Lawrence D. DeLeon*

*Ruth Reynolds Sumner* (SEAL)  
*John Reynolds Melni* (SEAL)  
*John Reynolds Reynolds* (SEAL)  
(Land Owner)

ALBUQUERQUE NATIONAL BANK, Successor Trustee Under the Last Will and Testament of John Madison Reynolds, Deceased

By *John G. Gannon*  
Trust Officer

State of New Mexico  
County of Bernalillo  
This instrument was filed for recording  
10:42 OCT 5 - 1953  
At \_\_\_\_\_  
At \_\_\_\_\_  
*John G. Gannon*  
*John G. Gannon*



STATE OF New Mexico

County OF Bernalillo

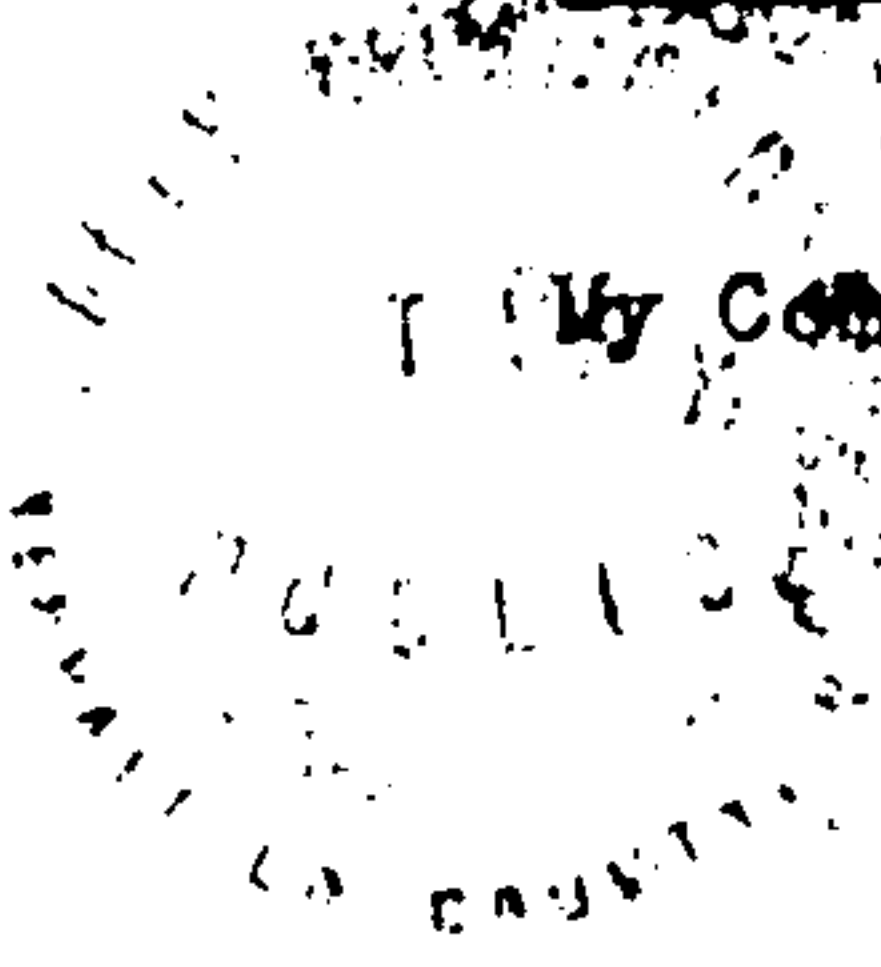
Before me, \_\_\_\_\_, a Notary Public in and  
for the County of Bernalillo; State of New Mexico  
on this day personally appeared Ruth Reynolds Sims,  
Sara Reynolds Milne, Kate Reynolds Rogers and John Y. Danneway

known to me to be the persons whose name \_\_\_\_\_ subscribed to the  
foregoing instrument, and acknowledged to me that they executed  
the same for the purpose and consideration therein expressed and as their  
free act and deed.

Given under my hand and seal of office, this \_\_\_\_\_ day of  
September, A.D. 1953

Nancy S. [Signature] Notary Public

My Commission Expires \_\_\_\_\_ My Commission Expires \_\_\_\_\_



State of New Mexico  
County of Bernalillo

This instrument was filed for record on

the 5 day of OCT 1953  
Recorded in Vol. 256  
at \_\_\_\_\_ of said County Folio 639

[Signature] Clerk & Recorder  
[Signature] County Clerk  
10-5-53

RETAIN PERMANENTLY

Form 3390-N

No officer or employee of this company is authorized to procure a receipt to a voucher, except upon payment of its amount, and the COMPANY hereby gives notice, that if this voucher is signed without payment being made, it is done at the SIGNER'S OWN RISK.

Albuquerque

Correct:

*[Signature]*

Approved:

New Mexico Plant Engineer

Approved:

New Mexico Plant Manager

RECEIVED OF THE MOUNTAIN STATES TELEPHONE AND TELEGRAPH CO.

AND The Public Service Company of New Mexico

Certain Valuable Considerations Dollars, and other considerations, in consideration of which we hereby grant unto said Companies, their successors and assigns, the right, privilege and authority to construct, operate and maintain their lines of Telephone, Telegraph and Electric Power, including the necessary underground conduit, poles, cables, wires and fixtures upon, over and across the property which we own, or in which we have any interest, in the property described as follows: Beginning at a point common to Sections 28, 29, 32 and 33; thence, South five (5) feet; thence, South 89° 59' East 1464 feet; thence, North five (5) feet; thence, North 89° 59' West 1464 feet to the point of beginning. All of the aforementioned property is in Section 33 in the Township 10 North in the Range 3 East in the

County of Bernalillo and State of New Mexico, and upon and along the roads, streets or highways adjoining the said property, with the right to permit the attachment of the wires and fixtures of any other company, and the right to trim or remove any trees along said lines so as to keep the wires cleared at least four feet, to erect and set the necessary guy and brace poles and anchors and to attach thereto the necessary guy wires

Said sum being received in full payment therefor.

Witness my hand and seal this 12<sup>th</sup> day of October A. D. 1953 at

ATTEST: Charles A. Schwartzman Secy. Joseph [Signature] (SEAL)

(SEAL)

(SEAL) (Land Owner)

County File No. ....  
M.S.T.&T.Co. File No. ....  
**RIGHT OF WAY**  
**FROM**  
Schwartzman Packing Company

TO  
The Mountain States  
Telephone and Telegraph Co.  
and The Public Service Co. of New Mexi

Lots or Tract.....  
Block or Section 33  
Subdivision  
of Township 10 North  
Grant or Range 3 East

State of New Mexico } ss  
County of Bernalillo }  
This instrument was filed for record on

2:37 NOV 28 1953  
At 10 o'clock ... Recorded in Vol. 20-261  
of records of said County Folio 69  
M. H. ... Clerk & Recorder  
Deputy Clerk  
11-20-53

Exchange or Toll.....  
Job and Account.....  
Number of Poles.....  
Line and Pole No.....  
Retirement Unit.....  
Ownership and %.....  
Amount Paid.....

STATE OF NEW MEXICO  
County of Bernalillo

Before me *Ernest Dolyn Blumberg*, a Notary Public in and for the County of Bernalillo  
State of New Mexico on this day personally appeared Joseph C. Schwartzman President  
and Charles A. Schwartzman Secretary of Schwartzman Packing Company (NSL)  
known to me the persons who executed the foregoing instrument and to me known to be such President and  
Secretary of said corporation, and acknowledged that they executed the foregoing instrument as such officers  
of said corporation, by its authority.

Given under my hand and seal of office, this 12th day of October A.D. 1953.

My Commission Expires August 22, 1956  
*Ernest Dolyn Blumberg* Notary Public







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

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

### PAID RECEIPT

APPLICANT NAME

TEO WATERMAN

AGENT

SURVEYS Southwest, LTD.

ADDRESS

333 LOMAS BLVD. NE

PROJECT NO.

1003132

APPLICATION NO.

