

CITY OF ALBUQUERQUE



PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
TRANSPORTATION SECTION

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1004707

AGENDA ITEM NO: 4

SUBJECT:

FINAL PLAT
PRELIMINARY PLAT

VACATION OF PRIVATE EASEMENTS

hear only these items only (no longer a public hearing item)
previously approved

ENGINEERING COMMENTS:

No adverse comments

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

RESOLUTION:

APPROVED ; DENIED ___; DEFERRED ___; COMMENTS PROVIDED ___; WITHDRAWN ___

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

SIGNED:

Kristal D. Metro
Transportation Development

505-924-3991

DATE: DECEMBER 5, 2007

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
HYDROLOGY DEVELOPMENT SECTION**

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1004707

AGENDA ITEM NO: 4

SUBJECT:

Final Plat

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

No adverse comments.

RESOLUTION:

APPROVED ____; DENIED ____; DEFERRED ____; COMMENTS PROVIDED ____; WITHDRAWN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: December 5, 2007

#4

Complete Ag 12/11/07



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.: 07DRB-70124

Project # 1004707

Project Name: TOWN OF ATRISCO LAND GRANT

Agent: SURVEY'S SOUTHWEST

Phone No.: 998-0303

Your request was approved on 12-05-07 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): to record

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

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

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

Created For: 12/5/07



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.: 07DRB-70124

Project # 1004707

Project Name: TOWN OF ATRISCO LAND GRANT

Agent: SURVEY'S SOUTHWEST

Phone No.: 998-0303

Your request was approved on 12-05-07 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): to record

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

Created For: 12/5/07



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

December 5, 2007 9:00 AM

MEMBERS:

Angela Gomez, Administrative Assistant

Kristal Metro, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, ABCWUA
Christina Sandoval, Parks & Recreation

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

- 1. Project# 1004428**
07DRB-70378 VACATION OF PUBLIC
EASEMENT

MARK GOODWIN AND ASSOCIATES PA agent(s) for ALBUQUERQUE RIO BRAVO PARTNERS LLC request(s) the above action(s) for all or a portion of Lot(s) RR-3B & RR-3D, **CEJA VISTA /TOWN OF ATRISCO GRANT**, zoned SU-1/C-1, RLT, located on DENNIS CHAVIS BLVD SW BETWEEN MEADE AVE SW AND 118TH ST SW (P-9) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-14-7-2(A) (1) AND (B) (1)(3) OF THE SUBDIVISION ORDINANCE.**

- 2. Project# 1001449**
07DRB-70379 VACATION OF PUBLIC
RIGHT-OF-WAY
07DRB-70380 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

ABQ ENGINEERING agent(s) for CV LAND DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 9, Block(s) A, **KIRTLAND ADDITION Unit(s) 2**, located on GIBSON SE BETWEEN UNIVERSITY SE AND YALE SE containing approximately 3.254 acre(s). (M-15) **DEFERRED TO 12/19/07 AT THE AGENT'S REQUEST.**

3. **Project# 1006854**
 07DRB-70340 VACATION OF PUBLIC EASEMENT
 07DRB-70341 VACATION OF PUBLIC RIGHT-OF-WAY
 07DRB-70342 BULK LAND VARIANCE
 07DRB-70343 MINOR - PRELIMINARY/FINAL PLAT APPROVAL
- BOHANNAN HUSTON INC agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of **UNPLATTED LAND SECTION 15 (to be known as THE TRAILS UNIT 4)**, zoned SU2-UR35, SU2-SRLL18, SU-1 FOR OPEN SPACE, SU2-TC65 & SU2-NMU35, located on UNIVERSE BLVD NW BETWEEN AVENIDA DE JAIMITO NW AND WOODMONT AVE NW containing approximately 34.85 acre(s). (C-10) *[Deferred from 11/21/07]* **DEFERRED TO 12/12/07 AT THE AGENT'S REQUEST.**
4. ~~Project# 1004707~~
 07DRB-70123 VACATION OF PRIVATE EASEMENT
 07DRB-70124 MINOR - PRELIMINARY/FINAL PLAT APPROVAL
- SURVEYS SOUTHWEST LTD agent(s) for JOHN LORENTZEN request(s) the above action(s) for all or a portion of Tract(s) 269 & 270 together with 68th St tract, **TOWN OF ATRISCO LAND GRANT**, zoned C-2, located on HANOVER RD NW BETWEEN 68TH ST NW & I-40 containing approximately 4.0714 acre(s). (J-10) *[Deferred from 7/18/07]* **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**

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

5. **Project# 1006726**
 07DRB-70173 MAJOR – AMENDED SDP FOR BUILDING PERMIT
- BRAD KILLMAN AND/OR MAX KILLMAN agent(s) for ALLSTAR MOVING & STORAGE INC A NEW MEXICO CORP request(s) the above action(s) for all or a portion of Lot(s) 31, Tract(s) D-1, **RICHFIELD PARK**, zoned IP, located on WASHINGTON ST NE BETWEEN ALAMEDA NE AND PASEO DEL NORTE NE containing approximately 0.89 acre(s). (C-17) *[Deferred from 8/29/07 & 10/24/07]* **INDEFINITELY DEFFERED AT THE AGENT'S REQUEST.**
6. **Project# 1004875**
 07DRB-70382 EPC/ SDP FOR BUILDING PERMIT
 07DRB-70383 MINOR - PRELIMINARY/FINAL PLAT APPROVAL
- ALBUQUERQUE MONTHLY MEETING OF THE RELIGIOUS SOCIETY OF FRIENDS request(s) the above action(s) for all or a portion of Lot(s) 19-25, Block(s) 2, **IVES ADDITION**, zoned SU2 FOR S-R, located on 5TH ST NW BETWEEN BELLAMAH NW AND ASPEN AVE NW containing approximately 0.57 acre(s). [REF: 06EPC00627/00628] (J-14) *[Catalina Lehner – EPC Planner]* *[Deferred from 11/21/07]* **DEFERRED TO 12/19/07 AT THE AGENT'S REQUEST.**

7. **Project# 1003714**
07DRB-70364 EPC/SDP FOR BUILDING PERMIT
- ALEXANDER FINALE agent(s) for ASSOCIATED HOME & RV SALES, INC request(s) the above action(s) for all or a portion of Tract(s) C-3-A, **ADOBE WELLS SUBDIVISION**, zoned SU1 FOR IPC-2/R-2, located on EAGLE RANCH NE BETWEEN WESTSIDE NE AND COORS BYPASS BLVD NE containing approximately 2.29 acre(s). (B-13) [*EPC Planner – Carol Toffaleti*] [*Deferred from 11/14/07, 11/21/07 & 11/28/07*] **DEFERRED TO 12/12/07 AT THE AGENT'S REQUEST.**
8. **Project# 1006721**
07DRB-70373 EPC/ SDP FOR BUILDING PERMIT
07DRB-70374 EPC APPROVED SDP FOR SUBDIVISION
- RMKM ARCHITECTURE agent(s) for ALBUQUERQUE POLICE DEPARTMENT request(s) the above action(s) for all or a portion of Tract(s) B-9E-2-A, **SEVEN BAR RANCH**, zoned SU1 FOR R-2, located on CIBOLA LOOP RD NW BETWEEN ELLISON NW AND CIBOLA LOOP NW containing approximately 3.4 acre(s). (A-13) [*Anna DiMambro – EPC Planner*] [*Def. from 11/14/07 & 11/28/07*] **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/5/07, THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES AND TO TRANSPORTATION FOR WRITTEN COMMENTS. THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES.**
9. **Project# 1006520**
07DRB-70386 EPC APPROVED SDP FOR BUILD PERMIT
07DRB-70387 EPC APPROVED SDP FOR SUBDIVISION
- BILL FANNING/FBT ARCHITECTS agent(s) for EPISCOPAL DIOCESE OF THE RIO GRANDE/HOPE EPISCOPAL CHURCH request(s) the above action(s) for all or a portion of Lot(s) 5-8 & 25-28, Block(s) 4, Tract(s) 3, **NORTH ALBUQUERQUE ACRES Unit(s) 3**, zoned SU-2 FOR O-1 & R-T, located on ALAMEDA BLVD NE BETWEEN BARSTOW NE AND VENTURA NE containing approximately 6.1928 acre(s). (C-20) [*Anna DiMambro – EPC Planner*] [*Def. from 11/28/07*] **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/5/07 THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO THE CITY ENGINEER FOR THE SIA AND TO PLANNING FOR 3 COPIES. THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES .**

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

- 10. Project# 1004039**
07DRB-70410 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
07DRB-70411 VACATION OF PRIVATE
EASEMENT

ISAACSON & ARFMAN PA agent(s) for RUTLEDGE INVESTMENT CO INC request(s) the above action(s) for all or a portion of Lot(s) 45, Tract(s) 1, **THE LEDGENDS @ HIGH DESERT to be known as LOT 45-A & TRACT 1-A**, zoned SU-2 HD/C-1, located on ACADEMY ROAD NE BETWEEN CORTADERIA ST NE AND IMPERATA ST NE containing approximately 0.406 acre(s). (E-23) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR LETTER OF HOME OWNER'S APPROVAL, AGIS DXF, AND TO RECORD.**
- 11. Project# 1006955**
07DRB-70407 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

GEORGE RODRIGUEZ agent(s) for JEROME ECKSTEIN request(s) the above action(s) for all or a portion of Lot(s) 1-4, Block(s) 14, **CLAYTON HEIGHTS**, zoned C-2, located on WILMOORE DRIVE SE BETWEEN ROSS AVE SE AND GIBSON BLVD SE containing approximately 0.5739 acre(s). (L-15) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF AND TO FILE, AND TO TRANSPORTATION FOR A SEPERATE EXHIBIT FOR ROSS AVENUE AND WILMOORE DRIVE SHOWING LOCATION OF SIDEWALK AND DEFINING THE DISTANCE FROM FACE OF CURB TO PROPERTY LINE.**
- 12. Project# 1001409**
07DRB-70412 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

ADVANCED ENGR. AND CONSULT. LLC agent(s) for KIAN SAADAT request(s) the above action(s) for all or a portion of Lot(s) 20.A, Block(s) 1, **CANDLELIGHT FOOTHILLS Unit(s) 1**, zoned R-1, located on LOMAS BLVD NE BETWEEN MONTE LARGO DR NE AND SUMMIT HILLS DR NE containing approximately 1.1 acre(s). (J-23) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR LOT LINE REVISION BETWEEN A-2 AND A-3, AND THE SOLAR COLLECTOR LANGUAGE.**
- 13. Project# 1006956**
07DRB-70408 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

ADVANCED ENGR. AND CONSULT. LLC agent(s) for FELIX RABADI request(s) the above action(s) for all or a portion of Tract(s) 2 & 4, **NORTH CARLISLE ADDITION**, zoned P & C-1, located on CARLISLE BLVD NE BETWEEN COMANCHE RD NE AND PALO DURO AVE NE containing approximately 0.7872 acre(s). (G-17) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION FOR 30 FOOT RADIUS DEDICATION AT CARLISLE AND PALO DURO AND TO PLANNING FOR VERIFICATION OF COMPLIANCE WITH BUILDING CODE AND ZONING REQUIREMENTS AND FOR SOLAR COLLECTOR LANGUAGE.**

14. **Project# 1004820**
07DRB-70409 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURV-TEK INC agent(s) for ACI MANAGEMENT LLC request(s) the above action(s) for all or a portion of Tract(s) D-1 -B-1, **ADOBE WELLS**, zoned C-2, located on EAGLE RANCH RD NW BETWEEN IRVING BLVD NW AND COORS BLVD BYPASS NW containing approximately 1.708 acre(s). (B-13) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**
15. **Project# 1006573**
07DRB-70413 MAJOR - FINAL PLAT
APPROVAL
- LARRY READ & ASSOCIATES INC agent(s) for DESERT HILLS JEHOVA'S WITNESSES request(s) the above action(s) for all or a portion of Lot(s) 12 & 21, Block(s) 29, Tract(s) A, **NAA Unit(s) B**, zoned SU-2 IP, located on ALAMEDA NE BETWEEN LOUISIANA NE AND SAN PEDRO NE containing approximately 1.8 acre(s). (C-18) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND TO PLANNING FOR PLAT REVISIONS, AGIS DXF AND FOR SUZANNE BUSH SIGNATURE.**
16. **Project# 1006926**
07DRB-70414 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- ART MARSHALL agent(s) for MERCEDES R MARSHALL request(s) the above action(s) for all or a portion of Lot(s) 27 & 28, Block(s) 3, **SUNSHINE ADDITION** zoned SU-2 MR, located on EDITH BLVD SE BETWEEN SMITH SE AND ANDERSON SE containing approximately .33 acre(s). (L-14) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR SOLAR COLLECTOR LANGUAGE AND AGIS DXF.**
17. **Project# 1000085**
07DRB-70264 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- HALL SURVEYING CO agent(s) for BERNARD WEINER request(s) the above action(s) for all or a portion of Lot(s) M-1-A-2-A, **TANOAN PROPERTIES**, zoned SU-1 FOR C-1, located on ACADEMY RD BETWEEN TENNYSON AND TRAMWAY NE containing approximately 1.2174 acre(s). (E-22) *[Def. from 10-3-07]* **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO ABCWUA FOR INDICATION OF EASMENTS FOR EXISTING PRIVATE SEWER AND/OR WATER SERVICE LINES AND TO PLANNING FOR RECIPROCAL EASEMENTS, BUILDING CODE COMPLIANCE, AGIS DXF AND TO RECORD.**

NO ACTION IS TAKEN ON THESE CASES:

APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

18. **Project# 1006950**
07DRB-70404 SKETCH PLAT REVIEW
AND COMMENT
- GINA SCHMIDT/SIERRA WEST, LLC agent(s) for GINA SCHMIDT/SIERRA WEST, LLC request(s) the above action(s) for all or a portion of zoned none, located on WYOMING AND I-40 BETWEEN NORTHBOUND OFF-RAMP AND MOUNTAIN ROAD NE containing approximately 1.2 acre(s). (J-20) **THE ABOVE ACTION WAS REVIEWED AND COMMENTS GIVEN.**

19. **Project# 1006951**
07DRB-70405 SKETCH PLAT REVIEW
AND COMMENT

FORSTBAUER SURVEYING LLC agent(s) for GEORGE P & EILEEN P SANDOVAL request(s) the above action(s) for all or a portion of Lot(s) 1A, **LANDS OF GEORGE SANDOVAL**, zoned RA-2, located on AVENIDA CRISTO REY NW BETWEEN SAN ISIDRO ST NW AND GRIEGOS LATERAL containing approximately 2.8 acre(s). (F-13) **THE ABOVE ACTION WAS REVIEWED AND COMMENTS GIVEN.**

20. Other Matters: Project # 1003570 was heard concurrently with Item # 8. The Preliminary plat for said project was approved with delegation to Transportation for easements, and to Planning for Solar Collector Language, AGIS DXF, and to Record.

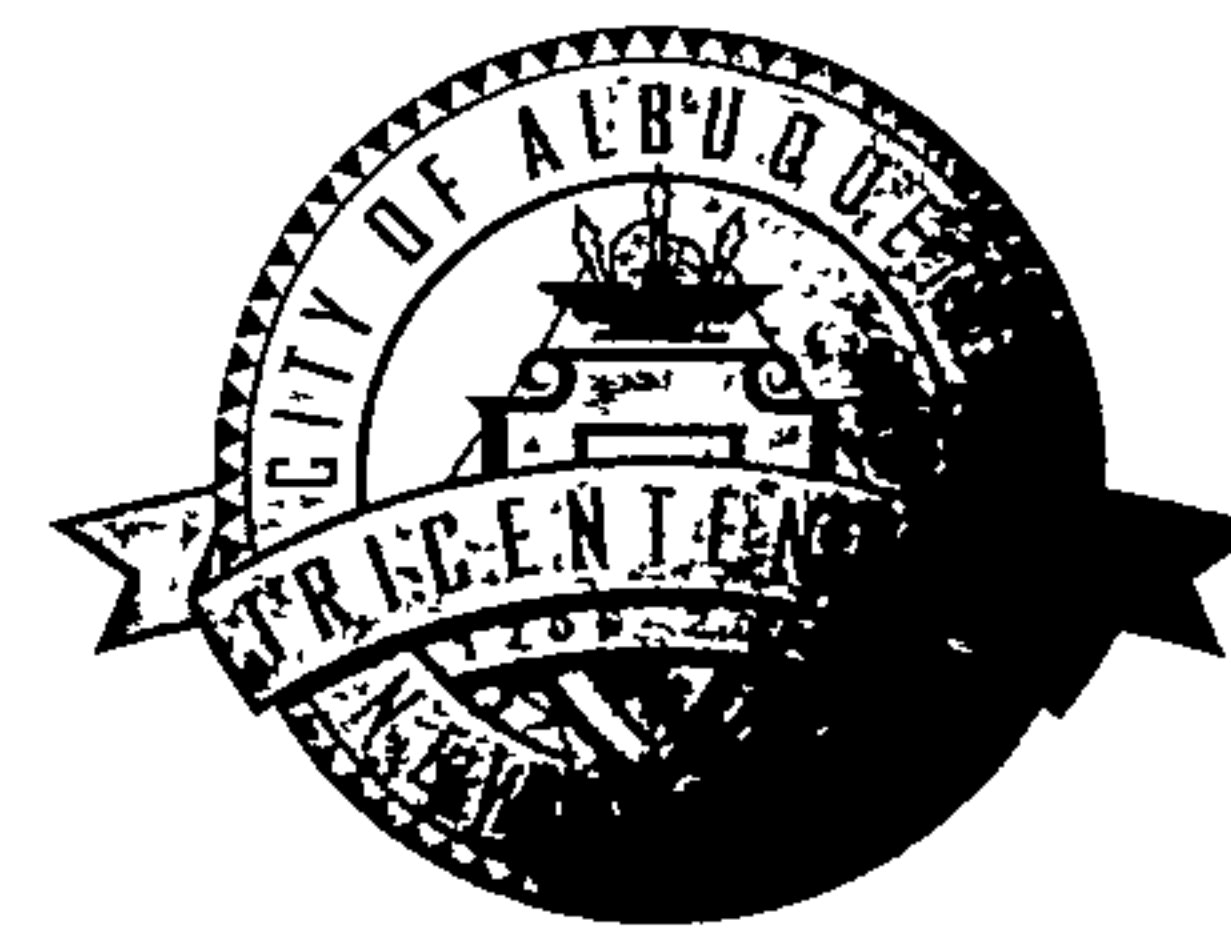
Adjourned: 11:05

DRB PUBLIC HEARING SIGN IN SHEETS

PROJECT #: 1004707 AGENDA# 4 DATE: 12/5/07

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

CITY OF ALBUQUERQUE



PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
TRANSPORTATION SECTION

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1003714

AGENDA ITEM NO: 7

SUBJECT:

SITE PLAN FOR BUILDING PERMIT

ENGINEERING COMMENTS:

List the width and length for all parking spaces

The handicapped spaces must include an 8-foot wide van access aisle; all other aisles should be 5 feet in width.

For passenger vehicles, the minimum end island radius is 15 feet.

Need build notes, referring to the appropriate City Standard, for all work done in the public right of way

All public sidewalk located outside of the public right of way must be located in a sidewalk easement

Proposed sidewalk must be placed at the property line, if possible

Is there a ramp at the SE corner of Westside Drive NW? Provide more details

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

RESOLUTION:

APPROVED ___; DENIED ___; DEFERRED ___; COMMENTS PROVIDED ___; WITHDRAWN ___

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

SIGNED:

Kristal D. Metro
Transportation Development

505-924-3991

DATE: DECEMBER 5, 2007

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
HYDROLOGY DEVELOPMENT SECTION**

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1003714

AGENDA ITEM NO: 7

SUBJECT:

Site Plan for BP

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

No adverse comments.

RESOLUTION:

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: December 5, 2007



DRB CASE ACTION LOG (FINAL)

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.: 06DRB-00210 (F)P
Project Name: TOWN OF ATRISCO GRANT,
68TH STREET TRACT
Agent: Surveys Southwest Ltd.

Project # 1004707
Phone No.: 998-0303

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 07/18/07 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 1004707

~~_____~~ **OK**



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

July 18, 2007

13. Project# 1004707
07DRB-70123 VACATION OF PRIVATE EASEMENT

SURVEYS SOUTHWEST LTD agent(s) for JOHN LORENTZEN request(s) the above action(s) for all or a portion of Tract(s) 269 & 270 together with 68th St tract, **TOWN OF ATRISCO LAND GRANT**, zoned C-2, located on HANOVER RD NW BETWEEN 68TH ST NW & I-40 containing approximately 4.0714 acre(s). (J-10)

At the July 18, 2007, Development Review Board meeting, the vacation of private easements was approved as shown on Exhibit B in the Planning file, subject to these findings and conditions:

FINDINGS:

1. The public welfare is in no way served by retaining the rights-of-way and/or easements.
2. There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.

CONDITIONS:

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

07DRB-70087 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL

With the signing of the infrastructure list dated 07/18/07, the preliminary and final plat was approved.

Sheran Matson

Sheran Matson, AICP, DRB Chair

Cc: Surveys Southwest, LTD, 333 Lomas Blvd NE, 87102
John Lorentzen, 2909 Yale SE, 87106
Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.
File



**DEVELOPMENT REVIEW BOARD
Action Sheet**

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

July 18, 2007

9:00 A.M.

