

completed 9/2/04

PA

APPLICATION NO. 04DRB-01247	PROJECT NO. 1003609
PROJECT NAME TWO FORTY LLC	
APPLICANT / AGENT WILKS Co.	PHONE NO. 888-3066
ZONE ATLAS PAGE H-14	DATE SUBMITTED 8-11-04

12

ONE STOP CASE TRACKING LOG

(This tracking log is for DRB Delegation Actions / Over the Counter Routing)
(rev. 7/03)

TYPE OF APPROVAL	TRANSP DEV	UTILITY DEV	PARKS & REC	HYD DEV (City Engr)	PLANNING	
					CASE PLANNER	DRB CHAIR
SDP-Building Permit / SDP-Subdivision	F: _____ D: _____ F: _____ D: _____ A: _____	F: _____ D: _____ F: _____ D: _____ A: _____	F: _____ D: _____ F: _____ D: _____ A: _____	F: _____ D: _____ F: _____ D: _____ A: _____	F: _____ D: _____ F: _____ D: _____ A: _____	F: _____ D: _____ F: _____ D: _____ A: _____
Administrative Amendments (AA's)	F: _____ D: _____ F: _____ D: _____ A: _____	F: _____ D: _____ F: _____ D: _____ A: _____		F: _____ D: _____ F: _____ D: _____ A: _____	F: _____ D: _____ F: _____ D: _____ A: _____	
Minor Plat / Major Final Plat	F: 8-12-04 D: 8-12-04 F: _____ D: _____ A: 9-2-04	F: 8-12-04 D: _____ F: _____ D: _____ A: 8-12-04	F: 8-12-04 D: _____ F: _____ D: _____ A: 8-16-04	F: 8-12-04 D: _____ F: _____ D: _____ A: 8-12-04		F: 9/2/04 D: _____ F: _____ D: _____ A: 9/2/04
Vacation-Private Easement	F: _____ D: _____ F: _____ D: _____ A: _____	F: _____ D: _____ F: _____ D: _____ A: _____	F: _____ D: _____ F: _____ D: _____ A: _____	F: _____ D: _____ F: _____ D: _____ A: _____		F: _____ D: _____ F: _____ D: _____ A: _____

Project Number

1003609

First Review- Total City Days	
Second Review- Total City Days	
Third Review- Total City Days	
Subtotal	
Total Number of Developer Days (from back of form)	
Total Days	

Called agent Mr. Wilks to correct transp. div. rejects 8-18-04 ..

*Business Days
**Pulled by Agent (P)

F = forwarded
D = disapproved
A = approved

1 R done 8/12/04 OS

Completed 9/2/04

APPLICATION NO. 1003609	PROJECT NO. 04DRB01247
PROJECT NAME Two Forty L.L.C. Subd.	
EPC APPLICATION NO.	
APPLICANT / AGENT Jim Wilks	PHONE NO. 888-3066
ZONE ATLAS PAGE H-14	
(SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEV PLAN), (IR) (AA)	
ONE STOP COMMENT FORM LOG	

HYDROLOGY DEV (505) 924-3986		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>BWB</i>	DATE 8/12/04	DATE
COMMENTS:		

UTILITY DEV (505) 924-3989		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>Rat</i>	DATE 8/12/04	DATE
COMMENTS:		

TRANSPORTATION DEV (505) 924-3990		
PLANS DISAPPROVED <i>WG</i>	DATE 8-12-04	DATE
PLANS APPROVED <i>WG</i>	DATE 9-2-04	DATE
COMMENTS:		
① IS PROPERTY LINE 10' FROM FACE OF CURB? ✓		
② SIDEWALKS NEED TO BE REPLACED ✓		
③ NEED TO SHOW THAT ALL PARKING IS CONTAINED ✓ w/ IN PROPOSED LOTS.		

