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**DRB CASE ACTION LOG (PREL & FINAL PLAT)**

REVISED 9/28/05

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

DRB Application No.: **06DRB-00369 (P&F)**

Project # **1004768**

Project Name: **MONTGOMERY HEIGHTS**

Agent: **Jacks High Country Inc.**

Phone No.: **898-3707**

Your request for (SDP for SUB), (SDP for BP), **(FINAL PLATS)** (MASTER DEVELOP. PLAN), was approved on **4/12/06** by the DRB with delegation of signature(s) to the following departments.

**OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED**

- TRANSPORTATION: sketch of sidewalks
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- UTILITIES: \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- CITY ENGINEER / AMAFCA: \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- PARKS / CIP: \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- \_\_\_\_\_
- PLANNING (Last to sign): record plat
- P m signature on the plat
- \_\_\_\_\_
- \_\_\_\_\_

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

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

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

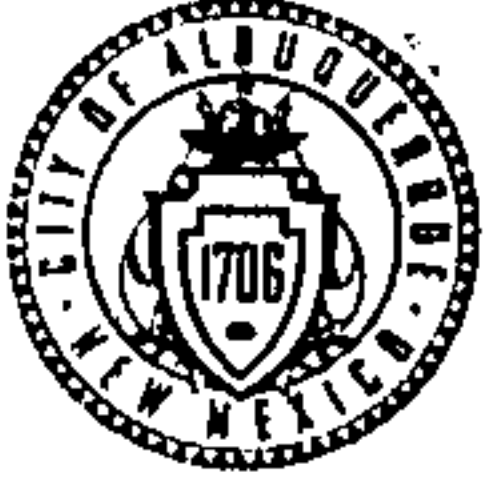
**OK**

Project Number

1004768

#13

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# DRB CASE ACTION LOG (PREL & FINAL PLAT)

REVISED 9/28/05

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

DRB Application No.: 06DRB-00369 (P&F)

Project # 1004768

Project Name: MONTGOMERY HEIGHTS

Agent: Jacks High Country Inc.

Phone No.: 898-3707

Your request for (SDP for SUB), (SDP for BP) (FINAL PLATS) (MASTER DEVELOP. PLAN), was approved on 4/12/06 by the DRB with delegation of signature(s) to the following departments.

### OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

- TRANSPORTATION: ~~sketch of sidewalks~~
- 
- 
- 
- 
- UTILITIES:
- 
- 
- 
- 
- CITY ENGINEER / AMAFCA:
- 
- 
- 
- 
- PARKS / CIP:
- 
- 
- 
- 
- PLANNING (Last to sign): rec'd plat  
on signature on the plat
- 
- 

Project Number 1004768

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

OK

#13



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

April 12, 2006

**13. Project # 1004768**  
06DRB-00369 Minor-Prelim&Final Plat Approval

JACKS HIGH COUNTRY INC agent(s) for DAVID & JENNIFER THORNBURG request(s) the above action(s) for all or a portion of Lot(s) 1A, 1, 2 & 18, Block(s) 11, **MONTGOMERY HEIGHTS**, zoned R-1, located on MARS RD NE, between WELLESLEY AVE NE and TULANE DR NE containing approximately 1 acre(s). [*Deferred from 3/29/06*] (G-16)

At the April 12, 2006, Development Review Board meeting, preliminary and final plat was approved with final sign off delegated to Planning for PNM's signature and to record.

06DRB-00428 Minor-Vacation of Private Easements

JACKS HIGH COUNTRY INC agent(s) for DAVID & JENNIFER THORNBURG request(s) the above action(s) for all or a portion of Lot(s) 1A, 1, 2 & 18, Block(s) 11, **MONTGOMERY HEIGHTS**, zoned R-1 residential zone, located on MARS RD NE, between WELLESLEY AVE NE and TULANE DR NE containing approximately 1 acre(s). [REF: 06DRB00369] (G-16)

At the April 12, 2006, Development Review Board meeting, the vacation 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.

  
Sheran Matson, AICP, DRB Chair

Cc: David & Jennifer Thornburg, 3308 Mars Rd NE, 87114  
Jacks High Country Inc., 8953 2<sup>nd</sup> St NW, 87114  
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**

April 12, 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: 12:05 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 # 1000376**  
06DRB-00359 Major-Two Year SIA

TIERRA WEST LLC agent(s) for BUILDERS INVESTMENT COMPANY OF NM LTD request(s) the above action(s) for all or a portion of Lot(s) 1-117, UNIT 1 Lot(s) 1-35, UNIT 2, **PARADISE SKIES, UNITS 1 & 2**, zoned R-T, located on BANDELIER DR NW, between MCMAHON BLVD NW and UNSER BLVD NW containing approximately 23 acre(s). [REF: DRB-94-107, 04DRB00410, 04DRB00391, 03DRB0013, 03DRB00188] (A-11) **A ONE-YEAR EXTENSION OF THE SIA WAS APPROVED. THIS WILL BE THE LAST EXTENSION.**

2. **Project # 1003239**  
06DRB-00364 Major-Vacation of Pub  
Right-of-Way

MARK GOODWIN AND ASSOCIATES, P.A. agent(s) for ROEMER/HASKINS, LLC request(s) the above action(s) for all or a portion of Block(s) 264-A-1, **TOWN OF ATRISCO GRANT, UNIT 8**, located on ILLIF RD NW, between INTESTATE 40 NW and ESTANCIA RD NW containing approximately 1 acre(s). [REF: 05EPC0186] (H-10) **VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE WITH 3 ADDITIONAL CONDITIONS: STORM DRAIN EASEMENT SHALL BE RETAINED. THE PUBLIC WATER LINE EASEMENT SHALL BE RETAINED. TRACT 290A NEEDS TO BE A PUBLIC ROADWAY EASEMENT.**

06DRB-00443 Minor-SiteDev Plan  
Subd/EPC  
06DRB-00444 Minor-SiteDev Plan  
BldPermit/EPC

MARK GOODWIN AND ASSOCIATES, P.A. agent(s) for ROEMER/HASKINS, LLC request(s) the above action(s) for all or a portion of Tract(s) 264-A-1, **TOWN OF ATRISCO GRANT, UNIT 8**, (to be known as **ILIFF SELF STORAGE**) zoned SU-1/C-3, located on ILIFF RD NW, between INTESTATE 40 NW and ESTANCIA RD NW containing approximately 1 acre(s). [REF: 05EPC-0186, 05EPC-01930] [David Stallworth, EPC Case Planner] (H-10) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 4/12/06 THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR DAVID STALLWORTH'S INITIALS, EPC LANGUAGE AND 3 COPIES OF THE SITE PLAN. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND PRELIMINARY AND FINAL PLAT AND PLANNING FOR DAVID STALLWORTH'S INITIALS, EPC LANGUAGE AND 3 COPIES OF THE SITE PLAN.**

3. **Project # 1004712**  
06DRB-00233 Major-Vacation of  
Public Easements  
06DRB-00234 Minor-Prelim&Final Plat  
Approval

ESMAIL HAIDARI & SHAKEEL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 9P1, Block(s) 2, **EAGLE ROCK ESTATES, UNIT 4**, zoned R-D residential and related uses zone, developing area, located on SCHIST AVE NE, between MODESTO AVE NE and EAGLE ROCK AVE NE containing approximately 1 acre(s). [REF: DRB-97-374, DRB-97-46/SV-97-74] *[Was Indef Deferred on 3/15/06 to readvertise]* (C-18) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR ENGINEERING CERTIFICATION OF GRADING PLAN AND PLANNING FOR ENVIRONMENTAL HEALTH'S SIGNATURE ON THE PLAT, CURRENT ZONING ON THE PLAT, THE 15-DAY APPEAL PERIOD AND TO RECORD THE PLAT.**

4. **Project # 1004713**  
06DRB-00235 Major-Vacation of  
Public Easements  
06DRB-00236 Minor-Prelim&Final Plat  
Approval

ESMAIL HAIDARI & SHAKEEL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 9P1, Block(s) 2, **EAGLE ROCK ESTATES, UNIT 3**, zoned R-D residential and related uses zone, developing area, located on LIMESTONE AVE NE, between OAKLAND AVE NE and EAGLE ROCK AVE NE containing approximately 1 acre(s). [REF: DRB-97-374, DRB-97-17] *[Was Indef Deferred on 3/15/06 to readvertise]* (C-18) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR ENGINEERING CERTIFICATION OF GRADING PLAN AND PLANNING FOR ENVIRONMENTAL HEALTH'S SIGNATURE ON THE PLAT, CURRENT ZONING ON THE PLAT, THE 15-DAY APPEAL PERIOD AND TO RECORD THE PLAT.**

5. **Project # 1003800**  
05DRB-01906 Major-Vacation of Pub  
Right-of-Way  
05DRB-01908 Minor-Prelim&Final Plat  
Approval  
05DRB-01907 Minor-Temp Defer  
SDWK

RIO GRANDE ENGINEERING agent(s) for PETE DASKALOS, LLAVE HOMES request(s) the above action(s) for all or a portion of Lot(s) 1-4, Block(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3 (to be known as **LA CUEVITA OESTE**) zoned R-D residential and related uses zone, developing area, located on EAGLE ROCK AVE NE, between VENTURA BLVD NE and BARSTOW BLVD NE containing approximately 4 acre(s). [REF: 04DRB01820] [Deferred from 1/11/06 & 2/1/06 & 2/15/06 & 3/1/06 & 3/15/06 & 3/29/06 & 4/12/06] (C-20) **DEFERRED AT THE AGENT'S REQUEST TO 5/3/06.**

**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.**

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] (J-10) **INDEFINITELY DEFERRED ON A NO SHOW.**

7. **Project # 1003364**  
06DRB-00430 Minor-SiteDev Plan  
BldPermit/EPC

TFAZZUL HUSSAIN agent(s) for PHIL LINDBORG request(s) the above action(s) for all or a portion of Lot(s) 1-A-1-A-2, Block(s) 10, Tract(s) 2, NORTH ALBUQUERQUE ACRES (to be known as **PASEO PLACE**) zoned SU-2 Mixed Use, located on HOLLY AVE NE, between LOUISIANA NE and WYOMING NE containing approximately 1 acre(s). [REF: DRB-

95-478, 06EPC-00078] [David Stallworth, EPC Case Planner] (C-19) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF DAVID STALLWORTH'S INITIALS AND TITLE SHOULD READ "SITE PLAN FOR BUILDING PERMIT" ON THE SITE PLAN SHEET.**

8. **Project # 1004672**  
06DRB-00448 Minor-SiteDev Plan  
BldPermit/EPC

BRASHER & LORENZ INC agent(s) for PUBLIC SERVICE CO OF NEW MEXICO (PNM) request(s) the above action(s) for all or a portion of Tract(s) C, **RINCONADA POINT, UNIT 1**, zoned SU-1 RESIDENTIAL USES, located on UNSER BLVD NW, between ST JOSEPH NW and VISTA ALEGRE NW containing approximately 2 acre(s). [REF: 06EPC00133] [Catalina Lehner, EPC Case Planner] (G-10) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES OF THE SITE PLAN.**

9. **Project # 1003921**  
06DRB-00436 Minor-SiteDev Plan  
Subd/EPC

CONSENSUS PLANNING INC agent(s) for CITY OF ALBUQUERQUE, DEPARTMENT OF MUNICIPAL DEVELOPMENT, request(s) the above action(s) for all or a portion of Tract(s) A, **NORTH DOMINGO BACA PARK (proposed) and Tract(s) A, AMAFCA KINNEY DAM (proposed)**, zoned SU-1, Community Park & Related Facilities, located on CORONA AVE NE, between LOUISIANA BLVD NE and WYOMING BLVD NE containing approximately 60 acre(s). [REF: 05EPC-00183, Z-98-130, Z-99-83, DRB-98-212, DRB-99-7, DRB-96-549] [Carmen Marron, EPC Case Planner] (C-19) **SITE PLAN FOR SUBDIVISION (MASTER DEVELOPMENT PLAN) WAS APPROVED AND SIGNED OFF BY THE BOARD.**



06DRB-00439 Minor-Prelim&Final Plat  
Approval

JEFF MORTENSEN & ASSOCIATES agent(s) for AMAFCA request(s) the above action(s) for all or a portion of Lot(s) 1-5 & 28-32, Block(s) 7, and Lot(s) 1-5 & 28-32, Block(s) 8, NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3 (to be known as **AMAFCA KINNEY DAM, TRACT A**) zoned SU-1 & RD/RT, located on CORONA AVE NE, between LOUISIANA BLVD NE and WYOMING BLVD NW containing approximately 21 acre(s). [REF: 05DRB-01758, 01759 AND 01760] (C-19) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 4/12/06 THE PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

06DRB-00440 Minor-Prelim&Final Plat  
Approval

JEFF MORTENSEN & ASSOCIATES agent(s) for PARK DESIGN & CONSTRUCTION DIVISION, DEPARTMENT OF MUNICIPAL DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 6-27, Block(s) 7 and Lot(s) 6-27, Block(s) 8, NORTH ALBUQUERQUE ACRES, TRACT 2, UNIT 3 (to be known as **TRACT A, NORTH DOMINGO BACA PARK**) zoned SU-1 & RD/RT, located on CORONA AVE NE, between LOUISIANA BLVD NE and WYOMING BLVD NW containing approximately 21 acre(s). [REF: 05DRB-01758, 01759 AND 01760] (C-19) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 4/12/06 THE PRELIMINARY AND FINAL PLAT WERE APPROVED AND SIGNED OFF BY THE BOARD.**