03023-02073

\$ 285<sup>00</sup> 441006 / 4983000 (DRB Cases)

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

\$ \_\_\_\_\_ 441018 / 4971000 (Notification)

\$ 285<sup>00</sup> Total amount due

\*\*\*DUPLICATE\*\*\*  
City Of Albuquerque  
Treasury Division

12/09/2003 11:09AM LOC: ANN  
X  
RECEIPT# 00016172 WSH.006 TRANSH 0003  
Account 441006 Fund 0110  
Activity 4983000 TRSTAN  
Trans Amt 10/28/02 \$285.00  
J24. Misc \$285.00  
CK \$285.00  
CHANGE \$0.00

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

<p style="text-align: center;">Supplemental form</p> <p><b>SUBDIVISION</b> <span style="float: right;"><b>S</b></span></p> <p><input checked="" type="checkbox"/> Major Subdivision action</p> <p><input checked="" type="checkbox"/> Minor Subdivision action</p> <p><input type="checkbox"/> Vacation <span style="float: right;"><b>V</b></span></p> <p><input type="checkbox"/> Variance (Non-Zoning)</p> <p><b>SITE DEVELOPMENT PLAN</b> <span style="float: right;"><b>P</b></span></p> <p><input type="checkbox"/> ...for Subdivision Purposes</p> <p><input type="checkbox"/> ...for Building Permit</p> <p><input type="checkbox"/> IP Master Development Plan</p> <p><input type="checkbox"/> Cert. of Appropriateness (LUCC) <span style="float: right;"><b>L</b></span></p>	<p style="text-align: center;">Supplemental form</p> <p><b>ZONING &amp; PLANNING</b> <span style="float: right;"><b>Z</b></span></p> <p><input type="checkbox"/> Annexation</p> <p><input type="checkbox"/> County Submittal</p> <p><input type="checkbox"/> EPC Submittal</p> <p><input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning)</p> <p><input type="checkbox"/> Sector Plan (Phase I, II, III)</p> <p><input type="checkbox"/> Amendment to Sector, Area, Facility or Comprehensive Plan</p> <p><input type="checkbox"/> Text Amendment (Zoning Code/Sub Regs)</p> <p><b>APPEAL / PROTEST of...</b> <span style="float: right;"><b>A</b></span></p> <p><input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals</p>
---	--

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

**APPLICANT INFORMATION:**

NAME: TED WATERMAN PHONE: 248-1688

ADDRESS: P.O. BOX 27560 FAX: \_\_\_\_\_

CITY: ALBU STATE NM ZIP 87125 E-MAIL: \_\_\_\_\_

Proprietary interest in site: OWNER

AGENT (if any): SURVELS SOUTHWEST, LTD PHONE: 998-0303

ADDRESS: 333 LOMAS BLVD NE FAX: 998-0306

CITY: ALBU STATE NM ZIP 87102 E-MAIL: \_\_\_\_\_

DESCRIPTION OF REQUEST: DIVIDE ONE EXISTING LOT INTO TWO NEW LOTS & TO PROVIDE ACCESS TO SAID LOTS.

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. LOT 9 Block: N/A Unit: 3

Subdiv. / Adn. BROADWAY INDUSTRIAL CENTER SUBD.

Current Zoning: SU-2 HM Proposed zoning: NA

Zone Atlas page(s): L-15-Z No. of existing lots: 1 No. of proposed lots: 2

Total area of site (acres): 3.1720 Density if applicable: dwellings per gross acre: \_\_\_\_\_ dwellings per net acre: \_\_\_\_\_

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

UPC No. 1-014-055-012-486-10748 MAGCD Map No. N/A

LOCATION OF PROPERTY BY STREETS: On or Near: KARSTEN CT. SE

Between: INTERSTATE 25 SE and BROADWAY BLVD SE

**CASE HISTORY:**

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

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

SIGNATURE Dan Graney DATE 12-9-03

(Print) Dan Graney  Applicant  Agent

**FOR OFFICIAL USE ONLY**

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

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>03DRB - 02073</u>	<u>P&amp;F</u>	<u>930</u>	\$ <u>28500</u>
<input checked="" type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	\$ _____
	Hearing date <u>Dec, 17<sup>th</sup> '03</u>			Total \$ <u>28500</u>

Robert 12/9/03  
Planner signature / date

Project # 1003132



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

**SKETCH PLAT REVIEW AND COMMENT** **YOUR ATTENDANCE IS REQUIRED.**

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

**MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT** **Your attendance is required.**

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

**MAJOR SUBDIVISION FINAL PLAT APPROVAL** **Your attendance is required.**

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

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

- Vacant*
- 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**
- N/A* **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.

Dan Graney Applicant name (print)  
Dan Graney 12-9-03  
Applicant signature / date



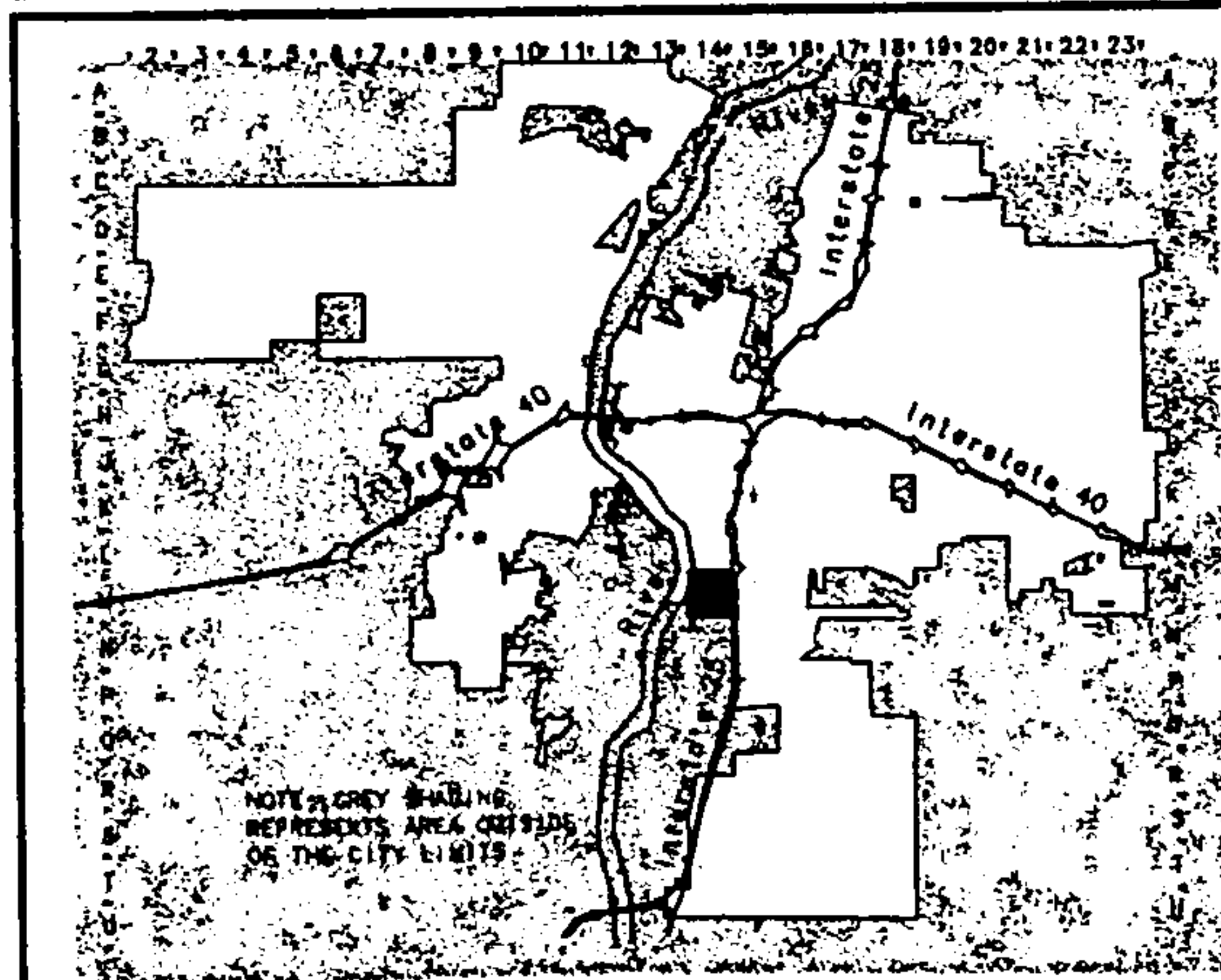
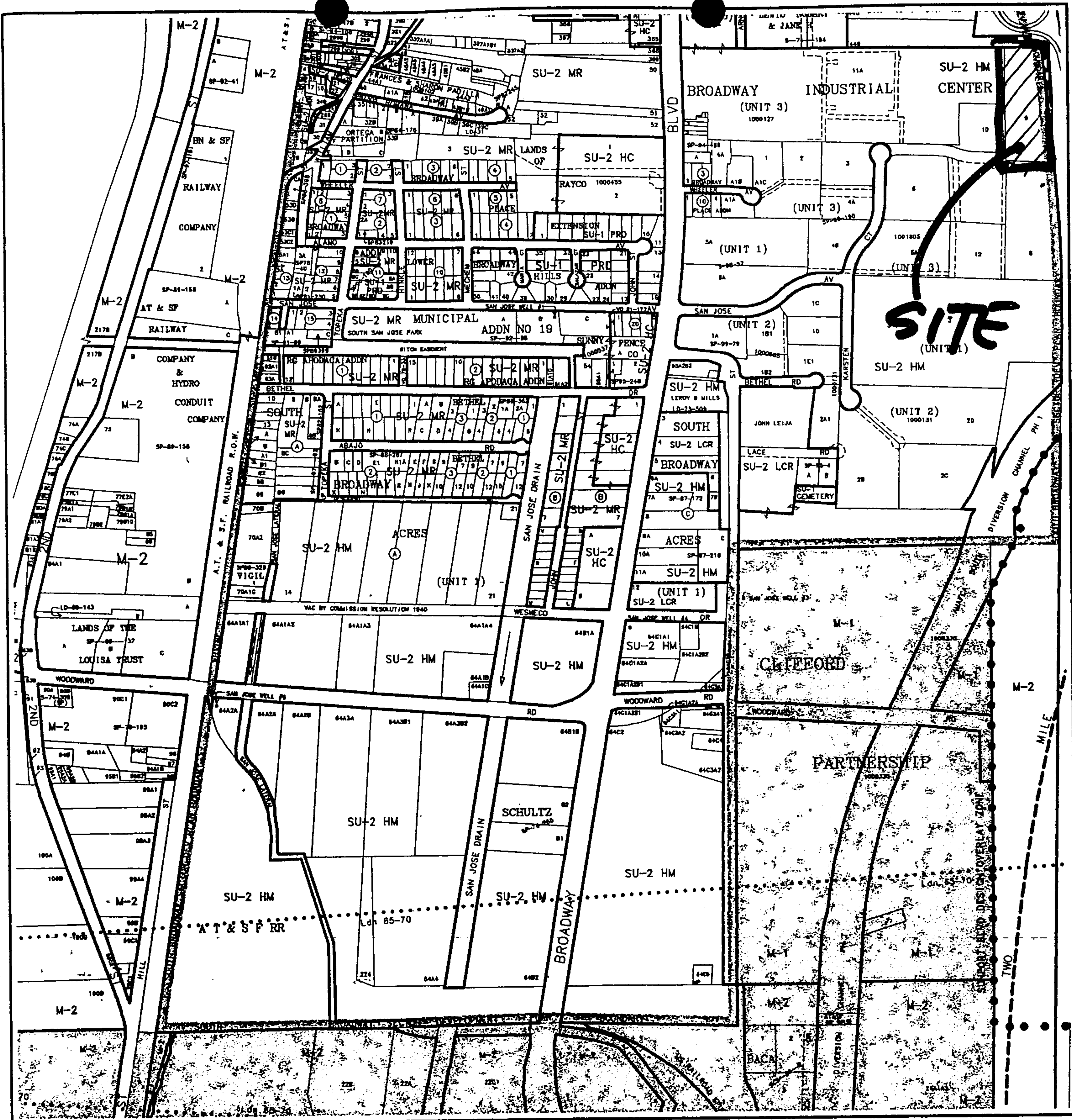
Form revised 3/03, 8/03 and 11/03