PARKS AND REC (505) 768-5328		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>OS</i>	DATE 8/16/04	DATE
COMMENTS:		

PLANNING (505) 924-3858		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <i>Jam</i>	DATE 9/2/04	DATE
COMMENTS:		

Revised 3/3/04

(Return form with plat / site plan)

3609

AGIS ELECTRONIC PLAT APPROVAL FORM

DRB Project Case # 1003609

Subdivision Name Two Forty LLC

Surveyor Anthony Harris

Company/Agent HSI

Contact Person email Phone # _____ email _____

DXF Received Date: 8/16/04

Hard-Copy Date: 8/13/04

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

Neal Weinberg

8/16/04

Approved

Date

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

AGIS Use Only		Contact person <u>8/16</u>
Copied cov <u>3609</u> to agiscov.	Date: <u>8/16</u>	Notified on: <u>email</u>

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

<p style="text-align: center;">Supplemental form</p> <p>SUBDIVISION S</p> <p><input type="checkbox"/> Major Subdivision action</p> <p><input checked="" type="checkbox"/> Minor Subdivision action</p> <p><input type="checkbox"/> Vacation V</p> <p><input type="checkbox"/> Variance (Non-Zoning)</p> <p>SITE DEVELOPMENT PLAN P</p> <p><input type="checkbox"/> ...for Subdivision Purposes</p> <p><input type="checkbox"/> ...for Building Permit</p> <p><input type="checkbox"/> IP Master Development Plan</p> <p><input type="checkbox"/> Cert. of Appropriateness (LUCC) L</p>	<p style="text-align: center;">Supplemental form</p> <p>ZONING & PLANNING Z</p> <p><input type="checkbox"/> Annexation</p> <p><input type="checkbox"/> County Submittal</p> <p><input type="checkbox"/> EPC Submittal</p> <p><input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning)</p> <p><input type="checkbox"/> Sector Plan (Phase I, II, III)</p> <p><input type="checkbox"/> Amendment to Sector, Area, Facility or Comprehensive Plan</p> <p><input type="checkbox"/> Text Amendment (Zoning Code/Sub Regs)</p> <p>APPEAL / PROTEST of... A</p> <p><input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals</p>
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PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICANT INFORMATION:

NAME: TWO FORTY LLC PHONE: 345-4444

ADDRESS: 3700 Osuna NE Suite 503 FAX: _____

CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: _____

Proprietary interest in site: Owner

AGENT (if any): Wilks Co. PHONE: 888-3066

ADDRESS: P.O. Box 10097 FAX: _____

CITY: Albuquerque STATE NM ZIP 87184 E-MAIL: _____

DESCRIPTION OF REQUEST: Sketch/Final To combine 3 lots into 2 lots and grant any easements 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. Parcels A and B and Tract D of the amended plat of portions of Tracts 7-2-1-b + 7-2-1-c Block: _____ Unit: _____

Subdiv. / Addn. MRGCD Map No. 36

Current Zoning: M-1 Proposed zoning: M-1

Zone Atlas page(s): H-14 No. of existing lots: 3 No. of proposed lots: 2

Total area of site (acres): 1.9385 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. 101405934017842107 / 101405934416542108 MRGCD Map No. 36

LOCATION OF PROPERTY BY STREETS: On or Near: 2001-2021 Second St NW

Between: Arvada Ave NW and Frontage Road

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): ZA-91-41

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

SIGNATURE Jim Wilks DATE Aug 9, 04

(Print) Jim Wilks _____ Applicant Agent

FOR OFFICIAL USE ONLY

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

<p><input type="checkbox"/> INTERNAL ROUTING</p> <p><input checked="" type="checkbox"/> All checklists are complete</p> <p><input checked="" type="checkbox"/> All fees have been collected</p> <p><input checked="" type="checkbox"/> All case #s are assigned</p> <p><input type="checkbox"/> AGIS copy has been sent</p> <p><input checked="" type="checkbox"/> Case history #s are listed</p> <p><input checked="" type="checkbox"/> Site is within 1000ft of a landfill</p> <p><input checked="" type="checkbox"/> F.H.D.P. density bonus</p> <p><input checked="" type="checkbox"/> F.H.D.P. fee rebate</p>	<p>Application case numbers</p> <p><u>04DRB - 01247</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Hearing date <u>Internal Route</u></p>	<p>Action</p> <p><u>PEF</u></p> <p><u>CMF</u></p> <p>_____</p> <p>_____</p> <p>_____</p>	<p>S.F.</p> <p><u>SC3</u></p> <p>_____</p> <p>_____</p> <p>_____</p>	<p>Fees</p> <p><u>\$ 285.00</u></p> <p><u>\$ 20.00</u></p> <p>_____</p> <p>_____</p> <p>_____</p> <p>Total <u>\$ 305.00</u></p>
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Shula 8-11-04
Planner signature / date

