



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.: 09DRB-70047 Project # 1004617
 Project Name: LA VICTORIA 670-0593
 Agent: JACK'S HIGH COUNTRY Phone No.:

Your request was approved on 7-8-09 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): - rite sketch with new lot lines
- photo of retaining wall

- 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.**

OK →

Created On:

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

6. **Project# 1003612**
09DRB-70218 EXT OF MAJOR
PRELIMINARY PLAT
GARCIA/KRAEMER & ASSOC. agent(s) for DRAGONFLY DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) 31-33, **TOWN OF ATRISCO GRANT**, zoned SU-2 / RLT, located on ERDEE RD NW BETWEEN 98TH ST NW AND 94TH ST NW containing approximately 6.4 acre(s). (J-9) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**
7. **Project# 1000572**
09DRB-70202 SUBDN DESIGN
VARIANCE FROM MIN DPM STDS
09DRB-70219 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
ISAACSON AND ARFMAN PA agent(s) for CENTEX HOMES request(s) the above action(s) for all or a portion of Tract(s) J, **THE PRESIDIO Unit(s) 1**, zoned SU-1 FOR PRD, located on MARINA GATE TRL NE BETWEEN MORRIS NE AND CHICO RD NE containing approximately 2.341 acre(s). (K-21) THE SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS WAS APPROVED. **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR CERTIFICATION OF GRADING AND TO PLANNING FOR AMENDED SITE PLAN AND AGIS DXF FILE.**
8. **Project# 1000952**
09DRB-70215 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
RIO BRAVO SQUARE LLC request(s) the above action(s) for all or a portion of Tract(s) A, **RIO BRAVO SQUARE** zoned C-1, located on COORS BLVD SW BETWEEN DENNIS CHAVEZ BLVD SW AND FLORA VISTA SW containing approximately 9.78 acre(s). (P-10) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION TO COMPLY WITH COMMENTS/ EXHIBIT, AND TO PLANNING TO CLARIFY EASEMENTS PER COMMENTS AND AGIS DXF FILE.**
9. **~~Project# 1004617~~**
09DRB-70047 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
JACKS HIGH COUNTRY INC agent(s) for TONY B AND MYRQ Y GUITERREZ request(s) the above action(s) for all or a portion of Lot(s) 100, **LA VICTORIA** zoned C-2, located on BLUEWATER NW BETWEEN 56TH ST NW AND YUCCA DR NW containing approximately 1.5298 acre(s). (J-11) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR SITE SKETCH WITH NEW LOT LINES AND PHOTO OF RETAINING WALL.**

CITY OF ALBUQUERQUE

PLANNING DEPARTMENT

July 8, 2009

DRB Comments

ITEM # 9

PROJECT # 10004617

APPLICATION # 09-70047

RE: Lot 100, La Victoria Subdivision

A site sketch is needed to show that existing building(s) comply with setback requirements from proposed lot line.



Jack Cloud AICP, DRB Chairman
924-3880/ jcloud@cabq.gov

ORIGINAL

INFRASTRUCTURE LIST

(Rev 9-20-05)

EXHIBIT "A"

**TO SUBDIVISION IMPROVEMENTS AGREEMENT
DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST**

**Lots 100-A through 100-F, La Victoria Subdivision
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN**

**Lot 100, La Victoria Subdivision
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.

Financially Guaranteed DRC #	Constructed Under DRC #	Size 20ft	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector	P.E.	City Cnst Engineer
			Alley improvements	South property line	56th Street, NW	Yucca Drive, NW	/	/	/
		6 ft.	Sidewalk	North property line	56th Street, NW	Yucca Drive, NW	/	/	/
		6 ft.	Sidewalk	East and West property line	South property line	Bluewater Rd, NW	/	/	/
		6	Residential sewer stub-outs	Bluewater Road, NW	56th Street, NW	Yucca Drive, NW	/	/	/
		6	Residential water stub-outs	Bluewater Road, NW	56th Street, NW	Yucca Drive, NW	/	/	/
			1/2 Section asphalt pavement	Bluewater Road, NW	56th Street, NW	Yucca Drive, NW	/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/

Items listed below are on the CCIP and approved for Impact Fee credits. Signatures from the Impact Fee Administrator and the City User Department is required prior to DRB approval of this listing. The items listed below are subject to the standard SIA requirements.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification			
							Private Inspector	P.E.	City Crst Engineer	
<input type="text"/>	<input type="text"/>						/	/	/	
<input type="text"/>	<input type="text"/>						/	/	/	
Approval of Creditable Items:							Approval of Creditable Items:			
Impact Fee Administrator Signature							Date	City User Dept. Signature		Date

NOTES

Engineer's certification of grading per DPM requirements before financial guaranty can be released.
Street lights per City requirements.

- 1 _____
- 2 _____
- 3 _____

AGENT / OWNER

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

Tony Gutierrez (OWNER)
NAME (print)
THOMAS D. JOHNSTON (AGENT)
TGC Engineering Inc.
FIRM

[Signature] 5/09/07
DRB CHAIR - date

[Signature] 5/9/07
PARKS & RECREATION - date

[Signature] 5-9-07
TRANSPORTATION DEVELOPMENT - date

[Signature] 5/9/07
UTILITY DEVELOPMENT - date

[Signature] 5/9/07
CITY ENGINEER - date

AMAFCA - date

_____ - date

_____ - date

SIGNATURE - date
4.23.07

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER

4617

DXF Electronic Approval Form

DRB Project Case #: 1004617

Subdivision Name: LA VICTORIA LOTS 100A - 100D

Surveyor: ANTHONY L HARRIS

Contact Person: ANTHONY L HARRIS

Contact Information: 889-8056

DXF Received: 2/2/2009

Hard Copy Received: 2/2/2009

Coordinate System: NMSP Grid (NAD 83)


Approved

02-04-2009
Date

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

AGIS Use Only

Copied fc **4617** to agiscov on **2/4/2009** Contact person notified on **2/4/2009**

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

11. **Project# ~~1004617~~**
09DRB-70047 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
JACKS HIGH COUNTRY INC agent(s) for TONY B
AND MYRQ Y GUITERREZ request(s) the above
action(s) for all or a portion of Lot(s) 100, LA
VICTORIA zoned C-2, located on BLUEWATER NW
BETWEEN 56TH ST NW AND YUCCA DR NW
containing approximately 1.5298 acre(s). (J-11)[*deferred for
2/4/09 -reference project # 1004677*] **INDEFINITELY
DEFERRED AT THE AGENT'S REQUEST.**
12. **Project# 1007646**
09DRB-70033 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
ABQ ENGINEERING agent(s) for DAN GARCIA
request(s) the above action(s) for all or a portion of
Tract(s) 131, zoned SU-2 CLD; SU-1/SU-2, located on
CENTRAL AVE SW BETWEEN SAN PASQUALE AV
SW AND LAGUNA BLVD SW containing approximately
2.2314 acre(s). (J-13) **THE PRELIMINARY/FINAL PLAT
WAS APPROVED WITH FINAL SIGN OFF DELEGATED
TO PLANNING FOR AGIS DXF FILE.**

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

13. **Project# 1004913**
09DRB-70046 SKETCH PLAT REVIEW
AND COMMENT
BOHANNAN HUSTON INC agent(s) for STATE OF NM,
PROPERTY CONTROL DIVISION request(s) the above
action(s) for all or a portion of Tract(s) A-1, B-1, & E-1,
NM LANDS WEST zoned C-3, located on CAMINO
DEL SALUD BETWEEN 1-40 AND UNIVERSITY
BLVD containing approximately 5 acre(s). (J-15) **THE
ABOVE ITEM WAS REVIEWED AND COMMENTS WERE
GIVEN.**
14. Other Matters: None.

ADJOURNED: 12:50



**DEVELOPMENT REVIEW BOARD
ACTION SHEET
Plaza del Sol Hearing Room, Basement, Plaza del Sol Building**

May 9, 2007

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: Adjourned: 11:40 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 # 1002591**
07DRB-00464 Major-One Year SIA

TIERRA WEST LLC agent(s) for KPS GROUP INC request(s) the above action(s) for all or any portion of Tract(s) C & G, **FOUR HILLS VILLAGE SHOPPING CENTER AND APARTMENT COMPLEX**, zoned SU-1 PDA FOR RES & COMM located on CENTRAL AVE SE between TRAMWAY BLVD SE and DORADO PLACE SE containing approximately 6 acre(s). [REF: 06DRB00249] (L-22) **A ONE YEAR SUBDIVISION IMPROVEMENTS AGREEMENT WAS APPROVED.**

2. **Project # 1002642**
07DRB-00503 Major-Vacation of Public Easements

PRECISION SURVEYS INC agent(s) for AVALON TOWER LLC request(s) the above action(s) for all or any portion of Tract(s) B-1-A (to be known as **TRACTS B-1-A-2 & B-1-A-1, TOWER WEST SUBDIVISION**) zoned SU-1 for C-2 and R-1 Uses located on TOWER RD SW between 97TH ST SW and 98TH ST containing approximately 2 acre(s). (L-9) **THE VACATION(S) WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

07DRB-00556 Minor-Prelim&Final Plat Approval

PRECISION SURVEYS INC agent(s) for AVALON TOWER LLC request(s) the above action(s) for all or any portion of Tract(s) B-1-A (to be known as **TRACTS B-1-A-2 & B-1-A-1, TOWER WEST SUBDIVISION**) zoned SU-1 for C-2 and R-1 Uses located on TOWER RD SW between 97TH ST SW and 98TH ST containing approximately 2 acre(s). (L-9) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CROSS SECTIONS AT 98TH ST AND TOWER RD, CROSS ACCESS EASEMENTS AND TO PLANNING FOR THE 15-DAY APPEAL PERIOD.**

3. **Project # 1004361**
07DRB-00493 Major-Vacation of Pub Right-of-Way

DON DUDLEY ARCHITECTS agent(s) for RIVER HORSE INVESTMENTS request(s) the above action(s) for Lot(s) 1-P-1 & 13-P-1, Block(s) 1, **TULANE TOWNHOUSES**, zoned R-3 located on TULANE NE between COMANCHE NE and CARLISLE NE containing approximately 1 acre(s). [REF: 05DRB01698] (G-16) **THE VACATION(S) WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

4. **Project # 1005354**
07DRB-00499 Major-Vacation of Public Easements
07DRB-00500 Minor-Vacation of Private Easements

BOHANNAN HUSTON INC agent(s) for SAWMILL COMMUNITY LAND TRUST request(s) the above action(s) for all or any portion of Lot(s) B-2-A, **DUKE CITY LUMBER COMPANY ADDITION**, zoned SU-2 SMI located on BELLAMAH AVE NW between 18TH ST NW and 19TH ST NW containing approximately 8 acre(s). [REF: 07EPC00107, 07EPC00109] (J-13/H-13) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE**

PLANNING FILE. THE VACATION OF PRIVATE EASEMENT WAS APPROVED AS SHOWN ON EXHIBIT B 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.

- 5. Project # 1005437**
07DRB-00559 Minor-SiteDev Plan
BldPermit

STUDIO SOUTHWEST ARCHITECTS agent(s) for MARBLE BREWERY INC request(s) the above action(s) for all or any portion of Lot(s) 9-12, Block(s) 5, (to be known as **MARBLE BREWERY**) zoned SU-2 C, located on the northwest corner of 1ST ST NW and MARBLE AVE NW and containing approximately 1 acre(s). *[Deferred from 05/09/07]* (J-14) **DEFERRED AT THE AGENT'S REQUEST TO 5/16/07.**

- 6. Project # 1004997**
07DRB-00557 Minor-SiteDev Plan
BldPermit/EPC

MULLEN HELLER ARCHITECTURE agent(s) for 98TH TOWER JACK LLC request(s) the above action(s) for all or any portion of Lot(s) B-1-A, **TOWER WEST SUBDIVISION**, zoned SU-1 for C-1 and R-2 uses, located on TOWER RD SW between 98TH ST SW and 97TH ST SW containing approximately 2 acre(s). [REF: 06EPC00952, 06EPC00953, 07EPC00105] **[Catalina Lehner, EPC Case Planner]** (L-9) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR THE CITY STANDARD WORK DRAWING NUMBERS, A WIDER CROSS ACCESS SIMILAR TO THE PLAT AND PLANNING FOR CATALINA LEHNER'S INITIALS AND 3 COPIES OF THE PLAN.**

7. **Project # 1004772**
07DRB-00560 Minor-SiteDev Plan
BldPermit

GEORGE RAINHART ARCHITECTS & ASSOCIATES agent(s) for HOLLY-SP LLC request(s) the above action(s) for all or any portion of Lot(s) 18, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2 special neighborhood zone M-1 located on PASEO DEL NORTE NE between SAN PEDRO NE and I-25 containing approximately 1 acre(s). *[Deferred from 05/09/07]* (C-18)
DEFERRED AT THE AGENT'S REQUEST TO 5/23/07.

