PLANNING TRACKING LOG

Project Name & # Date

Action Request

Action Taken

4/14/04 Soumas atrèses



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

(10) Sector Dev Plan
(11) Grading Plan
(12) SIA Extension
(13) Master Development Plan
(14) Other

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

See DRB minutes/speed memo dated 4-7-04.

City Engineer/AMAFCA Designee

RESOLUTION:					di	SEARS?	
APPROVED	_; DENIED	; DEFERRED	; COMMEN	NTS PROVII			
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:							
	T					1 1 4 . 04	004
SIGNED: Bradle	ey L. Bingham				DATE: A	prii 14, 20	<i>J</i> U4

CITY OF ALBUQUERQUE PLANNING DEPARTMENT Development Review Board April 7, 2004 Comments

ITEM # 27

PROJECT # 1003355 APPLICATION # 04-00466

RE: Lots 162 - 165, Town of Atrisco Grant/sketch plat

No objection to the requested platting action.

When the Tract zoned C-1(SC) is proposed for development, it will be subject to special site development regulations as provided in Section 14-16-3-2 of the City Zone Code.

Sheran Matson, AICP DRB Chair

924-3880 Fax 924-3864 smatson@cabq.gov



DRB CASE NO/PROJECT NO: 1003355

CITY OF ALBUQUEROUE, NEW MEXICO 87103 PUBLIC WORKS DEPARTMENT DEVELOPMENT SERVICE HYDROLOGY DEVELOPMENT SECTION

AGENDA ITEM NO: 27

DEVELOPMENT REVIEW BOARD--SPEED MEMO

SUBJECT:		
 (01) Sketch Plat/Plan (02) Bulk Land Variance (03) Sidewalk Variance (03a) Sidewalk Deferral (04) Preliminary Plat 	 (05) Site Plan for Subd (06) Site Plan for BP (07) Vacation (08) Final Plat (09) Infrastructure List 	 (10) Sector Dev Plan (11) Grading Plan (12) SIA Extension (13) Master Development Plan (14) Other
ACTION REQUESTED:		
REV/CMT:(x) APP:() SIGN	-OFF:() EXTN:() AMEND:()
ENGINEERING COMMENTS: Recommend a pre-design meeting requirements for the subject site.		gineers to discuss the appropriate drainage
RESOLUTION:		not adiscussed
APPROVED; DENIED	_; DEFERRED; COMMEN	ITS PROVIDED; WITHDRAWN
SIGNED-OFF: (SEC-PLN) (S	P-SUB) (SP-BP) (FP) BY:	(UD) (CE) (TRANS) (PKS) (PLNG)
DELEGATED: (SEC-PLN) (S	P-SUB) (SP-BP) (FP) TO:	(UD) (CE) (TRANS) (PKS) (PLNG)
FOR:		
SIGNED: Bradley L. Bingham City Engineer/AMAFC	A Designee	DATE : April 7, 2004

DEVELOPMENT REVIEW BOARD UTILITY DEVELOPMENT Standard Comment Sheet

DRB-1003355

Item No. 27

Zone Atlas J-10

DATE ON AGENDA 4/07/04
INFRASTRUCTURE REQUIRED ()YES (X)NO
CROSS REFERENCE:

ΤY	PE	OF	APP	ROV	AL.	REC	UES'	rei): ()	AN.	NEX	[TA	ON			
(X	:) S	KET	CH P	LAT	() PF	RELII	NIN	IARY	PI	TA	() FI	NAL	PLAT		
() S	ITE	PLA	N RE	EVI	EW	AND	CC	MME	T	()SI	TE	PLAN	FOR	SUBDIV	ISION
() S	ITE	PLA	N FO)R	BUI	LDI	NG	PERI	rin	1						

No. Comment

- 1. New Tract 165-A does not have access to sanitary sewer service. An easement must be provided to Coors across Tract 162-A, or a new sewer line must be constructed in $64^{\rm th}$. The existing sewer line in $64^{\rm th}$ is a 48'' dia. interceptor, and can not be used for service connections.
- 2. There is no water line in Glenrio, one may be required with the development of tract 163-A.

If you have any questions or comments please call Roger Green at 924-3989.