Project # 1003609

FORM S(3): SUBDIVISION - [] .B. MEETING (UNADVERTISED) : INTERNAL ROUTING

SKETCH PLAT REVIEW AND COMMENT

YOUR ATTENDANCE IS REQUIRED.

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

MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT

Your attendance is required.

- Preliminary Plat reduced to 8.5" x 11"
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Copy of previous D.R.B. approved infrastructure list
- Copy of the Official D.R.B. Notice of approval
- 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.
- 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** *Maybe required @ Later Date BB.*
DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED. *Pending.*

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, 4 copies for internal routing.
 - Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
 - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
 - Letter briefly describing, explaining, and justifying the request
 - Original Mylar drawing of the proposed amended plat for internal routing only. Otherwise, bring Mylar to meeting.
 - Property owner's and City Surveyor's signatures on the Mylar drawing, if the plat is being amended
 - Any original and/or related file numbers are listed on the cover application
- Amended preliminary plat approval expires after one year.

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

Jim Wilks (Wilks Co)

Applicant name (print)

Jim Wilks

Applicant signature / date



Form revised MARCH 2003

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
04DRB - 01247

Subul 8-11-04

Planner signature / date

Project # 100 3609

WILKS COMPANY
P.O. BOX 10097
ALBUQUERQUE, NM 87184

Phone or FAX (505) 888 3066

August 9, 2004

TO: DEVELOPMENT REVIEW BOARD; CITY OF ALBUQUERQUE

REFERENCE: Plat of Tracts A-1 and B-1; TWO FORTY LLC Subdivision

SUBJECT: Letter of plat request description.

The purpose of this application is to combine three (3) lots into two (2) lots and grant any easements as shown.

LETTER OF AUTHORIZATION

Subject Property: *Tracts A-1 and B-1*
TWO FORTY LLC Subdivision

I, the, undersigned owner of subject property hereby designate **WILKS COMPANY** to be my authorized representative agent for the processing and recording of planning, zoning or appeals actions on this property.

[Handwritten Signature]

Owner

8-4-04

Date

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

PAID RECEIPT

APPLICANT NAME Two Forty LLC
 AGENT Wilks Co
 ADDRESS PO Box 10097, 87184
 PROJECT & APP # 1003609/04DRB01247
 PROJECT NAME 2001 2nd St. NW (Two Forty LLC)

\$ 20.00 441032/3424000 Conflict Management Fee
 \$ 285.00 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
 \$ 305.00 TOTAL AMOUNT DUE

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

8/11/2004 4:04PM LOC: ANN
 RECEIPT# 00030107 WS# 007 TRANSH 0035
 Account 441032 Fund 0110 TRSLJS
 Activity 3424000
 Trans Amt \$305.00
 J24 Misc \$285.00
 CK \$20.00
 CK \$285.00
 PUA:JLF \$0.00