8. **Project # 1000504**
07DRB-00378 Minor-SiteDev Plan
BldPermit

NCA ARCHITECTS agent(s) for JEFFERSON PLAZA LLC request(s) the above action(s) for all or any portion of Tract(s) B-1-A-1-B, **GROUP NINE INDUSTRIAL PARK**, zoned IP, located on JEFFERSON PLAZA NE between OSUNA RD NE and SINGER BLVD NE containing approximately 6 acre(s). [REF: 07DRB-00364] *[Indef deferred from 4/4/07]* *[Deferred from 5/09/07]* (E-17)
DEFERRED AT THE AGENT'S REQUEST TO 5/16/07.

07DRB-00364 Minor-Prelim&Final Plat
Approval

SURV-TEK INC agent(s) for CINCO BISCO LIMITED request(s) the above action(s) for all or any portion of Tract(s) B-1-A-1-B, **GROUP NINE INDUSTRIAL PARK**, zoned IP located on JEFFERSON PLAZA NE between OSUNA RD NE and SINGER BLVD NE containing approximately 9 acre(s). [REF: 00DRB-00608] *[Indef deferred from 4/4/07]* *[Deferred from 5/09/07]* (E-17)
DEFERRED AT THE AGENT'S REQUEST TO 5/16/07.

9. **Project # 1004927**
06DRB-01632 Minor-SiteDev Plan
BldPermit/EPC

MULLEN HELLER ARCHITECTURE agent(s) for HARVARD MALL PARTNERS request(s) the above action(s) for all or a portion of Lot(s) 6-10 & 16-21, Block(s) 1, **UNIVERSITY HEIGHTS ADDITION**, zoned SU-1 for UC & R3C, located on HARVARD DR SE between CENTRAL AVE SE and SILVER AVE SE containing approximately 2 acre(s). [REF: 06EPC-00777] [**Stephanie Shumsky, EPC Planner**] [*Def.11/22/06,1/24/07 & 2/7/07*] (K-15 & K-16) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 5/09/07 THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA, ADDITIONAL SANITARY SEWER EASEMENTS ALONG THE ALLEY (5-FEET) AND PLANNING FOR STEPHANIE SHUMSKY'S INITIALS AND 3 COPIES.**

07DRB-00555 Minor-Prelim&Final Plat
Approval

WAYJOHN SURVEYING INC. agent(s) for HARVARD MALL PARTNERS request(s) the above action(s) for all or any portion of Lot(s)16-21, Block(s) 1, **UNIVERSITY HEIGHTS ADDITION**, zoned SU-2 for UC & R3C, located on HARVARD DR SE between CENTRAL AVE SE and SILVER AVE SE containing approximately 1 acre(s). [REF: 06DRB01632] (K-15 & K-16) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR ADDITIONAL WATER AND SEWER EASEMENT AND TO PLANNING FOR APS LANGUAGE, AGIS DXF FILE AND TO RECORD.**

10. **Project # 1002404**
07DRB-00535 Minor-SiteDev Plan
BldPermit/EPC

GEORGE RAINHART ARCHITECTS agent(s) for WALGREEN CO. request(s) the above action(s) for all or any portion of Lot(s) 1C, LADERA INDUSTRIAL CENTER (to be known as **WALGREENS @ VISTA ORIENTE AND UNSER**) zoned SU-1 FOR IP USES located on UNSER BLVD NW between VISTA ORIENTE NW and AUSTIN AVE NW containing approximately 2 acre(s). [REF: 07EPC-00104] [**Carol Toffaleti, EPC Case Planner**] [*Defered from 05/02/07 & 5/09/07*] (H-9) **DEFERRED AT THE AGENT'S REQUEST TO 5/16/07.**

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

11. **Project # 1005349**
07DRB-00511 Minor-Prelim&Final Plat
Approval

ROLANDO PEREZ request(s) the above action(s) for all or any portion of Lot(s) 9 & 10, Block(s) 8, **LOMA VERDE SUBDIVISION**, zoned R-2 located on SAN PABLO ST NE between DOMINGO NE and CHICO NE containing approximately 1 acre(s). [REF: 07DRB-00097] [*Indef deferred 4/25/07*] (K-19) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR OPENING NEW ACCOUNTS, TAPPING PERMITS AND SIDEWALK CONSTRUCTION AND TO PLANNING FOR AGIS DXF FILE, CROSS ACCESS EASEMENT AND TO RECORD.**

12. **Project # 1004617**
07DRB-00542 Minor-Prelim&Final Plat
Approval

JACKS HIGH COUNTRY agent(s) for TONY & MYRA GUTIERREZ request(s) the above action(s) for all or any portion of Lot(s) 100, Block(s) A, **LA VICTORIA**, zoned C-2 located on BLUEWATER NW between YUCCA NW and 56TH ST NW containing approximately 2 acre(s). [REF: 06DRB00721] [*Final plat indef deferred form 5/09/07*] (J-11) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 5/09/07 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 4/17/07 THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITION OF FINAL PLAT: PROOF THAT THE CONDITIONAL USE WAS REINSTATED FOR THE PROPERTY. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

13. **Project # 1003128**
07DRB-00514 Minor-Prelim&Final Plat
Approval

JOSH SKARSGARD agent(s) for BANDELIER EQUITIES LTD CO request(s) the above action(s) for all or any portion of Lot(s) 1 - 5, Block(s) 11, **NORTH ALBUQUERQUE ACRES, UNIT A**, zoned SU-2 for C-1 located on PASEO DEL NORTE NE between SAN PEDRO NE and PALOMAS NE containing approximately 3 acre(s). [*Indef deferred 4/25/07*](C-18) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING**

FOR AGIS DXF FILE, ZONING DESIGNATION ON THE PLAT AND TO RECORD.

14. **Project # 1000365**
07DRB-00073 Minor-Prelim&Final Plat Approval

WAYJOHN SURVEYING INC agent(s) for TUAN VAN HUYNH request(s) the above action(s) for all or a portion of Lot(s) 2-4 and 19-21, Block(s) 1, UNITY ADDITION (to be known as **UNITY TOWNHOMES**) zoned SU-1/C-1, located on RHODE ISLAND ST SE, between CENTRAL AVE SE and ZUNI RD SE containing approximately 1 acre(s). [REF: ZA-95-296, ZA-97-2, ZA-97-4] [Deferred from 1/31/07 & 5/09/07] (K-19) **DEFERRED AT THE AGENT'S REQUEST TO 5/16/07.**

15. **Project # 1004228**
07DRB-00538 Major-Final Plat Approval

TERRAMETRICS OF NEW MEXICO agent(s) for HEADSTART ENTERPRISES request(s) the above action(s) for Tract(s) A, **GUTHRIE COMMERCE PARK**, zoned M-1 light manufacturing zone located on MONTANO RD NE between EDITH BLVD NE and PAN AMERICAN FREEWAY containing approximately 4 acre(s). [REF: 07DRB00199] [Defer from 05/02/07] (F-15) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**

NO ACTION IS TAKEN ON THESE CASES:

APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

16. **Project # 1005536**
07DRB-00553 Minor-Sketch Plat or Plan

ISAACSON & ARFMAN PA agent(s) for BCR CONSTRUCTION request(s) the above action(s) for all or any portion of Lot(s) 57-58-59, ROSSITER ADDITION (to be known as **BACA TOWNHOMES SUBDIVISION**) zoned R-2 located on 12TH ST NW between GRIEGOS RD NW and CANDELARIA BLVD NW containing approximately 2 acre(s). (G-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

17. **Project # 1005537**
07DRB-00554 Minor-Sketch Plat or Plan

BOHANNAN HUSTON INC agent(s) for PULTE HOMES OF NEW MEXICO INC request(s) the above action(s) for the NE ¼, NW ¼, SEC 8, 11N 2E, (to be known as **VENTANA OESTE**) zoned A-1 located on DEL OESTE RD NW between CORN MOUNTAIN PLACE NW and COYOTE CANYON PLACE NW containing approximately 40 acre(s).(B-8) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

18. **Project # 1005538**
07DRB-00558 Minor-Sketch Plat or Plan

URS agent(s) for MESA DEL SOL LLC request(s) the above action(s) for Tract(s) 4-A-1 thru 4-A-4, **MESA DEL SOL**, zoned SU-2 Planned Community, located on UNIVERSITY BLVD SE between SOLAR MESA SE and MESA DEL SOL BLVD SE containing approximately 33 acre(s). [REF: 06DRB01612] (R-15/S-16) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

19. **Project # 1005539**
07DRB-00561 Minor-Sketch Plat or Plan

WILSON AND COMPANY agent(s) for MGMe DEVELOPMENT INC request(s) the above action(s) for all or any portion of Lot(s) 1, Block(s) 5, VOLCANO CLIFFS SUBDIVISION, UNIT 26 (to be known as **TIERRA BUENA ESTATES**) zoned SU-2 - SRLL located on ROSA PARKS RD NW between UNSER BLVD NW and CALLE NORTENA NW containing approximately 4 acre(s). (C-11) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

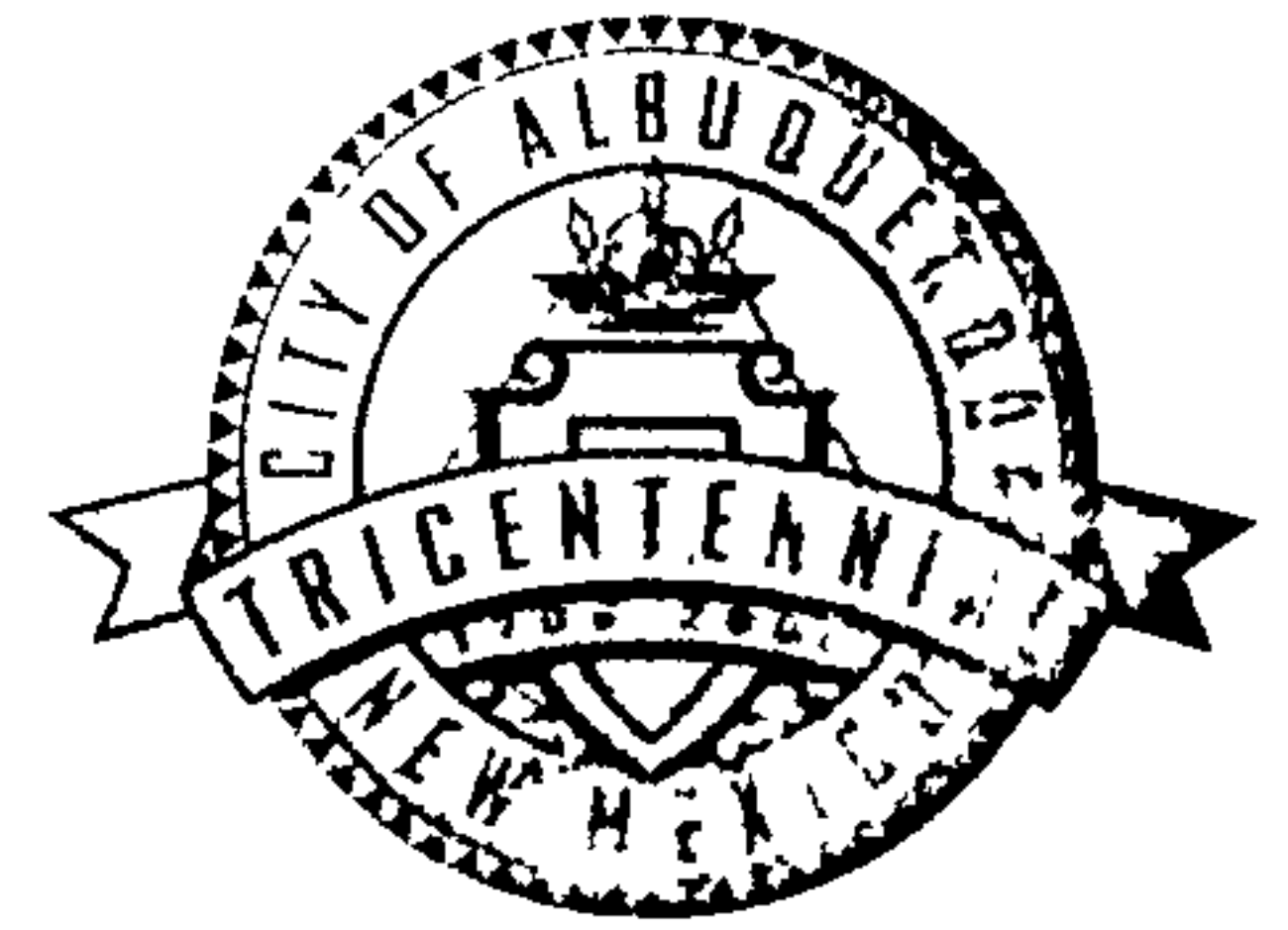
20. **Project # 1005540**
07DRB-00562 Minor-Sketch Plat or Plan

WILSON AND COMPANY agent(s) for LEGACY SUSTAINABLE DEVELOPMENT INC request(s) the above action(s) for all or any portion of Tract(s) D, **LA CUENTISTA SUBDIVISION, UNIT 3**, zoned SU-2 – SRLL, located on KIMMICK DR NW between ROSA PARKS RD NW and PETROGLYPH NATIONAL MONUMENT containing approximately 20 acre(s). [REF: 1000922] (C-11/D-11) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

21. Approval of the Development Review Board Minutes for May 2, 2007. **THE DRB MINUTES FOR MAY 2, 2007 WERE APPROVED BY THE BOARD.**

ADJOURNED: 11:40 A.M.

