



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

December 22, 2010

**Project# 1003604**

10DRB-70358 EXT OF SIA FOR TEMP DEFR SDWK CONST

JD HOME BUILDER request(s) the above action(s) for all or a portion **MIRA MESA ESTATES**, zoned R-2, located on GLEN RIO NW BETWEEN 64TH ST NW AND 68TH NW containing approximately acre(s). (J-10)

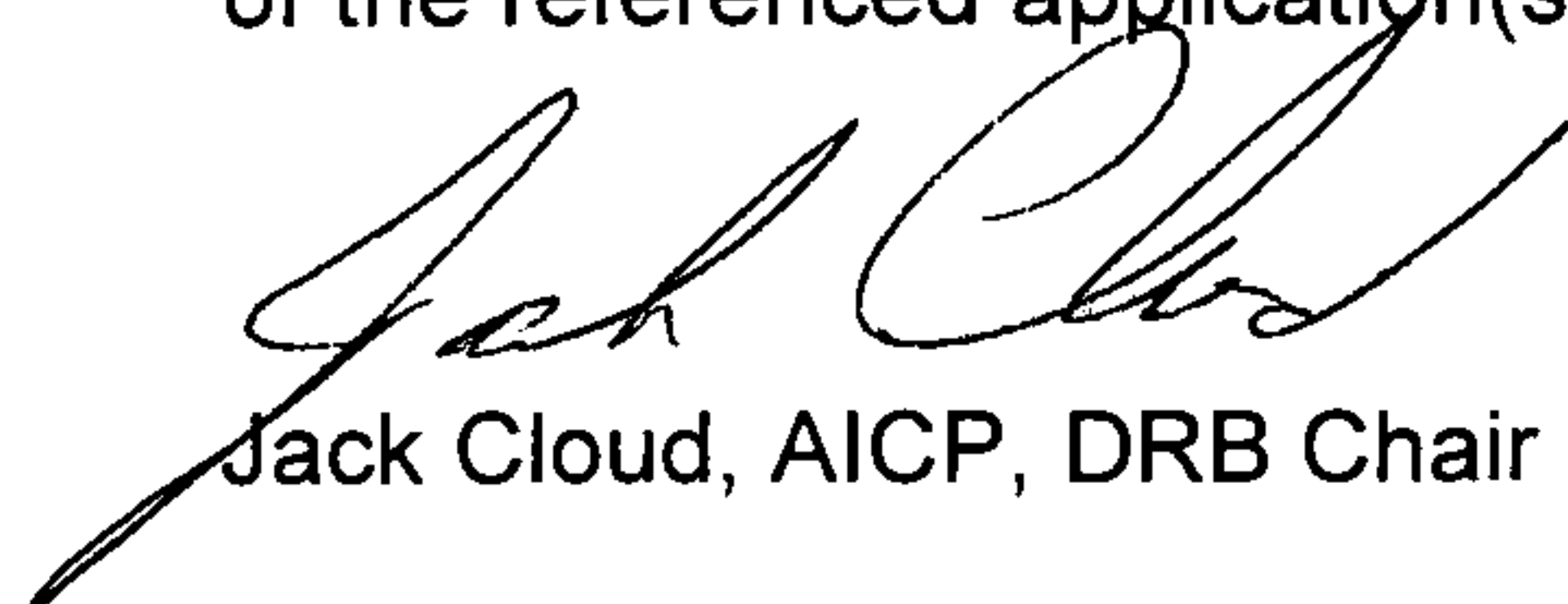
At the December 22, 2010 Development Review Board meeting, a 2 year extension to the agreement for the deferral of sidewalks was approved. Please provide an exhibit to the Design Review Committee indicating the lot number/addresses where sidewalks are still deferred.

If you wish to appeal this decision, you must do so by January 6, 2011, in the manner described below.

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

If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

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



Jack Cloud, AICP, DRB Chair

Cc: JD Home Builder/ Kim Brooks – P.O. Box 90925 – Albuquerque, NM 87119  
Marilyn Maldonado  
file

HEARING DATE: 12-22-10 (ES/A)

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

**Meeting Date:** September 24, 2008  
**Zone Atlas Page:** J-10  
**Notification Radius:** 100 Ft.

**Project# 1003604**  
**App# 08DRB-70380**

**Cross Reference and Location:** TELSTAR LP NW BETWEEN 68<sup>TH</sup> ST NW AND  
GLENRIO RD NW

**Applicant:** ANTHONY MONTOYA JR  
1016 TELSTAR LOOP NW  
ALBUQUERQUE, NM 87121

**Agent:** ALPHA PROFESSIONAL SURVEYING  
PO BOX 46316  
RIO RANCHO, NM 87174

**Special Instructions:**

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

**Date Mailed:** SEPTEMBER 5, 2008  
**Signature:** ERIN TREMLIN



Supplemental form

**SUBDIVISION**

- Major Subdivision action
- Minor Subdivision action
- Vacation **OPEN LAND SPACE (PRIVATE EASEMENT)**
- Variance (Non-Zoning)

**SITE DEVELOPMENT PLAN**

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

**STORM DRAINAGE**

- Storm Drainage Cost Allocation Plan

**S Z ZONING & PLANNING**

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

**L A APPEAL / PROTEST of...**

- Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

**APPLICANT INFORMATION:**

Professional/Agent (if any): ALPHA PROFESSIONAL SURVEYING PHONE: 892-1076  
 ADDRESS: P.O. Box 46316 FAX: 891-0471  
 CITY: BIO RANCHO STATE NM ZIP 87174 E-MAIL: \_\_\_\_\_

APPLICANT: Anthony Montoya Jr PHONE: 768-2713  
 ADDRESS: 1016 TELSTAR LOOP NW FAX: \_\_\_\_\_  
 CITY: ALBU STATE NM ZIP 87121 E-MAIL: \_\_\_\_\_

Proprietary interest in site: OWNER List all owners: N/A

DESCRIPTION OF REQUEST: VACATE THE OPEN LAND SPACE ON PARCEL A, CORRECTION PLAT OF MIRA MESA ESTATES

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

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

Lot or Tract No. PARCEL A Block: N/A Unit: N/A  
 Subdiv/Addn/TBKA: MIRA MESA ESTATES  
 Existing Zoning: R-2 Proposed zoning: N/A  
 Zone Atlas page(s): J-10-2 UPC Code: 1-010-058-476-380-11117 MRGCD Map No N/A

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 08DRB-70298  
Proj # 1003604

**CASE INFORMATION:**

Within city limits?  Yes Within 1000FT of a landfill? NO  
 No. of existing lots: 1 No. of proposed lots: 1 Total area of site (acres): 0.2363 AC  
 LOCATION OF PROPERTY BY STREETS: On or Near: TELSTAR LP NW  
 Between: 68th STREET NW and GLENRIO RD NW

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

SIGNATURE Sarah Gibson DATE 8/21/08  
 (Print) SARAH GIBSON Applicant:  Agent:

**FOR OFFICIAL USE ONLY**

INTERNAL ROUTING		Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/>	All checklists are complete	<u>08DRB-70380</u>	<u>VPE</u>	_____	\$ <u>45.00</u>
<input checked="" type="checkbox"/>	All fees have been collected	_____	<u>ADV</u>	_____	\$ <u>75.00</u>
<input checked="" type="checkbox"/>	All case #s are assigned	_____	<u>CMF</u>	_____	\$ <u>20.00</u>
<input type="checkbox"/>	AGIS copy has been sent	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/>	Case history #s are listed	_____	_____	_____	\$ _____
<input type="checkbox"/>	Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input type="checkbox"/>	F.H.D.P. density bonus	_____	_____	_____	\$ _____
<input type="checkbox"/>	F.H.D.P. fee rebate	_____	_____	_____	\$ _____
Hearing date <u>September 24, 2008</u>					Total
					\$ <u>140.00</u>

[Signature] 8.29.08 Project # 1003604  
 Planner signature / date

**FORM V: SUBDIVISION VARIANCES & VACATIONS**

**BULK LAND VARIANCE (DRB04)**

**(PUBLIC HEARING CASE)**

- \_\_\_ Application for Minor Plat on FORM S-3, including those submittal requirements. **24 copies**
- \_\_\_ Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all 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)
- \_\_\_ List any original and/or related file numbers on the cover application

**DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

**VACATION OF PUBLIC EASEMENT (DRB27)**

**VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**

- \_\_\_ The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**  
(Not required for City owned public right-of-way.)
- \_\_\_ Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**
- \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
- \_\_\_ 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)
- \_\_\_ List any original and/or related file numbers 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 30 DAYS after the filing deadline. Your attendance is required.**

**SIDEWALK VARIANCE (DRB20)**

**SIDEWALK WAIVER (DRB21)**

- \_\_\_ Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14") **6 copies**
- \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
- \_\_\_ Letter briefly describing, explaining, and justifying the variance or waiver
- \_\_\_ List any original and/or related file numbers on the cover application

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

**SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**

- \_\_\_ Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") **24 copies**
- \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
- \_\_\_ Letter briefly describing, explaining, and justifying the variance
- \_\_\_ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- \_\_\_ Sign Posting Agreement
- \_\_\_ Fee (see schedule)
- \_\_\_ List any original and/or related file numbers on the cover application

**DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

**TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**

**EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**

- \_\_\_ Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**
- \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
- \_\_\_ Letter briefly describing, explaining, and justifying the deferral or extension
- \_\_\_ List any original and/or related file numbers on the cover application

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

**VACATION OF PRIVATE EASEMENT (DRB26)**

**VACATION OF RECORDED PLAT (DRB29)**

- ✓ The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies**
- ✓ Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies**
- ✓ Zone Atlas map with the entire property(ies) clearly outlined
- ✓ Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**
- ✓ Letter of authorization from the grantors and the beneficiaries (private easement only)
- ✓ Fee (see schedule)
- ✓ List any original and/or related file numbers 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.

*SARAH GIBSON*  
 Applicant name (print)  
*Sarah Gibson 8/29/08*  
 Applicant signature / date

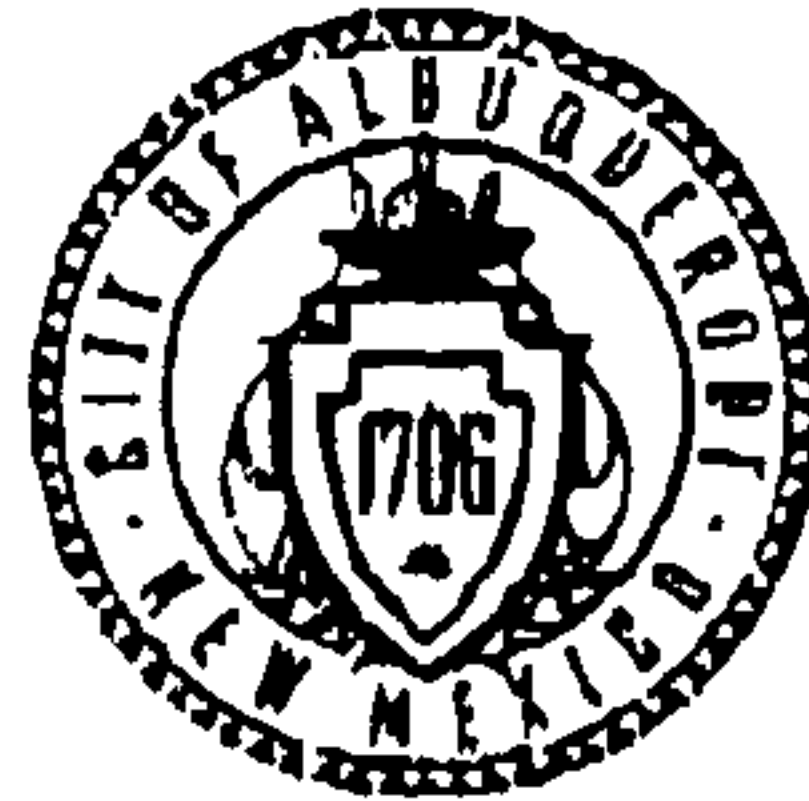


Form revised 4/07

*[Signature]* **8.29.08**  
 Planner signature / date  
 Project # **1003604**

- Checklists complete
  - Fees collected
  - Case #s assigned
  - Related #s listed
- Application case numbers  
 08DRB - \_\_\_\_\_ - 10380

C/O - SARAH GIBSON  
GPS, LLC



### City of Albuquerque

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

Date: August 28, 2008

TO CONTACT NAME: GARY GRITSKO  
COMPANY/AGENCY: ALPA PROFESSIONAL SURVEYING  
ADDRESS/ZIP: P.O. BOX 44316 / 87174  
PHONE/FAX #: 892-1076 FAX: 998-0305

Thank you for your inquiry of 8-28-08 (date) requesting the names of **ALL Affected**

**Neighborhood and/or Homeowner Associations** who would be affected under the provisions of O-92 by your proposed project at PARCEL A, MIRAMESA ESTATES located on TELSTER LOOP NW between 65th St. NW and GLEN RD. NW zone map page(s) J-10.

Our records indicate that the **Affected Neighborhood and/or Homeowner Associations** affected by this proposal and the contact names are as follows:

LDS VOLCANES  
Neighborhood or Homeowner Association  
Contacts: M. MAX GARCIA  
6619 Honeylocust Ave. NW 87121  
833-0969 (h)  
BEN SANDOVAL  
6516 Honeylocust Ave. NW 87121  
836-4499 (h)

Neighborhood or Homeowner Association  
Contacts: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**See reverse side for additional Neighborhood and/or Homeowner Associations Information:**

YES { } NO {X}

Please note that according to O-92 you are required to notify each of these contact persons by **CERTIFIED MAIL, RETURN RECEIPT REQUESTED, BEFORE** the Planning Department will accept your application filing. **IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

Stephanie Winkler  
OFFICE OF NEIGHBORHOOD COORDINATION

ATTENTION: Both contacts for each Neighborhood and/or Homeowner Associations need to be notified.

# NOTICE TO APPLICANTS - SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

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

## WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

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

## INFORMATION FROM THE OFFICE OF NEIGHBORHOOD COORDINATION

The following information should always be in each application packet that you submit for an EPC or DRB application. Listed below is a "Checklist" of the items needed.

- ONC's "Official" Letter to the applicant (if there are associations). A copy must be submitted with application packet -OR-
- The ONC "Official" Letter (if there are no associations). A copy must be submitted with application packet.
- Copies of Letters to Neighborhood and/or Homeowner Associations (if there are associations). A copy must be submitted with application packet.
- Copies of the certified receipts to Neighborhood and/or Homeowner Associations (if there are associations). A copy must be submitted with application packet.

**Just a reminder - Our ONC "Official" Letter is only valid for a one (1) month period and if you haven't submitted your application by this date, you will need to get an updated letter from our office.**

\*\*\*\*\*

(Below this line for ONC use only)

Date of Inquiry: 8/28/08 Time Entered: 11:35am ONC Rep. Initials: [Signature]

Rec	UPC	OWNER	OWNADD	OWN CITY	OWNS STATE	OWN ZIP CODE	PROP CLASS	TAX DIST	LEGALDESC	ACRES	OBJECTID
1	10100 58466 41610 505	MODIRZADEH MAHMOOD T R NAMAKI LVT & TOSH LAV ONNE ANDREWS TR TOSH IRVT	PO BOX 22 2536	CAR MEL	CA	939 22	C	A1 A	TOWN OF ATRISCO GRANT AP U 8 TRACT 216	4.9 976 601 3	19 03 68
2	10100 58465 38011 115	LOPEZ FAUSTINO & DEYNI REVUELTA	1004 TELS TAR LP N W	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 48 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .1101 A C	0.1 101 451 6	20 39 00
3	10100 58460 38011 114	VALDEZ PAUL L	1000 TELS TAR LP N W	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 49 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .1101 A C	0.1 101 487 6	20 39 01
4	10100 58455 38011 113	COOK CHANDRA W	944 TELST AR LP NW	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 50 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .1101 A C	0.1 101 451 6	20 39 02
5	10100 58395 30210 105	BOARD OF EDUCATION	PO BOX 25 704	ALB UQU ERQ UE	NM	871 25	C	A1 A	TRACTS 166 THRU 172 TOWN O F ATRISCO GRANT AIRPORT U NIT & PORTION VACATED 6	36. 184 728 7	20 41 23
6	10100 58464 40511 218	MARQUEZ JUANITO O JR & MYRNA I MARQUEZ	1105 TELS TAR LP N W	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 78 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .1101 A C	0.1 101 527	21 98 17
7	10100 58481 39311 120	RODRIGUEZ ABELARDO & GENOVEVA	1024 TELE STAR LP N W	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 44 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .0886 A C	0.0 903 710 7	23 55 42
8	10100 58481 39711 121	JD HOME BUILDER CORPO RATION	PO BOX 90 218	ALB UQU ERQ UE	NM	871 99	V	A1 A	LT 43 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .0878 A C	0.0 868 953 7	23 55 43
9	10100 58469 39511 215	RAMOS RUBEN & DEBORA H	1009 TELS TAR LP N W	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 76 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .1084 A C	0.1 159 133 3	23 55 44
10	10100 58464 39511 214	RUIZ RODOLFO T & ERIKA I BARRA RUIZ	1005 TELS TAR LP N W	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 75 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .1101 A C	0.1 101 544 8	23 55 45
11	10100 58460 39511 213	NGUYEN NAM T	1001 TELS TAR LP N W	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 74 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .1101 A C	0.1 101 493 1	23 55 46
12	10100 58455 39511 212	GARCIA ELMA E	943 TELST AR LP NW	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 73 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .1101 A C	0.1 101 485	23 55 47
13	10100 58469 38011 116	RIVAS PHIL ANTHONY & RA MONA	1008 TELS TAR LP N W	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 47 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .1119 A C	0.1 120 151 9	23 70 19
14	10100 58469 40511 217	VU UYEN V	1101 TELS TAR LP N W	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 77 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .1084 A C	0.1 159 746	23 96 84
15	10100 58476 38011 117	MONTOYA ANTHONY L JR	1016 TELS TAR LP N W	ALB UQU ERQ UE	NM	871 21	V	A1 A	PARCEL A CORRECTION PLAT OF MIRA MESA ESTATES TRAC TS 217,218, 219 & 220 CONT .23 53 AC	0.2 355 129 9	23 97 88
1	10100	MONTOYA ANTHONY L JR	1016 TELS	ALB	NM	871	R	A1	LT 46 CORRECTION PLAT OF M	0.1	23



6	58481 38311 118		TAR LP N W	UQU ERQ UE		21		A	IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .1455 A C	465 933 4	97 89
1 7	10100 58481 38811 119	JD HOME BUILDER CORPO RATION	PO BOX 90 218	ALB UQU ERQ UE	NM	871 99	V	A1 A	LT 45 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .0955 A C	0.0 966 955 6	23 97 90
1 8	10100 58481 40211 122	GARCIA JOHN R	1032 TELS TAR LP N W	ALB UQU ERQ UE	NM	871 21	R	A1 A	LT 42 CORRECTION PLAT OF M IRA MESA ESTATES TRACTS 21 7, 218,219 & 220 CONT .0878 A C	0.0 869 260 2	24 02 13
1 9	10100 58472 40011 216	HANOVER GROUP LLC	8601 WAS HINGTON ST NE SUI TE A	ALB UQU ERQ UE	NM	871 13	V	A1 A	PARCEL B CORRECTION PLAT OF MIRA MESA ESTATES TRAC TS 217,218, 219 & 220 CONT .03 45 AC	0.0 342 705 8	24 02 14

OR CURRENT RESIDENT  
101005839530210105  
BOARD OF EDUCATION  
PO BOX 25704  
ALBUQUERQUE, NM 87125

OR CURRENT RESIDENT  
101005848140211122  
GARCIA JOHN R  
1032 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846538011115  
LOPEZ FAUSTINO & DEYNI  
REVUELTA  
1004 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

Project# 1003604  
101005847638011117  
MONTROYA ANTHONY L JR  
1016 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846938011116  
RIVAS PHIL ANTHONY & RAMONA  
1008 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846038011114  
VALDEZ PAUL L  
1000 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005845538011113  
COOK CHANDRA W  
944 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005847240011216  
HANOVER GROUP LLC  
8601 WASHINGTON ST NE SUITE A  
ALBUQUERQUE, NM 87113

OR CURRENT RESIDENT  
101005846440511218  
MARQUEZ JUANITO O JR & MYRNA I  
MARQUEZ  
1105 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846039511213  
NGUYEN NAM T  
1001 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005848139311120  
RODRIGUEZ ABELARDO &  
GENOVEVA  
1024 TELESTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846940511217  
VU UYEN V  
1101 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005845539511212  
GARCIA ELMA E  
943 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

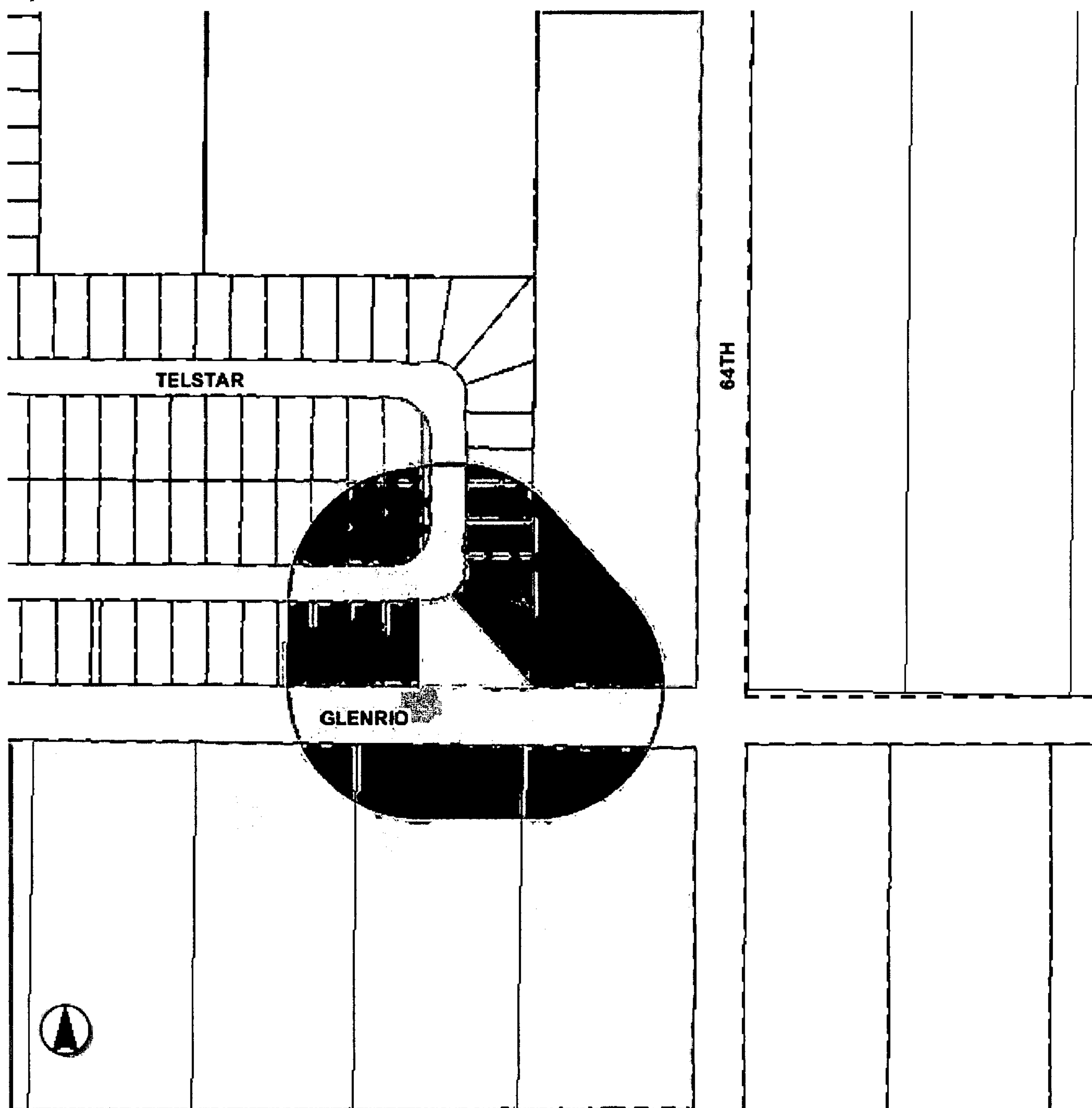
OR CURRENT RESIDENT  
101005848139711121  
JD HOME BUILDER CORPORATION  
PO BOX 90218  
ALBUQUERQUE, NM 87199

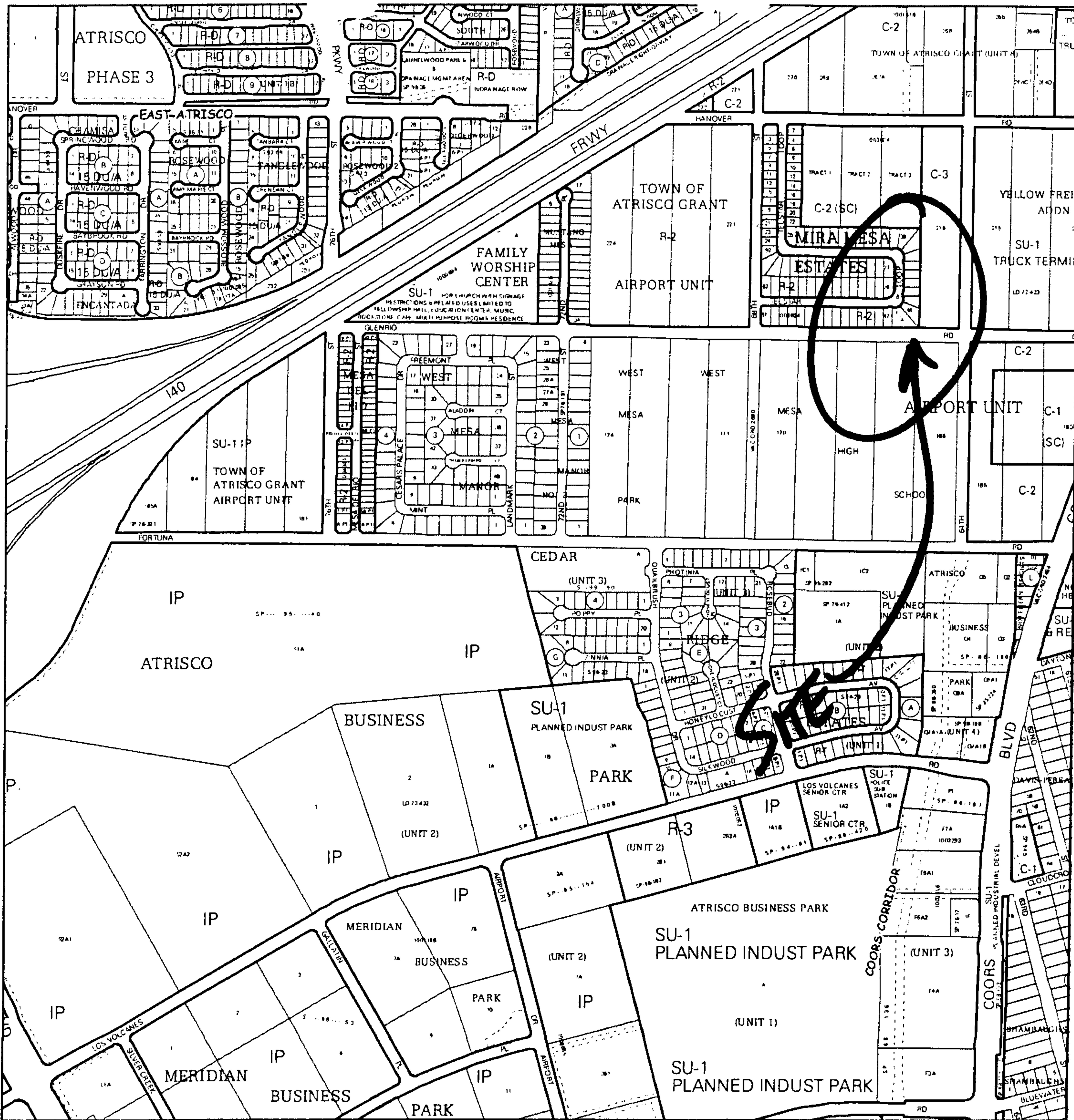
OR CURRENT RESIDENT  
101005846641610505  
MODIRZADEH MAHMOOD TR  
NAMAHI LVT & TOSH LAVONNE  
ANDREWS TR TOSH IRVT  
PO BOX 222536  
CARMEL, CA 93922

OR CURRENT RESIDENT  
101005846939511215  
RAMOS RUBEN & DEBORAH  
1009 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846439511214  
RUIZ RODOLFO T & ERIKA IBARRA  
RUIZ  
1005 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

Project# 1003604  
ALPHA PROFESSIONAL SURVEYING  
PO BOX 46316  
RIO RANCHO, NM 87174





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

Map amended through: 10/25/2006

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**J-10-Z**

Selected Symbols

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

0 750 1,500 Feet

I, Anthony Montoya, Jr., owner of Parcel A, Mira Mesa Estates as filed on January 6, 2006 hereby authorize the vacation of the open land space as shown on above recorded plat.



8-28-08

Anthony Montoya Jr

Date

ACKNOWLEDGMENT

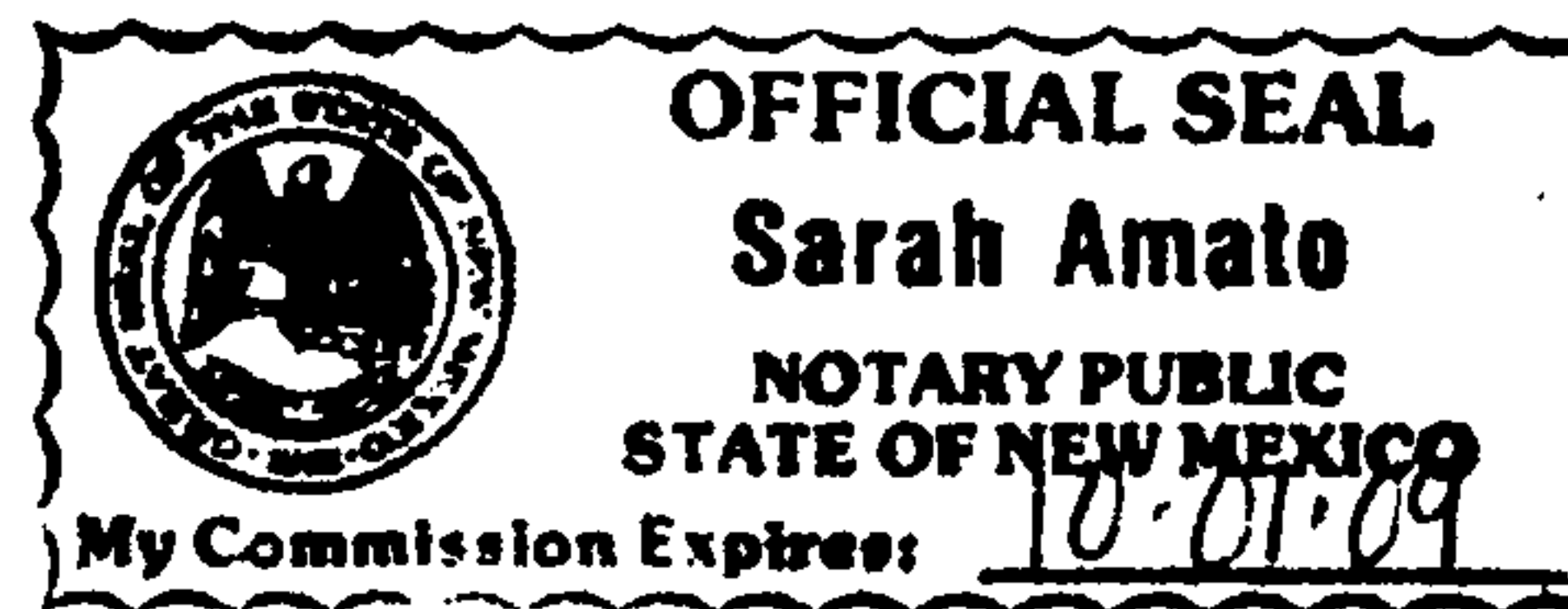
STATE OF NEW MEXICO

)

COUNTY OF BERNALILLO

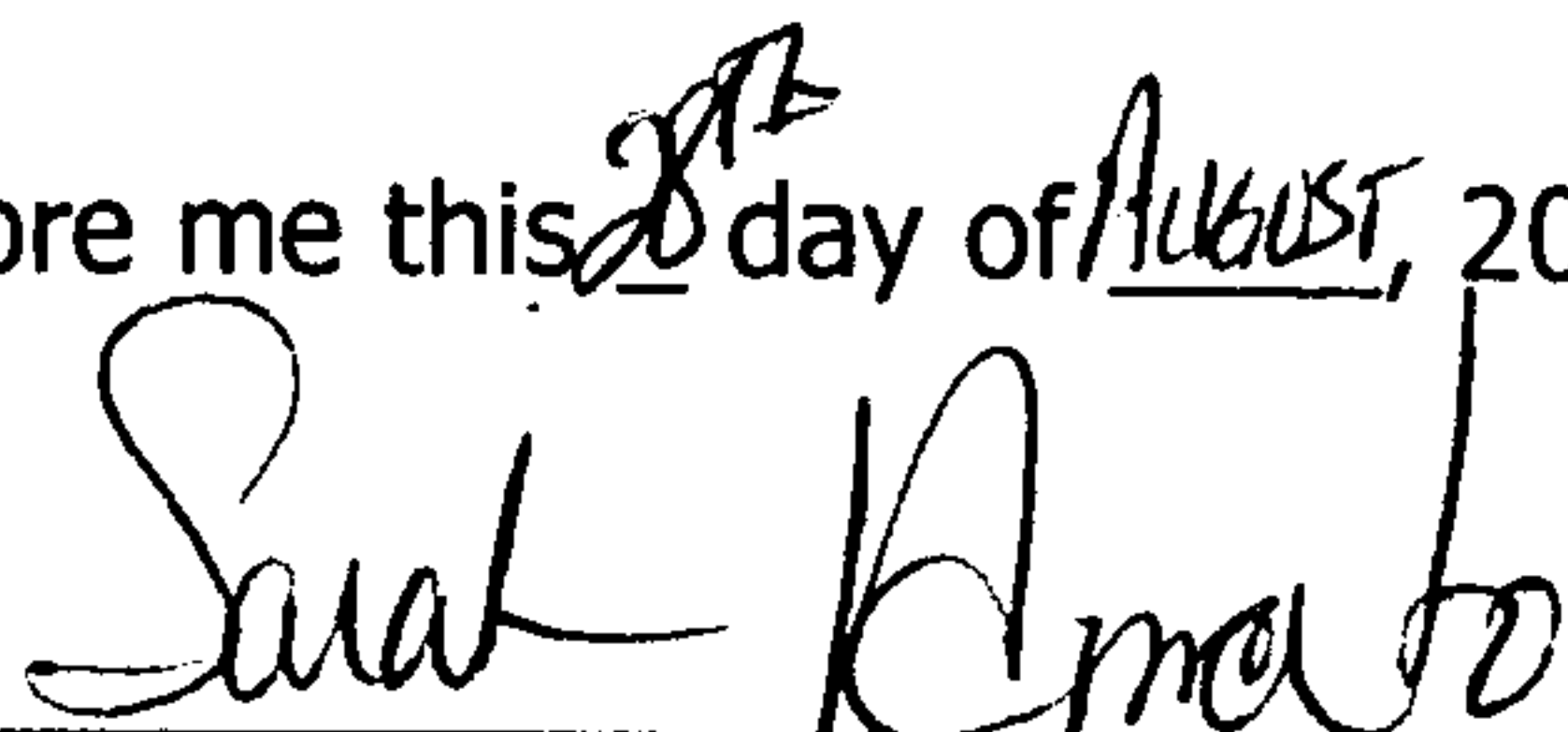
) SS

)



The foregoing instrument was acknowledged before me this <sup>28</sup> day of AUGUST, 2008  
By: Anthony Montoya Jr

My Commission Expires:  
10-01-09

  
\_\_\_\_\_  
Notary Public

Complete  
11-24-08  
NS



# DRB CASE ACTION LOG (PREL/FINAL)

REVISED 10/08/07

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.: 08DRB-70480	Project # 1003604
Project Name: MIRA MESA ESTATES	
Agent: ALPHA PROFESSIONAL SURVEYING INC.	Phone No.: 892-1076

Your request was approved on 11-19-08 by the DRB with delegation of signature(s) to the following departments.

### OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

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

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

CITY ENGINEER / AMAFCA: (Signature) \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

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

PLANNING (Last to sign): AMAFCA signature; to record  
\_\_\_\_\_  
\_\_\_\_\_

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

Created On:

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

3. **Project# 1003417**  
08DRB-70477 EXT OF SIA FOR TEMP  
DEFR SDWK CONST  
MARK GOODWIN AND ASSOCIATES PA agent(s) for QUIVERA 2, LLC request(s) the above action(s) for all or a portion of **MOUNTAIN TRAILS** zoned R-D, located on GLENDALE AVE NE BETWEEN WYOMING AND BARSTOW (B-19) **A ONE YEAR EXTENSION TO THE 4-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**
4. **Project# 1005536**  
08DRB-70483 EXT OF MAJOR  
PRELIMINARY PLAT  
ISAACSON & ARFMAN agent(s) for BCR CONSTRUCTION request(s) the above action(s) for all or a portion of Lot(s) 57-59, **ROSSITER ADDITON (TO BE KNOWN 12TH STREET VILLAS)**, zoned R2, located on 12TH ST NW BETWEEN CANDELARIA RD NW AND GRIEGOS RD NW containing approximately 1.0522 acre(s). (G-14) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**
5. **Project# 1007490**  
08DRB-70466 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  
CONSENSUS PLANNING agent(s) for C&S EQUITIES LLC request(s) the above action(s) for all or a portion of Tract(s) 3B, **LANDS OF IHS ACQUISITION NO. 120, INC.**, zoned SU-2 FOR HOSPITAL AND MEDICAL, located on HORIZON BLVD NW BETWEEN NORTH DIVISION CHANNEL AND BALLOON FIESTA PARK NW containing approximately 18.7 acre(s). (B-17 & C-17) *[Deferred from 11/5/08]* **DEFERRED TO 12/3/08 AT THE AGENT'S REQUEST.**
6. ~~**Project# 1003604**~~  
08DRB-70480 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  
ALPHA PROFESSIONAL SURVEYING INC agent(s) for ANTHONY MONTOYA request(s) the above action(s) for all or a portion of Tract(s) PARCEL A, **MIRA MESA ESTATES**, zoned R-2, located on TELSTAR LOOP NW BETWEEN 68TH ST NW AND GLENRIO RD NW containing approximately .2353 acre(s). (J-10) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA SIGNATURE AND TO RECORD.**



# DRB CASE ACTION LOG (PREL/FINAL)

REVISED 10/08/07

**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.: 08DRB-70480	Project # 1003604
Project Name: MIRA MESA ESTATES	
Agent: ALPHA PROFESSIONAL SURVEYING INC.	Phone No.: 892-1076

Your request was approved on 11-19-08 by the DRB with delegation of signature(s) to the following departments.

### OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

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

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

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

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

PLANNING (Last to sign): AMAFCA signature; to record  
\_\_\_\_\_  
\_\_\_\_\_



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

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

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

Created On:



**3604**

### DXF Electronic Approval Form

DRB Project Case #: 1003604

Subdivision Name: MIRA MESA ESTATES PARCEL A1

Surveyor: GARY E GRITSKO

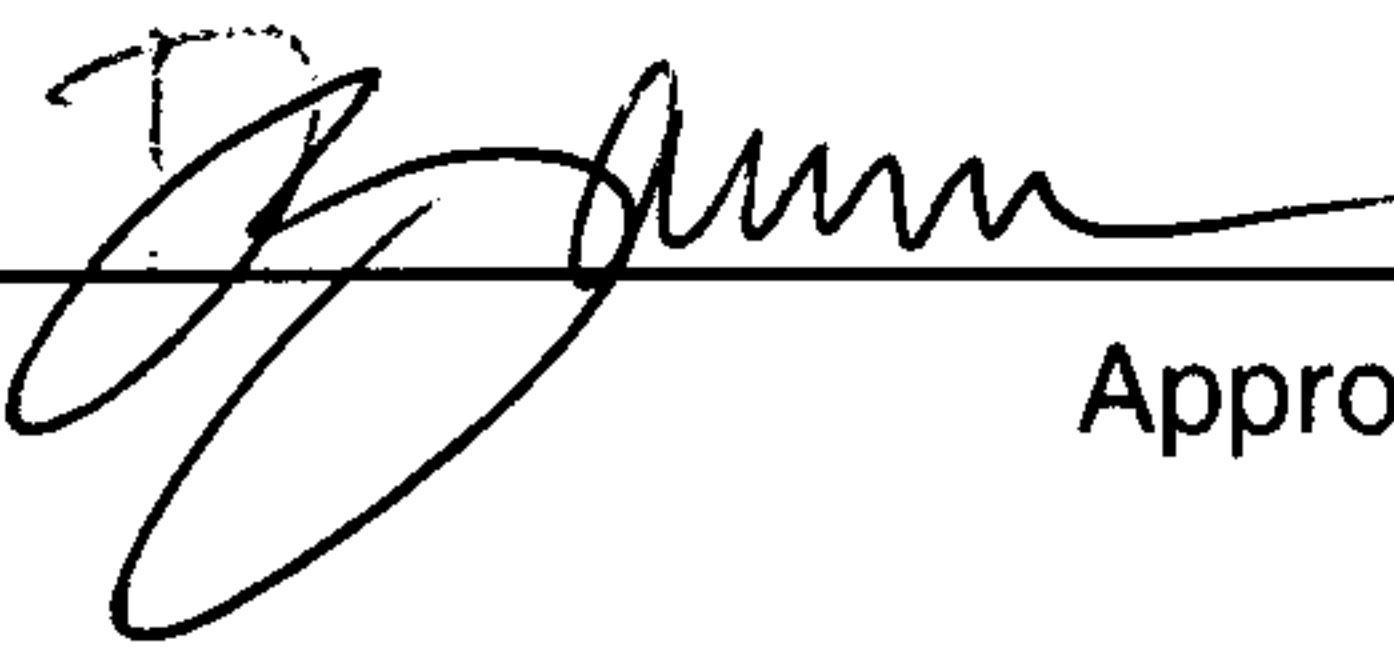
Contact Person: GARY E GRITSKO

Contact Information: 892-1076

DXF Received: 11/12/2008

Hard Copy Received: 11/12/2008

Coordinate System: Ground rotated to NMSP Grid

  
Approved

11-12-2008  
Date

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

---

---

---

---

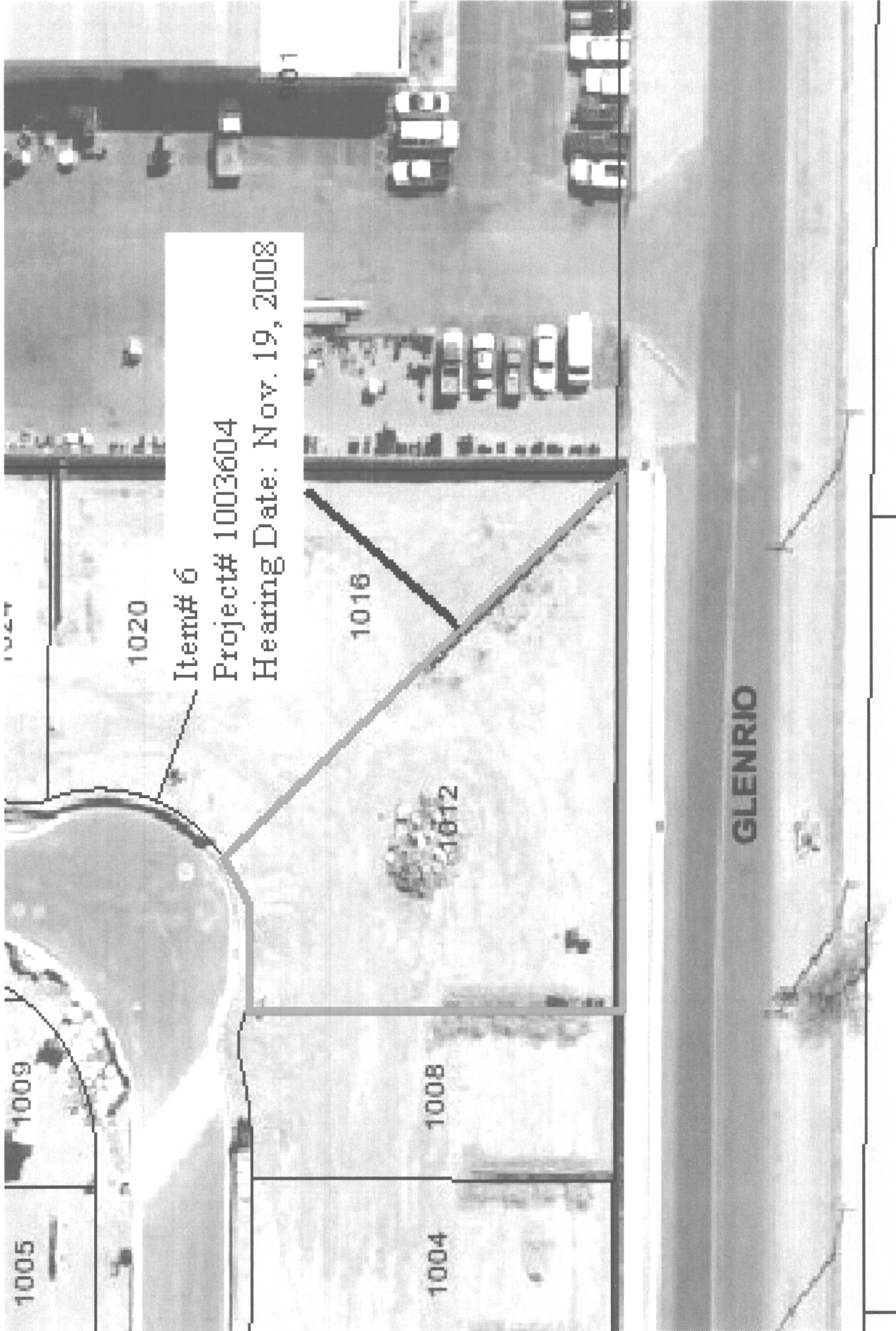
---

---

---

---

**AGIS Use Only**  
Copied fc 3604 to agiscov on 11/12/2008 Contact person notified on 11/12/2008



1005

1009

1024

1020

Item# 6

Project# 1003604

Hearing Date: Nov. 19, 2008

1016

1012

1008

1004

GLENRIO

01

BIBB

BIBB



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

September 24, 2008

**Project# 1003604**  
08DRB-70380 VACATION OF PRIVATE EASEMENT

ALPHA PROFESSIONAL SURVEYING agent(s) for ANTHONY MONTOYA JR request(s) vacation of Open Land Space designation for all or a portion of Lot(s) A, **MIRA MESA ESTATES** zoned R-2, located on TELSTAR LOOP NW BETWEEN 68TH ST NW AND GLENRIO RD NW containing approximately 0.2353 acre(s). (J-10)

At the September 24, 2008 the vacation was approved as shown on exhibit B in the planning file per section 14-14-7-2(a) (1) and (b) (1)(3) of the subdivision ordinance.

(A)(1) The private utility easement vacation request was filed by the owners of a majority of the footage of land abutting the proposed vacation.

(B)(1) The public welfare is in no way served by retaining the designation based on the lack of institutional maintenance.

(B)(3) There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.

### CONDITIONS:

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

If you wish to appeal this decision, you must do so by October 9, 2008 in the manner described below.

Appeal is to the Land Use Hearing Officer. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Department form, to the Planning Department, within 15 days of the Development Review Board's decision.

The date the determination in question is issued is not included in the 15-day period for filing an appeal.

If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

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

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

A handwritten signature in black ink, appearing to read "Jack Cloud". The signature is fluid and cursive, with a long horizontal stroke at the end.

Jack Cloud, AICP, DRB Chair

Cc: Alpha Professional Surveying – P.O. Box 46316 – Rio Rancho, NM 87174

Cc: Anthony Montoya Jr. – 1016 Telstar Loop NW – Albuquerque, NM 87121

Marilyn Maldonado

Scott Howell

File



DEVELOPMENT REVIEW BOARD  
Action Sheet

Plaza del Sol Hearing Room, Basement, Plaza del Sol Building  
September 24, 2008 9:00 AM

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project# 1004472**  
08DRB-70376 VACATION OF PUBLIC  
RIGHT-OF-WAY  
MARK GOODWIN AND ASSOCIATES PA agent(s) for  
DOUBLE EAGLE REAL ESTATE request(s) vacation of  
the north half of Modesto Avenue NE over all or a portion  
of Lot(s) 23-25, Block(s) 25, **NORTH ALBUQUERQUE  
ACRES Tract A Unit B**, zoned SU-2 FOR CEMETERY,  
located on MODESTO NE BETWEEN SAN PEDRO DR  
NE AND LOUISIANA BLVD NE. (B-18) *{Has been  
Re-advertised to be heard 10/08/08.}*
2. **Project# 1003604**  
08DRB-70380 VACATION OF PRIVATE  
EASEMENT  
ALPHA PROFESSIONAL SURVEYING agent(s) for  
ANTHONY MONTOYA JR request(s) vacation of Open  
Land Space designation for all or a portion of Lot(s) A,  
**MIRA MESA ESTATES** zoned R-2, located on  
TELSTAR LOOP NW BETWEEN 68TH ST NW AND  
GLENRIO RD NW containing approximately 0.2353  
acre(s). (J-10) **THE VACATION WAS APPROVED AS  
SHOWN ON EXHIBIT B IN THE PLANNING FILE PER  
SECTION 14-14-7-2(A) (1) AND (B) (1)(3) OF THE  
SUBDIVISION ORDINANCE.**
3. **Project# 1007443**  
08DRB-70377 VACATION OF PUBLIC  
RIGHT-OF-WAY  
08DRB-70378 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  
CHRIS DEHLER agent(s) for CLARA ARRETCHE  
request(s) vacation of a 20 foot Acequia plus Preliminary  
and Final Plat approval for all or a portion of Tract(s) 4,  
**ALVARADO GARDENS Unit(s) 3**, zoned R-2, located  
on the south side of CANDELARIA RD NW BETWEEN  
RIO GRANDE BLVD NW AND GLENWOOD RD NW  
containing approximately 1.9075 acre(s). (G-12) **THE  
VACATION WAS APPROVED AS SHOWN ON EXHIBIT  
B IN THE PLANNING FILE PER SECTION 14-14-7-2(A)  
(1) AND (B) (1)(3) OF THE SUBDIVISION ORDINANCE.  
THE PRELIMINARY/FINAL PLAT WAS APPROVED  
WITH FINAL SIGN OFF DELEGATED TO  
TRANSPORTATION FOR EXHIBIT INDICATING  
IMPROVEMENTS AND DISTANCES AND TO PLANNING  
TO RECORD.**

# DRB PUBLIC HEARING SIGN IN SHEETS

PROJECT #: 1008604 AGENDA# 2 DATE: 9/24/08

1. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
2. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
3. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
4. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
5. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
6. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
7. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
8. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
9. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
10. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
11. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
12. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
13. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
14. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
15. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
16. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
17. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

PLANNING DEPARTMENT  
DEVELOPMENT AND BUILDING SERVICES  
TRANSPORTATION SECTION

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO: 1003604

AGENDA ITEM NO: 2

SUBJECT:

VACATION OF PRIVATE EASEMENTS

ENGINEERING COMMENTS:

No adverse comments.

RESOLUTION:

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

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

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

SIGNED: Kristal D. Metro  
Transportation Development

505-924-3991

DATE: SEPTEMBER 24, 2008



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

August 6, 2008

**Project# 1003604**  
08DRB-70298 VACATION OF PUBLIC EASEMENT

ALPHA PROFESSIONAL SURVEYING agent(s) for ANTHONY MONTOYA JR request(s) vacation/ closing of a 25 foot Public Pedestrian Easement on Lot A, **MIRA MESA ESTATES** zoned R-2, connecting TELSTAR LOOP NW with GLENRIO RD NW, between 64TH ST NW AND 68TH ST NW containing approximately 0.25 acre(s). (J-10)

At the August 6, 2008 Development Review Board meeting, the vacation was approved as shown on Exhibit B in the Planning file per section 14-14-7-2(A)(1) and (B) (1)(3) of the Subdivision Ordinance.

(A)(1) The public utility easement vacation request was filed by the owners of a majority of the rear footage of land abutting the proposed vacation.

(B)(1) The public welfare is in no way served by retaining the public utility easement.

(B)(3) There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.

### CONDITIONS:

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

If you wish to appeal this decision, you must do so by August 21, 2008 in the manner described below.

Appeal is to the Land Use Hearing Officer. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Department form, to the Planning Department, within 15 days of the Development Review Board's decision.



The date the determination in question is issued is not included in the 15-day period for filing an appeal.

If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

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

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



Jack Cloud, AICP, DRB Chair

Cc: Alpha Professional Surveying – P.O. Box 76316 – Rio Rancho NM 87174

Cc: Anthony Montoya Jr. – 1016 Telstar Loop NW - Albuquerque, NM 87121

Marilyn Maldonado

Scott Howell

File

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

**Meeting Date:** July 30, 2008  
**Zone Atlas Page:** J-10  
**Notification Radius:** 100 Ft.

**Project#** 1003604  
**App#**08DRB-70298

**Cross Reference and Location:** TELSTAR LOOP NW BETWEEN 68<sup>TH</sup> ST AND  
GLENRIO RD NW

**Applicant:** ANTHONY MONTOYA FR  
1016 TELSTAR LOOP NW  
ALBUQUERQUE, NM 87121

**Agent:** ALPHA PROFESSIONAL SURVEYING  
PO BOX 46316  
RIO RANCHO, NM 87174

**Special Instructions:**

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

**Date Mailed:** JULY 11, 2008  
**Signature:** ERIN TREMLIN



**SUBDIVISION**

- Major Subdivision action
- Minor Subdivision action
- Vacation 25' PEDESTRIAN EASEMENT
- Variance (Non-Zoning)

**SITE DEVELOPMENT PLAN**

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

**STORM DRAINAGE**

- Storm Drainage Cost Allocation Plan

Supplemental form

**S Z ZONING & PLANNING**

- Annexation
- County Submittal
- EPC Submittal
- Zone Map Amendment (Establish or Change Zoning)
- Sector Plan (Phase I, II, III)
- Amendment to Sector, Area, Facility or Comprehensive Plan
- Text Amendment (Zoning Code/Sub Regs)
- Street Name Change (Local & Collector)
- L A APPEAL / PROTEST of...**
- D** Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

**APPLICANT INFORMATION:**

Professional/Agent (if any): ALPHA PROFESSIONAL SURVEYING PHONE: 892-1076  
 ADDRESS: P.O. BOX 46316 FAX: 891-0471  
 CITY: BIO RANCHO STATE NM ZIP 87174 E-MAIL: \_\_\_\_\_

APPLICANT: ANTHONY MONTOYA JR. PHONE: 768-2713  
 ADDRESS: 10116 TELSTAR LOOP NW FAX: \_\_\_\_\_  
 CITY: ALBU STATE NM ZIP 87121 E-MAIL: \_\_\_\_\_  
 Proprietary interest in site: OWNER List all owners: \_\_\_\_\_

DESCRIPTION OF REQUEST: TO VACATE AN EXISTING 25' PEDESTRIAN EASEMENT ON PARCEL A, ALL UTILITIES TO REMAIN.

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

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

Lot or Tract No. PARCEL A Block: N/A Unit: N/A  
 Subdiv/Addn/TBKA: MIRA MESA ESTATES  
 Existing Zoning: R-2 Proposed zoning: N/A  
 Zone Atlas page(s): J-10-Z UPC Code: 1-010-058-476-380-11117 MRGCD Map No N/A

**CASE HISTORY:**

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

**CASE INFORMATION:**

Within city limits?  Yes Within 1000FT of a landfill? NO  
 No. of existing lots: \_\_\_\_\_ No. of proposed lots: \_\_\_\_\_ Total area of site (acres): 0.2353 AC

LOCATION OF PROPERTY BY STREETS: On or Near: TELSTAR LOOP NW  
 Between: 68th STREET and GENRIO RD NW

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

SIGNATURE Sarah Gibson DATE 6/30/08  
 (Print) SARAH GIBSON Applicant:  Agent:

**FOR OFFICIAL USE ONLY**

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

Application case numbers	Action	S.F.	Fees
<u>98 DRB-702918</u>	<u>VPE</u>	_____	<u>\$ 45.00</u>
_____	<u>ADV</u>	_____	<u>\$ 25.00</u>
_____	<u>CME</u>	_____	<u>\$ 20.00</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____

Hearing date July 30, 2008

Total \$ 140.00

[Signature] 7-3-08  
 Planner signature / date

Project # 1003604

Form revised 4/07

FORM V: SUBDIVISION VARIANCES & VACATIONS

- BULK LAND VARIANCE (DRB04)** (PUBLIC HEARING CASE)
  - \_\_\_ Application for Minor Plat on FORM S-3, including those submittal requirements. **24 copies**
  - \_\_\_ Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all 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)
  - \_\_\_ List any original and/or related file numbers on the cover application

**DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- VACATION OF PUBLIC EASEMENT (DRB27)** *25' PEDESTRIAN EASEMENT*
- VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**
  - The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**  
(Not required for City owned public right-of-way.)
  - Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - 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)
  - List any original and/or related file numbers 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 30 DAYS after the filing deadline. Your attendance is required.**

- SIDEWALK VARIANCE (DRB20)**
- SIDEWALK WAIVER (DRB21)**
  - \_\_\_ Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14") **6 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter briefly describing, explaining, and justifying the variance or waiver
  - \_\_\_ List any original and/or related file numbers on the cover application

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

- SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**
  - \_\_\_ Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") **24 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter briefly describing, explaining, and justifying the variance
  - \_\_\_ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - \_\_\_ Sign Posting Agreement
  - \_\_\_ Fee (see schedule)
  - \_\_\_ List any original and/or related file numbers on the cover application

**DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**
- EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**
  - \_\_\_ Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter briefly describing, explaining, and justifying the deferral or extension
  - \_\_\_ List any original and/or related file numbers on the cover application

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

- VACATION OF PRIVATE EASEMENT (DRB26)**
- VACATION OF RECORDED PLAT (DRB29)**
  - \_\_\_ The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies**
  - \_\_\_ Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**
  - \_\_\_ Letter of authorization from the grantors and the beneficiaries (private easement only)
  - \_\_\_ Fee (see schedule)
  - \_\_\_ List any original and/or related file numbers 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.

*Sarah Gibson*  
 Applicant name (print)  
*Sarah Gibson 6/30/08*  
 Applicant signature / date



Form revised 4/07

- Checklists complete
  - Fees collected
  - Case #s assigned
  - Related #s listed
- Application case numbers  
 DRB- 70298

*[Signature]* 73.08  
 Planner signature / date  
 Project # 1003604

R e c	UPC	OWNER	OWNADD	OWN CITY	OW NST ATE	OW NZIP COD E	PRO PCL ASS	TA XD IS T	LEGALDESC
1	101005 847638 011117	MONTOYA ANTHONY L JR	1016 TELST AR LP NW	ALBU QUE RQU E	NM	8712 1	V	A1 A	PARCEL A CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217 ,218, 219 & 220 CONT .2353 AC
2	101005 848138 311118	MONTOYA ANTHONY L JR	1016 TELST AR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 46 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .1455 AC
3	101005 848138 811119	JD HOME BUILDER CORPORA TION	PO BOX 902 18	ALBU QUE RQU E	NM	8719 9	V	A1 A	LT 45 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .0955 AC
4	101005 847240 011216	HANOVER GROUP LLC	8601 WASHI NGTON ST NE SUITE A	ALBU QUE RQU E	NM	8711 3	V	A1 A	PARCEL B CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217 ,218, 219 & 220 CONT .0345 AC
5	101005 848140 211122	GARCIA JOHN R	1032 TELST AR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 42 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .0878 AC
6	101005 846940 511217	VU UYEN V	1101 TELST AR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 77 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .1084 AC
7	101005 846938 011116	RIVAS PHIL ANTHONY & RAM ONA	1008 TELST AR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 47 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .1119 AC
8	101005 845539 511212	GARCIA ELMA E	943 TELSTA R LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 73 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .1101 AC
9	101005 846039 511213	NGUYEN NAM T	1001 TELST AR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 74 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .1101 AC
10	101005 846439 511214	RUIZ RODOLFO T & ERIKA IBA RRA RUIZ	1005 TELST AR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 75 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .1101 AC
11	101005 846641 610505	MODIRZADEH MAHMOOD TR NAMAKI LVT & TOSH LAVONN E ANDREWS TR TOSH IRVT	PO BOX 222 536	CAR MEL	CA	9392 2	C	A1 A	TOWN OF ATRISCO GRANT APU 8 TRACT 216
12	101005 846939 511215	RAMOS RUBEN & DEBORAH	1009 TELST AR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 76 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .1084 AC
13	101005 848139 711121	JD HOME BUILDER CORPORA TION	PO BOX 902 18	ALBU QUE RQU E	NM	8719 9	V	A1 A	LT 43 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .0878 AC
14	101005 848139 311120	RODRIGUEZ ABELARDO & GE NOVEVA	1024 TELES TAR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 44 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .0886 AC
15	101005 846440 511218	MARQUEZ JUANITO O JR & M YRNA I MARQUEZ	1105 TELST AR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 78 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .1101 AC
16	101005 839530 210105	BOARD OF EDUCATION	PO BOX 257 04	ALBU QUE RQU E	NM	8712 5	C	A1 A	TRACTS 166 THRU 172 TOWN OF ATRISCO GRANT AIRPORT UNIT & PORTION VACATED 6

				E					
1 7	101005 845538 011113	COOK CHANDRA W	944 TELSTAR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 50 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .1101 AC
1 8	101005 846038 011114	VALDEZ PAUL L	1000 TELSTAR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 49 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .1101 AC
1 9	101005 846538 011115	LOPEZ FAUSTINO & DEYNI RE VUELTA	1004 TELSTAR LP NW	ALBU QUE RQU E	NM	8712 1	R	A1 A	LT 48 CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .1101 AC

OR CURRENT RESIDENT  
101005839530210105  
BOARD OF EDUCATION  
PO BOX 25704  
ALBUQUERQUE, NM 87125

OR CURRENT RESIDENT  
101005848140211122  
GARCIA JOHN R  
1032 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846538011115  
LOPEZ FAUSTINO & DEYNI  
REVUELTA  
1004 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

Project# 1003604  
101005847638011117  
MONTROYA ANTHONY L JR  
1016 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846938011116  
RIVAS PHIL ANTHONY & RAMONA  
1008 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846038011114  
VALDEZ PAUL L  
1000 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

Project# 1003604  
M. MAX GARCIA  
Los Volcanes NA  
6619 HONEY LOCUST AVE NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005845538011113  
COOK CHANDRA W  
944 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005847240011216  
HANOVER GROUP LLC  
8601 WASHINGTON ST NE SUITE A  
ALBUQUERQUE, NM 87113

OR CURRENT RESIDENT  
101005846440511218  
MARQUEZ JUANITO O JR & MYRNA I  
MARQUEZ  
1105 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846039511213  
NGUYEN NAM T  
1001 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005848139311120  
RODRIGUEZ ABELARDO &  
GENOVEVA  
1024 TELESTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846940511217  
VU UYEN V  
1101 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
BEN SANDOVAL  
Los Volcanes NA  
6516 HONEYLOCUST AVE NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005845539511212  
GARCIA ELMA E  
943 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

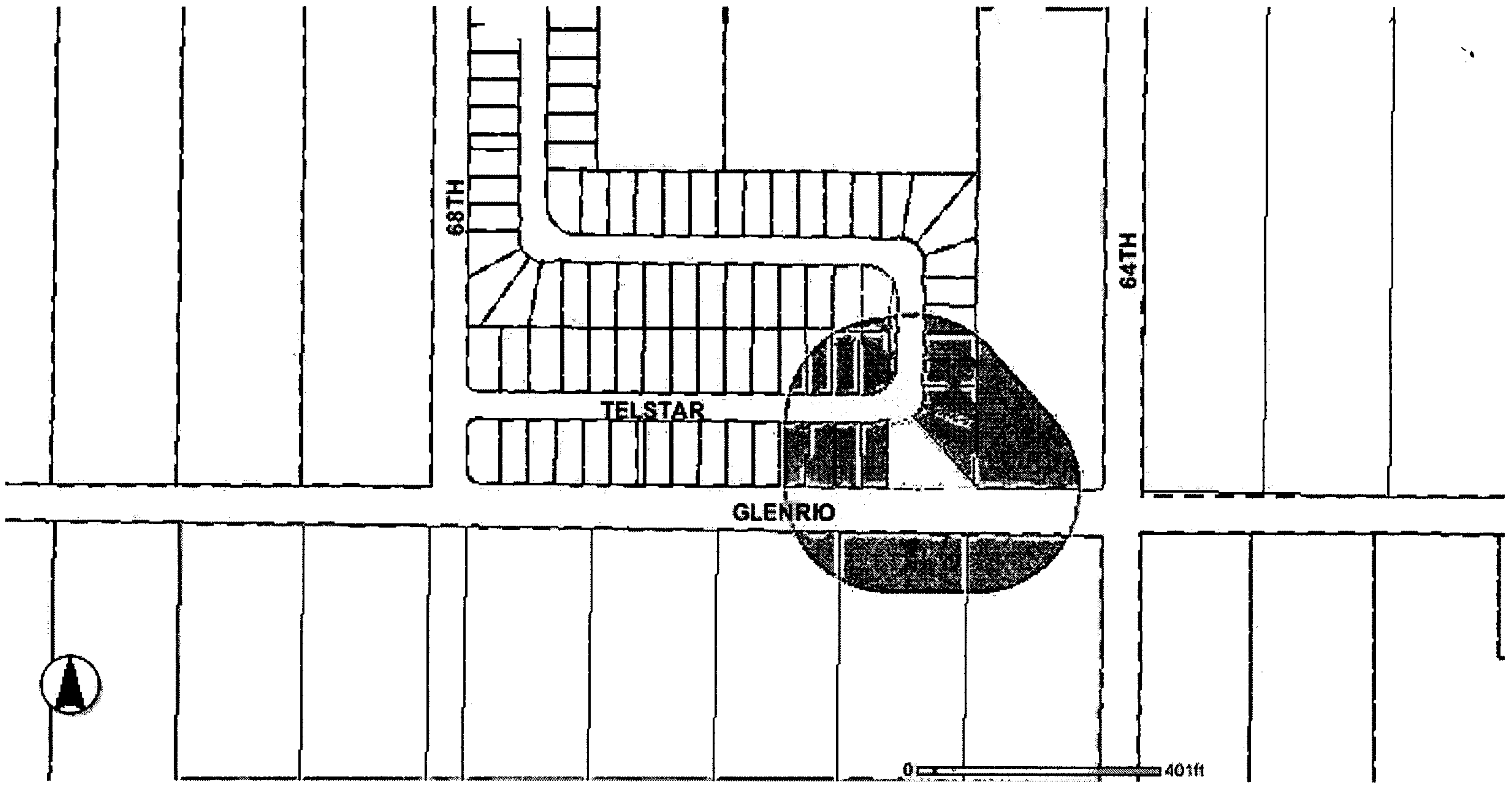
OR CURRENT RESIDENT  
101005848138811119  
JD HOME BUILDER CORPORATION  
PO BOX 90218  
ALBUQUERQUE, NM 87199

OR CURRENT RESIDENT  
101005846641610505  
MODIRZADEH MAHMOOD TR  
NAMAKI LVT & TOSH LAVONNE  
ANDREWS TR TOSH IRVT  
PO BOX 222536  
CARMEL, CA 93922

OR CURRENT RESIDENT  
101005846939511215  
RAMOS RUBEN & DEBORAH  
1009 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

OR CURRENT RESIDENT  
101005846439511214  
RUIZ RODOLFO T & ERIKA IBARRA  
RUIZ  
1005 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

Project# 1003604  
ALPHA PROFESSIONAL SURVEYING  
PO BOX 46316  
RIO RANCHO, NM 87174







# City of Albuquerque

P.O. Box 1293, Albuquerque, NM 87103

June 30, 2008

Gary Gritsko  
Alpha Professional Surveying  
P.O. Box 46316/87174  
Phone: 505-892-1076/Fax: 505-998-0305  
c/o Sarah Gibson, GPS, LLC - 998-0303

**PLEASE NOTE:** The Neighborhood and/or Homeowner 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.

Dear Gary:

Thank you for your inquiry of June 30, 2008 requesting the names of **ALL Neighborhood and/or Homeowner Associations** who would be affected under the provisions of O-92 by your proposed project at **PARCEL A AND LOT 46, MIRA MESA ESTATES, LOCATED ON TELSTAR LOOP NW BETWEEN 68<sup>TH</sup> STREET NW AND GLENRIO ROAD NW** Zone Map: J-10.

Our records indicate that the **Neighborhood and/or Homeowner Associations** affected by this proposal and the contact names are as follows:

**LOS VOLCANES N.A. (LVC) "R"**

**\*M. Max Garcia**

6619 Honeylocust Ave. NW/87121 833-0969 (h)

Ben Sandoval

6516 Honeylocust Ave. NW/87121 836-4419 (h)

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](mailto:swinklepleck@cabq.gov) or by fax at (505) 924-3913.

Sincerely,

**Stephani Winklepleck**

Stephani Winklepleck  
Neighborhood Liaison  
OFFICE OF NEIGHBORHOOD COORDINATION  
Planning Department

**LETTERS MUST BE SENT TO BOTH CONTACTS OF EACH NEIGHBORHOOD AND/OR HOMEOWNER ASSOCIATION.**

planningrnaform(05/22/08)

# !!!Notice to Applicants!!!

## SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

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

### WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

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

## Information from the Office of Neighborhood Coordination

The following information should always be in each application packet that you submit for an EPC or DRB application. Listed below is a "Checklist" of the items needed.

[X] Copy of Official Letter to the applicant with neighborhood associations. A copy must be submitted with application packet. -OR-

[ ] The ONC "Official" Letter (if there are no associations). A copy must be submitted with application packet.

[X] Copy of Letter to Neighborhoods and Homeowners Association. A copy must be submitted with application packet.

[X] Copy of the written notification to Neighborhoods and Homeowners Association. A copy must be submitted with application packet.

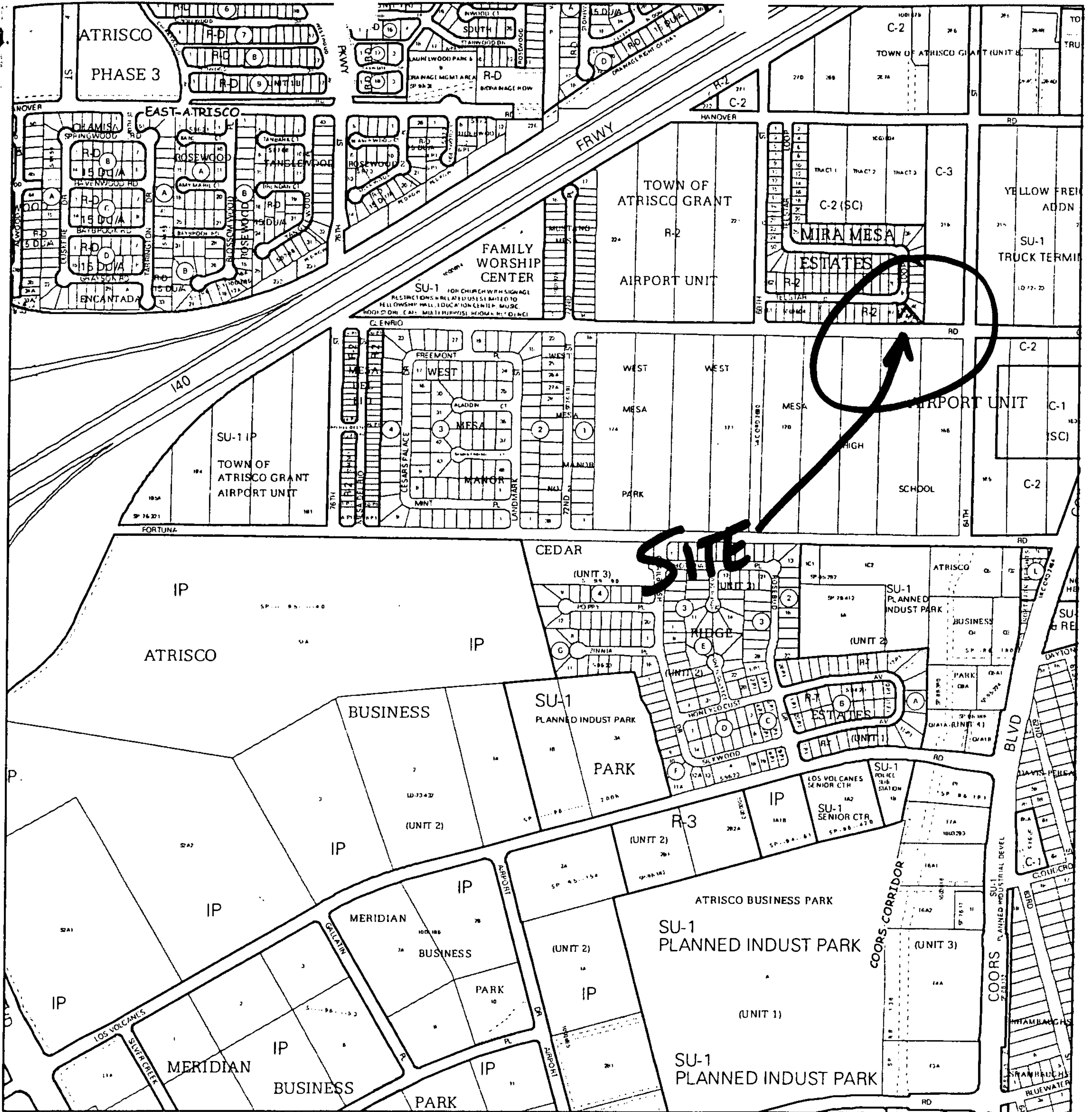
**Just a reminder - Our ONC "Official" Letter is only valid for a one (1) month period and if you haven't submitted your application by this date, you will need to get an updated letter from our office.**

Any questions, please feel free to contact Stephani at 924-3902 or via an e-mail message at [swinklepleck@cabq.gov](mailto:swinklepleck@cabq.gov).

Thank you for your cooperation on this matter.

.....  
(below this line for ONC use only)

Date of Inquiry: **06/30/08** Time Entered: **1:05 p.m.** ONC Rep. Initials: **SW**



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

**AGIS**  
Albuquerque Geographic Information System

Map amended through: 10/25/2006

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**J-10-Z**

Selected Symbols

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

Feet

0                      750                      1,500

# **G.P.S. LLC**

**333 Lomas Blvd., NE \* Albuquerque, New Mexico 87102 \* (505) 998-0303**

---

July 2, 2008

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

REF: VACATION ACTION WITHIN PARCEL A, MIRA MESA ESTATES

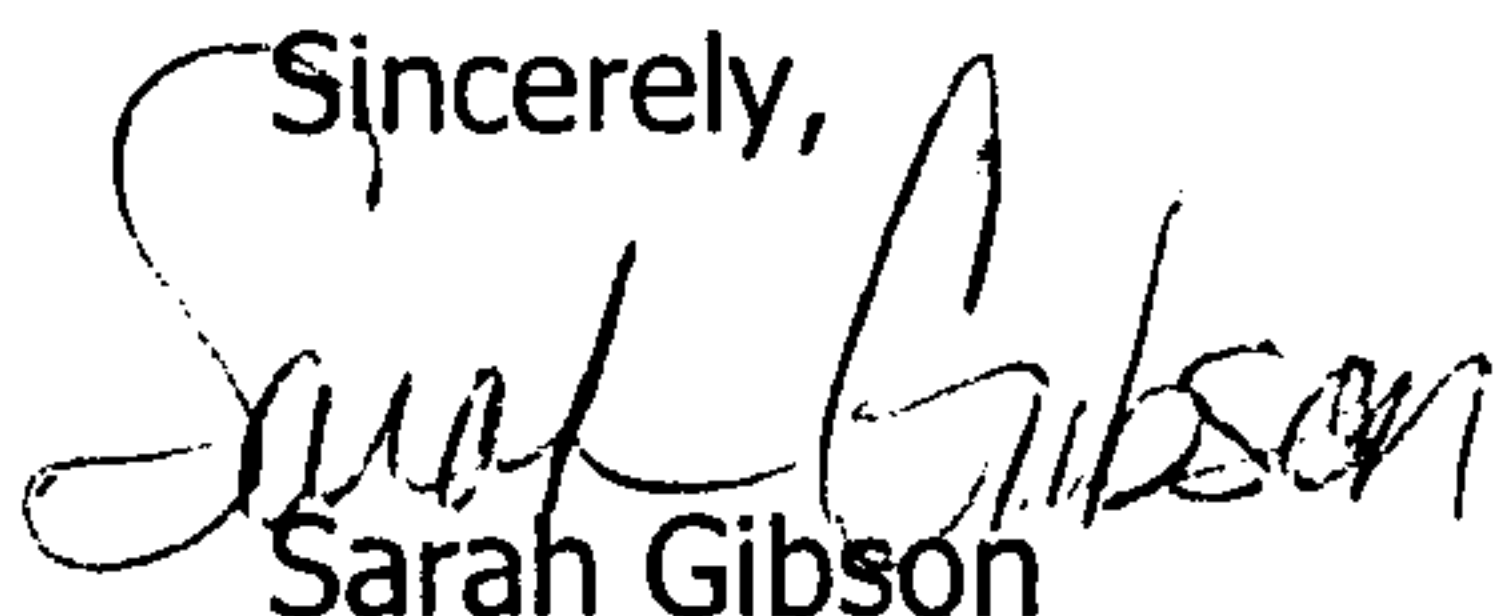
Dear Board Members:

The purpose of the above referenced vacation action is to vacate an existing 25' pedestrian easement.

The pedestrian easement on Parcel A was never constructed and was to be maintained by the Homeowners Association, which was never formed.

Additional parcels (C & D) have been designated as pedestrian access points and have been built with wrought iron gates with pedestrian access.

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

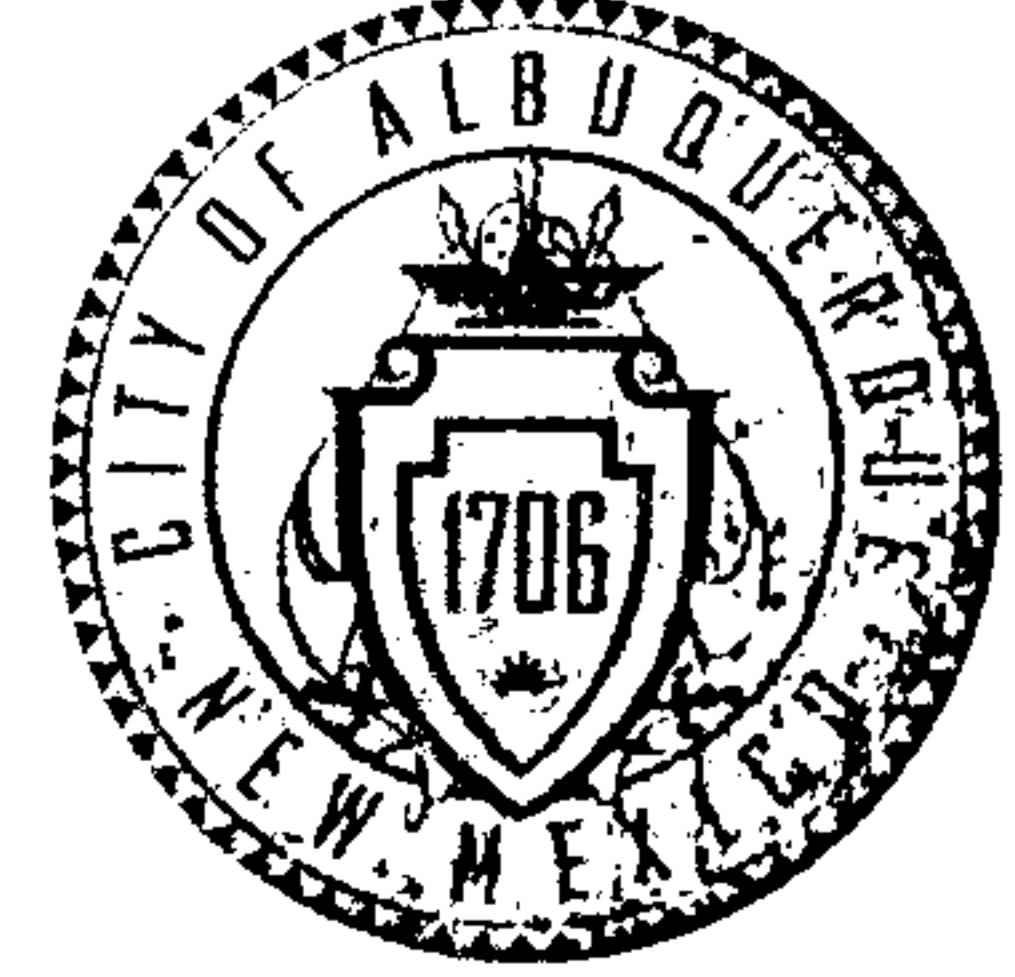
Sincerely,  
  
Sarah Gibson

# DRB PUBLIC HEARING SIGN IN SHEETS

PROJECT #: 1003604 AGENDA# 1 DATE: 8/6/08

1. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
2. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
3. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
4. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
5. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
6. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
7. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
8. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
9. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
10. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
11. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
12. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
13. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
14. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
15. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
16. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_
17. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

# CITY OF ALBUQUERQUE



## CITY OF ALBUQUERQUE PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

### DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 2**

**SUBJECT:**

Vacation

**ACTION REQUESTED:**

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

PO Box 1293

**ENGINEERING COMMENTS:**

The Hydrology Section has no objection to the pedestrian easement vacation request.

Albuquerque

NM 87103

**RESOLUTION:**

APPROVED \_\_\_\_; DENIED \_\_\_\_; DEFERRED X <sup>8-6-08</sup>; COMMENTS PROVIDED \_\_\_\_; WITHDRAWN

www.cabq.gov

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

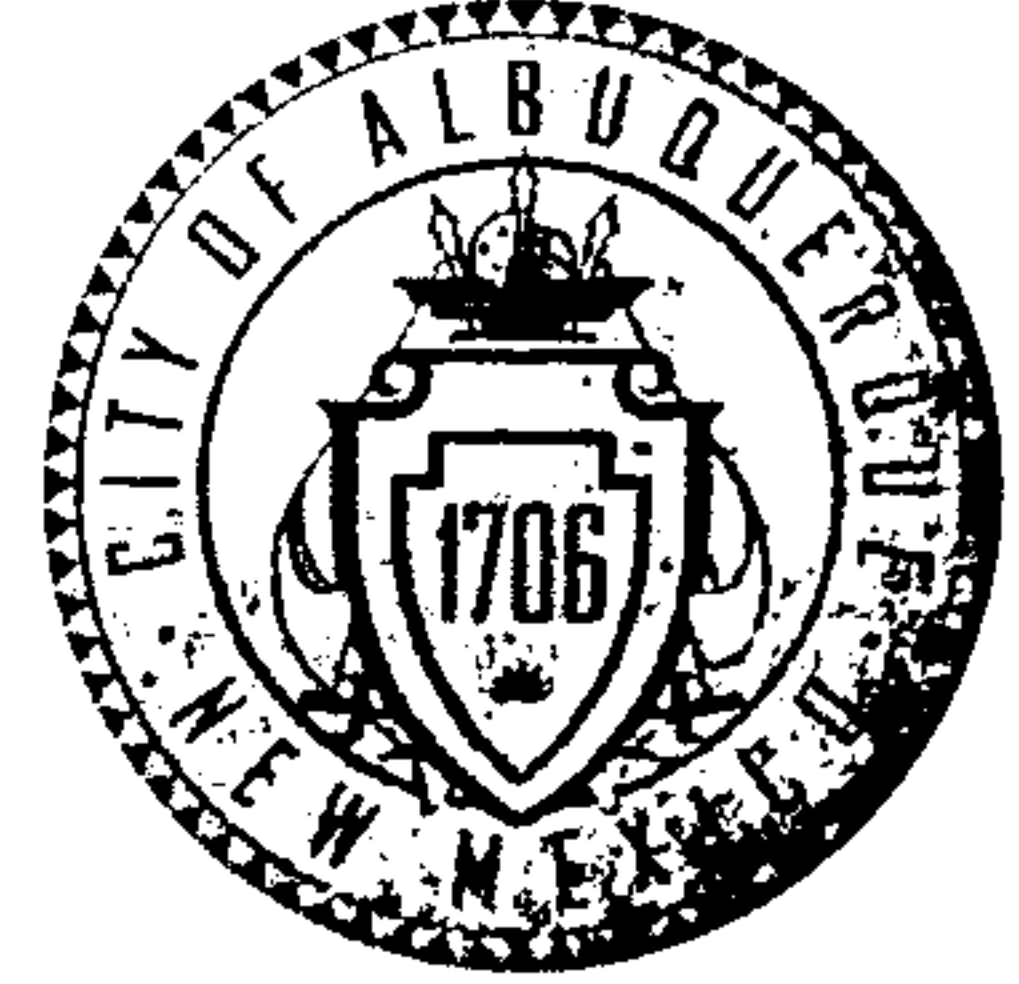
DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PKS) (PLNG)

FOR:

**SIGNED:** Bradley L. Bingham  
City Engineer/AMAFCA Designee  
924-3986

**DATE:** July 30, 2008

# CITY OF ALBUQUERQUE



## CITY OF ALBUQUERQUE PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

### DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 1**

**SUBJECT:**

Vacation

**ACTION REQUESTED:**

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

PO Box 1293

**ENGINEERING COMMENTS:**

No adverse comments.

Albuquerque

NM 87103

**RESOLUTION:**

APPROVED ; DENIED ; DEFERRED ; COMMENTS PROVIDED ; WITHDRAWN

www.cabq.gov

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

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

FOR:

**SIGNED:** Bradley L. Bingham  
City Engineer/AMAFCA Designee  
924-3986

**DATE:** August 6, 2008



CITY OF ALBUQUERQUE  
 PLANNING DEPARTMENT  
 DEVELOPMENT REVIEW BOARD

July 30, 2008

**Project# 1003604**  
 08DRB-70298 VACATION OF PUBLIC EASEMENT

ALPHA PROFESSIONAL SURVEYING agent(s) for ANTHONY MONTOYA JR request(s) vacation/ closing of a 25 foot Public Pedestrian Easement on Lot A, **MIRA MESA ESTATES** zoned R-2, connecting TELSTAR LOOP NW with GLENRIO RD NW, between 64TH ST NW AND 68TH ST NW containing approximately 0.25 acre(s). (J-10)

**AMAFCA**  
 No comment.

**COG**  
 MRCOG staff have no comment on this proposal.

**TRANSIT**  
 No comments.

**ZONING ENFORCEMENT**  
 No comments.

**NEIGHBORHOOD COORDINATION**  
 Letters sent to: **Los Volcanes NA (R)**

**APS**  
**Mira Mesa Estates**, Lot A, is located at Telstar Loop NW with Glenrio Rd NW between 64<sup>th</sup> St NW and 68<sup>th</sup> St NW. The owner of the above property requests a 25 ft Public Pedestrian Easement for Lot A. This development consists of 92 single family homes. This is impacting S.R. Marmon, Jimmy Carter Middle School, West Mesa High School. S.R. Marmon Elementary School has excess capacity, Jimmy Carter Middle School is nearing capacity, West Mesa High School is exceeding capacity.

Loc No	School	2007-08 40th Day	2007-08 Capacity	Space Available
280	S.R. Marmon	742	873	131
445	Jimmy Carter	1,185	1,200	15
570	West Mesa	2,749	2,632	-117

**Residential Units: 92**  
**Est. Elementary School Students: 24**  
**Est. Middle School Students: 10**  
**Est. High School Students: 10**  
**Est. Total # of Students from Project: 44**

\*The estimated number of students from the proposed project is based on an average student generation rate for the entire APS district.

Atrisco Heritage Academy High School will open with a 9<sup>th</sup> grade academy in 2008, while the remainder of the school will open in 2009. Atrisco Heritage Academy High School will relieve overcrowding at West Mesa High School.

To address overcrowding at schools, APS will explore various alternatives. A combination or all of



the following options may be utilized to relieve overcrowded schools.

- Provide new capacity (long term solution)
  - Construct new schools or additions
  - Add portables
  - Use of non-classroom spaces for temporary classrooms
  - Lease facilities
  - Use other public facilities
- Improve facility efficiency (short term solution)
  - Schedule Changes
    - Double sessions
    - Multi-track year-round
  - Other
    - Float teachers (flex schedule)
- Shift students to Schools with Capacity (short term solution)
  - Boundary Adjustments / Busing
  - Grade reconfiguration
- Combination of above strategies

**All planned additions to existing educational facilities are contingent upon taxpayer approval**

**POLICE DEPARTMENT**

No comments provided.

**FIRE DEPARTMENT**

No comments provided.

**PNM ELECTRIC & GAS**

**VACATION OF PUBLIC EASEMENT: NO COMMENT**

**COMCAST**

No comments provided.

**QWEST**

No comments provided.

**ENVIRONMENTAL HEALTH**

No comments provided.

**M.R.G.C.D**

No adverse comments

**OPEN SPACE DIVISION**

Open Space has no adverse comments

**CITY ENGINEER**

The Hydrology section has no objection to the vacation request of the pedestrian easement.

**TRANSPORTATION DEVELOPMENT**

It is indicated that pedestrian access is provided via parcels C and D. Do these parcels have the appropriate easements? What has been built? Provide additional information.

**PARKS AND RECREATION**

Your letter states that Parcels C and D are designated as pedestrian access points. Where is parcel C? Who owns the parcels? The new easements will have to be dedicated by plat or paper document.

**ABCWUA**

No objection to Vacation request.

**PLANNING DEPARTMENT**

Comments to be provided at 7/30/08 hearing.

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

Cc: Alpha professional Surveying – P.O. Box 46316 – Rio Rancho, NM 87174

Cc: Anthony Montoya Jr. – 1016 Telstar Loop NW – Albuquerque, NM 87121



*my plat*  
*1/31/05*

# DRB CASE ACTION LOG (FINAL PLAT)

REVISED 2/5/04

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

DRB Application No.: **04DRB-01794(FP)**  
Project Name: **Myra Mesa Subdivision**  
Agent: **ABQ Engineering**

Project # **1003604**  
Phone No.: **255-7802**

Project Number

*1003604*

Your request for (SDP for SUB), (SDP for BP); (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on *1/12/05* by the DRB with delegation of signature(s) to the following departments.

### OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

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



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

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



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

January 12, 2005

9:00 a.m.