MEMBERS:

Sheran Matson, AICP, DRB Chair
Sandra Handley, Administrative Assistant

Wilfred Gallegos, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, ABCWUA
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:
- 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# 1002858**
07DRB-70068 MAJOR - 2YR SUBD IMP
AGMT (2YR SIA)
MARK GOODWIN & ASSOCIATES agent(s) for ANDERSON HILLS LLC request(s) the above action(s) for all or a portion of Parcel A-1 & I-1, **MESA @ ANDERSON HILLS, UNIT 2**, zoned SU-1, C-1 & R-2, located on DENNIS CHAVEZ BLVD SW between UNSER BLVD SW and GRACE VIGIL RD SW containing approximately 35.43 acre(s). (P-9) **THE TWO YEAR SIA EXTENSION WAS APPROVED.**

2. **Project# 1002856**
07DRB-70069 MAJOR - 2YR SUBD IMP
AGMT (2YR SIA)

MARK GOODWIN & ASSOCIATES agent(s) for ANDERSON HILLS LLC request(s) the above action(s) for all or a portion of Parcel 1, **THE MEADOWS @ ANDERSON HILLS**, zoned RLT, located on DENNIS CHAVEZ BLVD SW between UNSER BLVD SW and 98TH SW containing approximately 48.0729 acre(s). (P-9) **THE TWO YEAR SIA EXTENSION WAS APPROVED.**
3. **Project # 1000945**
07DRB-00621 Major-Two Year SIA

ADVANCED ENGINEERING AND CONSULTING LLC agent(s) for EAGLE ROCK PROPERTIES LLC request(s) the above action(s) for all or any portion of Lot(s) 22, Block(s) 26, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2 IP located on EAGLE ROCK AVE NE between SAN PEDRO DR NE and LOUISIANA BLVD NE containing approximately 1 acre(s). [REF:06DRB-00710] [Deferred from 6/13/07] (C-18) **TWO-YEAR SIA EXTENSION WAS WITHDRAWN AT THE AGENT'S REQUEST.**
4. **Project# 1005464**
07DRB-70082 VACATION OF PUBLIC
RIGHT-OF-WAY

THOMPSON ENGINEERING CONSULTANTS INC agent(s) for ESMAIL HAIDARI request(s) the above action(s) for all or a portion of Lot(s) 32, Tract(s) A, **NORTH ALBUQUERQUE ACRES**, zoned R-LT, located on PALOMAS AVE NE between BARSTOW ST NE and VENTURA ST NE containing approximately 0.73 acre(s). [Deferred from 7/18/07] D-19) **DEFERRED AT THE BOARD'S REQUEST TO 08/15/07.**
5. **Project# 1003445**
07DRB-70083 VACATION OF PUBLIC
RIGHT-OF-WAY

BOHANNAN HUSTON INC agent(s) for FOUNTAIN HILLS PLAZA LLC, request(s) the above action(s) for all or a portion of Tract(s) B-1-A, C-1-A, D-1-A, Lot(s) 10-A-2, Tract(s) B, Block(s) D, **ALBUQUERQUE WEST, UNIT 1** and **RICHLAND HILLS, UNIT 1**, zoned SU-1 / PDA to include C-3 uses, located on NUNZIO AVE NW between PARADISE BLVD NW and PASEO DEL NORTE NW, containing approximately 39.9074 acre(s). [07DRB-00261] (C-12) **THE VACATION OF PUBLIC RIGHT-OF-WAY WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**
6. **Project# 1002962**
07DRB-70084 VACATION OF PUBLIC
EASEMENT

BOHANNAN HUSTON INC agent(s) for CANTATA @ THE TRAILS INC, request(s) the above action(s) for all or a portion of Tract(s) 4- 0S, THE TRAILS UNIT 2 (to be known as **CANTATA @ THE TRAILS**) zoned SU-2 UR, located on OAKLAND RIDGE ST NW and WOODMONT AVE NW containing approximately 5.0749 acre(s). [07DRB-00613] (C-9) **THE VACATION OF PUBLIC EASEMENT WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

7. **Project # 1005031**
06DRB-01077 Major-Vacation of Public
Easements

SURV-TEK agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 9-A, THE TRAILS, UNIT 2 (to be known as **SANTA FE 3 @ THE TRAILS, UNIT 2**) zoned SU-2-SRSL, located on WOODMONT AVE NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). [REF: 06DRB-01017, 06DRB-01018] [Deferred from 8/23/06, 9/13/06, 9/27/06, 10/4/06, 10/25/06, 11/29/06, 12/20/06, 1/24/07, 4/18/07, 6/20/07 & 7/18/07] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 8/01/07.**

06DRB-01017 Major-Preliminary Plat
Approval
06DRB-01018 Minor-Temp Defer SDWK

SURV TEK & WILSON & COMPANY agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 9-A, THE TRAILS UNIT 2 (to be known as **SANTA FE 3 @ THE TRAILS, UNIT 2**) zoned SU-2-SRSL , located on WOODMONT AVE NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). (Listed as Project 1004644 in error) [Deferred from 8/9/06, 8/23/06, 9/13/06, 9/27/06, 10/4/06 , 10/25/06, 11/29/06, 12/20/06, 1/24/07, 4/18/07, 6/20/07 & 7/18/07] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 8/01/07.**

06DRB-01282 Minor-Subd Design (DPM)
Variance

WILSON AND COMPANY agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 9A, THE TRAILS UNIT 2 (to be known as **SANTA FE 3 @ THE TRAILS, UNIT 2**) zoned SU-2-SRSL, located on WOODMONT AVE NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). [REF: 06DRB-01017, 06DRB-01018, DRB-01077] *Deferred from 9/13/06, 9/27/06, 10/4/06, 10/25/06, 11/29/06, 12/20/06, 1/24/07, 4/18/07, 6/20/07 & 7/18/07]* (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 8/01/07.**

8. **Project # 1005070**
06DRB-01154 Major-Preliminary Plat
Approval
06DRB-01156 Minor-Sidewalk Waiver
06DRB-01155 Minor-Temp Defer SDWK

SURV-TEK INC & WILSON & COMPANY agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 8, THE TRAILS, UNIT 2 (to be known as **TAOS @ THE TRAILS, UNIT 2**) zoned SU-2-SRLL, located on WOODMONT AVE NW, between UNIVERSE BLVD NW and RAINBOW BLVD NW containing approximately 9 acre(s). [Deferred from 9/6/06, 9/13/06, 9/27/06, 10/11/06, 10/25/06, 11/29/06, 12/20/06, 1/24/07, 4/18/07, 6/20/07 & 7/18/07] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 8/22/07.**

8.A **Project# 1000976**
07DRB-70042 MAJOR - PRELIMINARY
PLAT APPROVAL
07DRB-70044 MINOR - TEMP DEFR
SWDK CONST

ABQ ENGINEERING INC. agent(s) for RIVERSIDE WEST LLC request(s) the above action(s) for all or a portion of Tract(s) 1 & 2, **LANDS OF WESTLAND DEVELOPMENT CO.,INC.**, zoned SU-1 FOR PRD, located on ERVIEN LN SW between COORS BLVD SW and UNSER BLVD SW containing approximately 40.85 acre(s). [Deferred from 07/11/07 & 7/18/07] (M-10 & N-10) **DEFERRED AT THE AGENT'S REQUEST TO 07/25/07.**

07DRB-70107 MINOR - SDP FOR
SUBDIVISION

CONSENSUS PLANNING agent(s) for RIVERSIDE WEST LLC request(s) the above action(s) for all or a portion of Tract(s) 1 & 2, **LANDS OF WESTLAND DEVELOPMENT, RIVERSIDE WEST SUBDIVISION**, zoned SU-1/PRD, located on ERUIEN LANE SW BETWEEN COORS BLVD SW AND AMOLE ARROYO containing approximately 40.85 acre(s). [Deferred from 07/11/07 & 7/18/07] (M-10) **DEFERRED AT THE AGENT'S REQUEST TO 07/25/07.**

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

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

9. **Project# 1002651**
07DRB-70125 AMENDED SDP FOR BP

ADVANCED ENGINEERING AND CONSULTING LLC agent(s) for DEVALMONT VINEYARDS INC request(s) the above action(s) for all or a portion of Lot(s) 25-A, Tract(s) A, Block(s) 15, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2/IP, located on I-25 NORTH BOUND FRONTAGE RD NE BETWEEN CARMEL AVE NE AND CORONA AVE NE [REF: DRB-93-78] [Deferred from 7/18/07] (C-18) **DEFERRED AT THE AGENT'S REQUEST TO 07/25/07.**

10. **Project# 1005355**
07DRB-70119 EPC APPROVED SDP
FOR BUILD PERMIT

BOHANNAN HUSTON INC agent(s) for MESA DEL SOL LLC request(s) the above action(s) for all or a portion of Tract(s) 4A, **MESA DEL SOL**, zoned PC, located on UNIVERSITY BLVD SE BETWEEN SOLAR MESA AVE SE AND BOBBY FOSTER SE (R-16) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT TO PROVIDE ACCESS ALONG EASEMENT ACCESS WITH BENEFICIARIES & MAINTANCE RESPONSIBILITIES DEFINED ON THE BULK LAND PLAT AND TO PLANNING FOR A 15 DAY APPEAL PERIOD, CATALINA LEHNER'S INITIALS AND FOUR COPIES OF THE PLAN, ONE TO BE INCLUDED IN THE MASTER PLAN FILE.**

ERSTMAN
AVE.

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

11. **Project# 1002092**
07DRB-70120 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- BOHANNAN HUSTON INC agent(s) for THOMAS M BOHLMAN request(s) the above action(s) for all or a portion of Lot(s) 14P-1 & 25P-1, **OXBOW BLUFF SUBDIVISION** zoned SU-3, located on SILVERY MINNOW LANE NW BETWEEN WATERWILLOW LANE NW AND OXBOW NW containing approximately 1.2255 acre(s). (F-11) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH NO DELEGATION.**
12. **Project# 1003087**
07DRB-70118 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- PRECISION SURVEYS INC agent(s) for FULLER HOMES INC request(s) the above action(s) for all or a portion of Lot(s) 94 & 95, **WATERSHED SUBDIVISION**, and zoned SU-2 FOR PDA, located on SANDWATER RD NW BETWEEN WATERSHED DR NW AND MESA RAIN RD NW containing approximately 0.3815 acre(s). (H-9) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH NO DELEGATION.**
13. **Project#-1004707**
~~07DRB-70123 VACATION OF PRIVATE EASEMENT~~
07DRB-70124 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURVEYS SOUTHWEST LTD agent(s) for JOHN LORENTZEN request(s) the above action(s) for all or a portion of Tract(s) 269 & 270 together with 68th St tract, **TOWN OF ATRISCO LAND GRANT**, zoned C-2, located on HANOVER RD NW BETWEEN 68TH ST NW & I-40 containing approximately ~~4.0714~~ 4.0714 acre(s). (J-10) **THE VACATION OF PRIVATE EASEMENT WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 07/18/07, THE PRELIMINARY AND FINAL PLAT WAS APPROVED.**
14. **Project# 1004907**
07DRB-70121 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURVEYS SOUTHWEST LTD agent(s) for RUTH ROSENSTEIN request(s) the above action(s) for all or a portion of Lot(s) 20 & 21, **CORONADO PLACE ADDITION**, zoned SU-2/ RC, located on FORRESTER ST NW BETWEEN MOUNTAIN RD NW AND 8TH ST NW containing approximately 0.1362 acre(s). (J-14) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR DEDICATIONS AND TO PLANNING FOR A COPY OF THE RECORDED PLAT.**

15. **Project# 1005208**
07DRB-70127 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- ROSS HOWARD COMPANY agent(s) for PEDRO & MAGGIE MEJIA request(s) the above action(s) for all or a portion of Tract(s) 27-A-1-C-1 & 27-A-1-C-2-A, M.R.G.C.D. Map 40, zoned SU-2/R-1, located on CROMWELL AVE SW BETWEEN 8th ST SW AND ALBUQUERQUE RIVERSIDE DRAIN containing approximately 0.1751 acre(s). (K-13) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR DEDICATIONS AND TO PLANNING FOR A COPY OF THE RECORDED PLAT.**
- 15.A **Project# 1004919**
07DRB-70073 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- WAYJOHN SURVEYING INC agent(s) for DAVID MURPHY request(s) the above action(s) for all or a portion of Tract(s) 127-B, 128-B, 129-B-2, 129-B-1, 131 & 131-A (to be known as **NORTH 2ND STREET BUSINESS CENTER**) zoned M-1, located on 2nd ST NW between MONTANO NW and GRIEGOS NW containing approximately 6.1315 acre(s). [Deferred from 06/27/07, 07/11/07 & 7/18/07] [REF: 06DRB-00747] (F-15) **DEFERRED AT THE AGENT'S REQUEST TO 07/25/07.**

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

16. **Project# 1006618**
07DRB-70122 SKETCH PLAT REVIEW
AND COMMENT
- KEITH MACDUFFEE agent(s) for RICHARD FOX request(s) the above action(s) for all or a portion of Lot(s) 12, Block(s) 5, **TRACTION PARK & CITY ELECTRIC ADDITION**, zoned R-LT, located on NEW YORK AVE SW BETWEEN CENTRAL AVE SW AND RIO GRANDE BLVD NW containing approximately 0.14 acre(s). (J-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
17. **Project# 1006626**
07DRB-70126 SKETCH PLAT REVIEW
AND COMMENT
- ADRIAN PEDROZA request(s) the above action(s) for all or a portion of Tract(s) 23 ,24 & 139, **ATRISCO GRANT, UNIT 6**, zoned R-1, located on GONZALES SW AND CHURCHILL SW containing approximately 2.4 acre(s). (K-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
18. ADJOURNED: 10:35 AM

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1004707

AGENDA ITEM NO: 13

SUBJECT:

Final Plat
Preliminary Plat
Vacation of Private Easement

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

P.O. Box 1293

Infrastructure List comments.
An approved grading and drainage plan dated 10-23-06 is on file for Preliminary Plat approval.
An approved SIA with Financial Guarantee(s) is required prior to final plat approval.
No objection to vacation request.

Albuquerque

New Mexico 87103

www.cabq.gov

RESOLUTION:

signed I.L.

APPROVED X; 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**

505-924-3986

DATE: JULY 18, 2007

(J-10/D042)

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
July 18, 2007
DRB Comments**

ITEM # 13


PROJECT # 1004707

APPLICATION # 07-70124 & 70123

RE: Tracts 269 & 270, Town of Atrisco Land Grant/vpe & plat

No objection to any of the requested actions. AGIS dxf was approved with the original plat submittal.

Agent may record the plat if Planning receives a paper copy for the file.



Sheran Matson, AICP

DRB Chair

924-3880 smatson@cabq.gov



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

April 26, 2006

10. Project # 1004707

06DRB-00210 Minor-Prelim&Final Plat Approval

06DRB-00211 Minor-Vacation of Private Easements

SURVEYS SOUTHWEST agent(s) for JOHN LORENTZEN request(s) the above action(s) for all or a portion of Tract(s) 269 & 270, **TOWN OF ATRISCO GRANT TOGETHER WITH 68TH STREET TRACT**, zoned C-2, located on INTERSTATE 40 NW, between HANOVER RD NW and 68TH ST NW containing approximately 5 acre(s). [*Indef deferred on 2/22/06*] (J-10)

At the April 26, 2006, Development Review Board meeting, with the signing of the infrastructure list dated 4/26/06 and the grading and drainage plan dated 4/17/06, the preliminary plat was approved.

The final plat was indefinitely deferred for the SIA.

The vacation of private easements was approved as shown on Exhibit B in the Planning file, subject to these findings and conditions:

FINDINGS:

1. The public welfare is in no way served by retaining the rights-of-way and/or easements.
2. There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.

CONDITIONS:

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

If you wish to appeal this decision, you must do so by May 11, 2006, in the manner described below.

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



OFFICIAL NOTICE OF DECISION

PAGE 2

The date the determination in question is issued is not included in the 15-day period for filing an appeal. If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

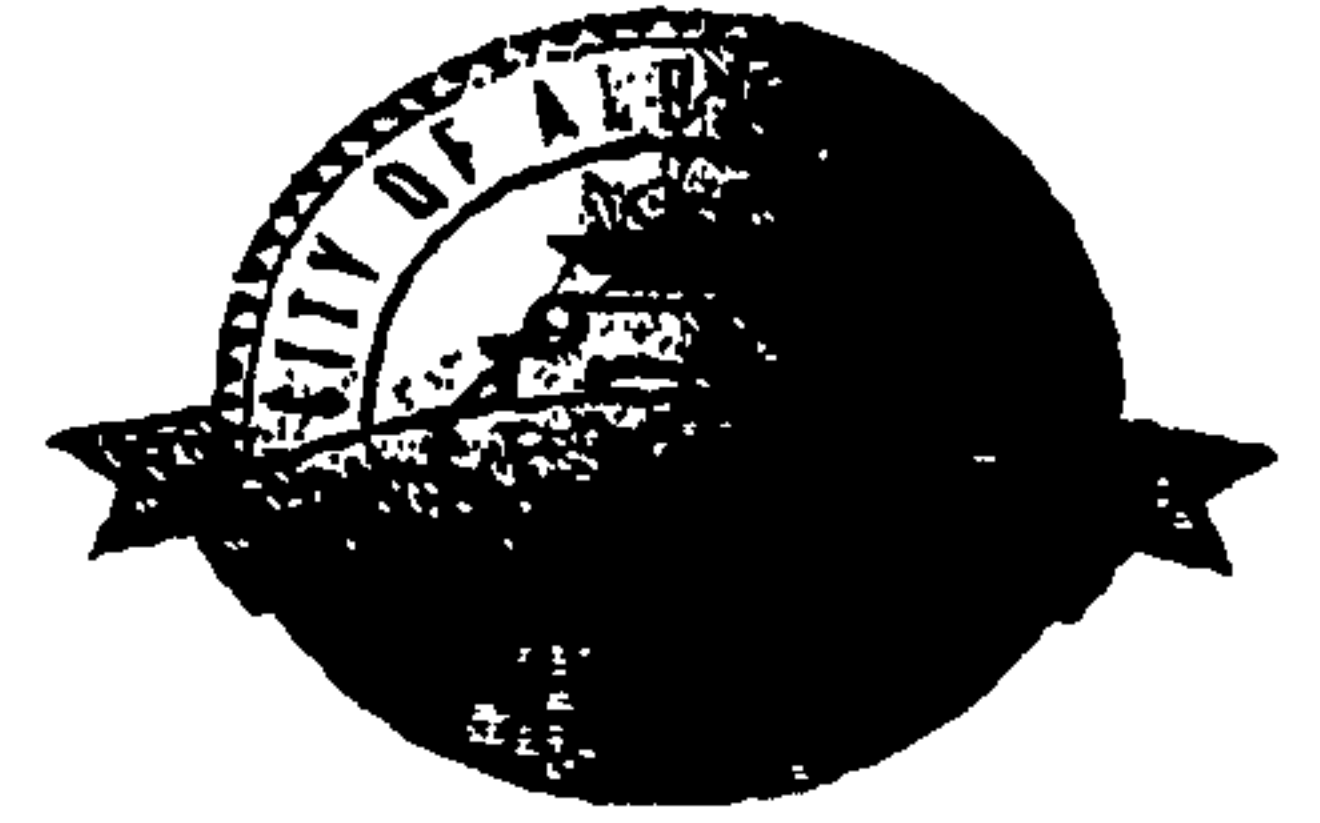
You will receive notice if any other person files an appeal. Successful applicants are reminded that other requirements of the City must be complied with, even after approval of the referenced application(s).

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

Sheran Matson, AICP, DRB Chair

Cc: John Lorentzen, 2909 Yale SE, 87106
Surveys Southwest Ltd., 333 Lomas Blvd NE, 87102
Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.
File

CITY OF ALBUQUERQUE



SHERAL MATSON
PROJ # 1004707

April 17, 2006

Philip Clark, P.E.
Clark Consulting Engineers
19 Ryan Road
Edgewood, NM 87015

**Re: S & S RV, Hanover Rd NW, Grading and Drainage Plan
Engineer's Stamp dated 4-17-06 (J10-D42)**

Dear Mr. Clark,

Based upon the information provided in your submittal received 4-17-06, the above referenced plan is approved for Building Permit and Preliminary Plat action by the DRB. Please attach a copy of this approved plan to the construction sets prior to sign-off by Hydrology. Prior to Certificate of Occupancy release, Engineer Certification per the DPM checklist will be required.

P.O. Box 1293

Albuquerque

New Mexico 87103

www.abq.gov

This project requires a National Pollutant Discharge Elimination System (NPDES) permit. If you have any questions regarding this permit please feel free to call the DMD Storm Drainage Design section at 768-3654 (Charles Caruso).

If you have any questions, you can contact me at 924-3981.

Sincerely,

Kristal D. Metro, P.E.
Senior Engineer, Planning Dept.
Development and Building Services

C: Charles Caruso, DMD Storm Drainage Design
File

Attn: Dan Graney, Surveys S.W. Ltd

INFRASTRUCTURE LIST

DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

Date Submitted: 4/18/06
 Date Site Plan Approved: _____
 Date Preliminary Plat Approved: _____
 Date Preliminary Plat Expires: _____
 DRB Project No.: 1004707
 DRB Application No.: 06 028 00210

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN
Southerly Portion of TR. 269 & 270 Town of Arisco Grant, Unit B
 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 important 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 important or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantee. All such revisions require approval by the 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	Constructed Under	Size	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector	P.E.	City Cost Engineer
<input type="checkbox"/>	<input type="checkbox"/>	4' W	P.C.C. Sidewalk	Hanover	Frontage		1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	5' d	P.C.C. Curb's Gutter	Hanover	Frontage		1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	6"	PVC Private Water Line (Fire Protection)	on-site	90' South to Hanover		1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	4' Bay	Fire hydrant	on-site			1	1	1
<input type="checkbox"/>	<input type="checkbox"/>	Type	Modify Exist. Drop Inlet	N. side Hanover	opp. SE corner of site		1	1	1
<input type="checkbox"/>	<input type="checkbox"/>						1	1	1
<input type="checkbox"/>	<input type="checkbox"/>						1	1	1
<input type="checkbox"/>	<input type="checkbox"/>						1	1	1

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 S/A requirements.

Financially Guaranteed	Constructed		Size	Type of Improvement	Location	From	To	Construction Certification		Approval of Creditable Items:	City User Dept. Signature	Date
	DRG #	Under						DRG #	Inspector			
								/	/	/		
								/	/	/		

NOTES
 If the site is located in a floodplain, then the financial guarantee will not be released until the LOMR is approved by FEMA.
 Street lights per City requirements.

- 1 _____
- 2 _____
- 3 _____

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

AGENT / OWNER	_____	PARKS & RECREATION - date	_____
<i>Philip W. Clark</i> NAME (print)	_____	DRB CHAIR - date	_____
<i>Clark Consulting Engr's.</i> FIRM	_____	TRANSPORTATION DEVELOPMENT - date	_____
<i>Philip W. Clark</i> SIGNATURE - date	_____	UTILITY DEVELOPMENT - date	_____
		CITY ENGINEER - date	_____

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRG CHAIR	USER DEPARTMENT	AGENT / OWNER



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

April 26, 2006

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: |
| 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

- Project # 1000332**
06DRB-00419 Major-Two Year SIA

SMITH ENGINEERING COMPANY agent(s) for PRAXAIR INC request(s) the above action(s) for all or a portion of Lot(s) 28A, Block(s) B, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned IP, located on SAN DIEGO NE, between SAN MATEO BLVD NE and I-25 NE containing approximately 3 acre(s). [REF: 00DRB-00318, 04DRB-00576, 02DRB-00340, DRB-96-526, DRB-96-528] (B-18) **A ONE-YEAR EXTENSION OF THE SIA WAS APPROVED.**

2. **Project # 1003684**
06DRB-00325 Major-Preliminary Plat Approval
06DRB-00326 Major-Vacation of Pub Right-of-Way
06DRB-00327 Major-Vacation of Public Easements
06DRB-00329 Minor-Sidewalk Waiver
06DRB-00331 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES PA agent(s) for CAPITAL ALLIANCE INVESTMENTS LLC request(s) the above action(s) for all or a portion of Tract(s) A & B, CALABACILLAS ARROYO, Tract(s) B2B1, PARADISE HEIGHTS, UNIT 5 AND SEVILLE UNIT 7, Block(s) 7-14 (to be known as **ANASAZI RIDGE**) zoned R-1 residential zone, located on WESTSIDE BLVD NW, between UNIVERSE AVE NW and DUNN AVE NW containing approximately 73 acre(s). [REF: 04DRB01443, 05DRB00118, 05DRB00119, 05DRB00120, 05DRB00121] (A-10) **DEFERRED TO 5/3/6.**

3. **Project # 1004793**
06DRB-00416 Major-Preliminary Plat Approval
06DRB-00417 Major-Vacation of Public Easements
06DRB-00418 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for T S MCNANEY AND ASSOCIATES request(s) the above action(s) for all or a portion of Lot(s) 174-P1, Tract(s) B1 & B2, MIRAVISTA SUBDIVISION (to be known as **EMBUDITO CANYON SUBDIVISION**) zoned R-T, located on ELIZABETH ST SE and SOUTHERN AVE SE and containing approximately 2 acre(s). (L-21) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 4/26/06, AND THE GRADING AND DRAINAGE PLAN DATED MAY 3/16/06, THE PRELIMINARY PLAT WAS APPROVED SUBJECT TO THE PROVISIONS OF THE SUBDIVISION REGULATIONS. THE VACATION OF PUBLIC EASEMENT WAS APPROVED AS SHOWN IN EXHIBIT B. THE TEMPORARY DEFERRAL OF SIDEWALK WAS APPROVED AS SHOWN IN EXHIBIT C IN THE PLANNING FILE.**

4. **Project # 1004779**
06DRB-00393 Major-Vacation of Pub Right-of-Way

ISAACSON & ARFMAN PA agent(s) for 207 ALISO DRIVE LLC, SHEFFIELD PARTNERS LLC request(s) the above action(s) for all or a portion of Lot(s) 3-A & 4, Block(s) 3, GRANADA HEIGHTS (to be known as **ALISO LOFTS, PHASE II**) zoned R-2 residential

zone, located on ALISO DR SE, between SILVER AVE SE and ARLOTE AVE SE. [REF: V-77-8, ZA-76-152] [Deferred from 4/19/06] (K-17) **THE VACATION OF PUBLIC RIGHT-OF-WAY WAS APPROVED AS SHOWN IN EXHIBIT B IN THE PLANNING FILE AND WITH THE FOLLOWING CONDITION(S): (1) EASEMENTS SHALL BE RETAINED FOR EXISTING PUBLIC WATER/SEWER LINES AS DETERMINED PRIOR TO FINAL PLAT APPROVAL.**

