

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1004999

AGENDA ITEM NO: 8

SUBJECT:

Final Plat
Preliminary Plat

ACTION REQUESTED:

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

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APPROVED __; DENIED __; DEFERRED __; COMMENTS PROVIDED __; WITHDRAWN __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: Bradley L. Bingham
City Engineer / AMAFCA Designee

505-924-3986

DATE: AUGUST 8, 2007

0

CITY OF ALBUQUERQUE
Planning Department
August 8, 2007
DRB COMMENTS

ITEM # 8

PROJECT # 1004999

APPLICATION # 07-70167

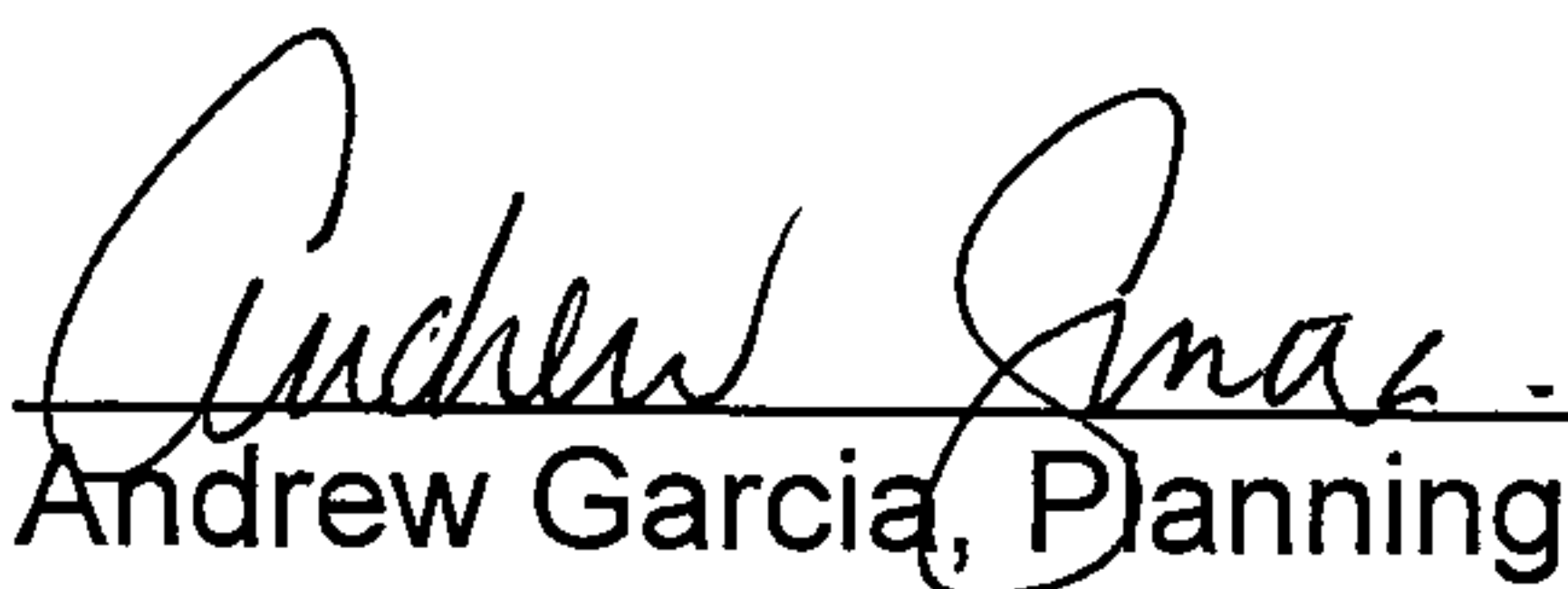
RE: Tract A, Lands of Glenn Effertz/p&f

A condition of final plat is that Real Property signs the plat before Planning can approve the plat.

The AGIS dxf is not approved.

The subject application requires that the plat must contain the following language regarding the installation of solar collectors developed within an area for which DRB approval is sought::

Section 14-14-4-7(B) "No property within the area of requested final action shall at any time be subject to a deed restriction, covenant, or building agreement prohibiting solar collectors from being installed on buildings or erected on the lots or parcels within the area of proposed plat. The foregoing requirement shall be a condition to approval of this plat or site development plan for Subdivision."



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



#8

COMPLETED 10/18/07 StH
DRB CASE ACTION LOG (PREL & 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.: 07DRB-70167 (P&F)

Project # 1004999

Project Name: LAND OF GLEN EFFERTZ

Agent: SURVEYS SOUTHWEST LTD

Phone No: 998-0303

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 8-8-07 by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

☐ TRANSPORTATION: X DEDICATION of R/W to S.WALK
☐
☐
☐
☐

☐ ABCWUA:
☐
☐
☐

☐ CITY ENGINEER / AMAFCA:
☐
☐
☐

☐ PARKS / CIP:
☐
☐
☐

☒ PLANNING (Last to sign): Real Property
☒ AGIS dxg
☐
☐

☐ 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

1004999



#8

DRB CASE ACTION LOG (PREL & 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.: 07DRB-70167 (P&F)

Project # 1004999

Project Name: LAND OF GLEN EFFERTZ

Agent: SURVEYS SOUTHWEST LTD

Phone No: 998-0303

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- ☐
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- ☐
- ☐
- ☐
- ☐ CITY ENGINEER / AMAFCA:
- ☐
- ☐
- ☐
- ☐ PARKS / CIP:
- ☐
- ☐
- ☐
- ☒ PLANNING (Last to sign): Real Property
- ☒ AGIS DXF
- ☐
- ☐

- ☐ **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

1004999

4999

DXF Electronic Approval Form

DRB Project Case #: 1004999

Subdivision Name: EFFERTZ--GLEN TRACT A

Surveyor: MITCH REYNOLDS

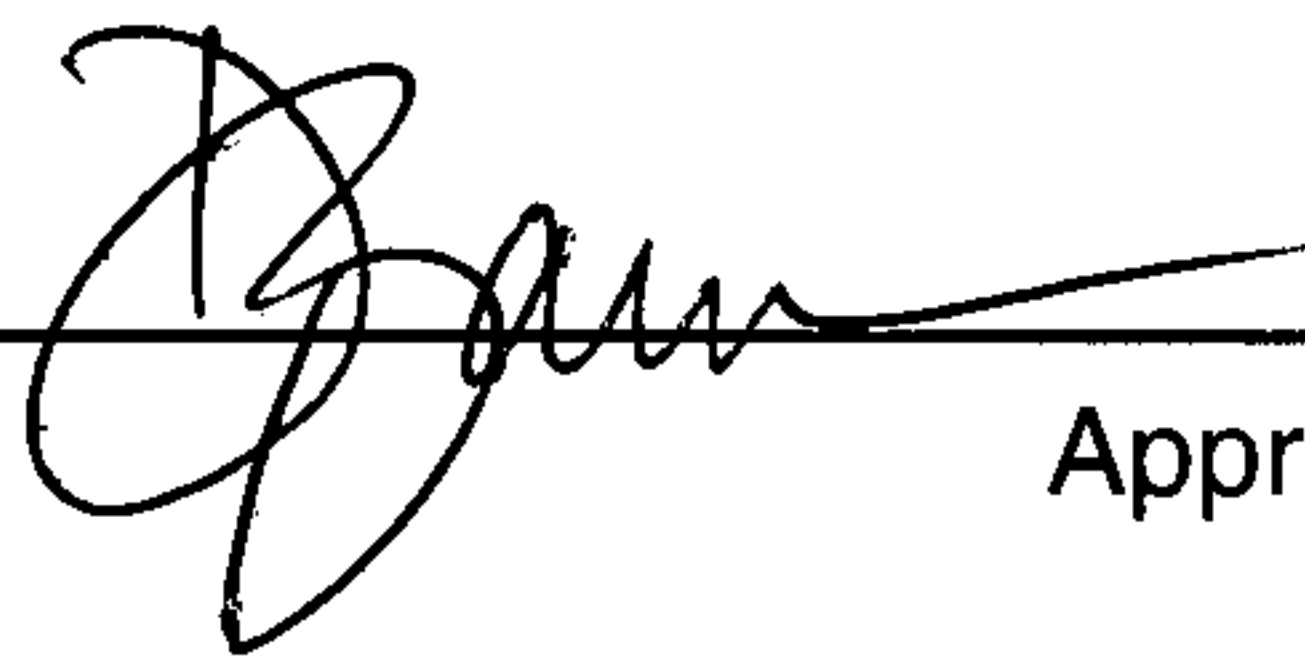
Contact Person: SARAH AMATO

Contact Information: 998-0303

DXF Received: 9/21/2007

Hard Copy Received: 9/21/2007

Coordinate System: Ground rotated to NMSP Grid

 Approved

9.21.2007
Date

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

AGIS Use Only		
Copied fc 4999	to agiscov on 9/21/2007	Contact person notified on 9/21/2007

2. **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 **SIERRA 2 @ 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 & 08/01/07]* (C-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.**

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 **SIERRA 2 @ 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 & 08/01/07]* (C-9) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 08/08/07 AND THE APPROVED GRADING PLAN ENGINEER STAMP DATED 07/12/06, THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITIONS OF FINAL PLAT: ADD THE SOLAR COLLECTOR LANGUAGE TO THE PLAT. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS WAS APPROVED AS SHOWN OF EXHIBIT C.**

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 **SIERRA 2 @ 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 & 08/01/07]* (C-9) **A SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT D IN THE PLANNING FILE.**

3. **Project# 1000965**
07DRB-70102 VACATION OF PUBLIC
EASEMENT

BOHANNAN HUSTON INC agent(s) for ANDALUCIA DEVELOPMENT CO request(s) the above action(s) for all or a portion of Lot(s) 22 & 23, **VALLE PARAISO AT ANDALUCIA**, zoned SU-1/PRD, located on VALLE SANTO TRAIL NW BETWEEN VALLE BONITA CT NW AND CAMINO VALLE CT NW containing approximately 21.5725 acre(s). *[Deferred from 07/25/07]* (F-12) **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.**

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

4. **Project# 1006522**
07DRB-70162 EPC APPROVED SDP
FOR BUILD PERMIT

CAROL SUE NORDENGREN request(s) the above action(s) for all or a portion of Lot(s) 1-P1, Block(s) 16, **PARK WEST, UNIT 4**, zoned SU-1 FOR BED & BREAKFAST, located on PETROGLYPH AVE NW BETWEEN LAVA BLUFF NW AND MONUMENT NW containing approximately 0.15 acre(s). **[Anna Dimambro, EPC Case Planner]** (H-9) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED AND SIGNED OFF BY THE BOARD.**

5. **Project# 1005280**
07DRB-70011 EPC APPROVED SDP
FOR BUILD PERMIT
07DRB-70012 EPC APPROVED SDP
FOR SUBDIVISION

GEORGE RAINHART ARCHITECTS agent(s) for SCM PROPERTY CO LLC request(s) the above action(s) for all or a portion of TRACT 16-A-1, PARADISE NORTH AND TRACT E-A-1, CRESTVIEW SUBDIVISION (to be known as **MCMAHON MARKETPLACE**) zoned SU-1 FOR C-1 PURPOSES, located on MCMAHON NW BETWEEN BANDELIER DR NW AND UNSER BLVD NW containing approximately 12.3 acre(s). [REF: 06EPC01706, 06EPC01705, 063PC01704] **[Catalina Lehner, EPC Case Planner]** *[Indef deferred from 5/30/07]* (A-11) **THE SITE PLANS FOR FOR BUILDING PERMIT AND SUBDIVISION WERE APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR ALL MOTORCYCLE STALLS TO BE SHORTENED, SOLID WASTE TO SIGN, TO PLANNING FOR CATALINA LEHNER'S INITIALS AND 3 COPIES OF EACH SITE PLAN.**

6. **Project# 1006573**
07DRB-70081 MINOR - SDP FOR
BUILDING PERMIT
07DRB-70080 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

LARRY READ AND ASSOCIATES agent(s) for DESERT HILLS JEHOVAH'S WITNESSES request(s) the above action(s) for all or a portion of Lot(s) 12 & 21, Block(s) 29, Tract(s) A, **UNIT B, NORTH ALBUQUERQUE ACRES**, zoned SU-2 IP, located on ALAMEDA AVE NE BETWEEN SAN PEDRO NE AND LOUISIANA NE containing approximately 1.78 acre(s). *[Indef deferred from 06/27/07]* (C-18) **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING FOR ADDED COMMENTS AND 3 COPIES. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATE 08/08/07 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 08/03/07, THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

7. **Project# 1004246**
07DRB-70090 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for PETE AND PEGGY DASKALOS request(s) the above action(s) for all or a portion of Lot(s) 10-A, Tract (s) A, Block(s) 35, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2/IP, located on HOLLY AVE NE BETWEEN SAN PEDRO NE AND LOUISIANA NE containing approximately 5.3279 acre(s). *[Deferred from 07/11/07]* (C-18) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH NO DELEGATION.**

07DRB-70093 MINOR - SDP FOR
SUBDIVISION

TIERRA WEST LLC agent(s) for KOZANI, LLC request(s) the above action(s) for all or a portion of Lot(s) 10-A, Tract(s) A, Block(s) 35, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2 FOR IP USES, located on PASEO DEL NORTE NE BETWEEN SAN PEDRO DR NE AND LOUISIANA BLVD NE containing approximately 5.42 acre(s). *[Deferred from 07/11/07]* (C-18) **THE SITE DEVELOPMENT PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING FOR THE SOLAR COLLECTOR LANGUAGE AND FOR 3 COPIES OF THE PLAN.**

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

8. **Project# 1004999**
07DRB-70167 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for GLENN EFFERTZ request(s) the above action(s) for all or a portion of Tract(s) 316-A & 316-D AND VACATED PORTION OF LULAC RD NW, MRGCD MAP 38 (to be known as **TRACT A, LAND OF GLEN EFFERTZ**) zoned RA-1, located on MOUNTAIN RD NW BETWEEN DURANES ACEQUIA AND LAGUNA SECA LANE NW containing approximately 0.8672 acre(s). (J-12) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR DEDICATION OF RIGHT-OF-WAY AND SIDEWALK AND TO PLANNING FOR REAL PROPERTY'S SIGNATURE, AGIS DXF FILE AND A COPY OF THE RECORDED PLAT.**

9. **Project# 1006713**
07DRB-70163 VACATION OF PRIVATE
EASEMENT
07DRB-70164 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for BELARMINO GONZALES request(s) the above action(s) for all or a portion of Lot(s) A, **LANDS OF HUBERT R. TEAGUE**, zoned C-2, located on 4TH ST NW BETWEEN SAN ANDRES AVE NW AND SHANGRILA CT NW containing approximately 0.4556 acre(s). (F-14) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO ABCWUA FOR PRIVATE WATER AND SEWER EASEMENTS WITH MAINTENANCE AND BENEFICIARIES AND TRANSPORTATION DEVELOPMENT TO RECONFIGURE EASEMENT AND TO PLANNING FOR A COPY OF THE RECORDED PLAT.**

10. **Project# 1006715**
07DRB-70169 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

JACK'S HIGH COUNTRY INC. agent(s) for ALVIN & NANCY ANDERSEN request(s) the above action(s) for all or a portion of Lot(s) 11, **RINCON DEL RIO ADDITION**, zoned RA-2 located on RINCON DEL RIO CT NW BETWEEN TRELLIS DR NW AND GLENWOOD NW containing approximately 0.4719 acre(s). (G-12) **DEFERRED AT THE AGENT'S REQUEST TO 08/15/07.**

11. **Project# 1002194**
07DRB-70165 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

WAYJOHN SURVEYING INC agent(s) for GREATER ALBUQUERQUE HOUSING PARTNERSHIP request(s) the above action(s) for all or a portion of Lot(s) 6 & 7, **SUNPORT TOWNHOMES**, zoned R-2, located on WELLESLEY SE BETWEEN KATHRYN SE AND ANDERSON SE containing approximately 0.1631 acre(s). (L-16) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH THE FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD THE PLAT.**

12. **Project# 1000271**
07DRB-70166 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

FORSTBAUER SURVEYING LLC agent(s) for GRACE INVESTMENT CORPORATION request(s) the above action(s) for all or a portion of Lot(s) A-1-A, Block(s) 25, **MESA VERDE ADDITION**, zoned C-2, located on WYOMING BLVD NE BETWEEN COPPER AVE NE AND MARQUETTE NE containing approximately 0.6423 acre(s). (K-19) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR SIDEWALK PLACEMENT AND TO PLANNING FOR SOLAR LANGUAGE ON THE PLAT AND TO RECORD.**

13. **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, 07/25/07 & 08/01/07] [REF: 06DRB-00747] (F-15) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 08/08/07 AND THE APPROVED GRADING PLAN ENGINEER STAMP DATED 06/05/07, THE PRELIMINARY PLAT WAS APPROVED WITH THE FOLLOWING CONDITIONS OF FINAL PLAT: NOTE 6 SHALL DEFINE WHAT PUBLIC UTILITIES ARE WITHIN THE EASEMENT, PROVIDE A 24-FOOT ACCESS EASEMENT BETWEEN ALL LOTS AND 20-FOOT ACCESS EASEMENT ON THE NORTH SIDE OF LOT 1, NOTE 8 SHALL ADD "EXCLUSIVELY TO THE CITY OF ALBUQUERQUE" AT THE END OF THE SENTENCE AND INCLUDE THE REQUIRED SOLAR LANGUAGE ON THE PLAT AS DEFINED IN SECTION 14-14-4-7(B). THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

NO ACTION IS TAKEN ON THESE CASES:

APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

14. **Project# 1004906**
07DRB-70168 SKETCH PLAT REVIEW
AND COMMENT

TOM AND SUSAN SLATES request(s) the above action(s) for all or a portion of Tract(s) 118E, MRGCD MAP 32, zoned R-1, located on GUADALUPE TR NW BETWEEN GRIEGOS NW AND DELAMAR NW containing approximately 0.6833 acre(s) (F-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

15. Other Matters: **THE PRELIMINARY PLAT AND SIA FOR THE LAS PLAYAS SUBDIVISION, PROJECT# 1002372 WAS WITHDRAWN AT THE AGENT'S REQUEST.**

ADJOURNED: 10.50 A.M.

**CITY OF ALBUQUERQUE
Planning Department
August 8, 2007
DRB COMMENTS**

ITEM # 8

PROJECT # 1004999

APPLICATION # 07-70167

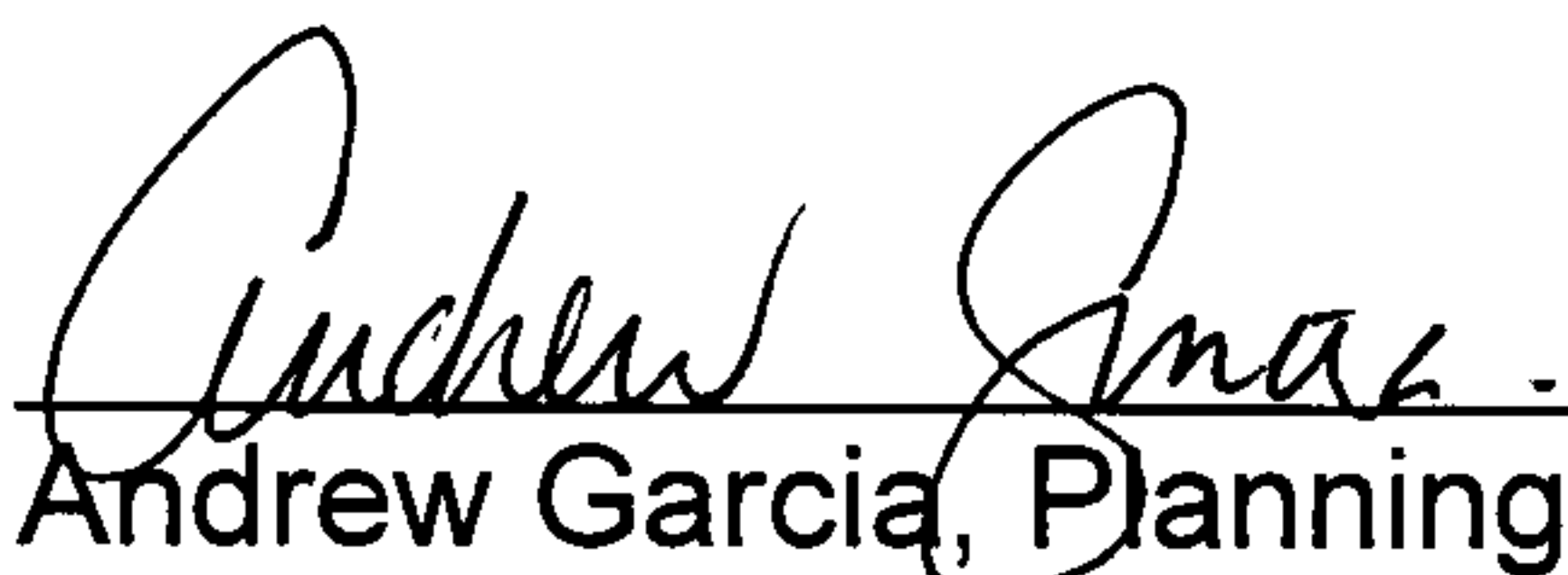
RE: Tract A, Lands of Glenn Effertz/p&f

A condition of final plat is that Real Property signs the plat before Planning can approve the plat.

