

Complete 8-19-04

## DRB CASE ACTION LOG (PR

ON LOG (PREL & FINAL)
REVISED 2/5/04

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

DRB Application No.: 04DRB-01130 (P&F)	Project # 1003567
Project Name: MCDONALD ACRES UNIT 3	
Agent: Rhombus PA	Phone No.: 881-6690
<del></del>	(FINAL PLATS), MASTER DEVELOP. PLAN), was delegation of signature(s) to the following departments. O BE ADDRESSED
TRANSPORTATION:	
UTILITIES: Weed water and  of services from  Weel New Custome	sever tops for lot 30-B (separation by 30-A)  r sensce account opened for new sives
CITY ENGINEER / AMAFCA:	
D PARKS / CIP:	
□ PLANNING (Last to sign):	
-Tax printout from the County A Include 3 copies of the approv County Treasurer's signature with the County Clerk.	ropy for the County Clerk.  Treasurer.  to the County Clerk). RECORDED DATE:  Assessor.  The state plan along with the originals.  The state plan along with the recording of the plat.  The state plan along with the recording of the plat.  The state plan along with the originals.  The state plan along with the originals.

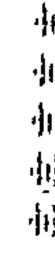


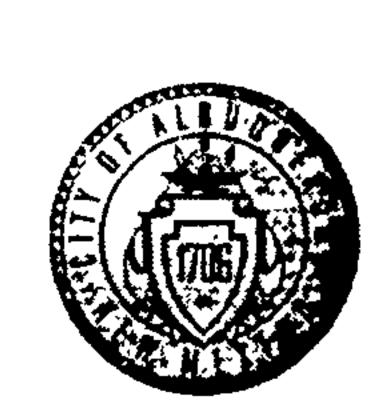


## DRB CASE ACTION LOG (PREL & FINAL) REVISED 2/5/04

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DRB Application No.: 04DRB-01130 (P&F)	Project # 1003567
Project Name: MCDONALD ACRES UNIT 3	
Agent: Rhombus PA	Phone No.: 881-6690
Your request for (SDP for SUB), (SDP for BP), (Fapproved on SAA by the DRB with del OUTSTANDING SIGNATURES COMMENTS TO	egation of signature(s) to the following departments.  BE ADDRESSED
TRANSPORTATION:	
UTILITIES: Weed water and s  Weel were from  Weel New customer	server tops for lot 30.B (squartion by 30.A) Service account opened for ensives
CITY ENGINEER / AMAFCA:	
□ PARKS / CIP:	1-Cia Abade Fut La
	details below
PLANNING (Last to sign):	Kitighelsles 8:11:2004.
Include 3 copies of the approved County Treasurer's signature must with the County Clerk.  Property Management's signature signature	reasurer. the County Clerk). RECORDED DATE: essor. site plan along with the originals. est be obtained prior to the recording of the plat e must be obtained prior to Planning Department's
AGIS DXF File approval requireds  Copy of recorded plat for Planning	ok ng.





## DEVELOPMENT REVIEW BOARD ACTION SHEET

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

August 4, 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

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

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

A. Call to Order: 9:00 a.m.

Adjourned: 10:50 a.m.

- B. Changes and/or Additions to the Agenda
- C. New or Old Business

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

1. Project # 1002051
03DRB-02008 Major-Preliminary Plat
Approval
03DRB-02009 Major-Vacation of
Public Easements
03DRB-02010 Minor-Vacation of
Private Easements
03DRB-02011 Minor-Temp Defer
SDWK

TIERRA WEST LLC agent(s) for GELTMORE LAND LTD CO request(s) the above action(s) for all or a portion of Tract(s) A, CHAMISA RIDGE - UNIT 1, zoned R-LT, located on PARADISE BLVD NW, between BIG SAGE DR NW and CONEFLOWER DR NW containing approximately 18 acre(s). [Deferred from 6/9/04, 6/23/04 & 8/4/04] [REF: 02DRB-00963] (B-10) DEFERRED AT THE AGENT'S REQUEST TO 9/29/04.

Project # 1002529
 04DRB-01059 Major-Preliminary Plat Approval
 04DRB-01060 Minor-SiteDev Plan Subd/EPC

CONSENSUS PLANNING INC agent(s) for RANDY EASTBURG, CAS, LLC request(s) the above action(s) for all or a portion of Tract(s) 6-B, Lot(s) 1 thru 5, PARTITION OF BLACK RANCH, zoned SU-1 special use zone for C-1, located on COORS BLVD NW, between WESTSIDE DR CALABACILLAS ARROYO NW containing and approximately 6 acre(s). [REF: 03EPC02058,03EPC 02059,03EPC 02060, Z- 93-115] [Makita Hill, EPC Case Planner] [Deferred from 7/28/04] (B-13) WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 8/4/04 AND APPROVAL OF THE GRADING PLAN **ENGINEER STAMP DATED 6/30/04 THE PRELIMINARY** PLAT WAS APPROVED WITH CONDITION: ADD A SIDEWALK **EASEMENT** MEANDERING SIDEWALK. THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR MRGCOG "MTB" APPROVAL FOR ACCESS FROM COORS.

Project # 1003417

 04DRB-01056 Major-Preliminary Plat
 Approval
 04DRB-01057 Minor-Subd Design (DPM)
 Variance
 04DRB-01058 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES, PA agent(s) for ALPHA EQUITIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 22-30, Block(s) 11, Tract(s) 1, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known MOUNTAIN RIDGE SUBDIVISION, residential and related uses zone, developing area, (3DU/A) located on GLENDALE AVE NE, between WYOMING BLVD NE and BARSTOW ST NE containing approximately 10 acre(s). [REF: 04DRB00671] [Deferred from 7/28/04] (B-19) WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 8/4/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 8/2/04 THE PRELIMINARY PLAT WAS APPROVED. A SIDEWALK VARIANCE FROM THE DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.



4. Project # 1001182

04DRB-01047 Major-Vacation of Pub Right-of-Way 04DRB-01048 Major-Vacation of Public Easements 04DRB-01049 Major-Preliminary Plat Approval 04DRB-01050 Minor-Sidewalk Waiver 04DRB-01051 Minor-Temp Defer SDWK

THOMPSON ENGINEERING & CONSULTING INC., agent(s) for VISION DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) B; WESTRIDGE MOBILE HOME PARK, PHASE 2, (to be known as BLUEWATER POINTE SUBDIVISION, zoned R-LT residential zone, located on 94TH ST NW, between BLUEWATER RD NW and AVALON RD NW containing approximately 8 acre(s). [REF: Z-97-58, AX-97-7, Z-99-60, 01EPC-01088, 01089, 01DRB-00505, 00506,02DRB-00337] (Deferred from 7/28/04) (K-9) THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF INFRASTRUCTURE LIST DATED 8/4/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 7/28/04 THE PRELIMINARY PLAT WAS APPROVED. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.

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

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

#### THERE ARE NO SITE DEVELOPMENT PLANS THIS WEEK...

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

5. Project # 1001362 04DRB-01158 Minor-Ext of SIA for Temp Defer SDWK ISAACSON & ARFMAN PA agent(s) for TRILLIUM DEVELOPMENT LTD CO request(s) the above action(s) for all or a portion of Block(s) A-F, TRILLIUM @ HIGH DESERT, UNIT 3, zoned SU-HD RLT, located on CORTADERIA ST NE, between SPAIN RD NE and ACADEMY BLVD NE containing approximately 11 acre(s). [REF: DRB-94-526, DRB-96-531, DRB-97-87, 02DRB-01232] (E-23) A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.

6. Project # 1002092 04DRB-01159 Minor-Final Plat Approval

BOHANNAN HUSTON, INC. agent(s) for OXBOW NORTH VENTURES request(s) the above action(s) for all or a portion of Tract(s) A, OXBOW NORTH, UNIT 2, zoned SU-3 special center zone, located on NAMASTE RD NW, between COORS BLVD NW and containing approximately 10 acre(s). [REF: 03DRB-01523] (F-11) FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR FEE SIMPLE TITLE LANGUAGE ON THE PLAT AND THE AGIS DXF FILE.