- Checklists complete
  - Fees collected
  - Case #s assigned
  - Related #s listed
- Application case numbers  
05DRB-02073

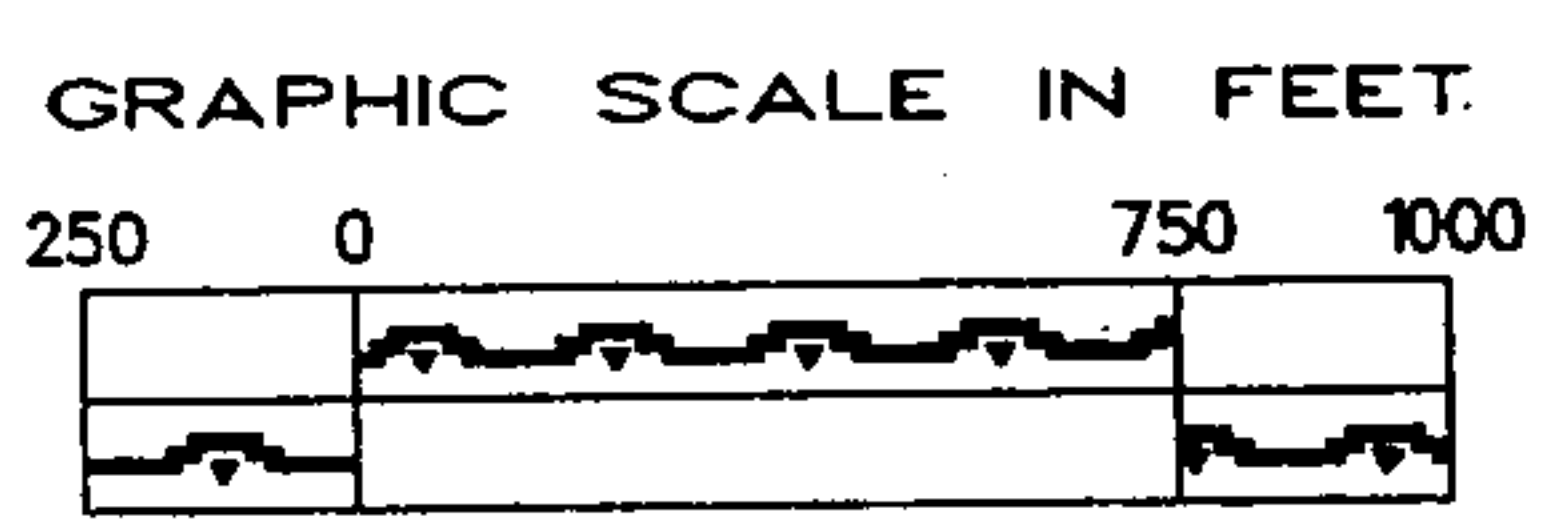
Barbara 12/9/03  
Planner signature / date