**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

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

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

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

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

Adjourned: NOON

**CASES WHICH REQUIRE PUBLIC NOTIFICATION**

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

1. **Project # 1003520**  
04DRB-01567 Major-Preliminary Plat  
Approval  
04DRB-01568 Minor-Temp Defer SDWK  
04DRB-01863 Minor-Subd Design (DPM)  
Variance

MARK GOODWIN & ASSOCIATES PA agent(s) for WASHINGTON STREET INVESTORS LLC request(s) the above action(s) for all or a portion of Lot(s) 27 & 28, Block(s) 16, Tract(s) 1, NORTH ALBUQUERQUE ACRES UNIT 3 (to be known as **BENJAMIN PLACE SUBDIVISION**) zoned R-D, located on GLENDALE AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 2 acre(s). [REF: 04DRB00999] [Deferred from 11/3/04, 12/1/04, 12/15/04 & 1/5/05] 04DRB-1570 WAS WITHDRAWN. (B-20) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 1/12/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 12/29/04 THE PRELIMINARY PLAT WAS APPROVED WITH A CONDITION OF FINAL PLAT: AN APPROVED PERIMETER WALL DESIGN MUST OCCUR BEFORE FINAL PLAT APPROVAL. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. A SIDEWALK VARIANCE FROM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE FOR NON-PLACEMENT OF SIDEWALKS WHICH WILL NOT PRECLUDE ANY FUTURE PROJECT FROM CONSTRUCTING SIDEWALK LATER.**
  
2. **Project # 1002384**  
04DRB-01942 Major-Two Year SIA

BOHANNAN HUSTON INC agent(s) for D R HORTON HOMES request(s) the above action(s) for all or a portion of Tract(s) 4, COORS VILLAGE, (to be known as **RANCHO ENCANTADO DEL SUR**, zoned SU-3, located on COORS BLVD NW, between ATRISCO BLVD NW and MILNE RD NW containing approximately 20 acre(s). [REF: 03DRB01369] (F-11) **A ONE-YEAR EXTENSION OF THE SIA WAS APPROVED.**

3. **Project # 1003429**  
04DRB-01950 Major-Preliminary Plat Approval  
04DRB-01951 Major-Vacation of Pub Right-of-Way  
04DRB-01952 Major-Vacation of Public Easements  
04DRB-01953 Minor-Sidewalk Waiver  
04DRB-01954 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for CURB INC request(s) the above action(s) for all or a portion of Tract(s) 16B & 16C EL RANCHO GRANDE, (to be known as **SIERRA RANCH SUBDIVISION**, zoned R-LT & RD, located on GIBSON BLVD SW, between MESSINA SW and GIBSON SW containing approximately 62 acre(s). [REF: 04DRB-01891, 04DRB00717] [*Deferred from 1/12/05*] (N-8) **DEFERRED AT THE AGENT'S REQUEST TO 1/26/05.**

4. **Project # 1003471**  
04DRB-01948 Major-Amnd Prelim Plat Approval  
04DRB-01949 Minor-Temp Defer SDWK

SURV TEK INC agent(s) for CURB WEST INC request(s) the above action(s) for all or a portion of Tract(s) B-2-A, PARADISE HEIGHTS (to be known as **SEVILLE SUBDIVISION, UNIT 3A**), zoned R-1, located on KAYENTA BLVD NW north of SEQUOIA AVE NW containing approximately 24 acre(s). [REF: 02DRB01791, 02DRB01250, 04DRB00826, 04DRB00827, 04DRB01224, 04DRB01225] (A-10) **THE AMENDED INFRASTRUCTURE LIST DATED 1/12/05 WAS APPROVED. THE AMENDED GRADING PLAN ENGINEER STAMP DATED 12/16/04 WAS APPROVED. THE AMENDED PRELIMINARY PLAT WAS APPROVED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED A SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

5. **Project # 1003172**  
04DRB-01955 Major-Preliminary Plat  
Approval  
04DRB-01957 Minor-Temp Defer SDWK

TIERRA WEST LLC agent(s) for AMC DEVELOPMENT SERVICES request(s) the above action(s) for all or a portion of Tract(s) 1D, SEVILLE (to be known as **SEVILLE SUBDIVISION, UNIT 9**, zoned R-LT, located on KAYENTA ST NW, between IRVING BLVD NW and CALABACILLAS ARROYO containing approximately 8 acre(s). [REF: 04DRB00529] (A-10) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 1/12/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 12/16/04 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITIONS: TO REEVALUATE THE LOCATION OF PYRENEES CT AND IRVING BLVD., TO SHOW THE 20-FOOT PEDESTRIAN EASEMENT ON THE FINAL PLAT AND TO GRANT THE 20-FOOT PUBLIC SANITARY SEWER EASEMENT TO THE CITY OF ALBUQUERQUE AS WELL AS NEW MEXICO UTILITIES INC. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

6. **Project # 1002194**  
04DRB-01915 Major-Preliminary Plat  
Approval

GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) 2, **SUNPORT LODGINGS ADDITION**, zoned R-2, located on WELLESLEY SE, between CARLISLE SE and GIBSON SE containing approximately 2 acre(s). [REF: 03DRB01778, 03DRB00537, 04DRB01836] (L-16) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 1/12/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 9/8/03 THE PRELIMINARY PLAT WAS APPROVED.**

- 04DRB-01836 Minor-Final Plat Approval

GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) 2, **SUNPORT LODGING ADDITION**, zoned R-2, located on WELLESLEY SE, between CARLISLE SE and GIBSON SE containing approximately 2 acre(s). [REF: 04DRB01778] [*Deferred from 12/15/04*] (L-16) **THE FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

7. **Project # 1003585**  
04DRB-01958 Major-Preliminary Plat  
Approval

RIO GRANDE ENGINEERING agent(s) for PHILLIP RABY request(s) the above action(s) for all or a portion of Lot(s) 1, 2, 3 and 4, Block(s) 4, GRANADA HEIGHTS ADDITION, (to be known as **TOWNHOMES @ MASONS LANDING**, zoned O-R, located on SILVER AVE SE, between ALISO AVE SE and MORNINGSIDE AVE SE containing approximately 2 acre(s). [REF: 04DRB01168] (K-17) **DEFERRED AT THE AGENT'S REQUEST TO 2/9/05.**

8. **Project # 1002134**  
04DRB-01804 Major-Preliminary Plat  
Approval

MARK GOODWIN & ASSOCIATES, PA agent(s) for VISTA DEL NORTE DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) U-2, U-3, U-4 and U-6, **VISTA DEL NORTE SUBDIVISION**, zoned SU-1 FOR IP, located on PASEO DEL NORTE NE, between EDITH BLVD NE and NORTH DIVERSION CHANNEL containing approximately 30 acre(s). [REF: DRB-94-288, Z-87-113, 02DRB01196, 02DRB01199][*Deferred from 12/29/04 & 1/12/05*] (D-16) **DEFERRED AT THE AGENT'S REQUEST TO 1/25/05.**

04DRB-01967 Minor-SiteDev Plan  
Subd/EPC

MARK GOODWIN & ASSOCIATES agent(s) for VISTA DEL NORTE DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) U-2, U-3, U-4 and U-6, **VISTA DEL NORTE SUBDIVISION**, zoned SU-1 special use zone, located on LAS LOMITAS DR NW, between EL PUEBLO RD NW and VISTA DEL NORTE NW containing approximately 31 acre(s). [REF: Z-87-113, DRB-94-288, 02DRB01196, 02DRB01199, 04DRB01804, 04DRB00794] [**Elvira Lopez, EPC Case Planner**] [*Deferred from 12/29/04 & 1/12/05*] (D-16) **DEFERRED AT THE AGENT'S REQUEST TO 1/25/05.**

9. **Project # 1003470**  
04DRB-01522 Major-Bulk Land Variance  
04DRB-01523 Major-Preliminary Plat  
Approval  
04DRB-01524 Minor-Temp Defer SDWK
- WILSON & COMPANY agent(s) for SCOTT SCHIABOR SPS LC request(s) the above action(s) for all or a portion of Tract(s) 1A, 2A, 1B & 2B, **VISTA VIEJA SUBDIVISION**, KASSUBA-MONTBEL LANDS, zoned R-1 residential zone, located on 81<sup>ST</sup> ST NW and ALBERICOQUE PL NW containing approximately 152 acre(s). [REF: 04DRB00825, 04DRB01460] [Deferred from 11/3/04, 11/10/04 & 12/1/04 & 1/12/05] (D-9) **DEFERRED AT THE AGENT'S REQUEST TO 2/16/05.**
10. **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, 8/11/04, 8/25/04, 9/8/04, 10/6/04 & 11/3/04 & 1/12/05] (C-20) **DEFERRED AT THE AGENT'S REQUEST TO 2/9/05.**
11. **Project # 1003757**  
04DRB-01688 Major-Vacation of Pub  
Right-of-Way
- ISAACSON & ARFMAN PA agent(s) for DEAN FOODS, DBA CREAMLAND DAIRIES request(s) the above action(s) for **ALVARADO ADDITION**, located on HAINES NW, between 2<sup>ND</sup> ST NW and 3<sup>RD</sup> ST NW containing approximately 1 acre(s). [REF: V-89-87, DRB 89-490] [Deferred from 12/1/04, 12/15/04 & 1/12/05] (H-14) **DEFERRED AT THE AGENT'S REQUEST TO 2/9/05.**



12. **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, 9/29/04, Indefinitely Deferred on 11/10/04, 12/8/04 & 1/5/05]* [REF:02DRB-00963](B-10) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 1/12/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 12/15/04 THE PRELIMINARY PLAT WAS APPROVED. THE VACATIONS WERE 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.**

**SITE DEVELOPMENT PLANS, AMENDED PLANS, AND MASTER DEVELOPMENT PLANS**

**NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THE REQUEST MAY BE INDEFINITELY DEFERRED.**

13. **Project # 1000816**  
05DRB-00005 Minor-SiteDev Plan  
Bld/Permit/EPC

TFAZZUL HUSSAIN agent(s) for ALEEM & FAIZEL KASSAM request(s) the above action(s) for all or a portion of Block(s) 4B, Tract(s) 1A, **SUNPORT PARK**, zoned IP, located on UNIVERSITY BLVD SE, between SUNPORT BLVD SE and WOODWARD RD SE containing approximately 3 acre(s). [REF: 04EPC00293] **[Chris Hyer, EPC Case Planner]** *[Deferred from 1/12/05]* (M-15) **DEFERRED AT THE AGENT'S REQUEST TO 1/19/05.**

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

14. **Project # 1003784**  
05DRB-00007 Minor-Prelim&Final Plat  
Approval
- SURVEYS SOUTHWEST LTD agent(s) for JESUS ESPINOZA request(s) the above action(s) for all or a 50-foot portion of **VACATED ALAMEDA LATERAL**, zoned lateral, located on PROSPECT AVE NE, between BROADWAY BLVD NE and CUTLER AVE NE containing approximately 1 acre(s). [REF: 04EPC01776] (H-15) **THE PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**
15. **Project # 1003796**  
04DRB-01990 Minor-Prelim&Final Plat  
Approval
- PATRICK J GRIFFIN request(s) the above action(s) for all or a portion of Lot(s) 79, Block(s) 11, **SKYVIEW WEST ADDITION**, zoned R-1, located on GWIN RD SW, between UNSER BLVD SW and GASLIGHT SW containing approximately 1 acre(s). [REF: 04DRB01807] (K-10) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR REAL PROPERTY'S SIGNATURE.**
16. **Project # 1002727**  
05DRB-00010 Minor-Prelim&Final Plat  
Approval
- DAC ENTERPRISES INC agent(s) for PEGGY DASKALOS-LYCOU request(s) the above action(s) for all or a portion of Tract(s) A, Lot(s) 6-10, Block(s) 105, **BEL AIR SUBDIVISION**, zoned C-2, located on MENAUL BLVD NE, between ALVARADO DR NE and PALOMAS DR NE containing approximately 1 acre(s). [REF: 04ZHE00955] (H-18) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR POSSIBLE RADII DEDICATIONS AND TO PLANNING FOR AGIS DXF FILE.**

17. **Project # 1003695**  
05DRB-00008 Minor-Prelim&Final Plat  
Approval

HALL SURVEYING CO agent(s) for A BAIN COCHRAN III request(s) the above action(s) for all or a portion of Lot(s) 4 (west 63 feet), Block(s) 12, **ALBUQUERQUE HIGHLANDS**, zoned R-1, located on LA VETA NE, between SAN MATEO NE and MOUNTAIN RD NE containing approximately 1 acre(s). [REF:04DRB-1404] (J-18) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

18. **Project # 1003673**  
04DRB-01637 Minor-Final Plat Approval

RIO GRANDE ENGINEERING agent(s) for ERIMY PROPERTIES LTD request(s) the above action(s) for all or a portion of Lot(s) 7, 8 and 9, Block(s) 3, **NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as OAKLAND SOUTH SUBDIVISION)** zoned RD, located on OAKLAND AVE NE, between VENTURA BLVD NE and BARSTOW BLVD NE containing approximately 3 acre(s). [REF: 04DRB01424] *[Deferred from 10/27/04 & 11/3/04, [11/10/04 NEITHER THE APPLICANT NOR THE AGENT WERE PRESENT DEFERRED TO 11/17/04, Final Plat Indef Deferred for SIA.]* (C-20) **FINAL PLAT WAS APPROVED WITH FINAL SIGNOFF DELEGATED TO CITY ENGINEER FOR SIA, AMAFCA'S SIGNATURE AND NEEDED EASEMENTS AND TO PLANNING FOR THE AGIS DXF FILE.**

19. **Project # 1003604**  
04DRB-01794 Minor-Final Plat Approval

ABQ ENGINEERING agent(s) for D T LAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 217, 218, 219 and 220, **MIRA MESA SUBDIVISION**, zoned R-2 residential zone, located on HANOVER RD NW, between GLENRIO RD NW and 68<sup>TH</sup> ST NW containing approximately 13 acre(s). [REF 04DRB01233, 04DRB01452, 04DRB01453] *[Deferred from 12/1/04, 12/8/04 & 1/5/05]* (J-10) **THE FINAL PLAT WAS APPROVED WITH THE FOLLOWING CAVEAT: THE AGENT IS TO GET THE TREASURER'S STAMP ON THE MYLAR AND TURN THE MYLAR OVER TO KEVIN CURRAN WITHOUT RECORDING IT. THE RECORDING WILL OCCUR LATER.**

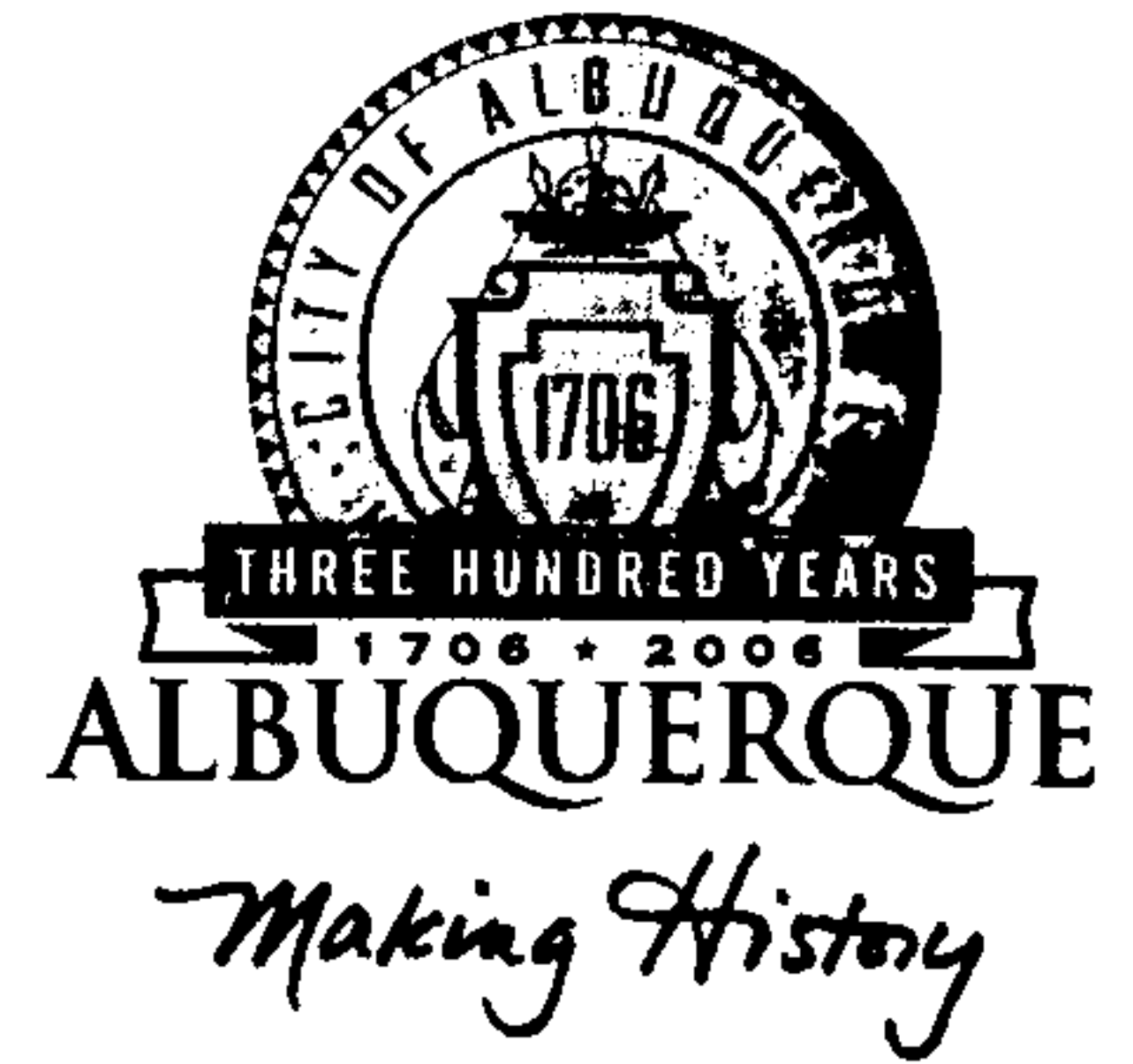
**NO ACTION IS TAKEN ON THESE CASES:**  
**APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING**

20. **Project # 1003865**  
05DRB-00006 Minor-Sketch Plat or Plan
- FORSTBAUER SURVEYING LLC agent(s) for PARKS CUSTOM BUILDERS INC request(s) the above action(s) for all or a portion of Lot(s) 11,12, 21 and 22, Block(s) 28, **NORTH ALBUQUERQUE ACRES, TRACT A, UNIT B**, zoned SU2 - IP, located on ALAMEDA BLVD NE, between SAN PEDRO NE and LOUISIANA NE containing approximately 4 acre(s). [REF: Z-87-42-1,DRB-99-187] (C-18) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
21. **Project # 1001568**  
05DRB-00002 Minor-Sketch Plat or Plan
- ED HADDAWAY request(s) the above action(s) for all or a portion of Tract(s) 90 and 91A1-A1-B1-A, **MRGCD MAP 35**, zoned RA-2, located on RIO GRANDE BLVD NW, between INDIAN SCHOOL NW and MATTHEW NW containing approximately 2 acre(s). [REF: 01EPC01563, 04DRB01170] (H-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
22. **Project # 1003863**  
04DRB-01989 Minor-Sketch Plat or Plan
- URS agent(s) for GLOBAL BRIDGE PARTNERS request(s) the above action(s) for all or a portion of Tract(s) C-2, **MENAUL SCHOOL INC**, zoned M-1, located on BROADBENT PARKWAY NE, between CANDELARIA NE and MENAUL NE containing approximately 2 acre(s). (H-15) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

23. Approval of the Development Review Board Minutes for December 29, 2004. **THE DRB MINUTES FOR DECEMBER 29, 2004 WERE APPROVED BY THE BOARD.**

ADJOURNED: NOON

# CITY OF ALBUQUERQUE



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

**DEVELOPMENT REVIEW BOARD--SPEED MEMO**

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 19**

**SUBJECT:**

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

**ACTION REQUESTED:**

P.O. Box 1293

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

**ENGINEERING COMMENTS:**

Albuquerque

An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

New Mexico 87103

**RESOLUTION:**

www.cabq.gov

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:** January 12, 2005



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

January 5, 2005 9:00 a.m.

**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

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

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

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

- A. Call to Order: 9:00 A.M. Adjourned: 10:55 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 # 1003520**  
04DRB-01567 Major-Preliminary Plat Approval  
04DRB-01568 Minor-Temp Defer SDWK  
04DRB-01863 Minor-Subd Design (DPM) Variance  
  
MARK GOODWIN & ASSOCIATES PA agent(s) for WASHINGTON STREET INVESTORS LLC request(s) the above action(s) for all or a portion of Lot(s) 27 & 28, Block(s) 16, Tract(s) 1, NORTH ALBUQUERQUE ACRES UNIT 3 (to be known as **BENJAMIN PLACE SUBDIVISION**) zoned R-D, located on GLENDALE AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 2 acre(s). [REF: 04DRB00999] [Deferred from 11/3/04, 12/1/04, 12/15/04 & 1/5/05] 04DRB-1570 WAS WITHDRAWN. (B-20) **DEFERRED AT THE AGENT'S REQUEST TO 1/12/05.**

2. **Project # 1000269**  
04DRB-01894 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST NM 2000-02 request(s) the above action(s) for all or a portion of Tract(s) 5B2C1B, 5B2B1 and 5B2C1A1, **RENAISSANCE CENTER**, zoned SU-1 C-2, located on MERCANTILE AVE NE, between CULTURE AVE NE and PAN AMERICAN FWY NE containing approximately 1 acre(s). [REF: 00DRB00226, 03DRB01269] (F-16) **A TWO-YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED.**

3. **Project # 1000419**  
04DRB-01897 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST NM 2000-02 request(s) the above action(s) for all or a portion of Tract(s) 1B1A, 1B1B and 1B1C, **RENAISSANCE CENTER**, zoned SU1 C-1, located on RENAISSANCE BLVD NE, between MONTANO RD NE and UNION WAY RD NE containing approximately 3 acre(s). [REF: 02AA00165 & 00164, 02AA00814, 03DRB00590] (F-16) **A TWO-YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED.**

4. **Project # 1000662**  
04DRB-01893 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST NM 2000-02 request(s) the above action(s) for all or a portion of Tract(s) 3A3A1, 3A3A3 and 3A3A2A, **RENAISSANCE CENTER**, zoned SU-1 IP, located on MISSION BLVD NE, between ALEXANDER BLVD NE and CULTURE DR NE containing approximately 8 acre(s) [REF: 00AA00943, 04DRB00370 & 00310] (F-16) **A TWO-YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED.**



5. **Project # 1000874**  
04DRB-01895 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST NM 2000-02 request(s) the above action(s) for all or a portion of Tract(s) B1, C2, C3 and C4, **RENAISSANCE CENTER**, zoned SU-1 IP, located on MONTANO RD NE, between ALEXANDER BLVD NE and PAN AMERICAN FWY NE containing approximately 9 acre(s). [REF: 00DRB01464, 03DRB00444 ] (F-16) **A TWO-YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED.**

6. **Project # 1001118**  
04DRB-01896 Major-Two Year SIA

TIERRA WEST LLC agent(s) for UNION PENSION TRANSACTION TRUST NM 2000-02 request(s) the above action(s) for all or a portion of Tract(s) 4A1 and 4A2, **RENAISSANCE CENTER**, zoned SU-1 FOR IP, located on RENAISSANCE BLVD NE, between CULTURE AVE NE and ALEXANDER BLVD NE containing approximately 9 acre(s). [REF: 03AA02065, 01DRB00342] (F-16) **A TWO-YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED.**

7. **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, 9/29/04, Indefinitely Deferred on 11/10/04, 12/8/04 & 1/5/05*] [REF:02DRB-00963](B-10) **DEFERRED AT THE AGENT'S REQUEST TO 1/12/05.**

8. **Project # 1003429**  
04DRB-01891 Major-Bulk Land Variance  
04DRB-01892 Minor-Prelim&Final Plat  
Approval

ALDRICH LAND SURVEYING agent(s) for RIO BRAVO PARTNERS request(s) the above action(s) for all or a portion of Parcel 1, **RIO BRAVO PARTNERS**, Tract(s) 16, **EL RANCHO GRANDE, UNIT 14** and a portion of **WESTGATE DRAINAGE DAM**, zoned RD & RLT, located on GIBSON BLVD SW, between MESSINA DR SW and DELGADO DR SW containing approximately .121 acre(s). [REF: 04DRB00717] (N-8) **BULK LAND VARIANCE WAS APPROVED. PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR AMAFCA'S SIGNATURE AND PLANNING FOR AGIS DXF FILE.**

9. **Project # 1003778**  
04DRB-01750 Major-Preliminary Plat  
Approval  
04DRB-01751 Major-Vacation of Pub  
Right-of-Way  
04DRB-01753 Minor-Temp Defer SDWK  
04DRB-01752 Minor-Sidewalk Variance

LARRY READ & ASSOCIATES INC agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 21 & 22, Block(s) 2, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **SHAHEEN SUBDIVISION**) zoned R-D, located on OAKLAND AVE NE, between WYOMING BLVD NE and LOUISIANA BLVD NE containing approximately 2 acre(s). [Deferred from 12/8/04, 12/15/04 & 12/29/04] (C-19) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 1/5/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 9/7/04 THE PRELIMINARY PLAT WAS APPROVED WITH 3 CONDITIONS OF FINAL PLAT. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

10. **Project # 1003779**  
04DRB-01754 Major-Preliminary Plat Approval  
04DRB-01765 Major-Vacation of Pub Right-of-Way  
04DRB-01756 Minor-Sidewalk Variance  
04DRB-01757 Minor-Temp Defer SDWK

LARRY READ & ASSOCIATES INC agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 17 & 18, Block(s) 2, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **KUMAIL SUBDIVISION**) zoned R-D, located on OAKLAND AVE NE, between WYOMING BLVD NE and LOUISIANA BLVD NE containing approximately 2 acre(s). *[Deferred from 12/8/04, 12/15/04 & 12/29/05]* (C-19) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 1/5/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 1/3/05 THE PRELIMINARY PLAT WAS APPROVED WITH 2 CONDITIONS OF FINAL PLAT. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

11. **PROJECT #1003699**  
**(DRB-97-165 - V-97-507)**

Tierra West Development Management Services, agents for Tim Eichenberg, request Vacation (voiding) of Public Power Line Easement, Site Development Plan Final Sign Off (for EPC) plus Sketch Plat Review and Comment for Tracts B and C, Blocks 2 and 7, WELLS SANDIA MANOR, zoned SU-1/PRD (City) and located on Trimble Blvd NE and Camino de la Sierra NE between I-40 and Arcadia Rd NE containing approximately 4.90 acres. *[FIRST TIME ON THE AGENDA 5/6/97] [Z-96-25] DEFERRED FROM 5/24/00, DEFERRED AT THE AGENT'S REQUEST FROM 7/26/00 TO 9/13/00 TO WORK WITH STATE HIGHWAY DEPARTMENT WHICH HAS BEEN AN ONGOING PROCESS SINCE 5/6/97] [DEFERRED AT THE AGENT'S REQUEST FROM 9/13/00 TO 9/20/00 TO WORK WITH THE STATE HIGHWAY DEPARTMENT, DEFERRED AT THE APPLICANT'S REQUEST FOR ONE-YEAR FROM 11/8/00 TO 11/7/01] [DEFERRED AT THE AGENT'S REQUEST FOR ONE-YEAR FROM 11/7/01 TO 11/6/02] [DEFERRED AT THE AGENT'S REQUEST FOR ONE-YEAR FROM 11/6/02 TO 11/5/03] [Deferred from 11/5/03, 1/7/04, Deferred from 1/5/05 to 7/13/05. A NEW PROJECT NUMBER WAS ISSUED FOR THIS CASE – PROJECT #1003699] (L-23) **DEFERRED AT THE AGENT'S REQUEST TO 7/13/05.***

**SITE DEVELOPMENT PLANS, AMENDED PLANS, AND MASTER DEVELOPMENT PLANS**

**NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THE REQUEST MAY BE INDEFINITELY DEFERRED.**

12. **Project # 1003826**  
04DRB-01905 Minor-SiteDev Plan Subd

LEE GAMELSKY ARCHITECTS PC agent(s) for CERTIFIED AUTO SALES LLC request(s) the above action(s) for all or a portion of Tract(s) 1-A, **LEVI STRAUSS & COMPANY**, zoned SU-2 M-1, located on ALAMEDA BLVD NE, between SAN MATEO NE and I-25 containing approximately 3 acre(s). [REF: AX-70-33, Z-70-124] *[Deferred from 12/29/04]* (C-18) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT TO PROVIDE A COPY OF RECORDED EASEMENT.**

13. **Project # 1002378**  
04DRB-01972 Minor-SiteDev Plan  
BldPermit/EPC

MAHLMAN & MILES, ARCHITECTS agent(s) for THOMAS H HEFLIN request(s) the above action(s) for all or a portion of Lot(s) 9-A, **LA CUEVA TOWN CENTER** AND Lot(s) 10-A, Block(s) 20, Tract(s) 2, UNIT 3, **NORTH ALBUQUERQUE ACRES**, zoned C-2 SC, located on CARMEL NE, between WYOMING NE and BARSTOW NE containing approximately 2 acre(s). [REF: Z-98-98, DRB-98-402, 04EPC0091, 04EPC0515] **[Russell Brito for Debbie Stover, EPC Case Planner]** *[Deferred from 12/29/04]* (C-19) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF THE SITE PLAN.**

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

14. **Project # 1000922**  
04DRB-01984 Minor-Extension of  
Preliminary Plat

WILSON & COMPANY INC agent(s) for LEGACY SUSTAINABLE DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) A, **LA CUENTISTA UNIT 1**, zoned R-1, located on KIMMICK DR NW, between URRACA ST NW and CAMINO DE PAZ NW containing approximately 50 acre(s). [REF: 04DRB01880, 04DRB01881] (C-10/D-10) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED TO JANUARY 5, 2006 WITH A CONDITION OF FINAL PLAT.**
  
15. **Project # 1001218**  
04DRB-01433 Minor-Final Plat Approval

SURVEYS SOUTHWEST, LTD agent(s) for DALE ARMSTRONG request(s) the above action(s) for all or a portion of Lot(s) 1, 2 & 3, **LANDS OF LAFARGE**, zoned M-1 light manufacturing zone, located on EDITH BLVD NE, between CARMONY RD NE and EDITH BLVD NE containing approximately 15 acre(s). [REF: 01EPC00690, 01EPC00689, 01DRB00690] [Was Indef. Deferred on 10/27/04 for SIA] (G-15) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT TO SHOW EXISTING 20-FOOT PUBLIC WATER LINE EASEMENT ON ADJOINING TRACT 4 AND TO PLANNING FOR THE AGIS DXF FILE.**
  
16. **Project # 1003860**  
04DRB-01976 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD agent(s) for JACK CLIFFORD request(s) the above action(s) for all or a portion of Lot(s) B, **TOGETHER WITH AMAFCA DRAINAGE EASEMENT, RAFAR INVESTMENTS**, zoned SU-2 M-1, located on WASHINGTON ST NE, between ANAHEIM NE and PASEO DEL NORTE NE containing approximately 13 acre(s). (C-17) **THE PRELIMINARY PLAT WS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER TO COORDINATE WITH DMD AND TO PLANNING TO CHECK IF THERE IS AN EXISTING SP FOR SITE? IF SO, NEEDS AMENDING.**

17. **Project # 1002856**  
04DRB-01987 Major-Final Plat Approval

MARK GOODWIN & ASSOCIATES agent(s) for D. R. HORTON, INC request(s) the above action(s) for all or a portion of Lot(s) 19-P1, Tract(s) HH & Parcel 5, MEADOWS @ ANDERSON HILLS, Blossom Ridge, Phase 1 (to be known as **BLOSSOM RIDGE, PHASE 2**), zoned RLT, located on DENNIS CHAVEZ BLVD SW, between UNSER BLVD SW and 98<sup>TH</sup> ST SW containing approximately 18 acre(s). [REF: Z-99-58, 04DRB01793, 04DRB00230, 04DRB00231] (P-9) **FINAL PLAT APPROVED AND SIGNED OFF BY THE BOARD.**

18. ~~Project # 1003604~~  
04DRB-01794 Minor-Final Plat Approval

ABQ ENGINEERING agent(s) for D T LAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 217, 218, 219 and 220, **MIRA MESA SUBDIVISION**, zoned R-2 residential zone, located on HANOVER RD NW, between GLENRIO RD NW and 68<sup>TH</sup> ST NW containing approximately 13 acre(s). [REF 04DRB01233, 04DRB01452, 04DRB01453] [*Deferred from 12/1/04, 1/2/8/04 & 1/5/05*] (J-10) **DEFERRED AT THE AGENT'S REQUEST TO 1/12/05.**

19. **Project # 1003854**  
04DRB-01964 Minor-Prelim&Final Plat Approval

WAYJOHN SURVEYING, INC agent(s) for A & J STURTEVANT AND D & N STAFFORD request(s) the above action(s) for all or a portion of Lot(s) 1, Block(s) 26, **WAGGOMAN-DENISON ADDITION**, zoned R-T, located on GENERAL BRADLEY ST NE, between COPPER AVE NE and DOMINGO RD NE containing approximately 1 acre(s). [*Indef. Deferred from 12/29/04*] (K-20) **PRELIMINARY PLAT APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR WATER AND SEWER CONNECTION AND PLANNING FOR AGIS DXF FILE.**

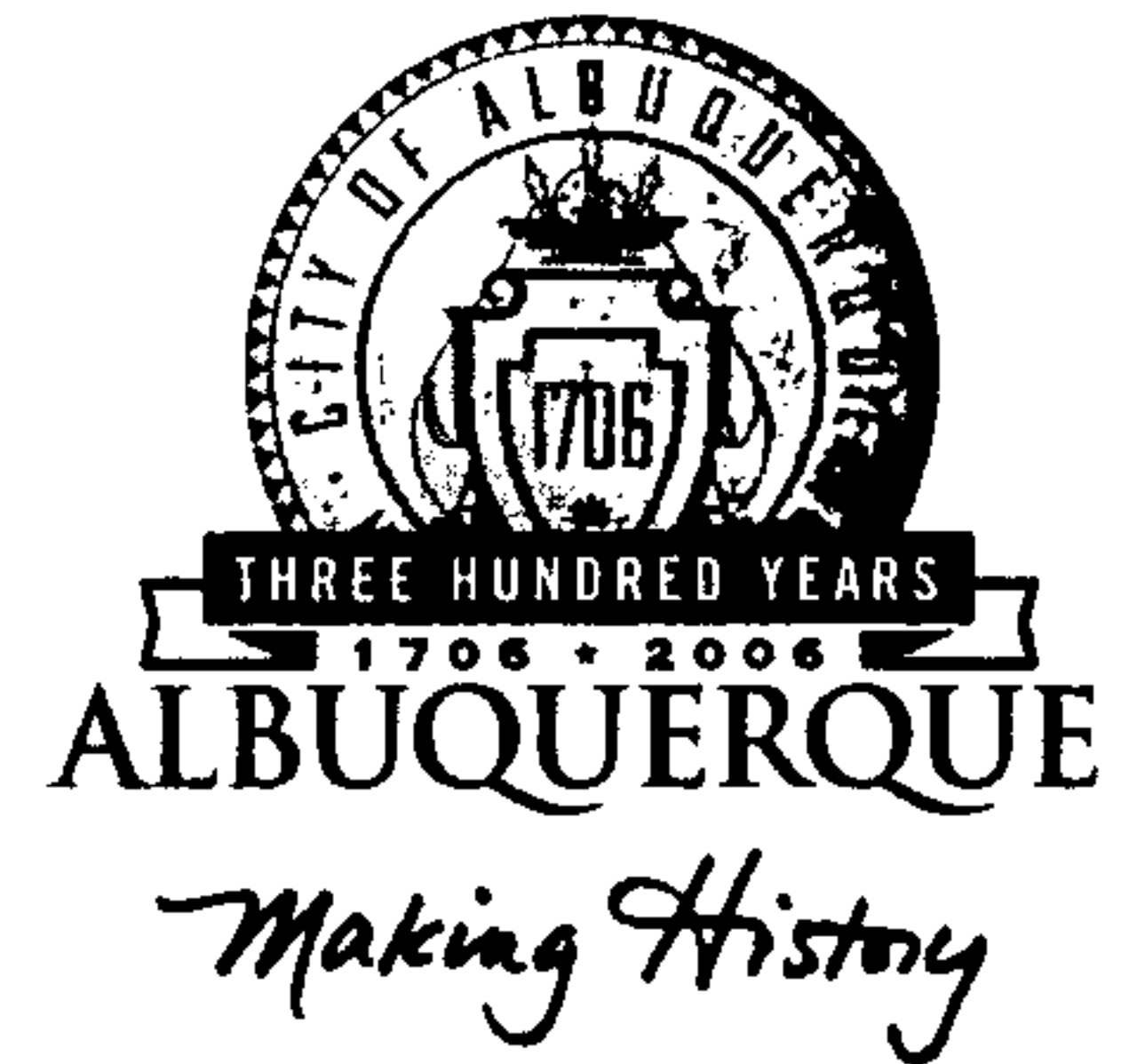
**NO ACTION IS TAKEN ON THESE CASES:**

**APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING**

20. **Project # 1003861**  
04DRB-01983 Minor-Sketch Plat or Plan
- SOUTHWEST SURVEYING agent(s) for AMBER KENNINGTON OF INFILL 505 request(s) the above action(s) for all or a portion of Tract(s) 60A-2, 60-B and 86-A, **MRGCD MAP 35**, zoned R-1, located on RIO GRANDE BLVD NW, between EL NIDO NW and ZICKERT NW containing approximately 2 acre(s). (H-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
21. **Project # 1001990**  
04DRB-01963 Minor-Sketch Plat or Plan
- WAYJOHN SURVEYING INC agent(s) for HARDEN ENTERPRISES LLC, MARK A HARDEN request(s) the above action(s) for all or a portion of Tract(s) A, **TANNEHILL-TAYLOR ADDITION**, zoned C-2, located on MONTGOMERY BLVD NE, between EUBANK NE and JUAN TABO NE containing approximately 4 acre(s). [REF: 02DRB00844] [*Indef. Deferred from 12/29/04*] (G-21) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
22. Approval of the Development Review Board Minutes for December 29, 2004. **APPROVAL OF MINUTES DEFERRED TO 1/12/05 MEETING.**

ADJOURNED: 10:55 A.M.

# CITY OF ALBUQUERQUE



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

**DEVELOPMENT REVIEW BOARD--SPEED MEMO**

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 18**

**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 | <b>(08)</b> Final Plat   | (13) Master Dev. Plan     |
| (04) Preliminary Plat   | (09) Infrastructure List | (14) Cost Allocation Plan |

**ACTION REQUESTED:**

P.O. Box 1293

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

**ENGINEERING COMMENTS:**

Albuquerque

An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

New Mexico 87103

**RESOLUTION:**

www.cabq.gov

APPROVED \_\_\_\_; DENIED \_\_\_\_; DEFERRED 1-12-05 **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:** January 5, 2005





**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

December 29, 2004 9:00 a.m.

**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

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

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

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

- A. Call to Order: 9:00 A.M. Adjourned: 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 # 1000676**  
04DRB-01822 Major-Vacation of Public Easements  
04DRB-01823 Minor-Sketch Plat or Plan  
JEFF MORTENSEN & ASSOCIATES, INC agent(s) for FLYING STAR CORRALES, MARK & JEAN BERNSTEIN, request(s) the above action(s) for all or a portion of Tract(s) F-3, **LAS TIENDAS DE CORRALES CENTER**, zoned SU-1 IP, located on CORRALES RD NW, between ALAMEDA BLVD NW and CALLE CUERVO NW containing approximately 3 acre(s). [REF: 04EPC01345, 043EPC01353] (A-14) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

2. **Project # 1001370**  
04DRB-01857 Major-Bulk Land Variance  
04DRB-01858 Minor-Prelim&Final Plat  
Approval

MARK GOODWIN & ASSOCIATES, PA agent(s) for JTH, LLC request(s) the above action(s) for all or a portion of Tract(s) A, UNPLATTED LAND, FOUR HILLS VILLAGE, 20TH INSTALLMENT, (to be known as **JUAN TABO HILLS**, zoned R-D, located on JUAN TABO BLVD SE, between EUBANK BLVD SE and FOUR HILLS RD SE containing approximately 328 acre(s). [REF: Z-80-30, Z-92-20, DRB-93-48, DRB-94-257, DRB-98-20] (M-21/22) **THE BULK LAND VARIANCE WAS APPROVED. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION FOR AMAFCA'S SIGNATURE, THE GONZALES EASEMENT AND TO PLANNING FOR RESPONSE TO PUBLIC QUESTIONS AND THE 15-DAY APPEAL PERIOD.**

3. **Project # 1002134**  
04DRB-01804 Major-Preliminary Plat  
Approval

MARK GOODWIN & ASSOCIATES, PA agent(s) for VISTA DEL NORTE DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) U-2, U-3, U-4 and U-6, **VISTA DEL NORTE SUBDIVISION**, zoned SU-1 FOR IP, located on PASEO DEL NORTE NE, between EDITH BLVD NE and NORTH DIVERSION CHANNEL containing approximately 30 acre(s). [REF: DRB-94-288, Z-87-113, 02DRB01196, 02DRB01199] *[Deferred from 12/29/04]* (D-16) **DEFERRED AT THE AGENT'S REQUEST TO 1/12/05.**

04DRB-01967 Minor-SiteDev Plan  
Subd/EPC

MARK GOODWIN & ASSOCIATES agent(s) for VISTA DEL NORTE DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) U-2, U-3, U-4 and U-6, **VISTA DEL NORTE SUBDIVISION**, zoned SU-1 special use zone, located on LAS LOMITAS DR NW, between EL PUEBLO RD NW and VISTA DEL NORTE NW containing approximately 31 acre(s). [REF: Z-87-113, DRB-94-288, 02DRB01196, 02DRB01199, 04DRB01804, 04DRB00794] **[Elvira Lopez, EPC Case Planner]** *[Deferred from 12/29/04]* (D-16) **DEFERRED AT THE AGENT'S REQUEST TO 1/12/05.**

4. **Project # 1000965**  
04DRB-01848 Major-Bulk Land Variance  
04DRB-01854 Major-Preliminary Plat Approval  
04DRB-01850 Major-Vacation of Public Easements  
04DRB-01849 Major-Vacation of Pub Right-of-Way  
04DRB-01851 Minor-Vacation of Private Easements  
04DRB-01853 Minor-Sidewalk Waiver  
04DRB-01852 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for ANDALUCIA DEVELOPMENT CO., INC request(s) the above action(s) for all or a portion of Tract(s) 1, LANDS OF RAY GRAHAM III, (to be known as **ANDALUCIA @ LA LUZ**, zoned SU-1, located on COORS BLVD NW, between NAMASTE RD NW and LA BIENVENIDA PL NW containing approximately 85 acre(s). [REF: 03DRB01559, 03 DRB01565] (F-11) **BULK LAND VARIANCE WAS APPROVED. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/29/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 10/28/03 THE PRELIMINARY PLAT WAS APPROVED. THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE WITH THE CONDITION: THERE ARE NO OTHER APPROVALS THAN THOSE GRANTED ON 10/29/03. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED A 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.**

5. **Project # 1003778**  
04DRB-01750 Major-Preliminary Plat Approval  
04DRB-01751 Major-Vacation of Pub Right-of-Way  
04DRB-01753 Minor-Temp Defer SDWK  
04DRB-01752 Minor-Sidewalk Variance

LARRY READ & ASSOCIATES INC agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 21 & 22, Block(s) 2, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **SHAHEEN SUBDIVISION**) zoned R-D, located on OAKLAND AVE NE, between WYOMING BLVD NE and LOUISIANA BLVD NE containing approximately 2 acre(s). [Deferred from 12/8/04, 12/15/04 & 12/29/04] (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 1/5/05.**

6. **Project # 1003779**  
04DRB-01754 Major-Preliminary Plat Approval  
04DRB-01765 Major-Vacation of Pub Right-of-Way  
04DRB-01756 Minor-Sidewalk Variance  
04DRB-01757 Minor-Temp Defer SDWK
- LARRY READ & ASSOCIATES INC agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 17 & 18, Block(s) 2, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **KUMAIL SUBDIVISION**) zoned R-D, located on OAKLAND AVE NE, between WYOMING BLVD NE and LOUISIANA BLVD NE containing approximately 2 acre(s). [*Deferred from 12/8/04, 12/15/04 & 12/29/05*] (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 1/5/05.**

**SITE DEVELOPMENT PLANS, AMENDED PLANS, AND MASTER DEVELOPMENT PLANS**

**NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THE REQUEST MAY BE INDEFINITELY DEFERRED.**

7. **Project # 1003826**  
04DRB-01905 Minor-SiteDev Plan Su'bd
- LEE GAMELSKY ARCHITECTS PC agent(s) for CERTIFIED AUTO SALES LLC request(s) the above action(s) for all or a portion of Tract(s) 1-A, **LEVI STRAUSS & COMPANY**, zoned SU-2 M-1, located on ALAMEDA BLVD NE, between SAN MATEO NE and I-25 containing approximately 3 acre(s). [REF: AX-70-33, Z-70-124] [*Deferred from 12/29/04*] (C-18) **DEFERRED AT THE AGENT'S REQUEST TO 1/5/05.**
8. **Project # 1003829**  
04DRB-01911 Minor-SiteDev Plan BldPermit
- SMPC ARCHITECTS agent(s) for QWEST COMMUNICATIONS request(s) the above action(s) for all or a portion of Lot(s) 22, Block(s) 8, **ORIGINAL TOWNSITE OF WESTLAND**, zoned SU-2 IP, located on 94<sup>TH</sup> ST NW, between CENTRAL AVE NW and VOLCANO RD NW containing approximately 1 acre(s). [REF: Z-81-22] (K-19) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/29/04 THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND TO PLANNING TO ADDRESS COMMENTS.**

9. **Project # 1001043**  
04DRB-01971 Minor-SiteDev Plan  
BldPermit/EPC

BOHANNAN HUSTON INC agent(s) for NEW MEXICO UTILITIES INC request(s) the above action(s) for all or a portion of Tract(s) B-1 and B-2, **STONEBRIDGE POINTE**, zoned SU-1 FOR R-2, located on MCMAHON NW, between BANDELIER NW and DOVER NW containing approximately 1 acre(s). [REF: 04EPC01209, 04EPC01210] [Russell Brito for Debbie Stover, EPC Case Planner] (A-12) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

10. **Project # 1002378**  
04DRB-01972 Minor-SiteDev Plan  
BldPermit/EPC

MAHLMAN & MILES, ARCHITECTS agent(s) for THOMAS H HEFLIN request(s) the above action(s) for all or a portion of Lot(s) 9-A, **LA CUEVA TOWN CENTER** AND Lot(s) 10-A, Block(s) 20, Tract(s) 2, UNIT 3, **NORTH ALBUQUERQUE ACRES**, zoned C-2 SC, located on CARMEL NE, between WYOMING NE and BARSTOW NE containing approximately 2 acre(s). [REF: Z-98-98, DRB-98-402, 04EPC0091, 04EPC0515] [Russell Brito for Debbie Stover, EPC Case Planner] [*Deferred from 12/29/04*] (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 1/5/05.**

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

11. **Project # 1000602**  
01DRB-00160 Major-Vacation of Plat
- Westland Development Co., Inc., is requesting to Vacate plat of Lot 4A, **River Ranch Subdivision** (filed for record on 6-14-11 in Book 2000C at Page 156) and by implication is requesting to void the vacation of Sequoia Road NW zoned R-1 (City) and located at the east end of Sequoia Rd NW east of Coors Blvd NW containing approximately 0.4409 acres. [REF: DRB-99-64/V-99-50, 00440-00000-00813] [THIS CASE WAS CONTINUED AT THE BOARD'S REQUEST FOR FURTHER PROOF THAT THE PLAT IS INCORRECT AS IT STANDS AT THIS TIME.] (G-11) **WITHDRAWN AT THE AGENT'S REQUEST. THERE ARE FINDINGS FROM THE DEVELOPMENT REVIEW BOARD.**
12. **Project # 1001764**  
04DRB-01908 Minor-Ext of SIA for Temp Defer SDWK
- TIERRA WEST LLC agent(s) for THE HOMESITE GROUP ONE LLC request(s) the above action(s) for all or a portion of **VISTA PACIFICA SUBDIVISION**, zoned R-LT, located on CORRIGEDOR DR SW, between GONZALES RD SW and SUNSET GARDENS RD SW containing approximately 15 acre(s). [REF: Z-70-130-1, DRB-95-82, 02DRB0310, 02DRB01851] (K-11) **A TWO-YEAR EXTENSION TO THE ORIGINAL TWO-YEAR AGREEMENT OF THE SIA FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**
13. **Project # 1003705**  
04DRB-01956 Minor-Prelim&Final Plat Approval
- FORSTBAUER SURVEYING INC agent(s) for DR. VIJAY AGARWAL request(s) the above action(s) for all or a portion of Lot(s) 4 THRU 9, Block(s) 22, **BROWNEWELL & LAILS HIGHLAND ADDITION**. zoned SU-2 MC, located on OAK ST NE, between TIJERAS NE and COPPER NE containing approximately 1 acre(s). [REF: 04DRB01539, 04DRB01540] (K-15) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

14. **Project # 1003782**  
04DRB-01909 Minor-Prelim&Final Plat  
Approval  
04DRB-01910 Minor-Vacation of Private  
Easements

PRECISION SURVEYS INC agent(s) for WALTON CHAPMAN BUILDERS CO INC request(s) the above action(s) for all or a portion of Tract(s) 12□1, **JOURNAL CENTER, PHASE 2, UNIT 2**, zoned IP, located on BARTLETT ST NE, between MASTHEAD ST NE and RUTLEDGE RD NE containing approximately 2 acre(s). [REF: DRB-95-268, 04DRB01773] (D-17) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR UTILITIES SIGNATURES ON THE PLAT. THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

15. **Project # 1001021**  
04DRB-01968 Minor-Prelim&Final Plat  
Approval

MARK GOODWIN & ASSOCIATES agent(s) for PIERRE J AMESTOY JR request(s) the above action(s) for all or a portion of Tract(s) C-1-B-1 and C-1-B-2, **IRVING LAND PARTNERS**, zoned M-1 light manufacturing zone, located on IRVING BLVD NW, between SIERRA HILL NW and NEW VISTAS NW containing approximately 7 acre(s). [REF: 01DRB01591, 01DRB00095, 03DRB00221, 03DRB00222] (B-13) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR NMUI SIGNATURE AND AMAFCA'S SIGNATURE AND TO PLANNING FOR THE AGIS DXF FILE.**

16. **Project # 1001438**  
04DRB-01898 Major-Final Plat Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for 57TH STREET LLC request(s) the above action(s) for all or a portion of Tract(s) 349A TOWN OF ATRISCO GRANT, (to be known as **KENSINGTON, UNIT 5**, zoned RD, located on LADERA DR NW, between OURAY RD NW and ZARZAMORA AVE NW containing approximately 3 acre(s). [REF: 03DRB00079, 04DRB00872, 04DRB00872, 04DRB0074, 04DRB00876, 04DRB00878] (H-10) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR CASH-IN-LIEU.**

17. **Project # 1003235**  
04DRB-01899 Major-Final Plat Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for 57TH STREET, LLC request(s) the above action(s) for all or a portion of Tract(s) C, MARIPOSA SQUARE, (to be known as **KENSINGTON, UNIT 6**) zoned RD, located on 72<sup>ND</sup> ST NW, between LADERA DR NW and MIAMI RD NW containing approximately 3 acre(s). [Project #1003304 issued in error] [REF: 04DRB00362] (H-10) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR OPEN SPACE PAYMENT AND NOTE ON THE PLAT.**

18. **Project # 1003533**  
04DRB-01808 Minor-Prelim&Final Plat Approval  
04DRB-01809 Minor-Sidewalk Waiver  
04DRB-01810 Minor-Sidewalk Variance  
04DRB-01811 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for FORAKER FARMS LLC request(s) the above action(s) for all or a portion of Tract(s) 25-A-1-B, **FORAKER FARMS**, zoned R-1 residential zone, located on MENAUL BLVD NW, between 8<sup>TH</sup> ST NW and 10<sup>TH</sup> ST NW containing approximately 2 acre(s). [REF:04EPC01041, 04EPC01043, 04EPC01044] [*Deferred from 12/8/04*] (H-14) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/29/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11/29/04 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION. FINAL PLAT WAS INDEFINITELY DEFERRED. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE WITH THE CONDITION THAT IT WON'T PRECLUDE FUTURE PLACEMENT OF SIDEWALK. A SIDEWALK VARIANCE 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.**



19. **Project # 1001946**  
04DRB-01965 Minor-Final Plat Approval

BOHANNAN HUSTON, INC agent(s) for LOWE'S COMPANIES, INC request(s) the above action(s) for all or a portion of Tract(s) A-1-A, A-1-B, A-1-C, A-1-D and A-1-E, **LOS ANGELES CENTER**, zoned M-1, located on I-25 NE, between PASEO DEL NORTE NE and SAN PEDRO BLVD NE containing approximately 34 acre(s). [REF: 02DRB00732, 02DRB01008, 03DRB01271, 04DRB01176, 04DRB01177, 04DRB01178, 04DRB01670] (D-18) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR EXHIBIT OF SAN PEDRO IMPROVEMENT OF NEW RIGHT-OF-WAY DEDICATION AND EASEMENT THRU CEMCO SITE AND TO PLANNING FOR AGIS DXF FILE.**

20. **Project # 1003855**  
04DRB-01966 Minor-Prelim&Final Plat Approval

BOHANNAN HUSTON INC agent(s) for MICHAEL DEWITTE request(s) the above action(s) for all or a portion of Lot(s) 57-A, **THE OVERLOOK @ HIGH DESERT, UNIT 2**, zoned SU-2 HD RLT, located on HIGH DESERT RD NE, between OSAGE ORANGE RD NE and RED YUCCA AVE NE containing approximately 1 acre(s). (E-23) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR HOME OWNERS ASSOCIATION SIGNATURE.**

21. ~~Project # 1003604~~  
04DRB-01794 Minor-Final Plat Approval

ABQ ENGINEERING agent(s) for D T LAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 217, 218, 219 and 220, **MIRA MESA SUBDIVISION**, zoned R-2 residential zone, located on HANOVER RD NW, between GLENRIO RD NW and 68<sup>TH</sup> ST NW containing approximately 13 acre(s). [REF: 04DRB01233, 04DRB01452, 04DRB01453] [*Deferred from 12/1/04, 12/8/04 & 12/29/04*] (J-10) **DEFERRED AT THE AGENT'S REQUEST TO 1/5/05.**

22. **Project # 1003668**  
04DRB-01414 Minor-Prelim&Final Plat  
Approval

TERRAMETRICS OF NEW MEXICO agent(s) for LLAVE CONSTRUCTION request(s) the above action(s) for all or a portion of Lot(s) 5, Block(s) 3, Tract(s) 3, Unit(s) 3, **NORTH ALBUQUERQUE ACRES**, zoned RD-3, located on OAKLAND AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 1 acre(s). *[Was indefinitely deferred at the agent's request, 11/10/04 NEITHER THE APPLICANT NOR THE AGENT WERE PRESENT DEFERRED TO 11/17/04][Deferred from 11/17/04] [Indef. Deferred on 12/29/04] (C-20)* **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

23. **Project # 1003854**  
04DRB-01964 Minor-Prelim&Final Plat  
Approval

WAYJOHN SURVEYING, INC agent(s) for A & J STURTEVANT AND D & N STAFFORD request(s) the above action(s) for all or a portion of Lot(s) 1, Block(s) 26, **WAGGOMAN-DENISON ADDITION**, zoned R-T, located on GENERAL BRADLEY ST NE, between COPPER AVE NE and DOMINGO RD NE containing approximately 1 acre(s). *[Deferred from 12/29/04] (K-20)* **INDEFINITELY DEFERRED ON A NO SHOW. THEN DEFERRED AT THE AGENT'S REQUEST TO 1/5/05.**

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

24. **Project # 1001990**  
04DRB-01963 Minor-Sketch Plat or Plan

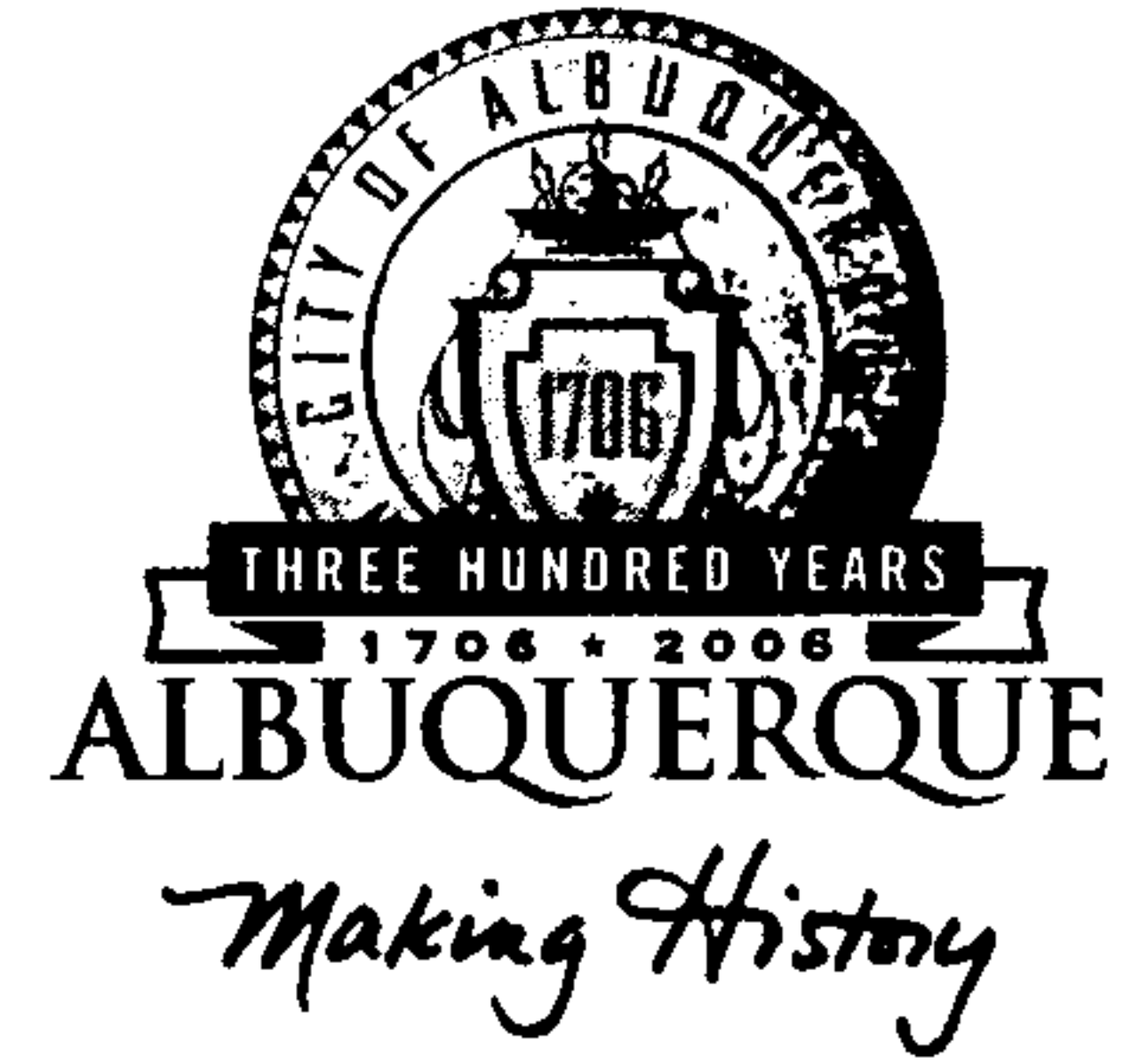
WAYJOHN SURVEYING INC agent(s) for HARDEN ENTERPRISES LLC, MARK A HARDEN request(s) the above action(s) for all or a portion of Tract(s) A, **TANNEHILL-TAYLOR ADDITION**, zoned C-2, located on MONTGOMERY BLVD NE, between EUBANK NE and JUAN TABO NE containing approximately 4 acre(s). [REF: 02DRB00844] *[Deferred from 12/29/04] (G-21)* **INDEFINITELY DEFERRED ON A NO SHOW. THEN DEFERRED AT THE AGENT'S REQUEST TO 1/5/05.**

25. **Project # 1003828**  
04DRB-01907 Minor-Sketch Plat or Plan
- JEFF MORTENSEN & ASSOCIATES INC agent(s) for WILLIAM T CANIGLIA request(s) the above action(s) for all or a portion of Tract(s) 70A, 71A, 113 and 114A, **MRGCD MAP # 34**, zoned R-1, located on CANDELARIA RD NW, between 12<sup>TH</sup> STREET NW and RIO GRANDE BLVD NW containing approximately 7 acre(s). [REF: Z-70-114] (G-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
26. **Project # 1003856**  
04DRB-01969 Minor-Sketch Plat or Plan
- COMMUNITY SCIENCES CORP agent(s) for MICHAEL'S HOMES request(s) the above action(s) for all or a portion of Tract(s) 8B1A1, **DON FELIPE NO. 02**, zoned RA-2 residential and agricultural zone, located on WEST GLENN SW & WEST LEA SW, between METZGAR SW and PAJARITO ELEMENTARY SCHOOL containing approximately 9 acre(s). (Q-10/Z-10) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
27. **Project # 1003857**  
04DRB-01973 Minor-Sketch Plat or Plan
- PRECISION SURVEYS INC agent(s) for MICHAEL GONZALES request(s) the above action(s) for all or a portion of Tract(s) D, C1, C2 and 31B1, LANDS OF BROMO GONZALES, (to be known as **BARELAS TOWN HOMES**, zoned SU-2 NCR AND SU-2 RT, located on SIMPIER LN SW, between 8<sup>TH</sup> ST SW and 4<sup>TH</sup> ST SW containing approximately 2 acre(s). (L-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
28. Approval of the Development Review Board Minutes for December 8 and December 15, 2004. **THE DEVELOPMENT REVIEW BOARD MINUTES FOR DECEMBER 8 AND DECEMBER 15 WERE APPROVED BY THE BOARD.**

ADJOURNED: 12:35 P.M.

# CITY OF ALBUQUERQUE

1-5-05



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 21**

**SUBJECT:**

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

**ACTION REQUESTED:**

P.O. Box 1293

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

**ENGINEERING COMMENTS:**

Albuquerque

An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

New Mexico 87103

**RESOLUTION:**

www.cabq.gov

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

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

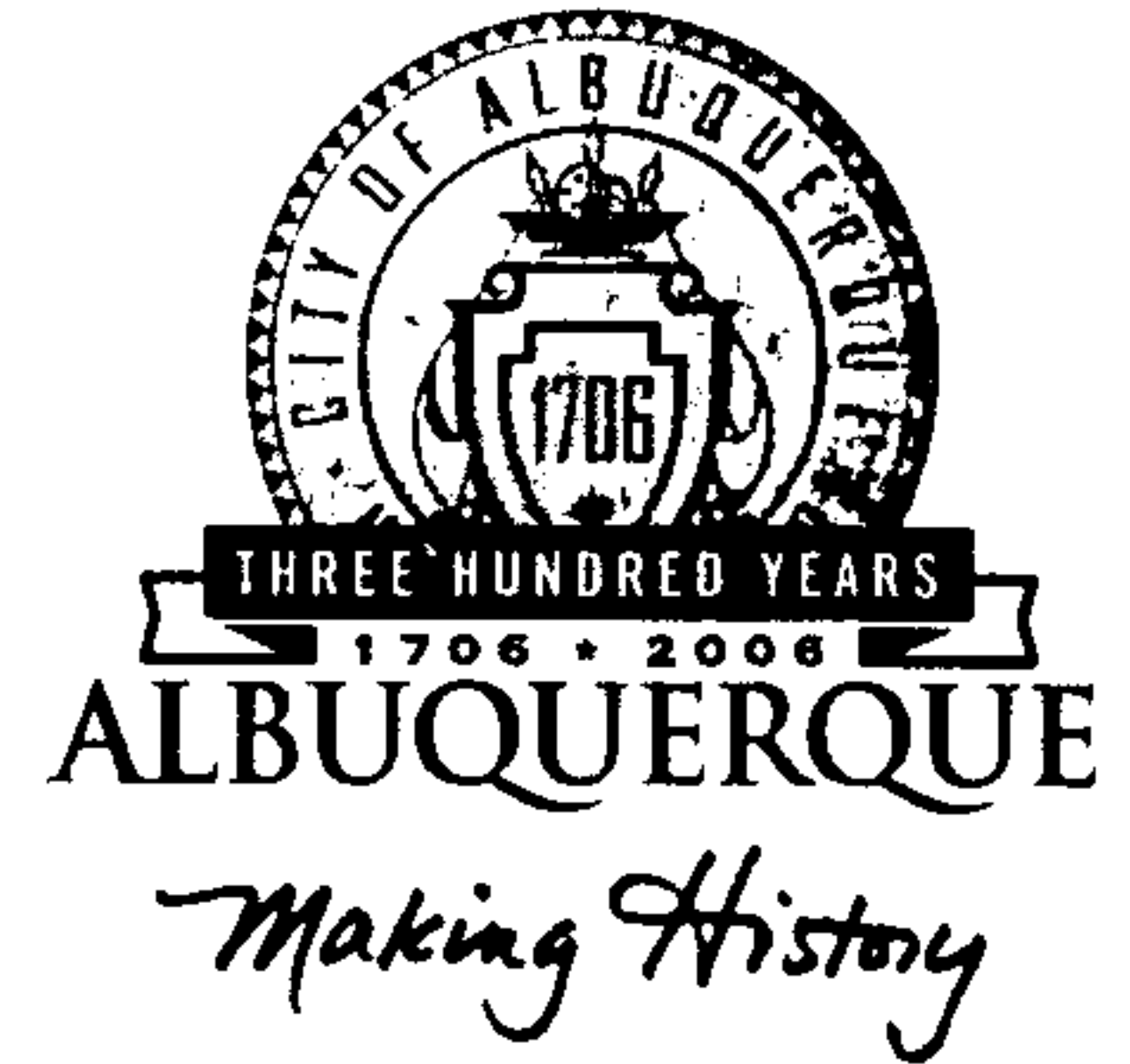
DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PKS) (PLNG)

FOR:

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

**DATE:** December 29, 2004

# CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 21**

**SUBJECT:**

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

**ACTION REQUESTED:**

P.O. Box 1293

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

**ENGINEERING COMMENTS:**

Albuquerque

An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

New Mexico 87103

www.cabq.gov

**RESOLUTION:**

1-05-05

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

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

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

FOR:

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

**DATE:** December 29, 2004



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

December 15, 2004

9:00 a.m.

**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

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

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

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

- A. Call to Order: 9:00 A.M. Adjourned: 1:15 P.M.
- B. Changes and/or Additions to the Agenda
- C. New or Old Business

**CASES WHICH REQUIRE PUBLIC NOTIFICATION**

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

1. **Project # 1003520**  
 04DRB-01567 Major-Preliminary Plat Approval  
 04DRB-01568 Minor-Temp Defer SDWK  
 04DRB-01863 Minor-Subd Design (DPM) Variance  
 MARK GOODWIN & ASSOCIATES PA agent(s) for WASHINGTON STREET INVESTORS LLC request(s) the above action(s) for all or a portion of Lot(s) 27 & 28, Block(s) 16, Tract(s) 1, NORTH ALBUQUERQUE ACRES UNIT 3 (to be known as **BENJAMIN PLACE SUBDIVISION**) zoned R-D, located on GLENDALE AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 2 acre(s). [REF: 04DRB00999] [Deferred from 11/3/04, 12/1/04 & 12/15/04] 04DRB-1570 WAS WITHDRAWN. (B-20) **DEFERRED AT THE AGENT'S REQUEST TO 1/5/05.**

2. **Project # 1002779**  
04DRB-01730 Major-Preliminary  
Plat Approval  
04DRB-01731 Major-Vacation of  
Public Easements  
04DRB-01732 Minor-Temp Defer  
SDWK

ADVANCED ENGINEERING & CONSULTING LLC agent(s) for SANHIL DEVELOPMENT LTD CO request(s) the above action(s) for all or a portion of Tract(s) C, A-1 & A-2, LANDS OF POLO CHAVEZ and SAN JOSE TRACTS, (to be known as CIELO LINDO SUBDIVISION) zoned R-1 residential zone, located on AIRPORT DR SW, between DONA BARBARA AVE SW and EDUARDO RD SW containing approximately 9 acre(s). [REF: 04DRB00959, 03EPC02049, 03EPC01061][*Deferred from 12/1 & 12/8/04*](M-11) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/15/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 12/6/04 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION: THE FINAL PLAT CAN NOT BE APPROVED UNTIL THE CITY HAS ACCEPTED DRC PROJECT #705581 WHICH CONSTRUCTED THE PUBLIC LINES IN COORS. THE VACATION WAS APPROVED A SHOWN ON EXHIBIT B IN THE PLANNING FILE. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

3. **Project # 1002397**  
04DRB-01784 Major-Two Year SIA

TIERRA WEST LLC agent(s) for SHULL REALTY & WATERS EDGE LLC request(s) the above action(s) for all or a portion of Lot(s) 1-10, **BOSQUE PLAZA**, zoned C-1 neighborhood commercial zone, located on LA ORILLA RD NW, between COORS BLVD NW and the CORRALES DRAIN containing approximately 12 acre(s). [REF: Z-87-56, DRB-87-200, 02DRB01925, 04DRB01196] (E-12) **A 6-MONTH EXTENSION OF THE SIA WAS APPROVED.**

4. **Project # 1003778**  
04DRB-01750 Major-Preliminary Plat Approval  
04DRB-01751 Major-Vacation of Pub Right-of-Way  
04DRB-01753 Minor-Temp Defer SDWK  
04DRB-01752 Minor-Sidewalk Variance
- LARRY READ & ASSOCIATES INC agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 21 & 22, Block(s) 2, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **SHAHEEN SUBDIVISION**) zoned R-D, located on OAKLAND AVE NE, between WYOMING BLVD NE and LOUISIANA BLVD NE containing approximately 2 acre(s). *[Deferred from 12/8/04 & 12/15/04]* (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 12/29/04.**
5. **Project # 1003779**  
04DRB-01754 Major-Preliminary Plat Approval  
04DRB-01765 Major-Vacation of Pub Right-of-Way  
04DRB-01756 Minor-Sidewalk Variance  
04DRB-01757 Minor-Temp Defer SDWK
- LARRY READ & ASSOCIATES INC agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 17 & 18, Block(s) 2, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **KUMAIL SUBDIVISION**) zoned R-D, located on OAKLAND AVE NE, between WYOMING BLVD NE and LOUISIANA BLVD NE containing approximately 2 acre(s). *[Deferred from 12/8/04 & 12/15/04]* (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 12/29/04.**
6. **Project # 1003757**  
04DRB-01688 Major-Vacation of Pub Right-of-Way
- ISAACSON & ARFMAN PA agent(s) for DEAN FOODS, DBA CREAMLAND DAIRIES request(s) the above action(s) for **ALVARADO ADDITION**, located on HAINES NW, between 2<sup>ND</sup> ST NW and 3<sup>RD</sup> ST NW containing approximately 1 acre(s). [REF: V-89-87, DRB 89-490] *[Deferred from 12/1/04 & 12/15/04]* (H-14) **DEFERRED AT THE AGENT'S REQUEST TO 1/12/05.**



**SITE DEVELOPMENT PLANS, AMENDED PLANS, AND MASTER DEVELOPMENT PLANS**

**NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THE REQUEST MAY BE INDEFINITELY DEFERRED.**

7. **Project # 1003384**  
04DRB-01874 Minor-SiteDev Plan  
BldPermit/EPC

TIERRA WEST LLC agent(s) for RSF LAND & CATTLE CO LLC request(s) the above action(s) for all or a portion of Tract(s) MM-1A, SEVEN BAR RANCH, (to be known as **IRONSTONE BANK**) zoned C-2 (SC), located on SEVEN BAR LOOP RD NW, between COTTONWOOD DR NW and OLD AIRPORT AVE NW containing approximately 7 acre(s). [REF: AX85-28 Z-85-34-1(2), 04EPC01035] [**Juanita Garcia, EPC Case Planner**] (B-14) **THE INFRASTRUCTURE LIST DATED 12/15/04 WAS APPROVED. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND TRANSPORTATION DEVELOPMENT FOR EASEMENT THROUGH TRACT MM-1-B AND UNIDIRECTIONAL RAMPS.**
  
8. **Project # 1000134**  
04DRB-01867 Minor-SiteDev Plan  
BldPermit/EPC

ALEX HARRISON, ARCHITECT agent(s) for TEAM SPECIALTY PRODUCTS request(s) the above action(s) for all or a portion of Block(s) 2, Tract(s) 1-A-1, **SANDIA RESEARCH PARK**, zoned SU-1, IP, located on EUBANK RD SE, between DEVELOPMENT SE and RESEARCH SE containing approximately 2 acre(s). [REF: 02EPC00451, DRB-99-351, Z-99-122, 00DRB00061] [**Makita Hill, EPC Case Planner**] (M-21) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR SIDEWALK WIDTH AND DRIVE LOCATION.**
  
9. **Project # 1003816**  
04DRB-01879 Minor-SiteDev Plan  
BldPermit  
04DRB-01878 Minor-Prelim&Final  
Plat Approval

ADVANCED ENGINEERING & CONSULTING LLC agent(s) for JEFF HENRY FOR JEFFERSON ONE, LLC request(s) the above action(s) for all or a portion of Lot(s) F-6-A & 2-F-1, **ATRISCO BUSINESS PARK, UNIT 3**, zoned SU-1 PLANNED IP, located on COORS BLVD NW, between LOS VOLCANOS NW and BLUEWATER NW containing approximately 5 acre(s). [REF: Z-92-57, AA-97-45] (J-10) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD. THE PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

10. **Project # 1000676**  
04DRB-01798 Minor-SiteDev Plan  
Subd/EPC  
04DRB-01800 Minor-SiteDev Plan  
BldPermit/EPC

ED FITZGERALD ARCHITECTS agent(s) for MARK & JEAN BERNSTEIN request(s) the above action(s) for all or a portion of Tract(s) F-3, **LAS TIENDAS DE CORRALES CENTER**, zoned SU-1, IP, located on CORRALES RD NW, between CORRALES ACEQUIA NW and ALAMEDA BLVD NW containing approximately 3 acre(s). [REF: ZA-97-274, 04EPC01353, 04EPC01354] [Elvira Lopez, EPC Case Planner] *[Deferred from 12/1/04]* (A-14) **AN INFRASTRUCTURE LIST DATED 12/15/04 WAS APPROVED. THE SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR NMUI APPROVAL AND REVISED LANDSCAPING PLAN AND CITY ENGINEER FOR SIA AND COORDINATION OF ENTRANCE WITH NMDOT AND SITE PLAN FOR BUILDING PERMIT TITLE.**

11. **Project # 1001946**  
04DRB-01670 Minor-SiteDev Plan  
BldPermit/EPC

WADE-TRIM agent(s) for TARGET CORPORATION request(s) the above action(s) for all or a portion of Tract(s) A-1, **LOS ANGELES CENTER**, zoned M-1 light manufacturing zone, located on PASEO DEL NORTE NE, between I-25 and SAN PEDRO NE containing approximately 11 acre(s). [REF: 04EPC01032, 04DRB01177, 04DRB01178, 04DRB01176] [Makita Hill, EPC Case Planner] *[Deferred from 11/3/04 & 11/17/04]* (D-18) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR ENVIRONMENTAL HEALTH'S SIGNATURE.**

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

12. **Project # 1000029**  
04DRB-01873 Minor-Amnd Prelim  
Plat Approval
- BOHANNAN HUSTON INC agent(s) for SAWMILL COMMUNITY LAND & TRUST request(s) the above action(s) for all or a portion of Lot(s) C & B-1A-1 DUKE CITY LUMBER COMPANY AND LOT D-1-A OF ARBOLERA DE VIDA PHASE 2, zoned S-M1, S-DR, located on BELLAMAH AVE NW, between 19<sup>TH</sup> ST NW and 18<sup>TH</sup> ST NW containing approximately 26 acre(s). [REF: 03DRB01785,03DRB01786] (H-13) AN INFRASTRUCTURE LIST DATED 12/15/04 WAS APPROVED. THE AMENDED PRELIMINARY PLAT WAS APPROVED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT.
13. **Project # 1000922**  
04DRB-01880 Major-Amnd  
Prelim Plat Approval  
04DRB-01881 Minor-Temp  
Defer SDWK
- WILSON & COMPANY INC agent(s) for LEGACY SUSTAINABLE DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) A, LA CUENTISTA SUBDIVISION, zoned R-1, located on KIMMICK DR NW, between URRACA ST NW and CAMINO DE PAZ NW containing approximately 50 acre(s). (C-10/11, D-10/11) AN AMENDED INFRASTRUCTURE LIST DATED 12/15/04 AND AN APPROVED AMENDED GRADING PLAN ENGINEER STAMP DATED 12/7/04 WAS APPROVED. THE AMENDED PRELIMINARY PLAT WAS APPROVED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.

14. **Project # 1002194**  
04DRB-01836 Minor-Final Plat  
Approval
- GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) 2, **SUNPORT LODGING ADDITION**, zoned R-2, located on WELLESLEY SE, between CARLISLE SE and GIBSON SE containing approximately 2 acre(s). [REF: 04DRB01778] [Deferred from 12/15/04] (L-16) **DEFERRED AT THE AGENT'S REQUEST TO 1/12/05.**
15. **Project # 1003188**  
04DRB-01876 Minor-Prelim&Final  
Plat Approval
- COMMUNITY SCIENCES agent(s) for ANGELA & MARIO GARCIA request(s) the above action(s) for all or a portion of Lot(s) 26R, Tract(s) 144-B-1, 145-A, 145-A-2, MRGCD MAP 31, **LUKE ADDITION**, zoned RA-2, located on SAN MARTIN PL NW, between GRIEGOS NW and MILLER CIRCLE NW containing approximately 2 acre(s). [REF: 04DRB-00038] (F-13) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR CASH-IN-LIEU AND PLANNING FOR AGIS DXF FILE.**
16. **Project # 1003568**  
04DRB-01877 Minor-Prelim&Final  
Plat Approval
- RHOMBUS, PA INC agent(s) for MIGUEL SHERMAN request(s) the above action(s) for all or a portion of Lot(s) 44, **SANDIA HILLS**, zoned SU-1 FOR PRD, located on NARCISCO ST NE, between LOMAS NE and MONTE VERDE NE containing approximately 1 acre(s). [REF: Z-81-46, DRB-94-135, DRB-83-391, V-88-6] (J-23) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

17. ~~Project # 1003604~~  
04DRB-01794 Minor-Final Plat  
Approval

ABQ ENGINEERING agent(s) for D T LAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 217, 218, 219 and 220, **MIRA MESA SUBDIVISION**, zoned R-2 residential zone, located on HANOVER RD NW, between GLENRIO RD NW and 68<sup>TH</sup> ST NW containing approximately 13 acre(s). [REF: 04DRB01233, 04DRB01452, 04DRB01453] [Deferred from 12/1/04 & 12/8/04] (J-10) **DEFERRED AT THE AGENT'S REQUEST TO 12/29/04.**

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

18. **Project # 1003814**  
04DRB-01870 Minor-Sketch Plat or  
Plan

FORSTBAUER SURVEYING agent(s) for JOHN & CYNTHIA MECHENBIER request(s) the above action(s) for all or a portion of Tract(s) H-1, **LANDS OF LOS ANGELES INVESTORS**, zoned SU-2, M-1, located on WASHINGTON ST NE, between PASEO DEL NORTE NE and ALAMEDA NE containing approximately 5 acre(s). [REF: 02DRB00491] (C-17) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

19. **Project # 1003815**  
04DRB-01871 Minor-Sketch Plat or  
Plan

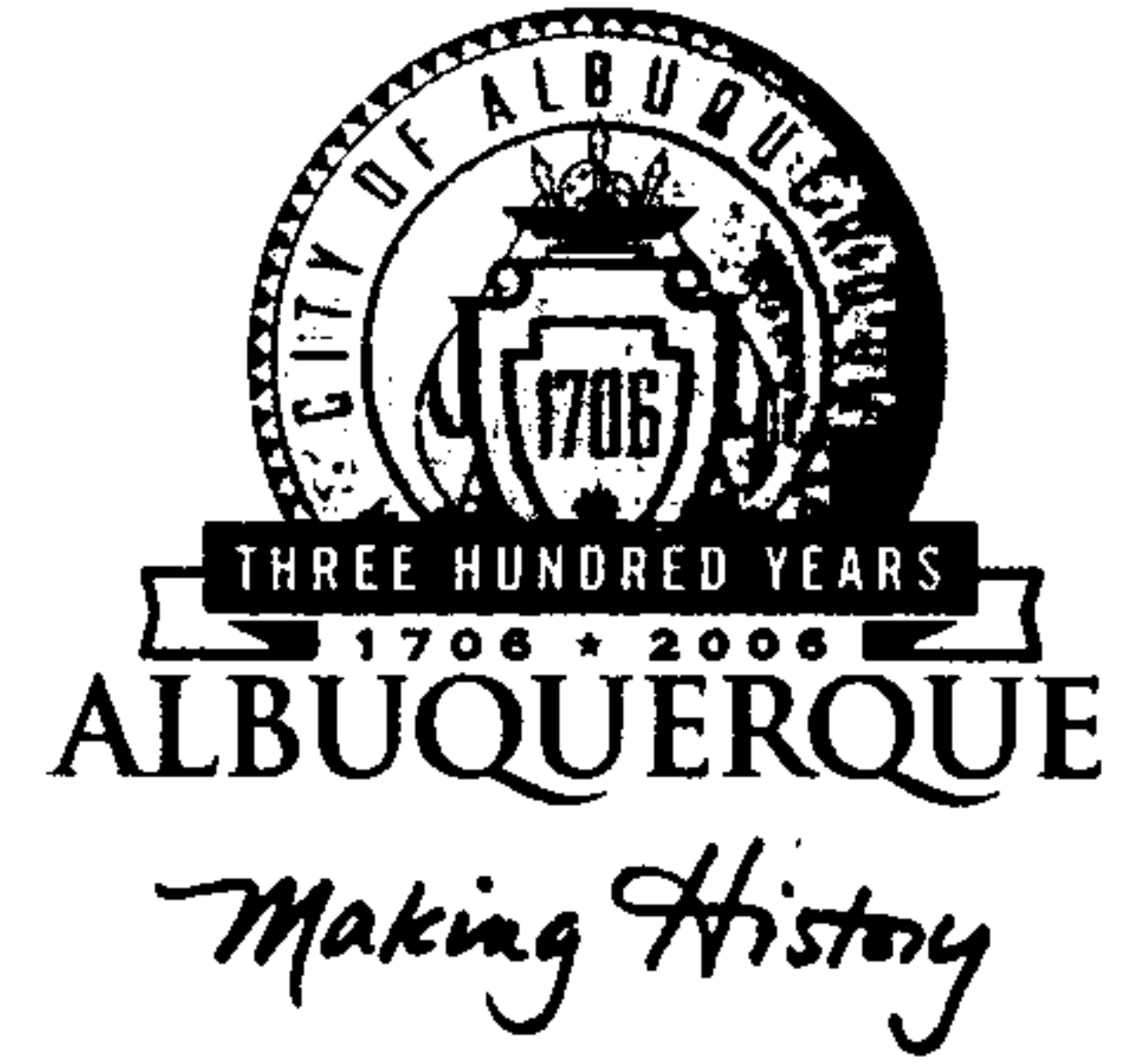
FORSTBAUER SURVEYING LLC agent(s) for JOHN & CYNTHIA MECHENBIER request(s) the above action(s) for all or a portion of Lot(s) 1, Block(s) 4, **NORTH ALBUQUERQUE ACRES, TRACT A, UNIT B**, zoned IP, located on SAN MATEO BLVD NE, between BEVERLY HILLS AVE NE and VENICE AVE NE containing approximately 1 acre(s). (B-18) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

20. **Project # 1001043**  
04DRB-01872 Minor-Sketch Plat or Plan
- BOHANNAN HUSTON INC agent(s) for MCMAHON EQUITIES request(s) the above action(s) for all or a portion of Tract(s) B-1 & B-2, **STONEBRIDGE POINTE SUBDIVISION**, zoned SU-1 for R-2, located on MCMAHON BLVD NW, between BANDELIER DR NW and MCMAHON NW containing approximately 9 acre(s). [REF: 04EPC01209, 04EPC01210, 03DRB01288, 01289, 01290 & 01377] (A-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
21. **Project # 1003442**  
04DRB-01864 Minor-Sketch Plat or Plan
- WILKS COMPANY agent(s) for BRENT HEISCH request(s) the above action(s) for all or a portion of Tract(s) 37, **ALVARADO GARDENS, UNIT 2**, zoned RA-2, W7 located on CAMPBELL RD NW, between GLENWOOD NW and TRELIS NW containing approximately 2 acre(s). [REF: 04ZHE00742, 04ZHE00744] (G-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
22. **Project # 1003811**  
04DRB-01865 Minor-Sketch Plat or Plan
- MORRIS R GUTIERREZ request(s) the above action(s) for all or a portion of Lot(s) 6 & 7, Block(s) 3, **BEL-AIR SUBDIVISION**, zoned C-1, located on SAN MATEO BLVD NE, between MENAUL BLVD NE and CANDELARIA RD NE containing approximately 1 acre(s). (H-17) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
23. **Project # 1003612**  
04DRB-01868 Minor-Sketch Plat or Plan
- THOMPSON ENGINEERING CONSULTANTS agent(s) for DRAGONFLY DEVELOPMENT INC request(s) the above action(s) for all or a portion of Lot(s) 37, TOWN OF ATRISCO GRANT, (to be known as **SUNDORO, UNIT 9**, zoned A-1, located on LADERA DR NW, between 98<sup>TH</sup> ST NW and GAVIN RD NW containing approximately 7 acre(s) REF: 04EPC01552, 04EPC01259, 04EPC01550, 04EPC01652] (J-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

24. **Project # 1003813**  
04DRB-01869 Minor-Sketch Plat or  
Plan
- THOMPSON ENGINEERING CONSULTANTS agent(s) for  
DRAGONFLY DEVELOPMENT INC request(s) the above action(s)  
for all or a portion of Tract(s) 1-2, Lot(s) 24 & 25, TOWN OF  
ATRISCO GRANT, GURULE ESTATES, (to be known as  
**SUNDORO, UNIT 8**), zoned SU-2 RLT, located on LADERA DR  
NW, between 98<sup>TH</sup> ST NW and GAVIN RD NW containing  
approximately 15 acre(s). (J-9) **THE ABOVE REQUEST WAS  
REVIEWED AND COMMENTS WERE GIVEN.**
25. Approval of the Development Review Board Minutes for December 1, 2004. **THE DRB MINUTES FOR  
DECEMBER 1, 2004 WERE APPROVED.**

ADJOURNED: 1:15 P.M.

# CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 17**

**SUBJECT:**

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

**ACTION REQUESTED:**

P.O. Box 1293

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

**ENGINEERING COMMENTS:**

Albuquerque

An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

New Mexico 87103

**RESOLUTION:**

www.cabq.gov

APPROVED \_\_\_\_; DENIED \_\_\_\_; DEFERRED Indef. 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)

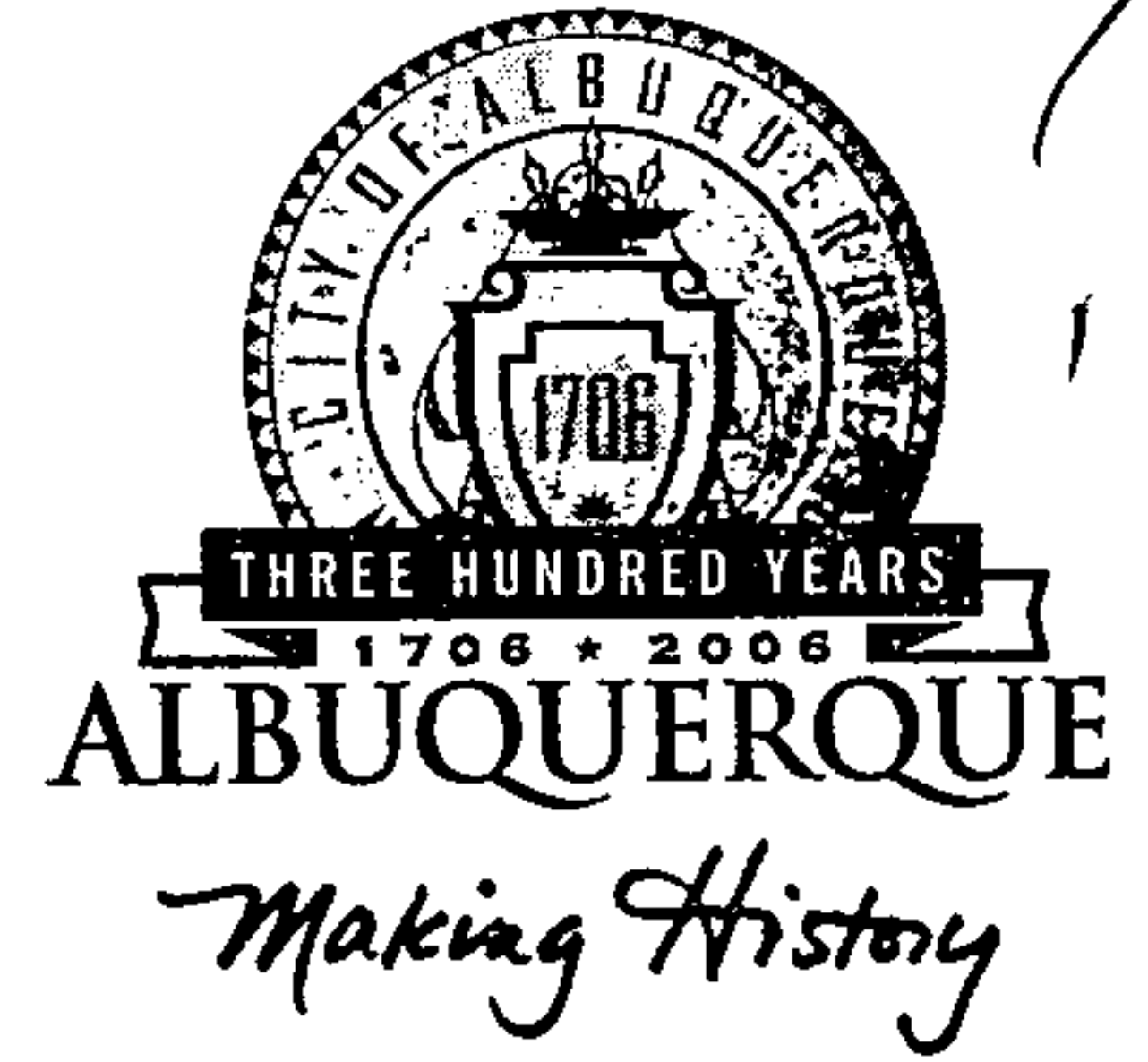
FOR:

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

**DATE:** December 15, 2004



# CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 17**

**SUBJECT:**

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

**ACTION REQUESTED:**

P.O. Box 1293

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

**ENGINEERING COMMENTS:**

Albuquerque

An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

New Mexico 87103

**RESOLUTION:**

www.cabq.gov

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

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

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

FOR:

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

**DATE:** December 15, 2004



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

December 8, 2004

9:00 a.m.