DEVELOPMENT REVIEW BOARD TRANSPORTATION DEVELOPMENT Standard Comment Sheet

DRB-1003355	Item No. 27	Zone Atlas	J-10/J-11
DATE ON AGENDA 4-7-	-04		
INFRASTRUCTURE REQU	JIRED () YES () NO		
CROSS REFERENCE:			
TYPE OF APPROVAL RE	EQUESTED:		
(X) SKETCH PLAT () F	PRELIMINARY PLAT () FINAL PLAT	
()SITE PLAN REVIEW	AND COMMENT ()S	ITE PLAN FOR S	SUBDIVISION
()SITE PLAN FOR BU	JILDING PERMIT		
No.	Comment		

- 1) C3 needs to be a 30' radius.
- 2) Coors R/W should be 156' with bikelanes.
- 3) Dedication could be 15' -- Need sketch of ped. X-ing with respect to curb face and property line.
- 4) Where are existing drive cuts? Will any new ones be required to access new configuration of lots?

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

A City of Albuquerque



DEVELOPMENT REVIEW APPLICATION

Supr	olemental form	Suppleme	ntal form
SUBDIVISION	S	ZONING	Z
Major Subdivision ac		Annexation & Zone Esta Sector Plan	Disnment
Minor Subdivision ac	tion	Zone Change	
Vacation Variance (Non-Zonin	•	Text Amendment	
		APPEAL / PROTEST of	A
SITE DEVELOPMENT PLAN for Subdivision Pu		Decision by: DRB, EPC,	
for Building Permit		LUCC, Planning Director or Sta	ff,
IP Master Developm	ent Plan	ZHE, Zoning Board of Appeals	
Cert. of Appropriater			n in nerson to the
RINT OR TYPE IN BLACK INK ONLY. lanning Department Development Service	The applicant or age	nt must submit the completed application of NW Albuquerque, NM 87102. Fees to	nust be paid at the
me of application. Refer to supplements	al forms for submittal re	quirements.	
PPLICANT INFORMATION:			
NAME: JOSEPH GREVE	1	PHONE: 296.	3045
ADDRESS: 2015 WHOM:	16 BLVD M	FAX:	,
CITY: A BUQUEROUE		ZIP 87110 E-MAIL:	<u> </u>
Proprietary interest in site:			<u></u>
AGENT (if any): WAYJOHN 5	URVEYING	NC. PHONE: 255.2	2052
1000000 227 1 Nille 14.	IN RIND NE	FAX: 250,00	
	CTATE K/A/	TIP 87108 E-MAIL: WAYJON	15URNE AOL.CO
ESCRIPTION OF REQUEST: SKETC	A PIAT F	UR LOT LINE ADJ	USTMENT
ESCRIPTION OF REQUEST:	OPEL	INES.	
Is the applicant seeking incentives pursuant	to the Family Housing Devel	noment Program? Yes. No.	
Is the applicant seeking incentives pursuant in the lambda seeking in the lambda seeking incentives pursuant in the lambda seeking in the lamb	O HIS FAIRING HOUSING DOTO:	CIALL ATTACH A SEPARATE SHEET IF NECE	ESSARY.
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	PLEASE NO amends Proposed pock	NT TO GRAD TE: There are S. Significant changed Pre- det) 6 copies for Preliminary Plan	no clear dis nanges are liminary Pla r unadvertis t, Infrastruct	tinctions between those deemed to the tructure of tructure of the tructure of tructure of tructure of tructure of tructure of the tructure of tructure	en significant by the DRB to List, and/or Copies for inte Grading Plan	require pul Frading Pla ernal routin	blic notice and in (folded to fit in a.)	public near into an 8.5"	ing. by 14"
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<u></u>	Checklists	•	Applicati	on case num	bers 00466	NAS.	Form revised MAR		3-29-04
\[\frac{1}{2} \]	Fees colle Case #s a Related #s	ssigned				Proje	ct # /00	Planner 355	signature / date



330 Louisiana Blvd., N.E.+Albuquerque, NM 87108+Phone: (505) 255-2052+Fax: (505) 255-2887

March 29, 2004

City of Albuquerque Planning Plaza Del Sol Building 600 2nd Street, NW Albuquerque, NM 87102

To Whom It May Concern:

I am submitting a sketch plat for comments on behalf of my client, Hel-Mar Investments. The purpose for this plat is to adjust the existing lot lines to conform to the C-1 (SC) and C-2 zone lines that have been established. This property currently contains a used car lot lease (Tract 164-A) and a separate auto repair lease (Tract 165-A) that is incidental to the used car lot. These tracts are within the C-2 zone overlay. Tract-163-A is vacant and will constitute the remainder of the C-2 zoning. Tract 162-A is vacant and will constitute the C-1 (SC) zoning.

