

3. **Project# 1007281**
08DRB-70219 VACATION OF PUBLIC
EASEMENT

ALPHA PROFESSIONAL SURVEYING agent(s) for
BRIDGE INVESTMENT GROUP request(s) the above
action(s) for a 25 foot Sewer, Drainage, and Sidewalk
Easement on Tract(s) E-3; **OSO GRANDE**
SUBDIVISION, zoned SU-1 PRD, located on the south
side of SPAIN RD NE BETWEEN EUBANK BLVD NE
AND MORRIS ST NE containing approximately 47.39
acre(s). (F-21) **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.**

4. **Project# ~~1005255~~**
08DRB-70207 VACATION OF PUBLIC
RIGHT-OF-WAY

DAC ENTERPRISES, INC agent(s) for J C & JAMES A
PETERSON request(s) vacation for Harvard Dr NE
BETWEEN LOTS A-1 OF BLOCK 15 & LOT C-1 OF
BLOCK 10, **VISTA LARGA SUBDIVISION** located
on HARVARD DR south of HANNETT AVE NE. (J-16)
[Deferred from 5/28/08]. **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.**

08DRB-70236 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

WAYJOHN SURVEYING INC agent(s) for JAMES A &
JAMES C PETERSON request(s) the above action(s) for all
or a portion of Lot(s) A-1, B-1 & C-1, Block(s) 10 & 15,
VISTA LARGA zoned R-1, located on HANNETT AVE
NE BETWEEN STANFORD DR NE AND HARVARD
DR NE containing approximately 1.1773 acre(s). (J-16)
[Deferred from 5/28/08]. **THE PRELIMINARY/FINAL
PLAT WAS APPROVED WITH FINAL SIGN OFF
DELEGATED TO PLANNING FIR CITY REAL ESTATE
AND TO RECORD.**

5. **Project# 1006822**
08DRB-70146 VACATION OF PUBLIC
RIGHT-OF-WAY
08DRB-70147 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for 2000 GOLD
AVE LLC PHILLIP RABY PRINCIPAL request(s) the
above action(s) for all or a portion of Lot(s) 1&2, Block(s)
76, **TERRACE ADDITION, TOGETHER WITH
VACATED PORTIONS OF TERRACE ST GOLD AV
& BUENA VISTA DR**, zoned SU-2 / PR, located on
GOLD AV SE BETWEEN TERRACE ST SE AND
BUENA VISTA DR SE containing approximately 0.411
acre(s). (R-15) *[Deferred from 4/16/08, 4/30/08 &
5/21/08.]* **DEFERRED TO 6/11/08 AT THE AGENT'S
REQUEST.**



**DEVELOPMENT REVIEW BOARD
Action Sheet**

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

June 4, 2008 9:00 AM

MEMBERS:

Jack Cloud, AICP, DRB Chairman, Planning Department

Angela Gomez, Administrative Assistant

**Kristal Metro, P.E., Transportation Development
Brad Bingham, P.E., Hydrology/ Alternate City Engineer**

**Roger Green, P.E., Albuquerque/ Bernalillo Co.WUA
Christina Sandoval, Parks/Municipal Development**

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

- 1. Project# 1000901**
08DRB-70222 VACATION OF PUBLIC
EASEMENT

PRECISION SURVEYS INC agent(s) for BOSQUE
PREPARTORY SCHOOL request(s) the above action(s) for
a 35 foot square Water Line Easement on Lot(s) 4A,
BOSQUE PREPARTORY SCHOOL, zoned SU-1 FOR
SCHOOL AND RELATED FACILITIES, located on the
east side of LEARNING RD NW BETWEEN COORS
BLVD NW AND THE CORRALES DRAIN containing
approximately 47.39 acre(s). (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.**

- 2. Project# 1002556**
08DRB-70221 VACATION OF PUBLIC
RIGHT-OF-WAY

BORDENAVE DESIGNS agent(s) for CALABACILLAS
GROUP request(s) the above action(s) for portionS of Golf
Course Road NW and Westside Boulevard NW adjacent to
Tract(s) D & E, **PARADISE HEIGHTS, UNIT 1**, located
in the southeast corner of GOLF COURSE RD NW AND
WESTSIDE BLVD NW containing approximately 15.784
acre(s). (A-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 SUBJECT TO CALLING
OUT WIDTH OF RIGHT-OF-WAY, INDICATION OF
PAVEMENT LOCATION, AND THE DISTANCE OF FACE
OF CURB TO THE PROPERTY LINE.**

#2
1005255

NORTH CAMPUS NEIGHBORHOOD ASSOCIATION

May 19, 2008

Dear Development Review Board and Office of Neighborhood Coordination,


On behalf of the North Campus Neighborhood Association, I would like to inform you that we wholeheartedly support the request of J.C. and Jim Peterson to vacate the public right of way for Harvard Drive NE that dead ends at the University of New Mexico North Golf Course. (Case number 08DBR-70207, project number 1005255.) When the Petersons made this request initially, there were no objections, and since that time, support for this closure has grown considerably.

Please allow me to delve into some of the recent history surrounding this request. In December 2006, I sent a newsletter out to the entire 800 household neighborhood about the Petersons' wish to close the cul-de-sac, and made particular effort to canvas the homes on Harvard and Hannett. We had a well-attended meeting, and neighbor after neighbor stood in support of this project. On multiple occasions, I asked if there were opposing views, and never heard a solitary objection.

Within a few weeks of this meeting, UNM announced its plans to build a retirement community on the golf course. At this point, we realized that the Petersons' request would protect the neighborhood from the potential of a large influx of traffic into residential streets. While the neighborhood has been successful in opposing the plan for a retirement community, we have been far less successful in stemming the quiet march of buildings north on Yale. This summer, there will be four projects on the edge of the golf course: the Court of Appeals building, and expansions of the Mind Institute, Ronald McDonald House and Casa Esperanza.

We view the closure of this cul-de-sac as a way to protect the neighborhood from future traffic and UNM's plans for growth. This request enjoys wide support from the neighborhood, and we hope that you will choose to approve the Petersons' proposal.

Very sincerely,



Sara Koplik, President
1126 Stanford NE
Albuquerque NM 87106
sarakoplik@hotmail.com
266-0579

CC: Doug Crandall, DAC Enterprises, Inc.
J.C. and Jim Peterson

DRB PUBLIC HEARING SIGN IN SHEETS

PROJECT #: 1005255 AGENDA# 2 DATE: 5/28/08

1. Name: Diane Scena Address: 1514 Harvard St NE Zip: 87106

2. Name: Sara Koplik Address: 1126 Stanford^{NE} Zip: 87106

3. Name: _____ Address: _____ Zip: _____

4. Name: _____ Address: _____ Zip: _____

5. Name: _____ Address: _____ Zip: _____

6. Name: _____ Address: _____ Zip: _____

7. Name: _____ Address: _____ Zip: _____

8. Name: _____ Address: _____ Zip: _____

9. Name: _____ Address: _____ Zip: _____

10. Name: _____ Address: _____ Zip: _____

11. Name: _____ Address: _____ Zip: _____

12. Name: _____ Address: _____ Zip: _____

13. Name: _____ Address: _____ Zip: _____

14. Name: _____ Address: _____ Zip: _____

15. Name: _____ Address: _____ Zip: _____

16. Name: _____ Address: _____ Zip: _____

17. Name: _____ Address: _____ Zip: _____

DRB PUBLIC HEARING SIGN IN SHEETS

PROJECT #: 1005255 AGENDA# 4 DATE: 6/4/08

1. Name: Sara Koplak Address: 1126 Stanford NE Zip: 87106
2. Name: Paul Kienzle ^{IN} _{FAVOR} Address: 2307 Hannett NE Zip: 87106
_{OF APPLICANT}
3. Name: _____ Address: _____ Zip: _____
4. Name: _____ Address: _____ Zip: _____
5. Name: _____ Address: _____ Zip: _____
6. Name: _____ Address: _____ Zip: _____
7. Name: _____ Address: _____ Zip: _____
8. Name: _____ Address: _____ Zip: _____
9. Name: _____ Address: _____ Zip: _____
10. Name: _____ Address: _____ Zip: _____
11. Name: _____ Address: _____ Zip: _____
12. Name: _____ Address: _____ Zip: _____
13. Name: _____ Address: _____ Zip: _____
14. Name: _____ Address: _____ Zip: _____
15. Name: _____ Address: _____ Zip: _____
16. Name: _____ Address: _____ Zip: _____
17. Name: _____ Address: _____ Zip: _____



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

May 28, 2008

Project# 1005255
08DRB-70207 VACATION OF PUBLIC RIGHT-OF-WAY

DAC ENTERPRISES, INC agent(s) for J C & JAMES A PETERSON request(s) vacation for Harvard Dr NE BETWEEN LOTS A-1 OF BLOCK 15 & LOT C-1 OF BLOCK 10, **VISTA LARGA SUBDIVISION** located on HARVARD DR south of HANNETT AVE NE. (J-16)

AMAFCA No comments given.
COG MRCOG staff have no comment on this proposed development.
TRANSIT No comments given.
ZONING ENFORCEMENT No comment.
NEIGHBORHOOD COORDINATION Letters sent to: North Campus NA (R)
APS Vista Larga, Lot A-1, Block 15, and Lot C-1 of Block 10, is located on Harvard Dr NE south of Hannett Ave NE. The owners of the above property request a Vacation of Public Right-of-Way to allow the vacated property to be added to the existing lots A-1 and C-1. These lots both contain existing single family homes. This will have no adverse impacts to the APS district.
POLICE DEPARTMENT No comment.
FIRE DEPARTMENT No comments given.
PNM ELECTRIC & GAS No comments given.
COMCAST No comments given.
QWEST No comments given.
ENVIRONMENTAL HEALTH No comments given.
M.R.G.C.D No adverse comments.
OPEN SPACE DIVISION Open space has no adverse comments.
CITY ENGINEER No comments given.

TRANSPORTATION DEVELOPMENT

No objection to vacation request.

Condition of platting action: written concurrence from UNM is required prior to approval of replat.

PARKS AND RECREATION

Defer to Transportaion.

ABCWUA

No objection to Vacation request.

PLANNING DEPARTMENT

If approved, the vacated right-of-way must be acquired through the City Real Estate Office, and replatted into the adjoining property within one year. Owners on both sides of vacated right-of-way must have an opportunity for acquisition.

IT IS REQUIRED THAT THE APPLICANT AND/OR AGENT BE PRESENT AT THE HEARING

Cc: DAC Enterprises Inc. – P.O Box 16658 – Albuquerque, NM 87191

Cc: J.C. Peterson & James A. Peterson – 1401 Harvard Dr. NE – Albuquerque, NM 87106

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

Meeting Date: May 28, 2008
Zone Atlas Page: J-16
Notification Radius: 100 Ft.

Project# 1005255
App#08DRB-70207

Cross Reference and Location: HARVARD DR NE BETWEEN HARVARD CT
NE AND CORNELL DR NE

Applicant: JC PETERSON
1401 HARVARD DR NE
ALBUQUERQUE, NM 87106

JAMES A PETERSON
2300 HANNETT AVE NE
ALBUQUERQUE, NM 87106

Agent: DAC ENTERPRISES INC
PO BOX 16658
ALBUQUERQUE, NM 87191

Special Instructions:

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

Date Mailed: MAY 9, 2008
Signature: ERIN TREMLIN



Supplemental form

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

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

Professional/Agent (if any): DAC ENTERPRISES, INC. PHONE: 294-5243
 ADDRESS: P.O. BOX 16658 FAX: 247-4530
 CITY: ALBUQUERQUE STATE NM ZIP 87191 E-MAIL: _____

APPLICANT: J.C. PETERSON & JAMES A. PETERSON PHONE: _____
 ADDRESS: 1401 HARVARD DR NE & 2300 HANNETT AVE NE FAX: _____
 CITY: ALBUQUERQUE STATE NM ZIP 87106 E-MAIL: _____

Proprietary interest in site: APPLICANTS List all owners: CITY OF ALBUQUERQUE

DESCRIPTION OF REQUEST: VACATION OF HARVARD DR, NE, SOUTH OF HANNETT AVE, NE; BETWEEN LOT A-1, BLK 15 & LOT C-1, BLK 10, VISTA LARGA SUBDIVISION

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 _____ Block: _____ Unit: _____
 Subdiv/Addn/TBKA: _____
 Existing Zoning: N/A Proposed zoning: N/A
 Zone Atlas page(s): J-16 UPC Code: _____ MRGCD Map No _____

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB, AX, Z, V, S, etc.): 06 DRB-01629
PROJ # 1005255

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: _____ No. of proposed lots: _____ Total area of site (acres): _____
 LOCATION OF PROPERTY BY STREETS: On or Near: HARVARD DR, NE
 Between: HARVARD CT, NE and CORNELL DR, NE

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

SIGNATURE [Signature] DATE 4/30/08
 (Print) ROBERT E. ROMERO Applicant: Agent:

FOR OFFICIAL USE ONLY

Form revised 4/07

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

Application case numbers	Action	S.F.	Fees
<u>08 DRB - 70207</u>	<u>VRW</u>	<u>✓</u>	<u>\$300.00</u>
_____	<u>APV</u>	_____	<u>\$75.00</u>
_____	_____	_____	<u>\$20.00</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
Hearing date <u>05/28/08</u>			Total <u>\$395.00</u>

Sandy Handley 05/01/08 Project # 1005255
 Planner signature / date

- BULK LAND VARIANCE (DRB04)** (PUBLIC HEARING CASE)
 - Application for Minor Plat on FORM S-3, including those submittal requirements. **24 copies**
 - Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all improvements to be waived.
 - Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- VACATION OF PUBLIC EASEMENT (DRB27)**
 - VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**
 - The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**
(Not required for City owned public right-of-way.)
 - Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.
DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.

- SIDEWALK VARIANCE (DRB20)**
 - SIDEWALK WAIVER (DRB21)**
 - Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14") **6 copies**
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the variance or waiver
 - List any original and/or related file numbers on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**

- SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**
 - Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") **24 copies**
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the variance
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**
 - EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**
 - Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the deferral or extension
 - List any original and/or related file numbers on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**

- VACATION OF PRIVATE EASEMENT (DRB26)**
 - VACATION OF RECORDED PLAT (DRB29)**
 - The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies**
 - Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies**
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**
 - Letter of authorization from the grantors and the beneficiaries (private easement only)
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.
DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

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

DAC ENTERPRISES, INC

ROBERT F. ROMERO

Robert F. Romero
Applicant name (print)
9/30/07
Applicant signature / date



Form revised 4/07

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

Application case numbers
 08DRB - 70201

Sandy Handley
 Planner/signature / date
 Project # 1005255

R e c	UPC	OWNER	OWNAD D	OWN CITY	OW NS TA TE	COASDE.BERN CO.PARCELDEC 2007.OWNZIPCO DE	PR OP CL AS S	COASDE.BERN CO.PARCELDE C_2007.TAXDIS T	COASDE.BERNCO.P ARCELDEC_2007.LE GALDESC
1	10160 58072 40020 114	PETERSON JAMES A & MARY B REV TRUST	2300 HA NNETT NE	ALB UQU ERQ UE	NM	87106	R	A1A	* B01 010VISTA LAR GA ADDN LB1 X C1
2	10160 58050 39920 115	PETERSON JAMES COL BY	2325 SA N PEDR O NE 2A	ALB UQU ERQ UE	NM	87110	V	A1A	* A01 015VISTA LAR GA ADDN
3	10160 58030 41420 117	BORKOVETZ RICHARD A & DIANE M SCENA	1514 HA RVARD CT NE	ALB UQU ERQ UE	NM	87106	R	A1A	* C01 015VISTA LAR GA ADDN
4	10160 58038 40220 116	EDWARDS BRUCE S & PAULA S TRUSTEES OF EDWARDS FAMILY TRU ST	1407 HA RVARD DR NE	ALB UQU ERQ UE	NM	87106	R	A1A	* B01 015VISTA LAR GA ADDN
5	10160 58041 42720 812	WILLIAMS ROSE M	1412 HA RVARD DR NE	ALB UQU ERQ UE	NM	87106	R	A1A	* H01 011VISTA LAR GA ZU REPL
6	10160 58070 43220 805	WESTLAKE DAVID K & N OEL C DAVIS- WESTLAKE	2207 VIS TA LARG A NE	ALB UQU ERQ UE	NM	87106	R	A1A	* A01 011VISTA LAR GA ZU REPL
7	10160 58075 41720 816	KIENZLE PAUL M III & E MILY A	2307 HA NNETT NE	ALB UQU ERQ UE	NM	87106	R	A1A	LOT L- 1 BLOCK 11 VISTA L ARGA REPLAT
8	10160 58065 41920 815	DOCHERTY CHRISTINE E & BARBARA VATOSE OW	2301 HA NNETT A VE NE	ALB UQU ERQ UE	NM	87113	R	A1A	* K01 011VISTA LAR GA ZU REPL
9	10160 58048 42120 813	WHITE RANDALL B & PA TTI	1406 HA RVARD DR NE	ALB UQU ERQ UE	NM	87106	R	A1A	* I01 011VISTA LARG A ZU REPL
10	10160 58084 42620 802	BEHNFIELD THOMAS M & DEBBIE A	1407 CO RNELL D R NE	ALB UQU ERQ UE	NM	87106	R	A1A	* 002 011VISTA LAR GA SUBD
11	10160 58085 41720 801	MARSHALL RALPH R	1401 CO RNELL D R NE	ALB UQU ERQ UE	NM	87106	R	A1A	* M 011VISTA LARGA
12	10160 58056 41820 814	DUNLAP DAVID H & JEA N M	2223 HA NNETT A VE NE	ALB UQU ERQ UE	NM	87106	R	A1A	* J01 011VISTA LAR GA ZU REPL
13	10160 58094 39920 112	ARORA SANJEEV & MA DHU	2316 HA NNETT NE	ALB UQU ERQ UE	NM	87106	R	A1A	* 005 010VISTA LAR GA ADDN
14	10160 58101 39920 111	SCHMIDT PAUL F & BAK ER GAIL	2400 HA NNETT A VE NE	ALB UQU ERQ UE	NM	87106	R	A1A	* 004 010VISTA LAR GA ADDN
15	10160 58028 40220 118	ZAWADZKI ANDREW J A ND ZAWADZKI LISA BU MKENS	1508 HA RVARD CT NE	ALB UQU ERQ UE	NM	87106	R	A1A	* 005 015REPL VIST A LARGA SUB EXC WLY POR WLY POR TION
1	10160	GOLDBERG JOSEPH &	1504 HA	ALB	NM	87106	R	A1A	* 006 015REPL VIST

6	58019 39820 119	CATHERINE T	RVAR DCT NE	UQU ERQ UE					A LARGA ADD X WL Y POR LT 5
1 7	10160 58057 43220 806	LARSON ERIK S & CAMI AN R	2213 VIS TA LARG A AVE N E	ALB UQU ERQ UE	NM	87106	R	A1A	* B01 011VISTA LAR GA ZU REPL
1 8	10160 58100 41721 001	PITTS CAROL S	1400 CO RNELL D R NE	ALB UQU ERQ UE	NM	87106	R	A1A	* 024 009VISTA LAR GA SUBD
1 9	10160 58063 32920 107	REGENTS OF UNM REA L ESTATE OFFICE	SCHOLE S HALL 252	ALB UQU ERQ UE	NM	87131	C	A1A	T10N R3E SEC15 NW 1/4 SW1/4 40AC UN M
2 0	10160 58085 40020 113	CHAVES DALE C & MAR Y BETH LIBBEY	2312 HA NNETT NE	ALB UQU ERQ UE	NM	87106	R	A1A	* A01 010VISTA LAR GA ADDN