7. Project # 1002856
04DRB-01156 Minor-Amnd Prelim Plat
Approval
04DRB-01157 Minor-Final Plat Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for ANDERSON HILLS LLC request(s) the above action(s) for all or a portion of Unit(s) 1 and 3A, Tract(s) 1-5 FORMERLY KNOWN AS MEADOWS @ ANDERSON HILLS UNIT 3A, (to be known as BLOSSOM RIDGE, UNIT 1, zoned R-LT residential zone, located on DENNIS CHAVEZ BLVD SW, between UNSER BLVD SW and 98<sup>TH</sup> STREET SW containing approximately 107 acre(s). [REF: SD-87-4-1, Z-99-58, SPR-95-2-2] (P-9) THE AMENDED PRELIMINARY PLAT DATED 8/4/04 WAS APPROVED. AMENDMENT DOES NOT EXTEND EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT. FINAL PLAT WAS APPROVED SIGNOFF DELEGATED FINAL ENGINEER FOR AMENDED INFRASTRUCTURE LIST AND TRANSPORTATION DEVELOPMENT FOR SIGHT DISTANCE ON PLAT FOR "CROCUS TRAIL"

8. Project # 1002858 04DRB-01155 Major-Final Plat Approval MARK GOODWIN & ASSOCIATES PA agent(s) for ANDERSON HILLS LLC request(s) the above action(s) for all or a portion of Tract(s) G, H & I ARROWWOOD RANCH DEVELOPMENT, THE MESA @ ANDERSON HILLS UNIT 1, zoned R-2, SU-1, C-1, located on DENNIS CHAVEZ BLVD SW, between UNSER BLVD SW and GRACE VIGIL RD SW containing approximately 43 acre(s). [REF: SD-87-4-1, Z-99-58, 04DRB-00234, 03DRB-01208, 03DRB-01207, 01206, 01209] [Deferred from 8/4/04] (N-9/P-9) DEFERRED AT AGENT'S REQUEST TO 8/25/04.

9. **Project # 1003581**04DRB-01154 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for RUSSELL PEACOCK, request(s) the above action(s) for all or a portion of Lot(s) 11, 12-A, 12-B & 13-A, Block(s) 7, SANDIA MANOR SUBDIVISION, zoned R-1 residential zone, located on PIEDRAS DR NE, between OAKWOOD PL NE and CAMINO DE LA SIERRA NE containing approximately 2 acre(s). (K-23) PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.

10. Project # 1003578 04DRB-01145 Minor-Prelim&Final Plat Approval

SURVEYS SOUTHWEST, LTD agent(s) for ROSEMARY ROLLER/MARY LYNN CHANEY request(s) the above action(s) for all or a portion of Lot(s) 1A, with Lot(s) 3, 21, 22, 23 & 24, Block(s) 5, MENDELSBERG'S SUBDIVISION OF BLOCK 5 OF BARON BURG HEIGHTS, zoned C-1 neighborhood commercial zone, located on ZUNI RD SE, between PALOMAS DR SE and ALVARADO DR SE containing approximately 2 acre(s). [REF: ZA-84-97, ZA-89-355, ZA-83-289] (L-18) PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.

11. Project # 1002935 04DRB-01160 Major-Final Plat Approval BOHANNAN HUSTON, INC agent(s) for WESTLAND DEVELOPMENT CO., INC., request(s) the above action(s) for SUNDORO SUBDIVISION, UNIT 1, zoned SU-2, R-LT, located on LADERA DR NW, between TIERRA PINTADA ST NW and ARROYO VISTA BLVD NW containing approximately 17 acre(s). [REF: 03DRB00736, 03DRB01137] (J-8/J-9) FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR AN ADDED NOTE ABOUT 25-FOOT FLOATING PUBLIC WATERLINE EASEMENT AND MATCHING PLAT AND CITY ENGINEER FOR BULK LAND VARIANCE LANGUAGE, AGIS DXF FILE, AMAFCA SIGNATURE AND REAL PROPERTY'S SIGNATURE.

04DRB-01163 Minor-Final Plat Approval

BOHANNAN HUSTON INC agent(s) for WESTLAND DEVELOPMENT CO., INC., request(s) the above action(s) for SUNDORO SUBDIVISION, UNIT 2, zoned SU-2, R-LT, located on LADERA DR NW, between TIERRA PINTADA ST. NW and ARROYO VISTA BLVD NW containing approximately 17 acre(s). [REF: 03DRB-00736, 03DRB01137] (J-8/J-9) FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT TO CHECK FOR UNIT 1 CORRECTIONS AND CITY ENGINEER FOR AGIS DXF FILE AND AMAFCA SIGNATURE.

04DRB-01161 Major-Final Plat Approval

BOHANNAN HUSTON, INC agent(s) for WESTLAND DEVELOPMENT CO., INC., request(s) the above action(s) for SUNDORO SUBDIVISION, UNIT 3, zoned SU-2/R-LT, located on LADERA DR NW, between TIERRA PINTADA ST NW and ARROYO VISTA BLVD NW containing approximately 28 acre(s). [REF: 03DRB00736, 03DRB-01137] (J-8/J-9) FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT TO CHECK FOR UNIT 1 CORRECTIONS AND CITY ENGINEER FOR AGIS DXF FILE AND AMAFCA SIGNATURE.

04DRB-01164 Major-Final Plat Approval

BOHANNAN HUSTON INC agent(s) for WESTLAND DEVELOPMENT CO., INC., request(s) the above action(s) for SUNDORO SUBDIVISION, UNIT 4, zoned SU-2/R-LT, located on LADERA DR NW, between TIERRA PINTADA ST NW and ARROYO VISTA BLVD NW containing approximately 14 acre(s). [REF: 03DRB00736, 03DRB01137] (J-8/J-9) FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT TO CHECK FOR UNIT 1 CORRECTIONS AND CITY ENGINEER FOR AGIS DXF FILE AND AMAFCA SIGNATURE.

12. Project # 1003483
04DRB-01167 Minor-Prelim&Final Plat
Approval

CARTESIAN SURVEYS agent(s) for SANTOSH BHARAT & CHAMPA MODY request(s) the above action(s) for all or a portion of Lot(s) 17, 18 & 19, Block(s) 12, Tract(s) A, NORTH ALBUQUERQUE ACRES, UNIT B, zoned SU-2/IP, located on SAN PEDRO NE, between SIGNAL AVE NE and ALAMEDA NE containing approximately 3 acre(s). [REF: 04DRB-00881] [Deferred from 8/4/04] (C-18) DEFERRED TO 8/25/04.

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

COMMUNITY SCIENCES CORP agent(s) for COLLATZ INC, JACK CLIFFORD request(s) the above action(s) for all or a portion of Tract(s) A, LANDS OF COLLATZ INC, RINCONADA TRAILS, zoned SU-1 special use zone, located on UNSER BLVD NW, between UNSER BLVD NW and WESTERN TRAILS NW containing approximately 9 acre(s). [REF: 03DRB-01994, 04DRB-00166, 04DRB-00167, 04DRB-00168] [Deferred from 7/14/04,7/21/04 & 8/4/04] (F-11/F-12) DEFERRED AT THE AGENT'S REQUEST TO 8/11/04.

14. Project #\_1003567\_\_\_ \_\_\_ \_\_\_\_ 04DRB-01130 Minor-Prelim&Final Plat Approval RHOMBUS, P. A. INC agent(s) for JOANNE NEALEY request(s) the above action(s) for all or a portion of Lot(s) 29 & 30, MC DONALD ACRES, UNIT 3, zoned R-1 residential zone, located on PHOENIX AVE NW, between 11<sup>TH</sup> ST NW and 10<sup>TH</sup> ST NW containing approximately 1 acre(s). (Deferred from 7/28/04)(H-14) PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT TO OPEN A NEW CUSTOMER SERVICE ACCOUNT FOR NEW SERVICES, NEED WATER AND SEWER TAPS FOR LOT 30-B (SEPARATION OF SERVICES FROM LOT 30-A)

#### NO ACTION IS TAKEN ON THESE CASES:

APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

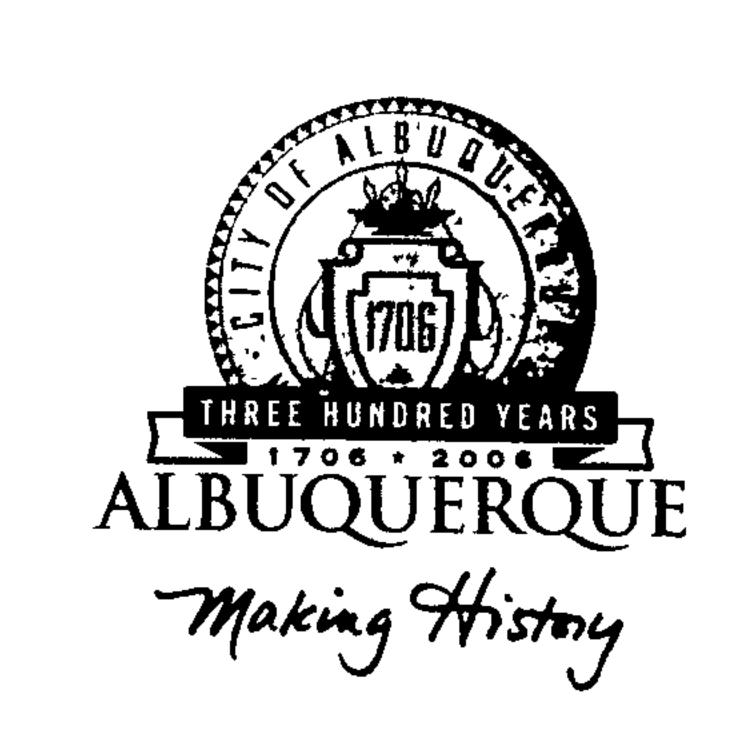
15. **Project # 1003585**04DRB-01168 Minor-Sketch Plat or Plan