**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

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

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

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

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

Adjourned: 11:35 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 # 1002337**  
04DRB-01758 Major-Two Year SIA

BOHANNAN HUSTON, INC agent(s) for HUNT UPTOWN II, LLC request(s) the above action(s) for all or a portion of Tract(s) A, **UPTOWN SPECTRUM**, zoned SU-3, located on UPTOWN LOOP NE, between INDIAN SCHOOL RD NE and LOUISIANA BLVD NE [REF: 02DRB01708, 03CC00343, 03CC00199] (J-19) **TWO-YEAR SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED.**

2. **Project # 1003778**  
04DRB-01750 Major-Preliminary Plat Approval  
04DRB-01751 Major-Vacation of Pub Right-of-Way  
04DRB-01753 Minor-Temp Defer SDWK  
04DRB-01752 Minor-Sidewalk Variance
- LARRY READ & ASSOCIATES INC agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 21 & 22, Block(s) 2, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **SHAHEEN SUBDIVISION**) zoned R-D, located on OAKLAND AVE NE, between WYOMING BLVD NE and LOUISIANA BLVD NE containing approximately 2 acre(s). *[Deferred from 12/8/04]* (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 12/15/04.**
3. **Project # 1003779**  
04DRB-01754 Major-Preliminary Plat Approval  
04DRB-01765 Major-Vacation of Pub Right-of-Way  
04DRB-01756 Minor-Sidewalk Variance  
04DRB-01757 Minor-Temp Defer SDWK
- LARRY READ & ASSOCIATES INC agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 17 & 18, Block(s) 2, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **KUMAIL SUBDIVISION**) zoned R-D, located on OAKLAND AVE NE, between WYOMING BLVD NE and LOUISIANA BLVD NE containing approximately 2 acre(s). *[Deferred from 12/8/04]* (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 12/15/04.**
4. **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, 9/29/04, Indefinitely Deferred on 11/10/04 & 12/8/04][REF:02DRB-00963]*(B-10) **DEFERRED AT THE AGENT'S REQUEST TO 1/5/05**

5. **Project # 1003705**  
04DRB-01540 Major-Vacation of Public  
Easements  
04DRB-01539 Minor-Sketch Plat or Plan

FORSTBAUER SURVEYING LLC agent(s) for DR VIJAY AGARWAL request(s) the above action(s) for all or a portion of Lot(s) 7, 8 AND 9 and the south 47 feet of Lot(s) 4, 5, 6, Block(s) 22, **BROWNEWELL & LAILS HIGHLAND ADDITION**, zoned SU-2 MC, located on OAK ST NE, between TIJERAS NE and COPPER NE containing approximately 1 acre(s). [REF:V-78-38] *[Deferred from 11/3/04, Indefinitely Deferred on 11/10/04]* (K-15) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

6. **Project # 1003125**  
04DRB-01505 Major-Bulk Land Variance  
04DRB-01506 Minor-Prelim&Final Plat  
Approval

MOLZEN-CORBIN & ASSOCIATES agent(s) for CITY OF ALBUQUERQUE, AVIATION DEPARTMENT AND RANCH JOINT VENTURE request(s) the above action(s) for all or a portion of Tract(s) D & S, LANDS OF DOUBLE EAGLE II AIRPORT, (to be known as **AEROSPACE TECHNOLOGY PARK**) zoned SU-1 for AIRPORT AND RELATED USES, located on DOUBLE EAGLE II AIRPORT NW, between PASEO DEL VOLCAN (OLD) NW and SHOOTING RANGE PARK RD NW containing approximately 300 acre(s). *[Deferred from 10/27/04 & 11/3/04 & 11/10/04, Indefinitely Deferred on 11/10/04]* [REF: 03EPC02054](F-6/G-6) **BULK LAND VARIANCE WAS APPROVED. PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.** CONSENSUS PLANNING agent(s) for CITY OF ALBUQUERQUE, AVIATION DEPARTMENT AND RANCH JOINT VENTURE request(s) the above action(s) for all or a portion of Tract(s) D, F AND S, LANDS OF DOUBLE EAGLE II AIRPORT, (to be known as **AEROSPACE TECHNOLOGY PARK**) zoned SU-1 for AIRPORT AND RELATED USES, located on DOUBLE EAGLE II AIRPORT NW, between PASEO DEL VOLCAN NW and SHOOTING RANGE ACCESS RD NW containing approximately 300 acre(s). [REF: 03EPC02054, 04DRB01505, 04DRB01506][**Chris Hyer, EPC Case Planner**] *[Deferred from 10/27/04 & 11/3/04 & Indefinitely Deferred on 11/10/04]* (F-5/G-6) **SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD.**

04DRB-01630 Minor-SiteDev Plan  
Subd/EPC

7. **Project # 1002702**  
04DRB-01664 Major-Vacation of Public Easements  
04DRB-01686 Minor-Prelim&Final Plat Approval
- ALAN J VINCIONI Request(s) the above action(s) for all or a portion of Tract(s) 1, HUNING HIGHLANDS ADDITION (to be known as **IRON PROPERTIES**) zoned M-1 light manufacturing zone, located on BROADWAY SE AND IRON SE between COAL SE and HAZELDINE SE containing approximately 8 acre(s). [REF:03DRB00886] *[Deferred from 12/1/04]* (K-14) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR MAINTENANCE AND BENEFIT NOTE REVISIONS, WIDTH OF EASEMENT TO REMAIN, AGIS DXF FILE, UTILITIES AND REAL PROPERTY SIGNATURES.**
8. **Project # 1002779**  
04DRB-01730 Major-Preliminary Plat Approval  
04DRB-01731 Major-Vacation of Public Easements  
04DRB-01732 Minor-Temp Defer SDWK
- ADVANCED ENGINEERING & CONSULTING LLC agent(s) for SANHIL DEVELOPMENT LTD CO request(s) the above action(s) for all or a portion of Tract(s) C, A-1 & A-2, LANDS OF POLO CHAVEZ and SAN JOSE TRACTS, (to be known as **CIELO LINDO SUBDIVISION**) zoned R-1 residential zone, located on AIRPORT DR SW, between DONA BARBARA AVE SW and EDUARDO RD SW containing approximately 9 acre(s). [REF: 04DRB00959, 03EPC02049, 03EPC01061] *[Deferred from 12/1/04]* (M-11) **INDEFINITELY DEFERRED ON A NO SHOW.**

9. **Project # 1003039**  
04DRB-01675 Major-Preliminary Plat Approval  
04DRB-01676 Major-Vacation of Pub Right-of-Way  
04DRB-01677 Minor-Temp Defer SDWK

RIO GRANDE ENGINEERING agent(s) for DAVID SOULE 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 RD, located on WILSHIRE BLVD NE, between VENTURA BLVD NE and HOLBROOK BLVD NE containing approximately 3 acre(s). [REF: 04DRB01077] [*Deferred from 12/1/04*] (C-20) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/8/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 10/26/04 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION OF FINAL PLAT: P-1 LOT DESIGNATION IS REQUIRED. VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

10. **Project # 1001445**  
04DRB-01681 Major-Bulk Land Variance

SURV-TEK INC agent(s) for DAVE GARDUNO AND LORETTA ROMERO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 6 acre(s). [REF: 03EPC01029, 01EPC01244, 02EPC00991, 03EPC00351, 03EPC00864] [*Deferred from 12/1/04*] (B-14) **BULK LAND VARIANCE WAS APPROVED.**

04DRB-01634 Minor-SiteDev Plan Subd

CONSENSUS PLANNING agent(s) for DAVE AND LORETTA GARDUNO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 5 acre(s). [REF: 03EPC001029, 01EPC0244, 02EPC00991, 03EPC00351, 03EPC00804, CITY COUNCIL BILL 0-02-16, ENACTMENT 13-2002] [*Was Indef Deferred 10/27/04*] [*Deferred from 12/1/04*] (B-14) **SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR EASEMENT.**

04DRB-01633 Minor-Prelim&Final Plat Approval

SURV-TEK INC agent(s) for DAVE GARDUNO AND LORETTA ROMERO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 6 acre(s). [REF: 03EPC01029, 01EPC01244, 02EPC00991, 03EPC00351, 03EPC00864] [*Was Indef Deferred 10/27/04*] [*Deferred from 12/1/04*] (B-14) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR PRIVATE DRAINAGE EASEMENT MODIFICATION AND PLANNING FOR AGIS DXF FILE.**

11. **Project # 1003606**  
04DRB-01689 Major-Vacation of Pub Right-of-Way  
04DRB-01690 Major-Preliminary Plat Approval  
04DRB-01691 Minor-Sidewalk Waiver  
04DRB-01692 Minor-Temp Defer SDWK  
04DRB-01693 Minor-Vacation of Private Easements

MARK GOODWIN & ASSOCIATES PA agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Lot(s) J09-26, J09-27, 19W, 12B, Tract(s) L and B, Unit(s) A, TOWN OF ATRISCO GRANT, WESTLAND NORTH SUBDIVISION, PAINTED SKY UNIT 1, SUNDORO SOUTH UNIT 1, SUNDORO SOUTH UNIT 5, zoned SU-2 RLT, located on LADERA DR NW, between 94<sup>TH</sup> ST NW and 90<sup>TH</sup> ST NW containing approximately 22 acre(s). *[Deferred from 12/1/04]*(J-9) **VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/8/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 10/29/04 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITIONS OF FINAL PLAT: TRACTS O & Q TO BE CONVEYED TO THE ADJOINING SUBDIVISION FOR PLATTING. PROVIDE R/W OR EASEMENTS FOR KIPUKA DRIVE. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

**SITE DEVELOPMENT PLANS, AMENDED PLANS, AND MASTER DEVELOPMENT PLANS**

**NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THE REQUEST MAY BE INDEFINITELY DEFERRED.**

12. **Project # 1002371**  
04DRB-01817 Minor-SiteDev Plan Subd/EPC  
04DRB-01818 Minor-SiteDev Plan  
BldPermit/EPC
- BOHANNAN HUSTON INC. agent(s) for COORS EIGHT PACK request(s) the above action(s) for all or a portion of Block(s) 15, Tract(s) 1B1, 1D and 1E, **ALBAN HILLS, UNIT 1**, zoned SU-1 FOR C-2, located on LA ORILLA RD NW and COORS NW containing approximately 5 acre(s). [REF: 04EPC01217 (Project #1003597)] [Elivra Lopez, EPC Case Planner] (D-12) **SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/8/04 THE SITE PLAN FOR BUILDING PERMIT WS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND TRANSPORTATION DEVELOPMENT FOR NMDOT APPROVAL FOR ACCESS.**

04DRB-01816 Minor-Prelim&Final Plat  
Approval

PRECISION SURVEYS, INC., agent(s) for COORS EIGHT PACK request(s) the above action(s) for all or a portion of Block(s) 15, Tract(s) 1B1, 1D and 1E, **ALBAN HILLS, UNIT 1**, zoned SU-1 FOR C-2, located on LA ORILLA RD NW and COORS NW containing approximately 5 acre(s). [REF: 04EPC01217 (Project #1003597), DRB-85-35, SP-02-06-403] (D-12) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR AGIS DXF FILE.**

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

13. **Project # 1002464**  
04DRB-01815 Minor-Prelim&Final Plat  
Approval
- PRECISION SURVEYS INC agent(s) for UNSER VULCAN LLC request(s) the above action(s) for all or a portion of Tract(s) 6A & 6B, **SANTA FE VILLAGE, UNIT 3**, zoned R-D residential and related uses zone, developing area, located on VULCAN RD NW, between BOGART ST NW and UNSER BLVD NW containing approximately 1 acre(s). [REF: 03DRB00191, 04DRB01576] (F-10) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR RECONSTRUCTION OF WALLS AND TO CHECK ON ZONING FOR CONDOMINIUMS AND AGIS DXF FILE.**



14. **Project # 1003533**  
04DRB-01808 Minor-Prelim&Final Plat Approval  
04DRB-01809 Minor-Sidewalk Waiver  
04DRB-01810 Minor-Sidewalk Variance  
04DRB-01811 Minor-Temp Defer SDWK
- MARK GOODWIN & ASSOCIATES agent(s) for FORAKER FARMS LLC request(s) the above action(s) for all or a portion of Tract(s) 25-A-1-B, **FORAKER FARMS**, zoned R-1 residential zone, located on MENAUL BLVD NW, between 8TH ST NW and 10TH ST NW containing approximately 2 acre(s). [REF:04EPC01041, 04EPC01043, 04EPC01044] [*Deferred from 12/8/04*] (H-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/29/04.**
15. **Project # 1003685**  
04DRB-01814 Major-Amnd Prelim Plat Approval
- BOHANNAN HUSTON INC agent(s) for VENTANA WEST LLC request(s) the above action(s) for all or a portion of Tract(s) 7 & 8, **WESTERN SHADOWS @ VENTANA RANCH WEST**, zoned R-LT residential zone, located on VENTANA RIDGE RD NW, between VENTANA RIDGE RD NW and VENTANA WEST PARKWAY NW containing approximately 30 acre(s). [REF: 04DRB01448] (B-8) **THE AMENDED INFRASTRUCTURE LIST DATED 10/13/04 WAS APPROVED. THE AMENDED PRELIMINARY PLAT WAS APPROVED WITH THE CONDITION OF FINAL PLAT: A VARIANCE ALONG VALLECITO DRIVE IS REQUIRED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT.**
16. **Project # 1003226**  
04DRB-00908 Minor- Final Plat Approval
- J C ENGINEERING agent(s) for SUJAY THAKUR request(s) the above action(s) for all or a portion of Tract(s) 9, **V. E. BARRETT SUBDIVISION**, zoned C-2 community commercial zone, located on BRIDGE ST SW, between UNSER BLVD SW and COORS BLVD SW containing approximately 6 acre(s). [REF: Z-71-125, Z-72-114, Z-72-210, 04DRB-00806, 04DRB-00117] [*Deferred from 7/14/04 & Indefinitely deferred on 7/21/04*] [Final plat was indefinitely deferred for the SIA] (K-10) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE.**

17. **Project # 1003604**  
04DRB-01794 Minor-Final Plat Approval

ABQ ENGINEERING agent(s) for D T LAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 217, 218, 219 and 220, **MIRA MESA SUBDIVISION**, zoned R-2 residential zone, located on HANOVER RD NW, between GLENRIO RD NW and 68<sup>TH</sup> ST NW containing approximately 13 acre(s). [REF: 04DRB01233, 04DRB01452, 04DRB01453] [~~Deferred from 12/1/04 & 12/8/04~~](J-10)-~~DEFERRED AT THE AGENT'S REQUEST TO 12/15/04.~~

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

APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

18. **Project # 1003797**  
04DRB-01812 Minor-Sketch Plat or Plan

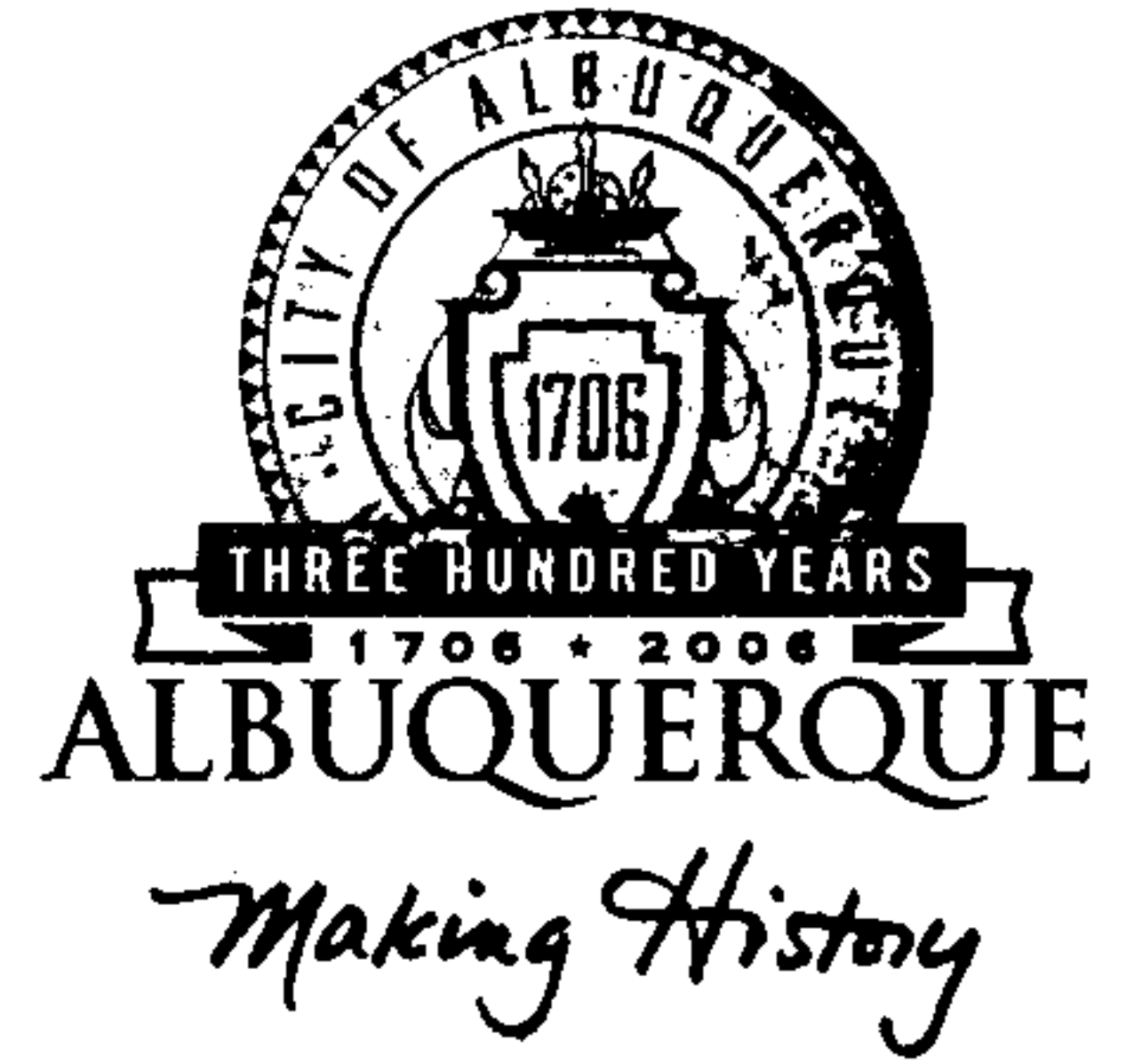
SURVEYS SOUTHWEST LTD agent(s) for STEVE KIRK request(s) the above action(s) for all or a portion of Lot(s) 13, Block(s) 57, **TERRACE ADDITION**, zoned SU-2 special neighborhood zone, located on PINE ST SE and HAZELDINE AVE SE containing approximately 1 acre(s). (K-15) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

19. **Project # 1003800**  
04DRB-01820 Minor-Sketch Plat or Plan

RIO GRANDE ENGINEERING agent(s) for LLAVE DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 1, 2 & 3, Block(s) 2, Tract(s) 3, **NORTH ALBUQUERQUE ACRES, UNIT 3**, zoned R-D residential and related uses zone, developing area, located on EAGLE ROCK NE, between BARTSTOW NE and VENTURA NE, containing approximately 3 acre(s). (C-20) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

20. **Project # 1003794**  
04DRB-01805 Minor-Sketch Plat or Plan
- GOLDEN & ASSOCIATES agent(s) for RAMPART LLC, ROBIN TONKIN request(s) the above action(s) for all or a portion of Lot(s) 1A, **TOWN OF ATRISCO GRANT ROW 1**, zoned SU-2 special neighborhood zone, located on 98TH STREET NW, between VOLCANO NW and CENTRAL NW containing approximately 4 acre(s). [REF:DRB-87-828](K-9) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
21. **Project # 1003793**  
04DRB-01803 Minor-Sketch Plat or Plan
- SUSAN L HOMER request(s) the above action(s) for all or a portion of Lot(s) 18 & 19, Block(s) A, **GRANDE HEIGHTS ADDITION**, zoned R-1, located on SEQUOIA RD NW, between SEQUOIA CT NW and RIO GRANDE RIVER containing approximately 2 acre(s). (G-11) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
22. **Project # 1003796**  
04DRB-01807 Minor-Sketch Plat or Plan
- PATRICK J GRIFFIN request(s) the above action(s) for all or a portion of Lot(s) 79, Block(s) 11, **SKYVIEW WEST ADDITION**, zoned R-1, located on GWIN SW, between UNSER BLVD SW and GASLIGHT SW containing approximately 1 acre(s). (K-10) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
23. **ADJOURNED: 11:35 A.M.**

# CITY OF ALBUQUERQUE



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

**DEVELOPMENT REVIEW BOARD--SPEED MEMO**

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 17**

**SUBJECT:**

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

**ACTION REQUESTED:**

P.O. Box 1293

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

**ENGINEERING COMMENTS:**

Albuquerque

An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

New Mexico 87103

**RESOLUTION:**

www.cabq.gov

12-15-04

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

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

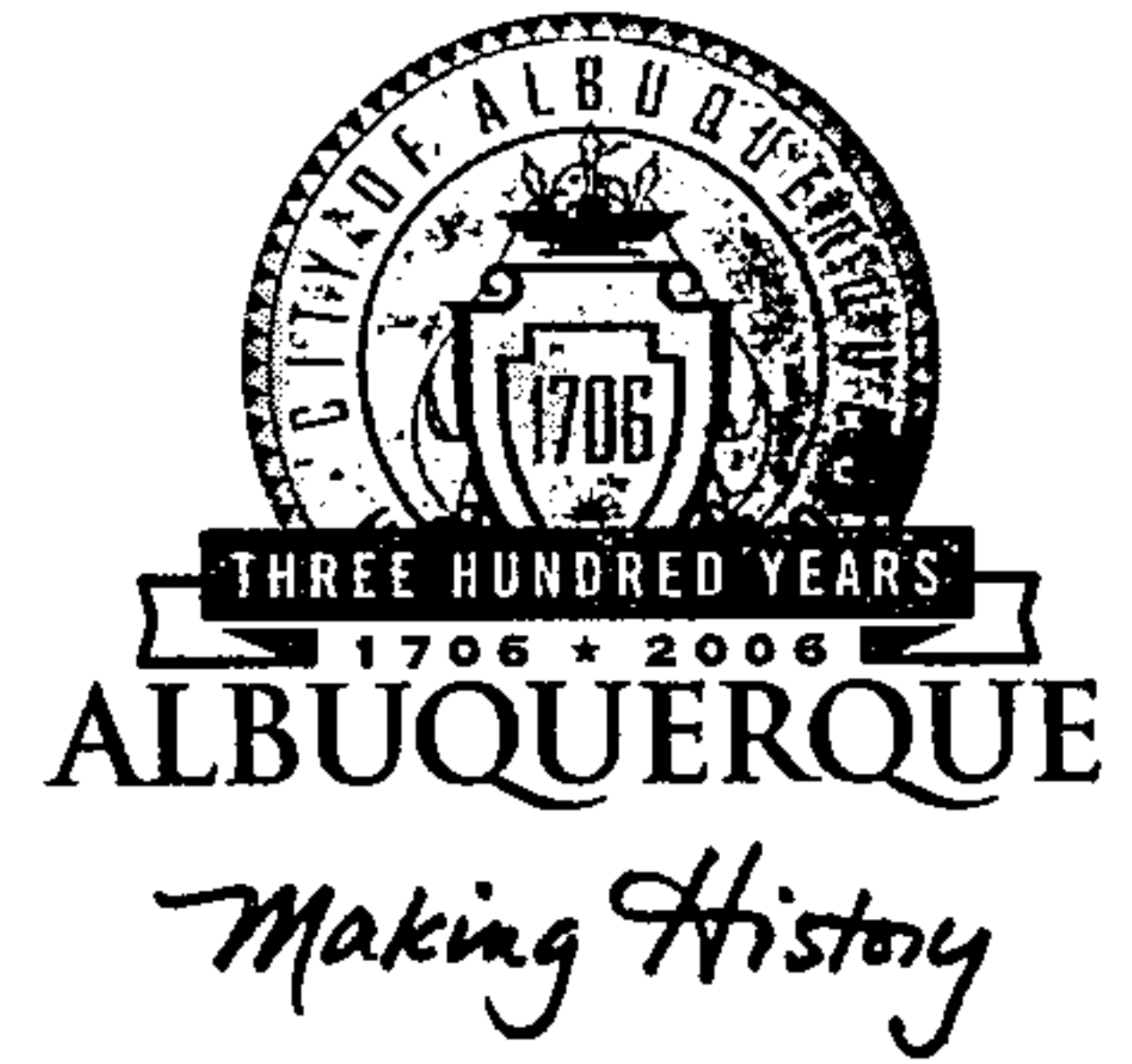
DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PKS) (PLNG)

FOR:

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

**DATE:** December 8, 2004

# CITY OF ALBUQUERQUE



*Dep't  
12/15/04*

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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 17**

**SUBJECT:**

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

**ACTION REQUESTED:**

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

P.O. Box 1293

**ENGINEERING COMMENTS:**

Albuquerque

An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

New Mexico 87103

**RESOLUTION:**

www.cabq.gov

*12-15-04*

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:** December 8, 2004

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
December 1, 2004  
DRB Comments**

**ITEM # 33**

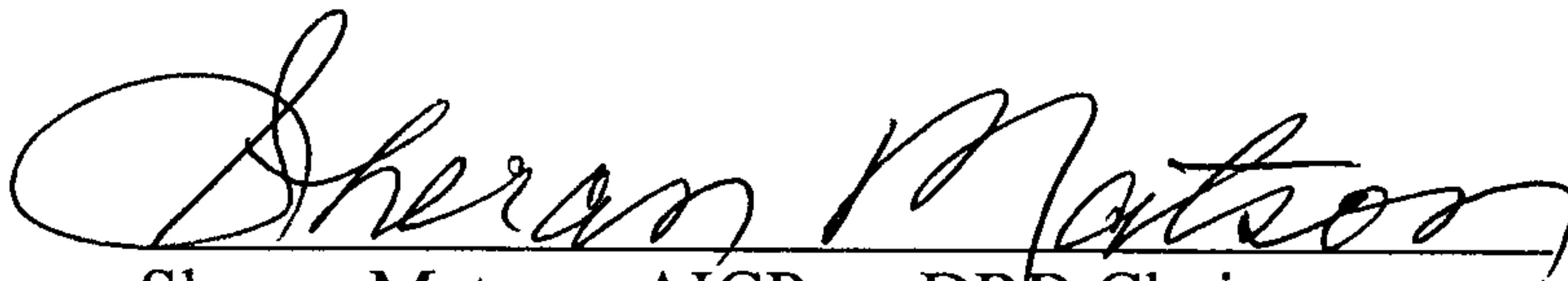
**PROJECT # 1003604 APPLICATION # 04-1003604**

1794

**RE: Mira Mesa Subdivision/final plat**

No objection to the approval if the SIA is in place.

AGIS dxf is approved.



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



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

December 1, 2004 9:00 a.m.  
**MEMBERS:**

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

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

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

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

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

- A. Call to Order: 9:00 a.m. Adjourned: 4:30 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 # 1003470**  
04DRB-01522 Major-Bulk Land  
Variance  
04DRB-01523 Major-Preliminary Plat  
Approval  
04DRB-01524 Minor-Temp Defer  
SDWK
- WILSON & COMPANY agent(s) for SCOTT SCHIABOR SPS LC request(s) the above action(s) for all or a portion of Tract(s) 1A, 2A, 1B & 2B, **VISTA VIEJA SUBDIVISION**, KASSUBA-MONTBEL LANDS, zoned R-1 residential zone, located on 81<sup>ST</sup> ST NW and ALBERICOQUE PL NW containing approximately 152 acre(s). [REF: 04DRB00825, 04DRB01460] [Deferred from 11/3/04, 11/10/04 & 12/1/04] (D-9) **DEFERRED AT THE AGENT'S REQUEST TO 1/12/05**

2. **Project # 1000464**  
04DRB-01729 Major-Preliminary Plat  
Approval

TIERRA WEST LLC agent(s) for WAL-MART STORES EAST INC request(s) the above action(s) for all or a portion of Tract(s) H6A1A, **RIVERVIEW SUBDIVISION**, zoned SU-1 IP, located on GOLF COURSE RD NW, between PASEO DEL NORTE NW and SHELLY ROSE RD NW containing approximately 7 acre(s). [REF: Z-99-11, Z-99-17, 04DRB01226, 04AA01474] (C-12) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITIONS.**
  
3. **Project # 1002315**  
04DRB-01723 Major-Vacation of  
Public Easements

BOHANNAN HUSTON INC agent(s) for MESA VERDE DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 13B, **WILDERNESS COMPOUND @ HIGH DESERT**, zoned SU-2 HD/R-R, located on FOOTHILLS TRAIL NE, between WILDERNESS TR NE and HIGH DESERT PLACE NE containing approximately 34 acre(s). [REF: 03DRB01651] (F-23) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**
  
4. **Project # 1002702**  
04DRB-01664 Major-Vacation of  
Public Easements  
04DRB-01686 Minor-Prelim&Final Plat  
Approval

ALAN J VINCIONI Request(s) the above action(s) for all or a portion of Tract(s) 1, HUNING HIGHLANDS ADDITION (to be known as **IRON PROPERTIES**) zoned M-1 light manufacturing zone, located on BROADWAY SE AND IRON SE between COAL SE and HAZELDINE SE containing approximately 8 acre(s). [REF:03DRB00886] [*Deferred from 12/1/04*] (K-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**



5. **Project # 1001445**  
04DRB-01681 Major-Bulk Land  
Variance

SURV-TEK INC agent(s) for DAVE GARDUNO AND LORETTA ROMERO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 6 acre(s). [REF: 03EPC01029, 01EPC01244, 02EPC00991, 03EPC00351, 03EPC00864] *[Deferred from 12/1/04]* (B-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**

04DRB-01634 Minor-SiteDev Plan  
Subd

CONSENSUS PLANNING agent(s) for DAVE AND LORETTA GARDUNO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 5 acre(s). [REF: 03EPC001029, 01EPC0244, 02EPC00991, 03EPC00351, 03EPC00804, CITY COUNCIL BILL 0-02-16, ENACTMENT 13-2002] *[Was Indef Deferred 10/27/04]* *[Deferred from 12/1/04]* (B-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**

04DRB-01633 Minor-Prelim&Final Plat  
Approval

SURV-TEK INC agent(s) for DAVE GARDUNO AND LORETTA ROMERO request(s) the above action(s) for all or a portion of Tract(s) 13, **BLACK RANCH**, zoned SU-1 FOR C-1 AND SU-1 FOR O-1, located on COORS BLVD NW, between 7-BAR LOOP ROAD NW and ALAMEDA BLVD NW containing approximately 6 acre(s). [REF: 03EPC01029, 01EPC01244, 02EPC00991, 03EPC00351, 03EPC00864] *[Was Indef Deferred 10/27/04]* *[Deferred from 12/1/04]* (B-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**

6. **Project # 1002779**  
04DRB-01730 Major-Preliminary Plat Approval  
04DRB-01731 Major-Vacation of Public Easements  
04DRB-01732 Minor-Temp Defer SDWK
- ADVANCED ENGINEERING & CONSULTING LLC agent(s) for SANHIL DEVELOPMENT LTD CO request(s) the above action(s) for all or a portion of Tract(s) C, A-1 & A-2, LANDS OF POLO CHAVEZ and SAN JOSE TRACTS, (to be known as **CIELO LINDO SUBDIVISION**) zoned R-1 residential zone, located on AIRPORT DR SW, between DONA BARBARA AVE SW and EDUARDO RD SW containing approximately 9 acre(s). [REF: 04DRB00959, 03EPC02049, 03EPC01061] *[Deferred from 12/1/04]* (M-11) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**
7. **Project # 1003039**  
04DRB-01675 Major-Preliminary Plat Approval  
04DRB-01676 Major-Vacation of Pub Right-of-Way  
04DRB-01677 Minor-Temp Defer SDWK
- RIO GRANDE ENGINEERING agent(s) for DAVID SOULE 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 RD, located on WILSHIRE BLVD NE, between VENTURA BLVD NE and HOLBROOK BLVD NE containing approximately 3 acre(s). [REF: 04DRB01077] *[Deferred from 12/1/04]* (C-20) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**
8. **Project # 1003475**  
04DRB-01694 Major-Vacation of Pub Right-of-Way  
04DRB-01695 Major-Preliminary Plat Approval  
04DRB-01696 Minor-Temp Defer SDWK
- WILSON & COMPANY INC agent(s) for FELIX RABADI request(s) the above action(s) for unplatted lands and all or a portion of Tract(s) 2, PARAGON RESOURCES, (to be known as **PARADISE VIEW SUBDIVISION**) zoned SU-1 PRD, located on PARADISE BLVD NW, between CONEFLOWER NW and LYON NW containing approximately 22 acre(s). [REF: 04DRB00842] *[Deferred from 12/1/04]* (B-10) **DEFERRED AT THE AGENT'S REQUEST TO 1/25/2005.**

9. **Project # 1003522**  
04DRB-01725 Major-Preliminary Plat  
Approval  
04DRB-01726 Major-SiteDev Plan  
Subd  
04DRB-01727 Minor-Subd Design  
(DPM) Variance  
04DRB-01728 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) 89 and 6, Tract(s) B2, LANDS OF JANE BATTEN, ESTATE OF EMILIANO N GUTIERREZ (to be known as **SYDNEY PLACE**), zoned RA-2, located on CANDELARIA RD NW, between INDIAN FARM LN NW and LA PLAZA DR NW containing approximately 5 acre(s). [REF: 04DRB 01002] (G-13) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11/3/04 THE PRELIMINARY PLAT WAS APPROVED. SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR LANDSCAPE PLANS FOR OPEN SPACE TRACTS. A SIDEWALK VARIANCE FROM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT D IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR LOTS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

10. **Project # 1003606**  
04DRB-01689 Major-Vacation of Pub  
Right-of-Way  
04DRB-01690 Major-Preliminary Plat  
Approval  
04DRB-01691 Minor-Sidewalk Waiver  
04DRB-01692 Minor-Temp Defer  
SDWK  
04DRB-01693 Minor-Vacation of  
Private Easements

MARK GOODWIN & ASSOCIATES PA agent(s) for WESTLAND DEVELOPMENT CO INC request(s) the above action(s) for all or a portion of Lot(s) J09-26, J09-27, 19W, 12B, Tract(s) L and B, Unit(s) A, TOWN OF ATRISCO GRANT, WESTLAND NORTH SUBDIVISION, PAINTED SKY UNIT 1, SUNDORO SOUTH UNIT 1, **SUNDORO SOUTH UNIT 5**, zoned SU-2 RLT, located on LADERA DR NW, between 94<sup>TH</sup> ST NW and 90<sup>TH</sup> ST NW containing approximately 22 acre(s). [*Deferred from 12/1/04*](J-9) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**

11. **Project # 1003752**  
04DRB-01679 Major-Vacation of  
Public Easements
- SURV-TEK INC agent(s) for WELLS FARGO BANK request(s) the above action(s) for all or a portion of Tract(s) F, **MENAU DEVELOPMENT AREA**, zoned C-3, located on MENAUL BLVD NE, between PRINCETON NE and VASSAR NE containing approximately 2 acre(s). (H-16) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**
12. **Project # 1003757**  
04DRB-01688 Major-Vacation of Pub  
Right-of-Way
- ISAACSON & ARFMAN PA agent(s) for DEAN FOODS, DBA CREAMLAND DAIRIES request(s) the above action(s) for **ALVARADO ADDITION**, located on HAINES NW, between 2<sup>ND</sup> ST NW and 3<sup>RD</sup> ST NW containing approximately 1 acre(s). [REF: V-89-87, DRB 89-490] [*Deferred from 12/1/04*] (H-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/15/04.**
13. **Project # 1003520**  
04DRB-01567 Major-Preliminary Plat  
Approval  
04DRB-01568 Minor-Temp Defer  
SDWK
- MARK GOODWIN & ASSOCIATES PA agent(s) for WASHINGTON STREET INVESTORS LLC request(s) the above action(s) for all or a portion of Lot(s) 27 & 28, Block(s) 16, Tract(s) 1, NORTH ALBUQUERQUE ACRES UNIT 3 (to be known as **BENJAMIN PLACE SUBDIVISION**) zoned R-D, located on GLENDALE AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 2 acre(s). [REF: 04DRB00999] [*Deferred from 11/3/04 & 12/1/04*] 04DRB-1570 WAS WITHDRAWN. (B-20) **DEFERRED AT THE AGENT'S REQUEST TO 12/15/04.**

14. **Project # 1001273**  
04DRB-01659 Major-SiteDev Plan  
BldPermit

TIERRA WEST LLC agent(s) for SEDBERRY & ASSOCIATES request(s) the above action(s) for all or a portion of Tract(s) 5B2C1B2A, **RENAISSANCE CENTER**, zoned SU-1 FOR C-2, located on MERCANTILE AVE NE, between I-25 FRONTAGE ROAD and CULTURE AVE NE containing approximately 4 acre(s). [REF: Z-94-13-1] *[Deferred from 11/17/04]* (F-16) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA.**

15. **Project # 1003696**  
04DRB-01654 Major-Vacation of Pub  
Right-of-Way  
04DRB-01655 Major-Preliminary Plat  
Approval  
04DRB-01656 Minor-Temp Defer  
SDWK

RIO GRANDE ENGINEERING agent(s) for DAVID SOULE request(s) the above action(s) for all or a portion of Lot(s) 1-17, VINCINTI MONTANO SUBDIVISION AND Tract(s) A, B & C, JUANITA LOPEZ VIGIL SUBDIVISION, (to be known as **TORRENTINO SUBDIVISION**, zoned R-D residential and related uses zone, developing area, located on 97<sup>TH</sup> ST SW, between TOWER RD SW and SAN YGNACIO RD SW containing approximately 6 acre(s). [REF:04DRB01495] *[Deferred from 11/17/04]* (L-9) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11/29/04 THE PRELIMINARY PLAT WAS APPROVED WITH THE CONDITION OF FINAL PLAT THAT P-1 DESIGNATION ON LOTS. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

16. **Project # 1003571**  
04DRB-01517 Major-Vacation of  
Public Easements  
04DRB-01518 Major-Preliminary Plat  
Approval  
04DRB-01519 Minor-Sidewalk Waiver  
04DRB-01520 Minor-Temp Defer  
SDWK

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 and 12-A-2, **EL RANCHO GRANDE 1, UNIT 9B**, zoned R-LT residential zone, located on BLAKE RD NW, between AMOLE CHANNEL and 98<sup>TH</sup> ST NW containing approximately 36 acre(s). [REF: 04DRB01134] *[Deferred from 11/3/04 & 11/10/04 & 11/17/04]* (N-9) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 11/6/04 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, AMENDED PLANS, AND MASTER DEVELOPMENT PLANS**

**NOTE: IF THE APPLICANT/AGENT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THE REQUEST MAY BE INDEFINITELY DEFERRED.**

17. **Project # 1003782**  
04DRB-01773 Minor-SiteDev Plan  
BldPermit
- DORMAN BREEN ARCHITECTS agent(s) for THE CHAPMAN COMPANIES request(s) the above action(s) for all or a portion of Lot(s) 12A, 12B, 13 and 14, JOURNAL CENTER 2, UNIT 2, (to be known as **MASTHEAD POINTE @ JOURNAL CENTER**, zoned IP, located on BARTLETT ST NE, between MASTHEAD ST NE and RUTLEDGE NE containing approximately 4 acre(s). [REF: DRB-95-268] (D-17) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CROSS ACCESS EASEMENTS, COMPACT SPACE LABELING, OFFSITE MITIGATION, ADA RAMPS AT BARTLETT AND MASTHEAD AND PLANNING FOR SCALED VICINITY MAP ON SITE PLAN, SHEET ELEVATION DRAWING OF REFUSE CONTAINER AND ENCLOSURE, REPLAT APPROVED AT DRB.**
18. **Project # 1002962**  
04DRB-01783 Minor-SiteDev Plan  
BldPermit/EPC
- BOHANNAN HUSTON INC agent(s) for NMUI request(s) the above action(s) for all or a portion of Tract(s) H, **THE TRAILS SUBDIVISION**, zoned RD, located on RAINBOW BLVD NW, between PASEO DEL NORTE BLVD NW and RAINBOW BLVD NW containing approximately 1 acre(s). [REF: 04EPC00299, 04DRB001322, 04DRB01321, 04DRB01320, 04DRB01319, 04DRB00929, 03DRB01530, 03DRB01529, 03DRB01528, 03DRB01527] **[Russell Brito, EPC Case Planner] (C-9) SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF THE SITE PLAN.**

19. **Project # 1003775**  
04DRB-01745 Minor-SiteDev Plan  
BldPermit

SCHLEGEL LEWIS ARCHITECTS agent(s) for DGM LLC request(s) the above action(s) for all or a portion of Tract(s) G-1A-1, **SEVEN BAR RANCH**, zoned SU-1 FOR C-2 USES, located on COTTONWOOD DR NW, between COTTONWOOD PARK NW and OLD AIRPORT AVE NW containing approximately 2 acre(s). [REF: Z-96-92, AA-98-138] *[Deferred from 11/17/04]* (A-14) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR TIS OFFSITE MITIGATION MEASURES.**

20. **Project # 1000676**  
04DRB-01798 Minor-SiteDev Plan  
Subd/EPC  
04DRB-01800 Minor-SiteDev Plan  
BldPermit/EPC

ED FITZGERALD ARCHITECTS agent(s) for MARK & JEAN BERNSTEIN request(s) the above action(s) for all or a portion of Tract(s) F-3, **LAS TIENDAS DE CORRALES CENTER**, zoned SU-1, IP, located on CORRALES RD NW, between CORRALES ACEQUIA NW and ALAMEDA BLVD NW containing approximately 3 acre(s). [REF: ZA-97-274, 04EPC01353, 04EPC01354] **[Elvira Lopez, EPC Case Planner]** *[Deferred from 12/1/04]* (A-14) **DEFERRED AT THE AGENT'S REQUEST TO 12/15/04.**



21. **Project # 1002405**  
04DRB-01795 Minor-SiteDev Plan  
Subd/EPC  
04DRB-01797 Minor-SiteDev Plan  
BldPermit/EPC

RAINHART ARCHITECT & ASSOCIATES agent(s) for BLAUGRUND LEE ETAL request(s) the above action(s) for all or a portion of Block(s) F1, Tract(s) A28B1, **REDLANDS SHOPPING CENTER**, zoned SU-1, C-1, located on REDLANDS NW, between COORS BLVD NW and 57<sup>TH</sup> ST NW containing approximately 2 acre(s). [REF: 04DRB01703, 03DRB00879] [**Carmen Marrone, EPC Case Planner**] (G-11) **SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF SITE PLAN AND CARMEN'S COMMENTS. SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF SITE PLAN AND CARMEN'S COMMENTS.**

04DRB-01703 Minor-Prelim&Final Plat  
Approval

MARK GOODWIN & ASSOC PA agent(s) for TANGER REDLANDS, LLC request(s) the above action(s) for all or a portion of Tract(s) A-28-B1, NORTHEAST UNIT TOWN OF ATRISCO GRANT, **REDLANDS SHOPPING CENTER**, zoned SU-1/C-1, located on REDLANDS RD NW, between COORS BLVD NW and ATRISCO DR NW containing approximately 5 acre(s). [REF: 03DRB00879] [*Deferred from 11/10/04*] (G-11) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PANNING FOR PNM SIGNED RELEASE OF EASEMENT.**

22. **Project # 1003791**  
04DRB-01799 Minor-SiteDev Plan  
BldPermit

CLAUDIO VIGIL ARCHITECTS agent(s) for BRUNACINI DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 5, **MERIDIAN BUSINESS PARK**, zoned IP industrial park zone, located on MERIDIAN PLACE NW, between SILVER CREEK RD NW and GALLATIN PL NW containing approximately 6 acre(s). [REF: Z-92-57] (K-10) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR COPY OF FIRE FLOW CALCULATION SHEET. NEED TO VERIFY SYSTEM CAPACITY AND TRANSPORTATION DEVELOPMENT FOR SIDEWALKS WIDTH AND MEANDERING SIDEWALKS CITY STANDARD DWG NO. 5 AND OFFSITE MITIGATION FEE.**

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

23. **Project # 1003781**  
04DRB-01768 Minor-Prelim&Final Plat  
Approval

ALBUQUERQUE SURVEYING CO., INC. agent(s) for TEAM SOUTHWEST, SPERRY VAN NESS request(s) the above action(s) for all or a portion of Tract(s) 1A, 2A1 & 2B1, **UNIVERSITY TOWERS**, zoned C-3 heavy commercial zone, located on UNIVERSITY BLVD NE, between INDIAN SCHOOL RD NE and I-40 containing approximately 9 acre(s). (H-15) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/1/04 THE PRELIMINARY PLAT WAS APPROVED. FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

24. **Project # 1001347**  
04DRB-01792 Minor-Prelim&Final Plat  
Approval
- ALDRICH LAND SURVEYING INC agent(s) for CURB, INC request(s) the above action(s) for all or a portion of Lot(s) 2 & 3, Block(s) L, **EL RANCHO GRANDE, UNIT 8A**, zoned R-LT, located on EL PATRON RD SW, between DEL REY RD SW and SALIZA DR SW containing approximately 1 acre(s). [REF: 04DRB00057] (M-9) **PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**
25. **Project # 1000635**  
04DRB-01764 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 FOR C-1, located on MONTANO RD NW, between COORS RD NW and MONTANO RD NW containing approximately 4 acre(s). [REF: 04DRB01092, 04DRB01093, 03DRB00613, 03DRB00454, 03DRB00455, 04DRB01698] (E-12) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF.**
26. **Project # 1003497**  
04DRB-01759 Minor-Prelim&Final Plat  
Approval
- GENE & DOROTHY DYER request(s) the above action(s) for all or a portion of Lot(s) 7-12, Block(s) 20, **FAIRGROUNDS ADDITION**, zoned C-3, located on DOMINGO NE, between SAN PEDRO NE and CALIFORNIA NE containing approximately 1 acre(s). [REF: 04DRB00936] (K-18) **PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

27. **Project # 1002632**  
04DRB-01761 Minor-Prelim&Final Plat  
Approval

TIERRA WEST LLC agent(s) for BUILDERS INVESTMENT CO OF NM request(s) the above action(s) for all or a portion of Tract(s) 1 & 2, PARAGON RESOURCES INC, (to be known as **SUNDANCE ESTATES**) zoned RD FOR R-LT, located on PARADISE BLVD NW, between LYONS BLVD NW and BLANDA CT NW containing approximately 122 acre(s). [REF: 03DRB01306, 03EPC006901, 04DRB00760, 04DRB00761] (B-10) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR GRANTING OF PUBLIC EASEMENT ON LOT 6 TO CITY OF ALBUQUERQUE, CORRECT SOUTH BOUNDARY TRACT 6, TRACT 1 ACREAGE.**

28. **Project # 1002250**  
04DRB-01770 Minor-Final Plat  
Approval

BOHANNAN HUSTON INC agent(s) for LAS VENTANAS LIMITED PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) A-1-B, **VENTANA TOWNHOMES @ VENTANA RANCH**, zoned R-LT residential zone, located on IRVING BLVD NW, between UNIVERSE BLVD NW and VENTANA RD NW containing approximately 7 acre(s). [REF: 04DRB01314] (B-10) **FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

29. **Project # 1001222**  
04DRB-01772 Minor-Prelim&Final Plat  
Approval
- WAYJOHN SURVEYING INC agent(s) for NICKOLSON FAMILY LTD PARTNERSHIP request(s) the above action(s) for all or a portion of Tract(s) 3-A-2, **SHELL SUBDIVISION NO. 2**, zoned C-2 community commercial zone, located on COORS BLVD NW, between ILIFF RD NW and HANOVER RD NW containing approximately 2 acre(s). [REF: 03DRB01769, 01DRB00587, 03DRB01769] (H-11) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR A COPY OF PRIVATE UTILITY EASEMENT (NOTE 4d) AND CALL OUT NOTE 4d ON THE PLAT AND TRANSPORTATION DEVELOPMENT FOR TIS AND CLOSURE OF DRIVE ONTO COORS (NORTH).**
30. **Project # 1003786**  
04DRB-01778 Minor-Prelim&Final Plat  
Approval
- SURVEYS SOUTHWEST LTD agent(s) for BILL WADE request(s) the above action(s) for all or a portion of Lot(s) 64 & 66, **BREEZE @ MOUNTAIN GATE**, zoned SU-1 PRD,C-1, SC, located on WENONAH AVE SE, between SHAFFER CT SE and KAYLYN DR SE containing approximately 1 acre(s). [REF: Z-91-5, Z-70-60-1, DRB-98-45] (L-23) **PRELIMINARY AND FINAL PLAT APPROVED AND SIGNED OFF BY THE BOARD.**

31. **Project # 1001289**  
04DRB-01701 Minor-Ext of SIA for  
Temp Defer SDWK
- TIERRA WEST LLC agent(s) for K B HOME NEW MEXICO INC request(s) the above action(s) for all or a portion of Lot(s) 1-114, **DESERT PINE UNIT 2**, zoned RD, located on EUCARIZ AVE SW, between 94<sup>TH</sup> STREET SW and 98<sup>TH</sup> STREET SW containing approximately 16 acre(s). [REF: 01DRB00777, 02DRB01207] [11/10/04 NEITHER THE APPLICANT NOR THE AGENT WERE PRESENT] (L-9) **A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**
32. **Project # 1003688**  
04DRB-01463 Minor-Prelim&Final Plat  
Approval
- SURV-TEK INC., agent(s) for JAMES BAKER, THE TRAILS LLC, LONGFORD GROUP INC., request(s) the above action(s) for all or a portion of Tract(s) H, **THE TRAILS**, zoned RD, located on RAINBOW BLVD NW south of PASEO DEL NORTE NW containing approximately 6 acre(s). [Deferred from 11/17/04](C-9) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF.**
- ~~33. **Project # 1003604**~~  
04DRB-01794 Minor-Final Plat  
Approval
- ~~ABQ ENGINEERING agent(s) for D T LAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 217, 218, 219 and 220, **MIRA MESA SUBDIVISION**, zoned R-2 residential zone, located on HANOVER RD NW, between GLENRIO RD NW and 68<sup>TH</sup> ST NW containing approximately 13 acre(s). [REF: 04DRB01233, 04DRB01452, 04DRB01453] [Deferred from 12/1/04] (J-10) **DEFERRED AT THE AGENT'S REQUEST TO 12/8/04.**~~

34. **Project # 1002506**  
04DRB-01791 Minor-Subd Design  
(DPM) Variance
35. **Project # 1002856**  
04DRB-01793 Minor-Amnd Prelim Plat  
Approval

TIERRA WEST LLC agent(s) for STH INVESTMENTS request(s) the above action(s) for all or a portion of Tract(s) 6C, 12A and 12B, **PARTITION OF BLACK RANCH**, zoned RA-1 residential and agricultural zone, semi-urban area, located on COORS BLVD NW, between PASEO DEL NORTE NW and WESTSIDE DR NW containing approximately 68 acre(s). [REF: 03EPC00300, 03EPC00301, 04DRB00217, 04DRB00360] (C-13) **A SIDEWALK VARIANCE FROM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT D IN THE PLANNING FILE.**

MARK GOODWIN & ASSOCIATES agent(s) for D R HORTON CUSTOM HOMES request(s) the above action(s) for all or a portion of Tract(s) 5, **MEADOWS @ ANDERSON HILLS, UNIT 3B**, zoned R-LT, located on DENNIS CHAVEZ BLVD SW, between UNSER BLVD SW and 98TH ST SW containing approximately 18 acre(s). [REF: Z-99-58,04DRB00230] (P-9) **THE AMENDED INFRASTRUCTURE LIST DATED 12/1/04 AND THE AMENDED GRADING PLAN DATED 9/23/04 WERE APPROVED. THE AMENDED PRELIMINARY PLAT WAS APPROVED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT (4-7-04).**

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

36. **Project # 1002590**  
04DRB-01769 Minor-Sketch Plat or Plan  
GND, LLC agent(s) for MICHAEL WACHOCKI request(s) the above action(s) for all or a portion of Tract(s) B-2, **LANDS OF BRACKSON A COURSON**, zoned R-D, located on 64<sup>TH</sup> ST NW, between WAYNE NW and CLEGHORN NW containing approximately 4 acre(s). [REF: Z-85-138, DRB-93-389] (G-10) **COMMENTS RECEIVED.**
37. **Project # 1003788**  
04DRB-01787 Minor-Sketch Plat or Plan  
CARLOS J TRUJILLO request(s) the above action(s) for all or a portion of Lot(s) 8 & 9, **TOHATCHI TRAIL TRACK ADDITION**, zoned R-1, located on MOUNTAIN RD NW and TOHATCHI TRAIL NW. (J-12) **COMMENTS RECEIVED.**
38. **Project # 1003790**  
04DRB-01790 Minor-Sketch Plat or Plan  
BOHANNAN HUSTON INC request(s) the above action(s) for all or a portion of Tract(s) H1C, **GURULE-FILBERTO**, zoned IP, located on I-25 NE, between BALLOON FIESTA PARKWAY NE and SAN MATEO DR NE [REF: ZA-96-97] (B-18) **COMMENTS RECEIVED.**



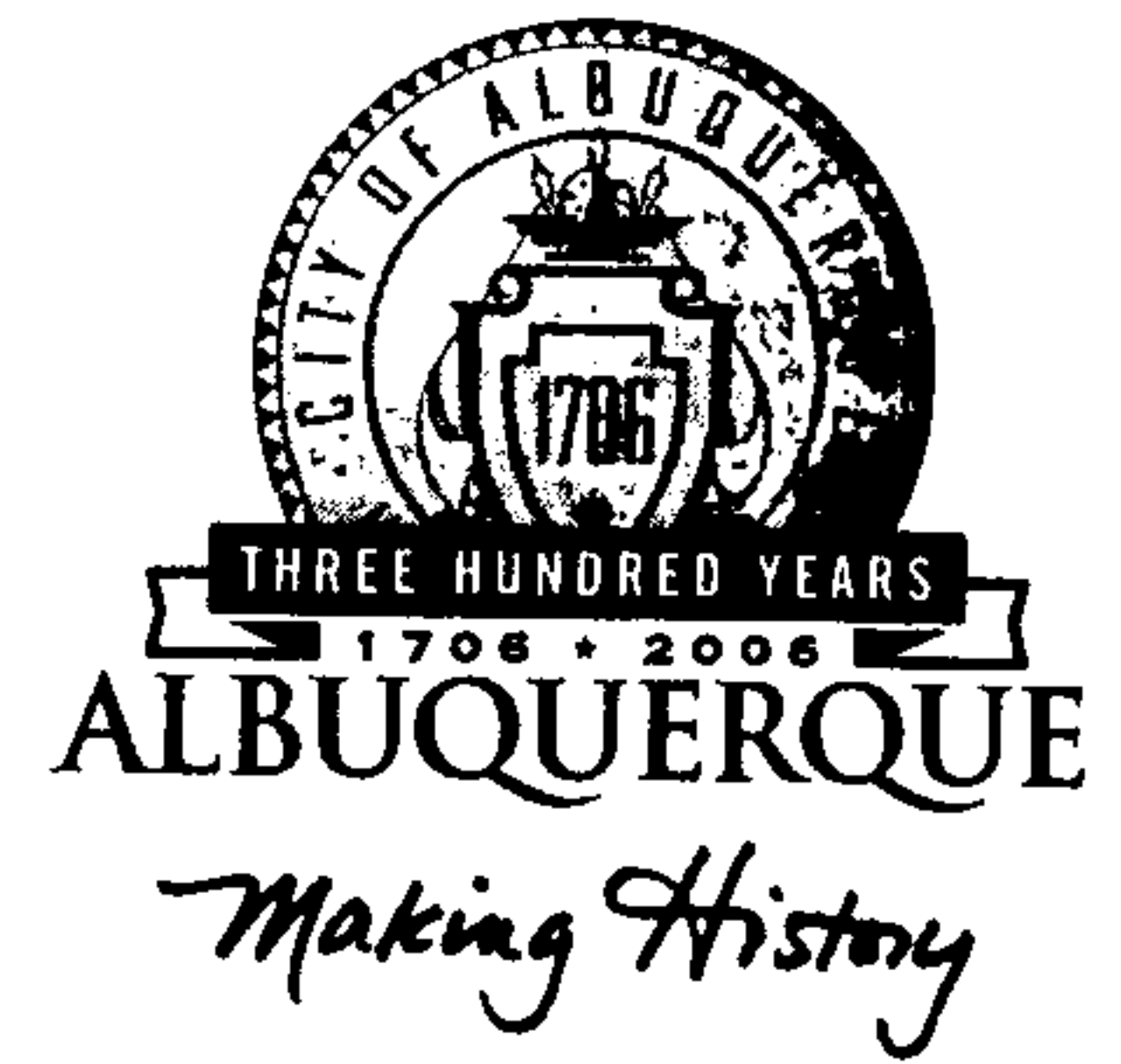
39. **Project # 1001386**  
04DRB-01796 Minor-Sketch Plat or  
Plan

BERNARD LOEFFLER agent(s) for EMILIANO SAIZ request(s) the above action(s) for all or a portion of Tract(s) 22B1, **CORONA DEL SOL SUBDIVISION**, zoned SU-1 special use zone, located on SEQUOIA RD NW, between COORS BLVD NW and REDLANDS RD NW containing approximately 6 acre(s). [REF: DRB-94-68, AA-01236, 01109, AA-0300279] (G-11) **COMMENTS RECEIVED.**

40. Approval of the Development Review Board Minutes for November 10 and November 17, 2004.  
**THE DRB MINUTES FOR NOVEMBER 10 AND NOVEMBER 17, 2004 WERE APPROVED.**

ADJOURNED: 4:30 P.M.

# CITY OF ALBUQUERQUE



*Delet  
12/8/04*

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

**DEVELOPMENT REVIEW BOARD--SPEED MEMO**

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 33**

**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 | <b>(08)</b> Final Plat   | (13) Master Dev. Plan     |
| (04) Preliminary Plat   | (09) Infrastructure List | (14) Cost Allocation Plan |

**ACTION REQUESTED:**

P.O. Box 1293

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

**ENGINEERING COMMENTS:**

Albuquerque

An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

New Mexico 87103

**RESOLUTION:**

www.cabq.gov

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

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

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

FOR:

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

**DATE:** December 1, 2004

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT**

**December 1, 2004**

**DRB Comments**

**ITEM # 33**

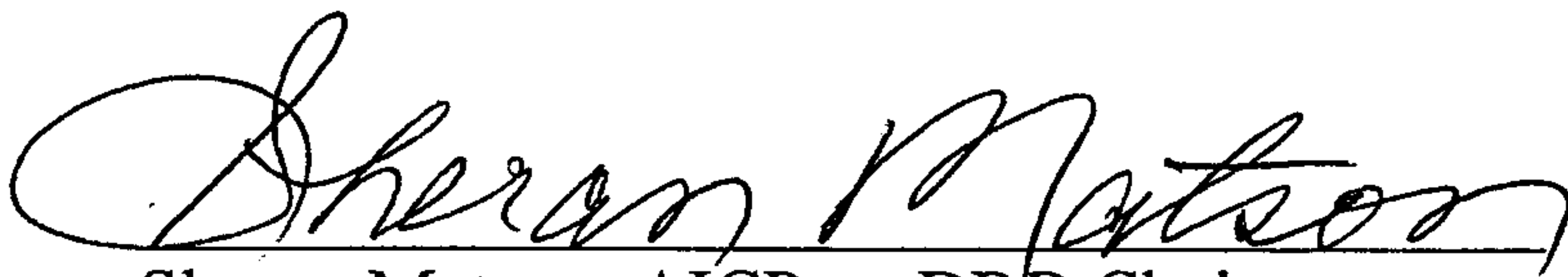
**PROJECT # 1003604 APPLICATION # 04-1003604**

1794

**RE: Mira Mesa Subdivision/final plat**

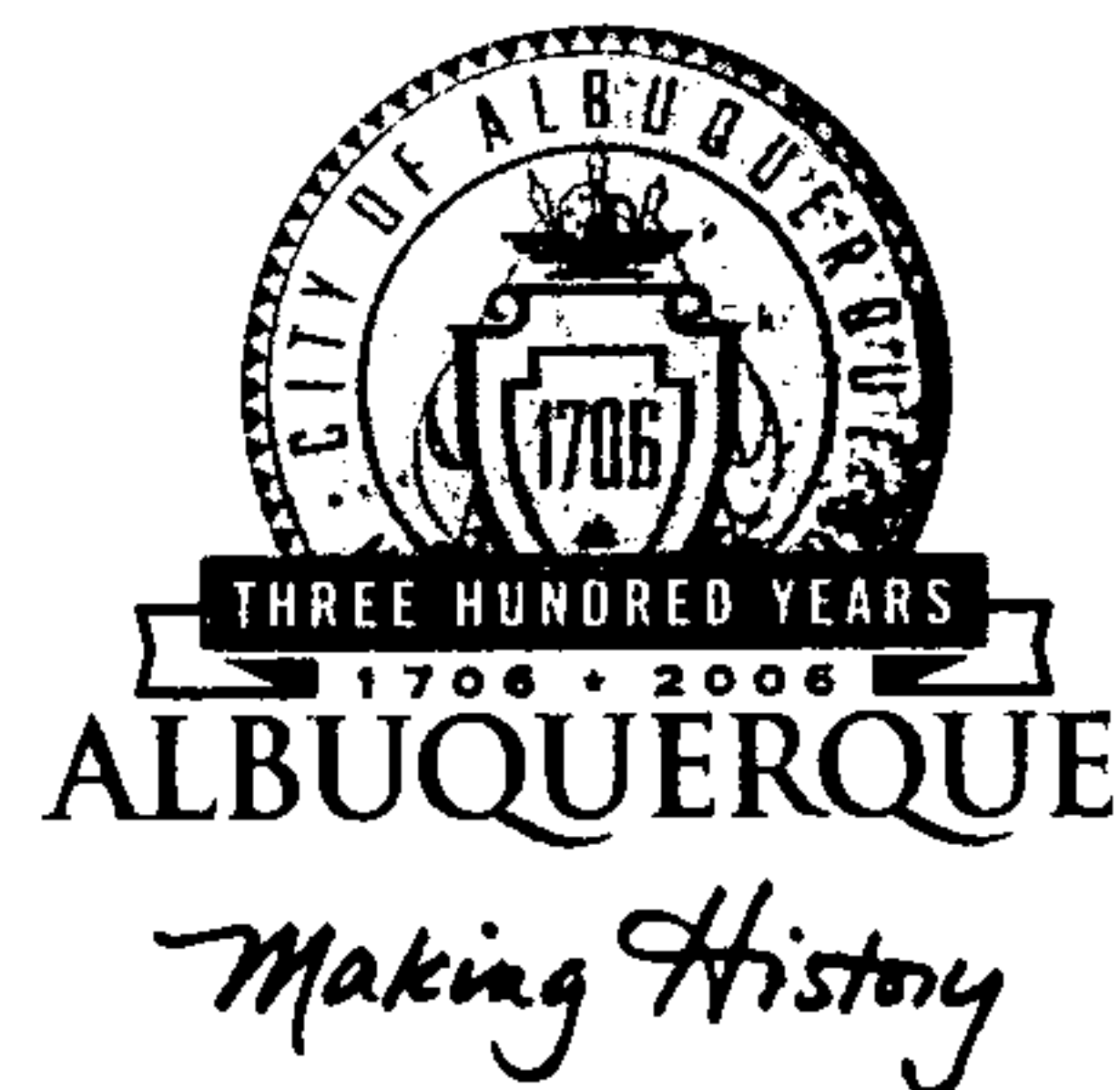
No objection to the approval if the SIA is in place.

AGIS dxf is approved.



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

# CITY OF ALBUQUERQUE



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

**DEVELOPMENT REVIEW BOARD--SPEED MEMO**

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 33**

**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 | <b>(08)</b> Final Plat   | (13) Master Dev. Plan     |
| (04) Preliminary Plat   | (09) Infrastructure List | (14) Cost Allocation Plan |

**ACTION REQUESTED:**

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

P.O. Box 1293

**ENGINEERING COMMENTS:**

Albuquerque

An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.

New Mexico 87103

**RESOLUTION:**

www.cabq.gov

12-8-04

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:** December 1, 2004

# 33

3604

AGIS ELECTRONIC PLAT APPROVAL FORM

DRB Project Case # 1003604

Subdivision Name Mira Mesa Estates

Surveyor David Vigil / North Star

Company/Agent \_\_\_\_\_

Contact Person Francis Phillips Phone # \_\_\_\_\_ email fphillips@agis.org.com

DXF Received Date: 11-22-04

Hard-Copy Date: 11-24-04

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

Barbara A. Romero  
Approved

11-23-04  
Date

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

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

AGIS Use Only		Contact person
Copied cov <u>3604</u> to agiscov.	Date: <u>11-23-04</u>	Notified on: <u>11-23-04 by email</u>



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

October 13, 2004

**2. Project # 1003604**  
04DRB-01452 Major-Preliminary Plat Approval  
04DRB-01453 Minor-Temp Defer SDWK

ABQ ENGINEERING INC agent(s) for TERRY CORLIS request(s) the above action(s) for all or a portion of Tract(s) 217-220, TOWN OF ATRISCO GRANT AIRPORT UNIT, (to be known as **MYRA MESA ESTATES SUBDIVISION** zoned R-2, C-2, located on 68<sup>th</sup> ST NW, between HANOVER RD NW and GLEN RIO RD NW containing approximately 20 acre(s). [REF: Z-79-109, Z-79-108, PROJECT 1003538 and PROJECT 1003481] (J-10)

At the October 13, 2004, Development Review Board meeting, with the signing of the infrastructure list dated 10/13/04 and approval of the grading plan engineer stamp dated 9/30/04 the preliminary plat was approved. The temporary deferral of construction of sidewalks on the interior streets was approved as shown on Exhibit C in the Planning file.

If you wish to appeal this decision, you must do so by October 28, 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 Department form, to the Planning Department, within 15 days of the Development Review Board's decision. The date the determination in question is issued is not included in the 15-day period for filing an appeal. If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

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

Please note that a Preliminary Plat approval date is the date of the DRB action plus the 15-day appeal period. The Preliminary Plat approval is effective one year from that date. The DRB must take action on the Preliminary Plat Extension prior to the expiration of the approval or the Preliminary Plat approval is null and void. (REF: Chapter 14 Article 14 Part 3-4 (E) Revised Ordinance.)

  
Sheran Matson, AICP, DRB Chair

Cc: Terry Corlis, 8601 Washington NE, 87113  
ABQ Engineering Inc., 6739 Academy NE, Suite 130, 87109  
Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.  
File

# DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1003604 AGENDA#: 2 DATE: 10.13.04

1. Name: Mattia Yanna Address: ABQ Egypt Zip: \_\_\_\_\_

2. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

3. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

4. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

5. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

6. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

7. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

8. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

9. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

10. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

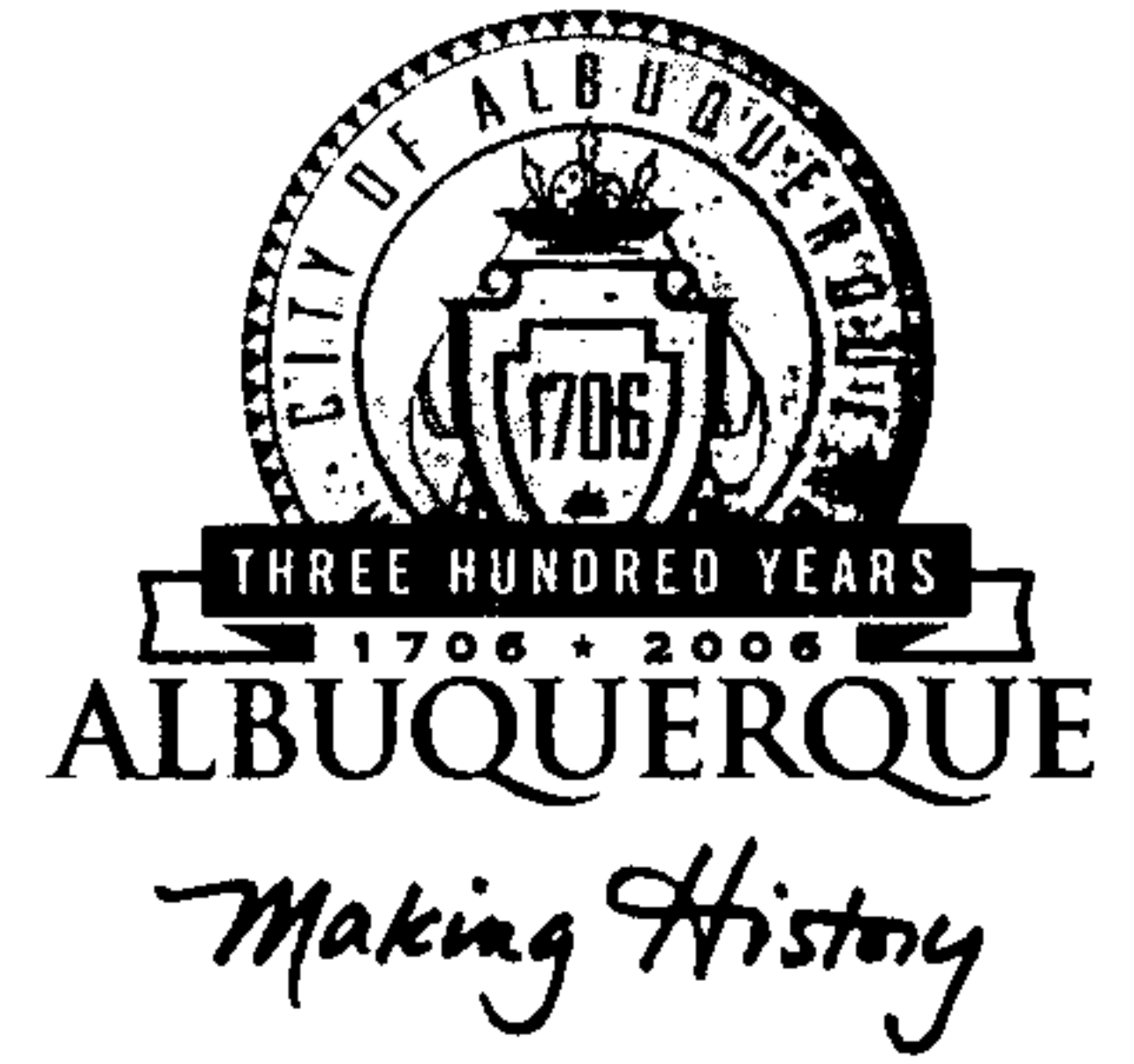
11. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

12. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

13. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

14. Name: \_\_\_\_\_ Address: \_\_\_\_\_ Zip: \_\_\_\_\_

# CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 2**

**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        |
| <b>(03a)</b> Sidewalk Deferral | (08) Final Plat          | (13) Master Dev. Plan     |
| <b>(04)</b> Preliminary Plat   | (09) Infrastructure List | (14) Cost Allocation Plan |

**ACTION REQUESTED:**

P.O. Box 1293

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

**ENGINEERING COMMENTS:**

Albuquerque

An approved drainage report dated 9-30-04 is on file for Preliminary Plat approval.  
Comments on the infrastructure list.

New Mexico 87103

**RESOLUTION:** *Signal I.L.*

www.cabq.gov

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

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

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

FOR:

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

**DATE:** October 13, 2004





CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

October 13, 2004

**Project # 1003604**

04DRB-01452 Major-Preliminary Plat Approval

04DRB-01453 Minor-Temp Defer SDWK

ABQ ENGINEERING INC agent(s) for TERRY CORLIS request(s) the above action(s) for all or a portion of Tract(s) 217-220, TOWN OF ATRISCO GRANT AIRPORT UNIT, (to be known as **MYRA MESA ESTATES SUBDIVISION** zoned R-2, C-2, located on 68<sup>th</sup> ST NW, between HANOVER RD NW and GLEN RIO RD NW containing approximately 20 acre(s). [REF: Z-79-109, Z-79-108, PROJECT 1003538 and PROJECT 1003481] (J-10)

AMAFCA No adverse comments.

COG No adverse comments.

Transit No comments received.

Zoning Enforcement No comments received.

Neighborhood Coordination Letter sent to Los Volcanes NA (R).

APS No comments received.

Police Department

A review of following case(s) indicates the following problems or crimes may occur or that the following concerns may need to be evaluated or addressed on this site or in this area. These comments do not indicate that a thorough CPTED evaluation has been done, or that other criminal activities may not occur. Maintenance of landscaping, need for a neighborhood association.

Fire Department Fire Department is not approving street widths less than 32 feet at this time. Per Ray Sanchez, AFD. All required fire hydrants shall be installed and made serviceable prior to and during construction of subdivision.

PNM Electric & Gas

Approves.

Comcast No comments received

QWEST No comments received

Environmental Health Site is not within 1000 feet of a landfill. No comment.

M.R.G.C.D. No comments received.

Open Space Division No adverse comments.

City Engineer An approved drainage report is required for Preliminary Plat approval.

#### Transportation Development

Infrastructure list needs sidewalks for Telstar Loop. Where are street improvements for 68<sup>th</sup> street (Curb & Gutter and sidewalk?) Where is 6' sidewalk for Hanover and Glen Rio? Street improvements? The pedestrian access points need to be labeled and the sidewalk needs to be included on the infrastructure list. Lots need to be labeled P1. Provide traffic distribution map. No objection to sidewalk deferral.

#### Parks & Recreation

This request will be subject to the following requirements of the City Park Dedication and Development Ordinance:

Prior to sign-off on the final plat, a fee in-lieu of and equal to the value of the required park land dedication for 92 new residential lots will be required. The fee will be based on an estimate of land value to be provided by the City Real Property office. Alternatively, the applicant may submit current appraisal information mutually acceptable to the applicant and the City.

The park development requirement will be met via the payment of a fee prior to issuance of building permit for each new dwelling unit. No objection to the sidewalk requests.

Utilities Development The Preliminary Plat is not in the proper format. No objection to infrastructure list approval. No objection to Sidewalk Deferral.

#### Planning Department

Three of the 4 tracts in this application are bisected by a zoning line separating the north half from the south half. The north half is zoned C2 for SC, the south half R2. Tract 220 is zoned R2.

Planning Department

The proposed replat separates the C2 for SC portions of Tracts 217, 218 & 219, the correct action. The C2 for SC portions are Tracts 1, 2 & 3 on the replat. The ownership is correct according to the County records.

The perimeter wall design submittal is missing the location map and the nearest intersection. Planning has no objection to the platting or sidewalk deferral actions.

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

cc:Terry Corlis, 8601 Washington St NE, 87113

ABQ Engineering Inc., 6739 Academy Rd NE, Suite 130, 87109



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

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW**, on **Wednesday, October 13, 2004**, beginning at **9:00 a.m.** for the purpose of considering the following:

**Project # 1001218**

04DRB-01432 Major-Vacation of Public Easements  
04DRB-01433 Minor-Prelim&Final Plat Approval  
04DRB-01434 Minor-Vacation of Private Easements

SURVEYS SOUTHWEST, LTD agent(s) for DALE ARMSTRONG request(s) the above action(s) for all or a portion of Lot(s) 1, 2 & 3, **LANDS OF LAFARGE**, zoned M-1 light manufacturing zone, located on EDITH BLVD NE, near CARMONY RD NE containing approximately 15 acre(s). [REF: 01EPC00690, 01EPC00689, 01DRB00581] (G-15)

**Project # 1003604**

04DRB-01452 Major-Preliminary Plat Approval  
04DRB-01453 Minor-Temp Defer SDWK

ABQ ENGINEERING INC agent(s) for TERRY CORLIS request(s) the above action(s) for all or a portion of Tract(s) 217-220, TOWN OF ATRISCO GRANT AIRPORT UNIT, (to be known as **MYRA MESA ESTATES SUBDIVISION** zoned R-2, C-2, located on 68<sup>th</sup> ST NW, between HANOVER RD NW and GLEN RIO RD NW containing approximately 20 acre(s). [REF: Z-79-109, Z-79-108, PROJECT 1003538 and PROJECT 1003481] (J-10)

**Project # 1003594**

04DRB-01445 Major-Vacation of Public Easements  
04DRB-01444 Major-Preliminary Plat Approval  
04DRB-01446 Minor-Sidewalk Waiver  
04DRB-01447 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for VENTANA WEST LLC request(s) the above action(s) for all or a portion of Tract(s) 1A, 1B & 3, VENTANA RANCH WEST, (to be known as **VENTANA MESA SUBDIVISION**) zoned R-LT residential zone, located on PASEO DEL NORTE BLVD NW AND VENTANA WEST PARKWAY NW containing approximately 32 acre(s). [REF: 04DRB01199] (B-8/B-9)

**Project # 1003685**

04DRB-01449 Major-Vacation of Public Easements  
04DRB-01448 Major-Preliminary Plat Approval  
04DRB-01450 Minor-Sidewalk Waiver  
04DRB-01451 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for VENTANA WEST LLC request(s) the above action(s) for all or a portion of Tract(s) 7 & 8, **WESTERN SHADOWS SUBDIVISION @ VENTANA RANCH WEST**, zoned R-LT residential zone, located on VENTANA RIDGE RD NW AND VENTANA WEST PARKWAY NW containing approximately 30 acre(s). (B-8)

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

Sheran Matson, AICP, DRB Chair  
Development Review Board

**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, SEPTEMBER 27, 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, October 13, 2004,** beginning at **9:00 a.m.** for the purpose of considering the following:

**Project # 1001218**

04DRB-01432 Major-Vacation of Public Easements  
04DRB-01433 Minor-Prelim&Final Plat Approval  
04DRB-01434 Minor-Vacation of Private Easements

SURVEYS SOUTHWEST, LTD agent(s) for DALE ARMSTRONG request(s) the above action(s) for all or a portion of Lot(s) 1, 2 & 3, **LANDS OF LAFARGE**, zoned M-1 light manufacturing zone, located on EDITH BLVD NE, near CARMONY RD NE containing approximately 15 acre(s). [REF: 01EPC00690, 01EPC00689, 01DRB00581] (G-15)

**Project # 1003604**

04DRB-01452 Major-Preliminary Plat Approval  
04DRB-01453 Minor-Temp Defer SDWK

ABQ ENGINEERING INC agent(s) for TERRY CORLIS request(s) the above action(s) for all or a portion of Tract(s) 217-220, TOWN OF ATRISCO GRANT AIRPORT UNIT, (to be known as **MYRA MESA ESTATES SUBDIVISION** zoned R-2, C-2, located on 68<sup>th</sup> ST NW, between HANOVER RD NW and GLEN RIO RD NW containing approximately 20 acre(s). [REF: Z-79-109, Z-79-108, PROJECT 1003538 and PROJECT 1003481] (J-10)

**Project # 1003594**

04DRB-01445 Major-Vacation of Public Easements  
04DRB-01444 Major-Preliminary Plat Approval  
04DRB-01446 Minor-Sidewalk Waiver  
04DRB-01447 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for VENTANA WEST LLC request(s) the above action(s) for all or a portion of Tract(s) 1A, 1B & 3, VENTANA RANCH WEST, (to be known as **VENTANA MESA SUBDIVISION**) zoned R-LT residential zone, located on PASEO DEL NORTE BLVD NW AND VENTANA WEST PARKWAY NW containing approximately 32 acre(s). [REF: 04DRB01199] (B-8/B-9)

**Project # 1003685**

04DRB-01449 Major-Vacation of Public Easements  
04DRB-01448 Major-Preliminary Plat Approval  
04DRB-01450 Minor-Sidewalk Waiver  
04DRB-01451 Minor-Temp Defer SDWK

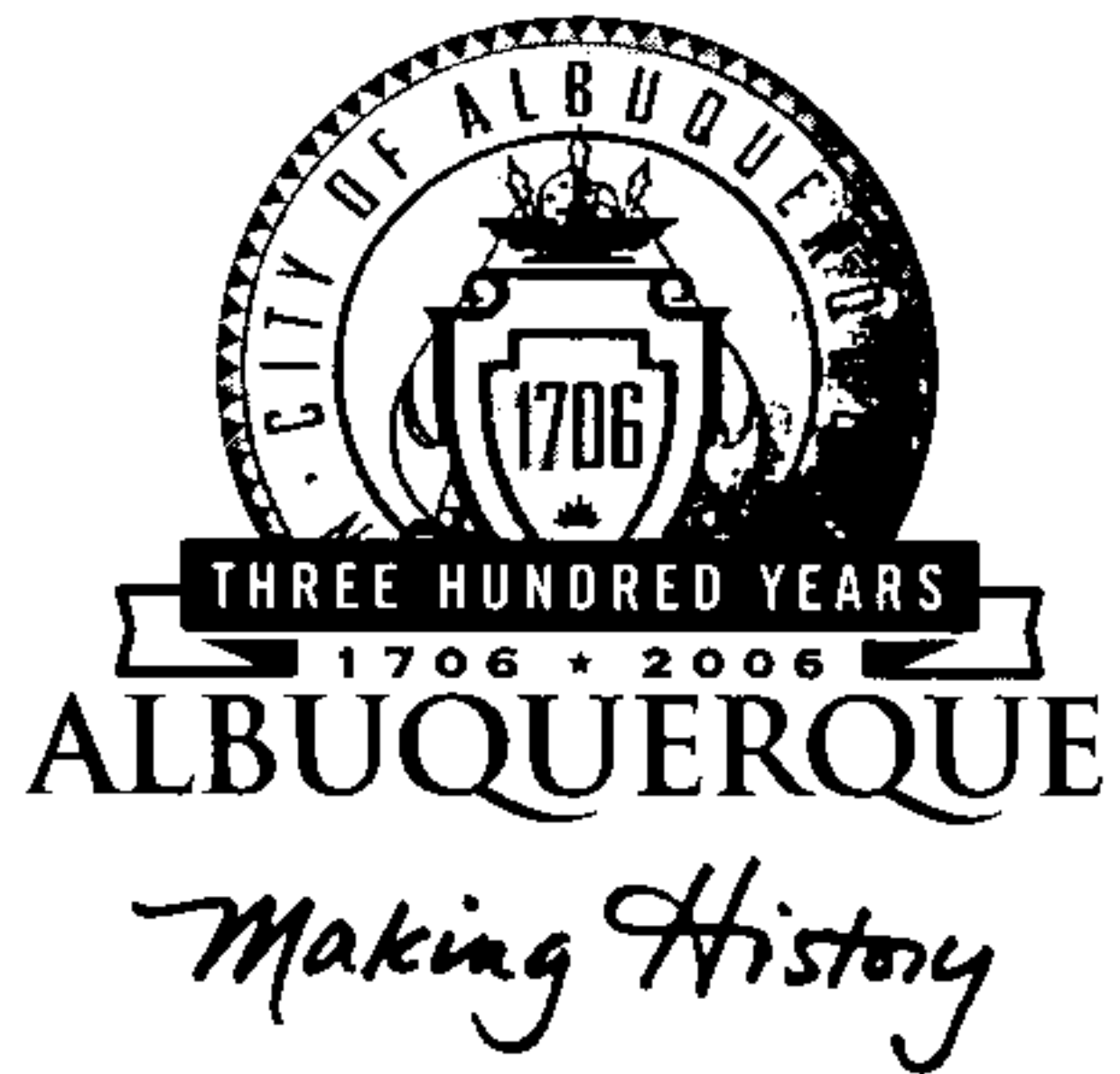
BOHANNAN HUSTON INC agent(s) for VENTANA WEST LLC request(s) the above action(s) for all or a portion of Tract(s) 7 & 8, **WESTERN SHADOWS SUBDIVISION @ VENTANA RANCH WEST**, zoned R-LT residential zone, located on VENTANA RIDGE RD NW AND VENTANA WEST PARKWAY NW containing approximately 30 acre(s). (B-8)

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

Sheran Matson, AICP, DRB Chair  
Development Review Board

**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, SEPTEMBER 27, 2004.**

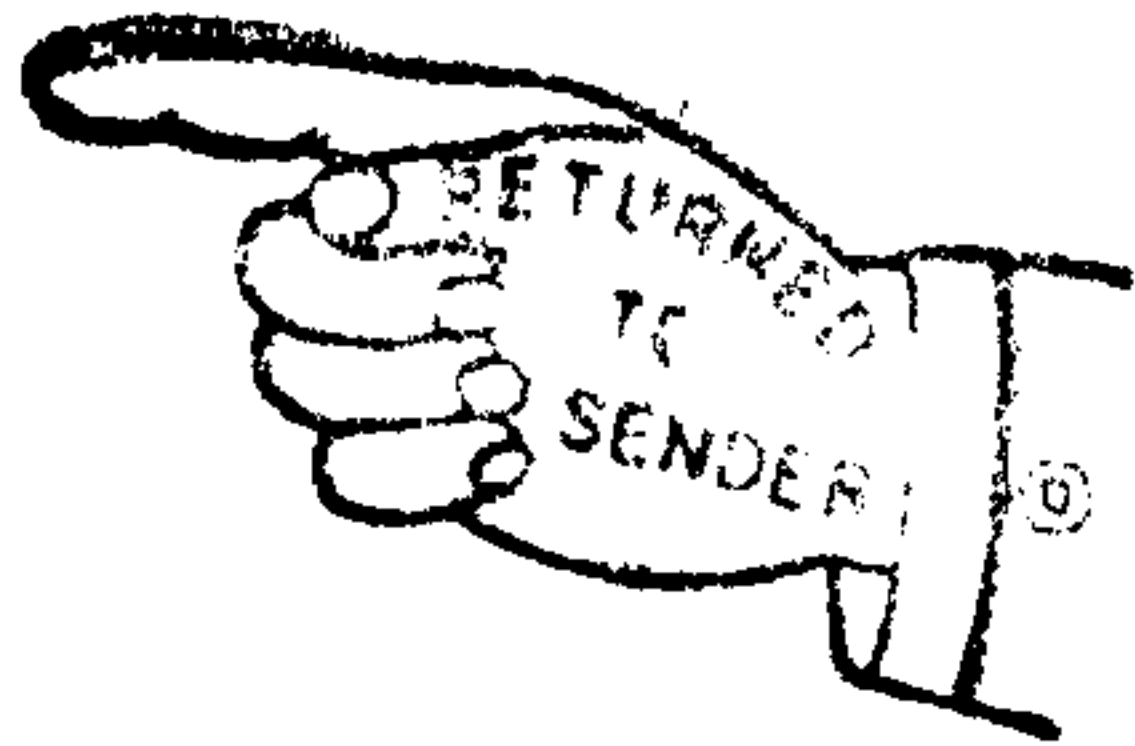
# CITY OF ALBUQUERQUE



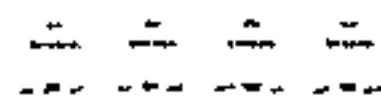
Planning Department

P.O. Box 1293

Albuquerque, NM 87103

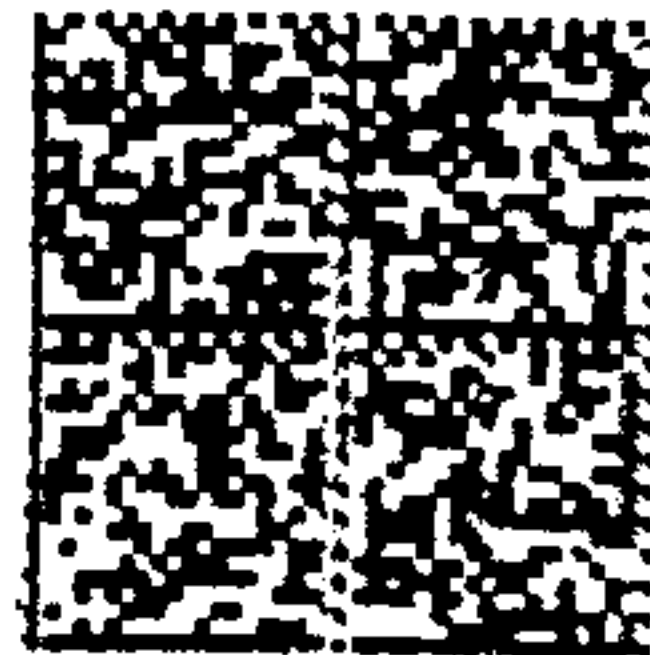


**ATTEMPTED  
UNKNOWN**



101005849430610301

AMERICAN FURNITURE COMPANY,  
2015 WYOMING BL NE  
ALBUQUERQUE NM 87112



02 1A \$ 00.37<sup>0</sup>  
0004329277 SEP 23 2004  
MAILED FROM ZIP CODE 87102

87112+28309#1293



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

**Meeting Date:** OCTOBER 13, 2004  
**Zone Atlas Page:** J-10-Z  
**Notification Radius:** 100 Ft.

**Project#** 1003604  
**App#** 04DRB-01442  
**App#** 04DRB-01453

**Cross Reference and Location:**

**Applicant:** TERRY CORLIS  
**Address:** 8601 WASHINGTON ST NE  
ALBUQUERQUE NM 87113

**Agent:** ABQ ENGINEERING, INC.  
**Address:** 6739 ACADEMY RD NE, STE# 130  
ALBUQUERQUE NM 87109

**Special Instructions:**

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

**Date Mailed:** SEPTEMBER 24, 2004

**Signature:** KYLE TSEHLIKAI

**PROPERTY OWNERSHIP / LEGAL LIST**

App# \_\_\_\_\_  
 Proj# \_\_\_\_\_

Date: \_\_\_\_\_

Page    /    Of    /   

Zone Atlas Page	Zone Atlas #	Grid Location	Parcel Sequence	Name & Address			
J-10	1010058	331-416	105-01	✓			
		413-416	02	✓ dmp			
		423-416	03	✓			
		443-416	04	✓			
		466-416	05	✓			
		334-416	104-04	✓			
		355-416	05	✓			
		528-416	106-01	✓			
		395-302	101-05	✓			
		494-306	103-01	✓ dmp			
		514-306	02	✓ dmp			
		332-479	108-06	✓			
		355-491	01	✓ dmp			
		412-522	02	✓ dmp			
		432-524	03	✓			
		462-527	05	✓			
		491-528	109-01	✓			
		513-527	02	✓			





<mainframe@coa1mp3.cabq.gov>  
 09/21/2004 01:27 PM

To:  
 cc:  
 Subject:

1	RECORDS	WITH	LABELS	PAGE
1				
01010058	***	THIS	UPC	CODE
0101005838141610501	LEGAL:	TOWN	OF	ATRISCO
LAND USE:				
	PROPERTY	ADDR:	00000	N/A
	OWNER	NAME:	MATTEUCCI,	RENGER,
	OWNER	ADDR:	02909	YALE
ALBUQUERQUE NM	87106			BL SE
0101005841341610502	LEGAL:	TOWN	OF	ATRISCO
LAND USE:				
	PROPERTY	ADDR:	00000	GLENRIO
	OWNER	NAME:	LORENTZEN	JOHN
	OWNER	ADDR:	02909	YALE
ALBUQUERQUE NM	87106			BL SE
0101005842341610503	LEGAL:	TOWN	OF	ATRISCO
LAND USE:				
	PROPERTY	ADDR:	00000	GLENRIO
	OWNER	NAME:	CHAVEZ	THEODORE
	OWNER	ADDR:	05116	LEE
ALBUQUERQUE NM	87114			PL NW
0101005844341610504	LEGAL:	APU	ATRI	SCO
LAND USE:				
	PROPERTY	ADDR:	00000	GLENRIO
	OWNER	NAME:	BLAUGRUND	CLIFFORD
	OWNER	ADDR:	07513	LA
ALBUQUERQUE NM	87109			NE
0101005846641610505	LEGAL:	TOWN	OF	ATRISCO
LAND USE:				
	PROPERTY	ADDR:	00000	64TH
	OWNER	NAME:	WTP	LLC
	OWNER	ADDR:	00061	TOPPLER
CASTLE ROCK CO	80108			DR
0101005833441610404	LEGAL:	TOWN	OF	ATRISCO
LAND USE:				
	PROPERTY	ADDR:	00000	GLENRIO
	OWNER	NAME:	NM	RIVER
	OWNER	ADDR:	02164	SW
PORTLAND OR	97205			
0101005835541610405	LEGAL:	TOWN	OF	ATRISCO
LAND USE:				
	PROPERTY	ADDR:	00000	68TH
	OWNER	NAME:	WESTWOOD	VILLAGE
	OWNER	ADDR:	00148	EAST
NORWALK CT	06851			AV
0101005852841610601	LEGAL:	TRAC	T	1
213 LAND USE:				
	PROPERTY	ADDR:	00000	64TH
	OWNER	NAME:	YELLOW	FRIEGHT
	OWNER	ADDR:	10990	ROE
SHAWNEE MISSKS	66207			AV
0101005839530210105	LEGAL:	TRAC	TS	1

AIRPORT LAND USE:

PROPERTY ADDR: 00000 FORTUNA  
OWNER NAME: BOARD OF EDUCATION  
OWNER ADDR: ~~00000~~ *Po Box 25704*

ALBUQUERQUE NM 87125  
0101005849430610301  
OF LAND USE: LEGAL: TRAC T 16 5 EXC SWLY PORTION TO R/W AIRPORT UNIT

PROPERTY ADDR: 00000 FORTUNA  
OWNER NAME: AMERICAN FURNITURE COMPANY,  
OWNER ADDR: 02015 WYOMING BL NE

ALBUQUERQUE NM 87112  
0101005851430610302  
LAND USE: LEGAL: TOWN OF ATRISCO GR APU 8 TR164 10N 2E SEC15

PROPERTY ADDR: 00000 FORTUNA  
OWNER NAME: AMERICAN FURNITURE COMPANY,  
OWNER ADDR: 02015 WYOMING BL NE

ALBUQUERQUE NM 87112  
1 R E C O R D S W I T H L A B E L S PAGE  
2

0101005833247910806  
AC LAND USE: LEGAL: POR OF T R 272 TOWN OF ATRISCO GRANT CONT 0.145

PROPERTY ADDR: 00000 N/A  
OWNER NAME: WESTLAND DEVELOPMENT CO INC  
OWNER ADDR: 00401 COORS BL NW

ALBUQUERQUE NM 87121  
0101005835549110801  
PO LAND USE: LEGAL: TR 2 70A AIRPORT UNIT OF TOWN OF ATRISCO GRANT A

PROPERTY ADDR: 00000 N/A  
OWNER NAME: LORENTZEN JOHN ETUX  
OWNER ADDR: 02909 YALE BL SE

ALBUQUERQUE NM 87106  
0101005841252210802  
ATRISC LAND USE: LEGAL: SOUT HERL Y PORTION OF TRACT 269 AIRPORT UNIT

PROPERTY ADDR: 00000 N/A  
OWNER NAME: LORENTZEN JOHN  
OWNER ADDR: 02909 YALE BL SE

ALBUQUERQUE NM 87106  
0101005843252410803  
TOWN LAND USE: LEGAL: TR 2 67-A PLAT OF TRACTS 267-A & 267-B UNIT 8

PROPERTY ADDR: 00000 HANOVER  
OWNER NAME: RUSH TRUCK CENTERS OF NEW MEXI  
OWNER ADDR: ~~00000~~ *Po Box 34630*

SAN ANTONIO TX 78265  
0101005846252710805  
UN LAND USE: LEGAL: TRAC T 26 6 EXC PORT TO R/W ATRISCO GRANT AIRPORT

PROPERTY ADDR: 00000 64TH  
OWNER NAME: DOYLE D PARGIN FAMILY LIMITED  
OWNER ADDR: ~~00000~~ *Po Box 665*

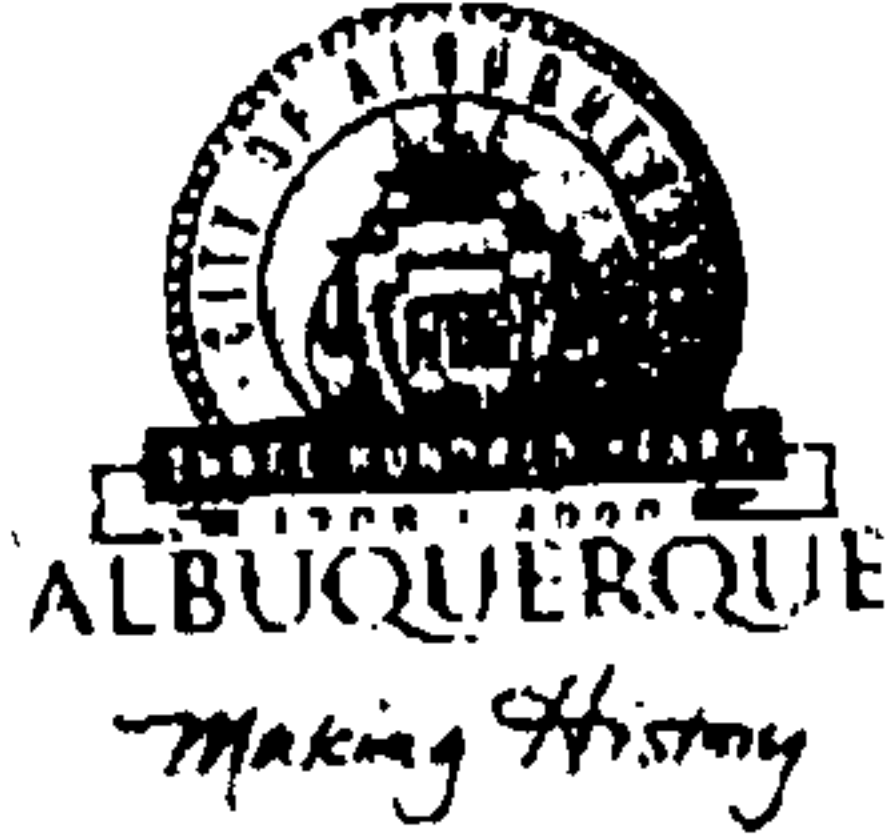
TOME NM 87060  
0101005849152810901  
GRANT C LAND USE: LEGAL: SLY PORT ION OF TR 265 AIRPORT UNIT ATRISCO

PROPERTY ADDR: 00000 HANOVER  
OWNER NAME: BRASHER LAVONNE L & EUGENE J  
OWNER ADDR: 01010 64TH ST NW

ALBUQUERQUE NM 87121  
0101005851352710902  
LAND USE: LEGAL: TR 2 64 A IRPORT UNIT TOWN OF ATRISCO GRT

PROPERTY ADDR: 00000 HANOVER  
OWNER NAME: RH & L NANCE INC  
OWNER ADDR: 07155 DEER CANYON AV NE

ALBUQUERQUE NM 87113



# City of Albuquerque

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

Date: August 9, 2004

TO CONTACT NAME: Martin Garcia  
 COMPANY/AGENCY: ABC Engineering, Inc  
 ADDRESS/ZIP: 6739 Academy Rd, NE Ste 130, Alb. NM 87109  
 PHONE/FAX #: (505) 255-7802 Fax: (505) 255-7902

Thank you for your inquiry of 8/9/04 (date) requesting the names of **Recognized Neighborhood Associations** who would be affected under the provisions of O-92 by your proposed project at Mile High Estates, located to Glen Rio and Hanover Rd NW zone map page(s) J-10.