OR CURRENT RESIDENT
101605809439920112
ARORA SANJEEV & MADHU
2316 HANNETT NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605808540020113
CHAVES DALE C & MARY BETH
LIBBEY
2312 HANNETT NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605803840220116
EDWARDS BRUCE S & PAULA S
TRUSTEES OF EDWARDS FAMILY
TRUST
1407 HARVARD DR NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605805743220806
LARSON ERIK S & CAMIAN R
2213 VISTA LARGA AVE NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605805039920115
PETERSON JAMES COLBY
2325 SAN PEDRO NE 2A
ALBUQUERQUE, NM 87110

OR CURRENT RESIDENT
101605810139920111
SCHMIDT PAUL F & BAKER GAIL
2400 HANNETT AVE NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605804142720812
WILLIAMS ROSE M
1412 HARVARD DR NE
ALBUQUERQUE, NM 87106

Project# 1005255
JC PETERSON
1401 HARVARD DR NE
ALBUQUERQUE, NM 87106

Project# 1005255
FRANCES BLAIR
North Campus NA
1209 VASSAR NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605808442620802
BEHNFIELD THOMAS M & DEBBIE A
1407 CORNELL DR NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605806541920815
DOCHERTY CHRISTINE E &
BARBARA VATOSEOW
2301 HANNETT AVE NE
ALBUQUERQUE, NM 87113

OR CURRENT RESIDENT
101605801939820119
GOLDBERG JOSEPH & CATHERINE T
1504 HARVARD CT NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605808541720801
MARSHALL RALPH R
1401 CORNELL DR NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605810041721001
PITTS CAROL S
1400 CORNELL DR NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605807043220805
WESTLAKE DAVID K & NOEL C
DAVIS-WESTLAKE
2207 VISTA LARGA NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605802840220118
ZAWADZKI ANDREW J AND
ZAWADZKI LISA BUMKENS
1508 HARVARD CT NE
ALBUQUERQUE, NM 87106

Project# 1005255
JAMES PETERSON
2300 HANNETT AVE NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605803041420117
BORKOVETZ RICHARD A & DIANE M
SCENA
1514 HARVARD CT NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605805641820814
DUNLAP DAVID H & JEAN M
2223 HANNETT AVE NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101605807541720816
KIENZLE PAUL M III & EMILY A
2307 HANNETT NE
ALBUQUERQUE, NM 87106

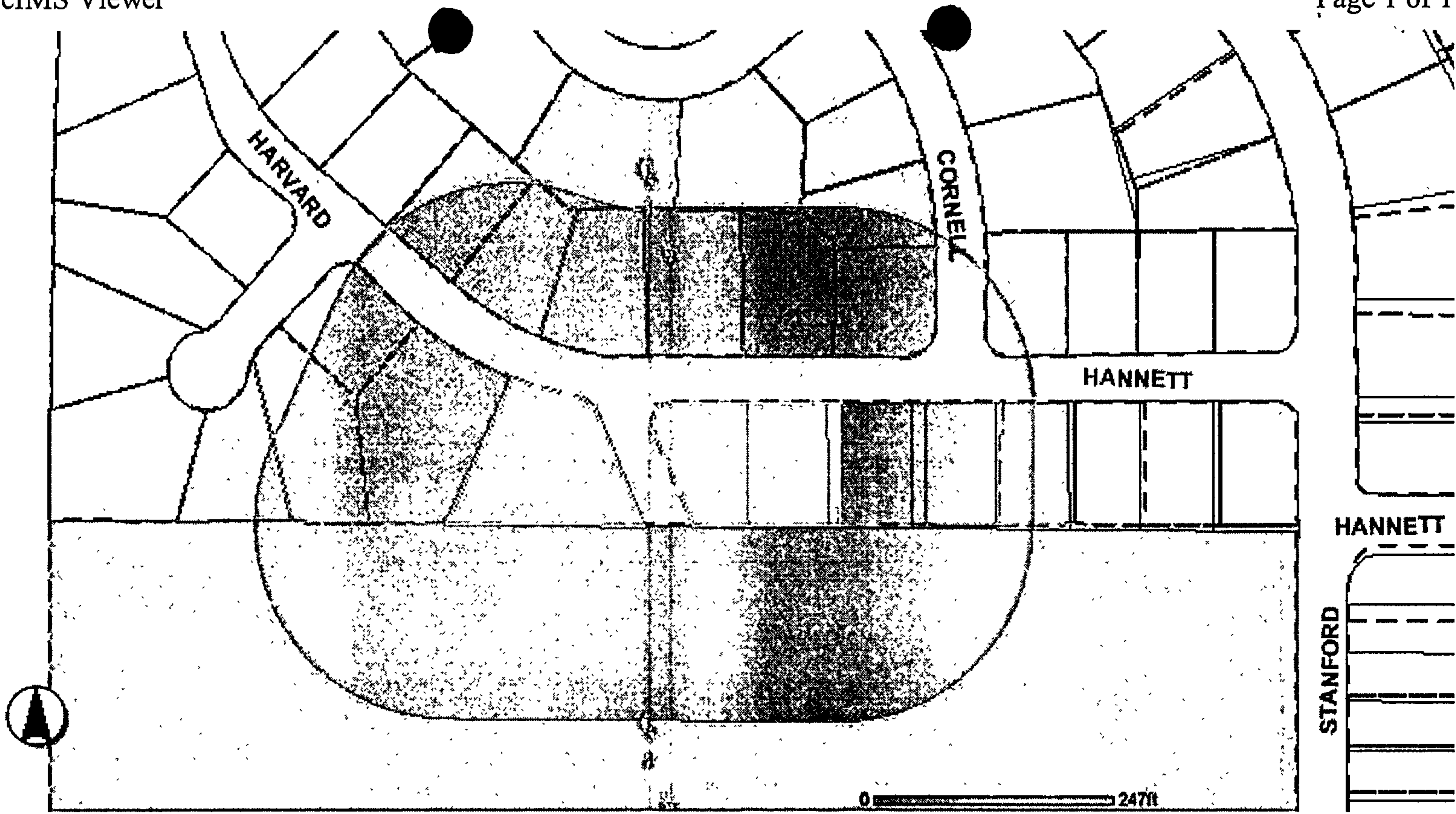
OR CURRENT RESIDENT
101605807240020114
PETERSON JAMES A & MARY B REV
TRUST
2300 HANNETT NE
ALBUQUERQUE, NM 87106

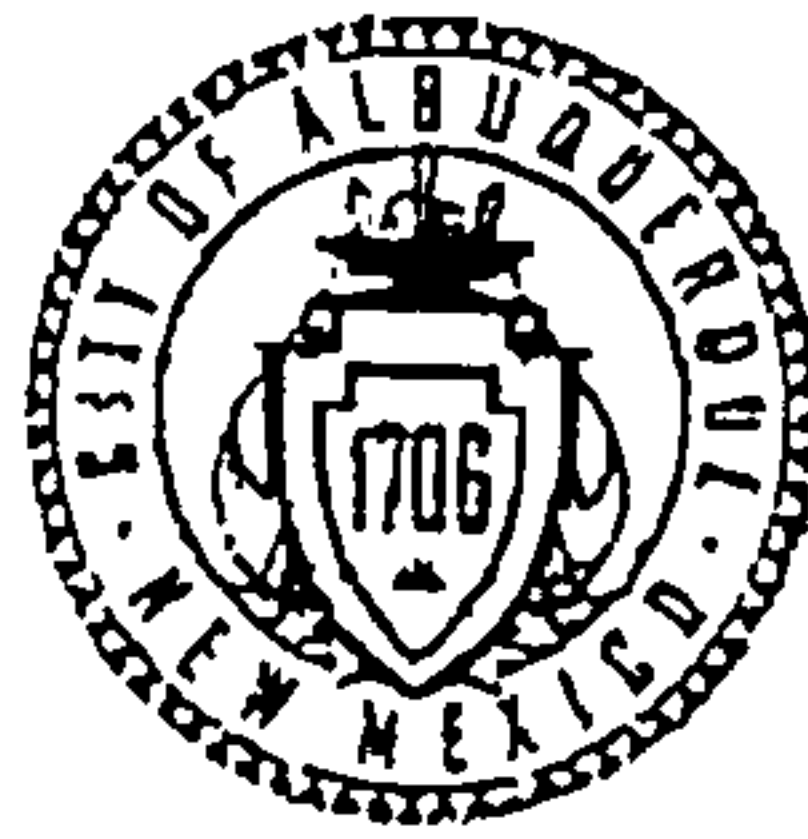
OR CURRENT RESIDENT
101605806332920107
REGENTS OF UNM REAL ESTATE
OFFICE
SCHOLLES HALL 252
ALBUQUERQUE, NM 87131

OR CURRENT RESIDENT
101605804842120813
WHITE RANDALL B & PATTI
1406 HARVARD DR NE
ALBUQUERQUE, NM 87106

Project# 1005255
DAC ENTERPRISES INC
PO BOX 16658
ALBUQUERQUE, NM 87191

Project# 1005255
SARA KOPLIK
North Campus NA
1126 STANFORD NE
ALBUQUERQUE, NM 87106





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: April 29, 2008

TO CONTACT NAME: Robert E. Romero
 COMPANY/AGENCY: DAC Enterprises, Inc.
 ADDRESS/ZIP: P.O. Box 16558 87191
 PHONE/FAX #: 242-3232 247-4530

Thank you for your inquiry of April 29, 2008 (date) requesting the names of ALL Affected Neighborhood and/or Homeowner Associations who would be affected under the provisions of O-92 by your proposed project at Vacation of R.O.W. Harvard Dr-NE Located on Harvard Dr-NE between Harvard Ct-NE and Cornell Dr NE zone map page(s) J. 16.

Our records indicate that the **Affected Neighborhood and/or Homeowner Associations** affected by this proposal and the contact names are as follows:

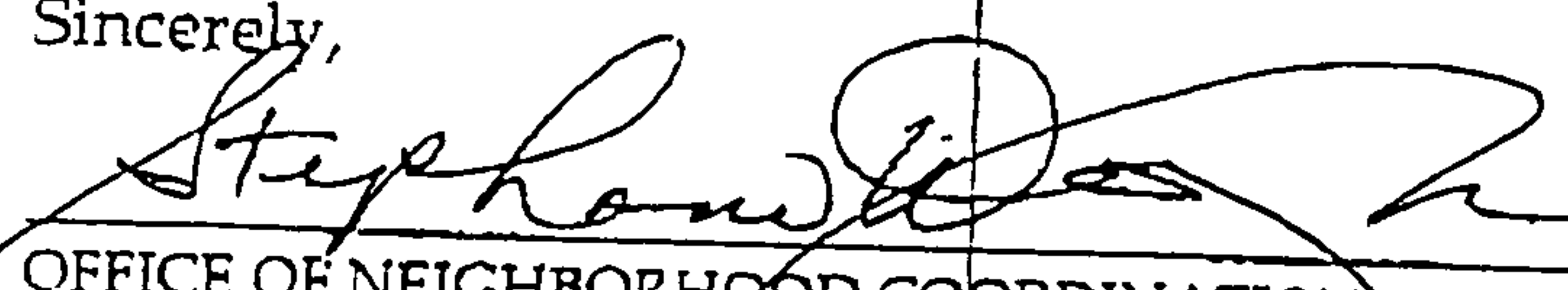
North Campus N.A.
 Neighborhood or Homeowner Association
 Contacts: Sara Koplik
1126 Stanford NE 87106
266-0579(h) 570-5757(c)
Frances Blair
1209 Vassar NE 87106
268-8107

Neighborhood or Homeowner Association
 Contacts: _____

See reverse side for additional Neighborhood and/or Homeowner Associations Information:

YES { } NO {X}

Please note that according to O-92 you are required to notify each of these contact persons by **CERTIFIED MAIL, RETURN RECEIPT REQUESTED, BEFORE** the Planning Department will accept your application filing. **IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

 OFFICE OF NEIGHBORHOOD COORDINATION

ATTENTION: Both contacts for each Neighborhood and/or Homeowner Associations need to be notified.

**NOTICE TO APPLICANTS - SUGGESTED INFORMATION FOR
NEIGHBORHOOD NOTIFICATION LETTERS**

Applicants for Zone Change, Site Plan, Sector Development Plan approval or an amendment to a Sector Development Plan by the EPC, DRB, etc. are required under Council Bill O-92 to notify **ALL AFFECTED NEIGHBORHOOD AND/OR HOMEOWNER ASSOCIATIONS** PRIOR TO FILING THE APPLICATION TO THE PLANNING DEPARTMENT. Because the purpose of the notification is to ensure communication as a means of identifying and resolving problems early, it is essential that the notification be fully informative.

WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

1. The street address of the subject property.
2. The legal description of the property, including lot or tract number (if any), block number (if any), and name of the subdivision.
3. A physical description of the location, referenced to streets and existing land uses.
4. A complete description of the actions requested of the EPC:
 - a) If a **ZONE CHANGE OR ANNEXATION**, the name of the existing zone category and primary uses and the name of the proposed category and primary uses (i.e., "from the R-T Townhouse zone, to the C-2 Community Commercial zone").
 - b) If a **SITE DEVELOPMENT OR MASTER DEVELOPMENT PLAN** approval or amendments describe the physical nature of the proposal (i.e., "an amendment to the approved plan to allow a drive-through restaurant to be located just east of the main shopping center entrance off Montgomery Blvd.").
 - c) If a **SECTOR DEVELOPMENT PLAN OR PLAN AMENDMENT** a general description of the plan area plan concept, the mix of zoning and land use categories proposed and description of major features such as location of significant shopping centers, employment centers, parks and other public facilities.
5. The name, address and telephone number of the applicant and of the agent (if any). In particular the name of an individual contact person will be helpful so that neighborhood and/or homeowner associations may contact someone with questions or comments.

INFORMATION FROM THE OFFICE OF NEIGHBORHOOD COORDINATION

The following information should always be in each application packet that you submit for an EPC or DRB application. Listed below is a "Checklist" of the items needed.

- ONC's "Official" Letter to the applicant (if there are associations). A copy must be submitted with application packet -OR-
- The ONC "Official" Letter (if there are no associations). A copy must be submitted with application packet.
- Copies of Letters to Neighborhood and/or Homeowner Associations (if there are associations). A copy must be submitted with application packet.
- Copies of the certified receipts to Neighborhood and/or Homeowner Associations (if there are associations). A copy must be submitted with application packet.

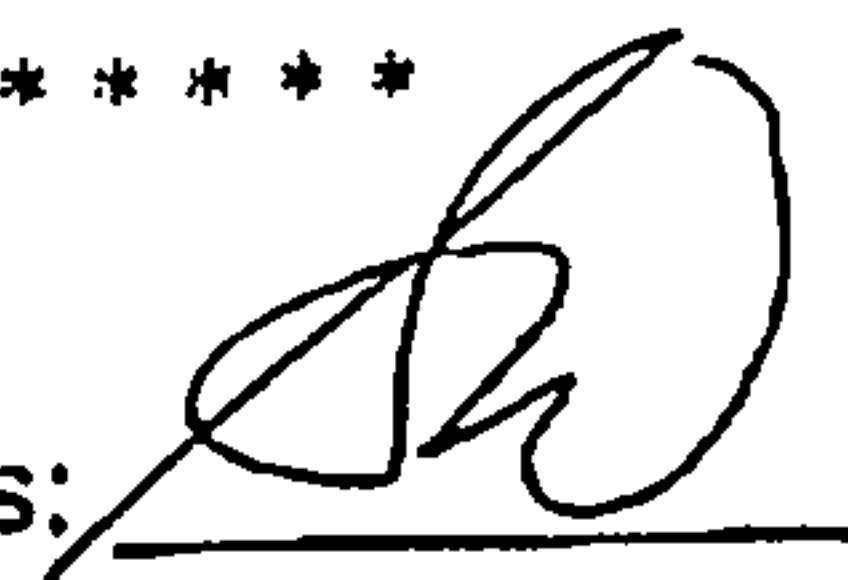
Just a reminder - Our ONC "Official" Letter is only valid for a one (1) month period and if you haven't submitted your application by this date, you will need to get an updated letter from our office.

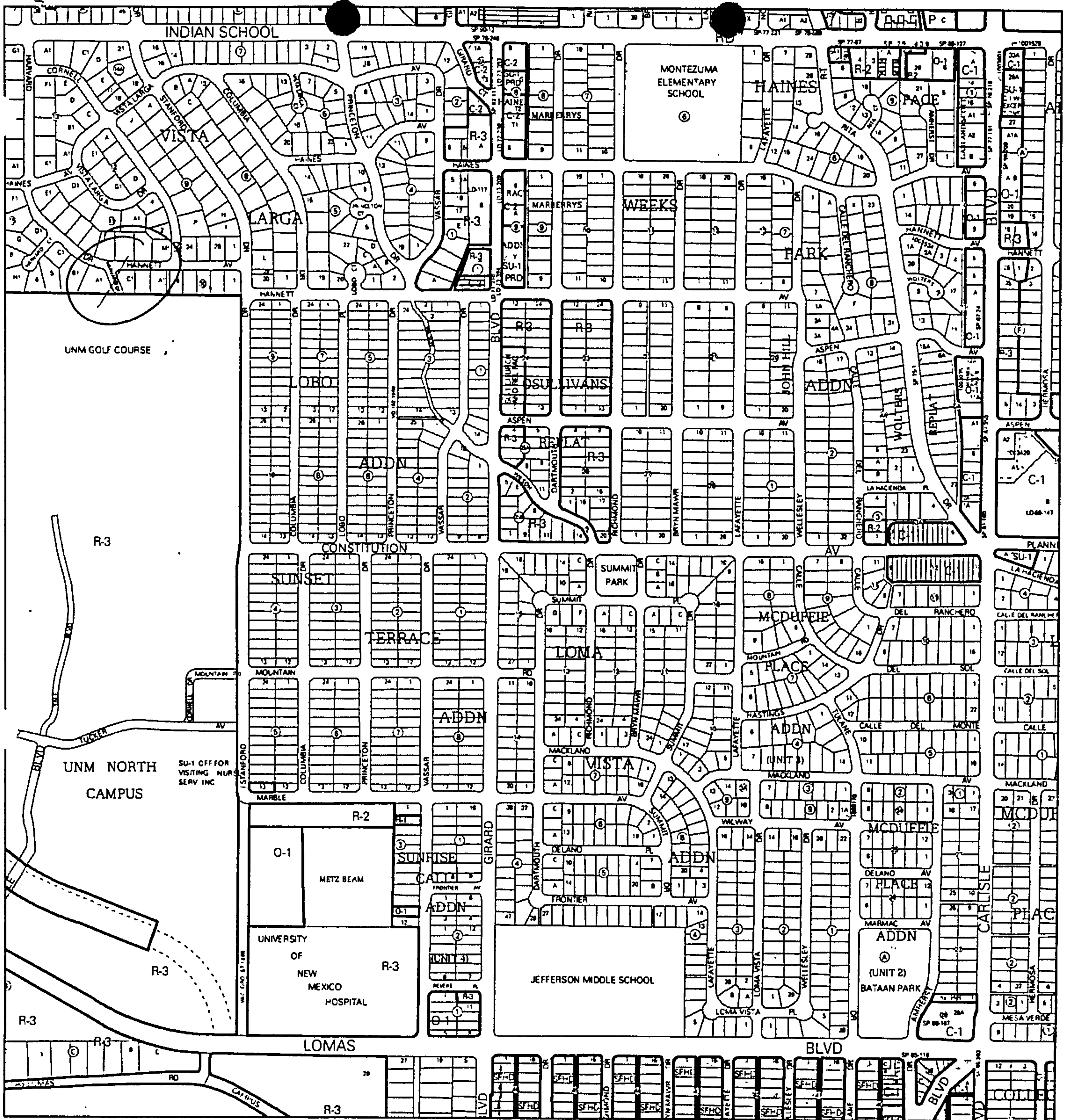
(Below this line for ONC use only)