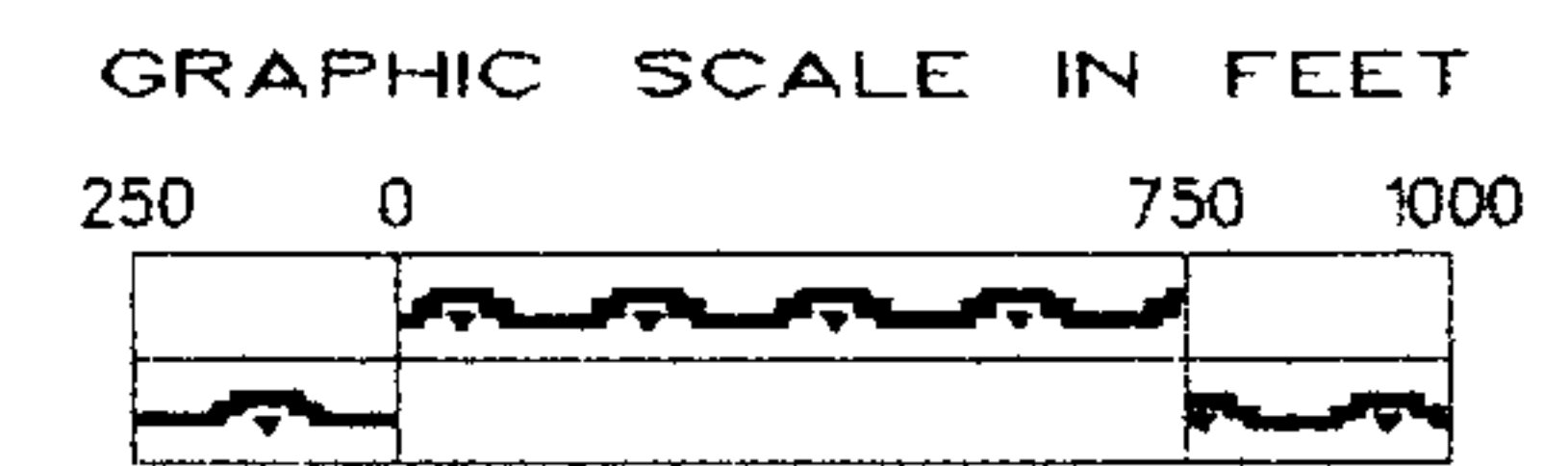
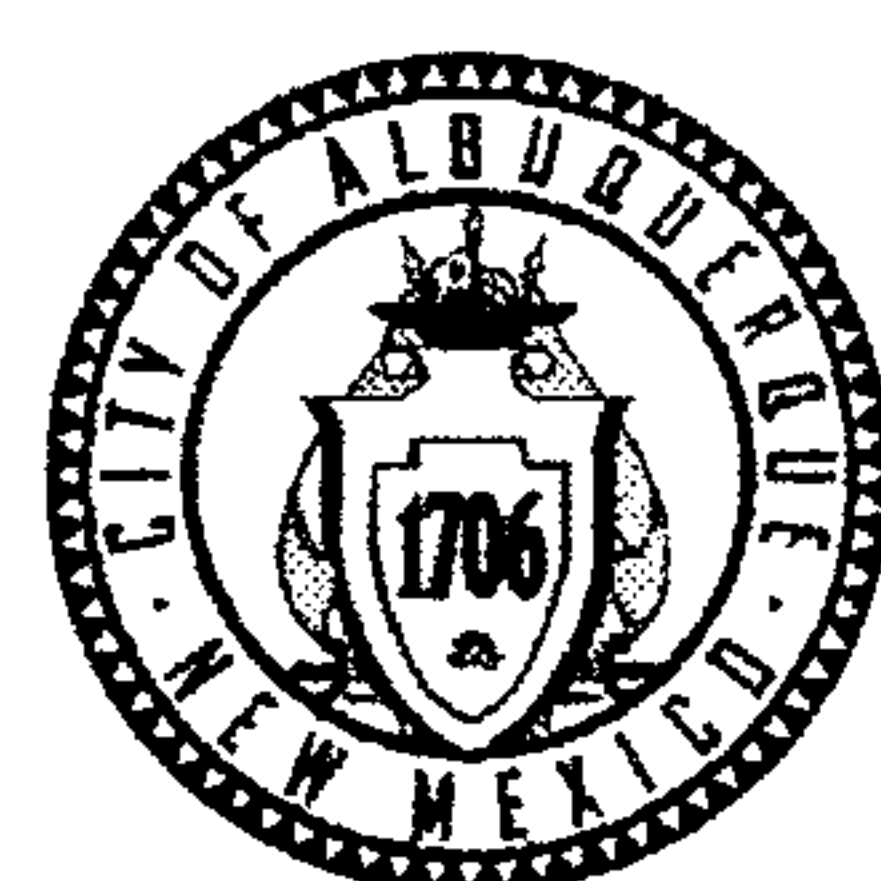
