



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

APRIL 7, 2004

12. Project # 1003279
04DRB-00294 Major-Vacation of Public Easements

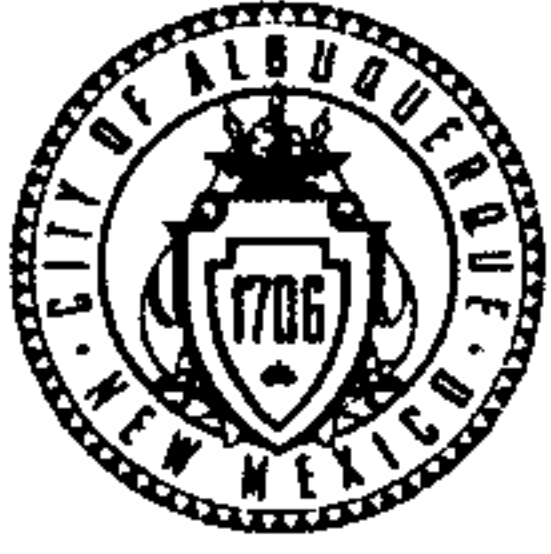
MARK GOODWIN & ASSOCIATES PA agent(s) for D. R. HORTON CUSTOM HOMES request(s) the above action(s) for all or a portion of Lot(s) 13-P1, Block(s) 7, **VISTA SANDIA, UNIT 2**, zoned RD, located on EUCARIZ AVE SW, between 82ND ST SW and UNSER BLVD SW containing approximately 1 acre(s). *[Deferred from 3/31/04] (L-10)*

At the April 7, 2004, Development Review Board meeting, the Vacation was approved as shown on Exhibit B in the Planning file, subject to these provisions:

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

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

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



**OFFICIAL NOTICE OF DECISION
PAGE 2**

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.)


Sheran Matson, AICP, DRB Chair

cc: D. R. Horton Custom Homes, 4400 Alameda NE, Suite B, 87113
Mark Goodwin & Associates PA, P.O. Box 90606, 87199
Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg
File



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1003279

AGENDA ITEM NO: 12

SUBJECT:

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

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

The Hydrology Section has no objection to the vacation request.

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: April 7, 2004

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1003279 AGENDA#: 12 DATE: 4.7.04

1. Name: Scott Davis Address: MAA 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: _____

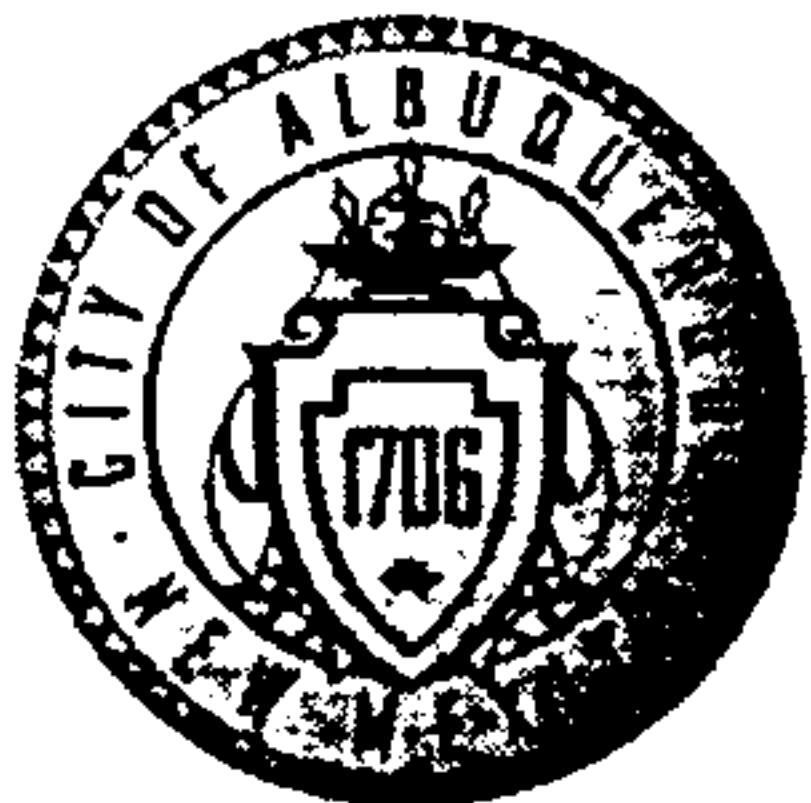
10. Name: _____ Address: _____ Zip: _____

11. Name: _____ Address: _____ Zip: _____

12. Name: _____ Address: _____ Zip: _____

13. Name: _____ Address: _____ Zip: _____

14. Name: _____ Address: _____ Zip: _____



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

March 31, 2004

9:00 a.m.

MEMBERS:

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

Wilfred Gallegos, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development
Christina Sandoval, Parks & Recreation

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

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

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

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

Adjourned: 10:50 A.M.

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1000269**
04DRB-00312 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST 93-2 NM request(s) the above action(s) for all or a portion of Tract(s) 5B2C1B, **RENAISSANCE CENTER**, zoned SU-1, C-2 USES, located on MERCANTILE AVE NE, and CULTURE AVE NE between MONTANO NE and COMMERCE NE containing approximately 5 acre(s). [REF: 03DRB-01269] (F-16) **THE SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED TO JANUARY 8, 2005.**

2. **Project # 1000662**
04DRB-00310 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST 93-2 NM request(s) the above action(s) for all or a portion of Tract(s) 3A3A3, **RENAISSANCE CENTER**, zoned SU-1 IP USES, located on MISSION AVE NE, between ALEXANDER BLVD NE and CULTURE DR NE containing approximately 2 acre(s). [REF: 03DRB-00469] (F-16) **THE SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED TO JANUARY 8, 2005.**

3. **Project # 1000874**
04DRB-00313 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST 93-2 NM request(s) the above action(s) for all or a portion of Tract(s) B1, C2, C3 and C4, **RENAISSANCE CENTER**, zoned SU-1 FOR C-2 PERMISSIVE USE, located on MONTANO RD NE, between ALEXANDER BLVD NE and PAN AMERICAN FWY NE containing approximately 10 acre(s). [REF: 03DRB-00444] (F-16) **THE SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED TO JANUARY 8, 2005.**

4. **Project # 1001118**
04DRB-00309 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST 93-2-NM request(s) the above action(s) for all or a portion of Tract(s) 4A1 & 4A2, **RENAISSANCE CENTER**, zoned SU-1 IP USES, located on RENAISSANCE BLVD NE, between CULTURE AVE NE and ALEXANDER BLVD NE containing approximately 9 acre(s). [REF: 03AA-02065] (F-16) **THE SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED TO JANUARY 8, 2005.**

5. **Project # 1000766**
04DRB-00306 Major-Two Year SIA

MARK GOODWIN & ASSOCIATES, PA agent(s) for PULTE HOMES OF NEW MEXICO INC request(s) the above action(s) for all or a portion of Tract(s) 3A, **TOWN OF ATRISCO GRANT, UNIT 2**, zoned RD (9DU/AC), located on TOWER SW, between UNSER SW and 75TH ST SW containing approximately 20 acre(s). [REF:DRB-97-202] [Deferred from 3/31/04] (L-10) **DEFERRED TO 4/7/04 ON A NO SHOW.**

6. **Project # 1003279**
04DRB-00294 Major-Vacation of Public Easements

MARK GOODWIN & ASSOCIATES PA agent(s) for D. R. HORTON CUSTOM HOMES request(s) the above action(s) for all or a portion of Lot(s) 13-P1, Block(s) 7, **VISTA SANDIA, UNIT 2**, zoned RD, located on EUCARIZ AVE SW, between 82ND ST SW and UNSER BLVD SW containing approximately 1 acre(s). [Deferred from 3/31/04] (L-10) **DEFERRED TO 4/7/04 ON A NO SHOW.**

7. **Project # 1002423**
04DRB-00302 Major-Vacation of Public Easements

BOHANNAN HUSTON, INC agent(s) for CURB INC request(s) the above action(s) for all or a portion of Tract(s) E-1, ALBUQUERQUE SOUTH, UNIT 3, (to be known as **EL RANCHO GRANDE, UNIT 10**), zoned R-2, located on VALLEY VIEW SW, between CARTAGENA AVE SW and DE ANZA DR SW containing approximately 20 acre(s). [REF: 03DRB-00749] [Deferred from 3/31/04] (N-9) **DEFERRED TO 4/7/04 ON A NO SHOW.**

8. **Project # 1002856**
04DRB-00230 Major-Preliminary Plat
Approval
04DRB-00231 Minor-Sidewalk Variance

MARK GOODWIN & ASSOCIATES, PA agent(s) for ANDERSON HILLS LLC request(s) the above action(s) for all or a portion of Lot(s) 1-5, **THE MEADOWS @ ANDERSON HILLS**, zoned RLT, located on DENNIS CHAVEZ BLVD SW, between UNSER BLVD SW and 98TH SW containing approximately 49 acre(s). [REF:Z-99-58, 03DRB-00234, 03DRB-01891, 01892, 01893, 01894, 03DRB-01974] *[Deferred from 3/17/04 & 3/31/04]* (P-9) **DEFERRED AT THE AGENT'S REQUEST TO 4/7/04.**

9. **Project # 1002857**
04DRB-00232 Major-Preliminary Plat
Approval
04DRB-00233 Minor-Sidewalk Variance

MARK GOODWIN & ASSOCIATES, PA agent(s) for ANDERSON HILLS, LLC request(s) the above action(s) for all or a portion of Tract(s) A & B, **HIGHLANDS @ ANDERSON HILLS, UNITS 2 & 3**, zoned RLT, located on 98TH ST SW, between DENNIS CHAVEZ BLVD SW and 98TH SW containing approximately 62 acre(s).[REF:Z-99-58, 03DRB-01200, 01201, 01202, 01203, 01204,01205] *[Deferred from 3/17/04 & 3/31/04]* (P-9) **DEFERRED AT THE AGENT'S REQUEST TO 4/7/04.**

10. **Project # 1002858**
04DRB-00234 Major-Preliminary Plat
Approval
04DRB-00235 Minor-Sidewalk Variance

