

#9



Completed

3/23/05  
OS

# DRB CASE ACTION LOG (PREL & 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.: **05DRB-00391 (P&F)**  
Project Name: **TIMOTEO CHAVEZ ADDITION**  
Agent: **Surveys Southwest**

Project # **1004001**  
Phone No.: **998-0303**

Project Number 1004001

Your request for (SDP for SUB), (SDP for BP), (**FINAL PLATS**), (MASTER DEVELOP. PLAN), was approved on 3/16/05 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.**

*(Handwritten signature and circle around the last two items)*

#9



# DRB CASE ACTION LOG (PREL & 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.: 05DRB-00391 (P&F)

Project # 1004001

Project Name: TIMOTEO CHAVEZ ADDITION

Agent: Surveys Southwest

Phone No.: 998-0303

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

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

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

PLANNING (Last to sign): \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
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- Property Management's signature must be obtained prior to Planning Department's signature.**
- AGIS DXF File approval required.** *-OKAM*
- Copy of recorded plat for Planning.**

Project Number

1004001



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

March 16, 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: 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 # 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 & 2/16/05 & 3/16/05] (D-9) **DEFERRED AT THE AGENT'S REQUEST TO 3/30/05.**

2. **Project # 1003703**  
05DRB-00150 Major-Preliminary Plat  
Approval  
05DRB-00151 Major-Vacation of Pub  
Right-of-Way  
05DRB-00153 Minor-Temp Defer SDWK

THE GROUP agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 13, 14, 15,16,19 and 20, Block(s) 2, Tract(s) 3, Unit(s) 3 NOR ESTE, NORTH ALBUQUERQUE ACRES, (to be known as **EAGLE'S VIEW ESTATES**) zoned R-D, located on VENTURA NE, between EAGLE ROCK NE and OAKLAND NE containing approximately 6 acre(s). [REF: 04DRB-01533] *[Deferred from 2/23/05 & 3/9/05]* (C-20) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/16/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 3/14/05 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITIONS: THE DEDICATION ALONG EAGLE ROCK SHALL BE SHOWN PRIOR TO FINAL PLAT APPROVAL. THE FIRE DEPARTMENT MUST APPROVE THE HAMMERHEAD PRIOR TO FINAL PLAT APPROVAL. 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.**

3. **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 RLT, located on PARADISE BLVD NW, between CONEFLOWER NW and LYON NW containing approximately 22 acre(s). [REF: 04DRB00842] *[Deferred from 12/1/04, 1/26/05, 2/9/05, 2/16/05, 2/23/05 & 3/9/05]* (B-10) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/16/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 3/13/05 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION: ALL OFFSITE DRAINAGE EASEMENTS SHALL BE RECORDED PRIOR TO FINAL PLAT APPROVAL. 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.**

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

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

THERE ARE NO SITE DEVELOPMENT PLANS THIS WEEK

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

- 4. Project # 1003231**  
05DRB-00390 Minor-Temp Defer SDWK  
05DRB-00389 Minor-Sidewalk Waiver

WILSON & COMPANY agent(s) for LONGFORD @ ARROWWOOD LLC request(s) the above action(s) for all or a portion of Tract(s) 30A-1, **LANDS OF SALAZAR/QUATRO/JSJ/HANNETT**, zoned RLT, located on 98<sup>TH</sup> STREET SW, between RIO BRAVO SW and BLAKE RD SW containing approximately 30 acre(s). [REF: 02DRB01621, 02DRB01622, 04DRB00137] (N-9) **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.**
  
- 5. Project # 1003573**  
04DRB-01417 Minor-Prelim&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) 28, 29 & 30, Block(s) 2, Tract(s) 3, **NORTH ALBUQUERQUE ACRES, UNIT 3, OAKLAND NORTH SUBDIVISION**, zoned R-D residential and related uses zone, developing area, located on OAKLAND AVE NE, between VENTURA BLVD NE and BARSTOW BLVD NE containing approximately 3 acre(s). [REF: 04DRB-01138] [*Deferred from 9/22/04,10/6/04 & Indef. Deferred on 11/3/04 & 3/9/05*] (C-20) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/15/05 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 3/14/05 THE PRELIMINARY PLAT WAS APPROVED. FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

6. **Project # 1001778**  
05DRB-00392 Minor-Prelim&Final Plat  
Approval

WAYJOHN SURVEYING INC agent(s) for DRAGONFLY DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 11-A, Tract(s) A-2, Block(s) B, **BRENTWOOD HILLS**, zoned R-1/C-1, located on MENAUL BLVD NE, between CHELWOOD PARK BLVD NE and TRAMWAY BLVD NE containing approximately 3 acre(s). [REF: DRB-94-428, Z-70-134] (H-22) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

7. **Project # 1002636**  
05DRB-00371 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST, LTD agent(s) for WAYNE LUJAN request(s) the above action(s) for all or a portion of Lot(s) 23-B, **RICE'S DURANES ADDITION NO. 1**, zoned R-2, located on RICE AVE NW and RIO GRANDE BLVD NW and containing approximately 1 acre(s). [Deferred from 3/16/05] (H-13) **DEFERRED AT AGENT'S REQUEST TO 3/30/05.**

8. **Project # 1003990**  
05DRB-00361 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST, LTD agent(s) for DON BEST request(s) the above action(s) for all or a portion of, Tract(s) B-1 & B-2-2, Block(s) D **DUKE CITY INDUSTRIAL AREA**, zoned C-3, located on CANDELARIA RD NE, between RICHMOND DR NE and LOS ARBOLES AVE NE containing approximately 1 acre(s). (H-16) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