Date of Inquiry: 4.29.08

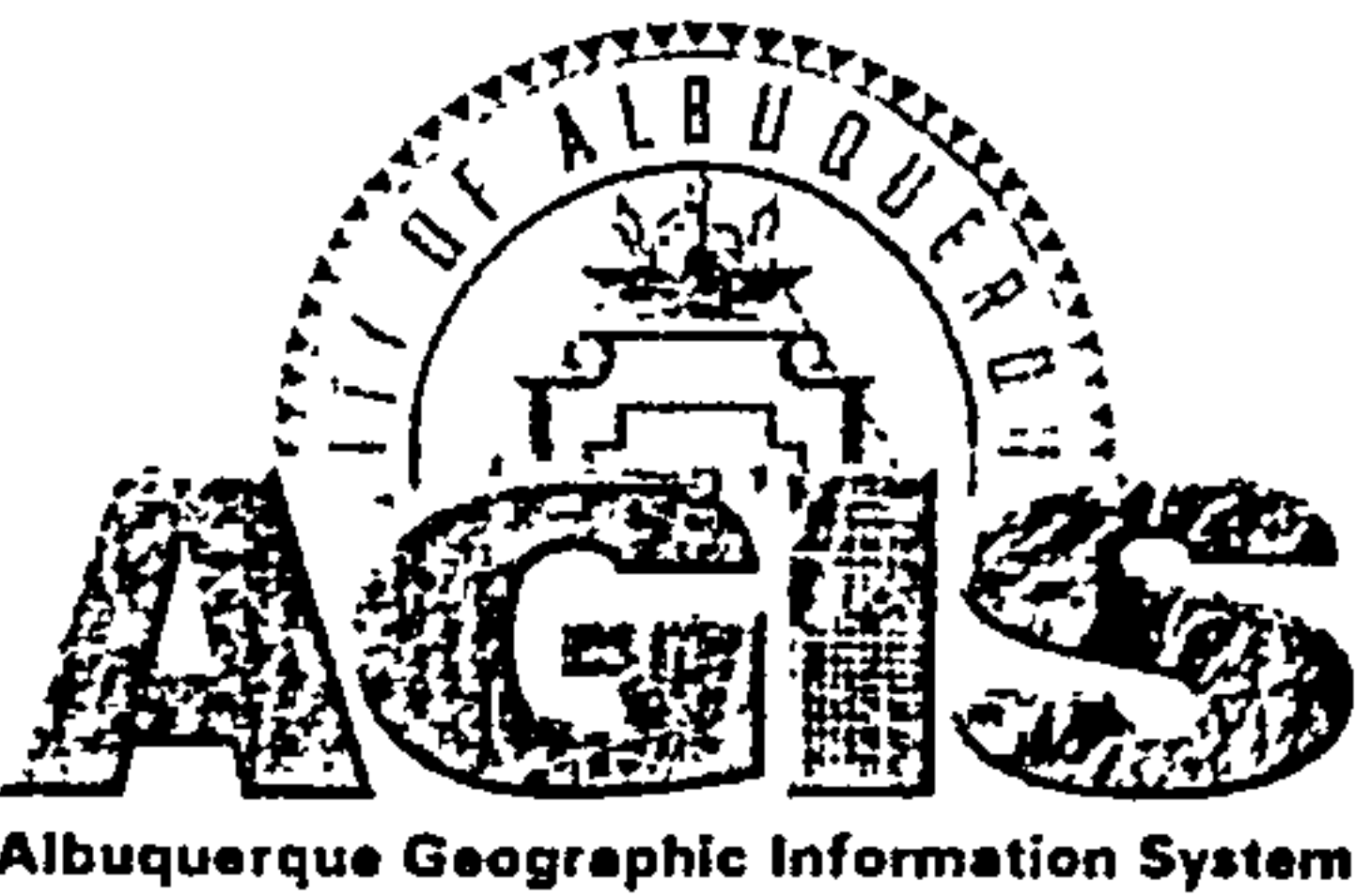
Time Entered: _____

ONC Rep. Initials: _____

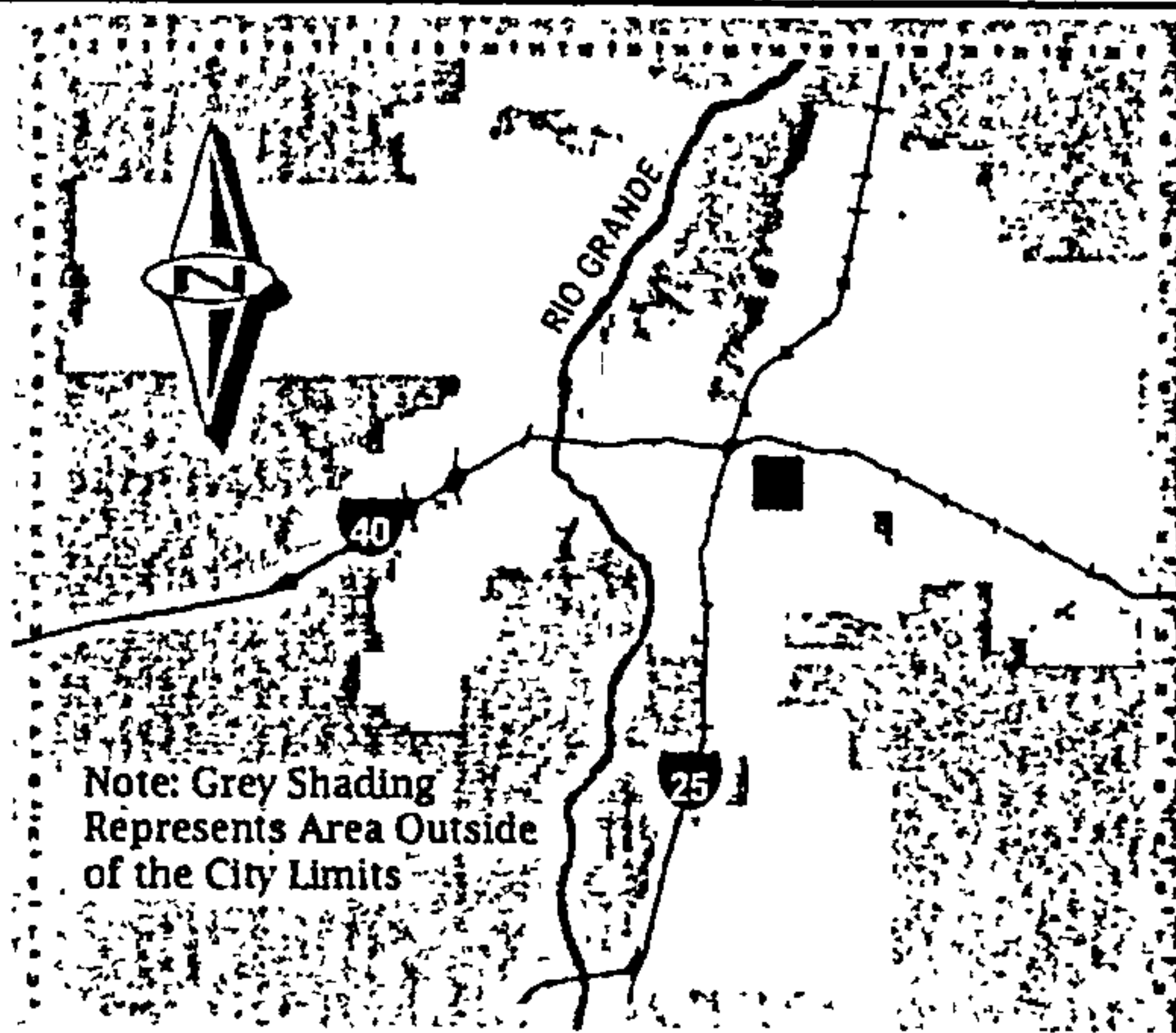




For more current information and more details visit: <http://www.cabq.gov/gis>



Map amended through: 2/8/2008



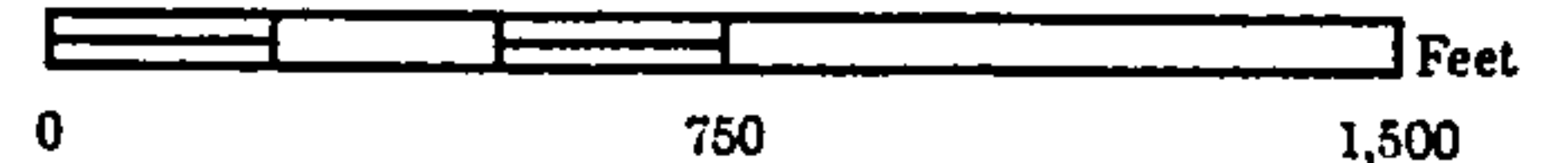
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

J-16-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



April 26, 2008

Mr. Jack Cloud, AICP
Chair, Development Review Board
Planning Department
City of Albuquerque
600 2nd St. NW
Albuquerque, New Mexico 87102

Re: Proposed Vacation of Right of Way – Harvard Drive NE

Dear Mr. Cloud:

DAC Enterprises, Inc. is representing Mr. J.C. Peterson and Mr. James A. Peterson regarding the above referenced vacation of right-of-way request. The right-of-way is located on Harvard Drive NE. It abuts Lot C-1, Block 10 and Lot A-1, Block 15, Vista Larga Subdivision. Harvard Drive is located south of Hannett NE and dead ends into the University of New Mexico North Golf Course. The University does not use Harvard Drive for access; instead they utilize Indian School and Stanford for that purpose. There is no water line or other utility infrastructure on Harvard Drive.

This right of way vacation was previously approved by the Development Review Board in 2006, but the required conditions were never met, therefore necessitating this new request.

Lot C-1 is owned by James A. Peterson and Lot A-1 is owned by J.C. Peterson. They would like to vacate the right of way to add to each of their properties. They would like to also put an end to the illegal parking and drinking that takes place on this unused street.

The adjoining property owners understand that they will be responsible for purchasing the vacated right-of-way and are prepared to do so. It is their intention to remove the paving and provide for a single lot line and seamless transition between Lots C-1 and A- 1.

A survey has been provided for review by the Development Review Board. Your assistance in facilitating the approval process is greatly appreciated.

Thank you.


Robert E. Romero

DAC Enterprises, Inc.



DRB CASE ACTION LOG

REVISED 9/28/05

(PREL & FINAL)

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-00420 (P&F)**

Project # **1005255**

Project Name **VISTA LARGA**

Agent: **WAYJOHN SURVEYING**

Phone No.: **255-2052**

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on _____ by the DRB with delegation of signature(s) to the following departments.
OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

- TRANSPORTATION: _____
- _____
- _____
- _____
- _____

- UTILITIES: _____
- _____
- _____
- _____

- CITY ENGINEER / AMAFCA: _____
- _____
- _____
- _____

- PARKS / CIP: _____
- _____
- _____
- _____

- PLANNING (Last to sign): _____
- _____
- _____
- _____

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

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

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

Project Number

1005255



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

April 18, 2007

9:00 a.m.

MEMBERS:

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

Wilfred Gallegos, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development
Christina Sandoval, Parks & Recreation

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

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

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

- A. Call to Order: 9:00 A.M.
- B. Changes and/or Additions to the Agenda
- C. New or Old Business

Adjourned: 10:35 A.M.

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1003973**
07DRB-00365 Major-Preliminary Plat Approval
07DRB-00366 Minor-Sidewalk Waiver
07DRB-00367 Minor-Temp Defer SDWK

SURV-TEK INC agent(s) for THE TRAILS LLC request(s) the above action(s) for all or any portion of Tract(s) 5 & 7, THE TRAILS UNIT 2 (to be known as **TAOS AT THE TRAILS, UNIT 2**) zoned SU2-SRSL and SU2-UR, located on OAKRIDGE ST NW between WOODMONT AVE NW and UNIVERSE BLVD NW containing approximately 34 acre(s). [Deferred from 4/18/07] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 4/25/07.**

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 **SANTA FE 3 @ THE TRAILS, UNIT 2**) zoned SU-2-SRSL, located on WOODMONT AVE NW, between RAINBOW BLVD NW and UNIVERSE BLVD NW containing approximately 20 acre(s). [REF: 06DRB-01017, 06DRB-01018] [Deferred from 8/23/06, 9/13/06, 9/27/06, 10/4/06, 10/25/06, 11/29/06, 12/20/06, 1/24/07 & 4/18/07] (C-9) **DEFERRED AT THE AGENT'S REQUEST TO 6/20/07.**

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

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

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

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

3. **Project # 1005133**
07DRB-00260 Major-Vacation of Public Easements

BOHANNAN HUSTON INC agent(s) for VT INC., A MISSOURI CORPORATION request(s) the above action(s) for all or any portion of Tract(s) N-1-B-2, **SEVEN BAR RANCH**, zoned SU-1 FOR AP located on COORS BLVD BYPASS NW between EAGLE RANCH RD NW and COORS BLVD NW containing approximately 18 acre(s). [Deferred from 3/28/07, 04/11/07 & 4/18/07] (B-13) **DEFERRED AT THE AGENT'S REQUEST TO 4/25/07.**

07DRB-00352 Minor-Prelim&Final Plat
Approval

BOHANNAN HUSTON INC agent(s) for COORS EAGLE RANCH LLC request(s) the above action(s) for all or any portion of Tract(s) N-1-B-2-A, N-1-B-2-B & N-1-B-2-C, **SEVEN BAR RANCH**, zoned SU-1 FOR AP, located on COORS BYPASS NW between EAGLE RANCH RD NW and COORS BLVD NW containing approximately 17 acre(s). [Deferred from 3/28/07, 04/11/07 & 4/18/07] (B-13) **DEFERRED AT THE AGENT'S REQUEST TO 4/25/07.**

07DRB-00486 Minor-SiteDev Plan
Subd/EPC
07DRB-00487 Minor-SiteDev Plan
BldPermit/EPC

GEORGE RAINHART ARCHITECTS & ASSOCIATES agent(s) for AEM & ASSOCIATES request(s) the above action(s) for all or any portion of Tract(s) N1 & B2, **SEVEN BAR RANCH**, zoned SU-1 for C-2 permissive uses, located on COORS BYPASS NW between EAGLE RANCH RD NW and SEVEN BAR LOOP RD NW containing approximately 17 acre(s). [Carmen Marrone for Makita Hill, EPC Case Planner] [Deferred from 4/18/07] (B-13) **DEFERRED AT THE AGENT'S REQUEST TO 4/25/07.**

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

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

5. **Project # 1004387**
07DRB-00334 Major-Vacation of Pub
Right-of-Way
07DRB-00335 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for JUDITH C SCHAAB request(s) the above action(s) for all or any portion of Lot(s) 31-35, Block(s) 12, **COUNTRY CLUB ADDITION**, together with a portion of LAS LOMAS RD NE, zoned O-1 located on LAS LOMAS RD NE between ENCINO PL NE and CEDAR CT NE containing approximately 1 acre(s). [REF: 06DRB00644, 05DRB01332] [Deferred from 04/11/07, Indef defer

4/18/07] (J-15) THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE. WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 4/18/07 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 10/13/06 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR SIA.

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

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

6. **Project # 1000892**
07DRB-00468 Minor-SiteDev Plan
BldPermit/EPC

LEE GAMELSKY ARCHITECTS PC agent(s) for CHARLES BENZAQUEN request(s) the above action(s) for the portion of the south 100-feet of Lot(s) 47 & 48, Block(s) 10, **PEREA ADDITION**, zoned SU-2/TH located on TIJERAS NW between 12th ST NW and 13th ST NW containing approximately 1 acre(s). [Carol Toffaleti, EPC Case Planner] (J-13) **THE SITE PLAN FOR FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR STANDARD DRAWINGS FOR SIDEWALKS IN PUBLIC RIGHT-OF-WAY AND LANDSCAPE MAINTENANCE AGREEMENT AND PLANNING FOR CAROL TOFFALETI'S INITIALS AND 3 COPIES OF THE SITE PLAN.**

7. **Project # 1005049**
07DRB-00488 Minor-SiteDev Plan
BldPermit/EPC

BRISCOE ARCHITECTS PC agent(s) for VINTAGE CAPITAL GROUP request(s) the above action(s) for all or any portion of Tract(s) M, R, S-1 and S-2, **FAR NORTH SHOPPING CENTER**, zoned C-2 and C-3 (SC), located on SAN MATEO BLVD NE between ACADEMY NE and HARPER NE containing approximately 18 acre(s). [Maggie Gould, EPC Case Planner] [Deferred from 4/18/07] (E-18) **DEFERRED AT THE AGENT'S REQUEST TO 5/02/07.**

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

8. **Project # 1001409**
07DRB-00432 Minor-Extension of Preliminary Plat
- ADVANCED ENGINEERING & CONSULTING, LLC agent(s) for SAIFI TALEBREZA request(s) the above action(s) for all or any portion of Lot(s) 20-A, Block(s) 1, **CANDELIGHT FOOTHILLS UNIT 1**, zoned R-1 located on LOMAS BLVD NE between MONTE LARGO DR NE and SUMMIT HILLS DR NE containing approximately 1 acre(s). [REF: 01DRB01160, 01DRB01819, 02DRB01863, 03DRB02033, 04DRB01425, 05DRB00531, 06DRB00446] (J-23) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED. THIS WILL BE THE LAST EXTENSION.**
9. **Project # 1002478**
07DRB-00485 Minor-Prelim&Final Plat Approval
- SURVEYS SOUTHWEST LTD agent(s) for MIKE JACOBS request(s) the above action(s) for all or any portion of Lot(s) 6 & 7, **BLUE SKY BUSINESS PARK**, zoned M-2, located on JACS LANE NE between the AMAFCA NORTH DIVERSION CHANNEL NE and NORTH I-25 NE containing approximately 5 acre(s).(D-16) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA'S SIGNATURE AND TO RECORD THE PLAT.**
10. **Project # 1004994**
07DRB-00382 Minor-Prelim&Final Plat Approval
- MARK GOODWIN & ASSOCIATES PA agent(s) for COLLATZ-PICKARD LLC request(s) the above action(s) for all or any portion of Anasazi Ridge, Unit 1, Tract E and Tract A, Seville Subdivision, Unit 7A (to be known as **ANASAZI RIDGE, UNIT 1A**) zoned R-1 located on MCMAHON BLVD NW between ANASAZI RIDGE AVE NW and BASKET WEAVER PL NW containing approximately 1 acre(s). [Indef deferred from 4-4-07] (A-10) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE AND TO RECORD.**

11. Project # 1005255

07DRB-00420 Minor-Prelim&Final Plat
Approval

WAYJOHN SURVEYING INC agent(s) for JAMES A & JAMES C PETERSON request(s) the above action(s) for all or any portion of Lot(s) A-1, Block(s) 15 and Lot(s) B-1 & C-1, Block(s) 10, **VISTA LARGA**, zoned R-1 located on HANNETT AVE NE between STANFORD DR NE and HARVARD DR NE containing approximately 1 acre(s). *[Deferred from 4/11/07 & 4/18/07]* (J-16) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

NO ACTION IS TAKEN ON THESE CASES:

APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

12. Project # 1005498

07DRB-00462 Minor-Sketch Plat or Plan

CLAUDIO VIGIL ARCHITECTS agent(s) for L & M ASSET MANAGEMENT request(s) the above action(s) for all or any portion of Lot(s) 10-13, Block(s) 3, Tract(s) A, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned IP located on PASADENA NE between 1-25 NE and SAN MATEO NE containing approximately 3 acre(s). (B-18) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

13. Project # 1005513

07DRB-00490 Minor-Sketch Plat or Plan

JACK'S HIGH COUNTRY INC. agent(s) for FRANK L. & EVELYN S. BARELA request(s) the above action(s) for all or any portion of Lot(s) 2, **LAND OF ALBERT L MATTHEW**, zoned R-1, located on 12th ST NW between DON FRANCISCO NW and DON FRANCISCO PL NW containing approximately 1 acre(s). (G-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

14. **Project # 1005514**
07DRB-00489 Minor-Sketch Plat or Plan

JACK'S HIGH COUNTRY INC agent(s) for ARELLANO CORDERO request(s) the above action(s) for all or any portion of Lot(s) 11 & 12, Block(s) 7, **HUNING CASTLE ADDITION**, zoned R-1, located on LOS ALAMOS AVE SW between LAGUNA BLVD SW and 16th ST SW containing approximately 1 acre(s). (J-13) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

15. Approval of the Development Review Board Minutes for April 11, 2007. **THE DEVELOPMENT REVIEW BOARD MINUTES FOR APRIL 11, 2007 WERE APPROVED BY THE BOARD.**

ADJOURNED: 10:35 A.M.