10. **Project # 1002112**

05DRB-01933 Minor-SiteDev Plan  
Subd/EPC

05DRB-01934 Minor-SiteDev Plan  
BldPermit/EPC

DCSW INC agent(s) for SOLID GOLD CLASSIC LTD request(s) the above action(s) for all or a portion of Lot(s) 1-5 and 28-32, Block(s) 21, Tract(s) A, NORTH ALBUQUERQUE ACRES, UNIT A, (to be known as **PASEO CROSSING SHOPPING CENTER**) zoned SU-2 special neighborhood zone, located on PASEO DEL NORTE NE, between WYOMING BLVD NE and PALOMAS DR NE containing approximately 6 acre(s). [REF: 04EPC01221, 04EPC01222][Carmen Marrone, EPC Case Planner] [*Indef deferred on 1/25/06*] (D-19) **SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 4/12/06 THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND PLANNING FOR 3 COPIES.**

02DRB-01110 Minor-Prelim&Final Plat  
Approval

SURVEYS SOUTHWEST LTD agent(s) for PEGGY DASKALOS request(s) the above action(s) for all or a portion of Lot(s) 1-5, 28-32, Block(s) 21, Tract(s) A, NORTH ALBUQUERQUE ACRES - UNIT A, (to be known as **PASEO CROSSING SHOPPING CENTER**) zoned SU-2/Mixed Use, located on PASEO DEL NORTE NE, between WYOMING BLVD NE and PALOMAS AVE NE containing approximately 6 acre(s). [REF: Z-98-141,AX-98-16] [*Was Indef Deferred 7/31/02. Indef deferred on 1/25/06*] (D-19) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE.**

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

11. **Project # 1001409**

06DRB-00446 Minor-Extension of  
Preliminary Plat

ADVANCED ENGINEERING & CONSULTING LLC. agent(s) for SAIFI TALEBREZA request(s) the above action(s) for all or a portion of Lot(s) 20-A, Block(s) 1, **CANDELIGHT FOOTHILLS, UNIT 1**, zoned R-1 residential zone, located on LOMAS BLVD NE,

between MONTE LARGO DR NE and SUMMIT HILLS DR NE containing approximately 2 acre(s). (J-23) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**

12. **Project # 1004083**  
06DRB-00427 Minor-Prelim&Final Plat  
Approval

RHOMBUS PA INC agent(s) for SANCHEZ & WADE LLC request(s) the above action(s) for all or a portion of Lot(s) 21, Block(s) 11, **VALLEY VIEW ADDITION**, zoned C-2, located on ZUNI SE, between ADAMS SE and JEFFERSON SE containing approximately 1 acre(s). [REF: 05DRB-01849] (K-17) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR REAL PROPERTY SIGNATURE, AGIS DXF FILE, CURRENT ZONING ON PLAT AND TO RECORD.**

13. ~~**Project # 1004768**~~  
06DRB-00369 Minor-Prelim&Final Plat  
Approval

JACKS HIGH COUNTRY INC agent(s) for DAVID & JENNIFER THORNBURG request(s) the above action(s) for all or a portion of Lot(s) 1A, 1, 2 & 18, Block(s) 11, **MONTGOMERY HEIGHTS**, zoned R-1, located on MARS RD NE, between WELLESLEY AVE NE and TULANE DR NE containing approximately 1 acre(s). [*Deferred from 3/29/06*] (G-16) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR PNM'S SIGNATURE AND TO RECORD.**

- 06DRB-00428 Minor-Vacation of  
Private Easements

JACKS HIGH COUNTRY INC agent(s) for DAVID & JENNIFER THORNBURG request(s) the above action(s) for all or a portion of Lot(s) 1A, 1, 2 & 18, Block(s) 11, **MONTGOMERY HEIGHTS**, zoned R-1 residential zone, located on MARS RD NE, between WELLESLEY AVE NE and TULANE DR NE containing approximately 1 acre(s). [REF:

06DRB00369] (G-16) THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE.

14. **Project # 1004790**  
06DRB-00411 Minor-Prelim&Final Plat Approval
- JULIE MARS AND ROBERT FARRIS request(s) the above action(s) for all or a portion of Lot(s) 9-12, Block(s) 5, **SANTA FE ADDITION**, zoned SU-2 for R-1 special neighborhood zone, located on SANTA FE AVE SW, between 9<sup>TH</sup> ST SW and 8<sup>TH</sup> ST SW containing approximately 1 acre(s). [REF: BA-167] (K-13) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CONSTRUCTION OF SIDEWALKS GREEN TAG AND PLANNING TO RECORD.**
15. **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 94<sup>TH</sup> 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 AT THE AGENT'S REQUEST TO 4/26/06.**
16. **Project # 1004798**  
06DRB-00431 Minor-Prelim&Final Plat Approval
- SURVEYS SOUTHWEST LTD agent(s) for KENNETH FAJARDO, AMERICAN POSTAL WORKERS UNION request(s) the above action(s) for

all or a portion of Lot(s) 1-5 and 14-18, Block(s) 2, **SPRINGER TRANSFER CO'S ADDITION, UNIT 1**, zoned SU-2 for M-1 light manufacturing zone, located on KINLEY AVE NE, between FRANCISCAN ST NE and ARNO ST NE containing approximately 1 acre(s). [REF: ZA-73-188] (J-14) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR FIRE MARSHALS OKAY FOR FIRE PROTECTION AND TRANSPORTATION DEVELOPMENT FOR CUL-DE-SAC DEDICATIONS ON FRANCISCAN AND ARNO.**

17. **Project # 1002176**  
06DRB-00092 Major-Final Plat  
Approval

SURVEYS SOUTHWEST LTD agent(s) for MOUNTAIN WEST DEVELOPMENT request(s) the above action(s) for all or a PORTION OF LAND IN SW 1/4 - NW 1/4 SEC 26 TION R4E TOGETHER W/ TRACT E-1, NORTH FOUR HILLS, (to be known as **COVERED WAGON SUBDIVISION**) zoned SU-1, located on FOUR HILLS RD SE, between LANIER DR SE and WATERFALL DR SE containing approximately 7 acre(s). *(Was Indef deferred on 2/1/06) [Deferred from 4/5/06]* (L-23) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO UTILITIES DEVELOPMENT FOR LANGUAGE ON SEWER EASEMENT GRANT ON LOT 24 WHO TO DEDICATE TOO AND PLANNING TO RECORD.**

18. **Project # 1003238**  
06DRB-00432 Minor-Prelim&Final Plat  
Approval

SURV-TEK INC agent(s) for VANTAGE BUILDERS request(s) the above action(s) for all or a portion of Lot(s) 58-P1, Tract(s) E, **FLORAL MEADOWS**, zoned R-LT, located on SARITA AVE NW, between MONTOYA NW and MACIEL NW containing approximately 1 acre(s). [Listed as Project #1004799 in error] *[Indef deferred on 4/12/06]* (H-12)

INDEFINITELY DEFERRED AT AGENT'S  
REQUEST.

19. **Project # 1003687**  
06DRB-00434 Minor-Prelim&Final Plat  
Approval
- BOHANNAN HUSTON INC agent(s) for PULTE HOMES OF NEW MEXICO INC request(s) the above action(s) for all or a portion of Lot(s) 133, 134 & 135, **WESTERN RIDGE, UNIT 1, AT VENTANA RANCH WEST**, zoned R-LT residential zone, located on NACIMIENTO ST NW, between DRAGOON RD NW and VENTANA WEST PKWY NW containing approximately 1 acre(s). [REF: 05DRB00697] (B-8) **PRELIMINARY AND FINAL PLAT APPROVED AND SIGNED OFF BY THE BOARD.**
20. **Project # 1004788**  
06DRB-00408 Minor-Prelim&Final Plat  
Approval
- BOHANNAN HUSTON agent(s) for UNIVERSITY OF NEW MEXICO request(s) the above action(s) for all or a portion of Tract(s) 1E1-A-1 and 1E2-A-1, 1E2-A-2, **UNIVERSITY OF NEW MEXICO, SCIENCE & TECHNOLOGY PARK**, zoned SU-1 PDA, PERMISSIVE USE OF O-1/C-2, IP, located on UNIVERSITY BLVD SE , between AVENIDA CESAR CHAVEZ SE and INTERSTATE 40 SE containing approximately 13 acre(s). [*Deferred from 4/5/06*][*Indef deferred from 4/12/06*] (L-15) **INDEFINITELY DEFERRED AT AGENT'S REQUEST.**
21. **Project # 1004771**  
06DRB-00373 Minor-Prelim&Final Plat  
Approval
- RON GARNER agent(s) for GARBAC, LLC request(s) the above action(s) for all or a portion of Lot(s) 4, 5 & 6, Block(s) 41, **RAYNOLDS ADDITION**, zoned SU-2/NCR, located on COAL AVE SW, between 10<sup>TH</sup> ST SW and 11<sup>TH</sup> ST SW containing approximately 1

acre(s). [Deferred from 3/29/06 & 4/5/06 & 4/12/06]  
(K-13) **DEFERRED AT THE AGENT'S REQUEST  
TO 4/19/06.**

**22. Project # 1004770**  
06DRB-00372 Minor-Prelim&Final Plat  
Approval

WAYJOHN SURVEYING INC agent(s) for COE  
PROPERTIES, STEVE COE request(s) the above  
action(s) for all or a portion of Lot(s) 9-12, Block(s)  
10, **MESA GRANDE ADDITION**, zoned O-R, located  
on SIERRA DR SE, between SILVER AVE SE and  
ZUNI RD SE containing approximately 1 acre(s).  
[Deferred from 3/29/06 & 4/5/06] (K-17) **WITH THE  
SIGNING OF THE INFRASTRUCTURE LIST DATED  
4/12/06 THE PRELIMINARY PLAT WAS  
APPROVED. FINAL PLAT WAS INDEFINITELY  
DEFERRED FOR THE SIA.**

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

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

**23. Project # 1004564**  
06DRB-00433 Minor-Sketch Plat or  
Plan

FORSTBAUER SURVEYING LLC agent(s) for  
CURRY BRANDAW ARCHITECTS request(s) the  
above action(s) for all or a portion of Lot(s) 19-22,  
Block(s) 21, Tract(s) A, **NORTH ALBUQUERQUE  
ACRES, UNIT A**, zoned SU-2, O-1, located on  
PALOMAS AVE NE, between WYOMING BLVD NE  
and BARSTOW ST NE containing approximately 4  
acre(s). [Issued Project #1004800 in error] (D-19)  
**THE ABOVE REQUEST WAS REVIEWED AND  
COMMENTS WERE GIVEN.**

24. **Project # 1004792**  
06DRB-00414 Minor-Sketch Plat or  
Plan

SURVEY'S SOUTHWEST, LTD agent(s) for  
DUNCAN MILLOY request(s) the above action(s) for  
all or a portion of Lot(s) 5, **FITZGERALD ADDITION**,  
zoned R-1, located on FITZGERALD RD NW,  
between CANDELARIA RD NW and 4<sup>TH</sup> ST NW  
containing approximately 1 acre(s). (G-14) **THE  
ABOVE REQUEST WAS REVIEWED AND  
COMMENTS WERE GIVEN.**

25. **Project # 1003991**  
06DRB-00437 Minor-Sketch Plat or  
Plan

TIERRA WEST LLC agent(s) for FRONTERA  
DEVELOPMENT INC request(s) the above action(s)  
for all or a portion of Lot(s) A-1-C, TOWN OF  
ATRISCO GRANT, UNIT 7, (to be known as  
**RESIDENTIAL @ 98<sup>TH</sup> AND SAGE**) zoned R-LT  
residential zone, located on SNOW VISTA BLVD SW,  
between SAGE RD SW and REBA AVE SW  
containing approximately 4 acre(s). [REF: Z-79-164,  
05EPC-0364, 053PC-0365, 05EPC-0366, 05EPC-  
0367, 05DRB-01293, 05DRB-01294] (M-9) **THE  
ABOVE REQUEST WAS REVIEWED AND  
COMMENTS WERE GIVEN.**

26. **Project # 1004801**  
06DRB-00438 Minor-Sketch Plat or  
Plan

TIERRA WEST LLC agent(s) for FRATERNAL  
ORDER OF POLICE, ALBUQUERQUE LODGE 1  
request(s) the above action(s) for all or a portion of  
Tract(s) 1 & 2, **FRATERNAL ORDER OF POLICE  
ADDITION**, zoned SU-1 FOR IP, located on  
JEFFERSON ST NE and the BEAR ARROYO and  
containing approximately 10 acre(s). [REF: SP-77-71]  
(E-17) **THE ABOVE REQUEST WAS REVIEWED  
AND COMMENTS WERE GIVEN.**



27. **Project # 1004803**  
06DRB-00445 Minor-Sketch Plat or  
Plan

DAVID W SPRAGUE agent(s) for GREATER ALBUQUERQUE HABITAT FOR HUMANITY request(s) the above action(s) for all or a portion of Lot(s) A-H, **LOS BLANCOS ADDITION**, zoned R-T, located on 75<sup>TH</sup> ST NW, between CENTRAL ST NW and YUCCA NW containing approximately 2 acre(s). (K-10) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