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1004617

AGENDA ITEM NO: 12

SUBJECT:

Final Plat
Preliminary Plat

ACTION REQUESTED:

REV/CMT: () APPROVAL: (X) SIGN-OFF: () EXTN: () AMEND: ()

ENGINEERING COMMENTS:

P.O. Box 1293

An approved grading and drainage plan dated 4-17-07 is on file for Preliminary Plat approval.
Infrastructure list comments.

Albuquerque

New Mexico 87103

www.cabq.gov

RESOLUTION:

signed I.L.
APPROVED ; DENIED ___; DEFERRED ___; COMMENTS PROVIDED ___; WITHDRAWN ___

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

SIGNED: Bradley L. Bingham
City Engineer / AMAFCA Designee

DATE: MAY 9, 2007

(J-11/D035)

PLANNING TRACKING LOG

Date	Project Name & #	Action Request	Action Taken
5/31/06	La Victoria Subd. Proj 1004617	Sketch	Comments Given
<hr/>			
2/21/09	La Victoria Proj 1004607	Sketch	Comment Given

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1004617

AGENDA ITEM NO: 25

SUBJECT:

Sketch Plat

ACTION REQUESTED:

REV/CMT: (X) APPROVAL: () SIGN-OFF: () EXTN: () AMEND: ()

ENGINEERING COMMENTS:

An approved drainage report must be on file prior to Preliminary Plat approval.
An approved infrastructure list is required for Preliminary Plat approval.

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

RESOLUTION:

APPROVED ___; DENIED ___; DEFERRED ___; COMMENTS PROVIDED *discussed* X; WITHDRAWN ___

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

SIGNED: Bradley L. Bingham
City Engineer / AMAFCA Designee

DATE: FEBRUARY 21, 2007

**DEVELOPMENT REVIEW BOARD
TRANSPORTATION DEVELOPMENT
Standard Comment Sheet**

DRB-1004617 Item No. 25 Zone Atlas J-11

DATE ON AGENDA 2-21-07

INFRASTRUCTURE REQUIRED (X)YES ()NO

CROSS REFERENCE: _____

TYPE OF APPROVAL REQUESTED:

- SKETCH PLAT PRELIMINARY PLAT FINAL PLAT
- SITE PLAN REVIEW AND COMMENT SITE PLAN FOR SUBDIVISION
- SITE PLAN FOR BUILDING PERMIT

<u>No.</u>	<u>Comment</u>
------------	----------------

- 1) What are the widths of the surrounding sidewalks?
- 2) Standard infrastructure per DPM is required.
- 3) What are the distances from face of curb to the property lines?
- 4) Sight distance onto Yucca and 56th from the alley should be 200'.

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

**CITY OF ALBUQUERQUE
Planning Department
February 21, 2007
DRB Comments**

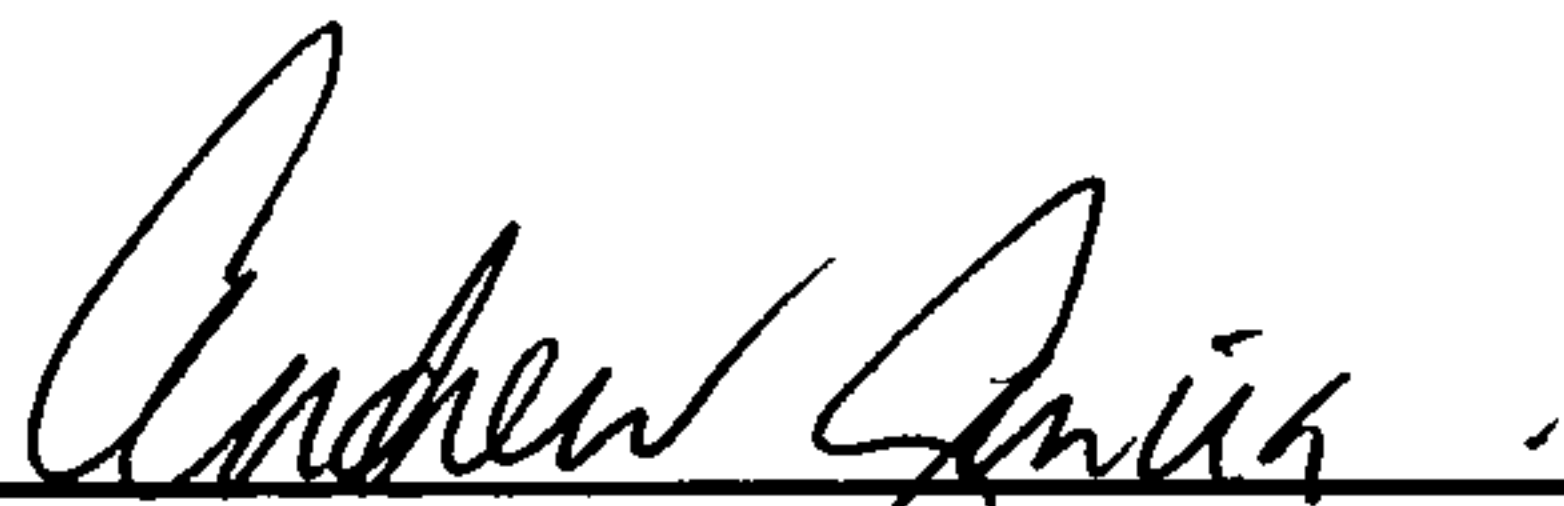
ITEM # 25

Project # 1004617 Application # 07-00149

RE: Lot 100, Block A, La Victoria /sketch

Please provide a copy of the conditional use approval to allow residential uses in a C-2 zone.

The residential subdivider must comply with City Council Resolution R-06-74 regarding Pre-Development Facility Fee Agreements with the Albuquerque Public Schools (APS) prior to DRB approval of any residential platting actions.



Andrew Garcia Planning Alternate
924-3858 Fax 924 3864 agarcia@cabq.gov



IMPACT FEES

Development Review Board 2/21/07

Project Number: 1004617

Agenda Item number: 25

Site: La Victoria Subdivision

Lot/s: 100 Block A

Zoned: C-2

Subdividing this lot into six separate lots will not require impact fees at this time. However, Impact Fees will be required at the time a permit is issued for each home in each lot. Using the 1840sf of heated area given and .05 for impervious acreage the estimated impact fees for each home are as follows:

1. Roadway Facilities for the SW Mesa: \$4,046.00
2. Public Safety Facilities for the Westside: \$380.88
3. Parks, Recs., Trails, for the SW Mesa: \$2962.40
4. Drainage Facilities for the SW Mesa: \$641.80

JACK CLOUD
IMPACT FEE ADMINISTRATOR



IMPACT FEES – # 1004617

**Development Review Board 5/31/06 Agenda Item #23
Sketch Plat: Lot 100, Block A, La Victoria Subdivision**

Construction of a new single family residence within the proposed subdivision will require payment of Impact Fees. Based on a house size of approximately 2,000 square feet, it is estimated that impact fees will total approximately \$5,576 if a permit is obtained prior to December 29, 2006 and \$8,322 thereafter.

**JACK CLOUD
IMPACT FEE ADMINISTRATOR**

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
May 31, 2006
DRB Comments**

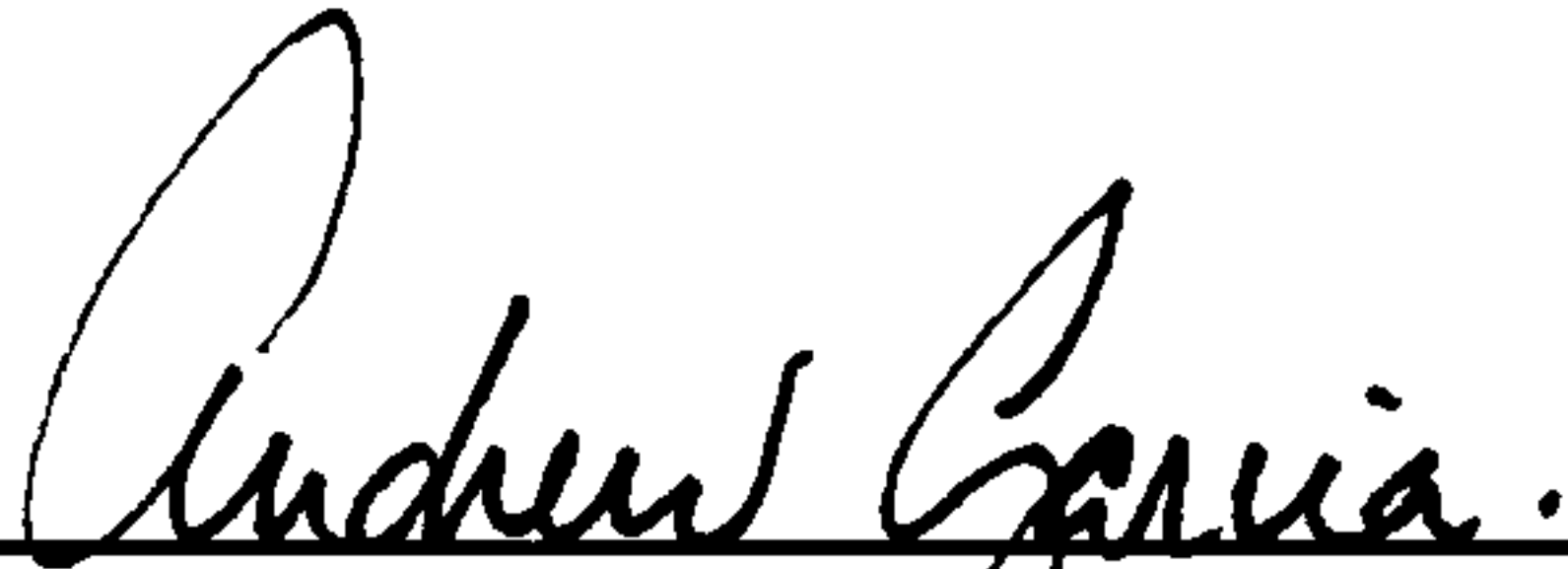
ITEM # 23

PROJECT # 1004617

APPLICATION # 06-00721

RE: Lot 100, Block A, La Victoria Subdivision/sketch plat

Please provide a copy of the special exception.



Andrew Garcia, Planning Alternate
924-3858 Fax 924-3864 agarcia@cabq.gov

DEVELOPMENT REVIEW BOARD
TRANSPORTATION DEVELOPMENT
Standard Comment Sheet

DRB- 1004617 Item No. 23 Zone Atlas J-11

DATE ON AGENDA 5-31-06

INFRASTRUCTURE REQUIRED (X) YES () NO

CROSS REFERENCE: _____

TYPE OF APPROVAL REQUESTED:

- (X) SKETCH PLAT () PRELIMINARY PLAT () FINAL PLAT
() SITE PLAN REVIEW AND COMMENT () SITE PLAN FOR SUBDIVISION
() SITE PLAN FOR BUILDING PERMIT

No. Comment

- 1) What are the widths of the surrounding sidewalks?
- 2) Why are drive pads/curb cuts going to face Blue Water?
- 3) The alley will need to be improved.
- 4) Radii will need to be dedicated.
- 5) Applicant will need to provide 200' of sight distance onto 56th and 350' of sight distance onto Yucca.
- 6) What are the distances from face of curb to the property lines?
- 7) Will the existing bldg. have sufficient parking?
- 8) Standard infrastructure per DPM is required.

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

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1004617

AGENDA ITEM NO: 23

SUBJECT:

Sketch Plat/Plan

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

An approved drainage report is required for Preliminary Plat approval.
An approved infrastructure list is required for Preliminary Plat approval.

RESOLUTION:

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: May 31, 2006

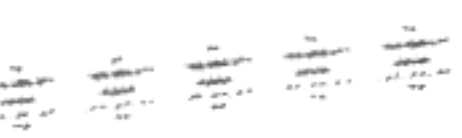
discussed

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov



CITY OF ALBUQUERQUE



CITY OF ALBUQUERQUE PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1004617

AGENDA ITEM NO: 9

SUBJECT:

Final Plat
Preliminary Plat

ACTION REQUESTED:

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

PO Box 1293

ENGINEERING COMMENTS:

Albuquerque

No adverse comments.