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 # 1003116**
06DRB-00558 Minor-SiteDev Plan
Subd/EPC
06DRB-00559 Minor-SiteDev Plan
BldPermit/EPC
- ISAACSON & ARFMAN PA agent(s) for CLEARBROOK INVESTMENTS INC request(s) the above action(s) for A PORTION OF THE SW 1/4 OF THE SE 1/4 OF SECTION 27, T10N, R4E, **CANYON GROVE SUBDIVISION**, zoned SU-1 PRD, located on CALLE CORONADO SE SE, between HIDDEN VALLEY RD SE and TIJERAS ARROYO SE containing approximately 10 acre(s). [REF: 05EPC00020, 05EPC00021] [David Stallworth, EPC Case Planner] (L-22/M-22) **DEFERRED TO 5/3/6.**
- 6. Project # 1004725**
06DRB-00429 Minor-SiteDev Plan
BldPermit
- RICK BENNETT ARCHITECTS agent(s) for JOHN BATTAGLIA request(s) the above action(s) for all or a portion of Tract(s) Q8-A, Q6 & Q7, **ATRISCO BUSINESS PARK, UNIT 4**, zoned SU-1 for IP special use zone, located on COORS BLVD NW, between LOS VOLCANES RD NW and FORTUNA RD NW containing approximately 1 acre(s). [REF: 06EPC-

00278] [Was Indef deferred on a no show 4/12/06](J-10) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO ADDRESS PLANNING COMMENTS AND 3 COPIES OF THE SITE PLAN, AND TO TRANSPORTATION DEVELOPMENT FOR CURB OPENINGS ON COORS, AND 24' ACCESS EASEMENT.**

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

- 7. Project # 1000922**
06DRB-00555 Minor-Extension of Preliminary Plat

WILSON & COMPANY INC agent(s) for LEGACY SUSTAINABLE DEVELOPMENT request(s) the above action(s) for all or a portion of Tract(s) A, **LA CUENTISTA SUBDIVISION**, zoned R-1, located on KIMMICK DR NW, between URRACA ST NW and CAMINO DE PAZ NW containing approximately 47 acre(s). [REF: 05DRB-01829] (C-10/10 & D-10 & 11) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**

- 8. Project # 1004851**
06DRB-00556 Minor-Prelim&Final Plat Approval

JEFF MORTENSEN & ASSOCIATES agent(s) for CHARLES & JO ANN MCCLAIN request(s) the above action(s) for **M.R.G.C.D. TRACT 340A2A1A1**, zoned S-M1, located on ZEARING AVE NW, between RIO GRANDE BLVD NW and 19TH ST NW containing approximately 3 acre(s)[REF:DRB-92-177](H-13/J-13) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF, AND TO TRANSPORTATION DEVELOPMENT FOR SIDEWALK ENCROACHMENTS.**

9. **Project # 1004849**
06DRB-00552 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for SOUTHWEST CAPITAL PROJECTS LLC request(s) the above action(s) for all or a portion of Tract(s) A, **GLOBE**, zoned C-2, SC, located on LOMAS BLVD NE, between LOUISIANA BLVD NE and CHAMA ST NE containing approximately 10 acre(s). [REF: Z-1364, S-1306, ZA-81-33, ZA-77-272] (K-19) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL PLAT SIGN OFF DELEGATED TO PLANNING FOR STATEMENT FROM GEORGE RAINHART STATING THAT THERE IS ADEQUATE PARKING FOR EACH LOT AND TO TRANSPORTATION DEVELOPMENT FOR EVALUATION OF RIGHT-OF-WAY DEDICATION.**

10. ~~**Project # 1004707**~~
06DRB-00210 Minor-Prelim&Final Plat
Approval
06DRB-00211 Minor-Vacation of
Private Easements

SURVEYS SOUTHWEST agent(s) for JOHN LORENTZEN request(s) the above action(s) for all or a portion of Tract(s) 269 & 270, **TOWN OF ATRISCO GRANT TOGETHER WITH 68TH STREET TRACT**, zoned C-2, located on INTERSTATE 40 NW, between HANOVER RD NW and 68TH ST NW containing approximately 5 acre(s). [*Indef deferred on 2/22/06*] (J-10) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 4/26/06 AND THE GRADING AND DRAINAGE PLAN DATED 4/17/06, THE PRELIMINARY PLAT WAS APPROVED. FINAL PLAT APPROVAL WAS DEFERRED INDEFINITELY. VACATION OF PRIVATE EASEMENTS WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

11. **Project # 1004852**
06DRB-00560 Minor-Prelim&Final Plat
Approval

ABQ ENGINEERING INC agent(s) for INTERSTATE DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 13-24, Block(s) 6, **ROMEO ADDITION**, zoned C-2, S-R, located on 4TH ST NW, between ROSEMONT AVE NW and MOUNTAIN RD

NW containing approximately 1 acre(s). (J-14)
**PRELIMINARY PLAT WAS APPROVED WITH
FINAL PLAT SIGN OFF DELEGATED TO
PLANNING FOR LETTER FROM JACK BASYE –
ZONING APPROVAL AND RECORDING OF PLAT.**

- 12. Project # 1003285**
06DRB-00426 Minor-Prelim&Final Plat
Approval

ALDRICH LAND SURVEYING agent(s) for
WESTLAND DEVELOPMENT CO request(s) the
above action(s) for all or a portion of Lot(s) 1, 2 & 4,
Tract(s) S, Block(s) 13, **SUNDORO SOUTH, UNIT 6**,
zoned SU-2/R-LT, located on SILICA AVE NW,
between 94TH ST NW and TUMULUS NW containing
approximately 2 acre(s). [REF: 05DRB-01296,
05DRB-00106, 05DRB-00107] [Listed as Project
#1004797 in error] [*Deferred from 4/12/06*] (J-9)
DEFERRED TO 5/10/06.

- 13. Project # 1003655**
05DRB-01833 Minor-Final Plat
Approval

ADIL RIZVI request(s) the above action(s) for all or a
portion of Lot(s) 8, 15, 16 & 17, Block(s) 1, Tract(s) 2,
NORTH ALBUQUERQUE ACRES, UNIT 3, (to be
known as **LA VISTA AT DESERT RIDGE TRAILS**)
zoned RD, located on WYOMING BLVD NE, between
EAGLE ROCK AVE NE and MODESTO AVE NE
containing approximately 3 acre(s). [REF:
04DRB01373] [*Deferred from 12/14/05 & 1/11/06 &
2/22/06*] (C-19) **DEFERRED TO 6/21/06.**

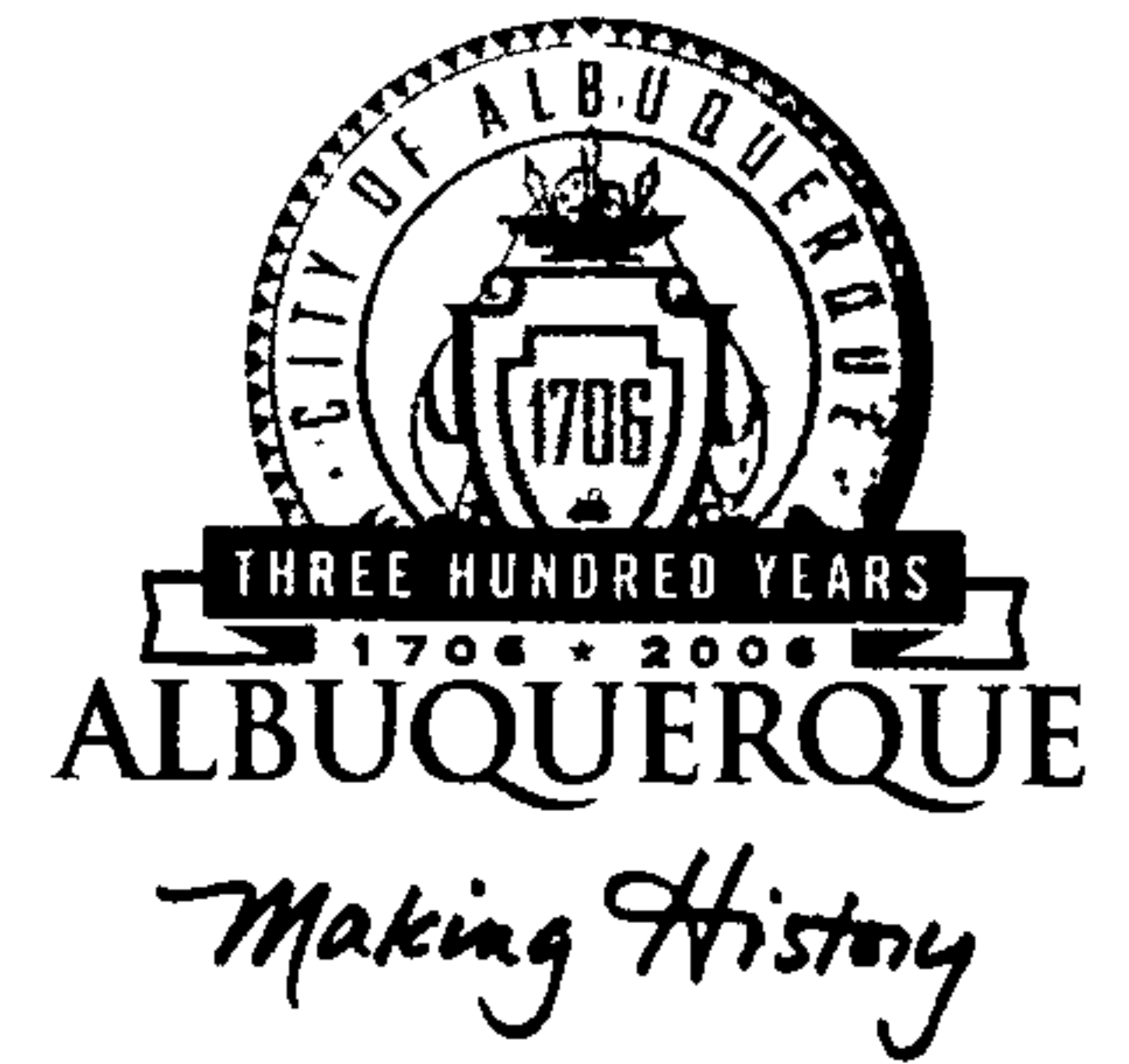
NO ACTION IS TAKEN ON THESE CASES:
APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

14. **Project # 1004850**
06DRB-00554 Minor-Sketch Plat or Plan
- EVERETT NARANJO request(s) the above action(s) for all or a portion of Lot(s) 65, **ROSSITER**, zoned R-1, located on 12TH ST NW, between BELLROSE NW and GRIEGOS NW containing approximately 1 acre(s). (F-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
15. **Project # 1004854**
06DRB-00562 Minor-Sketch Plat or Plan
- SON BROADCASTING NETWORK request(s) the above action(s) for all or a portion of Lot(s) A, Tract(s) 145-A, **LANDS OF HUBERT R TEAGUE**, zoned O-1, located on 4TH ST NW, between SAN ANDRES NW and SHANGRI LA NW containing approximately 1 acre(s). (F-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**
16. Development Review Board Minutes for April 19, 2006 were approved.

Other Matters:

ADJOURNED @ 11:34 a.m.

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1004707

AGENDA ITEM NO: 10

SUBJECT:

Vacation
Final Plat
Preliminary Plat

ACTION REQUESTED:

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

P.O. Box 1293

ENGINEERING COMMENTS:

Albuquerque

An approved infrastructure list is required for Preliminary Plat approval.
An executed Subdivision Improvements Agreement with financial guarantees is required for Final Plat sign-off.
No objection to vacation request.

New Mexico 87103

RESOLUTION:

www.cabq.gov

APPROVED X; DENIED ____; DEFERRED Indef; 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: April 26, 2006



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

February 22, 2006

9:00 a.m.

MEMBERS:

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

Wilfred Gallegos, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development
Christina Sandoval, Parks & Recreation

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

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

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

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

Adjourned: 12:50 P.M.

B. Changes and/or Additions to the Agenda

C. New or Old Business

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1003123**
06DRB-00106 Major-Two Year SIA

KPM LLC, JERRY MILLER, request(s) the above action(s) for all or a portion of Tract(s) 77-B-1, **LANDS OF DEVEREUX & WATSON**, zoned S-MI, located on 5TH ST NW, between ASPEN AVE NW and HAINES AVE NW containing approximately 2 acre(s). [REF: 03DRB02044, 04DRB00347, 04DRB00348] (H-14) **A ONE-YEAR EXTENSION OF THE SIA WAS APPROVED.**

2. **Project # 1001164**
06DRB-00114 Major-Vacation of Public
Easements

BOHANNAN HUSTON INC agent(s) for HUNT UPTOWN DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) B-1 & B-2, **ST PIUS X SUBDIVISION**, zoned SU-3, R-2, O-1, located on UPTOWN LOOP RD NE, between ARVADA AVE NE and INDIAN SCHOOL RD NE containing approximately 9 acre(s). [REF: 01DRB00450] (H-19) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.**

06DRB-00219 Minor-Prelim&Final Plat
Approval

BOHANNAN HUSTON INC agent(s) for HUNT UPTOWN DEVELOPMENT LLC request(s) the above action(s) for all or a portion of Tract(s) B-1 & B-2, **ST PIUS X SUBDIVISION**, zoned SU-3, R-2, O-1, located on UPTOWN LOOP RD NE NE, between ARVADA AVE NE and INDIAN SCHOOL NE containing approximately 9 acre(s). [REF: 01DRB-00450, 06DRB00114] [*Deferred from 2/22/06*] (H-19) **DEFERRED AT THE AGENT'S REQUEST TO 3/15/06.**

3. **Project # 1000696**
05DRB-01529 Major-Preliminary Plat
Approval
05DRB-01530 Minor-Sidewalk Waiver
05DRB-01531 Minor-Temp Defer SDWK

MARK GOODWIN & ASSOCIATES agent(s) for ICDC LLC request(s) the above action(s) for all or a portion of Tract(s) C, LEE'S BOSQUE SUBDIVISION (to be known as **BOSQUECITO SUBDIVISION**) zoned RD, located on BOSQUE MEADOWS BLVD NW, between LA ORILLA NW and PASEO DEL NORTE containing approximately 7 acre(s). [*Deferred from 10/26/05 & 11/9/05 & 11/23/05 & 11/30/05 & 1/4/06 & 1/25/06 & 2/22/06*] (D-12) **DEFERRED AT THE AGENT'S REQUEST TO 3/15/06.**

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.

4. **Project # 1004367**
06DRB-00216 Minor-SiteDev Plan
BldPermit/EPC
- ADVANCED ENGINEERING & CONSULTING agent(s) for DAVID ELLEN request(s) the above action(s) for Tract(s) 48 & 49, Lot(s) 63-65, M.R.G.C.D. MAP 29, **CALAVERO ADDITION**, zoned SU-1 FOR IP, located on EDITH BLVD NE, between OSUNA RD NE and TYLER RD NE containing approximately 6 acre(s). [REF: Z-99-33,AX-99-7, 05EPC01266] [Catalina Lehner, EPC Case Planner] [Deferred from 2/22/06] (E-15) **DEFERRED AT THE AGENT'S REQUEST TO 3/1/06.**
5. **Project # 1001946**
06DRB-00223 Minor-SiteDev Plan
BldPermit
06DRB-00221 Minor-Prelim&Final Plat
Approval
- BOHANNAN HUSTON INC agent(s) for NEWMORE LLC request(s) the above action(s) for all or a portion of Tract(s) A-1 & B-1, **HISE LANDS**, zoned M-1, located on PASEO DEL NORTE NE NE, between INTERSTATE 25 NE and SAN PEDRO BLVD NE containing approximately 6 acre(s). [06DRB00083] (D-18) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND 3 COPIES OF THE SITE PLAN AND TRANSPORTATION DEVELOPMENT FOR TRAIL CONCERNS AND GENERAL COMMENTS. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 2/22/06 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

6. **Project # 1000539**
06DRB-00128 Minor-SiteDev Plan
Subd/EPC
06DRB-00125 Minor-SiteDev Plan
BldPermit/EPC
- JON ANDERSON ARCHITECT agent(s) for HOPE CHRISTIAN SCHOOL request(s) the above action(s) for Lot(s) A, Block(s) 12, and Lot(s) A, 6, 7, 8A, 9A1, 10 and 26, Block(s) 11 & 12, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned RD, C-1, SU-1 P.S. , SU-1, C-2, located on PALOMAS AVE NE, between SAN PEDRO DR NE and LOUISIANA BLVD NE containing approximately 19 acre(s). [REF: Z-95-4, AA-97-74, DRB-95-263, 04EPC01535, 04EPC01536, 04EPC01537, 04EPC01538] [**Russell Brito, for Elvira Lopez, EPC Case Planner**] [*Deferred at the Board's request from 2/8/06*] (D-18) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR PLAT APPROVAL AND 3 COPIES OF THE SITE PLAN. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF THE SITE PLAN.**

7. **Project # 1001176**
06DRB-00107 Minor-Amnd SiteDev Plan
Subd
- WILSON & COMPANY agent(s) for KEITH MCDANIEL request(s) the above action(s) for all or a portion of Lot(s) 19A & 17, Block(s) 14, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2 IP, located on CORONA NE, between SAN PEDRO NE and WILSHIRE NE containing approximately 3 acre(s). [REF: DRB-97-516] [Resubmitted from 2/1/06] (C-18) **THE AMENDED SITE PLAN FOR SUBDIVISION WAS APPROVED AND SIGNED OFF BY THE BOARD.**

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

8. **Project # 1002092**
06DRB-00217 Minor- Ext of SIA for Temp
Defer SDWK
- BOHANNAN HUSTON INC agent(s) for OXBOW NORTH VENTURES LLC request(s) the above action(s) for all or a portion of Tract(s) B-1, **OXBOW NORTH SUBDIVISION, UNITS 1 & 3**, zoned SU-3, located on COORS BLVD NW, between NAMASTE DR NW and NORTH OF ST PIUS HIGH SCHOOL containing approximately 40 acre(s). [REF: 04DRB-01623] (F-11) **A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

9. **Project # 1002861**
06DRB-00213 Minor-Final Plat Approval

ABQ ENGINEERING INC agent(s) for INFILL SOLUTIONS, JAY REMBE, CHRIS CALOTT request(s) the above action(s) for all or a portion of Lot(s) 17-24, NEW MEXICO TOWN COMPANY'S ORIGINAL SITE OF ALBUQUERQUE (to be known as **SOUTHERN UNION GAS LOFTS II**, zoned SU-3 special center zone, located on 9TH ST SW, between SILVER AVE SW and GOLD AVE SW containing approximately 1 acre(s). [REF: 05DRB01202] (K-13) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR ENCROACHMENT ON 2-FOOT PUBLIC ROADWAY EASEMENT AND PLANNING TO RECORD.**

10. **Project # 1003132**
06DRB-00215 Minor-Prelim&Final Plat Approval

ADVANCED ENGINEERING AND CONSULTING LLC agent(s) for MWS, LLC request(s) the above action(s) for all or a portion of Lot(s) 9-A & 9-B, **BROADWAY INDUSTRIAL CENTER SUBDIVISION**, zoned SU-2/ HM, located on KARSTEN CT NE, between SAN JOSE ST NE and GIBSON AVE NE containing approximately 4 acre(s). [REF: DRB-97-271, 03 DRB-02073] (M-14) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE.**

11. **Project # 1003469**
06DRB-00225 Minor-Prelim&Final Plat Approval

TERRAMETRICS OF NEW MEXICO agent(s) for JEFFERY A & LORRIE M ZUMWELT request(s) the above action(s) for all or a portion of Lot(s) 7-P-1, **OAKLAND HEIGHTS**, zoned R-D, 3du/acre located on OAKLAND AVE NE, between BARSTOW NW and VENTURA ST NE containing approximately 1 acre(s). (C-20) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR EASEMENTS OF RECORD AND PLANNING TO RECORD.**

06DRB-00224 Minor-Prelim&Final Plat
Approval

TERRAMETRICS OF NEW MEXICO agent(s) for DAVID & DEBORAH STANG AND ED & CHARLENE WHITEHOUSE request(s) the above action(s) for all or a portion of Lot(s) 8P-1 & 9P-1, **OAKLAND HEIGHTS**, zoned R-D, 3du/acre located on OAKLAND AVE NE, between BARSTOW ST NE and VENTURA ST NE containing approximately 1 acre(s). (C-20) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**

12. **Project # 1004173**
06DRB-00218 Major-Final Plat Approval

BOHANNAN HUSTON agent(s) for PULTE HOMES OF NEW MEXICO, INC. request(s) the above action(s) for all or a portion of Tract(s) 4, 5 & D-2, **VENTANA RANCH WEST**, zoned R-LT, located on VENTANA PARKWAY NW, between VENTANA RIDGE RD NW and IRVING BLVD NW containing approximately 34 acre(s). (B-8) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**

13. **Project # 1004458**
06DRB-00220 Minor-Prelim&Final Plat
Approval

JUSTIN H SIMMONS request(s) the above action(s) for all or a portion of Lot(s) 4, Block(s) C, **JOHN M MOORE REALTY COMPANY'S ADDITION NO. 3**, zoned R-1 residential zone, located on RIO GRANDE BLVD NW, between MOUNTAIN RD NW and MAIN ST NW containing approximately 1 acre(s). [REF: 05DRB01515] (J-13) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CHANGING ACCESS EASEMENTS AND MAINTENANCE AND BENEFICIARIES AND TO PLANNING FOR AGIS DXF FILE AND TO RECORD.**

14. **Project # 1004707**
06DRB-00210 Minor-Prelim&Final Plat
Approval
06DRB-00211 Minor-Vacation of Private
Easements

SURVEYS SOUTHWEST agent(s) for JOHN LORENTZEN request(s) the above action(s) for all or a portion of Tract(s) 269 & 270, **TOWN OF ATRISCO GRANT TOGETHER WITH 68TH STREET TRACT**, zoned C-2, located on INTERSTATE 40 NW, between HANOVER RD NW and 68TH ST NW containing approximately 5 acre(s). [*Indef deferred on 2/22/06*] (J-10) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

15. **Project # 1004710**
06DRB-00226 Minor-Prelim&Final Plat
Approval

GEORGE RODRIGUEZ DEVELOPMENT CONSULTING agent(s) for SAN MATEO / INDIAN SCHOOL LLC request(s) the above action(s) for all or a portion of Lot(s) 1-8, Block(s) 16, **W. J. WAGNER SUBDIVISION**, zoned C-1, located on SAN MATEO NE, between INDIAN SCHOOL NE and HAINES AVE NE containing approximately 1 acre(s). (J-18) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR PUBLIC ROADWAY EASEMENT ALONG SAN MATEO AND AN ENCROACHMENT AGREEMENT AND TO PLANNING FOR AGIS DXF FILE AND TO RECORD.**

16. **Project # 1004474**
06DRB-00214 Minor- Prelim&Final Plat
Approval

COMMUNITY SCIENCES CORPERATION agent(s) for KB HOME OF NEW MEXICO request(s) the above action(s) for Tract(s) F-1, 1-B, 1-A-1-A-2, 1-C, 3-A AND 1-A-1-B, **LANDS OF MENAUL SCHOOL, MRGCD MAP #36**, zoned SU-1 FOR PRD, located on MENAUL BLVD NW, between BROADBENT PARKWAY NW and BROADWAY BLVD NW containing approximately 45 acre(s). [REF: 05EPC-01568, 05EPC-01569] [*Deferred from 2/22/06*] (H-15) **DEFERRED AT THE AGENT'S REQUEST TO 3/1/06.**