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

Los Volcanes  
 Neighborhood Association  
 Contact: Christopher Prien  
622 Honeylocust Pl NW, 87121  
(505) 831-6342  
Dave Edwards  
637 Honeylocust Pl NW  
Alb. NM 87121 (505) 833-5909

Neighborhood Association  
 Contact: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

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

Please note that according to O-92 you are required to notify each of these contact persons by **CERTIFIED MAIL. RETURN RECEIPT REQUESTED, BEFORE** the Planning Department will accept your application filing. **IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

Julia T. King  
 OFFICE OF NEIGHBORHOOD COORDINATION

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

# ABQ

6739 Academy Road NE, Ste 130  
Albuquerque, N.M. 87109  
Office (505) 255-7802  
Facsimile (505) 255-7902

## ENGINEERING INC.

# FAX

---

DATE: 8/9/04

TO: Office of Community + Neighborhood Coord  
COMPANY: CITY OF ALBUQUERQUE

PHONE: 924-3914  
FAX #: 924-3913

FROM: Martin Garcia

Phone No. : (505) 255-7802  
Fax No. : (505) 255-7902

# of Pages: 2  
(including cover page)

Comments: ABQ ENGINEERING is the design process for the MILE HIGH ESTATES, located adjacent to Glenrio and Hanover Road. (ZONE MAP J-10-Z)  
Please provide me with the Neighborhood Association info. that notification of the subdivision can be sent.

Thank You

Project# 1003604

TERRY CORLIS  
8601 WASHINGTON ST. NE  
ALBUQUERQUE NM 87113

DAVE EDWARDS  
Los Volcanes Neigh. Assoc.  
637 HONEYLOCUST PL. NW  
ALBUQUERQUE NM 87121

101005842341610503

CHAVEZ THEODORE T ETAL  
5116 LEE PL NW  
ALBUQUERQUE NM 87114

101005833441610404

NM RIVER GLEN LIMITED PARTNER  
2164 SW PARKPLACE  
PORTLAND OR 97205

101005839530210105

BOARD OF EDUCATION  
PO BOX 25704  
ALBUQUERQUE NM 87125

101005843252410803

RUSH TRUCK CENTERS OF NEW MEX  
PO BOX 34630  
SAN ANTONIO TX 78265

101005851352710902

RH & L NANCE INC  
7155 DEER CANYON AV NE  
ALBUQUERQUE NM 87113

Project# 1003604

ABQ ENGINEERING, INC.  
6739 ACADEMY RD NE, STE# 130  
ALBUQUERQUE NM 87109

101005838141610501

MATTEUCCI, RENGER, LORENTZEN  
2909 YALE BL SE  
ALBUQUERQUE NM 87106

101005844341610504

BLAUGRUND CLIFFORD E ETAL  
7513 LA MADERA NE  
ALBUQUERQUE NM 87109

101005835541610405

WESTWOOD VILLAGE APTS HUNT BL  
148 EAST AV  
NORWALK CT 06851

101005849430610301

AMERICAN FURNITURE COMPANY,  
2015 WYOMING BL NE  
ALBUQUERQUE NM 87112

101005846252710805

DOYLE D PARGIN FAMILY LIMITED  
PO BOX 665  
TOME NM 87060

CHRISTOPHER PRIEN  
Los Volcanes Neigh. Assoc.  
622 HONEYLOCUST PL. NW  
ALBUQUERQUE NM 87121

101005841341610502

LORENTZEN JOHN ETUX ETAL  
2909 YALE BL SE  
ALBUQUERQUE NM 87106

101005846641610505

WTP LLC  
ATTN: JAMES B WARNER  
61 TOPPLER DR  
CASTLE ROCK CO 80108  
101005852841610601

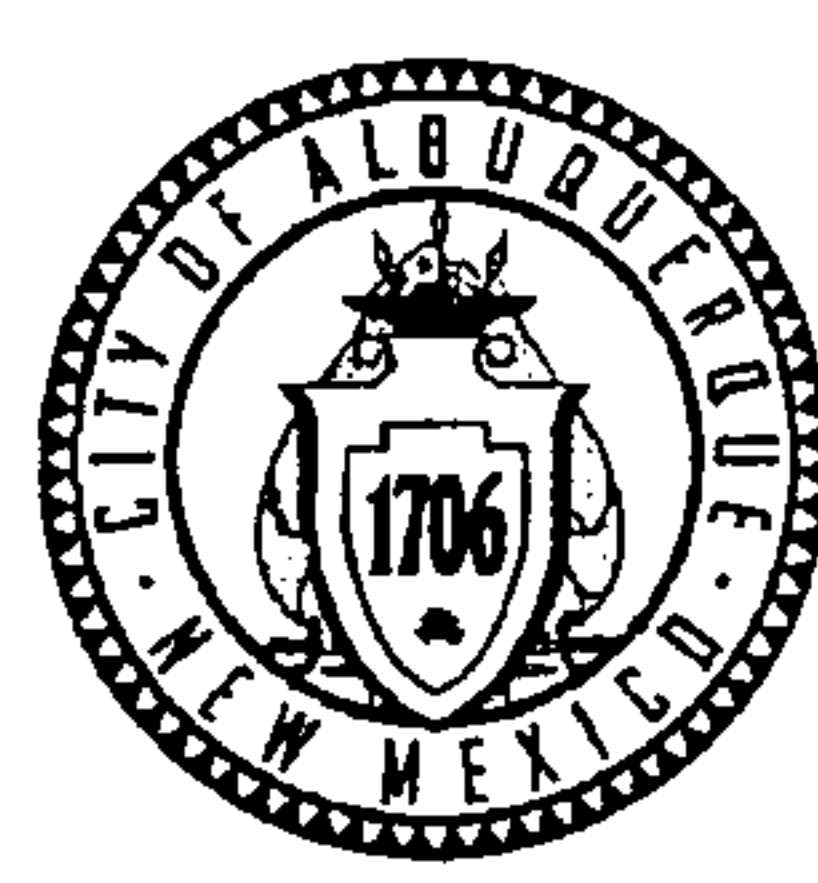
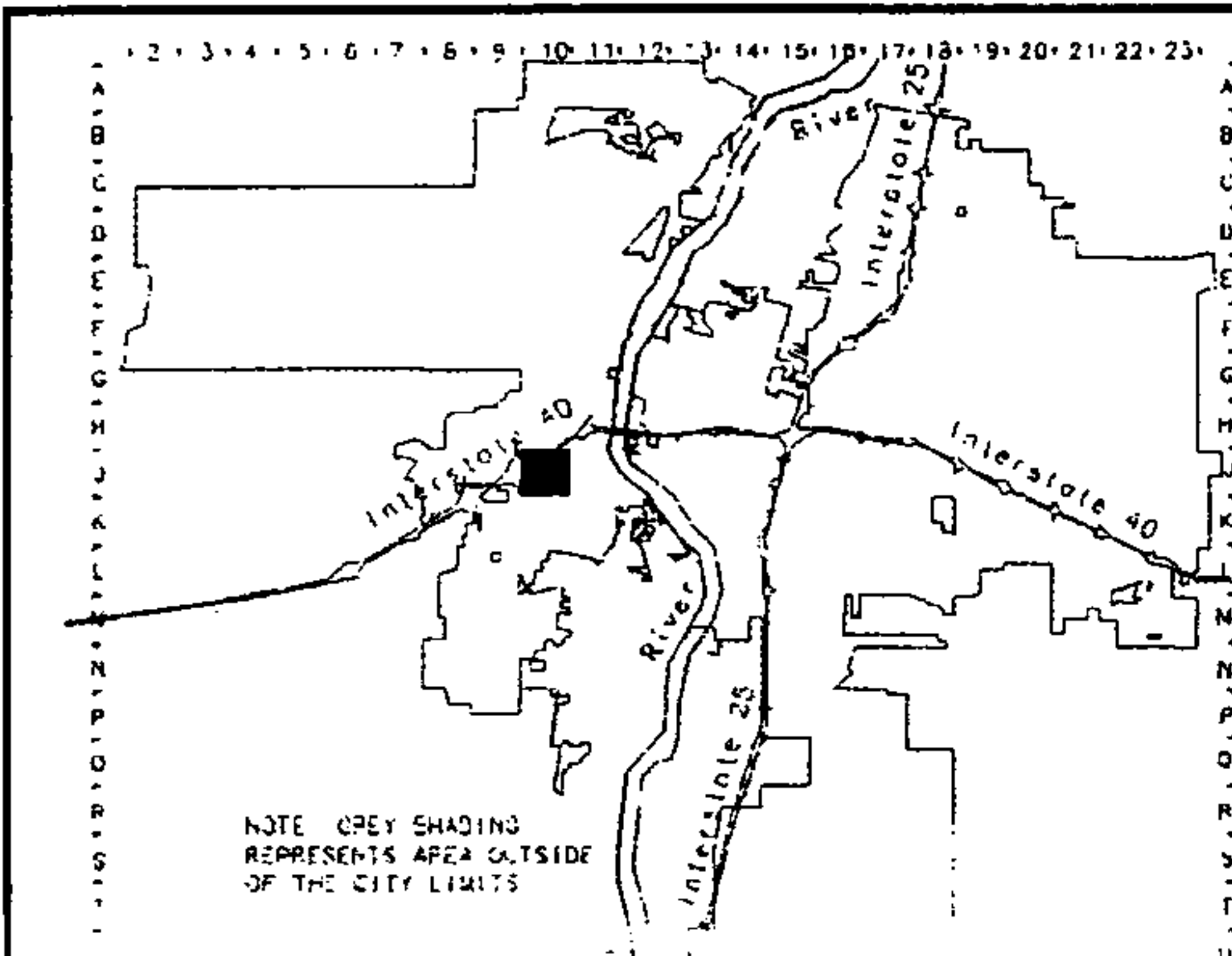
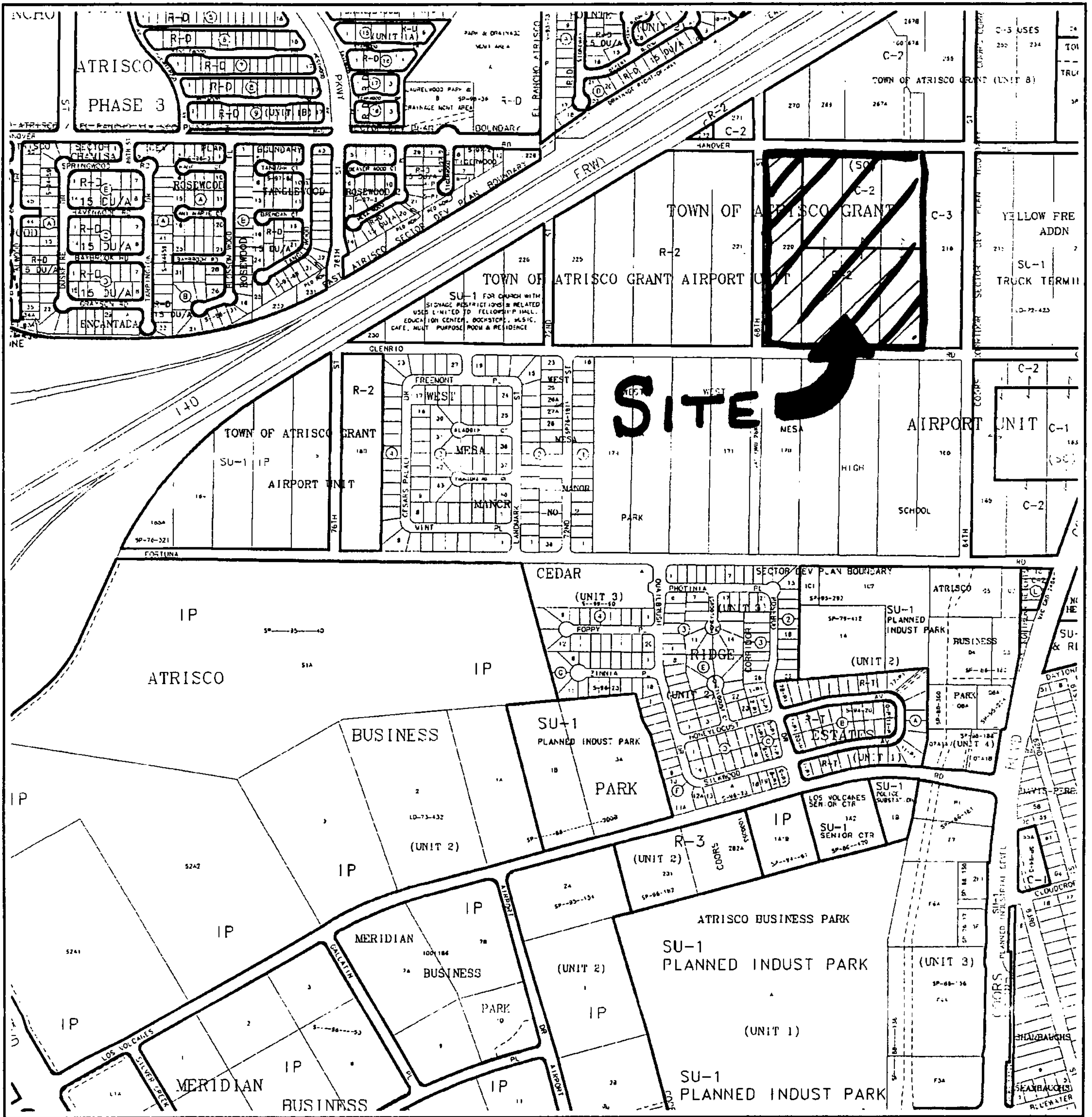
YELLOW FRIEGHT SYSTEMS  
10990 ROE AV  
SHAWNEE MISS KS 66207

101005833247910806

WESTLAND DEVELOPMENT CO INC  
401 COORS BL NW  
ALBUQUERQUE NM 87121

101005849152810901

BRASHER LAVONNE L & EUGENE J  
1010 64TH ST NW  
ALBUQUERQUE NM 87121



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

**Zone Atlas Page**

**J-10-Z**

Map Amended through November 01, 2003

**FORM V: SUBDIVISION VARIANCES & VACATIONS**

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

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

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

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

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

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

Matthew J. Gant  
 Applicant name (print)  
Matthew J. Gant 9/17/04  
 Applicant signature / date



Form revised 4/03 and October 2003

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

Application case numbers  
04DRP 01453  
 \_\_\_\_\_  
 \_\_\_\_\_

Clare Senora 9/17/04  
 Planner signature / date  
 Project # 1003604



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

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW, on Wednesday, October 13, 2004**, beginning at **9:00 a.m.** for the purpose of considering the following:

**Project # 1001218**

04DRB-01432 Major-Vacation of Public Easements  
04DRB-01433 Minor-Prelim&Final Plat Approval  
04DRB-01434 Minor-Vacation of Private Easements

SURVEYS SOUTHWEST, LTD agent(s) for DALE ARMSTRONG request(s) the above action(s) for all or a portion of Lot(s) 1, 2 & 3, **LANDS OF LAFARGE**, zoned M-1 light manufacturing zone, located on EDITH BLVD NE, near CARMONY RD NE containing approximately 15 acre(s). [REF: 01EPC00690, 01EPC00689, 01DRB00581] (G-15)

**Project # 1003604**

04DRB-01452 Major-Preliminary Plat Approval  
04DRB-01453 Minor-Temp Defer SDWK

ABQ ENGINEERING INC agent(s) for TERRY CORLIS request(s) the above action(s) for all or a portion of Tract(s) 217-220, TOWN OF ATRISCO GRANT AIRPORT UNIT, (to be known as **MYRA MESA ESTATES SUBDIVISION** zoned R-2, C-2, located on 68<sup>th</sup> ST NW, between HANOVER RD NW and GLEN RIO RD NW containing approximately 20 acre(s). [REF: Z-79-109, Z-79-108, PROJECT 1003538 and PROJECT 1003481] (J-10)

**Project # 1003594**

04DRB-01445 Major-Vacation of Public Easements  
04DRB-01444 Major-Preliminary Plat Approval  
04DRB-01446 Minor-Sidewalk Waiver  
04DRB-01447 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for VENTANA WEST LLC request(s) the above action(s) for all or a portion of Tract(s) 1A, 1B & 3, VENTANA RANCH WEST, (to be known as **VENTANA MESA SUBDIVISION**) zoned R-LT residential zone, located on PASEO DEL NORTE BLVD NW AND VENTANA WEST PARKWAY NW containing approximately 32 acre(s). [REF: 04DRB01199] (B-8/B-9)

**Project # 1003685**

04DRB-01449 Major-Vacation of Public Easements  
04DRB-01448 Major-Preliminary Plat Approval  
04DRB-01450 Minor-Sidewalk Waiver  
04DRB-01451 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for VENTANA WEST LLC request(s) the above action(s) for all or a portion of Tract(s) 7 & 8, **WESTERN SHADOWS SUBDIVISION @ VENTANA RANCH WEST**, zoned R-LT residential zone, located on VENTANA RIDGE RD NW AND VENTANA WEST PARKWAY NW containing approximately 30 acre(s). (B-8)

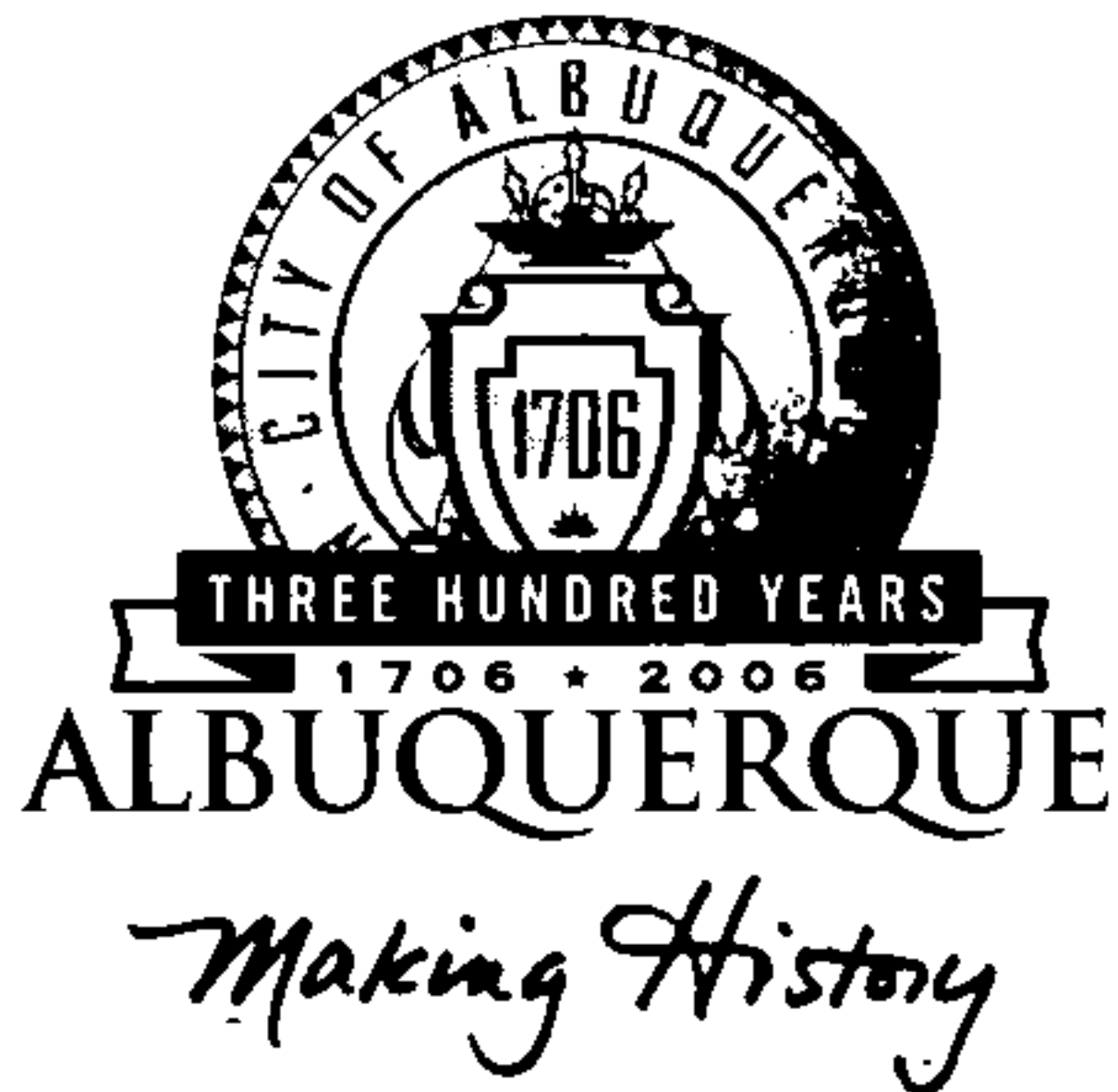
Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays. Individuals with disabilities who need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

Sheran Matson, AICP, DRB Chair  
Development Review Board

**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, SEPTEMBER 27, 2004.**



# CITY OF ALBUQUERQUE



Planning Department

P.O. Box 1293

Albuquerque, NM 87103



02 1A  
0004329277  
MAILED FROM Z



**INSUFFICIENT  
ADDRESS**

101005835541610405

WESTWOOD VILLAGE APTS HUNT BL  
148 EAST AV  
NORWALK CT 06851

06851+572 87003/1293





**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, July 30, 2008, beginning at 9:00 a.m. for the purpose of considering the following:

**Project# 1003604**  
08DRB-70298 VACATION OF PUBLIC  
EASEMENT

ALPHA PROFESSIONAL SURVEYING agent(s) for ANTHONY MONTOYA JR request(s) vacation/ closing of a 25 foot Public Pedestrian Easement on Lot A, **MIRA MESA ESTATES** zoned R-2, connecting TELSTAR LOOP NW with GLENRIO RD NW, between 64TH ST NW AND 68TH ST NW containing approximately 0.25 acre(s). (J-10)

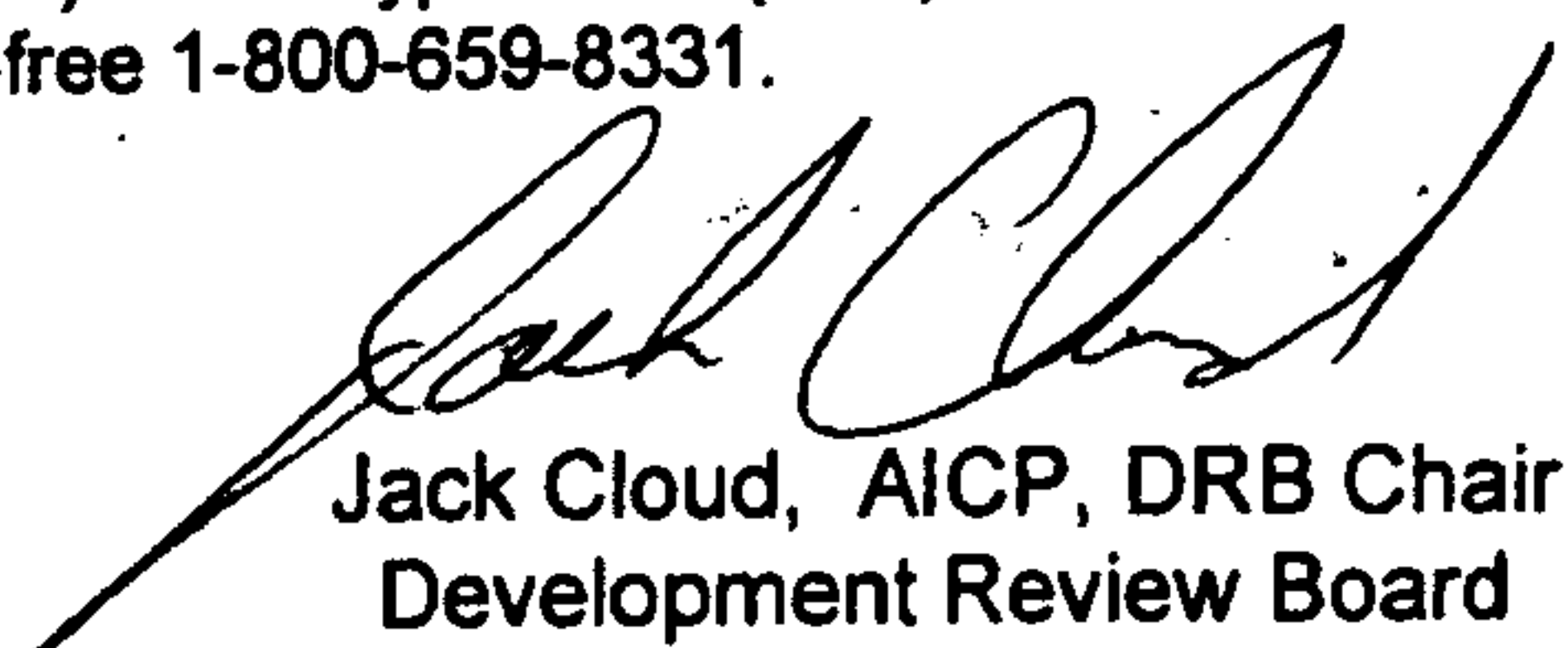
**Project# 1007139**  
08DRB-70299 VACATION OF PUBLIC  
EASEMENT  
08DRB-70307 SITE DEVELOPMENT PLAN  
FOR SUBDIVISION  
08DRB-70306 MAJOR - PRELIMINARY  
PLAT APPROVAL  
08DRB-70304 SIDEWALK WAIVER  
08DRB-70305 MINOR - TEMP DEFERRAL  
SIDEWALK CONSRUCTION

MARK GOODWIN AND ASSOCIATES PA agent(s) for JUAN TABO HILLS LLC request(s) the above action(s) for all or portions of Tract(s) 3-A & 4-A, **JUAN TABO HILLS Unit 1**, zoned RD and SU-1, located south of THE TIJERAS ARROYO and east of JUAN TABO BLVD SE containing approximately 14.3953 acre(s). (M-21, M-22)

**Project# 1007140**  
08DRB-70297 VACATION OF PUBLIC  
EASEMENT  
08DRB-70302 SITE DEVELOPMENT PLAN  
FOR SUBDIVISION  
08DRB-70303 MAJOR - PRELIMINARY  
PLAT APPROVAL  
08DRB-70300 SIDEWALK WAIVER  
08DRB-70301 MINOR - TEMP DEFERRAL  
SIDEWALK CONSRUCTION

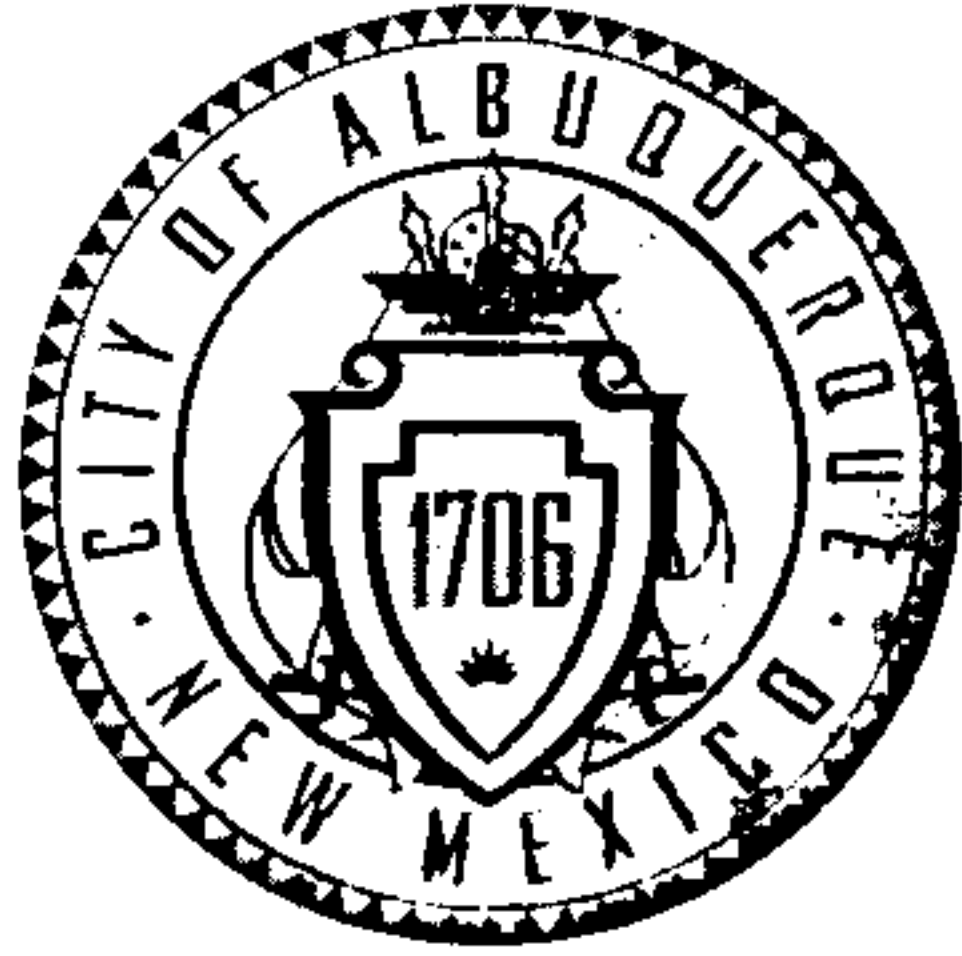
MARK GOODWIN AND ASSOCIATES PA agent(s) for JUAN TABO HILLS, LLC request(s) the above action(s) for all or portions of Tract(s) 2-A & 1-C, **JUAN TABO HILLS, UNIT 1** zoned AD, SU-1, located south of THE TIJERAS ARROYO and east of JUAN TABO BLVD SE containing approximately 41.0242 acre(s). (M-21, M-22)

Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays INDIVIDUALS WITH DISABILITIES who need special assistance to participate at this hearing should contact Angela Gomez, Planning Department, at 924-3946 (VOICE) or teletypewriter (TTY) 924-3361 - TTY users may also access the Voice number via the New Mexico Relay Network by calling toll-free 1-800-659-8331.

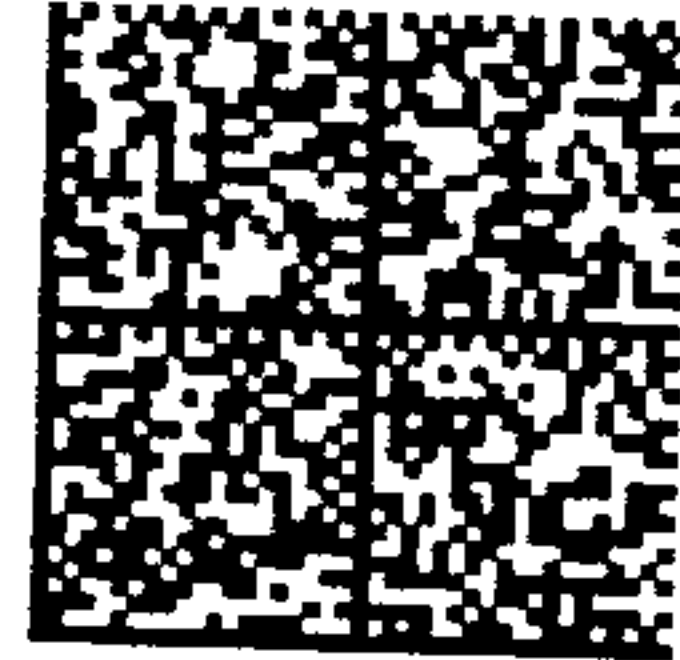
  
Jack Cloud, AICP, DRB Chair  
Development Review Board

**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, JULY 14, 2008.**

# CITY OF ALBUQUERQUE



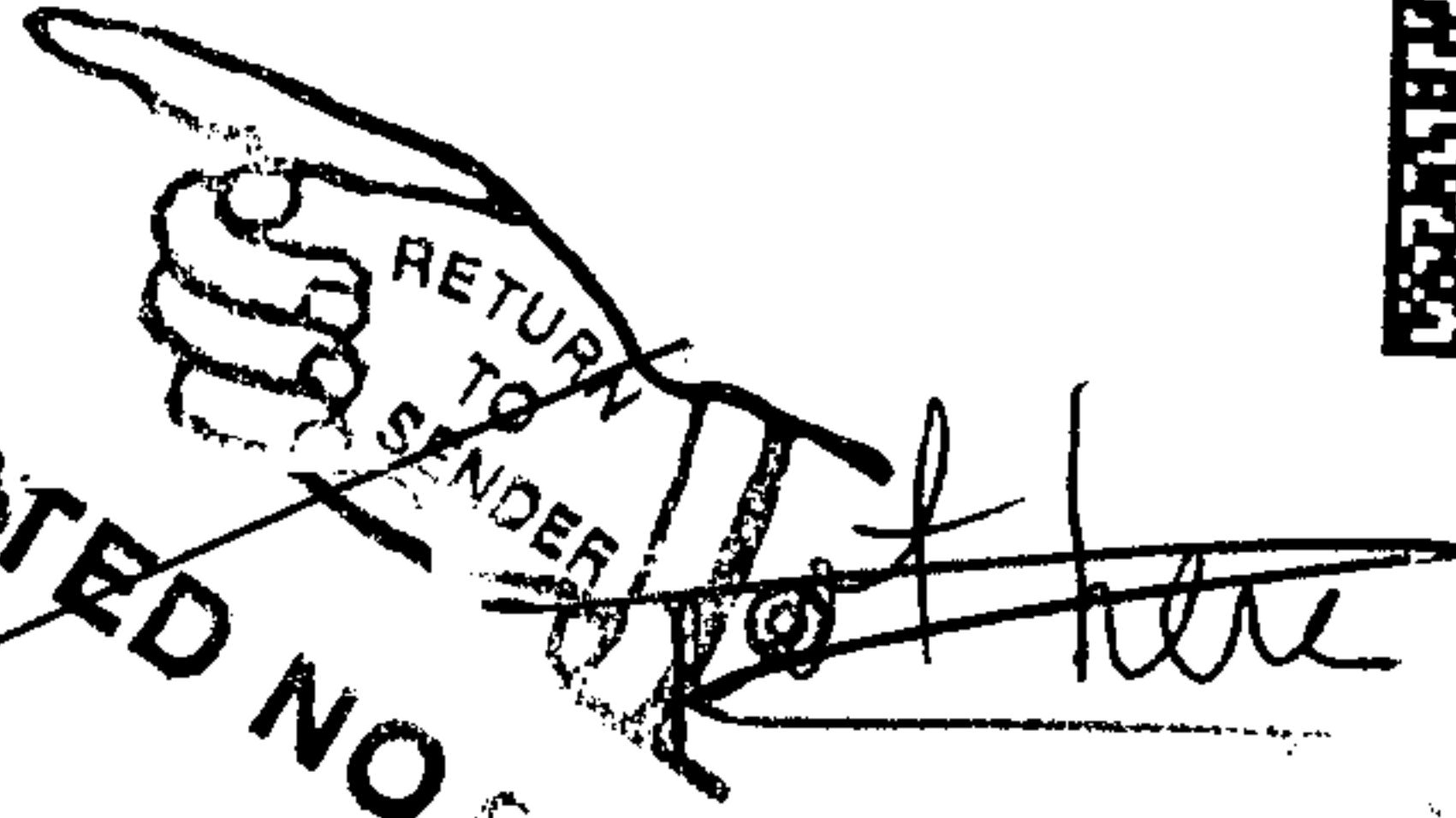
Planning Department



02 1M \$ 00.42<sup>0</sup>  
0004261639 JUL 14 2008  
MAILED FROM ZIP CODE 87102

OR CURRENT RESIDENT  
101005847240011216  
HANOVER GROUP LLC  
8601 WASHINGTON ST NE SUITE A  
ALBUQUERQUE, NM 87113

**ATTEMPTED NOT KNOWN**



DRB

87113977430R999



87113

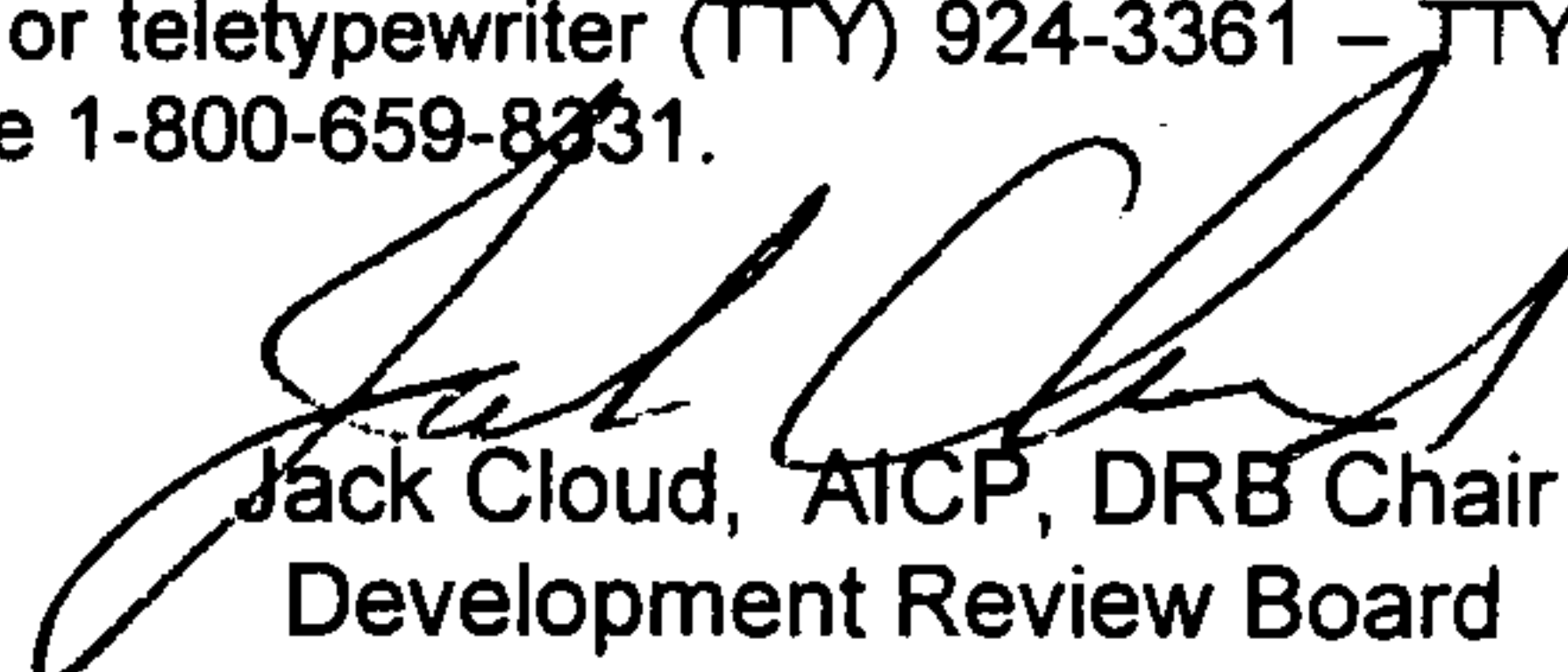


**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD  
CITY OF ALBUQUERQUE**

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, September 24, 2008, beginning at 9:00 a.m. for the purpose of considering the following:

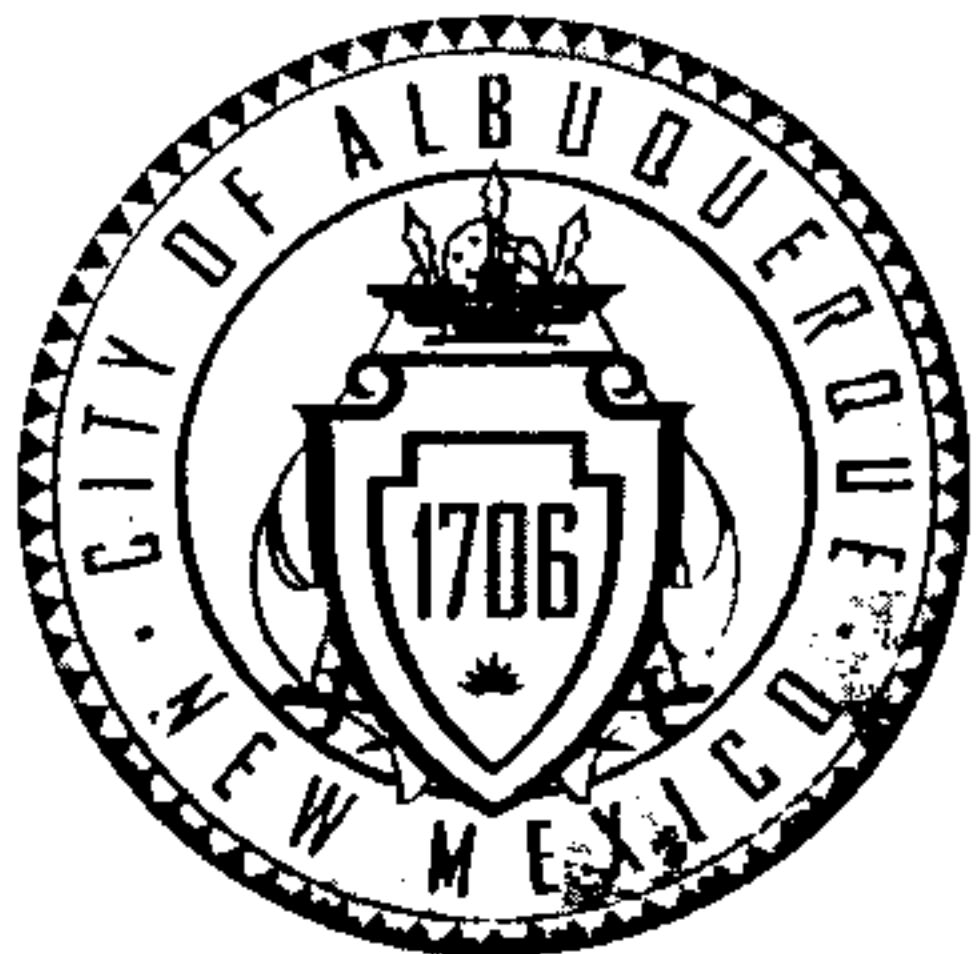
- Project# 1003604**  
08DRB-70380 VACATION OF PRIVATE EASEMENT
- ALPHA PROFESSIONAL SURVEYING agent(s) for ANTHONY MONTOYA JR request(s) vacation of Open Land Space designation for all or a portion of Lot(s) A, **MIRA MESA ESTATES** zoned R-2, located on TELSTAR LOOP NW BETWEEN 68TH ST NW AND GLENRIO RD NW containing approximately 0.2353 acre(s). (J-10)
- Project# 1004472**  
08DRB-70376 VACATION OF PUBLIC RIGHT-OF-WAY
- MARK GOODWIN AND ASSOCIATES PA agent(s) for DOUBLE EAGLE REAL ESTATE request(s) vacation of the north half of Modesto Avenue NE over all or a portion of Lot(s) 23-25, Block(s) 32, **NORTH ALBUQUERQUE ACRES Tract A Unit B**, zoned SU-2 FOR CEMETERY, located on MODESTO NE BETWEEN SAN PEDRO DR NE AND LOUISIANA BLVD NE. (B-18)
- Project# 1007443**  
08DRB-70377 VACATION OF PUBLIC RIGHT-OF-WAY  
08DRB-70378 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL
- CHRIS DEHLER agent(s) for CLARA ARRETCHÉ request(s) vacation of a 20 foot Acequia plus Preliminary and Final Plat approval for all or a portion of Tract(s) 4, **ALVARADO GARDENS Unit(s) 3**, zoned R-2, located on the south side of CANDELARIA RD NW BETWEEN RIO GRANDE BLVD NW AND GLENWOOD RD NW containing approximately 1.9075 acre(s). (G-12)

Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays INDIVIDUALS WITH DISABILITIES who need special assistance to participate at this hearing should contact Angela Gomez, Planning Department, at 924-3946 (VOICE) or teletypewriter (TTY) 924-3361 - TTY users may also access the Voice number via the New Mexico Relay Network by calling toll-free 1-800-659-8331.

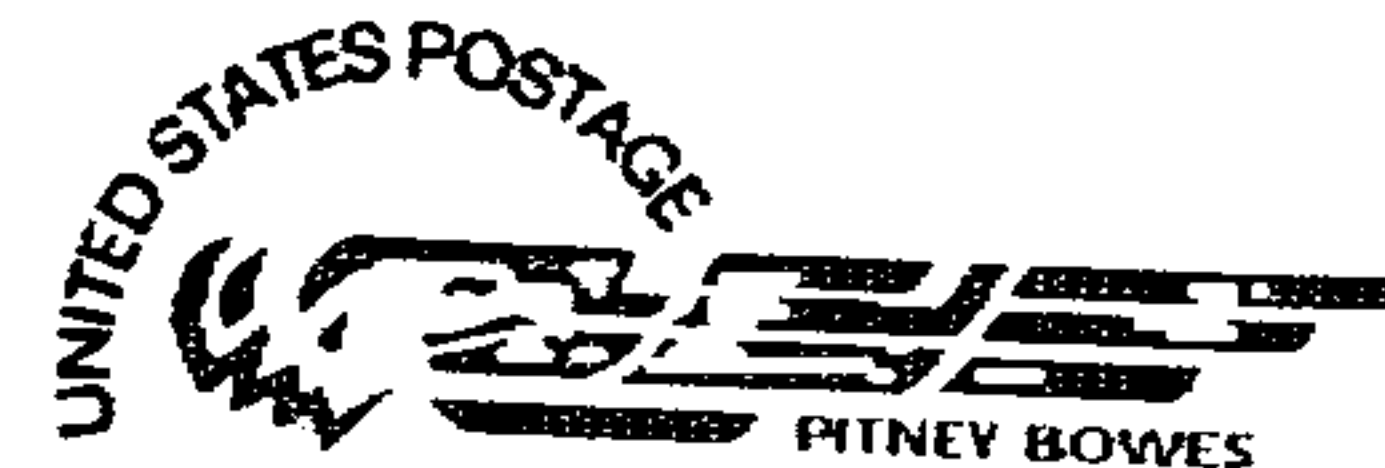
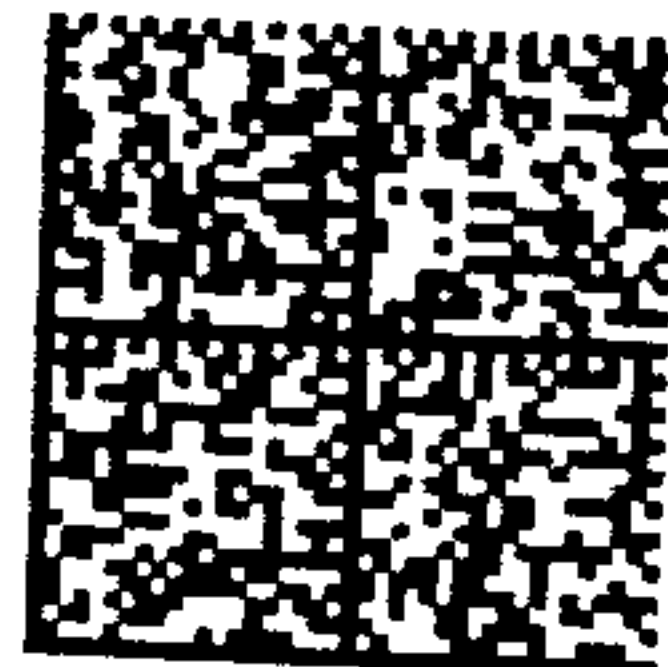
  
Jack Cloud, AICP, DRB Chair  
Development Review Board

**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, SEPTEMBER 8, 2008.**

# CITY OF ALBUQUERQUE



Planning Department



02 1M  
0004261639  
MAILED FROM ZIP CODE 871

**\$ 00.42<sup>0</sup>**  
SEP 04 2008

OR CURRENT RESIDENT  
101005846940511217  
VU UYEN V  
1101 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

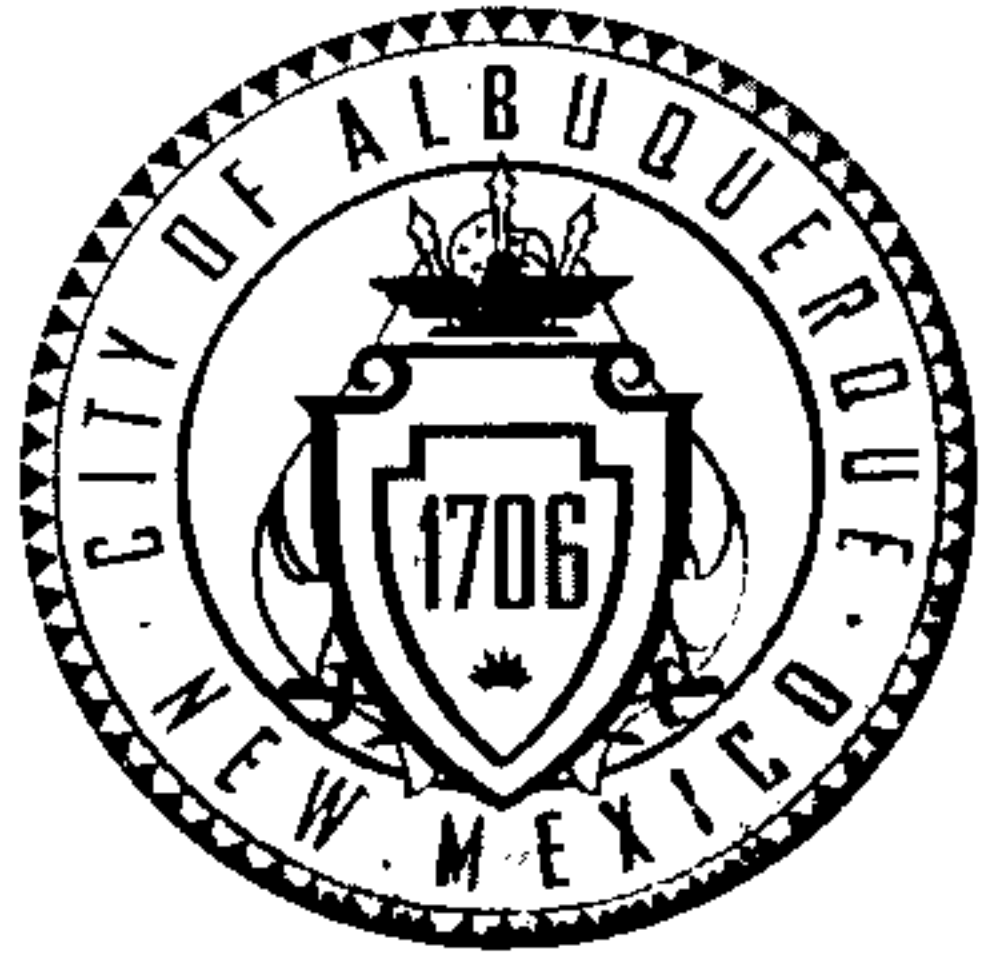
RETURN TO SENDER  
**VACANT**

DRB

FWD  
UTF

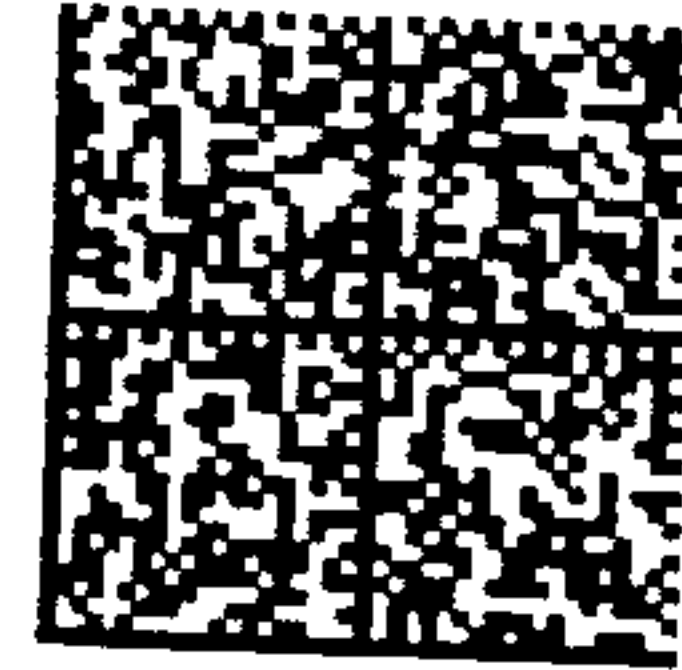
8712181342 0001





Planning Department

# CITY OF ALBUQUERQUE



02 1M  
0004261639  
MAILED FROM ZIP CODE 87101

**\$ 00.42<sup>0</sup>**

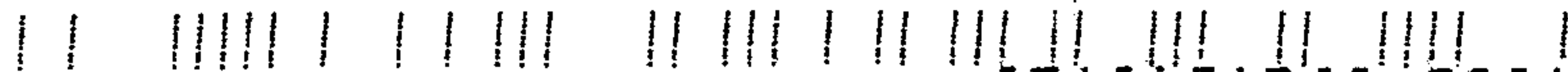
JUL 14 2008

OR CURRENT RESIDENT  
101005846940511217  
VU UYEN V  
1101 TELSTAR LP NW  
ALBUQUERQUE, NM 87121

**DRB**

NIXIE 871 CC 1 70 07/20/08

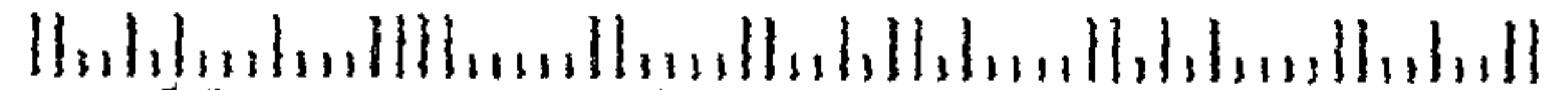
RETURN TO SENDER  
NOT DELIVERABLE AS ADDRESSED  
UNABLE TO FORWARD



8712181342 0001

87103@1293

BC: 87103129393 \*0968-08873-14-34





**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, July 30, 2008, beginning at 9:00 a.m. for the purpose of considering the following:

**Project# 1003604**  
08DRB-70298 VACATION OF PUBLIC EASEMENT

ALPHA PROFESSIONAL SURVEYING agent(s) for ANTHONY MONTOYA JR request(s) vacation/ closing of a 25 foot Public Pedestrian Easement on Lot A, **MIRA MESA ESTATES** zoned R-2, connecting TELSTAR LOOP NW with GLENRIO RD NW, between 64TH ST NW AND 68TH ST NW containing approximately 0.25 acre(s). (J-10)

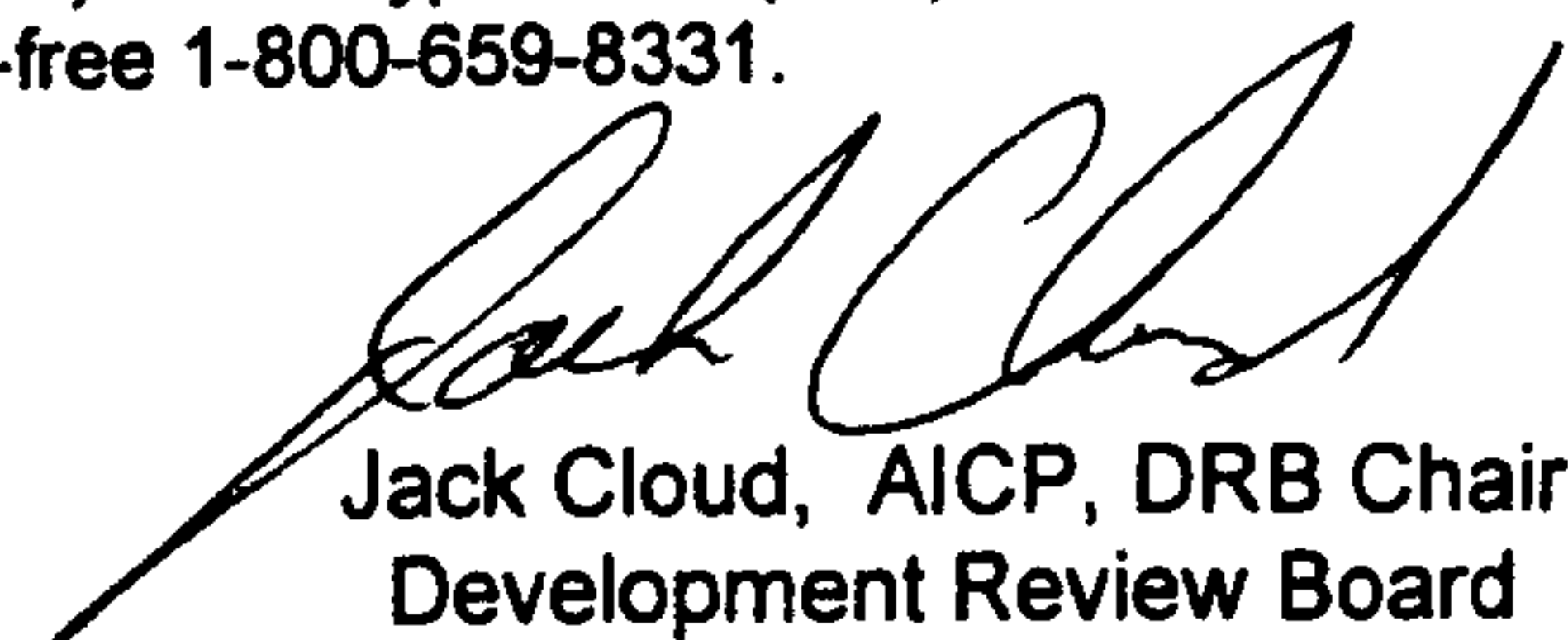
**Project# 1007139**  
08DRB-70299 VACATION OF PUBLIC EASEMENT  
08DRB-70307 SITE DEVELOPMENT PLAN FOR SUBDIVISION  
08DRB-70306 MAJOR - PRELIMINARY PLAT APPROVAL  
08DRB-70304 SIDEWALK WAIVER  
08DRB-70305 MINOR - TEMP DEFERRAL SIDEWALK CONSRUCTION

MARK GOODWIN AND ASSOCIATES PA agent(s) for JUAN TABO HILLS LLC request(s) the above action(s) for all or portions of Tract(s) 3-A & 4-A, **JUAN TABO HILLS Unit 1**, zoned RD and SU-1, located south of THE TIJERAS ARROYO and east of JUAN TABO BLVD SE containing approximately 14.3953 acre(s). (M-21, M-22)

**Project# 1007140**  
08DRB-70297 VACATION OF PUBLIC EASEMENT  
08DRB-70302 SITE DEVELOPMENT PLAN FOR SUBDIVISION  
08DRB-70303 MAJOR - PRELIMINARY PLAT APPROVAL  
08DRB-70300 SIDEWALK WAIVER  
08DRB-70301 MINOR - TEMP DEFERRAL SIDEWALK CONSRUCTION

MARK GOODWIN AND ASSOCIATES PA agent(s) for JUAN TABO HILLS, LLC request(s) the above action(s) for all or portions of Tract(s) 2-A & 1-C, **JUAN TABO HILLS, UNIT 1** zoned AD, SU-1, located south of THE TIJERAS ARROYO and east of JUAN TABO BLVD SE containing approximately 41.0242 acre(s). (M-21, M-22)

Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays INDIVIDUALS WITH DISABILITIES who need special assistance to participate at this hearing should contact Angela Gomez, Planning Department, at 924-3946 (VOICE) or teletypewriter (TTY) 924-3361 - TTY users may also access the Voice number via the New Mexico Relay Network by calling toll-free 1-800-659-8331.

  
Jack Cloud, AICP, DRB Chair  
Development Review Board

**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, JULY 14, 2008.**



Supplemental form

**SUBDIVISION**

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

**SITE DEVELOPMENT PLAN**

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

**STORM DRAINAGE (Form D)**

- Storm Drainage Cost Allocation Plan

**S Z ZONING & PLANNING**

- Annexation
- County Submittal
- EPC Submittal
- Zone Map Amendment (Establish or Change Zoning)
- Sector Plan (Phase I, II, III)
- Amendment to Sector, Area, Facility or Comprehensive Plan
- Text Amendment (Zoning Code/Sub Regs)
- Street Name Change (Local & Collector)
- L A APPEAL / PROTEST of...**
  - Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

**APPLICATION INFORMATION:**

Professional/Agent (if any): \_\_\_\_\_ PHONE: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ FAX: \_\_\_\_\_  
 CITY: \_\_\_\_\_ STATE \_\_\_\_\_ ZIP \_\_\_\_\_ E-MAIL: \_\_\_\_\_

APPLICANT: JO HOME BUILDER, KIM BROOKS PHONE: 505-991-2543  
 ADDRESS: PO BOX 90925 FAX: 505-897-3796  
 CITY: ALBU STATE NM ZIP 87119 E-MAIL: K.BROOKS@SUMMERTREEHOMESNM.COM  
 Proprietary interest in site: \_\_\_\_\_ List all owners: \_\_\_\_\_

DESCRIPTION OF REQUEST: EXTENSION OF SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONST.

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

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

Lot or Tract No. M Block: \_\_\_\_\_ Unit: \_\_\_\_\_  
 Subdiv/Addn/TBKA: MIRA MOSA ESTADOS  
 Existing Zoning: \_\_\_\_\_ Proposed zoning: \_\_\_\_\_ MRGCD Map No \_\_\_\_\_  
 Zone Atlas page(s): 3-10 UPC Code: \_\_\_\_\_

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.):  
PROJECT # 1003604

**CASE INFORMATION:**

Within city limits?  Yes Within 1000FT of a landfill? NO  
 No. of existing lots: 13 No. of proposed lots: 0 Total area of site (acres): \_\_\_\_\_  
 LOCATION OF PROPERTY BY STREETS: On or Near: GLEN RIO  
 Between: 64th and 68th

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

SIGNATURE [Signature] DATE 12-10-10  
 (Print) KIM BROOKS 991-2543 Applicant:  Agent:

**FOR OFFICIAL USE ONLY**

Form revised 4/07

	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> INTERNAL ROUTING				
<input checked="" type="checkbox"/> All checklists are complete	<u>10DRB</u>	<u>ESIA</u>		\$ <u>50.00</u>
<input checked="" type="checkbox"/> All fees have been collected	<u>70358</u>	<u>CMF</u>		\$ <u>20.00</u>
<input checked="" type="checkbox"/> All case #s are assigned				\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent				\$ _____
<input checked="" type="checkbox"/> Case history #s are listed				\$ _____
<input 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				\$ _____
			Total	\$ <u>70.00</u>

Hearing date December 22, 2010

[Signature] 12-10-10 Project # 1003604  
 Planner signature / date



**FORM V: SUBDIVISION VARIANCES & VACATIONS**

- BULK LAND VARIANCE (DRB04)** **(PUBLIC HEARING CASE)**  
 \_\_\_ Application for Minor Plat on FORM S-3, including those submittal requirements. **24 copies**  
 \_\_\_ Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all 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)  
 \_\_\_ List any original and/or related file numbers on the cover application  
**DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- VACATION OF PUBLIC EASEMENT (DRB27)**  
 **VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**  
 \_\_\_ The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**  
 (Not required for City owned public right-of-way.)  
 \_\_\_ Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**  
 \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined  
 \_\_\_ 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)  
 \_\_\_ List any original and/or related file numbers 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 30 DAYS after the filing deadline. Your attendance is required.**

- SIDEWALK VARIANCE (DRB20)**  
 **SIDEWALK WAIVER (DRB21)**  
 \_\_\_ Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14") **6 copies**  
 \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined  
 \_\_\_ Letter briefly describing, explaining, and justifying the variance or waiver  
 \_\_\_ List any original and/or related file numbers on the cover application  
**DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**

- SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**  
 \_\_\_ Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") **24 copies**  
 \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined  
 \_\_\_ Letter briefly describing, explaining, and justifying the variance  
 \_\_\_ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts  
 \_\_\_ Sign Posting Agreement  
 \_\_\_ Fee (see schedule)  
 \_\_\_ List any original and/or related file numbers on the cover application  
**DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**  
 **EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**  
 ✓ Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**  
 ✓ Zone Atlas map with the entire property(ies) clearly outlined  
 ✓ Letter briefly describing, explaining, and justifying the deferral or extension  
 ✓ List any original and/or related file numbers on the cover application  
**DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**

- VACATION OF PRIVATE EASEMENT (DRB26)**  
 **VACATION OF RECORDED PLAT (DRB29)**  
 \_\_\_ The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies**  
 \_\_\_ Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies**  
 \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined  
 \_\_\_ Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**  
 \_\_\_ Letter of authorization from the grantors and the beneficiaries (private easement only)  
 \_\_\_ Fee (see schedule)  
 \_\_\_ List any original and/or related file numbers 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.

KIM BROOKS 991-2543  
 Applicant name (print)

[Signature]  
 Applicant signature / date



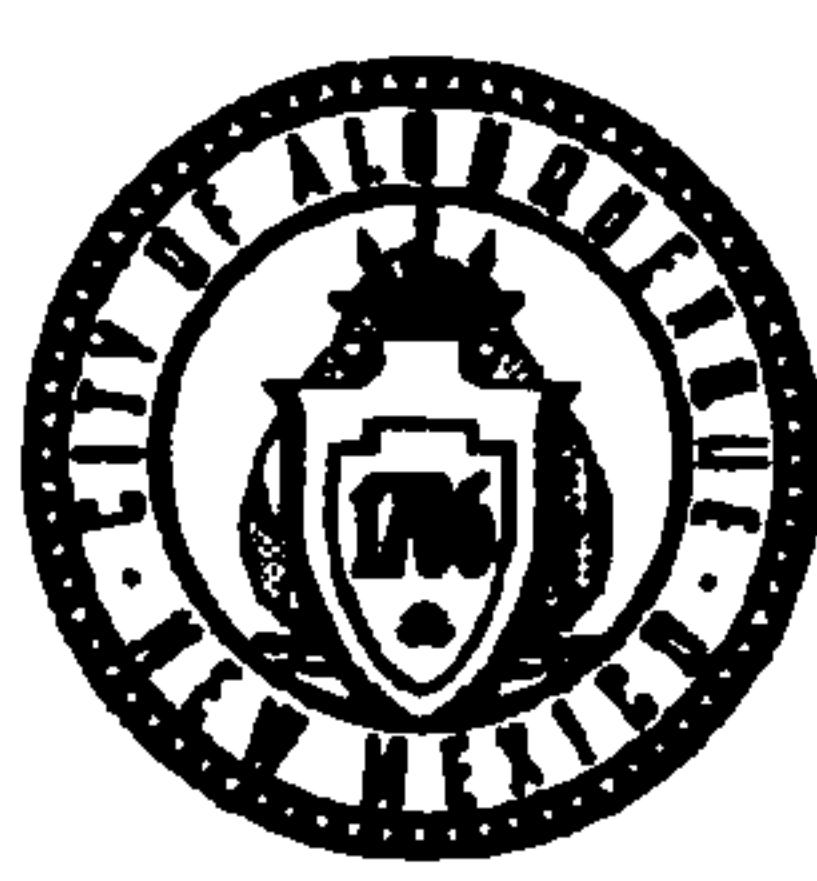
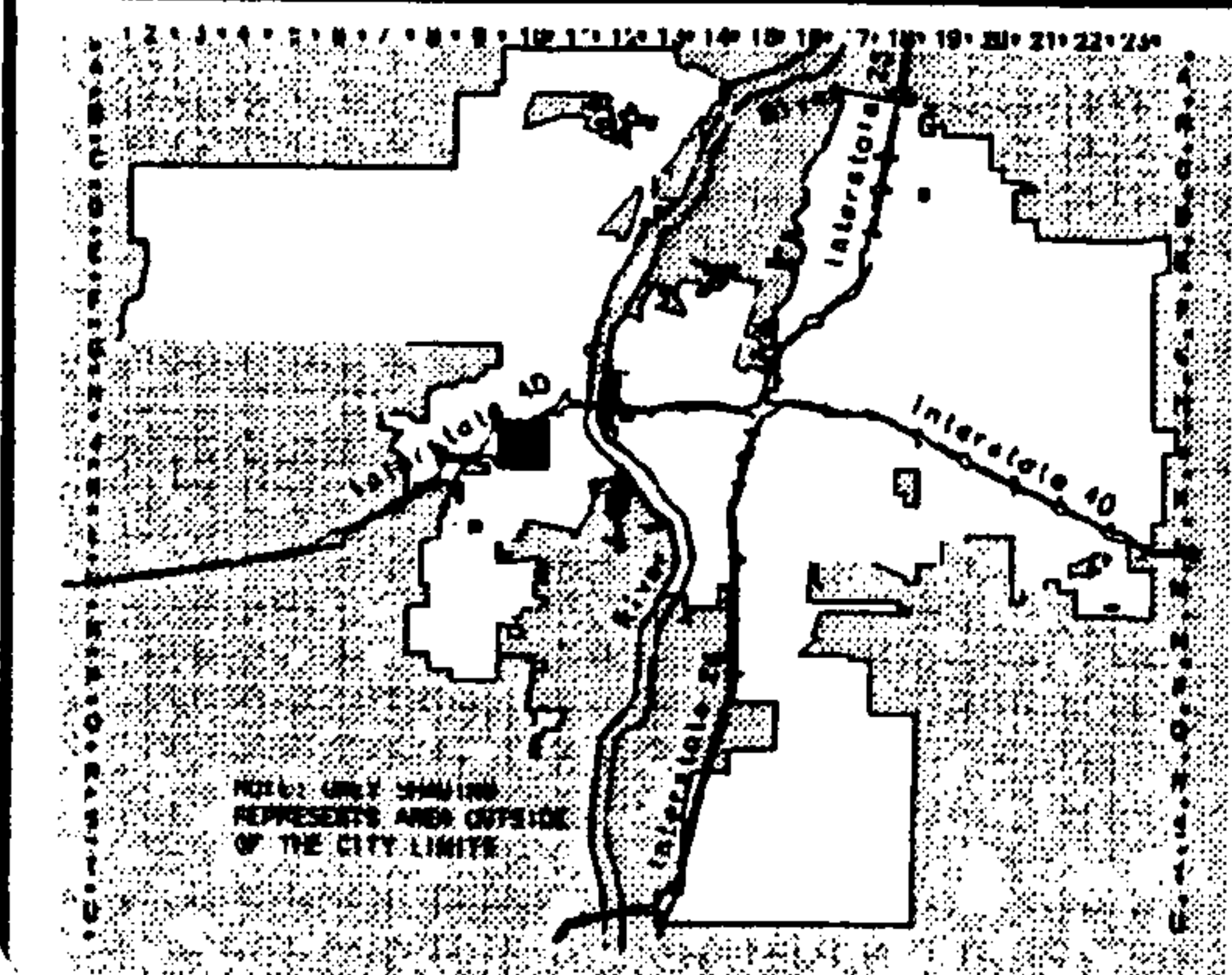
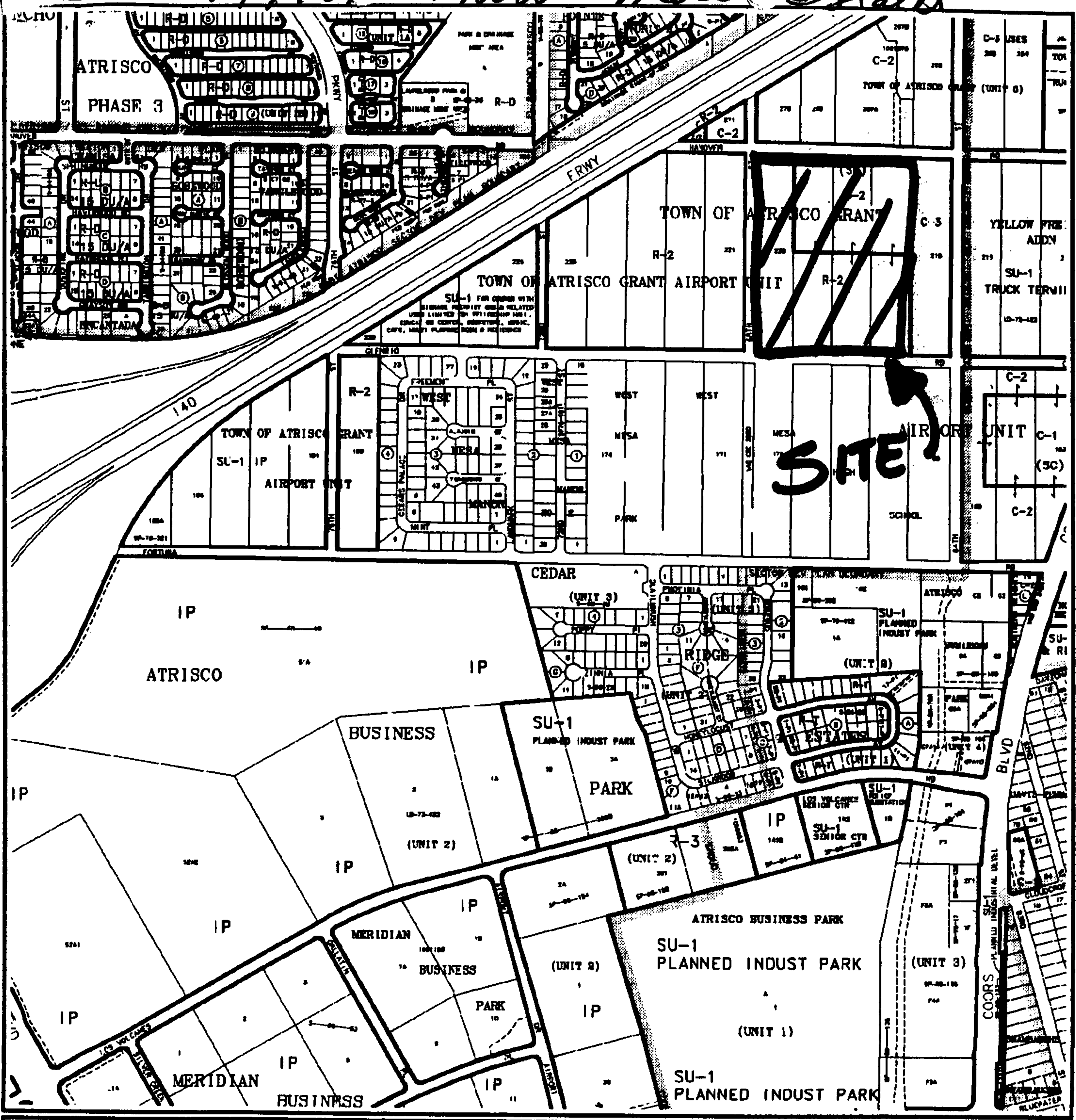
Form revised 4/07

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

Application case numbers  
 DDRB - 70358  
 - - -  
 - - -

[Signature] 12-10-10  
 Planner signature / date  
 Project # 1003604

74998 Mesa Mesa Estates



**Aurora Geographic Information System**  
 PLANNING DEPARTMENT  
 © Copyright 2003

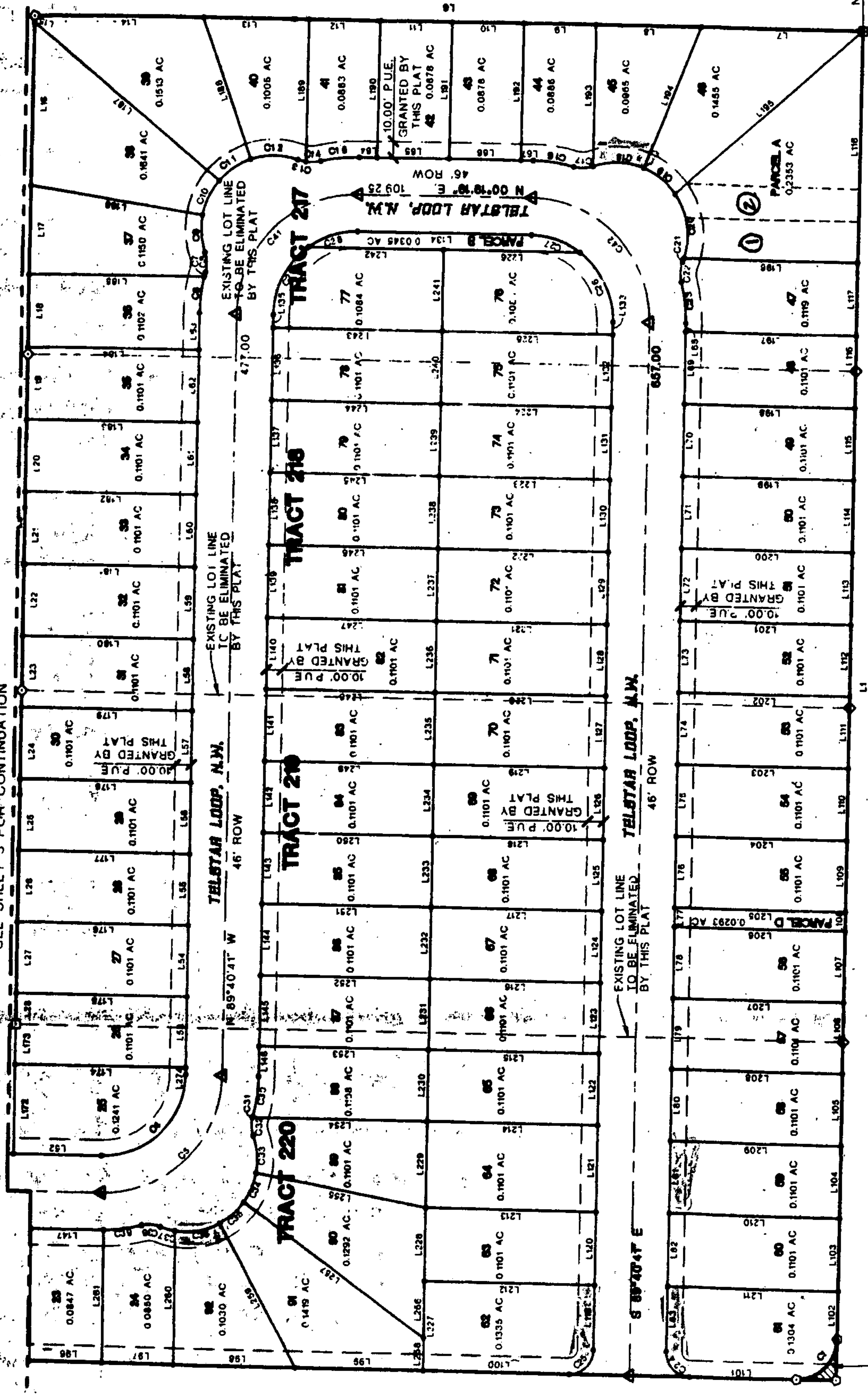
**Zone Atlas Page**  
**J-10-Z**  
 Map Amended through November 01, 2003

Sidewalk. That is missing as of 7/14/10

Note &

PROPERTY BOUNDARY  
UTILITY EASEMENT GRANTED BY THIS PLAT

SEE SHEET 3 FOR CONTINUATION



TRACT 116  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 5, 1944

88TH STREET, N.W.  
60' ROW

TELSTAR LOOP, N.W.  
46' ROW

TELSTAR LOOP, N.W.  
46' ROW

GLENRIO ROAD, N.W.  
60' ROW

DEDICATED ROW  
AS GRANTED BY  
THIS PLAT  
137.50 FT

NOTES:  
① 25' PUBLIC DRAWING  
GRANTED BY THIS  
② 20' PUBLIC SERVICE  
GRANTED BY THIS

N 89°20'40" E  
1205.80'

18-J11  
X:363,466.30  
Y:1491,035.96  
G-G:0.9996777  
NAD 1927  
CENTRAL ZONE  
ELEV:5096.805  
INGVD 1929J



25 0 25 50 100

1866hL

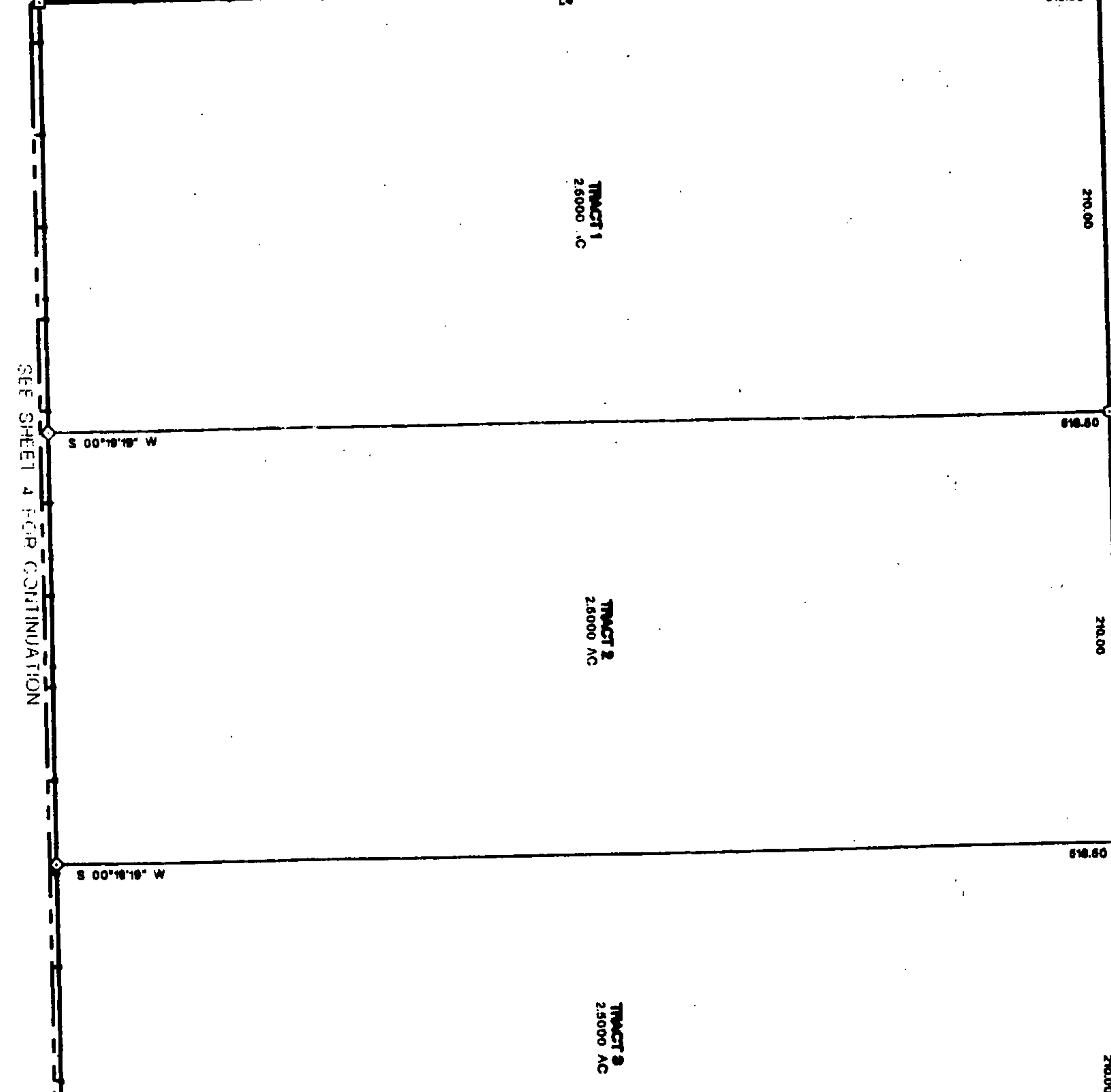
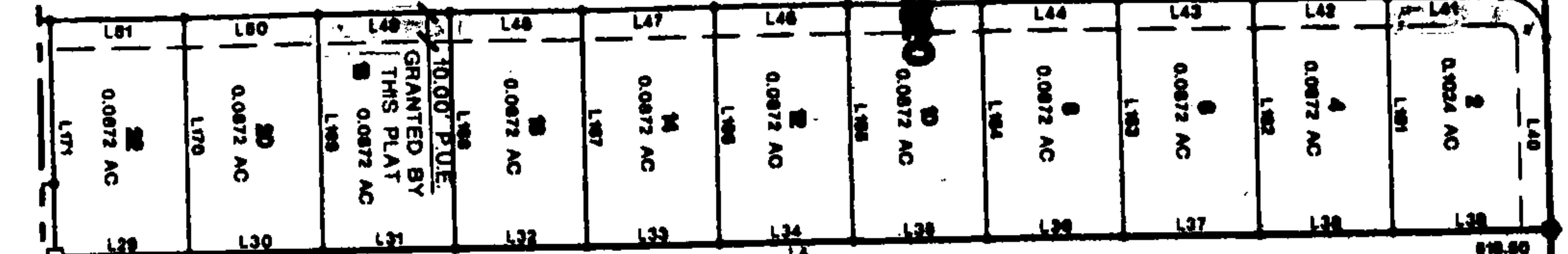
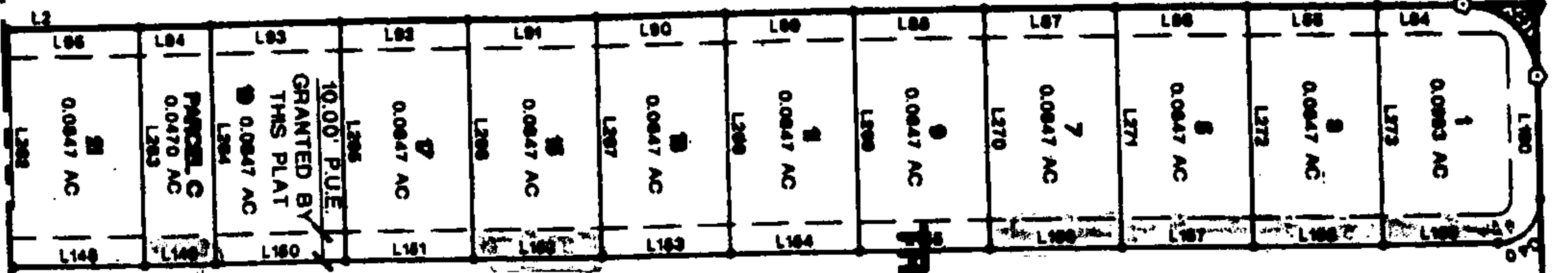
6-110  
X=360,388.13 T.  
Y=1,492,117.53  
G.G=0.99987760  
MAD 1927  
CENTRAL ZONE  
ΔOC = 00°18'08"  
ELEV=517.133  
(NGVD 1929)

DEDICATED ROW  
AS GRANTED BY  
THIS PLAT  
728.43'

MANITOWOC ROAD, N.M.  
60' ROW

BETH STREET, N.M.  
60' ROW

TELSTAR LOOP, N.M.  
46' ROW



TOWN OF ATRISCO GRANT  
PROJECT 5-10-10-10-10-10  
ALBUQUERQUE, NM  
AUGUST 2004

Legend

- FOUND 5/8" REBAR WITH CAP STAMPED "7002"
- SET 5/8" REBAR WITH CAP STAMPED "1 S 8911"
- ▲ CENTERLINE MONUMENTATION
- PROPERTY BOUNDARY
- - - UTILITY EASEMENT GRANTED BY THIS PLAT

SEE SHEET 4 FOR CONTINUATION



25  
1" = 25'

SHEET 4 OF 6  
NORTH  
1240 SUR  
(505) 877

TO: JACK CUD

PROJ # ~~1003604~~  
1003604

PLEASE EXTEND THE SIA FOR TEMPORARY DEFERRAL  
OF SIDEWALK CONSTRUCTION FOR PROJECT  
# 749981, MIRA MESA SUBDIVISION DUE  
TO OUR INABILITY TO SELL + BUILD HOMES  
IN THESE CHALLENGING ECONOMIC TIMES

12-10-10



KIM BROOKS

PRESIDENT

SD HOME BUILDERS, WHP



## OFFICIAL NOTICE OF DECISION

October 22, 2008

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

**Project# 1003604**  
08DRB-70445 EXT OF SIA FOR TEMP DEFR SDWK CONST

KIM BROOKS agent(s) for KIM BROOKS request(s) the above action(s) for all or a portion of Tract(s) 217-220, **MIRA MESA ESTATES** zoned R-2/C-2, located on COORS NW BETWEEN HANOVER NE AND GLEN RIO RD NW containing approximately 20 acre(s). (J-10)

At the October 22, 2008 Development Review Board meeting, a two year extension to the four-year agreement for the deferral of sidewalks was approved.