NM 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
924-3986

DATE: July 8, 2009

City Albuquerque Planning Department

One Stop Shop – Development and Building Services

02/03/2009 Issued By: PLNSDH

Permit Number: 2009 070 047 Category Code 910

Application Number: 09DRB-70047, Minor - Preliminary/ Final Plat Approval

Address:

Location Description: BLUEWATER NW BETWEEN 56TH ST NW AND YUCCA DR NW

Project Number: 1004617

Applicant

Tony B And Myra Y Guitierrez

5008 Cascade Pl Nw
Albuquerque NM 87105

Agent / Contact

Jacks High Country Inc

8853 2nd St Nw
Albuquerque NM 87114

Application Fees

441018/4971000	Public Notification	
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$425.00
TOTAL:		\$445.00

City Of Albuquerque
Treasury Division

2/3/2009 10:05AM LOC: ANNX
WS# 007 TRANSH 0002
RECEIPT# 00110112-00110112
PERMITH 2009070047 TRSLJS
Trans Amt \$445.00
Conflict Manag. Fee \$20.00
DRB Actions \$425.00
CK \$445.00
CHANGE \$0.00

Thank You

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 2nd 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): Jack's High Country, Inc. (Jack Spilman Pres) PHONE: 878-3707
 ADDRESS: 8953 2nd NW FAX: _____
 CITY: Albuquerque STATE NM ZIP 87114 E-MAIL: _____

APPLICANT: Tony B. and Myra Y. Gutierrez PHONE: _____
 ADDRESS: 5008 Cascade Place NW FAX: _____
 CITY: Albuquerque STATE NM ZIP 87105 E-MAIL: _____
 Proprietary interest in site: _____ List all owners: _____

DESCRIPTION OF REQUEST: We wish to divide lot 100 into 4 lots, dedicate ROW and grant 20y easements as shown.

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. 100 filed Bern City Aug ~~31~~ ³¹, 1959 Vol ~~B-3~~ ^{B-3} folio 129
 Subdiv/Addn/TBKA: La Victoria sub-division
 Existing Zoning: C-2 Proposed zoning: _____
 Zone Atlas page(s): J-11 UPC Code: 1-011-058-256-018-306-16 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.): _____

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No
 No. of existing lots: One (1) No. of proposed lots: four (4) Total area of site (acres): 1.5298
 LOCATION OF PROPERTY BY STREETS: On or Near: Bluewater NW
 Between: 56th NW and Yucca Dr. NW

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

SIGNATURE Jack A. Spilman DATE Feb. 3 2009
 (Print) Jack Spilman Applicant: Agent:

FOR OFFICIAL USE ONLY

Form revised 4/07

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>09DEB 70097</u>	<u>P&E</u>	<u>5(3)</u>	<u>\$ 425.00</u>
<input checked="" type="checkbox"/> All fees have been collected		<u>CME</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 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>02/11/09</u>			Total <u>\$ 445.00</u>

Sandy Handley 02/03/09 Project # 1004617
 Planner signature / date

FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR 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.**

- 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 ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
- 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.

Jack Spilman
Applicant name (print)
Jack A. Spilman
Applicant signature / date

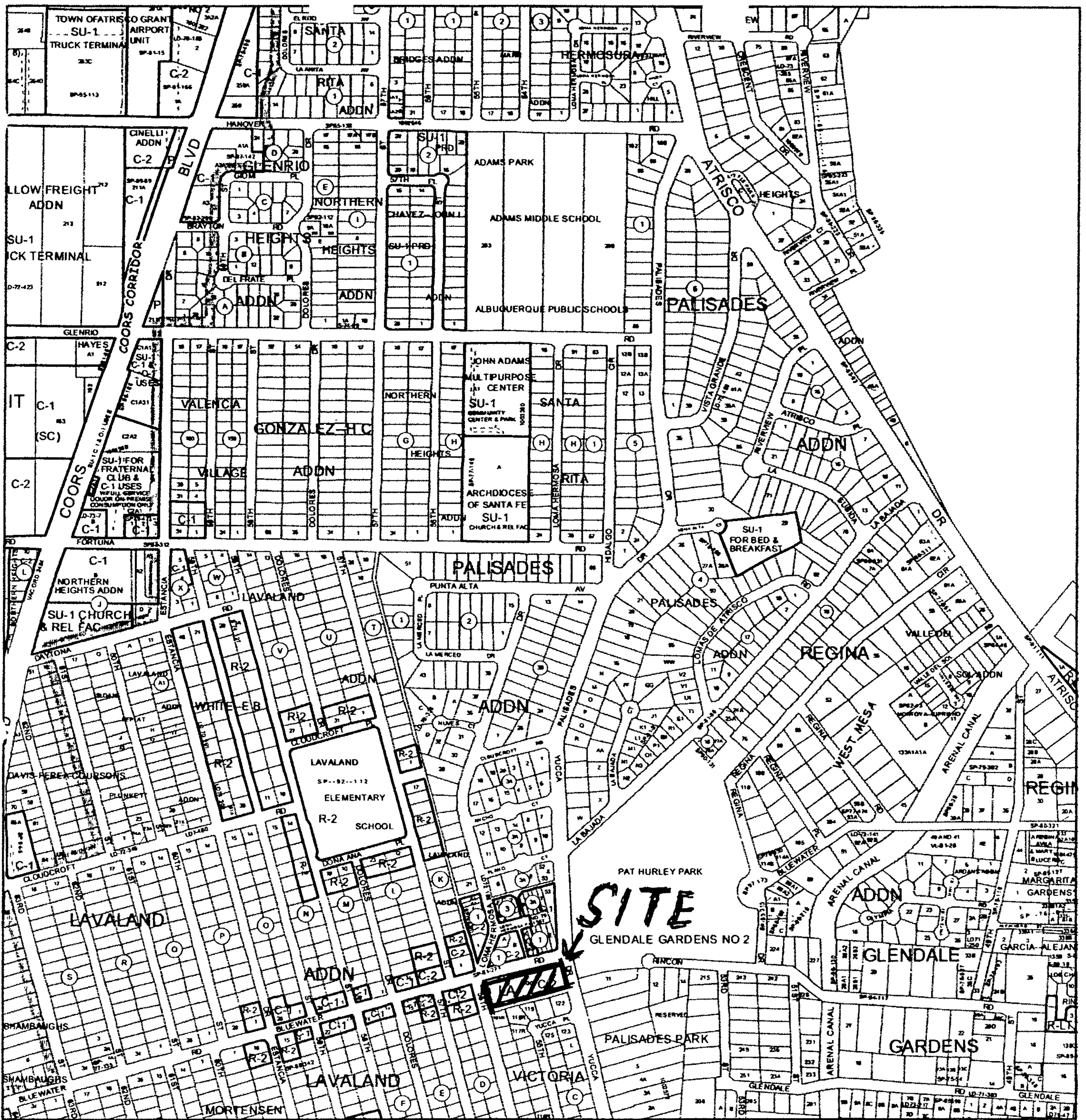


Form revised **October 2007**


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

Application case numbers
09DRB - 70047

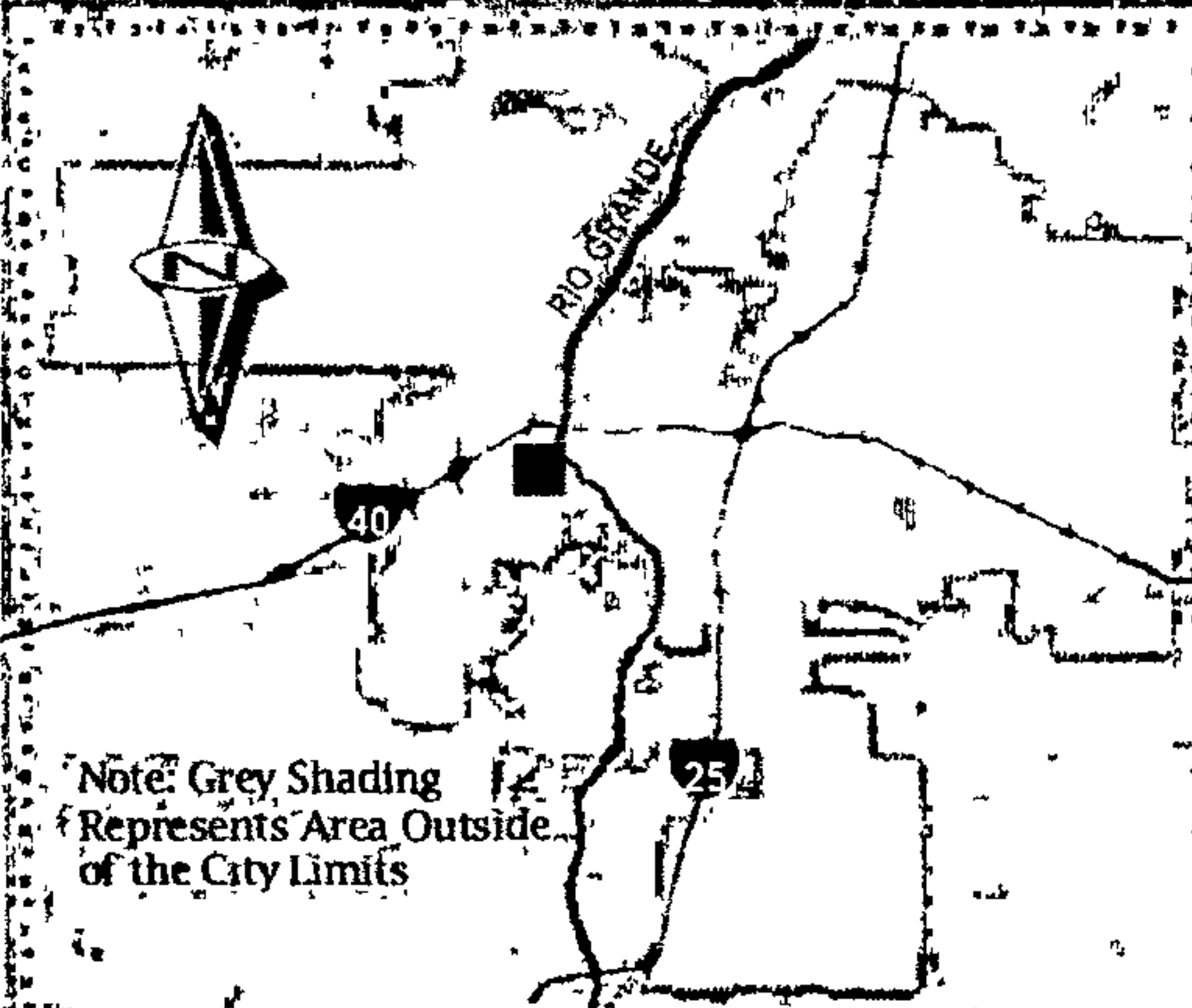
Sandy Handley 02/03/09
Planner signature / date
Project # 1004617



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



Map amended through: 5/1/2006



Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
J-11-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

Jack's High Country, Inc.
8953 Second Street, N.W.
Albuquerque, New Mexico 87114

TO; City of Albuquerque, Development Review Board

**RE; Lot numbered one hundred (100) of La Victoria, A Subdivision,
Albuquerque, New Mexico, as the same is shown and designated on the plat
thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico
on August 31, 1959 in Volume B3, Folio 129**

**SUBJECT: The purpose of this plat is to divide Lot 100 into four (4) Lots and
dedicate right-of-way and grant any easements as shown.**