17. **Project # 1000941**
06DRB-00111 Minor-Ext of SIA for Temp
Defer SDWK
- PETER JOHNSON agent(s) for VINTAGE INC. request(s) the above action(s) for lots 27, 29, 32, 34, 62, 63, 64, & 84, **PARADISE BLUFF, UNIT 1**, zoned SU-1, located on PARADISE BLVD NW between JUSTIN DR NW and LILIENTHAL NW containing approximately 6 acre(s). [REF: 00DRB-01656, 01DRB-01150] [*Deferred from 2/8/06 & 2/15/06*] (B-11/B-12) **A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**
18. **Project # 1000795**
05DRB-00968 Minor-Final Plat Approval
- WAYJOHN SURVEYING INC agent(s) for JOHN AND NADINE MINER request(s) the above action(s) for all or a portion of Tract(s) 24, ALVARDO GARDENS, UNIT 1 (to be known as **CORIANDA COURT**) zoned RA-2 residential and agricultural zone, located on MATTHEW AVE NW, between RIO GRANDE BLVD NW and 12TH ST NW containing approximately 2 acre(s). [REF: 05DBR00302] (*Indef deferred for the SIA 6/15/05*) (G-13) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR PUBLIC UTILITY EASEMENT AND PRIVATE ACCESS NOTES AND TO PLANNING FOR PERIMETER WALL DESIGN APPROVAL, M.R.G.C.D. SIGNATURE AND TO RECORD.**
19. **Project # 1003655**
05DRB-01833 Minor-Final Plat Approval
- ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 8, 15, 16 & 17, Block(s) 1, Tract(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3, (to be known as **LA VISTA AT DESERT RIDGE TRAILS**) zoned RD, located on WYOMING BLVD NE, between EAGLE ROCK AVE NE and MODESTO AVE NE containing approximately 3 acre(s). [REF: 04DRB01373][*Deferred from 12/14/05 & 1/11/06 & 2/22/06*] (C-19) **DEFERRED AT THE AGENT'S REQUEST TO 4/26/06.**

20. **Project # 1002189**
06DRB-00094 Minor-Prelim&Final Plat
Approval

WILKS COMPANY agent(s) for TIM & TRACY JARMILLO request(s) the above action(s) for all or a portion of Lot(s) 1-P1, Block(s) 7, **CRYSTAL RIDGE SUBDIVISION, UNIT 3**, zoned R-1 residential zone, located on MAGIC SKY CT NW, between SEVEN BAR LOOP NW and BARRETT AVE NW containing approximately 1 acre(s). [REF: S-98-66, DRB-97-298,SV-97-55] *[Deferred from 2/1/06, Final Plat Indef Deferred from 2/8/06, WSSP Compliance]* (B-13) **PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

21. **Project # 1003198**
06DRB-00093 Major-Final Plat Approval

RIO GRANDE ENGINEERING agent(s) for FULLER HOMES INC request(s) the above action(s) for all or a portion of Tract(s) A & B, LANDS OF HECTOR ROJO and Tract(s) 355 & 356, TOWN OF ATRSICO GRANT, (to be known as **AUTUMN VIEW SUBDIVISION**, zoned RD, R-1, located on TOWER RD SW, between COORS BLVD SW and STINSON RD SW containing approximately 15 acre(s). *[Deferred from 2/1/06 & 2/8/06]* (L-10) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PARKS FOR MAINTENANCE NOTE FOR PRIVATE PARK AND P-1 LOT DESIGNATION AND PLANNING TO RECORD.**

22. **Project # 1000554**
06DRB-00161 Minor-Prelim&Final Plat
Approval

MARK GOODWIN & ASSOCIATES agent(s) for DEPONTE INVESTMENTS request(s) the above action(s) for all or a portion of Tract(s) A & B, EMCORE DEVELOPMENT (to be known as **SANDIA SCIENCE AND TECH PARK**) zoned IP industrial park zone, located on INNOVATION PKWY SE, between EUBANK SE and RESEARCH SE containing approximately 21 acre(s). [REF: CSU-91-29] *[Deferred from 2/15/06]* (M-21) **PRELIMINARY AND FINAL PLAT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

23. **Project # 1004341**
06DRB-00159 Major-Final Plat Approval

RIO GRANDE ENGINEERING agent(s) for ENCHANTMENT HOMES OF NEW MEXICO request(s) the above action(s) for all or a portion of Tract(s) 180, AIRPORT UNIT, LANDS OF ATRISCO GRANT (to be known as **MESA DEL RIO**) zoned R-2, located on 76TH ST NW, between FORTUNA RD NW and GLEN RIO RD NW containing approximately 6 acre(s). [REF: 05DRB-01203, 05DRB-01634, 05DRB-01635] *[Deferred from 2/15/06 & 2/22/06]* (L-9) **DEFERRED AT THE AGENT'S REQUEST TO 3/1/06.**

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

24. **Project # 1004526**
06DRB-00209 Minor-Sketch Plat or Plan

TIERRA WEST LLC agent(s) for STILLBROOK HOMES INC request(s) the above action(s) for all or a portion of Tract(s) 400 & 401, ATRISCO GRANT (to be known as **SAGE PARK**) zoned R-D/R-1, located on SAGE RD NW, between AMOLE DEL NORTE DIVERSION CHANNEL and COORS RD SW containing approximately 16 acre(s). (L-10) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

25. **Project # 1004688**
06DRB-00179 Minor-Sketch Plat or Plan

TERRAMETRICS OF NEW MEXICO agent(s) for JOHN ABBOTT AND B.H. & NAOMI N. BURNS request(s) the above action(s) for Tract(s) 2A, 2B and the northerly portion of Tract(s) 2, **ALVARADO GARDENS ADDITION, UNIT 1**, zoned RA-2, located on RIO GRANDE BLVD NW, between MATTHEW AVE NW and CAMPBELL RD NW containing approximately 3 acre(s). (G-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

26. **Project # 1004706**
06DRB-00208 Minor-Sketch Plat or Plan

STEVEN R CHAMBERLIN request(s) the above action(s) for all or a portion of Lot(s) 24, WEST 85 FEET OF THE S ½ OF LOT 24, **ALVARADO GARDEN ADDITION**, zoned RA-2 residential and agricultural zone, semi-urban area, located on MATTHEW AVE NW, between RIO GRANDE BLVD NW and 12TH ST NW containing approximately 1 acre(s). (G-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

27. **Project # 1004708**
06DRB-00212 Minor-Sketch Plat or Plan

KATE BENAVIDEZ request(s) the above action(s) for all or a portion of Lot(s) 5, **JESUS APODACA ADDITION**, zoned SU-2 special neighborhood zone, located on WILLIAM ST SE, between GARFIELD AVE SE and CROMWELL AVE SE containing less than 1 acre(s). (K-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

28. Approval of the Development Review Board Minutes for February 15, 2006. **THE DEVELOPMENT REVIEW BOARD MINUTES FOR FEBRUARY 15, 2006 WERE APPROVED BY THE BOARD.**

ADJOURNED: 12:50 P.M.

**CITY OF ALBUQUERQUE
Planning Department
February 22, 2006
DRB Comments**

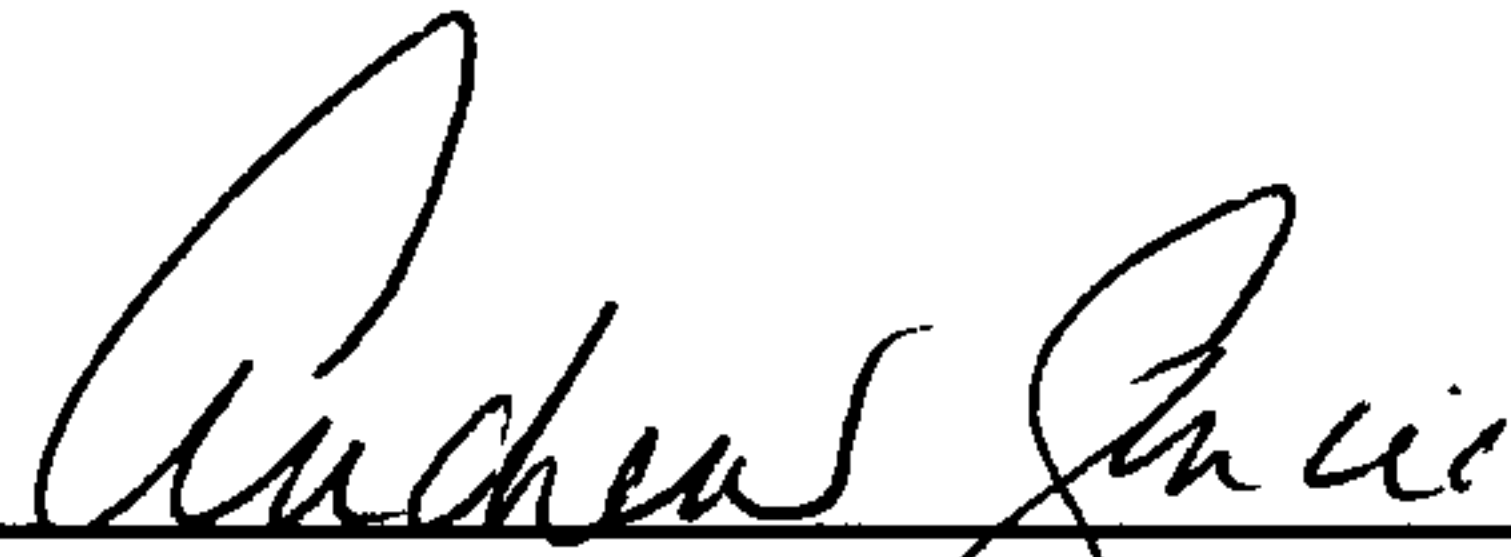
ITEM # 14

PROJECT # 1004707 APPLICATION # 06-00210

RE: Town of Atrisco Grant Together w/68th Street Tract/ p&f

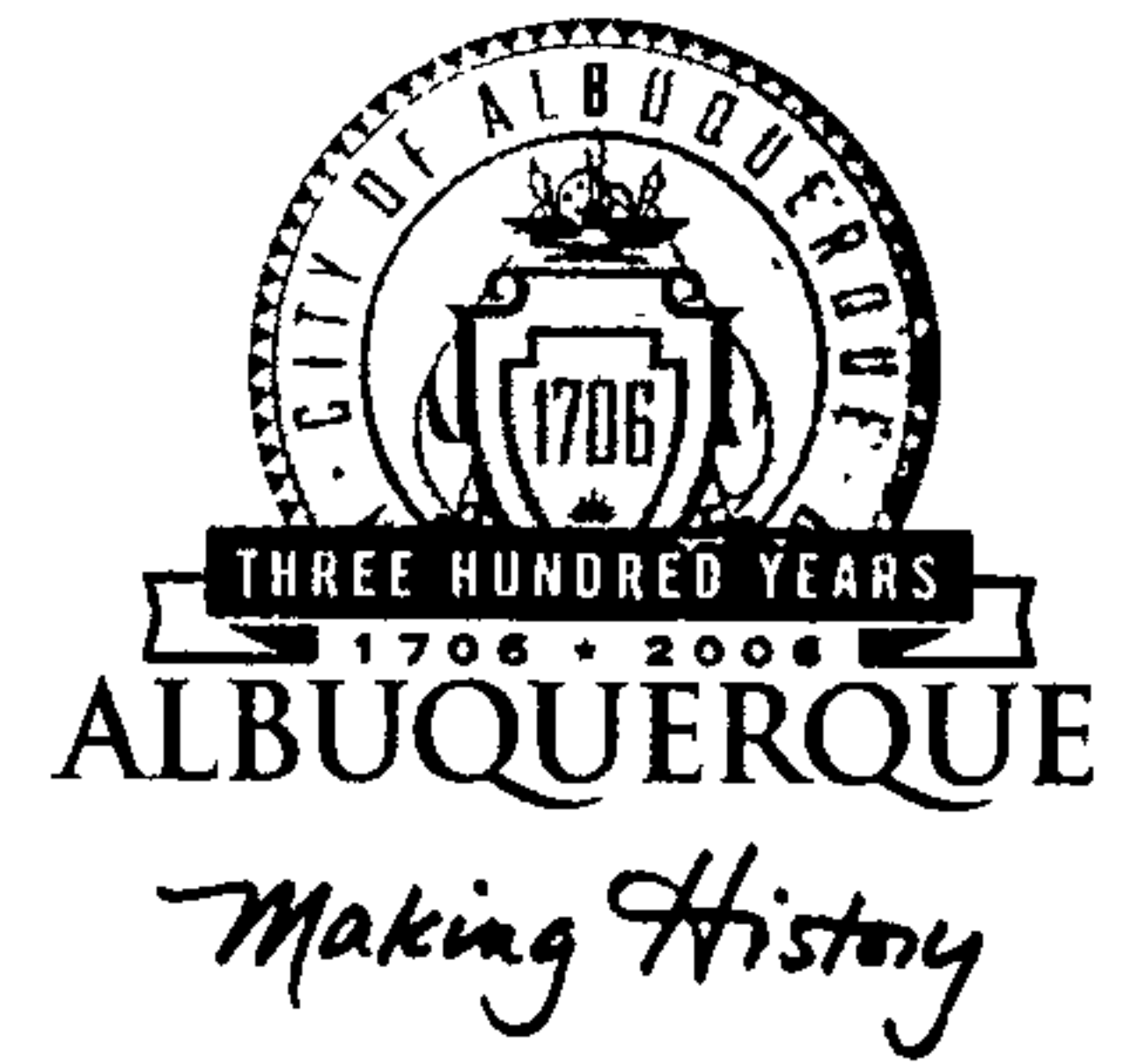
There is no objection to this request.

AGIS dxf approval is on file.



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

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1004707

AGENDA ITEM NO: 14

SUBJECT:

Vacation
Final Plat
Preliminary Plat

ACTION REQUESTED:

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

P.O. Box 1293

ENGINEERING COMMENTS:

Albuquerque

An approved conceptual grading and drainage plan is required for preliminary plat approval.
An approved infrastructure list is required for preliminary plat.

New Mexico 87103

RESOLUTION:

www.cabq.gov

APPROVED ____; DENIED ____; DEFERRED ^{indf} X; COMMENTS PROVIDED ____; WITHDRAWN

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

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

FOR:

SIGNED: Bradley L. Bingham
City Engineer/AMAFCA Designee

DATE: February 22, 2006

⋮

#14

4707

DXF Electronic Approval Form

DRB Project Case #: 1004707

Subdivision Name: TOWN OF ATRISCO GRANT UNIT 8 TRACT 270A

Surveyor: MITCH REYNOLDS

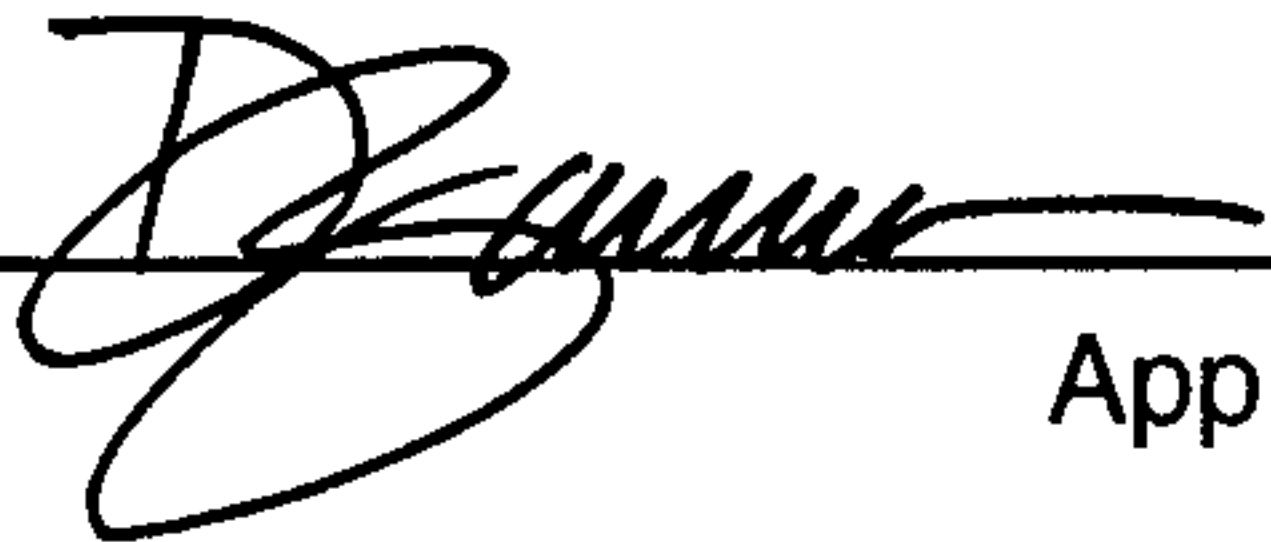
Contact Person: SARAH AMATO

Contact Information: 998-0303

DXF Received: 2/15/2006

Hard Copy Received: 2/15/2006

Coordinate System: NMSP Grid (NAD 27)


Approved

02-15-2006
Date

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

AGIS Use Only

Copied fc 4707 to agiscov on 2/15/2006 Contact person notified on 2/15/2006

No. of Lots: _____
Nearest Major Streets: _____

FIGURE 12

**SUBDIVISION IMPROVEMENTS
AGREEMENT-PUBLIC AND/OR PRIVATE
(Procedure B)**

**AGREEMENT TO CONSTRUCT
PUBLIC AND/OR PRIVATE SUBDIVISION IMPROVEMENTS**

THIS AGREEMENT is made this 20th day of November, 2007, by and between the City of Albuquerque, New Mexico ("City"), a municipal corporation, whose address is P. O. Box 1293 (One Civic Plaza), Albuquerque, New Mexico 87103, and JOHN LORENTZEN, a married man dealing in a sole & separate property a [state the type of business entity, for instance, "New Mexico corporation," "general partnership," "joint venture," "individual," etc.:] and whose whose address is 2909 YALE SE ABQ NM and whose telephone number is 401 1717, is made in Albuquerque, New Mexico, and is entered into as of the date of final execution of this Agreement.

1. Recital. The Subdivider is developing certain lands within the City of Albuquerque, Bernalillo County, New Mexico, known as [existing legal description:] SOUTHERLY TRACT 269, E SOUTHERLY 270, 68th ST. TRACT recorded on 10-30-85 in the records of the Bernalillo County Clerk at Book _____, pages _____ through _____ (the "Subdivision"). The Subdivider certifies that the Subdivision is owned by [state the name of the present real property owner exactly as shown on the real estate document conveying title in the Subdivision to the present owner:] JOHN LORENTZEN ("Owner"). SEE ATTACHED LEGALS EXHIBIT B

The Subdivider has submitted and the City has approved a preliminary plat or Site Development Plan identified as STEWART E STEVENSON describing Subdivider's Property.

As a result of the development of the Subdivision, the Subdivision Ordinance ("S.O.") and/or the Zoning Code, Section 14-16-3-1, require the Subdivider, at no cost to the City, to install certain public and/or private Improvements, which are reasonably related to the development of the Subdivision, or to financially guarantee the construction of the public and/or private improvements as a prerequisite to approval of the final plat, building permit or the Site Development Plan for the Subdivision.

2. Improvements and Construction Deadline. The Subdivider agrees to install and complete the public and/or private improvements described in Exhibit A, the required infrastructure listing ("Improvements"), to the satisfaction of the City, on or before the 1st day of May, 2008 ("Construction Completion Deadline"), at no cost to the City. The Improvements are shown in greater detail on the Subdivider's proposed and approved plans, which have been filed with the City Engineer and are identified as Project No. 7943.81.

Note: To compute the Construction Completion Deadline: If a final plat will be filed after Subdivider meets the requirements of this Agreement, the Construction Completion Deadline can be no later than two years after execution of this Agreement. (See Subdivision Ordinance Section 14-14-3.) If a final plat will not be filed pursuant to this Agreement, the Construction Completion Deadline can be no later than one year after approval of the preliminary plat by the



Development Review Board ("DRB"), unless the DRB grants an extension, not to exceed one additional year per extension, and the Subdivider processes an amendment to the Agreement. (See Subdivision Ordinance Section 14-14-3.) If this Agreement, with any amendments does not utilize the maximum time allowed for completion of construction, the Subdivider may obtain an extension of the Construction Completion Deadline if Subdivider shows adequate reason for the extension.

3. Work Order Requirements. The City agrees to issue a Work Order after:

A. The Subdivider causes to be submitted all documents, and meets all requirements listed in Development Process Manual, Volume 1, Chapter 5, Work Order Process, and figure 1, including submitting a Certificate of Insurance in a form acceptable to the City. The certificate must establish that the Subdivider has procured or has caused to be procured public liability insurance in the amount of not less than One Million Dollars (\$1,000,000) combined single limit for accidents or occurrences which cause bodily injury, death or property damage as a result of any condition of the Subdivision, the Improvements or the Subdivider's construction activities within, or related to the Subdivision. The insurance policy must name the City of Albuquerque, its employees and elected officials, as their interest may appear, as additional insured. The Subdivider must maintain the insurance until the City accepts the public Improvements and/or approves the private Improvements. The cancellation provision must provide that, if the policy is either canceled prior to the expiration date of the policy or is materially changed or not renewed, the issuing company will mail 30 days written notice to the City, attention City Engineer.

B. The Subdivider complies with all applicable laws, ordinances and regulations, including, but not limited to the City Excavation Ordinance and Sidewalk Ordinance, and pays the following required engineering, staking, testing fees, and other related City fees and County Clerk recording fees:

<u>Type of Fee</u>	<u>Amount</u>
<u>Engineering Fee</u>	<u>3.25% of Actual Construction Cost as required per City-approved estimate.</u>
<u>Excavation and Sidewalk Ordinance, Street Restoration Fees</u>	<u>(Figure 7).</u>

Note: The Subdivider must pay the City all City fees which have been incurred during construction before the City will accept the public Improvements.

4. Surveying, Inspection and Testing. The Improvements shall be inspected, surveyed and tested in accordance with all applicable laws, ordinances, and regulations, and according to the following terms:

A. Construction Surveying. Construction surveying for the construction of the public Improvements shall be performed by SURVEYS SW and construction surveying of the private Improvements shall be performed by LTP. If the construction surveying is performed by an entity other than the City, the City may monitor the construction surveying and the subdivider shall ensure that the construction surveying entity provides all construction surveying field notes, plats, reports and related data to the City which the City requires for review. Record drawings shall be provided by the entity performing the survey. The Subdivider shall pay the City a reasonable fee for any construction surveying performed by the City.

B. Construction Inspection Methods. Inspection of the construction of the public Improvements shall be performed by TERRACON and inspection of the private Improvements shall be performed by TERRACON.

Clarke Consulting Engineers

2/T

both New Mexico Registered Professional Engineers. If the inspection is performed by an entity other than the City, the City may monitor the inspection and the Subdivider shall ensure that the inspecting entity provides all inspection results, reports and related data to the City which the City requires for review. The City retains the right to perform its own general overall inspection of the construction project at any time prior to final acceptance of the Improvements, if deemed necessary or advisable by the City Engineer. The Subdivider shall pay the City a reasonable fee for the level of inspection performed by the City.

C. Field Testing. Field testing of the construction of the public Improvements shall be performed by TERRACON, and field testing of the private Improvements shall be performed by TERRACON, both certified testing laboratories under the supervision of a New Mexico Registered Professional Engineer, in accordance with the current City of Albuquerque Standard Specifications for Public Works Construction. If any field testing is performed by an entity other than the City, the City may monitor the field testing and the Subdivider shall ensure that the field testing entity provides all field testing results, reports and related data to the City which the City requires for review. The Subdivider shall pay the City a reasonable fee for any field testing performed by the City.

D. Additional Testing. The City retains the right to perform all additional testing which the City Engineer deems is necessary or advisable, and the Subdivider shall pay the City a reasonable fee therefor.