A handwritten signature in black ink, appearing to read "Jack Cloud".

Jack Cloud, AICP, DRB Chair

Cc: Kim Brooks - P.O. Box 90925 - Albuquerque, NM 87199  
Marilyn Maldonado  
File

FIGURE 18

2ND EXTENSION AGREEMENT  
SIDEWALK DEFERRAL  
PROJECT NO. 749981

This Agreement made this 8<sup>th</sup> day of December, 2009, by and between the City of Albuquerque, New Mexico, a municipal corporation ("City") and (name of developer/subdivider:) JD HOME BUILDER ("Developer"), whose address is P.O. Box 9905, Albuq. NM 87199 and whose telephone number is 991-2543 is made in Albuquerque, New Mexico and is entered into as of the date of final execution of this Agreement.

WHEREAS, the City and the Developer entered into an Agreement on the 14<sup>th</sup> day of JANUARY, 2005, which was recorded in the office of the Clerk of Bernalillo County, New Mexico on 1-17-2005, at Book Misc. A90, pages 2451 through 2451, ("Earlier Agreement"), by which the Developer agreed to complete the construction of certain infrastructure improvements on or before the 13<sup>th</sup> day of October 2006; and

WHEREAS, the Earlier Agreement was amended by an Amendment Agreement dated 9-13-05 recorded 9-14-05, in Book Misc. A103, pages 4434 through 4434, records of Bernalillo County, New Mexico, extending the construction deadline to 10-13-2006; and

WHEREAS, the Earlier Agreement was amended by a Assignment & Amendment Agreement dated 12-18-2006 recorded 12-20-2006, in Book Misc. A129, pages 258 through 258, records of Bernalillo County, New Mexico, extending the construction deadline to 10-13-2008; and

WHEREAS, the Earlier Agreement was amended by a 15<sup>th</sup> Extension Agreement dated 12-12-2008 recorded 12-16-2008, in ~~Book Misc.~~ Doc. # 200813685, pages 1 through 4, records of Bernalillo County, New Mexico, extending the construction deadline to 10-12-2009; and

WHEREAS, it appears that the Developer will be unable to complete construction of the improvements by the deadline specified in the Agreement; and

WHEREAS, the City is willing to grant Developer an extension of time in which to complete construction of all or part of the improvements, provided the Developer posts an acceptable financial guaranty, as required by the City's Subdivision Ordinance and the Development Process Manual; and

WHEREAS, the Developer is able to provide the required financial guaranty;

NOW THEREFORE in consideration of the above and the mutual promises contained herein, the parties agree:

1. The required completion date for construction of the improvements, as set forth in the attached Exhibit A, is extended (Complete either A or B:)

A. For all improvements, the 102 day of October, 2010.

B. On portions of the improvements as follows:

<u>IMPROVEMENTS</u>	<u>COMPLETION DATE</u>
_____	_____
_____	_____
_____	_____

2. With this Extension Agreement, Developer has provided the City with the following financial guaranty:

Type of Financial Guaranty: Ammendment #2  
Amount: \$ 38,481.85  
Name of Financial Institution or Surety providing Guaranty: Bank of Oklahoma  
Date City first able to call Guaranty (Construction Completion Deadline): Oct. 12, 2010  
If Guaranty other than a Bond, last day City able to call Guaranty s: Dec. 12, 2010  
Additional information: \_\_\_\_\_

3. The parties agree that all terms and conditions of the Earlier Agreement not in conflict with this Extension Agreement shall remain valid, in force, and binding upon the parties. By executing this Agreement, the parties only intention is to extend the construction completion deadline established in the Earlier Agreement and establish a revised financial guaranty for the benefit of the City.

Executed on the date stated in the first paragraph of this Agreement.

DEVELOPER:

CITY OF ALBUQUERQUE:

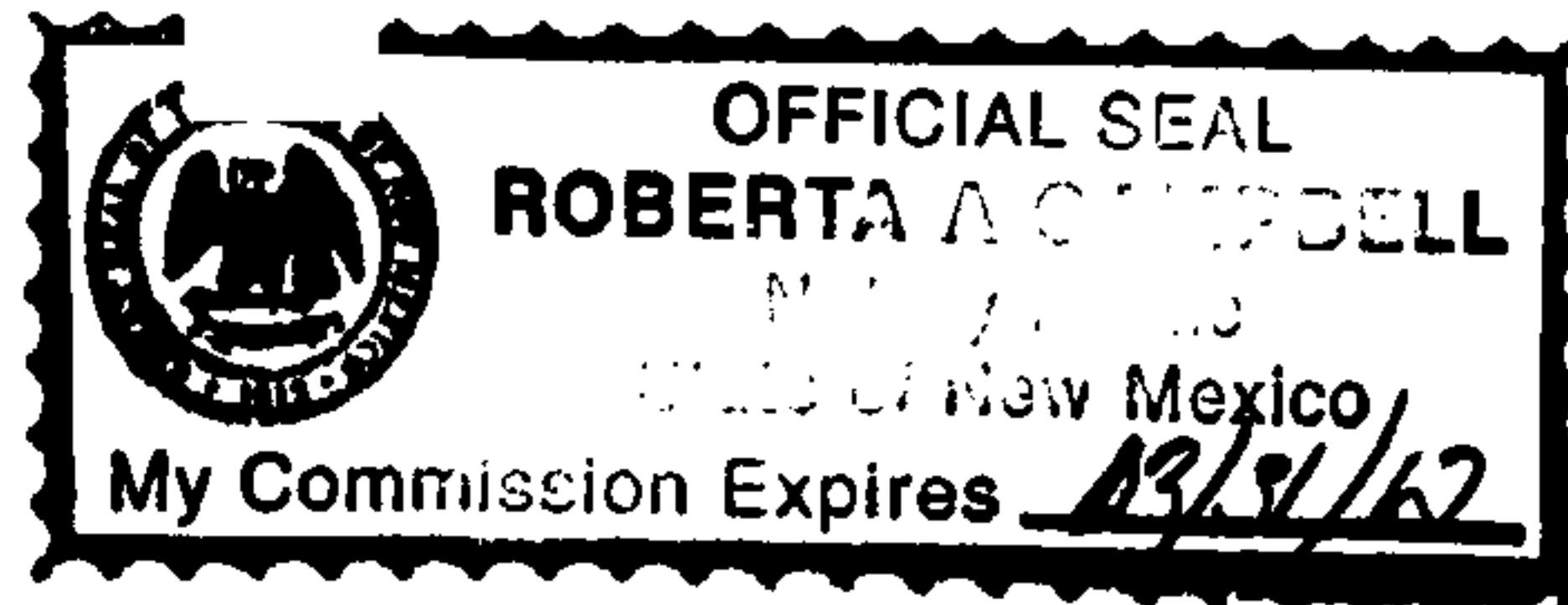
50 HOME BUILDER COR  
By: \_\_\_\_\_  
Name: Kim Brooks  
Title: President  
Dated: 12/3/09

By: [Signature]  
Richard Dourte, City Engineer  
Dated: 12-08-09  
KJC 12/8/09

DEVELOPER'S NOTARY

Dr  
12-8-09





STATE OF New Mexico )  
 ) ss.  
COUNTY OF Bernalillo )

This instrument was acknowledged before me on 3rd day of December, 2009 by  
(name of person:) Kim Brooks, (title or capacity, for instance,  
"President" or "Owner") President  
of (Developer:) JD Home Builder Corp.

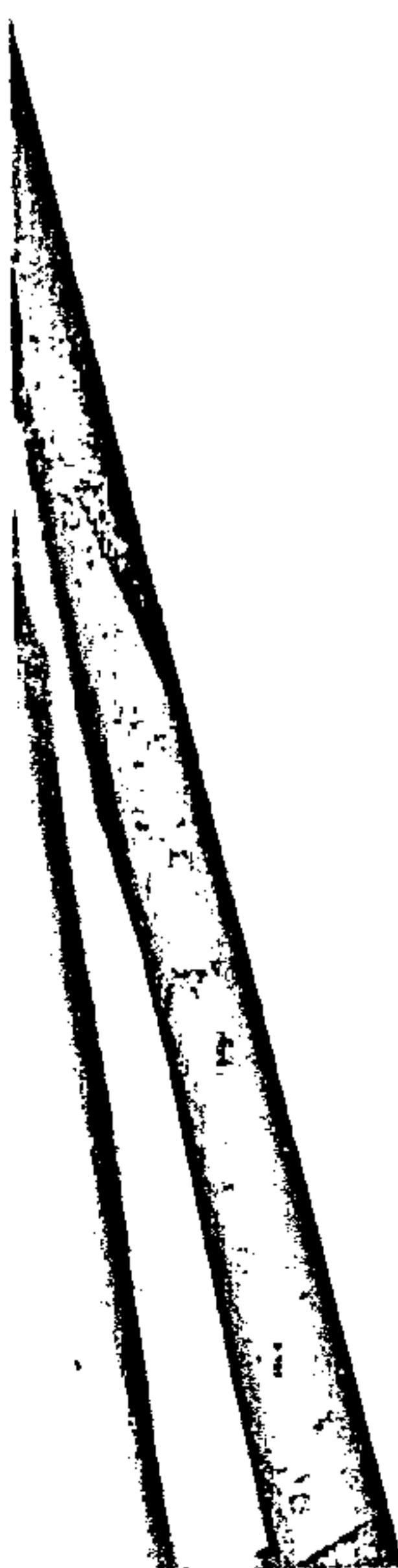
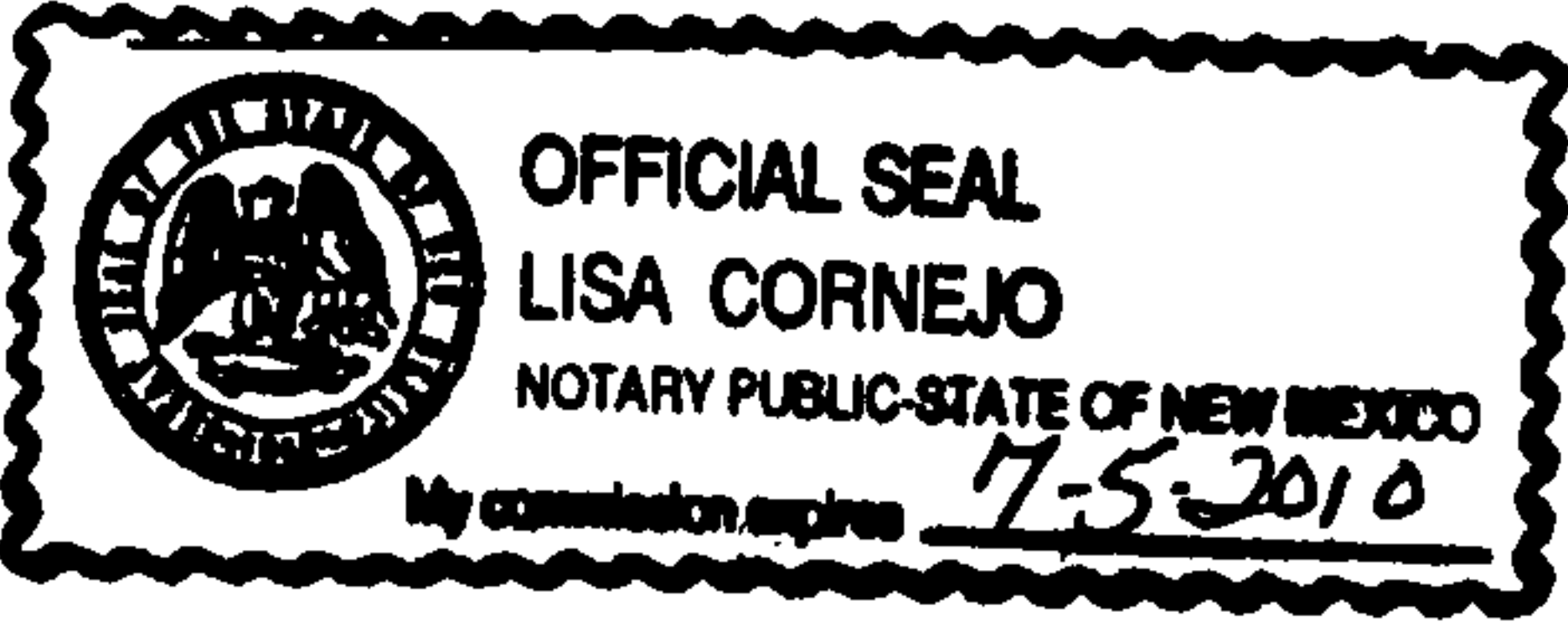
My Commission Expires: 12/31/12  
Roberta A Campbell  
Notary Public

CITY'S NOTARY

STATE OF NEW MEXICO )  
 ) ss.  
COUNTY OF BERNALILLO)

This instrument was acknowledged before me on 8 day of December  
2009 by Richard Dourte, City Engineer of the City of Albuquerque, a municipal corporation, on  
behalf of said corporation.

My Commission Expires:  
Lisa Cornejo  
Notary Public



**City of Albuquerque Planning Department**  
**One Stop Shop – Development and Building Services**

11/10/2008 Issued By: PLNSDH

**Permit Number: 2008 070 480** **Category Code 910**

**Application Number:** 08DRB-70480, Minor - Preliminary/ Final Plat Approval

**Address:**

**Location Description:** TELSTAR LOOP NW BETWEEN 88TH ST NW AND GLENRIO RD NW

**Project Number:** 1003804

**Applicant**  
Anthony Montoya

**Agent / Contact**  
Alpha Professional Surveying Inc

1016 Telstar Loop Nw  
Albuquerque NM 87121  
768-2713

Po Box 46316  
Rio Rancho NM 87174  
892-1076

**Application Fees**

441018/4971000	Public Notification	
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$215.00
<b>TOTAL:</b>		<b>\$235.00</b>

City Of Albuquerque  
Treasury Division

11/10/2008 10:36AM LOC: ANNX  
WS# 006 TRANS# 0005  
RECEIPT# 00099988-00099988  
PERMIT# 2008070480 TRSDMG  
Trans Amt \$235.00  
Conflict Manaq. Fee \$20.00  
DRB Actions \$215.00  
CK \$235.00  
CHANGE \$0.00

Thank You

**City of Albuquerque Planning Department**  
**One Stop Shop – Development and Building Services**

08/29/2008 Issued By: E08375

-----  
**Permit Number: 2008 070 380** **Category Code 910**

**Application Number:** 08DRB-70380, Vacation Of Private Easement

**Address:**

**Location Description:** TELSTAR LP NW BETWEEN 68TH ST NW AND GLENRIO RD NW

**Project Number:** 1003604

**Applicant**

*Anthony Montoya Jr*

1016 Telstar Loop Nw  
Albuquerque NM 87121  
768-2713

**Agent / Contact**

*Alpha Professional Surveying*

Po Box 46316  
Rio Rancho NM 87174  
892-1076

**Application Fees**

441018/4971000	Public Notification	\$75.00
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$45.00
<b>TOTAL:</b>		<b>\$140.00</b>

City Of Albuquerque  
Treasury Division

8/29/2008 10:34AM LOC: ANNX  
WSH 007 TRANSH 0006  
RECEIPT# 00103223-00103223  
PERMIT# 2008070380 TRSLJS  
Trans Amt \$140.00  
APN Fee \$75.00  
Conflict Manag. Fee \$20.00  
DRB Actions \$45.00  
CK \$140.00  
CHANGE \$0.00

Thank You

**City of Albuquerque Planning Department**  
**One Stop Shop – Development and Building Services**

07/03/2008 Issued By: E08375

**Permit Number: 2008 070 298** **Category Code 910**

**Application Number:** 08DRB-70298, Vacation Of Public Easement

**Address:**

**Location Description:** TELSTAR LOOP NW BETWEEN 68TH ST NW AND GLENRIO RD NW

**Project Number:** 1003604

**Applicant**

Anthony Montoya Jr

1016 Telstar Loop Nw  
 Albuquerque NM 87121  
 768-2713

**Agent / Contact**

Alpha Professional Surveying

Po Box 46316  
 Rio Rancho NM 87174  
 892-1076

**Application Fees**

441018/4971000	Public Notification	\$75.00
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$45.00
<b>TOTAL:</b>		<b>\$140.00</b>

City Of Albuquerque  
 Treasury Division

7/3/2008 10:40AM LOS: ANNX  
 WCH 008 TRANS# 0009  
 RECEIPT# 00093531-00093531  
 PERMIT# 2008070298 TRSSVS  
 Trans Amt \$140.00  
 APN Fee \$75.00  
 Conflict Mgmt. Fee \$20.00  
 DRB Actions \$45.00  
 C.C. \$140.00  
 CHANGE \$0.00

Thank You

**City of Albuquerque Planning Department**  
**One Stop Shop – Development and Building Services**

10/13/2008 Issued By: PLNSDH

**Permit Number: 2008 070 445** **Category Code 910**

**Application Number: 08DRB-70445, Ext Of Sia For Temp Defr Sdwk Const**

**Address:**

**Location Description: COORS NW BETWEEN HANOVER NE AND GLEN RIO RD NW**

**Project Number: 1003604**

**Applicant**  
*Kim Brooks*

**Agent / Contact**  
*Kim Brooks*

Po Box 90925  
Albuquerque NM 87199  
991-2543

Po Box 90925  
Albuquerque NM 87199  
991-2543

**Application Fees**

441018/4971000	Public Notification	
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$50.00
<b>TOTAL:</b>		<b>\$70.00</b>

City Of Albuquerque  
Treasury Division

10/13/2008 2:23PM LOC: ANNX  
WS# 006 TRANS# 0029  
RECEIPT# 00098789-00098789  
PERMIT# 2003070445 TRSSVC  
Trans Amt \$70.00  
Conflict Manag. Fee \$20.00  
DRB Actions \$50.00  
VI \$70.00  
CHANGE \$0.00

Thank You



Supplemental form

### SUBDIVISION

- Major Subdivision action
- Minor Subdivision action. PRELIM/FINAL
- Vacation
- Variance (Non-Zoning)

### SITE DEVELOPMENT PLAN

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

### STORM DRAINAGE

- Storm Drainage Cost Allocation Plan

### S Z ZONING & PLANNING

- Annexation
- County Submittal
- EPC Submittal
- Zone Map Amendment (Establish or Change Zoning)
- Sector Plan (Phase I, II, III)
- Amendment to Sector, Area, Facility or Comprehensive Plan
- Text Amendment (Zoning Code/Sub Regs)
- Street Name Change (Local & Collector)
- L A APPEAL / PROTEST of...**
- Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

### APPLICANT INFORMATION:

Professional/Agent (if any): ALPHA PROFESSIONAL SURVEYING, INC PHONE: 892-1076  
 ADDRESS: P.O. Box 46316 FAX: 891-0471  
 CITY: BIO BRANCHO STATE NM ZIP 87174 E-MAIL: \_\_\_\_\_

APPLICANT: ANTHONY MONTONA JR PHONE: 768-2713  
 ADDRESS: 1016 TELSTAR LOOP NW FAX: \_\_\_\_\_  
 CITY: ALBUQUERQUE STATE NM ZIP 87121 E-MAIL: \_\_\_\_\_

Proprietary interest in site: OWNER List all owners: N/A

DESCRIPTION OF REQUEST: TO SHOW THE VACATED PEDESTRIAN EASEMENT (08DRB-70298) & OPEN LAND SPACE (08DRB-70380)

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

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

Lot or Tract No. PARCEL A Block: N/A Unit: N/A  
 Subdiv/Addn/TBKA: MIRA MESA ESTATES  
 Existing Zoning: R-2 Proposed zoning: N/A  
 Zone Atlas page(s): J-10-Z UPC Code: 1-010-058-476-380-1117 MRGCD Map No N/A

### CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): Proj # 1003604  
08DRB-70298, 08DRB-70380

### CASE INFORMATION:

Within city limits?  Yes  No  
 Within 1000FT of a landfill? NO  
 No. of existing lots: 1 No. of proposed lots: 1 Total area of site (acres): 0.2353 AC

LOCATION OF PROPERTY BY STREETS: On or Near: TELSTAR LOOP NW  
 Between: 68<sup>th</sup> STREET and GLENRIO RD NW

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

SIGNATURE Sarah Gibson DATE 8/08/08  
 (Print) SARAH GIBSON Applicant:  Agent:

### FOR OFFICIAL USE ONLY

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

Application case numbers

08DRB T0480

Action

P&E  
CMF

Form revised 4/07

S.F.

5(3)

Fees

\$ 215.00

\$ 20.00

\$ \_\_\_\_\_

\$ \_\_\_\_\_

\$ \_\_\_\_\_

\$ \_\_\_\_\_

Total  
\$ 235.00

Hearing date 11/19/08

Sandy Handley 11/10/08  
 Planner signature / date

Project # 1003604

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

A **Bulk Land Variance** requires application on FORM-V in addition to application for subdivision on FORM-S.

**SKETCH PLAT REVIEW AND COMMENT (DRB22)** Your attendance is required.

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, 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) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- List any original and/or related file numbers on the cover application

**EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)** Your attendance is required.

- Preliminary Plat reduced to 8.5" x 11"
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the request
  - Copy of DRB approved infrastructure list
  - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
  - List any original and/or related file numbers on the cover application
- Extension of preliminary plat approval expires after one year.**

**MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12)** Your attendance is required.

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations & cross sections of perimeter walls **3 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Copy of recorded SIA
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- List any original and/or related file numbers on the cover application
- DXF file and hard copy of final plat data for AGIS is required.

**MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16)** Your attendance is required.

- WAVED*  
*VACANT*
- 5 Acres or more: Certificate of No Effect or Approval
  - Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket), **6 copies** for unadvertised meetings
  - Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
  - Design elevations and cross sections of perimeter walls (11" by 17" maximum) **3 copies**
  - Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, 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) clearly outlined
  - Letter briefly describing, explaining, and justifying the request
  - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
  - Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
  - Fee (see schedule)
  - List any original and/or related file numbers on the cover application
  - Infrastructure list if required (**verify with DRB Engineer**)
  - DXF file and hard copy of final plat data for AGIS is required.

**AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03)** Your attendance is required.

- 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**
  - Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the request
  - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
  - List any original and/or related file numbers on the cover application
- Amended preliminary plat approval expires after one year**

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

*SARAH GIBSON*  
Applicant name (print)  
*Sarah Gibson* 8/08/08  
Applicant signature / date



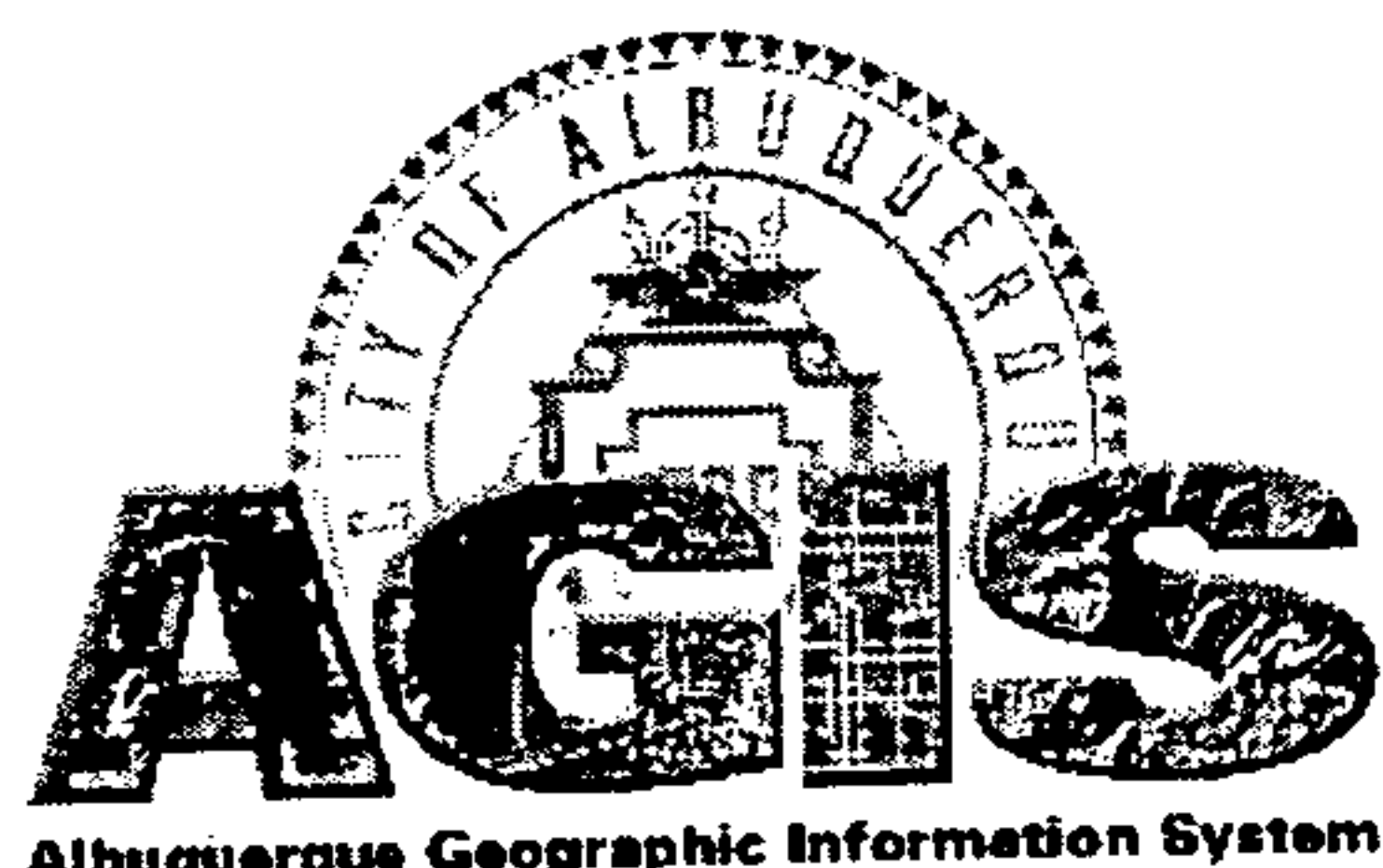
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers  
*08DRB - 70480*

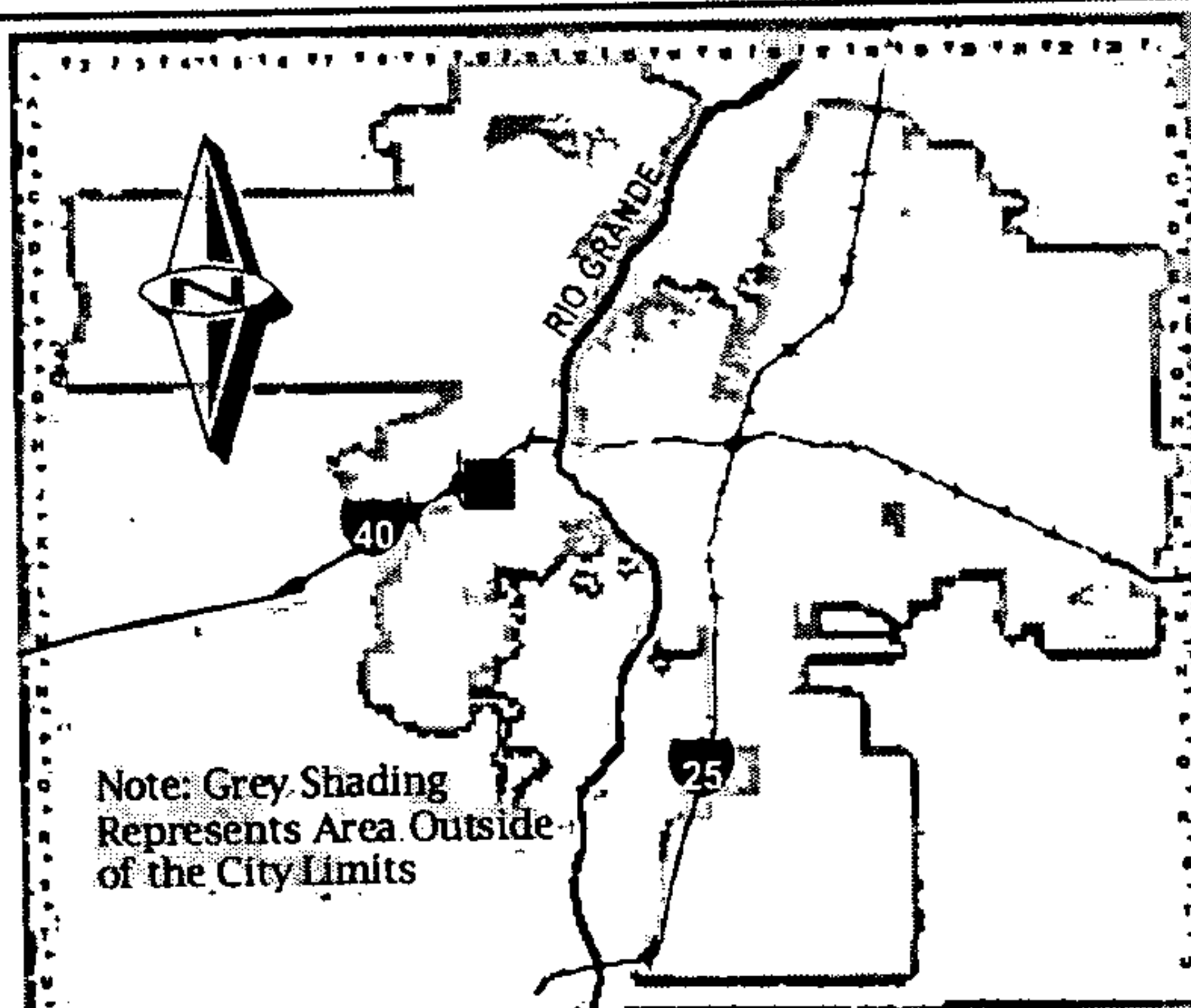
Form revised **October 2007**  
*Sandy Handley* 11/10/08  
Planner signature / date  
Project # *003604*



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



Map amended through: 10/25/2006



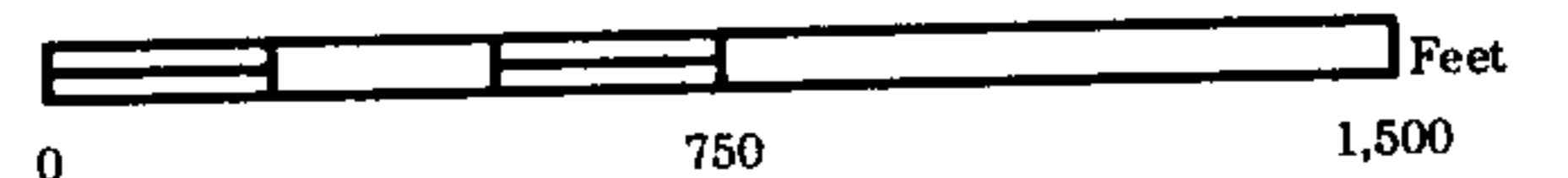
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

**J-10-Z**

Selected Symbols

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

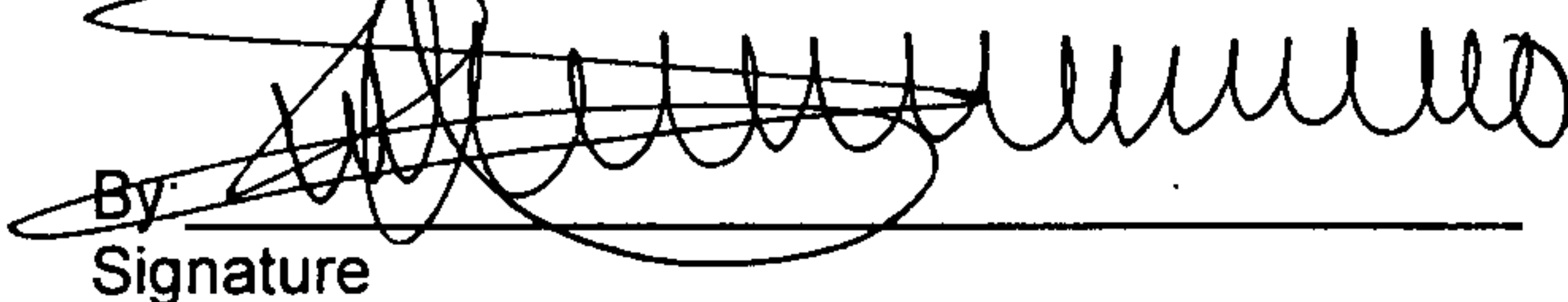




**ALBUQUERQUE PUBLIC SCHOOLS  
PRE-DEVELOPMENT FACILITIES FEE AGREEMENT WAIVER**

Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, New Mexico ("Albuquerque Public Schools" or "APS"), having reviewed the proposed plat of Parcel A-1, Anthony and Jonell's Replat of Mira Mesa Estates, which is zoned as R-2, on November 5, 2008 submitted by Anthony Montoya Jr, owner of above property, has determined that no Pre-Development Facilities Fee Agreement is required with respect to that proposed plat because the owners of the above property plan to vacate the pedestrian easement and open land space designation within Parcel A-1, Mira Mesa Estates. This will cause no net gain of residential units.

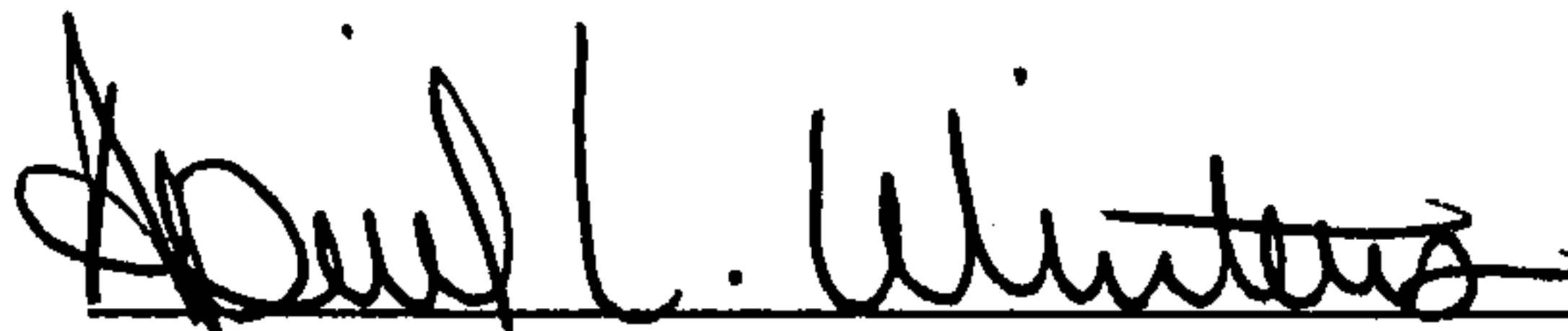
ALBUQUERQUE PUBLIC SCHOOLS

By:   
Signature

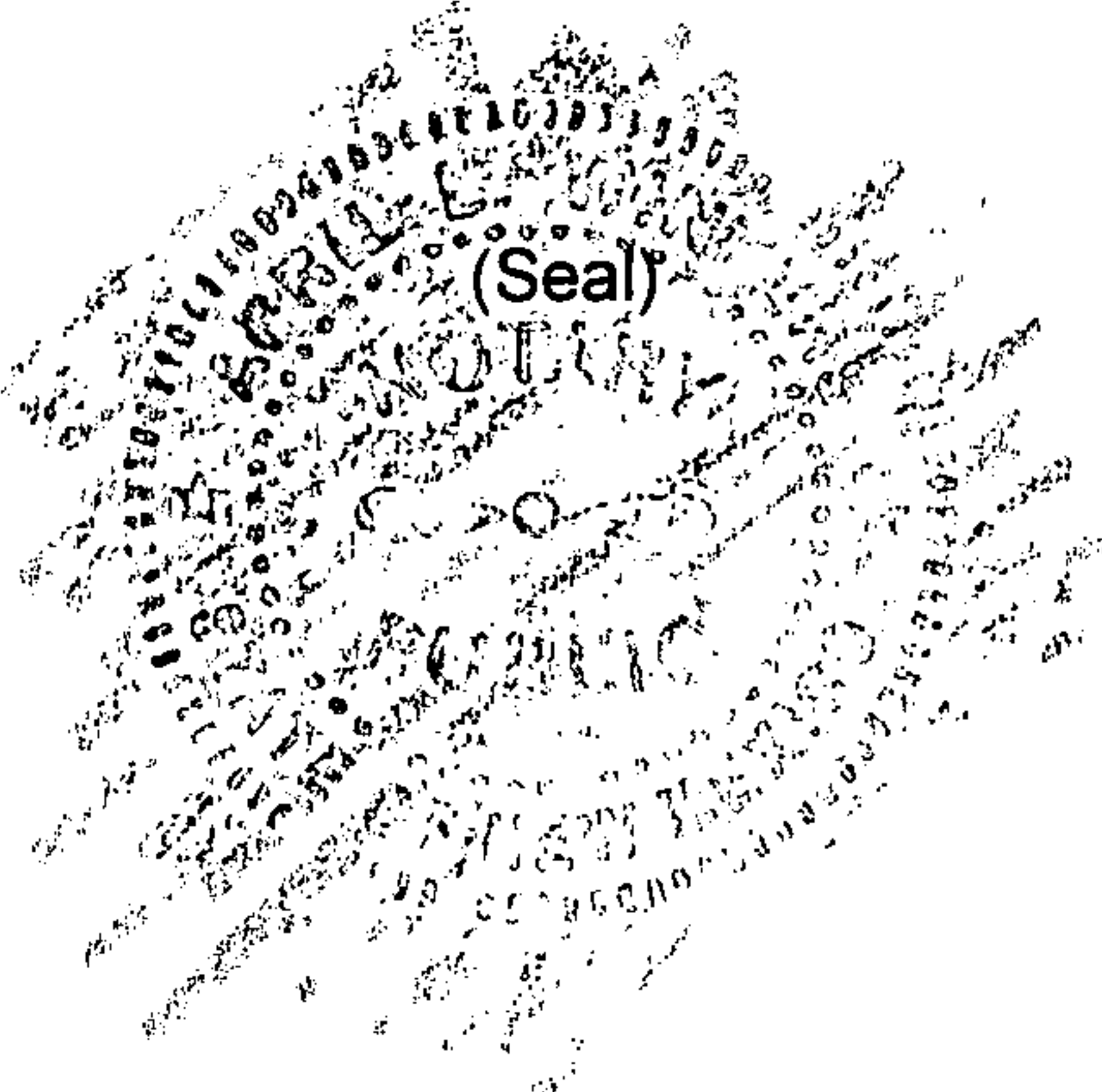
Kizito Wijenje, Director, Capital Master Plan

STATE OF NEW MEXICO  
COUNTY OF BERNALILLO

This instrument was acknowledged before me on November 5, 2008 by Kizito Wijenje as Director, Capital Master Plan of the Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, a school district organized and existing under the laws of the State of New Mexico.

  
Notary Public

My commission expires: May 18, 2011



# **G.P.S. LLC**

**333 Lomas Blvd., NE \* Albuquerque, New Mexico 87102 \* 998-0303 \* Fax 998-0305**

November 5, 2008

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

REF: PROPOSED PARCEL A-1, ANTHONY'S & JONELL'S REPLAT OF MIRA MESA  
ESTATES

Dear Board Members:

The purpose of the above referenced plat is to show the vacated  
Pedestrian Easement (08DRB-70298) and Open Land Space (08DRB-70380)  
within Parcel A, Mira Mesa Estates.

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

Sincerely,

  
Sarah Gibson



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

October 22, 2008

**Project# 1003604**

08DRB-70445 EXT OF SIA FOR TEMP DEFR SDWK CONST

KIM BROOKS agent(s) for KIM BROOKS request(s) the above action(s) for all or a portion of Tract(s) 217-220, **MIRA MESA ESTATES** zoned R-2/C-2, located on COORS NW BETWEEN HANOVER NE AND GLEN RIO RD NW containing approximately 20 acre(s). (J-10)

At the October 22, 2008 Development Review Board meeting, a two year extension to the four-year agreement for the deferral of sidewalks was approved.

Jack Cloud, AICP, DRB Chair

Cc: Kim Brooks - P.O. Box 90925 – Albuquerque, NM 87199  
Marilyn Maldonado  
File

SUBMIT  
by 12:00 PM  
TUES.

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

### SUBDIVISION

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

### SITE DEVELOPMENT PLAN

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

### STORM DRAINAGE

- Storm Drainage Cost Allocation Plan

### S Z ZONING & PLANNING

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

### L A APPEAL / PROTEST of...

- Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

### APPLICANT INFORMATION:

Professional/Agent (if any): Kim Brooks PHONE: 991-2543  
 ADDRESS: P.O. Box 90925 FAX: 897-3796  
 CITY: Albuq. STATE NM ZIP 87199 E-MAIL: KBROOKS111@Comcast.NET

APPLICANT: Kim Brooks PHONE: 991-2543  
 ADDRESS: P.O. Box 90925 FAX: 897-3796  
 CITY: Albuq. STATE NM ZIP 87199 E-MAIL: KBROOKS111@Comcast.NET  
 Proprietary interest in site: \_\_\_\_\_ List all owners: \_\_\_\_\_

DESCRIPTION OF REQUEST: extension of SIA for Temporary Deferral of Sidewalk Construction

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

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

Lot or Tract No. Tracts 217, 218, 219, 220 Block: \_\_\_\_\_ Unit: \_\_\_\_\_  
 Subdiv/Addn/TBKA: MIRA Mesa Estates  
 Existing Zoning: R-2 / C-2 Proposed zoning: R2 / C2  
 Zone Atlas page(s): J-10 UPC Code: 1010-058-443-416-105-01 MRGCD Map No \_\_\_\_\_

### CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 04 DRB, 01452, 01453

### CASE INFORMATION:

Within city limits?  Yes Within 1000FT of a landfill? No  
 No. of existing lots: 92 No. of proposed lots: \_\_\_\_\_ Total area of site (acres): 20 ac.  
 LOCATION OF PROPERTY BY STREETS: On or Near: W. West of Cooks  
 Between: HANOVER Rd and Blen Rio Rd NW

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

SIGNATURE Roberta A. Campbell DATE 10/3/08  
 (Print) ROBERTA A. CAMPBELL Applicant:  Agent:

### FOR OFFICIAL USE ONLY

Form revised 4/07

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

Application case numbers	Action	S.F.	Fees
<u>08DRB 70445</u>	<u>ESIA</u>	<u>X</u>	<u>\$ 50.00</u>
	<u>CMF</u>		<u>\$ 20.00</u>
			\$ _____
			\$ _____
			\$ _____
			\$ _____
			\$ _____
			Total
			<u>\$ 70.00</u>

Hearing date 10/22/08

Sandy Handley 10/13/08  
Planner signature / date

Project # 1003604

FORM V: SUBDIVISION VARIANCES & VACATIONS

- BULK LAND VARIANCE (DRB04)** **(PUBLIC HEARING CASE)**  
**24 copies**
  - Application for Minor Plat on FORM S-3, including those submittal requirements.
  - Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all 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)
  - List any original and/or related file numbers on the cover application

**DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- VACATION OF PUBLIC EASEMENT (DRB27)**
- VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**
  - The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**  
(Not required for City owned public right-of-way.)
  - Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - 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)
  - List any original and/or related file numbers 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 30 DAYS after the filing deadline. Your attendance is required.**

- SIDEWALK VARIANCE (DRB20)**
- SIDEWALK WAIVER (DRB21)** **6 copies**
  - Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14")
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the variance or waiver
  - List any original and/or related file numbers on the cover application

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

- SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**
  - Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") **24 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the variance
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Fee (see schedule)
  - List any original and/or related file numbers on the cover application

**DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**
- EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**
  - Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the deferral or extension
  - List any original and/or related file numbers on the cover application

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

- VACATION OF PRIVATE EASEMENT (DRB26)**
- VACATION OF RECORDED PLAT (DRB29)**
  - The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies**
  - Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**
  - Letter of authorization from the grantors and the beneficiaries (private easement only)
  - Fee (see schedule)
  - List any original and/or related file numbers 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.

*Roberta Caspell for Kim Brooks*  
Applicant name (print)  
*Roberta Caspell for Kim Brooks*  
Applicant signature / date



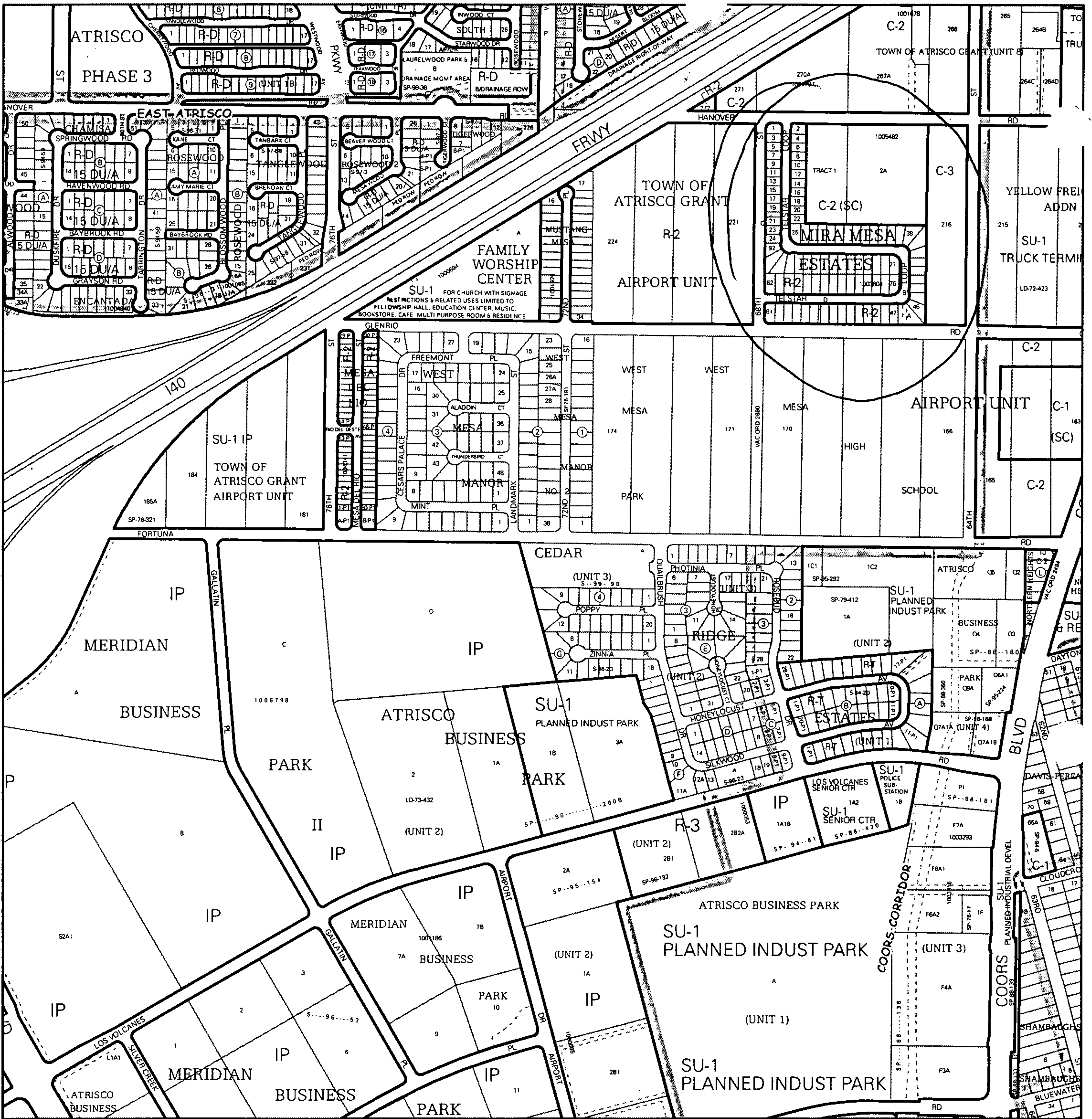
Form revised 4/07

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

Application case numbers  
08DEB - 70445  
\_\_\_\_\_-\_\_\_\_\_  
\_\_\_\_\_-\_\_\_\_\_

*Sandy Handley* 10/13/08  
Planner signature / date  
Project # 1003604

ZONE ATLAS PAGE



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

**AGIS**  
Albuquerque Geographic Information System

Map amended through: 6/13/2008

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**J-10-Z**

Selected Symbols

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

0 750 1,500 Feet

**SUMMERTREE**  
**HOMES** BY KIM BROOKS

PO Box 90925 Albuquerque NM 87199

**Date:** October 7, 2008

**Re:** Sidewalk Deferral Agreement  
Project: Mira Mesa Estates  
Project #: 749981

**To:** The Development Review Board of the City of Albuquerque

**From:** Kim Brooks  
President  
JD Home Builder Corp

**Re:** Sidewalk Deferral Agreement  
Project: Mira Mesa Estates  
Project #: 749981

JD Home Builder, Inc. requests a one year extension to complete the sidewalk construction in the above mentioned Subdivision.

The current Agreement expires on October 13, 2008 and JD Home Builder requests that date be extended to October 13, 2009.

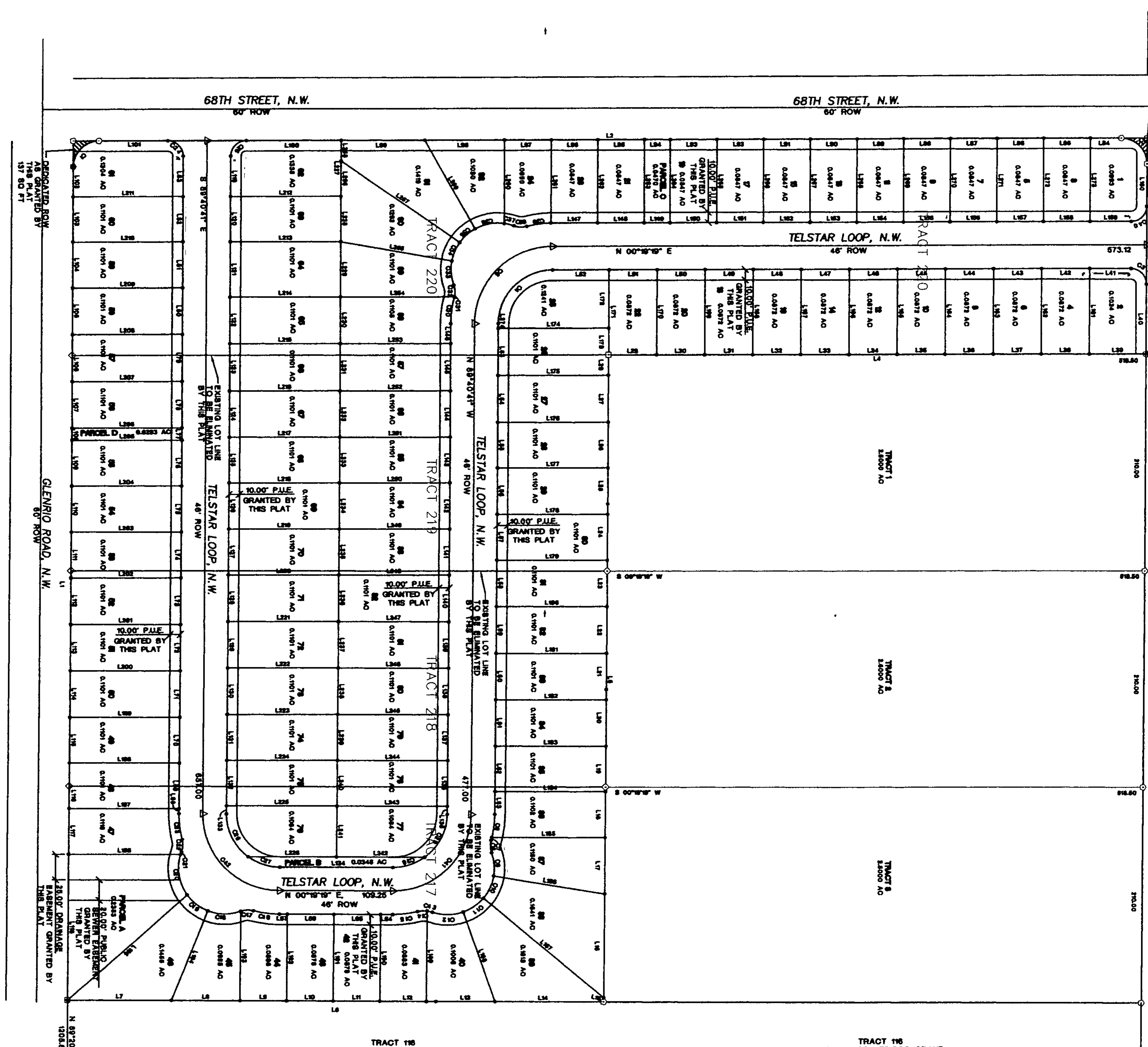
This subdivision has 92 lots total. Sidewalks have been installed in all but 17 of these lots.

JD Home Builder is currently selling and building in Mira Mesa but sales have been slower than anticipated due to the current sales market.

Sincerely

  
Kim Brooks  
President  
JD Home Builder, Corp.

DEGRADED ROW AS GRANTED BY THIS PLAT 197 80 FT  
 HANOVER ROAD, N.W. 60' ROW



TRACT 216  
 TOWN OF ATRISCO GRANT  
 FILED DECEMBER 2, 1944

TRACT 216  
 TOWN OF ATRISCO GRANT  
 FILED DECEMBER 5, 1944

18-111  
 X-885,18330  
 Y-438,18330  
 Z-440,18330  
 Q-440,18330  
 NAD 1927  
 CENTRAL ZONE  
 ELEVATION 808.808  
 (MAY 1928)

LINE	LENGTH	BEARING
1	100.00	N 00° 00' 00" E
2	100.00	N 00° 00' 00" E
3	100.00	N 00° 00' 00" E
4	100.00	N 00° 00' 00" E
5	100.00	N 00° 00' 00" E
6	100.00	N 00° 00' 00" E
7	100.00	N 00° 00' 00" E
8	100.00	N 00° 00' 00" E
9	100.00	N 00° 00' 00" E
10	100.00	N 00° 00' 00" E
11	100.00	N 00° 00' 00" E
12	100.00	N 00° 00' 00" E
13	100.00	N 00° 00' 00" E
14	100.00	N 00° 00' 00" E
15	100.00	N 00° 00' 00" E
16	100.00	N 00° 00' 00" E
17	100.00	N 00° 00' 00" E
18	100.00	N 00° 00' 00" E
19	100.00	N 00° 00' 00" E
20	100.00	N 00° 00' 00" E
21	100.00	N 00° 00' 00" E
22	100.00	N 00° 00' 00" E
23	100.00	N 00° 00' 00" E
24	100.00	N 00° 00' 00" E
25	100.00	N 00° 00' 00" E
26	100.00	N 00° 00' 00" E
27	100.00	N 00° 00' 00" E
28	100.00	N 00° 00' 00" E
29	100.00	N 00° 00' 00" E
30	100.00	N 00° 00' 00" E
31	100.00	N 00° 00' 00" E
32	100.00	N 00° 00' 00" E
33	100.00	N 00° 00' 00" E
34	100.00	N 00° 00' 00" E
35	100.00	N 00° 00' 00" E
36	100.00	N 00° 00' 00" E
37	100.00	N 00° 00' 00" E
38	100.00	N 00° 00' 00" E
39	100.00	N 00° 00' 00" E
40	100.00	N 00° 00' 00" E
41	100.00	N 00° 00' 00" E
42	100.00	N 00° 00' 00" E
43	100.00	N 00° 00' 00" E
44	100.00	N 00° 00' 00" E
45	100.00	N 00° 00' 00" E
46	100.00	N 00° 00' 00" E
47	100.00	N 00° 00' 00" E
48	100.00	N 00° 00' 00" E
49	100.00	N 00° 00' 00" E
50	100.00	N 00° 00' 00" E
51	100.00	N 00° 00' 00" E
52	100.00	N 00° 00' 00" E
53	100.00	N 00° 00' 00" E
54	100.00	N 00° 00' 00" E
55	100.00	N 00° 00' 00" E
56	100.00	N 00° 00' 00" E
57	100.00	N 00° 00' 00" E
58	100.00	N 00° 00' 00" E
59	100.00	N 00° 00' 00" E
60	100.00	N 00° 00' 00" E
61	100.00	N 00° 00' 00" E
62	100.00	N 00° 00' 00" E
63	100.00	N 00° 00' 00" E
64	100.00	N 00° 00' 00" E
65	100.00	N 00° 00' 00" E
66	100.00	N 00° 00' 00" E
67	100.00	N 00° 00' 00" E
68	100.00	N 00° 00' 00" E
69	100.00	N 00° 00' 00" E
70	100.00	N 00° 00' 00" E
71	100.00	N 00° 00' 00" E
72	100.00	N 00° 00' 00" E
73	100.00	N 00° 00' 00" E
74	100.00	N 00° 00' 00" E
75	100.00	N 00° 00' 00" E
76	100.00	N 00° 00' 00" E
77	100.00	N 00° 00' 00" E
78	100.00	N 00° 00' 00" E
79	100.00	N 00° 00' 00" E
80	100.00	N 00° 00' 00" E
81	100.00	N 00° 00' 00" E
82	100.00	N 00° 00' 00" E
83	100.00	N 00° 00' 00" E
84	100.00	N 00° 00' 00" E
85	100.00	N 00° 00' 00" E
86	100.00	N 00° 00' 00" E
87	100.00	N 00° 00' 00" E
88	100.00	N 00° 00' 00" E
89	100.00	N 00° 00' 00" E
90	100.00	N 00° 00' 00" E
91	100.00	N 00° 00' 00" E
92	100.00	N 00° 00' 00" E
93	100.00	N 00° 00' 00" E
94	100.00	N 00° 00' 00" E
95	100.00	N 00° 00' 00" E
96	100.00	N 00° 00' 00" E
97	100.00	N 00° 00' 00" E
98	100.00	N 00° 00' 00" E
99	100.00	N 00° 00' 00" E
100	100.00	N 00° 00' 00" E

--- 17 lots left





CITY OF ALBUQUERQUE  
 PLANNING DEPARTMENT  
 DEVELOPMENT REVIEW BOARD

September 24, 2008

**Project# 1003604**  
 08DRB-70380 VACATION OF PRIVATE EASEMENT

ALPHA PROFESSIONAL SURVEYING agent(s) for ANTHONY MONTOYA JR request(s) vacation of Open Land Space designation for all or a portion of Lot(s) A, **MIRA MESA ESTATES** zoned R-2, located on TELSTAR LOOP NW BETWEEN 68TH ST NW AND GLENRIO RD NW containing approximately 0.2353 acre(s). (J-10)

**AMAFCA**  
 No comment.

**COG**  
 MRCOG staff have no comment on the proposed development.

**TRANSIT**  
 No comments received.

**ZONING ENFORCEMENT**  
 No Comments

**NEIGHBORHOOD COORDINATION**  
 Letters sent to: **Los Volcanes NA (R)**

**APS**  
**Mira Mesa Estates**, Lot A, is located on Telstar Loop NW between 68<sup>th</sup> St NW and Glenrio Rd NW. The owner of the above property requests a vacation action to vacate an open land space easement for Lot A. This development consists of 92 single family homes. This is impacting S.R. Marmon, Jimmy Carter Middle School, and West Mesa High School. S.R. Marmon Elementary School has excess capacity, Jimmy Carter Middle School is nearing capacity, and West Mesa High School is exceeding capacity.

Loc No	School	2007-08 40th Day	2007-08 Capacity	Space Available
280	S.R. Marmon	742	873	131
445	Jimmy Carter	1,185	1,200	15
570	West Mesa	2,749	2,632	-117

**Residential Units: 92**  
**Est. Elementary School Students: 24**  
**Est. Middle School Students: 10**  
**Est. High School Students: 10**  
**Est. Total # of Students from Project: 44**

\*The estimated number of students from the proposed project is based on an average student generation rate for the entire APS district.

Atrisco Heritage Academy High School will open with a 9<sup>th</sup> grade academy in 2008, while the remainder of the school will open in 2009. Atrisco Heritage Academy High School will relieve overcrowding at West Mesa High School.

To address overcrowding at schools, APS will explore various alternatives. A combination or all of the following options may be utilized to relieve overcrowded schools.

- Provide new capacity (long term solution)
  - Construct new schools or additions
  - Add portables
  - Use of non-classroom spaces for temporary classrooms
  - Lease facilities
  - Use other public facilities
- Improve facility efficiency (short term solution)
  - Schedule Changes
    - Double sessions
    - Multi-track year-round
  - Other
    - Float teachers (flex schedule)
- Shift students to Schools with Capacity (short term solution)
  - Boundary Adjustments / Busing
  - Grade reconfiguration
- Combination of above strategies

All planned additions to existing educational facilities are contingent upon taxpayer approval

**POLICE DEPARTMENT**

No comments provided

**FIRE DEPARTMENT**

No comments provided

**PNM ELECTRIC & GAS**

No comments provided

**COMCAST**

No comments provided

**QWEST**

No comments provided

**ENVIRONMENTAL HEALTH**

No comments provided

**M.R.G.C.D**

No Comment

**OPEN SPACE DIVISION**

Open Space has no adverse comments

**CITY ENGINEER**

The Hydrology section has no objection to the vacation request.

**TRANSPORTATION DEVELOPMENT**

No adverse comments

**PARKS AND RECREATION**

No objection to the request, the open space parcel was not required to meet a detached open space requirement. The open space tract was to be maintained by the HOA and as no HOA was created the open space would likely not be maintained to the City's standards or provide a benefit to the subdivision.

**ABCWUA**

**No objection to Vacation request.**

**PLANNING DEPARTMENT**

Refer to any Public Hearing comments regarding proposed vacation.

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

Cc: Alpha Professional Surveying – P.O. Box 46316 – Albuquerque, NM 87174



Supplemental form

**SUBDIVISION**

- Major Subdivision action
- Minor Subdivision action
- Vacation **OPEN LAND SPACE!**
- Variance (Non-Zoning) **(PRIVATE EASEMENT)**

**SITE DEVELOPMENT PLAN**

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

**STORM DRAINAGE**

- Storm Drainage Cost Allocation Plan

S Z

**ZONING & PLANNING**

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

L A D

**APPEAL / PROTEST of...**

- Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

**APPLICANT INFORMATION:**

Professional/Agent (if any): ALPHA PROFESSIONAL SURVEYING PHONE: 892-1076  
 ADDRESS: P.O. Box 46316 FAX: 891-0471  
 CITY: BIO RANCHO STATE NM ZIP 87174 E-MAIL: sargib@gmail.com

APPLICANT: Anthony Montoya Jr PHONE: 768-2713  
 ADDRESS: 1016 TELSTAR LOOP NW FAX: \_\_\_\_\_  
 CITY: ALBU STATE NM ZIP 87121 E-MAIL: \_\_\_\_\_

Proprietary interest in site: OWNER List all owners: N/A

DESCRIPTION OF REQUEST: VACATE THE OPEN LAND SPACE ON PARCEL A, CORRECTION PLAT OF MIRA MESA ESTATES

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

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

Lot or Tract No. PARCEL A Block: N/A Unit: N/A  
 Subdiv/Addn/TBKA: MIRA MESA ESTATES  
 Existing Zoning: R-2 Proposed zoning: N/A  
 Zone Atlas page(s): J-10-Z UPC Code: 1-010-058-476-380-11117 MRGCD Map No N/A

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX-, Z-, V-, S-, etc.): 08DRB-70298  
Proj # 1003604

**CASE INFORMATION:**

Within city limits?  Yes Within 1000FT of a landfill? NO  
 No. of existing lots: 1 No. of proposed lots: 1 Total area of site (acres): 0.2363 AC  
 LOCATION OF PROPERTY BY STREETS: On or Near: TELSTAR LP. NW  
 Between: 68TH STREET NW and GLENRIO RD. NW

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

SIGNATURE Sarah Gibson DATE 8/21/08  
 (Print) SARAH GIBSON - 998-0303 Applicant:  Agent:

**FOR OFFICIAL USE ONLY**

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

Application case numbers
<u>08DRB - 70380</u>
_____
_____
_____
_____

Action	S.F.	Fees
<u>VPE</u>	_____	\$ <u>45.00</u>
<u>ADV</u>	_____	\$ <u>75.00</u>
<u>CMF</u>	_____	\$ <u>20.00</u>
_____	_____	\$ _____
_____	_____	\$ _____
		Total
		\$ <u>140.00</u>

Hearing date September 24, 2008

[Signature] 8.29.08  
 Planner signature / date

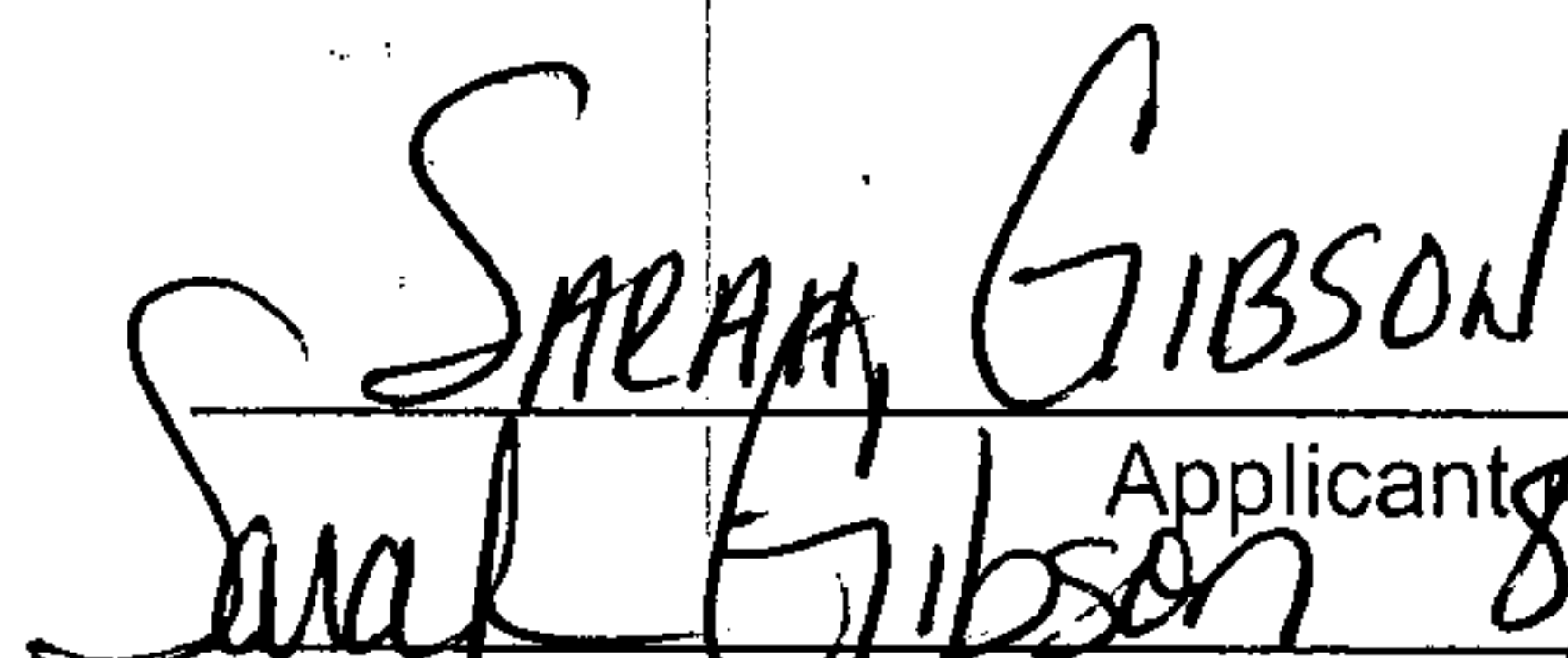
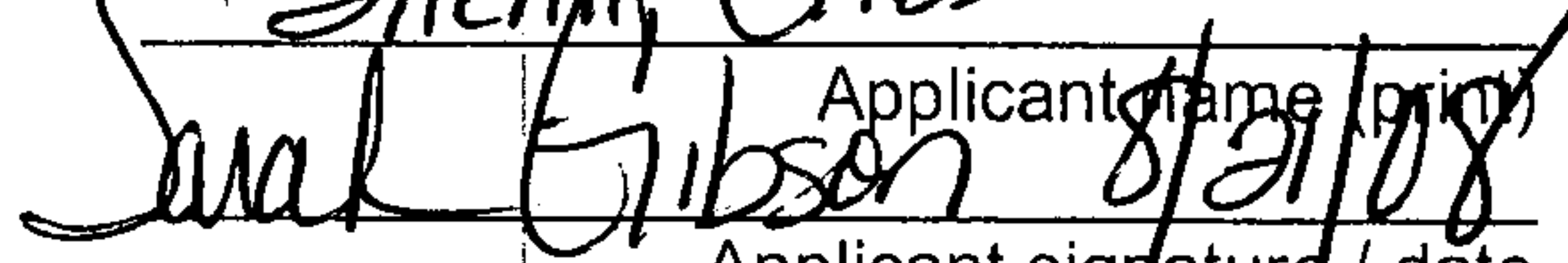
Project # 1003604

Form revised 4/07

FORM V: SUBDIVISION VARIANCES & VACATIONS

- BULK LAND VARIANCE (DRB04)** (PUBLIC HEARING CASE)  
 \_\_\_ Application for Minor Plat on FORM S-3, including those submittal requirements. 24 copies  
 \_\_\_ Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all 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)  
 \_\_\_ List any original and/or related file numbers on the cover application  
**DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.**
  
- VACATION OF PUBLIC EASEMENT (DRB27)**
- VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**  
 \_\_\_ The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**  
 (Not required for City owned public right-of-way.)  
 \_\_\_ Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**  
 \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined  
 \_\_\_ 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)  
 \_\_\_ List any original and/or related file numbers 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 30 DAYS after the filing deadline. Your attendance is required.**
  
- SIDEWALK VARIANCE (DRB20)**
- SIDEWALK WAIVER (DRB21)**  
 \_\_\_ Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14") 6 copies  
 \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined  
 \_\_\_ Letter briefly describing, explaining, and justifying the variance or waiver  
 \_\_\_ List any original and/or related file numbers on the cover application  
**DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**
  
- SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**  
 \_\_\_ Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") **24 copies**  
 \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined  
 \_\_\_ Letter briefly describing, explaining, and justifying the variance  
 \_\_\_ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts  
 \_\_\_ Sign Posting Agreement  
 \_\_\_ Fee (see schedule)  
 \_\_\_ List any original and/or related file numbers on the cover application  
**DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.**
  
- TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**
- EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**  
 \_\_\_ Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**  
 \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined  
 \_\_\_ Letter briefly describing, explaining, and justifying the deferral or extension  
 \_\_\_ List any original and/or related file numbers on the cover application  
**DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**
  
- VACATION OF PRIVATE EASEMENT (DRB26)**
- VACATION OF RECORDED PLAT (DRB29)**  
 \_\_\_ The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies** ;  
 \_\_\_ Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies** ;  
 \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined  
 \_\_\_ Letter/documents briefly describing, explaining, and justifying the vacation **6 copies** ;  
 \_\_\_ Letter of authorization from the grantors and the beneficiaries (private easement only)  
 \_\_\_ Fee (see schedule)  
 \_\_\_ List any original and/or related file numbers on the cover application  
 Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.  
**DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**

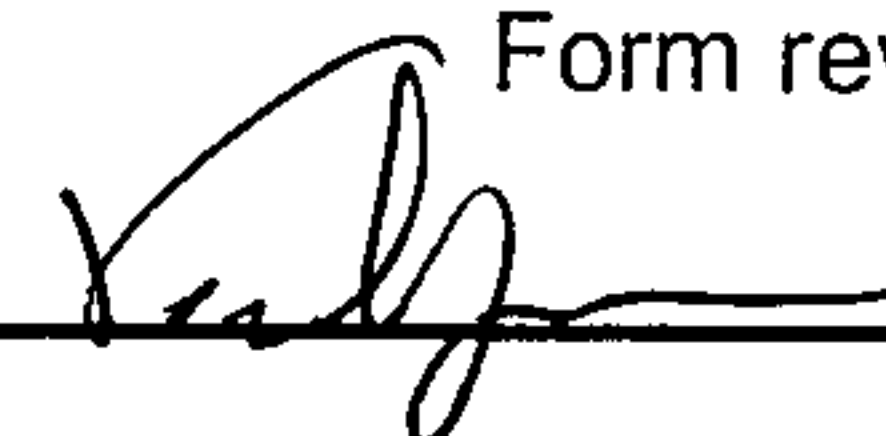
I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

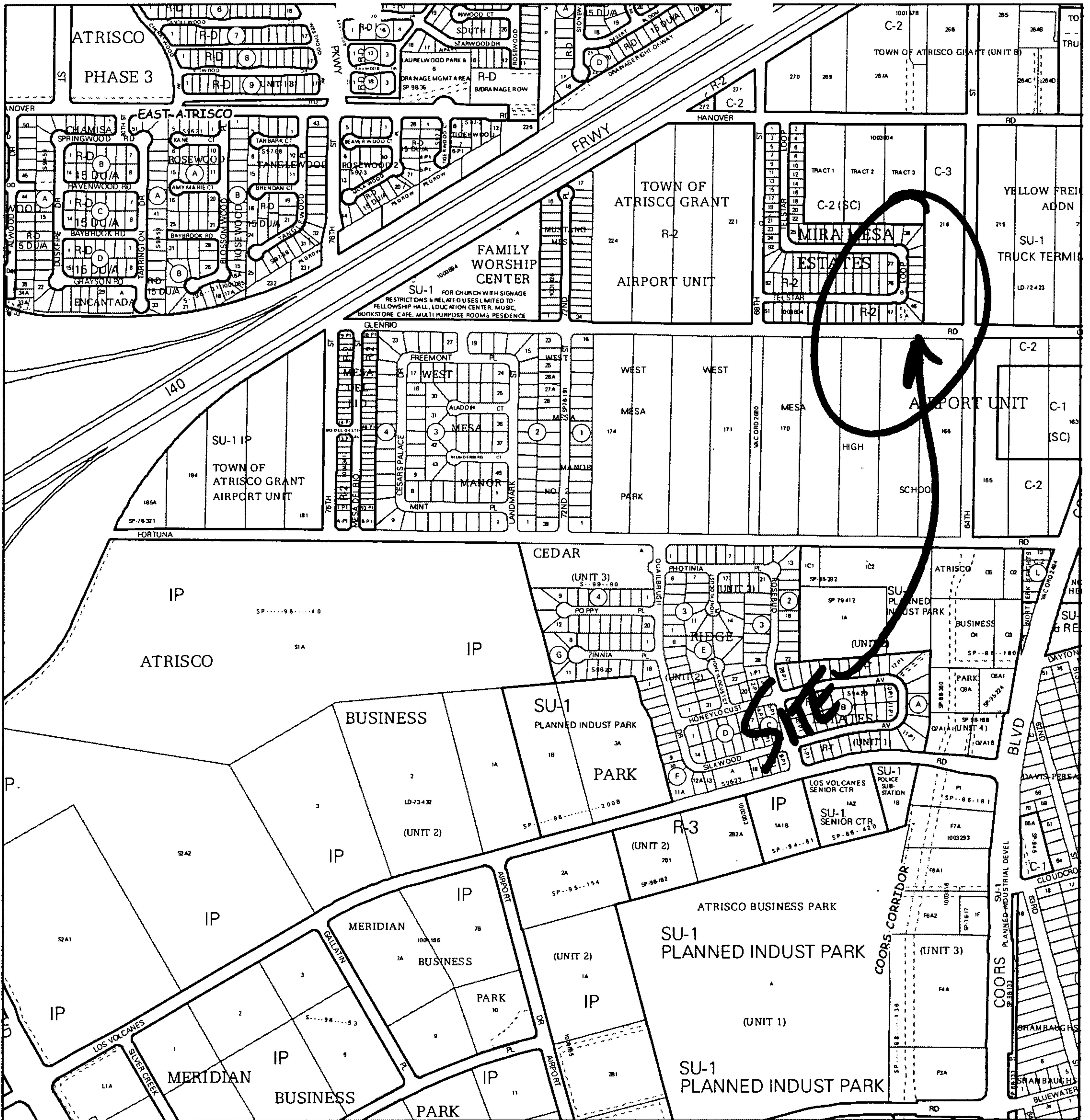
  
 Applicant name (print)  
  
 Applicant signature / date



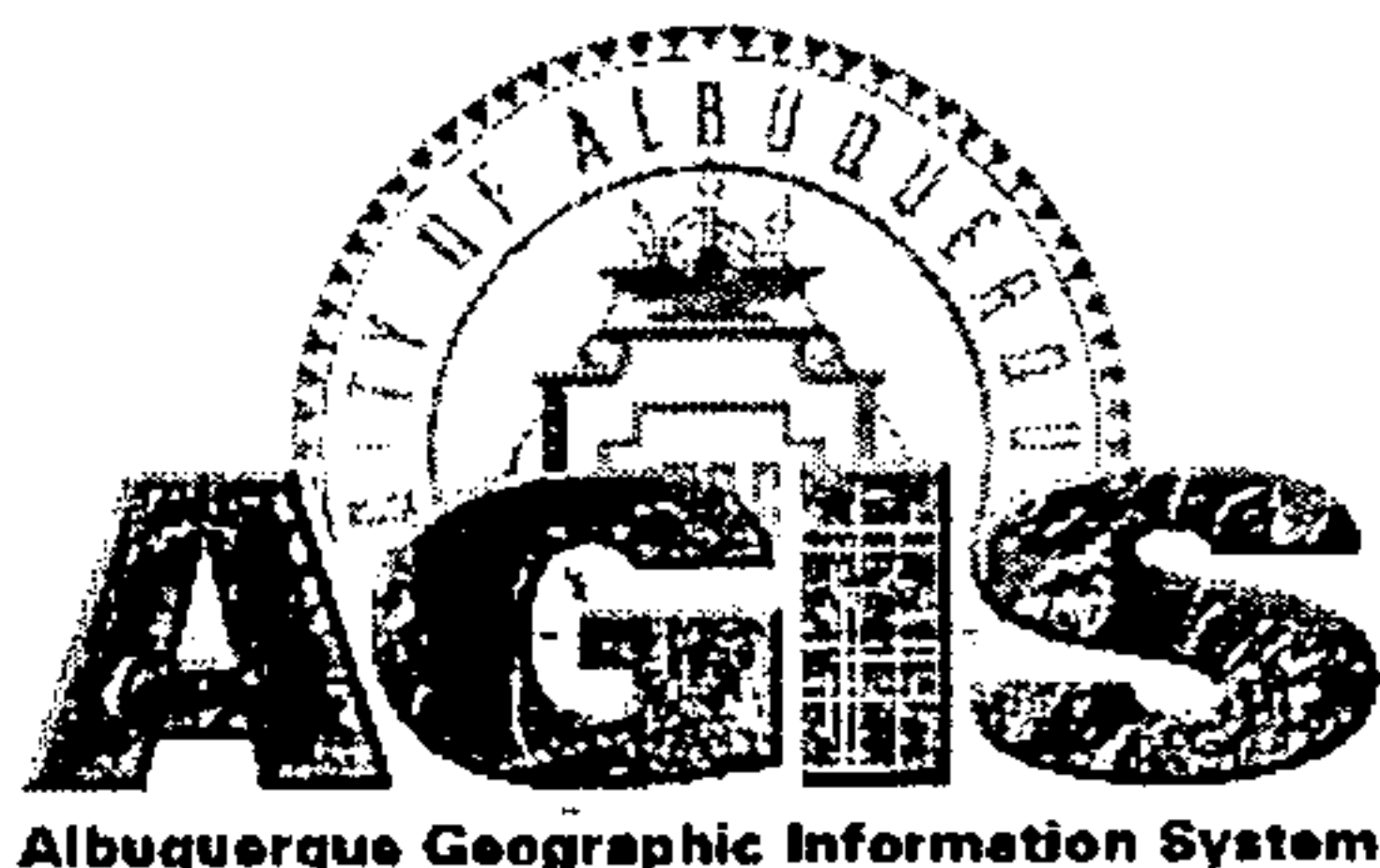
Form revised 4/07

- Checklists complete
  - Fees collected
  - Case #s assigned
  - Related #s listed
- | Application case numbers |
|--------------------------|
| 08DRB - _____ - 20380    |
| _____ - _____ - _____    |
| _____ - _____ - _____    |

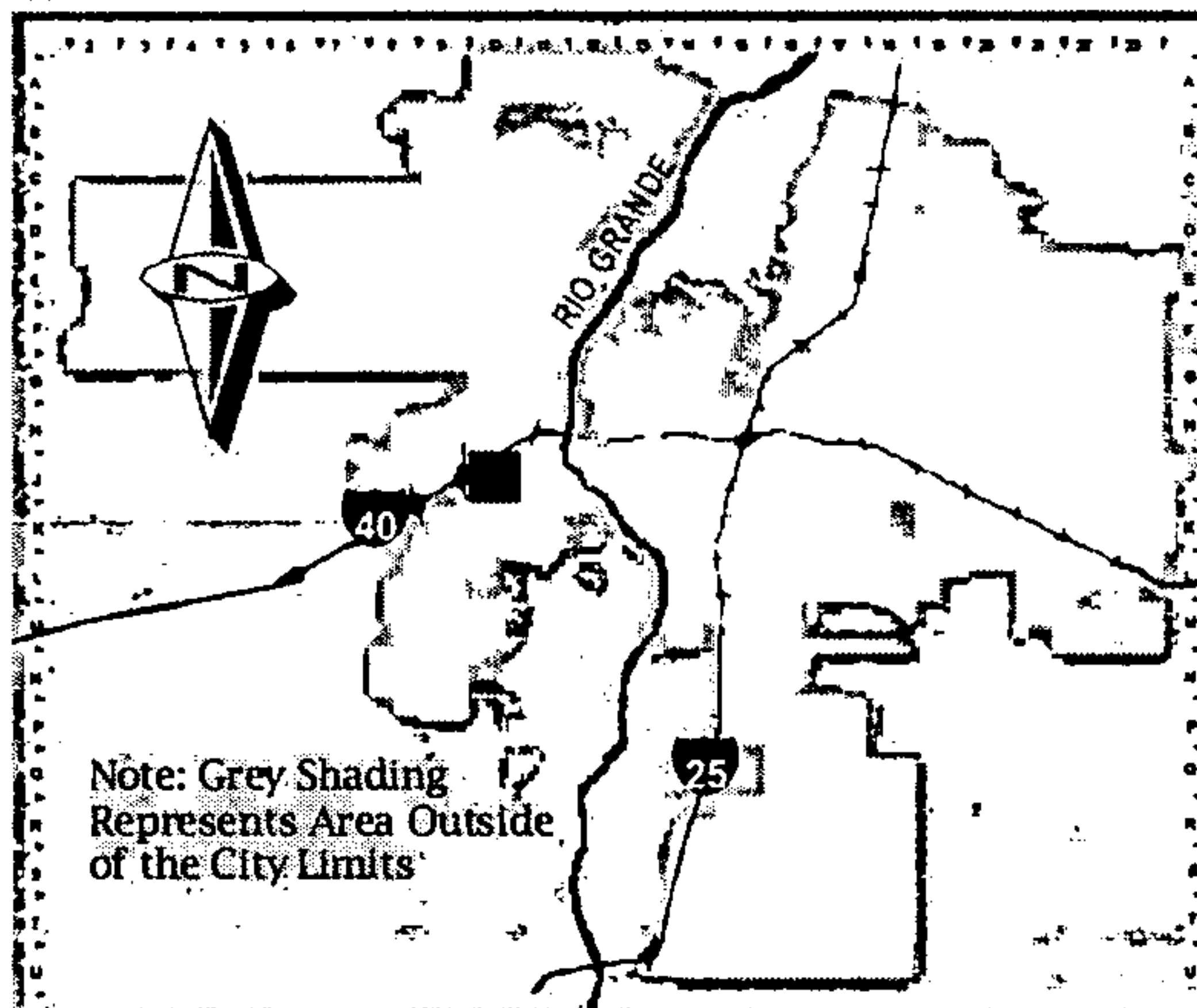
  
 Planner signature / date  
 Project # 1003604



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



Map amended through: 10/25/2006



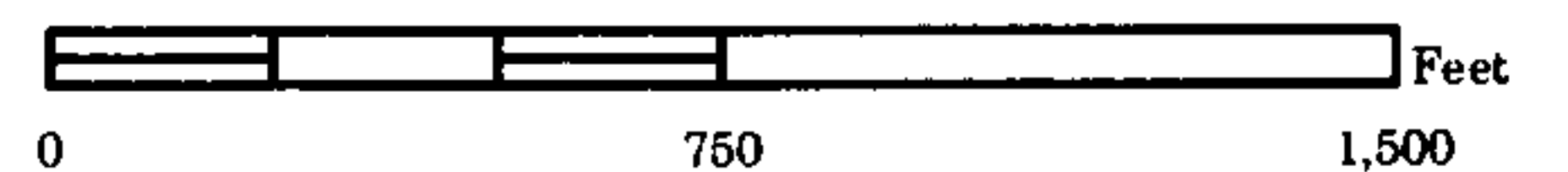
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

**J-10-Z**

Selected Symbols

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



# **G.P.S. LLC**

**333 Lomas Blvd., NE \* Albuquerque, New Mexico 87102 \* 998-0303 \* Fax 998-0305**

August 27, 2008

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

REF: VACATION ACTION WITHIN PARCEL A, MIRA MESA ESTATES

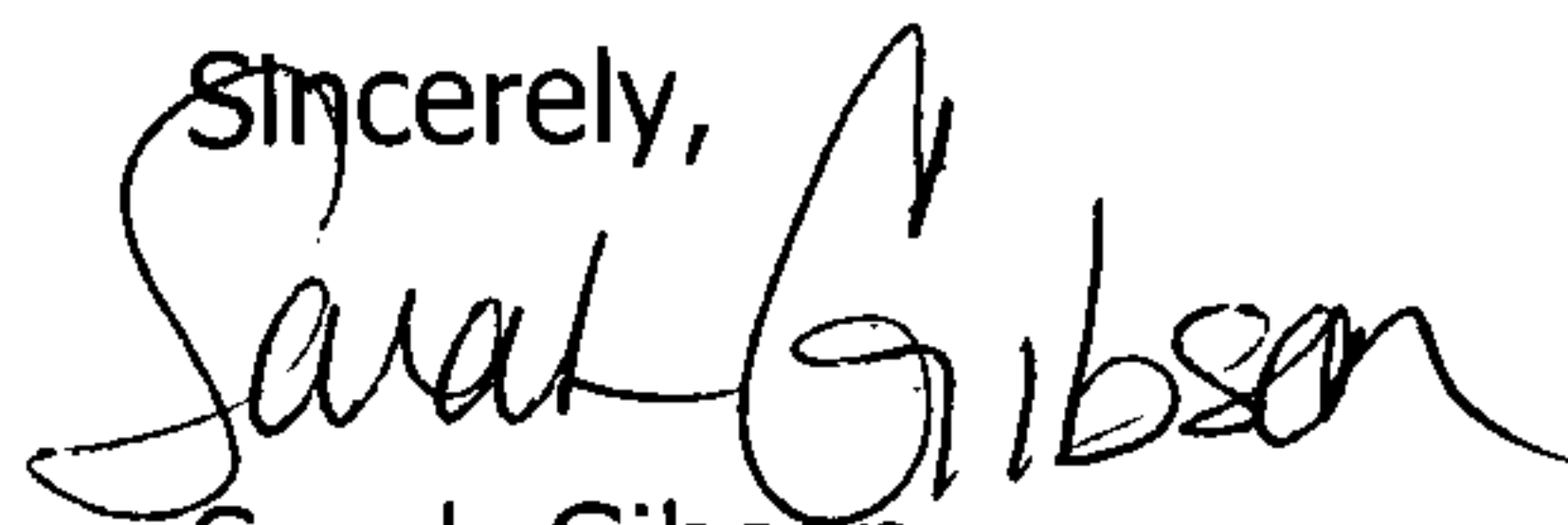
Dear Board Members:

The purpose of the above referenced vacation action is to vacate an existing open land space.

The open land space designated on Parcel A, Mira Mesa Estates, filed January 6, 2006 states that the Homeowners Association which was never formed will maintain the open land space.

Since no Homeowners Association is in place and the neighborhood has no intention of forming an Association, the owner request that the vacation be granted. The owner currently does all of the maintenance to the property.

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

Sincerely,  
  
Sarah Gibson

I, Anthony Montoya, Jr., owner of Parcel A, Mira Mesa Estates as filed on January 6, 2006 hereby authorize the vacation of the open land space as shown on above recorded plat.

*[Handwritten signature of Anthony Montoya Jr.]*

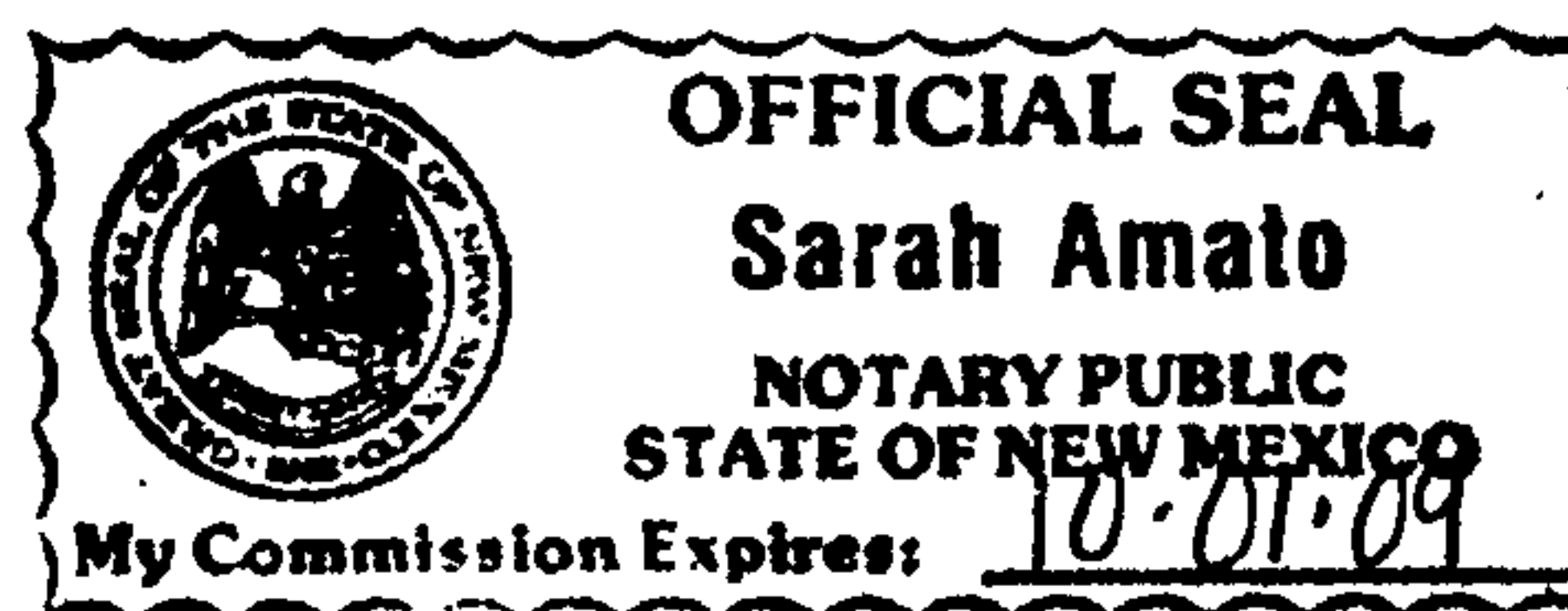
8-28-08

Anthony Montoya Jr

Date

ACKNOWLEDGMENT

STATE OF NEW MEXICO )  
 ) SS  
COUNTY OF BERNALILLO )



The foregoing instrument was acknowledged before me this 28<sup>th</sup> day of August, 2008  
By: Anthony Montoya Jr

My Commission Expires:  
10-01-09

*[Handwritten signature of Sarah Amato]*  
Notary Public

C/O - SARAH GIBSON  
GPS, LLC



### City of Albuquerque

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

Date: August 28, 2008

TO CONTACT NAME: GARY GRITSKO  
COMPANY/AGENCY: ALPA PROFESSIONAL SURVEYING  
ADDRESS/ZIP: P.O. BOX 44316 / 87174  
PHONE/FAX #: 892-1076 FAX - 998-0305

Thank you for your inquiry of 8-28-08 (date) requesting the names of **ALL Affected**

**Neighborhood and/or Homeowner Associations** who would be affected under the provisions of O-92 by your proposed project at PARCEL A, MIRAMESA ESTATES located on TELSTAR LOOP NW between 68th St. NW and GLEN RD. NW zone map page(s) J-10.