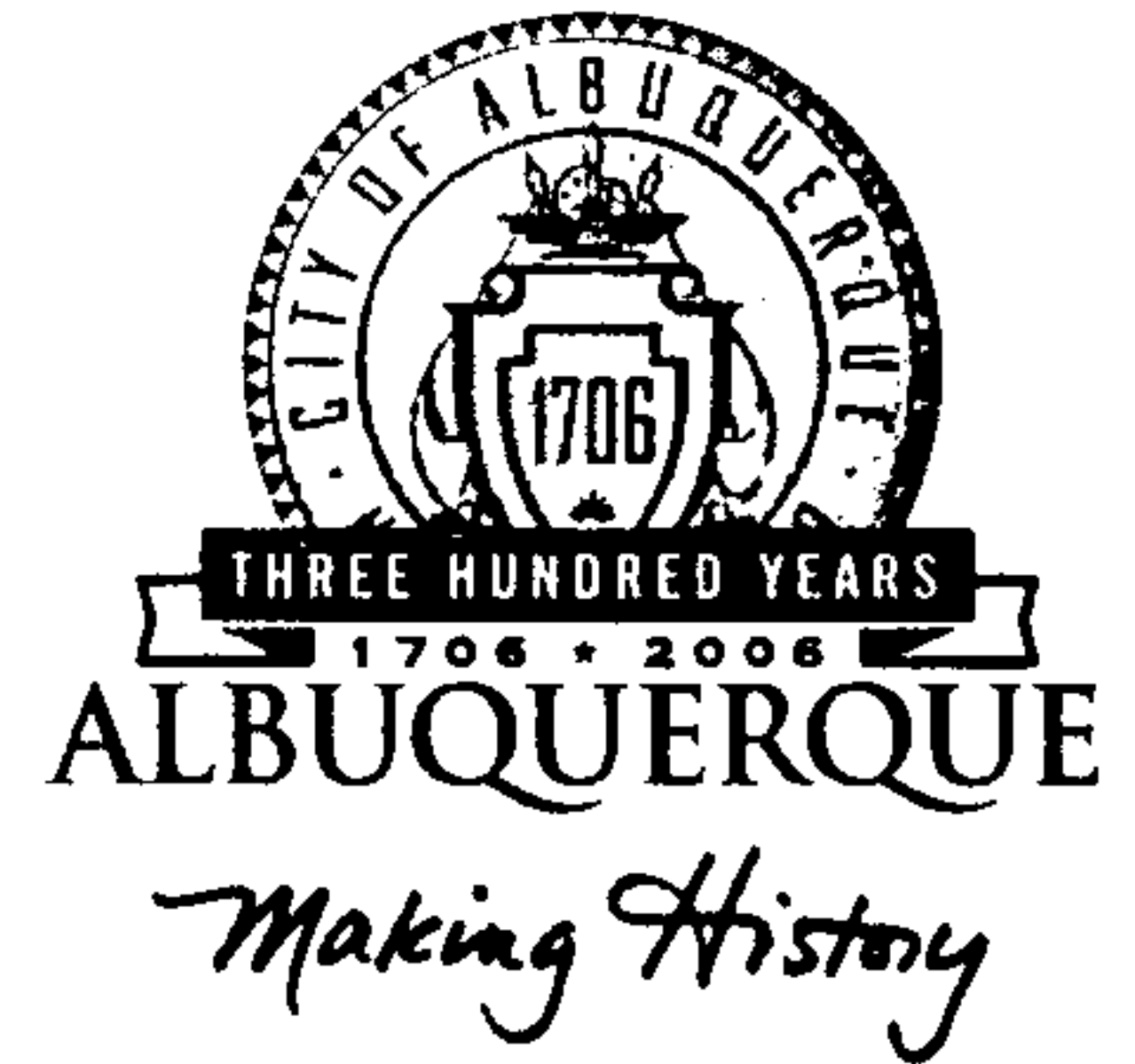
28. **Project # 1004804**  
06DRB-00449 Minor-Sketch Plat or  
Plan

JESUS SANDOVAL agent(s) for ALEX MCLUSSEr request(s) the above action(s) for all or a portion of Lot(s) 10 & 11A, Block(s) 8, **CASAS SERNAS**, zoned R-2, located on PENNSYLVANIA SE, between TRUMBULL SE and BELL SE containing approximately 1 acre(s). (L-19) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

29. Approval of the Development Review Board Minutes for April 5, 2006. **NO MINUTES WERE DONE THIS WEEK.**

ADJOURNED: 12:05 P.M.

# CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1004768**

**AGENDA ITEM NO: 13**

**SUBJECT:**

Vacation  
Final Plat  
Preliminary Plat

**ACTION REQUESTED:**

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

P.O. Box 1293

**ENGINEERING COMMENTS:**

No adverse comments.

Albuquerque

New Mexico 87103

**RESOLUTION:**

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

www.cabq.gov

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

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

FOR:

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

**DATE:** April 12, 2006



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

March 29, 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.
- B. Changes and/or Additions to the Agenda
- C. New or Old Business

Adjourned: 10:50 A.M.

**CASES WHICH REQUIRE PUBLIC NOTIFICATION**

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

1. **Project # 1004739**  
06DRB-00291 Major-Preliminary Plat Approval  
06DRB-00292 Minor-Temp Defer SDWK  
SURV-TEK INC agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 4, THE TRAILS, UNIT 2 (to be known as **ESTADOS @ THE TRAILS, UNIT 2**) zoned R-D, located on OAKRIDGE ST NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). (C-9) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/29/06 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 2/21/06 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITIONS OF FINAL PLAT: 1) IN ACCORDANCE WITH CITY COUNCIL**

RESOLUTION R-05-297, THIS SUBDIVISION'S EFFECT ON THE DESIGN CAPACITY OF APS AREA SCHOOLS MUST BE RESOLVED PRIOR TO FINAL PLAT APPROVAL. 2) THE PRESIDENT OF THE HOMEOWNERS ASSOCIATION MUST SIGN THE FINAL PLAT. THE OWNER MAY DO SO IF THERE IS NO PRESIDENT AT THE TIME OF FINAL PLAT APPROVAL. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.

2. **Project # 1004688**  
06DRB-00293 Major-Preliminary Plat Approval  
06DRB-00294 Minor-Temp Defer SDWK

CLARK CONSULTING ENGINEERS agent(s) for JOHN ABBOTT & BILL H. BURNS request(s) the above action(s) for all or a portion of Tract(s) 2, 2a & 2b, ALVARADO GARDENS ADDITION, UNIT 1 (to be known as PINON ENCANTADA SUBDIVISION) zoned RA-2 residential and agricultural zone, located on RIO GRANDE BLVD NW, between MATTHEW AVE NW and CAMPBELL RD NW containing approximately 3 acre(s). [REF: 06DRB00179] (G-12/G-13) WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/29/06 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 2/6/06 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITION OF FINAL PLAT: THE PRESIDENT OF THE HOMEOWNERS ASSOCIATION MUST SIGN THE FINAL PLAT. THE OWNER MAY DO SO IF THERE IS NO PRESIDENT AT THE TIME OF FINAL PLAT APPROVAL. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.

3. **Project # 1003800**  
05DRB-01906 Major-Vacation of Pub Right-of-Way  
05DRB-01908 Minor-Prelim&Final Plat Approval  
05DRB-01907 Minor-Temp Defer SDWK

RIO GRANDE ENGINEERING agent(s) for PETE DASKALOS, LLAVE HOMES request(s) the above action(s) for all or a portion of Lot(s) 1-4, Block(s) 2, NORTH ALBUQUERQUE ACRES, UNIT 3 (to be known as LA CUEVITA OESTE) zoned R-D residential and related uses zone, developing area, located on EAGLE ROCK

AVE NE, between VENTURA BLVD NE and BARSTOW BLVD NE containing approximately 4 acre(s). [REF: 04DRB01820] [Deferred from 1/11/06 & 2/1/06 & 2/15/06 & 3/1/06 & 3/15/06 & 3/29/06] (C-20) **DEFERRED AT THE AGENT'S REQUEST TO 4/12/06.**

4. **Project # 1004464**  
05DRB-01540 Major-Vacation of Pub  
Right-of-Way
5. **Project # 1004639**  
06DRB-00254 Major-SiteDev Plan Subd  
06DRB-00255 Major-Preliminary Plat  
Approval  
06DRB-00256 Minor-Sidewalk Variance  
06DRB-00257 Minor-Temp Defer SDWK

GARCIA KRAEMER & ASSOCIATES agent(s) for 4120 SILVER LLC & 4200 SILVER LLC, request(s) the above action(s) for Lot(s) 5 & 6, Block(s) 10 and Lot(s) 1, Block(s) 11, **MESA GRANDE ADDITION**, zoned O-R, located on SIERRA DR SE, between SILVER AVE SE and MESA GRANDE PL SE. [Deferred from 10/26/05 & 1/18/06 & 3/29/06] (K-17) **DEFERRED AT THE AGENT'S REQUEST TO 9/27/06.**

RIO GRANDE ENGINEERING agent(s) for WASHINGTON INVESTORS request(s) the above action(s) for all or a portion of Lot(s) 313-A-2-B, ACRES ADDITION (to be known as **VENTANA DEL BOSQUE SUBDIVISION**) zoned RA-2 residential and agricultural zone, located on MOUNTAIN RD NW, between GABALDON DR NW and LULAC AVE NW containing approximately 5 acre(s). [REF: 06DRB00055] [Deferred from 3/22/06] (J-12) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CORRECTION OF RADIUS ON GABALDON AND CORRECTION OF GABALDON ROAD EXHIBIT AND TO PLANNING FOR THE 15-DAY APPEAL PERIOD AND 3 COPIES OF THE SITE PLAN. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 3/29/06 AND APROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 2/20/06 THE PRELIMINARY PLAT WAS APPROVED WITH CONDITIONS OF FINAL PLAT: 1) RESTRICTIONS AND COVENANTS MUST BE SIGNED AND RECORDED. 2) CORRECTION OF RADIUS ON GABALDON AND CORRECTION OF GABALDON ROAD EXHIBIT. 3) ADA RAMPS MUST BE WITHIN THE PUBLIC RIGHT-OF-WAY. 4) THE PRESIDENT OF THE HOMEOWNERS**

ASSOCIATION MUST SIGN THE FINAL PLAT. THE OWNER MAY DO SO IF THERE IS NO PRESIDENT AT THE TIME OF FINAL PLAT APPROVAL. A SIDEWALK VARIANCE FOR WAIVER OF SIDEWALKS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.

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

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

**THERE ARE NO SITE DEVELOPMENT PLANS THIS WEEK . . .**

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

6. **Project # 1004771**  
06DRB-00373 Minor-Prelim&Final Plat Approval

RON GARNER agent(s) for GARBAC, LLC request(s) the above action(s) for all or a portion of Lot(s) 4, 5 & 6, Block(s) 41, **RAYNOLDS ADDITION**, zoned SU-2/NCR, located on COAL AVE SW, between 10<sup>TH</sup> ST SW and 11<sup>TH</sup> ST SW containing approximately 1 acre(s). *[Deferred from 3/29/06]* (K-13) **DEFERRED AT THE AGENT'S REQUEST TO 4/5/06.**
  
7. **Project # 1004177**  
06DRB-00374 Minor-Final Plat Approval

BOHANNAN HUSTON INC agent(s) for D R HORTON HOMES INC request(s) the above action(s) for all or a portion of Tract(s) 11-A, UNIT 1 (to be known as **VENTANA HIGHLANDS, UNIT 2 @ VENTANA RANCH WEST**) zoned R-LT residential zone, located on IRVING BLVD NW, between VENTANA RIDGE RD NW and COYOTE CANYON NW containing approximately 20 acre(s). [REF: 05DRB01122] (B-8) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD THE PLAT.**

8. **Project # 1003666**  
06DRB-00371 Minor-Prelim&Final Plat  
Approval

WAYJOHN SURVEYING INC agent(s) for SAWMILL PARTNERS, SCOTT WHITTINGTON request(s) the above action(s) for all or a portion of Tract(s) B2A2 & B2A3, **LANDS OF FREEWAY-OLD TOWN LIMITED**, zoned S-MI, located on 18<sup>TH</sup> ST NW, between BELLAMAH AVE NW and MOUNTAIN RD NW containing approximately 1 acre(s). [REF: O4DRB01405, 05DRB00793, 05DRB00970] (J-13) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR PEDESTRIAN EASEMENT.**

9. **Project # 1004770**  
06DRB-00372 Minor-Prelim&Final Plat  
Approval

WAYJOHN SURVEYING INC agent(s) for COE PROPERTIES, STEVE COE request(s) the above action(s) for all or a portion of Lot(s) 9-12, Block(s) 10, **MESA GRANDE ADDITION**, zoned O-R, located on SIERRA DR SE, between SILVER AVE SE and ZUNI RD SE containing approximately 1 acre(s). [*Deferred from 3/29/06*] (K-17) **DEFERRED AT THE AGENT'S REQUEST TO 4/5/06.**

10. **Project # 1004766**  
06DRB-00361 Minor-Prelim&Final Plat  
Approval

LAND DEVELOPMENT CONSULTANTS agent(s) for JESUS & CINDY FRAIRE request(s) the above action(s) for all or a portion of Lot(s) 12 & 13, Block(s) 2, **GREGORIO & RAFAEL APODACA ADDITION**, zoned SU-2 MR, located on JESUS ST SE, between DAN AVE SE and JESUS ST SE containing approximately 1 acre(s). [*Deferred from 3/29/06*] (L-14) **DEFERRED AT THE AGENT'S REQUEST TO 4/5/06.**

11. **Project # 1004768**  
06DRB-00369 Minor-Prelim&Final Plat  
Approval

JACKS HIGH COUNTRY INC agent(s) for DAVID & JENNIFER THORNBURG request(s) the above action(s) for all or a portion of Lot(s) 1, 2 & 18, Block(s) 11, **MONTGOMERY HEIGHTS**, zoned R-1, located on MARS RD NE, between WELLESLEY AVE NE and TULANE DR NE containing approximately 1 acre(s). [Deferred from 3/29/06] (G-16) **DEFERRED AT THE AGENT'S REQUEST TO 4/12/06.**