9. **Project # 1004001** -- --  
05DRB-00391 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD agent(s) for BERNICE DERICKSON request(s) the above action(s) for all or a portion of Lot(s) 5, 6, 19 & 20, Block(s) 5, **TIMOTEO CHAVEZ ADDITION**, zoned C-3, located on TOWNER AVE NE, between MENAUL BLVD NE and JEFFERSON ST NE containing approximately 1 acre(s). [REF: Z-77-15] (H-17) **PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

10. **Project # 1003628**  
05DRB-00386 Minor-Prelim&Final Plat  
Approval

DAC ENTERPRISES INC agent(s) for CONNIE NELLOS request(s) the above action(s) for all or a portion of Lot(s) K-1, K-2 & L-1, **ALVARADO GARDENS UNIT 2**, zoned RA2, located on SHERIDAN ST NW, between DON PABLO NW and CAMPBELL RD NW containing approximately 1 acre(s). [REF: 04ZHE01986] [Deferred from 3/16/05] (G-12) **DEFERRED AT THE AGENT'S REQUEST TO 4/13/05.**

11. **Project # 1004000**  
05DRB-00388 Minor-Prelim&Final Plat  
Approval

ISAACSON & ARFMAN agent(s) for HIGH ASSETS LAND COMPANY LTD request(s) the above action(s) for all or a portion of Lot(s) 3, Block(s) E, **ALBUQUERQUE WEST** and Tract(s) A, **ALBUQUERQUE WEST, UNIT 1**, zoned SU-1 PDA FOR C-3 USES, located on PARADISE BLVD NW, between PASEO DEL NORTE NW and EAGLE RANCH RD NW containing approximately 3 acre(s). [REF: V-90-40, Z-86-138] (C-13) **PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT TO PROVIDE DOCUMENTATION OF TRANSFER OF OWNERSHIP OF "DOT" PARCEL AND PLANNING FOR AGIS DXF FILE.**

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

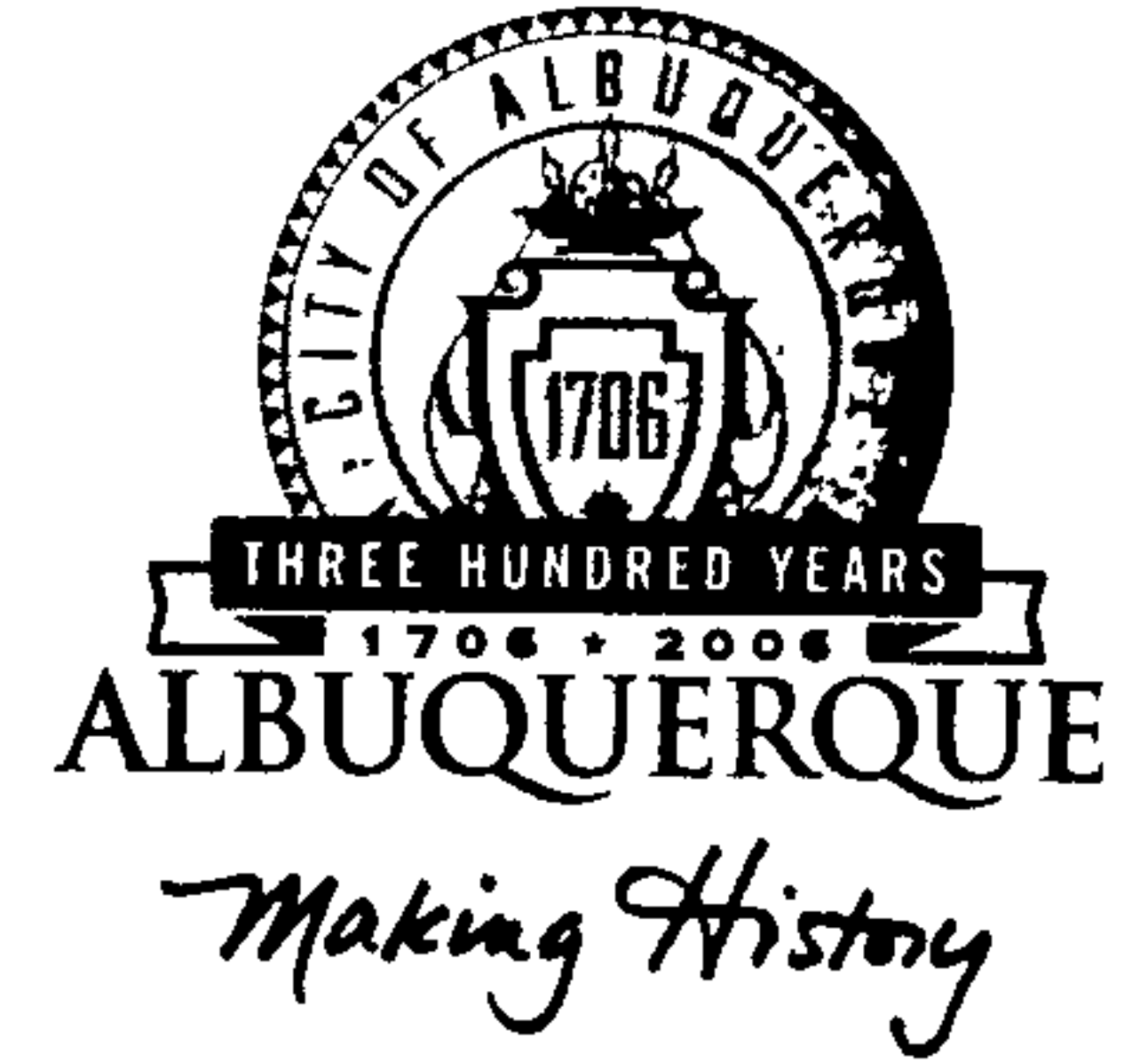
**APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING**