MARK GOODWIN & ASSOCIATES, PA agent(s) for ANDERSON HILLS, LLC request(s) the above action(s) for all or a portion of Tract(s) G, H AND I, **MESA @ ANDERSON HILLS**, zoned SU-1/C-1 & R-2, located on DENNIS CHAVEZ BLVD SW, between UNSER BLVD SW and GRACE VIGIL RD SW containing approximately 36 acre(s). [REF: Z-99-58, 03DRB-01206, 01207, 01208, 01209] *[Deferred from 3/17/04 & 3/31/04]* (P-9) **DEFERRED AT THE AGENT'S REQUEST TO 4/7/04.**

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

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

11. **Project # 1003010**
04DRB-00366 Minor-SiteDev Plan
Subd/EPC
04DRB-00368 Minor-SiteDev Plan
BldPermit/EPC

DEKKER PERICH SABATINI, agent(s) for ALBUQUERQUE LITTLE THEATER request(s) the above action(s) for all or a portion of Lot(s) 5, 6 & 7, Tract(s) 135-B, 136-A, 137 & 138, Block(s) 4, Unit(s) 2, **SECTION 18, T10N, R3E, NMPM Bernalillo Co., NM PLUS HUNING CASTLE ADDITION**, zoned SU-2 special neighborhood zone, SU-1, Abq. Little Theater, located on SAN PASQUALE AVE SW, between CENTRAL AVE SW and CHACOMA PL SW containing approximately 5 acre(s). [REF: 03EPC-01669, 03EPC-01670,.71 & 03EPC-01704] **[Makita Hill, EPC Case Planner] (J-13) SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

- 04DRB-00325 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for LARRY PARKER request(s) the above action(s) for all or a portion of Lot(s) 5, 6, & 7, Block(s) 4, Tract(s) 135B, 136A, 136B, 137 & 138, **HUNING CASTLE ADDITION**, zoned SU-2, SU-1, located on SAN PASQUALE AVE SW, between CENTRAL AVE SW and CHACOMA PL SW containing approximately 5 acre(s). [REF: 03EPC-01669, 01670, 01671, 03EPC-01704] *[Was indefinitely deferred for the site plan submittal]* (J-13) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

12. **Project # 1002201**
04DRB-00395 Minor-SiteDev Plan
BldPermit/EPC

TIERRA WEST LLC agent(s) for LARRY H. MILLER GROUP request(s) the above action(s) for all or a portion of Tract(s) A & B, **AMERICAN TOYOTA**, zoned SU-2, SU-1 AUTO SALES SERV REP, located on ALAMEDA BLVD NE, between PAN AMERICAN FREEWAY NE and SAN PEDRO DR NE containing approximately 5 acre(s). [REF: Z-86-8, 03DRB-01382, 03EPC-02047, Project #1002848] [**Debbie Stover, EPC Case Planner**] [*Deferred from 3/31/04*] (C-18) **DEFERRED AT THE AGENT'S REQUEST TO 4/7/04.**

13. **Project # 1000560**
04DRB-00089 Minor-Amnd SiteDev Plan
Subd

PRECISION SURVEYS INC agent(s) for JOURNAL CENTER request(s) the above action(s) for all or a portion of Tract(s) 1A-2-A, **JOURNAL CENTER**, zoned IP industrial park zone, located on PASEO DEL NORTE NE, between LANG AVE NE and HEADLINE BLVD NE containing approximately 10 acre(s). [REF: 04-DRB00028,01DRB-00863, 01DRB-00453, 01DRB-00454, 00DRB-00801, 00DRB-00733, 00DRB-01428, 00DRB-01713] [*Deferred from 3/17/04*] (D-17) **THE AMENDED SITE DEVELOPMENT PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD.**

04DRB-00028 Minor-Prelim&Final Plat
Approval

PRECISION SURVEYS INC agent(s) for JOURNAL CENTER CORPORATION request(s) the above action(s) for all or a portion of Tract(s) 1A-2-A, **JOURNAL CENTER**, zoned IP, located on PASEO DEL NORTE AVE NE, between LANG AVE NE and HEADLINE BLVD NE containing approximately 10 acre(s). [REF: 1000560, SV-94-48, S-94-58] [HEARD UNDER PROJECT #1003184 IN ERROR] [*Deferred from 1/21/04 & 3/17/04*] (D-17) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

14. **Project # 1000650**
04DRB-00277 Minor-SiteDev Plan
BldPermit/EPC

TIERRA WEST LLC agent(s) for WALMART STORES INC request(s) the above action(s) for all or a portion of Lot(s) 1-A, **LANDS OF LAMONICA & WENK**, zoned SU-1, C-1 PERMANENT USES, located on COORS BLVD SW, between RIO BRAVO BLVD SW and LAMONICA RD SW containing approximately 21 acre(s). [REF: AX-88-7, Z-99-78, 03EPC-00905, 00907, 03DRB-01906] [**Carmen Marrone, EPC Case Planner**] [*Deferred from 3/10/04 & 3/24/04*] (P-10) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/31/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 2/26/04 THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND PLANNING FOR PERIMETER WALLS AND EPC CASE PLANNER'S INITIALS.**

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

15. **Project # 1003229**
04DRB-00397 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for TOBY & DOROTHY DEVARGAS request(s) the above action(s) for all or a portion of Lot(s) 25, **LINDA VISTA ADDITION**, zoned R-1 residential zone, located on HENDRIX AVE NW, between 4th ST NW and SANCHEZ AVE NW containing approximately 1 acre(s). [Project # changed from Project #1003322 now void] [*Deferred from 3/31/04*] (F-14) **DEFERRED AT THE AGENT'S REQUEST TO 4/7/04.**

16. **Project # 1002743**
04DRB-00399 Minor-Final Plat
Approval

BORDENAVE DESIGNS agent(s) for HARVEST HOMES, LLC request(s) the above action(s) for all or a portion of Tract(s) H, **LA LUZ DEL OESTE, UNIT 4**, zoned SU-1 special use zone, PRD, located on COORS BLVD NW, between WESTERN TRAILS NW and DELLYNE AVE NW containing approximately 2 acre(s). [REF: 03DRB-00989, 03DRB-01544, Z-77-28] *[Deferred from 3/31/04]* (F-11) **DEFERRED AT THE AGENT'S REQUEST TO 4/7/04.**

17. **Project # 1003308**
04DRB-00380 Minor-Prelim&Final Plat
Approval

FRED FRENCH agent(s) for BROGDON LLC request(s) the above action(s) for all or a portion of Block(s) 10, Tract(s) 3, 4, & 5, **FAIRGROUNDS ADDITION**, zoned C-3, located on the corner of ACOMA RD SE and CALIFORNIA SE, containing approximately 1 acre(s). (K-18) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR DEDICATION OF A 20-FOOT RADIUS AND PLANNING FOR A REAPPROVED AGIS DXF FILE.**

18. **Project # 1002645**
04DRB-00400 Minor-Final Plat
Approval

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, UNIT 8**, zoned R-LT residential zone, located on IRVING BLVD NW, between UNIVERSE BLVD NW and KAYENTA PL NW containing approximately 27 acre(s). [REF: 03DRB-00741, 03DRB-01465, 03DRB-01440, 01441] **(A-10) FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR STORM DRAIN EASEMENTS, WATER AND SANITARY SEWER TO CITY OF ALBUQUERQUE, PUBLIC ACCESS MAINTAINED BY HOME OWNERS ASSOCIATION AND PLANNING FOR PERIMETER WALL DESIGN.**

19. **Project # 1002506**
04DRB-00360 Minor-Vacation of
Private Easements

TIERRA WEST LLC agent(s) for STH INVESTMENTS request(s) the above action(s) for all or a portion of Tract(s) 12A & 12B, **BLACK RANCH**, zoned RA-1, located on CORRALES MAIN CANAL, between COORS BLVD NW and RIVERFRONTE DR NW containing approximately 43 acre(s). [REF: 03EPC-00300, 03EPC-00301, 04DRB-00217] *[Deferred from 3/24/04]* **(C-13) VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

20. **Project # 1001087**
04DRB-00004 Minor- Amended
Preliminary Plat & Final Plat Approval

HALE & SUN CONSTRUCTION INC request(s) the above action(s) for all or a portion of Lot(s) 3-4, **MAJOR ACRES SUBDIVISION**, zoned SU-2,R-T, located on 12th ST NW, between CANDELARIA RD NW and MATTHEW AVE NW containing approximately 1 acre(s). [REF: 1002231, 02ZHE-01435, 01DRB-002688, 01DRB-01891] [Final Plat was indefinitely deferred on 3/31/04] (G-14) **THE AMENDED PRELIMINARY PLAT WAS APPROVED. THE AMENDED INFRASTRUCTURE LIST DATED 3/31/04 WAS APPROVED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT. THE FINAL PLAT WAS INDEFINITELY DEFERRED.**

21. **Project # 1003258**
04DRB-00205 Minor-Prelim&Final Plat
Approval

PHILIP W. TURNER agent(s) for SALVADOR PEREZ request(s) the above action(s) for all or a portion of Lot(s) 280 B, **TOWN OF ATRISCO GRANT, UNIT 8**, zoned R-T residential zone, located on 55TH ST NW, between BICE RD NW and JUNIPER RD NW containing approximately 1 acre(s). [REF: DRB-97-205] [*Deferred from 2/25/04, 3/10/04 & 3/24/04*] (H-11) **PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO PARKS FOR PARK DEDICATION FEE AND PLANNING FOR AGIS DXF FILE.**

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

22. **Project # 1003303**
04DRB-00361 Minor-Sketch Plat or Plan

MARK GOODWIN & ASSOCIATES, PA agent(s) for ARGUS DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 349A, **TOWN OF ATRISCO GRANT, UNIT 8**, zoned RD-Office, located on LADERA DR NW, between 72ND ST NW and OURAY BLVD NW containing approximately 3 acre(s). (H-10) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

23. **Project # 1003304**
04DRB-00362 Minor-Sketch Plat or Plan

MARK GOODWIN & ASSOCIATES, PA agent(s) for ARGUS DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) C, Section 10, **MARIPOSA SQUARE, UNIT 8**, zoned RD-Office, located on 72ND ST SW, between LADERA DR SW and MIAMI RD SW containing approximately 3 acre(s). (H-10) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

24. Approval of the Development Review Board Minutes for March 17, 2004. **THE DEVELOPMENT REVIEW BOARD MINUTES FOR MARCH 17, 2004 WERE APPROVED.**

ADJOURNED: 10:50 A.M.