FEBRUARY 3, 2009

TONY GUITERREZ

T. Anthony

~~Dani~~ Rodriguez

RE = RETAINING WALL
PICTURED @ ALLEY



Tony
250-4152

Yucca &

Blue water

NW



Yucca Dr + Brewster N6-

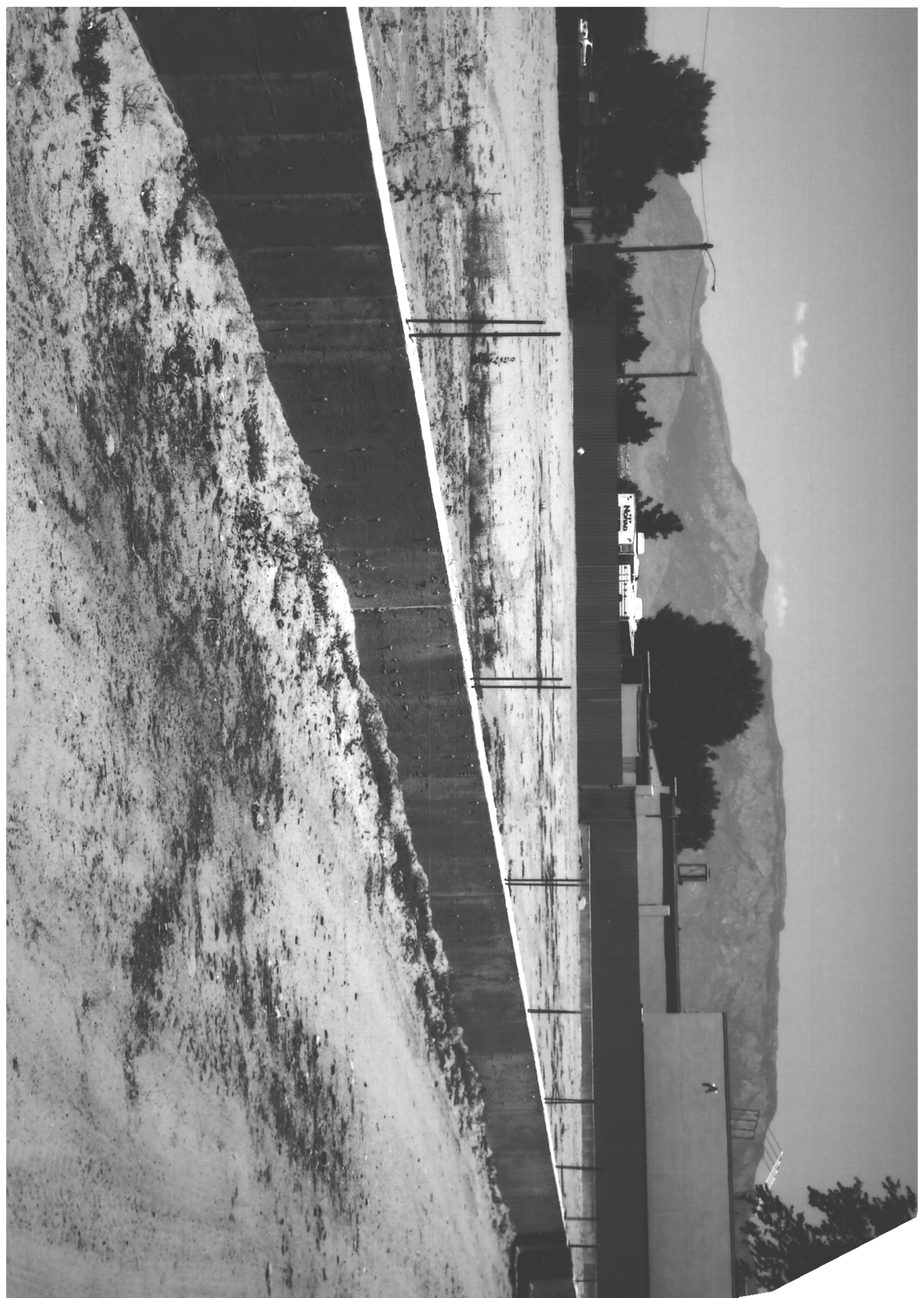
Tony

250-4152



Tony
250-4152

Yucca Dr Ace + Bluewater



Tony or Myra Gutierrez
250-4152
999-9869

Yucca & Blue water nu



#12

DRB CASE ACTION LOG (PREL & FINAL PLAT)

REVISED 9/28/05

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.: 07DRB-00542 (P&F)

Project # 1004617

Project Name: LA VICTORIA

Agent: Jack's High Country

Phone No: 898-3707

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on _____ 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.
- 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.**

Project Number 1004617

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

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

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...**
- 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 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: Tony and Myra Gutierrez PHONE: 505-250-4152
 ADDRESS: 5008 Cascade Pl. N.W. FAX: _____
 CITY: Albuquerque STATE NM ZIP 87105 E-MAIL: _____

Proprietary interest in site: ew List all owners: _____
 AGENT (if any): JACKS HIGH COUNTRY PHONE: (505)-898-3707
 ADDRESS: 8953 2ND STREET N.W. FAX: _____
 CITY: ALBUQUERQUE STATE NM ZIP 87114 E-MAIL: _____

DESCRIPTION OF REQUEST: Preliminary & Final Plat - approval

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. Lot #100 Block: A Unit: _____
 Subdiv. / Addn. La Victoria
 Current Zoning: C-2 Proposed zoning: C-2 With Conditional Use
 Zone Atlas page(s): J-11 No. of existing lots: 1 No. of proposed lots: 5
 Total area of site (acres): 1.53 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. 101105825601830616 MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: Bluewater N.W.
 Between: YUCCA N.W. and 56th ST. N.W.

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 # 062HE-00011 06-DRB 00721

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

SIGNATURE Tony Gutierrez DATE April 23, 07
 (Print) TONY S Gutierrez Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 4/04

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>07DRB 00542</u>	<u>D+P</u>	<u>53</u>	\$ <u>495.00</u>
<input checked="" type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> All case #s are assigned	_____	<u>CMF</u>	_____	\$ <u>20.00</u>
<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	_____	_____	_____	Total
<input checked="" type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	\$ <u>515.00</u>

Hearing date 5-9-07
Josh Anderson 4/24/07 Project # 1004617
 Planner signature/ date

- 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
 - ___ 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) 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
 - ___ Copy of recorded SIA
 - ___ 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.
 - ___ Signed & recorded Final Pre-Development Facilities Fee Agreement for **Residential** development only
 - ___ 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.

Tony B. Guzman
Applicant name (print)

Tony B. Guzman April 23, 07
Applicant signature / date

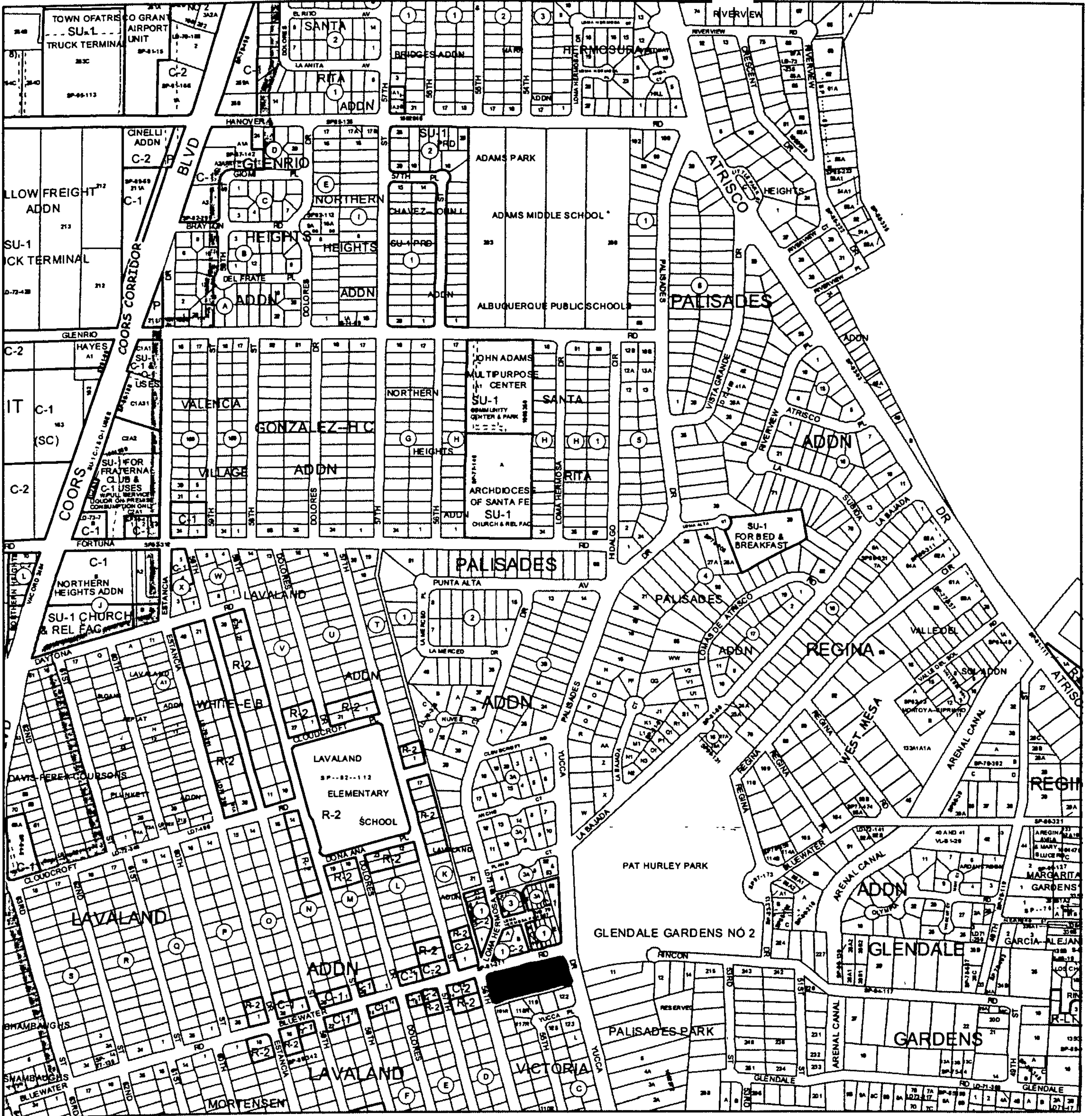


Form revised 8/04, 1/05, 10/05 & NOV 06

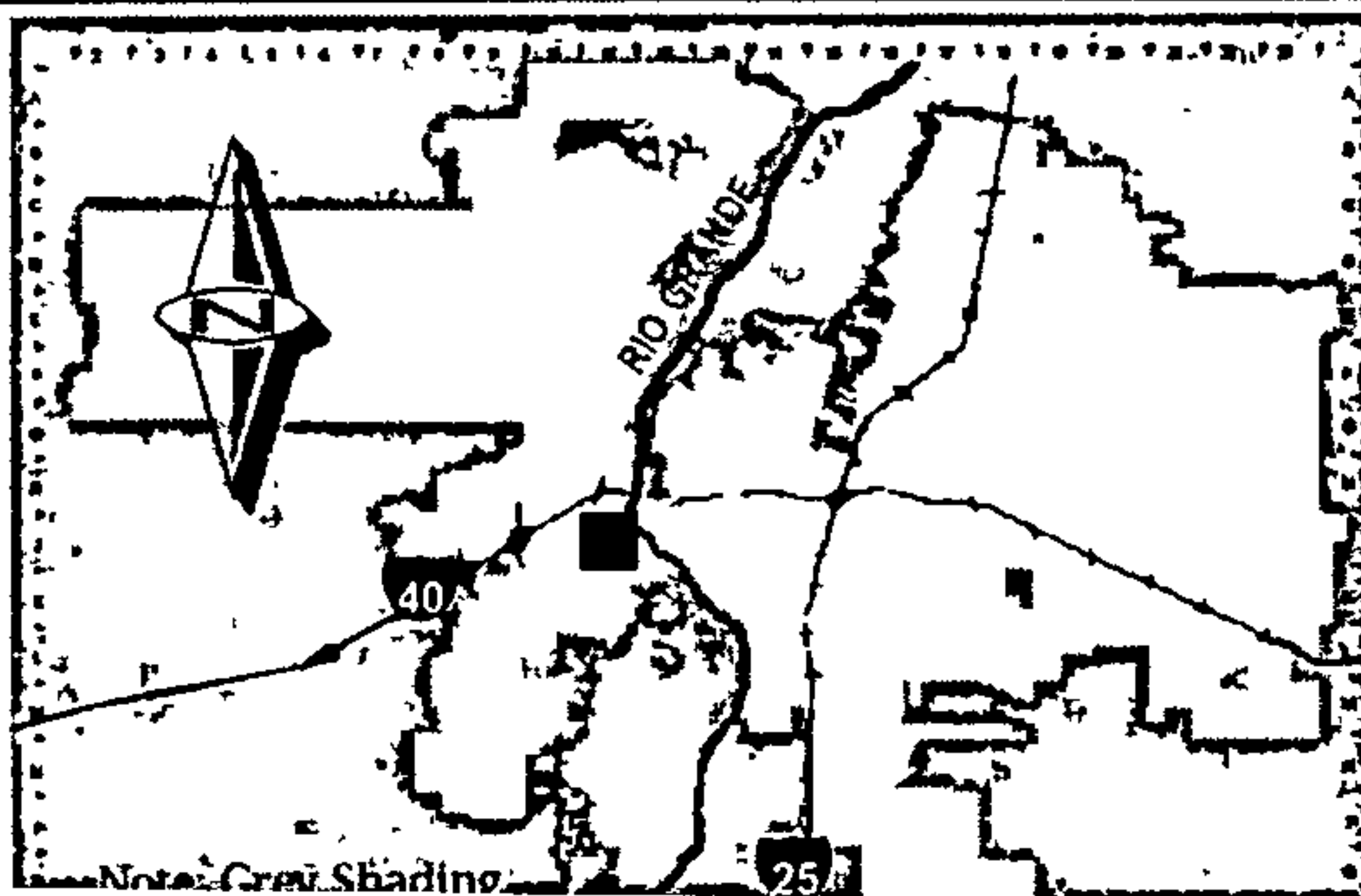
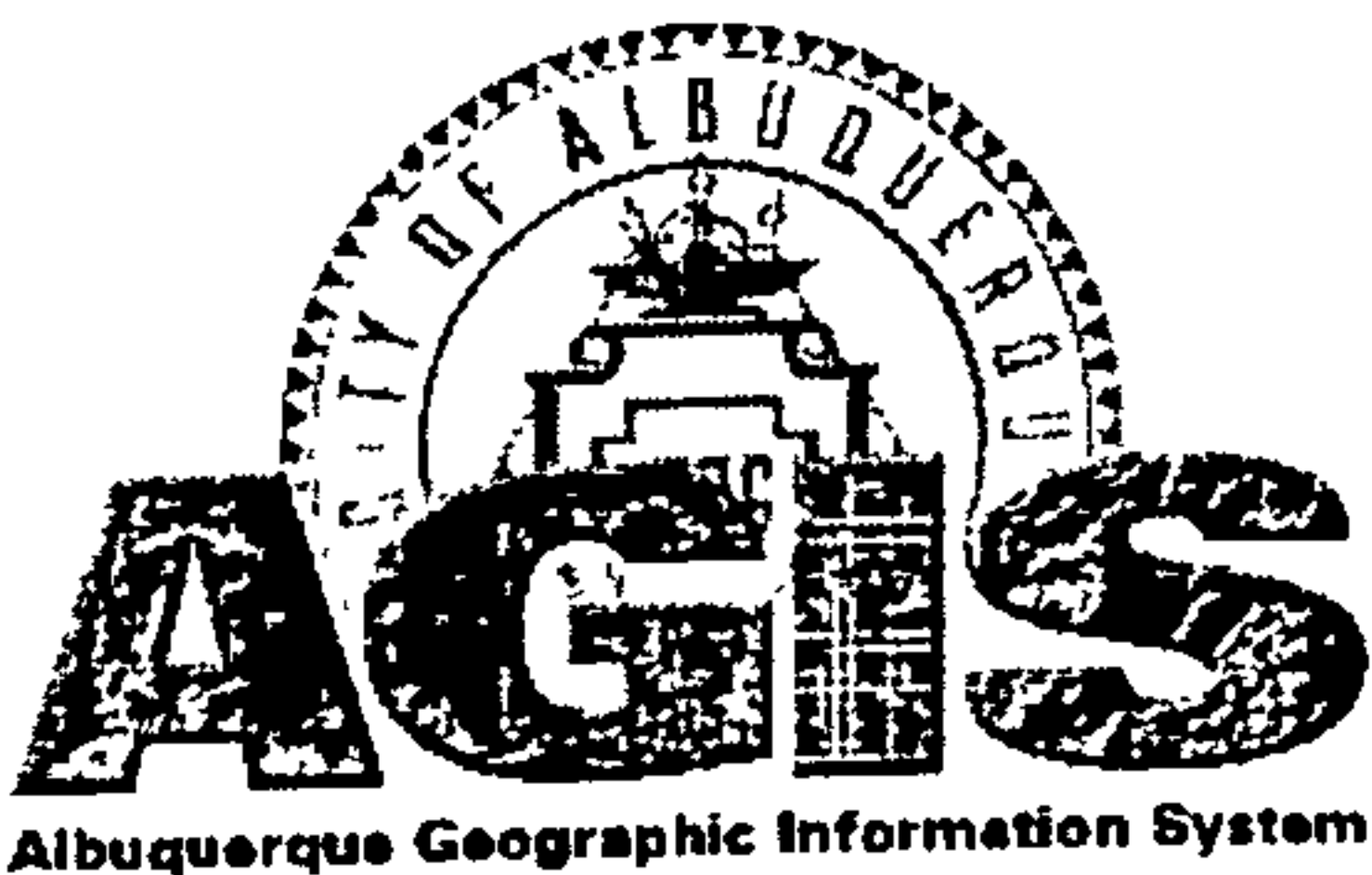
- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
07DRB - 00342