**Project #** 1003132



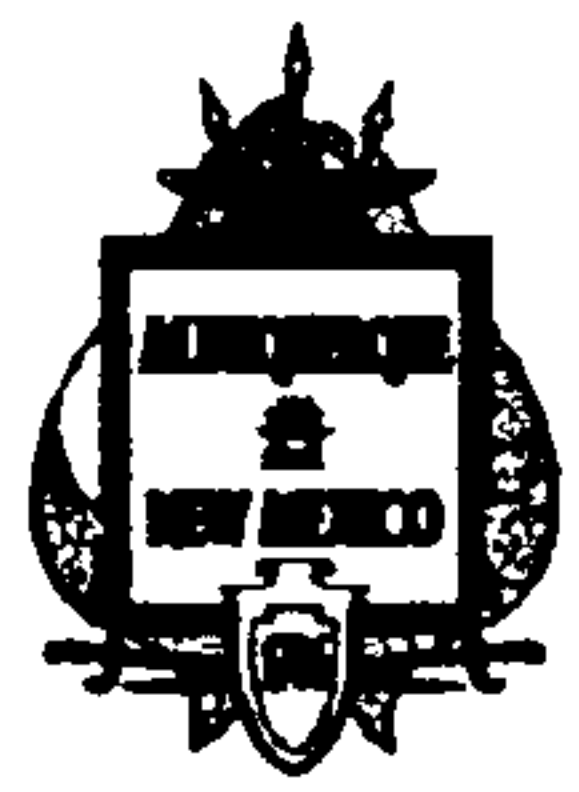
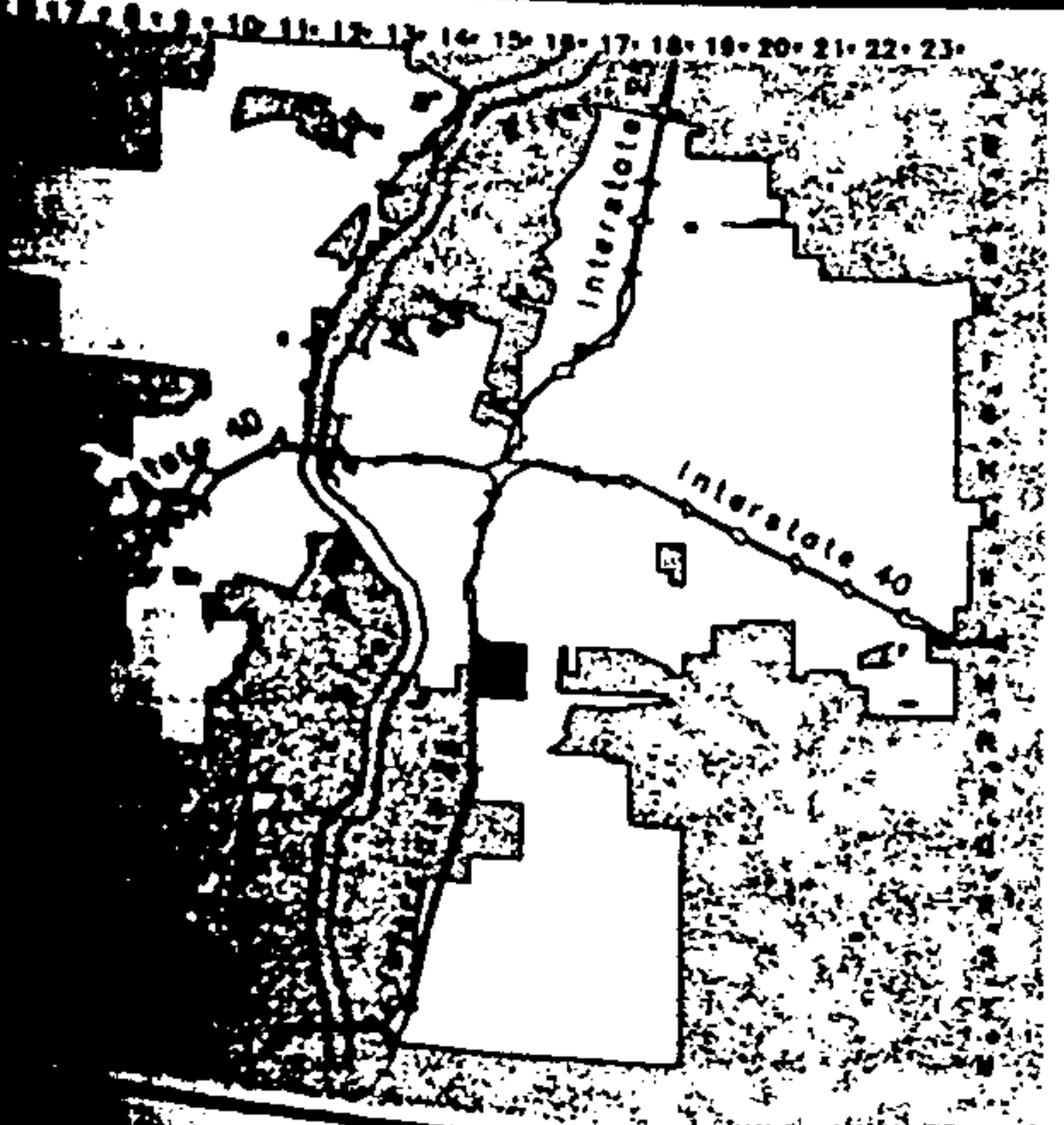
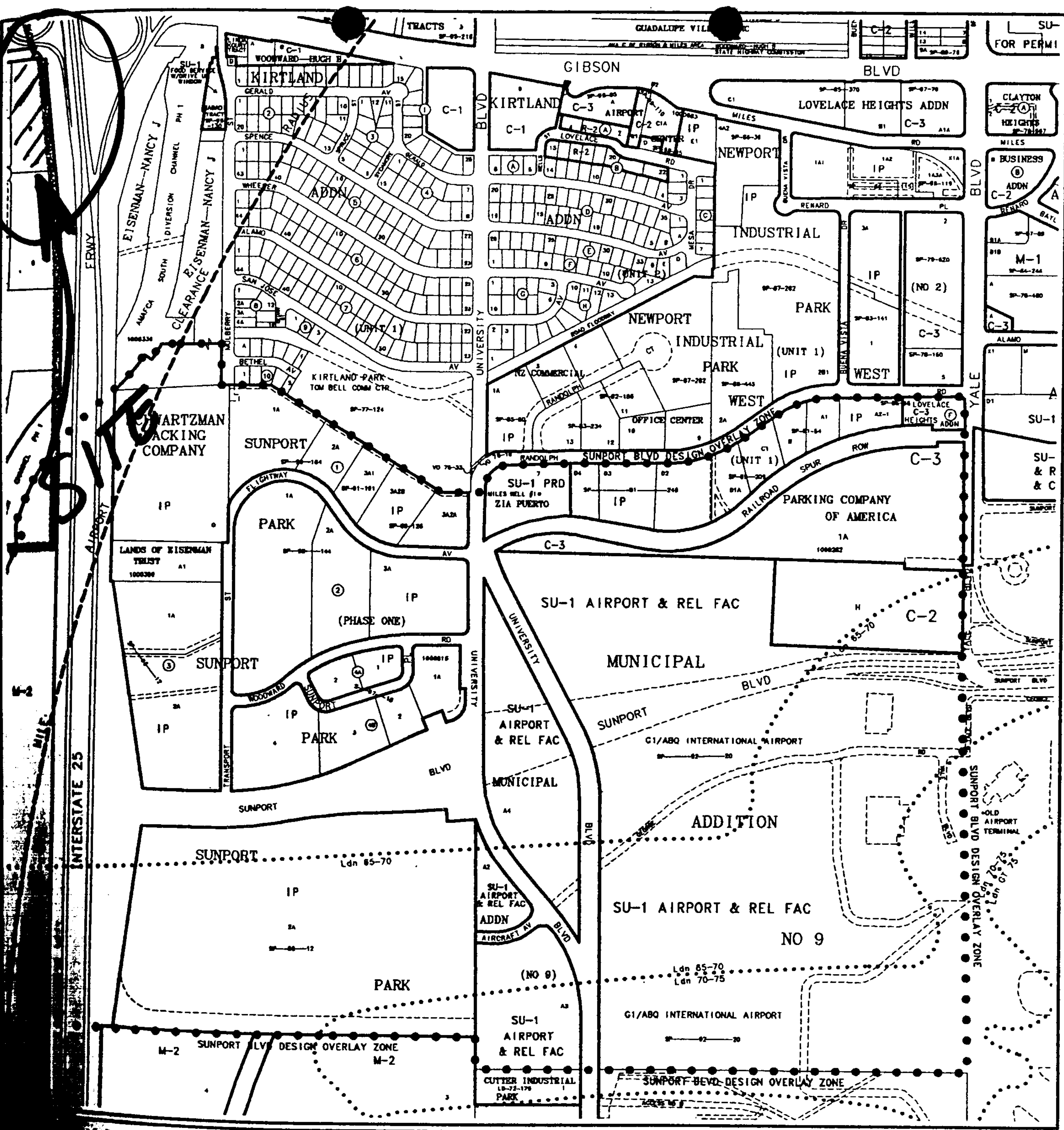


CITY OF  
Albuquerque  
Albuquerque Geographic Information System  
PLANNING DEPARTMENT  
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**Zone Atlas Page**  
**M-14-Z**  
Map Amended through January 22, 2003





CITY OF  
Albuquerque

Albuquerque Geographic Information System  
PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET



Zone Atlas Page

**M-15-Z**

Map Amended through July 18, 2001



# *Surveys Southwest, LTD*

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

December 8, 2003

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


REF: LOTS 9-A & 9-B, UNIT 3, BROADWAY INDUSTRIAL CENTER SUBDIVISION

Dear Board Members:

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

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

Sincerely,

  
Dan Graney  
President

# 29



Completed  
12/24/03

### DRB CASE ACTION LOG

REVISED 3/20/2003

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

DRB Application No.: **03DRB-02073 (P&F)**

Project # **1003132**

Project Name: **BROADWAY INDUSTRIAL CENTER SUBDIVISION**

EPC Application No.:

Agent: **Surveys Southwest LTD**

Phone No.: **998-0303**

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 12/17/03 by the DRB with delegation of signature(s) to the following departments.

#### OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

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

UTILITIES: Need copy of "as built" showing water & sewer service to Lot 9  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

CITY ENGINEER / AMAFCA: add drainage to access esmt BUD 12/21/03  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

PARKS / CIP: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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

Project Number

**1003132**



# 29



# DRB CASE ACTION LOG

REVISED 3/20/2003

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

DRB Application No.: **03DRB-02073 (P&F)**

Project # **1003132**

Project Name: **BROADWAY INDUSTRIAL CENTER SUBDIVISION**

EPC Application No.:

Agent: **Surveys Southwest LTD**

Phone No.: **998-0303**

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 12/17/03 by the DRB with delegation of signature(s) to the following departments.  
**OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED**

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

UTILITIES: need copy of "as built" showing water & sewer service to Lot 9  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

CITY ENGINEER / AMAFCA: add drainage to access esmt  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

PARKS / CIP: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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

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

Project Number

**1003132**



**City of Albuquerque**  
CITY OF ALBUQUERQUE, NEW MEXICO 87103  
PUBLIC WORKS DEPARTMENT  
DEVELOPMENT SERVICE  
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1003132

AGENDA ITEM NO: 29

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:

Minor comments on plat.