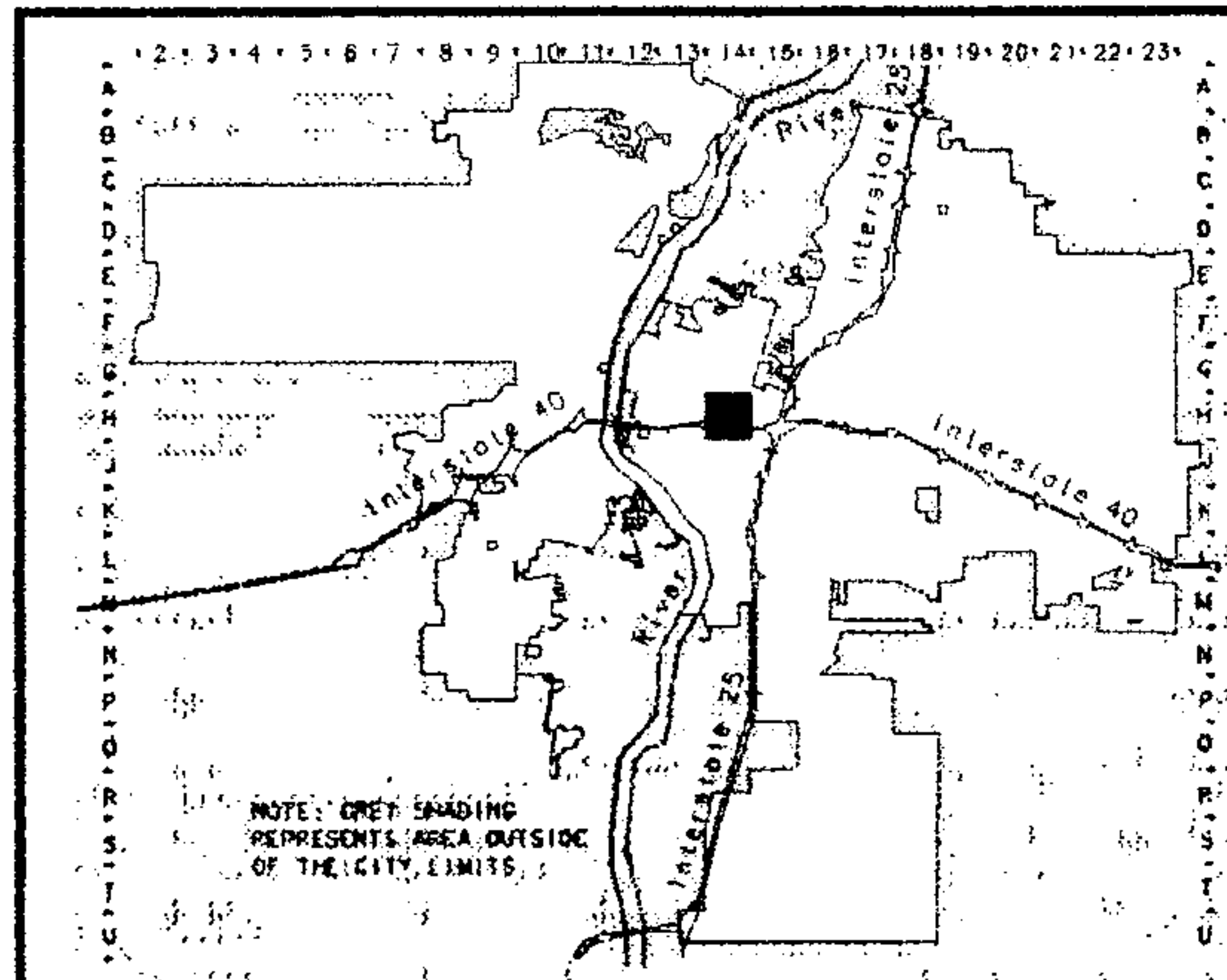
*****DUPLICATE***
City Of Albuquerque
Treasury Division**