RIO GRANDE ENGINEERING agent(s) for THE MONTANA GROUP request(s) the above action(s) for all or a portion of Lot(s) 1, 2, 3 & 4, Block(s) 4, GRANADA HEIGHTS ADDITION, (zoned O-R, located on SILVER AVE SE, between MORNINGSIDE ST SE and ALISO ST SE containing approximately 2 acre(s). (K-17) THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.

16. Approval of the Development Review Board Minutes for July 21, 2004. THE JULY 21, 2004 DEVELOPMENT REVIEW BOARD MINUTES WERE APPROVED.

ADJOURNED: 10:50 A.M.

## CITY OF AJ BUQUERQUF



# PLANNING DEPARTMENT DEVELOPMENT AND BUILDING SERVICES HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

	DRB CASE NO/PROJECT NO: 1003567		AGENDA ITEM NO: 14
	SUBJECT:		
	<ul><li>(02) Bulk Land Variance</li><li>(03) Sidewalk Variance</li><li>(03a) Sidewalk Deferral</li></ul>	<ul> <li>(05) Site Plan for Sult</li> <li>(06) Site Plan for BP</li> <li>(07) Vacation</li> <li>(08) Final Plat</li> <li>(09) Infrastructure List</li> </ul>	<ul><li>(11) Grading Plan</li><li>(12) SIA Extension</li><li>(13) Master Dev. Plan</li></ul>
	ACTION REQUESTED:		
P.O. Box 1293	REV/CMT:() APP:(x) SIGN-(	OFF:() EXTN:() AME	ND:()
Albuquerque No adve	ENGINEERING COMMENTS: erse comments.		
New Mexico 87103			
www.cabq.gov	RESOLUTION:  APPROVED; DENIED;	DEFERRED; CON	IMENTS 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 De	esignee	<u>DATE</u> : August 4, 2004

## AGIS ELECTRONIC APPROVAL FORM

DRB Project Case #: 1003567	
Subdivision Name: McDonald Acres Un	nit 3 - Lots 29A, 30A, & 30B
Surveyor: <u>John Miers</u>	
Company/Agent: Rhombus P.A.	
Contact Person: Rita Guetschow	E-mail:
Phone: <u>881-6690</u>	Fax:
Coordinate	□ NMSP Grid □ Sto NMSP Grid □ Other
Ann & Dal	7/23/04
Approved	Date
*The dxf file cannot be accepted at this tir	
	AGIS Use Only
Copied cov <u>3567</u> to agiscov on	7/23/2004. Contact person notified on 7/23/2004



## DEVELOPMENT REVIEW BOARD ACTION SHEET

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

July 28, 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

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A. Call to Order: 9:00 A.M.

Adjourned: 12:35 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 # 1000583 04DRB-01016 Major-Two Year SIA

MARK GOODWIN & ASSOCIATES PA agent(s) for PEGGY DASKALOS request(s) the above action(s) for all or a portion of Block(s) 1, Tract(s) B-1-A AND B-1-B, FOOTHILLS NORTH, zoned C-2 community commercial zone, located on LOMAS BLVD NE, between TRAMWAY BLVD NE and CUMBRES ST NE containing approximately 4 acre(s). [REF: 02DRB-01022, 04DRB-01707; 04DRB-01652, 04DRB-01618, 04DRB-00772] (K-23) A TWO-YEAR EXTENSION OF THE SIA WAS APPROVED.

2. Project # 1003531 04DRB-01034 Major-Street Name Change AFRICAN AMERICAN ALLIANCE OF ALBUQUERQUE request(s) the above action(s) for a Street Name Change from **BASEHART AVENUE SE TO OWEN SMAULDING ROAD SE**, zoned SU-1, PDA, located on UNIVERSITY BLVD SE, between AVENIDA CESAR CHAVEZ SE and COAL AVE SE. (L-15) **DENIED**.

Project # 1002529
 04DRB-01059 Major-Preliminary Plat Approval
 04DRB-01060 Minor-SiteDev Plan Subd/EPC

CONSENSUS PLANNING INC agent(s) for RANDY EASTBURG, CAS, LLC request(s) the above action(s) for all or a portion of Tract(s) 6-B, Lot(s) 1 thru 5, PARTITION OF BLACK RANCH, zoned SU-1 special use zone for C-1, located on COORS BLVD NW, between WESTSIDE DR NW and CALABACILLAS ARROYO containing approximately 6 acre(s). [REF: 03EPC02058,03EPC 02059,03EPC 02060, Z- 93-115] [Makita Hill, EPC Case Planner] [Deferred from 7/28/04] (B-13) DEFERRED AT THE AGENT'S REQUEST TO 8/4/04.

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Approval
04DRB-01057 Minor-Subd Design
(DPM) Variance
04DRB-01058 Minor-Temp Defer
SDWK

MARK GOODWIN & ASSOCIATES, PA agent(s) for ALPHA EQUITIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 22-30, Block(s) 11, Tract(s) 1, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **MOUNTAIN RIDGE SUBDIVISION**, zoned R-D residential and related uses zone, developing area, (3DU/A) located on GLENDALE AVE NE, between WYOMING BLVD NE and BARSTOW ST NE containing approximately 10 acre(s). [REF: 04DRB00671] [Deferred from 7/28/04] (B-19) **DEFERRED AT THE AGENT'S REQUEST TO 8/4/04.** 

#### 5. **Project # 1001182**

04DRB-01047 Major-Vacation of Pub Right-of-Way 04DRB-01048 Major-Vacation of Public Easements 04DRB-01049 Major-Preliminary Plat Approval 04DRB-01050 Minor-Sidewalk Waiver 04DRB-01051 Minor-Temp Defer SDWK THOMPSON ENGINEERING & CONSULTING INC., agent(s) for VISION DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) B, WESTRIDGE MOBILE HOME PARK, PHASE 2, (to be known as **BLUEWATER POINTE SUBDIVISION**, zoned R-LT residential zone, located on 94TH ST NW, between BLUEWATER RD NW and AVALON RD NW containing approximately 8 acre(s). [REF: Z-97-58, AX-97-7, Z-99-60, 01EPC-01088, 01089, 01DRB-00505, 00506,02DRB-00337] (Deferred from 7/28/04) (K-9) **DEFERRED AT THE AGENT'S REQUEST TO 8/4/04**.

#### 6. Project # 1002715

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

04DRB-01061 Minor-SiteDev Plan Subd/EPC

ISAACSON & ARFMAN PA agent(s) for BOULEVARD LIMITED PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 1 THRU 4, Tract(s) H, LANDS OF HORIZON CORPORATION, zoned SU-1 FOR C-1, located on UNSER BLVD NW, between PARADISE BLVD NW and LYONS BLVD NW containing approximately 30 acre(s). [REF: 03EPC-00918, 03EPC-00919] [Deferred from 7/14/04 & 7/28/04] (B-11) DEFERRED AT THE AGENT'S REQUEST TO 8/25/04.

CONSENSUS PLANNING INC agent(s) for BOULEVARD LIMITED PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 1, 2, 3, & 4, HORIZON CORPORATION REPLAT OF TRACT H, zoned SU-1, located on PARADISE BLVD NW, between LYON BLVD NW and UNIVERSE BLVD NW containing approximately 30 acre(s). [REF: 03EPC-00918, 03EPC-00919, 04DRB00964, 00965, 00966, 00967] [Juanita Vigil, EPC Case Planner] [Deferred from 7/14/04 & 7/21/04] (B-11) DEFERRED AT THE AGENT'S REQUEST TO 8/25/04.