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: December 17, 2003





# City of Albuquerque

P.O. BOX 1293 ALBUQUERQUE, NEW MEXICO 87103

## DEVELOPMENT REVIEW BOARD TRANSPORTATION DEVELOPMENT Standard Comment Sheet

DRB- 1003132

Item No. 29

Zone Atlas L-15

DATE ON AGENDA 12-17-03

INFRASTRUCTURE REQUIRED ( ) YES ( ) NO

CROSS REFERENCE: \_\_\_\_\_  
\_\_\_\_\_

### TYPE OF APPROVAL REQUESTED:

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

No.	Comment
①	SITOW ACCESS CONTROL FOR I-25
②	Limit is <del>for</del> PROPOSED USE?
③	EMENT IS TO BE GRAVELLED (15' MIN.)

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

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
Development Review Board  
December 17, 2003  
Comments**

**Item # 29**

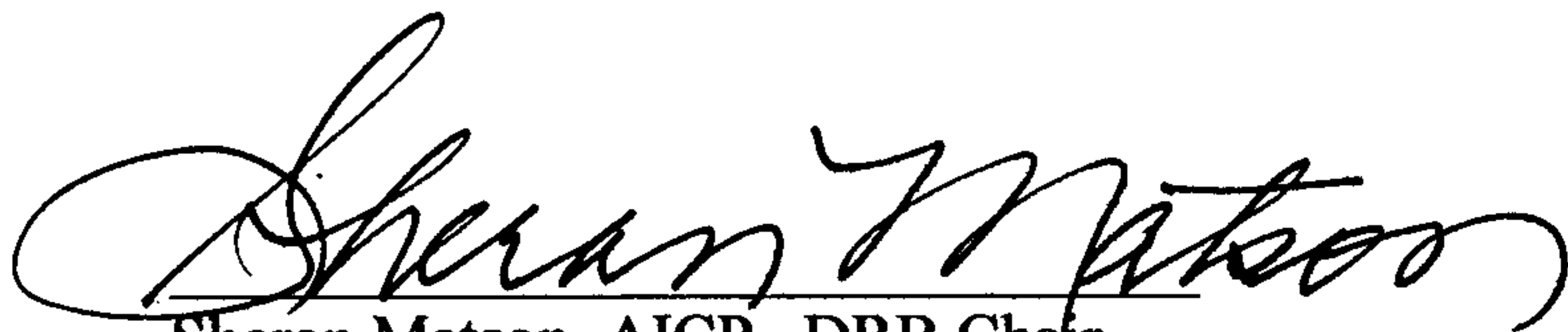
**Project # 1003132**

**Application # 03DRB-02073**

**RE: Lot 9, Unit 3, Broadway Industrial Center/minor plat**

No objection to the requested platting action. AGIS dxf is approved. Applicant may file the plat. Please be sure Planning gets a recorded copy.

Be sure to follow the South Broadway Sector Plan in developing the property.



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



*Completed*

12/24/03

APPLICATION NO. <i>03DRB-02073</i>	PROJECT NO. <i>1003132</i>
PROJECT NAME <i>Broadway Ind. Center</i>	
EPC APPLICATION NO.	
APPLICANT / AGENT <i>Sweep SW</i>	PHONE NO. <i>998-0303</i>
ZONE ATLAS PAGE	
(SDP for SUB), (SDP for BP), <u>(FINAL PLATS)</u> , (MASTER DEV PLAN), (IR), (AA)	
<b>ONE STOP COMMENT FORM LOG</b>	

<b>TRANSPORTATION DEV (505) 924-3990</b>		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED	DATE	DATE
COMMENTS:		

<b>UTILITY DEV (505) 924-3989</b>		
PLANS DISAPPROVED <i>NA</i>	DATE <i>12/19/03</i>	DATE
PLANS APPROVED <i>NANCY 12/21/03</i>	DATE	DATE
COMMENTS:		
<i>Need to add private water/sewer easement.</i>		<i>See part of notes on sheet 2</i>
<i>Need to add shared service note.</i>		

<b>HYDROLOGY DEV (505) 924-3986</b>		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>BUS</i>	DATE <i>12/21/03</i>	DATE
COMMENTS:		

<b>PARKS AND REC (505) 768-5328</b>		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED	DATE	DATE
COMMENTS:		

<b>PLANNING (505) 924-3858</b>		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED	DATE	DATE
COMMENTS:		

(Return form with plat / site plan)



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

December 17, 2003

9:00 a.m.

**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

**NOTE: THE DEVELOPMENT REVIEW BOARD WILL TAKE A LUNCH BREAK AFTER ITEM 20. (THE TIME MAY CHANGE DEPENDING UPON DEFERRALS).**

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

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

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



**CASES WHICH REQUIRE PUBLIC NOTIFICATION**

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

1. **Project # 1002885**  
03DRB-01980 Major-Vacation of Pub  
Right-of-Way  
03DRB-01983 Major-Preliminary Plat  
Approval  
03DRB-01981 Minor-Vacation of Private  
Easements  
03DRB-01985 Minor-Temp Defer SDWK  
03DRB-01984 Minor-Sidewalk Waiver

JEFF MORTENSEN & ASSOCIATES, agent(s) for DESERT RIDGE DEVELOPMENT LLC & GENEVA LLC request(s) the above action(s) for all or a portion of Lot(s) 10 - 24 and Lot(s) 7 - 15 and easterly portion of Lot 16, Block(s) 18 & 20, Unit 3, Tract 3, Unit 1, North Albuquerque Acres, (to be known as **OCOTILLO SUBDIVISION**) zoned RD (4DU/A), located on HOLBROOK ST NE between ANAHEIM AVE NE and PASEO DEL NORTE NE containing approximately 25 acre(s). [REF: 03DRB-01354, 03DRB-01355, 03DRB-01356] (C-21) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12-17-03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 12-16-03. THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITION THAT THE HOMEOWNER'S ASSOCIATION DOCUMENT MUST BE FILED WITH THE FINAL PLAT. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

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

SURVEYS SOUTHWEST agent(s) for WEFCO PARTNERS request(s) the above action(s) for all or a portion of Tract(s) 4B, 4-A-1, 5-B-1 and 5-B-2, **V. E. BARRETT SUBDIVISION AND LANDS OF WEFCO**, zoned C-2 community commercial zone, located on CENTRAL AVE SW, between UNSER BLVD SW and 86TH ST SW containing approximately 15 acre(s). [REF: V-79-19, V-88-3, V-86-58] [Deferred from 10/15/03, 11/5/03 & 11/19/03 & 12/10/03] (K-10) **THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12-17-03 AND APPROVAL OF THE GRADING PLAN ENGINEERING PLAN STAMPED DATED 11-13-03 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

03DRB-01692 Minor-SiteDev Plan Subd

DENISH KLINE ASSOCIATES INC agent(s) for WEFCO PARTNERS INC request(s) the above action(s) for all or a portion of Tract(s) 4-B, 4-A-1, 5-B-1 AND 5-B-2, **BARRETT SUBDIVISION, LANDS OF WEFCO**, zoned C-2 community commercial zone, located on CENTRAL AVE SW, between UNSER BLVD SW and 86<sup>TH</sup> ST SW containing approximately 15 acre(s). [REF: V-88-3, 03DRB-01567, 03DRB-01568, 01569, 03DRB-01566, 01570] [Deferred from 10/15/03 ,11/5/03 & 11/19/03 & 12/10/03] (K-10) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD.**

3. **Project # 1001068**  
03DRB-01982 Major-Two Year SIA

MARK GOODWIN AND ASSOCIATES agent(s) for MESA VERDE DEVELOPMENT CORPORATION request(s) the above action(s) for all or a portion of Tract(s) 1 and 2, Block(s) 5, 6 and 1, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **DESERT RIDGE TRAILS**) zoned R-D, located on FLORENCE AVE NE, between LOUISIANA BLVD NE and WYOMING BLVD NE containing approximately 76 acre(s). [REF: 1001068] (B-19/C-19) **A 9-MONTH EXTENSION OF THE SIA WAS APPROVED.**



4. **Project # 1001071**  
03DRB-01957 Major-Vacation of Public Easements  
03DRB-01958 Minor-Prelim&Final Plat Approval

SOUTHWEST SURVEYING CO. agent(s) for STUSON, INC. request(s) the above action(s) for all or a portion of Tract(s) B, **EL DORADO NORTH SUBDIVISION**, zoned R-D residential and related uses zone, developing area, 9 DU/AC, located on EUCARIZ AVE SW, between WESLEY CT SW and 90<sup>TH</sup> ST SW containing approximately 1 acre(s). [REF:02DRB-00347, 02DRB-00348, 02DRB-01256] (L-9) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR DRAINAGE CERTIFICATION AND PLANNING FOR PARKS NOTE ON OPEN SPACE, DXF FILE AND 15 DAY APPEAL PERIOD.**

5. **Project # 1002645**  
03DRB-01965 Major-Vacation of Public Easements

TIERRA WEST LLC agent(s) for AMC DEVELOPMENT SERVICES request(s) the above action(s) for all or a portion of Tract(s) 1-B-1-A, **SEVILLE SUBDIVISION**, zoned R-LT, located on IRVING BLVD NW, between UNIVERSE BLVD NW and KAYENTA PL NW containing approximately 27 acre(s). [REF: 03DRB-00741, 1002645] (A-10) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