*Refer to 4/2/04
no show*

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1003279 AGENDA#: 6 DATE: 3.31.04

1. Name: _____ Address: _____ Zip: _____

2. Name: _____ Address: _____ Zip: _____

3. Name: _____ Address: _____ Zip: _____

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12. Name: _____ Address: _____ Zip: _____

13. Name: _____ Address: _____ Zip: _____

14. Name: _____ Address: _____ Zip: _____



City of Albuquerque
CITY OF ALBUQUERQUE
 P.O. BOX 1299 ALBUQUERQUE, NEW MEXICO 87103
PUBLIC WORKS DEPARTMENT
DEVELOPMENT SERVICE
HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1003279

AGENDA ITEM NO: 6

SUBJECT:

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

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

The Hydrology Section has no objection to the vacation request.

RESOLUTION:

4-7-04

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

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

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

FOR:

SIGNED: Bradley L. Bingham
 City Engineer/AMAFCA Designee

DATE: March 31, 2004



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

March 31, 2004

Project # 1003279
04DRB-00294 Major-Vacation of Public Easements

MARK GOODWIN & ASSOCIATES PA agent(s) for D. R. HORTON
CUSTOM HOMES request(s) the above action(s) for all or a portion of
Lot(s) 13-P1, Block(s) 7, **VISTA SANDIA, UNIT 2**, zoned RD, located on
EUCARIZ AVE SW, between 82ND ST SW and UNSER BLVD SW
containing approximately 1 acre(s). (L-10)

AMAFCA	No comment.
COG	No adverse comments.
Transit	No comments received.
Zoning Enforcement	No comments received.
Neighborhood Coord.	Letter sent to Westgate Heights (R) Neighborhood Assn.
APS	No comments received.
Police Department	No comment.
Fire Department	No adverse comments.
PNM Gas	Approves.
PNM Electric	Approves.
Comcast	No comments received
QWEST	No comments received
Environmental Health	Site is not within 1000 feet of a landfill. No comment.
M.R.G.C.D.	No comments received.
Open Space Division	No adverse comments.
City Engineer	Drainage submittal being reviewed; not approved at this time.

Transportation Development

Defer to Hydrology.

Parks & Recreation

Defer to Hydrology.

Utilities Development

Defer to Hydrology.

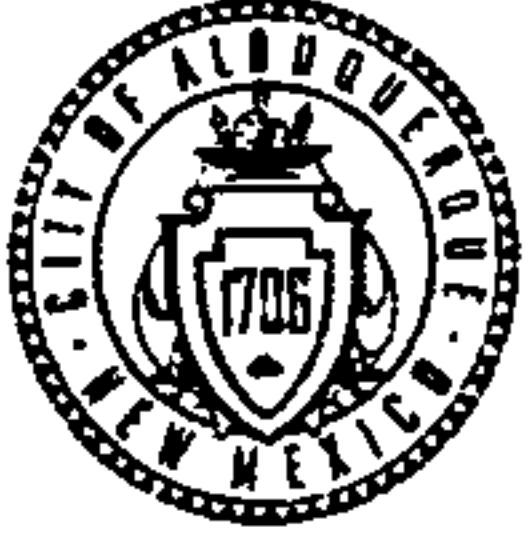
Planning Department

Defer to Hydrology.

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

cc:D. R. Horton Custom Homes, 4400 Alameda NE, Ste. #B, 87113

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



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

PAGE 2

Project # 1000766
04DRB-00306 Major-Two Year SIA

MARK GOODWIN & ASSOCIATES, PA agent(s) for PULTE HOMES OF NEW MEXICO INC request(s) the above action(s) for all or a portion of Tract(s) 3A, **TOWN OF ATRISCO GRANT, UNIT 2**, zoned RD (9DU/AC), located on TOWER SW, between UNSER SW and 75TH ST SW containing approximately 20 acre(s). [REF:DRB-97-202] (L-10)

Project # 1003279
04DRB-00294 Major-Vacation of Public Easements

MARK GOODWIN & ASSOCIATES PA agent(s) for D. R. HORTON CUSTOM HOMES request(s) the above action(s) for all or a portion of Lot(s) 13-P1, Block(s) 7, **VISTA SANDIA, UNIT 2**, zoned RD, located on EUCARIZ AVE SW, between 82ND ST SW and UNSER BLVD SW containing approximately 1 acre(s). (L-10)

Project # 1002423
04DRB-00302 Major-Vacation of Public Easements

BOHANNAN HUSTON, INC agent(s) for CURB INC request(s) the above action(s) for all or a portion of Tract(s) E-1, ALBUQUERQUE SOUTH, UNIT 3, (to be known as **EL RANCHO GRANDE, UNIT 10**, zoned R-2, located on VALLEY VIEW SW, between CARTAGENA AVE SW and DE ANZA DR SW containing approximately 20 acre(s). [REF: 03DRB-00749] (N-9)

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

Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, MARCH 15, 2004.



**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, March 31, 2004, beginning at 9:00 a.m. for the purpose of considering the following:

Project # 1000269
04DRB-00312 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST 93-2 NM request(s) the above action(s) for all or a portion of Tract(s) 5B2C1B, **RENAISSANCE CENTER**, zoned SU-1, C-2 USES, located on MERCANTILE AVE NE, and CULTURE AVE NE between MONTANO NE and COMMERCE NE containing approximately 5 acre(s). [REF: 03DRB-01269] (F-16)

Project # 1000662
04DRB-00310 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST 93-2 NM request(s) the above action(s) for all or a portion of Tract(s) 3A3A3, **RENAISSANCE CENTER**, zoned SU-1 IP USES, located on MISSION AVE NE, between ALEXANDER BLVD NE and CULTURE DR NE containing approximately 2 acre(s). [REF: 03DRB-00469] (F-16)

Project # 1000874
04DRB-00313 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST 93-2 NM request(s) the above action(s) for all or a portion of Tract(s) B1, C2, C3 and C4, **RENAISSANCE CENTER**, zoned SU-1 FOR C-2 PERMISSIVE USE, located on MONTANO RD NE, between ALEXANDER BLVD NE and PAN AMERICAN FWY NE containing approximately 10 acre(s). [REF: 03DRB-00444] (F-16)

Project # 1001118
04DRB-00309 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST 93-2-NM request(s) the above action(s) for all or a portion of Tract(s) 4A1 & 4A2, **RENAISSANCE CENTER**, zoned SU-1 IP USES, located on RENAISSANCE BLVD NE, between CULTURE AVE NE and ALEXANDER BLVD NE containing approximately 9 acre(s). [REF: 03AA-02065] (F-16)

SEE PAGE 2

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

Meeting Date: MARCH 31, 2004
Zone Atlas Page: L-10-Z
Notification Radius: 100 Ft.

Project# 1003279
App# 04DRB-00294

Cross Reference and Location: N/A

Applicant: D.R. HORTON CUSTOM HOMES
Address: 4400 ALAMEDA NE, STE# B
ALBUQUERQUE NM 87113

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

Special Instructions:

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

Date Mailed: MARCH 12, 2004

Signature: KYLE TSEHLIKAI



<mainframe@coalmp
3.cabq.gov>

03/09/04 10:38 AM

To:
cc:
Subject:

1 R E C O R D S W I T H L A B E L S PAGE
1
01010056 *** THIS UPC CODE HAS NO MASTER RECORD ON FILE
0101005606231521413 LEGAL: LOT 13-P 1 BLOCK 7 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA ESTRELLA
OWNER NAME: D R HORTON INC
OWNER ADDR: 04400 ALAMEDA BL NE
ALBUQUERQUE NM 87113
0101005605631421412 LEGAL: LOT 12-P 1 BLOCK 7 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA ESTRELLA
OWNER NAME: MARTINEZ DEBBIE M
OWNER ADDR: 08003 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121
0101005605231421411 LEGAL: LOT 11-P 1 BLOCK 7 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA ESTRELLA
OWNER NAME: D R HORTON INC
OWNER ADDR: 04400 ALAMEDA BL NE
ALBUQUERQUE NM 87113
0101005604831421410 LEGAL: LOT 10-P 1 BLOCK 7 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA ESTRELLA
OWNER NAME: ARTIAGA MANUEL
OWNER ADDR: 08009 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121
0101005604431421409 LEGAL: LOT 9-P1 BLOCK 7 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA ESTRELLA
OWNER NAME: MARQUEZ MARCOS A
OWNER ADDR: 08015 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121
0101005606231021414 LEGAL: LOT 14-P 1 BLOCK 7 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA VIVA
OWNER NAME: GUTIERREZ EDWARD E JR
OWNER ADDR: 00600 VISTA VIVA DR SW
ALBUQUERQUE NM 87121
0101005606230621415 LEGAL: LOT 15-P 1 BLOCK 7 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA VIVA
OWNER NAME: PACHECO RICHARD & RENEE
OWNER ADDR: 00604 VISTA VIVA LN SW
ALBUQUERQUE NM 87121
0101005606230221416 LEGAL: LOT 16-P 1 BLOCK 7 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA VIVA
OWNER NAME: VALENZUELA CELMIRA
OWNER ADDR: 00608 VISTA VIVA LN SW
ALBUQUERQUE NM 87121
0101005606229821417 LEGAL: LOT 17-P 1 BLOCK 7 PLAT OF VISTA SANDIA

SUBDIVISION LAND USE:

PROPERTY ADDR: 00000 VISTA VIVA
OWNER NAME: GABALDON CHRISTOPHER M &
OWNER ADDR: 00612 VISTA VIVA LN SW
ALBUQUERQUE NM 87121
0101005605830621423 LEGAL: TRAC T A PLAT OF VISTA SANDIA SUBDIVISION UNIT
TWO LAND USE:
PROPERTY ADDR: 00000
OWNER NAME: VISTA SANDIA HOMEOWNERS
OWNER ADDR: 04400 ALAMEDA BL NE
ALBUQUERQUE NM 87113
0101005608627320104 LEGAL: TRAC T 9 UNIT 2 ATRISCO GRANT
LAND USE:
PROPERTY ADDR: 00000 TOWER
OWNER NAME: STV INVESTMENTS IV LLC
OWNER ADDR: 00400 GOLD AV SW
ALBUQUERQUE NM 87102
1 R E C O R D S W I T H L A B E L S PAGE
2
0101005605529921511 LEGAL: LOT 11-P 1 BLOCK 8 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA ESTRELLA
OWNER NAME: GARCIA REYLENE A
OWNER ADDR: 08000 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121
0101005605129921510 LEGAL: LOT 10-P 1 BLOCK 8 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA ESTRELLA
OWNER NAME: ARAGON VANESSA
OWNER ADDR: 08004 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121
0101005604729921509 LEGAL: LOT 9-P1 BLOCK 8 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA ESTRELLA
OWNER NAME: APODACA ROCHELLE G
OWNER ADDR: 08008 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121
0101005605128821513 LEGAL: LOT 13-P 1 BLOCK 8 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA VOLCAN
OWNER NAME: ARIAS JOSE
OWNER ADDR: 08005 VISTA VOLCAN LN SW
ALBUQUERQUE NM 87121
0101005605528821512 LEGAL: LOT 12-P 1 BLOCK 8 PLAT OF VISTA SANDIA
SUBDIVISION LAND USE:
PROPERTY ADDR: 00000 VISTA VOLCAN
OWNER NAME: BENAVIDEZ GEORGE & CLAUDIA
OWNER ADDR: 08001 VISTA VOLCAN LN SW
ALBUQUERQUE NM 87121
0101005607536120401 LEGAL: TRAC T A PLAT FOR WHISPERING POINTE SUBDIVISION
UNI LAND USE:
PROPERTY ADDR: 00000
OWNER NAME: C & W LAND DEV ENTERPRISES INC
OWNER ADDR: 04619 INSPIRATION DR SE
ALBUQUERQUE NM 87108

QUIT

"Attachment A"

Beth Gonzales, Mark Goodwin and Associates, PA
Zone Map: L-10

WESTGATE HEIGHTS N.A. (R)

Matthew Archuleta

1628 Summerfield SW/87121 836-7251 (h)

Libby McIntosh

1316 Ladrones Ct. SW/87121 831-5189 (h)

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



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

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

February 11, 2004

Beth Gonzales
Mark Goodwin and Associates, PA
P.O. Box 90606/87199
Phone: 828-2200/Fax: 797-9539
E-mail: goodwinengrs@comcast.net

Dear Beth:

Thank you for your inquiry of February 11, 2004 requesting the names of Recognized Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at VISTA SANDIA, UNIT 2, zone map L-10.

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

SEE "ATTACHMENT A" FOR NEIGHBORHOOD INFORMATION.

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

Sincerely,

Stephani Winklepleck

Senior Administrative Assistant
OFFICE OF NEIGHBORHOOD COORDINATION
Planning Department

planningrnaform(04/09/03)

Project# 1003279

D.R. HORTON CUSTOM HOMES
4400 ALAMEDA BLVD NE, STE# B
ALBUQUERQUE NM 87113

LIBBY MCINTOSH
Westgate Heights Neigh. Assoc.
1316 LADRONES CT. SW
ALBUQUERQUE NM 87121

101005604831421410

ARTIAGA MANUEL
8009 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121

101005606230621415

PACHECO RICHARD & RENEE
604 VISTA VIVA LN SW
ALBUQUERQUE NM 87121

101005605830621423

VISTA SANDIA HOMEOWNERS
4400 ALAMEDA BL NE
ALBUQUERQUE NM 87113

101005605129921510

ARAGON VANESSA
8004 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121

101005605528821512

BENAVIDEZ GEORGE & CLAUDIA
8001 VISTA VOLCAN LN SW
ALBUQUERQUE NM 87121

MARK GOODWIN & ASOCIATES
PO BOX 90606
ALBUQUERQUE NM 87199

101005606231521413

D R HORTON INC
4400 ALAMEDA BL NE
ALBUQUERQUE NM 87113

101005604431421409

MARQUEZ MARCOS A
8015 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121

101005606230221416

VALENZUELA CELMIRA
608 VISTA VIVA LN SW
ALBUQUERQUE NM 87121

101005608627320104

STV INVESTMENTS IV LLC
400 GOLD AV SW
ALBUQUERQUE NM 87102

101005604729921509

APODACA ROCHELLE G
8008 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121

101005607536120401

C & W LAND DEV ENTERPRISES IN
4619 INSPIRATION DR SE
ALBUQUERQUE NM 87108

MATTHEW ARCHULETA
Westgate Heights Neigh. Assoc.
1628 SUMMERFIELD SW
ALBUQUERQUE NM 87121

101005605631421412

MARTINEZ DEBBIE M
8003 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121

101005606231021414

GUTIERREZ EDWARD E JR
600 VISTA VIVA DR SW
ALBUQUERQUE NM 87121

101005606229821417

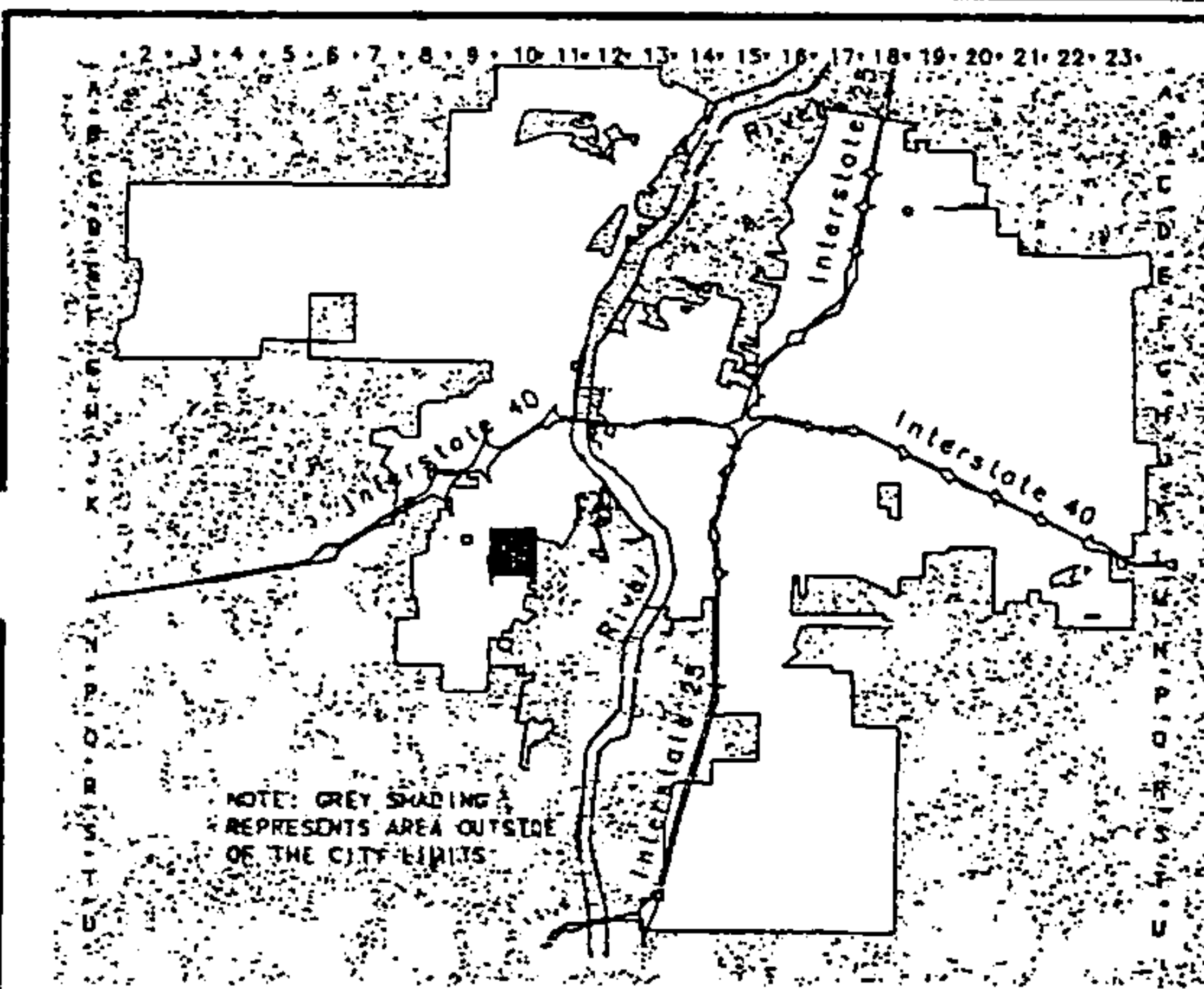
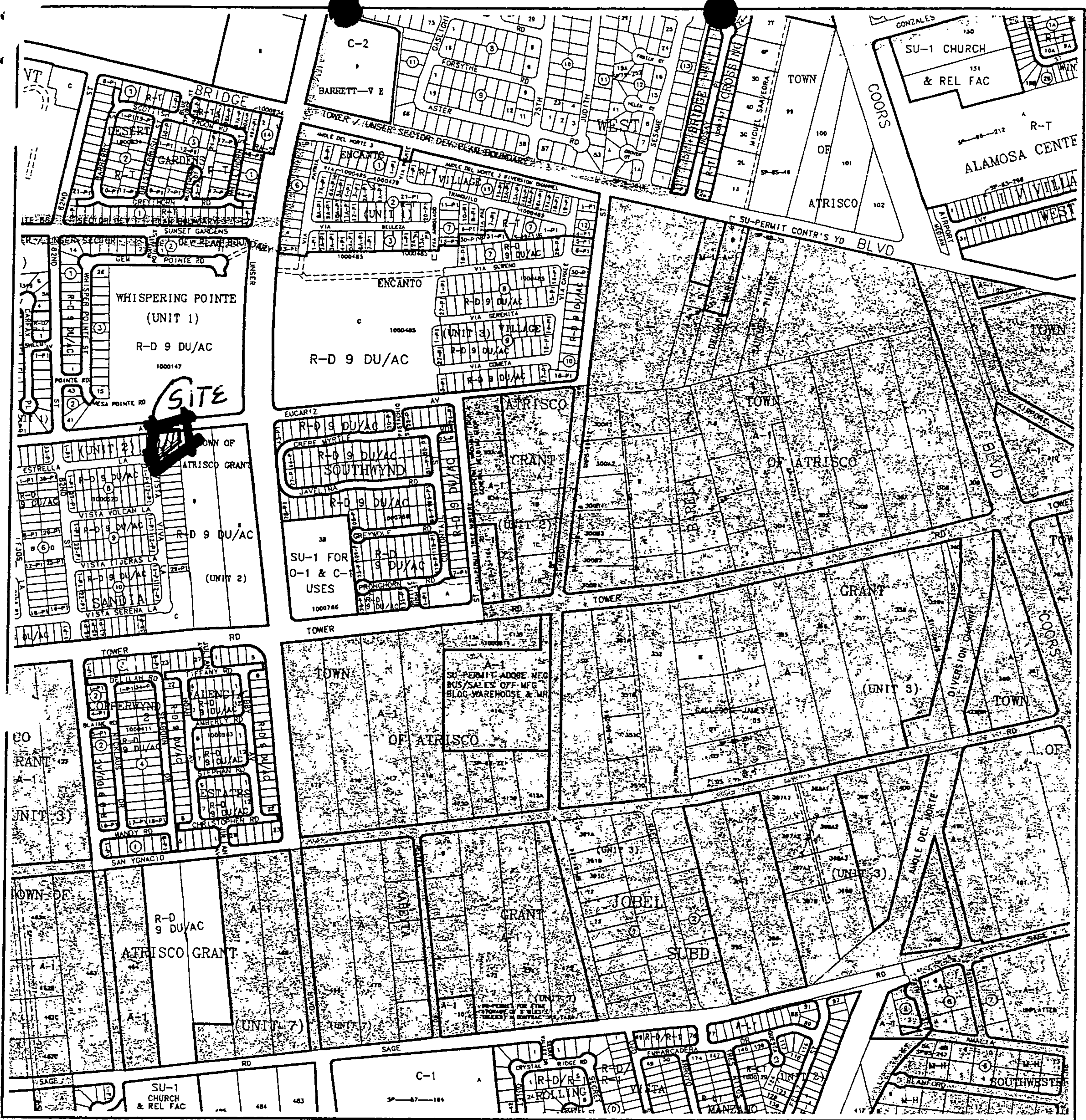
GABALDON CHRISTOPHER M &
612 VISTA VIVA LN SW
ALBUQUERQUE NM 87121