The AGIS dxf is not approved.

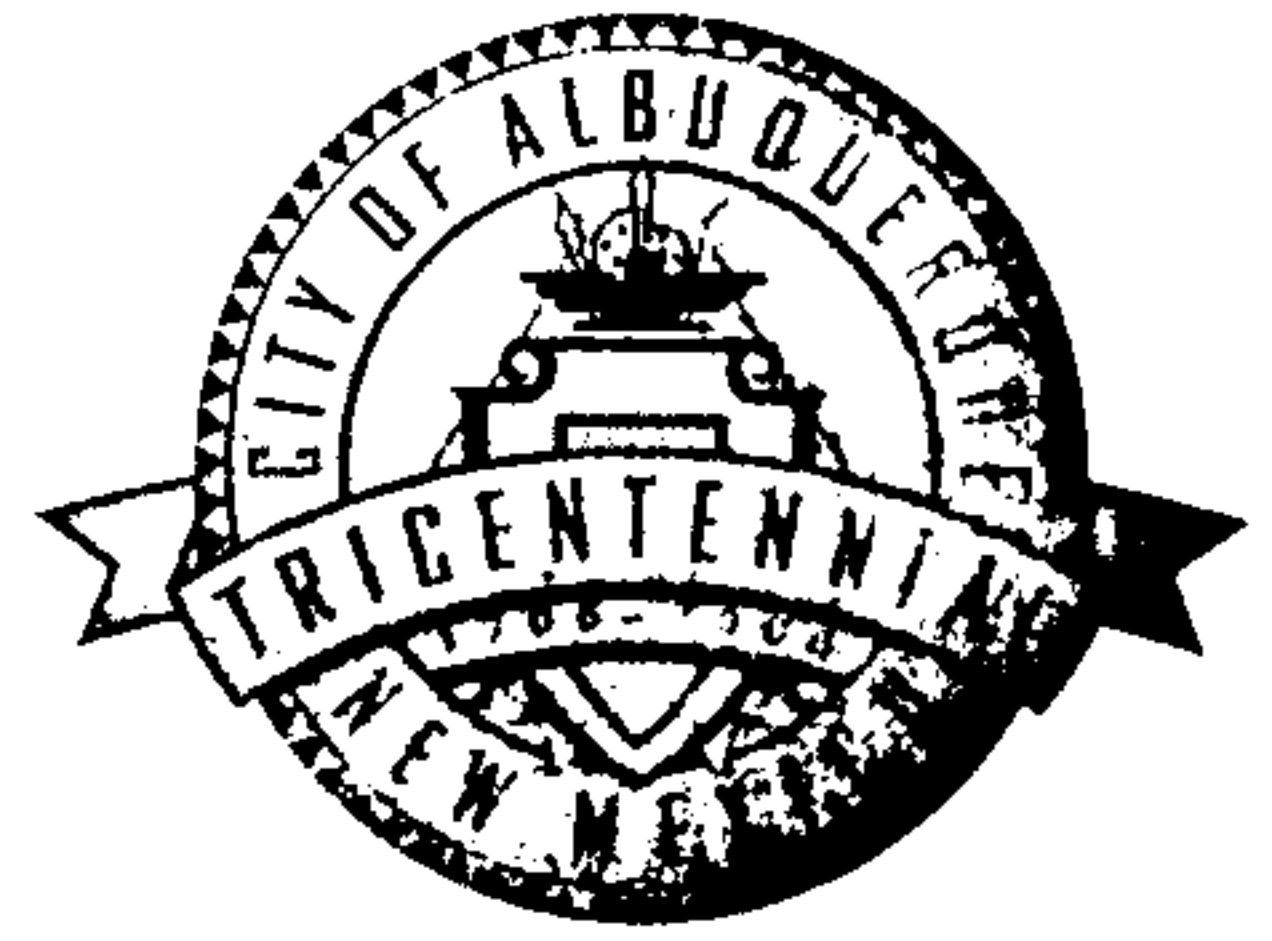
The subject application requires that the plat must contain the following language regarding the installation of solar collectors developed within an area for which DRB approval is sought::

Section 14-14-4-7(B) "No property within the area of requested final action shall at any time be subject to a deed restriction, covenant, or building agreement prohibiting solar collectors from being installed on buildings or erected on the lots or parcels within the area of proposed plat. The foregoing requirement shall be a condition to approval of this plat or site development plan for Subdivision."



Andrew Garcia, Planning Alternate
924-3858 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: 1004999

AGENDA ITEM NO: 8

SUBJECT:

Final Plat
Preliminary Plat

ACTION REQUESTED:

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

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: Bradley L. Bingham
City Engineer / AMAFCA Designee

505-924-3986

DATE: AUGUST 8, 2007

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OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

November 29, 2006

2. Project # 1004999
06DRB-01578 Major-Vacation of Pub Right-of-Way

GLEN EFFERTZ request(s) the above action(s) for all or a portion of Tract(s) 316, **OLD TOWN ELEMENTARY SCHOOL**, zoned RA-1 residential zone, located on MOUNTAIN RD NW, between RIO GRANDE NW and GALBALDON NW containing approximately 1 acre(s). [REF: 06DRB-00965] (J-12).

At the November 29, 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. Final disposition shall be through the City Real Estate Office.
2. 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 December 14, 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. 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.



OFFICIAL NOTICE OF DECISION

PAGE 2

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.)

A handwritten signature in black ink, appearing to read "Sheran Matson", is positioned above the printed name.

Sheran Matson, AICP, DRB Chair

Cc: Glen Effertz, 2918, Mountain Rd NW, 87104

Richard Gonzales, 512 Cilantro Ln NW, 87104

Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg

Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.

File

DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1004999 AGENDA#: 2 DATE: 11.29.06

1. Name: RICHARD GONZALES Address: 512 CILANTRO LN Zip: 87104
NW AFB.
2. Name: Agent 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: _____



11/29/06
Sent
in mail
to applicant.
[Signature]

**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW**, on **Wednesday, November 29, 2006**, beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1004999

06DRB-01578 Major-Vacation of Pub
Right-of-Way

GLEN EFFERTZ request(s) the above action(s) for all or a portion of Tract(s) 316, **OLD TOWN ELEMENTARY SCHOOL**, zoned RA-1 residential zone, located on MOUNTAIN RD NW, between RIO GRANDE NW and GALBALDON NW containing approximately 1 acre(s). [REF: 06DRB-00965] (J-12)

Beginning November 1, 2006, all residential platting actions are required to have a signed and recorded Pre-Development Facilities Fee Agreement signed with Albuquerque Public Schools (APS) prior to DRB approval. There are copies of these agreements at the Front Counter in the One Stop Shop.

In addition, the final plat must include this statement:

“The property on this plat is subject to a Pre-Development Facilities Fee Agreement with the Albuquerque Public Schools recorded at
✓ [insert recording information here from recorded APS agreement.”

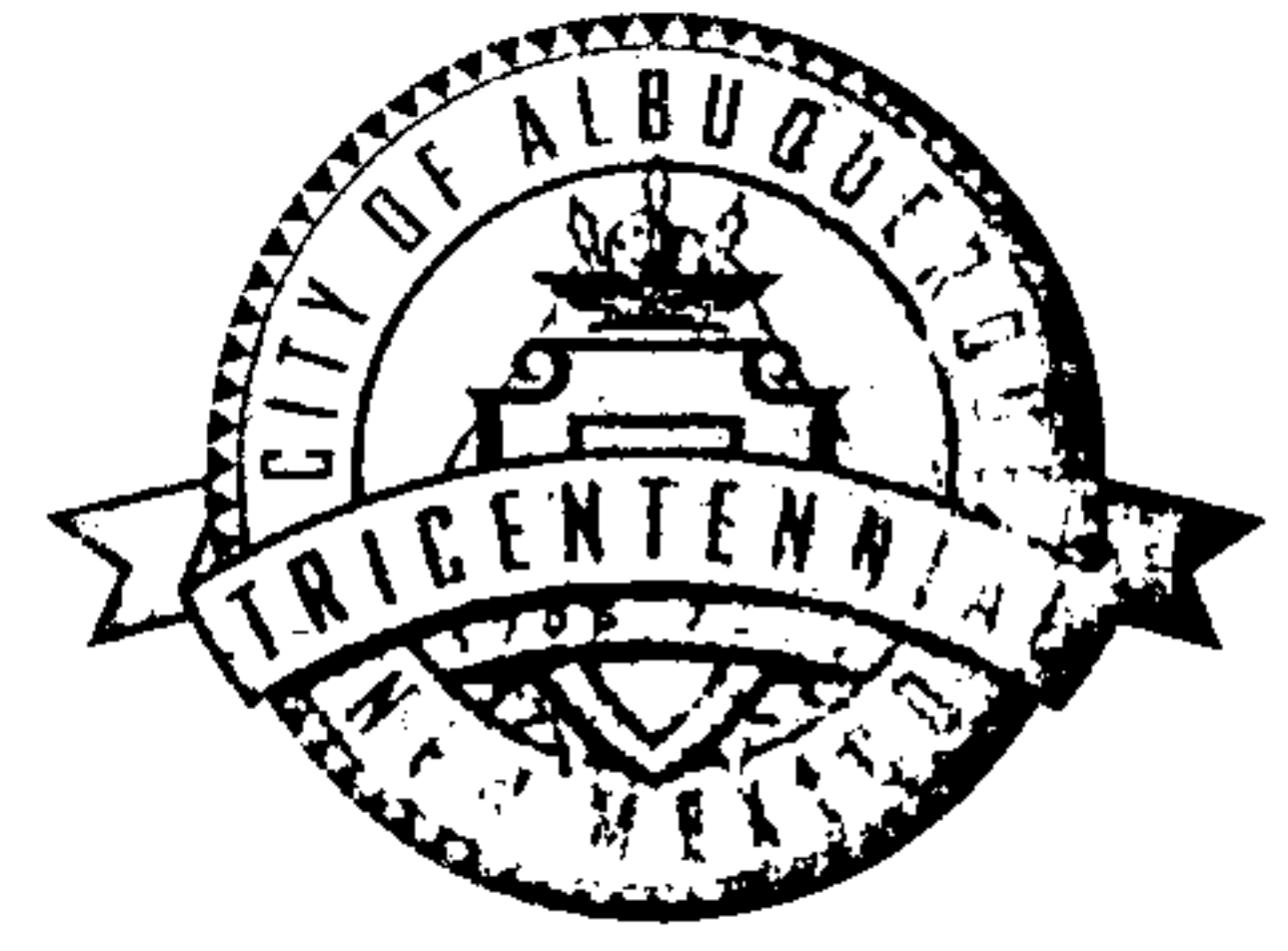
Keep this in mind when preparing to submit for platting action that the APS agreement must be signed and recorded at time of application submittal. A copy is required with the submittal.

AGIS shows the zoning for this property as RA-1 rather than R-1.

Planning has no objection to the requested vacations. Defer to the Traffic Engineer.

If the vacation is approved, applicant has one
year to file the Plat.

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1004999

AGENDA ITEM NO: 2

SUBJECT:

Vacation of Public Right-of-Way

ACTION REQUESTED:

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

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: Bradley L. Bingham
City Engineer / AMAFCA Designee

DATE: NOVEMBER 29, 2006



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

November 29, 2006

Project # 1004999

06DRB-01578 Major-Vacation of Pub Right-of-Way

GLEN EFFERTZ request(s) the above action(s) for all or a portion of Tract(s) 316, **OLD TOWN ELEMENTARY SCHOOL**, zoned RA-1 residential zone, located on MOUNTAIN RD NW, between RIO GRANDE NW and GALBALDON NW containing approximately 1 acre(s). [REF: 06DRB-00965] (J-12)

AMAFCA	No adverse comments.
COG	No adverse comments.
Transit	No comments received.
Zoning Enforcement	No adverse comments.
Neighborhood Coordination	No Association(s).
 APS The property owner wishes to purchase City property in order to combine two parcels that he owns. It is not clear from the application which parcels are proposed to be vacated. Since Reginald Chavez Elementary School is located just east of the MRGCD ditch and the properties in question, APS has no issues with the proposed vacation if they are west (and not inclusive) of the MRGCD ditch.	
Police Department	No crime prevention or CPTED comments at this time.
Fire Department	No adverse comments.
PNM Electric & Gas	Approved.
Comcast	No comments received.
QWEST	No comments received.
Environmental Health	No comments received.
M.R.G.C.D.	No comments received.

Open Space Division

No adverse comments.

City Engineer

The Hydrology section has no objection to the vacation request.

Transportation Development

No objection to the request. Upon replat, dedication and improvements may be required along Mountain.

Parks & Recreation

No objection.

Utilities Development

No objection to Vacation request.

Planning Department

Beginning November 1, 2006, all residential platting actions are required to have a signed and recorded Pre-Development Facilities Fee Agreement signed with Albuquerque Public Schools (APS) prior to DRB approval. There are copies of these agreements at the Front Counter in the One Stop Shop.

In addition, the final plat must include this statement:

"The property on this plat is subject to a Pre-Development Facilities Fee Agreement with the Albuquerque Public Schools recorded at [insert recording information here from recorded APS agreement.]"

Keep this in mind when preparing to submit for platting action that the APS agreement must be signed and recorded at time of application submittal. A copy is required with the submittal.

AGIS shows the zoning for this property as RA-1 rather than R-1.

Planning has no objection to the requested vacations. Defer to the Traffic Engineer.

If the vacation is approved, applicant has one year to file the plat completing the vacation. Otherwise the vacation expires.

Impact Fee Administrator

No comment on proposed vacation.

IT IS REQUIRED THAT THE APPLICANT AND/OR AGENT BE PRESENT AT THE HEARING
Cc:Glen Effertz, 2918, Mountain Rd NW, 87104



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW**, on **Wednesday, November 29, 2006**, beginning at **9:00 a.m.** for the purpose of considering the following:

Project # 1004999
Q6DRB-01578 Major-Vacation of Pub
Right-of-Way

GLEN EFFERTZ request(s) the above action(s) for all or a portion of Tract(s) 316, **OLD TOWN ELEMENTARY SCHOOL**, zoned RA-1 residential zone, located on MOUNTAIN RD NW, between RIO GRANDE NW and GALBALDON NW containing approximately 1 acre(s). [REF: Q6DRB-00965] (J-12)

Project # 1003369
Q6DRB-01601 Major-Vacation of Pub
Right-of-Way
Q6DRB-01602 Major-Vacation of Public
Easements

ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 6 & 7, Block(s) 16, Tract(s) 3, Unit 3, NORTH ALBUQUERQUE ACRES (to be known as **VINTNER COURT SUBDIVISION**) zoned R-D (5 DU/acre) located on WILSHIRE NE, between VENTURA NE and CORONA NE containing approximately 2 acre(s). [REF: Q4DRB-00510, Q4DRB-00511, Q4DRB-00513, Q4DRB-00519, Q4DRB-00514] (C-20)

Project # 1002372
Q6DRB-01597 Major-Amnd Prelim Plat
Approval
Q6DRB-01598 Minor-Sidewalk Waiver
Q6DRB-01599 Minor-Temp.Defer SDWK
Q6DRB-01600 Minor-Ext of SIA for Temp
Defer SDWK

THOMPSON ENGINEERING CONSULTANTS INC agent(s) for DRAGONFLY DEVELOPMENT INC request(s) the above action(s) for all or a portion of Tract(s) 223 & 224, AIRPORT UNIT, TOWN OF ATRISCO GRANT (to be known as **LAS PLAYAS SUBDIVISION**) zoned R-2, located on GLENRIO RD NW, between 68TH ST NW and 72ND ST NW containing approximately 9 acre(s). [REF: Q6DRB-01084] (J-10)

Details of the application(s) may be examined at the Planning Department Development Services Center One Stop Shop, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 8:00 a.m. and 4:30 p.m., Monday through Friday except holidays. INDIVIDUALS WITH DISABILITIES needing special assistance to participate in this hearing should contact Claire Senova, Planning Department, at 924-3946. TTY users may call the New Mexico Relay Network by calling toll-free 1-800-659-8331.

Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, NOVEMBER 13, 2006.

**CITY OF PLANNING
PLANNING DEPARTMENT
PROPERTY OWNERSHIP LIST**

Meeting Date: November 29, 2006
Zone Atlas Page: J-12
Notification Radius: 100 Ft.

Project# 1004999
App#06DRB-01578

Cross Reference and Location: MOUNTAIN RD NW BETWEEN RIO GRANDE
NW AND GABALDON NW

Applicant: GLEN EFFERTZ
2918 MOUNAIN RD NW
ALBUQUERQUE, NM 87104

Agent:

Special Instructions:

**Notice must be mailed from the
City's 15 day's prior to the meeting.**

Date Mailed: NOVEMBER 10, 2006
Signature: ERIN TREMLIN

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION

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

SITE DEVELOPMENT PLAN

- ☐ for Subdivision Purposes
☐ for Building Permit
☐ 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...
☐ D Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

APPLICANT INFORMATION:

NAME: GLEN EFFERTZ PHONE: 764-0403
 ADDRESS: 2918 MOUNTAIN RA. NW FAX: _____
 CITY: ALBUQUERQUE STATE NM ZIP 87104 E-MAIL: geffertz@juno.com
 Proprietary interest in site: _____ List all owners: GLEN EFFERTZ & MELINDA GARDEN
 AGENT (if any): _____ PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

DESCRIPTION OF REQUEST: VACATION OF PUBLIC RIGHT-OF-WAY

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. 316 Block: _____ Unit: _____
 Subdiv. / Addn. Old Town Elementary School
 Current Zoning: R-1 RA-1 Proposed zoning: _____
 Zone Atlas page(s): J-12-2 No. of existing lots: 1 No. of proposed lots: 1
 Total area of site (acres): .75 Density if applicable: dwellings per gross acre: _____ dwellings per net acre: _____
 Within city limits? ☐ Yes. ☒ No, but site is within 5 miles of the city limits.) Within 1000FT of a landfill? No
 UPC No. _____ MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: MOUNTAIN RA. NW
 Between: RIO GRANDE NW and GABALDON 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.): 06DRB-00965

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

SIGNATURE Glen Effertz DATE 11/1/06
 (Print) Glen Effertz ☒ 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

06DRB-01578

Action

VRW
ADV
CME

S.F.

X

Fees

\$300.00
\$75.00
\$20.00

Total

\$395.00

Hearing date 11/29/06

Project # 1004999

Planner signature / date

Sandy Handley 11/01/06

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 DPM)**

☐ **SEWALK DESIGN VARIANCE**

☐ **SEWALK WAIVER**

- ___ 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) 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 SEWALK CONSTRUCTION**

☐ **EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SEWALK CONSTRUCTION**

- ___ 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) 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**
 - ___ 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.