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

Drainage Improvements

BOB KEERAN agent(s) for LLAVE CONSTRUCTION INC request(s) these action(s) for all or a portion of Unit(s) 3, Lot(s) 6 & 7, Tract(s) 3, Block(s) 16, NORTH ALBUQUERQUE ACRES, VINTNER COURT SUBDIVISION, zoned DETENTION POND, located on VINTNER NE, between VENTURA NE and CORONA NE containing approximately 2 acre(s). [Deferred from 5/12/04 & 5/26/04 & 6/9/04 & 6/23/04 & 7/14/04 & 7/21/04] (C-20) DEFERRED AT THE AGENT'S REQUEST TO 8/11/04.

#### 8. **Project # 1002176**

04DRB-00960Major-PreliminaryPlat Approval 04DRB-00962 Major-Vacation of Public Easements 04DRB-00969 Minor-Vacation of Private Easements 04DRB-00961 Minor-Temp Defer SDWK

SURVEYS SOUTHWEST LTD agent(s) for MOUNTAIN WEST DEVELOPMENT, request(s) the above action(s) for all or a portion of Tract(s) E-1, NORTH FOUR HILLS, COVERED WAGON SUBDIVISION, zoned SU-1, located on FOUR HILLS RD SE, between LANIER DR SE and WATERFALL DR SE containing approximately 7acre(s). [REF:Z-98-113/Z98-54, 02DRB-01306, 04DRB-00526] [Deferred from 7/14/04 & 7/21/04] (L-23) WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/28/04 AND APPROVAL OF THE GRADING PLAN **ENGINEER STAMP DATED 6/30/04 THE PRELIMINARY** PLAT WAS APPROVED. THE VACATION APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.

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

BILL WADE, request(s) the above action(s) for all or a portion of Tract(s) E-1 and C, Block(s) 90C, Unit(s) 78, NORTH FOUR HILLS, COVERED WAGON SUBDIVISION, zoned SU-1, located on CENTRAL AVE SE between FOUR HILLS RD SE AND WATERFALL DR SE containing approximately 7 acre(s). [REF:04EPC-00162, 04DRB-000960, 00961, 00962, 00969, 02DRB-01306, 02DRB-00526] [Debbie Stover, EPC Case Planner] [Deferred from 7/14/04 & 7/21/04] (L-23) THE SITE PLAN FOR SUBDIVISION AND SITE PLAN FOR BUILDING PERMIT WERE APPROVED AND SIGNED OFF BY THE BOARD.

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

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

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

RICK BENNETT ARCHITECTS agent(s) WASHINGTON STREET INVESTMENTS request(s) the above action(s) for all or a portion of Lot(s) 17, Tract(s) B-1-A-1, ALAMEDA BUSINESS PARK, LANDS OF SPRINGER BUILDING MATERIALS CORP., zoned SU-2, IP - EP, located on VISTA ALAMEDA NW, between PASEO ALAMEDA NW ALAMEDA PARK DR NW and approximately 1 acre(s). [Deferred from 7/14/04] (C-16) SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR ONE- WAY SIGN, CITY STANDARD DRAWING NUMBER FOR CURB CUTS AND PARALLEL INTERIOR PARKING STALLS 22 FEET AND PLANNING FOR SIGNAGE ON BUILDING.

10. Project # 1003548 04DRB-01090 Minor-SiteDev Plan BldPermit JIM MEDLEY, ARCHITECT, AIA agent(s) for TERRI ULIBARRI request(s) the above action(s) for all or a portion of Tract(s) A-1, **MARIPOSA SQUARE**, zoned R-D, located on LADERA DR NW, between 72<sup>nd</sup> ST NW and MIAMI NW containing approximately 2 acre(s). [REF: DRB-95-353, V-88-95] [Deferred from 7/21/04] (H-10) INDEFINITELY DEFERRED ON A NO SHOW.

## 11. Project # 1003550 04DRB-01094 Minor-SiteDev Plan BldPermit

DORMAN / BREEN ARCHITECTS agent(s) for ALBUQUERQUE SIGN PRINT CO. request(s) the above action(s) for all or a portion of Lot(s) 2, Block(s) 30, Tract(s) A, NORTH ALBUQUERQUE ACRES, UNIT B, zoned SU-2 special neighborhood zone, IP, located on SIGNAL AVE NE, between SAN PEDRO DR NE and LOUISIANA BLVD NE containing approximately 1 acre(s). [Indef deferred 7/21/04] (C-18) AN INFRASTRUCTURE LIST DATED 7/28/04 WAS APPROVED. THE SITE PLAN FOR BUILDING PERMIT WS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND PLANNING FOR LANDSCAPE LANGUAGE ON PLAN.

12. Project # 1000635
04DRB-01092 Minor-SiteDev Plan
Subd/EPC
04DRB-01093 Minor-SiteDev Plan
BldPermit

GEORGE RAINHART ARCHITECTS & ASSOCIATES for DEBARTALO DEVELOPMENT agent(s) request(s) the above action(s) for all or a portion of Tract(s) 33-1A, 38-2-A, 38-3-A, & 27B-B-1-1, TAYLOR RANCH, zoned SU-1 FOR C-1 PERMISSIVE & CON USE & FULL SVC LIQUOR, located on COORS BLVD NW, between COORS BLVD NW and MONTANO NW containing approximately 5 acre(s). [REF: Z-80-2, Z-80-5, Z-85-138-48, Z-96-124, DRB-98-106] [Debbie Stover, EPC Case Planner] [Indef deferred 7/21/04] (E-12) THE SITE PLAN FOR SUBDIVISION AND SITE PLAN FOR BUILDING PERMIT WERE APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION FOR TRAFFIC IMPACT STUDY DEVELOPMENT UPDATE

04DRB-01121 Minor-Prelim&Final Plat Approval

PRECISION SURVEYS, INC. agent(s) for COORS & MONTANO, LLC request(s) the above action(s) for all or a portion of Tract(s) 38-1-A, 38-2-A and 38-3-A, TAYLOR RANCH, zoned SU-1 special use zone, FOR C-1 USES, located on MONTANO RD NW, between COORS BLVD. NW and MONTANO PLAZA DR NW containing approximately 4 acre(s). [REF: 04DRB-01092, 01093, 03DRB-00613, 03DRB-00454, 00455] (E-12) PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CROSS LOT ACCESS, DRAINAGE AND UTILITIES DEVELOPMENT FOR AGIS DXF FILE, ADD ADDITIONAL PUBLIC WATERLINE EASEMENT ON TRACT 38-2A2 FOR METER

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

THE DESIGN GROUP, ERIK HAGEN, agent(s) for ARDENT HEALTH SERVICES dba SANDIA HEALTH SYSTEMS, request(s) the above action(s) for all or a portion of Tract(s) 1-A, ST JOSEPH WEST MESA HOSPITAL, PARADISE HEIGHTS, zoned SU-1 special use zone, located on GOLF COURSE RD NW, between MCMAHON BLVD NW and GOLF COURSE RD NW containing approximately 20 acre(s). [REF: Z-88-90, 03AA00579, 04EPC00696] [Carmen Marrone, EPC Case Planner] [Deferred from 7/14/04 & Indef deferred 7/21/04] (A-12) WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/28/04 THE SITE PLAN FOR BUILDING PERMIT WS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA.

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

14. Project # 1001096 04DRB-01127 Minor-Extension of Preliminary Plat SURV-TEK, INC agent(s) for STUART HARROUN request(s) the above action(s) for all or a portion of Tract(s) A-1, LANDS OF LLOYD LUZES GOFF, zoned RO-1 rural and open zone, located on EDITH BLVD NE, between TYLER RD NE and LAS COLINAS DR NE containing approximately 15 acre(s). [REF: 01410-0000-00294, DRB 96-40, 02DRB01421/03DRB01273] (E-16) A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED TO SEPTEMBER 12, 2005.

## 15. **Project # 1003175**04DRB-01126 Minor-Sidewalk Waiver

BOHANNAN HUSTON, INC. agent(s) for CURB. INC. request(s) the above action(s) for all or a portion of Tract(s) 33C-1-A, SUNGATE SUBDIVISION, zoned R-2 residential zone, located on GIBSON BLVD SW, between BLAKE RD SW and MESA ARENOSA DR SW containing approximately 21 acre(s). [REF: 04DRB-00010, 04DRB-00011, 00012] (N-9) A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALK WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.

# 16. Project # 1000184 04DRB-01111 Minor-Prelim&Final Plat Approval 04DRB-01112 Minor-Vacation of Private Easements

SURVEYS SOUTHWEST LTD agent(s) for ROB DICKSON request(s) the above action(s) for all or a portion of Tract(s) A-1-A & A-7-A, BANNER SQUARE ADDITION, zoned SU-2/SU-1, located on BROADWAY BLVD NE, between CENTRAL AVE NE and ARNO ST NE containing approximately 3 acre(s). [REF: 03DRB00442] (K-14) THE PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.