5. Financial Guaranty. If final plat approval is not requested prior to construction of the Subdivision, a financial guaranty is not required. If final plat approval is requested, the Subdivider must provide the City with a financial guaranty in an amount of not less than 125% of the estimated cost of constructing the Improvements, as approved by the City Engineer. The financial guaranty must be irrevocable and may be in the form of a letter of credit, escrow deposit or loan reserve letter issued by a Federally Insured Financial Institution; a bond issued by a surety qualified to do business in New Mexico; or other pledge of liquid assets which meets all City requirements. The City must be able to call the financial guaranty at any time within the sixty (60) days immediately following the Construction Completion Deadline.

To meet the Subdivision Ordinance requirements, the Subdivider has acquired or is able to acquire the following Financial Guaranty:

Type of Financial Guaranty: LETTER OF CREDIT # 300285
Amount: \$ 12,162.71 10-4-07 126,167.28
Name of Financial Institution or Surety providing Guaranty: CHARTER MGT CO.
Date City first able to call Guaranty: May 1, 2008
[Construction Completion Deadline]: July 1, 2008 20 08
If Guaranty other than a Bond, last day City able to call Guaranty is: July 1, 2008
Additional information: _____

6. Notice of Start of Construction. Before construction begins, the Subdivider shall deliver an acceptable Notice to Proceed to the City and shall arrange for a preconstruction conference and all required inspections.

7. Completion, Acceptance and Termination. When the City receives Subdivider's final acceptance package, the City shall review it for completeness and accuracy. (See DPM Volume 1, Chapter 5, Work Order Process, Step 9.) If the package is acceptable, the City shall approve the package and issue a Certificate

of Completion and Acceptance for the public Improvements and a Certificate of Completion for the private Improvements. Thereafter, the Subdivider's obligations to the City pursuant to this Agreement shall terminate, with the exception of the bond or other guarantee which the Subdivider has provided to assure the materials and workmanship, as required by the Subdivision Ordinance. After the City approves the final acceptance package, the City will promptly release this Agreement and the Financial Guaranty.

8. Conveyance of Property Rights. When the Improvements are completed, if the City does not own the real property upon or in which the public Improvements are constructed, the Subdivider will convey to the City all real and personal property rights which the City deems reasonably necessary, and all public Improvements, free and clear of all claims, encumbrances and liens before the City will accept the public Improvements. Conveyance may be made by appropriate dedication on the final plat of the Subdivision.

9. Reduction of Financial Guaranty Upon Partial Completion. The Subdivider shall be entitled to a reduction of the Financial Guaranty as a result of completing construction of part of the Improvements if the following conditions are met:

A. Loan Reserve Financial Guaranty. If a loan reserve letter was provided as the Financial Guaranty, the Subdivider must follow the procedures and meet the requirements detailed in the Development Process Manual, Volume 1, Chapter 5.

B. Non-Loan Reserve Financial Guaranty. If a Financial Guaranty other than a loan reserve letter has been provided, the completed Improvements must be free-standing, functionally independent of any Improvements which have not yet been completed and completed in substantial compliance with the approved construction plans, as determined by City on-site inspection in order to qualify for a Financial Guaranty reduction. If the Improvements which have been completed meet all City requirements, the City Engineer will estimate the cost of completing the remaining Improvements. Thereafter, the subdivider must submit the following documents to the City for review and approval:

(1) A revised Financial Guaranty in an amount of not less than 125% of the cost of completing the remaining Improvements, as estimated by the City;

(2) A bond or other instrument acceptable to the City, which guarantees the completed Improvements against defective materials and workmanship for the period required by the Subdivision Ordinance.

(3) Conveyance of real and personal property rights which meet the requirements of section 8 of this Agreement.

After the City receives and approves the required documents, the City shall issue a Partial Certificate of Completion and Acceptance for the completed public Improvements and a Certificate of Partial Completion for the completed private Improvements.

10. Indemnification. Until the Improvements are accepted by the City, the Subdivider shall be solely responsible for maintaining the premises upon which the Improvements are being constructed in a safe condition. The Subdivider agrees to defend, indemnify and hold harmless the City and its officials, agents and employees from any claims, actions, suits or other proceedings arising from or out of the negligent acts or omissions of the Subdivider, its agents, representatives, contractors or subcontractors or arising from the failure of the Subdivider, its agents, representatives, contractors or subcontractors to perform any act or duty required of the Subdivider herein; provided, however, to the extent, if at all, Section 56-7-1 NMSA 1978 is applicable to this Agreement, this

Agreement to indemnify will not extend to liability, claims, damages, losses or expenses, including attorney fees, arising out of (1) the preparation or approval of maps, drawings, opinions, reports, surveys, change orders, designs or specifications by the indemnitee, or the agents or employees of the indemnitee; or (2) the giving of or the failure to give directions or instructions by the indemnitee, where such giving or failure to give directions or instructions is the primary cause of bodily injury to persons or damage to property. The indemnification required hereunder shall not be limited as a result of the specifications of any applicable insurance coverage. Nothing herein is intended to impair any right or immunity under the laws of the State of New Mexico.

11. Assignment. This Agreement shall not be assigned without the prior written consent of the City and the Subdivider and the express written concurrence of any financial institution or surety which has undertaken to guarantee the completion of the Improvements. The City's approval will not be withheld unreasonably. If so assigned, this Agreement shall extend to and be binding upon the successors and assigns of the parties hereto.

12. Release. If the Subdivision or any part thereof is sold, conveyed or assigned, the City will not release the Subdivider from its obligations under this Agreement and will continue to hold the Subdivider responsible for all Improvements until a successor in interest to the Subdivider has entered into a Subdivision Improvements Agreement with the City. Thereafter, if the Subdivider's successor in interest has provided a substitute financial guaranty acceptable to the City, the City will release this Agreement and any related Financial Guaranty.

13. Payment for Incomplete Improvements. If the Subdivider fails to satisfactorily complete construction of the Improvements by the Construction Completion Deadline, the City may construct or cause the Improvements to be constructed as shown on the final plat and in the approved plans and specifications. The Subdivider shall be jointly and severally liable to pay to, and indemnify the City for the total cost, including, but not limited to engineering, legal and contingent costs, together with any damages, either direct or consequential, which the City may sustain as a result of Subdivider's failure to perform as required by this Agreement. If the direct or indirect costs and damages to the City exceed the amount of the City's Claim of Lien or any Financial Guaranty, the Subdivider shall be liable to, and shall pay, the City for all such costs and damages. The surety or sureties shall be jointly and severally liable to pay to and indemnify the City for the total cost to the extent of their obligations pursuant to any Financial Guaranty.

14. Binding on Subdivider's Property. The provisions of this Agreement constitute covenants running with Subdivider's Property for the benefit of the City and its successors and assigns until terminated, and are binding on the Subdivider and the Owner and their heirs, successors and assigns.

15. Notice. For purposes of giving formal written notice, including notice of change of address, the Subdivider's and the City's addresses are as stated in the first paragraph of this Agreement. Notice may be given either in person or by certified U.S. mail, postage paid. Notice will be considered to have been received within six (6) days after the notice is mailed if there is no actual evidence of receipt.

16. Entire Agreement. This Agreement contains the entire agreement of the parties and supersedes any and all other agreements or understandings, oral or written, whether previous to the execution hereof or contemporaneous herewith.

17. Changes to Agreement. Changes to this Agreement are not binding unless made in writing, signed by both parties.

18. Construction and Severability. If any part of this Agreement is held to be invalid or unenforceable, the remainder of the Agreement will remain valid and enforceable if the remainder is reasonably capable of completion.

19. Captions. The captions to the sections or paragraphs of this Agreement are not part of this Agreement and will not affect the meaning or construction of any of its provisions.

20. Form not Changed. Subdivider agrees that changes to this form are not binding unless initialed by the subdivider and signed by the City Legal Department on this form.

21. Authority to Execute. If the Subdivider signing below is not the Owner of the Subdivision, the Owner must execute the Power of Attorney below.

Executed on the date stated in the first paragraph of this Agreement.

SUBDIVIDER:

By [Signature]:

Name: JOHN LORENTZEN

Title: OWNER

Dated: 10-6-07

CITY OF ALBUQUERQUE

[Signature]
City Engineer

Dated: 11-20-07

11/19/07

11-16-07

SUBDIVIDER'S NOTARY

STATE OF NEW MEXICO)
) ss.
COUNTY OF BERNALILLO

This instrument was acknowledged before me on 1st day of OCTOBER 2007 by [name of person:] JOHN LORENTZEN, [title or capacity, for instance, "President" or "Owner":] OWNER of [Subdivider:]

[Signature]
Notary Public

My Commission Expires: 3-15-07

CITY'S NOTARY

STATE OF NEW MEXICO)
) ss.
COUNTY OF BERNALILLO)

This instrument was acknowledged before me on 20th day of November, 2007 by Richard Dourte, City Engineer of the City of Albuquerque, a municipal corporation, on behalf of said corporation.

[Signature]
Notary Public

My Commission Expires: October 7, 2008

Executed on the date stated in the first paragraph of this Agreement.

~~SUBDIVIDER:~~ PERFORMA'S

CITY OF ALBUQUERQUE

> By [Signature]: Lois Lorentzen
> Name: LOIS LORENTZEN
> Title: Wife of John Lorentzen
> Dated: 11-12-07

City Engineer
Dated:

PERFORMA'S
~~SUBDIVIDER'S~~ NOTARY

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO) ss.

This instrument was acknowledged ~~before me~~ on 12th day of NOVEMBER, 20 07 by [name of person:] LOIS LORENTZEN, [title or capacity, for instance, "President" or "Owner":] Wife of John Lorentzen of [Subdivider:] _____ of _____

Mary Hong
Notary Public

My Commission Expires: 3-15-10

CITY'S NOTARY

STATE OF NEW MEXICO)
COUNTY OF BERNALILLO) ss.

This instrument was acknowledged before me on _____ day of _____, 20____ by _____, City Engineer of the City of Albuquerque, a municipal corporation, on behalf of said corporation.

Notary Public

My Commission Expires:

EXHIBIT A AND POWER OF ATTORNEY ATTACHED

POWER OF ATTORNEY

NOTE: Must be signed and notarized

FINANCIAL GUARANTY AMOUNT

10/04/2007

Type of Estimate: SIA Procedure - B - w/F.G.

Project Description:

Project ID #: 794381, Stewart and Stevenson, Pavg//UtilServConn, Phase/I

Requested By: **John Lorentzen**

Approved estimate amount:		\$89,730.17
Contingency Amount:	0.00%	\$.00
Subtotal:		\$89,730.17
NMGRT	6.875%	\$6,168.95
Subtotal:		\$95,899.12
Engineering Fee	<u>3.25%</u> 6.6%	\$3,116.72
Testing Fee	2.00%	\$1,917.98
Subtotal:		\$100,933.82
FINANCIAL GUARANTY RATE		1.25
Retainage Amount:		\$.00
TOTAL FINANCIAL GUARANTY REQUIRED		<u>\$126,167.28</u>

APPROVAL:

DATE:

Stephen Woodall

10-4-07

Notes: Plans approved; Requires street lights per COA requirements,
Approved LOMR required if in Flood Plain before release of FG

ORIGINAL

INFRASTRUCTURE LIST

(Rev. 9-05)

EXHIBIT "A"

TO SUBDIVISION IMPROVEMENTS AGREEMENT

DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

TRACT 270-A, TOWN OF ATRISCO GRANT, UNIT 8

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

SOUTHERLY PORTION OF TRACTS 269 & 270, TOWN OF ATRISCO GRANT, UNIT 8

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Date Site Plan Approved: _____
 Date Preliminary Plat Approved: 4/26/07 7/18/07
 Date Preliminary Plat Expires: 4/26/07 7/18/08
 DRB Project No.: 1004707
 DRB Application No.: 07-2012A

This listing 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 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 final acceptance and close out by the City.

Financially Antecedent RC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector	P.E.	City Cnst Engineer
		6'	P.C.C. SIDEWALK	HANOVER	FRONTAGE		/	/	/
		5ft'd	P.C.C. CURB & GUTTER	HANOVER	FRONTAGE		/	/	/
		20'	PAYEMENT	HANOVER	FRONTAGE		/	/	/
		6"	PVC PRIVATE WATER LINE (FIRE PROTECTION)	ON-SITE	90' SOUTH TO HANOVER		/	/	/
		4' BURL	FIRE HYDRANT (PRIVATE)	ON-SITE			/	/	/
		TYPE C	MODIFY EXIST DROP INLET	N. SIDE HANOVER	OPP. SE CORNER OF SITE		/	/	/
		48"	RCP SD	HANOVER	E PL VACATED WEST ST.		/	/	/
		48"	RCP SD	VACATED WEST	HANOVER I-40 R.O.W		/	/	/
			DOUBLE C DRAINAGE INLET	HANOVER	WEST OF EAST PL	APPROX 100'	/	/	/

24" RCP SD

PAGE ___ OF ___

HANOVER

EXIST INLET PROPOSED INLET

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 project. The items listed below are subject to the standard SIA requirements.

Project #	Type of Improvement	Location	From	To	Construction Certification		
					Private Inspector	P.E.	City Cnst Engineer
					/	/	/
					/	/	/

Approval of Creditable Items:		Approval of Creditable Items:	
Impact Fee Administrator Signature	Date	City User Dept. Signature	Date

NOTES

If the site is located in a floodplain, then the financial guarantee will not be released until the LOMR is approved by FEMA.
Street lights per City requirements.

- 1 _____
- 2 _____
- 3 _____

AGENT / OWNER

Dan Graney
NAME (print)
Surveys Southwest, Ltd
FIRM
Dan Graney 7.06.07
SIGNATURE - date

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

[Signature] 7/18/07
DRB CHAIR - date

Christina Santoval 7/18/07
PARKS & GENERAL RECREATION - date

[Signature] 7-18-07
TRANSPORTATION DEVELOPMENT - date

[Signature] 7/18/07
UTILITY DEVELOPMENT - date

Bradley D. Bingham 7/18/07
CITY ENGINEER - date

AMAFCA - date

- date

- date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER



Bank • Mortgage • Insurance

October 29, 2007

IRREVOCABLE LETTER OF CREDIT AND AGREEMENT NO. 300285
AMOUNT: \$126,167.28

Bruce J. Perlman, Ph. D
Chief Administrative Officer
City of Albuquerque
PO Box 1293
Albuquerque, NM 87103

RE: Letter of Credit for **John Lorentzen**
City of Albuquerque Project No.: 7943.81
Project Name: **Stewart & Stevenson**

Dear Mr. Perlman:

This letter is to advise the City of Albuquerque ("City") that, at the request of John Lorentzen, Charter Bank in Albuquerque, NM, has established an Irrevocable Letter of Credit in the sum of One Hundred Twenty Six Thousand One Hundred Sixty Seven and 28/100 (\$ 126,167.28) for the exclusive purpose of providing the financial guarantee which the City requires, John Lorentzen ("Subdivider") to provide for the installation of the improvements, which must be constructed at Stewart & Stevenson, Project No. 7943.81. The amount of the Letter of Credit is 125% of the City's estimated cost of construction of improvements as required by the City's Subdivision Ordinance.

The improvements are identified in the agreement between the City of Albuquerque and Subdivider, which was recorded on 11/20, 2007 in the records of the Clerk of Bernalillo County, New Mexico in Book Misc. NA, at pages NA to NA, as amended ("Agreement"). *Document 2007159374*

A Draft or Drafts for any amount up to, but not in excess of One Hundred Twenty Six Thousand One Hundred Sixty Seven and 28/100, (\$126,167.28) is/are available at sight at Charter Bank, 4400 Osuna Rd., NE, Albuquerque, NM 87109 between May 1, 2008 and July 1, 2008.

When presented for negotiation, the Draft(s) is/are to be accompanied by the City's notarized certification stating: "1) John Lorentzen has failed to comply with the terms of the Agreement; 2) the undersigned is the Chief Administrative Officer of the City of Albuquerque and is authorized to sign this certification; and 3) the amount of the Draft does not exceed 125% of the City's estimated cost of completing the improvements specified in the Agreements."

We hereby agree with the drawer of Draft(s) drawn under and in compliance with the terms of this credit that such Draft(s) will be duly honored upon presentation to the drawee if negotiated between May 1, 2008 and July 1, 2008.

The Draft(s) drawn under this credit must contain the clause: "Drawn under Letter of Credit and Agreement No. 300285 of Charter Bank, 4400 Osuna Rd., NE, Albuquerque, NM 87109, dated, October 29, 2007 and the original Letter of Credit must be endorsed on the reverse side with the

amount of each draft. This Letter of Credit must accompany each draft and be attached to the draft, which exhausts this credit.

This Letter of Credit for the benefit of the City of Albuquerque shall be irrevocable until:

1. Sixty (60) days after the City accepts the completed improvements specified in the Agreement; or
2. City notification of John Lorentzen's failure to comply with the terms of the Agreement, and payment by Certified Check from Charter Bank to the City of Albuquerque of 125% of the City's estimated costs of completing the improvements specified in the Agreement; or
3. Expiration of the date July 1, 2008; or
4. Written termination of this Letter of Credit by the City of Albuquerque, signed by its Chief Administrative Officer.

This Letter of Credit will terminate at 2:00 o'clock PM, New Mexico time, July 1, 2008.

This credit is subject to the Uniform Customs and Practice for Documentary Credits (Revision), International Chamber of Commerce Publication.

Very truly yours,
Charter Bank

By: Steve Schol
Steve Schol
Title: Vice President

ACCEPTED:

CITY OF ALBUQUERQUE
By: [Signature]
Chief Administrative Officer

Dated: 11-20-07

[Signature]
11-16-07

ORIGINAL

INFRASTRUCTURE LIST

(Rev. 9-05)

EXHIBIT "A"

TO SUBDIVISION IMPROVEMENTS AGREEMENT

DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

TRACT 270-A, TOWN OF ATRISCO GRANT, UNIT 8

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

SOUTHERLY PORTION OF TRACTS 269 & 270, TOWN OF ATRISCO GRANT, UNIT 8

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 plat 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
		6'	P.C.C. SIDEWALK	HANOVER	FRONTAGE				
		5't'd	P.C.C. CURB & GUTTER	HANOVER	FRONTAGE				
		20'	PAVEMENT	HANOVER	FRONTAGE				
		6"	PVC PRIVATE WATER LINE (FIRE PROTECTION)	ON-SITE	90' SOUTH TO HANOVER				
		4' BURY	FIRE HYDRANT (PRIVATE)	ON-SITE					
		TYPE C	MODIFY EXIST DRAIN INLET	N. SIDE HANOVER	OPP. SE CORNER OF SITE				
		48"	RCP SD	HANOVER	E PL VACATED	W 1ST ST.			
		48"	RCP SD	VACATED	W 1ST ST.	HANOVER I-40 R.O.W			
			DOUBLE C DRAINAGE INLET	HANOVER	WEST OF EAST PL	APPROX 100'			
			24" RCP SD	HANOVER	EXIST INLET	PROPOSED INLET			

EXIST INLET
PROPOSED INLET

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

If the site is located in a floodplain, then the financial guarantee will not be released until the LOMR is approved by FEMA.
Street lights per City requirements.

- 1 _____
- 2 _____
- 3 _____

AGENT / OWNER

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

Dan Graney
NAME (print)
Surveys Southwest, Ltd
FIRM
Dan Graney 7.06.07
SIGNATURE - date

B. Matson 7/18/07
DRB CHAIR - date
Christina Sandoval 7/18/07
PARKS & GENERAL RECREATION - date
[Signature] 7-18-07
TRANSPORTATION DEVELOPMENT - date
[Signature] 7/18/07
UTILITY DEVELOPMENT - date
Bradley D. Bingham 7/18/07
CITY ENGINEER - date

AMAFCA - date

- date

- date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER
1	10-4-07	<u>Woodell</u>	<u>Brad B...</u>	<u>[Signature] - OWNER</u>

INFRASTRUCTURE LIST

Rev. 9-20-05

EXHIBIT "A"

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

Date Submitted: 4/18/06

Date Site Plan Approved:

Date Preliminary Plat Approved: 4-26-06

Date Preliminary Plat Expires: 4-26-07

DRB Project No.: 1004707

DRB Application No.: 06 DEB 00210

ORIGINAL

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

Southerly Portion of TR. 269 E 270 Town of Atrisco Grant, Unit 8

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	Constructed Under	DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
								Inspector	P.E.	City Const Engineer
			6' ^Ø	P.C.C. Sidewalk	Hanover	Joint	Frontage			
			5' x 20'	P.C.C. Curbs Gutter Pavement	Hanover		Frontage			
			6"	PVC Private Water Line (Fire Protection)	on-site		90' South to Hanover			
			4' Bury	Fire hydrant (Private)	on-site					
			Type C	Modify/Exist. Drop Inlet	N. side Hanover		opp. SE corner of site			
			48"	RCP SD	Hanover		Vacated 68'±			
			48"	RCP SD	Vacated 68'± Hanover		I-40 R/W			

ORIGINAL

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 S/A requirements.

Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		Approval of Creditable Items:	City User Dept. Signature	Date
							Inspector	P.E.			
							/	/	/		
							/	/	/		

NOTES

If the site is located in a floodplain, then the financial guarantee will not be released until the LOMR is approved by FEMA.
Street lights per City requirements.

1

2

3

AGENT / OWNER

Philip W. Clark
NAME (print)

Clark Consulting Engr's.
FIRM

Philip W. Clark
SIGNATURE - date

Dan Graney 4/26/06
Dan Graney

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

Andrew Garcia
for DRB CHAIR - date

4-26-06

Christina Sandomal
PARKS & RECREATION - date

[Signature]
TRANSPORTATION DEVELOPMENT - date

4-26-06

[Signature]
UTILITY DEVELOPMENT - date

4/26/06

Bradley J. Birk
CITY ENGINEER - date

4/26/06

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT OWNER
1	10-4-07	<i>A Woodall</i>	<i>Bradley J. Birk</i>	<i>[Signature]</i>

Surveys Southwest, Ltd

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

MEMO COVER SHEET

Date: November 26, 2007
To: Angela Gomez, Administrative Assistant
Ref: Project #1004707 / Tract 270-A, Town of Atrisco Grant, Unit 8
From: Dan Graney, President

Angela:

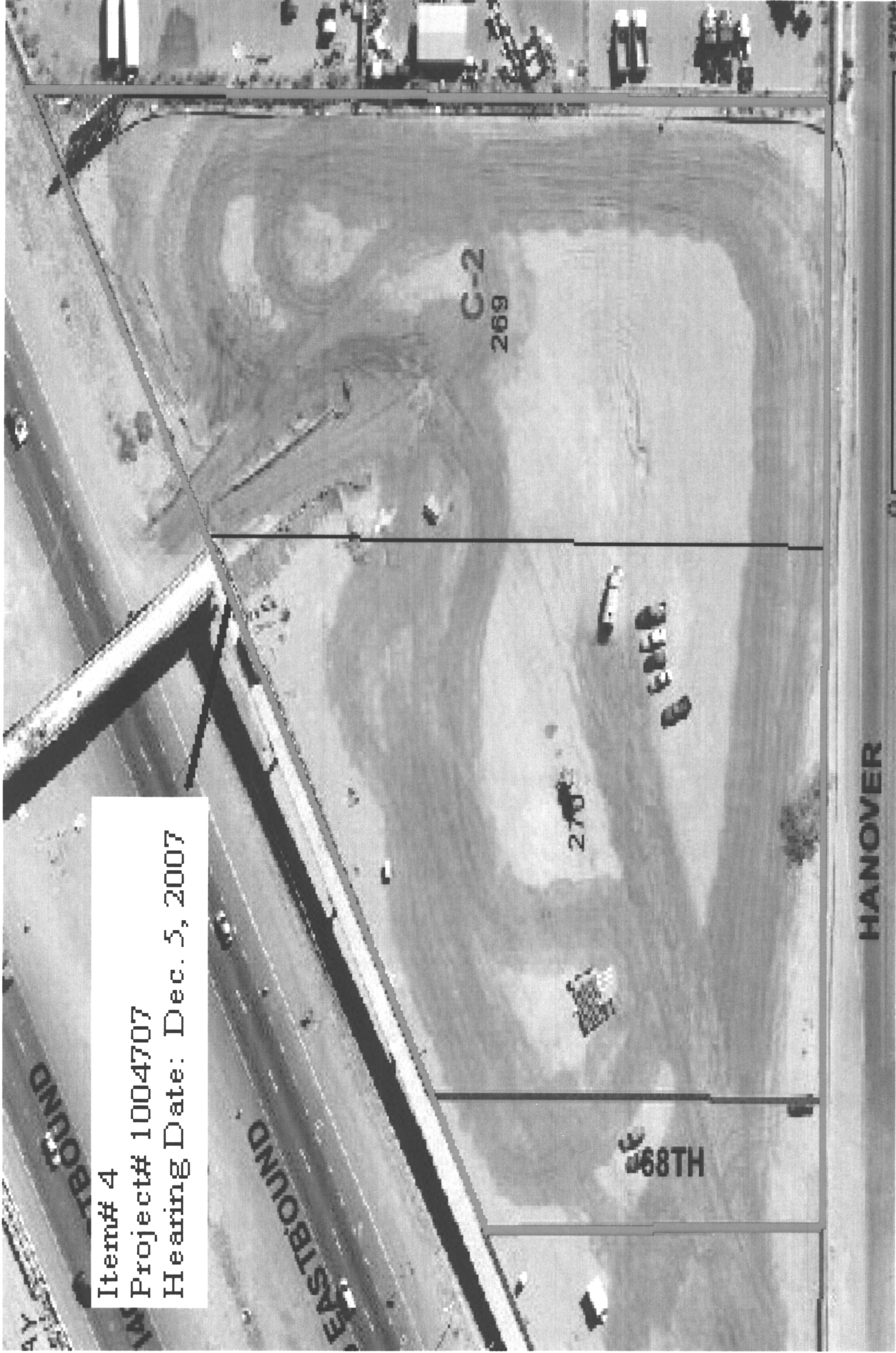
At the July 18, 2007 DRB meeting the above referenced case was deferred per the recording of the SIA. Attached please find two (2) copies of the recorded SIA.