☐ **VACATION OF RECORDED PLAT**

- ___ **6 copies** of the recorded plat to be vacated.
 - ___ **6 copies** of documents justifying the vacation.
 - ___ Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
 - ___ Letter describing, explaining, and justifying the vacation
 - ___ Any original and/or related file numbers are listed on the cover application
 - ___ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- 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.

Glen EFFERTZ
Applicant name (print)
[Signature] 11/1/06
Applicant signature / date



Form revised 4/03, 10/03 and APRIL 2006

- ☒ Checklists complete
- ☐ Fees collected
- ☐ Case #'s assigned
- ☐ Related #'s listed

Application case numbers
06288 - 01578
_____-_____
_____-_____

Sandy Handley 11/01/06
Planner signature / date
Project # 1004999

R e c	UPC CODE	OWNER	OWNER ADDRESS	OWNE R CITY	OW NE R ST AT E	OWN ER ZIP CODE	PRO PERT Y CLA SS	TAX DIS TRI CT	LEGAL
1	10120583 13370115 17	HARDING JOHN H & VIRGINIA C	P O BOX 766 3	ALBUQ UERQU E	NM	8719 4	RES	A1A M	LOT 15- P2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT .2851
2	10120583 28370115 01	GARDENS INC (TH E)	PO BOX 216 4	ALBUQ UERQU E	NM	8710 3	VAC	A1A M	TRACT C3 PLAT FOR UNIT 1 THE G ARDENS ON THE IVISION CONT .55 39
3	10120583 30396115 04	CORDERO VIOLA	412 CILANT RO LN NW	ALBUQ UERQU E	NM	8712 0	RES	A1A M	LOT 3- P2 PLAT FOR UNIT 1 THE G ARDENS ON THE IVISION CONT .2451
4	10120583 68357108 02	VERNON HENRY K ENNETH SR	629 SOLAR RD NW	ALBUQ UERQU E	NM	8710 7 574 3	VAC	A1A M	TRACT A PLAT FOR THE GARDENS O N THE RIO GRAN UNIT III
5	10120583 16399115 14	STERBA JEFFRY E & JANET L	505 CILANT RO NW	ALBUQ UERQU E	NM	8710 4	RES	A1A M	LOT 13- P2 PLAT FOR UNIT 1 THE GARDEN S ON TH BDIVISION CONT .274
6	10120583 33405115 05	SANTIAGO ROBER T M & KELLY	10209 PASO FINO SW	ALBUQ UERQU E	NM	8712 1	RES	A1A M	LOT 4- P2 PLAT FOR UNIT 1 THE G ARDENS ON THE IVISION CONT .2543
7	10120582 92408115 11	LE TOURNEAU ST EPHEN T & JULIAN	515 CILANT RO LN NW	ALBUQ UERQU E	NM	8710 4	RES	A1A M	LOT 10- P2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT .2773
8	10120583 44369108 33	VERNON HENRY K ENNETH SR	629 SOLAR RD NW	ALBUQ UERQU E	NM	8710 7 574 3	RES	A1A M	LT 10 BLK 1 PLAT FOR THE GARDE NS ON THE RIO ION UNIT III
9	10120582 99402115 12	CHISMAN KYE M & BECKY W	1810 HOFF MAN NE	ALBUQ UERQU E	NM	8711 0	RES	A1A M	LOT 11- P2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT .277
10	10120583 42351108 20	MILLHOLLON GAR Y & CAROL C	2638 ALOYS IA LN NW	ALBUQ UERQU E	NM	8710 8	RES	A1A M	LT 2 BLK 2 PLAT FOR THE GARDEN S ON THE RIO G ON UNIT III CONT .1 7
11	10120583 72393108 19	BOARD OF EDUCA TION	PO BOX 257 04	ALBUQ UERQU E	NM	8712 5 070 4	VAC	A1A M	MAP 38 TRACT 321
12	10120583 27379115 02	LYNCH THOMAS J & KATHRYN A	2108 CAMP BELL NW	ALBUQ UERQU E	NM	8710 4	RES	A1A M	LOT 1- P2 PLAT FOR UNIT 1 THE G ARDENS ON THE IVISION CONT .2488
13	10120582 79465203 06	TERRELL JAY P & AUSTIN KELLY	3015 MOUN TAIN RD NW	ALBUQ UERQU E	NM	8710 4 172 9	RES	A1A M	MAP 38 TRACT 313 A2A CONT 4.56 0 AC
14	10120583 42419201 60	GARCIA MELINDA A &	2918 MOUN TAIN RD NW	ALBUQ UERQU E	NM	8710 4 174 5	VAC	A1A M	TRACT "316- D" MRGCD MAP 38 CON T 0.022 AC
15	10120583 16355114 06	PENNINGTON DNE TTE K	2808 ALOYS IA LN NW	ALBUQ UERQU E	NM	8710 4 176 5	VAC	A1A M	LOT 35- P2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT .2768
16	10120583 19414115 07	GERKEN DAVID A & LEA E	504 CILANT RO LN NW	ALBUQ UERQU E	NM	8710 4	RES	A1A M	LOT 6- P2 PLAT FOR UNIT 1 THE G ARDENS ON THE IVISION CONT .2754
17	10120582 91391115 16	GARDENS INC (TH E)	PO BOX 216 4	ALBUQ UERQU E	NM	8710 3	VAC	A1A M	TRACT C4 PLAT FOR UNIT 1 THE G ARDENS ON THE IVISION CONT 2.5 104
18	10120583 29413115 06	GONZALES CATHE RINE & CHRISTOP H	500 CILANT RO LN NW	ALBUQ UERQU E	NM	8710 4	RES	A1A M	LOT 5- P2 PLAT FOR UNIT 1 THE G ARDENS ON THE IVISION CONT .2760
19	10120583 22427115 26	GARCIA MELINDA A & EFFERTZ	2918 MOUN TAIN RD NW	ALBUQ UERQU E	NM	8710 4 174 5	RES	A1A M	MRGCD MAP #38 TR 316- A CON T .7210 AC
2	10120583	GARDENS INC (TH	PO BOX 216	ALBUQ	NM	8710	VAC	A1A	TRACT C1 PLAT FOR UNIT 1 THE G

0	2340611530	E)	4	UERQUE		3		M	ARDENS ON THE DIVISION CONT 2.1031
21	101205832747511201	COWAN BILLY	PO BOX 802206	DALLAS	TX	753802206	RES	A1A M	TRACT C LULAC PROYECTO BIENVENIDO SUBD
22	101205832435511407	BANK OF ALBUQUERQUE	5956 SHERRY LN 701	DALLAS	TX	75225	RES	A1A M	LOT 36-P2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT .2786
23	101205830434211409	GARDENS INC (THE)	PO BOX 2164	ALBUQUERQUE	NM	87103	VAC	A1A M	TRACT C2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT 1.4573
24	101205833937010832	ANDERSON JULIA N A TRUSTEE AND E	2643 ALOYSLA LN NW	ALBUQUERQUE	NM	87104	RES	A1A M	LT 11 BLK 1 PLAT FOR THE GARDENS ON THE DIVISION UNIT III
25	101205833735110801	HADDOX RALPH & LINDA	2642 ALOYSLA LN NW	ALBUQUERQUE	NM	87104	RES	A1A M	LT 1 BLK 2 PLAT FOR THE GARDENS ON THE DIVISION UNIT III
26	101205835643110816	BOARD OF EDUCATION	PO BOX 25704	ALBUQUERQUE	NM	871250704	VAC	A1A M	MAP 38 TRACT 317
27	101205831438811515	HIGGINS JOHN WAYNE & JOHN FRANK	2323 MOUNTAIN RD NW4	ALBUQUERQUE	NM	87104	VAC	A1A M	LOT 14-P2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT .2801
28	101205832838711503	MEYER NORMAN H JR & MILDRED C	408 CILANTRO LN NW	ALBUQUERQUE	NM	871041768	RES	A1A M	LOT 2-P2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT .2479
29	101205834936810834	ORTEGA MARK S & CHAVEZ LISA A	2635 ALOYSLA LN NW	ALBUQUERQUE	NM	87104	RES	A1A M	LT 9 BLK 1 PLAT FOR THE GARDENS ON THE DIVISION UNIT III
30	101205831041811508	DEPREST LEON E & KIMBERLY A TR	508 CILANTRO LN NW	ALBUQUERQUE	NM	87104	RES	A1A M	LOT 7-P2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT .3169
31	101205830142311509	GONZALES RICHARD L	PO BOX 23185	ALBUQUERQUE	NM	87192	VAC	A1A M	LOT 8-P2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT .3486
32	101205829341811510	LYNCH KATHRYN A & THOMAS J	2108 CAMPBELL RD NW	ALBUQUERQUE	NM	87104	VAC	A1A M	LOT 9-P2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT .3186 A
33	101205830840111513	GONZALES STEVEN L & HAZLETT CH	509 CILANTRO LN NW	ALBUQUERQUE	NM	87104	RES	A1A M	LOT 12-P2 PLAT FOR UNIT 1 THE GARDENS ON THE DIVISION CONT .2533

Or Current Resident
. ANDERSON JULIAN A TRUSTEE
ANDE
2643 ALOYSIA LN NW
ALBUQUERQUE, NM 87104

Or Current Resident
BANK OF ALBUQUERQUE
5956 SHERRY LN 701
DALLAS, TX 75225

Or Current Resident
BOARD OF EDUCATION
PO BOX 25704
ALBUQUERQUE, NM 87125 0704

Or Current Resident
CHISMAN KYE M & BECKY W
1810 HOFFMAN NE
ALBUQUERQUE, NM 87110

Or Current Resident
CORDERO VIOLA
412 CILANTRO LN NW
ALBUQUERQUE, NM 87120

Or Current Resident
COWAN BILLY
PO BOX 802206
DALLAS, TX 75380 2206

Or Current Resident
DEPREST LEON E & KIMBERLY A TR
508 CILANTRO LN NW
ALBUQUERQUE, NM 87104

Or Current Resident
GARCIA MELINDA A &
2918 MOUNTAIN RD NW
ALBUQUERQUE, NM 87104 1745

Or Current Resident
GARDENS INC (THE)
PO BOX 2164
ALBUQUERQUE, NM 87103

Or Current Resident
GERKEN DAVID A & LEA E
504 CILANTRO LN NW
ALBUQUERQUE, NM 87104

Or Current Resident
GONZALES CATHERINE &
CHRISTOPH
500 CILANTRO LN NW
ALBUQUERQUE, NM 87104

Or Current Resident
GONZALES RICHARD L
PO BOX 23185
ALBUQUERQUE, NM 87192

Or Current Resident
GONZALES STEVEN L & HAZLETT
CH
509 CILANTRO LN NW
ALBUQUERQUE, NM 87104

Or Current Resident
HADDOX RALPH & LINDA
2642 ALOYSIA LN NW
ALBUQUERQUE, NM 87104

Or Current Resident
HARDING JOHN H & VIRGINIA C
P O BOX 7663
ALBUQUERQUE, NM 87194

Or Current Resident
HIGGINS JOHN WAYNE & JOHN
FRAN
2323 MOUNTAIN RD NW 4
ALBUQUERQUE, NM 87104

Or Current Resident
LE TOURNEAU STEPHEN T & JULIAN
515 CILANTRO LN NW
ALBUQUERQUE, NM 87104

Or Current Resident
LYNCH KATHRYN A & THOMAS J
2108 CAMPBELL RD NW
ALBUQUERQUE, NM 87104

Or Current Resident
MEYER NORMAN H JR & MILDRED C
408 CILANTRO LN NW
ALBUQUERQUE, NM 87104 1768

Or Current Resident
MILLHOLLON GARY & CAROL C
2638 ALOYSIA LN NW
ALBUQUERQUE, NM 87108

Or Current Resident
ORTEGA MARK S & CHAVEZ LISA A
2635 ALOYSIA LN NW
ALBUQUERQUE, NM 87104

Or Current Resident
PENNINGTON DNETTE K
2808 ALOYSIA LN NW
ALBUQUERQUE, NM 87104 1765

Or Current Resident
SANTIAGO ROBERT M & KELLY
10209 PASO FINO SW
ALBUQUERQUE, NM 87121

Or Current Resident
STERBA JEFFRY E & JANET L
505 CILANTRO NW
ALBUQUERQUE, NM 87104


Or Current Resident
TERRELL JAY P & AUSTIN KELLY
3015 MOUNTAIN RD NW
ALBUQUERQUE, NM 87104 1729

Or Current Resident
VERNON HENRY KENNETH SR
629 SOLAR RD NW
ALBUQUERQUE, NM 87107 5743

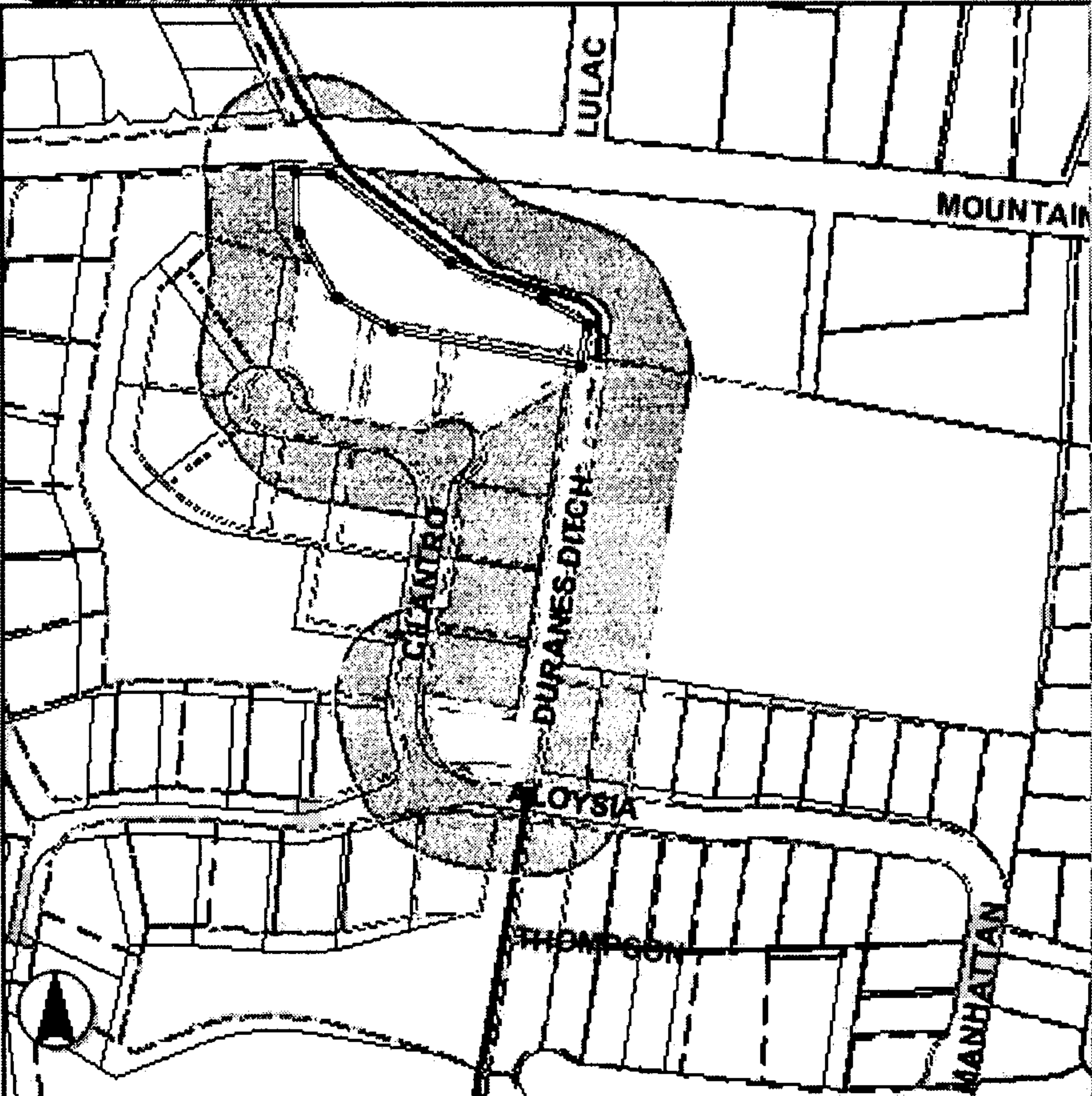
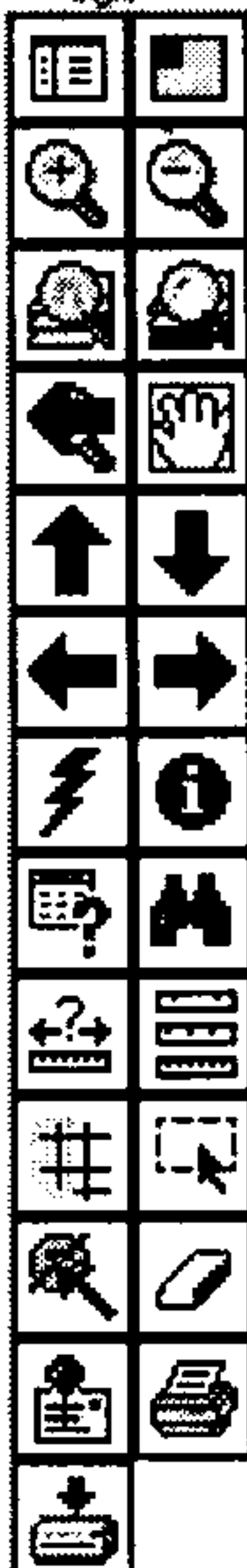
Project# 1004999
GLEN EFFERTZ
2918 MOUNTAIN RD NW
ALBUQUERQUE, NM 87104

Or Current Resident

Or Current Resident

**CITY OF ALBUQUERQUE**
www.cabq.gov

ALBUQUERQUE GIS DATA WEBSITE



LAYERS

- ☒ STREETS
- ☒ BASEMAP
- ☒ PARCELS
- ☐ LOT NUMBERS
- ☐ METRO ADDRESS
- ☐ ZONING
- ☒ OWNERSHIP
- ☐ 2FT CONTOUR
- ☐ ADDRESS POINTS
- ☐ LANDUSE
- ☒ INFRASTRUCTURE
- ☐ TRANSIT/SUNTRAN
- ☒ BOUNDARIES
- ☐ SITES
- ☐ ENVIRONMENT
- ☐ APS
- ☐ TRAFFIC ENG.
- ☐ AIR PHOTO
 - ☐ 2004 AIR PHOTO
 - ☐ 2002 AIR PHOTO
 - ☐ 1999 AIR PHOTO