12. **Project # 1004002**  
05DRB-00395 Minor-Sketch Plat or Plan
- THOMAS LEHMAN request(s) the above action(s) for all or a portion of Lot(s) 217-222, Block(s) 18, **PERFECTO ARMIJO & BROTHERS ADDITION**, zoned SU-3, located on LOMAS BLVD NE, between 7<sup>TH</sup> ST NW and 6<sup>TH</sup> ST NW (J-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
13. **Project # 1004005**  
05DRB-00394 Minor-Sketch Plat or Plan
- MARK GOODWIN & ASSOCIATES PA agent(s) for WESTLAND DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) F, **WESTLAND NORTH**, zoned R-2, located on LADERA NW, between TOWN PLAZA NW and 118<sup>TH</sup> ST NW containing approximately 150 acre(s). (J-8) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
14. **Project # 1003999**  
05DRB-00387 Minor-Sketch Plat or Plan
- JLS ARCHITECTS agent(s) for KEERS ENVIRONMENTAL, BRIAN KILCUP request(s) the above action(s) for all or a portion of Lot(s) 16, 15 & 18, Block(s) 7, **NORTH ALBUQUERQUE ACRES TRACT A, UNIT B**, zoned SU-2 IP, located on SAN PEDRO NE, between FLORENCE NE and GLENDALE NE containing approximately 3 acre(s). (B-18) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
15. Approval of the Development Review Board Minutes for February 23, 2005. **THE DRB MINUTES FOR FEBRUARY 23, 2005 WERE APPROVED BY THE BOARD.**

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: 1004001**

**AGENDA ITEM NO: 9**

**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

No adverse comments.

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:** March 16, 2005

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
March 16, 2005  
DRB Comments**

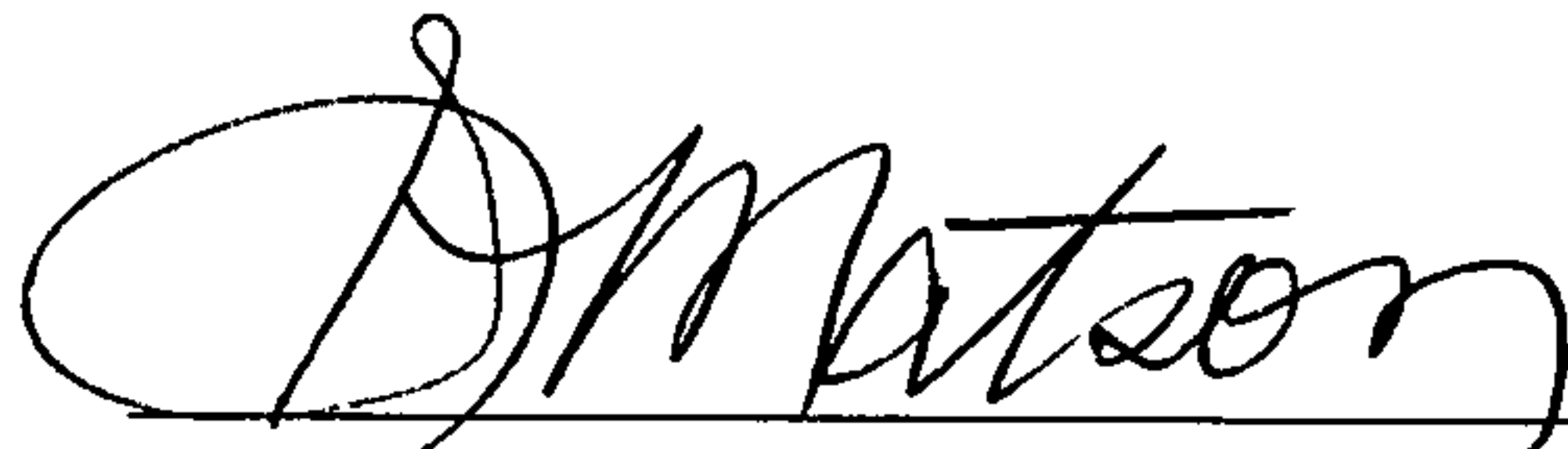
**ITEM # 9**

**PROJECT # 1004001**

**APPLICATION # 05-00391**

**RE: Timoteo Chavez Addition/minor P&F plat**

No objection to this request.

A handwritten signature in cursive script, appearing to read "S. Matson", written over a horizontal line.

Sheran Matson, AICP DRB Chair

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

**4001**

### DXF Electronic Approval Form

DRB Project Case #: 1004001

Subdivision Name: TIMOTEO CHAVEZ ADDN LOTS 6A & 19A BLK 5

Surveyor: GARY E GRITSKO

Contact Person: SARAH AMATO

Contact Information:

DXF Received: 3/9/2005

Hard Copy Received: 3/9/2005

Coordinate System: Ground rotated to NMSP Grid

*Colleen G. Arlevics*  
Approved

*3/9/05*  
Date

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

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**AGIS Use Only**

Copied cov **4001** to agiscov on **3/9/2005** Contact person notified on **3/9/2005**

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

**SUBDIVISION** Supplemental form **S**

Major Subdivision action  
 Minor Subdivision action  
 Vacation  
 Variance (Non-Zoning)

**SITE DEVELOPMENT PLAN** Supplemental form **P**

...for Subdivision Purposes  
 ...for Building Permit  
 IP Master Development Plan  
 Cert. of Appropriateness (LUCC) Supplemental form **L**