101005605529921511

GARCIA REYLENE A
8000 VISTA ESTRELLA LN SW
ALBUQUERQUE NM 87121

101005605128821513

ARIAS JOSE
8005 VISTA VOLCAN LN SW
ALBUQUERQUE NM 87121

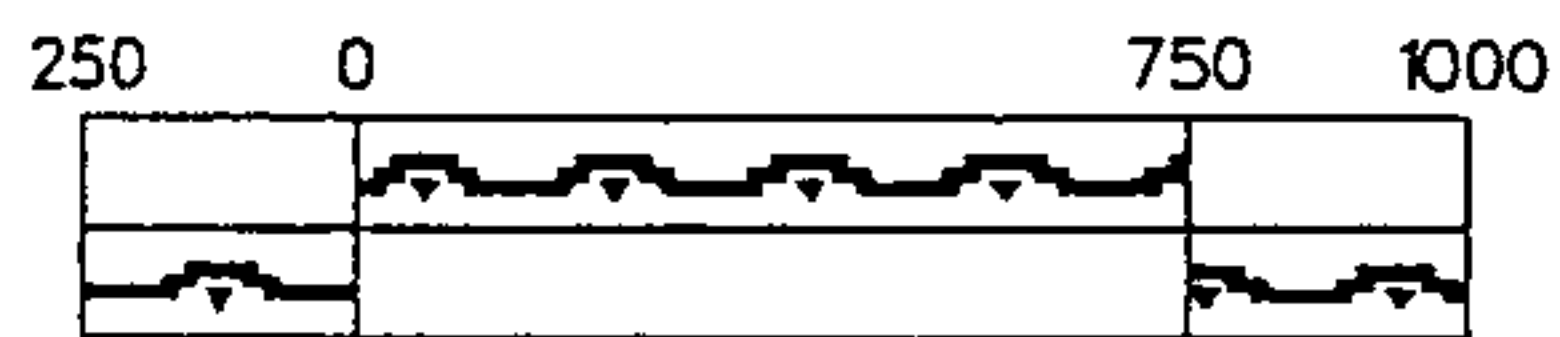


CITY OF Albuquerque

Albuquerque Geographic Information System
PLANNING DEPARTMENT

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GRAPHIC SCALE IN FEET



Zone Atlas Page

L-10-Z

Map Amended through January 21, 2003



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

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

February 19, 2004

Ms. Sheran Matson, Chair
Design Review Board
City of Albuquerque
PO Box 1293
Albuquerque, NM 87103

Re: Vista Sandia Subdivision, Unit Pond Reclamation

Dear Ms. Matson:

We are submitting for ~~Minor Subdivision Preliminary/Final Plat~~^{MR} approval and for Vacation of an Existing Public Drainage Easement.

The existing drainage easement is located within lot 13-P1, Block 7 Sandia Vista Subdivision, Unit 2.

It is proposed that the current ponding area at the rear of this lot be filled so that a home can be constructed on the lot. Eucariz Avenue and Unser Boulevard are currently being constructed to City Standards downstream of this site, thus eliminating the need for this temporary facility. A drainage submittal has been made to City Hydrology for their approval.

Utilities have already been extended to this site.

Please contact me if you have any questions concerning this issue.

Sincerely,

MARK GOODWIN & ASSOCIATES, PA

J. Scott Davis
Project Engineer

JSD/bg



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

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

APPLICANT INFORMATION:

NAME: <u>D.R. Horton Custom Homes</u>	PHONE: <u>797-4245</u>
ADDRESS: <u>4400 Alameda NE, Suite B</u>	FAX: <u>797-9881</u>
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87113</u>	E-MAIL:
Proprietary interest in site: <u>Owner</u>	
AGENT (if any): <u>Mark Goodwin & Associates, PA</u>	PHONE: <u>(505) 828-2200</u>
ADDRESS: <u>PO Box 90606</u>	FAX: <u>(505) 797-9539</u>
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87199</u>	E-MAIL: <u>goodwinengrs@comcast.net</u>

DESCRIPTION OF REQUEST: Vacation of Public Drainage Easement (Vista Sandia, Lot 13)

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 13-P1 Block: 7 Unit: 2
 Subdiv. / Addn. Vista Sandia, Unit 2
 Current Zoning: RD Proposed zoning: Same
 Zone Atlas page(s): L-10 No. of existing lots: 1 No. of proposed lots: 1
 Total area of site (acres): .2329 Density if applicable: dwellings per gross acre: _____ dwellings per net acre: _____
 Within city limits? Yes. No , but site is within 5 miles of the city limits (DRB jurisdiction.) Within 1000FT of a landfill? No
 UPC No. 101005606231521413 MRGCD Map No. _____

LOCATION OF PROPERTY BY STREETS: On or Near: Eucariz Avenue
 Between: 86th Street and Unser Boulevard

CASE HISTORY: 82nd Sam

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_, Z_, V_, S_, etc.): DRB # 1000520

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

SIGNATURE J. Scott Davis DATE 3-3-04
 (Print) J. Scott Davis Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 10/03

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	<u>04083 - 00294</u>	<u>V PE</u>	<u>✓</u>	<u>\$ 45-</u>
<input checked="" type="checkbox"/> All fees have been collected		<u>Ad fee</u>	<u>-</u>	<u>\$ 75-</u>
<input checked="" type="checkbox"/> All case #s are assigned		<u>CMF</u>	<u>-</u>	<u>\$ 20-</u>
<input checked="" type="checkbox"/> AGIS copy has been sent				\$
<input checked="" type="checkbox"/> Case history #s are listed				\$
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill				\$
<input type="checkbox"/> F.H.D.P. density bonus				\$
<input type="checkbox"/> F.H.D.P. fee rebate				\$
	Hearing date <u>3/31/04</u>			Total <u>\$ 140-</u>
<u>J. Bellamy</u>	<u>3/4/04</u>	Project # <u>1003279</u>		
	Planner signature / date			

FORM V: SUBDIVISION VARIANCES & VACATIONS

BULK LAND VARIANCE (Public Hearing Case)

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

VACATION OF PUBLIC RIGHT-OF-WAY

VACATION OF PUBLIC EASEMENT

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

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

SIDEWALK DESIGN VARIANCE

SIDEWALK WAIVER

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

TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

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

VACATION OF PRIVATE EASEMENT

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

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

Scott Davis Applicant name (print)
[Signature] Applicant signature / date
 3-3-04