Our records indicate that the **Affected Neighborhood and/or Homeowner Associations** affected by this proposal and the contact names are as follows:

LOS VOLCANES  
Neighborhood or Homeowner Association  
Contacts: M. MAX GARCIA  
6619 Honeylocust Ave. NW 87121  
833-0969 (h)  
BEN SANDOVAL  
6516 Honeylocust Ave. NW 87121  
836-4499 (h)

Neighborhood or Homeowner Association  
Contacts: \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**See reverse side for additional Neighborhood and/or Homeowner Associations Information:**

YES { } NO {  }

Please note that according to O-92 you are required to notify each of these contact persons by **CERTIFIED MAIL, RETURN RECEIPT REQUESTED, BEFORE** the Planning Department will accept your application filing. **IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

Stephoni Winkler  
OFFICE OF NEIGHBORHOOD COORDINATION

ATTENTION: Both contacts for each Neighborhood and/or Homeowner Associations need to be notified.



# NOTICE TO APPLICANTS - SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

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

## WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

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

## INFORMATION FROM THE OFFICE OF NEIGHBORHOOD COORDINATION

The following information should always be in each application packet that you submit for an EPC or DRB application. Listed below is a "Checklist" of the items needed.

- ONC's "Official" Letter to the applicant (if there are associations). A copy must be submitted with application packet -OR-
- The ONC "Official" Letter (if there are no associations). A copy must be submitted with application packet.
- Copies of Letters to Neighborhood and/or Homeowner Associations (if there are associations). A copy must be submitted with application packet.
- Copies of the certified receipts to Neighborhood and/or Homeowner Associations (if there are associations). A copy must be submitted with application packet.

**Just a reminder - Our ONC "Official" Letter is only valid for a one (1) month period and if you haven't submitted your application by this date, you will need to get an updated letter from our office.**

\*\*\*\*\*

(Below this line for ONC use only)

Date of Inquiry: 8/28/08

Time Entered: 11:35am

ONC Rep. Initials: SA

# G.P.S. LLC

333 Lomas Blvd., NE \* Albuquerque, New Mexico 87102 \* 998-0303 \* Fax 998-0305

August 28, 2008

LOS VOLCANES NEIGHBORHOOD ASSOC.  
BEN SANDOVAL  
6516 HONEYLOCUST AVE., NW  
ALBUQUERQUE, NM 87121

REF: PARCEL A, MIRA MESA ESTATES

Dear Ben Sandoval:

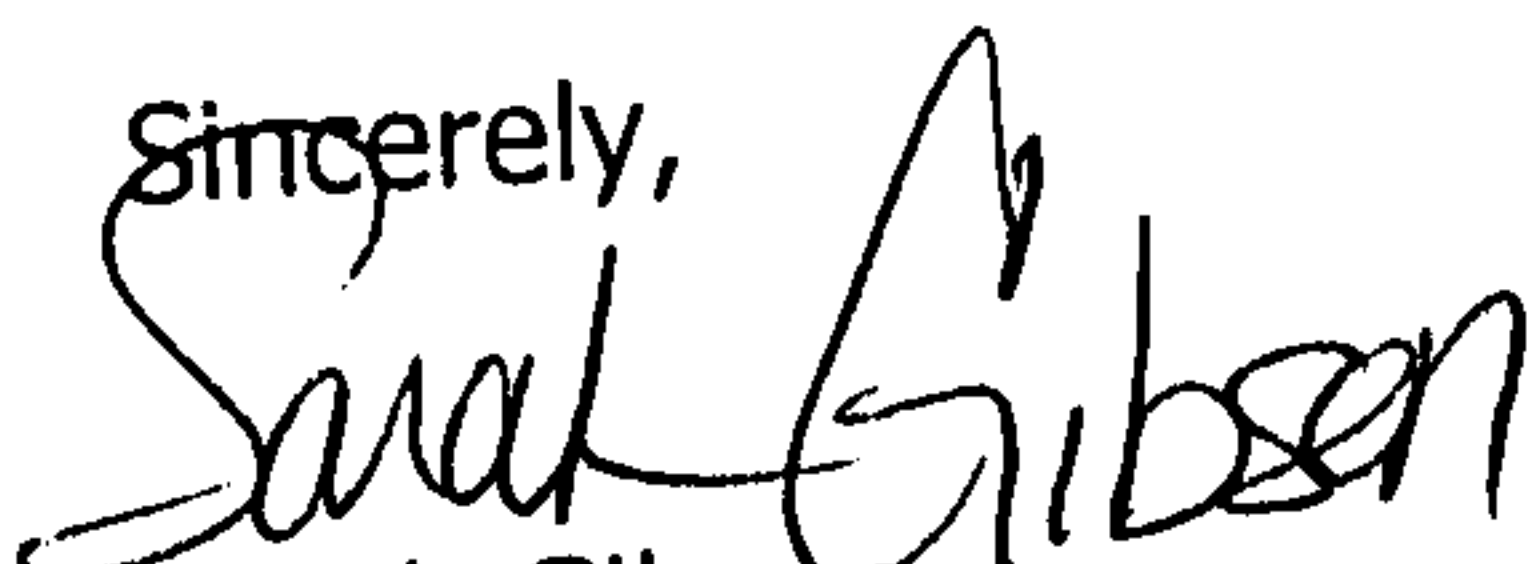
This letter is a notice to you of action being taken on the Mira Mesa Estates Subdivision located on Telstar Loop NW.

Alpha Professional Surveying Inc. is submitting the above referenced property for a vacation action to vacate an open land space easement on Parcel A to DRB for approval.

Upon receiving approval of the vacation action the plat will be submitted to DRB as a preliminary / final plat to show the vacated easement on the replat.

The date and time of the DRB hearing will be posted on the site two weeks before the hearing. Presently the schedule for the hearing is September 24, 2008.

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

Sincerely,  
  
Sarah Gibson

7008 0150 0000 6532 7048

U.S. Postal Service™	
CERTIFIED MAIL™ RECEIPT	
(Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a> ®	
OFFICIAL USE	
Postage	\$ .42
Certified Fee	2.70
Return Receipt Fee (Endorsement Required)	2.20
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 5.32

Postmark Here  
8/29/08

Sent To	BEN SANDOVAL
Street, Apt. No. or PO Box No.	6516 HONEYLOCUST AVENUE
City, State, ZIP+4	ALBU, N. MEX 87121

PS Form 3800, August 2006 See Reverse for Instructions

# SIGN POSTING AGREEMENT

## REQUIREMENTS

### POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

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

The applicant is responsible for ensuring that the signs remain posted throughout the 15-day period prior to public hearing. Failure to maintain the signs during this entire period may be cause for deferral or denial of the application. Replacement signs for those lost or damaged are available from the Development Services Front Counter at a charge of \$3.75 each.

1. LOCATION

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

2. NUMBER

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

3. PHYSICAL POSTING

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

4. TIME

Signs must be posted from September 9, 2008 To September 24, 2008

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.

Sual Gibson  
(Applicant or Agent)

8/29/08  
(Date)

I issued 2 signs for this application, 8-29-08  
(Date)

[Signature]  
(Staff Member)

DRB PROJECT NUMBER: 1003604

# G.P.S. LLC

333 Lomas Blvd., NE \* Albuquerque, New Mexico 87102 \* 998-0303 \* Fax 998-0305

August 28, 2008

LOS VOLCANES NEIGHBORHOOD ASSOC.  
M. MAX GARCIA  
6619 HONEYLOCUST AVE., NW  
ALBUQUERQUE, NM 87121

REF: PARCEL A, MIRA MESA ESTATES

Dear M. Max Garcia:


This letter is a notice to you of action being taken on the Mira Mesa Estates Subdivision located on Telstar Loop NW.

Alpha Professional Surveying Inc. is submitting the above referenced property for a vacation action to vacate an open land space easement on Parcel A to DRB for approval.

Upon receiving approval of the vacation action the plat will be submitted to DRB as a preliminary / final plat to show the vacated easement on the replat.

The date and time of the DRB hearing will be posted on the site two weeks before the hearing. Presently the schedule for the hearing is September 24, 2008.

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

Sincerely,  
  
Sarah Gibson

5502 2E59 0000 05TD 9002

U.S. Postal Service™	
<b>CERTIFIED MAIL™ RECEIPT</b>	
<i>(Domestic Mail Only; No Insurance Coverage Provided)</i>	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a> ®	
<b>OFFICIAL USE</b>	
Postage	\$ .42
Certified Fee	2.70
Return Receipt Fee (Endorsement Required)	2.20
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 5.32

Postmark  
8/29/08

Sent To	M. MAX GARCIA
Street, Apt. No., or PO Box No.	6619 HONEYLOCUST AVE NW
City, State ZIP+4	ALBU, N. MEX 87121

PS Form 3800, August 2006 See Reverse for Instructions

TELSTAR LOOP N.W.  
(46' R.O.W.)

EXHIBIT

PARCEL A

MIRA MESA ESTATES

Projected Section 15, T10N, R2E, NMPM

Town of Atrisco Grant

City of Albuquerque

Bernalillo County, New Mexico

July 2008

LOT 47  
MIRA MESA ESTATES  
FD. 1/6/2006  
BK. 2006C, PG. 5

N 00°19'19" E 108.52'

25' PUBLIC DRAINAGE & PEDESTRIAN EASEMENT (BK. 2006C, PG. 5)  
PEDESTRIAN EASEMENT VACATED PER  
PROJECT #1003604 / 08DRB-70298

20' PUBLIC SEWER LINE EASEMENT (BK. 2006C, PG. 5)

10' P.U.E.

PARCEL A

0.2353 AC.

OPEN LAND SPACE TO BE VACATED  
(Correction Plat of Mira Mesa Estates  
Filed: 1/06/2006, Bk 2006C, Pg. 5)

LOT 46  
MIRA MESA ESTATES  
FD. 1/6/2006  
BK. 2006C, PG. 5

N 41°37'29" W  
154.87'

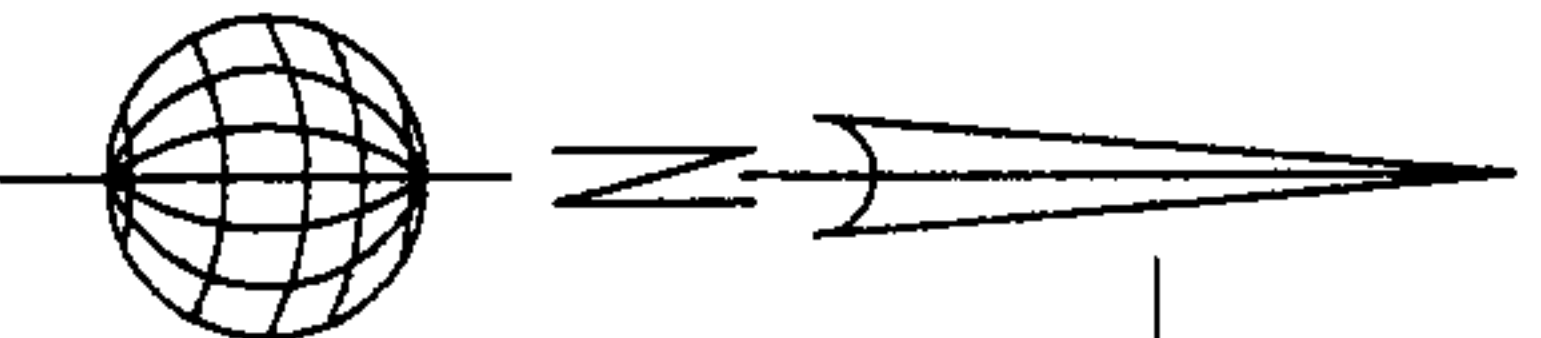
TRACT 216  
TOWN OF ATRISCO GRANT  
AIRPORT UNIT  
FD. 12/5/1944

143.01'

N 89°40'41" W

GLENRIO ROAD N.W.

(60' R.O.W.)



SCALE: 1"=20'



ALPHA PROFESSIONAL SURVEYING, INC.

P.O. BOX 46316, RIO RANCHO, NEW MEXICO 87174  
PHONE (505) 892-1076 FAX (505) 891-0471  
DRAWN BY: GEG FILE NO: 08-107P



Supplemental form

**SUBDIVISION**

- Major Subdivision action
- Minor Subdivision action
- Vacation 25' PEDESTRIAN EASEMENT
- Variance (Non-Zoning)

**SITE DEVELOPMENT PLAN**

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

**STORM DRAINAGE**

- Storm Drainage Cost Allocation Plan

**S Z ZONING & PLANNING**

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

**L A APPEAL / PROTEST of...**

- Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

**APPLICANT INFORMATION:**

Professional/Agent (if any): ALPHA PROFESSIONAL SURVEYING PHONE: 892-1076  
 ADDRESS: P.O. Box 46316 FAX: 891-0471  
 CITY: BIO RANCHO STATE NM ZIP 87174 E-MAIL: \_\_\_\_\_

APPLICANT: ANTHONY MONTOYA JR. PHONE: 768-2713  
 ADDRESS: 1016 TELSTAR LOOP NW FAX: \_\_\_\_\_  
 CITY: ALBU STATE NM ZIP 87121 E-MAIL: \_\_\_\_\_

Proprietary interest in site: OWNER List all owners: \_\_\_\_\_

DESCRIPTION OF REQUEST: TO VACATE AN EXISTING 25' PEDESTRIAN EASEMENT ON PARCEL A, ALL UTILITIES TO REMAIN.

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

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

Lot or Tract No. PARCEL A Block: N/A Unit: N/A  
 Subdiv/Addn/TBKA: MIRA MESA ESTATES  
 Existing Zoning: R-2 Proposed zoning: N/A  
 Zone Atlas page(s): J-10-Z UPC Code: 1-010-058-476-380-11117 MRGCD Map No N/A

**CASE HISTORY:**

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

**CASE INFORMATION:**

Within city limits?  Yes Within 1000FT of a landfill? NO  
 No. of existing lots: \_\_\_\_\_ No. of proposed lots: \_\_\_\_\_ Total area of site (acres): 0.2353 AC

LOCATION OF PROPERTY BY STREETS: On or Near: TELSTAR LOOP NW  
 Between: 68<sup>th</sup> STREET and GLENRIO RD NW

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

SIGNATURE Sarah Gibson DATE 6/30/08  
 (Print) SARAH GIBSON Applicant:  Agent:

**FOR OFFICIAL USE ONLY**

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

Application case numbers	Action	S.F.	Fees
<u>08 DRB-70298</u>	<u>VPE</u>	_____	<u>\$ 45.00</u>
_____	<u>ADV</u>	_____	<u>\$ 25.00</u>
_____	<u>CME</u>	_____	<u>\$ 20.00</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____

Hearing date July 30, 2008

Total \$ 190.00

[Signature] 7-3-08  
 Planner signature / date

Project # 1003604

Form revised 4/07

FORM V: SUBDIVISION VARIANCES & VACATIONS

- BULK LAND VARIANCE (DRB04)** (PUBLIC HEARING CASE)
  - \_\_\_ Application for Minor Plat on FORM S-3, including those submittal requirements. **24 copies**
  - \_\_\_ Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all 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)
  - \_\_\_ List any original and/or related file numbers on the cover application

**DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- VACATION OF PUBLIC EASEMENT (DRB27)** '25' PEDESTRIAN EASEMENT
- VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**
  - The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.** }
  - (Not required for City owned public right-of-way.)
  - Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies** }
  - Zone Atlas map with the entire property(ies) clearly outlined
  - 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)
  - List any original and/or related file numbers 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 30 DAYS after the filing deadline. Your attendance is required.**

- SIDEWALK VARIANCE (DRB20)**
- SIDEWALK WAIVER (DRB21)**
  - \_\_\_ Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14") **6 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter briefly describing, explaining, and justifying the variance or waiver
  - \_\_\_ List any original and/or related file numbers on the cover application

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

- SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**
  - \_\_\_ Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") **24 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter briefly describing, explaining, and justifying the variance
  - \_\_\_ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - \_\_\_ Sign Posting Agreement
  - \_\_\_ Fee (see schedule)
  - \_\_\_ List any original and/or related file numbers on the cover application

**DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**
- EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**
  - \_\_\_ Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter briefly describing, explaining, and justifying the deferral or extension
  - \_\_\_ List any original and/or related file numbers on the cover application

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

- VACATION OF PRIVATE EASEMENT (DRB26)**
- VACATION OF RECORDED PLAT (DRB29)**
  - \_\_\_ The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies**
  - \_\_\_ Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies**
  - \_\_\_ Zone Atlas map with the entire property(ies) clearly outlined
  - \_\_\_ Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**
  - \_\_\_ Letter of authorization from the grantors and the beneficiaries (private easement only)
  - \_\_\_ Fee (see schedule)
  - \_\_\_ List any original and/or related file numbers 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.

SARAH GIBSON  
 Sarah Gibson Applicant name (print)  
 Sarah Gibson 6/30/08 Applicant signature / date



Form revised 4/07

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

Application case numbers  
 DRB- -70298

Project # 1063604  
 Planner signature / date 73-08

# SIGN POSTING AGREEMENT

## REQUIREMENTS

### POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

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

The applicant is responsible for ensuring that the signs remain posted throughout the 15-day period prior to public hearing. Failure to maintain the signs during this entire period may be cause for deferral or denial of the application. Replacement signs for those lost or damaged are available from the Development Services Front Counter at a charge of \$3.75 each.

1. LOCATION

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

2. NUMBER

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

3. PHYSICAL POSTING

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

4. TIME

Signs must be posted from July 15, 2008 To July 30, 2008

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.

Shel Gibson  
(Applicant or Agent)

7/03/08  
(Date)

I issued 1 signs for this application, 7-3-08 (Date) [Signature] (Staff Member)

DRB PROJECT NUMBER: 1003604



ATTN: JACK CLOUD PROJ#1003604 DRB08-10278

CORRECTION PLAT OF MIRA MESA ESTATES

2085013832 Page: 2 of 5 02/18/2005 08:51A BK-2685C Pg-53

2085013832 Page: 2 of 5 02/18/2005 08:31P BK-2685C Pg-53

H. Eugene Carter TRACT 20 (CO-OWNER) DATE 9/15/04

TRACTS 217, 218, 219 & 220 TOWN OF ATRISCO GRANT PROJECTED SEC. 15, T. 1N, R. 2E ALBUQUERQUE, N.M. AUGUST 2004

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS 15th DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY H. Eugene Carter OWNER

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS 9th DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY John Lorentzen OWNER

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS 15th DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY H. Eugene Carter OWNER

NOTARY PUBLIC Paula J. Myers DATE 9/15/04 MY COMMISSION EXPIRES: 9/26/05

NOTARY PUBLIC Paula J. Myers DATE 9/15/04 MY COMMISSION EXPIRES: 9/26/05

NOTARY PUBLIC Paula J. Myers DATE 9/15/04 MY COMMISSION EXPIRES: 9/26/05

General Notes

- A. THE BEARING BASE FOR THIS PLAT IS MONUMENT 18-J11. ALL DISTANCES ARE GROUND DISTANCES UNLESS NOTED OTHERWISE. BEARINGS ARE GRID BASED UPON THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE (NAD 1927). B. RECORDED PLAT FILED ON 12/05/1944, IN MAP BOOK D17, FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY, NEW MEXICO. C. GROSS ACREAGE: 12.4982 D. NUMBER OF EXISTING LOTS: 4 E. NUMBER OF LOTS CREATED: 92 F. PUBLIC UTILITY EASEMENTS (P.U.E.) SHOWN ON THIS PLAT ARE FOR THE COMMON AND JOINT USE OF UTILITIES, INCLUDING BUT NOT LIMITED TO THE FOLLOWING: 1. PNM ELECTRIC SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE. 2. PNM GAS SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES. 3. COMCAST CABLE FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICES. 4. QWEST COMMUNICATIONS FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF SUCH LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES. G. INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR THE PURPOSE DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM AND OVER SAID EASEMENTS, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS, WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS OR BUSHES WHICH INTERFERE WITH THE PURPOSE SET FORTH HEREIN. NO BUILDING, SIGN, POOL (ABOVE GROUND OR SUBSURFACE) HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURE SHALL BE ERECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR SHALL ANY WELL BE DRILLED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE BY CONSTRUCTION OF POOLS, DECKING OR ANY STRUCTURES ADJACENT TO WITHIN OR NEAR EASEMENTS SHOWN ON THE PLAT. H. TALOS LOG NUMBER: 2004341564 I. CITY OF ALBUQUERQUE WATER AND SEWER SERVICES ARE AVAILABLE TO THIS SITE. J. MILEAGE OF STREET: 0.409 MILES (0.049 ACRES) K. ZONE CLASSIFICATION: CITY R-2 L. IN APPROVING THIS PLAT, PNM ELECTRIC SERVICES AND GAS SERVICES (PNM) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON, CONSEQUENTLY, PNM DOES NOT WAIVE NOR RELEASE ANY EASEMENT OR EASEMENT RIGHTS TO WHICH IT MAY BE ENTITLED. M. ALL PRIVATE EASEMENTS ARE FOR THE BENEFIT OF ALL LOTS AND WILL BE MAINTAINED BY THE INDIVIDUAL LOT OWNER. N. ALL OPEN LAND SPACE (PARCELS A, B, C & D) ARE FOR THE BENEFIT OF ALL LOTS AND WILL BE MAINTAINED BY THE HOME OWNERS ASSOCIATION.

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS 9th DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY John Lorentzen OWNER

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS 9th DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY John Lorentzen OWNER

NOTARY PUBLIC Paula J. Myers DATE 9/15/04 MY COMMISSION EXPIRES: 9/26/05

NOTARY PUBLIC Paula J. Myers DATE 9/15/04 MY COMMISSION EXPIRES: 9/26/05

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS DAY OF 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY OWNER

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS 9th DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Lois Lorentzen OWNER

NOTARY PUBLIC Paula J. Myers DATE 9/15/04 MY COMMISSION EXPIRES: 9/26/05

NOTARY PUBLIC Paula J. Myers DATE 9/15/04 MY COMMISSION EXPIRES: 9/26/05

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS DAY OF 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY OWNER

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS DAY OF 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY OWNER

NOTARY PUBLIC DATE MY COMMISSION EXPIRES:

NOTARY PUBLIC DATE MY COMMISSION EXPIRES:

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS DAY OF 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY OWNER

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS DAY OF 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY OWNER

NOTARY PUBLIC DATE MY COMMISSION EXPIRES:

NOTARY PUBLIC DATE MY COMMISSION EXPIRES:

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS DAY OF 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY OWNER

STATE OF NEW MEXICO } SS COUNTY OF BERNALILLO } ON THIS DAY OF 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY OWNER

NOTARY PUBLIC DATE MY COMMISSION EXPIRES:

NOTARY PUBLIC DATE MY COMMISSION EXPIRES:

## **JULY 30, 2008 DRB HEARING**

REF: Project #1003604 / 08DRB-70298, Parcel A, Mira Mesa Estates

### **PLANNING DEPARTMENT:**

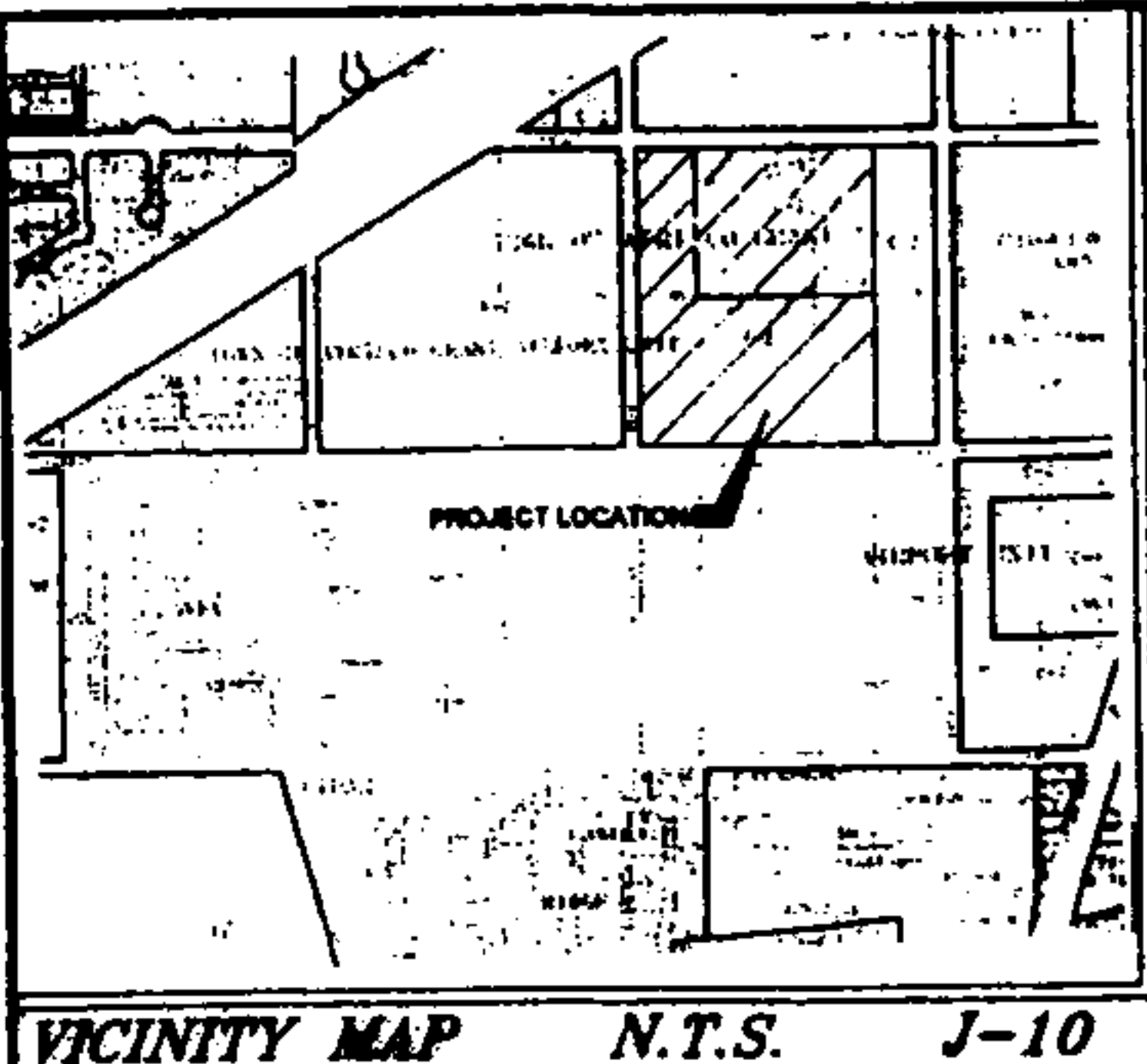
- Parcel C is located on 68<sup>th</sup> Street NW (see attached sheet 4 of the plat of Mira Mesa Estates, recorded January 6, 2006 in Book 2006C, Page 5).
- Parcels C & D were dedicated as Pedestrian Access Points per the plat of Mira Mesa Estates, recorded January 6, 2006 in Book 2006C, Page 5 (see attached sheets 4 & 5).
- Parcel C has a wrought iron gate that opens to 68<sup>th</sup> Street NW with a dirt access path.
- Parcel D has a wrought iron gate that opens on to Glenrio Road NW with a rock access path.

CORRECTION PLAT OF  
MIRA MESA ESTATES

TRACTS 217, 218, 219 & 220  
Town of Atrisco Grant  
Plat No. 15-17-2004  
Albuquerque, NM  
August 2004

Legal Description

TRACT NUMBERED TWO-HUNDRED TWENTY (220), THE TRACT TWO-HUNDRED NINETEEN (219), TRACT TWO-HUNDRED EIGHTEEN (218) AND TRACT TWO-HUNDRED SEVENTEEN (217) OF THE TOWN OF ATRISCO GRANT, ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO AS THE SAME ARE SHOWN AND DESIGNATED ON THE MAP OF SAID TRACTS FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON DECEMBER 6, 1944 IN BOOK D17, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER, WHENCE THE ACS BRASS CAP STAMPED "16-J11", BEARS N 89°20'40" E, A DISTANCE OF 1,205.80 FEET TO THE SOUTHEAST CORNER, A FOUND 5/8" REBAR STAMPED "LS7002"; THENCE, N 89°40'41" W, A DISTANCE OF 840.00 FEET TO THE SOUTHWEST CORNER, A FOUND 5/8" REBAR WITH CAP STAMPED "LS7002"; THENCE, N 00°19'19" E, A DISTANCE OF 1037.38 FEET TO THE NORTHWEST CORNER, A FOUND 5/8" REBAR WITH CAP STAMPED "LS7002"; THENCE, S 89°40'41" E, A DISTANCE OF 840.00 FEET TO A POINT, BEING A FOUND 5/8" REBAR WITH CAP STAMPED "LS7002"; THENCE, S 00°19'19" W, A DISTANCE OF 1037.38 FEET TO A POINT, BEING A FOUND 5/8" REBAR WITH CAP STAMPED "LS7002"; TO THE POINT & PLACE OF BEGINNING CONTAINING 14.942 ACRES.



286501932  
Page 1 of 5  
02/18/2005 09:51A  
Mary Herrera Bern. Co. PLAT R 27.00 02-2005C Pg-5  
Treasurers Certification

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC  
217: 1010-058-443-416-105-04  
218: 1010-058-423-416-105-03  
219: 1010-058-413-416-105-02  
220: 1010-058-381-416-105-01

PROPERTY OWNER(S) OF RECORD: See attached  
COUNTY TREASURER: Cynthia Lacey 2/10/05 DATE: 1/6/06  
Approvals: Francisco Jimenez 1/6/06

PROJECT NUMBER: 1003604  
Application Number: OADB-01794

PLAT APPROVAL  
... Utility Approvals:  
PNM Electric Services 4-23-04 Date  
PNM Gas Services 11-23-04 Date  
QWEST Telecommunications 11-23-04 Date  
Rito S. Sicks 11-23-04 Date

CITY APPROVALS:  
GBH 2/10/05 City Surveyor 9-17-04 Date  
Rest Property Division (conditional) 1/12/05 Date  
Environmental Health Department (conditional) 1/12/05 Date  
Traffic Engineering, Transportation Division 1-12-05 Date  
Utilities Development 1-12-05 Date  
Parks and Recreation Department 1/12/05 Date  
City Engineer 1-12-05 Date  
DRB Chairperson, Planning Department 1/12/05 Date

Disclosure Statement

THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE 4 EXISTING TRACTS INTO 3 NEW TRACTS AND 92 LOTS AND CORRECT RIGHT-OF-WAY & PUBLIC UTILITY EASEMENTS AS SHOWN.

THE PURPOSE OF THIS CORRECTION PLAT IS TO CORRECT THE TRACT NUMBERS ON THE OWNER SIGNATURE LINES.

Free Consent and Dedication

THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S) GRANT ALL UTILITY EASEMENTS SHOWN HEREON TO THE PUBLIC TO USE FOREVER INCLUDING THE RIGHTS TO CONSTRUCT, OPERATE, INSPECT AND MAINTAIN SURFACE AND SUBSURFACE, THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S) ALSO GRANT THE CITY OF ALBUQUERQUE IN PERPETUITY ALL SANITARY SEWER, AND WATER LINE EASEMENTS SHOWN HEREON INCLUDING THE RIGHT TO CONSTRUCT, OPERATE, INSPECT, AND MAINTAIN SANITARY SEWERS, AND WATER LINES THEREIN, UNLESS SPECIFICALLY LIMITED ELSEWHERE ON THIS PLAT. THE UNDERSIGNED OWNERS ALSO DEDICATE RIGHT-OF-WAY AS SHOWN HEREON TO THE CITY OF ALBUQUERQUE, IN FEE SIMPLE INTEREST WITH WARRANTY COVENANT. SAID OWNERS WARRANT THAT THEY HOLD COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
LEE S. BLAUGRUND 9/1/04 DATE  
TRACT #1 (CO-OWNER) 814

ON THIS 1<sup>st</sup> DAY OF Sept. 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Lee S. Blaugrund  
OWNER  
Patty S. Coyle 9/1/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 2/26/07

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
CLIFF S. BLAUGRUND 9-7-04 DATE  
TRACT #7 (CO-OWNER) 60

ON THIS 7<sup>th</sup> DAY OF Sept. 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Cliff S. Blaugrund  
OWNER  
Patty S. Coyle 9/7/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 2/26/07

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
NANCY DREYER-BLAUGRUND 9/4 DATE  
TRACT #7 718

ON THIS 7<sup>th</sup> DAY OF Sept. 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Nancy Dreyer-Blaugrund  
OWNER  
Patty S. Coyle 9/4 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 2/26/07

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
THEODORE T. CHAVEZ 9-29-04 DATE  
TRACT #8 (CO-OWNER) 1

ON THIS 29<sup>th</sup> DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Theodore T. Chavez  
OWNER  
Richard J. Myers 9/29/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ELIAS P. CHAVEZ 9-9-2004 DATE  
TRACT #8 (CO-OWNER) 2

ON THIS 9<sup>th</sup> DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Elias P. Chavez  
OWNER  
Richard J. Myers 9/9/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
JOHANA C. CHAVEZ 9-9-04 DATE  
TRACT #8 (CO-OWNER) 2

ON THIS 9<sup>th</sup> DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Johana C. Chavez  
OWNER  
Richard J. Myers 9/9/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ADELA CHAVEZ 9/9/04 DATE  
TRACT #8 (CO-OWNER) 2

ON THIS 9<sup>th</sup> DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY Adela Chavez  
OWNER  
Richard J. Myers 9/9/04 DATE  
NOTARY PUBLIC  
MY COMMISSION EXPIRES: 9/26/2005

Surveyor's Certification

I, DAVID R. VIGIL, A NEW MEXICO PROFESSIONAL SURVEYOR NUMBER 8911, HEREBY CERTIFY THAT THIS PLAT OF SURVEY WAS PREPARED FROM FIELD NOTES OF AN ACTUAL GROUND SURVEY PERFORMED BY ME OR UNDER MY SUPERVISION, THAT IT MEETS THE STANDARDS FOR LAND SURVEYS IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND PROFESSIONAL SURVEYORS; THAT IT COMPLIES WITH THE SURVEY REQUIREMENTS CONTAINED IN THE ALBUQUERQUE SUBDIVISION ORDINANCE; THAT IT SHOWS ALL EASEMENTS OF RECORD MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS SHOWN HEREON, TITLE COMPANIES, UTILITY COMPANIES OR OTHER PARTIES EXPRESSING INTEREST; AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

DAVID R. VIGIL 09/17/04 DATE  
DAVID R. VIGIL, N.M.P.S. 8911  
SHEET 1 OF 5

NORTH STAR SURVEYING  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87106  
(505) 877-5489



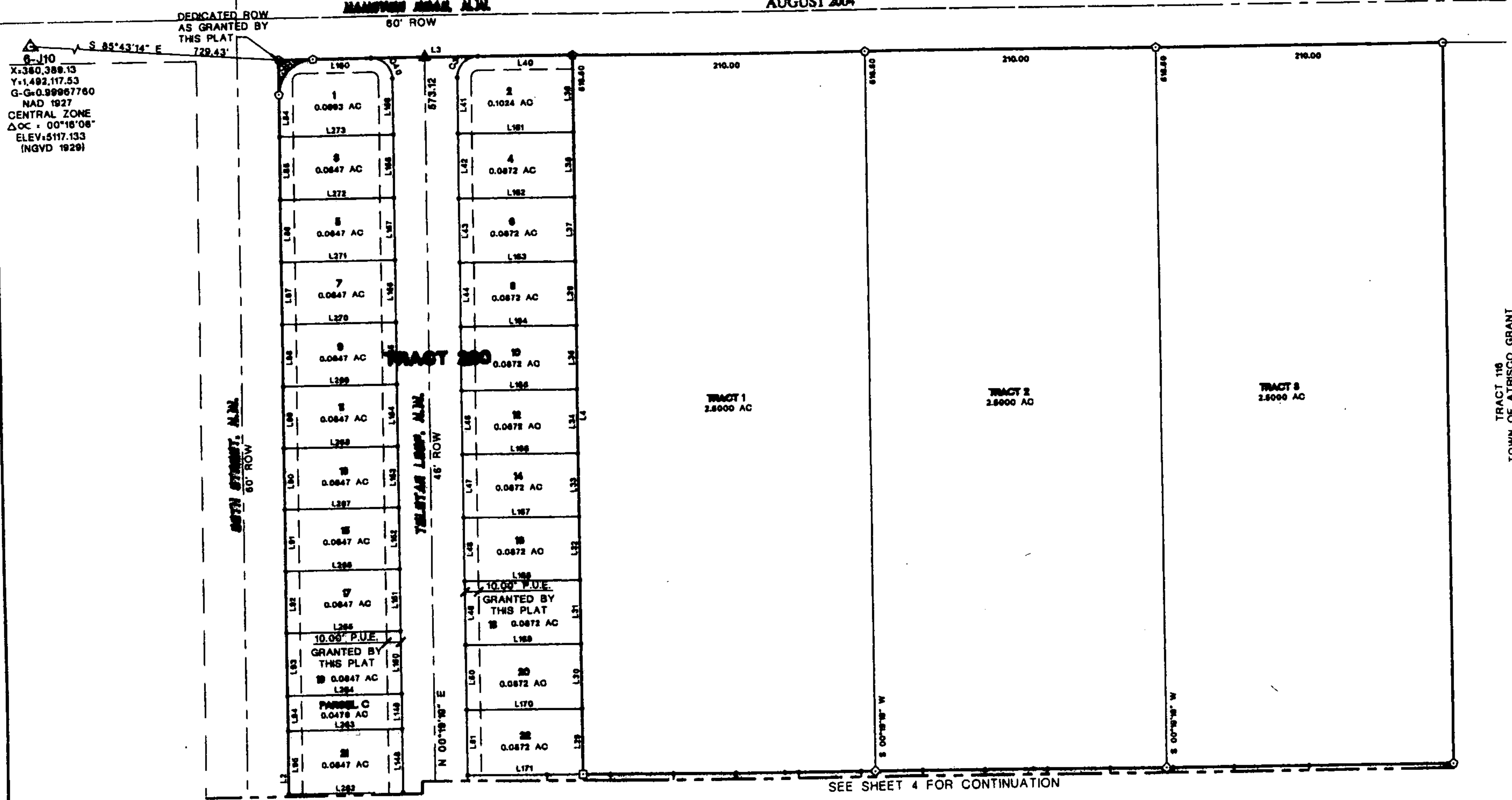
CORRECTED PART OF  
**MIRA MESA ESTATES**

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
ALBUQUERQUE, NM  
AUGUST 2004

2005019322  
Page: 4 of 5  
01/18/2005 09:51A  
Bt-2005C Pg-5

2005019322  
Page: 4 of 5  
02/18/2005 09:51A  
Bt-2005C Pg-5

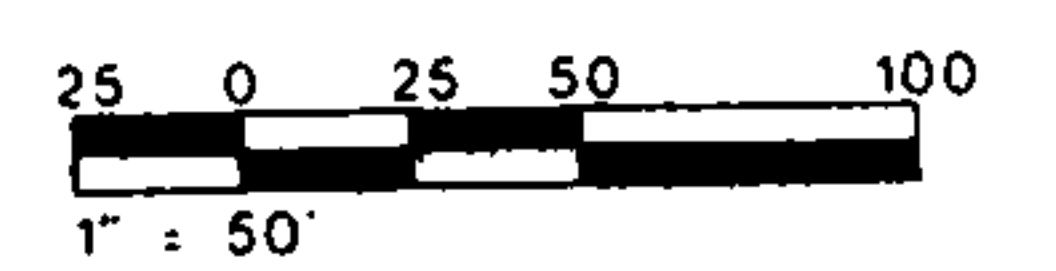
2005019322  
Page: 4 of 5  
02/18/2005 09:51A  
Bt-2005C Pg-5



**Legend**

- FOUND 5/8" REBAR WITH CAP STAMPED "7002"
- SET 5/8" REBAR WITH CAP STAMPED "LS 8911"
- △ CENTERLINE MONUMENTATION
- PROPERTY BOUNDARY
- - - UTILITY EASEMENT GRANTED BY THIS PLAT

*Note: Parcel 'C' IS DESIGNATED AS A REDUNDANT ACCESS POINT.*



SHEET 4 OF 6

**NORTH STAR SURVEYING**  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87106  
(505) 877-5469

TRACT 116  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 6, 1944

Legend

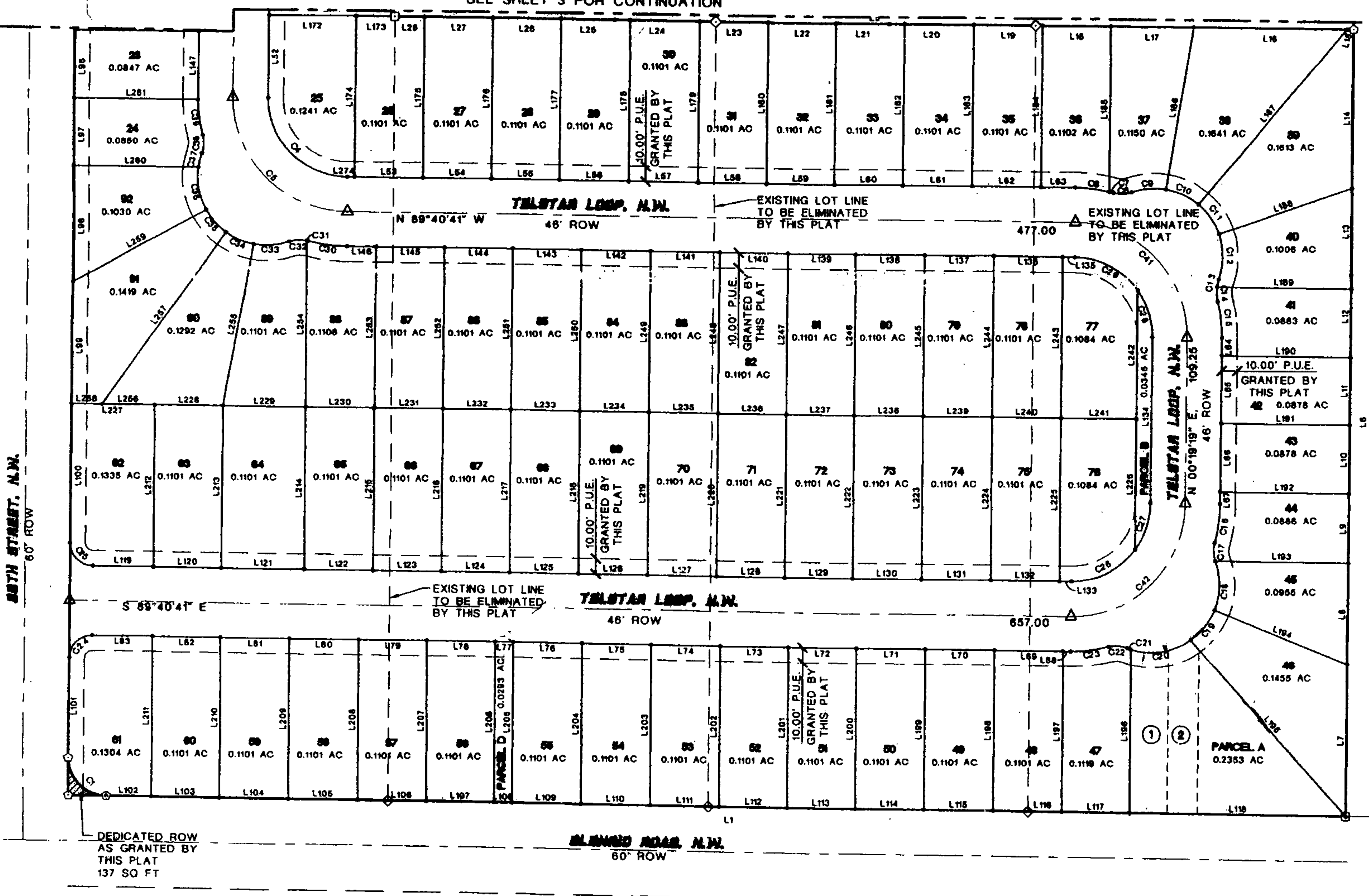
- FOUND 5/8" REBAR WITH CAP STAMPED "7002"
- ◇ FOUND 5/8" REBAR WITH CAP STAMPED "7002" TO BE ABANDONED BY THIS PLAT
- SET 5/8" REBAR WITH CAP STAMPED "LS 8911"
- △ CENTERLINE MONUMENTATION
- PROPERTY BOUNDARY
- - - UTILITY EASEMENT GRANTED BY THIS PLAT

COLLECTION PLAT OF  
**MIRA MESA ESTATES**

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PROJECTED SEC 15, T 10 N., R 2 E.,  
ALBUQUERQUE, NM  
AUGUST 2004



SEE SHEET 3 FOR CONTINUATION



TRACT 116  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 5, 1944

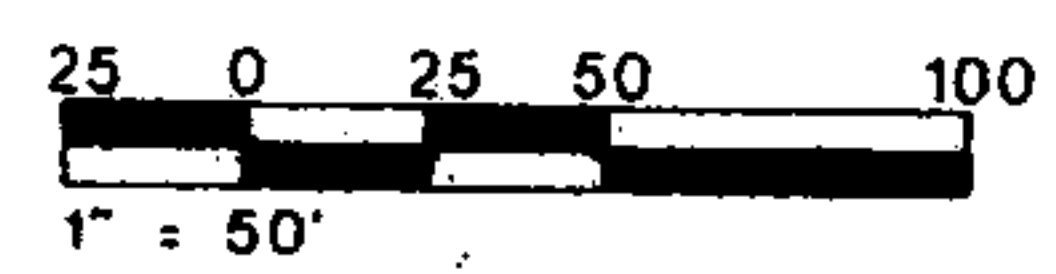
General Notes

1. 25'-0" PUBLIC DRAINAGE AND PEDESTRIAN EASEMENT GRANTED BY THIS PLAT.
2. 20'-0" PUBLIC SEWER LINE EASEMENT GRANTED BY THIS PLAT.
3. *Parcel D is designated as a Pedestrian Access Point.*

18-J11  
X=363,156.30  
Y=1,491,035.96  
G-G=0.9996777  
NAD 1927  
CENTRAL ZONE  
ELEV=5096.805  
(INGVD 1929)

SHEET 5 OF 6

**NORTH STAR SURVEYING**  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5469



SHEET 7 OF 21

PARCEL A (SUBJECT PROPERTY)  
(RESTRIAIND EASEMENT) ON TELSTAR DR NW  
LOOKING SOUTH (NO ACCESS) ON TO GLENCO RD NW  
Pg # 1003604

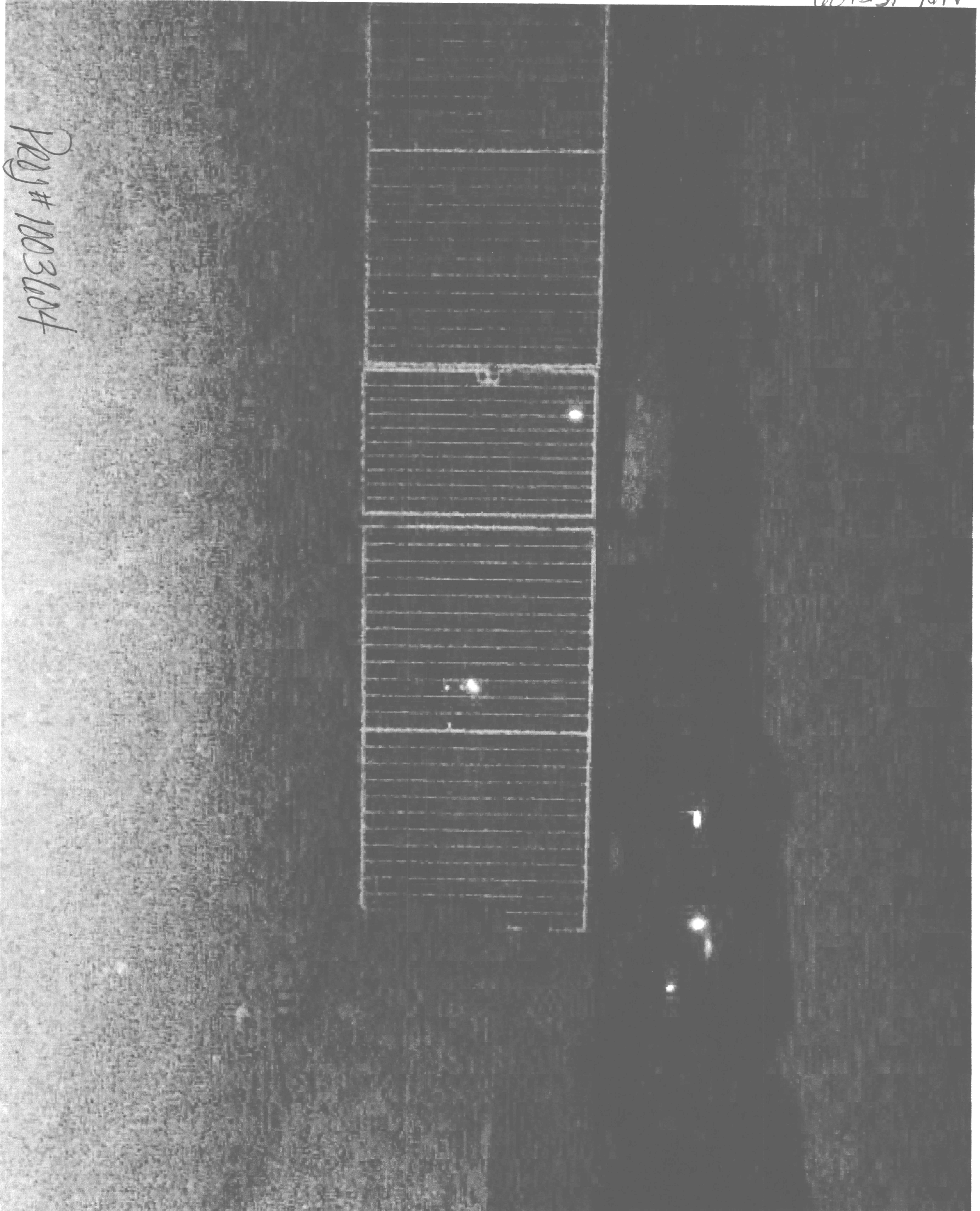


Parcel D  
(Pedestrian Access) on Telesma LPMW  
Looking South onto Glenorio Rd NW  
Proj # 10031004



PARCEL C (PEDESTRIAN ACCESS) ON TELSTAR LPNW, LOOKING WEST ON TO  
WEST ST. NW

Page # 1003604

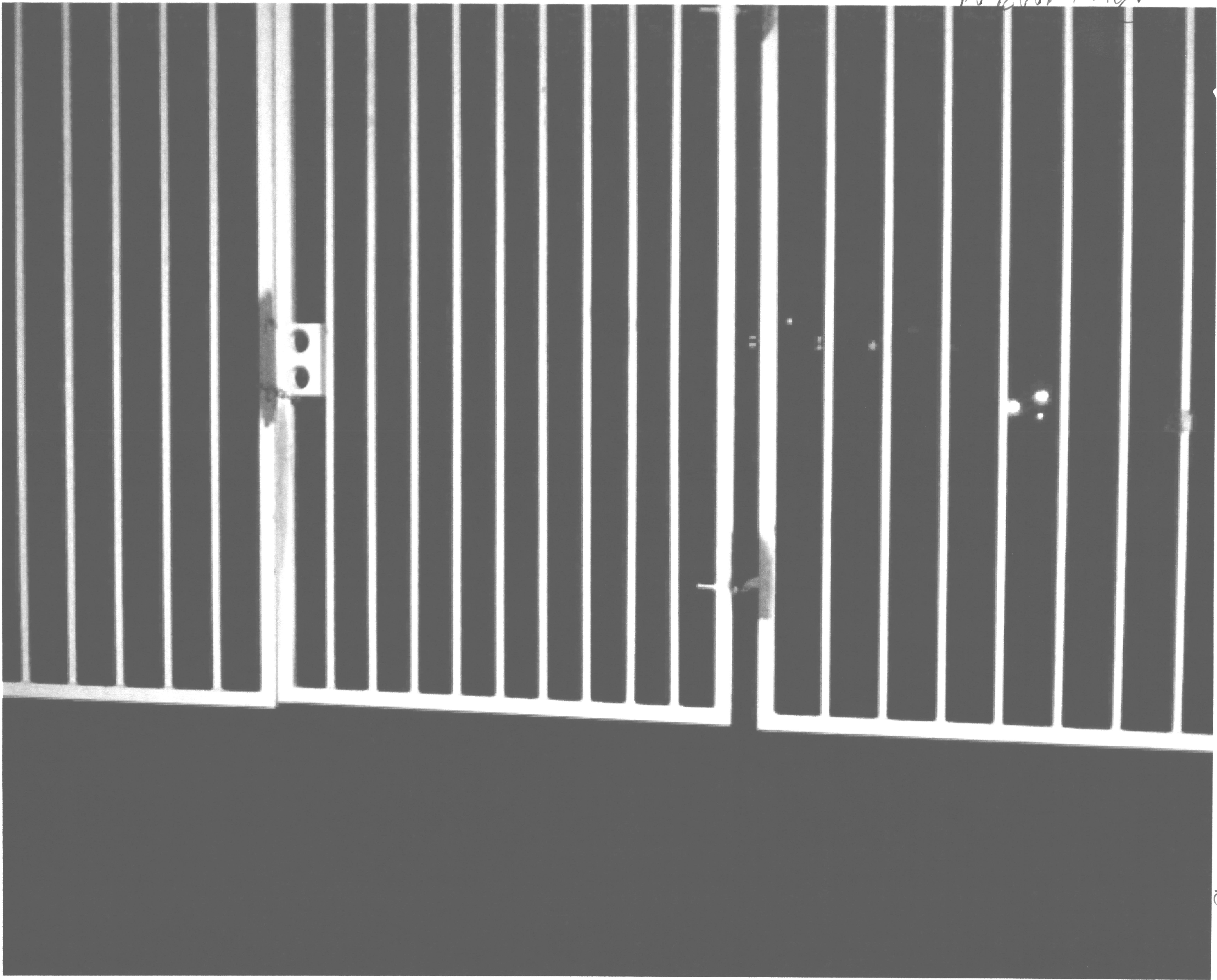






RES # 1003604

PROCEL (PEDESTRIAN ACCESS) ON 68<sup>TH</sup> ST. NW LOOKING EAST ON TO THE STORE  
DOOR NW





# BERNALILLO COUNTY

[Home](#) | [Search Records](#) | [General Info](#) | [Help](#)

### Search by

- [Situs Address](#)
- [Parcel ID](#)

### Assessment Records

- [Current Ownership Data](#)
- [Notice of Values](#)
- [Map](#)

### Treasurer Records

- [Tax Bill](#)
- [Tax & Payment History --> Pay Online](#)

### Search Manager

- [Return to list](#)

### Page Options

- [Print this page](#)
- [E-mail link to this page](#)

### Portfolio

- [Add to Portfolio](#)
- [Portfolio Manager](#)

#### Current Ownership Data As Of Tax Year 2008

OWNERSHIP DATA	
	1 010 058 406 431 11236
	HANOVER GROUP LLC
	8601 WASHINGTON ST NEA
	ALBUQUERQUE NM 87113

LOCATION ADDRESS
87121

LEGAL DESCRIPTION
PARCEL C CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .0470 AC

[New Site Search](#) | [New Parcel Search](#) | [Search Results](#) | [Portfolio](#) | [Bernalillo Main Page](#)



# BERNALILLO COUNTY

[Home](#) | [Search Records](#) | [General Info](#) | [Help](#)

## Search by

- [Situs Address](#)
- [Parcel ID](#)

## Assessment Records

- [Current Ownership Data](#)
- [Notice of Values](#)
- [Map](#)

## Treasurer Records

- [Tax Bill](#)
- [Tax & Payment History --> Pay Online](#)

## Search Manager

- [Return to list](#)

## Page Options

- [Print this page](#)
- [E-mail link to this page](#)

## Portfolio

- [Add to Portfolio](#)
- [Portfolio Manager](#)

### Current Ownership Data As Of Tax Year 2008

OWNERSHIP DATA	
	1 010 058 430 380 11107
	HANOVER GROUP LLOC
	8601 WASHINGTON ST NEA
	ALBUQUERQUE NM 87113

LOCATION ADDRESS
87121

LEGAL DESCRIPTION
PARCEL D CORRECTION PLAT OF MIRA MESA ESTATES TRACTS 217, 218, 219 & 220 CONT .0293 AC

[New Site Search](#) | [New Parcel Search](#) | [Search Results](#) | [Portfolio](#) | [Bernalillo Main Page](#)

ATTN: JACK CLOUD PROJ#1003604 DRB08-70298

CORRECTION PLAT OF MIRA MESA ESTATES

2865819832 Page: 2 of 5 02/18/2005 08:51R Bk-2865C Pg-39

2865819832 Page: 2 of 5 02/18/2005 08:51R Bk-2865C Pg-39

TRACTS 217, 218, 219 & 220 TOWN OF ATRISCO GRANT PROJECTED SEC 15, TOW. 22E ALBUQUERQUE, N.M. 8004

HEC... H. EUGENE CARTER TRACT 20 (CO-OWNER) DATE 9/15/04

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS JOHN LORENTZEN TRACT 19 (CO-OWNER) DATE 9-9-04 ON THIS 9th DAY OF September 2004... WAS ACKNOWLEDGED BEFORE ME BY John Lorentzen OWNER Robert J. Myers 9/9/04 NOTARY PUBLIC DATE 9/24/2005 MY COMMISSION EXPIRES: 9/24/2005

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS H. EUGENE CARTER TRACT 19 (CO-OWNER) DATE 9-9-04 ON THIS 15th DAY OF September 2004... WAS ACKNOWLEDGED BEFORE ME BY H. Eugene Carter OWNER Robert J. Myers 9/9/04 NOTARY PUBLIC DATE 9/24/2005 MY COMMISSION EXPIRES: 9/24/2005

ON THIS 15th DAY OF September 2004, THE FORGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME BY H. Eugene Carter OWNER Robert J. Myers 9/15/04 NOTARY PUBLIC DATE 9/24/2005 MY COMMISSION EXPIRES: 9/24/2005

General Notes

- A. THE BEARING BASE FOR THIS PLAT IS MONUMENT 18-J11. ALL DISTANCES ARE GROUND DISTANCES UNLESS NOTED OTHERWISE. BEARINGS ARE GRID BASED UPON THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE (NAD 1927).
B. RECORDED PLAT FILED ON 12/05/1944, IN MAP BOOK D17, FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY, NEW MEXICO.
C. GROSS ACREAGE: 12.4982
D. NUMBER OF EXISTING LOTS: 4
E. NUMBER OF LOTS CREATED: 92
F. PUBLIC UTILITY EASEMENTS (P.U.E.) SHOWN ON THIS PLAT ARE FOR THE COMMON AND JOINT USE OF UTILITIES, INCLUDING BUT NOT LIMITED TO THE FOLLOWING:
1. PNM ELECTRIC SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
2. PNM GAS SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES.
3. COMCAST CABLE FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICES.
4. QWEST COMMUNICATIONS FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF SUCH LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES.
G. INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR THE PURPOSE DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM AND OVER SAID EASEMENTS, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS, WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS OR BUSHES WHICH INTERFERE WITH THE PURPOSE SET FORTH HEREIN. NO BUILDING, SIGN, POOL (ABOVE GROUND OR SUBSURFACE) HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURE SHALL BE ERECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR SHALL ANY WELL BE DRILLED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE BY CONSTRUCTION OF POOLS, DECKING OR ANY STRUCTURES ADJACENT TO WITHIN OR NEAR EASEMENTS SHOWN ON THE PLAT.
H. TALOS LOG NUMBER: 2004341564
I. CITY OF ALBUQUERQUE WATER AND SEWER SERVICES ARE AVAILABLE TO THIS SITE.
J. MILEAGE OF STREET: 0.409 MILES (0.049 ACRES)
K. ZONE CLASSIFICATION: CITY R-2
L. IN APPROVING THIS PLAT, PNM ELECTRIC SERVICES AND GAS SERVICES (PNM) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON, CONSEQUENTLY, PNM DOES NOT WAIVE NOR RELEASE ANY EASEMENT OR EASEMENT RIGHTS TO WHICH IT MAY BE ENTITLED.
M. ALL PRIVATE EASEMENTS ARE FOR THE BENEFIT OF ALL LOTS AND WILL BE MAINTAINED BY THE INDIVIDUAL LOT OWNER.
N. ALL OPEN LAND SPACE (PARCELS A, B, C & D) ARE FOR THE BENEFIT OF ALL LOTS AND WILL BE MAINTAINED BY THE HOME OWNERS ASSOCIATION.

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS JOHN LORENTZEN TRACT 19 (CO-OWNER) DATE 9-9-04 ON THIS 9th DAY OF September 2004... WAS ACKNOWLEDGED BEFORE ME BY John Lorentzen OWNER Robert J. Myers 9/9/04 NOTARY PUBLIC DATE 9/24/2005 MY COMMISSION EXPIRES: 9/24/2005

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS JOHN LORENTZEN TRACT 20 (CO-OWNER) DATE 9-9-04 ON THIS 9th DAY OF September 2004... WAS ACKNOWLEDGED BEFORE ME BY John Lorentzen OWNER Robert J. Myers 9/9/04 NOTARY PUBLIC DATE 9/24/2005 MY COMMISSION EXPIRES: 9/24/2005

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS RAYMOND C. MATTEUCCI TRACT 119 (CO-OWNER) DATE ON THIS DAY OF 2004... WAS ACKNOWLEDGED BEFORE ME BY OWNER NOTARY PUBLIC DATE MY COMMISSION EXPIRES:

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS LOUIS LORENTZEN TRACT 20 (CO-OWNER) DATE 9-9-04 ON THIS 9th DAY OF September 2004... WAS ACKNOWLEDGED BEFORE ME BY Louis Lorentzen OWNER Robert J. Myers 9/9/04 NOTARY PUBLIC DATE 9/24/2005 MY COMMISSION EXPIRES: 9/24/2005

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS MARY ELIZABETH MATTEUCCI TRACT 119 (CO-OWNER) DATE ON THIS DAY OF 2004... WAS ACKNOWLEDGED BEFORE ME BY OWNER NOTARY PUBLIC DATE MY COMMISSION EXPIRES:

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS RAYMOND C. MATTEUCCI TRACT 120 (CO-OWNER) DATE ON THIS DAY OF 2004... WAS ACKNOWLEDGED BEFORE ME BY OWNER NOTARY PUBLIC DATE MY COMMISSION EXPIRES:

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS HARTMUT C. RENGER TRACT 19 (CO-OWNER) DATE 9-14-04 ON THIS 14th DAY OF September 2004... WAS ACKNOWLEDGED BEFORE ME BY Hartmut C. Renger OWNER Luanbi Tambunan 9-14-04 NOTARY PUBLIC DATE 5-20-2007 MY COMMISSION EXPIRES: 5-20-2007

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS MARY ELIZABETH MATTEUCCI TRACT 120 (CO-OWNER) DATE ON THIS DAY OF 2004... WAS ACKNOWLEDGED BEFORE ME BY OWNER NOTARY PUBLIC DATE MY COMMISSION EXPIRES:

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS TERESA G. RENGER TRACT 19 (CO-OWNER) DATE 9-14-04 ON THIS 14th DAY OF September 2004... WAS ACKNOWLEDGED BEFORE ME BY Teresa G. Renger OWNER Luanbi Tambunan 9-14-04 NOTARY PUBLIC DATE 5-20-2007 MY COMMISSION EXPIRES: 5-20-2007

STATE OF NEW MEXICO } COUNTY OF BERNALILLO } SS HARTMUT C. RENGER TRACT 20 (CO-OWNER) DATE 9-14-04 ON THIS 14th DAY OF September 2004... WAS ACKNOWLEDGED BEFORE ME BY Hartmut C. Renger OWNER Luanbi Tambunan 9-14-04 NOTARY PUBLIC DATE 5-20-2007 MY COMMISSION EXPIRES: 5-20-2007

CORRECTION PLAT OF  
**MIRA MESA ESTATES**

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 5, 1944  
ALBUQUERQUE, NM  
AUGUST 2004

2005062963  
6215074  
Page: 3 of 6  
81/06/2006 03:39P  
Mary Herrera Bern. Co. PLAT R 32.00 Bl-2006C Pg-5

**Legend**

- FOUND 5/8" REBAR WITH CAP STAMPED "7002"
- ⊙ SET 5/8" REBAR WITH CAP STAMPED "LS 8911"
- ◇ FOUND 5/8" REBAR WITH CAP STAMPED "7002"
- PROPERTY BOUNDARY
- - - UTILITY EASEMENT GRANTED BY THIS PLAT

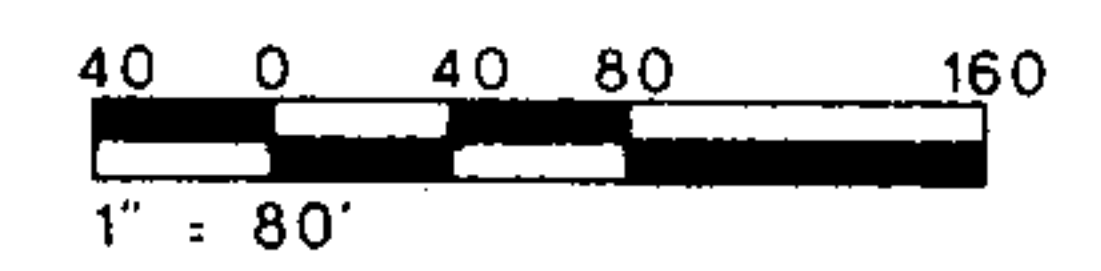
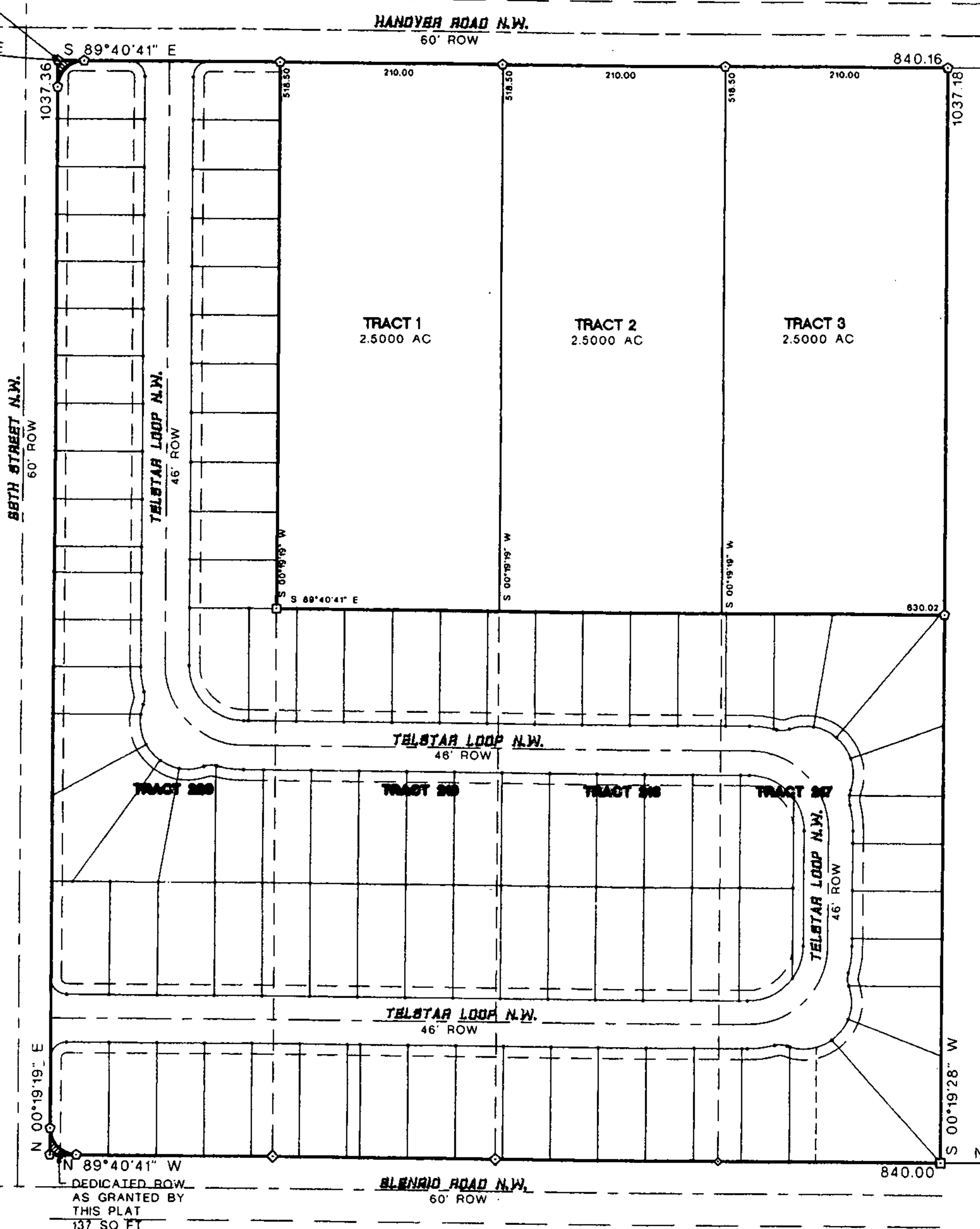
~~2005062963~~  
~~6215074~~  
~~Page: 3 of 5~~  
~~81/06/2006 02:31P~~  
~~Mary Herrera Bern. Co. PLAT R 27.00 Bl-2006C Pg-10~~

2005019832  
6215074  
Page: 3 of 5  
02/18/2005 06:51A  
Mary Herrera Bern. Co. PLAT R 27.00 Bl-2005C Pg-38

TRACT 116  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 5, 1944

DEDICATED ROW  
AS GRANTED BY  
THIS PLAT  
137.20 AQ FT

6-J10  
X=360,389.13  
Y=1,492,117.53  
G-G=0.99967760  
NAD 1927  
CENTRAL ZONE  
Δα = 00°16'06"  
ELEV=5117.133  
(INGVD 1929)




N 00°19'19" E  
N 89°40'41" W  
DEDICATED ROW  
AS GRANTED BY  
THIS PLAT  
137 SO FT

N 89°20'40" E  
1205.80'

18-J11  
X=363,156.30  
Y=1,491,035.96  
G-G=0.9996777  
NAD 1927  
CENTRAL ZONE  
ELEV=5096.805  
(INGVD 1929)

SHEET 3 OF 6

 **NORTH STAR SURVEYING**  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5489

# CORRECTION PLAT OF MIRA MESA ESTATES

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PROJECTED SEC 15, T 10 N., R 2 E.,  
ALBUQUERQUE, NM  
AUGUST 2004



2006082963  
6386511  
Page 6 of 6  
01/06/2006 03:38P  
8x-2006C Pg-5

LINE TABLE

LINE	LENGTH	BEARING	LINE	LENGTH	BEARING	LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
L1	815.00	N89°40'41"W	L81	45.00	N89°40'41"W	L161	82.00	S89°40'41"E	L241	50.00	N89°40'41"W
L2	987.00	N00°19'19"E	L82	45.00	N89°40'41"W	L162	82.00	S89°40'41"E	L242	85.29	N00°19'19"E
L3	185.00	S89°40'41"E	L83	40.00	N89°40'41"W	L163	82.00	S89°40'41"E	L243	106.62	S00°19'19"W
L4	518.50	S00°19'19"W	L84	30.00	S00°19'19"W	L164	82.00	S89°40'41"E	L244	106.63	S00°19'19"W
L5	630.00	S89°40'41"E	L85	45.00	S00°19'19"W	L165	82.00	S89°40'41"E	L245	106.63	S00°19'19"W
L6	518.50	S00°19'19"W	L86	45.00	S00°19'19"W	L166	82.00	S89°40'41"E	L246	106.62	S00°19'19"W
L7	100.88	N00°19'19"E	L87	45.00	S00°19'19"W	L167	82.00	S89°40'41"E	L247	106.62	S00°19'19"W
L8	66.36	N00°19'19"E	L88	45.00	S00°19'19"W	L168	82.00	S89°40'41"E	L248	106.62	S00°19'19"W
L9	45.00	N00°19'19"E	L89	45.00	S00°19'19"W	L169	82.00	S89°40'41"E	L249	106.63	S00°19'19"W
L10	45.00	N00°19'19"E	L90	45.00	S00°19'19"W	L170	82.00	S89°40'41"E	L250	106.62	S00°19'19"W
L11	45.00	N00°19'19"E	L91	45.00	S00°19'19"W	L171	82.00	S89°40'41"E	L251	106.63	S00°19'19"W
L12	45.00	N00°19'19"E	L92	45.00	S00°19'19"W	L172	56.47	N89°40'41"W	L252	106.62	S00°19'19"W
L13	66.32	N00°19'19"E	L93	45.00	S00°19'19"W	L173	45.00	N89°40'41"W	L253	106.62	S00°19'19"W
L14	104.93	N00°19'19"E	L94	25.00	N00°19'19"E	L174	106.63	N00°19'19"E	L254	110.12	S00°19'19"W
L15	4.15	N89°40'41"W	L95	45.00	S00°19'19"W	L175	106.62	S00°19'19"W	L255	108.96	N10°22'26"E
L16	101.44	N89°40'41"W	L96	45.00	N00°19'19"E	L176	106.62	N00°19'19"E	L256	35.08	N89°40'41"W
L17	54.94	N89°40'41"W	L97	45.00	N00°19'19"E	L177	106.63	N00°19'19"E	L257	140.58	S35°32'37"W
L18	45.00	N89°40'41"W	L98	77.01	S00°19'19"W	L178	106.63	N00°19'19"E	L258	19.92	S89°40'41"E
L19	45.00	N89°40'41"W	L99	80.75	S00°19'19"W	L179	106.62	N00°19'19"E	L259	100.39	S61°09'47"W
L20	45.00	N89°40'41"W	L100	91.62	S00°19'19"W	L180	106.62	N00°19'19"E	L260	82.39	N89°40'41"W
L21	45.00	N89°40'41"W	L101	66.63	S00°19'19"W	L181	106.62	N00°19'19"E	L261	82.00	N89°40'41"W
L22	45.00	N89°40'41"W	L102	30.00	S89°40'41"E	L182	106.63	N00°19'19"E	L262	82.00	S89°40'41"E
L23	45.00	N89°40'41"W	L103	45.00	S89°40'41"E	L183	106.63	S00°19'19"W	L263	82.00	N89°40'41"W
L24	45.00	N89°40'41"W	L104	45.00	S89°40'41"E	L184	106.63	N00°19'19"E	L264	82.00	S89°40'41"E
L25	45.00	N89°40'41"W	L105	45.00	S89°40'41"E	L185	109.23	N00°19'19"E	L265	82.00	S89°40'41"E
L26	45.00	N89°40'41"W	L106	45.00	S89°40'41"E	L186	108.54	S09°27'20"W	L266	82.00	S89°40'41"E
L27	45.00	N89°40'41"W	L107	45.00	S89°40'41"E	L187	152.00	N40°00'48"E	L267	82.00	S89°40'41"E
L28	19.47	N89°40'41"W	L108	12.00	S89°40'41"E	L188	93.09	N70°34'16"E	L268	82.00	S89°40'41"E
L29	46.36	N00°19'19"E	L109	45.00	S89°40'41"E	L189	88.58	S89°40'41"E	L269	82.00	S89°40'41"E
L30	46.35	N00°19'19"E	L110	45.00	S89°40'41"E	L190	85.00	S89°40'41"E	L270	82.00	S89°40'41"E
L31	46.35	N00°19'19"E	L111	45.00	S89°40'41"E	L191	85.00	S89°40'41"E	L271	82.00	S89°40'41"E
L32	46.35	N00°19'19"E	L112	45.00	S89°40'41"E	L192	85.00	S89°40'41"E	L272	82.00	S89°40'41"E
L33	46.35	N00°19'19"E	L113	45.00	S89°40'41"E	L193	87.78	S89°40'41"E	L273	82.00	S89°40'41"E
L34	46.35	N00°19'19"E	L114	45.00	S89°40'41"E	L194	94.51	S68°21'39"E	L274	4.47	S89°40'41"E
L35	46.35	N00°19'19"E	L115	45.00	S89°40'41"E	L195	154.87	N41°37'29"W			
L36	46.35	N00°19'19"E	L116	45.00	S89°40'41"E	L196	108.52	N00°19'19"E			
L37	46.35	N00°19'19"E	L117	45.00	S89°40'41"E	L197	106.63	S00°19'19"W			
L38	46.35	N00°19'19"E	L118	143.01	S89°40'41"E	L198	106.63	S00°19'19"W			
L39	55.00	N00°19'19"E	L119	40.00	S89°40'41"E	L199	106.63	S00°19'19"W			
L40	87.00	N89°40'41"W	L120	45.00	S89°40'41"E	L200	106.63	S00°19'19"W			
L41	40.00	S00°19'19"W	L121	54.00	S89°40'41"E	L201	106.63	S00°19'19"W			
L42	46.35	S00°19'19"W	L122	45.00	S89°40'41"E	L202	106.63	S00°19'19"W			
L43	46.35	S00°19'19"W	L123	45.00	S89°40'41"E	L203	106.63	S00°19'19"W			
L44	46.35	S00°19'19"W	L124	45.00	S89°40'41"E	L204	106.63	S00°19'19"W			
L45	46.35	S00°19'19"W	L125	45.00	S89°40'41"E	L205	106.63	S00°19'19"W			
L46	46.35	S00°19'19"W	L126	45.00	S89°40'41"E	L206	106.63	N00°19'19"E			
L47	46.35	S00°19'19"W	L127	45.00	S89°40'41"E	L207	106.63	S00°19'19"W			
L48	46.35	S00°19'19"W	L128	45.00	S89°40'41"E	L208	106.63	S00°19'19"W			
L49	46.35	S00°19'19"W	L129	45.00	S89°40'41"E	L209	106.63	S00°19'19"W			
L50	46.35	S00°19'19"W	L130	45.00	S89°40'41"E	L210	106.63	S00°19'19"W			
L51	46.36	S00°19'19"W	L131	45.00	S89°40'41"E	L211	106.63	S00°19'19"W			
L52	54.63	S00°19'19"W	L132	45.00	S89°40'41"E	L212	106.62	N00°19'19"E			
L53	45.00	S89°40'41"E	L133	8.00	S89°40'41"E	L213	106.63	N00°22'24"E			
L54	45.00	S89°40'41"E	L134	109.25	N00°19'19"E	L214	106.63	N00°19'19"E			
L55	45.00	S89°40'41"E	L135	8.00	N89°40'41"W	L215	106.63	N00°19'19"E			
L56	45.00	S89°40'41"E	L136	45.00	N89°40'41"W	L216	106.63	N00°19'19"E			
L57	45.00	S89°40'41"E	L137	45.00	N89°40'41"W	L217	106.63	N00°19'19"E			
L58	45.00	S89°40'41"E	L138	45.00	N89°40'41"W	L218	106.63	N00°19'19"E			
L59	45.00	S89°40'41"E	L139	45.00	N89°40'41"W	L219	106.63	N00°19'19"E			
L60	45.00	S89°40'41"E	L140	45.00	N89°40'41"W	L220	106.63	N00°19'19"E			
L61	45.00	S89°40'41"E	L141	45.00	N89°40'41"W	L221	106.63	N00°19'09"E			
L62	45.00	S89°40'41"E	L142	45.00	N89°40'41"W	L222	106.63	N00°19'08"E			
L63	22.53	S89°40'41"E	L143	45.00	N89°40'41"W	L223	106.63	N00°19'07"E			
L64	11.62	S00°19'19"W	L144	45.00	N89°40'41"W	L224	106.63	N00°19'07"E			
L65	45.00	S00°19'19"W	L145	45.00	N89°40'41"W	L225	106.63	N00°19'07"E			
L66	45.00	S00°19'19"W	L146	19.00	S89°40'41"E	L226	85.28	N00°19'04"E			
L67	7.63	S00°19'19"W	L147	45.00	S00°19'19"W	L227	55.00	N89°40'41"W			
L68	5.01	N89°40'41"W	L148	45.00	N00°19'19"E	L228	45.10	N89°40'41"W			
L69	45.00	N89°40'41"W	L149	25.00	S00°19'19"W	L229	53.91	N89°40'41"W			
L70	45.00	N89°40'41"W	L150	45.00	N00°19'19"E	L230	45.00	N89°40'41"W			
L71	45.00	N89°40'41"W	L151	45.00	N00°19'19"E	L231	45.00	N89°40'41"W			
L72	45.00	N89°40'41"W	L152	45.00	N00°19'19"E	L232	45.00	N89°40'41"W			
L73	45.00	N89°40'41"W	L153	45.00	N00°19'19"E	L233	45.00	N89°40'41"W			
L74	45.00	N89°40'41"W	L154	45.00	N00°19'19"E	L234	45.00	N89°40'41"W			
L75	45.00	N89°40'41"W	L155	45.00	N00°19'19"E	L235	45.00	N89°40'41"W			
L76	45.00	N89°40'41"W	L156	45.00	N00°19'19"E	L236	45.00	N89°40'41"W			
L77	12.00	N89°40'41"W	L157	45.00	N00°19'19"E	L237	45.00	N89°40'41"W			
L78	45.00	N89°40'41"W	L158	45.00	N00°19'19"E	L238	45.00	N89°40'41"W			
L79	45.00	N89°40'41"W	L159	40.00	N00°19'19"E	L239	45.00	N89°40'41"W			
L80	45.00	N89°40'41"W	L160	42.00	N89°40'41"W	L240	45.00	N89°40'41"W			

CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD LENGTH	CHORD BEARING	DELTA
C1	25.00	39.27	35.38	S44°40'41"E	90°00'00"
C2	25.00	39.27	35.38	S45°19'19"W	90°00'00"
C3	15.00	23.56	21.21	S45°19'19"W	90°00'00"
C4	52.00	81.68	73.54	S44°40'41"E	90°00'00"
C5	75.00	117.81	106.06	S44°40'41"E	90°00'00"
C6	98.00	22.67	22.62	N63°03'06"W	13°15'10"
C7	98.00	2.94	2.94	N75°34'00"W	1°43'02"
C8	20.00	12.31	12.12	N87°39'22"E	35°16'16"
C9	45.00	23.12	22.86	S84°44'17"W	29°26'06"
C10	45.00	24.00	23.72	N65°15'56"W	30°33'28"
C11	45.00	24.00	23.72	N34°42'28"W	30°33'28"
C12	45.00	30.43	29.85	N00°03'25"W	38°44'39"
C13	25.00	5.15	5.14	S13°24'40"W	11°48'29"
C14	25.00	9.35	9.29	S03°12'19"E	21°25'22"
C15	98.00	24.35	24.29	N06°47'49"W	14°14'15"
C16	98.00	25.60	25.53	N07°48'25"E	14°58'12"
C17	20.00	12.26	12.07	S02°16'15"E	35°07'31"
C18	20.00	0.05	0.05	S19°54'23"E	0°08'45"
C19	45.00	25.67	25.32	N37°58'56"E	32°41'10"
C20	45.00	41.51	40.05	N80°45'01"E	52°51'00"
C21	45.00	2.71	2.71	S71°06'03"E	3°26'53"
C22	20.00	12.31	12.12	N87°00'44"W	35°16'16"
C23	98.00	25.60	25.53	N82°50'13"E	14°58'12"
C24	15.00	23.56	21.21	S45°19'19"W	90°00'00"
C25	15.00	23.56	21.21	S44°40'41"E	90°00'00"
C26	52.00	48.90	47.12	N63°22'54"E	53°52'49"
C27	52.00	32.78	32.24	N18°22'54"E	36°07'11"
C28	52.00	32.79	32.25	N17°44'38"W	36°07'54"
C29	52.00	48.89	47.11	N62°44'38"W	53°52'06"
C30	98.00	25.60	25.53	S82°11'35"E	14°58'12

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
July 30, 2008  
DRB Comments**


**ITEM # 2**

**PROJECT # 1003604            APPLICATION # 08-70298**

**RE: Tract A, Mira Mesa Estates**

Please provide a full copy of the recorded plat.

The easement proposed for vacation appears to provide an opportunity for pedestrian access from this subdivision to future commercial development on Coors Boulevard. Vacation of this easement does not appear consistent with the Goals and Objectives of the City's Comprehensive Plan or the Subdivision Ordinance.

  
\_\_\_\_\_  
Jack Cloud AICP, DRB Chairman  
924-3880/ jcloud@cabq.gov



**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
July 30, 2008  
DRB Comments**

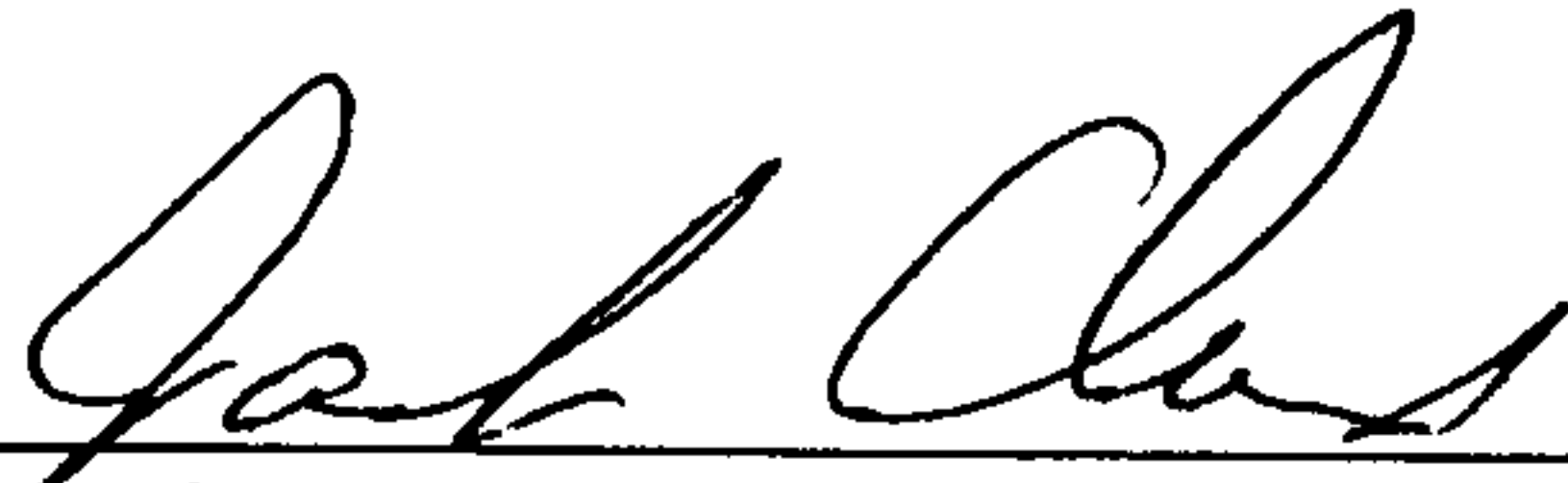
**ITEM # 13**

**PROJECT # 1007342**

**APPLICATION # 08-70336**

**RE: Lot 36, Rossiter Addition**

For future reference, please do not place zoning note on plat. Also, please use language in the solar collector note to be specific to this type of request, i.e. use the words "THIS PLAT" and not "REQUESTED FINAL ACTION" in the beginning of the note and delete the words "OR SITE DEVELOPMENT PLAN FOR SUBDIVISION" from the end of the note.



---

Jack Cloud AICP, DRB Chairman  
924-3880/ jcloud@cabq.gov

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
July 30, 2008  
DRB Comments**

**ITEM # 14**

**PROJECT # 1006982          APPLICATION # 08-70328**

**RE: Lot 13, Block 3, W-B Dennis Subdivision/ Franciscan Acres**

The site is within the Martineztown/ Santa Barbara Sector Plan, and the zoning corresponds to the RT zoning district – the proposed lot layout does not provide for adequate setbacks, so it appears variances would be required. Proposed Access Easement could terminate at western boundary of easternmost lot, however it does not meet DPM requirements for easement width.



---

Jack Cloud AICP, DRB Chairman  
924-3880/ jcloud@cabq.gov

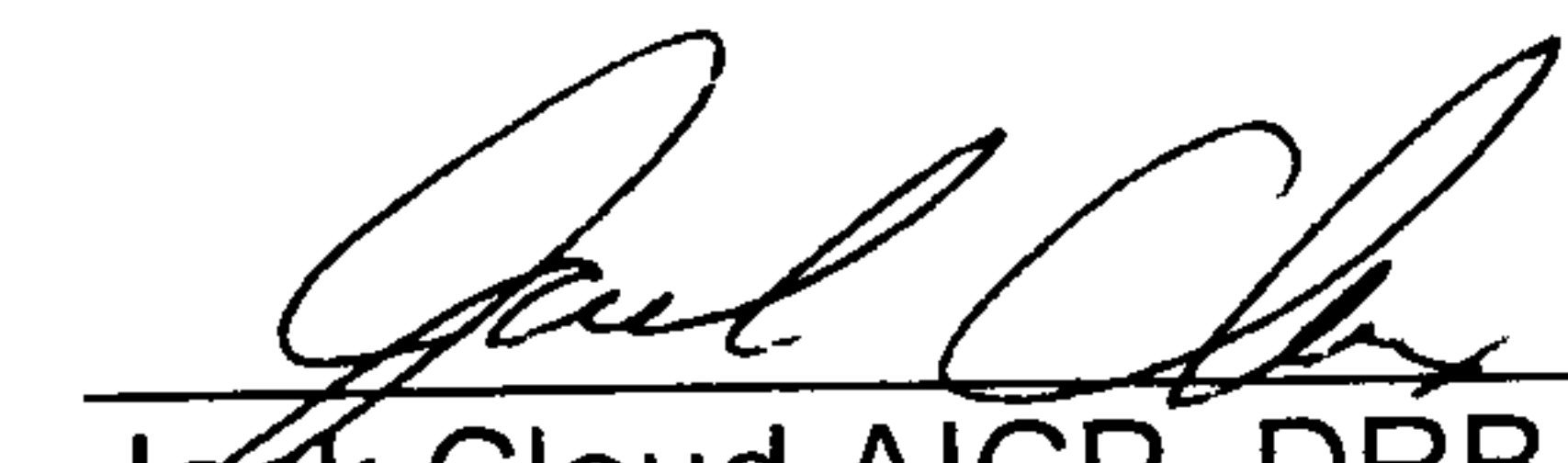
**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
July 30, 2008  
DRB Comments**

**ITEM # 15**

**PROJECT # 1006936          APPLICATION # 08-70335**

**RE: Block 29, Transportation Center Subdivision**

Please provide a copy, and refer to the existing filed plat for existing easements (there is no longer an alley on the north) and status of "Park" tract. An Infrastructure List would be required for Preliminary Plat approval. The existing Transformer Vault would need to be certified for compliance with the Building Code vis a vis the proposed lot line; it appears that transmission line easements will be needed, as well as PNM approval.