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

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

12. **Project # 1004769**  
06DRB-00370 Minor-Sketch Plat or Plan

KO HOW-CHI request(s) the above action(s) for all or a portion of Lot(s) 25 & 26, Block(s) 109, **SNOWHEIGHTS ADDITION**, zoned C-1, located on MENAUL NE NE, between MORRIS NE and PROSPECT NE containing approximately 1 acre. (H-21) **INDEFINITELY DEFERRED ON A NO SHOW.**

13. **Project # 1004772**  
06DRB-00376 Minor-Sketch Plat or Plan

ISAACSON & ARFMAN PA agent(s) for HOLLY SP LLC, C/O SCM PROPERTY CO LLC request(s) the above action(s) for all or a portion of Lot(s) 14, 15, 18 & 19, Block(s) 18, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2, M-1, located on HOLLY AVE NE, between PASEO DEL NORTE NE and SAN PEDRO DR NE containing approximately 4 acre(s). [REF: Z-1534, ZA-88-217] (C-18) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**



14. **Project # 1004773**  
06DRB-00377 Minor-Sketch Plat or Plan

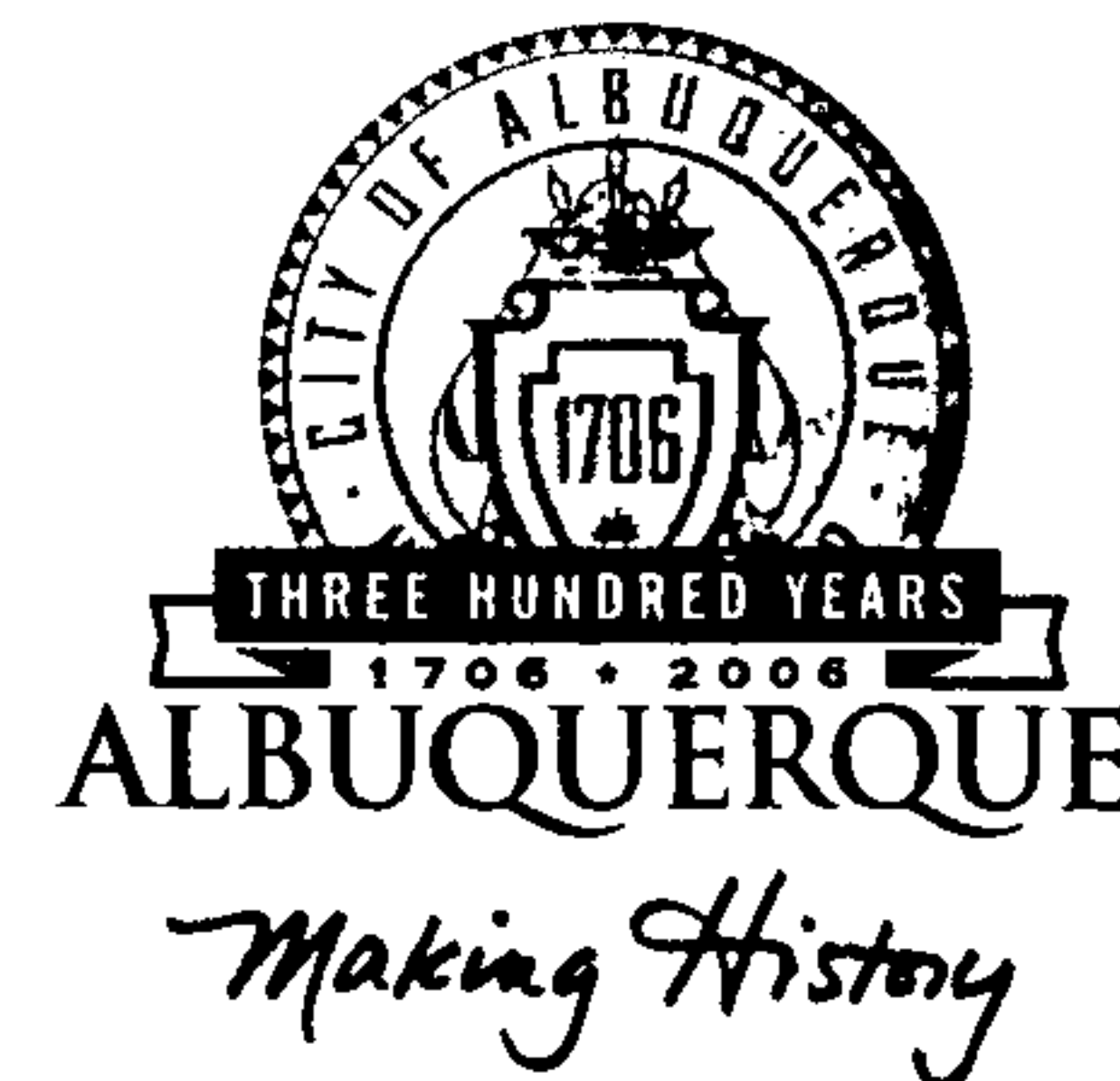
ISAACSON & ARFMAN PA agent(s) for PASEO PLACE LLC C/O ARGUS DEVELOPMENT CO request(s) the above action(s) for all or a portion of Lot(s) 12, 13, 20 & 21, Block(s) 18, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2, M-1, located on HOLLY AVE NE, between PASEO DEL NORTE NE and SAN PEDRO DR NE containing approximately 4 acre(s). [REF: ZA-88-217, Z-1534] (C-18) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

15. **Project # 1004774**  
06DRB-00379 Minor-Sketch Plat or Plan

JESUS M SANCHEZ request(s) the above action(s) for all or a portion of Lot(s) H1A, Block(s) 2, **MONTOYA 2ND REPLAT**, zoned SU-2 MR, located on ABAJO SE SE, between SAN JOSE DRAIN SE and TOPEKA SE containing approximately 1 acre(s). (M-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

16. Approval of the Development Review Board Minutes for March 22, 2006. **THE DEVELOPMENT REVIEW BOARD MINUTES FOR MARCH 22, 2006 WERE APPROVED BY THE BOARD.**

ADJOURNED: 10:50 A.M.



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

DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1004768**

**AGENDA ITEM NO: 11**

**SUBJECT:**

Final Plat  
Preliminary Plat

**ACTION REQUESTED:**

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

**ENGINEERING COMMENTS:**

Must vacate PUE thru the DRB vacation process.

**RESOLUTION:**

4-12-06

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

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

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

FOR:

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

**DATE:** March 29, 2006

P.O. Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

**CITY OF ALBUQUERQUE  
Planning Department  
March 29, 2006  
DRB Comments**

**ITEM # 11**

**PROJECT # 1004768 APPLICATION # 06-00369**

**RE: Montgomery Heights/p&f**

AGIS dxf is approved.

The plat shows a vacated utility easement to be vacated with this plat. There is no vacation action requested. What type of utility easement is it?

The letter of explanation is missing from the application. It's harder to review an application without a written explanation.

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



#11

**4768**

### DXF Electronic Approval Form

DRB Project Case #: 1004768

Subdivision Name: MONTGOMERY HEIGHTS BLOCK 11 LOT 1A

Surveyor: EDWARD TRUJILLO


Contact Person: EDWARD TRUJILLO

Contact Information: 471-6660

DXF Received: 3/22/2006

Hard Copy Received: 3/22/2006

Coordinate System: Ground rotated to NMSP Grid

  
Approved

03-22-2006  
Date

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

**AGIS Use Only**  
Copied fc **4768** to agiscov on **3/22/2006** Contact person notified on **3/22/2006**

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

### SUBDIVISION

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

### SITE DEVELOPMENT PLAN

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

### STORM DRAINAGE

- Storm Drainage Cost Allocation Plan

### Supplemental form

#### S Z ZONING & PLANNING

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

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

### APPLICANT INFORMATION:

NAME: David Thornburg and Jennifer Thornburg PHONE: (505) 837-9383  
 ADDRESS: 3308 Mars Road N.E. FAX: \_\_\_\_\_  
 CITY: Albuquerque STATE: NM ZIP: 87107 E-MAIL: \_\_\_\_\_  
 Proprietary interest in site: \_\_\_\_\_ List all owners: \_\_\_\_\_  
 AGENT (if any): Jacks High Country Inc. PHONE: (505) 898-3707  
 ADDRESS: 8953 2<sup>nd</sup> NW FAX: \_\_\_\_\_  
 CITY: Albuquerque STATE: NM ZIP: 87114 E-MAIL: \_\_\_\_\_

DESCRIPTION OF REQUEST: Vacation of private 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. Lot 1-A of lots 1, 2 and 18 Block: 11 Unit: \_\_\_\_\_  
 Subdiv. / Addn. Montgomery Heights  
 Current Zoning: R-1 Proposed zoning: R-1  
 Zone Atlas page(s): G-16-2 No. of existing lots: 3 No. of proposed lots: 1  
 Total area of site (acres): 0.6292 AC ± Density if applicable: dwellings per gross acre: \_\_\_\_\_ dwellings per net acre: \_\_\_\_\_  
 Within city limits?  Yes. No , but site is within 5 miles of the city limits.) Within 1000FT of a landfill? \_\_\_\_\_  
 UPC No. 101606042746011101 MRGCD Map No. \_\_\_\_\_  
 LOCATION OF PROPERTY BY STREETS: On or Near: Mars Road NE  
 Between: Wellsley Ave. NE and Tulane Drive NE

### CASE HISTORY:

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

Project No 1004768 06 DRB 00369

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

SIGNATURE Jack A. Spilman DATE \_\_\_\_\_  
 (Print) Jack Spilman (Pres.) Jacks High Country Inc. \_\_\_\_\_ Applicant  Agent

### FOR OFFICIAL USE ONLY

Form revised 4/04

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

Application case numbers  
06 DRB 00428  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 Hearing date 04/12/06

Action	S.F.	Fees
<u>VPRE</u>	<u>✓</u>	<u>\$ 45.00</u>
<u>CMF</u>	<u>✓</u>	<u>\$ 20.00</u>
_____	_____	\$ _____
_____	_____	\$ _____
_____	_____	\$ _____
_____	_____	\$ _____
Total		<u>\$ 65.00</u>

Sandy Handley 04/03/06

Project # 1004768

**FORM V: SUBDIVISION VARIANCES & VACATIONS**

**BULK LAND VARIANCE**

(PUBLIC HEARING CASE)

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

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

**VACATION OF PUBLIC RIGHT-OF-WAY**

**VACATION OF PUBLIC EASEMENT**

- \_\_\_ The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies**. (Not required for dedicated and City owned public right-of-way.)
- \_\_\_ Drawing showing the easement or right-of-way to be vacated, its relation to existing streets, etc. (not to exceed 8.5" by 14") **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 (not to exceed 8.5" by 14") **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 (not to exceed 8.5" by 14") **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 (not to exceed 8.5" by 14") **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.

Jack Spilman (Agent) Applicant name (print)  
Jack A. Spilman 4/3/06 Applicant signature / date



Form revised 4/03, 10/03 and JUNE 2005

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

Application case numbers  
06DEB - -00428  
 \_\_\_\_\_ - \_\_\_\_\_  
 \_\_\_\_\_ - \_\_\_\_\_

Sandy Handley 04/03/06 Planner signature / date  
**Project # 1004768**

To: Development Review Board, City of Albuquerque

Reference: Lot 1-A of lots 1,2 and 18 block 11 in Montgomery Heights

Subject: Description, explanation and justification of easement vacation

The utility easement, which is the object of this ensuing action, followed the lot line dividing Lot 2 and Lot 18.

Since the purpose of this plat is to consolidate three residential lots into one residential lot: Said easement, if left intact, would be (a) unnecessary and (B) a hindrance to placing the Planned structure.

The three dividing lot lines are vacated by this plat.