We are requesting to be heard at the December 5, 2007 DRB meeting for final plat approval.

Sincerely,


Dan Graney

President



Item# 4
Project# 1004707
Hearing Date: Dec. 5, 2007

Subject: Project No. 1004707
From: dmzamora@cabq.gov
Date: Wed, 15 Feb 2006 09:30:11 -0700
To: "Sara Amato" <samato@swsurvey.com>

The .dxf file for Project No. 1004707 (Town of Atrisco Grant Unit 8 Tract 270A) has been approved.

David Zamora
GIS Coordinator
Planning Dept. - AGIS
dmzamora@cabq.gov
924-3929

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

If the site is located in a floodplain, then the financial guarantee will not be released until the LOMR is approved by FEMA.
Street lights per City requirements.

1

2

3

AGENT / OWNER

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

Dan Graney
NAME (print)

Surveys Southwest, Ltd
FIRM

Dan Graney 7.06.07
SIGNATURE - date

[Signature] 7/18/07
DRB CHAIR - date

[Signature] 7-18-07
TRANSPORTATION DEVELOPMENT - date

[Signature] 7/18/07
UTILITY DEVELOPMENT - date

Bradley D. Bingham 7/18/07
CITY ENGINEER - date

Christina Santoval 7/18/07
PARKS & GENERAL RECREATION - date

AMAFCA - date

- date

- date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER



Supplemental form

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

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

L A APPEAL / PROTEST of...

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

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 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): SURVELS SOUTHWEST, LTD PHONE: 998-0303
 ADDRESS: 333 LOMAS BLVD NE FAX: 998-0306
 CITY: ALBU STATE NM ZIP 87102 E-MAIL: _____

APPLICANT: JOHN LORENTZEN PHONE: 843-7633
 ADDRESS: 2909 YALE SE FAX: _____
 CITY: ALBU STATE NM ZIP 87106 E-MAIL: _____

Proprietary interest in site: OWNER List all owners: _____

DESCRIPTION OF REQUEST: COMBINE THREE EXISTING TRACTS INTO ONE NEW TRACT. VACATE A PRIVATE ACCESS EASEMENT & GRANT A PRIVATE UTILITY EASEMENT

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. SOUTH PART OF TRACTS 269, 270, TOWN Block: N/A Unit: N/A
 Subdiv/Addn/TBKA: OF PATRISCO GRANT, TOGETHER WITH 18TH STREET TRACT
 Existing Zoning: C-2 Proposed zoning: N/A
 Zone Atlas page(s): J-10-Z UPC Code: 1-010-058-355-491-10801 MRGCD Map No N/A
1-010-058-412-522-10802

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): CZ 74-4, 84-54, PROJ # 1004707, 061DRB-00210, 061DRB-00211

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: 3 No. of proposed lots: 1 Total area of site (acres): 4.0714
 LOCATION OF PROPERTY BY STREETS: On or Near: INTERSTATE 40
 Between: HANOVER ROAD NW and 18TH STREET NW

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

SIGNATURE Dan Graney DATE 7-06-07
 (Print) Dan Graney Applicant: Agent:

FOR OFFICIAL USE ONLY

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>07DRB - 70123</u>	<u>UPRE</u>	<u>✓</u>	\$ <u>45.00</u>
<input type="checkbox"/> All fees have been collected	<u>07DRB - 70124</u>	<u>PPF</u>	<u>5(3)</u>	\$ <u>215.00</u>
<input type="checkbox"/> All case #s are assigned	_____	<u>cmf</u>	_____	\$ <u>20.00</u>
<input 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>7-18-07</u>			Total <u>\$ 280.00</u>

W. S. S. 7/10/07
 Planner signature / date

Project # 1004707

FORM V: SUBDIVISION VARIANCES & VACATIONS

- BULK LAND VARIANCE (DRB04)** (PUBLIC HEARING CASE)
 - Application for Minor Plat on FORM S-3, including those submittal requirements. **24 copies**
 - Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all improvements to be waived.
 - Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application

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

- VACATION OF PUBLIC EASEMENT (DRB27)**
- VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**
 - The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**
(Not required for City owned public right-of-way.)
 - Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.

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

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

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

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

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

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

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

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

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.

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

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

Don Graney
Applicant name (print)
Don Graney 7-06-07
Applicant signature / date



- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
07DRB - _____ - 70123

Form revised 4/07
K. S. S. 7/10/07
Planner signature / date
Project # 1004707

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 ~~PLAT~~ ^{FINAL} PLAT APPROVAL (DRB16) Your attendance is required.

- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies** for unadvertised meetings
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations and cross sections of perimeter walls (11" by 17" maximum) **3 copies**
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- Fee (see schedule)
- List any original and/or related file numbers on the cover application
- Infrastructure list if required (**verify with DRB Engineer**)
- DXF file and hard copy of final plat data for AGIS is required.

AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03) Your attendance is required.

- PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.
- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
 - List any original and/or related file numbers on the cover application
- Amended preliminary plat approval expires after one year

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

Dan Graney
Dan Graney
 Applicant name (print)
 7-06-07
 Applicant signature / date

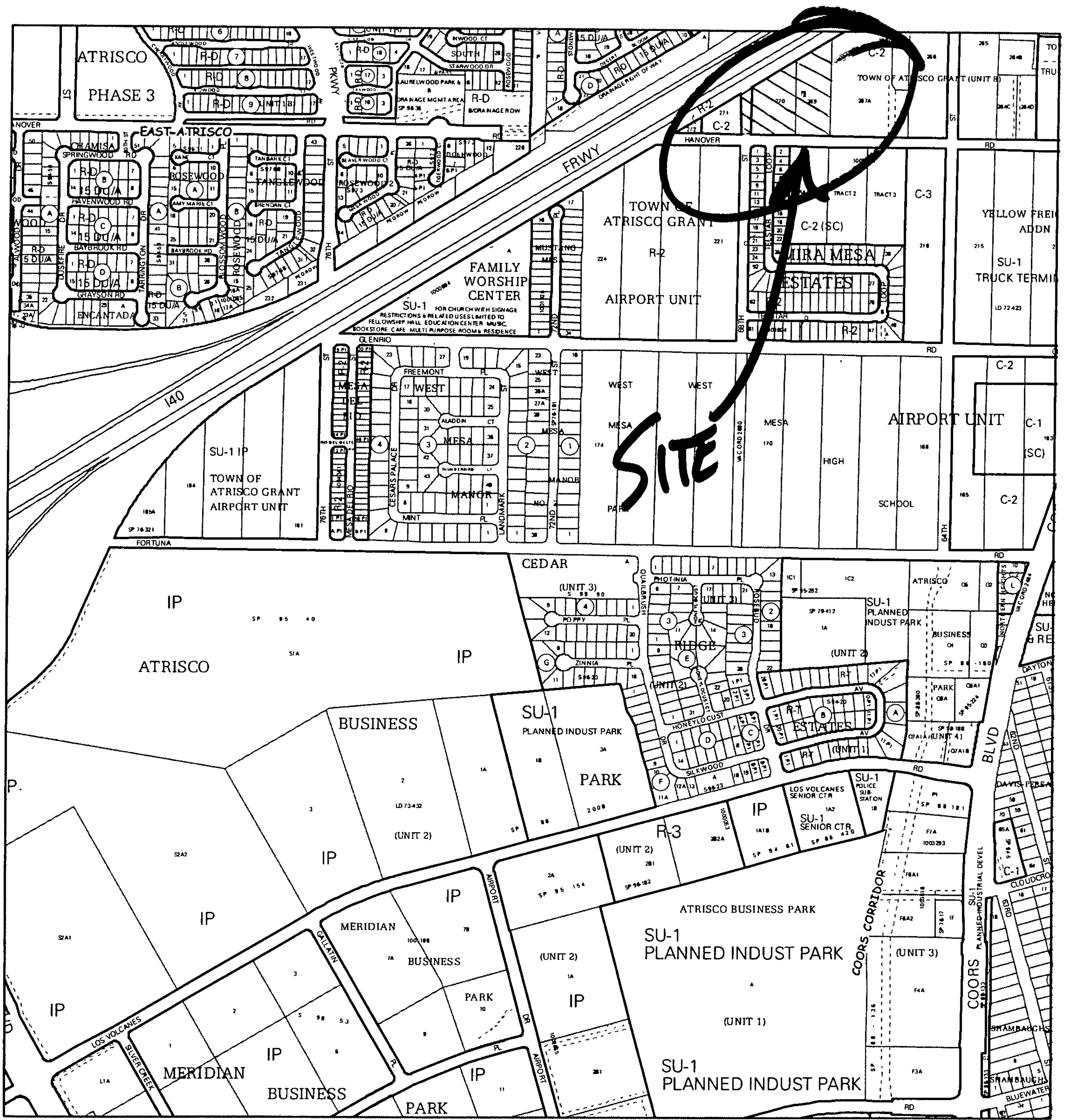


Form revised 4/07

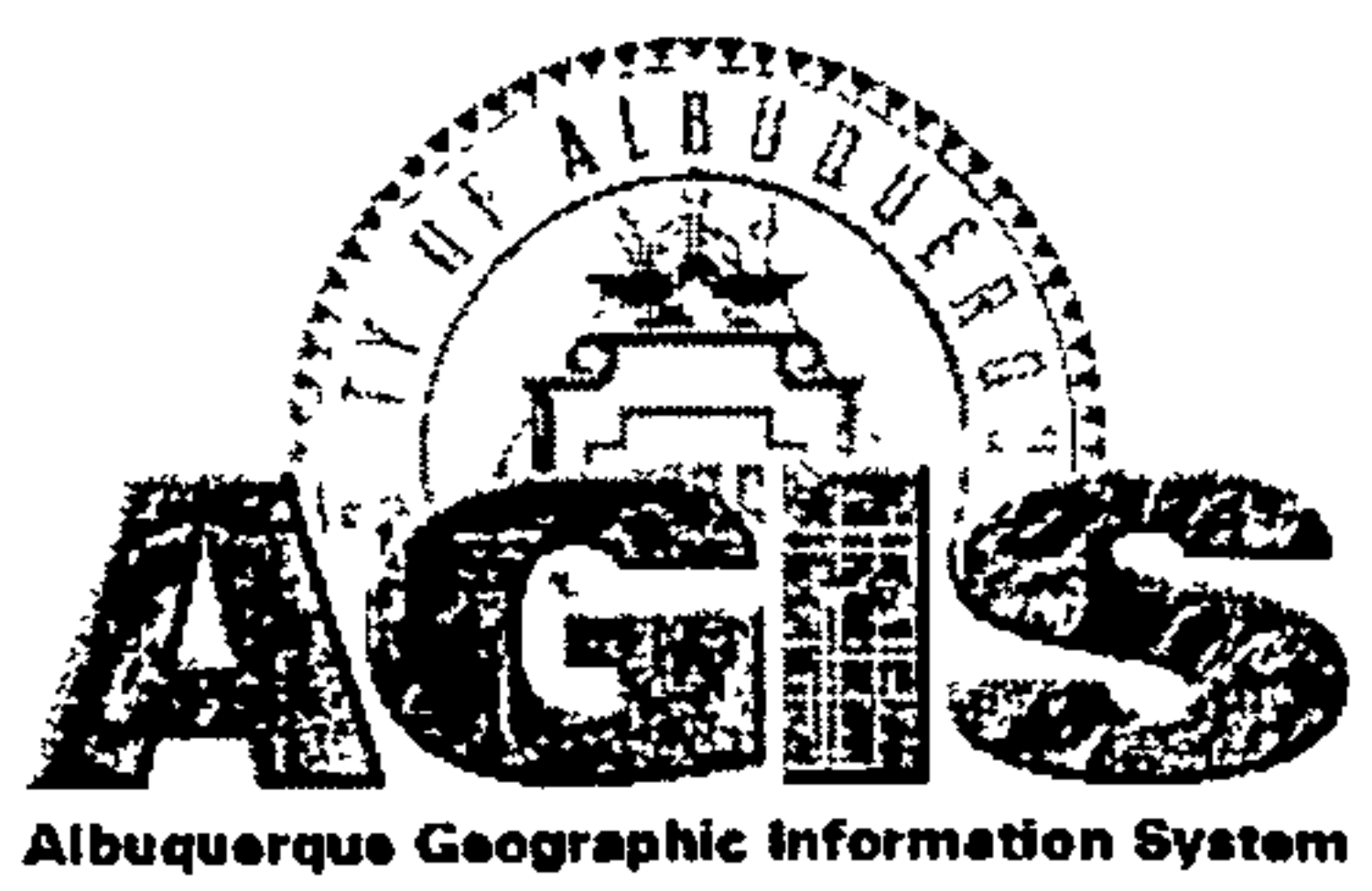
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
 07DRB - _____ - 7012A

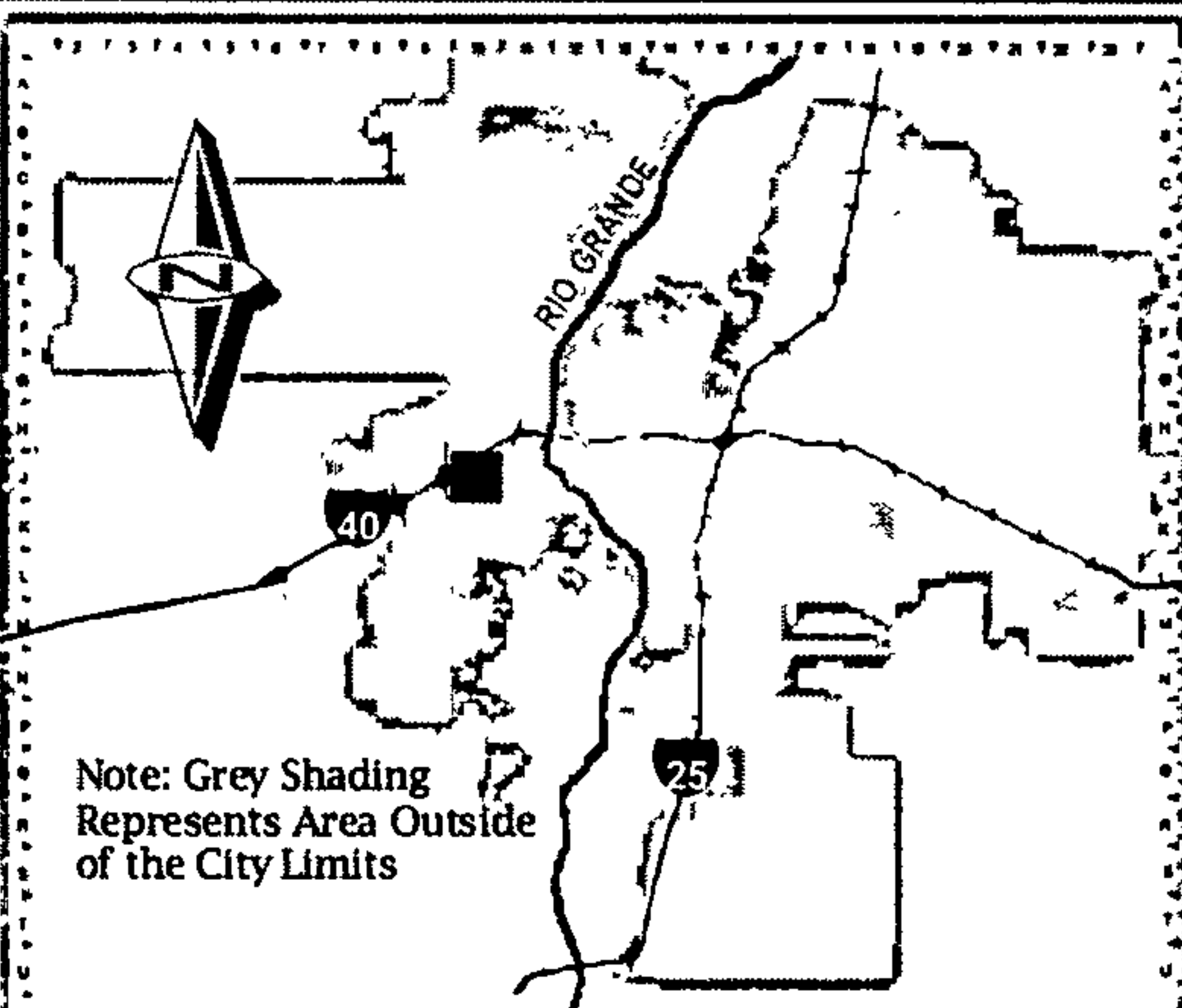
Xi Sis 7/10/07
 Planner signature / date
 Project # 1004707



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



Map amended through: 10/25/2006



Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

J-10-Z

Selected Symbols

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



Surveys Southwest, Ltd

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

July 6, 2007

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

REF: PROJECT #1004707 - TRACT 270-A, TOWN OF ATRISCO GRANT, UNIT 8

Dear Board Members:

The purpose of the above referenced resubmittal is to obtain preliminary plat status, infrastructure approval and to vacate an existing 50' private access easement.

The preliminary plat expired on April 26, 2006. S & S RV is to be the tenant of the new tract.

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

Sincerely,



Dan Graney
President

Surveys Southwest, Ltd

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

July 6, 2007

DEVELOPMENT REVIEW BOARD MEMBERS
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Sincerely,



Dan Graney
President

#13

City of Albuquerque Planning Department

One Stop Shop – Development and Building Services

07/10/2007 Issued By: PLNABG

44
44
44
44

Permit Number: ✓ 2007 070 123

Category Code 0910

Application Number: 07DRB-70123, Vacation Of Private Easement

Address:

Location Description: HANOVER RD NW BETWEEN 68TH STREET & I-40

Project Number: 1004707

Applicant

John Lorentzen

2909 Yale Se
Albuquerque, NM 87108
843-7833

Agent / Contact

Surveys Southwest Ltd
Dan Graney
333 Lomas Blvd Ne
Albuquerque, NM 87102

dmgraney@swsurvey.com

Application Fees

441018/4971000	Public Notification	
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$45.00
TOTAL:		\$65.00

7/10/2007 11:52AM LOC: ANNX
 RECEIPT# 00084675 WSH 007 TRANS# 0025
 Account 441006 Fund 0110
 Activity 4983000 TRSMSP
 Trans Amt \$280.00
 J24 Misc \$45.00
 CK \$280.00
 CHANGE \$0.00

City Of Albuquerque
Treasury Division

Thank You

City Of Albuquerque
Treasury Division

7/10/2007 11:52AM LOC: ANNX
 RECEIPT# 00084674 WSH 007 TRANS# 0025
 Account 441032 Fund 0110
 Activity 3424000 TRSMSP
 Trans Amt \$280.00
 J24 Misc \$20.00

Thank You

#13

City of Albuquerque Planning Department

One Stop Shop – Development and Building Services

07/10/2007 Issued By: PLNABG

Permit Number: 2007 070 124

Category Code 0910

Application Number: 07DRB-70124, Minor - Preliminary/ Final Plat Approval

Address:

Location Description: HANOVER RD NW BETWEEN 68TH STREET & I-40

Project Number: 1004707

Applicant

John Lorentzen

2909 Yale Se
Albuquerque, NM 87106
843-7633

Agent / Contact

Surveys Southwest Ltd
Dan Graney
333 Lomas Blvd Ne
Albuquerque, NM 87102

dmgraney@swsurvey.com

Application Fees

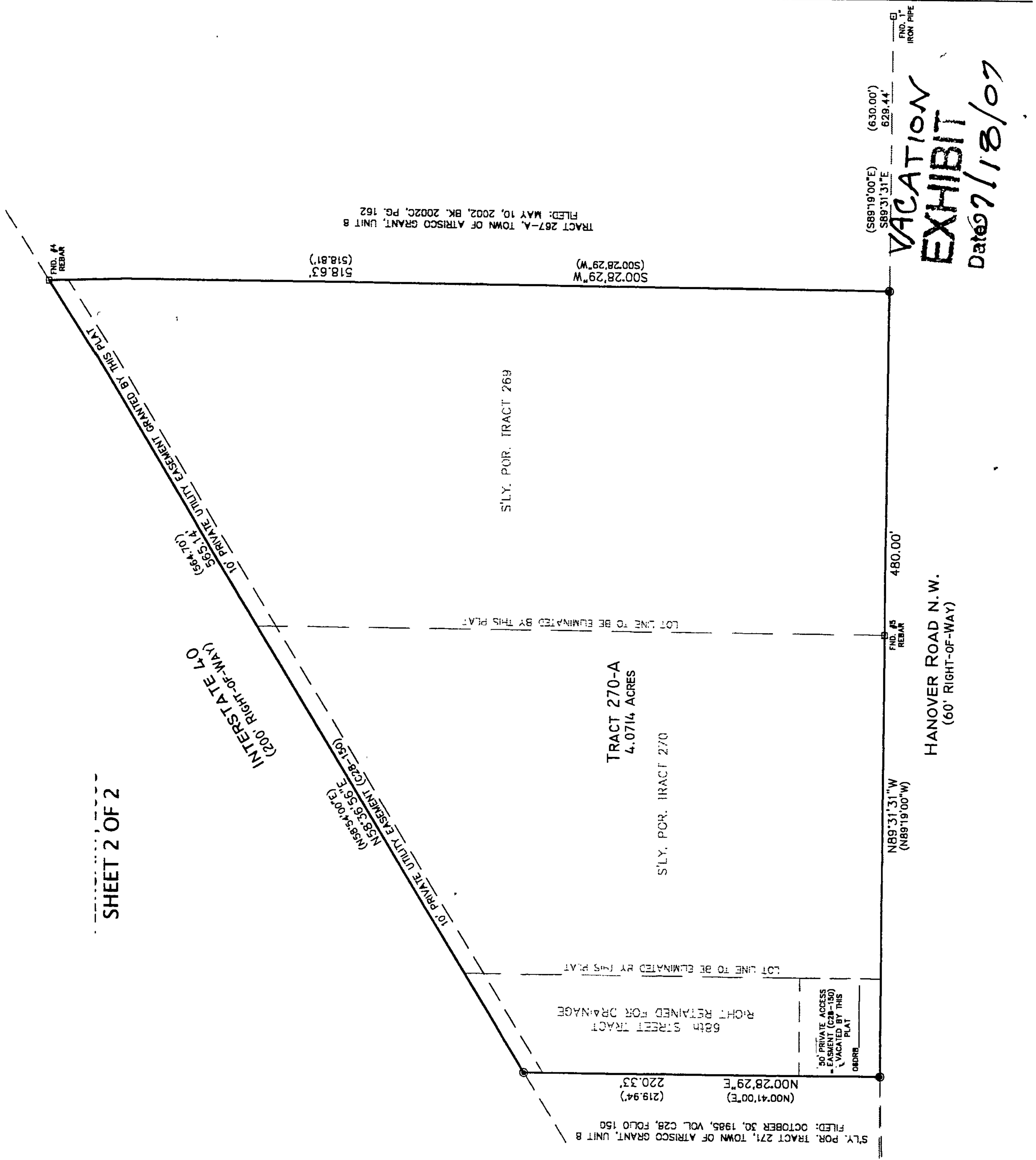
441018/4971000	Public Notification	
441032/3424000	Conflict Mgmt Fee	
441006/4983000	DRB Actions	\$215.00
TOTAL:		\$215.00

City Of Albuquerque
Treasury Division

7/10/2007 11:52AM LOC: ANX
 RECEIPT# 00084673 LSH# 007 TRANSH 0025
 Account 441006 Fund 0110
 Activity 4983000 TFSMSP
 Trans Amt \$215.00
 J24 Misc \$215.00

Thank You

SHEET 2 OF 2



FND. #4 REBAR

(564.70')
565.14'

INTERSTATE 40
(200' RIGHT-OF-WAY)

(N88°4'00"E)
N58°36'56"W

518.63'
(518.81')

LOT LINE TO BE ELIMINATED BY THIS PLAT

S'LY. POR. TRACT 269

500'28'29"W
(500'28'29"W)

TRACT 270-A
4.0714 ACRES

S'LY. POR. TRACT 270

68th STREET TRACT
RIGHT RETAINED FOR DRAINAGE

S'LY. POR. TRACT 271, TOWN OF ATRISCO GRANT, UNIT 8
FILED: OCTOBER 30, 1985, VOL. C28, FOLIO 150

(N00°41'00"E)
220.33'
N00°28'29"E

(S89°19'00"E)
S89°31'31"E

480.00'

N89°31'31"W
(N89°19'00"W)

FND. #5 REBAR

FND. #1 IRON PIPE

HANOVER ROAD N.W.
(60' RIGHT-OF-WAY)

VACATION
EXHIBIT

Date 7/18/07

TRACT 267-A, TOWN OF ATRISCO GRANT, UNIT 8
FILED: MAY 10, 2002, BK. 2002C, PG. 162

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

PAID RECEIPT

APPLICANT NAME _____

AGENT _____

SURVEYS Southwest

ADDRESS _____

PROJECT & APP # _____

1004707 / 06DRB - 00210

PROJECT NAME _____

\$ _____ 441032/3424000 Conflict Management Fee

\$ 50.00 441006/4983000 DRB Actions DEFERRAL

\$ _____ 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

\$ 50.00 TOTAL AMOUNT DUE

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

SURVEYS SOUTHWEST LTD.