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1005255

AGENDA ITEM NO: 11

SUBJECT:

Final Plat
Preliminary Plat

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

P.O. Box 1293

Written concurrence from UNM is required prior to approval.
Need easement to UNM.

Albuquerque

New Mexico 87103

www.cabq.gov

RESOLUTION:

APPROVED ___; DENIED ___; DEFERRED *Indef* ; 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: APRIL 18, 2007

0

CITY OF ALBUQUERQUE



Indef. requested

fast
255-2887

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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1005255

AGENDA ITEM NO: 11

SUBJECT:

Final Plat
Preliminary Plat

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

Written concurrence from UNM is required prior to approval.
Need easement to UNM.

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: APRIL 18, 2007

0



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1005255

AGENDA ITEM NO: 16

SUBJECT:

Final Plat
Preliminary Plat

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

P.O. Box 1293

Written concurrence from UNM is required prior to approval.
Need easement to UNM.

Albuquerque

New Mexico 87103

www.cabq.gov

RESOLUTION:

APPROVED ___; DENIED ___; DEFERRED X; 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: APRIL 11, 2007

0

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
April 11, 2007
DRB Comments**

ITEM # 16

PROJECT # 1005255

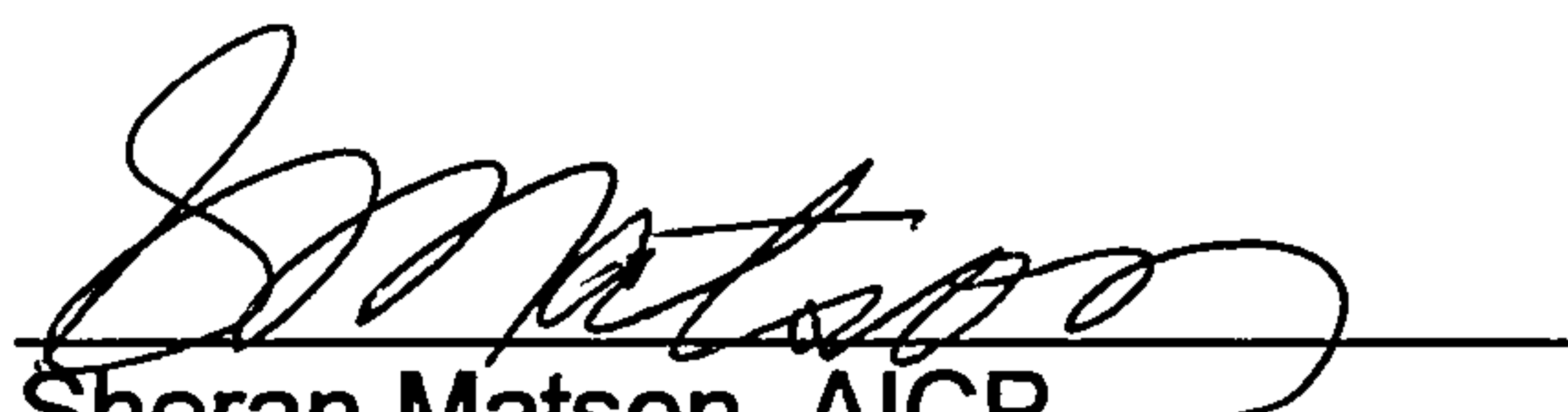
APPLICATION # 07-00420

**RE: Lot A-1, Block 15 & Lots B-1 & C-1, Block 10, Vista
Larga/plat**

The plat has two Sheets 2 of 2. In the future, if the agent could collate each plat, it would help the DRB members.

Planning has no objection to the requested platting action. We will take delegation for Real Property's signature, AGIS dxf approval and to record the plat.

Since the replat reduces the number of existing lots, APS forms are not necessary.



Sheran Matson, AICP

DRB Chair

924-3880 smatson@cabq.gov



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

April 11, 2007

9:00 A.M.

MEMBERS:

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

Wilfred Gallegos, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, Utility Development
Christina Sandoval, Parks & Recreation

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

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

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

- A. Call to Order: 9:00 A.M. Adjourned: 12:50 P.M.
- B. Changes and/or Additions to the Agenda
- C. New or Old Business

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project # 1005185**
07DRB-00262 Major-Preliminary Plat Approval
ISAACSON & ARFMAN PA agent(s) for W INVESTMENTS LLC request(s) the above action(s) for all or any portion of Lot(s) 2-A-1, LAND OF EDMUND I RADY (to be known as **VILLA LOMA ESTATES**) zoned SU1-PRD located on MONTGOMERY BLVD NE between TRAMWAY BLVD NE and SHILOH PL NE containing approximately 3 acre(s). [REF: 06EPC01435, 06EPC01436] [*Deferred from 3/28/07 & 4/11/07*] (F-22) **DEFERRED AT THE AGENT'S REQUEST TO 04/25/07.**

07DRB-00353 Minor-SiteDev Plan
Subd/EPC

CONSENSUS PLANNING LLC agent(s) for W INVESTMENTS LLC request(s) the above action(s) for all or any portion of Lot(s) 2-A-1, Land of Edmund I Rady (to be known as **VILLA LOMA ESTATES**) zoned SU-1 for PRD, located on MONTGOMERY BLVD NE between TRAMWAY BLVD NE and SHILOH NE containing approximately 3 acre(s). [REF: 06EPC01435, 06EPC01436, 07DRB00262] [**Carmen Marrone for Petra Morris, EPC Case Planner**] [*Deferred from 3/28/07 & 4/11/07*] (F-22) **DEFERRED AT THE AGENT'S REQUEST TO 04/25/07.**

2. **Project # 1002743**
07DRB-00336 Major-Preliminary Plat
Approval

DAC ENTERPRISES INC agent(s) for HARVEST LAND LLC request(s) the above action(s) for all or any portion of Tract(s) I & J, **LA LUZ DEL OESTE, UNIT 4**, zoned SU-1 PRD located on COORS NW between WESTERN TRAILS NW and DELLYNE NW containing approximately 4 acre(s). (F-11) **WITH THE RE-SIGNING OF THE INFRASTRUCTURE LIST DATED 02/08/06 AND APPROVAL OF THE GRADING PLAN ENGINEER STAMP DATED 5/19/79 THE PRELIMINARY PLAT WAS APPROVED WITH A CONDITION OF FINAL PLAT: THE HOME OWNERS ASSOCIATION PRESIDENT MUST SIGN THE FINAL PLAT.**

3. **Project # 1004387**
07DRB-00334 Major-Vacation of Pub
Right-of-Way
07DRB-00335 Minor-Prelim&Final Plat
Approval

SURVEYS SOUTHWEST LTD agent(s) for JUDITH C SCHAAB request(s) the above action(s) for all or any portion of Lot(s) 31-35, Block(s) 12, **COUNTRY CLUB ADDITION**, together with a portion of LAS LOMAS RD NE, zoned O-1 located on LAS LOMAS RD NE between ENCINO PL NE and CEDAR CT NE containing approximately 1 acre(s). [REF: 06DRB00644, 05DRB01332] [*Deferred from 04/11/07*] (J-15) **DEFERRED AT THE AGENT'S REQUEST TO 04/18/07.**

4. **Project # 1005133**
07DRB-00260 Major-Vacation of Public
Easements

BOHANNAN HUSTON INC agent(s) for VT INC., A MISSOURI CORPORATION request(s) the above action(s) for all or any portion of Tract(s) N-1-B-2, **SEVEN BAR RANCH**, zoned SU-1 FOR AP located on COORS BLVD BYPASS NW between EAGLE RANCH RD NW and COORS BLVD NW containing approximately 18 acre(s). [Deferred from 3/28/07 & 04/11/07](B-13) **DEFERRED AT THE AGENT'S REQUEST TO 04/18/07.**

07DRB-00352 Minor-Prelim&Final Plat
Approval

BOHANNAN HUSTON INC agent(s) for COORS EAGLE RANCH LLC request(s) the above action(s) for all or any portion of Tract(s) N-1-B-2-A, N-1-B-2-B & N-1-B-2-C, **SEVEN BAR RANCH**, zoned SU-1 FOR AP, located on COORS BYPASS NW between EAGLE RANCH RD NW and COORS BLVD NW containing approximately 17 acre(s). [Deferred from 3/28/07 & 04/11/07] (B-13) **DEFERRED AT THE AGENT'S REQUEST TO 04/18/07.**

5. **Project # 1004075**
06DRB-01537 Major-Vacation of Pub
Right-of-Way
06DRB-01539 Minor-Vacation of Private
Easements

BOHANNAN HUSTON INC agent(s) for MESA DEL SOL LLC request(s) the above action(s) for all or a portion of Tract(s) 4A, 4B, 4C and 1 through 15, **MESA DEL SOL**, zoned SU-2 PLANNED COMMUNITY, located on INTERSTATE 25 SW, between BROADWAY BLVD SW and LOS PICAROS RD SW containing approximately 2,294 acre(s). [REF: 06DRB-00744] [Deferred from 11/15/06, 12/13/06, 1/3/07, 1/17/07, 2/7/07, 2/28/07, 3/21/07 & 04/11/07]. (R-16, Q-16, R-15, R-17, S-14, S-16, S-17, T-16) **DEFERRED AT THE AGENT'S REQUEST TO 05/02/07.**

6. **Project # 1002739**
06DRB-01621 Major-Vacation of Public Easements
06DRB-01622 Major-Vacation of Pub Right-of-Way
06DRB-01623 Minor-Final Plat Approval

MARK GOODWIN & ASSOCIATES agent(s) for KB HOME NEW MEXICO INC request(s) the above action(s) for **ANDERSON HEIGHTS, UNIT 5A**, zoned RD/RLT, located on 118TH ST SW, between DENNIS CHAVES BLVD SW and COLOBEL AVE SW containing approximately 41 acre(s). [REF: 06DRB-01431] [Deferred from 12/6/06,12/13/06 & 12/20/06] [Deferred from 1/3/07,1/10/07,1/17/07,1/24/07, 1/31/07, 2/7/07, 2/21/07, 3/07/07 & 03/21/07 & 4/4/07] (P-8) **THE VACATIONS WERE APPROVED AS SHOWN ON EXHIBIT "B" IN THE PLANNING FILE. THE FINAL PLAT WAS APPROVED WITH THE FINAL SIGN-OFF DELEGATED TO CITY ENGINEER FOR AN AMENDMENT TO THE INFRASTRUCTURE LIST AND TO FINALIZE OFF SITE EASEMENTS AND PLANNING FOR REAL PROPERTY SIGNATURE, 15-DAY APPEAL PERIOD AND TO RECORD.**

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

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

7. **Project # 1005473**
07DRB-00411 Minor-SiteDev Plan
BldPermit

JEFF FOSS agent(s) for RAY CRAVEY request(s) the above action(s) for all or any portion of Lot(s) 40, **ALAMEDA BUSINESS PARK**, zoned SU-1 IP located south of ALAMEDA NW between WASHINGTON NW and 4TH ST NW containing approximately 1 acre(s). (C-16) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING FOR 3 COPIES AND ADDITION TO SIGNATURE BLOCK.**

8. **Project # 1002330**
06DRB-01642 Minor-SiteDev Plan
BldPermit/EPC

JIM MEDLEY ARCHITECT AIA agent(s) for ULTIMATE CAR WASH request(s) the above action(s) for all or a portion of Tract(s) G-2-A-2, **MONTGOMERY COMPLEX**, zoned SU-1 FOR C-1, located on MONTGOMERY BLVD NE, between CARLISLE BLVD NE and I-25 containing approximately 1 acre(s). [REF: 06EPC-00954] [**Maggie Gould, EPC Case Planner**] [*Indef deferred from 11/29/06*] (F-16) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO UTILITIES DEVELOPMENT FOR ACCEPTANCE OF THE WATER LINE THAT WAS CONSTRUCTED WITHOUT A WORK ORDER AND 3 COPIES OF THE SITE PLAN AND TRANSPORTATION DEVELOPMENT FOR 30-FOOT CROSS ACCESS EASEMENT AND SIDEWALK EASEMENT ON MONTGOMERY.**

9. **Project # 1002819**
07DRB-00354 Minor-SiteDev Plan
BldPermit/EPC

CONSENSUS PLANNING INC agent(s) for DIAMOND MESA LLC request(s) the above action(s) for all or any portion of Lot(s) E-6-A-1, Albuquerque South (to be known as **DIAMOND MESA**) zoned SU-1 FOR R-2 & RT USES located on GIBSON BLVD SW between 98th ST SW and AMOLE ARROYO DRAINAGE ROW containing approximately 27 acre(s). [**Carmen Marrone, EPC Case Planner**] [*Deferred from 3/28/07*] (N-9) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 04/11/07 THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO THE CITY ENGINEER FOR THE SIA AND TO PLANNING FOR 3 COPIES.**

10. **Project # 1005508**
07DRB-00341 Minor-SiteDev Plan
BldPermit

MARK GOODWIN & ASSOCIATES PA agent(s) for ROBBY L ROBERSON request(s) the above action(s) for all or any portion of Tract(s) 20-23, **LADERA BUSINESS PARK, UNIT 2**, zoned SU-1-IP for Lt Indust Uses located on UNSER BLVD NW between VISTA ORIENTE ST NW and LA MORADA PL NW containing approximately 5 acre(s). [REF: 02DRB00518] [*Deferred from 3/28,4/4/ & 04/11/07 [Heard under Proj #1001523 in error]*] (H-9) **DEFERRED AT THE AGENT'S REQUEST TO 04/25/07.**

07DRB-00207 Minor-Prelim&Final Plat
Approval

MARK GOODWIN & ASSOCIATES PA agent(s) for ROBBY L ROBERSON request(s) the above action(s) for all or a portion of Tract(s) 20-23, **LADERA BUSINESS PARK, UNIT 2**, zoned SU-1 FOR LIGHT INDUSTRIAL USES, located on UNSER BLVD NW, between VISTA ORIENTE ST NW and LA MORADA PL NW containing approximately 5 acre(s). [REF: 02DRB00518] [*Deferred from 2/28/07*] [*Indef deferred from 3/14/07*] [*Deferred from 3/28/07, 4/4/07 & 04/11/07*] (H-9) **DEFERRED AT THE AGENT'S REQUEST TO 04/25/07.**

11. **Project # 1005360**
07DRB-00372 Minor-SiteDev Plan
BldPermit

KENT TRAUERNICHT agent(s) for STEVE SCHAUK request(s) the above action(s) for all or any portion of Lot(s) 45, **ALAMEDA BUSINESS PARK**, zoned SU-2 FOR IP-EP located on CALLE ALAMEDA NE, between PASEO ALAMEDA NE and ALAMEDA PARK DR NE containing approximately 1 acre(s). [REF: 07ZHE-00120] [*Deferred from 4/4/07*] (C-16) **SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO TRANSPORTATION DEVELOPMENT FOR CITY STANDARD DRAWING NOTES FOR SIDEWALKS AND DRIVE PAD MODIFICATIONS AND PLANNING FOR SOLID WASTE MANAGEMENT SIGNATURE, WALL DESIGN AND 3 COPIES.**

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

12. **Project # 1005365**
07DRB-00403 Minor-Prelim&Final Plat
Approval

ALPHA PROFESSIONAL SURVEYING INC agent(s) for FRANK & MARY PADILLA request(s) the above action(s) for all or any portion of Lot(s) A, B & C, Tract(s) 300-A-2-B-1, M.R.G.C.D. Map 38, **LANDS OF LOPEZ & PADILLA**, zoned RA-2, located on CARSON RD NW between RIO GRANDE NW and MONTOYA NW containing approximately 1 acre(s). [REF: 07DRB00140] (J-12) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

13. **Project # 1001133**
07DRB-00404 Minor-Ext of SIA for Temp
Defer SDWK

THE TRIAD GROUP request(s) the above action(s) for all or any portion of Lot(s) 9, 23, 29 & 38, **PARADISE TERRACE**, zoned R-1, located on GOLF COURSE RD NW between MCMAHON NW and DRIFTWOOD NW containing approximately 10 acre(s). [REF: 01DRB00373, 03DRB00572, 05DRB00337] (A-12) **A TWO-YEAR EXTENSION TO THE FOUR-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

14. **Project # 1005233**
07DRB-00418 Minor-Temp Defer SDWK

BOHANNAN HUSTON INC agent(s) for CARDINAL HEALTHCARE PTS LLC request(s) the above action(s) for all or any portion of Tract(s) A & B, Block(s) 5, **SUNDT'S INDUSTRIAL CENTER**, zoned M-2 located on ALEXANDER BLVD NE between MONTBEL LP NE and JOAN HILL PL NE containing approximately 17 acre(s). [REF: 06DRB01568] (F-15 & F-16) **THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALK ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

15. **Project # 1005478**
07DRB-00421 Minor-Prelim&Final Plat
Approval

WAYJOHN SURVEYING INC agent(s) for JSJ NOB HILL LLC & BKM LLC request(s) the above action(s) for all or any portion of Lot(s) 1, 2, 18 & 19, Block(s) 15, **MESA GRANDE**, zoned SU-2 O-R located on WASHINGTON ST SE between MESA GRANDE PL SE and ZUNI RD SE containing approximately 1 acre(s). (K-17) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING FOR AGIS DXF FILE AND TO RECORD.**

16. Project # 1005255
07DRB-00420 Minor-Prelim&Final Plat
Approval

WAYJOHN SURVEYING INC agent(s) for JAMES A & JAMES C PETERSON request(s) the above action(s) for all or any portion of Lot(s) A-1, Block(s) 15 and Lot(s) B-1 & C-1, Block(s) 10, **VISTA LARGA**, zoned R-1 located on HANNETT AVE NE between STANFORD DR NE and HARVARD DR NE containing approximately 1 acre(s). [Deferred from 04/11/07] (J-16) DEFERRED AT THE AGENT'S REQUEST TO 04/18/07.