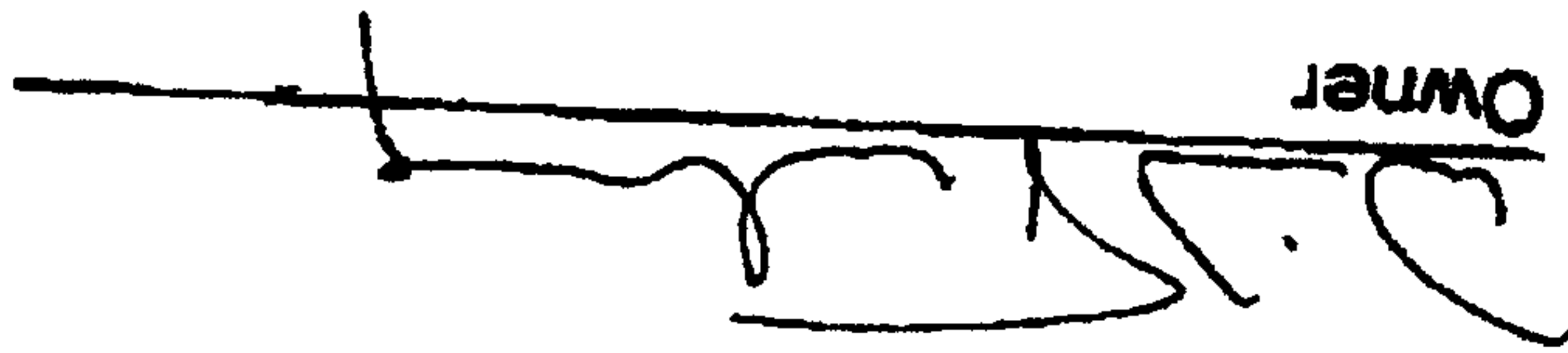


**LETTER OF AUTHORIZATION**

Subject Property: Lots 1, 2 and 18, Block 11  
MONTGOMERY HEIGHTS

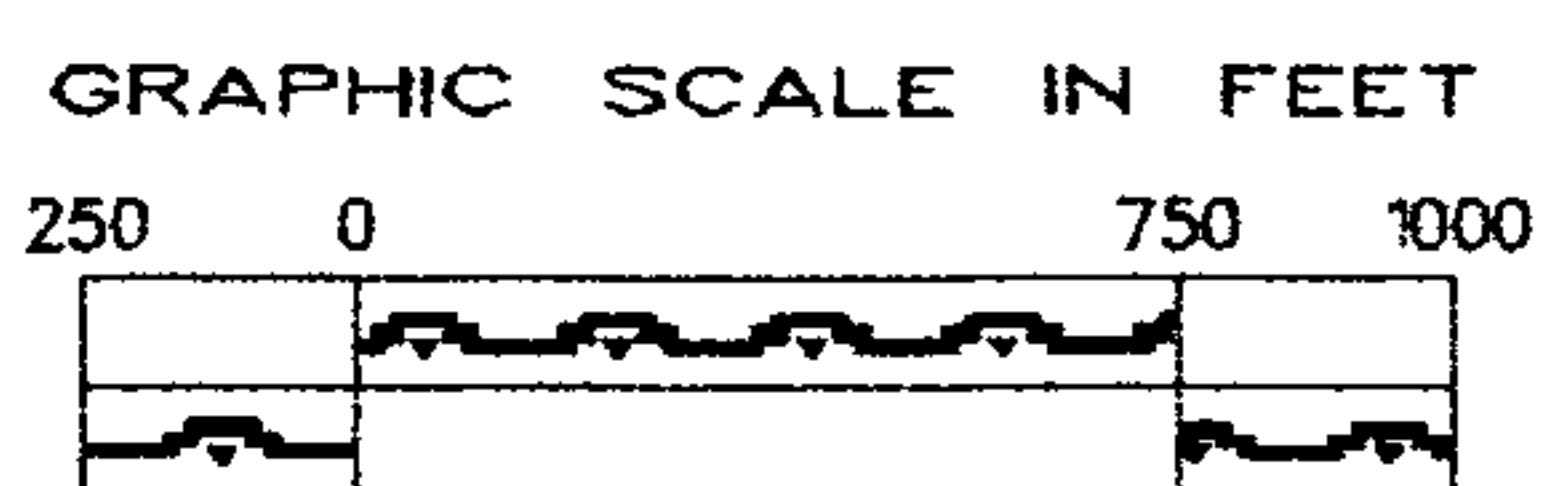
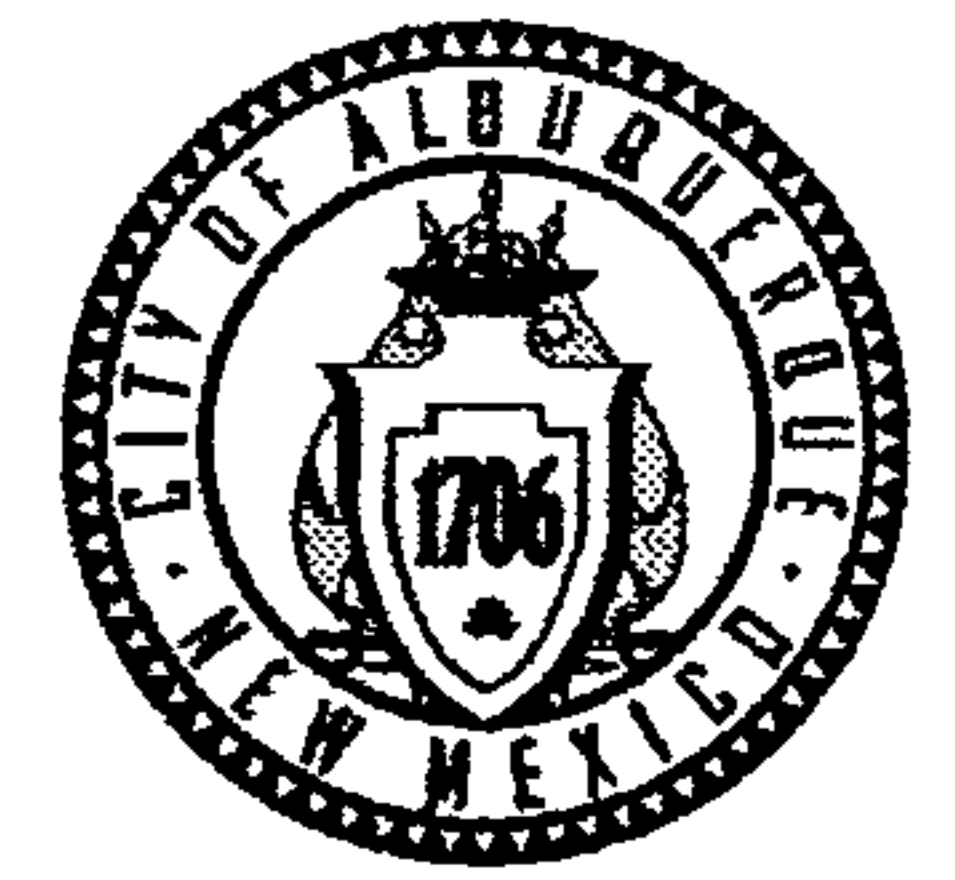
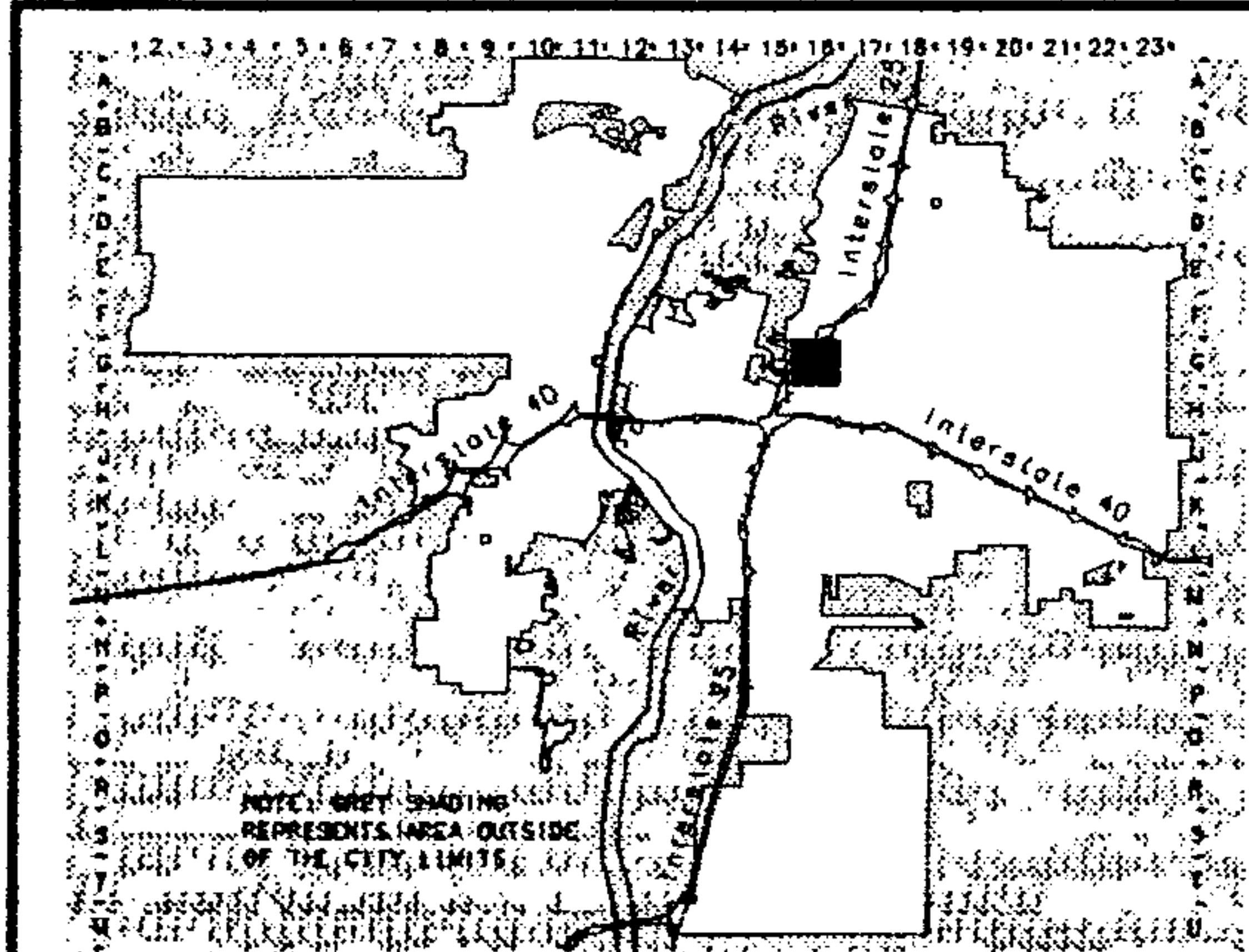
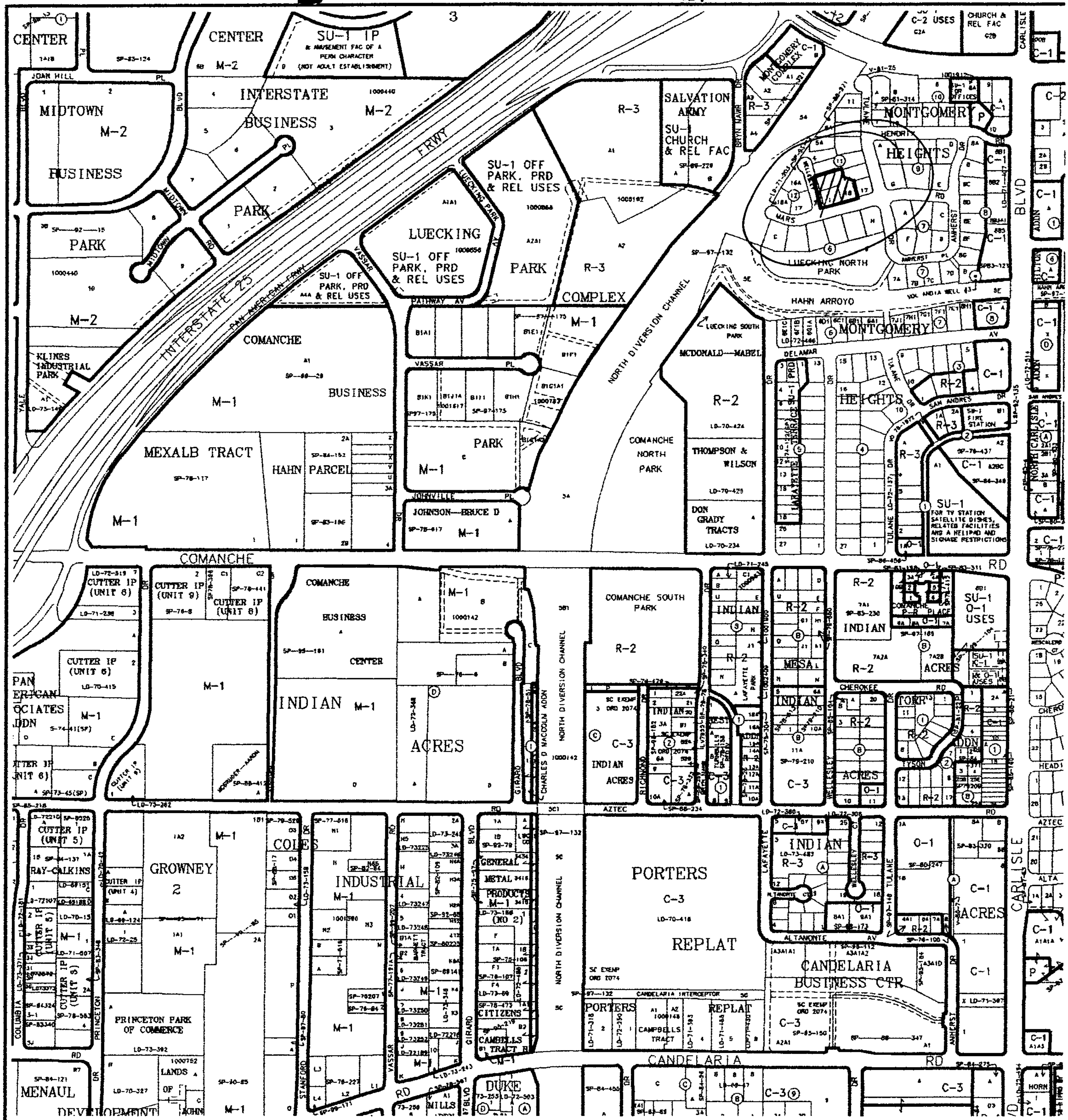
I, the undersigned owner of subject property, hereby designate JACK'S HIGH COUNTRY, INC. to be my authorized representative agent for the processing and recording of planning, zoning or appeals actions on this property.

David Thornburg.