# 17. Project # 1001763 04DRB-01136 Minor-Prelim&Final Plat Approval

SURVEYS SOUTHWEST LTD agent(s) for J. HOWARD MOCK, LAVA PARTNERS request(s) the above action(s) for all or a portion of Tract(s) C-1, ALBUQUERQUE WEST, zoned SU-1 FOR C-1 PERMISSIVE USES, located on 57<sup>TH</sup> ST NW, between QUAIL RD NW and OURAY RD NW containing approximately 2 acre(s). [REF:DRB96-279, 02DRB00308, 309, 02DRB00856] (Deferred from 7/28/04) (H-11) INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.

18. **Project # 1003572**04DRB-01135 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for BRUNACINI DEVELOPMENT, ANGELO BRUNACINI request(s) the above action(s) for all or a portion of Tract(s) A, JOURNAL CENTER PHASE 2, UNIT 2, zoned IP industrial park zone, located on RUTLEDGE ST NE, between NORTH DIVERSION CHANNEL and SNAPROLL ST NE containing approximately 15 acre(s). (Deferred from 7/28/04) (D-17) INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.

19. Project # 1000570 04DRB-01139 Major-Final Plat Approval PRECISION SURVEYS INC agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for, PARKWAY SUBDIVISION, UNIT 10, zoned SU-2/R-LT, located on FORTUNA RD NW, between SANDY DR NW and SHEFFIELD PL NW containing approximately 8 acre(s). [REF: 02DRB01020, 02DRB00755, 02DRB01019, 0201567, 04DRB00270] (J-9) FINAL PLAT WAS APPROVED AND DELEGATED TO PARKS FOR CASH-IN-LIEU AND PLANNING FOR AGIS DXF FILE.

20. Project # 1002861 04DRB-01137 Major-Final Plat Approval

ABQ ENGINEERING INC agent(s) for INFILL SOLUTIONS request(s) the above action(s) for all or a portion of Lot(s) 13-16, Block(s) 46, NEW MEXICO TOWN COMPANY TOWNSITE, (to be known as **SOUTHERN UNION GAS LOFTS**) zoned SU-3 special center zone, located on 8<sup>TH</sup> ST SW, between 8<sup>TH</sup> ST SW and SILVER AVE SW containing approximately 1 acre(s). [REF: 03DRB01299] (K-13) **FINAL PLAT WAS APPROVED AND DELEGATED TO PLANNING FOR AGIS DXF FILE.** 

## 21. Project # 1003495 04DRB-01123 Minor-Prelim&Final Plat Approval

PAUL BENNETT request(s) the above action(s) for all or a portion of Lot(s) 18 P1, PASEO DE ESTRELLA SUBDIVISION, zoned R-1 residential zone, located on VISTA DEL NORTE NE, between JEFFERSON NE and EDITH NE [REF: 04DRB00932] (E-16) PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.

#### 22. Project # 1003505 04DRB-01124 Minor-Prelim&Final Plat Approval

ELLIOTT SURVEYING agent(s) for ALBUQUERQUE CHRISTIAN CHILDREN'S HOME request(s) the above action(s) for all or a portion of Tract(s) A & B, ALBUQUERQUE CHRISTIAN CHILDREN'S HOME, zoned SU-1, located on WINTER HAVEN RD NW, between MONTANO PLAZA DR NW and MONTANO RD NW containing approximately 6 acre(s). [REF: 04DRB-00956] (E-12) PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.

# 23. Project # 1003567 04DRB=01130:Minor-Prelim&Final Plat Approval

RHOMBUS, P. A. INC agent(s) for JOANNE NEALEY request(s) the above action(s) for all or a portion of Lot(s) 29 & 30, MC DONALD ACRES, UNIT 3, zoned R-1 residential zone, located on PHOENIX AVE NW, between 11<sup>TH</sup> ST NW and 10<sup>TH</sup> ST NW containing approximately 1 acre(s). (Deferred from 7/28/04)(H-14) DEFERRED TO 8/4/04.

# 24. **Project # 1003570**04DRB-01133 Minor-Prelim&Final Plat Approval

SURVEYING CONTROL, INC agent(s) for CITY OF ALBUQUERQUE LEGAL DEPARTMENT, REAL PROPERTY, request(s) the above action(s) for all or a portion of Tract(s) B-9E, SEVEN BAR RANCH, zoned SU-1 special use zone, located on ELLISON DR NW, between COORS BLVD BYPASS NW and CIBOLA LOOP NW containing approximately 17 acre(s). [REF: V-89-58] (A-13) PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR NMU INC AND DRY UTILITIES SIGNATURES.

## 25. Project # 1002731 04DRB-01004 Minor-Final Plat Approval

JEFF MORTENSEN & ASSOCIATES INC agent(s) for KAY LAMB request(s) the above action(s) for all or a portion of Lot(s) 24-27, Block(s) 12, ALBRIGHT-MOORE ADDITION, zoned S-R, located on 6<sup>TH</sup> ST NW, between BELLAMAH AVE NW and KINLEY AVE NW containing approximately 1 acre(s). [REF: 03DRB-00966, 00967] [Final Plat was Indef. Deferred for SIA] (J-14) FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.

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

26. Project # 1003571 04DRB-01134 Minor-Sketch Plat or Plan MARK GOODWIN & ASSOCIATES. agent(s) for CURB INC. request(s) the above action(s) for all or a portion of Tract(s) 9-B-1, 9-B-2 & 12-A-2, ATRISCO GRANT, EL RANCHO GRANDE, UNIT 9B, zoned R-LT residential zone, located on BLAKE RD SW, between AMOLE CHANNEL SW and 98<sup>TH</sup> ST SW containing approximately 36 acre(s). (N-9) THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.

#### 27. Project # 1003565 04DRB-01128 Minor-Sketch Plat or Plan

WILKS CO. agent(s) for ART GARDENSWARTZ REALTY request(s) the above action(s) for all or a portion of Lot(s) 1, Block(s) 8, Unit(s) 1, MIRAMONTES PARK, zoned C-1 neighborhood commercial zone & C-2, located on SAN MATEO BLVD NE, between PHOENIX AVE. NE and CLAREMONT AVE. NE containing approximately 4 acre(s). [REF: ZA-88-53, (1002072)] (H-18) THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.

#### 28. Project # 1003573 04DRB-01138 Minor-Sketch Plat or Plan

RIO GRANDE ENGINEERING agent(s) for ERIMY PROPERTIES, LTD request(s) the above action(s) for all or a portion of Lot(s) 28, 29 and 30, Block(s) 2, Tract(s) 3, NORTH ALBUQUERQUE ACRES, UNIT 3, zoned R-D residential and related uses zone, developing area, located on OAKLAND AVE NE, between VENTURA BLVD NE and BARSTOW BLVD NE containing approximately 3 acre(s). (C-20) THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.

#### 29. Project # 1003039 04DRB-01077 Minor-Sketch Plat or Plan

RIO GRANDE ENGINEERING agent(s) for SCACCIA, LLC, request(s) the above action(s) for all or a portion of Lot(s) 1, 2 & 3, Block(s) 16, Tract(s) 3, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as WILSHIRE ESTATES) zoned R-D residential and related uses zone, developing area, 5 DU/AC, located on VENTURA ST NE, between CORONA AVE NE and WILSHIRE AVE NE containing approximately 3 acre(s). [REF: 03DRB-01771, DRB-93-337] [Was Indef Deferred on 7/21/04] (C-20) THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.