17. **Project # 1005398**
07DRB-00422 Minor-Prelim&Final Plat
Approval

DANIEL DUNN request(s) the above action(s) for all or any portion of Lot(s) 1, 2 & 3, **GARCIA ADDITION**, zoned SR-1 located on 11TH ST NW between MOUNTAIN DR NW and SAWMILL DR NW containing approximately 1 acre(s). (J-13) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO PLANNING TO RECORD.**

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

18. **Project # 1005470**
07DRB-00406 Minor-Sketch Plat or Plan

DESCANSO INC request(s) the above action(s) for **UNPLATTED PORTION OF THE LANDS OF THE B.N.S.F. RAILROAD**, zoned M-2, located on 2ND ST SW between AVENIDA CESAR CHAVEZ SW and WOODWARD RD SW. (L-14) **THE ABOVE REQUEST WAS REVIEWED AND COMENTS WERE GIVEN.**

19. **Project # 1003359**
07DRB-00408 Minor-Sketch Plat or Plan
- FAIZD KESSAM request(s) the above action(s) for all or any portion of Block(s) 26, Tract(s) A, Lot(s) 8-10 & 23-25, **NORTH ALBUQUERQUE ACRES UNIT B**, zoned SU-2 FOR IP located on EAGLE ROCK AVE NE, between SAN PEDRO DR NE and LOUISIANA BLVD NE containing approximately 5 acre(s). [REF: 04EPC00482] (C-18) **THE ABOVE REQUEST WAS REVIEWED AND COMENTS WERE GIVEN.**
20. **Project # 1005474**
07DRB-00413 Minor-Sketch Plat or Plan
- CATHERINE HELLER request(s) the above action(s) for all or any portion of Lot(s) 7 & 8, Block(s) 3, **ROSEMONT PARK ADDITION**, zoned S-R (R-1) located on 11TH ST NW between 10TH ST NW and 12TH ST NW. (J-13) **THE ABOVE REQUEST WAS REVIEWED AND COMENTS WERE GIVEN.**
21. **Project # 1005477**
07DRB-00419 Minor-Sketch Plat or Plan
- WAYJOHN SURVEYING INC agent(s) for TWIN MOUNTAIN CONSTRUCTION II COMPANY request(s) the above action(s) for Tract(s) 1, LANDS OF M-T INVEST. CO and Tract(s) A-1, SPRINGER-SPEECHLY PLAT (to be known as **LANDS OF TWIN MOUNTAIN**) zoned SU-2 C-3 and SU-2 M-1 located on MENAUL BLVD NE between EDITH BLVD NE and I-25 containing approximately 16 acre(s). (H-15) **THE ABOVE REQUEST WAS REVIEWED AND COMENTS WERE GIVEN.**
22. Approval of the Development Review Board Minutes for April 4, 2007. **THE DRB MINUTES FOR APRIL 4, 2007 WERE APPROVED BY THE BOARD.**

23. OTHER MATTERS:

Project # 1003554

07DRB-00482 Minor-Prelim&Final Plat
Approval

SURV-TEK INC agent(s) for VISTA ORIENTE LLC, request(s) the above action(s) for Lot(s) 5 & 6, **CENTRAL PARK PLACE**, zoned C-2, located on CENTRAL AVE SE between CONCHAS ST SE and EUBANK BLVD SE containing approximately 2 acre(s). (L-20) **THE PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD THE PLAT.**

ADJOURNED: 12:50 P.M.

North Campus
N'hood Ass'n

1005255

Development Review Board

NORTH CAMPUS NEIGHBORHOOD ASSOCIATION

June 3, 2008

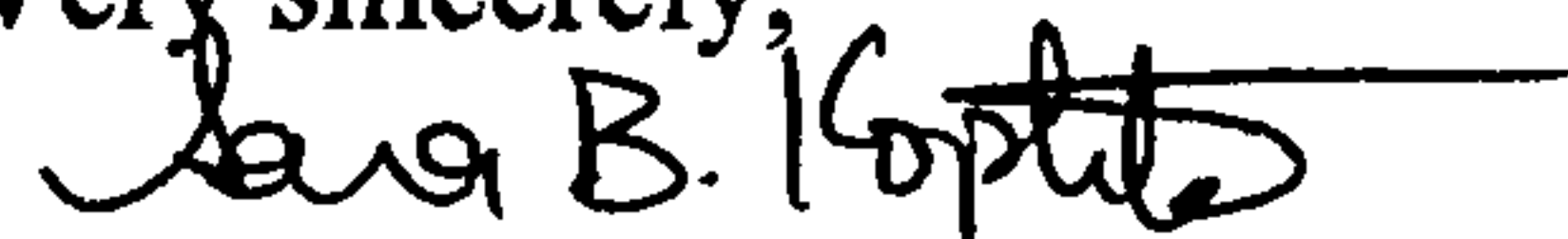
Regarding: Case number 08DBR-70207, project number 1005255,
request to vacate right-of-way on Harvard Drive NE

Dear Development Review Board,

Since your last meeting on May 28th, 2008, the North Campus Neighborhood Association (NCNA) canvassed the residents of Hannett and Harvard to ascertain the views of all nearby households. NCNA Vice-President Tim Davis went door to door from May 30-June 1, and spoke with 72% of the households about the proposal to vacate the right-of-way, and close any future pedestrian access. (Appendix A) Thirty-eight residents in twenty-six households agreed with the proposal to close the right-of-way in an unrestricted manner, and deny pedestrian access. (Ten households were unable to be canvassed, as no one was home over the weekend.) There were no objections raised by any of the twenty-six households. This is all the more unusual, as every residence had an opinion on the matter, and generally spent 15-20 minutes discussing the issue with Tim. Ms. Diane Scena also reversed her previous request, as the opportunity to protect the neighborhood for potential future development was deemed too great an opportunity to loose, even without future pedestrian access. (Appendix B)

Once again, on behalf of the North Campus Neighborhood Association and after careful canvassing of all impacted residents, I would like to state that we wholeheartedly support the request of J.C. and Jim Peterson to vacate the public right of way for Harvard Drive NE that dead ends at the University of New Mexico North Golf Course. We view the closure of this right-of-way as a mechanism to protect the neighborhood from future traffic and growth unregulated by the City of Albuquerque.

Very sincerely,



Sara Koplik, President
1126 Stanford NE
Albuquerque NM 87106
sarakoplik@hotmail.com
266-0579

The following signatories are requesting that the vacating request be approved by the City of Albuquerque without restriction and without the granting of an easement for vehicular or pedestrian access. File # 1005255/08DRB70207

Drive Ave (TD)

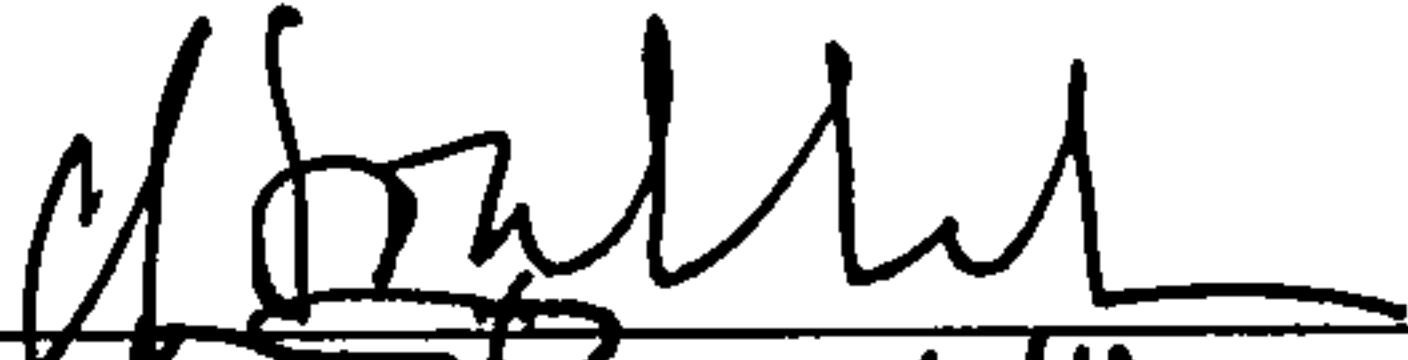

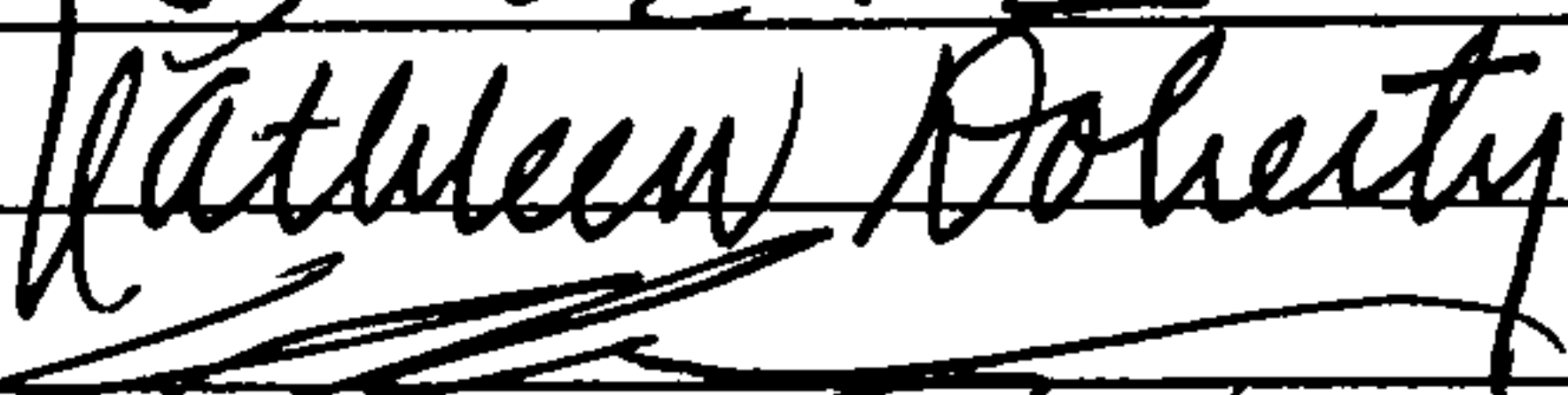


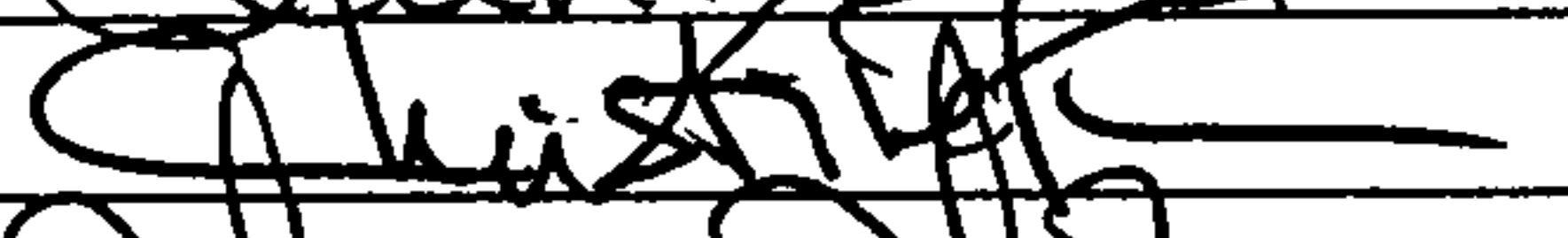

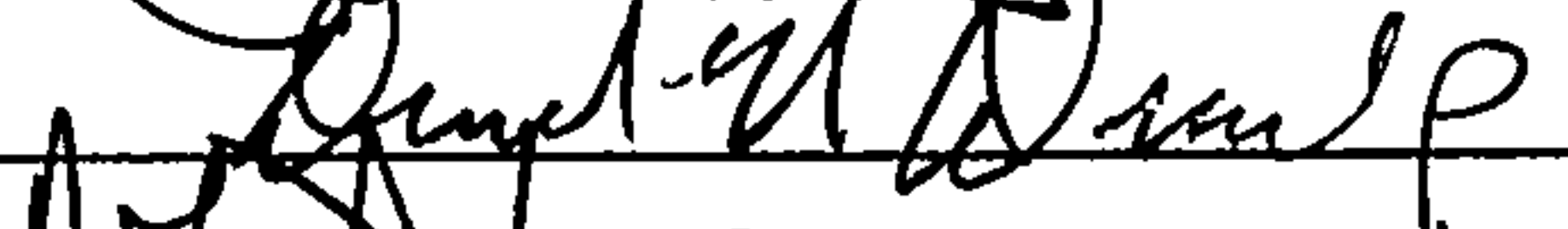

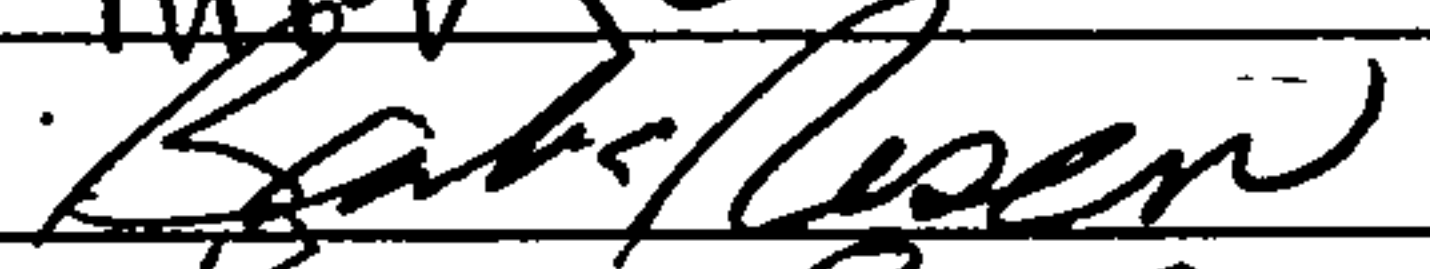

We are residents and occupants of Hannett Avenue and Harvard Court, located within the common boundaries of Stanford to the East, and Indian School Road to the North. We are the residents who would be impacted by the decision to vacate the property and are fully supportive of the unrestricted vacating of the property.

<u>Name</u>	<u>Signature</u>	<u>Street Address/Phone #</u>
Tim Davis		2404 Hannett N.E. 255-0944
PAUL KIENZLE		2307 Hannett NE, 255-2094
Kathy Davis		2404 Hannett NE 265-4642
Jim Peterson		2300 Hannett NE 245-3468
JC Peterson		1401 Harvard NE 294-5534
Alicia Fuen		1401 Harvard NE 235-9398
JEAN DUNLAP		2223 Hannett Ave 268-1281
Scott Sandlin		1520 Columbia NE
Elizabeth G Frederic & Gerard Lane		2408 Hannett NE 87106
Dale Chavez		2312 Hannett NE
Mary Beth Libbey		2312 Hannett NE
Dawn Waterson		2301 Hannett NE
Barbara Waterson		2301 Hannett NE
R.B. White		1406 Harvard NE
Patti White		1406 Harvard NE
Rose M. Williams		1412 Harvard NE
Karen Harkins		1412 Harvard NE
Wayne Harkins		1412 Harvard NE
Triane Scena		1514 Harvard Ct NE
ANDY ZAWADZKI		1508 HARVARD CT NE
Lisa Zawadzki		1508 Harvard Ct NE
Britton K. Rubas		1513 Harvard Drive NE
JASON CHAVEZ		1606 HARVARD NE
Alicia Juarez		1606 Harvard
Madhu Arora		2316 Hannett

The following signatories are requesting that the vacating request be approved by the City of Albuquerque without restriction and without the granting of an easement for vehicular or pedestrian access. File # 1005255/08DRB70207

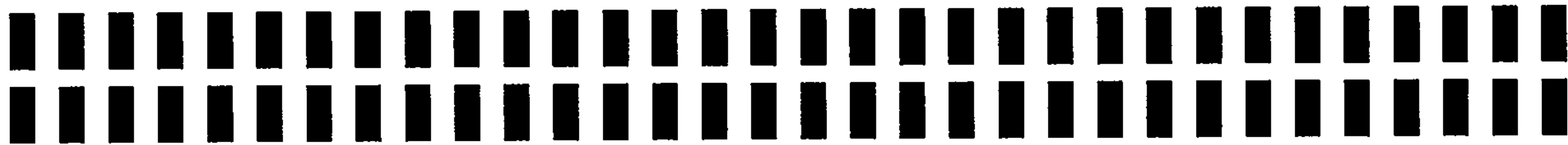
Drive Alto (D)

We are residents and occupants of Hannett Avenue and Harvard Court, located within the common boundaries of Stanford to the East, and Indian School Road to the North. We are the residents who would be impacted by the decision to vacate the property and are fully supportive of the unrestricted vacating of the property.

<u>Name</u>	<u>Signature</u>	<u>Street Address/Phone #</u>
C. TOUBBEH		1500 Harvard NE
LIANG - PO BEISE HAN		1501 Harvard NE 87106
KATHLEEN DOHERTY		1612 Harvard NE 87106
Robert Mickelson		1631 Harvard NE 87106
Joan D. Feddo		1601 Harvard NE 87106
Christine Kemm		1618 Harvard NE 87106
Sabrina Solomon		1619 Harvard NE 87106
David H. Dunlop		2223 Hannett Ave NE
Bob Rosen		2409 HANNETT Ave NE
Barb Rosen		2409 Hannett NE
Gail Baker		2400 Hannett NE

Addresses Not Canvassed

- 1506 Howard - not home Sat/Sunday
- 1600 Howard - not home - Sat/Sunday
- 1718 - Howard - not home - Sunday
- 1624 - Howard - not home - Sat/Sunday
- 1636 Howard - not home - Sat/Sunday
- 1635 Howard - not home - Sunday
- 1625 Howard - not home Sunday
- ~~1619 Howard - dog in yard - no answer~~
- 1613 Howard - not home Sunday
- 1607 Howard - not home Sunday
- ~~1501 Howard - no answer Sunday~~
- 1507 Howard not home Sunday



^
^
^
^
^
^



X Close window

FW: DRB Project #1005255, Vacation of Public Right of Way

From: Sara Koplik (sarakoplik@hotmail.com)
Sent: Wed 6/04/08 3:43 AM
To: sarakoplik@hotmail.com

Appendix B

From: dscena@earthlink.net
To: jcloud@cabq.gov
CC: sarakoplik@neighborsforgreenspace.com; sarakoplik@hotmail.com
Subject: DRB Project #1005255, Vacation of Public Right of Way
Date: Thu, 29 May 2008 14:02:53 -0600

1514 Harvard Court, NE
Albuquerque, NM 87106
May 29, 2008

Jack Cloud, AICP, DRB Chairman, Planning Department
City of Albuquerque

Dear Mr. Cloud,

I'd like to thank you and the Board for the opportunity to comment on this case and for being receptive to my request for a pedestrian easement. However, the applicant told the neighborhood association yesterday that he would withdraw the vacation request if required to provide a pedestrian easement. The neighborhood association feels that vacating the street right-of-way would provide protection to the neighborhood from potential traffic from future UNM developments and does not wish to lose this opportunity. Therefore, I would like to withdraw my request for a pedestrian easement. I respectfully ask that the Board not make it a requirement of the vacation request.

Sincerely,

Diane Scena

?? ?<?s?c?r?i?p?t? ?i?a?n?g?u?a?g?e?=?"??a?v?a?S?c?r?i?p?t?">? ?<?i?-?-? ?v?a?r? ?S?y?m?R?e?a?i?O?n?L?o?a?d?;? ?v?a?r?
?S?y?m?R?e?a?i?O?n?U?n?i?o?a?d?;? ? ?f?u?n?c?t?i?o?n? ?S?y?m?O?n?U?n?i?o?a?d?(?)? ?{? ? ? ?w?i?n?d?o?w?.?o?p?e?n? ?=?
?S?y?m?W?i?n?O?p?e?n?;? ? ? ?i?f?(?S?y?m?R?e?a?i?O?n?U?n?i?o?a?d? ?i?=? ?n?u?i?i?)? ? ? ? ?
?S?y?m?R?e?a?i?O?n?U?n?i?o?a?d?(?)?;? ?} ? ? ?f?u?n?c?t?i?o?n? ?S?y?m?O?n?L?o?a?d?(?)? ?{? ? ? ?i?f?(?S?y?m?R?e?a?i?O?n?L?o?a?d?
?i?=? ?n?u?i?i?)? ? ? ? ? ?S?y?m?R?e?a?i?O?n?L?o?a?d?(?)?;? ? ? ?w?i?n?d?o?w?.?o?p?e?n? ?=? ?S?y?m?R?e?a?i?W?i?n?O?p?e?n?;? ?
? ?S?y?m?R?e?a?i?O?n?U?n?i?o?a?d? ?=? ?w?i?n?d?o?w?.?o?n?u?n?i?o?a?d?;? ? ? ?w?i?n?d?o?w?.?o?n?u?n?i?o?a?d? ?=?
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?=? ?S?y?m?O?n?L?o?a?d?;? ? ?/?/?-?-?>? ?</?s?c?r?i?p?t?>? ?