Owner

17 March 2006.  
Date



**Zone Atlas Page**

**G-16-Z**

Map Amended through February 03, 2004

**A**lbuquerque **G**eographic **I**nformation **S**ystems  
**PLANNING DEPARTMENT**

© Copyright 2004

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

PAID RECEIPT

APPLICANT NAME DAVID THORNIBURG & JENNIFER  
AGENT JACK HIGH COUNTRY INC  
ADDRESS 8953 2<sup>nd</sup> NW  
PROJECT & APP # 1004768/06 DRB 00428  
PROJECT NAME LT 1-A OF LT 1, 2, & 18 MONTGOMERY

\$ 20.00 441032/3424000 Conflict Management Fee  
\$ 45.00 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  
\$ 65.00 TOTAL AMOUNT DUE

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

City Of Albuquerque  
Treasury Division

City Of Albuquerque  
Treasury Division

4/3/2006 2:24PM LOC: ANNX  
RECEIPT# 00060070 WSH 007 TRANSH# 0041  
Account 441006 Fund 0110  
Counterreceipt.doc 6/21/04 TRSKAL  
Activity 4983000  
Trans Amt \$115.00  
J24 Misc

\$45.00  
Thank You

4/3/2006 2:24PM LOC: ANNX  
RECEIPT# 00060069 WSH 007 TRANSH# 0041  
Account 441032 Fund 0110  
Activity 3424000 TRSKAL  
Trans Amt \$115.00  
J24 Misc

\$20.00  
Thank You



BLOCKS 1 TO 17  
**MONTGOMERY**  
 AN ADDITION TO  
**ALBUQUERQUE, N.M.**

SCALE: 1" = 100'

ROSS-BEYER ENGINEERING OFFICE

SHEET 2 OF 2

APPROVED - APR 1952

APPROVAL

CITY PLANNING  
 ALBUQUERQUE

*[Signature]*  
 CHAIRMAN

*Montgomery  
 Mayhew*

Filing Date 6-5-52

I, E. O. BL  
inclusive  
2 of 2  
May, 19

INCLUSIVE

# HEIGHTS

CITY OF

## NEW MEXICO

I, IDA V.  
MONTGOMERY  
and partially  
said City at

APR 11, 1952 RH-JVA-WEF-CBB

### HEIGHTS

*Notes -*  
Unless other  
90° with str  
  
All dimensio  
  
10 foot utility  
where carried

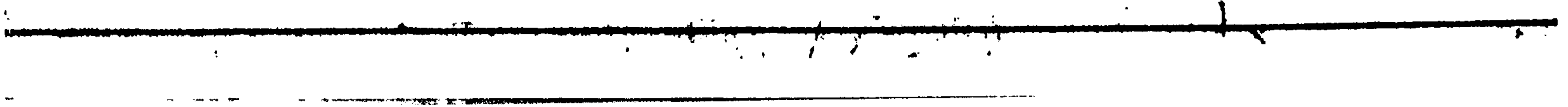
10, 1952

5-391

MISSION

. M.

copy



On this 15<sup>th</sup>  
personally appeared EUGENE C. MO  
to be the persons described in and  
they executed the same as their  
IN WITNESS WHEREOF I have

(3)

My commission expires September

City Engineer of the City of Albuquerque, New Mexico, do hereby ce  
MONTGOMERY HEIGHTS, an Addition to the City of Alberquer  
ts, and partially shown on the accompanying map Sheet 1 of 2


ALONE, City Clerk of the City of Albuquerque, New Mexico, do hereby  
HEIGHTS, AN ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO,  
vn on the accompanying map sheet 1 of 2 sheets, was approved and  
meeting of April 15, 1952.

shown, lot boundary lines, form an angle of  
right of way lines.

10 foot

shown on curved lines are measured along arc.

5 foot easement

ements (measured 5 feet each side of boundary,  
any lot boundary lines) are shown thus: 

day of April, 1952, before me, a Notary Public in and for the County of Santa Fe, New Mexico, the undersigned EDWARD B. MONTGOMERY and THELMA B. MONTGOMERY, his wife, together with me, who executed the foregoing instrument and acknowledged the same to be their free act and deed.

I hereunto set my hand and seal the day and year first above written.

(4)

7, 1954.

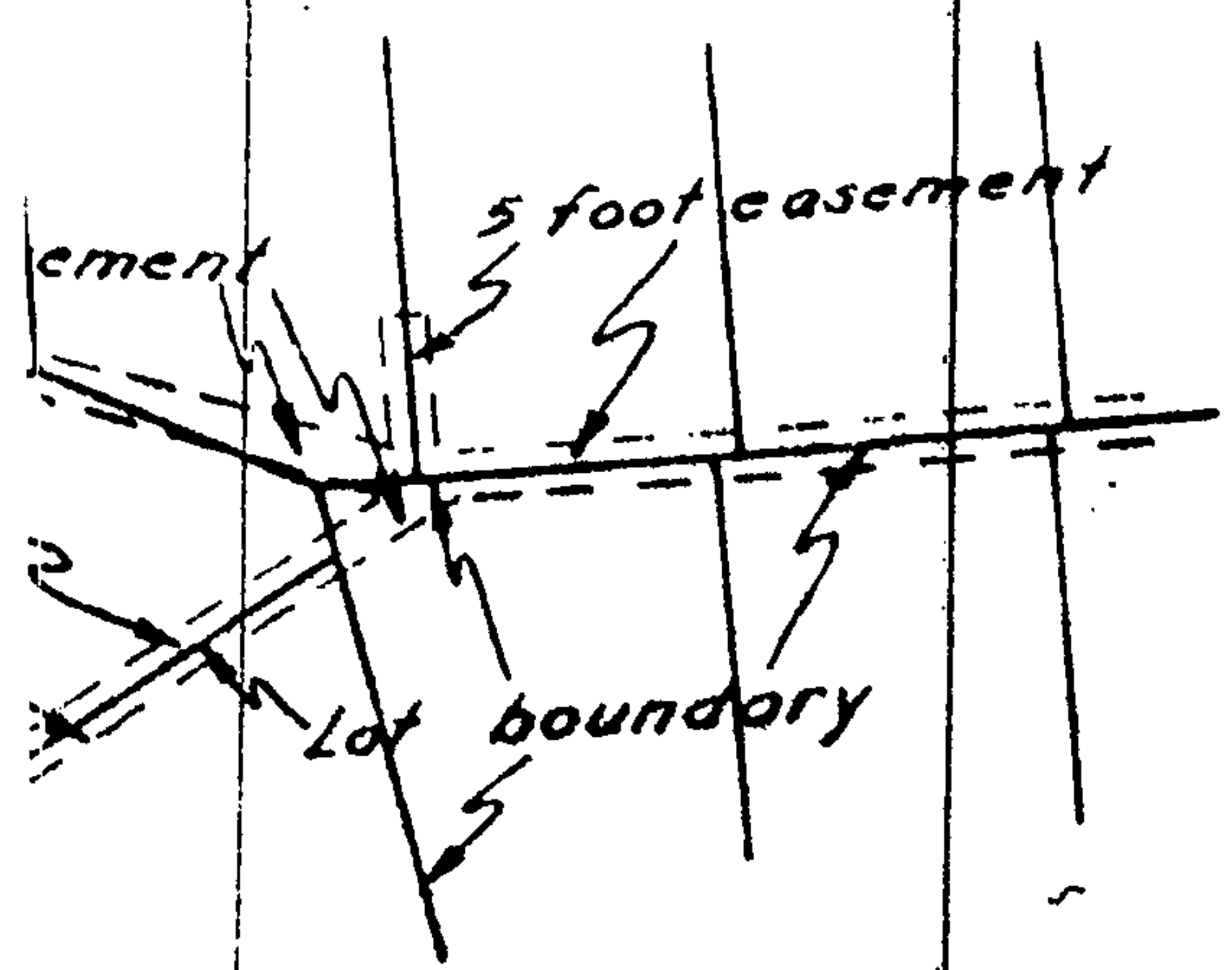
Edward B. Montgomery  
Notary Public

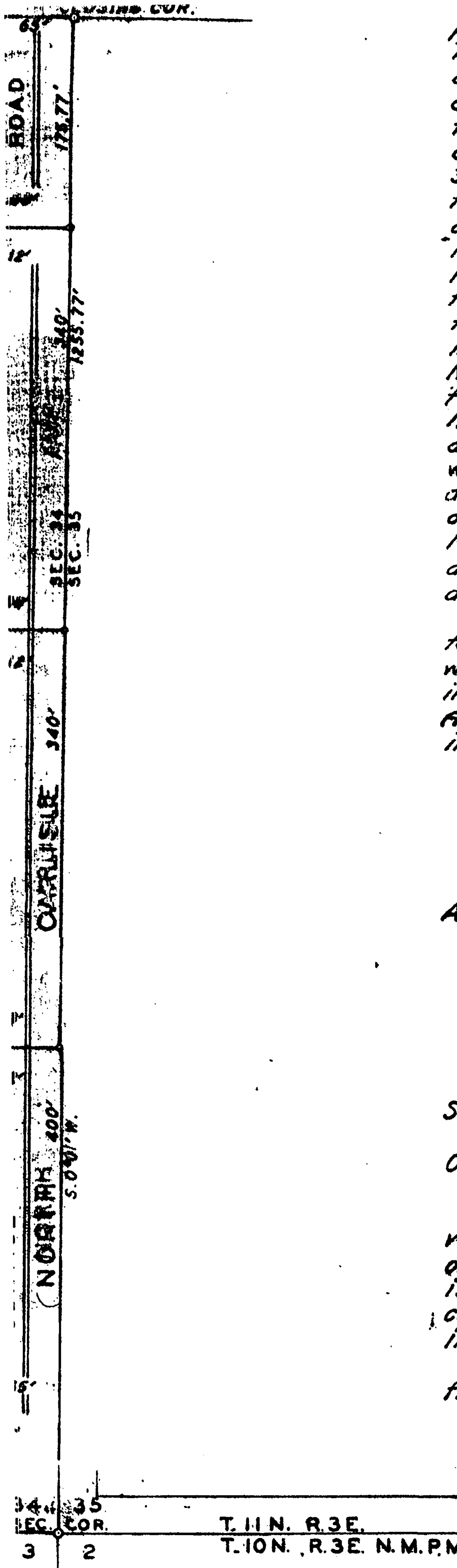
I hereby certify that I have examined the plat of Blocks 1 to 7, inclusive, of the City of Santa Fe, New Mexico, partially shown on this map sheet and approved the same this 7th day of April, 1954.

[Signature]  
City Engineer

I hereby certify that the plat of BLOCKS 1 TO 17, INCLUSIVE, OF the City of Santa Fe, New Mexico, partially shown on this map, being sheet 4 of 2 sheets, has been accepted for filing by the City Commission of Santa Fe, New Mexico, this 7th day of April, 1954.

[Signature]  
City Clerk





The subdivision of that certain tract particularly described as follows: Beginning Township 10 North, Range 3 East, and running thence S. 0°12'W., 2594.06 feet to corner No. 2; thence N. 89°46'W., 1321.72 feet to corner No. 4; thence S. 89°49'30" W., 39.27 feet to point of tangent and corner No. 6; thence along curve left having a radius of 402.90 feet and corner No. 9; thence N. 86°50'20" W., 82.82 feet to point of curve and corner No. 14; thence N. 89°45'E., 835.19 feet to point of curve and corner No. 21, a point on the South boundary of said Elena Gallegos Grant for the M.; thence S. 0°01'W., 1255.77 feet along said Grant boundary to the North and subdivided as the same appears in accompanying map sheet 1 of 2 sheets together with the easements for public utility wires for pole type utilities and including interfering trees, all in and of BLOCK ADDITION TO THE CITY OF ALBUQUERQUE in accordance with the desires of the Board of Public Works of the City of Albuquerque and to

⑤

Attest: Earl C. Montgomery  
Secretary

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) SS

On this 15<sup>th</sup> day of September, 1915, I, the undersigned, who being by me duly sworn did say that the foregoing is the corporate seal of said corporation by authority of its Board of Directors and that the instrument to be the free act and deed of said corporation in witness whereof I have hereunto set my hand and the seal of said corporation at Albuquerque, New Mexico, this 15<sup>th</sup> day of September, 1915.

My commission expires September 15, 1916

STATE OF NEW MEXICO )  
COUNTY OF BERNALILLO ) SS



beginning at corner No. 1, being the corner common to Sections 2 and Sections 34 and 35, Township 11 North, Range 3 East, N. M. P. M., feet along the line between said Sections 2 and 3 to the Southeast corner No. 3; thence N. 0° 14' E., 1292.03 feet to the Southwest corner No. 5; thence N. 19° 38' E., 612.86 feet to point of curve left having a radius of 25 feet a distance along arc of 25 feet to corner No. 7; thence N. 70° 22' W., 77.46 feet to point of curve and corner No. 8; thence along arc of 488.15 feet a distance along arc of 140.34 feet to point of tangent and corner No. 9; thence along curve left having a radius of 25 feet a distance along arc of 25 feet to point of tangent and corner No. 10; thence along curve left having a radius of 25 feet a distance along arc of 25 feet to point of tangent and corner No. 11; thence along curve right having a radius of 650 feet a distance along arc of 650 feet to point of tangent and corner No. 12; thence along curve right having a radius of 650 feet a distance along arc of 650 feet to point of tangent and corner No. 13; thence N. 0° 15' W., 236.40 feet to point of curve and corner No. 15; thence along a curve left having a radius of 850 feet a distance along arc of 850 feet to point of tangent and corner No. 16; thence along curve right having a radius of 850 feet a distance along arc of 850 feet to point of tangent and corner No. 17; thence along curve right having a radius of 850 feet a distance along arc of 850 feet to point of tangent and corner No. 18; thence N. 44° 45' W., 1135.3 feet to point of tangent and corner No. 19; thence along a curve left having a radius of 1135.3 feet a distance along arc of 1135.3 feet to point of tangent and corner No. 20; thence N. 0° 15' W., 236.40 feet to the boundary of Elena Gallegos Grant; thence S. 89° 58' 30" E., 1758.5 feet to corner No. 22, being the Closing Corner on the South boundary between Sections 34 and 35, Township 11 North, Range 3 East, N. M. P. M., and last described Section line to the place of beginning, and survey part on this map, being sheet 2 of 2 sheets, and in particular, comprising Blocks numbered 1 to 17, inclusive, a public park, several public thoroughfares shown on said 2 sheets of map, and utilities shown thereon, including easements for overhead lines, and the right of ingress and egress and the right to use the same, of BLOCKS 1 TO 17, INCLUSIVE, OF MONTGOMERY HEIGHTS, ALBUQUERQUE, NEW MEXICO, is with the free consent and approval of the undersigned owners and proprietors thereof.