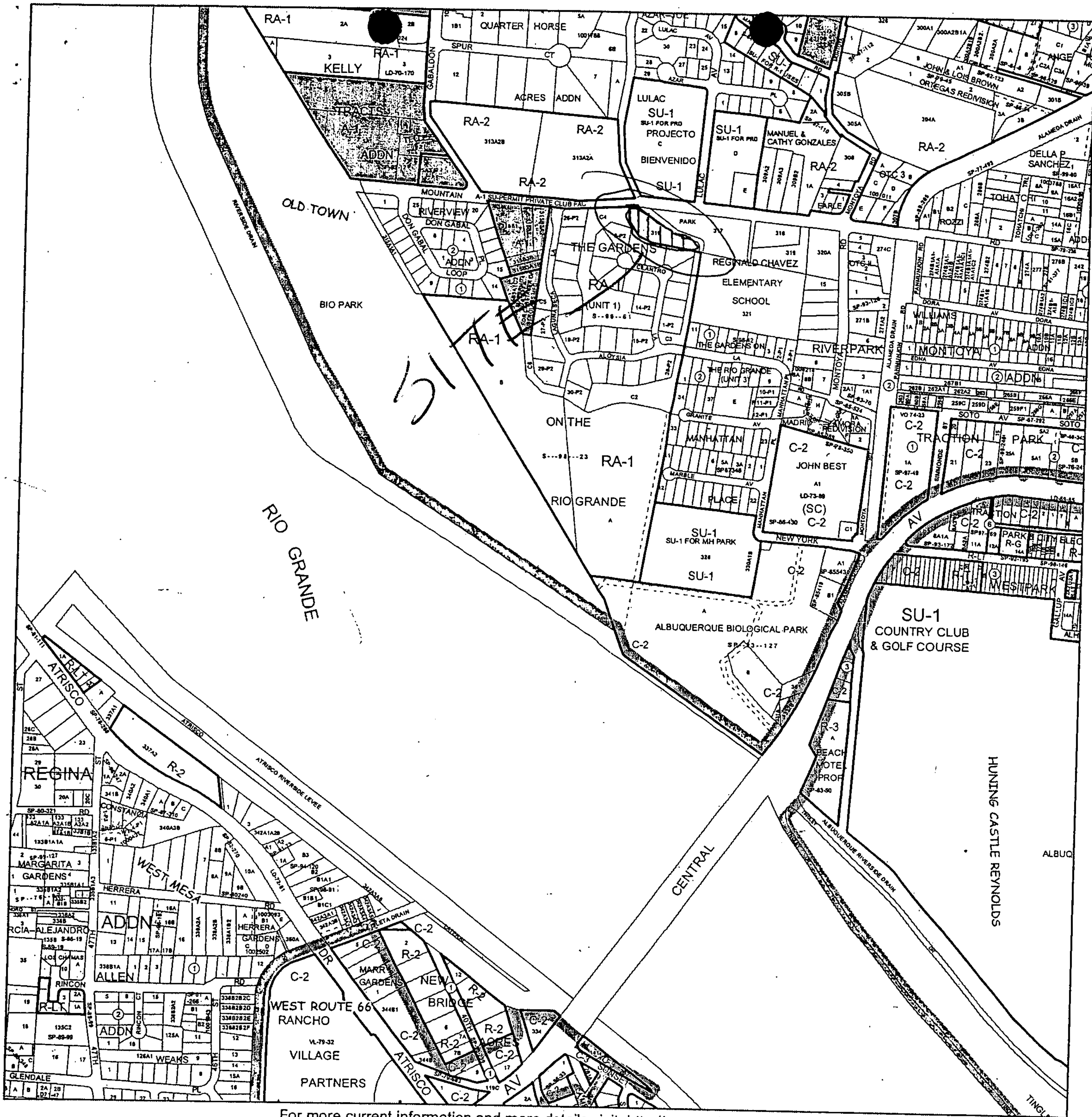
Refresh Map
☒ Auto Refresh

Help:

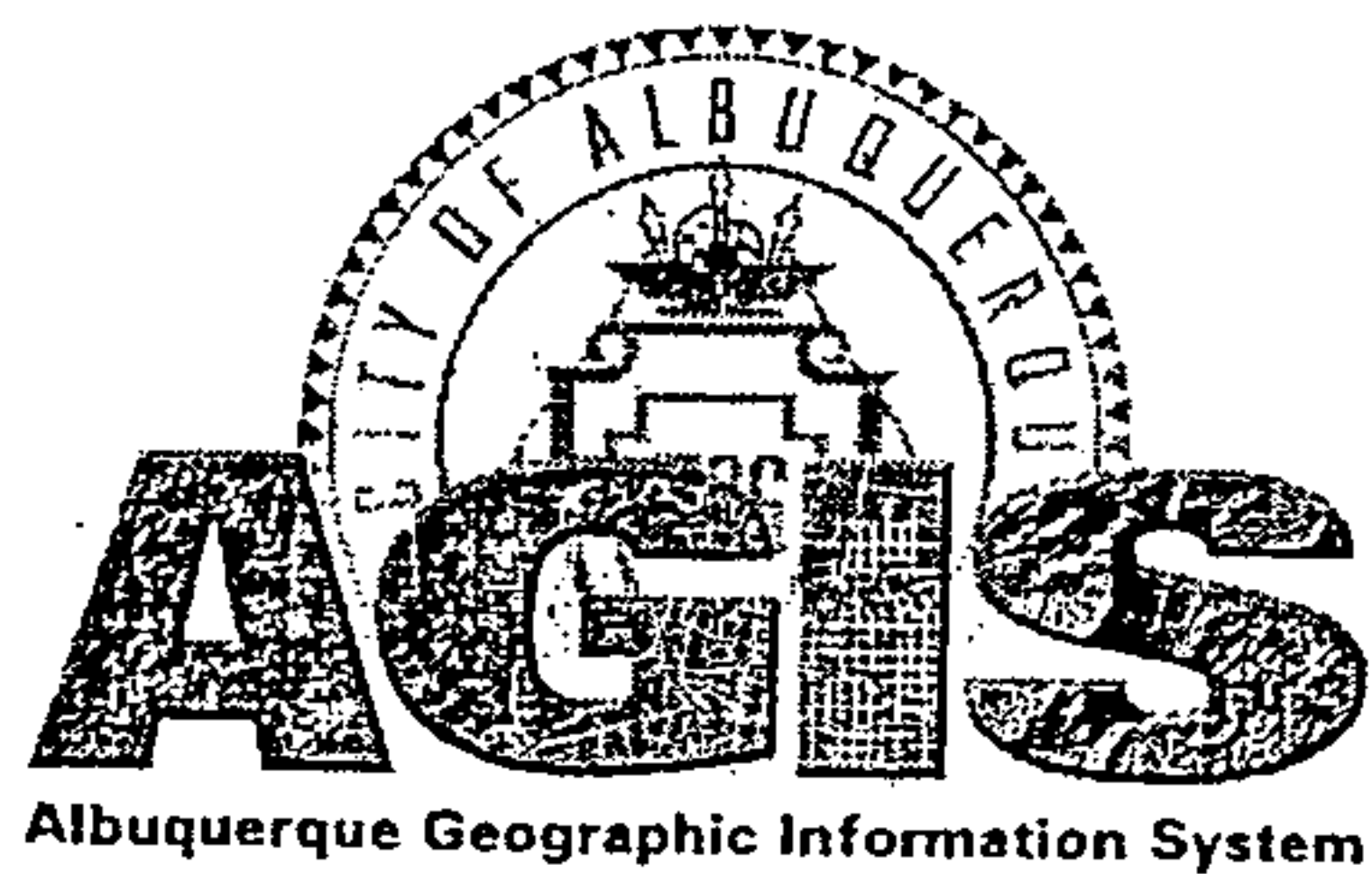
- Closed group, click to open.
- Open group, click to close.
- Map layer.
- Hidden group/layer, click for visible.
- Visible group/layer, click to hide.
- Layer not visible at this scale.
- Partially visible group, click for visible.
- Inactive layer, click for active.
- The active layer.

OWNERSHIP			
Rec	UPC CODE	OWNER	OWNER ADDRE
1	101205831337011517	HARDING JOHN H & VIRGINIA C	P O BOX 7663
2	101205832837011501	GARDENS INC (THE)	PO BOX 2164

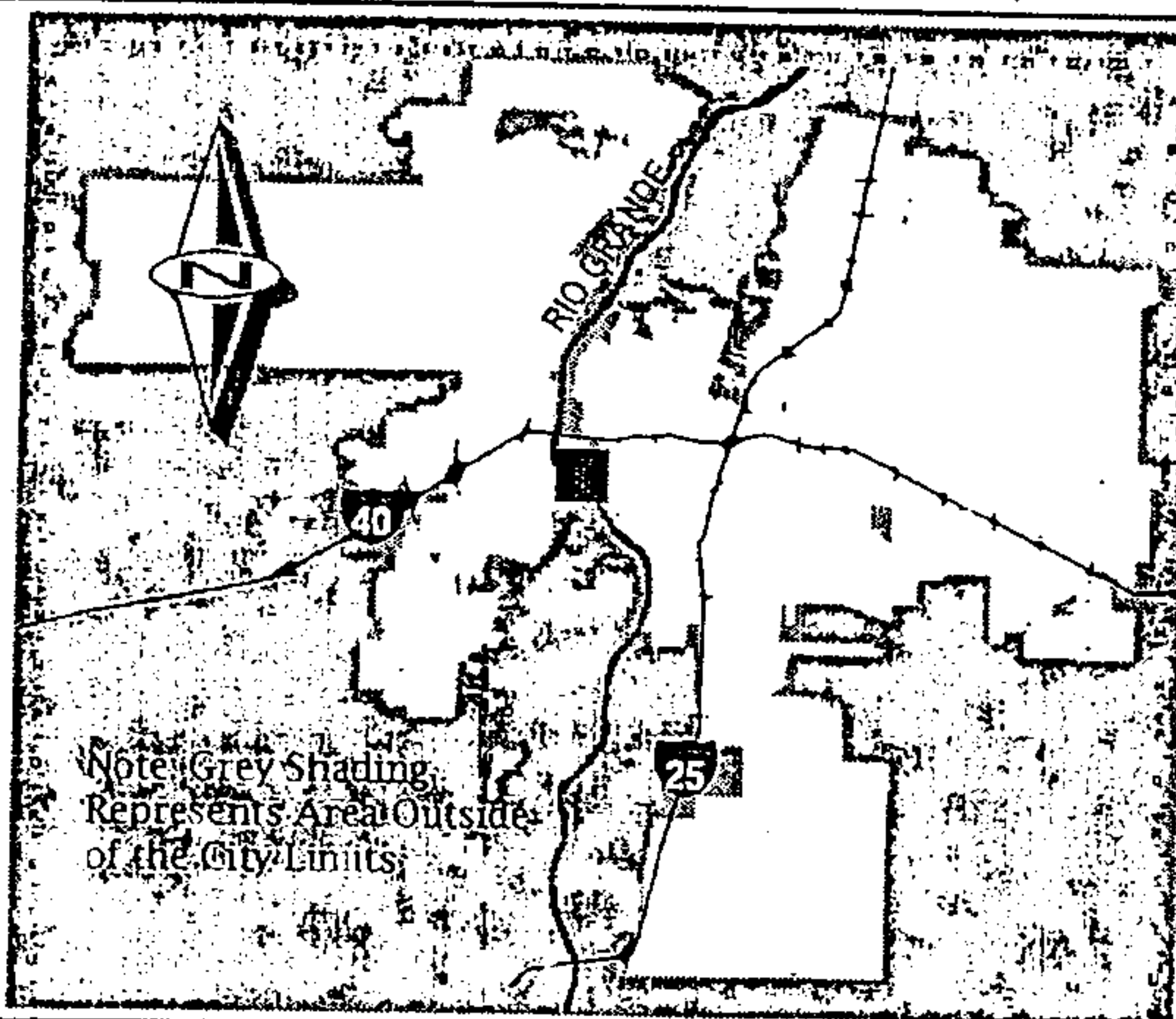
Pan **SEARCH** **REFRESH** **HELP** **INDEX PAGE**
CONTACT



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



Map amended through: 11/2/2005

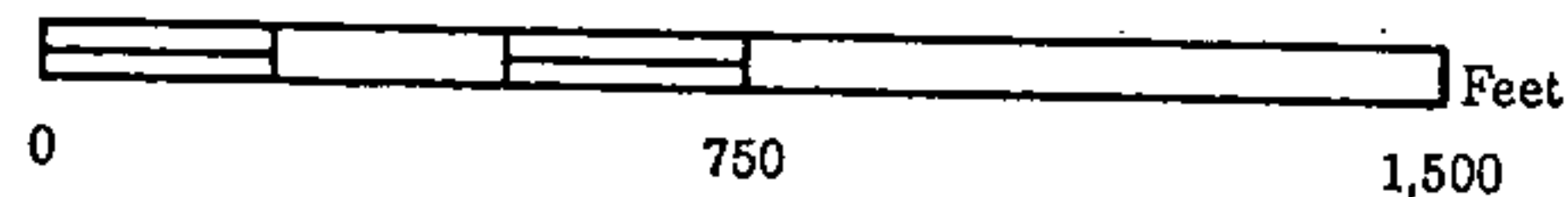


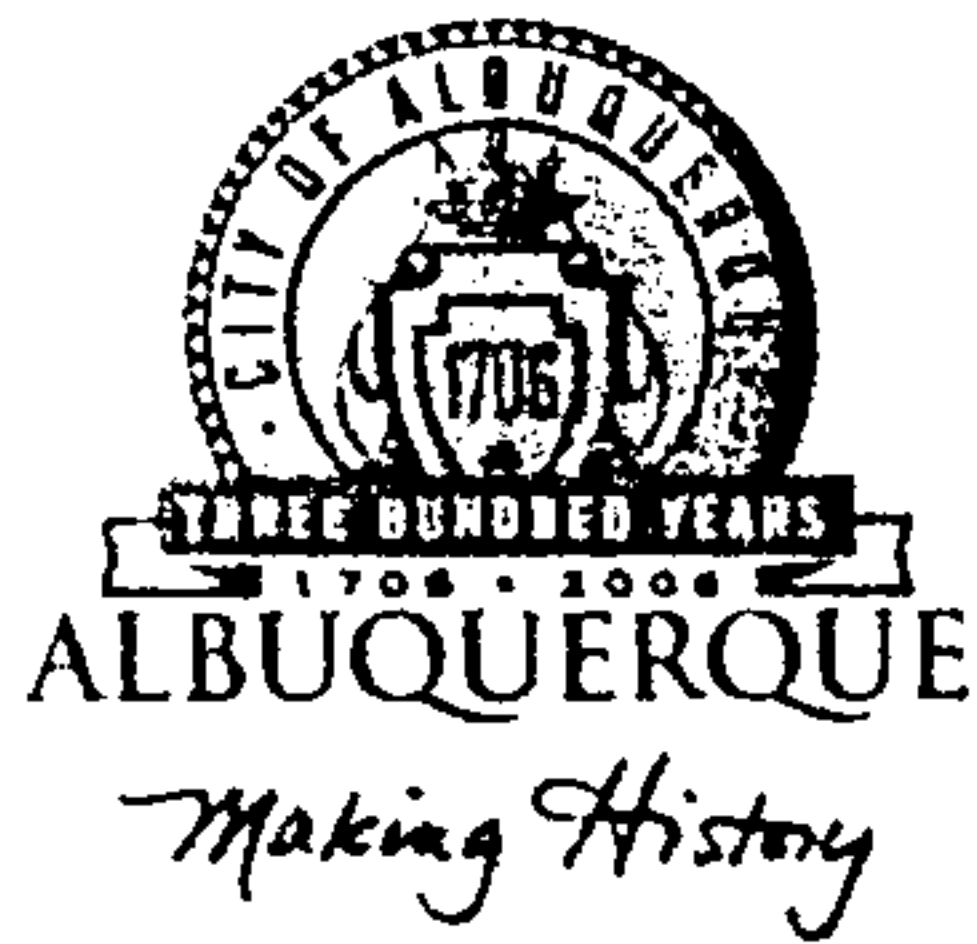
Zone Atlas Page:

J-12-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





City of Albuquerque

PLEASE NOTE: The Neighborhood Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter – you will need to get an updated letter from our office. It is your responsibility to provide current information – outdated information may result in a deferral of your case.

Date: October 23, 06

Planning Department
Plaza Del Sol Building
600 Second St. NW
Second Floor (924-3860)

This letter will serve to notify you that on 10-23-06
(date)

TO CONTACT NAME: Glen Effertz
COMPANY/AGENCY: _____
ADDRESS/ZIP: 2918 Mountain Rd NW
PHONE/FAX #: 764-0403

Contacted the Office of Neighborhood Coordination requesting the contact names for any Recognized Neighborhood Associations affected by their request concerning a Zoning Action or Site Development Plan, etc. at 2918 Mountain Rd NW Between
Culac and Cabaldon.
zone map page(s) 5-12.

Our records indicate that as of 10-23-06, there were **no Recognized**
(date)

Neighborhood Associations in this area.

If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

Stephanie D. [Signature]
OFFICE OF NEIGHBORHOOD COORDINATION



**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE**

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW**, on **Wednesday, November 29, 2006**, beginning at **9:00 a.m.** for the purpose of considering the following:

[Project # 1004999]

Q6DRB-01578 Major-Vacation of Pub
Right-of-Way

GLEN EFFERTZ request(s) the above action(s) for all or a portion of Tract(s) 316, **OLD TOWN ELEMENTARY SCHOOL**, zoned RA-1 residential zone, located on MOUNTAIN RD NW, between RIO GRANDE NW and GALBALDON NW containing approximately 1 acre(s). [REF: Q6DRB-00965] (J-12)

Project # 1003369

Q6DRB-01601 Major-Vacation of Pub
Right-of-Way
Q6DRB-01602 Major-Vacation of Public
Easements

ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 6 & 7, Block(s) 16, Tract(s) 3, Unit 3, **NORTH ALBUQUERQUE ACRES** (to be known as **VINTNER COURT SUBDIVISION**) zoned R-D (5 DU/acre) located on WILSHIRE NE, between VENTURA NE and CORONA NE containing approximately 2 acre(s). [REF: Q4DRB-00510, Q4DRB-00511, Q4DRB-00513, Q4DRB-00519, Q4DRB-00514] (C-20)

Project # 1002372

Q6DRB-01597 Major-Amnd Prelim Plat
Approval
Q6DRB-01598 Minor-Sidewalk Waiver
Q6DRB-01599 Minor-Temp Defer SDWK
Q6DRB-01600 Minor-Ext of SIA for Temp
Defer SDWK

THOMPSON ENGINEERING CONSULTANTS INC agent(s) for DRAGONFLY DEVELOPMENT INC request(s) the above action(s) for all or a portion of Tract(s) 223 & 224, AIRPORT UNIT, TOWN OF ATRISCO GRANT (to be known as **LAS PLAYAS SUBDIVISION**) zoned R-2, located on GLENRIO RD NW, between 68TH ST NW and 72ND ST NW containing approximately 9 acre(s). [REF: Q6DRB-01084] (J-10)

Details of the application(s) may be examined at the Planning Department Development Services Center One Stop Shop, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 8:00 a.m. and 4:30 p.m., Monday through Friday except holidays. INDIVIDUALS WITH DISABILITIES needing special assistance to participate in this hearing should contact Claire Senova, Planning Department, at 924-3946. TTY users may call the New Mexico Relay Network by calling toll-free 1-800-659-8331.

Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, NOVEMBER 13, 2006.