Counterreceipt.doc 6/21/04

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

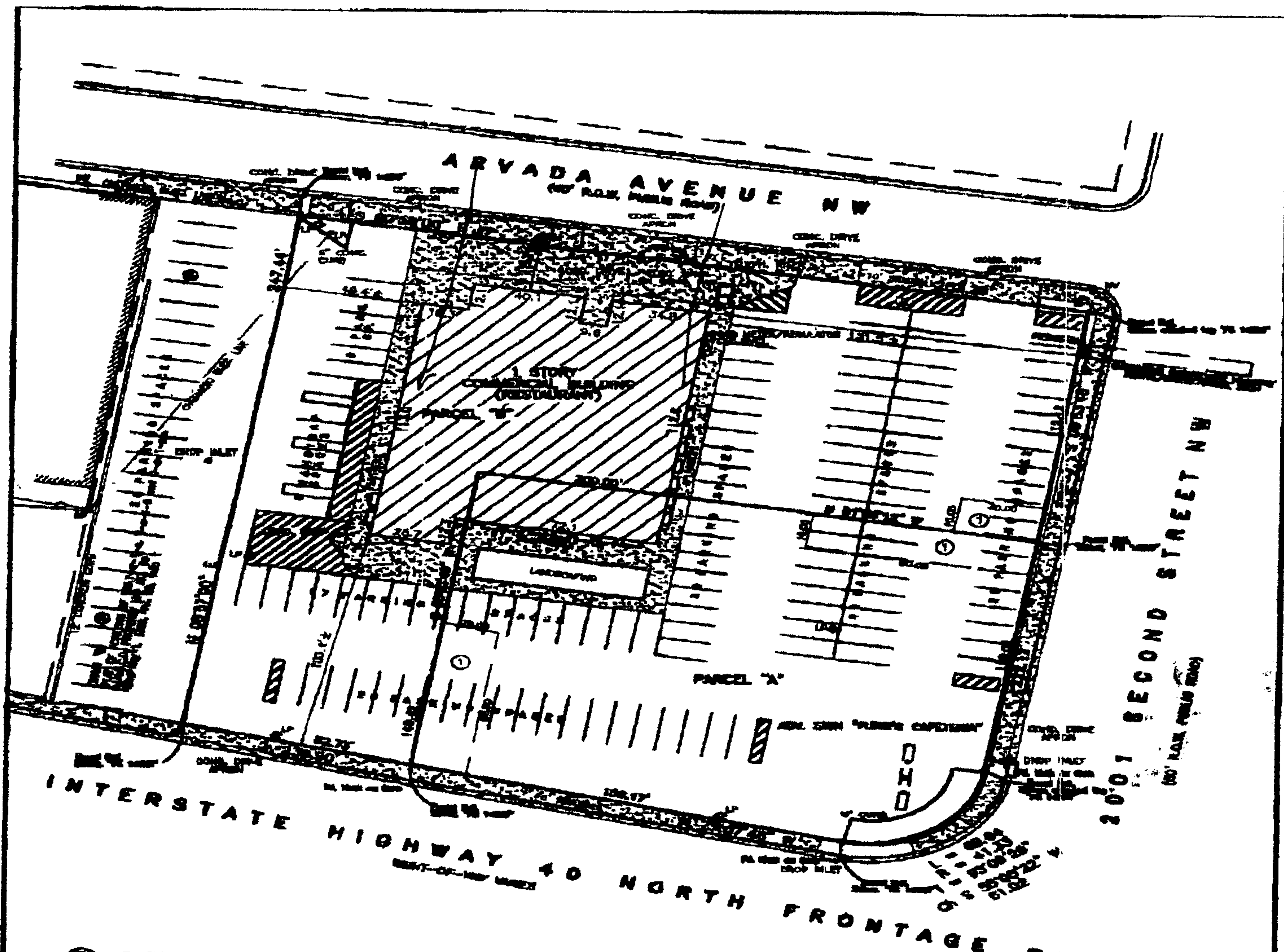
8/11/2004 4:04PM LOC: ANN
 RECEIPT# 00030106 WS# 007 TRANSH 0035
 Account 441032 Fund 0110
 Activity 3424000 TRSLJS
 Trans Amt \$305.00
 J24 Misc \$20.00