MONTGOMERY HEIGHTS, INC.  
Owner and Proprietor.

by Eugene C. Montgomery  
President.

Eugene C. Montgomery  
Owners and Proprietors of Lot 10, Block 9; Lots 1 to 10, inclusive of Block 10, and all of Block 14

of April, 1952, before me personally appeared EUGENE C. MONTGOMERY, who stated that he is President of MONTGOMERY HEIGHTS, INC., a corporation organized under the laws of New Mexico; that the seal affixed to the foregoing instrument is the seal of said corporation; that said instrument was signed and sealed on behalf of said corporation by the undersigned Directors; and the said EUGENE C. MONTGOMERY acknowledged himself to be the President of said corporation.

HEREOF I have hereunto set my hand and seal the day and date first above written.

Edwa. J. ...  
Notary Public

April 7, 1954.

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

PAID RECEIPT

APPLICANT NAME DAVID THORNIBURG & JENNIFER  
AGENT JACK HIGH COUNTRY INC  
ADDRESS 8953 2<sup>nd</sup> NW  
PROJECT & APP # 1004768/06DRB00369  
PROJECT NAME LT-1A OF LT 1, 2, & 18 MONTGOMERY

\$ \_\_\_\_\_ 441032/3424000 Conflict Management Fee

\$ \_\_\_\_\_ 441006/4983000 DRB Actions

\$ 50.00 441006/4971000 EPC/AA/LUCC Actions & All Appeals DEFERRAL

\$ \_\_\_\_\_ 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.

City Of Albuquerque  
Treasury Division

4/3/2006 2:24PM LOC: ANNX  
RECEIPT# 00060071 WSH 007 TRANS# 0041  
Account 441006 Fund 0110  
Activity 4971000 TRSKAL  
Trans Amt \$115.00  
J24 Misc

\$50.00

CK \$115.00  
CHANGE \$0.00

Thank You

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form		Supplemental form	
<b>SUBDIVISION</b>	<b>S</b>	<b>ZONING &amp; PLANNING</b>	<b>Z</b>
<input type="checkbox"/> Major Subdivision action		<input type="checkbox"/> Annexation	
<input type="checkbox"/> Minor Subdivision action		<input type="checkbox"/> County Submittal	
<input type="checkbox"/> Vacation	<b>V</b>	<input type="checkbox"/> EPC Submittal	
<input type="checkbox"/> Variance (Non-Zoning)		<input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning)	
<b>SITE DEVELOPMENT PLAN</b>	<b>P</b>	<input type="checkbox"/> Sector Plan (Phase I, II, III)	
<input type="checkbox"/> ... for Subdivision Purposes		<input type="checkbox"/> Amendment to Sector, Area, Facility or Comprehensive Plan	
<input type="checkbox"/> ... for Building Permit		<input type="checkbox"/> Text Amendment (Zoning Code/Sub Regs)	
<input type="checkbox"/> IP Master Development Plan			
<input type="checkbox"/> Cert. of Appropriateness (LUCC)	<b>L</b>		
		<b>APPEAL / PROTEST of...</b>	<b>A</b>
		<input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals	

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

**APPLICANT INFORMATION:**

NAME: David Thornburg and Jennifer Thornburg PHONE: (505) 837-9383  
 ADDRESS: 3308 Mars Road NE FAX: \_\_\_\_\_  
 CITY: Albuquerque STATE NM ZIP 87107 E-MAIL: \_\_\_\_\_  
 Proprietary interest in site: \_\_\_\_\_  
 AGENT (if any): Jack's High Country, Inc PHONE: (505) 898-3707  
 ADDRESS: 8953 2<sup>nd</sup> NW FAX: \_\_\_\_\_  
 CITY: Albuquerque STATE NM ZIP 87114 E-MAIL: \_\_\_\_\_

DESCRIPTION OF REQUEST: The purpose of this plot is to consolidate three residential lots into one residential lot

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

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

Lot or Tract No. Lot 1-A of lots 1, 2 and 18 Block: 11 Unit: \_\_\_\_\_  
 Subdiv. / Addn. Montgomery Heights  
 Current Zoning R1 Proposed zoning: R1  
 Zone Atlas page(s): G-16-2 No. of existing lots: 3 No. of proposed lots: 1  
 Total area of site (acres): 0.4892 Density if applicable: dwellings per gross acre: \_\_\_\_\_ dwellings per net acre: \_\_\_\_\_  
 Within city limits?  Yes. No  but site is within 5 miles of the city limits.) Within 1000FT of a landfill? \_\_\_\_\_  
 UPC No. 101606042746011101 MRGCD Map No. \_\_\_\_\_  
 LOCATION OF PROPERTY BY STREETS: On or Near: Mars Road NE  
 Between: Wallsly Ave and Tulane Drive

**CASE HISTORY:**

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

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

SIGNATURE Jack R. Spilman DATE 3/16/06  
 (Print) Jack Spilman (Pres.) Jack High Country, Inc Applicant  Agent

**FOR OFFICIAL USE ONLY**

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

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>06DRR - 00369</u>	<u>P&amp;F</u>	<u>5(3)</u>	\$ _____
<input checked="" type="checkbox"/> All fees have been collected	_____	<u>CMF</u>	_____	\$ <u>20.00</u>
<input checked="" type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> F.H.D.P. density bonus	Hearing date <u>3-29-06</u>	_____	_____	Total \$ _____
<input checked="" type="checkbox"/> F.H.D.P. fee rebate	<u>Kim Siu 3-20-06</u>	_____	_____	_____
	Project # <u>1004768</u>	_____	_____	_____

**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.

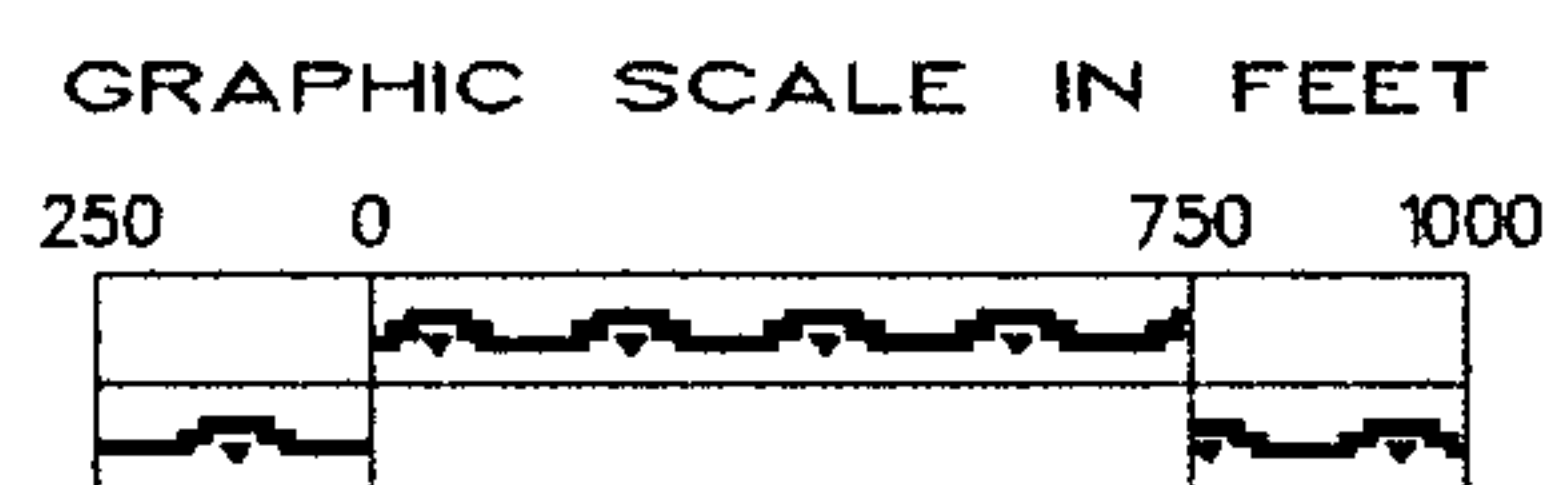
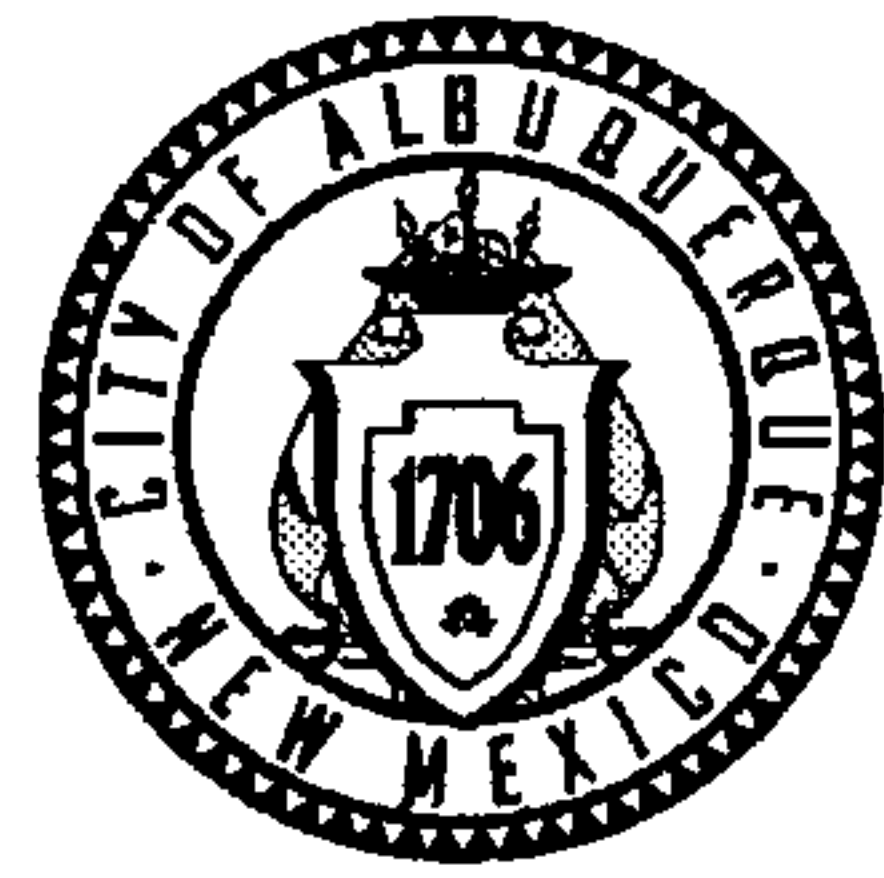
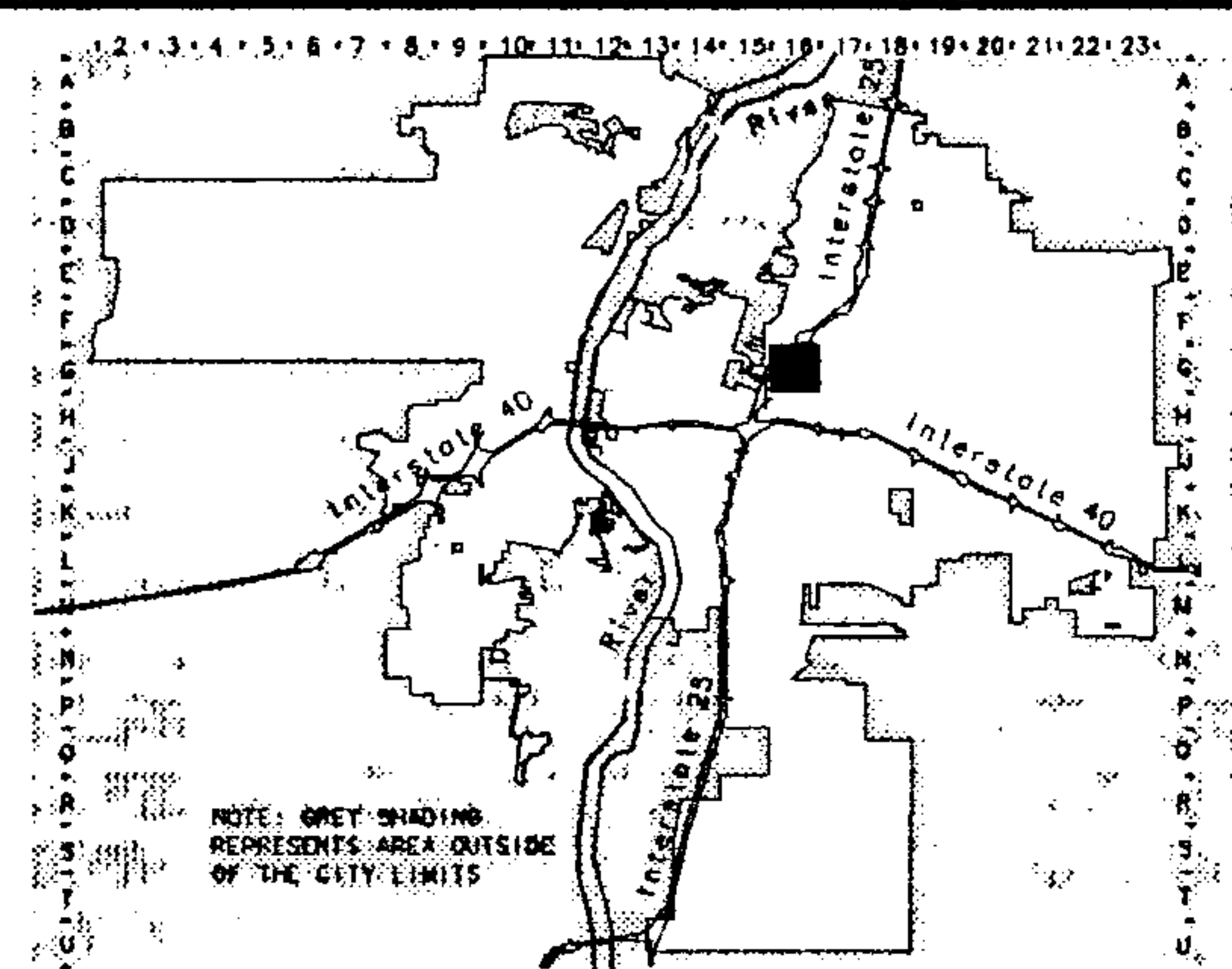
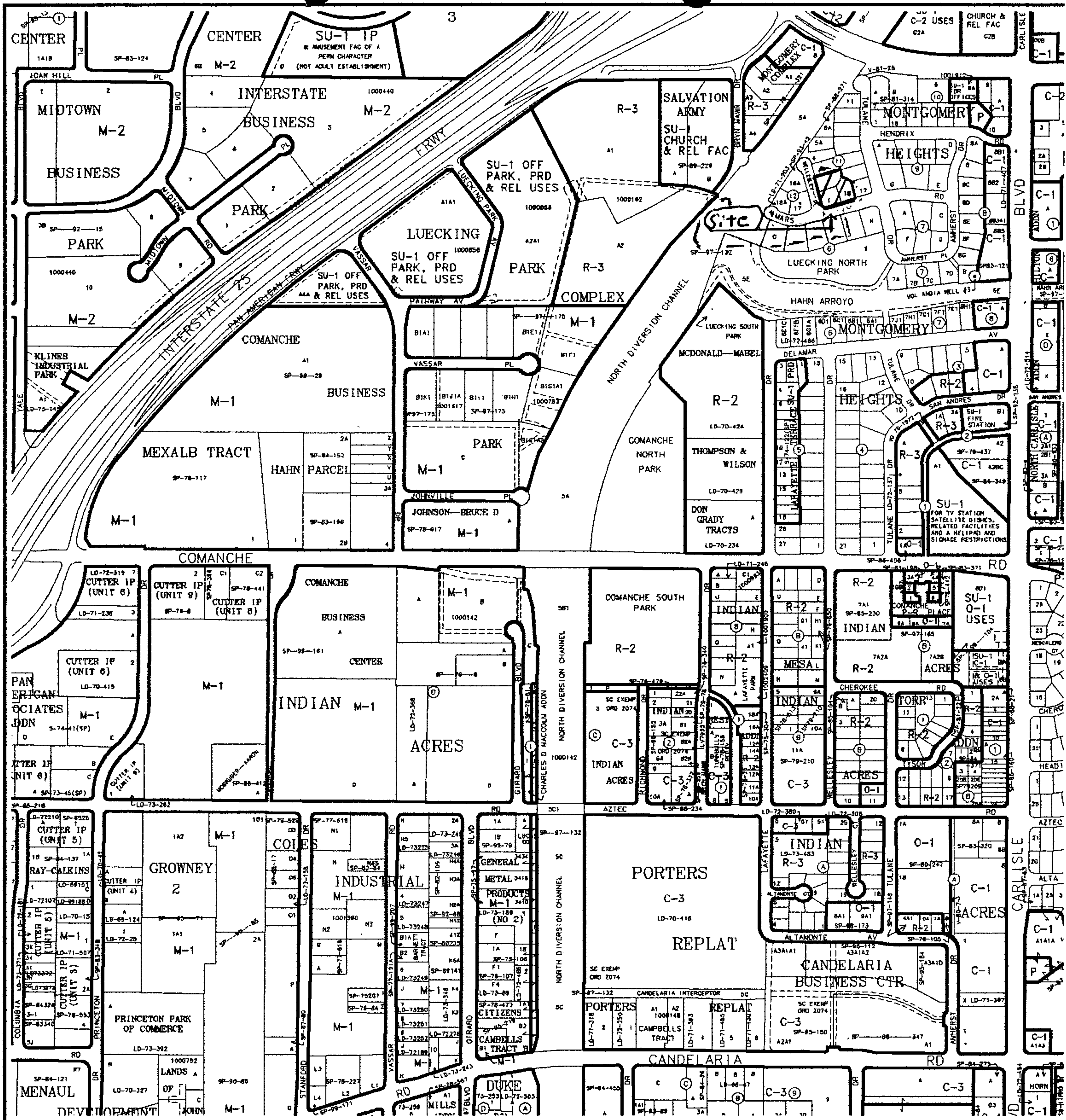
I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