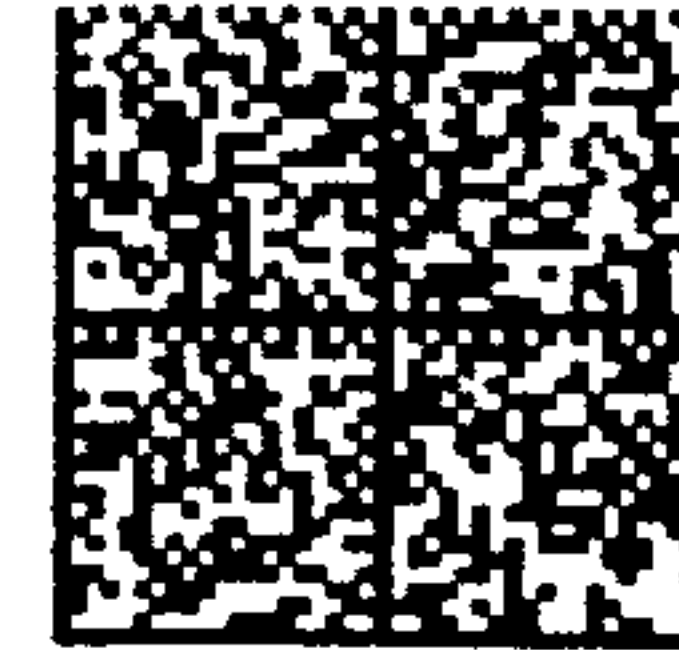


Planning Department

CITY OF ALBUQUERQUE

Or Current Resident
GARDENS INC (THE)
PO BOX 2164
ALBUQUERQUE, NM 87103

DRB



UNITED STATES POSTAGE
PITNEY BOWES
02 1M
0004219022 NOV 09 2006
MAILED FROM ZIP CODE 87102
\$ 00.39⁰

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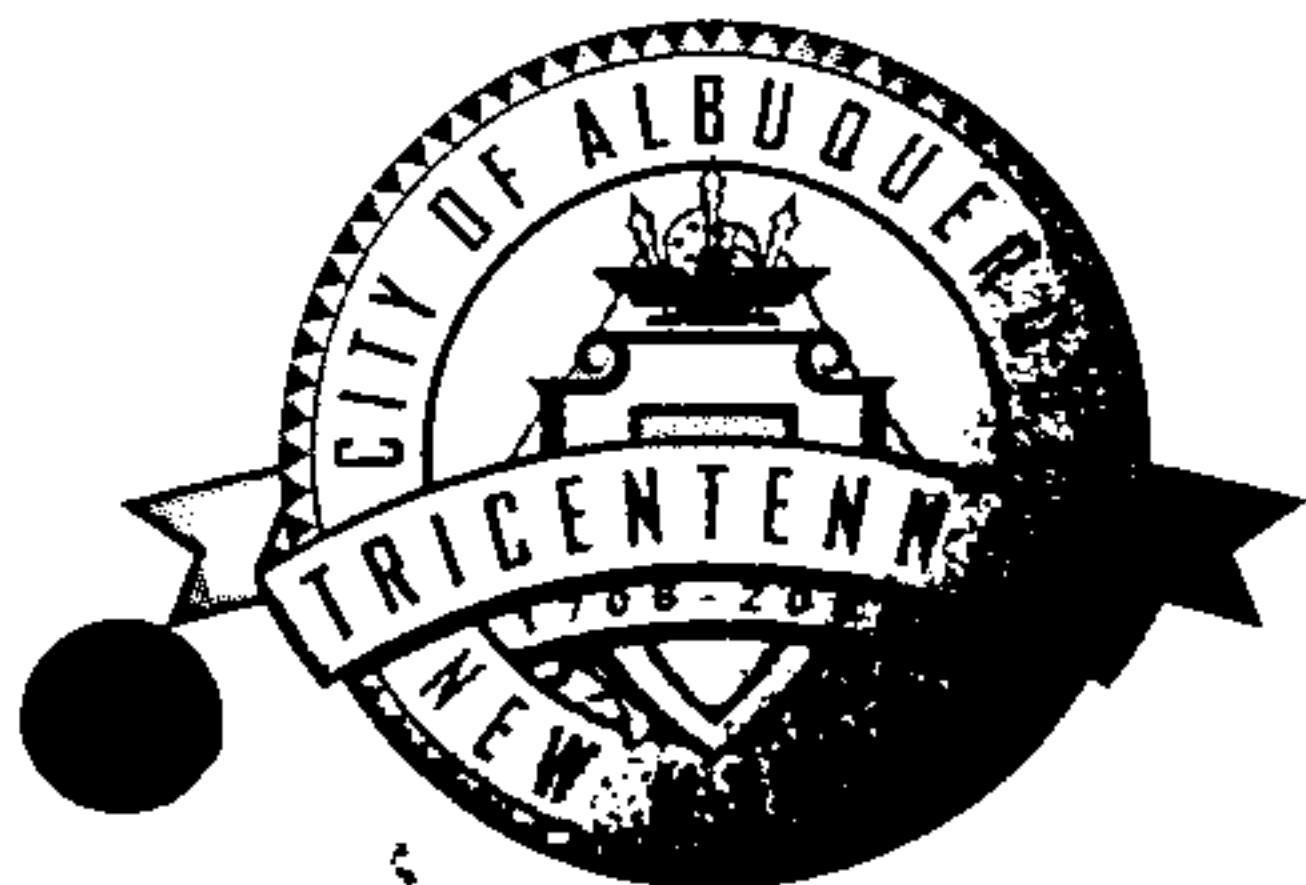
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UNCLAIMED
UNABLE TO FORWARD

BC: 87103129393 *0368-01283-09-34

87103+2164-64 8024
871031293

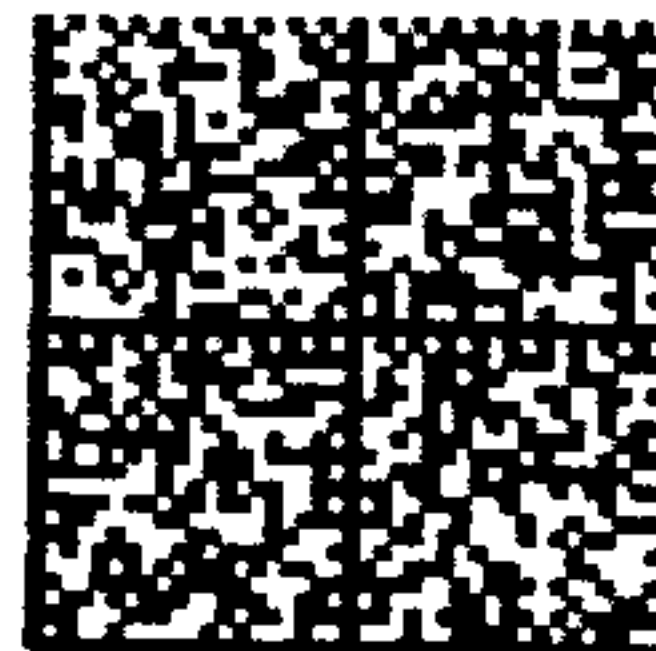


P O Box 1293 Albuquerque, New Mexico 87103



Planning Department

CITY OF ALBUQUERQUE



02 1M \$ 00.39⁰
0004219022 NOV 09 2006
MAILED FROM ZIP CODE 87102

Or Current Resident
TERRELL JAY P & AUSTIN KELLY
3015 MOUNTAIN RD NW
ALBUQUERQUE, NM 87104 1729

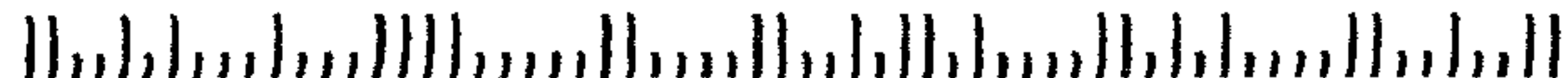
DRB

NIXIE 871 1 10 11/19/06

RETURN TO SENDER
VACANT
UNABLE TO FORWARD

BC: 87103129393 *0368-01270-09-34

87104-1761-87103129393



P O Box 1293 Albuquerque, New Mexico 87103

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Supplemental form

SUBDIVISION

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

PRELIM/FINAL ☒

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)
☐ 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): SURVEYS SOUTHWEST, LTD PHONE: 998-0303
 ADDRESS: 333 LOMAS BLVD NE FAX: 998-0306
 CITY: ALBU STATE NM ZIP 87102 E-MAIL: _____

APPLICANT: GLEN EFFERTZ PHONE: 764-0403
 ADDRESS: 2918 MOUNTAIN ROAD NW FAX: _____
 CITY: ALBU STATE NM ZIP 87104 E-MAIL: _____

Proprietary interest in site: A OWNER List all owners: _____

DESCRIPTION OF REQUEST: COMBINE TWO EXISTING MRGCD TRACTS & A VACATED PORTION OF LULAC RD NW INTO ONE NEW TRACT.

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. TRACTS 316-A & 316-1 Block: N/A Unit: N/A
 Subdiv/Addn/TBKA: MRGCD 38, TOGETHER W/ A PORTION OF VACATED LULAC RD NW
 Existing Zoning: TRA-1 Proposed zoning: N/A
 Zone Atlas page(s): J-12-Z UPC Code: 1-012-058-342-419-20160 MRGCD Map No 38
1-012-058-322-427-11526

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX-, Z-, V-, S-, etc.): 06DRB-01578
PROJ # 1004999

CASE INFORMATION:

Within city limits? ☒ Yes Within 1000FT of a landfill? ☒ NO
 No. of existing lots: 2 TRACTS No. of proposed lots: 1 Total area of site (acres): 0.8672 AC
 LOCATION OF PROPERTY BY STREETS: On or Near: MOUNTAIN RD NW
 Between: MRGCD DURANES ACEQUIA and LAGUNA SECA LA NW

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

SIGNATURE Sarah Amato DATE 7/31/07
 (Print) SARAH AMATO Applicant: ☐ Agent: ☐

FOR OFFICIAL USE ONLY

Form revised 4/07

INTERNAL ROUTING		Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/>	All checklists are complete	<u>01DRB</u>	<u>P&F</u>	<u>3(3)</u>	\$ <u>215.00</u>
<input checked="" type="checkbox"/>	All fees have been collected	<u>70167</u>	<u>CMF</u>		\$ <u>20.00</u>
<input type="checkbox"/>	All case #s are assigned				\$ _____
<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			Total
		<u>7-8-07</u>			\$ <u>235.00</u>

KE SCS 7/31/07
 Planner signature / date

Project # 1004999

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

A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.

SKETCH PLAT REVIEW AND COMMENT (DRB22) Your attendance is required.

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) 6 copies
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- List any original and/or related file numbers on the cover application

EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08) Your attendance is required.

- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Copy of DRB approved infrastructure list
 - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
 - List any original and/or related file numbers on the cover application
- Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12) Your attendance is required.

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies
- Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- Design elevations & cross sections of perimeter walls 3 copies
- Zone Atlas map with the entire property(ies) clearly outlined
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Copy of recorded SIA
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- List any original and/or related file numbers on the cover application
- DXF file and hard copy of final plat data for AGIS is required.

MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) Your attendance is required.

- 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

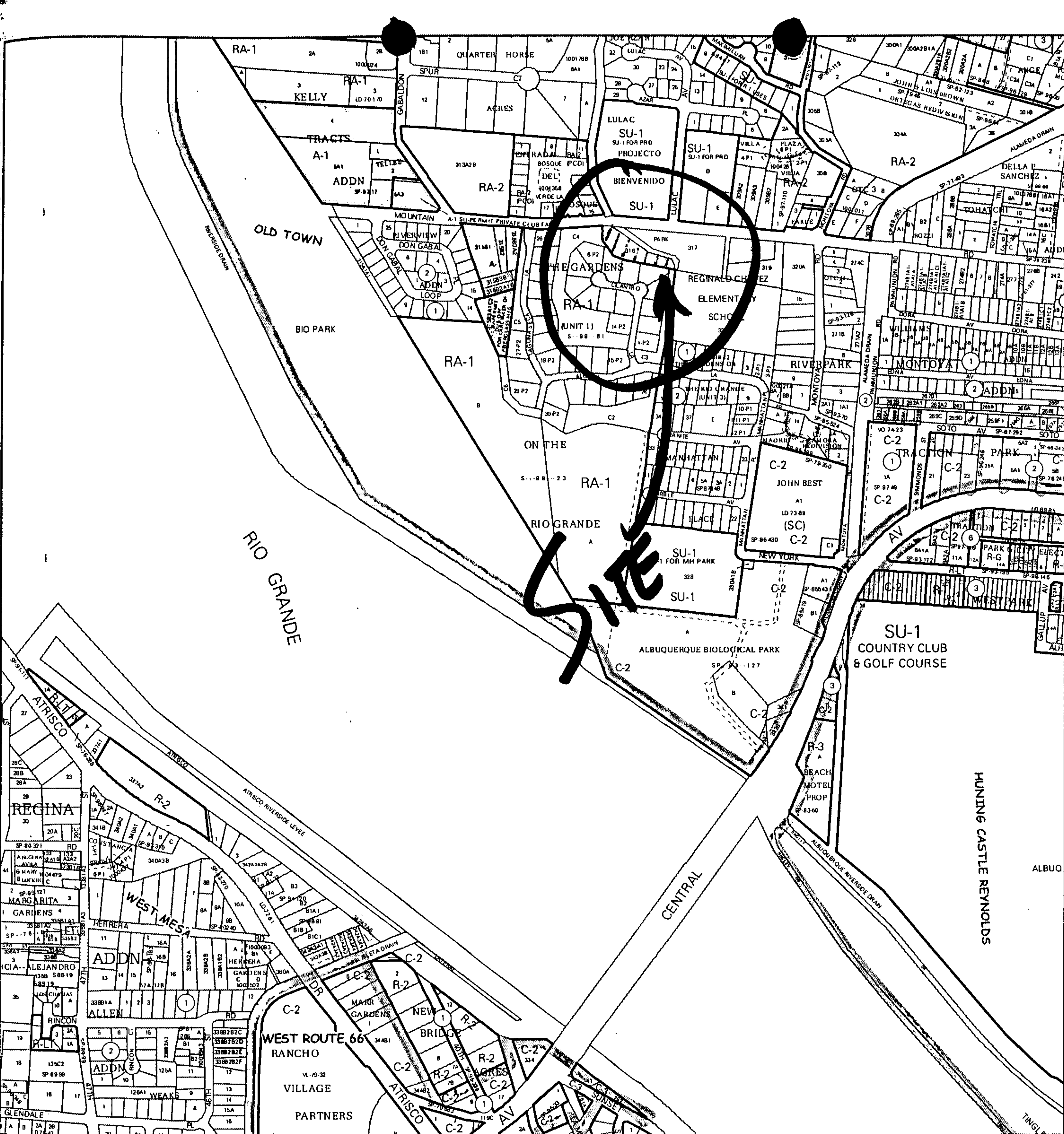
I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

SARAH AMATO
Sarah Amato
Applicant name (print)
7/31/07
Applicant signature / date

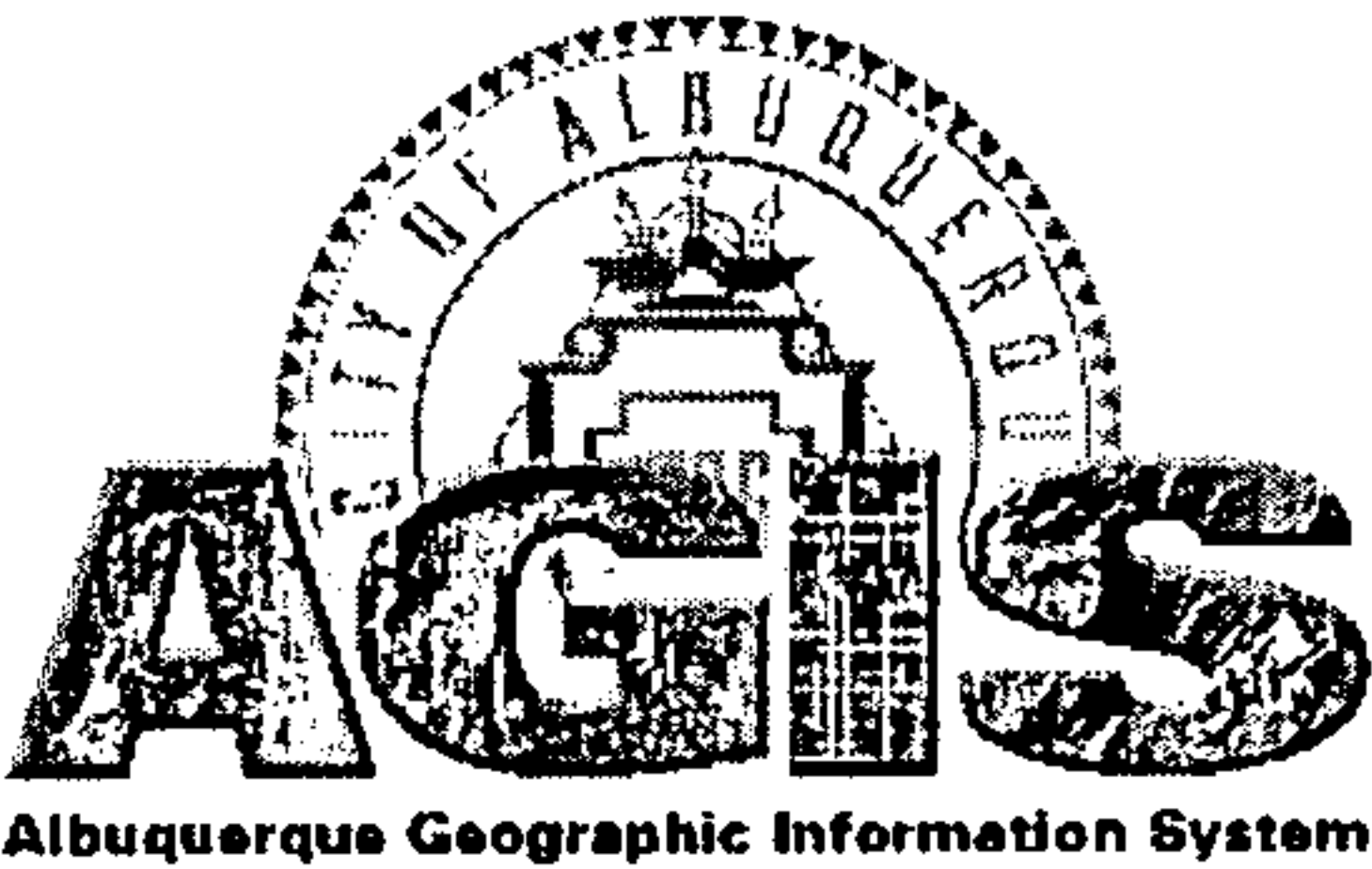
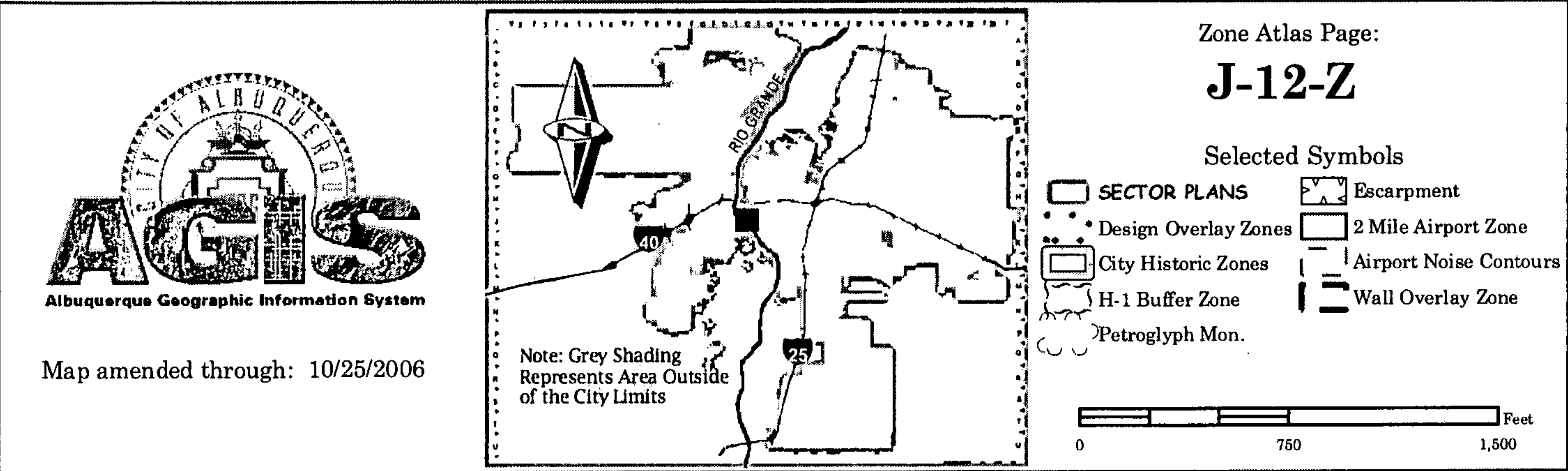


- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
07DRB - 70167

Form revised 4/07
KE SIS 7/31/07
Planner signature / date
Project # 1004999



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



Map amended through: 10/25/2006

Zone Atlas Page:
J-12-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 30, 2007

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

REF: PROJECT #1004999 / TRACT A, LANDS OF GLEN EFFERTZ

Dear Board Members:

The purpose of the above referenced plat is to combine two existing M.R.G.C.D. tracts into one new tract and to incorporate vacated portion of Lulac Road SW (06DRB-01578, Project #1004999).