6. **Project # 1002800**  
03DRB-01990 Major-Preliminary Plat Approval  
03DRB-01991 Minor-Subd Design (DPM) Variance  
03DRB-01992 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for ALPHA EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 10-23, Block(s) 12, NORTH ALBUQUERQUE ACRES, TRACT 1, UNIT 3, (to be known as **QUIVERA ESTATES**), zoned R-D, located on MODESTO AVE NE between WYOMING BLVD NE and BARSTOW ST NE containing approximately 14 acre(s). [REF: 03DRB-01127] [deferred from 12-17-03] (B-19) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

7. **Project # 1002935**  
03DRB-01964 Major-Vacation of Public Easements

BOHANNAN HUSTON INC agent(s) for WESTLAND DEVELOPMENT CO., INC request(s) the above action(s) for all or a portion of Parcel 1, **SUNDORO SUBDIVISION**, zoned SU-2 R-LT, located on LADERA BLVD NW, between 98<sup>th</sup> ST NW and UNSER BLVD NW containing approximately 55 acre(s). [REF: 03DRB-00736, 03DRB-01447, 03DRB-01449, 03DRB-01550, 03DRB-01551, 01552, 01553] (J-8/J-9) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

8. **Project # 1003111**  
03DRB-01986 Major-Preliminary Plat Approval  
03DRB-01987 Minor-Vacation of Private Easements  
03DRB-01988 Minor-Temp Defer SDWK  
03DRB-01989 Minor-Sidewalk Waiver

ISAACSON AND ARFMAN, P.A. agent(s) for THE STROSNIDER COMPANY request(s) the above action(s) for all or a portion of Tract(s) B, **WINDMILL MANOR**, zoned SU-1 PRD, located on DELLYNE AVE NW, between MARIPOSA DR NW and VALLE VISTA DR NW containing approximately 4 acre(s). [REF: DRB-96-355, Z-95-79, Z-98-57] [deferred from 12-17-03] (E-11) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

03DRB-02079 Minor-SiteDev Plan  
BldPermit/EPC

CONSENSUS PLANNING agent(s) for THE STROSNIDER GROUP request(s) the above action(s) for all or a portion of Tract(s) A & B, **WINDMILL MANOR PLACE**, zoned SU-1 for PRD, located on DELLYNE AVE NW, between MARIPOSA DR NW and VALLE VISTA DR NW containing approximately 4 acre(s). [REF: Z-95-79, Z-98-57] **[RUSSELL BRITO EPC CASE PLANNER]** [deferred from 12-17-03] (E-11) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**



9. **Project # 1001753**  
03DRB-01884 Major-Preliminary Plat  
Approval  
03DRB-01885 Minor-Subd Design (DPM)  
Variance  
03DRB-01999 Minor-Sidewalk Waiver  
03DRB-01998 Minor-Subd Design (DPM)  
Variance

MARK GOODWIN & ASSOCIATES agent(s) for MESA VERDE DEVELOPMENT CORP. request(s) the above action(s) for all or a portion of Lot(s) 1-11, Tract(s) 1, Block(s) 11, Unit(s) 3, NORTH ALBUQUERQUE ACRES, (to be known as **DESERT RIDGE TRAILS EAST**) zoned RD (3 DU/AC), located on FLORENCE AVE NE, between WYOMING BLVD NE and BARSTOW ST NE containing approximately 11 acre(s). [*Deferred from 11/26/03, 12/3/03, 12/17/03*] (B-19) **APPLICATION #03DRB-01885 MINOR-SUBD DESIGN (DPM) VARIANCE WAS WITHDRAWN AT THE AGENT'S REQUEST. THE REMAINING REQUESTS WERE DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

10. **Project # 1000922**  
03DRB-01953 Major-Preliminary Plat  
Approval  
03DRB-01954 Minor-Temp Defer SDWK

WILSON & COMPANY agent(s) for LEGACY SUSTAINABLE DEVELOPMENT, request(s) the above action(s) for all or a portion of **VOLCANO CLIFFS SUBDIVISION, UNIT 20**, LOTS 1-30, BLOCK 1, LOTS 1-38, BLOCK 2, LOTS 1-62, BLOCK 3, LOTS 1-14, BLOCK 4 AND LOTS 1-22, BLOCK 5 **AND VOLCANO CLIFFS SUBDIVISION, UNIT 21**, ALL BLOCKS AND LOTS **AND VOLCANO CLIFFS SUBDIVISION, UNIT 23**, LOTS 1-10, BLOCK 1, LOTS 1-13, BLOCK 2, LOTS 1-21, BLOCK 3, LOTS 1-51, BLOCK 4, LOTS 1-27, BLOCK 5, LOTS 1-6, BLOCK 6, LOTS 1-28, BLOCK 7 AND LOTS 1-7, BLOCK 8 **AND VOLCANO CLIFFS SUBDIVISION, UNIT 27**, LOTS 16-18 AND 22, BLOCK 2, LOTS 1-8, BLOCK 4 AND LOTS 1-7, BLOCK 5, (to be known as **LA CUENTISTA SUBDIVISION**) zoned R-1, located on the east and west sides of Unser Blvd NW (Kimmick) between Urraca NW and Camino de Paz NW, containing approximately 50 acres. [REF: DRB-97-98, V-97-116, 02DRB-01783, 02DRB-01785,,03DRB-01725, 03DRB-01728] [deferred from 12-10-03, 12-17-03 ] (C-10/11 & D-10/11) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

11. **Project # 1002519**  
03DRB-01950 Major-SiteDev Plan Subd

MARK GOODWIN & ASSOCIATES, agent(s) for SAN PEDRO EQUITIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Block(s) 5, Tract(s) 2, NORTH ALBUQUERQUE ACRES, (to be known as **TOWNHOMES @ LA CUEVA**) zoned R-D residential and related uses zone, developing area, 7 DU/AC, located on WYOMING BLVD NE, between SIGNAL AVE NE and WILSHIRE AVE NE containing approximately 1 acre(s). [deferred from 12-10-03] (C-19) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF WAS DELEGATED TO CITY ENGINEER FOR SIA.**

03DRB-01883 Major-Vacation of Pub  
Right-of-Way  
03DRB-01882 Minor-Prelim&Final Plat  
Approval

MARK GOODWIN & ASSOCIATES agent(s) for SAN PEDRO EQUITIES LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Tract(s) 2, Block(s) 5, Unit(s) 3, NORTH ALBUQUERQUE ACRES, (to be known as **TOWNHOMES @ LA CUEVA**), zoned RD (7 DU/AC), located on WYOMING BLVD NE, between SIGNAL AVE NE and WILSHIRE AVE NE containing approximately 1 acre(s). [Deferred from 11/26/03 & 12/10/03] (C-19) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12-17-03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11-07-03 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

03DRB-02019 Minor-Subd Design (DPM)  
Variance  
03DRB-02020 Minor-Sidewalk Waiver

MARK GOODWIN & ASSOCIATES agent(s) for SAN PEDRO EQUITIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 16, Block(s) 5, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **TOWNHOMES @ LA CUEVA**), zoned R-D residential and related uses zone, developing area, 7 DU/AC, located on WYOMING BLVD NE, between SIGNAL AVE. NE and WILSHIRE AVE. NE containing approximately 1 acre(s). [REF: 03DRB-001950, 03DRB-01882] [deferred from 12/10/03] (C-19) **A SIDEWALK VARIANCE FROM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**



12. **Project # 1002668**  
03DRB-01888 Major-Preliminary Plat  
Approval  
03DRB-01889 Major-Vacation of Public  
Easements  
03DRB-01890 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for VISTA MAGNIFICA LLC request(s) the above action(s) for all or a portion of Block(s) 5, Tract(s) C and Tract(s) E & F, Block(s) 2, **VISTA MAGNIFICA**, and Lot(s) B, Block(s) 8, **PALISADES ADDITION**, zoned R-LT, located on ATRISCO DR NW, between I-40 NW and CLIFFSIDE DR NW containing approximately 7 acre(s). [REF: 03EPC-01089, 03DRB-00811] [Deferred from 11/26/03 & 12/10/03] (H-11) **DEFERRED AT THE AGENT'S REQUEST TO 01-07-04.**

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

BOHANNAN HUSTON, INC. & DENISH-KLINE ASSOCIATES, agent(s) for THE TRAILS, LLC request(s) the above action(s) for all or a portion of **Tract(s) D** (to be known as **TAOS @ THE TRAILS**, The Trails (a portion of Tract 4, Black Ranch) zoned R-D residential and related uses zone, developing area, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). REF: 03DRB-01429 (S:K)] [Deferred from 10/8/03, 11/5/03 & 11/26/03 & 12/10/03] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