333 LOMAS BLVD NE
ALBUQUERQUE, NM 87102
(505) 998-0303

COMPASS BANK
ALBUQUERQUE, NEW MEXICO
95-78-1070

8411

DATE 4/18/06

AMOUNT

\$ 50.00

PAY TO THE ORDER OF:

FIFTY 00/100
CITY OF ALBUQUERQUE

Daniel Gandy

⑈008411⑈ ⑈107000783⑈ 0078921323⑈

Security Features included. Details on back.

MP

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form **S**

SUBDIVISION

Major Subdivision action
 Minor Subdivision action **PRELIM/FINAL**
 Vacation **PRIVATE EASEMENT**
 Variance (Non-Zoning)

SITE DEVELOPMENT PLAN **P**

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

Supplemental form **Z**

ZONING & PLANNING

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

APPEAL / PROTEST of... **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 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: JOHN LORENTZEN PHONE: 843-7633

ADDRESS: 2909 YALE SE FAX: _____

CITY: ALBU STATE NM ZIP 87106 E-MAIL: _____

Proprietary interest in site: OWNER List all owners: _____

AGENT (if any): SURVEYS SOUTHWEST, LTD PHONE: 998-0303

ADDRESS: 333 LOMAS BLVD NE FAX: 998-0306

CITY: ALBU STATE NM ZIP 87102 E-MAIL: _____

DESCRIPTION OF REQUEST: COMBINE THREE EXISTING TRACTS INTO ONE NEW TRACT VACATE A PRIVATE ACCESS EASEMENT & GRANT A PRIVATE UTILITY EASEMENT

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 PORTION OF TRACTS 269, 270 Block: _____ Unit: _____

Subdiv. / Addn. TOWN OF ATRISCO GRANT, TOGETHER W/ 68TH STREET TRACT

Current Zoning: C-2 Proposed zoning: N/A

Zone Atlas page(s): J-10-Z No. of existing lots: 3 No. of proposed lots: 1

Total area of site (acres): 4.0714 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. 1-010-058-355-491-10801 & 1-010-058-412-522-10802 ARGCD Map No. NO

LOCATION OF PROPERTY BY STREETS: On or Near: INTERSTATE 40

Between: HALOYER TRAIL NW and 68TH STREET NW

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): CZ-74-4
V-84-54

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

SIGNATURE Dan Graney DATE 2-13-06

(Print) Dan Graney Applicant Agent

FOR OFFICIAL USE ONLY		Form revised 9/01, 3/03, 7/03, 10/03, 3/04			
<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees	
<input checked="" type="checkbox"/> All checklists are complete	<u>06DRB - - 00210</u>	<u>P&F</u>	<u>53</u>	<u>\$ 215.00</u>	
<input checked="" type="checkbox"/> All fees have been collected	<u>06DRB - - 00211</u>	<u>VPRE</u>	<u>✓</u>	<u>\$ 45.00</u>	
<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	_____	_____	_____	<u>\$</u>	
<input checked="" type="checkbox"/> Case history #s are listed	_____	_____	_____	<u>\$</u>	
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	<u>\$</u>	
<input checked="" type="checkbox"/> F.H.D.P. density bonus	Hearing date <u>2/22/06</u>	_____	_____	<u>Total</u>	
<input checked="" type="checkbox"/> F.H.D.P. fee rebate	<u>2/14/06</u>	_____	_____	<u>\$ 280.00</u>	

Project # 1004707

Planner signature / date

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.**

- 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 Graney
Dan Graney Applicant name (print)
2-13-06
Applicant signature / date



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

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
06DRB - - - - - 00210
- - - - -
- - - - -

Ki Su 2/14/06
Planner signature / date

Project # 1504707

FORM V: SUBDIVISION VARIANCES & VACATIONS

BULK LAND VARIANCE

(Public Hearing Case)

- Application for subdivision (Plat) on FORM S-3, including those submittal requirements. Variance and subdivision should be applied for simultaneously.
- Letter briefly describing and explaining: the request, compliance with criteria in the Development Process Manual, and any improvements to be waived.
- Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule) Fee is for Variance. Plat fee is listed on FORM-S.
- Any original and/or related file numbers are listed on the cover application

DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.

VACATION OF PUBLIC RIGHT-OF-WAY

VACATION OF PUBLIC EASEMENT

- The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) 24 copies. (Not required for dedicated and City owned public right-of-way.)
- Drawing showing the easement or right-of-way to be vacated, its relation to existing streets, etc. (folded to fit into an 8.5" by 14" pocket) 24 copies
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the request
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule)
- Any original and/or related file numbers are listed on the cover application

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.
DRB Public hearings are approximately ONE MONTH after the filing deadline. Your attendance is required.

SUBDIVISION DESIGN VARIANCE (VARIANCE FROM MINIMUM STANDARDS OF THE DEVELOPMENT PROCESS MANUAL)

SIDEWALK DESIGN VARIANCE

SIDEWALK WAIVER

- Scale drawing showing the proposed variance or waiver (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through internal routing.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the variance or waiver
- Any original and/or related file numbers are listed on the cover application

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

TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

- Drawing showing the sidewalks subject to the proposed deferral or extension (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through internal routing.
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the deferral or extension
- Any original and/or related file numbers are listed on the cover application

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

VACATION OF PRIVATE EASEMENT

- The complete document which created the private easement (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings. These actions are not approved through internal routing.
- Scale drawing showing the easement to be vacated, its relation to existing streets, etc. (folded to fit into an 8.5" by 14" pocket) 6 copies
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing, explaining, and justifying the vacation
- Letter of authorization from the grantors and the beneficiaries
- Fee (see schedule)
- Any original and/or related file numbers are listed on the cover application

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.

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

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

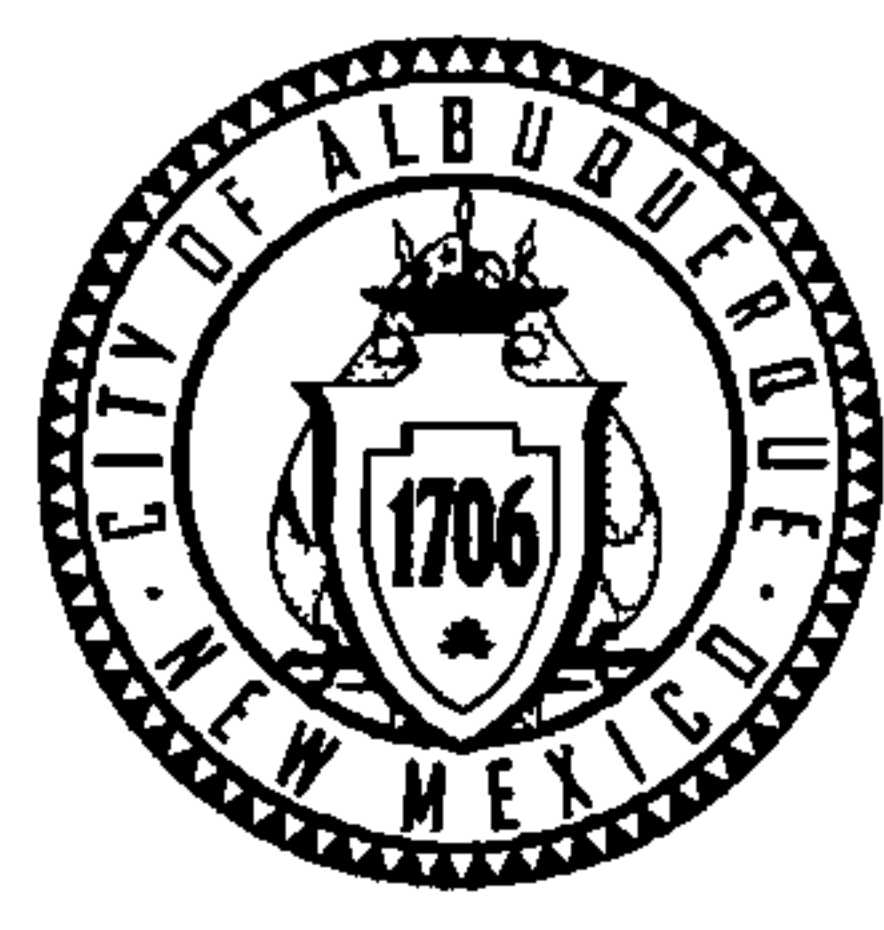
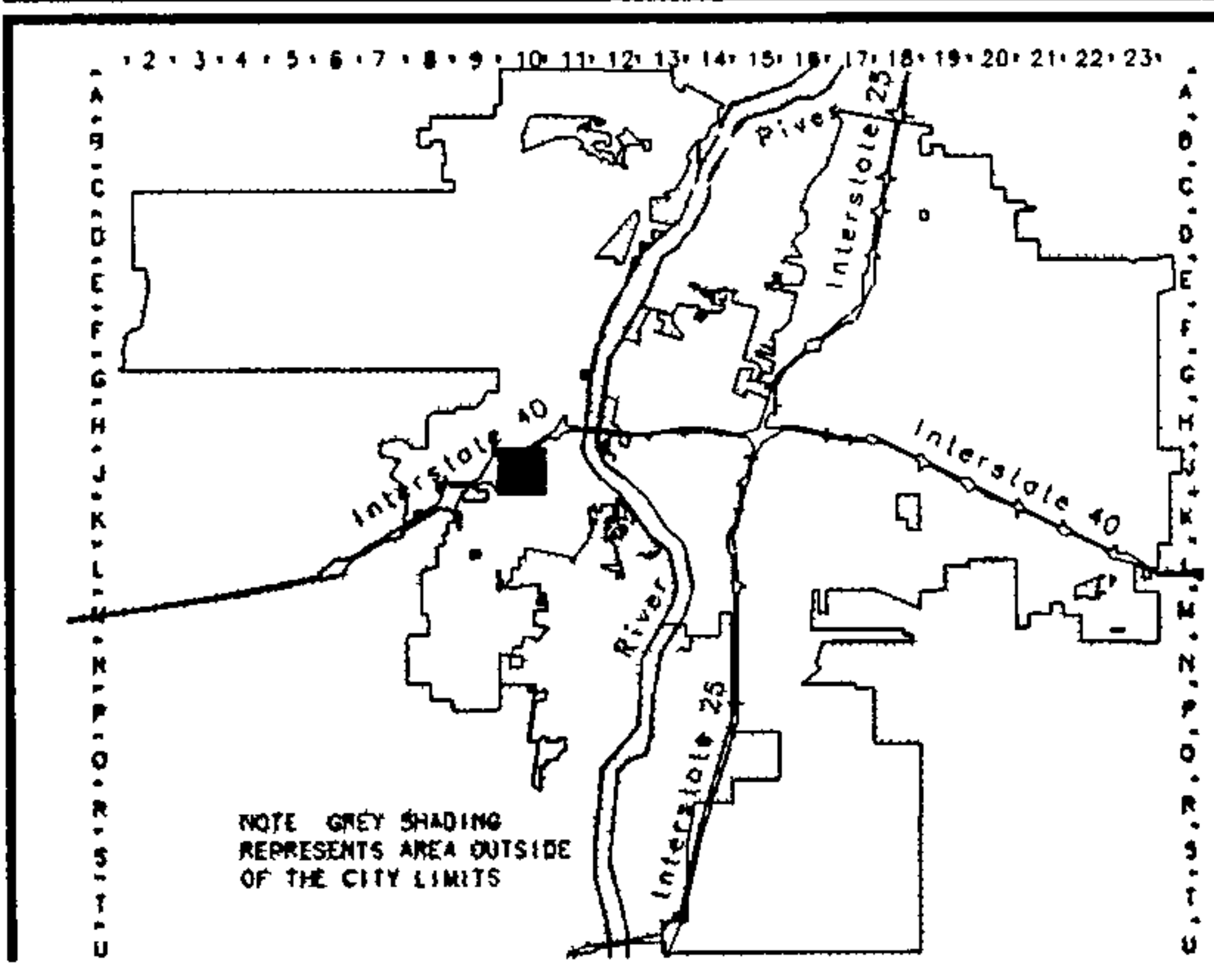
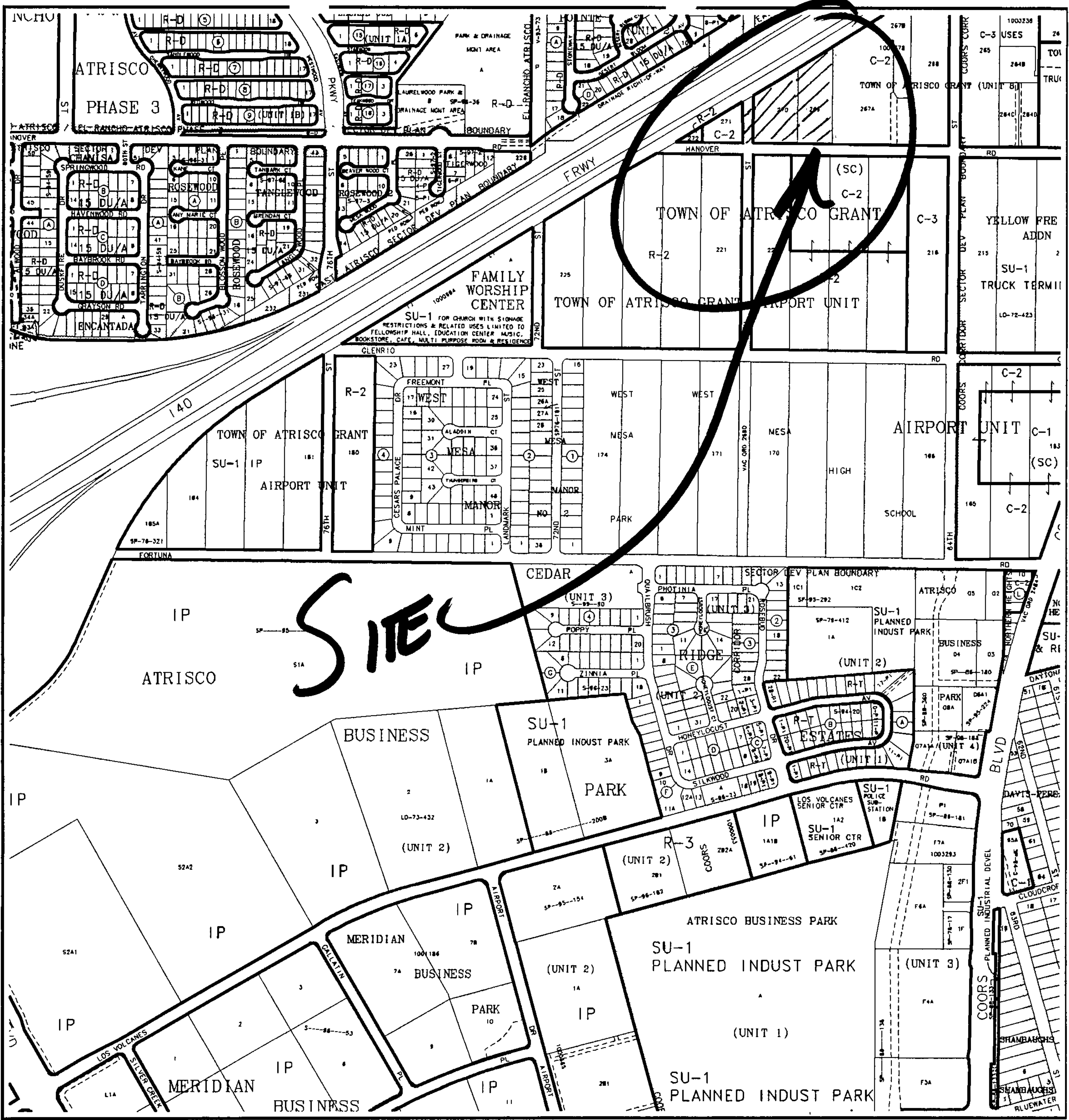
Don Braney Applicant name (print)
Don Braney Applicant signature / date
2-13-06



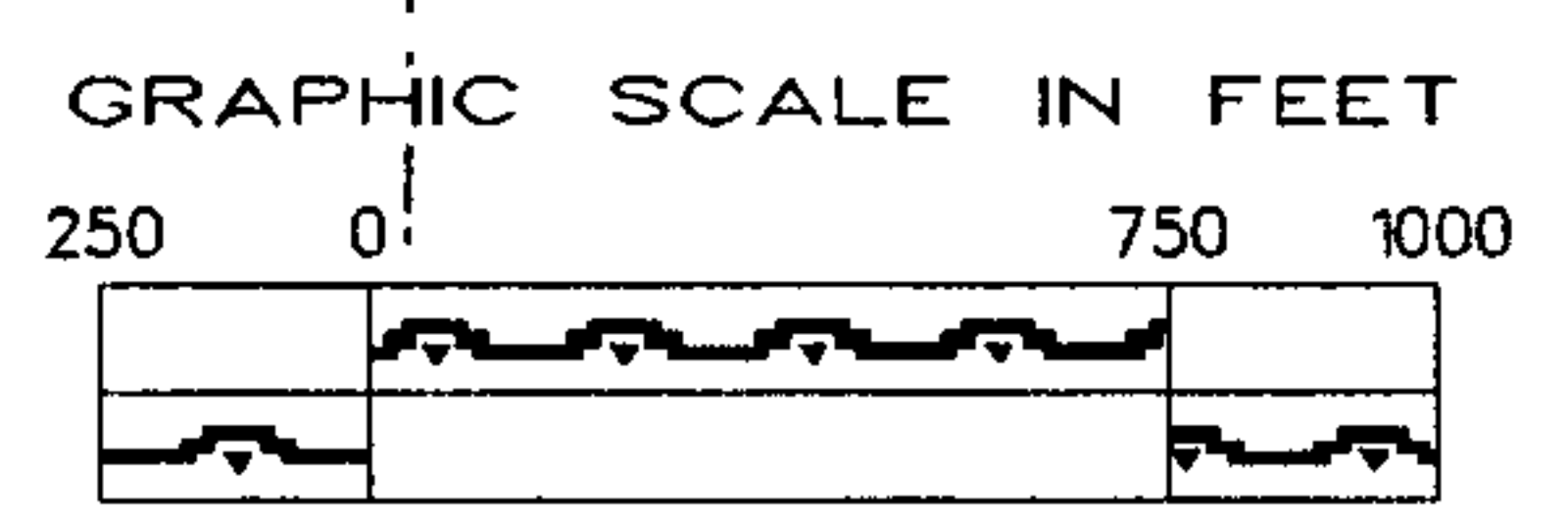
Form revised April 2003

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
06283 - 50211

Yes 2/14/06 Planner signature / date
Project # 1004707



AGIS
 Albuquerque Geographic Information System
 PLANNING DEPARTMENT
 © Copyright 2004



Zone Atlas Page

J-10-Z

Map Amended through August 03, 2004

Surveys Southwest, Ltd

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

February 13, 2006

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

REF: TRACT 270-A, TOWN OF ATRISCO GRANT, UNIT 8

Dear Board Members:

The purpose of this replat is to consolidate tracts of land and to vacate an un-needed 50' private access easement. The site is for S & S RV Sales and Repair.

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

Sincerely,



Dan Graney
President

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

PAID RECEIPT

APPLICANT NAME John LORENTZEN
AGENT Surveys Southwest
ADDRESS _____
PROJECT & APP # 1504707 / 05DRB - 00210, 00211
PROJECT NAME TRACT 270-A

\$ 20.00 441032/3424000 Conflict Management Fee
\$ 260.00 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
\$ 280.00 TOTAL AMOUNT DUE

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

SURVEYS SOUTHWEST LTD.
333 LOMAS BLVD NE
ALBUQUERQUE, NM 87102
(505) 998-0303

COMPASS BANK
ALBUQUERQUE, NEW MEXICO
95-78-1070

8167
DATE 2/14/06

AMOUNT
\$ 280.00

PAY TO THE ORDER OF TWO HUNDRED EIGHTY 00/100
CITY OF ALBUQUERQUE

2/14/2006 10:30AM
RECEIPT# 00052589 WSM 008 TRANS# 0006
Account 441032 Fund 0110
Activity 3424000 TRS45R
Trans Amt \$280.00
J24

David Gandy
Thank You

MP

Security Features Included. Details on back.