Thank You



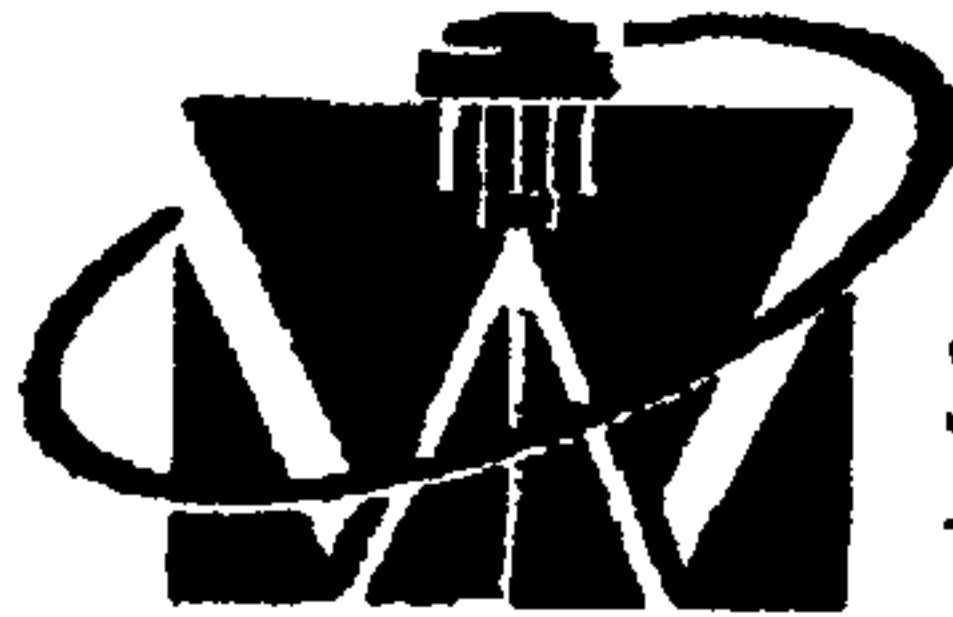
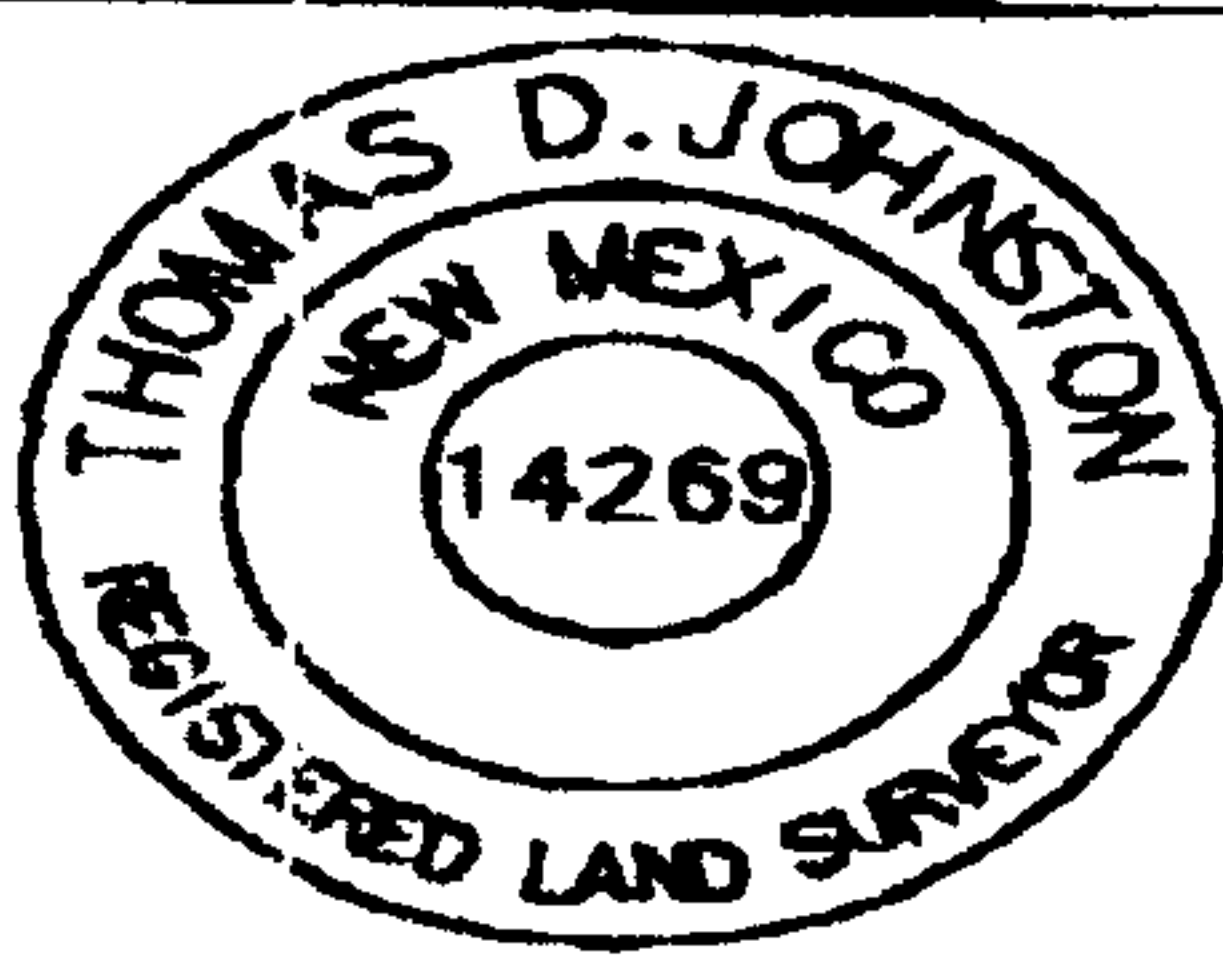
A G I S
Albuquerque Geographic Information System
PLANNING DEPARTMENT
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Zone Atlas Page
H-14-Z
Map Amended through February 03, 2004