**ZONING & PLANNING** Supplemental form **Z**

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...** Supplemental form **A**

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: BERNICE DERICKSON PHONE: 881-0134  
 ADDRESS: 3929 HERMOSA NE FAX: \_\_\_\_\_  
 CITY: ALBU STATE NM ZIP 87110 E-MAIL: \_\_\_\_\_  
 Proprietary interest in site: OWNER List all owners: \_\_\_\_\_  
 AGENT (if any): SURVELLS SOUTHWEST, LTD PHONE: 998-0303  
 ADDRESS: 333 LOMAS BLVD NE FAX: 998-0306  
 CITY: ALBU STATE NM ZIP 871 E-MAIL: \_\_\_\_\_

DESCRIPTION OF REQUEST: DIVINE FOUR EXISTING LOTS & TWO VACATED R-O-W INTO TWO LOTS, GRANT ADDITIONAL STREET R-O-W & EASEMENTS. (PRELIM/FINAL)

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 25' OF LOTS 5 & 20 TOGETHER Block: 5 Unit: N/A  
 Subdiv. / Addn. W LOTS 1 & 19, BLK 5, TIMOTED CHAVEZ ADD, TOGETHER W 25'  
 VACATED ADAMS ST. & 10' OF VACATED ALLEY. Proposed zoning: N/A  
 Current Zoning: C-3 Zone Atlas page(s): H-17-2 No. of existing lots: 4 No. of proposed lots: 2  
 Total area of site (acres): 0.5596 Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A  
 Within city limits?  Yes.  No, but site is within 5 miles of the city limits.) Within 1000FT of a landfill?  No  
 UPC No. 1-017-059-302-236-41109 MRGCD Map No. N/A  
 LOCATION OF PROPERTY BY STREETS: On or Near: TOWNER HIVE NE  
 Between: MENAU BLVD NE and JEFFERSON ST. NE

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX-, Z-, V-, S-, etc.): 2-77-15

Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: \_\_\_\_\_  
 SIGNATURE Dan Grancy DATE 3-8-05  
 (Print) Dan Grancy \_\_\_\_\_ Applicant  Agent

**FOR OFFICIAL USE ONLY**

Form revised 9/01, 3/03, 7/03, 10/03, 3/04

| INTERNAL ROUTING  | Application case numbers    | Action         | S.F.       | Fees                   |
|---|-----------------------------|----------------|------------|------------------------|
| <input type="checkbox"/> All checklists are complete                    | <u>05DRB-00391</u>          | <u>P&amp;F</u> | <u>SC3</u> | <u>\$ 285.00</u>       |
| <input checked="" type="checkbox"/> All fees have been collected        |                             | <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 type="checkbox"/> Case history #s are listed                     |                             |                |            | \$                     |
| <input checked="" type="checkbox"/> Site is within 1000ft of a landfill |                             |                |            | \$                     |
| <input checked="" type="checkbox"/> F.H.D.P. density bonus              |                             |                |            | \$                     |
| <input checked="" type="checkbox"/> F.H.D.P. fee rebate                 |                             |                |            | \$                     |
|   | Hearing date <u>3-16-05</u> |                |            | Total <u>\$ 305.00</u> |

[Signature] 3-8-05  
 Planner signature / date

Project # 1004001

**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
  - \_\_\_ 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.** *Pend.*

- 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.

Dan Craney Applicant name (print)  
Dan Craney Applicant signature / date 3-8-05



Form revised 3/03, 8/03 and 11/03

- Checklists complete
  - Fees collected
  - Case #s assigned
  - Related #s listed
- Application case numbers  
05DR03 00391

[Signature] Planner signature / date  
**Project #** 1004001

# *Surveys Southwest, LTD*

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*333 Lomas Blvd., NE \* Albuquerque, New Mexico 87102 \* 998-0303 \* Fax 998-0306*

March 8, 2005

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

REF: LOTS 6-A & 19-A, BLOCK 5, TIMOTEO CHAVEZ ADDITION

Dear Board Members:

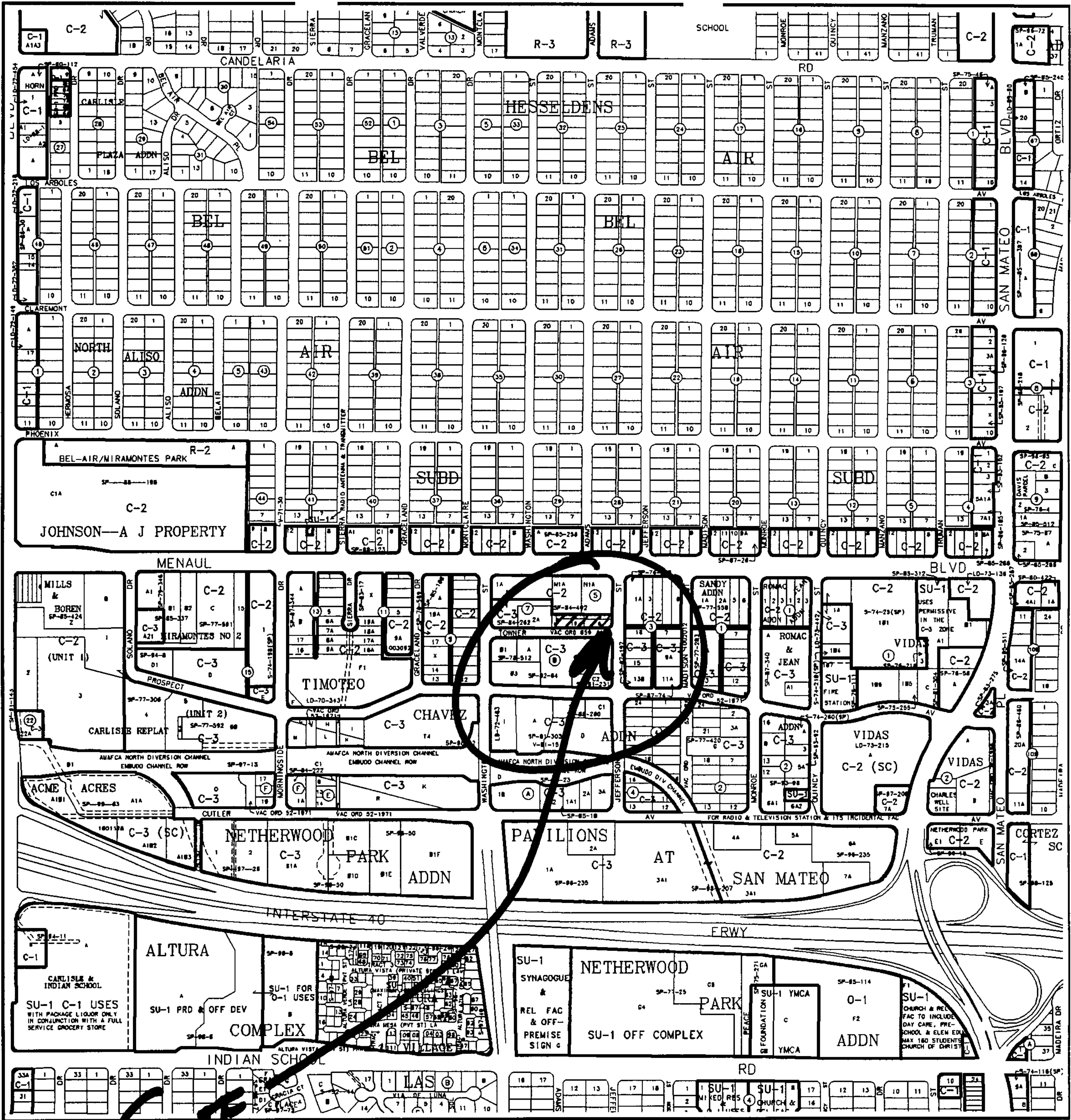
The purpose of this replat is to divide Four (4) existing lots and Two (2) vacated rights-of-way into Two (2) new lots, grant easements and dedicate additional street right-of-way as shown.