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

BOHANNAN HUSTON INC. & DENISH - KLINE ASSOCIATES, agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of **Tract(s) C** (to be known as **SANTA FE @ THE TRAILS**) **The Trails (portion of Tract 4, Black Ranch)** zoned R-D, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and UNIVERSE BLVD NW containing approximately 17 acre(s). [Deferred from 10/8/03, 11/5/03 & 11/19/03, 11/26/03 & 12/10/03] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 12-31-03.**

15. **Project # 1002792**  
03DRB-01780 Major-Vacation of Public  
Easements

TIERRA WEST LLC agent(s) for TRUST OF ALBERT & MARY BLACK request(s) the above action(s) for all or a portion of Tract(s) 14A & 14B, BLACK RANCH, (to be known as **COTTONWOOD CROSSING**) zoned SU-1 for C-1 & Rest (ETC) & SU-1,O-1, located on COORS BLVD NW, between ALAMEDA BLVD NW and the CALABACILLAS ARROYO containing approximately 10 acre(s).[REF: 03EPC-01085 & 01086] *[Deferred from 11/12/03 & 11/26/03 & 12/10/03]* (B-14) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

03DRB-01945 Minor-SiteDev Plan  
Subd/EPC  
03DRB-01946 Minor-SiteDev Plan  
BldPermit/EPC

GEORGE RAINHART ARCHITECTS & ASSOCIATES, agents for TRUST OF ALBERT & MARY BLACK request(s) the above action(s) for all or a portion of Tract(s) 14A & 14B, BLACK RANCH, (to be known as **COTTONWOOD CROSSING**) zoned SU-1 for C-1 & Rest (ETC) & SU-1, O-1, located on COORS BLVD NW, between ALAMEDA BLVD NW and the CALABACILLAS ARROYO containing approximately 10 acre(s).[REF: 03EPC-01085 & 01086, 03DRB-01780] **[Debbie Stover, EPC Case Planner]** *[Deferred from 11/26/03 & 12/10/03]* (B-14) **THE SITE PLAN FOR SUBDIVISION AND SITE PLAN FOR BUILDING PERMIT WERE APPROVED AND DELEGATED TO PLANNING FOR EPC CONDITIONS AND UTILITIES DEVELOPMENT FOR FIRE MARSHAL'S APPROVAL.**

03DRB-02084 Minor-Prelim&Final Plat  
Approval

TIERRA WEST LLC agent(s) for TRUST OF ALBERT & MARY BLACK request(s) the above action(s) for all or a portion of Tract(s) 14A & 14B, BLACK RANCH, (to be known as **COTTONWOOD CROSSING**) zoned SU-1 for C-1 & Rest. (ETC) & SU-1 O-1, located on COORS BLVD. NW, between COORS BLVD. NW and SEVEN BAR LOOP NW containing approximately 10 acre(s). [REF: DRB-94-358, DRB-98-61, 03EPC 01086] (B-14) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12-17-03 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 12-17-03 THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITION OF FINAL PLAT APPROVAL: PROVIDE ACCESS TO LOTS 1 AND 3. FINAL PLAT WAS INDEFINITELY DEFERRED FOR SIA.**



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

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

16. **Project # 1000901**  
03DRB-02080 Minor-SiteDev Plan  
BldPermit/EPC  
03DRB-02081 Minor-Amnd SiteDev Plan  
Subd
- CONSENSUS PLANNING, INC. agent(s) for BOSQUE PREPARATORY SCHOOL request(s) the above action(s) for all or a portion of Lot(s) 4A, **BOSQUE PREPARATORY SCHOOL**, zoned SU-1 for School & Related Facilities, located on LEARNING ROAD NW, between COORS BLVD. NW and RIO GRANDE BOSQUE containing approximately 23 acre(s). [REF: 03EPC 01666] [JUANITA VIGIL, EPC CASE PLANNER] (F-12) **THE SITE PLAN FOR BUILDING PERMIT AND THE AMENDED SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO UTILITIES FOR FIRE FLOW REQUIREMENTS.**
17. **Project # 1002874**  
03DRB-02069 Minor-SiteDev Plan  
BldPermit/EPC
- SITES SOUTHWEST agent(s) for CITY OF ALBUQUERQUE WATER UTILITY request(s) the above action(s) for all or a portion of Tract(s) S2A1, **ATRISCO BUSINESS PARK**, zoned IP industrial park zone, located on LOS VOLCANES RD NW, between UNSER BLVD. NW and COORS BLVD. NW containing approximately 1 acre(s). [REF:03EPC-01326, DRB-98-413, DRB-95-242 SV-95-31,Z-92-57] [RUSSELL BRITO, EPC CASE PLANNER FOR SIMON SHIMA] (J-9/J-10) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR RECORDED EASEMENT AND WIDTH OF EASEMENT 15-FOOT MINIMUM.**

18. **Project # 1002371**  
03DRB-02085 Minor-SiteDev Plan  
Subd/EPC  
03DRB-02086 Minor-Prelim&Final Plat  
Approval

TIERRA WEST LLC agent(s) for HOFFMANTOWN CHURCH WEST request(s) the above action(s) for all or a portion of Tract(s) 1A,1B,1C and Tract A, Bosque Meadows, **ALBAN HILLS SUBDIVISION, UNIT ONE**, zoned SU-1 for R-2 with church related uses, SU-1 for C-2, located on LA ORILLA NW, between COORS BLVD. NW and the CORRALES DRAIN containing approximately 17 acre(s). **[RUSSELL BRITO, EPC CASE PLANNER FOR SIMON SHIMA]** [deferred from 12-17-03] (D-12) **DEFERRED AT THE AGENT'S REQUEST TO 1-14-04.**

19. **Project # 1003120**  
03DRB-02021 Minor-SiteDev Plan  
BldPermit

BOHANNAN HUSTON INC. AND CONSENSUS PLANNING, INC. agent(s) for IDI request(s) the above action(s) for all or a portion of Tract(s) 1, **LEVI STRAUSS COMPANY ADDITION**, zoned SU-2 for M-1, located on ALAMEDA BLVD. NE, between OAKLAND AVE NE and WILSHIRE AVE. NE containing approximately 12 acre(s). [REF: Z-70-124] [Deferred from 12-10-03] (C-18) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING FOR HIGHWAY DEPARTMENT SIGNED LEASE AGREEMENT, A MONUMENT SIGN AND WATER USE FOR FESCUE.**

20. **Project # 1002421**  
03DRB-01968 Minor-SiteDev Plan Subd  
03DRB-01969 Minor-SiteDev Plan  
BldPermit/EPC

GARRETT SMITH LTD agent(s) for NEW LIFE HOMES INC request(s) the above action(s) for all or a portion of Tract(s) 111-B, **TOWN OF ATRISCO GRANT, TRACT III – UNIT 6**, zoned SU-1 PRD (20DU/A, located on GWIN RD SW, between DELIA RD SW and 69<sup>TH</sup> ST SW containing approximately 1 acre(s). [REF: 03DRB-00053, 03EPC-00692] **[Juanita Vigil, EPC Case Planner]** [Deferred from 11/26/03 & 12/10/03] (K-10) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND DELEGATED TO PARKS FOR PAYMENT OF CASH-IN-LIEU FOR PARK DEDICATION FEE AND CITY ENGINEER FOR SIA.**



DRB TOOK A 30 MINUTE LUNCH BREAK

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

21. **Project # 1000849**  
03DRB-02074 Minor-Prelim&Final Plat  
Approval
- SURVEYS SOUTHWEST LTD. agent(s) for BILL WADE request(s) the above action(s) for all or a portion of Lot(s) 1-5, **BREEZE @ MOUNTAIN GATE**, zoned SU-1 PRD, located on FOUR HILLS ROAD SE, between WENONAH AVE. SE and LANIER DRIVE SE containing approximately 1 acre(s). (L-23) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN-OFF DELEGATED TO UTILITIES TO PROVIDE AS-BUILT DRAWINGS SHOWING LOCATIONS OF ALL METER BOXES AND SEWER STUBS.**
22. **Project # 1001209**  
03DRB-02063 Minor-Prelim&Final Plat  
Approval
- MARK GOODWIN & ASSOCIATES. agent(s) for CLIFFORD CAPITAL FUND, INC. request(s) the above action(s) for all or a portion of Tract(s) A, **LAVA TRAILS**, zoned SU-1 special use zone, located on WESTERN TRAILS DR NW, between UNSER BLVD. NW and ATRISCO RD. NW containing approximately 6 acre(s). [REF: 02DRB-00183, 01DRB-00562, Z-98-139][deferred from 12-17-03] (F10 – F11) **DEFERRED AT THE AGENT'S REQUEST TO 1-7-04.**
23. **Project # 1001409**  
03DRB-02032 Minor-Extension of  
Preliminary Plat
- MUKUND C. PATEL request(s) the above action(s) for all or a portion of Lot(s) 20-A, Block 1, Unit 1, **CANDLELIGHT FOOTHILLS**, zoned R-1, located on LOMAS BLVD. NE, between MONTE LARGO DR. NE and SUMMIT HILLS DR. NE containing approximately 2 acre(s). (J-23) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**