[Signature] 4/24/07
Planner signature / date

Project # 1004617



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



Zone Atlas Page:

J-11-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

Map amended through: 5



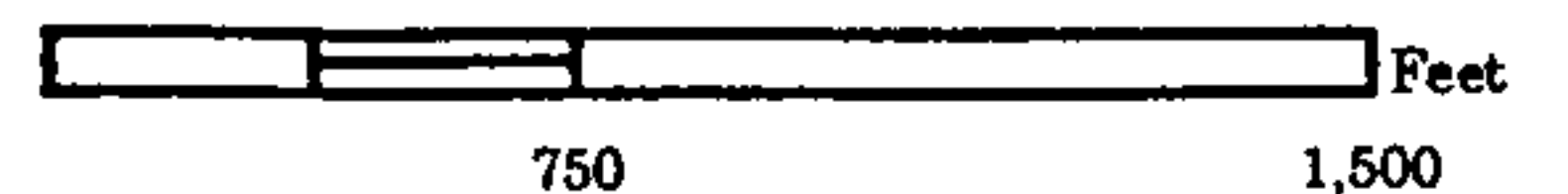
Maggie Toulouse Bern. Co. AGRE R 15.00 Bk-A135 Pg-9918

2007060039

8842986

Page: 4 of 4

04/24/2007 02:12P



REASON FOR REQUEST

This request is for a preliminary and final plat approval for Lot #100, Block A, La Victoria Subdivision. I would like to convert one lot into five lots for residential development. I have received a conditional use from the Zoning Hearing Examiner for single-family dwelling.

I respectfully submit this to the Development Review Board for your consideration.

Thank you Tony B. Hurling

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

PAID RECEIPT

APPLICANT NAME Tony Gutierrez
 AGENT Jacks High County
 ADDRESS 8953 2nd st NW
 PROJECT & APP # 1004619/07DRB-00542
 PROJECT NAME La Victoria

\$ 20.00 441032/3424000 Conflict Management Fee
 \$ 495.00 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
 \$ 515.00 TOTAL AMOUNT DUE

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

4/24/2007
 RECEIPT# 00080484 WSH 007
 Account 441032
 Activity 3424000
 Trans Amt
 J24 Misc

DUPLICATE
 City Of Albuquerque
 Treasury Division

3:21PM

LOC: ANNX

6/21/04

FRANS# 0058
 Fund 0110
 TRSMSF

\$515.00

\$20.00

Counterreceipt.doc

DUPLICATE
 City Of Albuquerque
 Treasury Division

4/24/2007 3:21PM LOC: ANNX
 RECEIPT# 00080485 WSH 007 TRANS# 0052
 Account 441006 Fund 0110
 Activity 4983000 TRSMSF
 Trans Amt \$515.00
 J24 Misc \$495.00
 VI \$515.00
 CHANGE \$0.00

Thank You

Thank You

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
May 9, 2007
DRB Comments**

ITEM # 12

PROJECT # 1004617 APPLICATION # 07-00542

RE: Lots 100, Block A, La Victoria/p&f

Planning has no objection to this request.

AGIS dxf is not approved.

Planning will take delegation for the AGIS dxf approval, and to record the plat.



Andrew Garcia, Planning Alternate
924-3858 agarcia@cabq.gov

Current DRC
Project Number: _____

FIGURE 12

Date Submitted: _____
Date Site Plan Approved: _____
Date Preliminary Plat Approved: _____
Date Preliminary Plat Expires: _____
DRB Project No.: 1004617
DRB Application No.: _____

INFRASTRUCTURE LIST

(Rev. 9-20-05)

EXHIBIT "A"

**TO SUBDIVISION IMPROVEMENTS AGREEMENT
DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST**

**Lots 100-A through 100-F, La Victoria Subdivision
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN**

**Lot 100, La Victoria Subdivision
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.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector	P.E.	City Cnst Engineer
			Alley improvements	South property line	56th Street, NW	Yucca Drive, NW	/	/	/
		6 ft.	Sidewalk	North property line	56th Street, NW	Yucca Drive, NW	/	/	/
		6 ft.	Sidewalk	East and West property line	South property line	Bluewater Rd, NW	/	/	/
		6	Residential sewer stub-outs	Bluewater Road, NW	56th Street, NW	Yucca Drive, NW	/	/	/
		6	Residential water stub-outs	Bluewater Road, NW	56th Street, NW	Yucca Drive, NW	/	/	/
			1/2 Section asphalt pavement	Bluewater Road, NW	56th Street, NW	Yucca Drive, NW	/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/

The items listed below are on the CCIP and approved for Impact Fee credits. Signatures from the Impact Fee Administrator and the City User Department is required prior to DRB approval of this listing. The items listed below are subject to the standard SIA requirements.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification			
							Private Inspector	P.E.	City Cnst Engineer	
<input type="text"/>	<input type="text"/>						/	/	/	
<input type="text"/>	<input type="text"/>						/	/	/	
Approval of Creditable Items:							Approval of Creditable Items:			
Impact Fee Administrator Signature							Date	City User Dept. Signature		Date

NOTES

Engineer's certification of grading per DPM requirements before financial guaranty can be released.
Street lights per City requirements.


- 1 _____
- 2 _____
- 3 _____

AGENT / OWNER

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

Tony Gutierrez
NAME (print)

TGC Engineering Inc.
FIRM


SIGNATURE - date
4.23.07

DRB CHAIR - date

TRANSPORTATION DEVELOPMENT - date

UTILITY DEVELOPMENT - date

CITY ENGINEER - date

PARKS & RECREATION - date

AMAFCA - date

- date

- date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT /OWNER

EXHIBIT B

FINAL
PRE-DEVELOPMENT FACILITIES FEE AGREEMENT

THIS AGREEMENT is made by and between the Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, New Mexico ("Albuquerque Public Schools" or "APS"), a public school district organized and existing pursuant to the laws of New Mexico, and

Tony B & Myra Y Gutierrez ("Developer")

effective as of this 24 day of April, 2007 and pertains to the subdivision commonly known as La Victoria, and more particularly described as _____

Lots 100A, 100B, 100C, 100D, 100E, La Victoria Subdivision
[use new legal description of subdivision]

(the "Subdivision".) The following individual lots comprise the subdivision:

[List lots by street address and new legal description; Lots which will be used for multi-family residences should be marked "multifamily- __ units" with the number of units filled in.]

WHEREAS, the City of Albuquerque requires that APS approve the plat(s) for any new subdivision; and

WHEREAS, Developer is proposing the development of a new subdivision, and requires APS approval of the plat for said subdivision; and

WHEREAS, Developer is the owner of the real estate being subdivided and platted; and

WHEREAS, Developer is required by the Albuquerque Subdivision Ordinance to provide appropriate infrastructure and improvements as a condition of developing a subdivision; and

WHEREAS, as a condition of approving such plat APS requires the provision of appropriate infrastructure and facilities or the payment of a facilities fee for each new residence to be constructed to help defray the cost of school construction, expansion, or maintenance;

THEREFORE, in consideration of the mutual promises contained herein, APS and Developer agree as follows:

1. Developer agrees to pay to APS a facilities fee for each dwelling unit to be constructed in the Subdivision.
2. The amount of the fee shall be:
 - If the building permit is issued on or after January 1, 2007, the fee shall be \$1875 per dwelling unit.
 - If the building permit is issued on or after July 1, 2008, the fee shall be \$2425 per dwelling unit.
 - If the permit is issued on or after January 1, 2010, the fee shall be \$2975 per dwelling unit.

The fee for each dwelling unit in multi-family residential structures shall be sixty percent (60 %) of the fee for a single family home. "Multi-family residential structure" means any type of residential property other than single-family houses (one single family, detached dwelling unit per lot).

3. Developer agrees that the fee shall be paid to APS at or before the issuance of any building permit for any lot or other parcel of property subject to this agreement.
4. Developer may satisfy all or part of its obligations under this contract by transferring improved or unimproved property to APS, provided that APS must agree to the transfer and to the value placed on the transferred property. APS, upon accepting such transfer, shall credit Developer with an amount equal to the agreed value, and the developer may designate the lot(s) to which such amount(s) shall be applied in satisfaction of its obligations hereunder.
5. This contract shall be recorded in the office of the County Clerk of Bernalillo and/or Sandoval County, and shall serve as notice of the Developer's obligation to pay facilities fees. Developer shall include on the plat of the Subdivision a statement that "The property on this plat is subject to a Pre-Development Facilities Fee Agreement with the Albuquerque Public Schools, recorded at [recording data]."
6. APS, through its Facilities Fee Administrator, will provide a Payment Acknowledgement in the form attached hereto to the Developer reflecting receipt of the facilities fee (or equivalent compensation as described in paragraph 4 above), which form may be given to the City to show satisfaction of the fee obligation and satisfy that condition for receiving building permits. Developer may record that Payment Acknowledgment in the real estate records of Bernalillo or Sandoval County, but APS shall not be responsible for paying any recording fees nor shall APS be responsible for recording any such documents with the office of the County Clerk or any other office.



Tony B. Gutierrez
Signature

Myra Gutierrez
Signature

Tony B. Gutierrez
Name (typed or printed) and title

Myra Gutierrez
Name (typed or printed) and title

Five G's
Developer

Five G's
Developer

STATE OF NEW MEXICO
COUNTY OF BERNALILLO

This instrument was acknowledged before me on 4-24-07, by Tony Gutierrez as Pres of Five G's, a corporation.

(Seal)



OFFICIAL SEAL
LUCINDA MONTOYA
NOTARY PUBLIC - STATE OF NEW MEXICO
My Commission Expires: 6/28/2010

Lucinda Montoya
Notary Public

My commission expires: 6/28/2010

This instrument was acknowledged before me on 4-24-07, by Myra Gutierrez as Vice Pres of Five G's, a corporation.