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

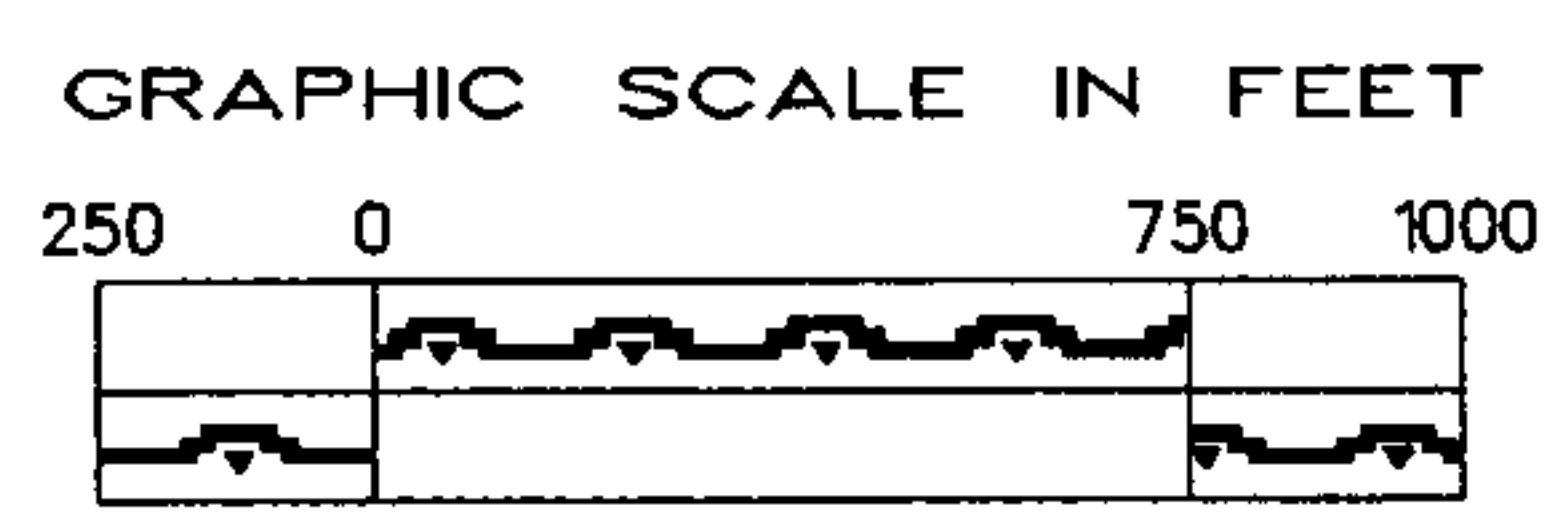
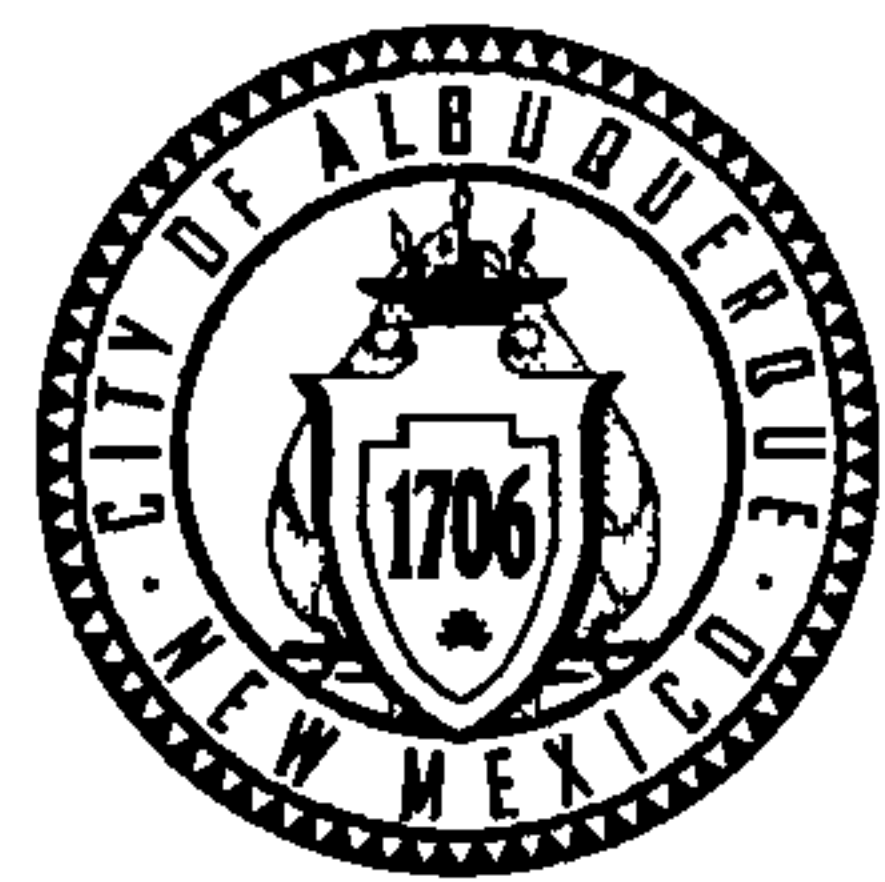
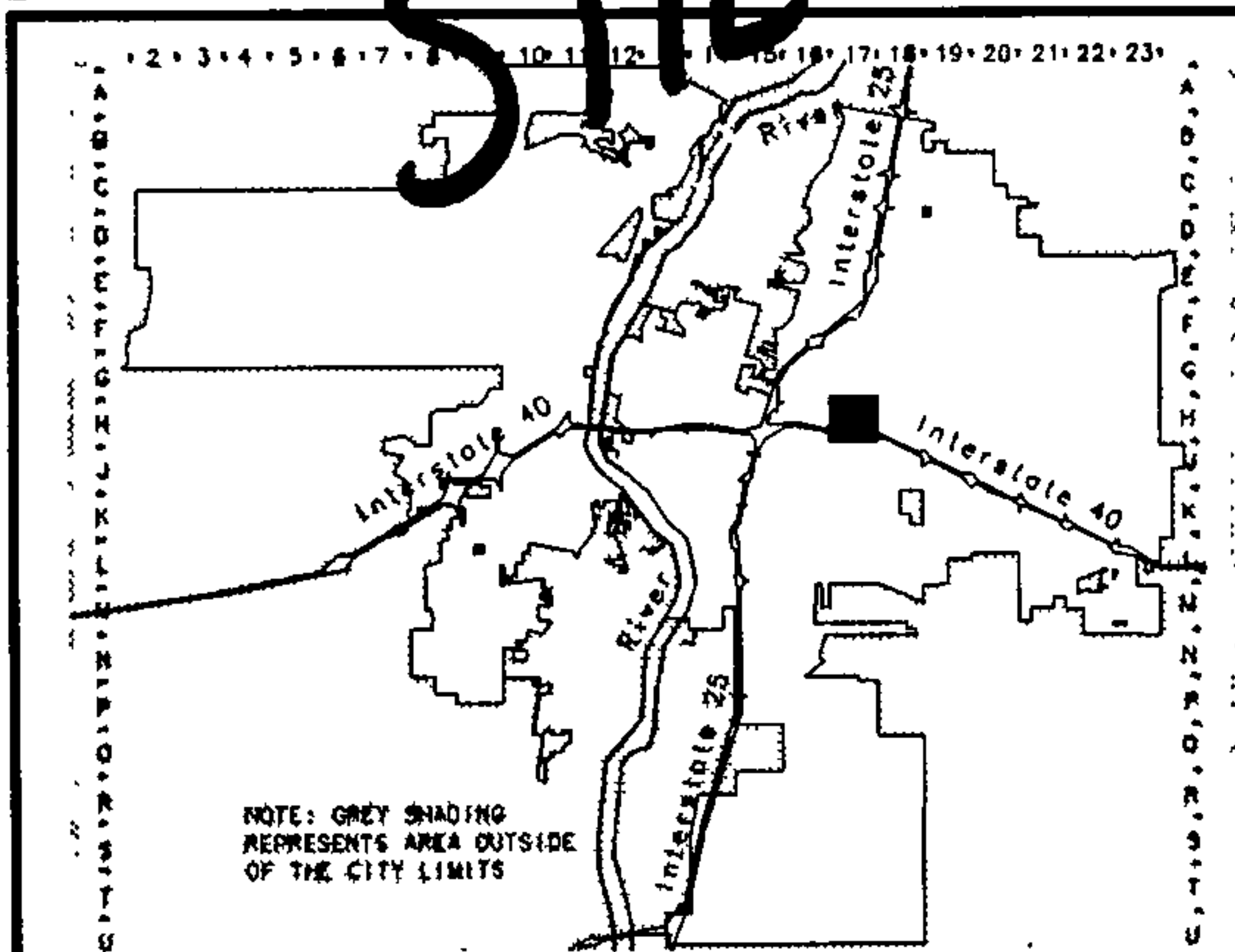
Sincerely,