CITY OF ALBUQUERQUE



CITY OF ALBUQUERQUE PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1005255

AGENDA ITEM NO: 4

SUBJECT:

Vacation
Final Plat
Preliminary Plat

ACTION REQUESTED:

PO Box 1293 REV/CMT:() APP:(x) SIGN-OFF:() EXTN:() AMEND:()

ENGINEERING COMMENTS:

Albuquerque The Hydrology Section has no objection to the vacation request.

NM 87103

RESOLUTION:

www.cabq.gov APPROVED ^{See} X; DENIED ____; DEFERRED ____; COMMENTS PROVIDED ____; WITHDRAWN

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

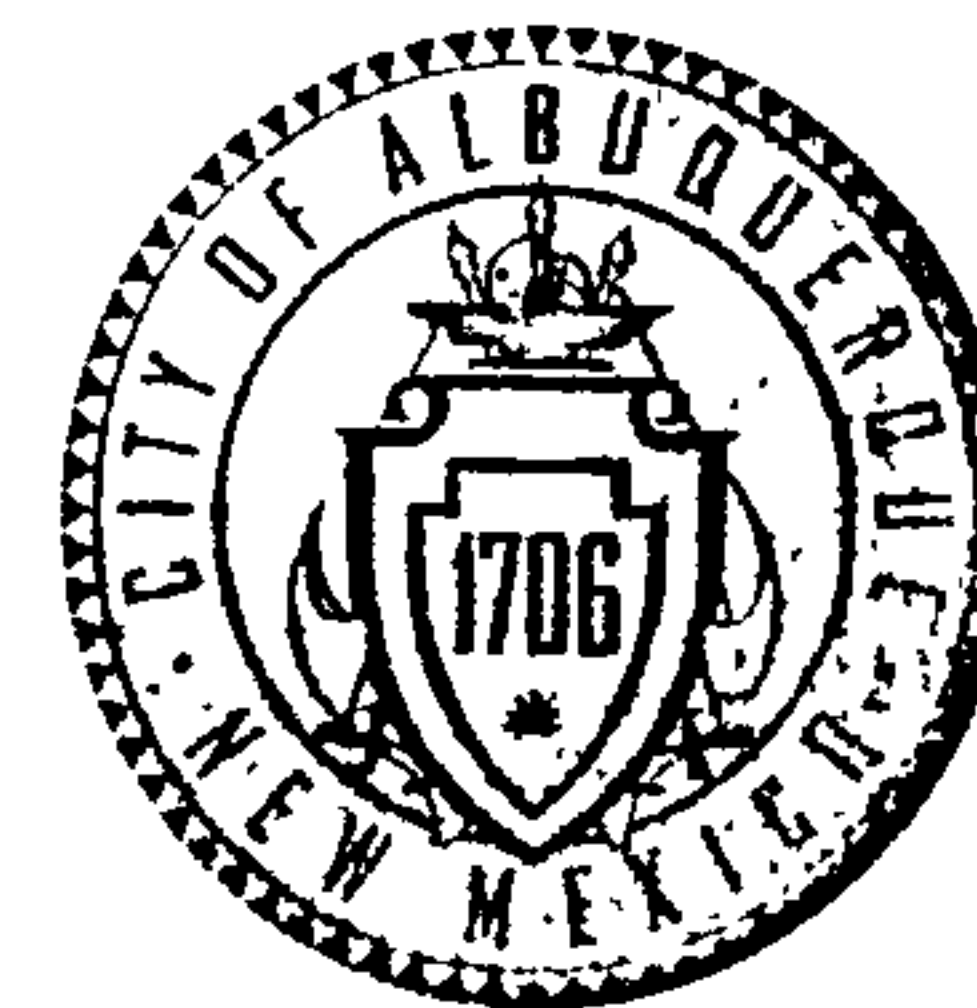
DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PKS) (PLNG)

FOR:

SIGNED: Bradley L. Bingham
City Engineer/AMAFCA Designee
924-3986

DATE: June 4, 2008

CITY OF ALBUQUERQUE



CITY OF ALBUQUERQUE PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1005255

AGENDA ITEM NO: 2

SUBJECT:

Vacation
Final Plat
Preliminary Plat

ACTION REQUESTED:

PO Box 1293

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

ENGINEERING COMMENTS:

Albuquerque

The Hydrology Section has no objection to the vacation request with written concurrence by UNM. Maintenance of easement 6 should be by underlying property owners.

NM 87103

RESOLUTION:

6-4-08

www.cabq.gov

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

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

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

FOR:

SIGNED: Bradley L. Bingham
City Engineer/AMAFCA Designee
924-3986

DATE: May 28, 2008

NORTH CAMPUS NEIGHBORHOOD ASSOCIATION

May 19, 2008

Dear Development Review Board and Office of Neighborhood Coordination,

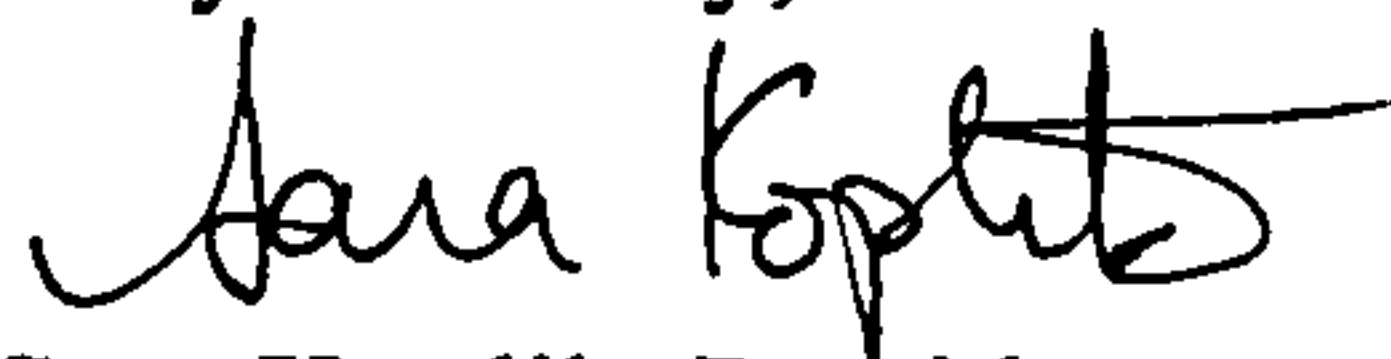
On behalf of the North Campus Neighborhood Association, I would like to inform you that we wholeheartedly support the request of J.C. and Jim Peterson to vacate the public right of way for Harvard Drive NE that dead ends at the University of New Mexico North Golf Course. (Case number 08DBR-70207, project number ~~1005255-~~) When the Petersons made this request initially, there were no objections, and since that time, support for this closure has grown considerably.

Please allow me to delve into some of the recent history surrounding this request. In December 2006, I sent a newsletter out to the entire 800 household neighborhood about the Petersons' wish to close the cul-de-sac, and made particular effort to canvas the homes on Harvard and Hannett. We had a well-attended meeting, and neighbor after neighbor stood in support of this project. On multiple occasions, I asked if there were opposing views, and never heard a solitary objection.

Within a few weeks of this meeting, UNM announced its plans to build a retirement community on the golf course. At this point, we realized that the Petersons' request would protect the neighborhood from the potential of a large influx of traffic into residential streets. While the neighborhood has been successful in opposing the plan for a retirement community, we have been far less successful in stemming the quiet march of buildings north on Yale. This summer, there will be four projects on the edge of the golf course: the Court of Appeals building, and expansions of the Mind Institute, Ronald McDonald House and Casa Esperanza.

We view the closure of this cul-de-sac as a way to protect the neighborhood from future traffic and UNM's plans for growth. This request enjoys wide support from the neighborhood, and we hope that you will choose to approve the Petersons' proposal.

Very sincerely,



Sara Koplik, President
1126 Stanford NE
Albuquerque NM 87106
sarakoplik@hotmail.com
266-0579

CC: Doug Crandall, DAC Enterprises, Inc.
J.C. and Jim Peterson



Ms. Sara Koplik
1126 Stanford Dr. NE
Albuquerque, NM 87106

ALBUQUERQUE 87103
AUG 2008 3 1

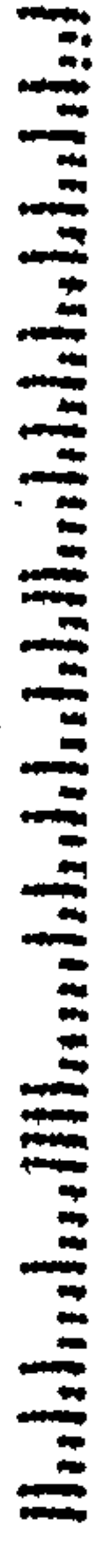


Angela J. Gomez
Development Review Board
Planning Department
Plaza del Sol Building

600 2nd Street NW

Albuquerque NM 87103

→ case # 08 DRB-70207 / proj # 1005255





COMPLETED 06/20/08 *SH*
DRB CASE ACTION LOG (PREL/FINAL)

REVISED 10/08/07

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

DRB Application No.: 08DRB-70236

Project # 1005255

Project Name: VISTA LARGA

Agent: WAYJOHN SURVEYING

Phone No.: 255-2052

610-0593

Your request was approved on *6-4-08* by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

UTILITIES: _____

CITY ENGINEER / AMAFCA: _____

PARKS / CIP: _____

PLANNING (Last to sign): *- City Real Estate*

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. *OK***
- Copy of recorded plat for Planning.**

Created On:



DRB CASE ACTION LOG (PREL/FINAL)

REVISED 10/08/07

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

DRB Application No.: 08DRB-70236

Project # 1005255

Project Name: VISTA LARGA

Agent: WAYJOHN SURVEYING

Phone No.: 255-2052

Your request was approved on 6-4-08 by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

UTILITIES: _____

CITY ENGINEER / AMAFCA: _____

PARKS / CIP: _____

PLANNING (Last to sign): ~ City Real Estate

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:** _____
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- County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.
- Property Management's signature must be obtained prior to Planning Department's signature.
- AGIS DXF File approval required.
- Copy of recorded plat for Planning.

Created On:

5255

DXF Electronic Approval Form

DRB Project Case #: 1005255

Subdivision Name: VISTA LARGA BLOCK 15 LOT A1A & BLOCK 10 LOT C1A

Surveyor: THOMAS D JOHNSTON

Contact Person: THOMAS D JOHNSTON

Contact Information: 255-2052

DXF Received: 6/2/2008

Hard Copy Received: 6/3/2008

Coordinate System: NMSP Grid (NAD 27)


Approved

06-04-2008
Date

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

AGIS Use Only

Copied fc 5255

to agiscov on 6/4/2008

Contact person notified on 6/4/2008

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

05/20/2008 Issued By: E08375

Permit Number: 2008 070 236

Category Code 910

Application Number: 08DRB-70236, Minor - Preliminary/ Final Plat Approval

Address:

Location Description: HANNETT AVE NE BETWEEN STANFORD DR NE AND HARVARD DR NE

Project Number: 1005255

Applicant

James A & James C Peterson

2325 San Pedro Dr Ne Suite 2-A
 Albuquerque NM 87110
 275-0933

Agent / Contact

Wayjohn Surveying Inc
 Thomas Johnston
 330 Louisiana Blvd Ne
 Albuquerque NM 87108

wayjohnsurv@aol.com

Application Fees

441018/4971000	Public Notification	
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$285.00
TOTAL:		\$305.00

City Of Albuquerque
 Treasury Division

5/20/2008 9:48AM LOC: ANNX
 WSH 008 TRANSH 0005
 RECEIPT# 00091412-00091412
 PERMITH 20080/0236 TRSSV;
 Trans Amt \$305.00
 Conflict Manag. Fee \$20.00
 DRB Actions \$285.00
 CK \$305.00
 CHANGE \$0.00

Thank You

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

05/01/2008 Issued By: PLNSDH

Permit Number: 2008 070 207

Category Code 910

Application Number: 08DRB-70207, Vacation Of Public Right-Of-Way

Address:

Location Description: HARVARD DR NE BETWEEN HARVARD CT NE AND CORNELL DR NE

Project Number: 1005255

Applicant

J C Peterson & James A Peterson

1401 Harvard Dr Ne & 2300 Hannettav Ne
 Albuquerque NM 87108

Agent / Contact

Dac Enterprises, Inc

Po Box 16658
 Albuquerque NM 87181

Application Fees

441018/4971000	Public Notification	\$75.00
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$300.00
TOTAL:		\$395.00

City Of Albuquerque
 Treasury Division

5/1/2008 10:46AM LOC: ANNX
 WSH 006 TRANS# 0007
 RECEIPT# 00091545-00091545
 PERMIT# 2008070207 TRSBLC
 Trans Amt \$395.00
 APN Fee \$75.00
 Conflict Manaq. Fee \$20.00
 DRB Actions \$300.00
 CK \$395.00
 CHANGE \$0.00

Thank You



Supplemental form

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

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

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

APPLICATION INFORMATION:

Professional/Agent (if any): WAYJOHN SURVEYING INC. PHONE: 255. 2052
 ADDRESS: 330 LOUISIANA BLVD NE FAX: 255-2887
 CITY: ALBUQUERQUE STATE NM ZIP 87108 E-MAIL: WAYJOHN SURVEY@AOL.COM

APPLICANT: JAMES A: JAMES C. PETERSON PHONE: 275. 0933
 ADDRESS: 2325 SAN PEDRO DRIVE NE SUITE 21A FAX: 275. 0932
 CITY: ALBUQUERQUE STATE NM ZIP 87110 E-MAIL: _____

Proprietary interest in site: OWNERS List all owners: _____

DESCRIPTION OF REQUEST: MINOR PRELIMINARY/FINAL PLAT TO CONSOLIDATE LOT LINES AND TO INCORPORATE VACATED RIGHT OF WAY

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. A-1/BLOCK 5; B-1; C-1/BLOCK 10 Block: 10515 Unit: _____
 Subdiv/Addn/TBKA: VISTA LARGA
 Existing Zoning: R-1 Proposed zoning: SOME MRGCD Map No _____
 Zone Atlas page(s): 2-16 UPC Code: 101605805039920115, 101605807240020114

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 1005255
06DRB-01629; 07DRB-00420

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: 3 No. of proposed lots: 2 Total area of site (acres): 1.1773
 LOCATION OF PROPERTY BY STREETS: On or Near: HANNETT AVENUE NE
 Between: STANFORD DRIVE NE and HARVARD DRIVE NE

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

SIGNATURE [Signature] DATE 5.19.08

(Print) THOMAS D. JOHNSTON Applicant: Agent:

FOR OFFICIAL USE ONLY

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

Application case numbers	Action	S.F.	Fees
<u>08DRB - 70236</u>	<u>PIF</u>	_____	<u>\$ 285.00</u>
_____	<u>CMF</u>	_____	<u>\$ 20.00</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
Total			<u>\$ 305.00</u>

Hearing date May 28 2008

[Signature] 5/20/08

Project #

1005255

Form revised 4/07

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.**

- N/A 5 Acres or more: Certificate of No Effect or Approval
- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies** for unadvertised meetings
- N/A Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
- N/A 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
- N/A 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
- N/A 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.

THOMAS D. JOHNSON (AGENT)