⑈008167⑈ ⑆107000783⑆ 0078921323⑈

Surveys Southwest, Ltd

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

February 13, 2006

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

REF: TRACT 270-A, TOWN OF ATRISCO GRANT, UNIT 8

Dear Board Members:

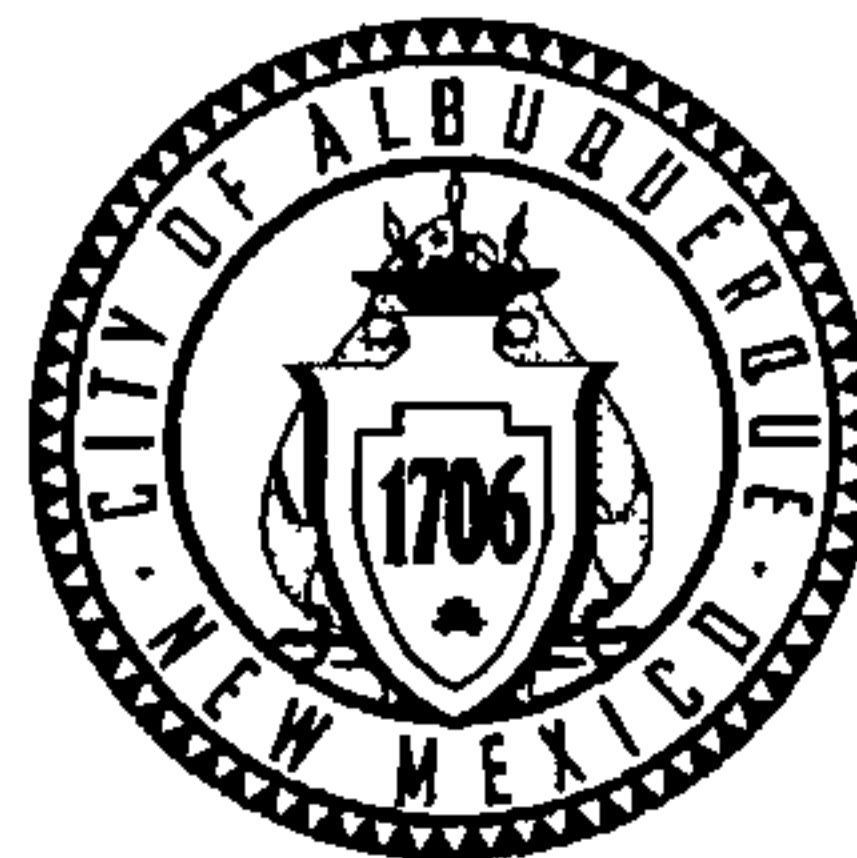
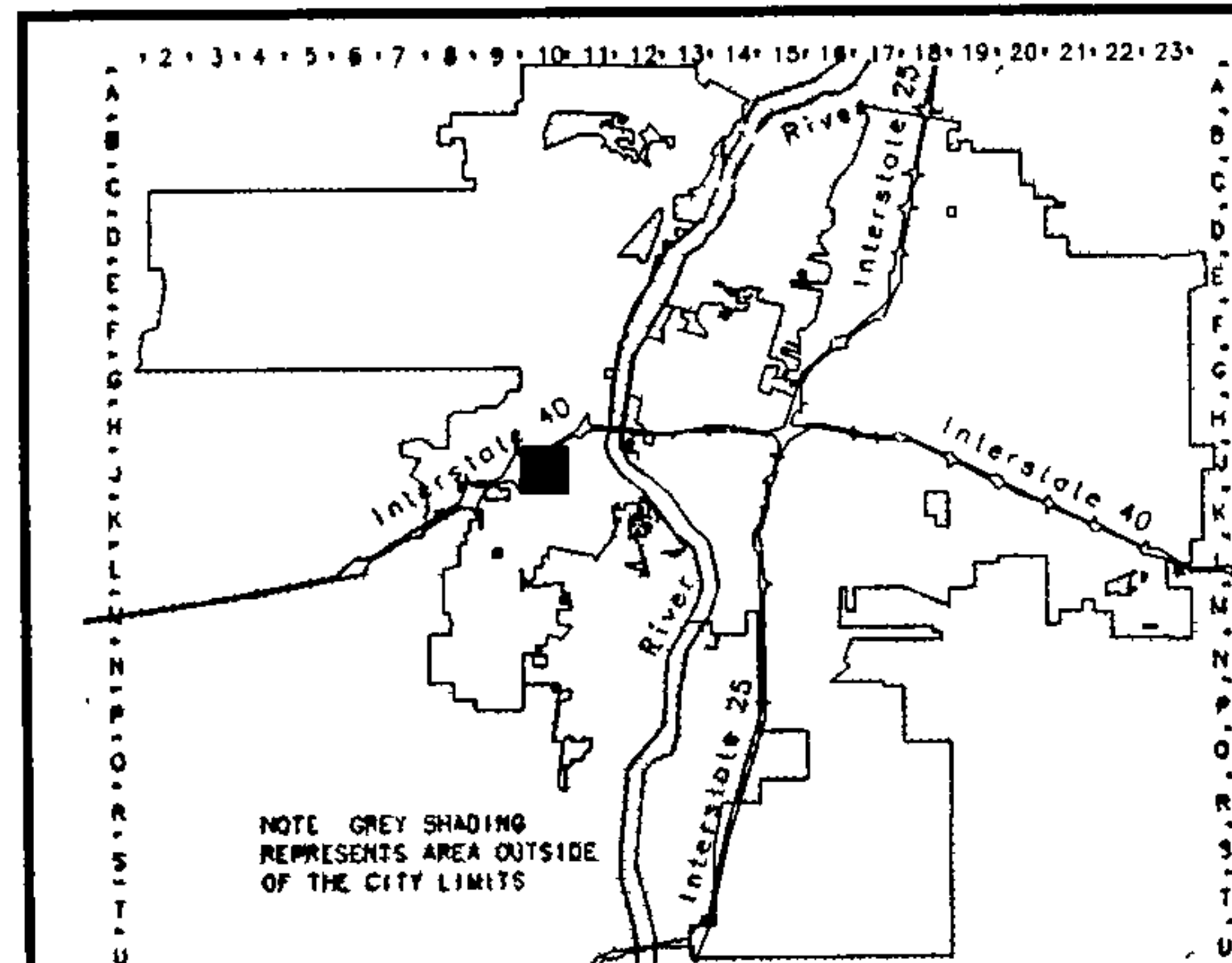
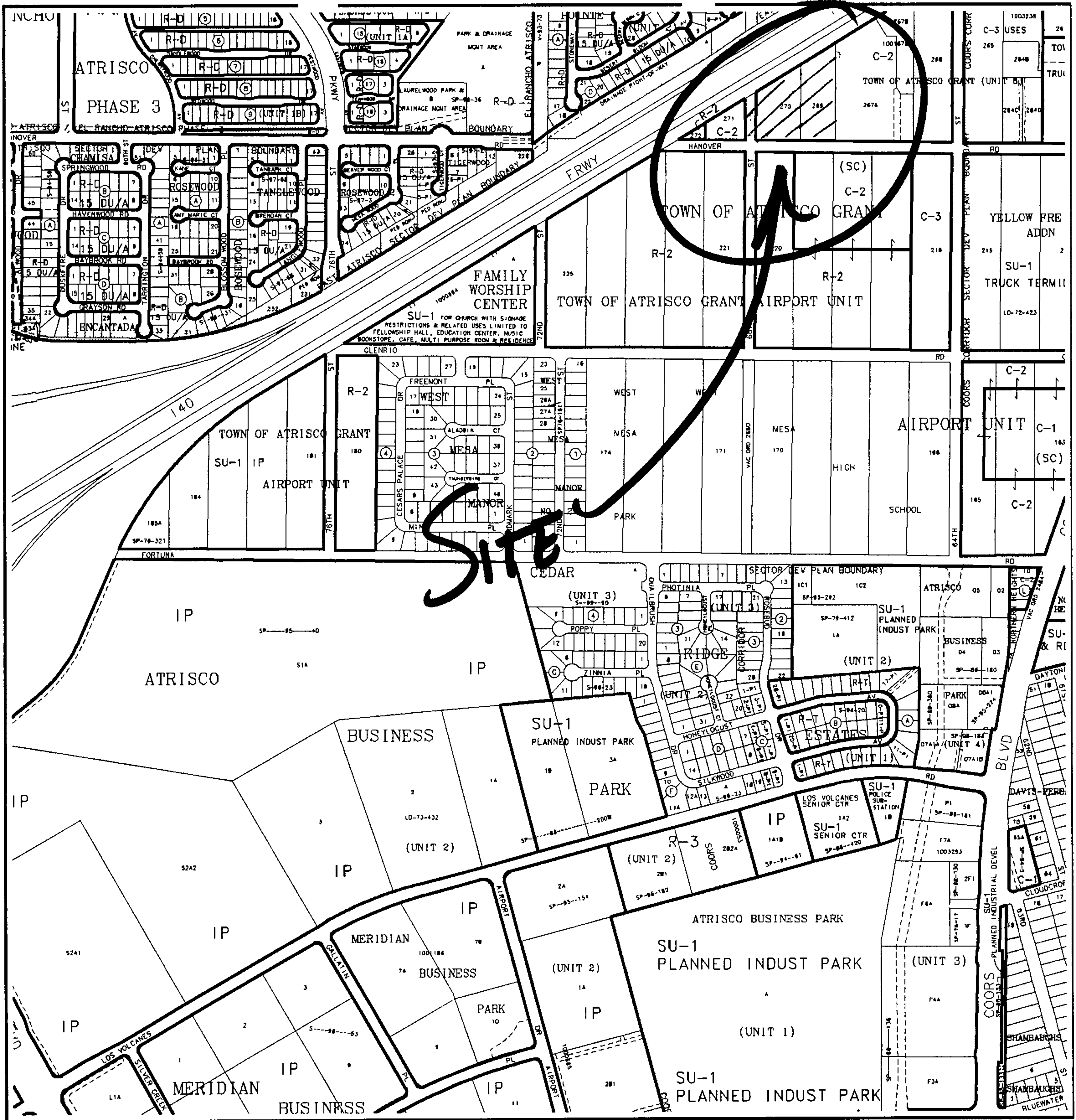
The purpose of this replat is to consolidate tracts of land and to vacate an un-needed 50' private access easement. The site is for S & S RV Sales and Repair.

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

Sincerely,

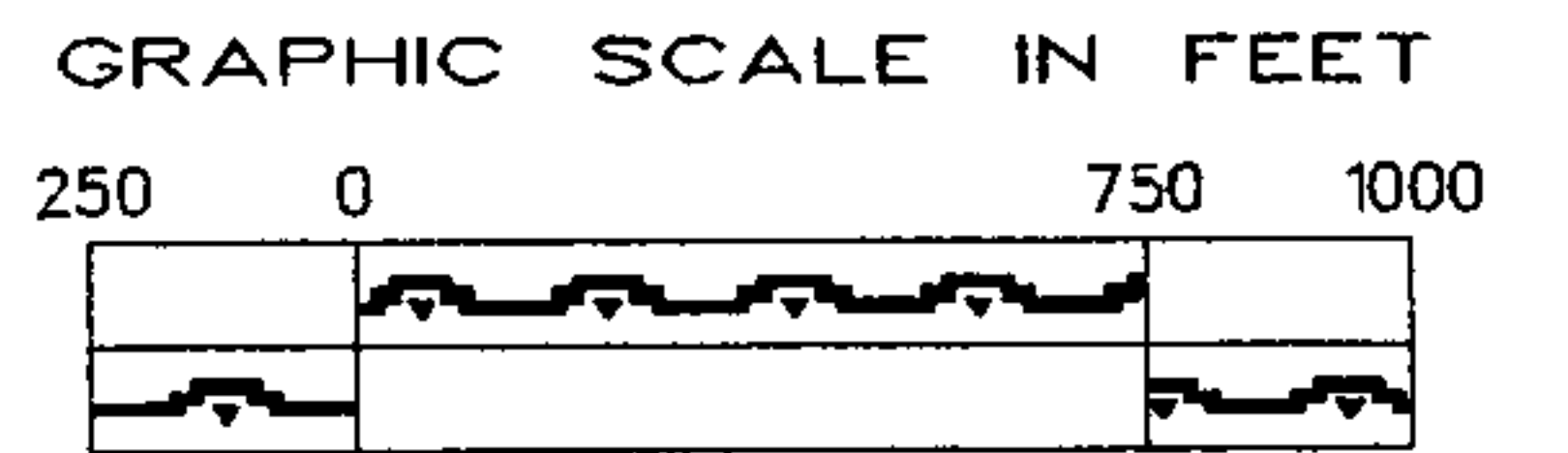


Dan Graney
President



A G I S
 Albuquerque Geographic Information System
 PLANNING DEPARTMENT

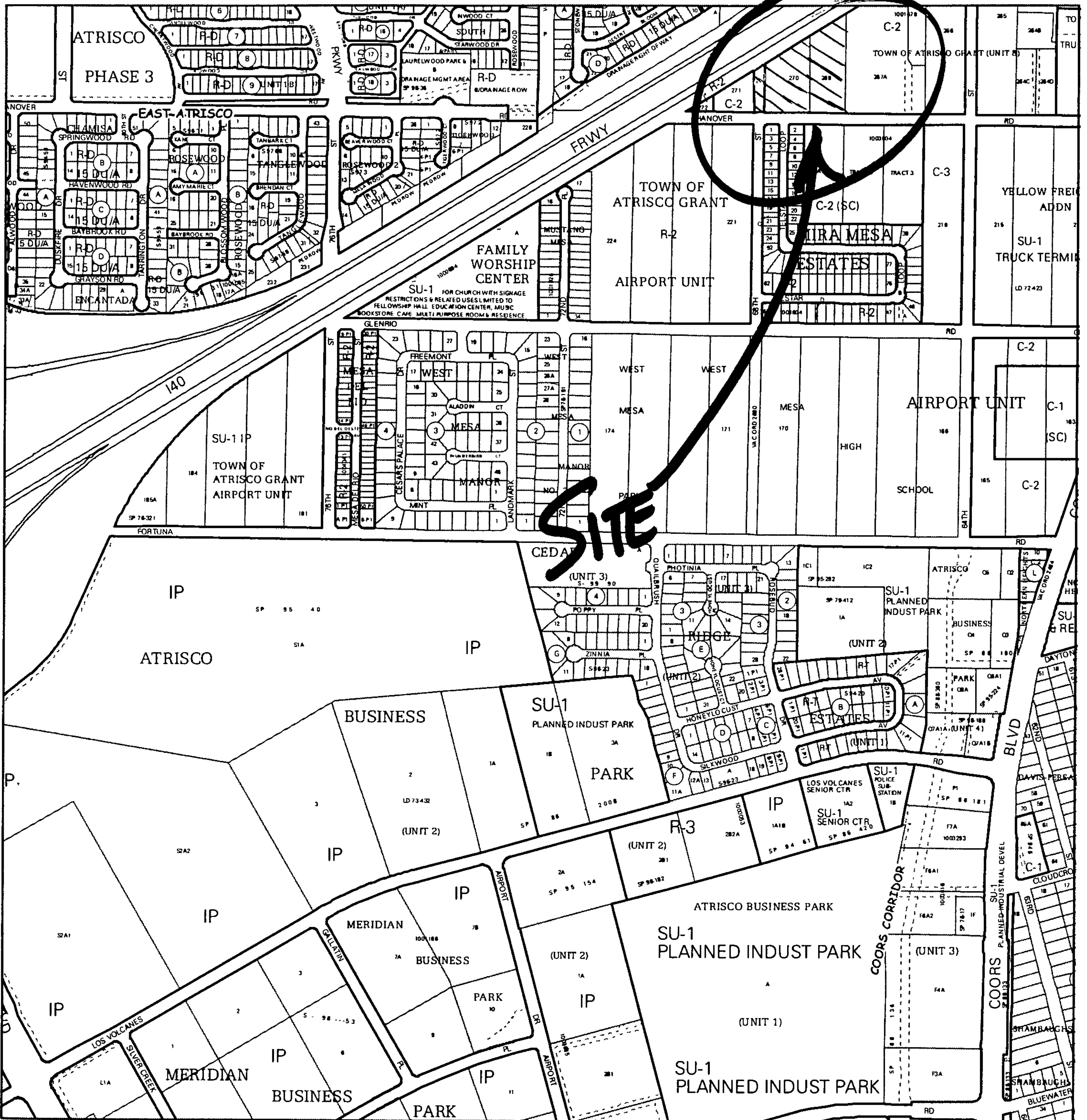
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Zone Atlas Page

J-10-Z

Map Amended through August 03, 2004



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

AGIS
Albuquerque Geographic Information System

Map amended through: 10/25/2006

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
J-10-Z

Selected Symbols

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

0 750 1,500 Feet

CITY OF ALBUQUERQUE
 BERNALILLO COUNTY, NEW MEXICO
 FEBRUARY, 2006
 SHEET 2 OF 2

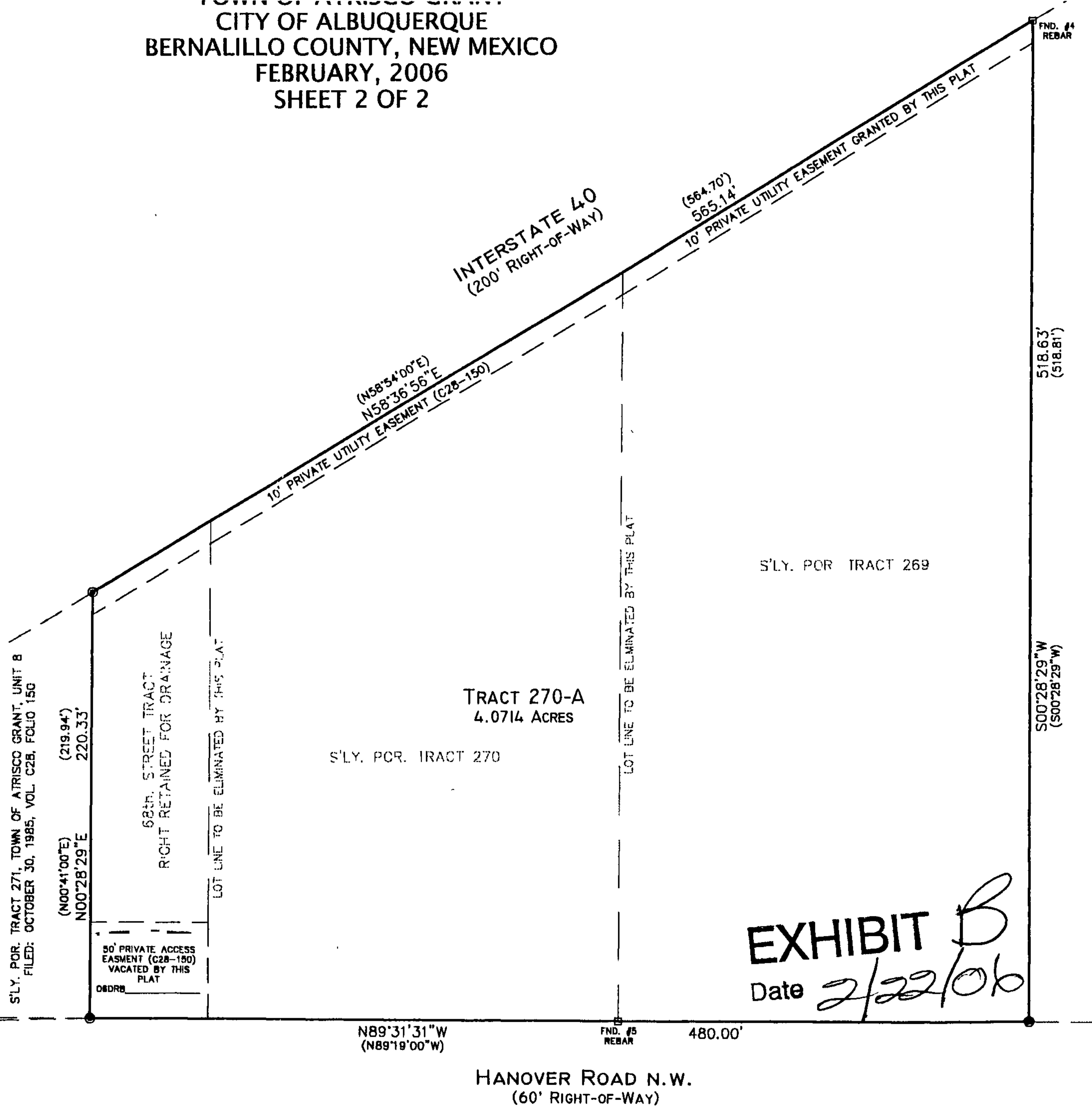
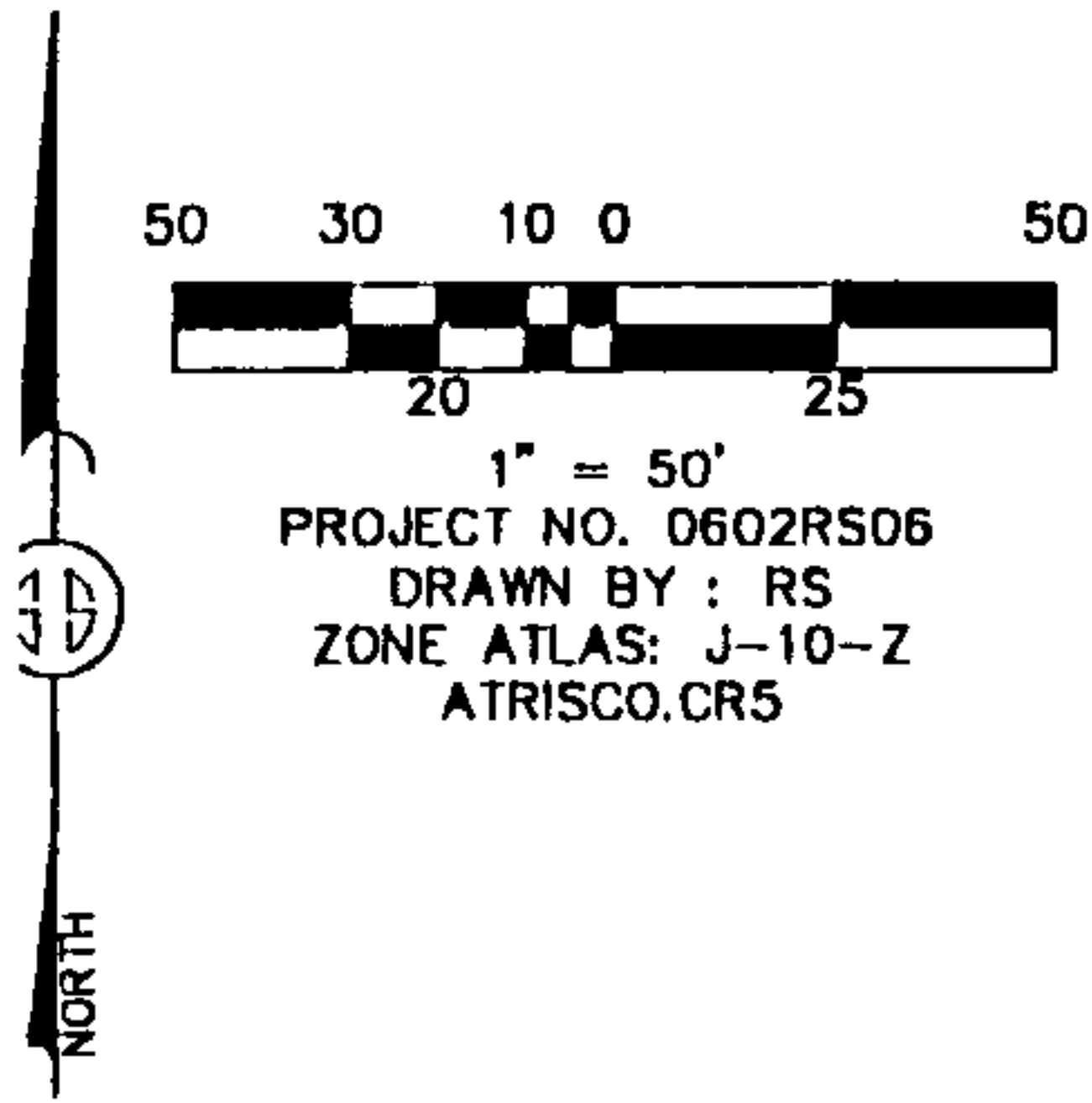


EXHIBIT B
 Date 2/22/06

(8Ac.)