Dan Graney  
President



**SITE**



**Albuquerque Geographic Information System**  
**PLANNING DEPARTMENT**  
 © Copyright 2004

**Zone Atlas Page**

**H-17-Z**

Map Amended through August 03, 2004

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11  
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COMMISSION ORDINANCE

Resolution No. 859  
Ordinance No. 859  
Effective Date

AN ORDINANCE VACATING CERTAIN PORTIONS OF STREETS AND ALLEYS, IN THE TIMOTEO CHAVEZ ADDITION, WITHIN THE CITY OF ALBUQUERQUE, NEW MEXICO, AUTHORIZING EXECUTION AND DELIVERY OF A QUITCLAIM DEED TO THE ADJOINING OWNER THEREOF AND DECLARING AN EMERGENCY

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WHEREAS, there was heretofore prepared and filed a certain plat of an addition designated TIMOTEO CHAVEZ ADDITION to the City of Albuquerque, New Mexico, as the same is shown and designated on the plat of said addition filed in the office of the County Clerk of Bernalillo County, New Mexico, on November 11, 1928, and

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WHEREAS, there has been prepared, revised and filed a Plat of said Addition on June 29, 1949, and

ary Pub

WHEREAS, it is desired to vacate certain streets and alleys as shown on the plats recorded on November 29, 1928 and June 29, 1949; and

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WHEREAS, such areas are no longer needed for streets and alleys;

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NOW, THEREFORE, BE IT ORDAINED by the City Commission of the City of Albuquerque, New Mexico:

Section 1: That all of the portion of streets and alleys as shown on the plat of said addition recorded on November 29, 1928, and June 29, 1949, described as follows, to-wit:

That portion of ADAMS STREET NE which lies between the Southerly line of Menaul Boulevard NE and the Northerly line of Prospect Avenue NE;

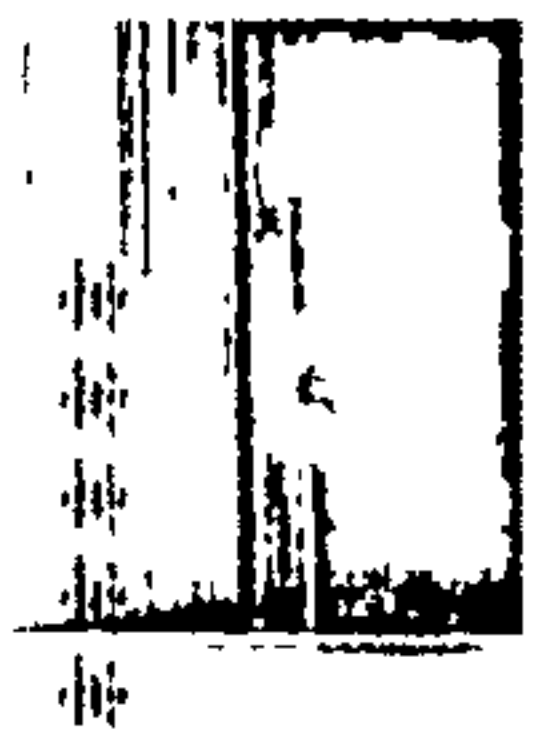
The public ALLEYS which run North-and-South through BLOCKS 5 and 7 of the TIMOTEO CHAVEZ ADDITION as said street and said alleys and said Blocks 5 and 7 are shown on the plat of said Timoteo Chavez Addition filed in the office of the County Clerk of Bernalillo County, New Mexico, on the 11th. day of November, 1928, and on the Revised Plat of said Timoteo Chavez Addition filed in said County Clerk's office on the 29th, day of June, 1949;

and the same are each hereby formally vacated and allocated to adjoining lots as shown on the plat of June 29, 1949, of Timoteo Chavez Addition to the City of Albuquerque, New Mexico.

Section 2: That the proper officials of the City of Albuquerque are hereby directed to execute and deliver a quitclaim deed to Edward Lotery, conveying to said grantee title to the premises described as being vacated in Section 1 hereof.

Section 3: That the interested parties to of the above described property shall pay the costs of the publication hereunder.





ORDINANCE NO. 104  
CITY OF ALBUQUERQUE  
SECTION 11: THAT THE ORDINANCE IS DECLARED TO BE AN  
EMERGENCY ORDINANCE ON THE GROUNDS OF URGENT PUBLIC NEED AND  
SHALL TAKE EFFECT FORTHWITH ON ITS PASSAGE AND PUBLICATION.

STATEMENT OF PUBLICATION

State of New Mexico  
County of Bernalillo

s and says

NEW MEXICO  
circulation in  
co and duly  
New Mex-  
hereto at-  
entire issue  
cation, and  
supplement.

Section 11: That the Ordinance is declared to be an  
emergency ordinance on the grounds of urgent public need and  
shall take effect forthwith on its passage and publication.

PASSED, ADOPTED AND APPROVED this 26 day of May, 1953

29th day

publications

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19.....)

tary Public

19..53

public.

71955

*[Signature]*  
Chairman of the City Commission

*[Signature]*  
City Clerk

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

特  
特  
特  
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**PAID RECEIPT**

APPLICANT NAME Bernice Dickerson

AGENT Surveys Southwest

ADDRESS \_\_\_\_\_

PROJECT & APP # 1004001/05DRB 00391

PROJECT NAME T, noted Chavez

\$ 20<sup>00</sup> 441032/3424000 Conflict Management Fee

\$ 285<sup>00</sup> 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<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.