Jacks High Country, Inc. (agent)  
 Applicant name (print)  
Jack G. Spilman 3/20/06  
 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  
06023 - 00369
- Ken Sims  
 Planner signature / date
- Project # 1004768**



**A G I S**  
Albuquerque Geographic Information System  
PLANNING DEPARTMENT

© Copyright 2004

**Zone Atlas Page**

**G-16-Z**

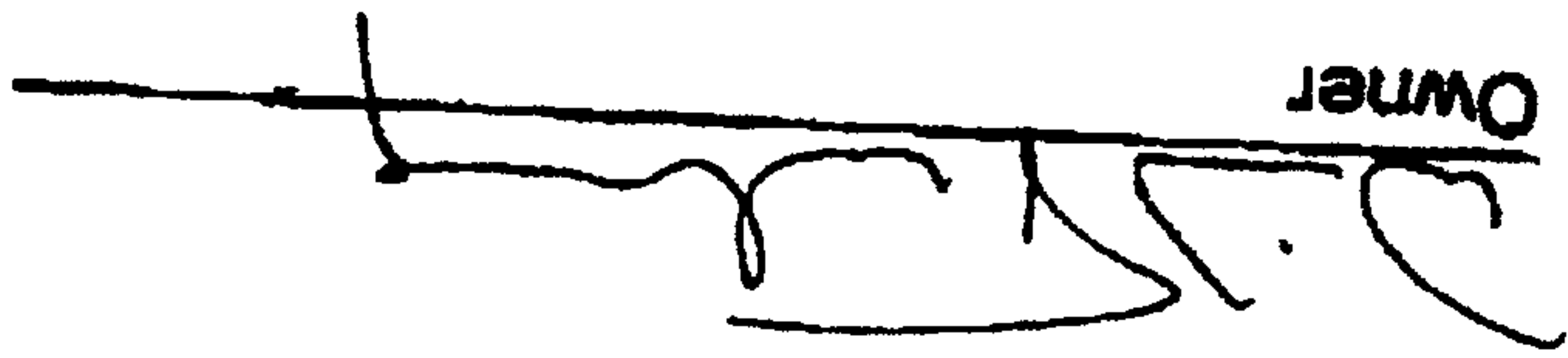
Map Amended through February 03, 2004

**LETTER OF AUTHORIZATION**

Subject Property: Lots 1, 2 and 18, Block 11  
Montgomery Heights

I, the undersigned owner of subject property, hereby designate JACK'S HIGH COUNTRY, INC. to be my authorized representative agent for the processing and recording of planning, zoning or appeals actions on this property.

David Thornburg.



Owner

17 March 2006.  
Date

MAR-17-2006 08:26AM FROM-ONE STOP BUSINESS SHOP

+5053447581

T-245 P.002/002 F-406

DEC. 2. 2005 8:19AM

NO. 4916 P. 2

LandAmerica Albuquerque Title File No. 6220000336

**WARRANTY DEED  
(Joint Tenants)**

Alfred Bruce Lewis, a married man as his sole and separate proeprty and Aleta Lewis, a single woman, James V. Lewis, a single man, for consideration paid, grant(s) to David Thornburg and Jennifer Thornburg, husband and wife, those address(es) is/are: 3308 Mars Rd. NE, Albuquerque, NM 87107 as joint tenants, the following described real estate in Bernalillo County, New Mexico:

Lots numbered One (1), Two (2) and Eighteen (18), in Block numbered Eleven (11), of MONTGOMERY HEIGHTS, an Addition to the City of Albuquerque, New Mexico, as the same is shown and designated on the map of said addition, filed in the office of the County Clerk of Bernalillo County, New Mexico, on June 5, 1952, in Map Book D1, folio 54.

SUBJECT TO all patent and mineral reservations, restrictive covenants, restrictions and reservations of easements and rights-of-way of record, and all applicable zoning regulations, restrictions and requirements and all other matters of record and to taxes for the year 2005 and subsequent years;

with warranty covenants.

Witness my/our hands this date: November 1, 2005

Alfred Bruce Lewis  
Alfred Bruce Lewis

Aleta Lewis  
Aleta Lewis

James V. Lewis by A. Bruce Lewis, as his attorney  
James V. Lewis  
*in fact*

**ACKNOWLEDGMENT**

STATE OF NEW MEXICO

COUNTY OF BERNALILLO

This instrument was acknowledged before me on Nov. 1, 2005 by Alfred Bruce Lewis and Aleta Lewis, James V Lewis.

Michelle L. Gonzales-Hill  
Notary Public  
My Commission Expires: 9/7/06



OFFICIAL SEAL  
MICHELLE L. GONZALES-HILL  
NOTARY PUBLIC, STATE OF NEW MEXICO  
My commission expires: 9/7/06

2005165127  
6201176  
Page 1 of 1  
11/04/2005 02:51P  
82-A188 Pg-4877  
Mary Herrera Bern. Co. 10/17 R 9.06



# APPLICATION FOR SERVICES

ID: 6889392460

The property in this application is within the boundaries of the City of Albuquerque. Application for annexation has been properly filed or agreement to annex has been executed with the City.

**Application Date:** December 08, 2005

**Premise:** 3401 MARS RD NE  
ALBUQUERQUE, NM 87107-4818

**Legal Description:** 11 18 Montgomery Heights

**Name:** David Thorburg

**Phone Number:** Home (505) 837-9383

**Services:**

Water-Residential-City  
Sustainable Water Supply  
Wastewater Residential

**Fees Details:**

1" Meter Set Only	\$325.00
1" Water Utility Expan Chrg	\$1,107.00
1" Ww Utility Expan Chrg	\$934.00
Changing Meter Size From A 3/4 To A 1" Map# G-16	\$0.00
<i>needs Tapping permit</i>	
<b>TOTAL:</b>	<b>\$2,366.00</b>

By signing this:

- 1) I am authorized to bind the Applicant to this contract;
- 2) This application is true and factual;
- 3) I have read and agree to all the terms on the back of this document.

Applicant Signature *David Thorburg*

Date 8 Dec 2005

City Of Albuquerque  
Treasury Division

12/8/2005 1:55PM LOC: ANR  
 RECEIPT# 00049469 WS# 008 TRANS# 0014  
 Water Account# 6889392460 TRSCCE  
 Trans Amt \$2,366.00  
 Water

\$2,366.00

VI \$2,366.00  
 CHANGE \$0.00

Thank You



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

**PAID RECEIPT**

APPLICANT NAME DAVID & Jennifer Thornburg  
 AGENT JACKS High Country Inc  
 ADDRESS 8953 2<sup>nd</sup> St NW  
 PROJECT & APP # 1004768 / 06DRB - 00369  
 PROJECT NAME MONTGOMERY HEIGHTS

\$ 20.<sup>00</sup> 441032/3424000 Conflict Management Fee  
 \$ 215.<sup>00</sup> 441006/4983000 DRB Actions  
 \$ \_\_\_\_\_ 441006/4971000 EPC/AA/LUCC Actions & All Appeals  
 \$ \_\_\_\_\_ 441018/4971000 Public Notification  
 \$ \_\_\_\_\_ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY\*\*\*  
 ( ) Major/Minor Subdivision ( ) Site Development Plan ( ) Bldg Permit  
 ( ) Letter of Map Revision ( ) Conditional Letter of Map Revision  
 ( ) Traffic Impact Study  
 \$ 235.<sup>00</sup> TOTAL AMOUNT DUE

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

DAVID W. THORNBURG  
 JENNIFER THORNBURG  
 3308 MARS RD NE  
 ALBUQUERQUE, NM 87107  
 PH: 837-9383

9991

15 MARCH 2006

95-8421/3070  
05

PAY TO THE ORDER OF City of Albuquerque \$ 235.<sup>00</sup>

Two hundred thirty five & 00/100 DOLLARS

Security features are included. Details on back.

**Ndel Norte**  
 CREDIT UNION  
 WWW.DNCU.ORG  
 (505) 455-5228  
 P.O. Box 1180  
 LOS ALAMOS, NEW MEXICO 87544

3/20/2006 12:22PM LOC: ANNY  
 RECEIPT# 00054780 WSH# 008 TRAN# 0025  
 Amount 441032 Fund 0110  
 Activity 3424000 TRSCCS  
 Trans Amt \$235.00  
 J24-Misc

07081 12:22PM LOC: ANNY  
 Fund 0110 TRAN# 00  
 TRSCCS  
 \$235.00

0613622002509991

City of Albuquerque  
 Treasury Division

CHARGE  
 Thank You

City of Albuquerque  
 Treasury Division

3/20/2006 12:22PM LOC: ANNY  
 RECEIPT# 00054780 WSH# 008 TRAN# 0025  
 Amount 441032 Fund 0110  
 Activity 3424000 TRSCCS  
 Trans Amt \$235.00  
 J24-Misc

\$20.00  
 Thank You