(Seal)



OFFICIAL SEAL
LUCINDA MONTOYA
NOTARY PUBLIC - STATE OF NEW MEXICO
My Commission Expires: 6/28/2010

Lucinda Montoya
Notary Public

My commission expires: 6/28/2010

ALBUQUERQUE PUBLIC SCHOOLS

By: Brad Winter
Signature

Brad Winter, Executive Director

Name (typed or printed) and title

STATE OF NEW MEXICO
COUNTY OF BERNALILLO

This instrument was acknowledged before me on April 24, 2007 by Brad Winter as Executive Director 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.

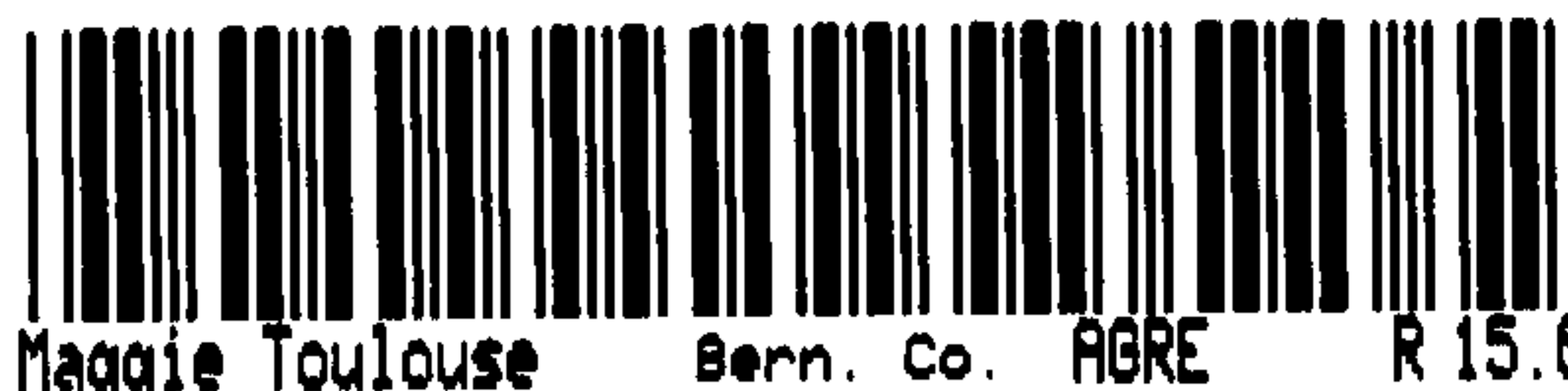
(Seal)



OFFICIAL SEAL
Pauline C. Trujillo
NOTARY PUBLIC
STATE OF NEW MEXICO
My Commission Expires: 11-20-2010

Pauline C. Trujillo
Notary Public

My commission expires: Nov. 20, 2010





Pre-Development Facilities Fee (PDFF) Cover Sheet

PDFF agreements received by 5PM Thursday will be ready for pick up by 8AM on the following Tuesday.

Please drop off and pick up all Pre-Development Facilities Fee agreements at APS' Capital Master Plan office. The office is located in Suite 9, 2nd floor, of the Lincoln Building at 915 Locust St SE. A map to our offices is located at: <http://construction.voteaps.com/LincolnMap.html>

DRB Project # (if already assigned) 1004617

Please check one:

Preliminary PDFF
(Preliminary PDFF are required for preliminary plat submittals.)

Final PDFF
(Final PDFF are required for final plat submittals and **must be recorded** prior to DRB hearing)

Project Information

Subdivision Name La Victoria

Location of Project (address or major cross streets) Bluewater between Yucca & 56th St. N.W.

Proposed # of Units: 5 Single-Family _____ Multi-Family

Note: A single-family unit is a single-family, detached dwelling unit.

Contact Information

Name Tony Gutierrez

Company Five G's Steel Erectors, Inc.

Phone 505-400-5265

E-mail A.Gutierrez24@Comcast.net

Please include with your submittal:

- Zone Atlas map with the entire property(ies) precisely and clearly outlined
- Copy of a plat or plan for the proposed project
- List of legal description (e.g. lot, block) and street address for each lot (**for final plat only**)
- Please include DRB project number on the top right corner of all documents
- Please paper clip all submitted documents (for ease of making copies)

FOR OFFICIAL USE ONLY

APS Cluster _____

Preliminary PDFF Date Submitted _____

Preliminary PDFF Date Completed _____

Final PDFF Date Submitted _____

Final PDFF Date Completed _____

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

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

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 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: Tony Gutierrez PHONE: 505-250-4152
 ADDRESS: 5008 Cascade Pl. N.W. FAX: _____
 CITY: Albuquerque STATE NM ZIP 87105 E-MAIL: _____
 Proprietary interest in site: _____ List all owners: _____
 AGENT (if any): owner PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

DESCRIPTION OF REQUEST: Sketch Plat Review

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. Lot 100 Block: A Unit: _____
 Subdiv. / Addn. La Victoria
 Current Zoning: C-2 Proposed zoning: C-2 w/conditional Use
 Zone Atlas page(s): 5-11-2 No. of existing lots: 1 No. of proposed lots: 6
 Total area of site (acres): 1.53 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. 101105825601830616 MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: Bluewater N.W.
 Between: Yucca N.W. and 56th St. N.W.

CASE HISTORY:

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

06-DRB-00721

Check-off if project was previously reviewed by Sketch Plat/Plan?, or Pre-application Review Team?. Date of review: 5/31/06
 SIGNATURE Tony B. Gutierrez DATE 2/9/07
 (Print) Tony B. Gutierrez Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 4/04

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>07DRB-00149</u>	<u>SK</u>	<u>563</u>	<u>\$ 0</u>
<input checked="" type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
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<input checked="" type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	Total
<input checked="" type="checkbox"/> F.H.D.P. fee rebate	Hearing date <u>2-21-07</u>	_____	_____	\$ <u>0</u>

Andrew Shaw 2-9-07
 Planner-signature / date

Project # 1004617

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.
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 - 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
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Extension of preliminary plat approval expires after one year.

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 - Property owner's and City Surveyor's signatures on the Mylar drawing
 - Copy of recorded SIA
 - 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.**

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 - 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.

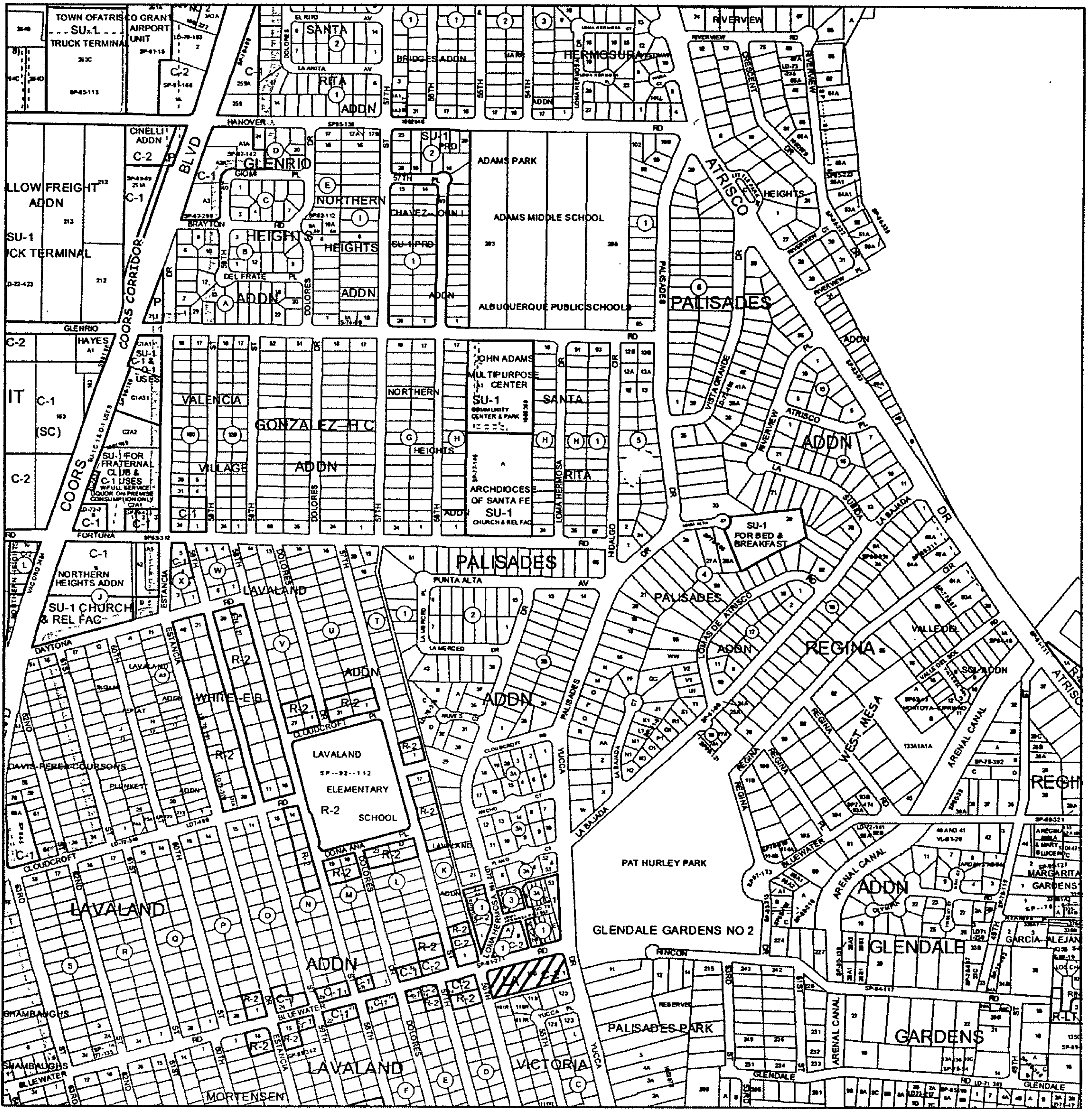
Tony B. Gutierrez Applicant name (print)
Tony B. Gutierrez 2/9/07 Applicant signature / date



Form revised 8/04, 1/05, 10/05 & NOV 06

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
 07 DRB - 00149

Chewy Sui 2-9-07 Planner signature / date
Project # 1004617



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

AGIS
Albuquerque Geographic Information System

Map amended through: 5/1/2006

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
J-11-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

February 9, 2007

City of Albuquerque
Planning Department
600 2nd Street N.W.
Albuquerque, NM 87103

RE: Re-plat of property

Dear Planning Department:

I am requesting to have my property, lot 100 in the La Victoria subdivision, re-platted, from one lot to six individual lots. The property is currently zoned C-2, and has been approved for conditional use to allow for the construction of five single family homes.

I am planning to develop the existing alley which runs on the south side of the lot from Yucca to 56th St., to allow for the entrance to garages from this side. I feel that this would discourage any loitering in the alley and allow for a clean frontage facing Bluewater Street. The homes would be approximately 1840 sq. ft., southwest style, single level homes, with courtyards.

I feel these homes would enhance the surrounding neighborhoods, bringing up property value in this area. Everyone in the area welcomes our proposal, and feel that these homes are what the area needs. Thank you for your consideration.

Sincerely,



Tony B. Gutierrez
(505) 250-4152

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

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

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 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: Tony and Myra Gutierrez PHONE: 505-250-4152
 ADDRESS: 5008 Cascade Pl. NW FAX: _____
 CITY: Alb STATE NM ZIP 87105 E-MAIL: _____
 Proprietary interest in site: _____ List all owners: _____
 AGENT (if any): N/A PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

DESCRIPTION OF REQUEST: Replat

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. Lot numbered one hundred of Block: A Unit: _____
 Subdiv. / Addn. La Victoria (subdivision)
 Current Zoning: C-2 Proposed zoning: C-2 with conditional use
 Zone Atlas page(s): D-11 No. of existing lots: _____ No. of proposed lots: 5-6
 Total area of site (acres): 1.53 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. 101105825601830616 MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: Bluewater NW and Yucca NW
 Between: 56th ST. NW and _____

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 # 06ZHE-00011, 1004617

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

SIGNATURE Tony B. Gutierrez Myra Gutierrez DATE 5-22-06
 (Print) Tony B. Gutierrez Myra Gutierrez _____ 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	Action	S.F.	Fees
<u>06DRB-00721</u>	<u>SK</u>	<u>PC(3)</u>	<u>\$ 0.00</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
Hearing date <u>05/31/06</u>			Total <u>\$ 0.00</u>

Sandy Handley 05/23/06

Project # 1004617

FORM P(3): SITE PLAN REVIEW - D.R.B. MEETING (UNADVERTISED)

SKETCH PLAN REVIEW AND COMMENT

Maximum Size: 24" x 36"

- ___ 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

city

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

SITE DEVELOPMENT PLAN FOR SUBDIVISION

Maximum Size: 24" x 36"

- ___ 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
- ___ Completed Site Plan for Subdivision Checklist
- ___ Infrastructure List, if relevant to the site plan
- ___ 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

Maximum Size: 24" x 36"

- ___ 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
- ___ 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

Maximum Size: 24" x 36"

AMENDED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT

Maximum Size: 24" x 36"

- ___ 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
- ___ 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.