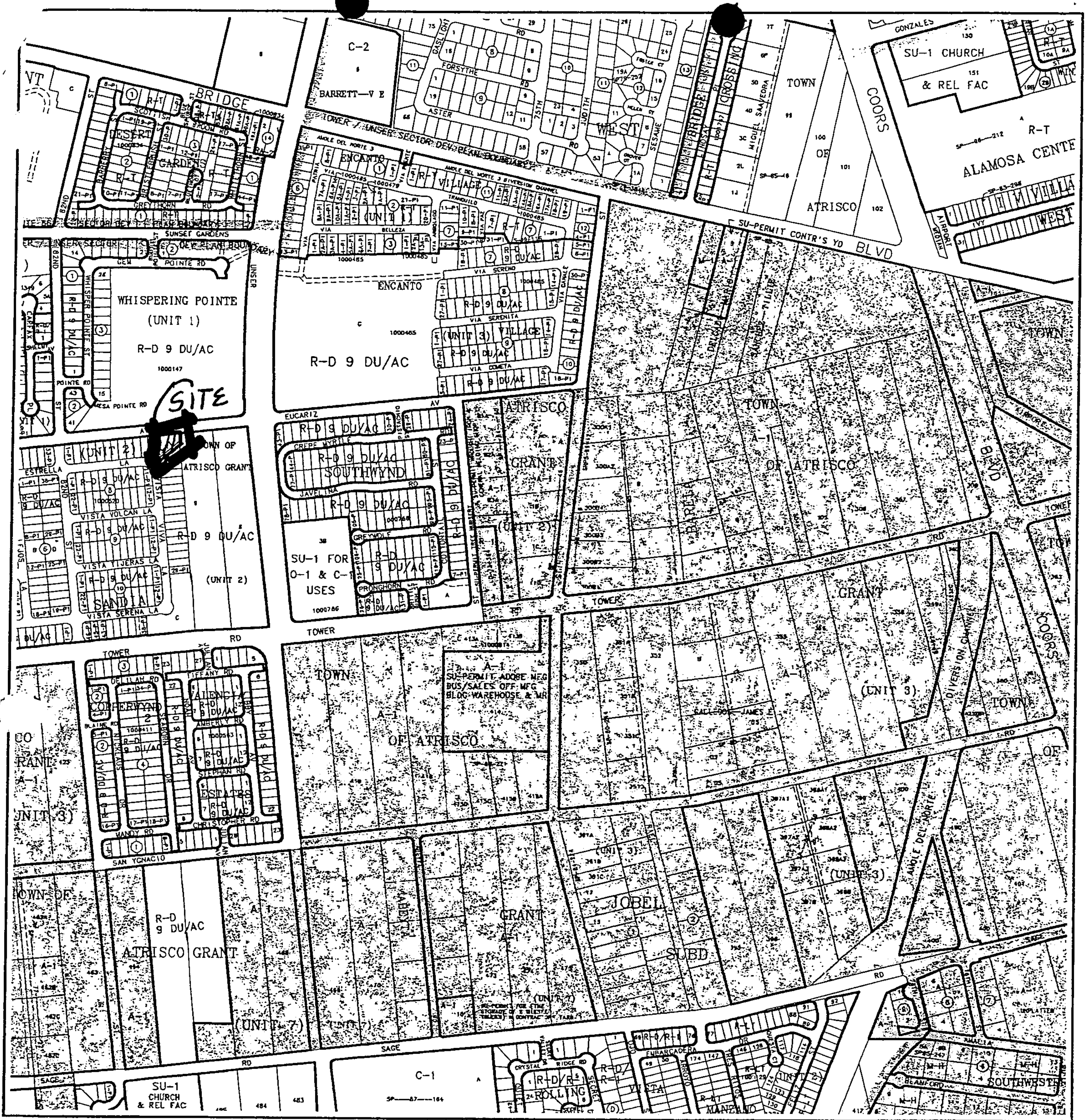
Form revised April 2003

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

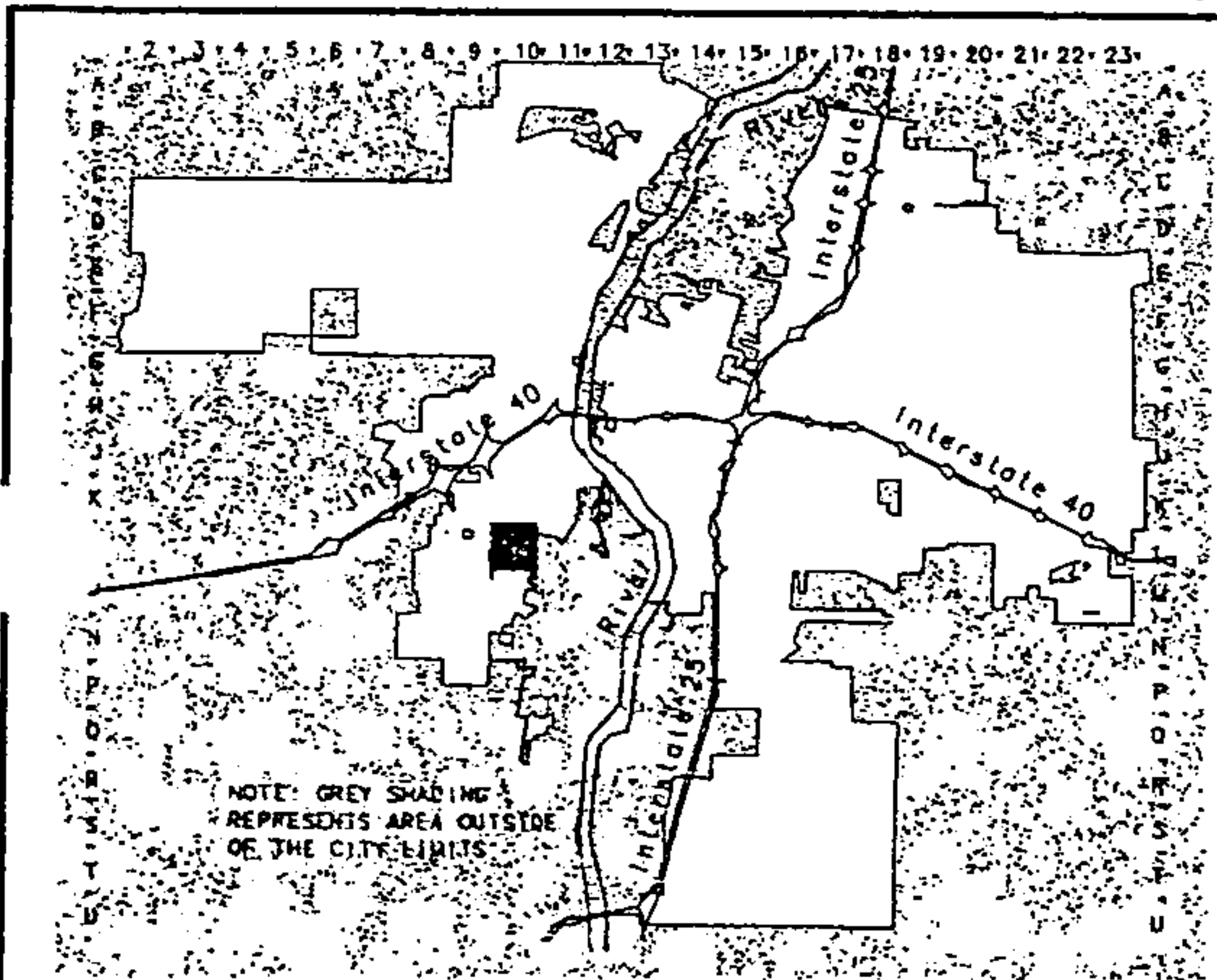
Application case numbers

04DRB - 00294

[Signature] Planner signature / date
Project # 1003279



SITE



CITY OF
Albuquerque
Albuquerque Geographic Information System
PLANNING DEPARTMENT

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Zone Atlas Page

L-10-Z

Map Amended through January 21, 2003



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

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

February 19, 2004

Ms. Sheran Matson, Chair
Design Review Board
City of Albuquerque
PO Box 1293
Albuquerque, NM 87103

Re: Vista Sandia Subdivision, Unit Pond Reclamation

Dear Ms. Matson:

We are submitting for ~~Minor Subdivision Preliminary~~^{MR} / Final Plat approval and for Vacation of an Existing Public Drainage Easement.

The existing drainage easement is located within lot 13-P1, Block 7, Sandia Vista Subdivision, Unit 2.

It is proposed that the current ponding area at the rear of this lot be filled so that a home can be constructed on the lot. Eucariz Avenue and Unser Boulevard are currently being constructed to City Standards downstream of this site, thus eliminating the need for this temporary facility. A drainage submittal has been made to City Hydrology for their approval.

Utilities have already been extended to this site.

Please contact me if you have any questions concerning this issue.

Sincerely,

MARK GOODWIN & ASSOCIATES, PA

J. Scott Davis
Project Engineer

JSD/bg



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

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

February 11, 2004

Beth Gonzales
Mark Goodwin and Associates, PA
P.O. Box 90606/87199
Phone: 828-2200/Fax: 797-9539
E-mail: goodwinengrs@comcast.net

Dear Beth:

Thank you for your inquiry of **February 11, 2004** requesting the names of Recognized Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at **VISTA SANDIA, UNIT 2**, zone map L-10.

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

SEE "ATTACHMENT A" FOR NEIGHBORHOOD INFORMATION.

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

Sincerely,

Stephani Winklepleck

Senior Administrative Assistant
OFFICE OF NEIGHBORHOOD COORDINATION
Planning Department

planningrnaform(04/09/03)

"Attachment A"

Beth Gonzales, Mark Goodwin and Associates, PA
Zone Map: L-10

WESTGATE HEIGHTS N.A. (R)

Matthew Archuleta

1628 Summerfield SW/87121 836-7251 (h)

Libby McIntosh

1316 Ladrones Ct. SW/87121 831-5189 (h)

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



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

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

February 16, 2004

Mr. Matthew Archuleta
Westgate Heights N. A.
1628 Summerfield SW
Albuquerque, NM 87121

Ms. Libby McIntosh
Westgate Heights N. A.
1316 Ladrones Ct. SW
Albuquerque, NM 87121

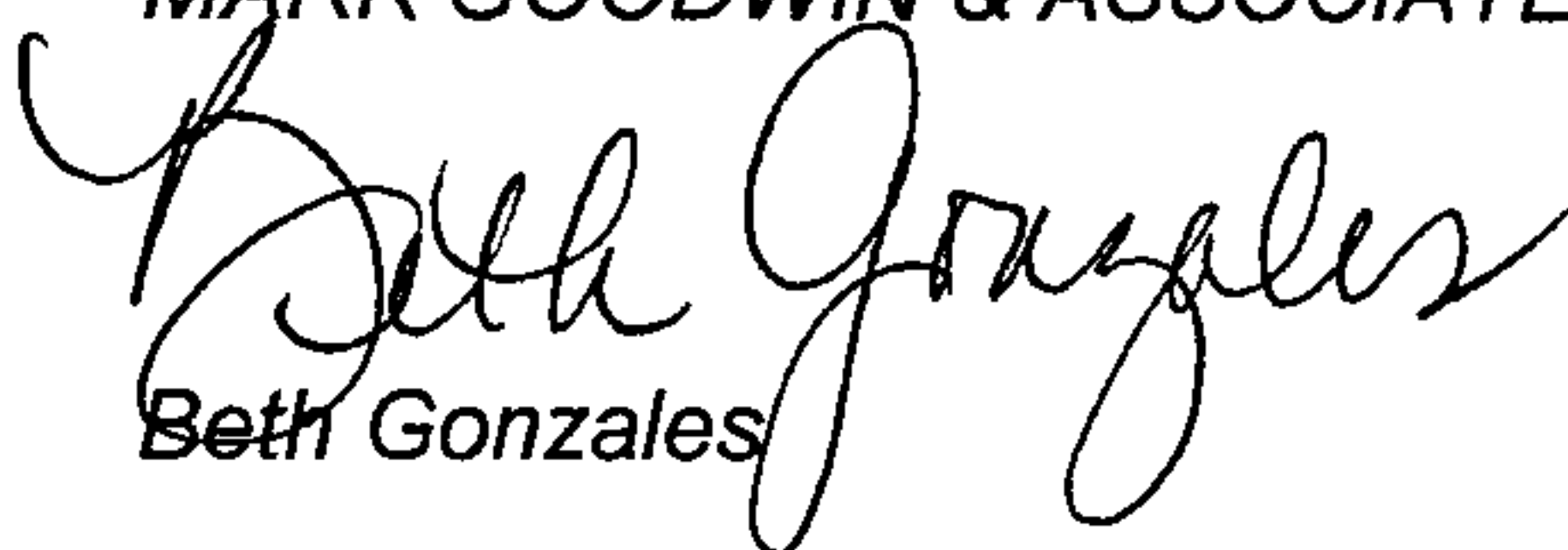
Re: Vista Sandia, Unit 2

Dear Mr. Archuleta and Ms. McIntosh:

Enclosed please find a copy of the DRB application for the referenced project. The anticipated date to be heard is March 3, 2004. Please contact J. Scott Davis of our office if you have any questions or concerns.