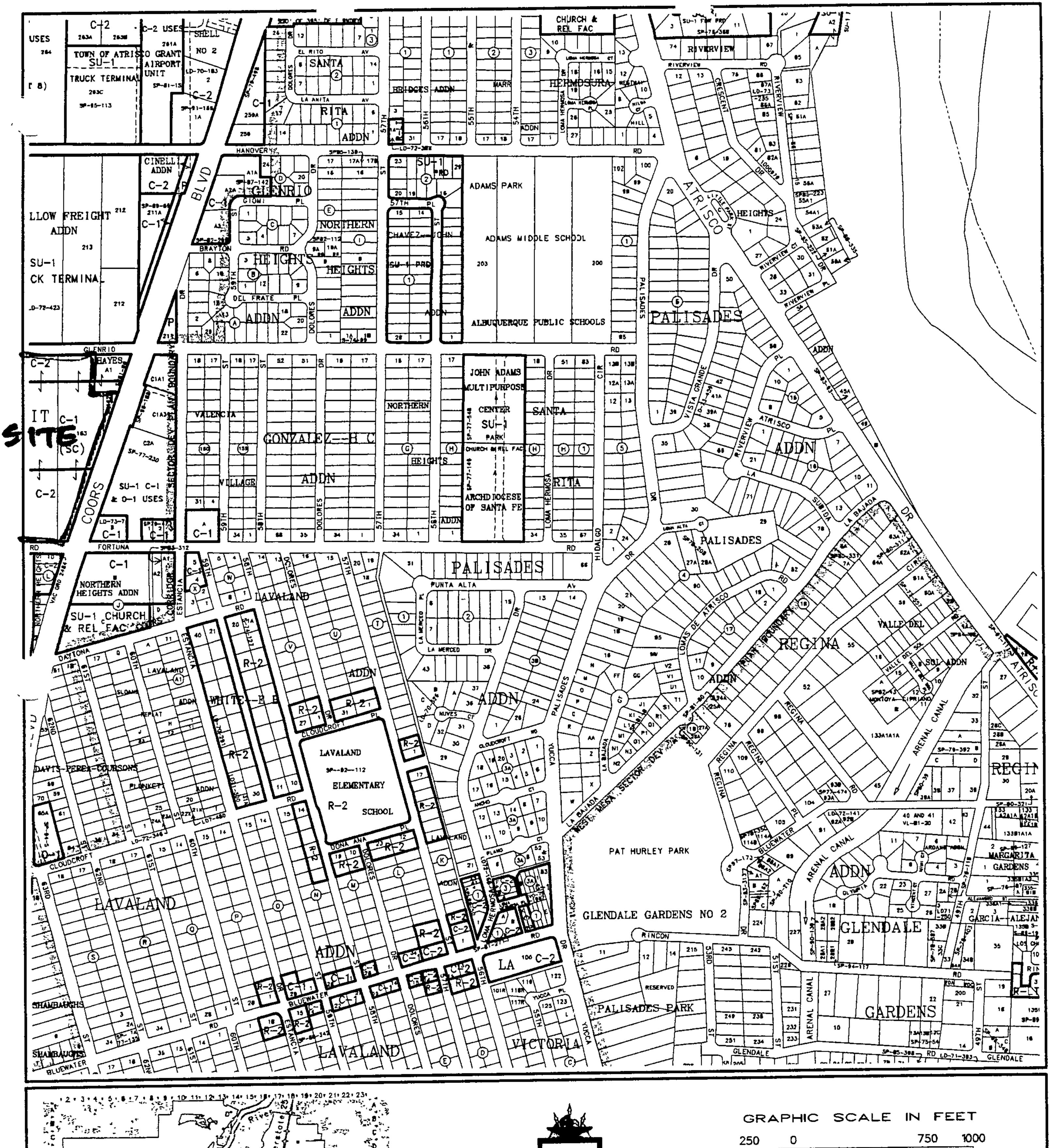
City of Albuquerque Zoning has requested that the lease areas be replatted into separate lots in order to conform to current zoning codes. The tracts have been restructured in order to establish the boundary lines that will determine the zone boundaries. In addition, Parcel "A" has been created to define the right of way take for the pedestrian overpass across Coors Boulevard. Since this parcel was created by deed for the City of Albuquerque in 1994, rather than by a platting action, it appears to be an illegal subdivision. Based upon previous experience on the subdivision plat across the street, it is the opinion of the City Surveyor and the City Attorney that this tract must be included in the replat and that the CAO of the City of Albuquerque must sign the plat as well. This will correct the illegal subdivision issue. No new tracts have been created by this platting action.