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

Sincerely,

Dan Graney
President

City of Albuquerque Planning Department
One Stop Shop – Development and Building Services

07/31/2007 Issued By: PLNTES

Permit Number: 2007 070 167

Category Code 910

Application Number: 07DRB-70167, Minor - Preliminary/ Final Plat Approval

Address:

Location Description: MOUNTAIN RD NW BETWEEN DURANES ACEQUIA AND LAGUNA SECA LANE NW

Project Number: 1004999

Applicant

Glenn Effertz
Owner
2918 Mountain Rd Nw
Albuquerque, NM 87104
764-0403

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	\$215.00
TOTAL:		\$235.00

FOR DEPOSIT TO
CITY OF ALBUQUERQUE
COMMON FUND ACCT 109677682
Loc: ANNEX US 007 Trans: 0012
Tra Date 7/31/2007 00085792 00085792
Excavation 2007070167 TRSM5
Trans Amt \$235.00
CK \$235.00

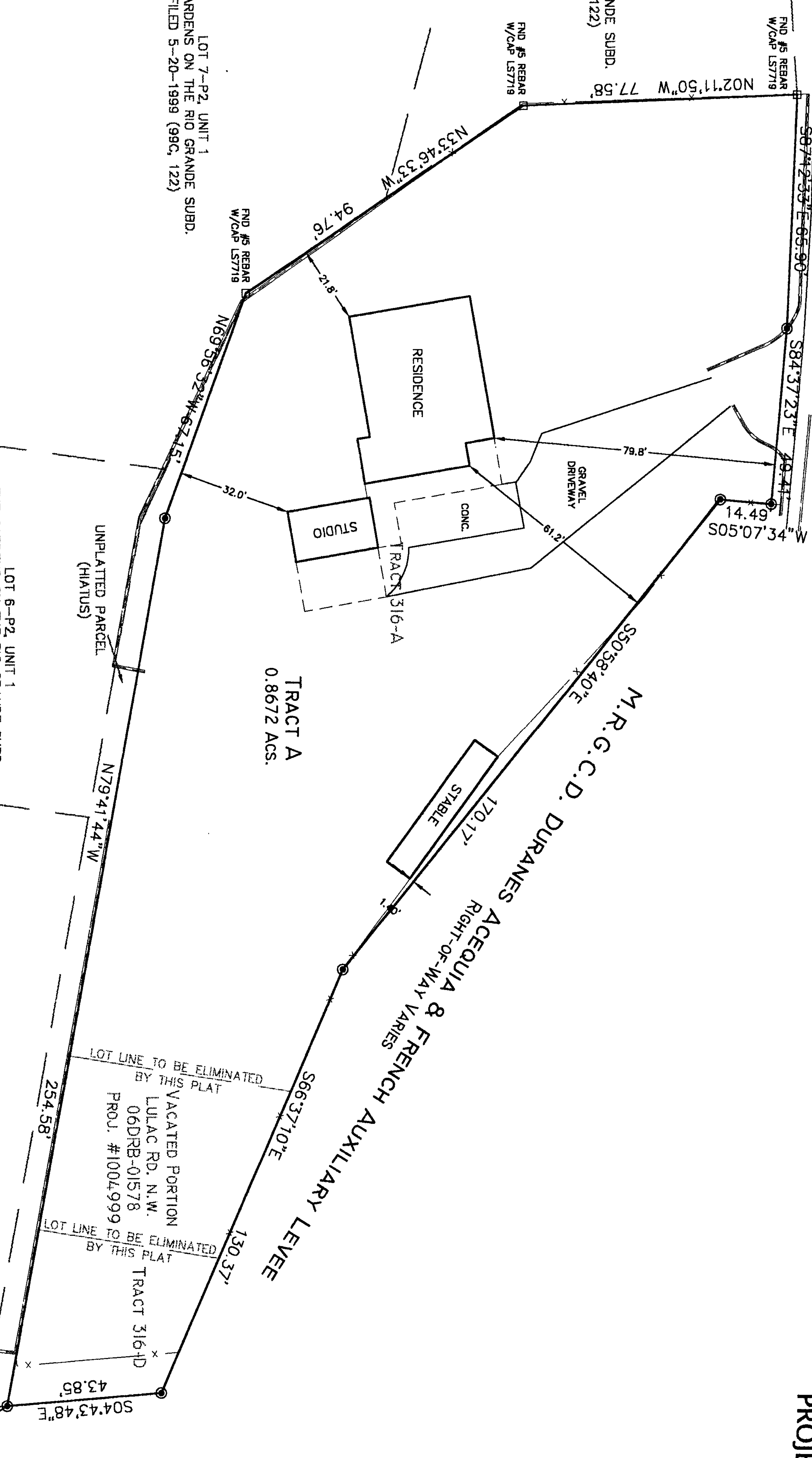
City Of Albuquerque
Treasury Division

7/31/2007 9:55AM LOC: ANNEX
USD 007 TRANS# 0012
RECEIPT# 00085792-00085792
PERMIT# 2007070167 TRSM5:
Trans Amt \$235.00
Conflict Manaq. Fee \$20.00
DRB Actions \$215.00
CA \$235.00
CHANGE \$0.00

Thank You

MOUNTAIN ROAD N.W.
RIGHT-OF-WAY VARIES

PROJE



LOT 7-P2, UNIT 1
ARDENS ON THE RIO GRANDE SUBD.
FILED 5-20-1999 (99C, 122)

LOT 6-P2, UNIT 1

UNPLATTED PARCEL (HIATUS)

TRACT A
0.8672 ACS.

TRACT 316-A

TRACT 316-D

LOT LINE TO BE ELIMINATED BY THIS PLAT

VACATED PORTION
LULAC RD. N.W.
06DRB-01578
PROJ. #1004999

LOT LINE TO BE ELIMINATED BY THIS PLAT

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)
☐ **APPEAL / PROTEST of...**
☐ Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

APPLICANT INFORMATION:

NAME: GLEN EFFERTZ PHONE: 764-0403
 ADDRESS: 2918 MOUNTAIN RD. NW FAX: _____
 CITY: ALBUQUERQUE STATE NM ZIP 87104 E-MAIL: geffertz@juno.com
 Proprietary interest in site: _____ List all owners: GLEN EFFERTZ & MELINDA GARDEN
 AGENT (if any): _____ PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

DESCRIPTION OF REQUEST: VACATION OF PUBLIC RIGHT-OF-WAY

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. 316 Block: _____ Unit: _____
 Subdiv. / Addn. Old Town Elementary School
 Current Zoning: RA-1.5am Proposed zoning: _____
 Zone Atlas page(s): J-12-2 No. of existing lots: 1 No. of proposed lots: 1
 Total area of site (acres): .75 Density if applicable: dwellings per gross acre: _____ dwellings per net acre: _____
 Within city limits? ☐ Yes. ☐ No, but site is within 5 miles of the city limits.) Within 1000FT of a landfill? No
 UPC No. _____ MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: MOUNTAIN RD. NW
 Between: RIO GRANDE NW and GABALDON 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.): 06DRB-00965

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

SIGNATURE Glen Effertz DATE 11/1/06
 (Print) Glen Effertz ☒ 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

06DRB 01578

Action

VRW
ADV
CME

S.F.

X

Fees

\$300.00
\$75.00
\$20.00

Total

\$395.00

Hearing date 11/29/06

Sandy Handley 11/01/06
Planner signature / date

Project #

1004999

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 DPM)

☐ SIDEWALK DESIGN VARIANCE

☐ SIDEWALK WAIVER

- ☐ 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) 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**
- ☐ 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**
- ☐ 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.

☐ VACATION OF RECORDED PLAT

- ☐ **6 copies** of the recorded plat to be vacated.
- ☐ **6 copies** of documents justifying the vacation.
- ☐ Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- ☐ Letter describing, explaining, and justifying the vacation
- ☐ Any original and/or related file numbers are listed on the cover application
- ☐ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts

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.

GLEN EFFERTZ
[Signature] Applicant name (print)
Applicant signature / date 11/1/06

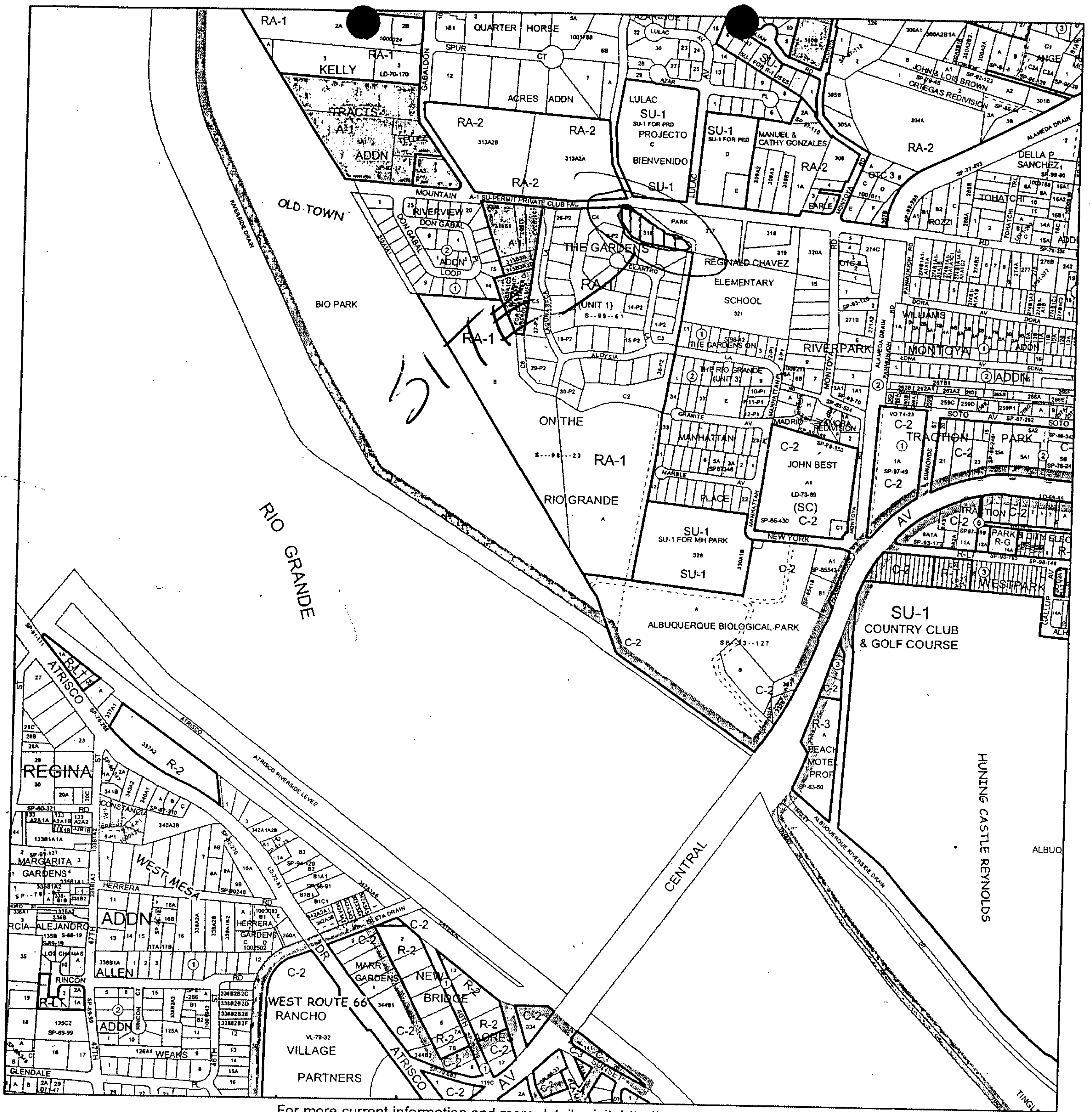


Form revised 4/03, 10/03 and APRIL 2006

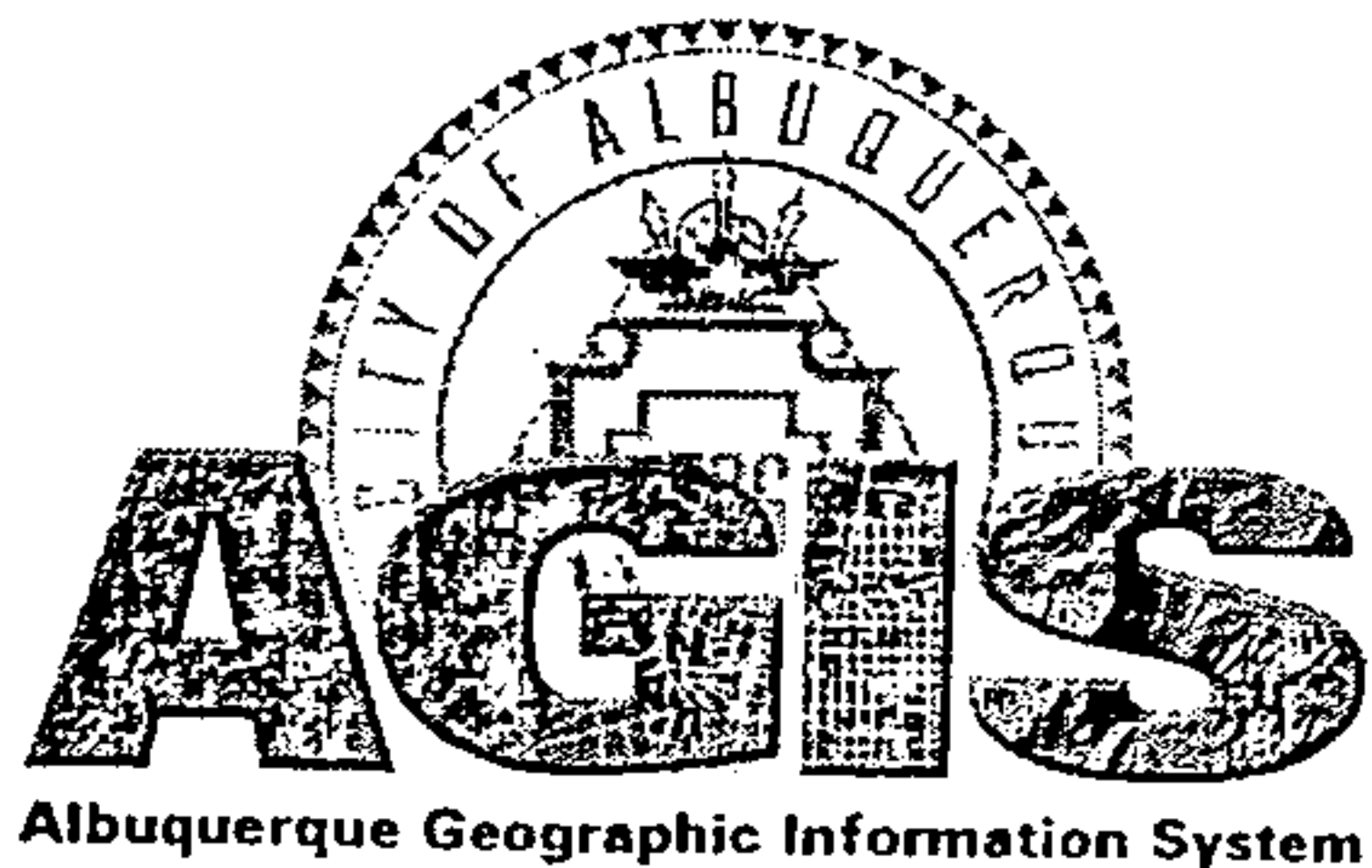
- ☒ Checklists complete
- ☒ Fees collected
- ☐ Case #s assigned
- ☒ Related #s listed

Application case numbers
06 DEB - 01578

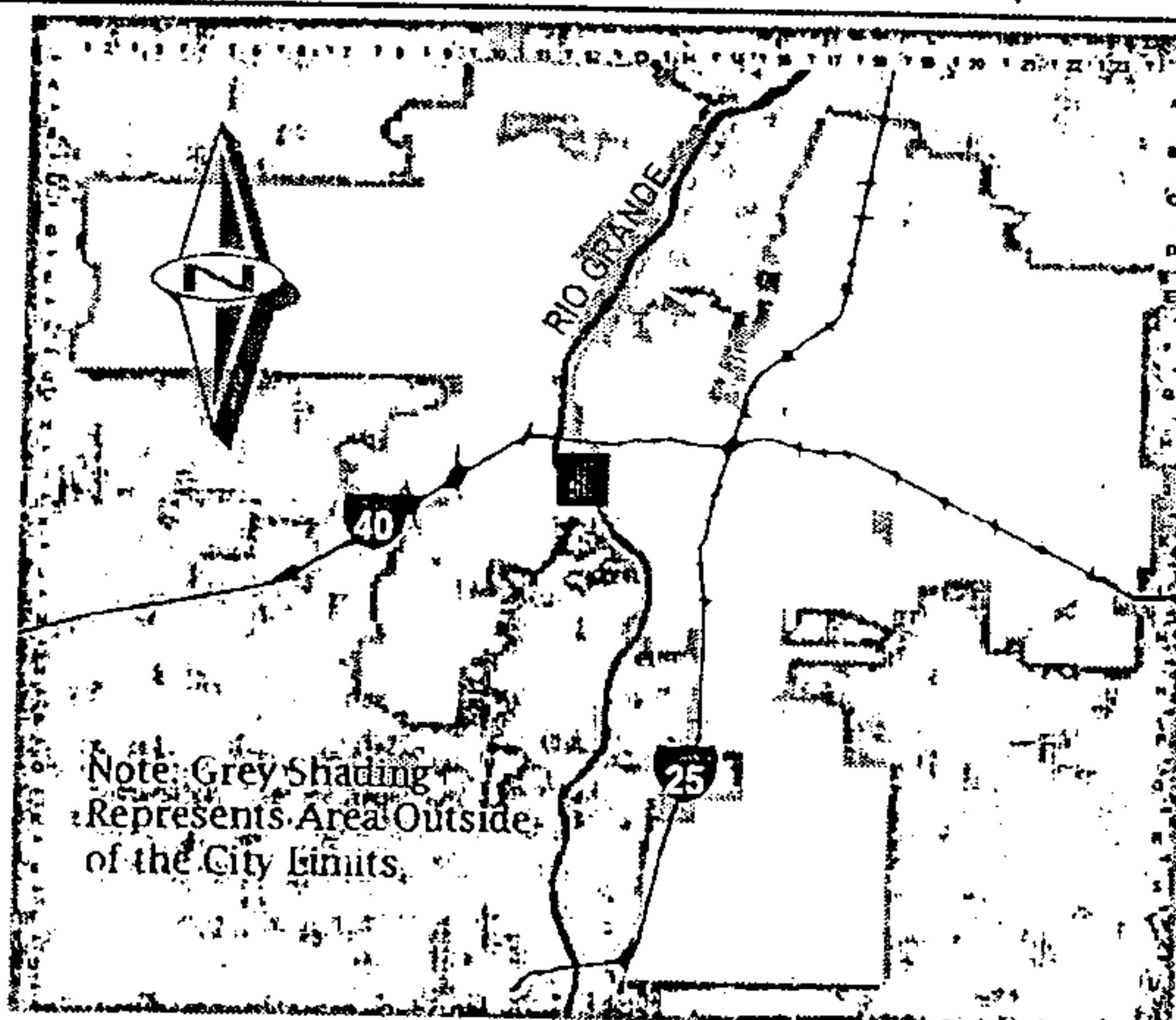
Sandy Handley 11/01/06
Planner signature / date
Project # 1004999