Sincerely,

MARK GOODWIN & ASSOCIATES, PA


Beth Gonzales

JSD/bg

Enclosure

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

CERTIFIED MAIL™



7002 3150 0000 5078 7748
7002 3150 0000 5078 7748

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

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

OFFICIAL USE

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

Postmark Here

Sent To
Mr. Matthew Archuleta, Westgate HTS N.A.
 Street, Apt. No., or PO Box No. *11628 Summerfield SW*
 City, State, ZIP+4 *Albuquerque, NM 87121*

PS Form 3800, June 2002 See Reverse for Instructions

SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:
Mr. Matthew Archuleta
Westgate Heights N.A.
11628 Summerfield SW
Albuquerque, NM
87121

2. Article Number
 (Transfer from service label)

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent Addressee
X

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

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

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

4. Restricted Delivery? (Extra Fee) Yes

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

CERTIFIED MAIL™



7002 3150 0000 5078 7755
7002 3150 0000 5078 7755

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

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

OFFICIAL USE

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

Postmark Here

Sent To
Mrs. Libby McIntosh, Westgate HTS N.A.
 Street, Apt. No., or PO Box No. *13116 Ladrones Court SW*
 City, State, ZIP+4 *Albuquerque NM 87121*

PS Form 3800, June 2002 See Reverse for Instructions

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13116 Ladrones Court SW
Albuquerque, NM
87121

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 (Transfer from service label)

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A. Signature Agent Addressee
X

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

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

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

4. Restricted Delivery? (Extra Fee) Yes

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

PAID RECEIPT

APPLICANT NAME

O R Norton Custom Homes

AGENT

Mark Goodwin & Associates PA

ADDRESS

P.O. Box 90606

PROJECT & APP #

1003279 04DRB-00299

PROJECT NAME

Vista Sandia Unit 2

\$ 20- 469099/4916000 Conflict Management Fee

\$ 45- 441006/4983000 DRB Actions

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

\$ 75- 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

\$ 140- TOTAL AMOUNT DUE

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

REPLICATE
 City of Albuquerque
 NOTIFICATION
 SUBMITTAL
 DIVISION
 03/04/2004 3:06PM LOC: ANNX
 RECEIPT# 00021559 WSH 007 TRANSH 0052
 ACCOUNT 469099 FUND 0110
 ACTIVITY 4971000 TR5005
 TRANS AMT \$140.00
 J24 Misc \$45.00

Thank You

03/04/2004 3:07PM LOC: ANNX
 RECEIPT# 00021550 WSH 007 TRANSH 0052
 ACCOUNT 441018 FUND 0110
 ACTIVITY 4971000 TR5005
 TRANS AMT \$40.00
 J24 Misc \$75.00
 DK \$140.00
 CHANGE \$40.00
 Counterreceipt.doc 12/29/03

REPLICATE
 City of Albuquerque
 Treasury Division

City Of Albuquerque
Treasury Division

03/04/2004 3:06PM LOC: ANNX
 RECEIPT# 00021559 WSH 007 TRANSH 0052
 Account 441006 Fund 0110
 Activity 4983000 TR5005
 Trans Amt \$140.00
 J24 Misc \$45.00

Thank You

Thank You

SIGN POSTING AGREEMENT

REQUIREMENTS

POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

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

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

1. LOCATION

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

2. NUMBER

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

3. PHYSICAL POSTING

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

4. TIME

Signs must be posted from 3/16/04 To 3/31/04

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.

Marcus D. Ho 3/4/04
(Applicant or Agent) (Date)

I issued 2 signs for this application, 3/4/04, A. Bellamy
(Date) (Staff Member)

DRB PROJECT NUMBER: 1003279

V#99-37

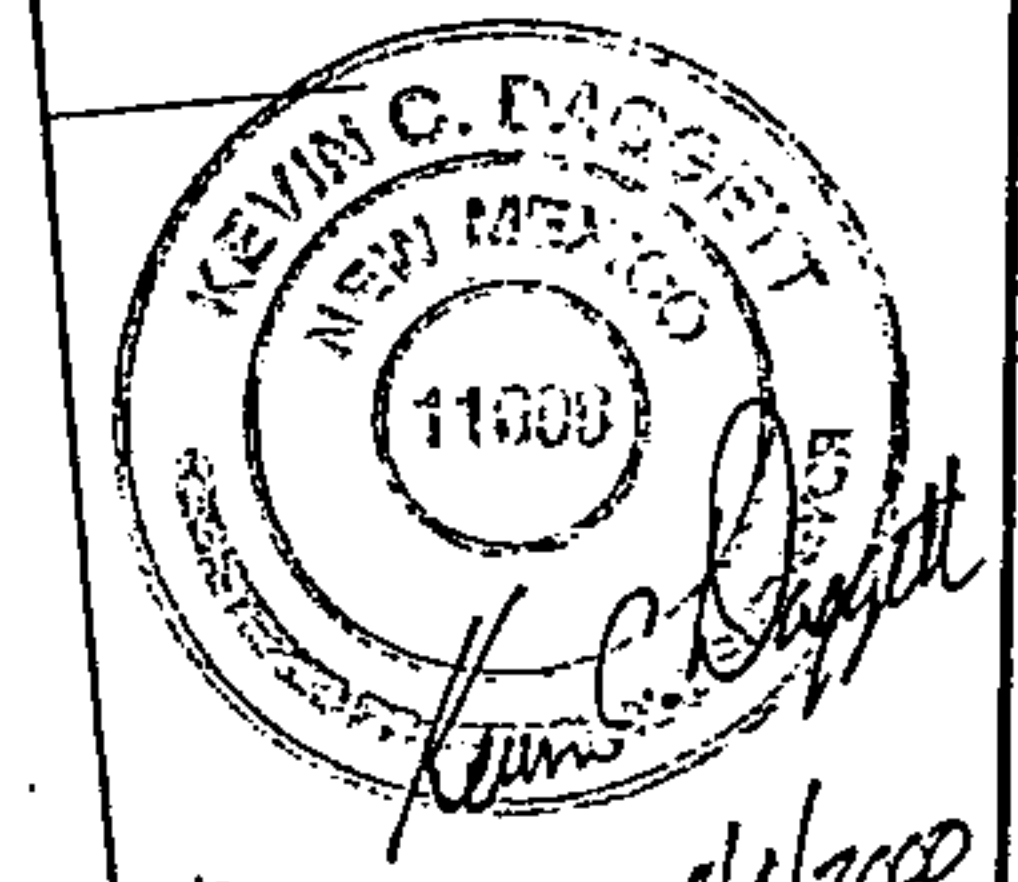
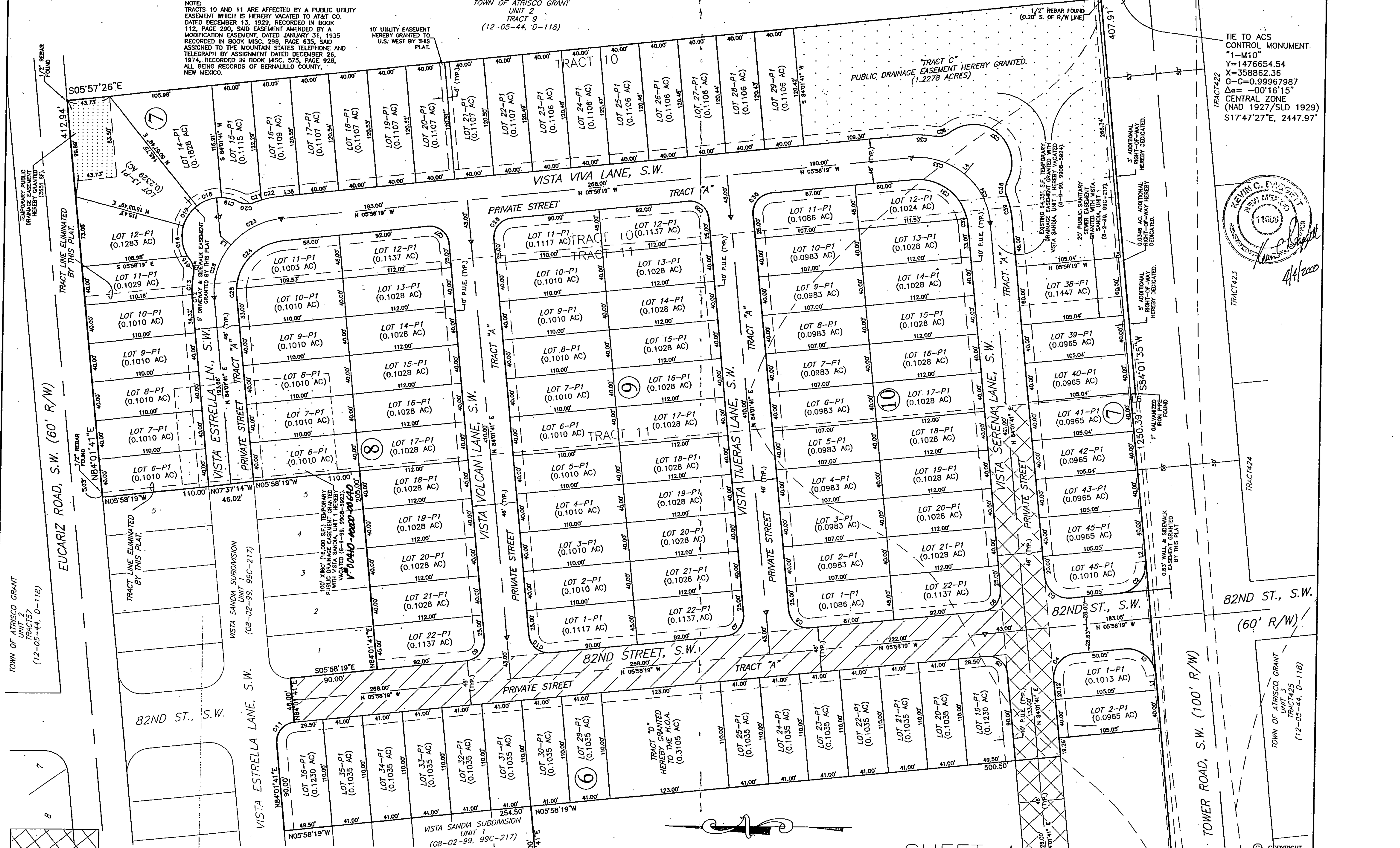
NOTE: TRACTS 10 AND 11 ARE AFFECTED BY A PUBLIC UTILITY EASEMENT WHICH IS HEREBY VACATED TO ATASC GRANT, DATED DECEMBER 13, 1928, RECORDED IN BOOK 112, PAGE 290, SAID EASEMENT AMENDED BY A MODIFICATION EASEMENT, DATED JANUARY 31, 1935 RECORDED IN BOOK MISC. 298, PAGE 635, SAID ASSIGNMENT TO THE MOUNTAIN STATES TELEPHONE AND TELEGRAPH BY ASSIGNMENT DATED DECEMBER 26, 1974, RECORDED IN BOOK MISC. 575, PAGE 928, ALL BEING RECORDS OF BERNALILLO COUNTY, NEW MEXICO.