24. **Project # 1001796**  
03DRB-02078 Minor- Prelim&Final Plat  
Approval

SAMUEL C DE BACA request(s) the above action(s) for all or a portion of Lot(s) 1, **STOUT SUBDIVISION**, zoned SU-1 for O-1 Permissive Uses, located on COORS BLVD. NW, between EAGLE RANCH RD. NW and PASEO DEL NORTE NW containing approximately 18 acre(s). [REF: 03DRB 00916, Z-98-17, Z-84-122, S-98-25] (C-13) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

25. **Project # 1002345**  
03DRB-02082 Minor-Prelim&Final Plat  
Approval

CLINT SHERRILL & ASSOCIATES agent(s) for GOLDEN VENTURES LLC request(s) the above action(s) for all or a portion of Lot(s) 3, **BROADWAY INDUSTRIAL CENTER**, zoned SU-2 HM, located on SAN JOSE AVE. SE, between KARSTEN COURT SE and I-25 containing approximately 14 acre(s). (M-14/15) **THE PRELIMINARY PLAT WAS APPROVED WITH THE FINAL PLAT SIGN-OFF DELEGATED TO UTILITIES DEVELOPMENT TO OPEN A SEWER ACCOUNT FOR LOT 3-B AND POSSIBLY A WATER ACCOUNT AND FOR AGIS DXF FILE, AND TO TRANSPORTATION DEVELOPMENT FOR SIDEWALK ON KARSTEN? MAINTENANCE AND BENEFICIARIES OF ACCESS EASEMENTS, I-25 ACCESS CONTROL LANE AND PARKING AND MODEL HOME AREA BEING USED BY LOT 3-B.**

26. **Project # 1002743**  
03DRB-02083 Minor-Prelim&Final Plat  
Approval

BORDENAVE DESIGNS agent(s) for OVENWEST CORP request(s) the above action(s) for all or a portion of Tract(s) H, **LA LUZ DEL OESTE**, zoned SU-1 PRD, located on COORS BLVD NW, between WESTERN TRAILS NW and DELLYNE NW containing approximately 2 acre(s). (F-11) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12-17-03 THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITIONS OF FINAL PLAT: THE APPROVAL OF THE GRADING PLAN FOR TRACT H IS REQUIRED. PROVIDE PRIVATE SANITARY SEWER SERVICE EASEMENTS. PROVIDE AN APPROVED TURNAROUND WITHIN LOT H. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**



27. **Project # 1003034**  
03DRB-02070 Minor-Prelim&Final Plat  
Approval  
03DRB-02071 Minor-Vacation of Private  
Easements

SURVEYS SOUTHWEST LTD. agent(s) for JOHN MAHONEY request(s) the above action(s) for all or a portion of Lot(s) 11A & 11B, Block(s) 20 and Lot 10, **BROWNEWELL LAILS HIGHLAND ADDITION**, zoned SU-2, located on COPPER AVE. NE, between CEDAR ST. NE and SPRUCE ST. NE containing approximately 1 acre(s). [REF: DRB-96-163, 03DRB 01761 ] (K-15) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED-OFF BY THE BOARD. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

28. **Project # 1003037**  
03DRB-02072 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD. agent(s) for RUTH ROSENSTEIN request(s) the above action(s) for all or a portion of Lot(s) 17-20, **PEREA ADDITION**, zoned SU-2 TH, located on 12TH ST. NW, between GRANITE AVE. NW and MARBLE NW containing approximately 1 acre(s). (J-13) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED-OFF BY THE BOARD.**

29. **Project # 1003132**  
03DRB-02073 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST agent(s) for TED WATERMAN request(s) the above action(s) for all or a portion of Lot(s) 9 UNIT 3, **BROADWAY INDUSTRIAL CENTER SUBDIVISION** zoned SU-2 special neighborhood zone, HM, located on KARSTEN CT SE, between INTERSTATE 25 and BROADWAY BLVD. SE containing approximately 4 acre(s). (L-15) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO CITY ENGINEER TO ADD DRAINAGE TO ACCESS EASEMENT AND UTILITIES DEVELOPMENT FOR A COPY OF AS-BUILTS SHOWING WATER AND SEWER SERVICE TO LOT 9.**

30. **Project # 1003094**  
03DRB-01997 Minor-Prelim&Final Plat  
Approval

BOHANNAN HUSTON INC agent(s) for CITY OF ALBUQUERQUE / MUNICIPAL DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 1-24, Block(s) 30, **NEW MEXICO TOWN COMPANY'S ORIGINAL TOWNSITE**, zoned SU-3, located on 3<sup>rd</sup> ST SE, between LEAD SE and SILVER SE containing approximately 3 acre(s). [REF: 03DRB-01886] [Deferred from 12/3/03] (K-14) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

31. **Project # 1003133**  
03DRB-02076 Minor-Prelim&Final Plat  
Approval  
03DRB-02077 Minor-Vacation of Private  
Easements

ISAACSON & ARFMAN PA agent(s) for TRICOR SOUTHWEST CORP. request(s) the above action(s) for all or a portion of Lot(s) L-1, M, N & P, **FRANKLIN PLAZA**, zoned C-3/C-2 (SU), located on CENTRAL NE, between JUAN TABO NE and SKYLINE NE containing approximately 9 acre(s). [REF: Z-88-53] [deferred from 12-17-03](L-22) **DEFERRED AT AGENT'S REQUEST TO 1-7-04.**

32. **Project # 1000087**  
03DRB-02075 Minor-Ext of SIA for Temp  
Defer SDWK

ISAACSON & ARFMAN, P. A. agent(s) for THE STROSNIDER COMPANY request(s) the above action(s) for all or a portion of Lot(s) 11-15, **PALOMA DEL SOL SUBD.**, zoned R-1 residential zone, located on the southeast corner of MCMAHON and BANDELIER BLVD NW, between GOLF COURSE RD. NW and TUSCANY DR. NW containing approximately 36 acre(s). [REF: 00450-00014, 01500-01779, DRB-95-63, S-95-15, V-95-61, SV-95-25] (A-12) **A 2-YEAR EXTENSION TO THE 4-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**



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

33. **Project # 1003121**  
03DRB-02029 Minor-Sketch Plat or Plan  
ZXOLT PALCZA agent(s) for STEWART INGHAM request(s) the above action(s) for all or a portion of Lot(s) 19, **MRGCD MAP 36**, zoned R-1, located on LOS TOMASES NW, between LOS POBLANOS NW and MENAUL NW containing approximately 1 acre(s). (H-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**
34. **Project # 1003123**  
03DRB-02044 Minor-Sketch Plat or Plan  
JERRY MILLER agent(s) for KPM LLC request(s) the above action(s) for all or a portion of Tract(s) 77B1, **MRGCD MAP 37**, zoned S-MI, located on 5TH ST NW, between HAYNES NW and ASPEN NW containing approximately 2 acre(s). (H-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**
35. **Project # 1003131**  
03DRB-02068 Minor-Sketch Plat or Plan  
BILLY W. BACA request(s) the above action(s) for all or a portion of Lot(s) B & C, **HUNING CASTLE ADDITION**, zoned R-T residential zone, located on SAN PATRICIO & ALCALDE AVE SW, between LEAD AVE. SW and COAL AVE. SW containing approximately 1 acre(s). [REF: Z-72-203] (K-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**
36. Approval of the Development Review Board Minutes for December 3, 2003. **THE MINUTES WERE APPROVED SUBJECT TO CHANGES BY THE BOARD.**

Adjourned: **2:40 P.M.**

# 29

3132

AGIS ELECTRONIC SUBMITTAL CHECKLIST

DRB Project# 1003132 Subdivision Name Broadway Indust. Center 9A#9E  
 Surveyor Gary Gritsko Company Surveys Southwest Unit:  
 Contact person Sarah Amato Phone # \_\_\_\_\_ email samato@  
SWSurvey.com

[Signature] \_\_\_\_\_ 12/9/03  
 Approved \*Not Approved Date

DXF RECEIVED 12/9/03 DATE  
 HARD-COPY RECEIVED 12/9/03 DATE  
 DISCLOSURE STATEMENT

NAD 27 local coordinates

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

**File Format and naming**

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

**Coordinate System**

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

**Content**

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

Comments:

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

AGIS Use Only: Copied cov 3132 to agiscov on 12/9/03 Client Notified by email