  
\_\_\_\_\_  
Jack Cloud AICP, DRB Chairman  
924-3880/ jcloud@cabq.gov

**Legend**

- FOUND 5/8" REBAR WITH CAP STAMPED "7002"
- ◇ FOUND 5/8" REBAR WITH CAP STAMPED "7002" TO BE ABANDONED BY THIS PLAT
- SET 5/8" REBAR WITH CAP STAMPED "LS 8911"
- △ CENTERLINE MONUMENTATION
- PROPERTY BOUNDARY
- - - UTILITY EASEMENT GRANTED BY THIS PLAT

CORRECTION PLAT OF  
**MIRA MESA ESTATES**

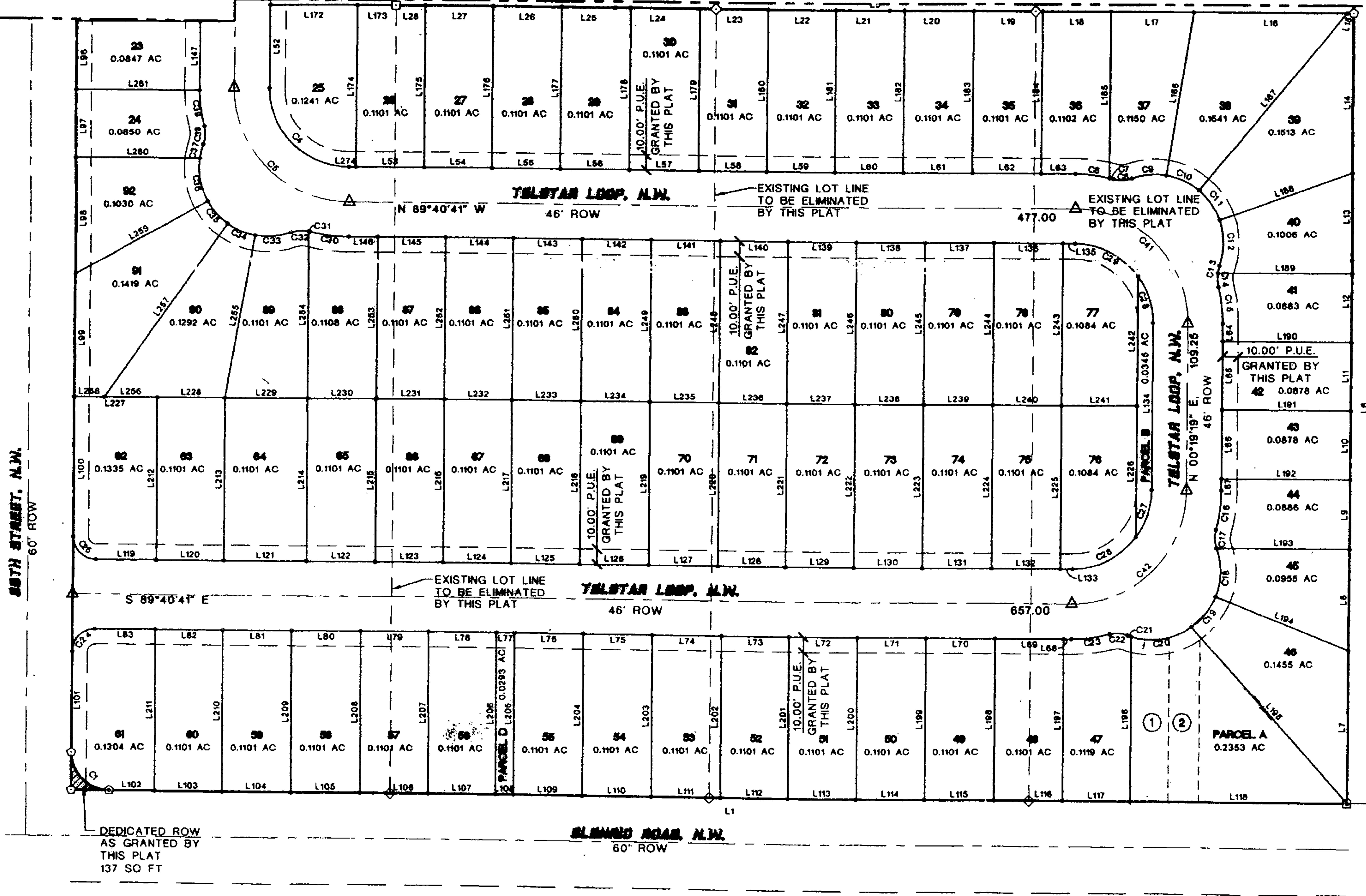
TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PROJECTED SEC 15, T 10 N., R 2 E.,  
ALBUQUERQUE, NM  
AUGUST 2004

2005013832  
6215874  
Page: 5 of 5  
82/18/2005 08:31P  
Bk-2065C Pg-10

2005013832  
6215874  
Page: 5 of 5  
82/18/2005 08:51A  
Bk-2065C Pg-53

2005013832  
6215874  
Page: 5 of 6  
81/08/2005 03:36P  
Bk-2065C Pg-5

SEE SHEET 3 FOR CONTINUATION



TRACT 116  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 5, 1944

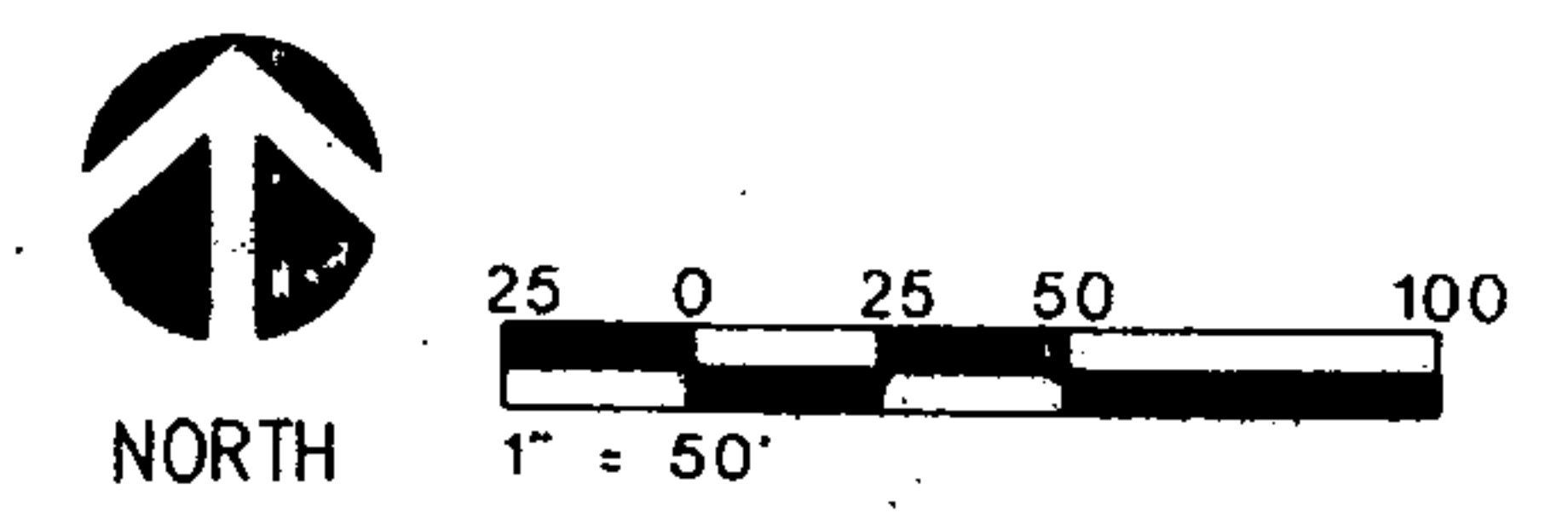
**General Notes**

1. 25'-0" PUBLIC DRAINAGE AND PEDESTRIAN EASEMENT GRANTED BY THIS PLAT.
2. 20'-0" PUBLIC SEWER LINE EASEMENT GRANTED BY THIS PLAT.
3. *PARCEL D IS DEDICATED AS A PEDESTRIAN ACCESS POINT.*

N 89°20'40" E  
1205.80'  
18-J11  
X:383,156.30  
Y:1,491,035.96  
G-G-0.9996777  
NAD 1927  
CENTRAL ZONE  
ELEV:5096.805  
(NGVD 1929)

SHEET 5 OF 6

**NORTH STAR SURVEYING**  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87106  
(505) 877-5489



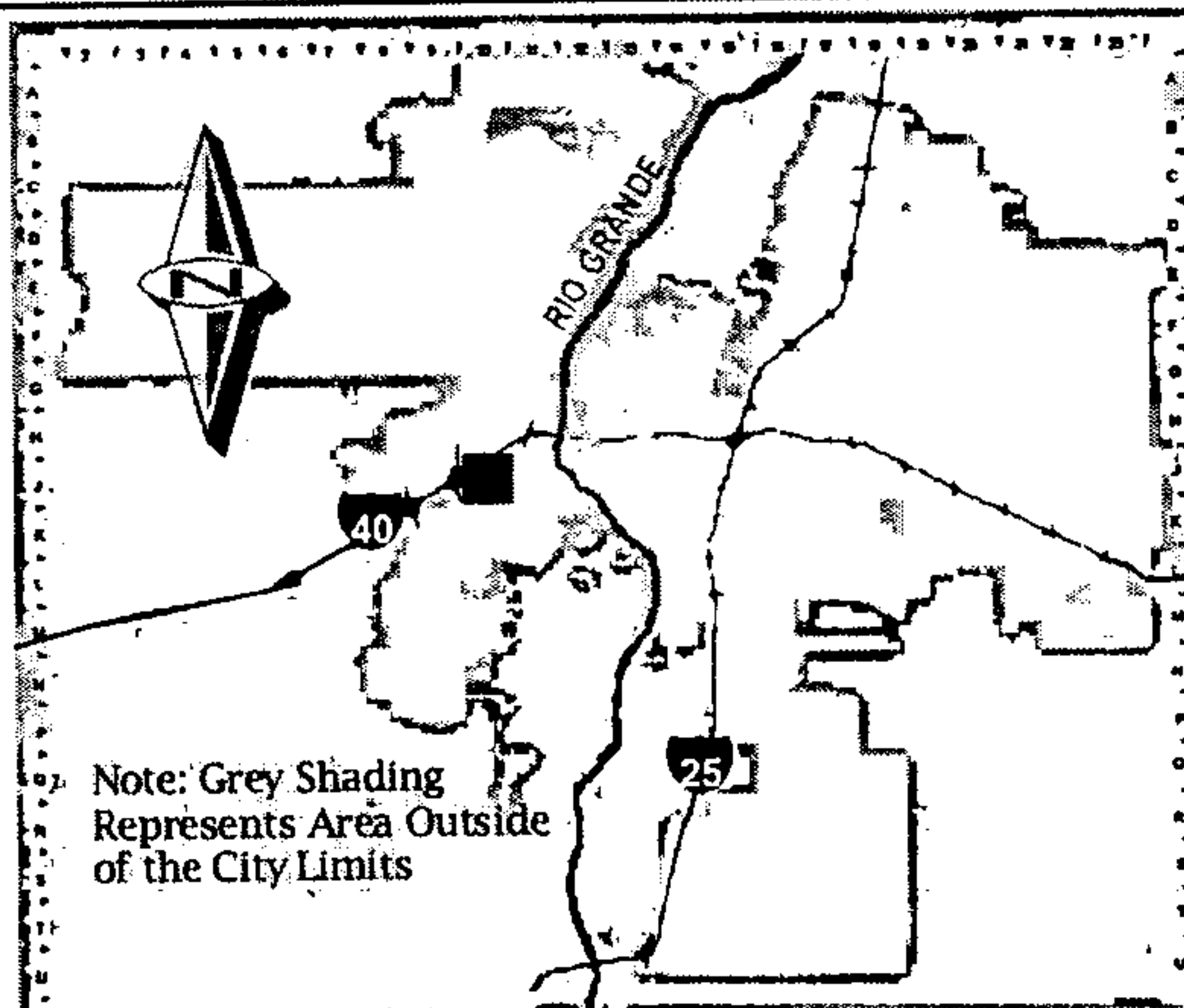
SHEET 7 OF 21



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



Map amended through: 10/25/2006



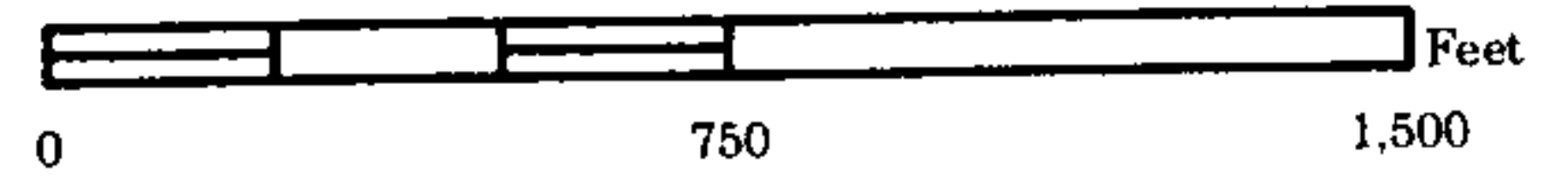
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

**J-10-Z**

Selected Symbols

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



# **G.P.S. LLC**

**333 Lomas Blvd., NE \* Albuquerque, New Mexico 87102 \* (505) 998-0303**

---

July 2, 2008

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

REF: VACATION ACTION WITHIN PARCEL A, MIRA MESA ESTATES

Dear Board Members:

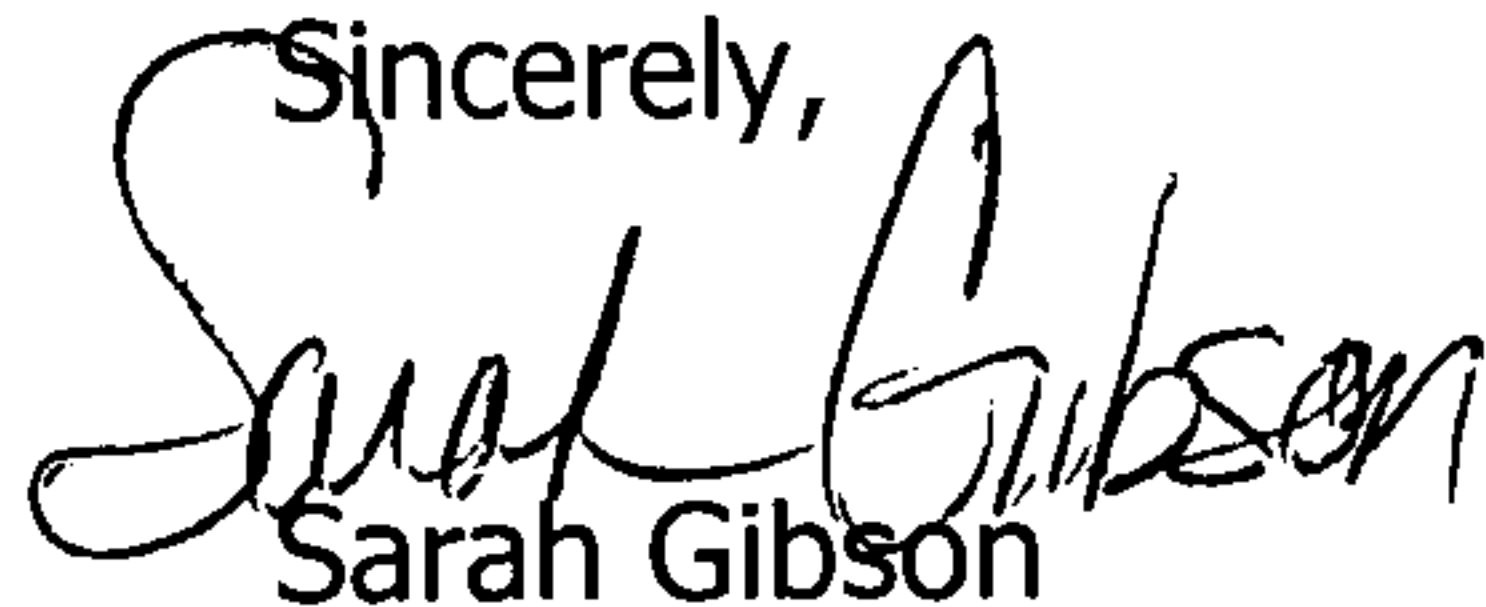
The purpose of the above referenced vacation action is to vacate an existing 25' pedestrian easement.

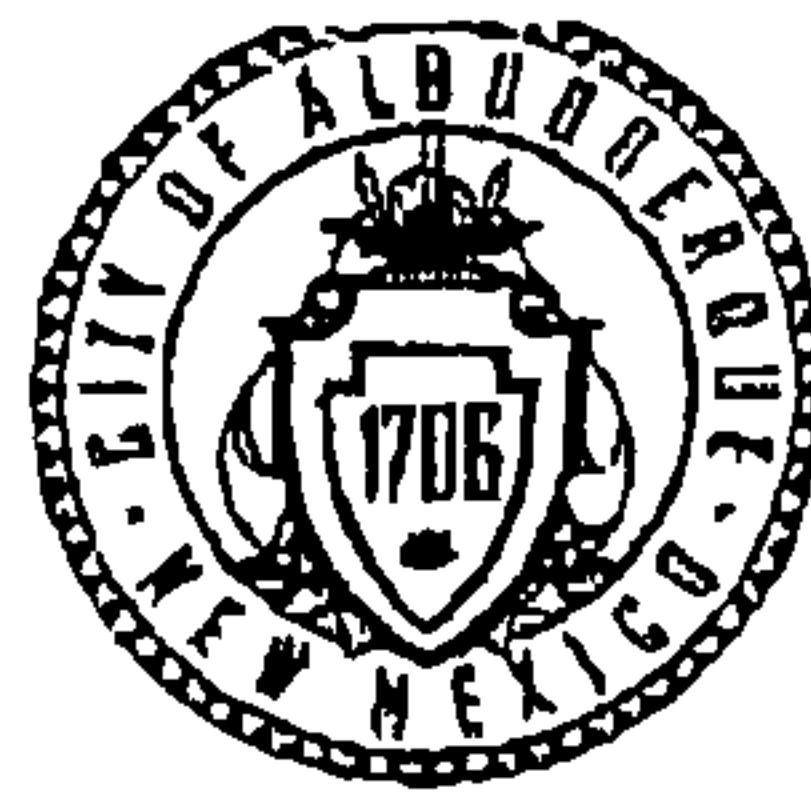
The pedestrian easement on Parcel A was never constructed and was to be maintained by the Homeowners Association, which was never formed.

Additional parcels (C & D) have been designated as pedestrian access points and have been built with wrought iron gates with pedestrian access.

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

Sincerely,

  
Sarah Gibson



*City of Albuquerque*

P.O. Box 1293, Albuquerque, NM 87103

June 30, 2008

Gary Gritsko  
Alpha Professional Surveying  
P.O. Box 46316/87174  
Phone: 505-892-1076/Fax: 505-998-0305  
c/o Sarah Gibson, GPS, LLC - 998-0303

**PLEASE NOTE:** The Neighborhood and/or Homeowner 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.

Dear Gary:

Thank you for your inquiry of June 30, 2008 requesting the names of **ALL Neighborhood and/or Homeowner Associations** who would be affected under the provisions of O-92 by your proposed project at **PARCEL A AND LOT 46, MIRA MESA ESTATES, LOCATED ON TELSTAR LOOP NW BETWEEN 68<sup>TH</sup> STREET NW AND GLENRIO ROAD NW** Zone Map: **J-10.**

Our records indicate that the **Neighborhood and/or Homeowner Associations** affected by this proposal and the contact names are as follows:

**LOS VOLCANES N.A. (LVC) "R"**

**\*M. Max Garcia**

6619 Honeylocust Ave. NW/87121 833-0969 (h)

**Ben Sandoval**

6516 Honeylocust Ave. NW/87121 836-4419 (h)

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](mailto:swinklepleck@cabq.gov) or by fax at (505) 924-3913.

Sincerely,

*Stephani Winklepleck*

*Stephani Winklepleck*

Neighborhood Liaison

OFFICE OF NEIGHBORHOOD COORDINATION

Planning Department

planningrnaform(05/22/08)

**LETTERS MUST BE SENT TO BOTH CONTACTS OF EACH NEIGHBORHOOD AND/OR HOMEOWNER ASSOCIATION.**

# !!!Notice to Applicants!!!

## SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

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

### WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

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

## Information from the Office of Neighborhood Coordination

The following information should always be in each application packet that you submit for an EPC or DRB application. Listed below is a "Checklist" of the items needed.

~~Copy of letter to neighborhood associations, if applicable, submitted with application packet~~ -OR-

[ ] The ONC "Official" Letter (if there are no associations). A copy must be submitted with application packet.

~~Copy of letter to neighborhood associations, if applicable, submitted with application packet~~

~~Copy of the letter to neighborhood associations, if applicable, submitted with application packet~~

**Just a reminder - Our ONC "Official" Letter is only valid for a one (1) month period and if you haven't submitted your application by this date, you will need to get an updated letter from our office.**

Any questions, please feel free to contact Stephani at 924-3902 or via an e-mail message at [swinklepleck@cabq.gov](mailto:swinklepleck@cabq.gov).

Thank you for your cooperation on this matter.

.....  
(below this line for ONC use only)

Date of Inquiry: **06/30/08** Time Entered: **1:05 p.m.** ONC Rep. Initials: **SW**



# G.P.S. LLC

333 Lomas Blvd., NE \* Albuquerque, New Mexico 87102 \* (505) 998-0303

July 1, 2008

LOS VOLCANES NEIGHBORHOOD ASSOC.  
M. MAX GARCIA  
6619 HONEYLOCUST AVE., NW  
ALBUQUERQUE, NM 87121

REF: PARCEL A, MIRA MESA ESTATES

Dear M. Max Garcia:

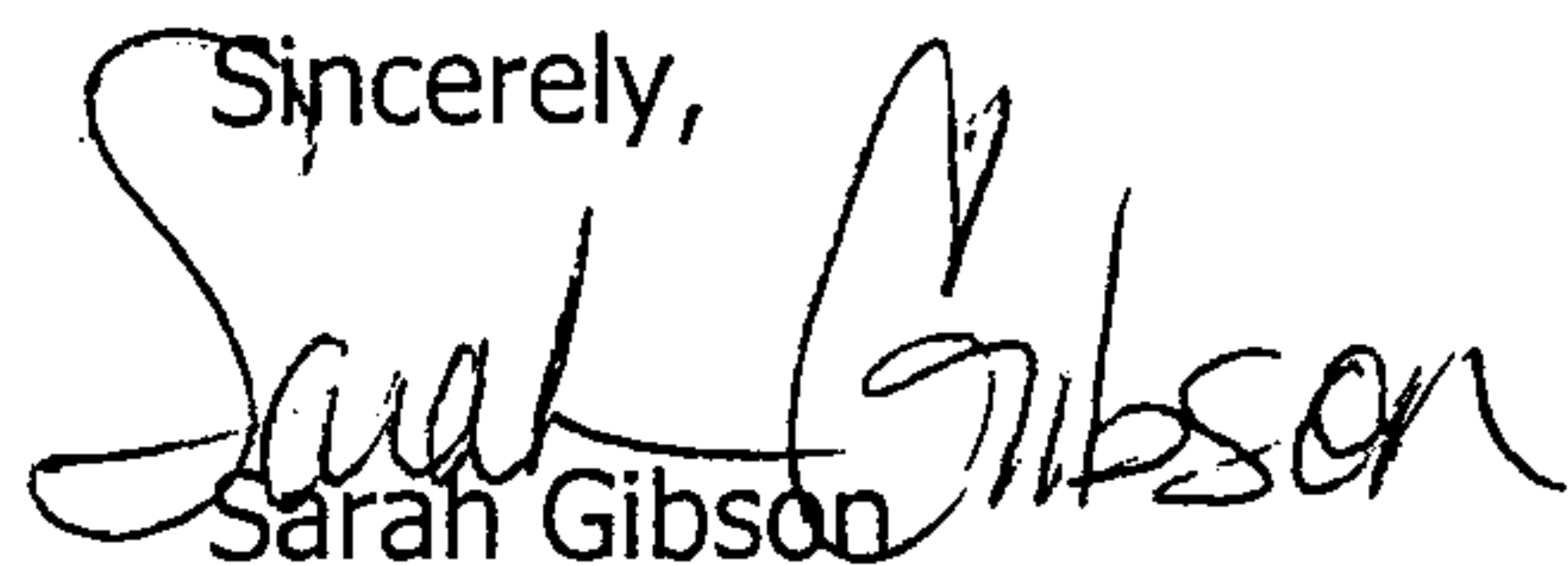
This letter is a notice to you of action being taken on the Mira Mesa Estates Subdivision located on Telstar Loop NW.

Alpha Professional Surveying Inc. is submitting the above referenced property for a vacation action to vacate an existing 25' Pedestrian Easement on Parcel A to DRB for approval.

Upon receiving approval of the vacation action the plat will be submitted to DRB as a preliminary /final plat to show the vacated easement and eliminate the lot line between Parcel A and Lot 46, becoming one new lot.

The date and time of the DRB hearing will be posted on the site two weeks before the hearing. Presently the schedule for the hearing is July 30, 2008.

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

Sincerely,  
  
Sarah Gibson

7004 1350 0000 0766 7637

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	\$ .42
Certified Fee	2.70
Return Receipt Fee (Endorsement Required)	2.20
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 5.32

Postmark  
7/1/08

Sent To	M. Max Garcia
Street, Apt. No., or PO Box No.	6619 Honeylocust Ave NW
City, State, ZIP+4	ALBU N. MEX 87121

PS Form 3800, June 2002 See Reverse for Instructions

# G.P.S. LLC

333 Lomas Blvd., NE \* Albuquerque, New Mexico 87102 \* (505) 998-0303

July 1, 2008

LOS VOLCANES NEIGHBORHOOD ASSOC.  
BEN SANDOVAL  
6516 HONEYLOCUST AVE., NW  
ALBUQUERQUE, NM 87121

REF: PARCEL A, MIRA MESA ESTATES

Dear Ben Sandoval:

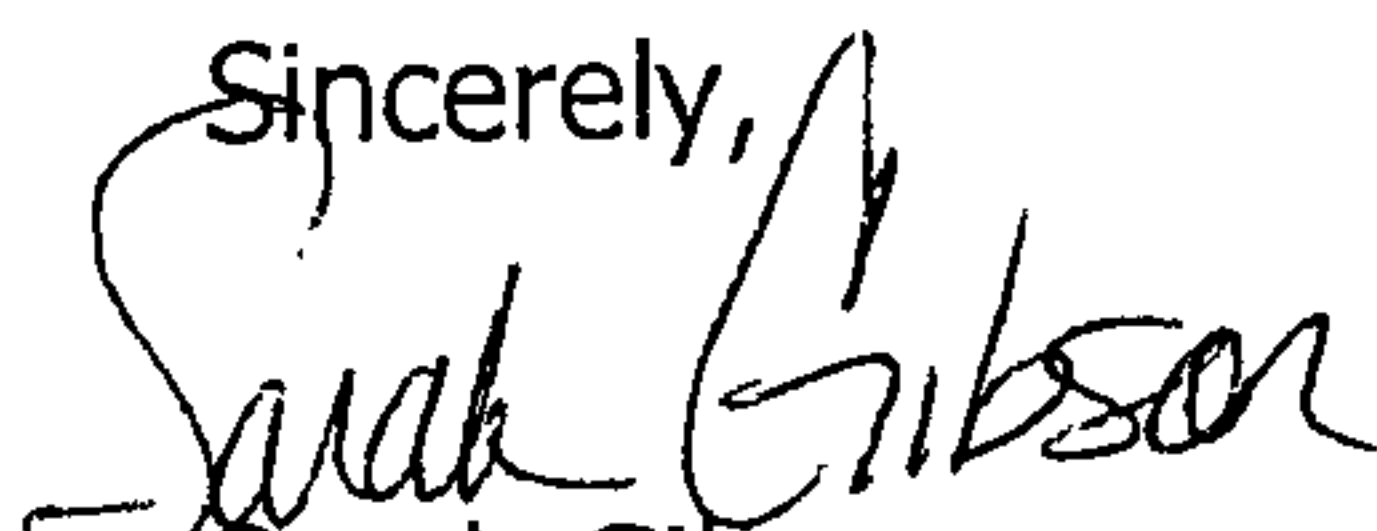
This letter is a notice to you of action being taken on the Mira Mesa Estates Subdivision located on Telstar Loop NW.

Alpha Professional Surveying Inc. is submitting the above referenced property for a vacation action to vacate an existing 25' Pedestrian Easement on Parcel A to DRB for approval.

Upon receiving approval of the vacation action the plat will be submitted to DRB as a preliminary /final plat to show the vacated easement and eliminate the lot line between Parcel A and Lot 46, becoming one new lot.

The date and time of the DRB hearing will be posted on the site two weeks before the hearing. Presently the schedule for the hearing is July 30, 2008.

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

Sincerely,  
  
Sarah Gibson

4492 9920 0000 0766 7644  
7004 1350 0000 05ET 4007

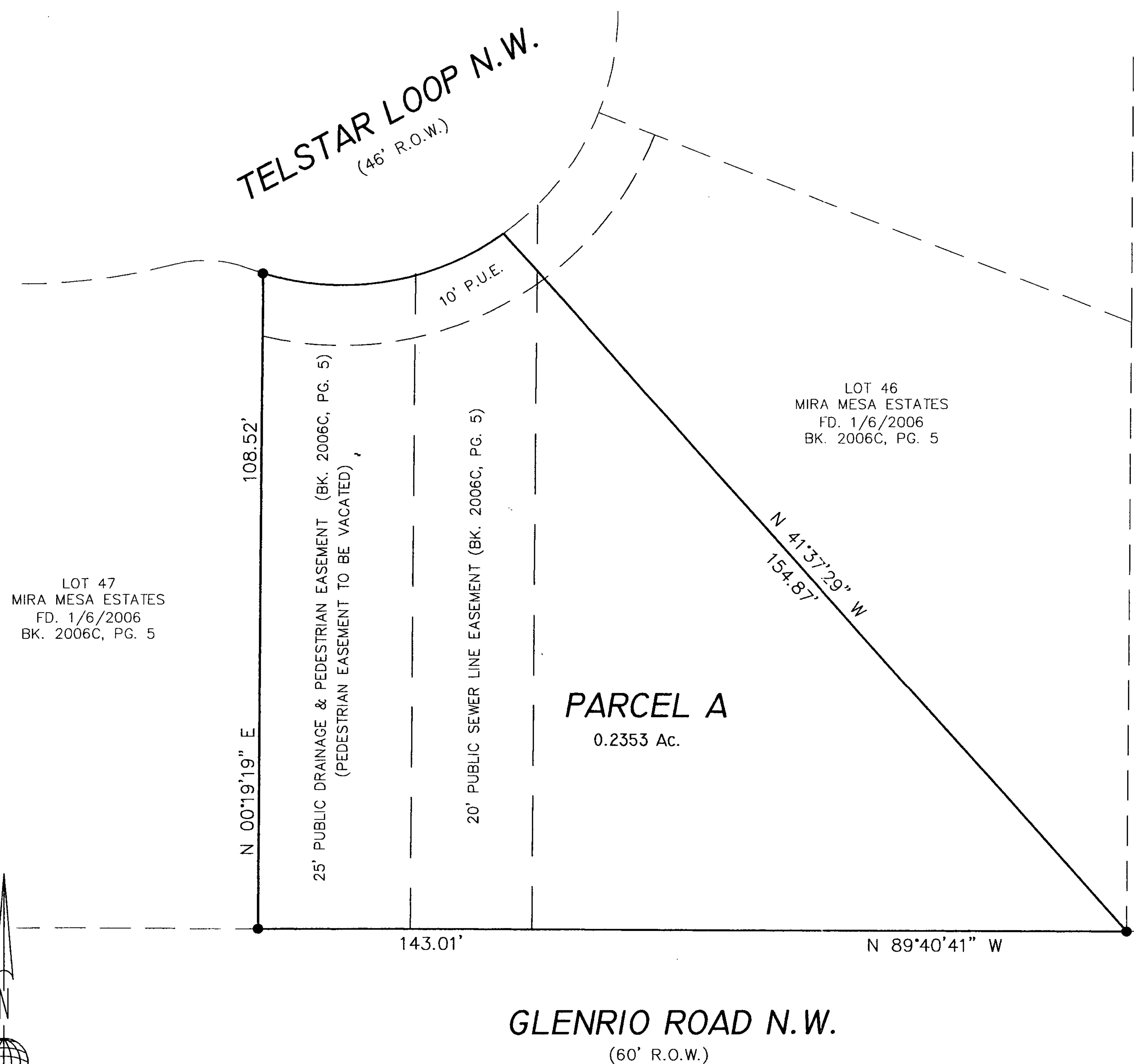
U.S. Postal Service™	
<b>CERTIFIED MAIL™ RECEIPT</b>	
(Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at <a href="http://www.usps.com">www.usps.com</a>	
<b>OFFICIAL USE</b>	
Postage	\$ .42
Certified Fee	2.70
Return Receipt Fee (Endorsement Required)	2.20
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 5.32

Postmark Here  
7/02/08

Sent To	BEN SANDOVAL
Street, Apt. No., or PO Box No.	6516 HONEYLOCUST AVE NW
City, State, ZIP	ALBU, N. MEX 87121

PS Form 3800, June 2002 See Reverse for Instructions

EXHIBIT  
 PARCEL A  
 MIRA MESA ESTATES  
 Projected Section 15, T10N, R2E, NMPM  
 Town of Atrisco Grant  
 City of Albuquerque  
 Bernalillo County, New Mexico  
 July 2008

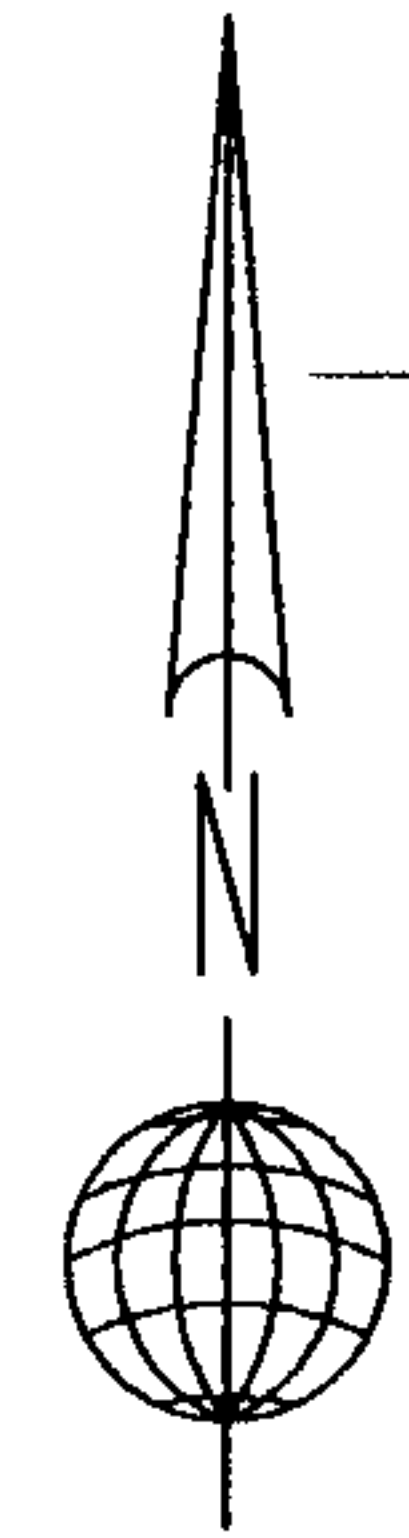


LOT 47  
 MIRA MESA ESTATES  
 FD. 1/6/2006  
 BK. 2006C, PG. 5

LOT 46  
 MIRA MESA ESTATES  
 FD. 1/6/2006  
 BK. 2006C, PG. 5

TRACT 216  
 TOWN OF ATRISCO GRANT  
 AIRPORT UNIT  
 FD. 12/5/1944

**PARCEL A**  
 0.2353 Ac.



**ALPHA PROFESSIONAL SURVEYING, INC.**  
 P.O. BOX 46316, RIO RANCHO, NEW MEXICO 87174  
 PHONE (505) 892-1076 FAX (505) 891-0471  
 DRAWN BY: GEG FILE NO: 08-107P

# ABQ Engineering, Inc.

engineers/ planners/ construction services

6739 Academy Road NE, Suite 130  
Albuquerque, NM 87109

www.ABQENG.com

# 18

## FAX

DATE: 30 Dec 2004

TO: Sheron Matson

COMPANY: \_\_\_\_\_

PHONE: \_\_\_\_\_

FAX #: 924-3864

FROM: Martin

PHONE: (505) 255-7802

FAX: (505) 255-7902

# of Pages: 2  
(including cover page)

Comments:



December 29, 2004

Ms. Sheran Matson  
DRB Chair  
City of Albuquerque  
600 2<sup>nd</sup> Street NW  
Albuquerque, NM

RE: Mira Mesa Final Plat DRB #1003604

Dear Ms. Matson:

Please defer the item for Mira Mesa Final Plat to January 12, 2005. The financial guarantee has created a delay in the project due to the holidays and key individuals being off on leave. We anticipate the financial guarantee will be approved for the January 12, 2005 date. We will be taking care of the deferral fees within the next couple of days.

Please call me if you have any questions.

Sincerely,

A handwritten signature in black ink that reads "Martin J. Garcia". The signature is written in a cursive style.

Martin J. Garcia, PE  
ABQ Engineering Inc.  
24110

\*\*\*\*\*  
\*\*\* RX REPORT \*\*\*  
\*\*\*\*\*

RECEPTION OK

TX/RX NO	6825	
CONNECTION TEL		505 255 7902
SUBADDRESS		
CONNECTION ID		
ST. TIME	12/30 13:09	
USAGE T	00'45	
PGS.	2	
RESULT	OK	

# ABQ Engineering, Inc.

Engineers • Planners • Construction Services  
December 27, 2004

#21

Ms. Sheran Matson  
DRB Chair  
City of Albuquerque  
600 2<sup>nd</sup> Street NW  
Albuquerque, NM

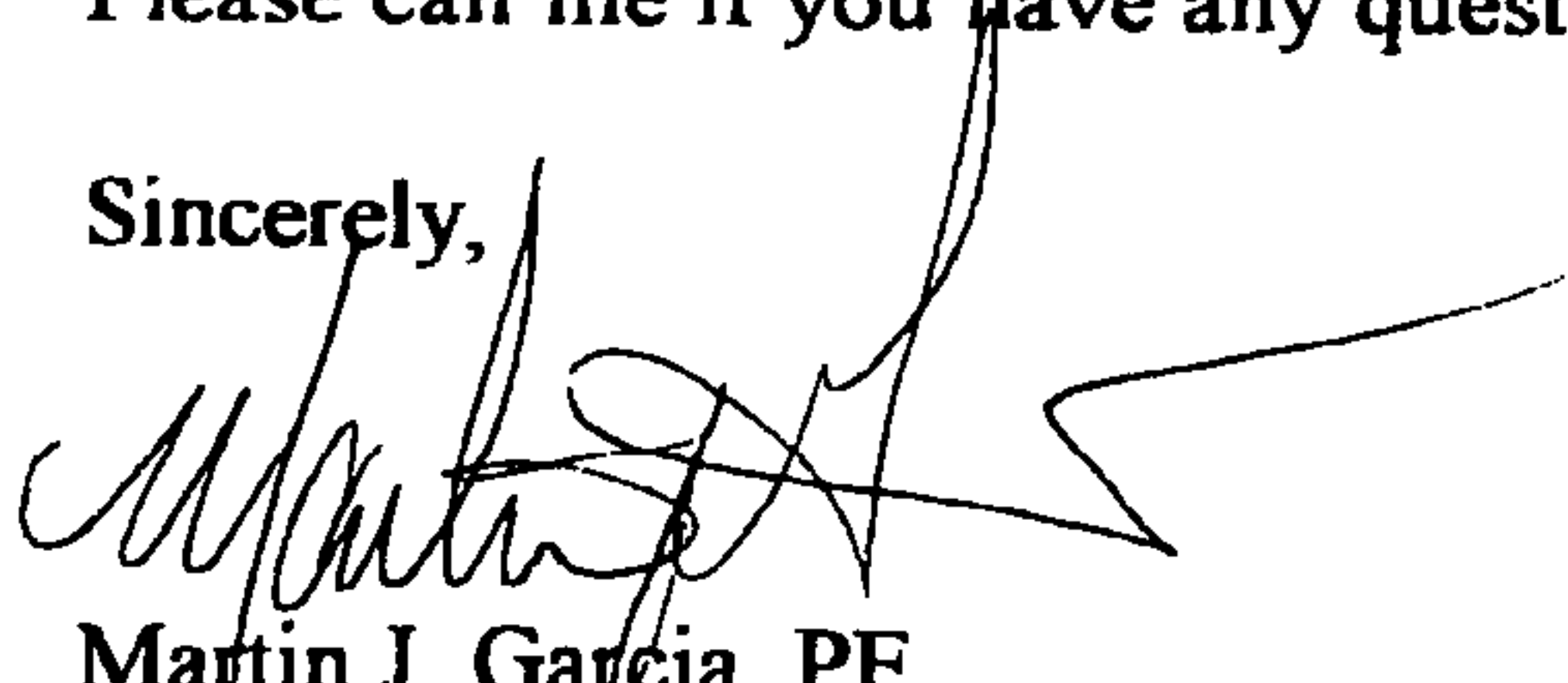
RE: Mira Mesa Final Plat DRB #1003604

Dear Ms. Matson:

Please defer the item for Mira Mesa Final Plat to January 5, 2005. The financial guarantee has created a delay in the project due to the holidays and key individuals being off on leave. We anticipate the financial guarantee will be approved for the January 5, 2005 date. We will be taking care of the deferral fees within the next couple of days.

Please call me if you have any questions.

Sincerely,



Martin J. Garcia, PE  
ABQ Engineering Inc.  
24110

Bill's paid

# ABQ Engineering, Inc.

engineers/ planners/ construction services

6739 Academy Road NE, Suite 130  
Albuquerque, NM 87109

www.ABQENG.com

## FAX

DATE: 12/27/04

TO: Sharan Natsen

COMPANY: DRB

PHONE: \_\_\_\_\_

FAX #: 924-3864

FROM: Martin Garcia

PHONE: (505) 255-7802

FAX: (505) 255-7902

# of Pages: 2  
(including cover page)

Comments:



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

PAID RECEIPT

APPLICANT NAME DT Land Development  
AGENT ABB Engineering  
ADDRESS \_\_\_\_\_  
PROJECT & APP # 1003604 / 04DRB 01794  
PROJECT NAME Mesa Mesa Subdivision

\$ \_\_\_\_\_ 441032/3424000 Conflict Management Fee

\$ 200.00 441006/4983000 DRB Actions

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

\$ \_\_\_\_\_ 441018/4971000 Public Notification

\$ \_\_\_\_\_ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY\*\*\*  
( ) Major/Minor Subdivision ( ) Site Development Plan ( ) Bldg Permit  
( ) Letter of Map Revision ( ) Conditional Letter of Map Revision  
( ) Traffic Impact Study

\$ 200.00 TOTAL AMOUNT DUE

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

City Of Albuquerque  
Treasury Division

12/27/2004 3:18PM LOC: ANNX  
RECEIPT# 00036479 WS# 007 TRANS# 0018  
Account 441006 Fund 0110  
Activity 4983000 TRSLJS  
Trans Amt \$200.00  
J24 Misc \$200.00  
CK \$200.00  
CHANGE \$0.00

CITY DEPARTMENT INFRASTRUCTURE LIST

Claire

Current DRC Project Number: **ORIGINAL**

FIGURE 12

Date Submitted: 10/13/04

INFRASTRUCTURE LIST

Date Site Plan Approved: 10/13/04

Date Preliminary Plat Approved: 10/13/04

Date Preliminary Plat Expires: 10/13/05

DRB Project No.: 100-3604-

DRB Application No.: 04-01452

EXHIBIT "A"

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

MIRA MESA ESTATES SUBDIVISION  
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACTS 217, 218, 219, 220 TOWN OF ATASCOCITA GRAND AVENUE UNIT  
EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This Listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		10"	MASTER PLAN WATER LINE	HANOVER	60 <sup>th</sup> ST	EAST PROP. LINE	/	/	/
		8"	WATER LINE	TELSTAR LP.	HANOVER	69 <sup>th</sup> ST.	/	/	/
		8"	SANITARY SEWER	TELSTAR LP.	HANOVER	60 <sup>th</sup> ST.	/	/	/
		8"	SANITARY SEWER	TELSTAR LP.	TELSTAR	GLADIO.	/	/	/
	△ 28'	25'-F-F	RES. STREET w/ CULB & GUTTER	TELSTAR LP.	HANOVER	69 <sup>th</sup> ST.	/	/	/
			CUL-DE-SACS	TELSTAR LP.			/	/	/
			STD C:G SOUTH SIDE CANY	HANOVER	69 <sup>th</sup> ST.	EAST PROP. LINE	/	/	/
		30" RCP	STORM DRAIN	<del>TELSTAR LP.</del> STORM DRAIN EASMENT PARCEL A.	TELSTAR	GLADIO.	/	/	/



ORIGINAL

By signing below I, [Signature] Director of [Signature] for the City of Albuquerque, recognize that my department is financially responsible for the construction of the above listed improvements and this agreement will constitute the Subdivision Improvements Agreement (SIA). Funding for these improvements have been programmed within their departments budget. These improvements listed above will be constructed by [Signature] or within 6 months after written notification from the City Engineer. The estimated dollar amount for these improvements are \$ [Signature]. A copy of the certified engineers estimate must accompany this Infrastructure list.

1 Engineer's  
~~of~~ Financial Guarantee and Discharge Requirements Return to Reserve  
2 E. Street Lights Per DRB.  
3

AGENT / OWNER

Matthew J. Sincich  
NAME (print)  
ERM  
SIGNATURE - date 10/13/04

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

[Signature] DRB CHAIR - date 10/13/04  
[Signature] TRANSPORTATION DEVELOPMENT - date 10-13-04  
[Signature] UTILITY DEVELOPMENT - date 10/13/04  
[Signature] PARKS & GENERAL SERVICES - date 10/13/04  
[Signature] AMAFCA - date \_\_\_\_\_

MAXIMUM TIME ALLOWED TO CONSTRUCT THE IMPROVEMENTS WITHOUT A DRB EXTENSION: \_\_\_\_\_

[Signature] CITY ENGINEER - date 10/13/04

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRB CHAIR	USER DEPARTMENT	AGENT OWNER
<u>1</u>	<u>12/17/04</u>	<u>[Signature]</u>	<u>[Signature]</u>	<u>[Signature]</u>

# ABQ Engineering, Inc.

engineers/ planners/ construction services

6739 Academy Road NE, Suite 130  
Albuquerque, NM 87109

www.ABQENG.com

## FAX

DATE: 12/14/04

TO: SHERAN MATSON

COMPANY: \_\_\_\_\_

PHONE: \_\_\_\_\_

FAX #: 924-3964

FROM: MARTIN GARCIA

PHONE: (505) 255-7802

FAX: (505) 255-7902

# of Pages: 1  
(including cover page)

*\$150K due  
3 deferrals*

### Comments:

SHERAN,  
WE ARE STILL WORKING ON THE FINANCIAL GUARANTEE  
FOR KAHA MESA. DUB # 1003604 PLEASE DEFER  
OUR FINAL PLAT APPROVAL TO 12/29/04.

Thank You  
*Martin*

# ABQ Engineering, Inc.

Engineers • Planners • Construction Services

December 7, 2004

# 17

Ms. Sheran Matson  
DRB Chair  
City of Albuquerque  
600 2<sup>nd</sup> Street NW  
Albuquerque, NM

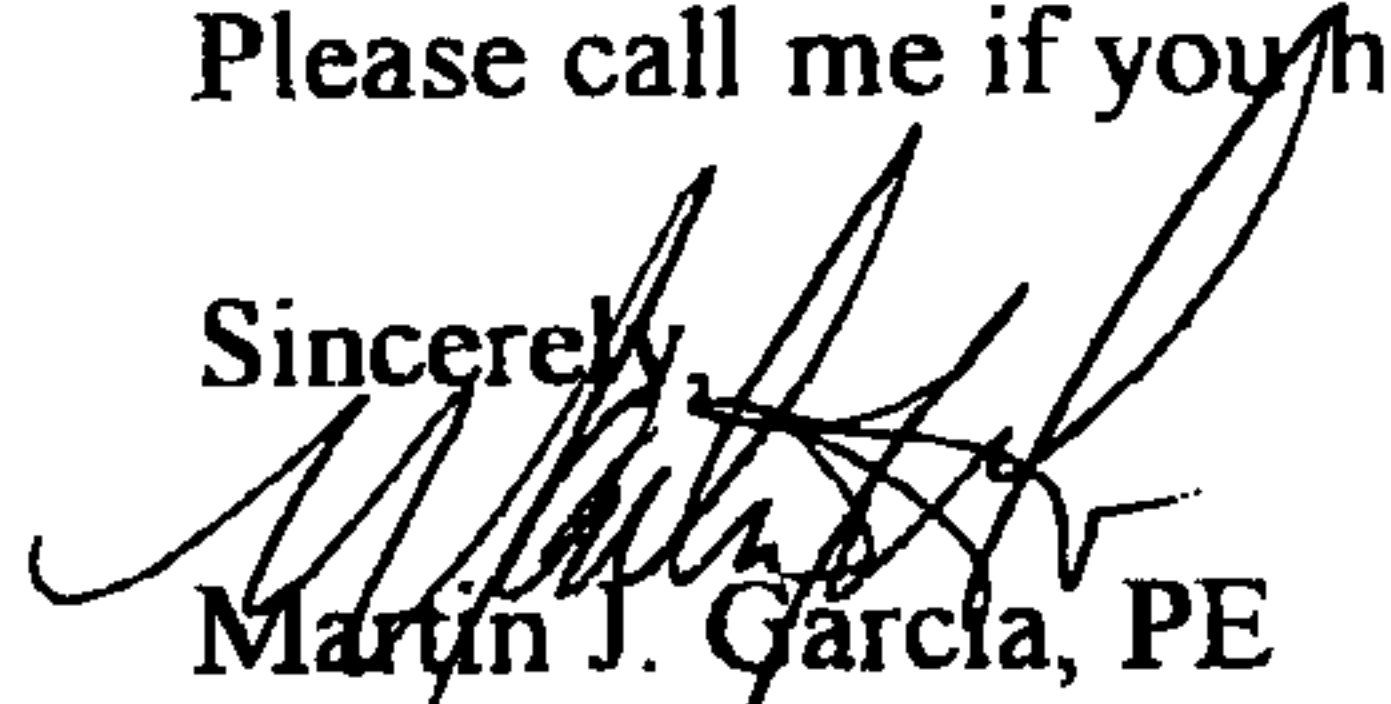
RE: Mira Mesa Final Plat DRB #1003604

Dear Ms. Matson:

Please defer the item for Mira Mesa Final Plat to December 15, 2004. The financial guarantee has not yet been approved by the City but is anticipated to be approved and ready for next week.

Please call me if you have any questions.

Sincerely,



Martin J. Garcia, PE  
ABQ Engineering Inc.  
24110

# ABQ Engineering, Inc.

engineers/ planners/ construction services

6739 Academy Road NE, Suite 130  
Albuquerque, NM 87109

www.ABQENG.com

## FAX

DATE: 12/7/04

TO: SHERAN MATSON / CLAUDE SENORA

COMPANY: \_\_\_\_\_

PHONE: \_\_\_\_\_

FAX #: 921-3864

FROM: MARCO GARCIA

PHONE: (505) 255-7802

FAX: (505) 255-7902

# of Pages: 2  
(including cover page)

**Comments:**

*see attached deferral request*

# ABQ Engineering, Inc.

engineers/ planners/ construction services

#33

6739 Academy Road NE, Suite 130  
Albuquerque, NM 87109

www.ABQENG.com

## FAX

**DATE:** 11/30/04

**TO:** CLAUDE SENOVA

**COMPANY:** CITY OF ALBUQA

**PHONE:** \_\_\_\_\_

**FAX #:** 924-3864

**FROM:** MARTIN GARCIA, ABQ ENGINEERING

**PHONE:** (505) 255-7802

**FAX:** (505) 255-7902

**# of Pages:** 1  
(including cover page)

**Comments:**

CLAUDE. I am sending this fax to request a deferral of  
item #3. DAB. 1003604 FROM 12/1/04 to the  
DEC 8, 2004 meeting.

*Martin Garcia*





Supplemental form

**SUBDIVISION**

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

**SITE DEVELOPMENT PLAN**

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

**STORM DRAINAGE**

- Storm Drainage Cost Allocation Plan

**S Z ZONING & PLANNING**

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

**L A APPEAL / PROTEST of...**

- Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

**APPLICANT INFORMATION:**

NAME: D T LAND DEVELOPMENT PHONE: 821-5600  
 ADDRESS: 8601 WASHINGTON NE SUITE A FAX: 821-0677  
 CITY: ALBUQ STATE NM ZIP 87113 E-MAIL: \_\_\_\_\_  
 Proprietary interest in site: owner List all owners: \_\_\_\_\_  
 AGENT (if any): ABQ ENGINEERING PHONE: 255-7802  
 ADDRESS: 6739 ACADEMY SUITE 130 FAX: 255-7902  
 CITY: ALBUQ STATE NM ZIP 87109 E-MAIL: \_\_\_\_\_

DESCRIPTION OF REQUEST: FINAL PLAT REQUEST MIRA MESA ESTATES SUBDIVISION.

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. TRACTS 217, 218, 219, & 220 Block: \_\_\_\_\_ Unit: \_\_\_\_\_  
 Subdiv. / Adn. MIRA MESA SUBDIVISION  
 Current Zoning: R-2 Proposed zoning: \_\_\_\_\_  
 Zone Atlas page(s): J-10 No. of existing lots: 4 No. of proposed lots: 92  
 Total area of site (acres): 12.4982 Density if applicable: dwellings per gross acre: \_\_\_\_\_ dwellings per net acre: \_\_\_\_\_  
 Within city limits?  Yes. No , but site is within 5 miles of the city limits.) Within 1000FT of a landfill? NO  
 UPC No. 1010-058-443-416-105-04, 1010-058-423-416-105-03 MRGCD Map No. \_\_\_\_\_  
1010-058-413-416-105-02, 1010-058-381-416-105-03  
 LOCATION OF PROPERTY BY STREETS: On or Near: HANOVER RD  
 Between: ALVARO ROAD and 68<sup>th</sup> STREET

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 04DRB01233  
04-01452, 04-01453

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

SIGNATURE [Signature] DATE \_\_\_\_\_  
 (Print) MARIA J. GARCIA \_\_\_\_\_ Applicant  Agent

**FOR OFFICIAL USE ONLY**

Form revised 4/04

**INTERNAL ROUTING**

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

Application case numbers

04DRB . 01794

Action

FP

S.F.

CMF

Fees

\$ -0-

\$ 2000

\$ \_\_\_\_\_

\$ \_\_\_\_\_

\$ \_\_\_\_\_

Total \$ 20.00

Hearing date 12-1-04

[Signature] 11/23/04

Planner signature / date

Project #

1003604

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

**SKETCH PLAT REVIEW AND COMMENT**

**YOUR ATTENDANCE IS REQUIRED.**

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

**MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT**

**Your attendance is required.**

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

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

**MAJOR SUBDIVISION FINAL PLAT APPROVAL**

**Your attendance is required.**

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
- Design elevations & cross sections of perimeter walls *or file. 3 copies*
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
- Property owner's and City Surveyor's signatures on the Mylar drawing
- SIA financial guaranty verification
- Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
- Any original and/or related file numbers are listed on the cover application

**DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED.**

**MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL**

**Your attendance is required.**

- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etcetera, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
- Property owner's and City Surveyor's signatures on the Mylar drawing
- Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
- Fee (see schedule)
- Any original and/or related file numbers are listed on the cover application
- Infrastructure list if required (verify with DRB Engineer) **NO INTERNAL ROUTING**

**DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED.**

**AMENDMENT TO PRELIMINARY PLAT (with minor changes)**

**Your attendance is required.**

**AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)**

**AMENDMENT TO GRADING PLAN (with minor changes)**

PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.

- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings.
- Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Original Mylar drawing of the proposed amended plat for internal routing only. Otherwise, bring Mylar to meeting.
- Property owner's and City Surveyor's signatures on the Mylar drawing, if the plat is being amended
- Any original and/or related file numbers are listed on the cover application

Amended preliminary plat approval expires after one year

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

Maria J. Garcia  
Applicant name (print)  
[Signature]  
Applicant signature / date 11/23/04



Form revised 3/03, 8/03, 11/03 & 8/04

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

Application case numbers  
04 DRB - 01794

[Signature] 11/23/04  
Planner signature / date  
**Project # 1003604**

November 23, 2004

DRB Chair  
City of Albuquerque Development Services  
600 2<sup>nd</sup> Street NW  
Albuquerque, NM 87102

**RE: Mira Mesa Estates – Zone Atlas J-10**

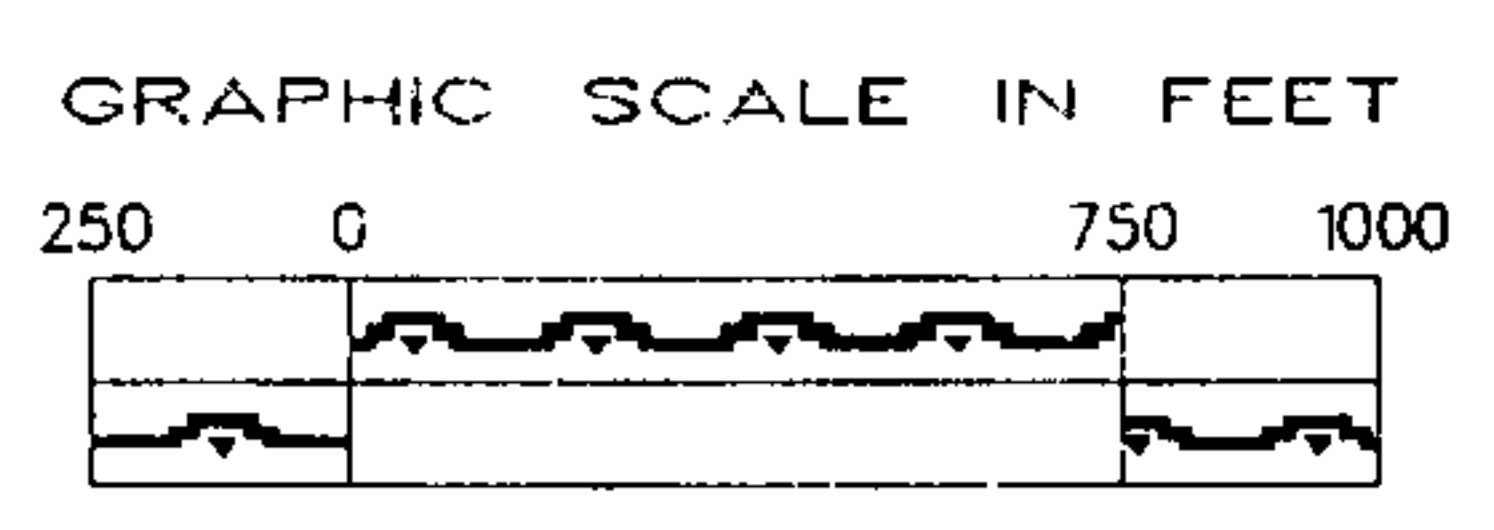
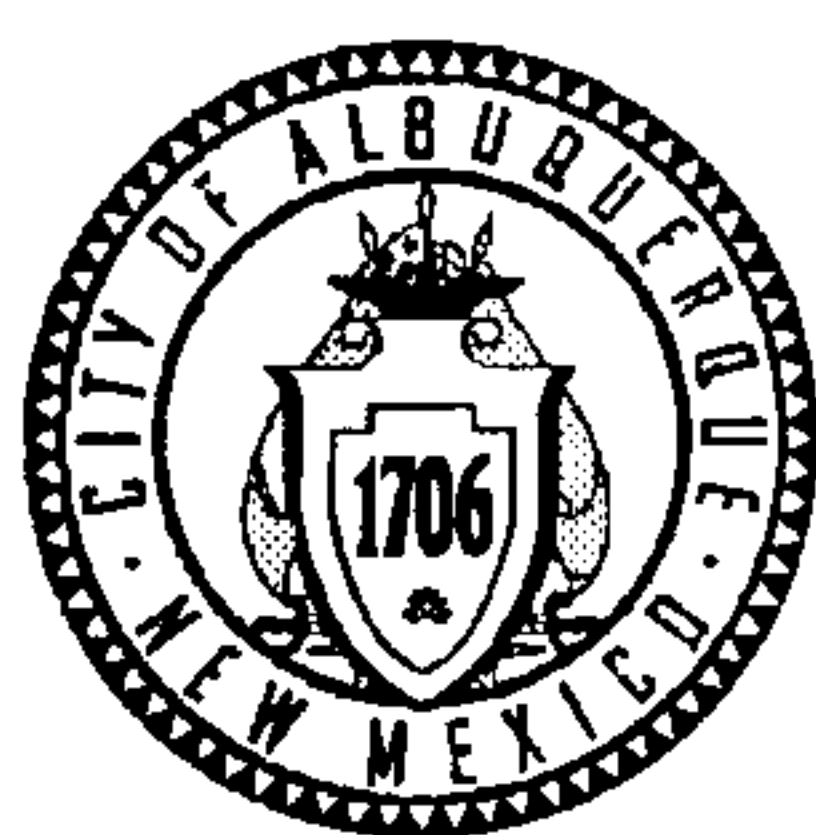
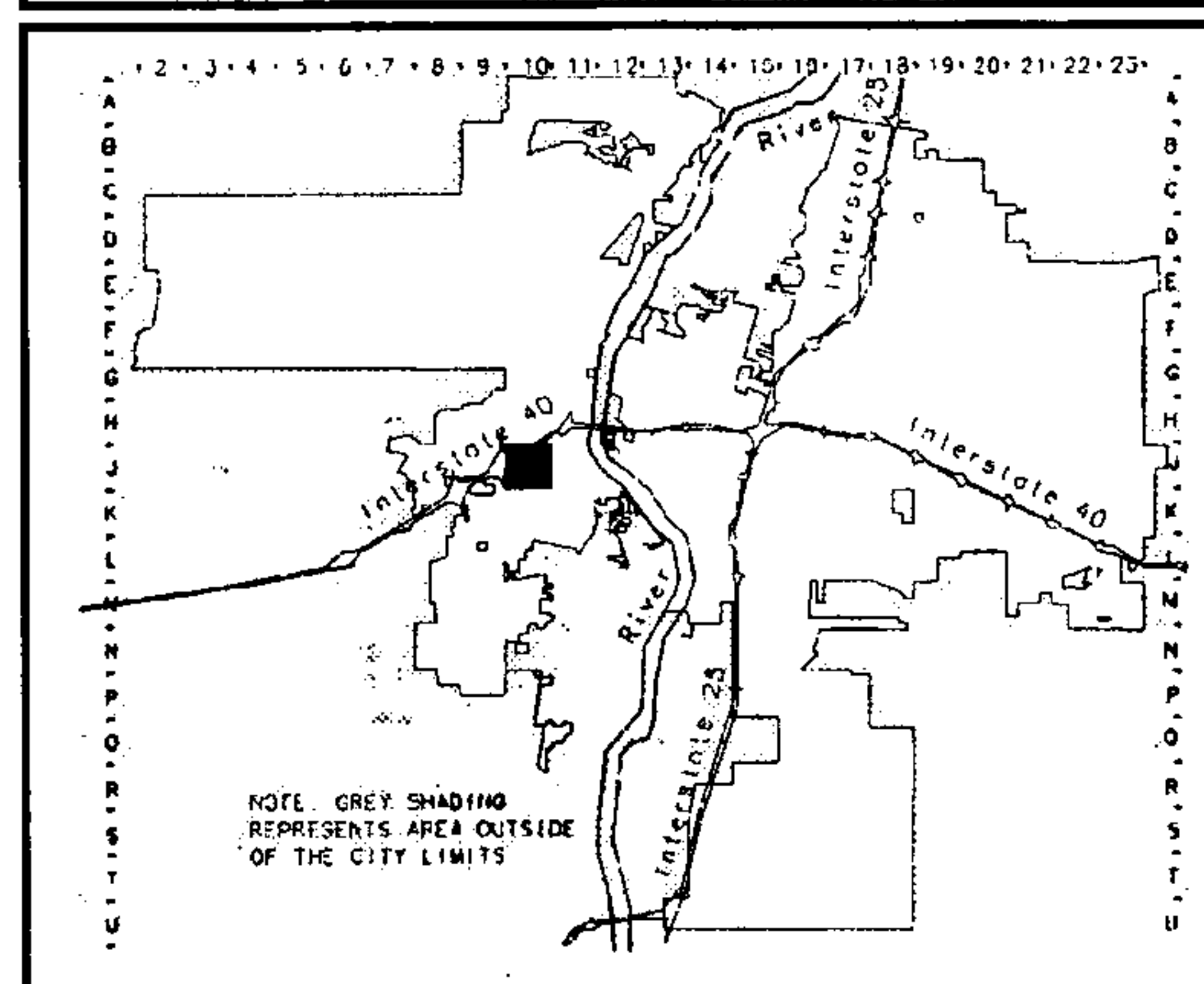
ABQ Engineering, Inc. on behalf of DT Land Development is hereby submitting the final plat request for Mira Mesa Estates. The SIA and financial guarantee has been submitted to the DRC Staff and I am not sure if it has been approved yet, but it is anticipated to be approved by the hearing date. The subdivision is located on the South Side of Hanover Road and North of Glenrio Road. The land is currently vacant. The property is located on Zone Atlas Page J-10. The DXF file has been submitted to AGIS.

Please schedule before the DRB for final plat approval as soon as possible.

If you have any questions or require additional information please call Francis Phillips or myself at 255-7802.

Sincerely,

  
\_\_\_\_\_  
Martin J. Garcia, PE  
24110



**A**lbuquerque **G**eographic **I**nformation **S**ystem  
PLANNING DEPARTMENT  
© Copyright 2003

**Zone Atlas Page**  
**J-10-Z**  
Map Amended through November 01, 2003

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

PAID RECEIPT

APPLICANT NAME RT Land Development

AGENT ABQ Engineering

ADDRESS \_\_\_\_\_

PROJECT & APP # 1003604/04DRB 01794

PROJECT NAME Mijra Mesa Subdivision

\$ 20.00 441032/3424000 Conflict Management Fee

\$ \_\_\_\_\_ 441006/4983000 DRB Actions

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

\$ \_\_\_\_\_ 441018/4971000 Public Notification

\$ \_\_\_\_\_ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY\*\*\*  
( ) Major/Minor Subdivision ( ) Site Development Plan ( ) Bldg Permit  
( ) Letter of Map Revision ( ) Conditional Letter of Map Revision  
( ) Traffic Impact Study

\$ 20.00 TOTAL AMOUNT DUE

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

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

11/23/2004 11:10AM LOC: ANN  
X  
RECEIPT# 00032397 WSH 008 TRANS# 0017  
Account 441032 Fund 0110  
Activity 3424000 TRSKAL  
Trans Amt \$20.00  
J24 Misc \$20.00  
CK \$20.00  
CHANGE \$0.00

Thank You

CITY DEPARTMENT INFRASTRUCTURE LIST

Current DRC Project Number: **ORIGINAL**

FIGURE 12

INFRASTRUCTURE LIST

EXHIBIT "A"

TO SUBDIVISION IMPROVEMENTS AGREEMENT

DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

Date Submitted: 10/13/04

Date Site Plan Approved: \_\_\_\_\_

Date Preliminary Plat Approved: 10/13/04

Date Preliminary Plat Expires: 10/13/05

DRB Project No.: 1903604

DRB Application No.: 01-01452

MIRA MESA ESTATES SUBDIVISION

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACTS 217, 218, 219, 220 TOWN OF ATASCOCENO COUNTY CALIF

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This Listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
		10"	MASTER PLAN WATER LINE	HANOVER	69 <sup>th</sup> ST	EAST PROP. LINE	/	/	/
		8"	WATER LINE	TELSTAR LP.	HANOVER	69 <sup>th</sup> ST.	/	/	/
		8"	SANITARY SEWER	TELSTAR LP.	HANOVER	69 <sup>th</sup> ST.	/	/	/
		8"	SANITARY SEWER	TELSTAR LP.	TELSTAR	GLADIO.	/	/	/
		29' F-F	RES. STREET w/ CULB: GUTTER	TELSTAR LP.	HANOVER	69 <sup>th</sup> ST.	/	/	/
			CUL-DE-SACS	TELSTAR LP.			/	/	/
			STD C:G SOUTH SIDE CANY	HANOVER	69 <sup>th</sup> ST.	EAST PROP. LINE	/	/	/
		30" RCP	STORM DRAIN	<del>TELSTAR LP.</del>	TELSTAR	GLADIO.	/	/	/

STORM DRAIN  
EASMENT PARCEL A.

Original

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer
			<del>STORM DRAIN</del>	<del>TELSTAR LP</del>			1	1	1
		4FT	SIDEWALKS. EACH SIDE	TELSTAR LP.	HANOVER	GLAUDIO	1	1	1
		6FT	SIDEWALK	GLAUDIO	West Prop. Line	E. Prop. Line	1	1	1
		6FT	SIDEWALK	HANOVER	West Prop. Line	TRACT 1 <del>TRACT 2</del>	1	1	1
			SIDEWALK	PEDESTRIAN ACCESS	TELSTAR LP.	GLAUDIO	1	1	1
			SIDEWALK	PED. ACCESS	TELSTAR LP.	60 <sup>th</sup> ST.	1	1	1
		6'6"	Curb Gutter STD SOUTH SIDE	HANOVER	West Prop Line	West Prop Line	1	1	1
		24' wide	RES. PAVING	HANOVER	West Prop Line	TRACT 1 <del>TRACT 2</del>	1	1	1
			60 <sup>th</sup> ST CURB GUTTER SIDEWALK	PREVIOUSLY BUILT.			1	1	1
			CURB GUTTER STD. SOUTH SIDE	HANOVER	TRACT 1	TRACT 3	1	1	1
		6' sidewalk	SIDEWALK	HANOVER	TRACT 1	TRACT 3.	1	1	1
		24' wide	RES. PAVING	HANOVER	TRACT 1	TRACT 3	1	1	1
							1	1	1
							1	1	1

Original

By signing below I, \_\_\_\_\_, Director of \_\_\_\_\_ for the City of Albuquerque, recognize that my department is financially responsible for the construction of the above listed improvements and this agreement will constitute the Subdivision Improvements Agreement (SIA). Funding for these improvements have been programmed within this department's budget. These improvements listed above will be constructed by \_\_\_\_\_, or within 6 months after written notification from the City Engineer. The estimated dollar amount for these improvements are \$ \_\_\_\_\_. A copy of the certified engineers estimate must accompany this infrastructure list.

- |   |  |   |
|---|--|---|
| 1 | <del>AS CONSTRUCTED</del> <b>ENGINEER'S GRADING AND DRAINAGE OF FINANCIAL GUARANTEE.</b> | NOTES<br><b>CERTIFICATION REQUIRED PRIOR TO RECORDS</b> |
| 2 | <b>2. STREET LIGHTS PER DPM.</b>   |   |
| 3 |  |   |

**AGENT / OWNER**

MARTIN J. GARCIA  
NAME (print)

ARCO ENGINEERING  
FIRM

[Signature] 10/13/04  
SIGNATURE - date

MAXIMUM TIME ALLOWED TO CONSTRUCT THE IMPROVEMENTS WITHOUT A DRB EXTENSION: \_\_\_\_\_

**DEVELOPMENT REVIEW BOARD MEMBER APPROVALS**

[Signature] 10/13/04  
DRB CHAIR - date

Christina Sandoval 10/13/04  
PARKS & GENERAL SERVICES - date

[Signature] 10-13-04  
TRANSPORTATION DEVELOPMENT - date

Roger A. Green 10/13/04  
UTILITY DEVELOPMENT - date

Bradley J. Biker 10/13/04  
CITY ENGINEER - date

\_\_\_\_\_  
AMAFCA - date

\_\_\_\_\_  
- date

\_\_\_\_\_  
- date

**DESIGN REVIEW COMMITTEE REVISIONS**

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER



\*\*\*\*\*  
\*\*\* TX REPORT \*\*\*  
\*\*\*\*\*

TRANSMISSION OK

TX/RX NO 2208  
CONNECTION TEL 92557902  
SUBADDRESS  
CONNECTION ID  
ST. TIME 09/23 14:34  
USAGE T 00'46  
PGS. 2  
RESULT OK

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
FAX FORM**

TO: Martin FAX # 255-7902

# PAGES (INCLUDING COVER SHEET) 2

FROM: Sheran Matson, DRB Chair FAX # 924-3864 PHONE # 924-3880

#1003604

**COMMENTS:**

Planning's comments.

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



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

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW, on Wednesday, October 13, 2004,** beginning at **9:00 a.m.** for the purpose of considering the following:

**Project # 1001218**

04DRB-01432 Major-Vacation of Public Easements  
04DRB-01433 Minor-Prelim&Final Plat Approval  
04DRB-01434 Minor-Vacation of Private Easements

SURVEYS SOUTHWEST, LTD agent(s) for DALE ARMSTRONG request(s) the above action(s) for all or a portion of Lot(s) 1, 2 & 3, **LANDS OF LAFARGE**, zoned M-1 light manufacturing zone, located on EDITH BLVD NE, near CARMONY RD NE containing approximately 15 acre(s). [REF: 01EPC00690, 01EPC00689, 01DRB00581] (G-15)

No objection to any of the actions. The ownership is correct according to County records.

There is a 15 day appeal period for the vacations. So, Planning will take delegation until the 15 days are up.

**Project # 1003604**

04DRB-01452 Major-Preliminary Plat Approval  
04DRB-01453 Minor-Temp Defer SDWK

ABQ ENGINEERING INC agent(s) for TERRY CORLIS request(s) the above action(s) for all or a portion of Tract(s) 217-220, TOWN OF ATRISCO GRANT AIRPORT UNIT, (to be known as **MYRA MESA ESTATES SUBDIVISION** zoned R-2, C-2, located on 68<sup>th</sup> ST NW, between HANOVER RD NW and GLEN RIO RD NW containing approximately 20 acre(s). [REF: Z-79-109, Z-79-108, PROJECT 1003538 and PROJECT 1003481] (J-10)

Three of the 4 tracts in this application are bisected by a zoning line separating the north half from the south half. The north half is zoned C2 for SC, the south half R2. Tract 220 is zoned R2. The proposed replat separates the C2 for SC portions of Tracts 217, 218 & 219, the correct action. The C2 for SC portions are Tracts 1, 2 & 3 on the replat.

The ownership is correct according to the County records.

The perimeter wall design submittal is missing the location map and the nearest intersection.

Planning has no objection to the platting or sidewalk deferral actions.

Project Number: \_\_\_\_\_

FIGURE 12

INFRASTRUCTURE LIST

EXHIBIT "A"

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

Date Submitted: 9/17/04  
Date Site Plan Approved: \_\_\_\_\_  
Date Preliminary Plat Approved: \_\_\_\_\_  
Date Preliminary Plat Expires: \_\_\_\_\_  
DRB Project No.: 1003604  
DRB Application No.: \_\_\_\_\_

NY114 NBSA ESTATES SUBDIVISION  
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN  
TRACS 217, 218, 219, 220 TOWN OF AMESCO GARRUT ANCHER DWG.  
EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRG Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRG Chair may include those items in the listing and related financial guarantee. Likewise, if the DRG Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantee. All such revisions require approval by the DRG Chair, the User Department and sponsor/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

Sequence #	COA DRG Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Crst Engineer
<input type="checkbox"/>	<input type="checkbox"/>	10'	Water Run water line	HANOVER	68 <sup>th</sup> ST	East Flor Line	1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	8"	WATER LINE	TERSTAR loop	HANOVER	68 <sup>th</sup> ST.	1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	8"	SEWER	TERSTAR loop	HANOVER	68 <sup>th</sup> ST.	1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	8"	SEWER	TERSTAR loop	TERSTAR	GUSKIND.	1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	28' FT	STREET - RESURFACING w/ CURB & GUTTER	TERSTAR loop	HANOVER	68 <sup>th</sup> ST.	1	1	1
<input type="checkbox"/>	<input type="checkbox"/>		CALL-DE-SACS	TERSTAR loop			1	1	1
<input type="checkbox"/>	<input type="checkbox"/>		STD C.I.G	HANOVER	68 <sup>th</sup> ST	East Flor. Line	1	1	1
<input type="checkbox"/>	<input type="checkbox"/>		SOUTH SIDE CURB				1	1	1
<input type="checkbox"/>	<input type="checkbox"/>		STD C.I.G	GUSKIND	68 <sup>th</sup> ST	East Flor Line	1	1	1
<input type="checkbox"/>	<input type="checkbox"/>		ADJUST SIDE				1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	30' Wd	STONE PAVING	TERSTAR loop	TERSTAR	GUSKIND.	1	1	1

**Chapter 5 - Public Infrastructure Improvements**

SIA Sequence #	COA DRC Project #	Site	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Chief Engineer
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/

S/A Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Enst Engineer
			STOUND KAH INLOTS	TRISTAN LOOP			/	/	/
							/	/	/
							/	/	/
							/	/	/

1 AS CONSTRUCTION GRADING AND PAVING CERTIFICATION REQUIRED PRIOR TO RELEASE OF FINANCIAL GUARANTEE.

2

3

AGENT / OWNER DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

NAME (print) MARGU J. STACIA  
 FIRM A2Z ENGINEERING  
 SIGNATURE - date *Margu J. Stacia* 9/10/04  
 PARKS & GENERAL RECREATION - date  
 TRANSPORTATION DEVELOPMENT - date AMAFCA - date  
 UTILITY DEVELOPMENT - date  
 CITY ENGINEER - date

MAXIMUM TIME ALLOWED TO CONSTRUCT THE IMPROVEMENTS WITHOUT A DRB EXTENSION:

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRB CHAIR	USER DEPARTMENT	AGENT OWNER



# MTRA MESA ESTATES

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9th DAY OF September 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY John Lorentzen  
OWNER  
Robert J. Myers 9/9/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 15th DAY OF September 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY H. Eugene Carter  
OWNER  
Robert J. Myers 9/15/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9th DAY OF September 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY John Lorentzen  
OWNER  
Robert J. Myers 9/9/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9th DAY OF September 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY John Lorentzen  
OWNER  
Robert J. Myers 9/9/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS \_\_\_ DAY OF \_\_\_ 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY \_\_\_\_\_  
OWNER  
\_\_\_\_\_  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: \_\_\_\_\_

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 9th DAY OF September 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY Lois Lorentzen  
OWNER  
Robert J. Myers 9/9/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: 9/26/2005

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS \_\_\_ DAY OF \_\_\_ 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY \_\_\_\_\_  
OWNER  
\_\_\_\_\_  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: \_\_\_\_\_

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS \_\_\_ DAY OF \_\_\_ 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY \_\_\_\_\_  
OWNER  
\_\_\_\_\_  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: \_\_\_\_\_

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 14th DAY OF Sept 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY Hartmut C. Renger  
OWNER  
Laurie Taubenheim 9-14-04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: 5-20-2007

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS \_\_\_ DAY OF \_\_\_ 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY \_\_\_\_\_  
OWNER  
\_\_\_\_\_  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: \_\_\_\_\_

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 14th DAY OF Sept 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY Teresa G. Renger  
OWNER  
Laurie Taubenheim 9-14-04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: 5-20-2007

STATE OF NEW MEXICO } SS  
COUNTY OF BERNALILLO }  
ON THIS 14th DAY OF Sept 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY Hartmut C. Renger  
OWNER  
Laurie Taubenheim 9-14-04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: 5-20-2007

ON THIS 15th DAY OF September 2004, THE FORGOING INSTRUMENT  
WAS ACKNOWLEDGED BEFORE ME BY H. Eugene Carter  
OWNER  
Robert J. Myers 9/15/04  
NOTARY PUBLIC DATE  
MY COMMISSION EXPIRES: 9/26/2005

### General Notes

- A. THE BEARING BASE FOR THIS PLAT IS MONUMENT 18-111. ALL DISTANCES ARE GROUND DISTANCES UNLESS NOTED OTHERWISE. BEARINGS ARE GRID BASED UPON THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE (NAD 1927).
- B. RECORDED PLAT FILED 08/12/05/1944, IN MAP BOOK 017, FILED IN THE OFFICE OF THE COUNTY OF BERNALILLO COUNTY, NEW MEXICO.
- C. GROSS ACREAGE: 12.4982
- D. NUMBER OF EXISTING LOTS: 4
- E. NUMBER OF LOTS CREATED: 92
- F. PUBLIC UTILITY EASEMENTS (P.U.E.) SHOWN ON THIS PLAT ARE FOR THE COMMON AND JOINT USE OF UTILITIES, INCLUDING BUT NOT LIMITED TO THE FOLLOWING:
  1. PNM ELECTRIC SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, POLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICE.
  2. PNM GAS SERVICES FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES.
  3. COMCAST CABLE FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF UNDERGROUND LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE TV SERVICES.
  4. QWEST COMMUNICATIONS FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF SUCH LINES, CABLES AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES, INCLUDING BUT NOT LIMITED TO ABOVE GROUND PEDESTAL ENCLOSURES.
- G. INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR THE PURPOSE DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM AND OVER SAID EASEMENTS, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS, WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS OR BUSHES WHICH INTERFERE WITH THE PURPOSE SET FORTH HEREIN. NO BUILDING, SIGN, POOL (ABOVE GROUND OR SUBSURFACE) HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURE SHALL BE ERECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR SHALL ANY WELL BE DRILLED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE BY CONSTRUCTION OF POOLS, DECKING OR ANY STRUCTURES ADJACENT TO WITHIN OR NEAR EASEMENTS SHOWN ON THE PLAT.
- H. TALOS LOG NUMBER: 2004341564
- I. CITY OF ALBUQUERQUE WATER AND SEWER SERVICES ARE AVAILABLE TO THIS SITE.
- J. MILEAGE OF STREET: 0.009 MILES (0.049 ACRES)
- K. ZONE CLASSIFICATION: CITY R-2
- L. IN APPROVING THIS PLAT, PNM ELECTRIC SERVICES AND GAS SERVICES (PNM) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON, CONSEQUENTLY, PNM DOES NOT WAIVE NOR RELEASE ANY EASEMENT OR EASEMENT RIGHTS TO WHICH IT MAY BE ENTITLED.
- M. ALL PRIVATE EASEMENTS ARE FOR THE BENEFIT OF ALL LOTS AND WILL BE MAINTAINED BY THE INDIVIDUAL LOT OWNER.
- N. ALL OPEN LAND SPACE (PARCELS A, B, C & D) ARE FOR THE BENEFIT OF ALL LOTS AND WILL BE MAINTAINED BY THE HOME OWNERS ASSOCIATION.

SHEET 2 OF 5  
NORTH STAR SURVEYING  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5469

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 17, 1942  
ALBUQUERQUE, NM  
AUGUST 2004

296882363  
0215874  
Page: 3 of 5  
91/06/2968 83:38P  
31-2968C Pg-5  
Mary Herrera Bern. Co. PLRT R 27.99

Legend

- FOUND 5/8" REBAR WITH CAP STAMPED "7002"
- ◇ SET 5/8" REBAR WITH CAP STAMPED "LS 8911"
- ◇ FOUND 5/8" REBAR WITH CAP STAMPED "7002"
- PROPERTY BOUNDARY
- - - UTILITY EASEMENT GRANTED BY THIS PLAT

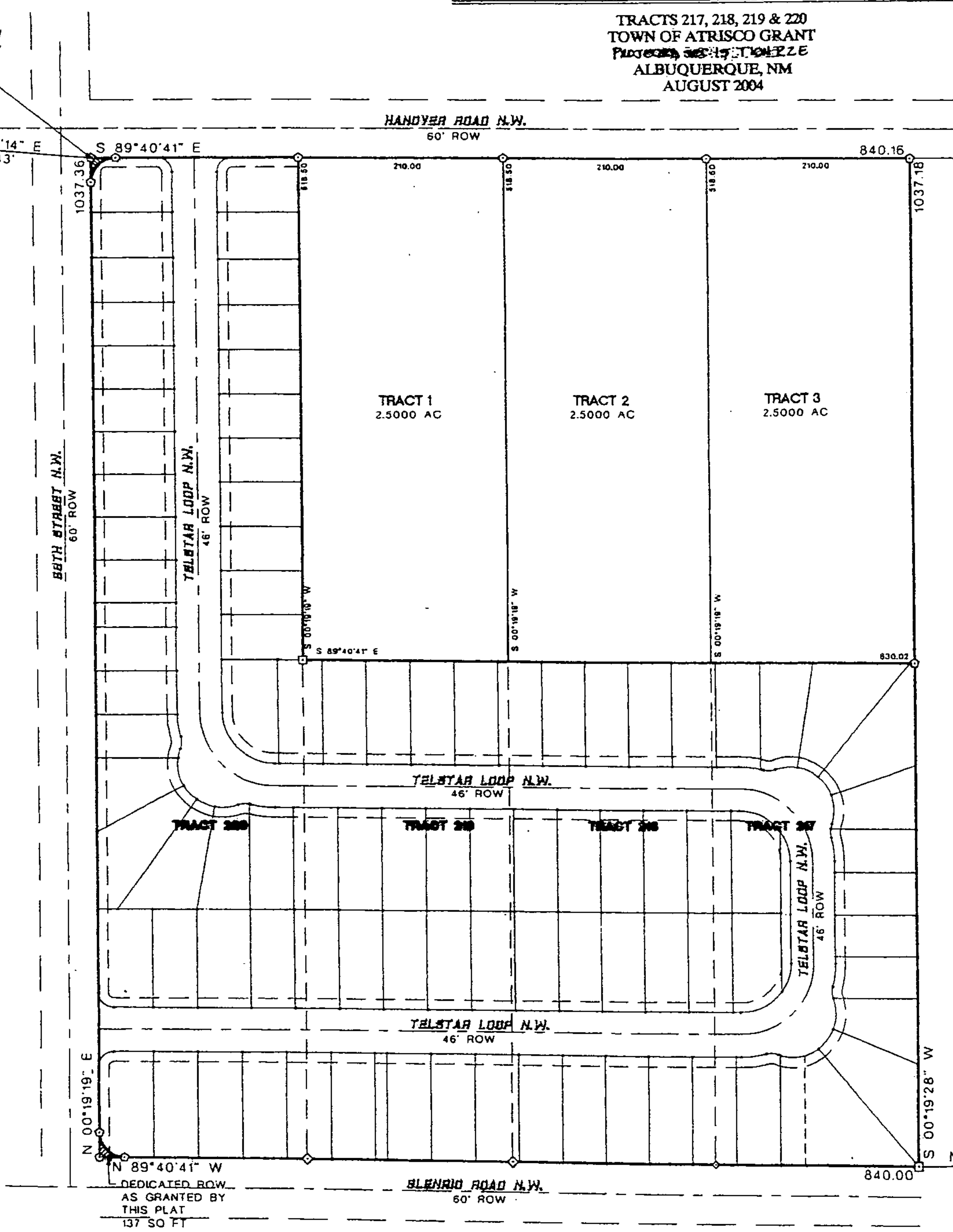
296882363  
0215874  
Page: 3 of 5  
91/06/2968 83:38P  
31-2968C Pg-5  
Mary Herrera Bern. Co. PLRT R 27.99

296819832  
0215874  
Page: 3 of 5  
02/18/2005 00:51A  
31-2968C Pg-5  
Mary Herrera Bern. Co. PLRT R 27.99

TRACT 116  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 5, 1944

DEDICATED ROW  
AS GRANTED BY  
THIS PLAT  
137.20 AQ FT

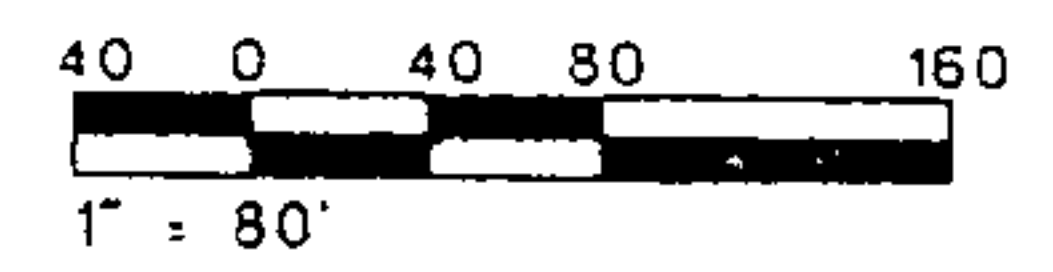
6-J10  
X:360,389.13  
Y:1,492,117.53  
G-G:0.99967760  
NAD 1927  
CENTRAL ZONE  
ΔOC : 00°16'06"  
ELEV:5117.133  
(INGVD 1929)



DEDICATED ROW  
AS GRANTED BY  
THIS PLAT  
137.50 FT

18-J11  
X:363,156.30  
Y:1,491,035.96  
G-G:0.9996777  
NAD 1927  
CENTRAL ZONE  
ELEV:5096.805  
(INGVD 1929)

SHEET 3 OF 6



**NORTH STAR SURVEYING**  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5489





MIRA MESA ESTATES

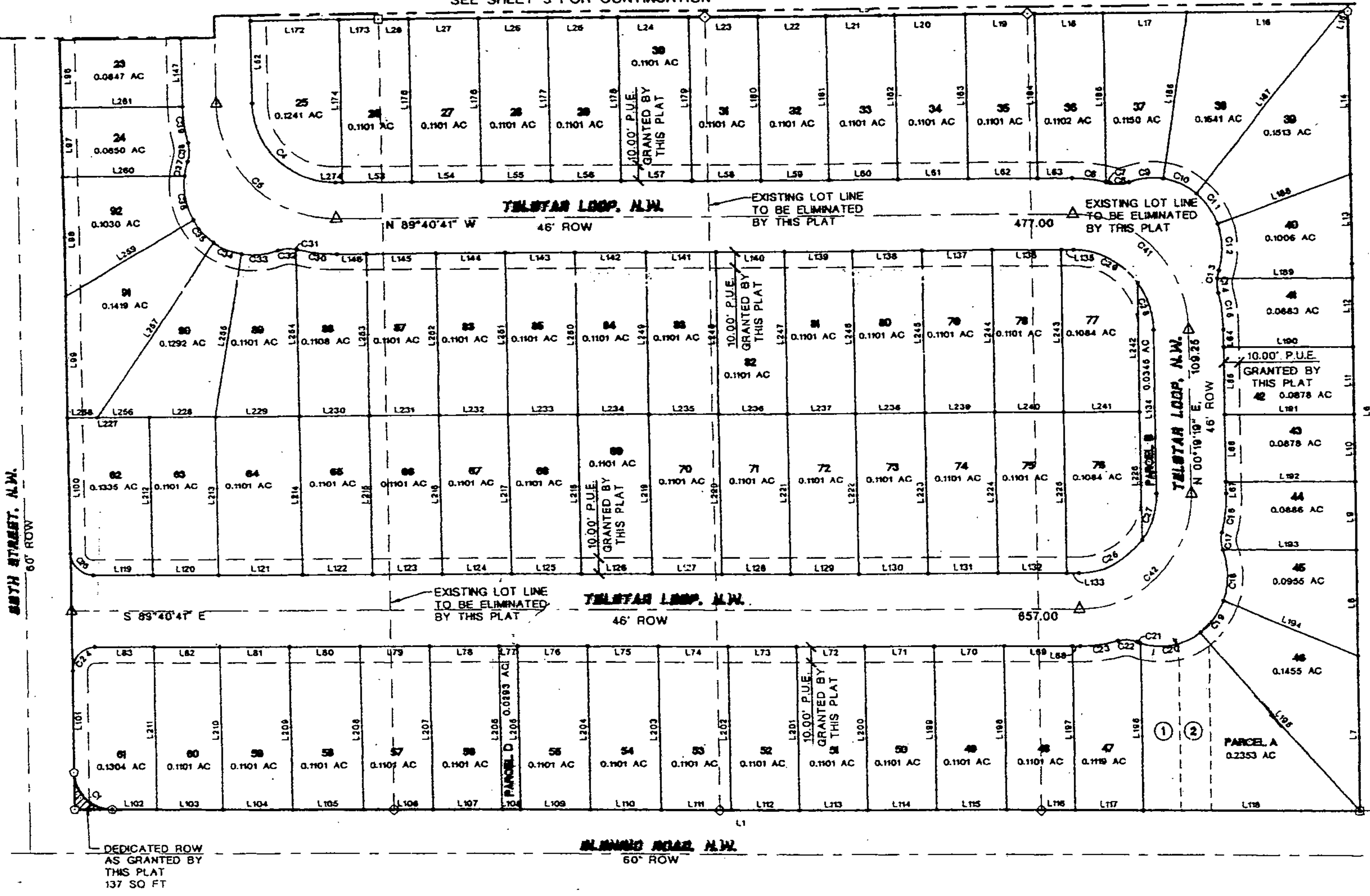
TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PROJECTED SEC 15, T 10 N., R 2 E.,  
ALBUQUERQUE, NM  
AUGUST 2004

- FOUND 5/8" REBAR WITH CAP STAMPED "7002"
- ◇ FOUND 5/8" REBAR WITH CAP STAMPED "7002" TO BE ABANDONED BY THIS PLAT
- SET 5/8" REBAR WITH CAP STAMPED "LS 8911"
- △ CENTERLINE MONUMENTATION
- PROPERTY BOUNDARY
- - - UTILITY EASEMENT GRANTED BY THIS PLAT

206582253  
08/04/04  
Page: 3 of 5  
81/86/2886 83:38P  
81-2886C Pg-5  
Mary Herrera Bern. Co. PLAT R 27.88 81-2886C Pg-5

206581922  
02/18/2005  
Page: 3 of 5  
82/18/2885 88:51A  
81-2885C Pg-5  
Mary Herrera Bern. Co. PLAT R 27.88 81-2885C Pg-5

SEE SHEET 3 FOR CONTINUATION




TRACT 116  
TOWN OF ATRISCO GRANT  
FILED DECEMBER 6, 1944

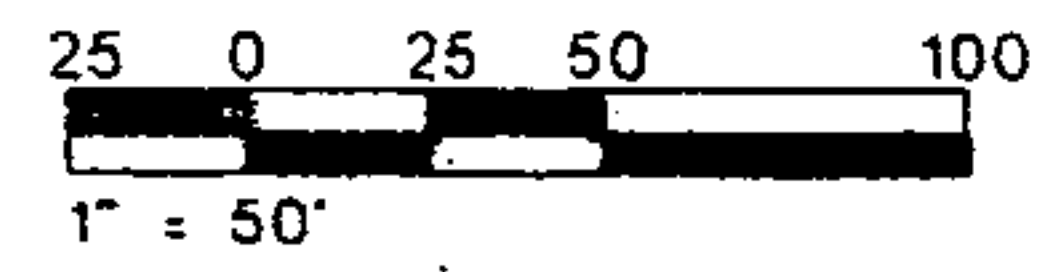
General Notes

1. 25'-0" PUBLIC DRAINAGE AND PEDESTRIAN EASEMENT GRANTED BY THIS PLAT.
2. 20'-0" PUBLIC SEWER LINE EASEMENT GRANTED BY THIS PLAT.
3. Parcel D is designated as a Potential Access Point.