- Ⓐ PARKING SPACES AS STRIPED ON ADJACENT TRACT "D" TO THE WEST APPEAR TO BE USED BY FURR'S CAFETERIA. BINDER PROVIDED MAKES NO MENTION OF ANY RECORDED EASEMENT PRIVILEGES OR RECIPROCAL USES OF PROPERTIES BETWEEN PROPERTY OWNERS.
- ① EASEMENTS AND RESTRICTIONS CONTAINED IN THOSE CERTAIN DOCUMENTS RECORDED IN BOOK D926, PAGE 222, RECORDS OF BERNALILLO COUNTY, NEW MEXICO. THESE ARE COMMON USAGE OR MUTUAL NON-EXCLUSIVE ACCESS EASEMENTS FOR PEDESTRIANS AND VEHICULAR TRAFFIC.

IMPROVEMENT LOCATION REPORT SKETCH

JOB NO.:	ILR-12-16-2003	BUYER:	RIO GRANDE ALAMEDA LTD.	SCALE:	1" = 60'
 WAYJOHN SURVEYING INC		LOT:	Parcels A & B		
		BLOCK:	--		
		SUBDIVISION:	MRCGD MAP 36		
		TITLE CO.:	ALBUQUERQUE		
		GF NO.:	2365550S		
		DATE:	12/08/2003		
		DRAWN BY:	TDJ		
330 Louisiana Blvd., NE Albuquerque, NM 87108 Phone: (505) 255-2052 Fax: (505) 255-2887		PAGE NO.:	2 OF 2		