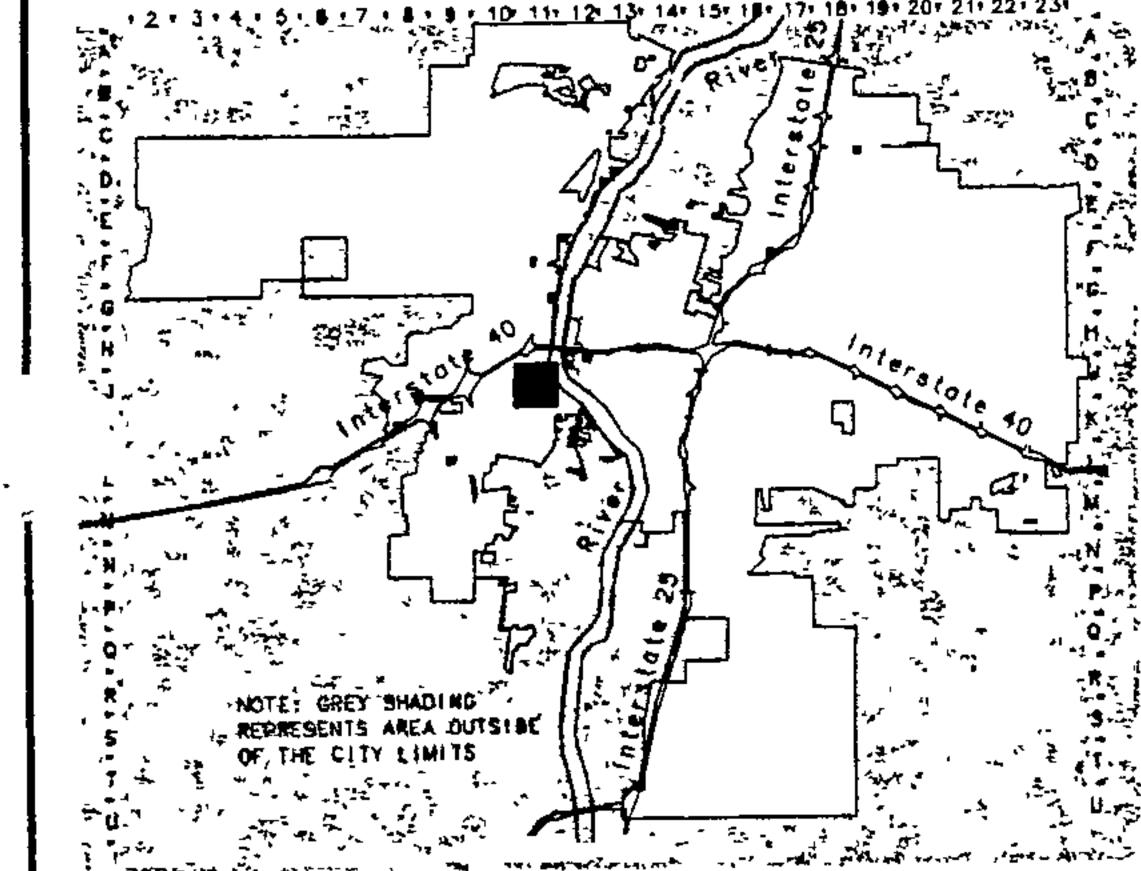
If you have any questions regarding this matter, feel free to contact me at the above numbers.

Regards,

Thomas D. Johnston, PS

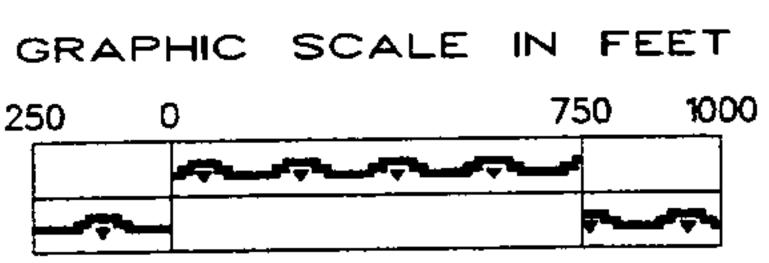
enc.