 Applicant name (print)
 _____ 5.19.08
 Applicant signature / date

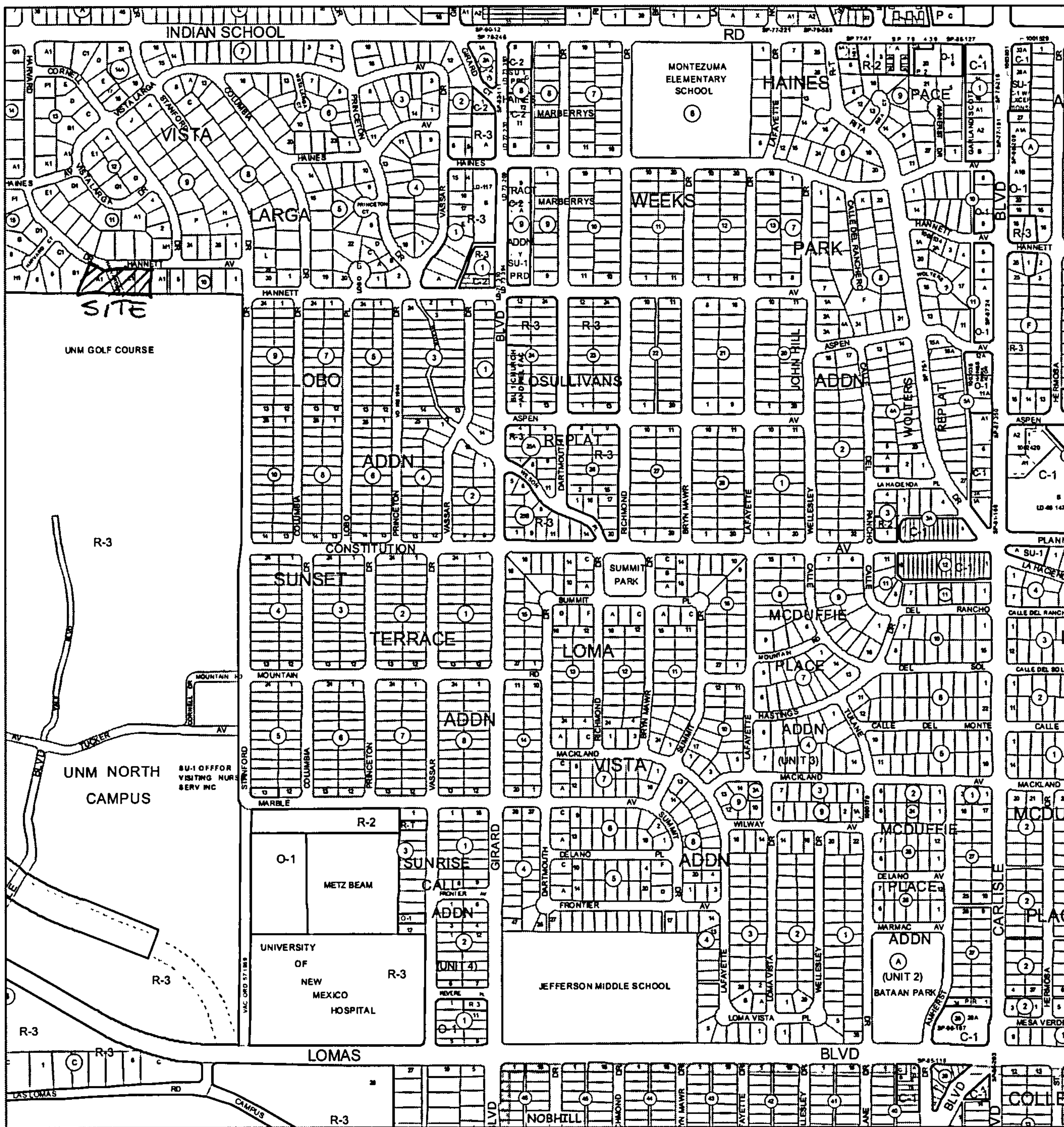


Form revised October 2007

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

Application case numbers
 05DRB - 70236

_____ 5/29/08
 Planner signature / date
 Project # 9005255

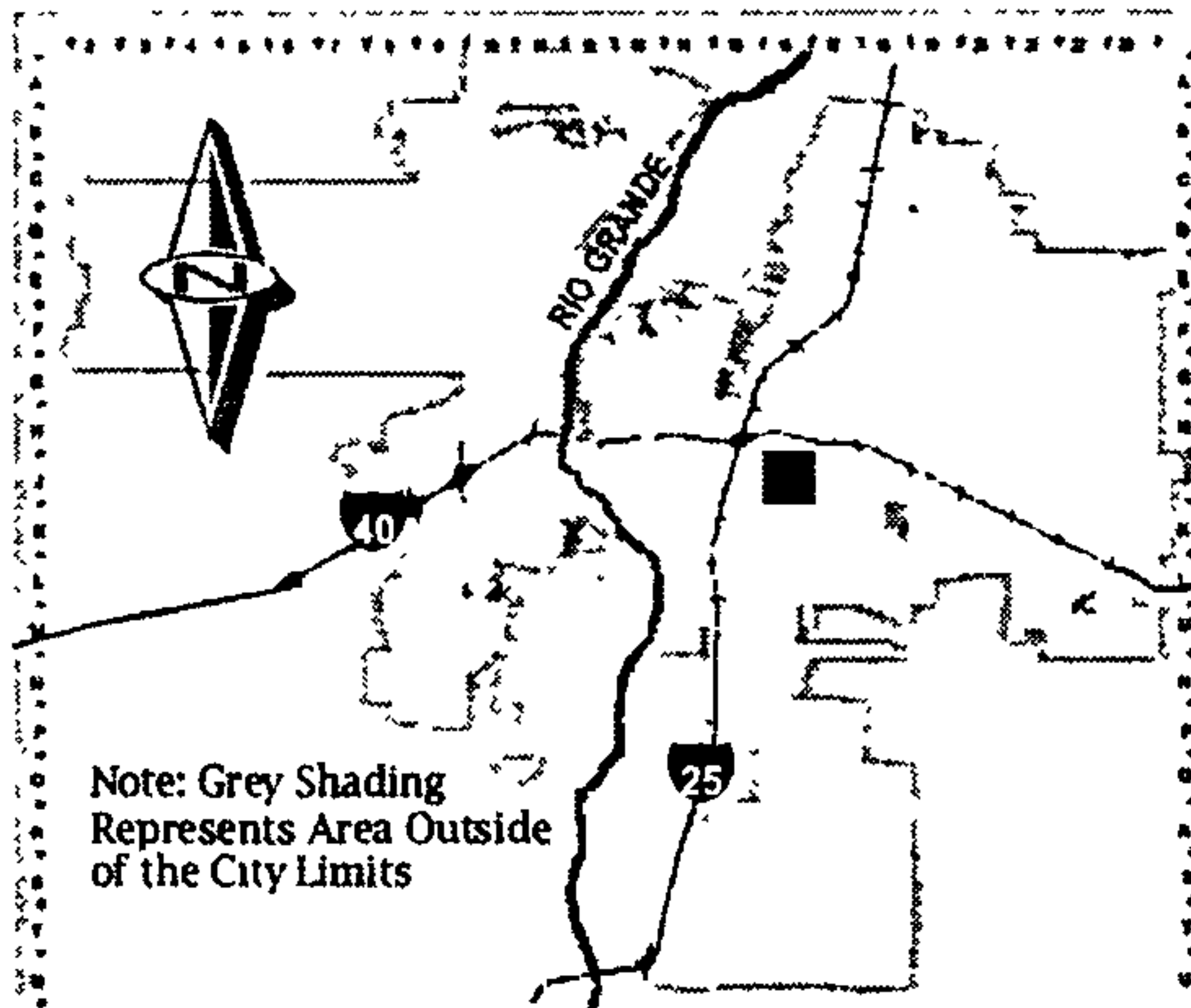


For more current information and more details visit: <http://www.cabq.gov/gis>



Albuquerque Geographic Information System

Map amended through: 3/14/2006



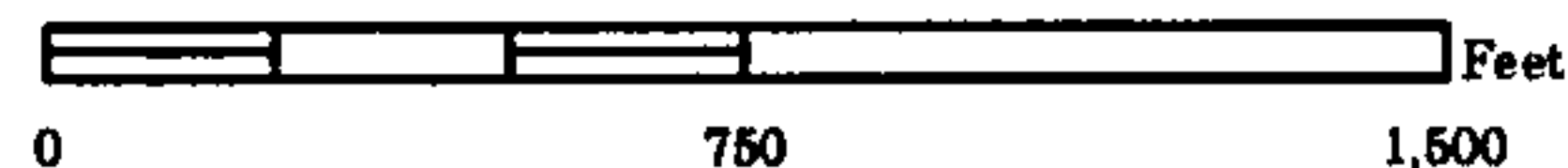
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

J-16-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





330 Louisiana Blvd., N.E. ♦ Albuquerque, NM 87108 ♦ Phone: (505) 255-2052 ♦ Fax: (505) 255-2887

May 19, 2008

Planning Department
City of Albuquerque
PO Box 1293
Albuquerque, NM 87103

RE: DRB Project #1005255

Minor Preliminary/Final Plat of Lots A-1-A, Block 15 and C-1-A, Block 10, Vista Larga

To Whom It May Concern:

I would like to submit a minor preliminary/final plat in support of a vacation action on Harvard Drive, NE located between the lots noted above. This vacation action expired last December and it has been revived by my client. The vacation action is to be heard on May 28, 2008, and I would like to request that this plat be heard concurrently. The plat being submitted is the same as the plat submitted in April of 2007. We have acquired the initials of all parties who signed the plat previously, as directed by Mr. Glen Haikin and Mr. Jack Cloud.

Thank you for your time in considering this matter. If you have any questions, please give me a call at the above number.

Regards,

A handwritten signature in black ink, appearing to read "Thomas D. Johnston". The signature is fluid and cursive, with a large initial "T" and "J".

Thomas D. Johnston, PS, PE
President, Wayjohn Surveying Inc.

**ALBUQUERQUE PUBLIC SCHOOLS
PRE-DEVELOPMENT FACILITIES FEE AGREEMENT WAIVER**

Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, New Mexico ("Albuquerque Public Schools" or "APS"), having reviewed the proposed plat of Lot A-1-A Block 15, and Lot C-1-A Block 10, Vista Larga, which is zoned as R-1, on May 19, 2008 submitted by James C. and Mary B. Peterson, owner of above property, has determined that no Pre-Development Facilities Fee Agreement is required with respect to that proposed plat because the property owner is consolidating 3 lots into 2 lots. This will result in no net gain of residential units.

ALBUQUERQUE PUBLIC SCHOOLS

By: _____
Signature

Betty King, Planner, Capital Master Plan

STATE OF NEW MEXICO
COUNTY OF BERNALILLO

This instrument was acknowledged before me on May 20, 2008, by Betty King as Planner, Capital Master Plan of the Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, a school district organized and existing under the laws of the State of New Mexico.

(Seal)

April L. Winters
Notary Public

My commission expires: May 18, 2011



Pre-Development Facilities Fee (PDFF) Cover Sheet

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

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

Project # (if already assigned by DRB/EPC) 1005255

Please check one:

- | | | |
|---|---|--|
| <input type="checkbox"/> Preliminary PDFF
(Preliminary PDFF are required for preliminary plat submittals.) | <input type="checkbox"/> Final PDFF
(Final PDFF are required for final plat submittals and must be recorded prior to DRB hearing) | <input checked="" type="checkbox"/> Waiver/Deferral
(Must provide reason for waiver/deferral) |
|---|---|--|

Project Information

Subdivision Name Vista Larga
 Legal Description Lot A-1-A Block 15, and Lot C-1-A Block 10, Vista Larga
 Location of Project (address or major cross streets) Harvard Dr NE and Hannett Av NE
 Proposed Number of Units: 2 Single-Family _____ Multi-Family 2 Total Units
 Note: A single-family unit is a single-family, detached dwelling unit.

Comments _____

Waiver Information

Property Owner James C. and Mary B. Peterson Legal Description Lot A-1-A Block 15, and Lot C-1-A Block 10, Vista Larga Zoning R-1
 Reason for Waiver/Deferral the property owner is consolidating 3 lots into 2 lots. This will result in no net gain of residential units

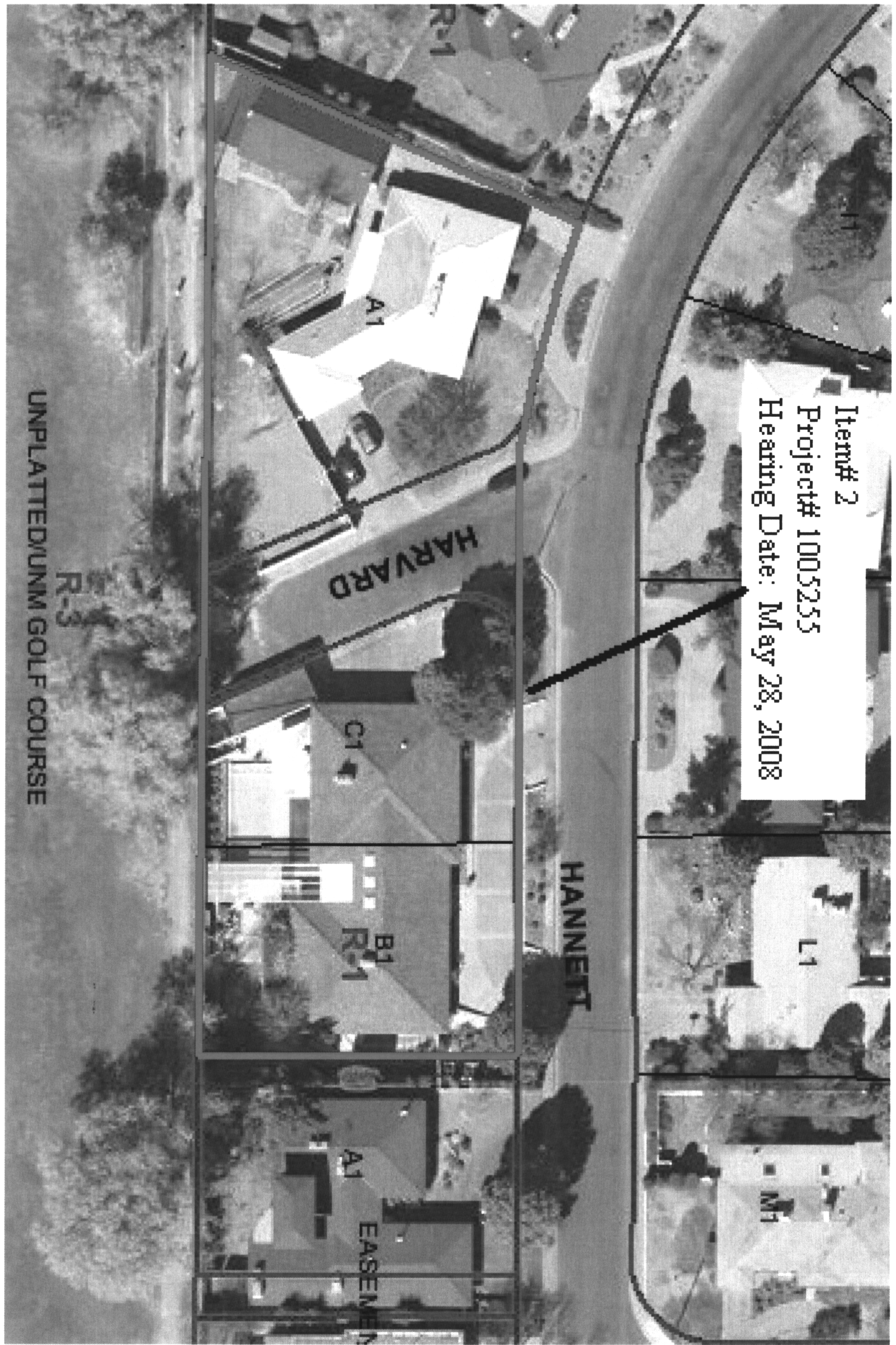
Contact Information

Name Thomas Johnston
 Company Wayjohn Surveying
 Phone 255-2052
 E-mail _____

Please include with your submittal:

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

FOR OFFICE USE ONLY
 APS Cluster Albuquerque
 Date Submitted 5/19/2008
 Date Completed 5/20/2008



UNPLATTED/UNIM GOLF COURSE

R-3

Item# 2
Project# 1005255
Hearing Date: May 28, 2008

HARVARD

HANNETT

L1

B1
R-1

A1

EASEMENT



Supplemental form

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- County Submittal
- EPC Submittal
- Zone Map Amendment (Establish or Change Zoning)
- Sector Plan (Phase I, II, III)
- Amendment to Sector, Area, Facility or Comprehensive Plan
- Text Amendment (Zoning Code/Sub Regs)
- Street Name Change (Local & Collector)
- 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): DAC ENTERPRISES, INC. PHONE: 294-5243
 ADDRESS: P.O. BOX 16658 FAX: 247-4530
 CITY: ALBUQUERQUE STATE NM ZIP 87191 E-MAIL: _____

APPLICANT: J.C. PETERSON & JAMES A. PETERSON PHONE: _____
 ADDRESS: 1401 HARVARD DR NE & 2300 HANNETT AV NE FAX: _____
 CITY: ALBUQUERQUE STATE NM ZIP 87106 E-MAIL: _____

Proprietary interest in site: APPLICANTS List all owners: CITY OF ALBUQUERQUE

DESCRIPTION OF REQUEST: VACATION OF HARVARD DR, NE, SOUTH OF HANNETT AVE, NE; BETWEEN LOT A-7, BLK 15 & LOT C-1, BLK 10, VISTA LARGA SUBDIVISION

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. _____ Block: _____ Unit: _____
 Subdiv/Addn/TBKA: _____
 Existing Zoning: N/A Proposed zoning: N/A
 Zone Atlas page(s): J-16 UPC Code: _____ MRGCD Map No _____

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): 06 DRB-01629
PROJ# 1005255

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: _____ No. of proposed lots: _____ Total area of site (acres): _____
 LOCATION OF PROPERTY BY STREETS: On or Near: HARVARD DR, NE
 Between: HARVARD CT, NE and CORNELL DR, NE

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

SIGNATURE Robert E. Romero DATE 4/30/08
 (Print) ROBERT E. ROMERO Applicant: Agent:

FOR OFFICIAL USE ONLY

Form revised 4/07

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

Application case numbers	Action	S.F.	Fees
<u>08 DRB 70207</u>	<u>VIEW</u>	<u>✓</u>	<u>\$300.00</u>
_____	<u>APV</u>	_____	<u>\$75.00</u>
_____	_____	_____	<u>\$20.00</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
Hearing date <u>05/28/08</u>			Total <u>\$395.00</u>

Sandy Handley 05/01/08 Project # 1005255
 Planner signature / date

FORM V: SUBDIVISION VARIANCES & VACATIONS

- BULK LAND VARIANCE (DRB04)** (PUBLIC HEARING CASE) **24 copies**
- Application for Minor Plat on FORM S-3, including those submittal requirements.
 - Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all improvements to be waived.
 - Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- VACATION OF PUBLIC EASEMENT (DRB27)**
- VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)** **24 copies.**
- The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**
(Not required for City owned public right-of-way.)
 - Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.
DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.

- SIDEWALK VARIANCE (DRB20)**
- SIDEWALK WAIVER (DRB21)** **6 copies**
- Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14")
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the variance or waiver
 - List any original and/or related file numbers on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**

- SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)** **24 copies**
- Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14")
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the variance
 - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - Sign Posting Agreement
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.**

- TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**
- EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)** **6 copies**
- Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14")
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the deferral or extension
 - List any original and/or related file numbers on the cover application
- DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.**

- VACATION OF PRIVATE EASEMENT (DRB26)**
- VACATION OF RECORDED PLAT (DRB29)** **6 copies**
- The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14")
 - Scale drawing showing the easement to be vacated (8.5" by 11")
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter/documents briefly describing, explaining, and justifying the vacation
 - Letter of authorization from the grantors and the beneficiaries (private easement only)
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.
DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

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

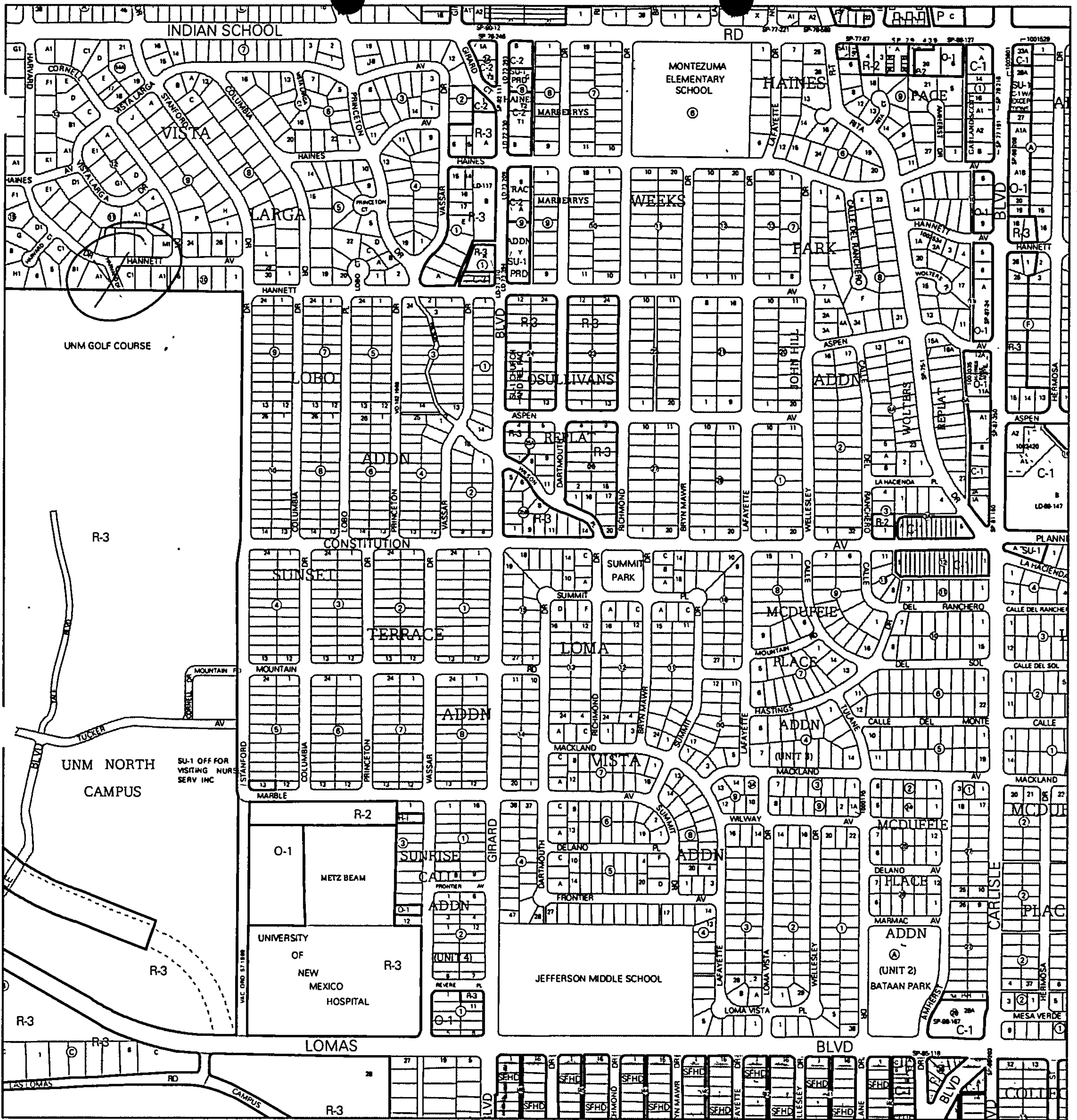
DAC ENTERPRISES, INC
 ROBERT F. ROMERO
 Applicant name (print)
 [Signature] 9/30/08
 Applicant signature / date