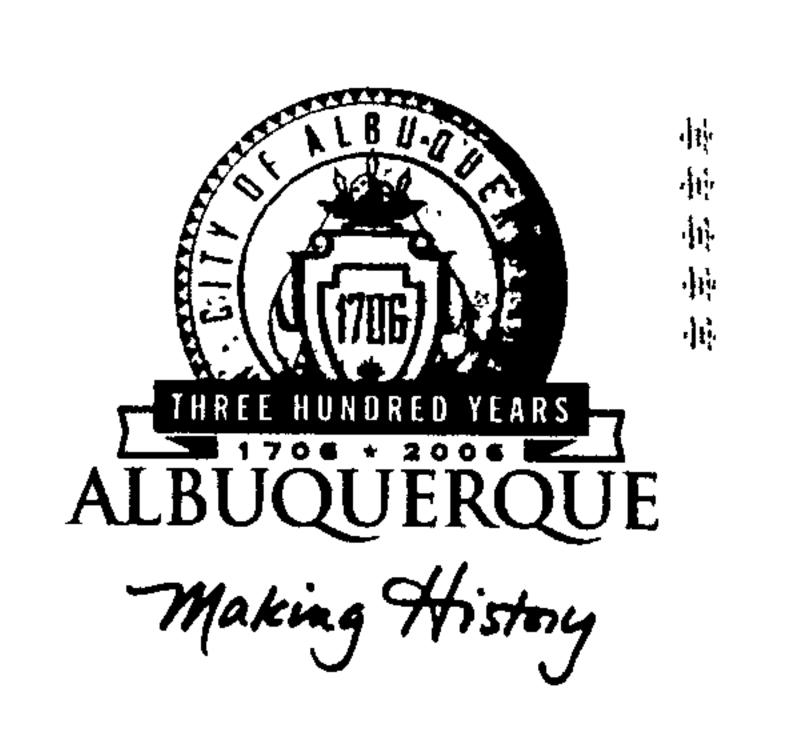
30. Project # 1003551
04DRB-01095 Minor-Sketch Plat or Plan

BRASHER & LORENZ agent(s) for NAYLOR REALTY request(s) the above action(s) for all or a portion of Lot(s) 12, 13, 19, 20 & 21, Block(s) 11, Tract(s) 1, NORTH ALBUQUERQUE ACRES, UNIT 3, zoned RD, located on GLENDALE AVE NE, between BARSTOW AVE NE and WYOMING NE containing approximately 5 acre(s). [Was Indef Deferred on 7/21/04] (B-19) THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.

31. Approval of the Development Review Board Minutes for July 14, 2004. THE DRB MINUTES FOR JULY 14, 2004 WERE APPROVED.

ADJOURNED: 12:35 P.M.

## CITY OF A BUQUERQUE



# PLANNING DEPARTMENT DEVELOPMENT AND BUILDING SERVICES HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

	DRB CASE NO/PROJECT NO: 1003567		AGENDA ITEM NO: 23
	SUBJECT:		
	<ul> <li>(01) Sketch Plat/Plan</li> <li>(02) Bulk Land Variance</li> <li>(03) Sidewalk Variance</li> <li>(03a) Sidewalk Deferral</li> <li>(04) Preliminary Plat</li> </ul>	<ul> <li>(05) Site Plan for Subd</li> <li>(06) Site Plan for BP</li> <li>(07) Vacation</li> <li>(08) Final Plat</li> <li>(09) Infrastructure List</li> </ul>	<ul> <li>(10) Sector Dev Plan</li> <li>(11) Grading Plan</li> <li>(12) SIA Extension</li> <li>(13) Master Dev. Plan</li> <li>(14) Cost Allocation Plan</li> </ul>
	ACTION REQUESTED:		
P.O. Box 1293	REV/CMT:() APP:(x) SIGN	-OFF:() EXTN:() AMEND:	0
Albuquerque	ENGINEERING COMMENTS:  No adverse comments.		
New Mexico 87103			
www.cabq.gov	RESOLUTION:  APPROVED; DENIED	g-4-04 ; DEFERRED X; COMMEN	NTS PROVIDED; WITHDRAWN
	SIGNED-OFF: (SEC-PLN) (SI	P-SUB) (SP-BP) (FP) BY:	(UD) (CE) (TRANS) (PKS) (PLNG)
	DELEGATED: (SEC-PLN) (SI	P-SUB) (SP-BP) (FP) TO:	(UD) (CE) (TRANS) (PKS) (PLNG)
	FOR:		
	SIGNED: Bradley L. Bingham City Engineer/AMAFCA I	Designee	<b>DATE</b> : July 28, 2004

# DEVELOPMENT REVIEW BOARD TRANSPORTATION DEVELOPMENT Standard Comment Sheet

DRB- 1003567	Item No. 23	Zone Atlas H-14	
DATE ON AGENDA 7-28.	-04		
INFRASTRUCTURE REQUI	RED (X)YES ()NO		
CROSS REFERENCE:			
	<del></del>		
TYPE OF APPROVAL REQU	JESTED:		
( ) SKETCH PLAT (X) PRE	ELIMINARY PLAT (X	()FINAL PLAT	
( )SITE PLAN REVIEW A	ND COMMENT ( )SI	TE PLAN FOR SUBDIVISION	J
( )SITE PLAN FOR BUII	DING PERMIT		
No.	Comment		

- 1) What is width of sidewalk along 10th and Phoenix?
- 2) Radius dedication is needed at corner of 10<sup>th</sup> and Phoenix. (20')
- 3) Will any curb cuts be modified? Any new curb cuts required?

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

## CITY OF ALBUQUERQUE PLANNING DEPARTMENT 7/22/04

## Development Review Board Comments

ITEM # 23

PROJECT # 1003567

**APPLICATION # 04-01130** 

RE: McDonald Acres, Unit 3/minor plat

To make the property less noncomforming to Zone Code requirements, this replat is an improvement. However, the proposed lot line running north/south between the 2 single family homes should be moved another 3.6 feet to the east, closer to the residence in the northeast corner. This will allow the residence in the northwest corner to have a 6.2 foot side yard setback and make it more conforming than proposed by the replat. Due to the width of the lots on the north side of the property, the side yard setback is actually 10 feet for each lot.

Once this lot line is moved, Planning has no objection to approving the plat.

AGIS dxf approval is required before Planning signs the plat.

Planning must file the plat once it is signed. Claire, the DRB Assistant, will tell you what information is required. You may call her at 924-3946.

Sheran Matson, AICP DRB Chair

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

#### TRANSMISSION VERIFICATION REPORT

TIME: 07/23/2004 11:34 NAME: CITY OF ALBUQUEQUE FAX: 5059243967

TEL : 000C4J224272

DATE, TIME FAX NO./NAME DURATION PAGE(S) RESULT MODE

07/23 11:34 98816896 00:00:33 02 OK STANDARD

**ECM** 

TX FUNCTION WAS NOT COMPLETED

TX/RX NO

1862

CONNECTION TEL

98816896

SUBADDRESS

CONNECTION ID

ST. TIME

07/23 11:23

USAGE T

00'00

PGS.

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RESULT

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#018

### CITY OF ALBUQUERQUE PLANNING DEPARTMENT FAX FORM

TO: Celia Rit	Eax#881-6894
#PAGES (INCLUDING COVER SHE #PAGES (INCLUDING COVER SHE #P	EET) 2 7/22/04 FAX# 924-3864 PHONE # 924-3880

### COMMENTS:

My can	mants.	
	4	

TX FUNCTION WAS NOT COMPLETED

TX/RX NO

1861

CONNECTION TEL

98816896

SUBADDRESS

CONNECTION ID

ST. TIME

07/23 11:18

USAGE T

00'00

PGS.

0

RESULT

NG

0 #018

### CITY OF ALBUQUERQUE PLANNING DEPARTMENT FAX FORM

ro: Celia Rita FAX#881-6896
#PAGES (INCLUDING COVER SHEET) 2 # 1003567 7/22/04 FROM: Sheran Matson, DRB Chair FAX # 924-3864 PHONE # 924-3880
COMMENTS:
My comments.

## CITY OF ALBUQUERQUE PLANNING DEPARTMENT 7/22/04

## Development Review Board Comments

ITEM # 23

PROJECT # 1003567

**APPLICATION # 04-01130** 

RE: McDonald Acres, Unit 3/minor plat

To make the property less noncomforming to Zone Code requirements, this replat is an improvement. However, the proposed lot line running north/south between the 2 single family homes should be moved another 3.6 feet to the east, closer to the residence in the northeast corner. This will allow the residence in the northwest corner to have a 6.2 foot side yard setback and make it more conforming than proposed by the replat. Due to the width of the lots on the north side of the property, the side yard setback is actually 10 feet for each lot.

Once this lot line is moved, Planning has no objection to approving the plat.

AGIS dxf approval is required before Planning signs the plat.

Planning must file the plat once it is signed. Claire, the DRB Assistant, will tell you what information is required. You may call her at 924-3946.