**BERNICE DERICKSON** 08-98  
 3929 HERMOSA NE PH. 505-881-0134  
 ALBUQUERQUE, NM 87110

95-145/1070  
001413406

9101

DATE 2-10-05

\*\*\*DUPLICATE\*\*\*

PAY TO City of Albuquerque  
 City of Albuquerque  
 Treasury Division

\$ 305.00

DOLLARS: 305.00

LOC: ANNX

RECEIPT# 00037688 V# 008 TRANS# 0036

Account 441006 Fund 0110

Activity 4983000 TRSDMM

Trans Amt \$305.00

J24 Misc \$285.00

CK \$305.00

CHANCE \$0.00

SPECIALTY GRAY

Thank You

3/8/2005  
 RECEIPT# 00037688  
 Account 441032  
 Activity 3424000  
 Trans Amt J24 Misc

Counterreceipt.do

1ST STATE BANK  
 www.fsbnm.com

ANNX

0036

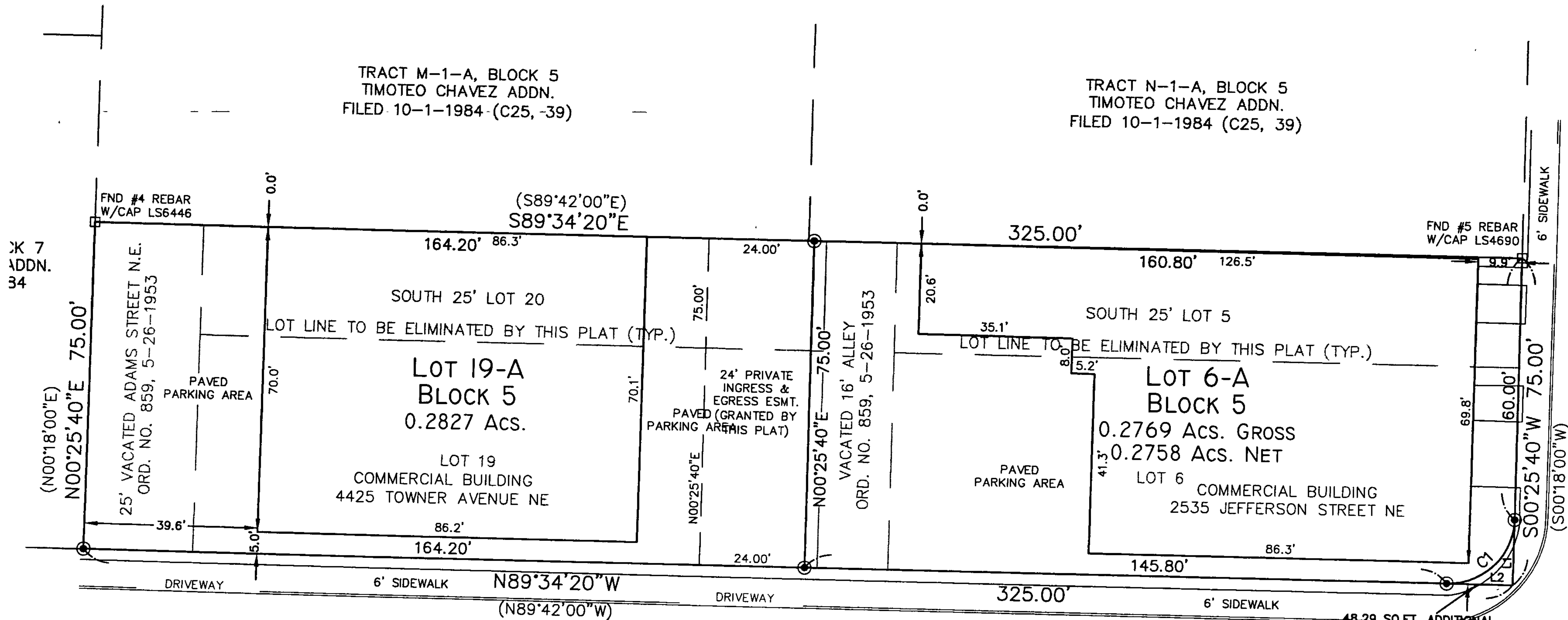
Planning Dept 2525 Jefferson St  
 4425 Towne Dr  
 Bernice Dickerson

1070014521: 9101 001413406

Thank You

TRACT M-1-A, BLOCK 5  
TIMOTEO CHAVEZ ADDN.  
FILED 10-1-1984 (C25, -39)

TRACT N-1-A, BLOCK 5  
TIMOTEO CHAVEZ ADDN.  
FILED 10-1-1984 (C25, 39)



JK 7  
ADDN.  
34

JEFFERSON STREET N.E.  
60' RIGHT-OF-WAY

TOWNER AVENUE N.E.  
50' RIGHT-OF-WAY

48.29 SQ. FT. ADDITIONAL  
PUBLIC STREET  
RIGHT-OF-WAY DEDICATED TO  
THE CITY OF ALBUQUERQUE  
WITH THE FILING OF THIS  
PLAT

| CURVE TABLE |        |        |           |         |               |              |
|-------------|--------|--------|-----------|---------|---------------|--------------|
| CURVE       | RADIUS | LENGTH | DELTA     | TANGENT | CHORD BEARING | CHORD LENGTH |
| C1          | 15.00' | 23.56' | 90°00'00" | 15.00'  | N45°25'40"E   | 21.21'       |

| LINE TABLE |             |        |
|------------|-------------|--------|
| LINE       | BEARING     | LENGTH |
| L1         | S00°25'40"W | 15.00' |
| L2         | N89°34'20"W | 15.00' |