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



Map amended through: 11/2/2005

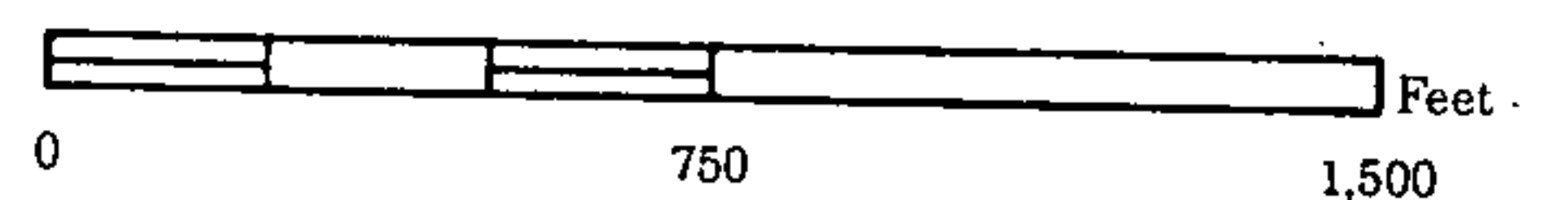


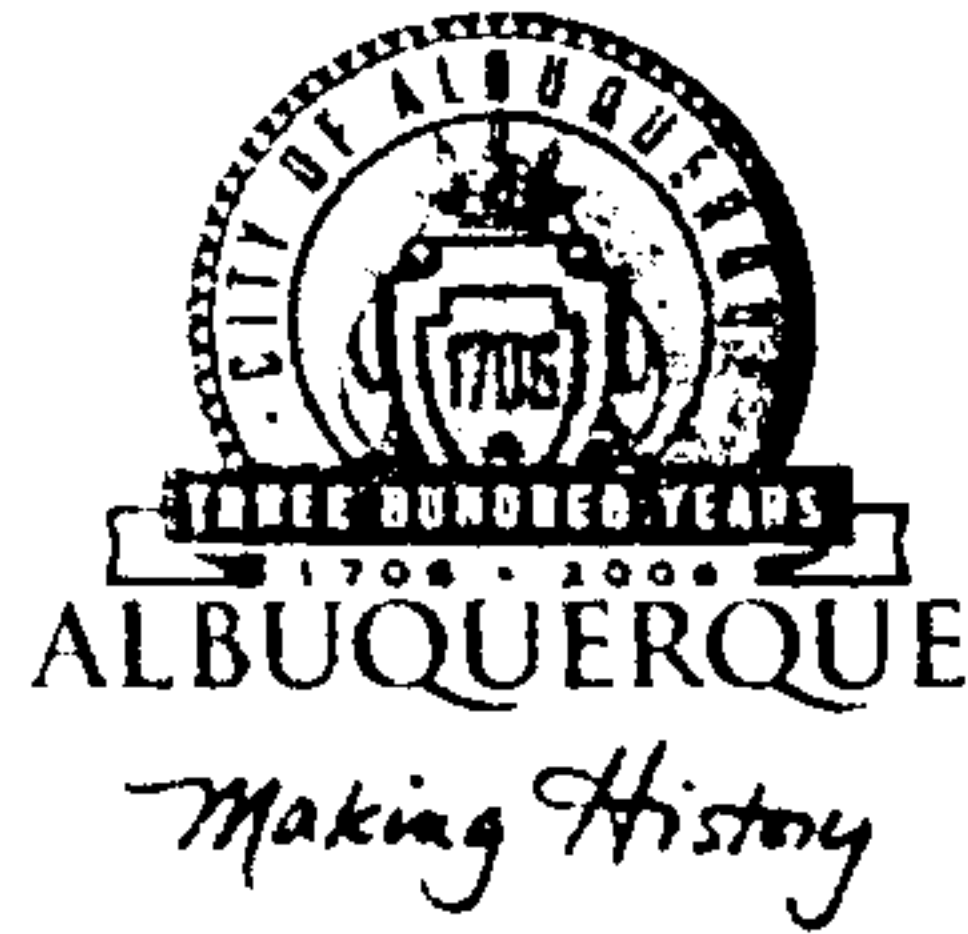
Zone Atlas Page:

J-12-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





City of Albuquerque

PLEASE NOTE: The Neighborhood Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter – you will need to get an updated letter from our office. It is your responsibility to provide current information – outdated information may result in a deferral of your case.

Date: October 23, 06

Planning Department
Plaza Del Sol Building
600 Second St. NW
Second Floor (924-3860)

This letter will serve to notify you that on 10-23-06
(date)

TO CONTACT NAME: Glen Effertz
COMPANY/AGENCY: _____
ADDRESS/ZIP: 2918 Mountain Rd NW
PHONE/FAX #: 764-0403

Contacted the Office of Neighborhood Coordination requesting the contact names for any Recognized Neighborhood Associations affected by their request concerning a Zoning Action or Site Development Plan, etc. at 2918 Mountain Rd NW Between
Lulac and Cabaldon.
zone map page(s) 5-12.

Our records indicate that as of 10-23-06, there were **no Recognized**
(date)

Neighborhood Associations in this area.

If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

Stephanie D. [Signature]
OFFICE OF NEIGHBORHOOD COORDINATION

2918 Mountain Rd. NW
Albuquerque, NM 87104
November 1, 2006

City of Albuquerque
Development Review Board

Dear Folks:

My home is situated on about $\frac{3}{4}$ of an acre near Old Town. I also own a small piece of land further along the Duranes ditch. Separating these two pieces of land is a plot which the City bought in 1979. The City probably bought the land in order to extend Lulac Ave. into a large piece of undeveloped land to the south of my property. This land has since been developed as a gated community. I would like to purchase the land back from the City in order to unite my two pieces of property. The City's real estate department has told me that I must first pursue a "Vacation of Right-of-way" on the property in question.

Regards,

A handwritten signature in black ink, appearing to read 'Glen Effertz', with a long horizontal line extending to the right.

Glen Effertz

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

PAID RECEIPT

APPLICANT NAME GLEN EFFERTZ
AGENT "
ADDRESS 2918 MOUNTAIN RD NW
PROJECT & APP # 1004999/06DRB 01578
PROJECT NAME _____

\$ 20.00 441032/3424000 Conflict Management Fee
\$ 300.00 441006/4983000 DRB Actions
\$ _____ 441006/4971000 EPC/AA/LUCC Actions & All Appeals
\$ 75.00 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
\$ 395.00 TOTAL AMOUNT DUE

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

GLEN T. EFFERTZ 3/92
PH 505-764-0403
2918 MOUNTAIN RD NW
ALBUQUERQUE, NM 87104

6315

95-8366/3070

March 1, 2007 Date

Pay to the
Order of

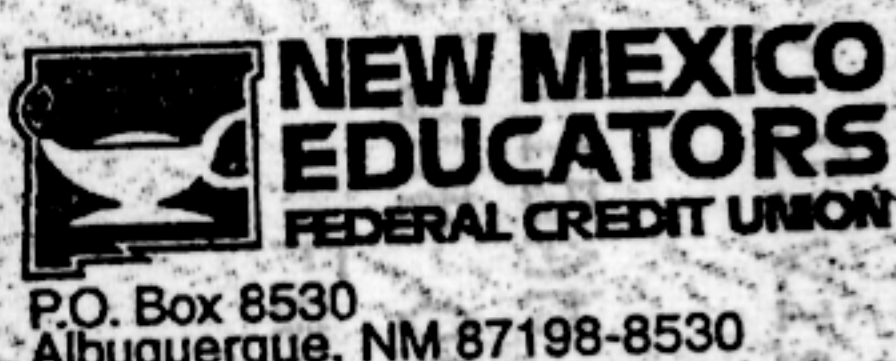
City of Albuquerque

\$ 395.00

Dollars



Security
Features
Details on
Back



P.O. Box 8530
Albuquerque, NM 87198-8530

For

[Signature]

1:307083665:

0008867115 6315

DUPLICATE
City Of Albuquerque
Treasury Division

9:14AM

LOC: ANNX

RECEIPT# 00068904 WSH 006 TRANSH 0005

032 Fund 0110

4000

TRSCCS

\$395.00

\$20.00

Thank You

SIGN POSTING AGREEMENT

REQUIREMENTS

POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

All persons making application to the City under the requirements and procedures established by the City Zoning Code or Subdivision Ordinance are responsible for the posting and maintaining of one or more signs on the property which the application describes. Vacations of public rights-of-way (if the way has been in use) also require signs. Waterproof signs are provided at the time of application. If the application is mailed, you must still stop at the Development Services Front Counter to pick up the sign.

The applicant is responsible for ensuring that the signs remain posted throughout the 15-day period prior to public hearing. Failure to maintain the signs during this entire period may be cause for deferral or denial of the application. Replacement signs for those lost or damaged are available from the Development Services Front Counter at a charge of \$3.75 each.

1. LOCATION

- A. The sign shall be conspicuously located. It shall be located within twenty feet of the public sidewalk (or edge of public street). Staff may indicate a specific location.
- B. The face of the sign shall be parallel to the street, and the bottom of the sign shall be at least two feet from the ground.
- C. No barrier shall prevent a person from coming within five feet of the sign to read it.

2. NUMBER

- A. One sign shall be posted on each paved street frontage. Signs may be required on unpaved street frontages.
- B. If the land does not abut a public street, then, in addition to a sign placed on the property, a sign shall be placed on and at the edge of the public right-of-way of the nearest paved City street. Such a sign must direct readers toward the subject property by an arrow and an indication of distance.

3. PHYSICAL POSTING

- A. A heavy stake with two crossbars or a full plywood backing works best to keep the sign in place, especially during high winds.
- B. Large headed nails or staples are best for attaching signs to a post or backing; the sign tears out less easily.

4. TIME

Signs must be posted from NOVEMBER 14, 2006 to NOVEMBER 29, 2006

5. REMOVAL

- A. The sign is not to be removed before the initial hearing on the request.
- B. The sign should be removed within five (5) days after the initial hearing.

I have read this sheet and discussed it with the Development Services Front Counter Staff. I understand (A) my obligation to keep the sign(s) posted for (15) days and (B) where the sign(s) are to be located. I am being given a copy of this sheet.

[Signature]
(Applicant or Agent)

11/1/06
(Date)

I issued 1 signs for this application,

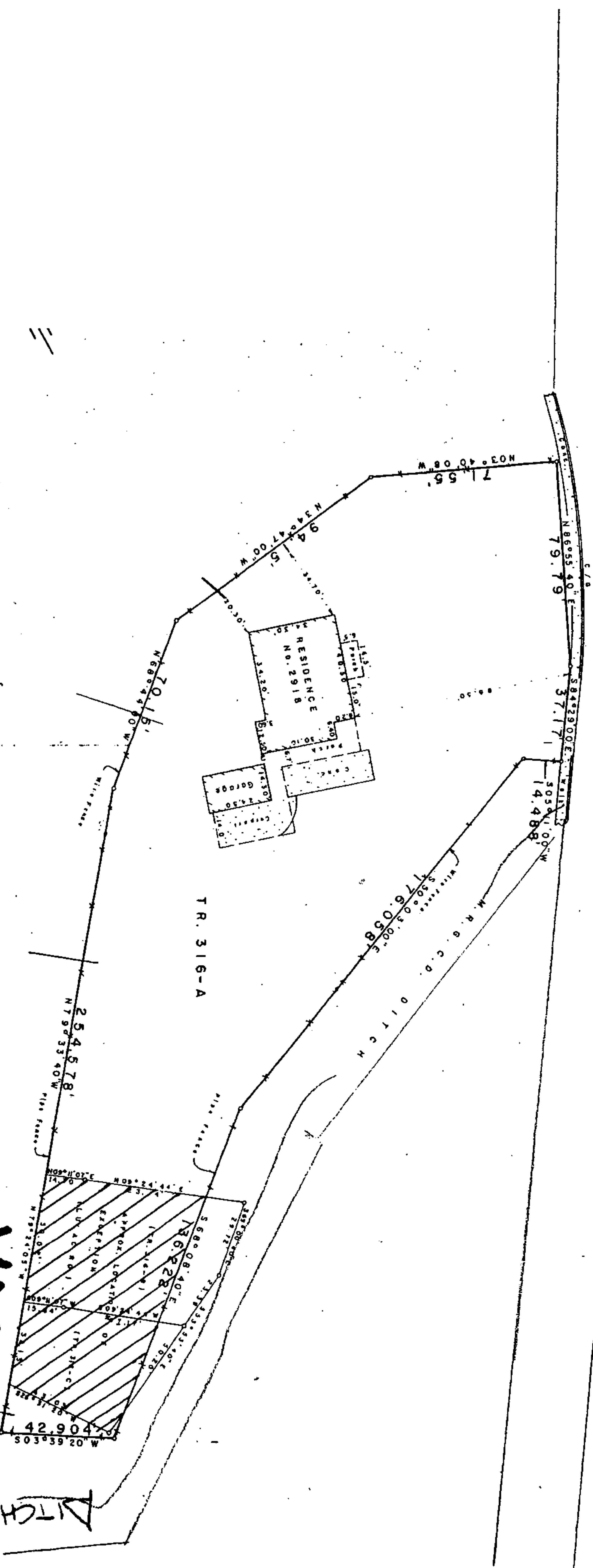
11/01/06
(Date)

[Signature]
(Staff Member)

DRB PROJECT NUMBER:

1004999

LUCAC NW



* 30
 1122-350
 not Taget
 By: Lawyers Title Co.
 dley Mo: 797.26/BR

VACATION
EXHIBIT B
Date 11/29/06

PLANNING TRACKING LOG

Date	Project Name & #	Action Request	Action Taken
7/19/06	Old Town Elem School Proj 1004999	Sketch	Comments Given



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1004999

AGENDA ITEM NO: 17

SUBJECT:

Sketch Plat

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

P.O. Box 1293

No adverse comments.

Albuquerque

New Mexico 87103

www.cabq.gov

RESOLUTION:

discussed

APPROVED __; DENIED __; DEFERRED __; COMMENTS PROVIDED X; WITHDRAWN __

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

SIGNED: Bradley L. Bingham
City Engineer / AMAFCA Designee

DATE: JULY 19, 2006

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

DRB- 1004999 Item No. 17 Zone Atlas J-12

DATE ON AGENDA 7-19-06

INFRASTRUCTURE REQUIRED (X)YES ()NO

CROSS REFERENCE: _____

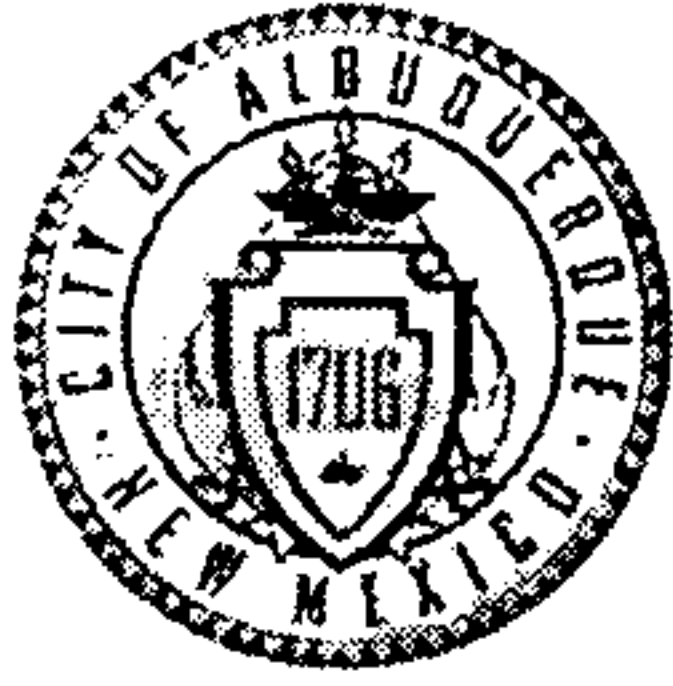
TYPE OF APPROVAL REQUESTED:

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

No. Comment

- 1) More information is needed. Where is the gated community? Does the applicant have the documents when the city purchased the lots?
- 2) Does the MRGCD need access to the ditch?
- 3) Upon platting, dedication will be required along Mountain. (Mountain requires bikelanes)

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



IMPACT FEES

Development Review Board 7/19/06

Project # 1004999
Agenda Item #17
Sketch Plat: Tract 316
Old Town Elementary School

The vacation/ creation of two lots will not require Impact Fees. However, Impact Fees will be required when a home is to be built on the vacant lot. These fees will be due at the time a permit is issued. Based on a house size of 2000 sq ft of heated area, the estimated impact fees are as follows:

1. Public Safety Facilities for the Eastside will be \$552.00
2. Parks, Trails and Open Space for the North Valley area will be \$3,260.00

Impact Fees are to be paid at the time of issuance of building permits; however, the total Impact Fees may be paid at a rate of 67% if permits are obtained by December 29, 2006.

JACK CLOUD
IMPACT FEE ADMINISTRATOR



SUBDIVISION

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
D

APPEAL / PROTEST of...

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

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

APPLICANT INFORMATION:

NAME: GLEN EFFERTZ PHONE: 764-0403
ADDRESS: 2918 MOUNTAIN RD. NW FAX: _____
CITY: ALBUQUERQUE STATE NM ZIP 87104 E-MAIL: geffertz@juno.com
Proprietary interest in site: _____ List all owners: Glen EFFERTZ & MELINA GARCIA
AGENT (if any): _____ PHONE: _____
ADDRESS: _____ FAX: _____
CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

DESCRIPTION OF REQUEST: SKETCH PLAT TO VACATE ROW

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. 316 Block: _____ Unit: _____
Subdiv. / Addn. OLD TOWN ELEMENTARY School 2
Current Zoning: RA1 DM Proposed zoning: _____
Zone Atlas page(s): J-12-Z No. of existing lots: 1 No. of proposed lots: 1
Total area of site (acres): 1 Density if applicable: dwellings per gross acre: _____ dwellings per net acre: _____
Within city limits? ☒ Yes. No _____, but site is within 5 miles of the city limits.) Within 1000FT of a landfill? No
UPC No. _____ MRGCD Map No. _____
LOCATION OF PROPERTY BY STREETS: On or Near: MOUNTAIN RD. NW
Between: RIO GRANDE NW and GABALDON 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.): _____

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

SIGNATURE G. L. E. E. DATE 7/6/06
(Print) G. L. E. E. ☒ 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

06DDR		00945
-	-	-
-	-	-
-	-	-
-	-	-
-	-	-

Action	S.F.	Fees
<u>SL</u>	<u>5(3)</u>	\$ <u>0</u>
<u> </u>	<u> </u>	\$ <u> </u>
<u> </u>	<u> </u>	\$ <u> </u>
<u> </u>	<u> </u>	\$ <u> </u>
<u> </u>	<u> </u>	\$ <u> </u>
<u> </u>	<u> </u>	\$ <u> </u>

Hearing date 7/19/06

Total
\$ ~~0~~

K-505 7/6/04

Project # 1004999

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
- ☐ Design elevations & cross sections of perimeter walls **3 copies**
- ☐ Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- ☐ Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
- ☐ Property owner's and City Surveyor's signatures on the Mylar drawing
- ☐ Copy of recorded SIA
- ☐ Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
- ☐ Any original and/or related file numbers are listed on the cover application
- ☐ **DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED.**

☐ **MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL** **Your attendance is required.**

- ☐ Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
- ☐ 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.