TOWN OF ATRISCO GRANT
UNIT 2
TRACT 9
(12-05-44, D-118)

10' UTILITY EASEMENT
HEREBY GRANTED TO
U.S. WEST BY THIS
PLAT.

1067.03'
1/2" REBAR FOUND
(0.20' S. OF R/W LINE)

TIE TO ACS
CONTROL MONUMENT
"1-M10"
Y=1476654.54
X=358862.36
G-G=0.99967987
Δα= -00'16"15"
CENTRAL ZONE
(NAD 1927/SLD 1929)
S1747'27"E, 2447.97'



4/4/2000

INDICATES EXISTING PUBLIC DRAINAGE & SANITARY SEWER EASEMENT GRANTED BY VISTA SANDIA SUBDIVISION, UNIT 1 (08-02-99, 99C-217).

INDICATES EXISTING PUBLIC DRAINAGE EASEMENT GRANTED BY VISTA SANDIA SUBD., UNIT 1 (08-02-99, 99C-217).

Barcode and identification information:
2688859143
5388224
Page: 5 of 5
06/19/2008 18:34R
Bk-2898C Pg-161
Judy O. Woodward Bern: Co. PLAT R 27.09



SHEET 4

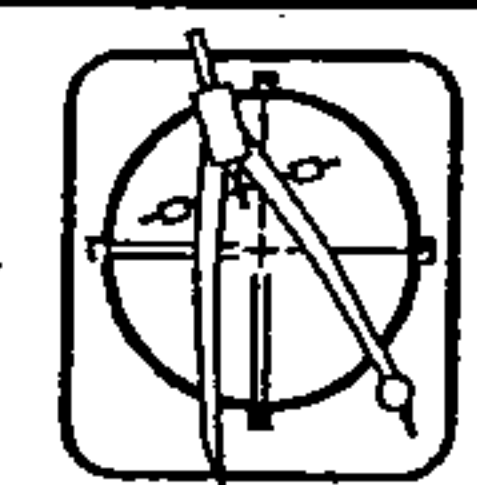
SHEET 4

Sheet 5 of 5

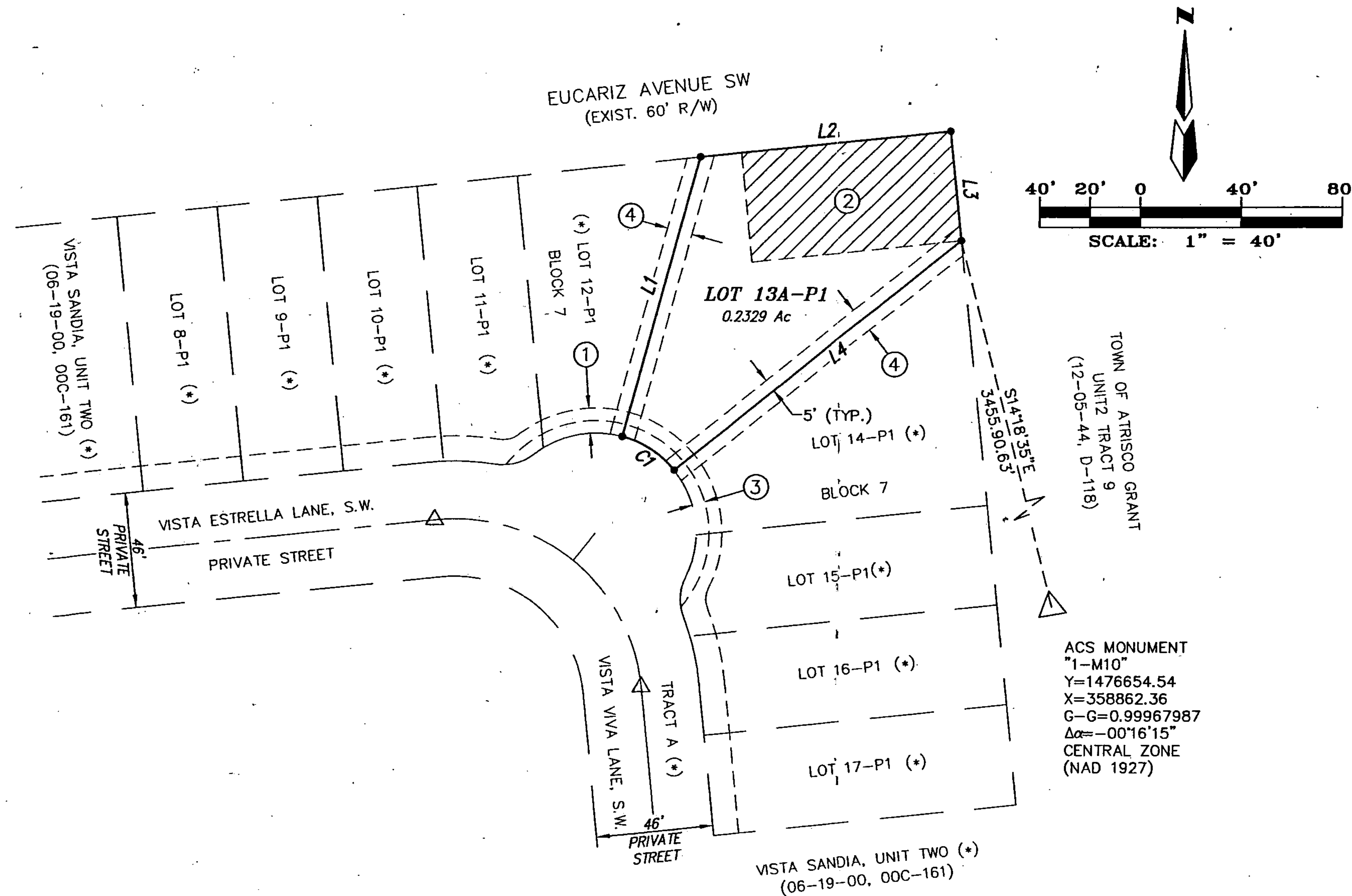
SCALE: 1" = 60'

Designed By:	Drawn By:	Checked By:
KCD	KCD	KCD

DAGGETT
ENGINEERING &
SURVEYING



PLAT FOR
 LOT 13A-P1, BLOCK 7
VISTA SANDIA SUBDIVISION UNIT TWO
 WITHIN THE
 TOWN OF ATRISCO GRANT
 PROJECTED SECTIONS 27 & 28
 TOWNSHIP 10 NORTH, RANGE 2 EAST, NMPM
 CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 FEBRUARY, 2004



EASEMENTS

- ① EXISTING 10' PUBLIC UTILITY EASEMENT (06-19-00, 00C-161)
- ② EXISTING TEMPORARY PUBLIC DRAINAGE EASEMENT (06-19-00, 00C-161)
- ③ EXISTING 5' DRIVEWAY & SIDEWALK EASEMENT (06-19-00, 00C-161)
- ④ EXISTING 10' PRIVATE DRAINAGE EASEMENT (06-19-00, 00C-161)

MONUMENTS

- SET 5/8" REBAR WITH CAP "ALS LS 7719" (TYP)
- FOUND 5/8" REBAR WITH CAP "LS 11000" (TYP)
- △ EXISTING CENTERLINE MONUMENT

SITE BENCHMARK

A.C.S. MONUMENT "7-L9"
 ELEVATION = 5175.735 (NGVD) 1929

EXISTING TEMPORARY PUBLIC DRAINAGE EASEMENT (06-19-00, 00C-161) VACATED PER V#

LINE TABLE		
LINE ID	LENGTH	BEARING
L1	115.43	N15°03'49"E
L2	99.89	N84°01'41"E
L3	43.73	S05°57'26"E
L4	145.75	S50°57'49"W

CURVE TABLE						
CURVE	RADIUS	LENGTH	DELTA	TANGENT	CHORD BRG	CHORD
C1	40.00	25.06	35°54'00"	12.96	N56°59'11"W	24.65



ALDRICH LAND SURVEYING

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