Sheran Matson, AICP DRB Chair

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

# A City of Ibuquerque



## DEVELOPMENT REVIEW APPLICATION

Sup	plemental form		Supplem	ental form
SUBDIVISION	S	ZONING		<b>Z</b>
Major Subdivision Pl		<del></del>	exation & Zone Esta	ablishment
Minor Subdivision Placation	al V		or Plan Change	
Vacanon Vacanon Vacanon Vacanon Vacanon Vacanon	na)		Amendment	
vanance (11011	' <del>9</del> 7	<del></del>	ial Exception	Ε
SITE DEVELOPMENT PLAN	P			
for Subdivision Pu	rposes	APPEAL/PR	OTEST of	A
for Building Permi		<del></del>	sion by: Planning D	
IP Master Developm		•	B, EPC, Zoning Boa	ard of
Cert. of Appropriater	ness (LUCC) L	Appeals, LU	CC	
PRINT OR TYPE IN BLACK INK ONLY. Planning Department Development Service time of application. Refer to supplements	ces Center, 600 2 <sup>nd</sup> Str	eet NW, Albuquerqu	completed applications of the complete	on in person to the must be paid at the
APPLICANT INFORMATION:				·
NAME: JOANNE NEALEY	·		PHONE: 332-	3020
ADDRESS: 1000 PHOSNIX	ME. N.W.		FAX:	
CITY: ALKNOWERQUE		71D 87192	E-MAIL:	
		· · · · · · · · · · · · · · · · · · ·		
Proprietary interest in site: OWNER		<u>4 70-6</u>		
AGENT (if any): 2HOMPUS P.	7., NC	· · · · · · · · · · · · · · · · · · ·	PHONE: 881-	· · · · · · · · · · · · · · · · · · ·
ADDRESS: 2620-SAN MATEC	BWD N.5. &	VITE B	FAX: 881-	6896
CITY: AUBNOWER QUE	STATE NW	ZIP B7110	E-MAIL: rhomb	use unia con
DESCRIPTION OF REQUEST: THE FW	<del></del>			
		· · · · · · · · · · · · · · · · · · ·		
SITE INFORMATION: ACCURACY OF THE LEG	TOF TWO W		ADATE CHEET IS MECS	CCADV
	<b>_</b>			_
Lot or Tract No. PRESENTU-	W12 61 800	Bloc	k:	Init: <u> </u>
Subdiv. / Addn. McDoN44P ACR	50 THURD UN	nt.	······································	<del></del>
Current Zoning: 2-1	Pro	poosed zoning:	-)	
Zone Atlas page(s): 1+-14		of existing lots:	No of propos	sed lots: 3
			A short the same of	1 /A
Total area of site (acres): 0.7437 De	nsity if applicable: dwelling	s per gross acre:	aweilings per	net acre: NA
Within city limits? Yes. No, but site is UPC No. 101 405 30 6 846 621 1	within 5 miles of the city lir	nits (DRB jurisdiction.)	Within 1000FT of a lan	dfill?
UPC No. 101 405 50 6 046 621 /	12		MRGCD Map No	NA
LOCATION OF PROPERTY BY STREETS: (	on or Near: COLUER	OF PHOEMY	aufinat 10th	Mr. N.W.
()	_	à sTh	)	
Between: Nu	and		NW	
CASE HISTORY:			434 <b>7</b> 34 0 -4-3	111
List any current or prior case number that ma	y be relevant to your applic	ation (Proj., App., DRB-,	AX_,Z_, V_, S_, etc.):	
				· <u>· · · · · · · · · · · · · · · · · · </u>
Check-off if project was previously reviewed b	y Sketch Plat/Plan □, or P	re-application Review Te	eam   Date of review:	<u> </u>
SIGNATURE 12/12 Rotation			DATE 7.	M.2004
Dina Guzter				•
(Print)	7500	<del>,,,,,,,,,,,,,,,,,,,,,,,,,,,,,,</del>	Ar	plicantAgent
OR OFFICIAL USE ONLY			Form re	vised September 2000
INTERNAL ROUTING	Application accomum	hore	Action S.F.	Fees
All checklists are complete	Application case num	-01130	, 10 to 6 to 6	\$355.00
All fees have been collected			C127	\$ 20.00
All case #s are assigned			7-7-7	. \$
☐ AGIS copy has been sent				* Y
☐ Case history #s are listed			<del></del>	\$
☐ Site is within 1000ft of a landfill	<del></del>			Total 2
☐ F.H.D.P. density bonus	Hearing date	-28-04		\$ 375.00
☐ F.H.D.P. fee rebate	ribailing date			Ψ
		Project #	10035	
Sul 7-19-0		r ruject #	1000	
Dianne	r signature / date			

Planner signature / date

FORM S(3): SUBDIVISION - J.R.B. MEETING (UNADVERTISE, JR INTERNAL ROUTING
<ul> <li>SKETCH PLAT REVIEW AND COMMENT</li> <li>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.</li> <li>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.</li> <li>Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)</li> <li>Letter briefly describing, explaining, and justifying the request</li> <li>Any original and/or related file numbers are listed on the cover application</li> <li>DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.</li> </ul>
<ul> <li>MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT</li> <li>Preliminary Plat reduced to 8.5" x 11"</li> <li>Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)</li> <li>Letter briefly describing, explaining, and justifying the request</li> <li>Copy of previous D.R.B. approved infrastructure list</li> <li>Copy of the Official D.R.B. Notice of approval</li> <li>Any original and/or related file numbers are listed on the cover application</li> <li>Extensions are not reviewed through internal routing.</li> <li>Extension of preliminary plat approval expires after one year.</li> <li>DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.</li> </ul>
<ul> <li>MAJOR SUBDIVISION FINAL PLAT APPROVAL</li> <li>Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.</li> <li>Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)</li> <li>Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.</li> <li>Property owner's and City Surveyor's signatures on the Mylar drawing</li> <li>SIA financial guaranty verification</li> <li>Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer</li> <li>Any original and/or related file numbers are listed on the cover application</li> <li>DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.</li> </ul>
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
DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.  AMENDMENT TO PRELIMINARY PLAT (with minor changes)  AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)  PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.  Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8,5" by 14" pocket). 6 copies for unadvertised meetings, 4 copies for internal routing.  Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket). 6 copies for unadvertised meetings, 4 copies for internal routing.  Zone Atlas map with the entire property(ies) precisely and clearly outlined, and crosshatched (to be photocopied). Letter briefly describing, explaining, and justifying the request. Original Mylar drawing of the proposed amended plat for internal routing only. Otherwise, bring Mylar to meeting. Property owner's and City Surveyor's signatures on the Mylar drawing, if the plat is being amended. Any original and/or related file numbers are listed on the cover application. Amended preliminary plat approval expires after one year.  DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.
I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.    Applicant name (print)   Applicant signature / date
☐ Checklists complete ☐ Fees collected ☐ Case #s assigned ☐ Related #s listed ☐ Project # 1003567