Tony B. Gutierrez
Applicant name (print)
Tony B. Gutierrez
5-22-06
Applicant signature / date



Form revised APRIL 2006

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

Application case numbers
06DRB - _____ - 00721
_____-_____-_____
_____-_____-_____

Sandy Handley 05/23/06
Planner signature / date
Project # 1004617

May 23, 2006

City of Albuquerque
Planning Department
600 2nd Street N.W.
Albuquerque, NM 87103

RE: Replat of property

Dear Planning Department:

We are requesting to have our property at 351 Yucca N.W. “replatted”, to allow us to build approximately 5-6 single family homes. This property faces Bluewater Street N.W. The property is zoned as C-2, and has been approved for conditional use.

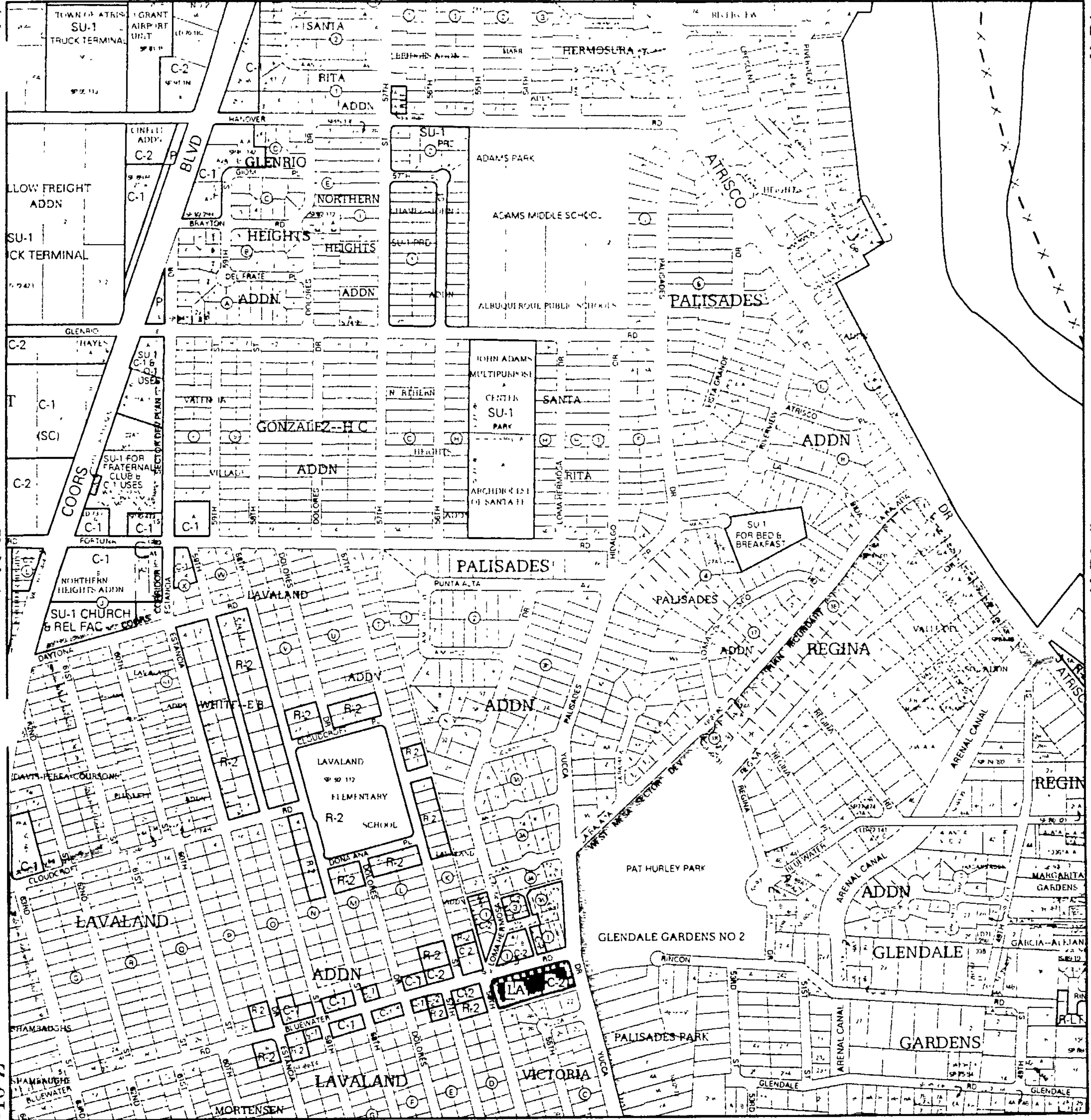
These homes will be southwest architectural style, with entrance to garages from the back or “alley” side. This will allow for a clean frontage with driveways and curb cuts facing Bluewater Street. The homes will be single level homes with courtyards. Approximately 1840 sq. ft. each.

We feel these homes will enhance the surrounding neighborhoods, bringing up property values in this area. Currently, this vacant property is somewhat of a “dumping ground”. Everyone in the area welcomes our proposal, and feels that these homes is what the area needed. Thank you for your consideration.

Sincerely,



Tony B. Gutierrez
(505) 250-4152

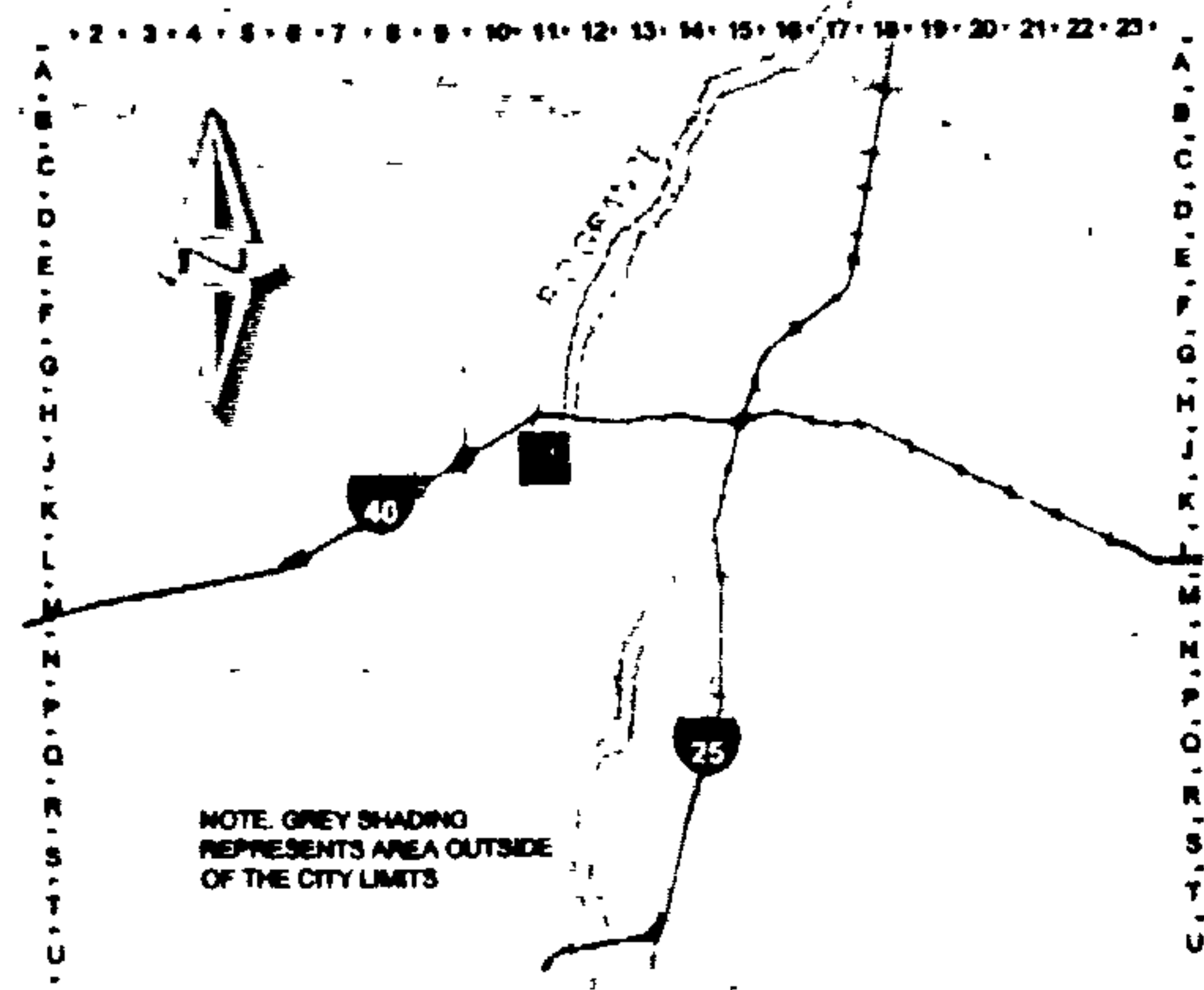
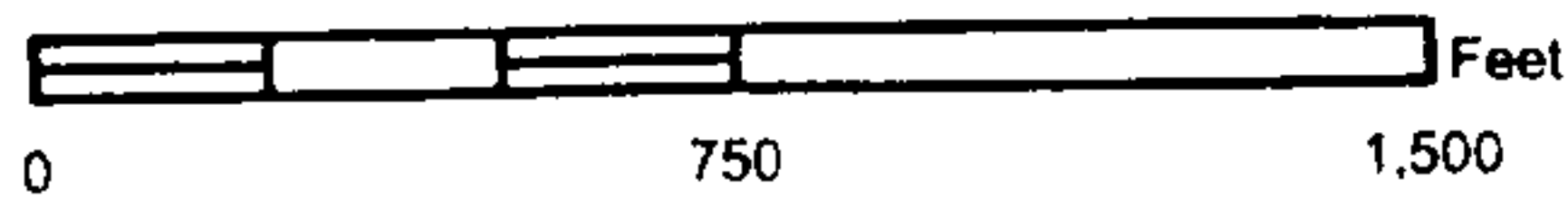


Zone Atlas Page: **J-11-Z**

Map amended through: **Aug 06, 2004**

Selected Symbols

- Unincorporated Areas X — Grant Boundaries
- Sector Plan Boundaries / — Petroglyph
- Parcel Boundaries - - - H-1 Buffer Zone
- Easement Lines - - - Arroyos
- Freeway Lanes - - - LDN Noise Level
- Jurisdictional Boundaries + — Airport Clearance Zone
- Westgate Wall • • • Design Overlay Zones
- Escarpment V —



CITY OF ALBUQUERQUE
THREE HUNDRED YEARS
 1706 • 2006
ALBUQUERQUE
Hacienda Historia
A G I S
 Albuquerque Geographic Information System
PLANNING DEPARTMENT
 © Copyright 2004

BLUEWATER ROAD

60' R/W

CURB & GUTTER

BASIS OF BEARINGS

WATER METER

N 74°54'00" E

C2

C1

CONCRETE DRIVE

DRIVECUT

RAMP

CONCRETE DRIVE

DRIVECUT

DRIVECUT

DRIVECUT

DRIVECUT

W ST

LEG
LOT A
Lq VIC
NEW M.
DESIGN
IN THE
BERNALIL
AUGUST

BUILDING
No. 351

YUCCA DRIVE N.W.

80' R/W

56th STREET N.W.

60' R/W

CONCRETE WALK N 18°42' W

137.00'

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7,535 sq. ft.
LOT A

6,850 sq. ft.
LOT B

6,850 sq. ft.
LOT C

6,850 sq. ft.
LOT D

6,850 sq. ft.
LOT E

10x25' ANCHOR EASEMENT
FILED: AUGUST 31, 1959
VOLUME B3, FOLIO 129

POWER POLE

POWER POLE

CHAINLINK FENCE

CHAINLINK FENCE

GATE

GATE

CONCRETE

ISLAND

ISLAND

CONCRETE DRIVE

CONCRETE DRIVE

DRIVECUT

DRIVECUT

DRIVECUT

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DRIVECUT

DRIVECUT

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SET #4 R/B
w/CAP PS11463

SET #4 R/B
w/CAP PS11463

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w/CAP PS11463

SCALE
1" = 40 FT.

BLOCK WALL

20' PUBLIC ALLEY

POWER POLE

Lq VICTORIA SUBDIVISION
FILED: AUGUST 31, 1959
VOLUME B3, FOLIO 129

CURVE DATA
C1

R = 25.00'
D = 89°51'39"
CH = S 29°49'50" W
L = 39.31'

SURVEYOR'S CERTIFICATE
State of New
County