18-J11  
X=363,156.30  
Y=1,491,035.96  
G-G=0.9996777  
NAD 82  
CENTRAL ZONE  
ELEV=5096.805  
(NGVD 1929)

SHEET 5 OF 6

 NORTH STAR SURVEYING  
1240 Sunset Rd. S.W., Albuquerque, N.M. 87105  
(505) 877-5489



SHEET 7 OF 21

# MIRA MESA ESTATES

TRACTS 217, 218, 219 & 220  
TOWN OF ATRISCO GRANT  
PROJECTED SEC 15, T 10 N., R 2 E.,  
ALBUQUERQUE, NM  
AUGUST 2004

28038233  
Page 5 of 5  
8/16/2005 03:38P  
82-2566C 79-5  
Mary Herrera  
www. Co. PLAT  
R 32.98

LINE TABLE

LINE	LENGTH	BEARING	LINE	LENGTH	BEARING	LINE	LENGTH	BEARING	LINE	LENGTH	BEARING
L1	815.00	N89°40'41"W	L81	45.00	N89°40'41"W	L161	82.00	S89°40'41"E	L241	50.00	N89°40'41"W
L2	987.00	N00°19'19"E	L82	45.00	N89°40'41"W	L162	82.00	S89°40'41"E	L242	55.29	N00°19'19"E
L3	185.00	S89°40'41"E	L83	40.00	N89°40'41"W	L163	82.00	S89°40'41"E	L243	106.62	S00°19'19"W
L4	318.50	S00°19'19"W	L84	30.00	S00°19'19"W	L164	82.00	S89°40'41"E	L244	106.63	S00°19'19"W
L5	630.00	S89°40'41"E	L85	45.00	S00°19'19"W	L165	82.00	S89°40'41"E	L245	106.63	S00°19'19"W
L6	518.50	S00°19'19"W	L86	45.00	S00°19'19"W	L166	82.00	S89°40'41"E	L246	106.62	S00°19'19"W
L7	100.88	N00°19'19"E	L87	45.00	S00°19'19"W	L167	82.00	S89°40'41"E	L247	106.62	S00°19'19"W
L8	66.38	N00°19'19"E	L88	45.00	S00°19'19"W	L168	82.00	S89°40'41"E	L248	106.62	S00°19'19"W
L9	45.00	N00°19'19"E	L89	45.00	S00°19'19"W	L169	82.00	S89°40'41"E	L249	106.63	S00°19'19"W
L10	45.00	N00°19'19"E	L90	45.00	S00°19'19"W	L170	82.00	S89°40'41"E	L250	106.62	S00°19'19"W
L11	45.00	N00°19'19"E	L91	45.00	S00°19'19"W	L171	82.00	S89°40'41"E	L251	106.63	S00°19'19"W
L12	45.00	N00°19'19"E	L92	45.00	S00°19'19"W	L172	56.47	N89°40'41"W	L252	106.62	S00°19'19"W
L13	66.32	N00°19'19"E	L93	45.00	S00°19'19"W	L173	45.00	N89°40'41"W	L253	106.62	S00°19'19"W
L14	104.93	N00°19'19"E	L94	25.00	N00°19'19"E	L174	106.63	N00°19'19"E	L254	110.12	S00°19'19"W
L15	4.15	N89°40'41"W	L95	45.00	S00°19'19"W	L175	106.62	S00°19'19"W	L255	108.96	N10°22'26"E
L16	101.44	N89°40'41"W	L96	45.00	N00°19'19"E	L176	106.62	N00°19'19"E	L256	35.04	N89°40'41"W
L17	34.94	N89°40'41"W	L97	45.00	N00°19'19"E	L177	106.63	N00°19'19"E	L257	140.38	S35°32'57"W
L18	45.00	N89°40'41"W	L98	77.01	S00°19'19"W	L178	106.63	N00°19'19"E	L258	25.04	S89°40'41"E
L19	45.00	N89°40'41"W	L99	80.75	S00°19'19"W	L179	106.62	N00°19'19"E	L259	100.39	S61°09'47"W
L20	45.00	N89°40'41"W	L100	91.62	S00°19'19"W	L180	106.62	N00°19'19"E	L260	82.39	N89°40'41"W
L21	45.00	N89°40'41"W	L101	66.63	S00°19'19"W	L181	106.62	N00°19'19"E	L261	82.00	N89°40'41"W
L22	45.00	N89°40'41"W	L102	30.00	S89°40'41"E	L182	106.63	N00°19'19"E	L262	82.00	S89°40'41"E
L23	45.00	N89°40'41"W	L103	45.00	S89°40'41"E	L183	106.63	S00°19'19"W	L263	82.00	N89°40'41"W
L24	45.00	N89°40'41"W	L104	45.00	S89°40'41"E	L184	106.63	N00°19'19"E	L264	82.00	S89°40'41"E
L25	45.00	N89°40'41"W	L105	45.00	S89°40'41"E	L185	109.23	N00°19'19"E	L265	82.00	S89°40'41"E
L26	45.00	N89°40'41"W	L106	45.00	S89°40'41"E	L186	108.54	S09°27'20"W	L266	82.00	S89°40'41"E
L27	45.00	N89°40'41"W	L107	45.00	S89°40'41"E	L187	152.00	N40°00'48"E	L267	82.00	S89°40'41"E
L28	19.47	N89°40'41"W	L108	12.00	S89°40'41"E	L188	93.09	N70°34'18"E	L268	82.00	S89°40'41"E
L29	46.36	N00°19'19"E	L109	45.00	S89°40'41"E	L189	88.58	S89°40'41"E	L269	82.00	S89°40'41"E
L30	46.35	N00°19'19"E	L110	45.00	S89°40'41"E	L190	85.00	S89°40'41"E	L270	82.00	S89°40'41"E
L31	46.35	N00°19'19"E	L111	45.00	S89°40'41"E	L191	85.00	S89°40'41"E	L271	82.00	S89°40'41"E
L32	46.35	N00°19'19"E	L112	45.00	S89°40'41"E	L192	85.00	S89°40'41"E	L272	82.00	S89°40'41"E
L33	46.35	N00°19'19"E	L113	45.00	S89°40'41"E	L193	87.78	S89°40'41"E	L273	82.00	S89°40'41"E
L34	46.35	N00°19'19"E	L114	45.00	S89°40'41"E	L194	94.51	S68°21'39"E	L274	4.47	S89°40'41"E
L35	46.35	N00°19'19"E	L115	45.00	S89°40'41"E	L195	154.87	N41°37'29"W			
L36	46.35	N00°19'19"E	L116	45.00	S89°40'41"E	L196	106.32	N00°19'19"E			
L37	46.35	N00°19'19"E	L117	45.00	S89°40'41"E	L197	106.63	S00°19'19"W			
L38	46.35	N00°19'19"E	L118	143.01	S89°40'41"E	L198	106.63	S00°19'19"W			
L39	55.00	N00°19'19"E	L119	40.00	S89°40'41"E	L199	106.63	S00°19'19"W			
L40	67.00	N89°40'41"W	L120	45.00	S89°40'41"E	L200	106.63	S00°19'19"W			
L41	40.00	S00°19'19"W	L121	54.00	S89°40'41"E	L201	106.63	S00°19'19"W			
L42	46.35	S00°19'19"W	L122	45.00	S89°40'41"E	L202	106.63	S00°19'19"W			
L43	46.35	S00°19'19"W	L123	45.00	S89°40'41"E	L203	106.63	S00°19'19"W			
L44	46.35	S00°19'19"W	L124	45.00	S89°40'41"E	L204	106.63	S00°19'19"W			
L45	46.35	S00°19'19"W	L125	45.00	S89°40'41"E	L205	106.63	S00°19'19"W			
L46	46.35	S00°19'19"W	L126	45.00	S89°40'41"E	L206	106.63	S00°19'19"E			
L47	46.35	S00°19'19"W	L127	45.00	S89°40'41"E	L207	106.63	S00°19'19"W			
L48	46.35	S00°19'19"W	L128	45.00	S89°40'41"E	L208	106.63	S00°19'19"W			
L49	46.35	S00°19'19"W	L129	45.00	S89°40'41"E	L209	106.63	S00°19'19"W			
L50	46.35	S00°19'19"W	L130	45.00	S89°40'41"E	L210	106.63	S00°19'19"W			
L51	46.36	S00°19'19"W	L131	45.00	S89°40'41"E	L211	106.63	S00°19'19"W			
L52	54.63	S00°19'19"W	L132	45.00	S89°40'41"E	L212	106.62	N00°19'19"E			
L53	45.00	S89°40'41"E	L133	8.00	S89°40'41"E	L213	106.63	N00°22'24"E			
L54	45.00	S89°40'41"E	L134	108.25	N00°19'19"E	L214	106.63	N00°19'19"E			
L55	45.00	S89°40'41"E	L135	8.00	N89°40'41"W	L215	106.63	N00°19'19"E			
L56	45.00	S89°40'41"E	L136	45.00	N89°40'41"W	L216	106.63	N00°19'16"E			
L57	45.00	S89°40'41"E	L137	45.00	N89°40'41"W	L217	106.63	N00°19'19"E			
L58	45.00	S89°40'41"E	L138	45.00	N89°40'41"W	L218	106.63	N00°19'14"E			
L59	45.00	S89°40'41"E	L139	45.00	N89°40'41"W	L219	106.63	N00°19'12"E			
L60	45.00	S89°40'41"E	L140	45.00	N89°40'41"W	L220	106.63	N00°19'11"E			
L61	45.00	S89°40'41"E	L141	45.00	N89°40'41"W	L221	106.63	N00°19'09"E			
L62	45.00	S89°40'41"E	L142	45.00	N89°40'41"W	L222	106.63	N00°19'08"E			
L63	22.53	S89°40'41"E	L143	45.00	N89°40'41"W	L223	106.63	N00°19'07"E			
L64	11.82	S00°19'19"W	L144	45.00	N89°40'41"W	L224	106.63	N00°19'07"E			
L65	45.00	S00°19'19"W	L145	45.00	N89°40'41"W	L225	106.63	N00°19'07"E			
L66	45.00	S00°19'19"W	L146	19.00	S89°40'41"E	L226	85.28	N00°19'04"E			
L67	7.63	S00°19'19"W	L147	45.00	S00°19'19"W	L227	55.00	N89°40'41"W			
L68	5.01	N89°40'41"W	L148	45.00	N00°19'19"E	L228	45.10	N89°40'41"W			
L69	45.00	N89°40'41"W	L149	25.00	S00°19'19"W	L229	53.91	N89°40'41"W			
L70	45.00	N89°40'41"W	L150	45.00	N00°19'19"E	L230	45.00	N89°40'41"W			
L71	45.00	N89°40'41"W	L151	45.00	N00°19'19"E	L231	45.00	N89°40'41"W			
L72	45.00	N89°40'41"W	L152	45.00	N00°19'19"E	L232	45.00	N89°40'41"W			
L73	45.00	N89°40'41"W	L153	45.00	N00°19'19"E	L233	45.00	N89°40'41"W			
L74	45.00	N89°40'41"W	L154	45.00	N00°19'19"E	L234	45.00	N89°40'41"W			
L75	45.00	N89°40'41"W	L155	45.00	N00°19'19"E	L235	45.00	N89°40'41"W			
L76	45.00	N89°40'41"W	L156	45.00	N00°19'19"E	L236	45.00	N89°40'41"W			
L77	12.00	N89°40'41"W	L157	45.00	N00°19'19"E	L237	45.00	N89°40'41"W			
L78	45.00	N89°40'41"W	L158	45.00	N00°19'19"E	L238	45.00	N89°40'41"W			
L79	45.00	N89°40'41"W	L159	40.00	N00°19'19"E	L239	45.00	N89°40'41"W			
L80	45.00	N89°40'41"W	L160	42.00	N89°40'41"W	L240	45.00	N89°40'41"W			

CURVE TABLE

CURVE	RADIUS	LENGTH	CHORD LENGTH	CHORD BEARING	DELTA
C1	25.00	39.27	35.36	S44°40'41"E	90°00'00"
C2	25.00	39.27	35.36	S45°19'19"W	90°00'00"
C3	15.00	23.56	21.21	S45°19'19"W	90°00'00"
C4	52.00	81.68	73.54	S44°40'41"E	90°00'00"
C5	75.00	117.81	106.06	S44°40'41"E	90°00'00"
C6	98.00	22.67	22.62	N83°03'06"W	13°15'10"
C7	98.00	2.94	2.94	N75°34'00"W	1°43'02"
C8	20.00	12.31	12.12	N87°39'22"E	15°16'46"
C9	45.00	23.12	22.88	S84°44'17"W	29°26'06"
C10	45.00	24.00	23.72	N65°15'56"W	30°33'28"
C11	45.00	24.00	23.72	N34°42'28"W	30°33'28"
C12	45.00	30.43	29.45	N00°03'25"W	38°44'39"
C13	25.00	5.15	5.14	S13°24'40"W	11°48'29"
C14	25.00	9.25	9.29	S03°12'15"E	21°25'22"
C15	98.00	24.35	24.29	N06°47'49"W	14°14'15"
C16	98.00	25.60	25.53	N07°48'25"E	14°58'12"
C17	20.00	12.28	12.07	S02°16'15"E	35°07'31"
C18	20.00	0.03	0.05	S19°54'23"E	0°08'45"
C19	45.00	25.67	25.32	N37°58'56"E	32°41'10"
C20	45.00	41.51	40.05	N80°45'01"E	52°51'00"
C21	45.00	2.71	2.71	S71°06'03"E	3°26'53"
C22	20.00	12.31	12.12	N87°00'44"W	35°16'16"
C23	98.00	25.60	25.53	N82°50'13"E	14°58'12"
C24	15.00	23.56	21.21	S45°19'19"W	90°00'00"
C25	15.00	23.56	21.21	S44°40'41"E	90°00'00"
C26	52.00	48.90	47.12	N63°22'54"E	53°52'49"
C27	52.00	32.78	32.24	N18°22'54"E	36°07'11"
C28	52.00	32.79	32.25	N17°44'38"W	36°07'54"
C29	52.00	48.89	47.11	N62°44'38"W	53°52'06"
C30	98.00	25.60	25.53	S82°11'35"E	14°58'12"
C31	20.00	0.70	0.70	N75°42'48"W	2°00'32"
C32	20.00	1			



Supplemental form

**SUBDIVISION**

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

**SITE DEVELOPMENT PLAN**

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

**STORM DRAINAGE**

- Storm Drainage Cost Allocation Plan

**S Z ZONING & PLANNING**

- Annexation
- County Submittal
- EPC Submittal
- Zone Map Amendment (Establish or Change Zoning)
- Sector Plan (Phase I, II, III)
- Amendment to Sector, Area, Facility or Comprehensive Plan
- Text Amendment (Zoning Code/Sub Regs)
- Street Name Change (Local & Collector)
- L A APPEAL / PROTEST of...**
- Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

**APPLICANT INFORMATION:**

NAME: TERRY CORLIS PHONE: 821-5600  
 ADDRESS: 8601 WASHINGTON NE SUITE FAX: \_\_\_\_\_  
 CITY: ALBUQ STATE NM ZIP 87113 E-MAIL: \_\_\_\_\_  
 Proprietary interest in site: DEVELOPER/OWNER List all owners: \_\_\_\_\_  
 AGENT (if any): APR ENGINEERING INC. PHONE: 255-7802  
 ADDRESS: 6739 ACADEMY NE SUITE 130 FAX: 255-7902  
 CITY: ALBUQ STATE NM ZIP 87109 E-MAIL: \_\_\_\_\_

DESCRIPTION OF REQUEST: SUBDIVIDE EXISTING TRACTS INTO TO BE KNOWN AS VALYA MESA ESTATES  
92 LOTS AND 3 TRACTS. SUBDIVISION "

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: TRACTS 217, 218, 219, 220 Block: \_\_\_\_\_ Unit: \_\_\_\_\_  
 Subdiv. / Adn. TOWN OF ANTONIO GRANT AIRPORT UNIT  
 Current Zoning: R-2 / C-2 Proposed zoning: R-2 / C-2  
 Zone Atlas page(s): J-10 No. of existing lots: 4 No. of proposed lots: 92 + 3 tracts.  
 Total area of site (acres): 20 AC Density if applicable: dwellings per gross acre: \_\_\_\_\_ dwellings per net acre: \_\_\_\_\_  
 Within city limits?  Yes. No , but site is within 5 miles of the city limits.) Within 1000FT of a landfill? \_\_\_\_\_  
 UPC No. LOT 217 - 1010-058-413-416-105-04, LOT 218 - 1010-058-428-416-105-03 MRGCD Map No. \_\_\_\_\_  
LOT 219 - 1010-058-413-416-105-02 LOT 220 - 1010-058-391-416-105-01  
 LOCATION OF PROPERTY BY STREETS: On or Near: EAST OF 62<sup>nd</sup> STREET  
 Between: ANNOVER RD NW and GLADIO ROAD NW.

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 2-79.10.9  
2-79.10.8 - 1003538, 1003481

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

SIGNATURE [Signature] DATE 9/17/04  
 (Print) MARIA J. GARCIA \_\_\_\_\_ Applicant  Agent

**FOR OFFICIAL USE ONLY**

Form revised 4/04

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	<u>04DRB- 01452</u>	<u>PP</u>	_____	<u>\$ 1615.00</u>
<input type="checkbox"/> All fees have been collected	<u>04DRB- 01453</u>	<u>TDS</u>	_____	<u>\$ -0-</u>
<input type="checkbox"/> All case #s are assigned	_____	<u>CMF</u>	_____	<u>\$ 20.00</u>
<input type="checkbox"/> AGIS copy has been sent	_____	<u>Art.</u>	_____	<u>\$ 75.00</u>
<input type="checkbox"/> Case history #s are listed	_____	_____	_____	_____
<input type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	_____
<input type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	_____
<input type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	_____
Hearing date <u>10-13-04</u>			Total	<u>\$ 1710.00</u>

[Signature] 9/17/04  
 Planner signature / date

Project # 1003604

**FORM S(2): SUBDIVISION - D.R.B. PUBLIC HEARING**

A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.

**MAJOR SUBDIVISION PRELIMINARY PLAT APPROVAL**

- Proposed Preliminary Plat including the Grading Plan (folded to fit into an 8.5" by 14" pocket) **24 copies**
  - Proposed Infrastructure List
  - Design elevations & cross sections of perimeter walls **3 copies**
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the request
  - Property owner's and City Surveyor's signature on the proposed plat
  - FORM DRWS Drainage Report, Water & Sewer availability statement filing information
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - TIS/AQIA Traffic Impact Study / Air Quality Impact Assessment form
  - Fee (see schedule)
  - Any original and/or related file numbers are listed on the cover application
- Preliminary plat approval expires after one year.  
 DRB Public hearings are approximately ONE MONTH after the filing deadline. **Your attendance is required.**

- MAJOR SUBDIVISION AMENDMENT TO PRELIMINARY PLAT (with significant changes)**
- MAJOR SUBDIVISION AMENDMENT TO INFRASTRUCTURE LIST (with significant changes)**
- MAJOR SUBDIVISION AMENDMENT TO GRADING PLAN (with significant changes)**

PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.

- Proposed Amended Preliminary Plat, and/or Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **24 copies**
  - Original Preliminary Plat, and/or Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket)
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter briefly describing, explaining, and justifying the request
  - Property owner's and City Surveyor's signature on the proposed amended plat, if the preliminary plat is being amended
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Any original and/or related file numbers are listed on the cover application
- Amended preliminary plat approval expires after one year.  
 DRB Public hearings are approximately ONE MONTH after the filing deadline. **Your attendance is required.**

**MAJOR SUBDIVISION EXTENSION OF SUBDIVISION IMPROVEMENTS AGREEMENT**

**(Temporary sidewalk deferral uses FORM-V)**

- 1 copy of each of the following items
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Plat or plan reduced to 8.5" x 11"
- Official D.R.B. Notice of the original approval
- Approved Infrastructure List. If not applicable, please initial. \_\_\_\_\_
- Previous SIA extension notice, if one has been issued. If not applicable, please initial. \_\_\_\_\_
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Any original and/or related file numbers are listed on the cover application
- Fee (see schedule)

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

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

Mary Jo Garcia  
 Applicant name (print)  
[Signature]  
 Applicant signature / date 9/17/04



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

Application case numbers  
040RB - 01452  
 \_\_\_\_\_ - \_\_\_\_\_  
 \_\_\_\_\_ - \_\_\_\_\_

Form revised 9/01, 8/03, 9/03, and 8/04  
Clare Senora 9/17/04  
 Planner signature / date  
**Project #** 1003604

# 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 9-28-04 To 10-13-04

#### 5. REMOVAL

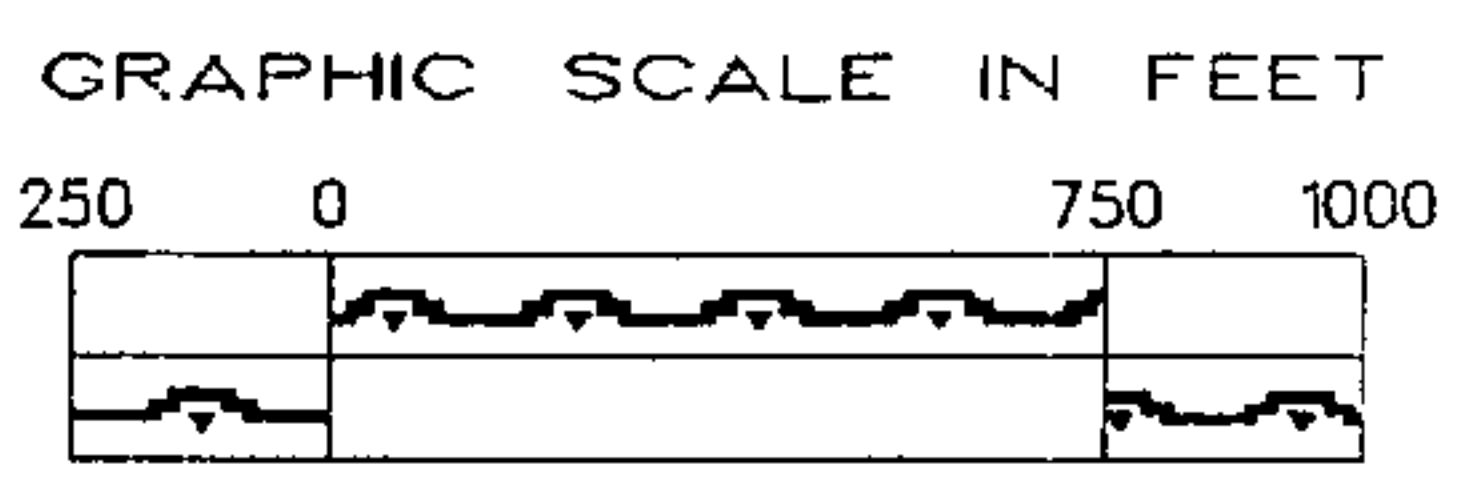
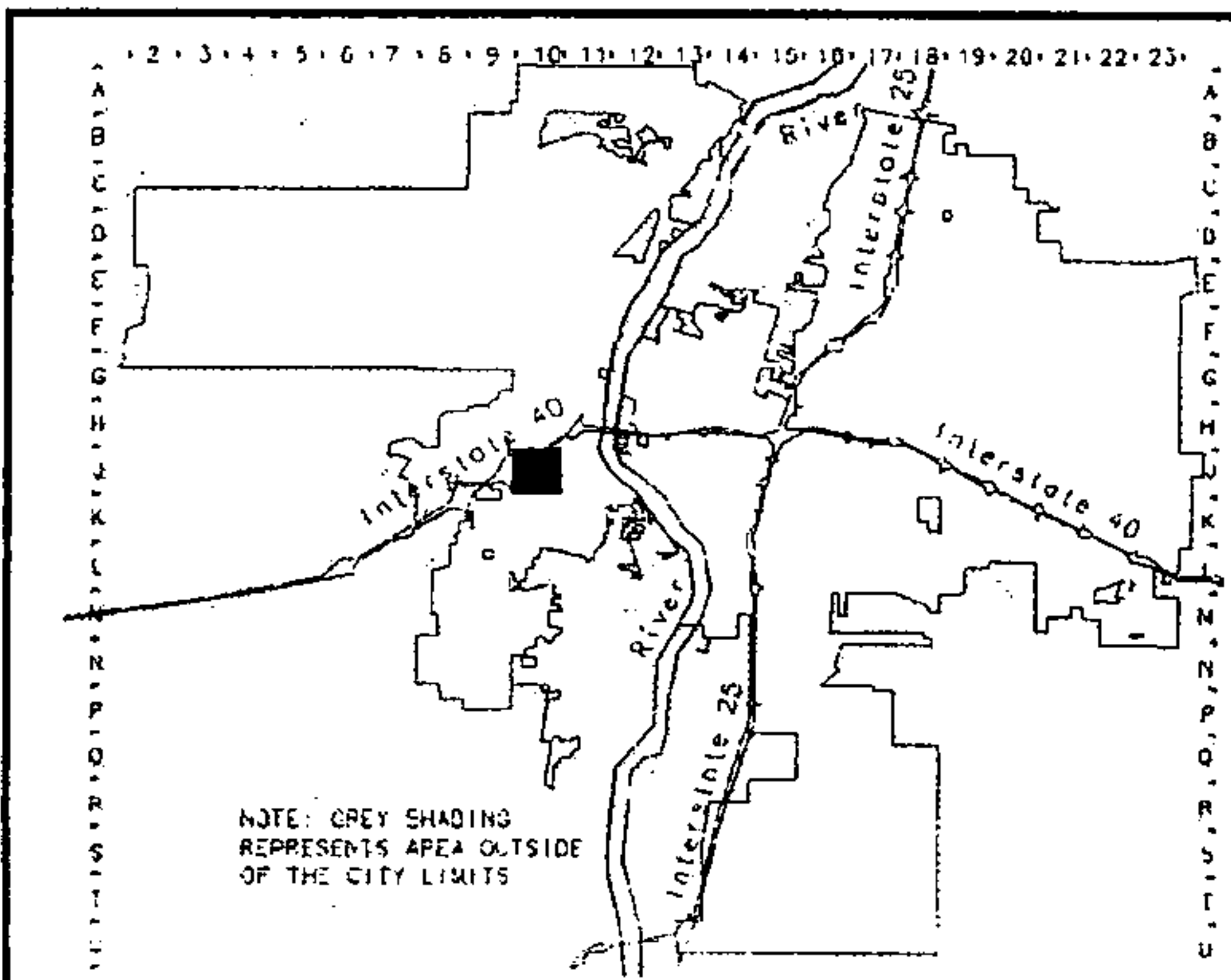
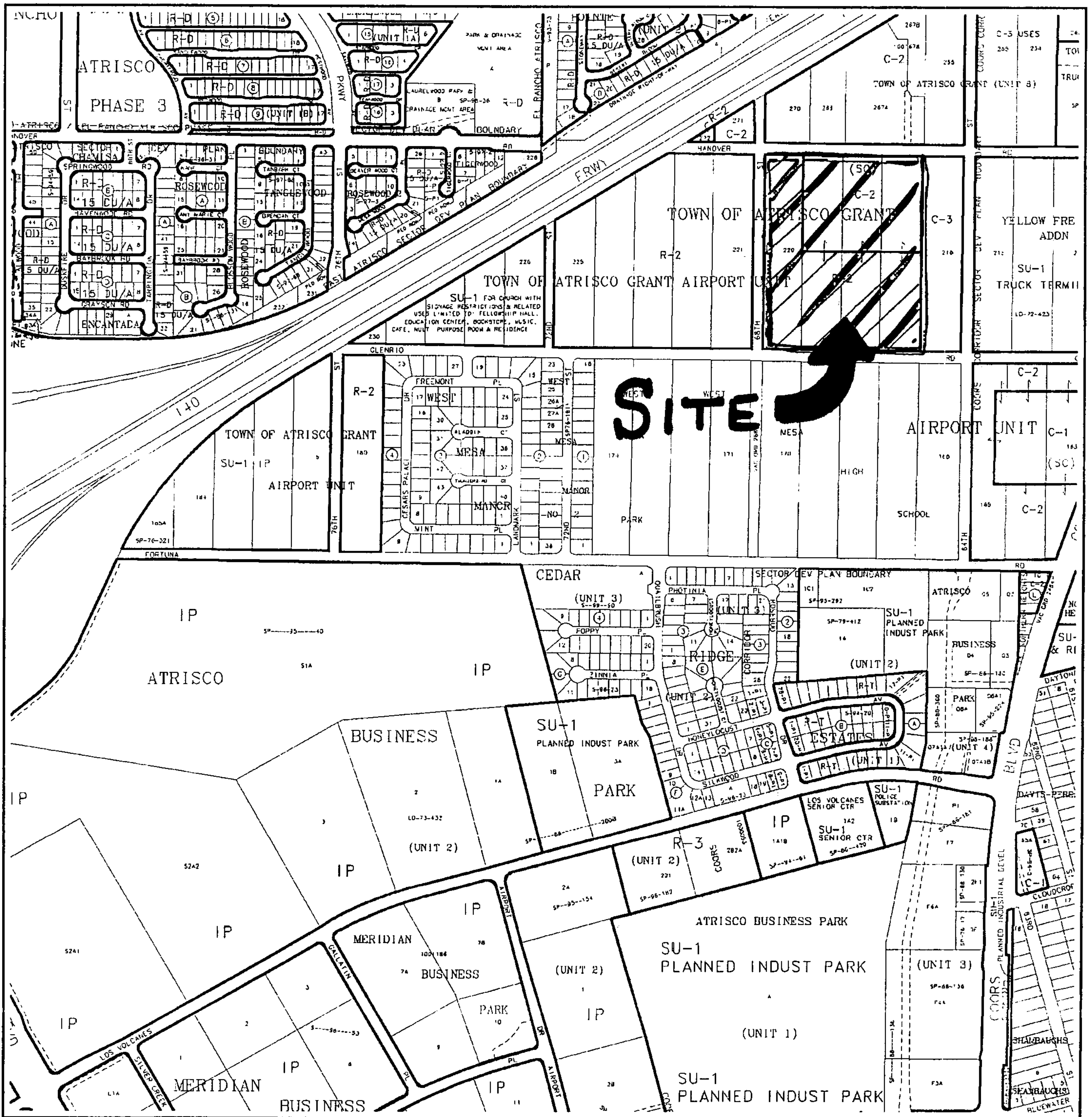
- A. The sign is not to be removed before the initial hearing on the request
- B. The sign should be removed within five (5) days after the initial hearing

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.

[Signature] (Applicant or Agent) 9/17/04 (Date)

I issued 3 signs for this application, 9/17/04 (Date) [Signature] (Staff Member)

DRB PROJECT NUMBER: 1003604



**A**buquerque **G**eographic **I**nformation **S**ystem  
**PLANNING DEPARTMENT**  
 © Copyright 2003

**Zone Atlas Page**

**J-10-Z**

Map Amended through November 01, 2003

**FORM V: SUBDIVISION VARIANCES & VACATIONS**

**BULK LAND VARIANCE**

(PUBLIC HEARING CASE)

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

**VACATION OF PUBLIC RIGHT-OF-WAY**

**VACATION OF PUBLIC EASEMENT**

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

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

**SIDEWALK DESIGN VARIANCE**

**SIDEWALK WAIVER**

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

**TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION**

**EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION**

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

**VACATION OF PRIVATE EASEMENT**

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

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

Matthew J. Grant  
Applicant name (print)  
Matthew J. Grant 9/17/04  
Applicant signature / date



Form revised 4/03 and October 2003

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

Application case numbers  
04DRP 01453  
\_\_\_\_\_  
\_\_\_\_\_

Clare Stevens 9/17/04  
Planner signature / date  
**Project #** 1003604



September 17, 2004

City of Albuquerque  
Development Review Board  
Development and Building Services  
600 Second Street NW  
Albuquerque, NM 87102

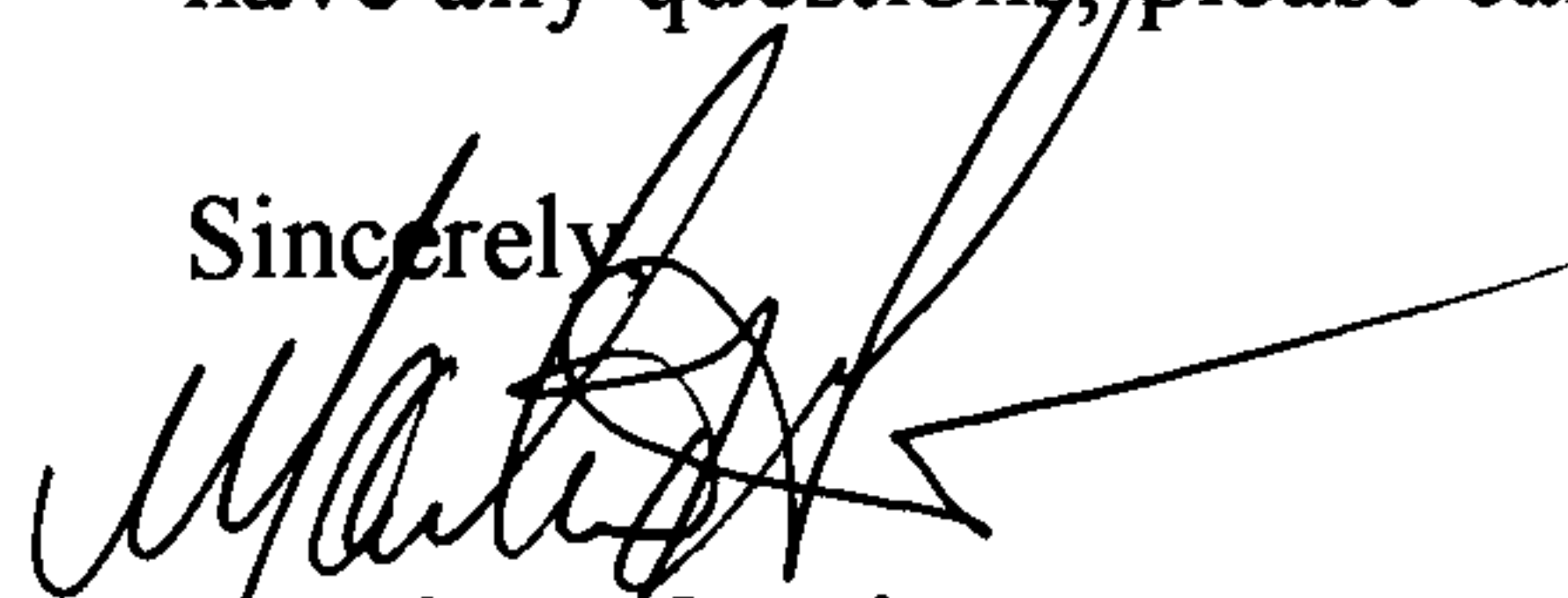
**RE: Request for Preliminary Plat Review and approval for Myra Mesa Estates  
Subdivision. Project #1003604**

ABQ Engineering, Inc., agent for the D-T Development Corporation is requesting Preliminary Plat review and approval for the Myra Mesa Estates subdivision located East of 68th Street and between Hanover Road and Glenrio Road.

The purpose of the replat is to create ninety two (92) lots and three (3) tracts from four (4) existing 5 acre tracts. The property is split zoned as C-2 and R-2. The R-2 portion will be subdivided as shown and the C-2 portion will be the remaining 3 tracts will remain vacant. Included as part of this request is a temporary deferral of sidewalk construction request. The request is to allow the construction of the sidewalks at building permit stage concurrent with the construction of the homes.

Enclosed are a copy of the zone atlas page, twenty four (24) copies of the preliminary plat, infrastructure list, form DRWS, TIS/AQIA form, and the Office of Community and Neighborhood coordination correspondence and the perimeter wall designs. Please schedule this before the DRB as soon as possible. If you need additional information or have any questions, please call me at 255-7802.

Sincerely,



Martin J. Garcia, P.E.  
ABQ Engineering, Inc.  
24110

CITY OF ALBUQUERQUE

TRAFFIC IMPACT STUDY (TIS) / ENVIRONMENTAL HEALTH INFORMATION FORM

APPLICANT: ABQ ENGINEERING Date of request: 9/17/04 Zone atlas page(s): J-10

CURRENT: Zoning C-2/12-2 Parcel Size (acres / sq.ft.) 20 AC

Legal Description - Lot or Tract # 217,218,219,220 Block # \_\_\_\_\_ Subdivision Name TOWN OF AMSCO AIRPORT UNIT

REQUESTED CITY ACTION(S):

- Annexation [ ] Sector Plan [ ] Site Development Plan: Building Permit [ ]
Comp. Plan [ ] Zone Change [ ] a) Subdivision [X] Access Permit [ ]
Amendment [ ] Conditional Use [ ] b) Build'g Purposes [ ] Other [ ]
c) Amendment [ ]

PROPOSED DEVELOPMENT:

GENERAL DESCRIPTION OF ACTION: 1

- No construction / development [ ] # of units - 92
New Construction [X] Building Size - \_\_\_\_\_ (sq. ft.)
Expansion of existing development [ ] Note: North 1/2 of TRACT 217,218,219 (THE C-2 PORTION) WILL REMAIN VACANT.

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

Applicant or Representative [Signature] Date 9/17/04
(To be signed upon completion of processing by Traffic Engineer and Environmental Health)

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

Planning Dept., Dev. & Bldg. Services Div., Transportation Dev. Section - 2nd FL. 600 2nd St. NW Plaza del Sol Bldg. 924-3994

THRESHOLDS MET? YES [ ] NO [X] Mitigating reasons for not requiring TIS: Previously studied: [ ]

Notes:

IF A TIS IS REQUIRED: A scoping meeting (as outlined in the Development Process Manual) must be held to define the level of analysis needed and the parameters of the study. Any subsequent changes to the development proposal identified above may require an update or new TIS.

[Signature] 9-17-04
TRAFFIC ENGINEER DATE

Per letter dated August 7, 2003 from the Director of the Environmental Health Department to the Director of the Planning Department, "all 5 CO monitors within Bernalillo County are yielding 8-hour average CO levels at less than 50% of the Federal CO standard ..." and "based on our review of the available scientific data, we do not foresee a circumstance where preparation of a detailed air quality study for a land use development will be warranted - regardless of the project size, location or traffic generated".

Required TIS must be completed prior to applying to the EPC. Arrangements must be made prior to submittal if a variance to this procedure is requested and noted on this form, otherwise the application may not be accepted or deferred if the arrangements are not complied with.

TIS - SUBMITTED \_\_\_/\_\_\_/\_\_\_ - FINALIZED \_\_\_/\_\_\_/\_\_\_
TRAFFIC ENGINEER DATE

TO BE COMPLETED BY APPLICANT

TRANSPORTATION DEVELOPMENT

ENVIRONMENTAL HEALTH

# ABQ

6739 Academy Road NE, Ste 130  
Albuquerque, N.M. 87109  
Office (505) 255-7802  
Facsimile (505) 255-7902

## ENGINEERING INC.

# FAX

---

DATE: 8/9/04

TO: Office of Community + Neighborhood Coord  
COMPANY: CITY OF ALBUQUERQUE

PHONE: 924-3914

FAX #: 924-3913

FROM: Martin Garcia

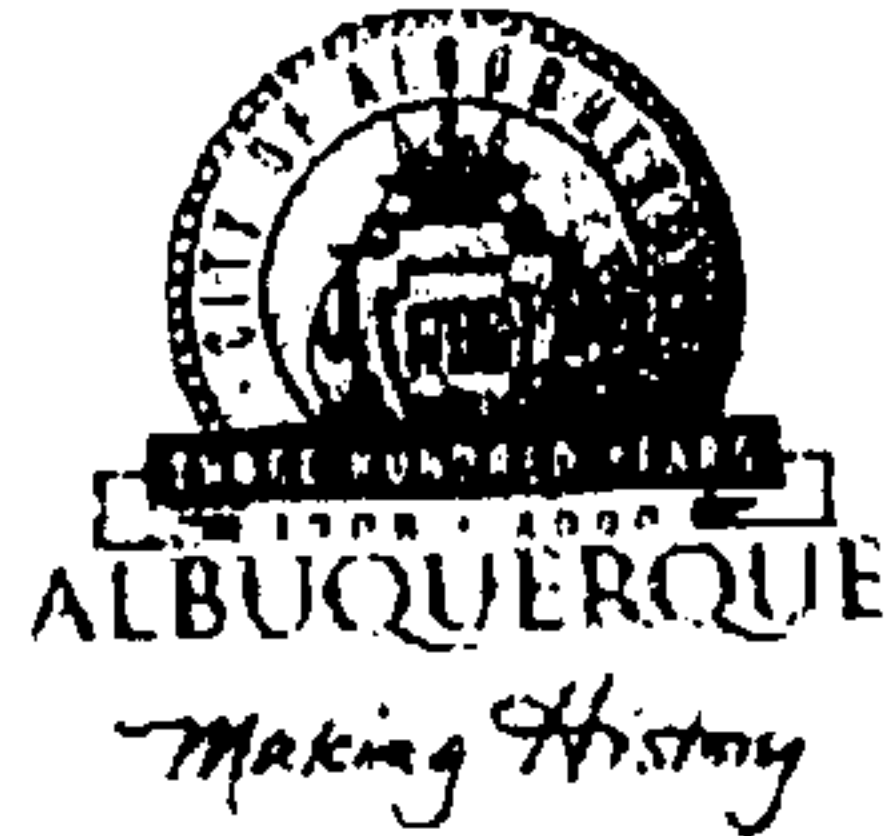
Phone No. : (505) 255-7802

Fax No. : (505) 255-7902

# of Pages: 2  
(including cover page)

Comments: ABQ ENGINEERING is the design process for the MILE HIGH ESTATES, located adjacent to Glenrio and Hanover Road. (ZONE MAP J-10-Z)  
Please provide me with the Neighborhood Association info, that notification of the subdivision can be sent.

Thank You



# City of Albuquerque

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

Date: August 9, 2004

TO CONTACT NAME: Martin Garcia  
 COMPANY/AGENCY: ABC Engineering, Inc  
 ADDRESS/ZIP: 6739 Academy Rd, NE Ste 130, Alb. NM 87109  
 PHONE/FAX #: (505) 255-7802 Fax: (505) 255-7902

Thank you for your inquiry of 8/9/04 (date) requesting the names of **Recognized Neighborhood Associations** who would be affected under the provisions of O-92 by your proposed project at Mile High Estates, located to Glen Rio and Hanover Rd NW  
 zone map page(s) J-10.

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

Los Volcanes  
 Neighborhood Association  
 Contacts: Christopher Prien  
622 Honeylocust Pl NW, 87121  
(505) 831-6342  
Dave Edwards  
637 Honeylocust Pl NW  
Alb. NM 87121 (505) 833-5909

Neighborhood Association

Contacts:

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

Please note that according to O-92 you are required to notify each of these contact persons by **CERTIFIED MAIL. RETURN RECEIPT REQUESTED, BEFORE** the Planning Department will accept your application filing. **IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

Julia V. King  
 OFFICE OF NEIGHBORHOOD COORDINATION

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

# NOTICE TO APPLICANTS

## SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

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

### WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

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

\*\*\*\*\*

(Below this line for ONC use only)

Date of Inquiry: 8/9/04 Time Entered: 12:05 PM ONC Rep. Initials: JAL

September 17, 2004

Neighborhood Representative

RE: Myra Mesa Estates Subdivision

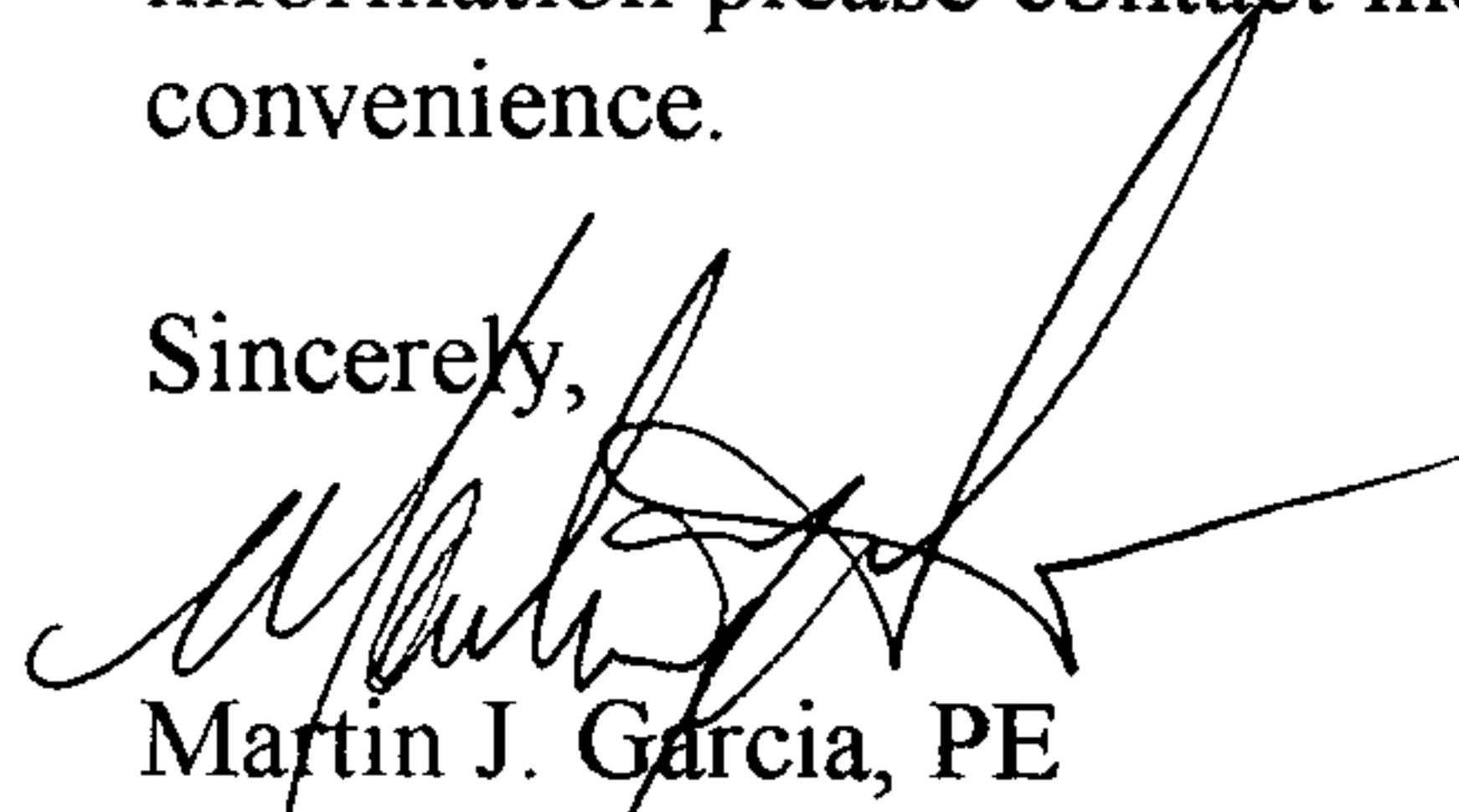
Dear Neighborhood Representative:

ABQ Engineering, Inc. has been retained by D-T Development Corporation for the design of Myra Mesa Estates subdivision. The subdivision is proposed as a 92-lot residential subdivision located between Hanover Road and Glenrio Road, east of 68<sup>th</sup> Street. The property is currently vacant.

Primary access for the subdivision will be via Hanover Road and 68<sup>th</sup> Street.

Submitted with this letter is one copy of the proposed preliminary plat, for your information and use. If you have any questions regarding this project or require additional information please contact me at 255-7802. I am available to meet with you at your convenience.

Sincerely,



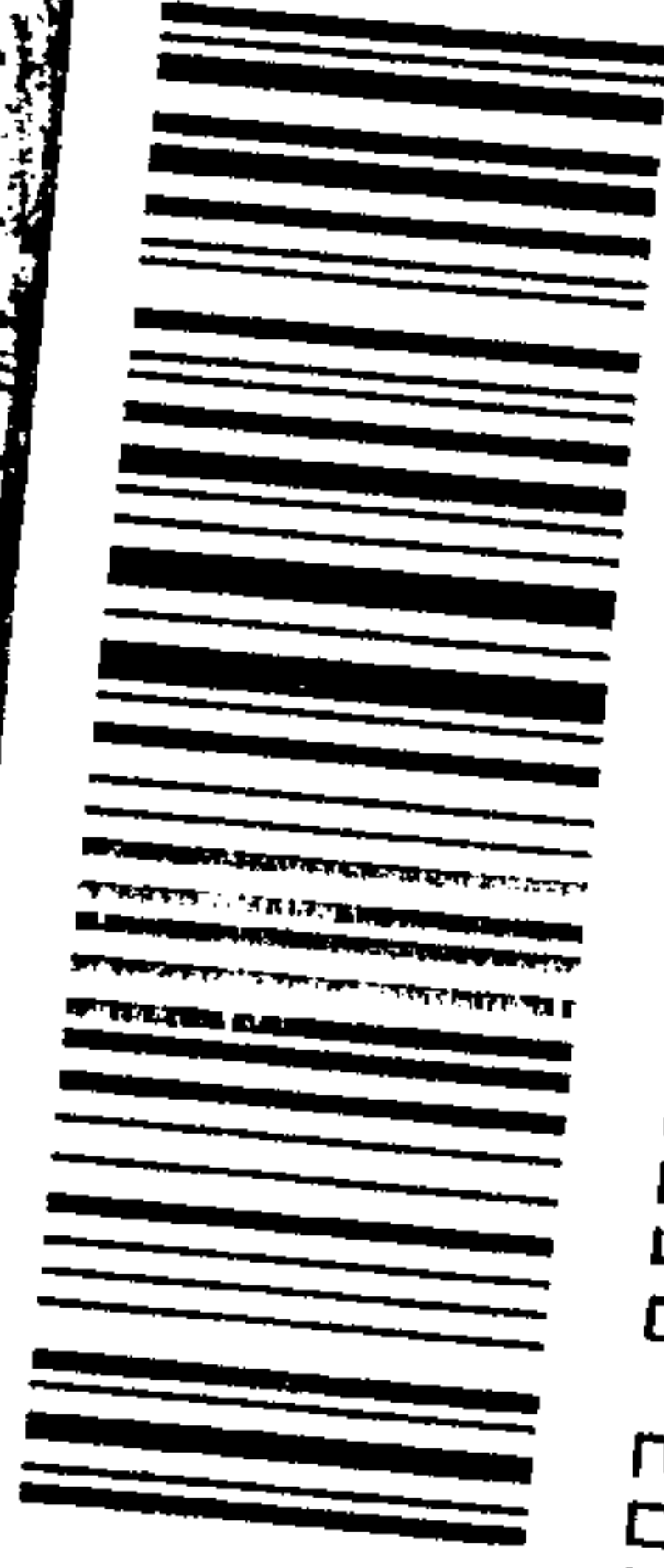
Martin J. Garcia, PE  
Civil Engineer  
ABQ Engineering, Inc.  
24110

Copies:

Mr. Christopher Prien  
Neighborhood Association Representative  
622 Honeylocust Place NW  
Albuquerque, NM 87121

Dave Edwards  
Neighborhood Association Representative  
637 Honeylocust Place NW  
Albuquerque, NM 87121

7003 0500 0004 8388 2972  
 PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS, FOLD AT DOTTED LINE  
**CERTIFIED MAIL™**



7003 0500 0004 8388 2972  
 7003 0500 0004 8388 2972

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

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

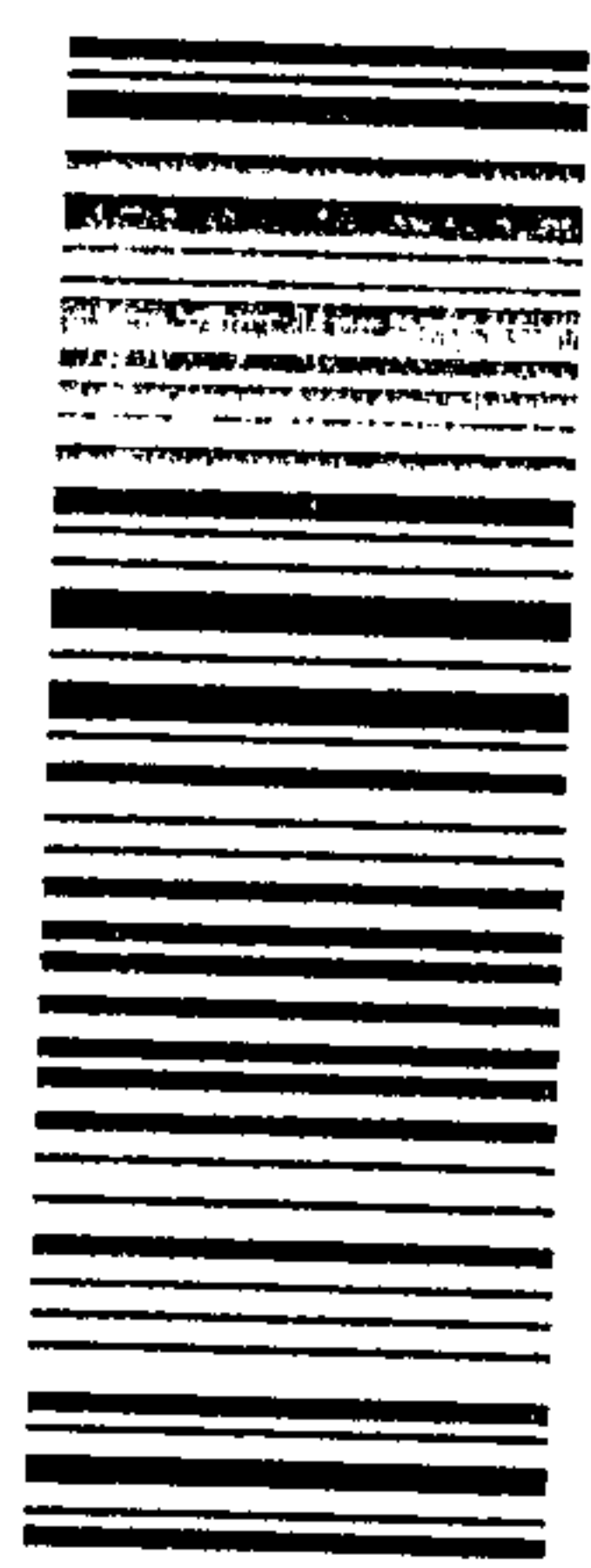
**OFFICIAL USE**

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

Sent To **CHRISTOPHER PRIEN**  
 Street, Apt. No., or PO Box No. **622 Honeylocust PL NW**  
 City, State, ZIP+4 **ALBU NM 87121**

PS Form 3800, June 2002 See Reverse for Instructions

7003 0500 0004 8388 2989  
 PLACE STICKER AT TOP OF ENVELOPE TO THE RIGHT OF THE RETURN ADDRESS, FOLD AT DOTTED LINE  
**CERTIFIED MAIL™**



7003 0500 0004 8388 2989  
 7003 0500 0004 8388 2989

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

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

**OFFICIAL USE**

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

Sent To **DAVE EDWARDS**  
 Street, Apt. No., or PO Box No. **637 Honeylocust PL NW**  
 City, State, ZIP+4 **ALBU NM 87121**

PS Form 3800, June 2002 See Reverse for Instructions

FORM DRWS: DRAINAGE REPORT / WATER & SEWER AVAILABILITY

THIS FORM IS REQUIRED WITH THE DEVELOPMENT REVIEW BOARD APPLICATION FOR MAJOR SUBDIVISIONS AND SITE DEVELOPMENT PLANS.

PROJECT NAME MYRA Mesa ESTATES SUBDIVISION

AGIS MAP # ~~J-10~~ J-10

LEGAL DESCRIPTION TRACTS 217, 218, 219, 220. TOWN OF  
ATRUSCO GRANT. AIRPORT UNIT.

DRAINAGE REPORT

A drainage report, as per the Drainage Ordinance, <sup>will be</sup> was submitted to the City of Albuquerque Public Works Department, Hydrology Division ( 2nd floor Plaza del Sol ) on 9/21/04 [date].

[Signature]  
Applicant / Agent

9/7/04  
Date

Brad L. Bih  
Hydrology Division Representative

9/17/04  
Date

WATER AND SEWER AVAILABILITY STATEMENT

A Water and Sewer Availability Statement for this project was <sup>ISSUED</sup> requested from the City of Albuquerque Utilities Development Division ( 2nd floor Plaza del Sol ) on JULY 30, 2004 [date].

[Signature]  
Applicant / Agent

9/17/04  
Date

Utilities Division Representative

Date

DRB# \_\_\_\_\_



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

**PAID RECEIPT**

APPLICANT NAME Jerry Corles  
 AGENT ABQ Engr  
 ADDRESS \_\_\_\_\_  
 PROJECT & APP # 1003604  
 PROJECT NAME Myra Mesa

**\*\*\*DUPLICATE\*\*\***  
 City Of Albuquerque  
 Treasury Division  
 9/17/2004 12:25PM LOC: ANN  
 RECEIPT# 00029242 WSH 008 TRANSH 0025  
 Account 441018 Fund 0110  
 Activity 4971000 TRSDMM  
 Trans Amt \$1,710.00  
 J24 Misc \$75.00  
 CK \$1,710.00  
 CHANGE \$0.00

\$ 20<sup>00</sup> 441032/3424000 Conflict Management Fee  
 \$ 1,615<sup>00</sup> 441006/4983000 DRB Actions  
 \$ \_\_\_\_\_ 441006/4971000 EPC/AA/LUCC Actions & All Appeals  
 \$ 75<sup>00</sup> 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  
 \$ 1710<sup>00</sup> TOTAL AMOUNT DUE

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

9/17/2004 12:24PM LOC: ANN  
 RECEIPT# 00029240 WSH 008 TRANSH 0025  
 Account 441032 Fund 0110  
 Activity 3424000 TRSDMM  
 Trans Amt \$1,710.00  
 J24 Misc \$20.00

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

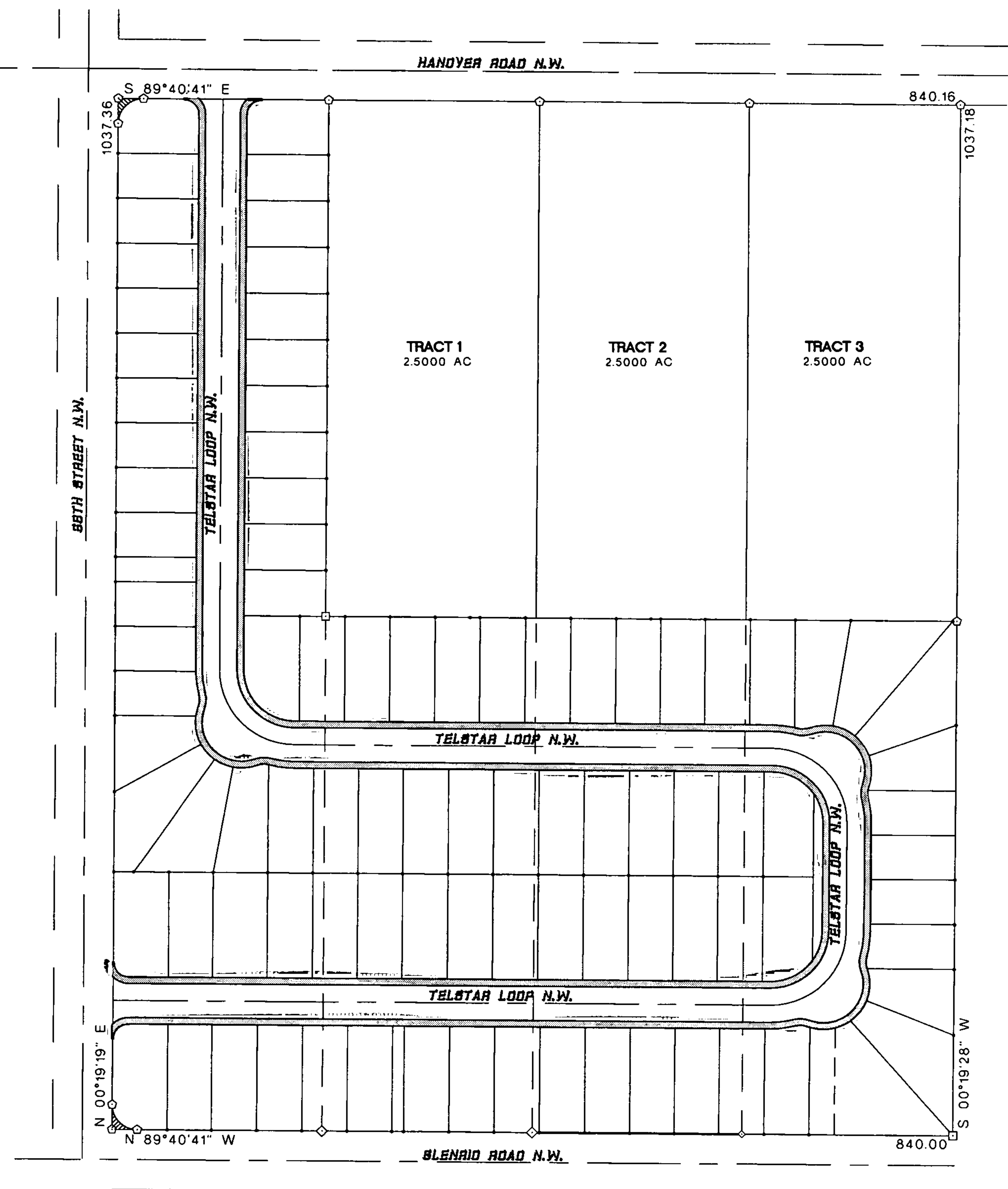
**\*\*\*DUPLICATE\*\*\***  
 City Of Albuquerque  
 Treasury Division

9/17/2004 12:24PM LOC: ANN  
 RECEIPT# 00029241 WSH 008 TRANSH 0025  
 Account 441006 Fund 0110  
 Activity 4983000 TRSDMM  
 Trans Amt \$1,710.00  
 J24 Misc \$1,615.00

Thank You

Thank You

Thank You



AREA OF SIDEWALK DEFERRAL

**EXHIBIT C**  
Date 9/23/04



REV NO	REV DATE	DESCRIPTION
PROJECT NUMBER: 24110		DATE: SEPTEMBER 17, 2004
DESIGNED BY: M GARCIA		
DRAWN BY: F PHILLIPS		
CHECKED BY: M GARCIA		
CAD FILE NAME: SITWALL.DWG		

**ABQ**  
Engineering,  
Inc.  
  
Engineers · Planners  
Construction Services  
6730 Academy Rd., N.E. Suite 130  
Albuquerque, NM 87109  
505-255-7982 FAX 505-255-7982

SHEET TITLE:	SIDEWALK DEFERRAL EXHIBIT
PROJECT:	MYRA MESA ESTATES
ZONE ATLAS PAGE J-10	
SHEET 1 of 1	

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT**

**August 18, 2004  
DRB Comments**

**ITEM # 12**

**PROJECT # 1003604**

**APPLICATION # 04-01233**

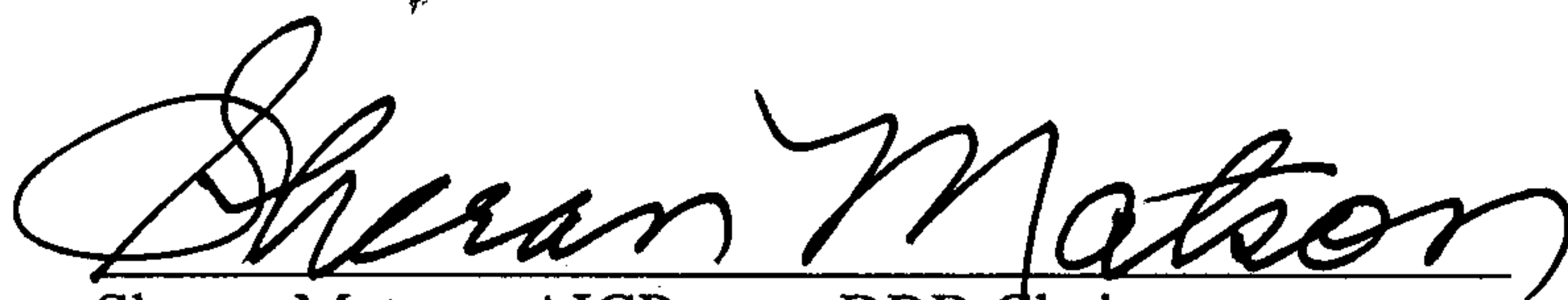
**RE: Lots 217-220, Town of Atrisco Grant, Airport Unit 2/sketch**

This property is located in the Established Urban area of the Comprehensive Plan.

The history of all or a portion of the property shows an EPC zone change request on 7/15/04 under Project # 1003481 and a Certificate of Appropriateness for building alterations at LUCC. Also, under Project # 1003538, a replat from one lot to two lots of Tract 218 which was indefinitely deferred on July 14, 2004 at the agent's request.

How do these requests relate to this one & was the zone map amendment approved or the Certificate of Appropriateness?

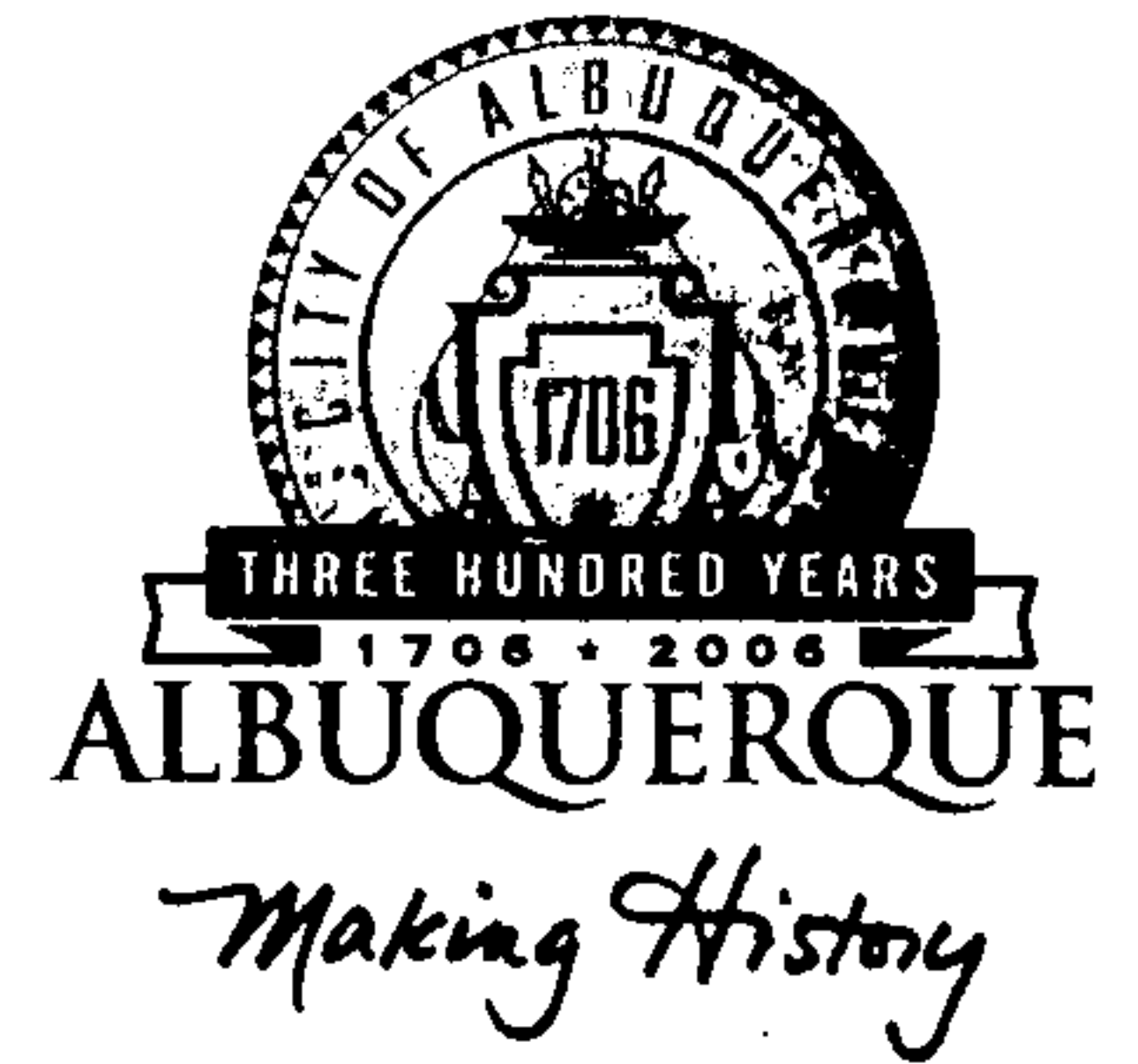
In the future, it's a good idea to check the history of property for your information as well as ours.



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

PARCELS A & B - Public or Private Open Space?

# CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1003604**

**AGENDA ITEM NO: 12**

**SUBJECT:**

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

**ACTION REQUESTED:**

P.O. Box 1293

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

Albuquerque

**ENGINEERING COMMENTS:**

New Mexico 87103

An approved drainage report is required for Preliminary Plat approval.  
An approved infrastructure list is required for Preliminary Plat approval.  
Development projects with land area of 1 acre, or more, are required to file a Notice of Intent (NOI) with the US Environmental Protection Agency for storm water discharge during construction.

www.cabq.gov

**RESOLUTION:**

*discussal*

APPROVED \_\_\_\_; DENIED \_\_\_\_; DEFERRED \_\_\_\_; COMMENTS PROVIDED X; 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:** August 18, 2004





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

Development Review Board Comments

**Project Number:** 1003604  
**Application Number:** 04DRB-01233

**DRB Date:** 8/18/04

**Item Number:** 10 12 ✓

**Subdivision:**

Lots 217-220, Town of Atrisco Grant, Airport Unit 2

**Zoning:** R-2

**Zone Page:** J-10

**New Lots (or units) :** 95

**Request for:**


- Sketch Plat Review & Comment
- Bulk Land Variance
- Site Development Plan for Subdivision
- Site Development Plan for Building Permit
- Preliminary Plat
- Final Plat
- Vacation of Public RoW
- Vacation of Public Easement
- Vacation of Private Easement
- Temp. Deferral of Sidewalk Construction
- Sidewalk Variance
- SIA Extension
- Other

**Parks and Recreation Comments:**

This request will be subject to the following requirements of the City Park Dedication and Development Ordinance:

Prior to sign-off on the final plat, a fee in-lieu of and equal to the value of the required park land dedication for 95 new residential lots will be required. The fee will be based on an estimate of land value to be provided by the City Real Property office. Alternatively, the applicant may submit current appraisal information mutually acceptable to the applicant and the City.

The park development requirement will be met via the payment of a fee prior to issuance of building permit for each new dwelling unit.

**Signed:**   
 \_\_\_\_\_  
 Christina Sandoval, (DMD)

Phone: 768-3808

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form **S**

**SUBDIVISION**

Major Subdivision action

Minor Subdivision action

Vacation

Variance (Non-Zoning)

**SITE DEVELOPMENT PLAN**

...for Subdivision Purposes

...for Building Permit

IP Master Development Plan

Cert. of Appropriateness (LUCC)

Supplemental form **Z**

**ZONING & PLANNING**

Annexation

County Submittal

EPC Submittal

Zone Map Amendment (Establish or Change Zoning)

Sector Plan (Phase I, II, III)

Amendment to Sector, Area, Facility or Comprehensive Plan

Text Amendment (Zoning Code/Sub Regs)

**APPEAL / PROTEST of...**

Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

**APPLICANT INFORMATION:**

NAME: Terry Corlis PHONE: 821-5600

ADDRESS: 8601 Washington NE Suite A FAX: \_\_\_\_\_

CITY: Albuquerque STATE NM ZIP 87113 E-MAIL: \_\_\_\_\_

Proprietary interest in site: Owner List all owners: \_\_\_\_\_

AGENT (if any): ABQ Engineering, Inc. PHONE: 255-7802 ATTN

ADDRESS: 6739 Academy Rd NE Suite 130 FAX: 255-7902 MARTIN

CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: mjgarcia@abqeng.com

**DESCRIPTION OF REQUEST:** Sketch Plat submittal for Mile High Estates Subdivision. Subdivide 4 existing tracts into 95 lots as shown and dedicate right of way as shown.

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. South 1/2 of Lot 217, 218, 219 and Lot 220 Block: \_\_\_\_\_ Unit: \_\_\_\_\_

Subdiv. / Addn. Town of Atrisco Grant Airport Unit 2

Current Zoning R-2 Proposed zoning: R-2

Zone Atlas page(s): J-10 No. of existing lots: 4 No. of proposed lots: 95

Total area of site (acres): 12.5 Density if applicable: \_\_\_\_\_ dwellings per gross acre: \_\_\_\_\_ dwellings per net acre: \_\_\_\_\_

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

UPC No. LOT 217: 1010058-443-416-105-04, LOT 218: 1010058-423-416-105-03, LOT 219: 1010058-413-416-105-02, LOT 220: 1010-058-381-416-105-01 MRGCD Map No.

LOCATION OF PROPERTY BY STREETS: On or Near: East of 68<sup>th</sup> Street

Between: Hanover Road NW and Glenrio Road NW

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): AX 79-20  
Z-79-109, Z-79-108, Z-80-143, AX 80-30, 1003538, 1003481

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

SIGNATURE Martin Garcia DATE 10 Aug 2004

(Print) MARTIN GARCIA Applicant  Agent

**FOR OFFICIAL USE ONLY**

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

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	<u>040RB - 01233</u>	<u>SK</u>		\$ <u>0</u>
<input type="checkbox"/> All fees have been collected				\$ _____
<input type="checkbox"/> All case #s are assigned				\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent				\$ _____
<input type="checkbox"/> Case history #s are listed				\$ _____
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill				\$ _____
<input type="checkbox"/> F.H.D.P. density bonus				\$ _____
<input checked="" type="checkbox"/> F.H.D.P. fee rebate				\$ _____
	Hearing date <u>8-18-04</u>			Total \$ <u>0</u>

Sabel 8-10-04 **Project #** 100 3604

Planner signature / date

**FORM P(3): SITE PLAN REVIEW - D.R.B. MEETING (UNADVERTISED)**

**SKETCH PLAN REVIEW AND COMMENT**

- Scaled site sketch and related drawings showing proposed land use including structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, 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 request
  - Any original and/or related file numbers are listed on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

**SITE DEVELOPMENT PLAN FOR SUBDIVISION**

- Scaled site plan and related drawings (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
  - Letter of authorization from the property owner if application is submitted by an agent
  - Copy of the document delegating approval authority to the DRB
  - Infrastructure List, if relevant to the site plan
  - 2 copies of the Conceptual Utility Layout Plan (mark one for Planning, one for Utility Development)
  - Fee (see schedule)
  - Any original and/or related file numbers are listed on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. Your attendance is required.**

**SITE DEVELOPMENT PLAN FOR BUILDING PERMIT**

- Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **6 copies.**
  - Site Plan for Subdivision, if applicable, previously approved or simultaneously submitted. **6 copies.**
  - Solid Waste Management Department signature on Site Plan
  - 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
  - Letter of authorization from the property owner if application is submitted by an agent
  - Copy of the document delegating approval authority to the DRB
  - Infrastructure List, if relevant to the site plan
  - Completed Site Plan for Building Permit Checklist
  - 2 copies of the Conceptual Utility Layout Plan (mark one for Planning, one for Utility Development)
  - Blue-line copy of Site Plan with Fire Marshal's stamp
  - Fee (see schedule)
  - Any original and/or related file numbers are listed on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. Your attendance is required.**

**AMENDED SITE DEVELOPMENT PLAN FOR SUBDIVISION**

**AMENDED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT**

- Proposed amended Site Plan (folded to fit into an 8.5" by 14" pocket) **6 copies.**
  - DRB signed Site Plan being amended (folded to fit into an 8.5" by 14" pocket) Copies as needed above
  - 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
  - Letter of authorization from the property owner if application is submitted by an agent
  - Infrastructure List, if relevant to the site plan
  - Completed Site Plan for Building Permit Checklist (not required for amendment of SDP for Subdivision)
  - Fee (see schedule)
  - Any original and/or related file numbers are listed on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. Your attendance is required.**

**D.R.B. FINAL SIGN-OFF FOR E.P.C. APPROVED S.D.P. for SUBDIVISION**

**D.R.B. FINAL SIGN-OFF FOR E.P.C. APPROVED S.D.P. for BUILDING PERMIT**

- Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **6 copies.**
  - Approved Grading and Drainage Plan (folded to fit into an 8.5" by 14" pocket) **6 copies.**
  - Solid Waste Management Department signature on Site Plan (not required for SDP for Subdivision)
  - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
  - Letter carefully explaining how each EPC condition has been met **and** a copy of the EPC Notification of Decision
  - Infrastructure List, if relevant to the site plan
  - 2 copies of the Conceptual Utility Layout Plan (mark one for Planning, one for Utility Development)
  - Blue-line copy of Site Plan with Fire Marshal's stamp (not required for SDP for Subdivision)
  - Any original and/or related file numbers are listed on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original Mylar to the meeting for sign-off. 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.

MARTIN GARCIA

Applicant name (print)

Marilyn Garcia

Aug 10 2004  
Applicant signature / date



Form revised September 2001

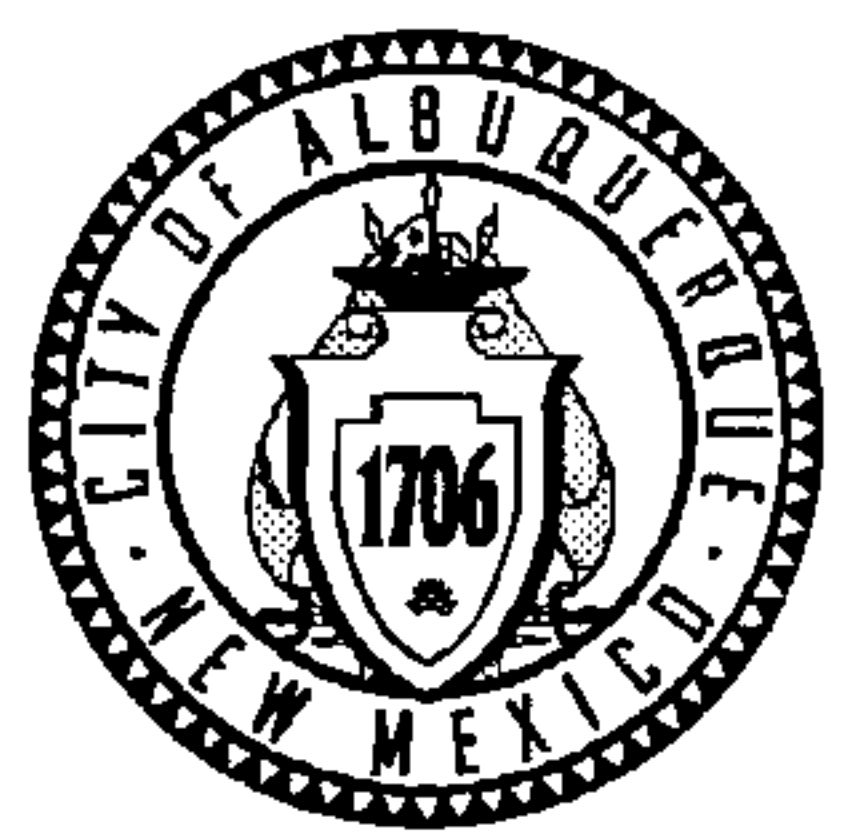
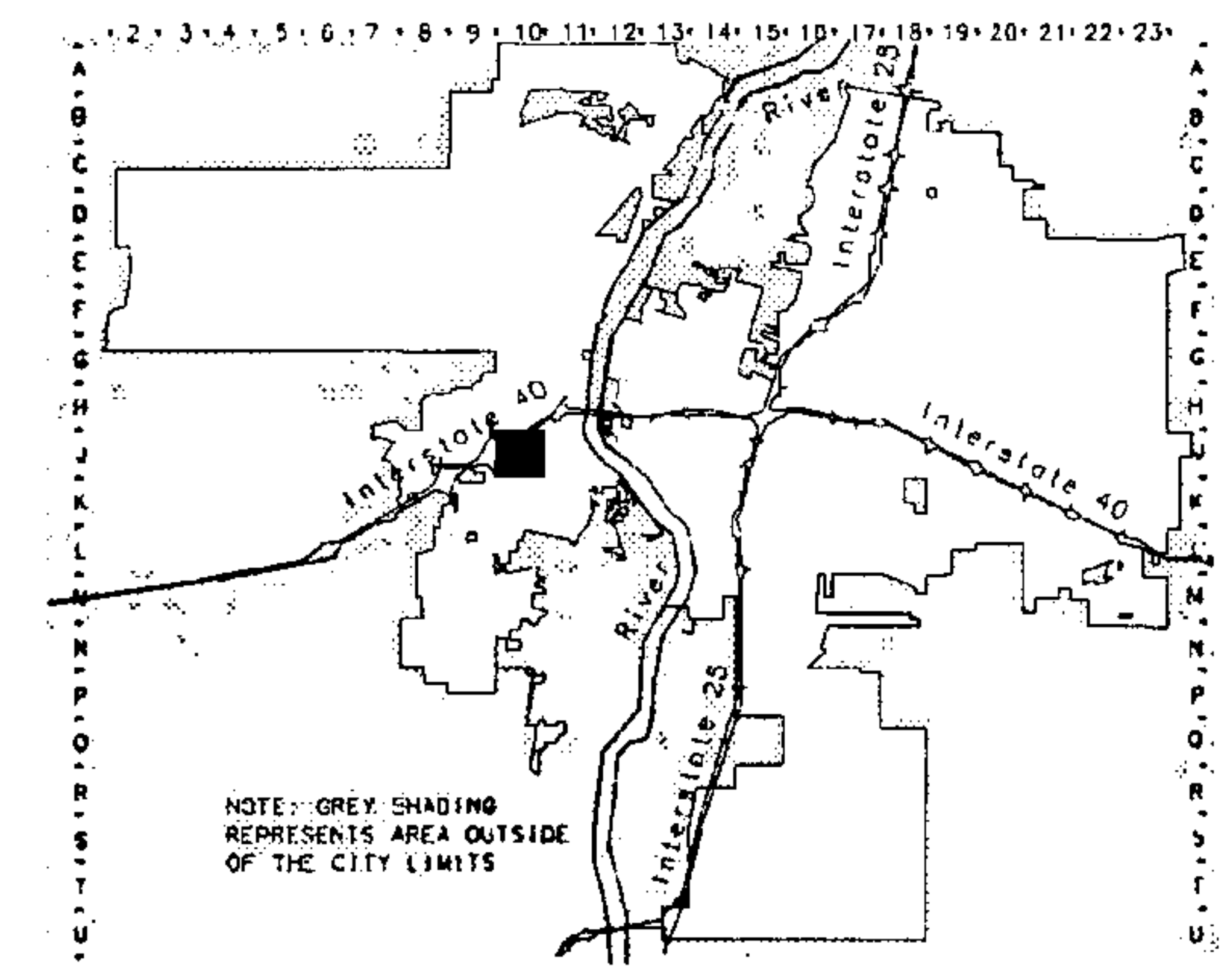
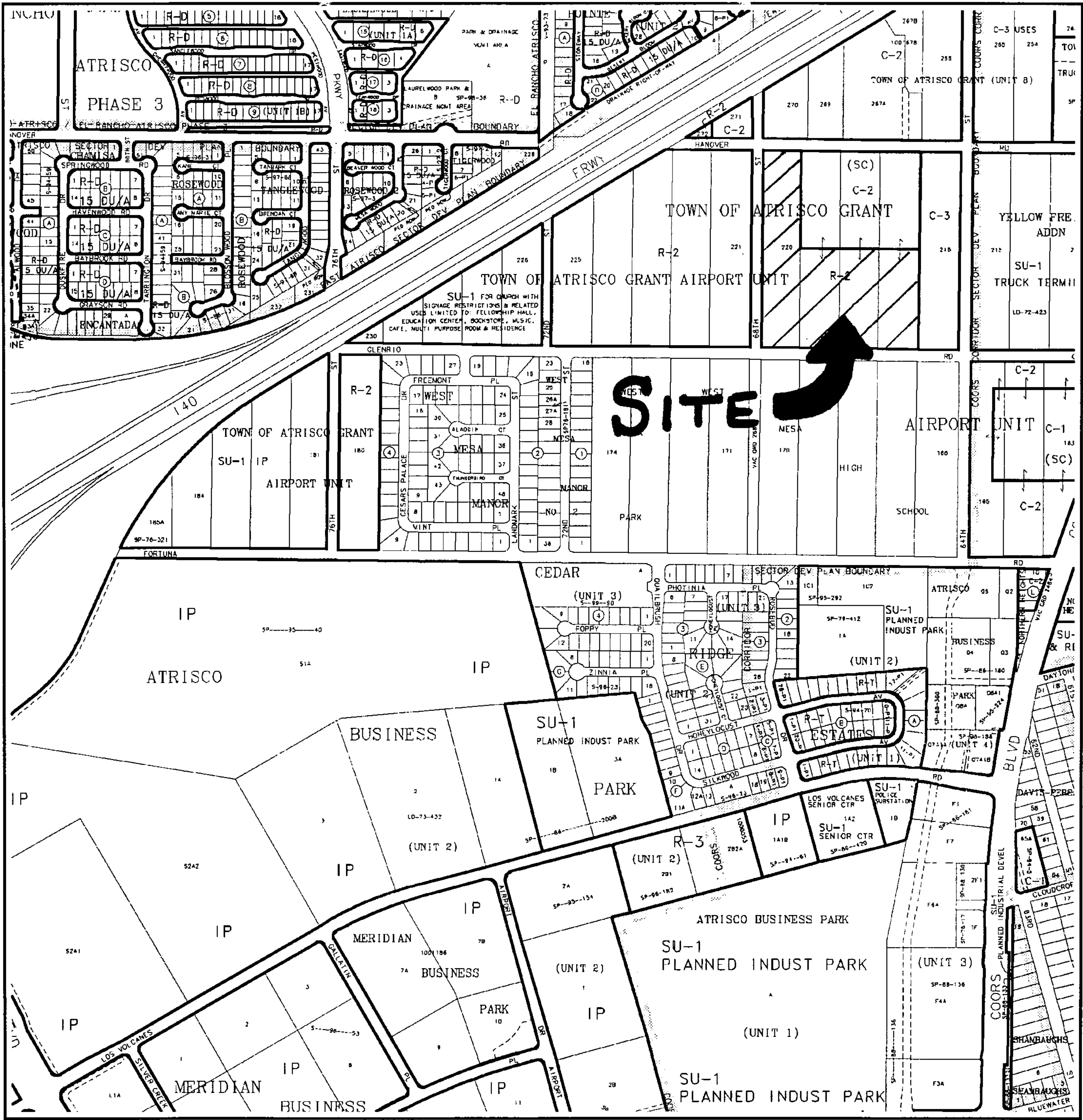
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers  
04DRB-01233  
 \_\_\_\_\_  
 \_\_\_\_\_

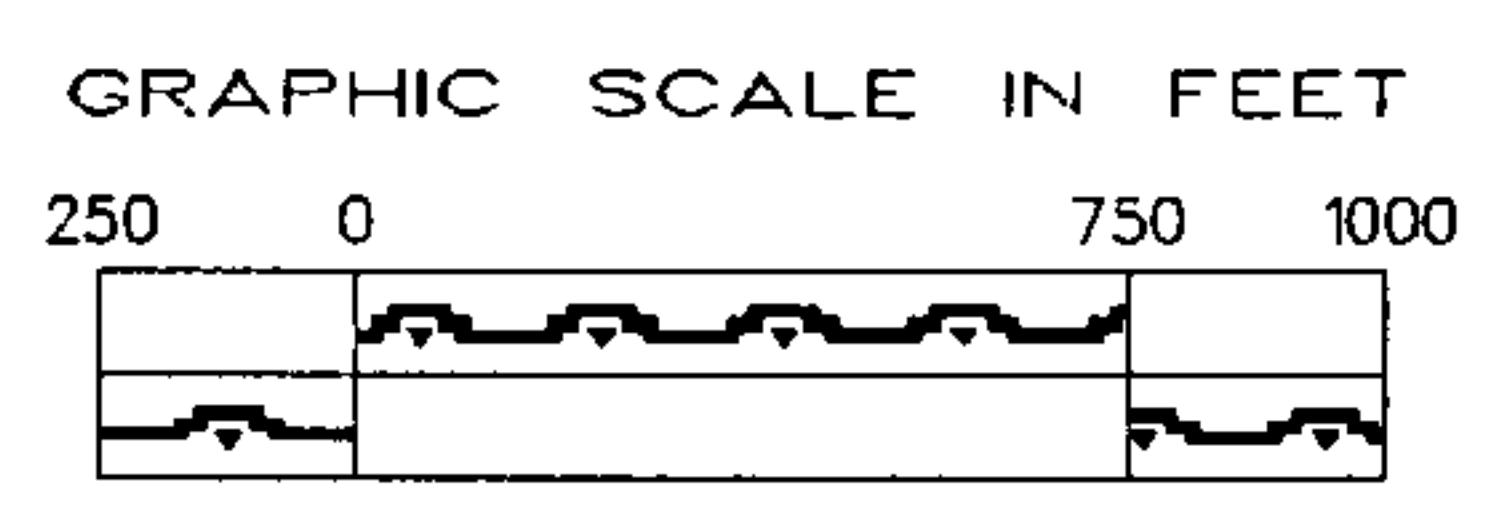
[Signature] 8-10-04  
 Planner signature / date

Project # 1003604





Albuquerque Geographic Information System  
**PLANNING DEPARTMENT**  
 © Copyright 2003



**Zone Atlas Page**

**J-10-Z**

Map Amended through November 01, 2003

August 10, 2004

DRB Chair  
City of Albuquerque Development Services  
600 2<sup>nd</sup> Street NW  
Albuquerque, NM 87102

RE: Mile High Estates Subdivision Sketch Plat Submittal  
Zone Atlas Map Page J-10-Z

Dear Chair:

ABQ Engineering, Inc. has been retained by D T Land Development Co, Inc. to perform the design and platting for Mile High Estates/Subdivision. The subdivision is located adjacent to the East side of 68th Street, between Glenrio Road and Hanover Road, west of Coors Boulevard. The property is located on Zone Atlas Page J-10-Z.

Mile High Estates Subdivision is proposed as a 95-lot residential subdivision. It will be accessed via a 28ft. wide private roadway that connects to Hanover and 68<sup>th</sup> Street.

Submitted with this letter are 6 copies of the sketch plat, one copy of the zone atlas page.

Please schedule the subdivision before the DRB as soon as possible.

Sincerely,



Martin J. Garcia, PE  
ABQ Engineering, Inc.  
24110