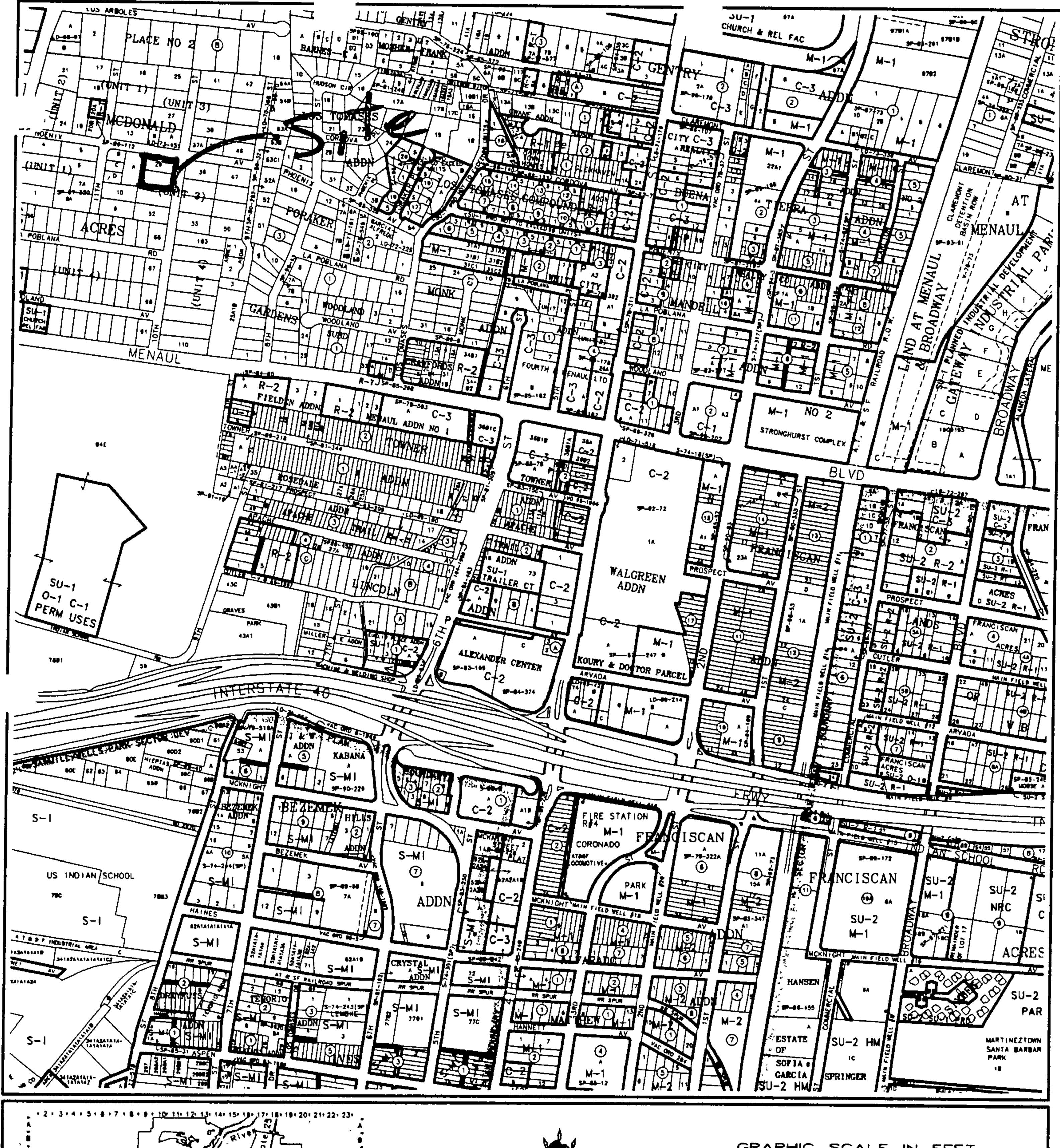
#### AUTHORIZATION

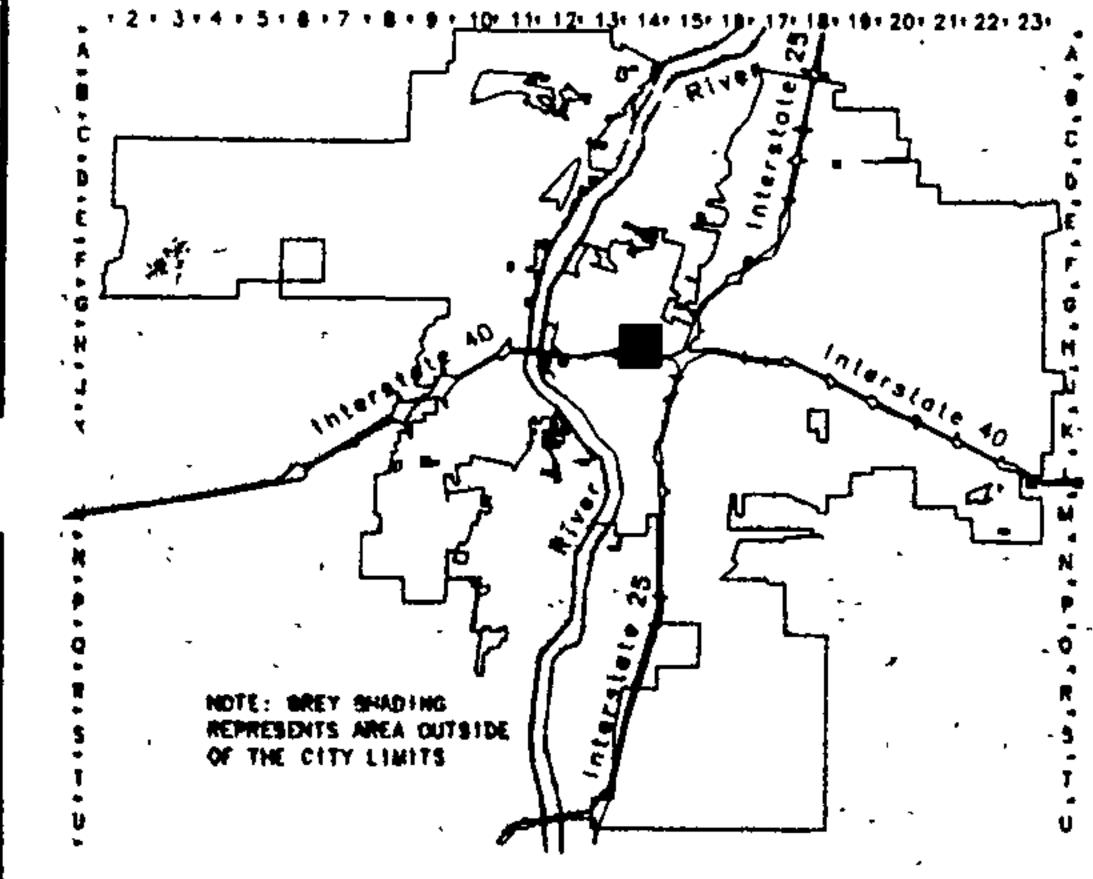
April 13, 2004

I hereby authorize RHOMBUS P.A. to represent me to the City of Albuquerque in matters concerning the replatting of the property 0n 1000-A Phoenix Avenue NW, NM 87107 (Lot 29 McDonald Acres).

Joanne Nealey

Owner



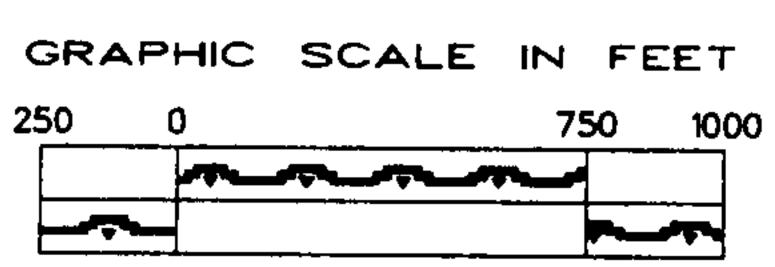




Albuquerque

Atuqueque Geographic Information System
PLANNING DEPARTMENT

C Copyright 2000



Zone Atlas Page

H-14-Z

Map Amended through July 28, 2000



#### VISIT US! WWW.RHOMBUSPA.COM

April 13, 2004

Development Review Board CITY OF ALBUQUERQUE 600 2<sup>ND</sup> Street NW Albuquerque, New Mexico 87102

SUBJECT: PROPOSED REPLAT 1000-A PHOENIX AVENUE NW

#### Ladies and Gentlemen:

This letter serves as our formal request for your consideration to allow our client, Ms. Joanne Nealey, owner of Lot 29 McDonald Acres, to subdivide the property that is occupied by a house and a duplex. The house and the duplex have separate metered utilities.

Our client wishes to create two lots out of the existing one lot in order to achieve the following:

1. The proposed two-lot replat will bring the property into compliance with the zoning requirement of one dwelling structure per lot.

We appreciate your consideration of this request.

Sincerely,

RHOMBUS P.A., Inc.

Celia S. Tomlinson, PE

Principal

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

## PAID RECEIPT

APPLICANT NAME	Joanne nealell
AGENT	Rhombus, P.A. INC
ADDDECC	26205
PROJECT & APP#	8/10
PROJECT NAME	1003567/04DRB 01130 McDonall Control
* 20.00 441032/3424000 Conflict Management Fee	
\$ <u>355.00</u> 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	
376,00 TOTAL AMOUNT DUE	
***NOTE: If a subsequent submittal is required, bring a copy of this paid receipt with you to avoid an additional charge.	

### \*\*\*DUFLICATE\*\*\*

City Of Albuquerque Treasury Division

Counterreceipt.doc 6/21/04 3:30PM RECEIPT# 00026520 WS# 008 LOC: ANNX TRANS# 0026

Account 441032

Fund 0110

Activity 3424000

TRSDMM

Trans Amt

\$375.00

J24 Misc

\$20.00

Thank You

## RRREFLICATERRY

City Of Albuquerque Treasury Division

7/19/2004 3:30PM LOC: ANNX RECEIPT# 00026521 WS# 008 TRANS# 0026 Account 441006 Fund 0110 TRSIMM

Activity 4983000

īrans Amt \$375.00 J24 Misc \$355.00 CK \$375.(O CHANGE \$0.00

Thank You

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

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

City Of Albuquerque
Tressury Division

8/2/2004 2:00PM LGC: ANNX
RECEIPT# 00026936 WS# 006 TRANS# 0057
Account 441006 Fund 0110
Activity 4983000 TRSEJA
Trans Amt \$50.00

J24 Misc \$50.00
CK \$50.00
CHANGE \$0.00