A. GLEN EFFERTZ
[Signature]

Applicant name (print)

7/6/06
Applicant signature / date



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

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

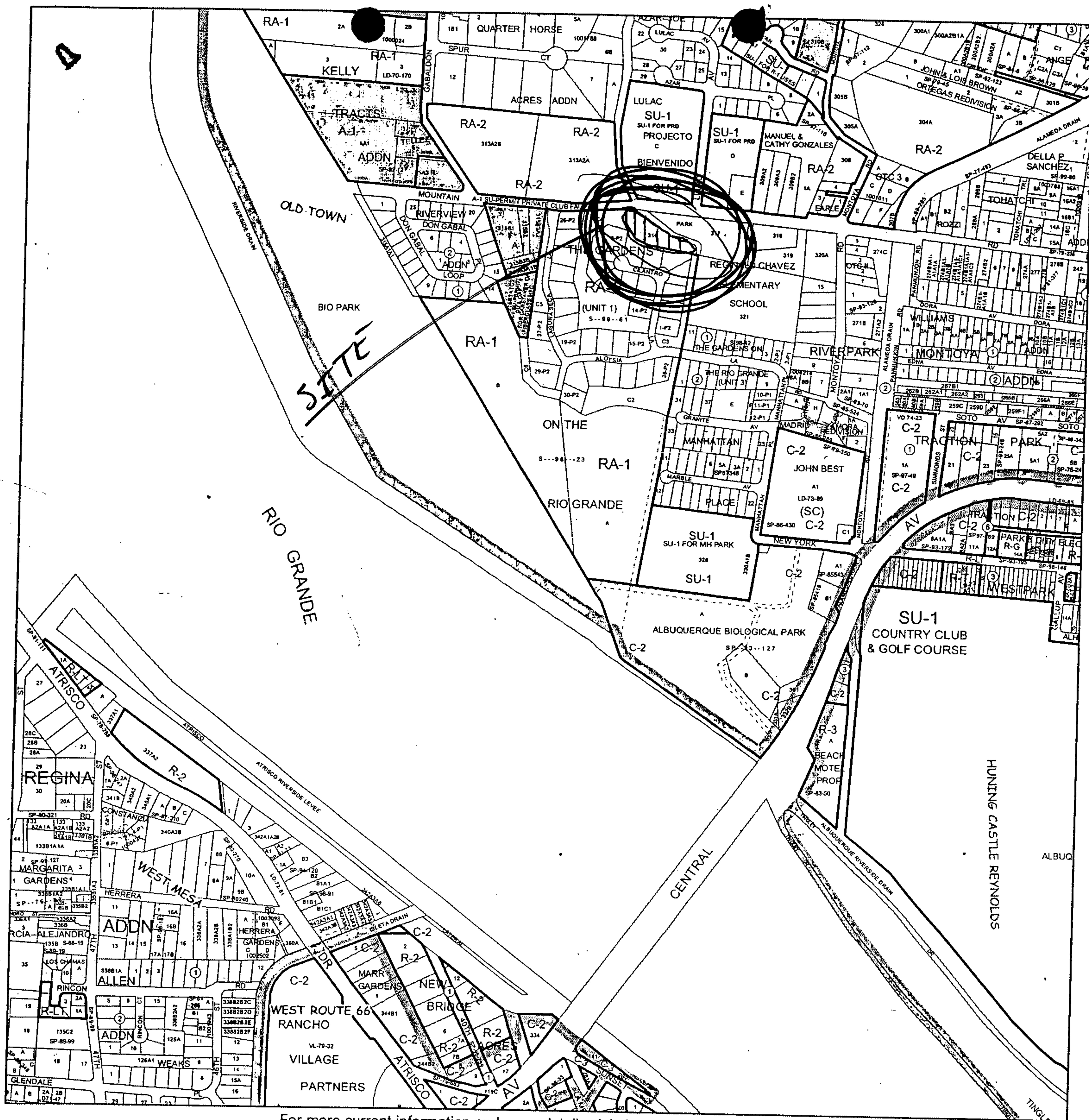
Application case numbers

06DRB- 00965

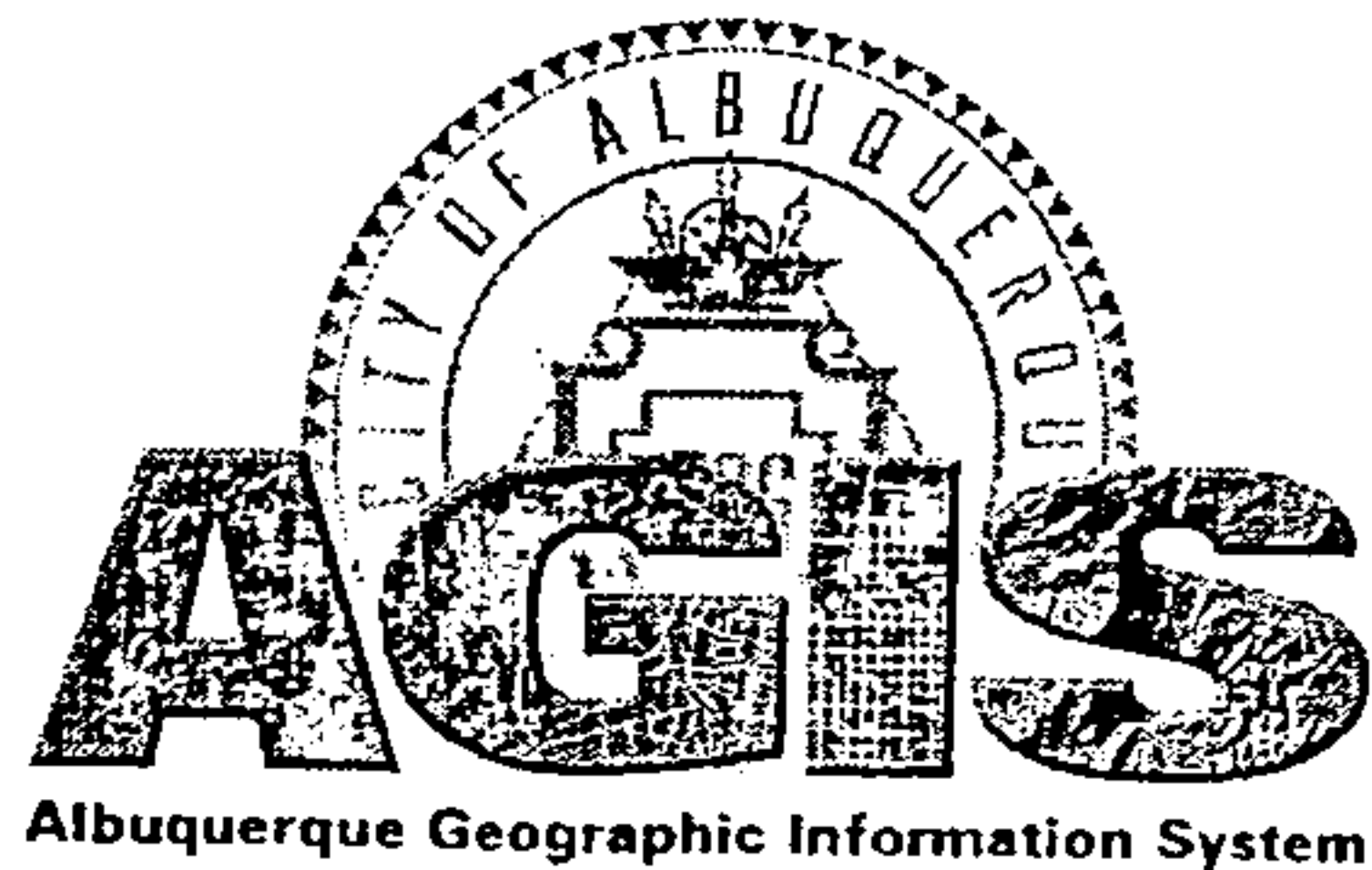
[Signature] 7/6/06

Planner signature / date

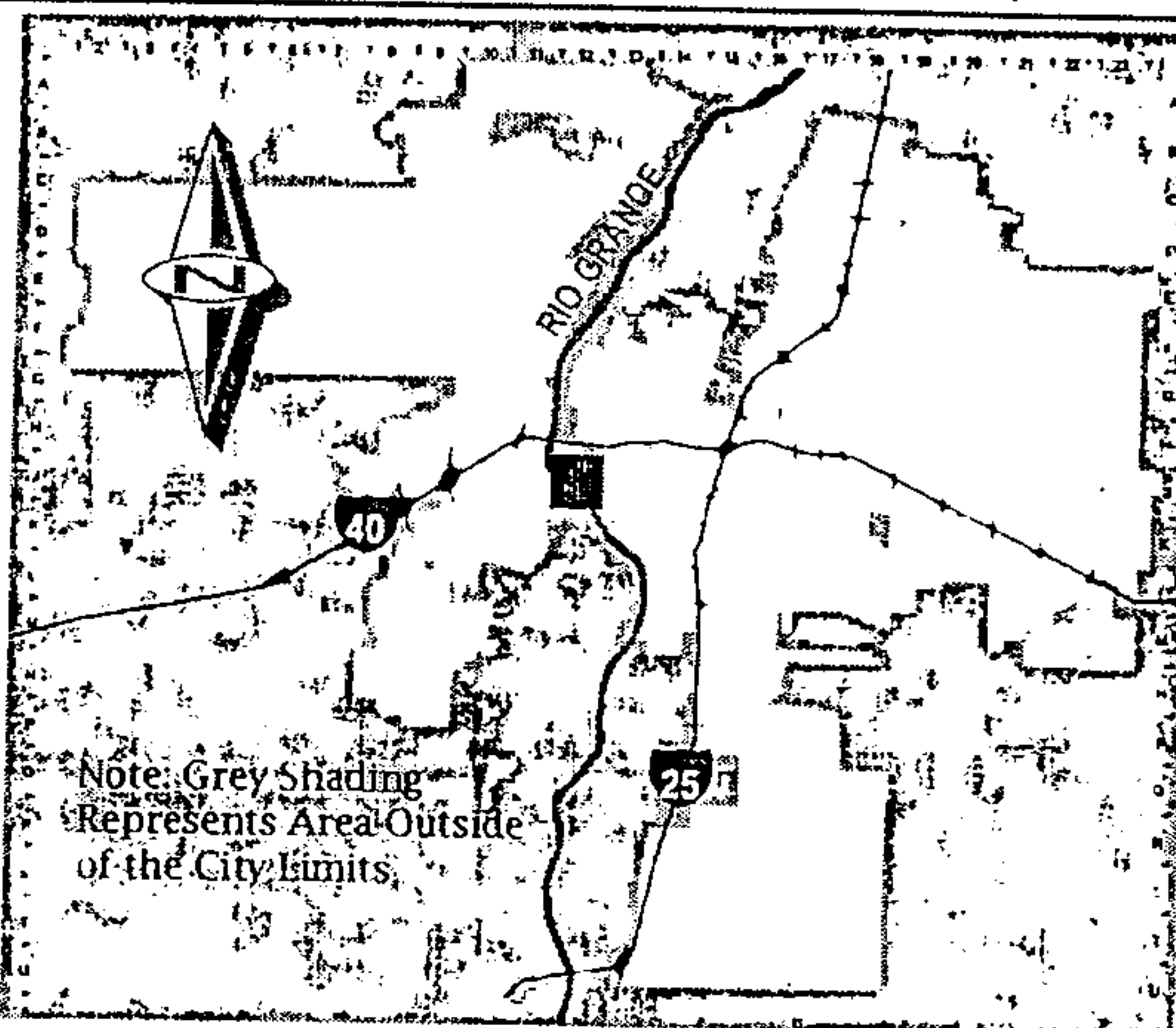
Project # 1004999



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



Map amended through: 11/2/2005



Zone Atlas Page:

J-12-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

0 750 1,500 Feet

2918 Mountain Rd. NW
Albuquerque, NM 87104
June 28, 2006

City of Albuquerque
Development Review Board

Dear Folks:

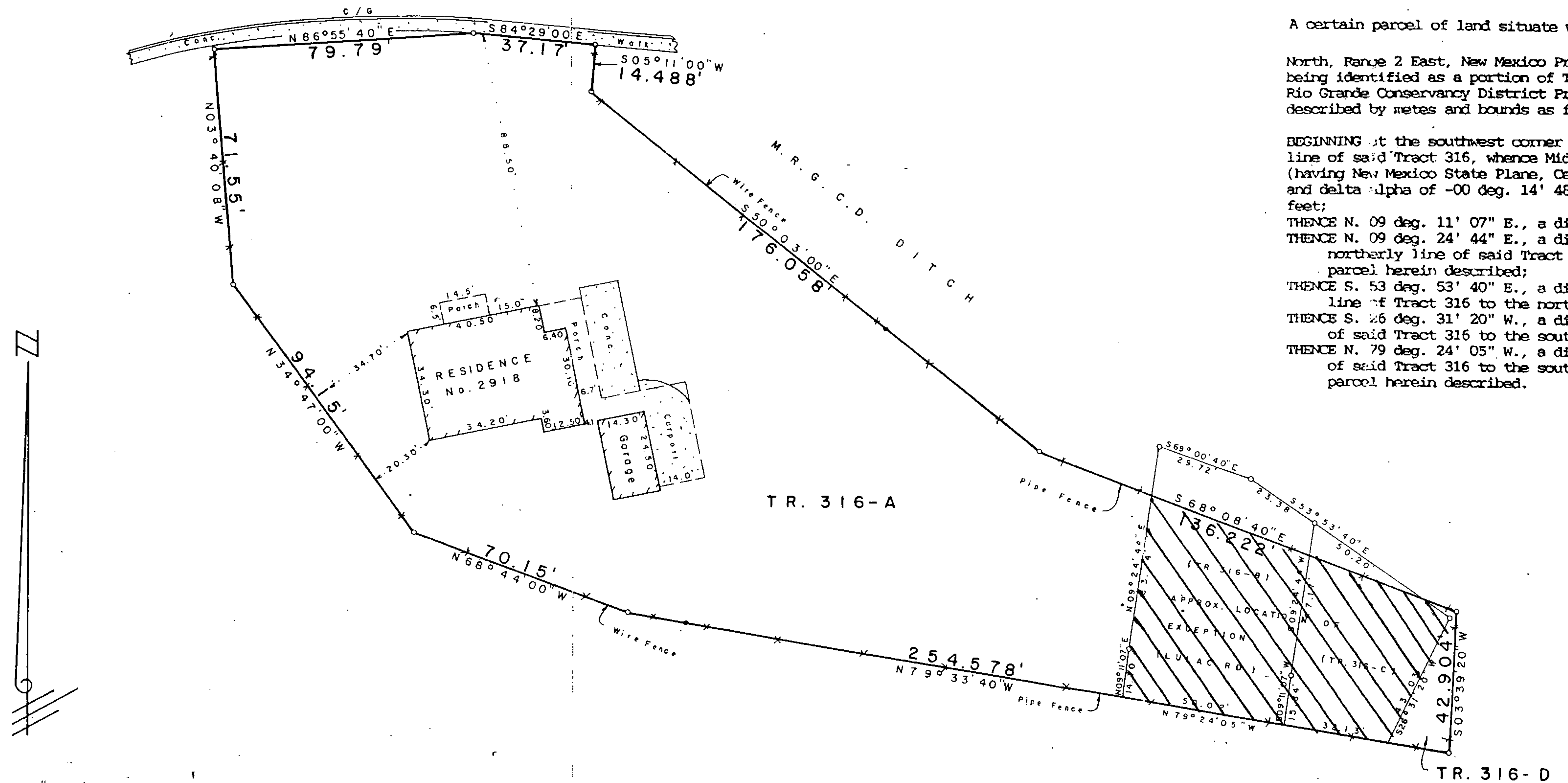
My home is situated on about 3/4 of an acre near Old Town. I also own a small piece of land further along the Duranes ditch. Separating these two pieces of land is a plot which the City bought in 1979. The City probably bought the land in order to extend Lulac Ave. into a large piece of undeveloped land to the south of my property. This land has since been developed as a gated community. I would like to purchase the land back from the City in order to unite my two pieces of property. The City's real estate department has told me that I must first pursue a "Vacation of Right-of-way" on the property in question.

Regards,

A handwritten signature in black ink, appearing to read 'Glen Effertz', with a long horizontal flourish extending to the right.

Glen Effertz

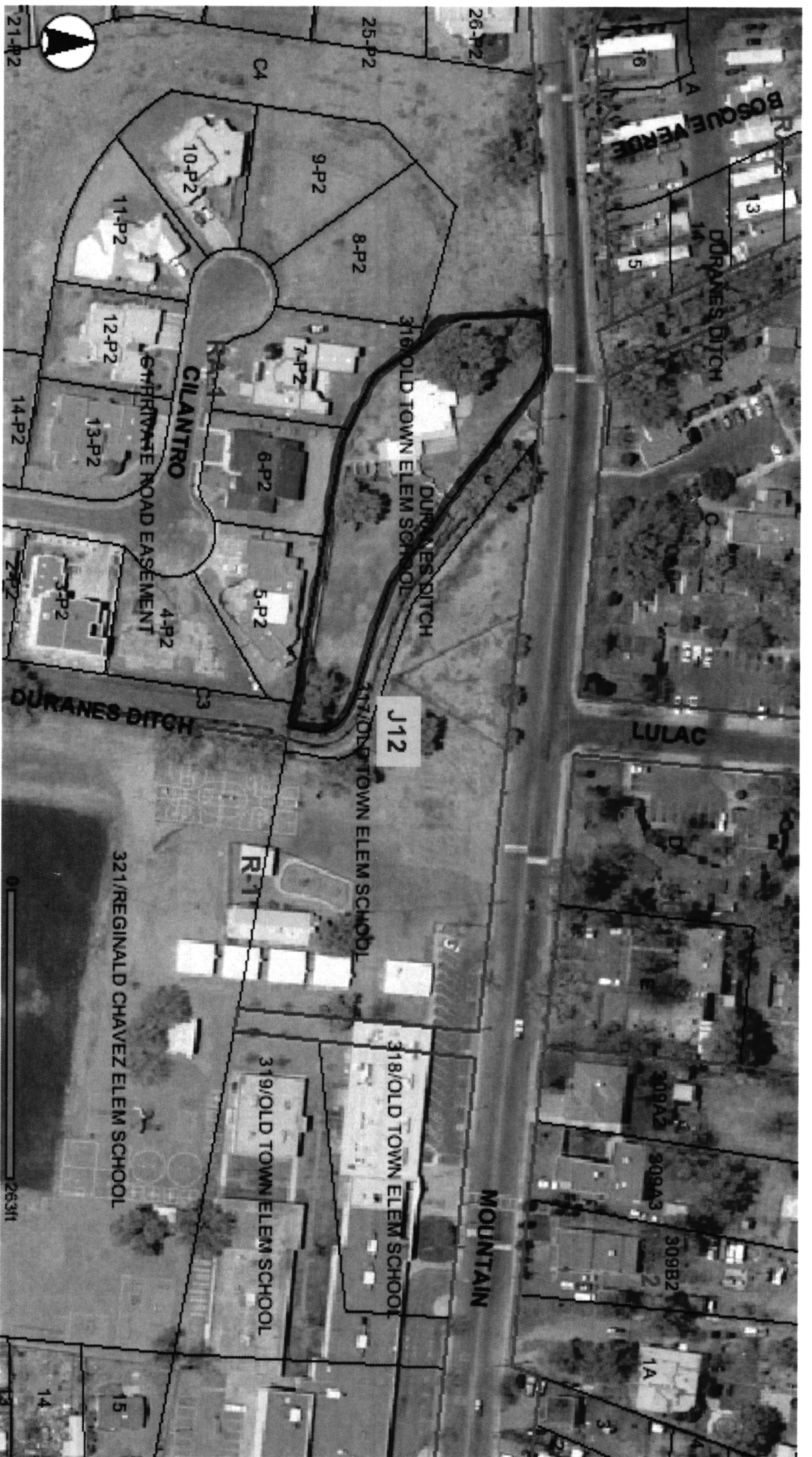
MOUNTAIN ROAD N.W.



THENCE S. 33 deg. 33' 40" E., a distance
 northerly line of Tract 316 to the
 parcel herein described;
 THENCE S. 09 deg. 24' 44" W., a distance
 THENCE S. 09 deg. 11' 07" W., a distance
 southeast corner and point of begin
 described.

A certain parcel of land situate within
 North, Range 2 East, New Mexico Princip
 being identified as a portion of Tract
 Rio Grande Conservancy District Propert
 described by metes and bounds as follow

BEGINNING at the southwest corner of th
 line of said Tract 316, whence Middle R
 (having New Mexico State Plane, Central
 and delta alpha of -00 deg. 14' 48") be
 feet;
 THENCE N. 09 deg. 11' 07" E., a distanc
 THENCE N. 09 deg. 24' 44" E., a distanc
 northerly line of said Tract 316 a
 parcel herein described;
 THENCE S. 53 deg. 53' 40" E., a distanc
 line of Tract 316 to the northeast
 THENCE S. 26 deg. 31' 20" W., a distanc
 of said Tract 316 to the southeast
 THENCE N. 79 deg. 24' 05" W., a distanc
 of said Tract 316 to the southwest
 parcel herein described.



#17

#1004999
7/19/04