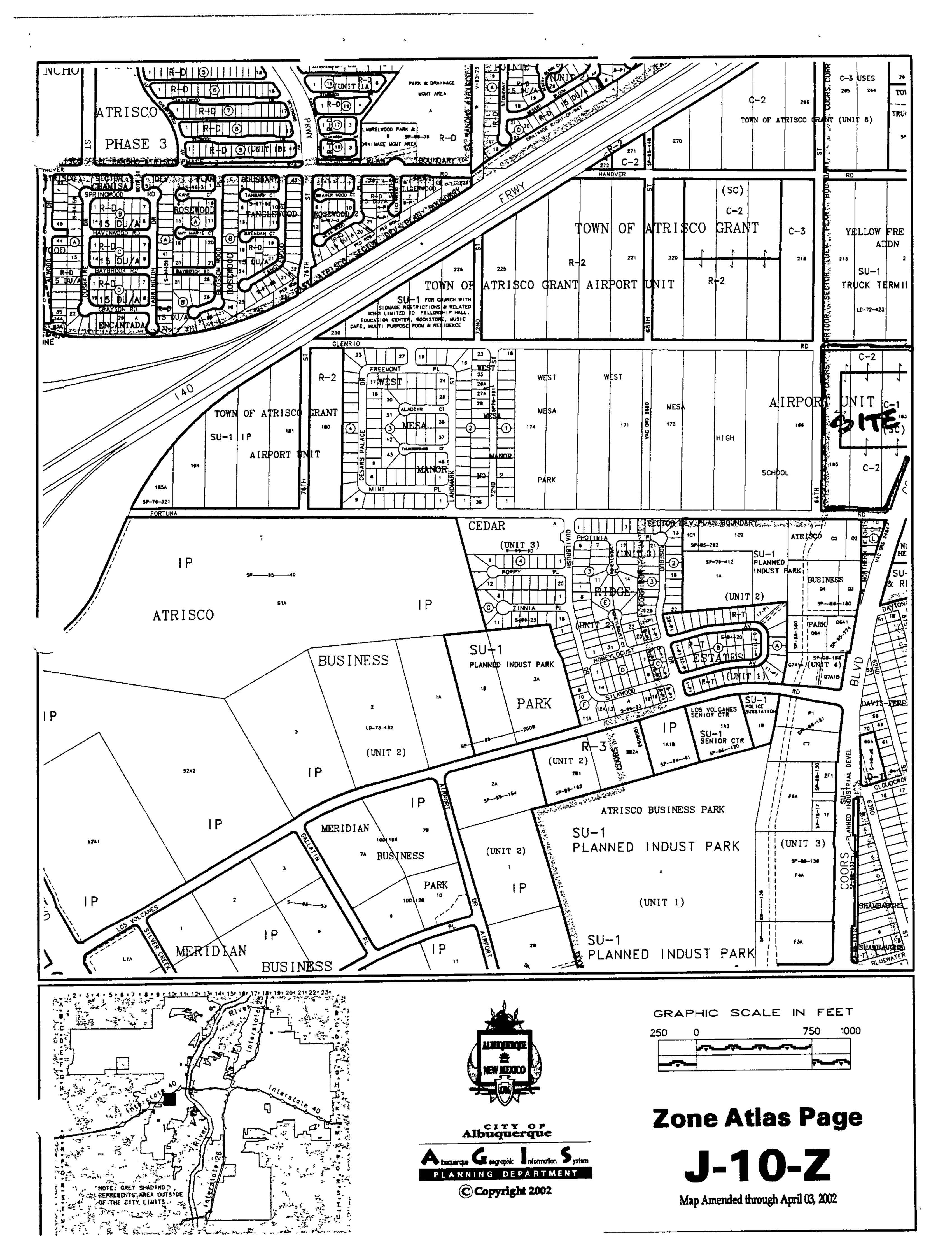


Albuquerque PLANNING DEPARTMENT © Copyright 2002



Zone Atlas Page J-11-Z

Map Amended through April 03, 2002



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

PAID RECEIPT

APPLICANT NAME	JOSEPH GREVEY
AGENT	WAY JOHN SURVEYING INC
ADDRESS	330 Louisiana BLID NE 87108
PROJECT & APP#	1003355 04DRB-00466
PROJECT NAME	Town of Atrisco Grant Airbort Unit
\$ _20.00 469099/4	916000 Conflict Management Fee
\$441006/4	983000 DRB Actions
\$441006/49	971000 EPC/AA/LUCC Actions & All Appeals
\$441018/49	971000 Public Notification
()Majo () Lett	083000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY*** or/Minor Subdivision ()Site Development Plan ()Bldg Permit eer of Map Revision ()Conditional Letter of Map Revision ffic Impact Study
TOTAL	AMOUNT DUE

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

> CARDUPLICALEXAN City Of Alluquerque Treasury Divisi n

Counterreceipt.doc 12/29/03

03/29/2004

11:31AM

100: AM

KECEIFT# 00020633 WS# 005 TRANS# 0014 Account 469099, Fund 0000 Activity 4914000

TRETAN

Tran, Art

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J24 MIRE ۷I

¢70.00 \$20.00

CHANCE.

\$6.00