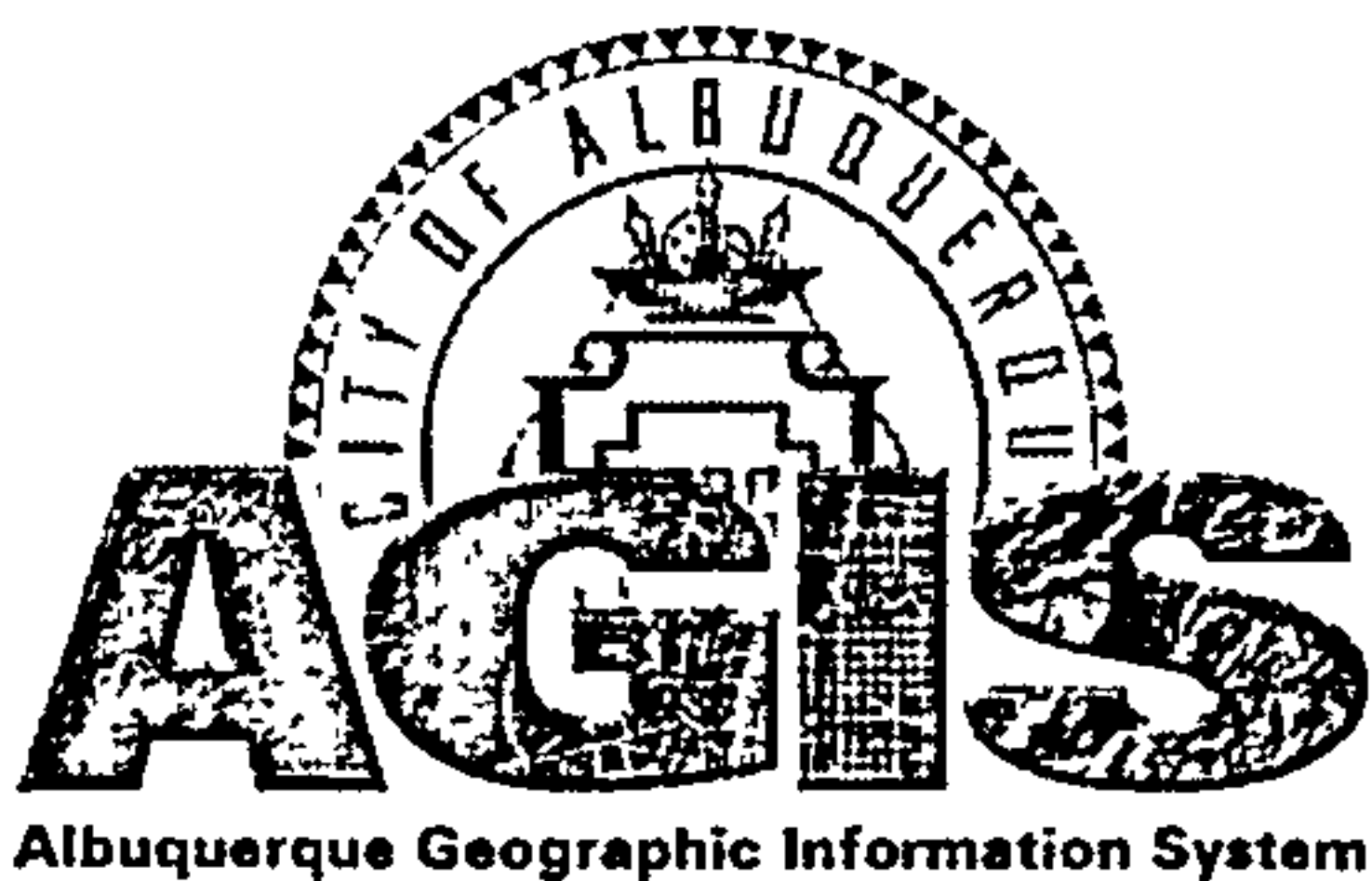
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
 08DRB - 10207

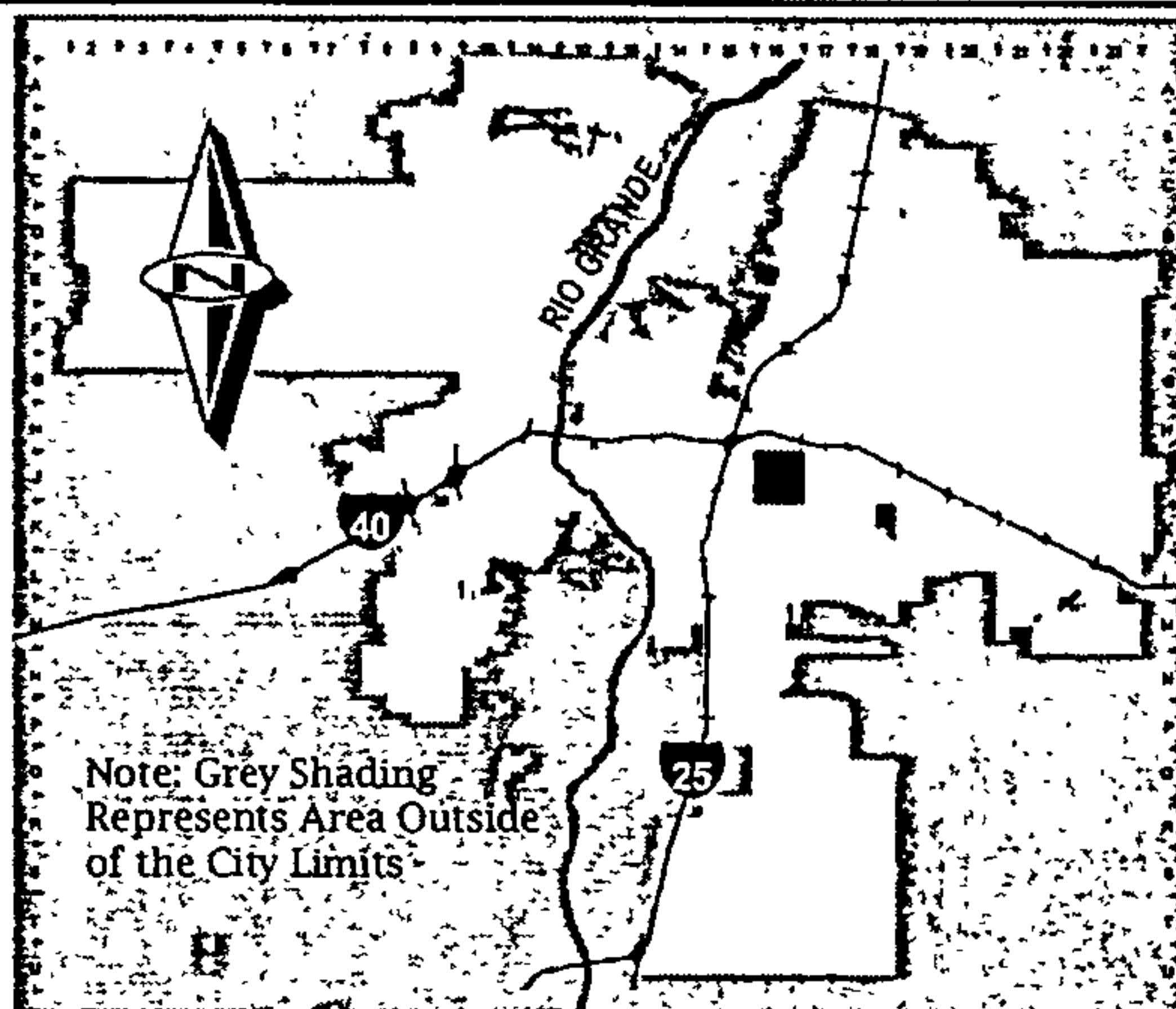
Form revised 4/07
 [Signature] Sandy Handley
 Planner/signature / date
 Project # 1005255



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



Map amended through: 2/8/2008






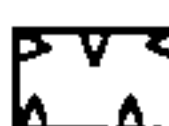





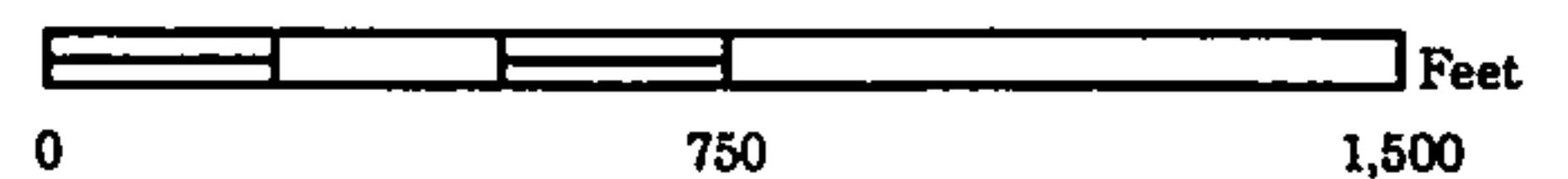
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

J-16-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



April 26, 2008

Mr. Jack Cloud, AICP
Chair, Development Review Board
Planning Department
City of Albuquerque
600 2nd St. NW
Albuquerque, New Mexico 87102

Re: Proposed Vacation of Right of Way – Harvard Drive NE

Dear Mr. Cloud:

DAC Enterprises, Inc. is representing Mr. J.C. Peterson and Mr. James A. Peterson regarding the above referenced vacation of right-of-way request. The right-of-way is located on Harvard Drive NE. It abuts Lot C-1, Block 10 and Lot A-1, Block 15, Vista Larga Subdivision. Harvard Drive is located south of Hannett NE and dead ends into the University of New Mexico North Golf Course. The University does not use Harvard Drive for access; instead they utilize Indian School and Stanford for that purpose. There is no water line or other utility infrastructure on Harvard Drive.

This right of way vacation was previously approved by the Development Review Board in 2006, but the required conditions were never met, therefore necessitating this new request.

Lot C-1 is owned by James A. Peterson and Lot A-1 is owned by J.C. Peterson. They would like to vacate the right of way to add to each of their properties. They would like to also put an end to the illegal parking and drinking that takes place on this unused street.

The adjoining property owners understand that they will be responsible for purchasing the vacated right-of-way and are prepared to do so. It is their intention to remove the paving and provide for a single lot line and seamless transition between Lots C-1 and A- 1.

A survey has been provided for review by the Development Review Board. Your assistance in facilitating the approval process is greatly appreciated.

Thank you.


Robert E. Romero

DAC Enterprises, Inc.

April 30, 2008

CERTIFIED MAIL
NORTH CAMPUS NEIGHBORHOOD ASSOCIATION
Sara Koplik
1126 Stanford NE
Albuquerque, New Mexico 87106

Re: Proposed Vacation of Right-of Way – Harvard Drive NE

Dear Ms. Koplik:

DAC Enterprises, Inc. is representing Mr. J.C. Peterson and Mr. James A. Peterson regarding the above referenced vacation of right-of way request. The right-of-way is located on Harvard Drive NE. It abuts Lot C-1, Block 10 and Lot A-1, Block 15, Vista Larga Subdivision. Harvard Drive is located south of Hannett NE and dead ends into the University of New Mexico North Golf Course. The University does not use Harvard Drive for access.

This right-of-way vacation was previously approved by the Development Review Board on December 13, 2006, but the required conditions took longer than expected and were not completed by the deadline, therefore necessitating this new request. The new hearing is scheduled for May 28, 2008 in the Plaza Del Sol hearing room.

A survey is provided for your review. If you should have any questions and/or should you wish for us to visit with you and members of your association, please feel free to call on us.

Sincerely,


Doug Crandall

Cc: Frances Blair 1209 Vassar NE 87106

7004 1350 0000 0971 7590

U.S. Postal Service™	
CERTIFIED MAIL™ RECEIPT	
(Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at www.usps.com	
ALBUQUERQUE NM 87106	
OFFICIAL USE	
Postage	\$ 0.41
Certified Fee	\$2.65
Return Receipt Fee (Endorsement Required)	\$2.15
Restricted Delivery Fee (Endorsement Required)	\$0.00
Total Postage & Fees	\$ 5.21

0101AQUE
05
ADD
Postmark
36
04/30/2008

Sent To
FRANCES BLAIR
Street, Apt. No.,
or PO Box No. 1209 VASSAR NE
City, State, ZIP+4
ALBUQUERQUE, NM 87106

PS Form 3800, June 2002 See Reverse for Instructions

April 30, 2008

CERTIFIED MAIL
NORTH CAMPUS NEIGHBORHOOD ASSOCIATION
Sara Koplik
1126 Stanford NE
Albuquerque, New Mexico 87106

Re: Proposed Vacation of Right-of Way – Harvard Drive NE

Dear Ms. Koplik:

DAC Enterprises, Inc. is representing Mr. J.C. Peterson and Mr. James A. Peterson regarding the above referenced vacation of right-of way request. The right-of-way is located on Harvard Drive NE. It abuts Lot C-1, Block 10 and Lot A-1, Block 15, Vista Larga Subdivision. Harvard Drive is located south of Hannett NE and dead ends into the University of New Mexico North Golf Course. The University does not use Harvard Drive for access.

This right-of-way vacation was previously approved by the Development Review Board on December 13, 2006, but the required conditions took longer than expected and were not completed by the deadline, therefore necessitating this new request. The new hearing is scheduled for May 28, 2008 in the Plaza Del Sol hearing room.

A survey is provided for your review. If you should have any questions and/or should you wish for us to visit with you and members of your association, please feel free to call on us.

Sincerely,

Doug Crandall
Doug Crandall

Cc: Frances Blair 1209 Vassar NE 87106

7004 1350 0000 0971 7583

U.S. Postal Service™	
CERTIFIED MAIL™ RECEIPT	
<i>(Domestic Mail Only; No Insurance Coverage Provided)</i>	
For delivery information visit our website at www.usps.com	
ALBUQUERQUE NM 87106 SPECIAL USE	
Postage	\$ 0.41
Certified Fee	\$2.65
Return Receipt Fee (Endorsement Required)	\$2.15
Restricted Delivery Fee (Endorsement Required)	\$0.00
Total Postage & Fees	\$ 5.21

05 APR 30 2008
Postmark Here
USPS
04/30/2008

Sent To	SARA KOPLIK
Street, Apt. No.; or PO Box No.	1126 STANFORD NE
City, State, ZIP+4	ALBUQUERQUE, NM 87106

PS Form 3800, June 2002 See Reverse for Instructions

NOTICE TO APPLICANTS - SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

Applicants for Zone Change, Site Plan, Sector Development Plan approval or an amendment to a Sector Development Plan by the EPC, DRB, etc. are required under Council Bill O-92 to notify **ALL AFFECTED NEIGHBORHOOD AND/OR HOMEOWNER ASSOCIATIONS** PRIOR TO FILING THE APPLICATION TO THE PLANNING DEPARTMENT. Because the purpose of the notification is to ensure communication as a means of identifying and resolving problems early, it is essential that the notification be fully informative.

WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

1. The street address of the subject property.
2. The legal description of the property, including lot or tract number (if any), block number (if any), and name of the subdivision.
3. A physical description of the location, referenced to streets and existing land uses.
4. A complete description of the actions requested of the EPC:
 - a) If a **ZONE CHANGE OR ANNEXATION**, the name of the existing zone category and primary uses and the name of the proposed category and primary uses (i.e., "from the R-T Townhouse zone, to the C-2 Community Commercial zone").
 - b) If a **SITE DEVELOPMENT OR MASTER DEVELOPMENT PLAN** approval or amendments describe the physical nature of the proposal (i.e., "an amendment to the approved plan to allow a drive-through restaurant to be located just east of the main shopping center entrance off Montgomery Blvd.>").
 - c) If a **SECTOR DEVELOPMENT PLAN OR PLAN AMENDMENT** a general description of the plan area plan concept, the mix of zoning and land use categories proposed and description of major features such as location of significant shopping centers, employment centers, parks and other public facilities.
5. The name, address and telephone number of the applicant and of the agent (if any). In particular the name of an individual contact person will be helpful so that neighborhood and/or homeowner associations may contact someone with questions or comments.

INFORMATION FROM THE OFFICE OF NEIGHBORHOOD COORDINATION

The following information should always be in each application packet that you submit for an EPC or DRB application. Listed below is a "Checklist" of the items needed.

- ONC's "Official" Letter to the applicant (if there are associations). A copy must be submitted with application packet -OR-
- The ONC "Official" Letter (if there are no associations). A copy must be submitted with application packet.
- Copies of Letters to Neighborhood and/or Homeowner Associations (if there are associations). A copy must be submitted with application packet.
- Copies of the certified receipts to Neighborhood and/or Homeowner Associations (if there are associations). A copy must be submitted with application packet.

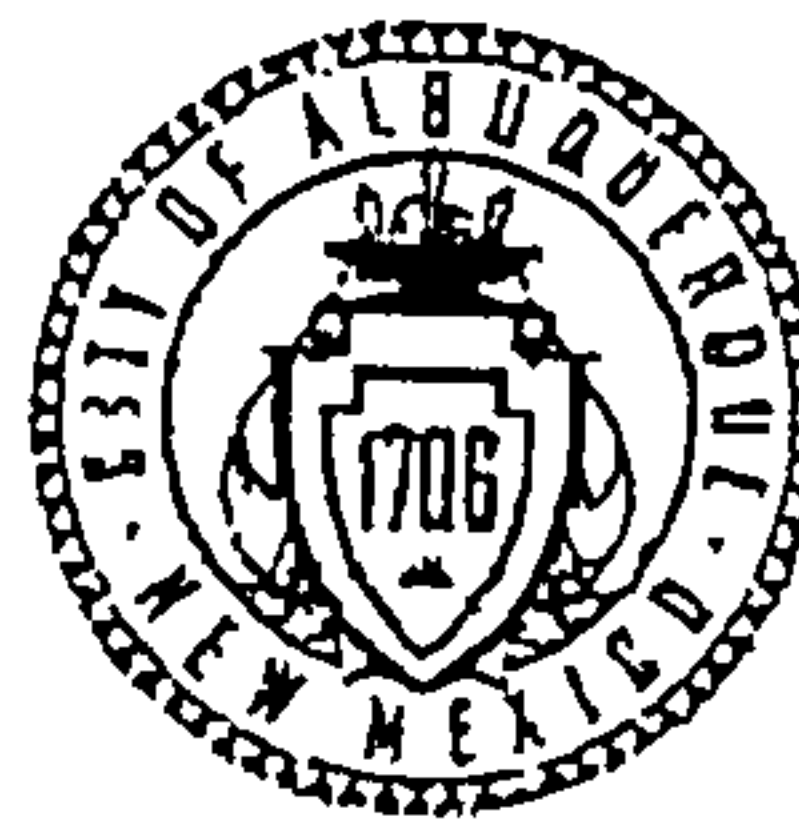
Just a reminder - Our ONC "Official" Letter is only valid for a one (1) month period and if you haven't submitted your application by this date, you will need to get an updated letter from our office.

(Below this line for ONC use only)

Date of Inquiry: 4.29.08

Time Entered: _____

ONC Rep. Initials: 



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: April 29, 2008

TO CONTACT NAME: Robert E. Romero
 COMPANY/AGENCY: DAC Enterprises, Inc
 ADDRESS/ZIP: P.O. Box 16558 87191
 PHONE/FAX #: 242-3232 247-4530

Thank you for your inquiry of April 29, 2008 (date) requesting the names of ALL Affected

Neighborhood and/or Homeowner Associations who would be affected under the provisions of O-92 by your proposed project at Vacation of R.O.W. Harvard Dr-NE located on Harvard Dr-NE between Harvard Ct-NE and Cornell Dr NE zone map page(s) J. 16.

Our records indicate that the **Affected Neighborhood and/or Homeowner Associations** affected by this proposal and the contact names are as follows:

North Campus N.A.
 Neighborhood or Homeowner Association
 Contacts: Sara Koplik
1126 Stanford NE 87106
266-0579(h) 570-5757(c)
Frances Blair
1209 Vassar NE 87106
268-8107


Neighborhood or Homeowner Association
 Contacts: _____

See reverse side for additional Neighborhood and/or Homeowner Associations Information:

YES { } NO { }

Please note that according to O-92 you are required to notify each of these contact persons by **CERTIFIED MAIL, RETURN RECEIPT REQUESTED, BEFORE** the Planning Department will accept your application filing. **IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,


 OFFICE OF NEIGHBORHOOD COORDINATION

ATTENTION: Both contacts for each Neighborhood and/or Homeowner Associations need to be notified.

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 MAY 13, 2008 To MAY 28, 2008

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)

MAY 1, 2008
(Date)

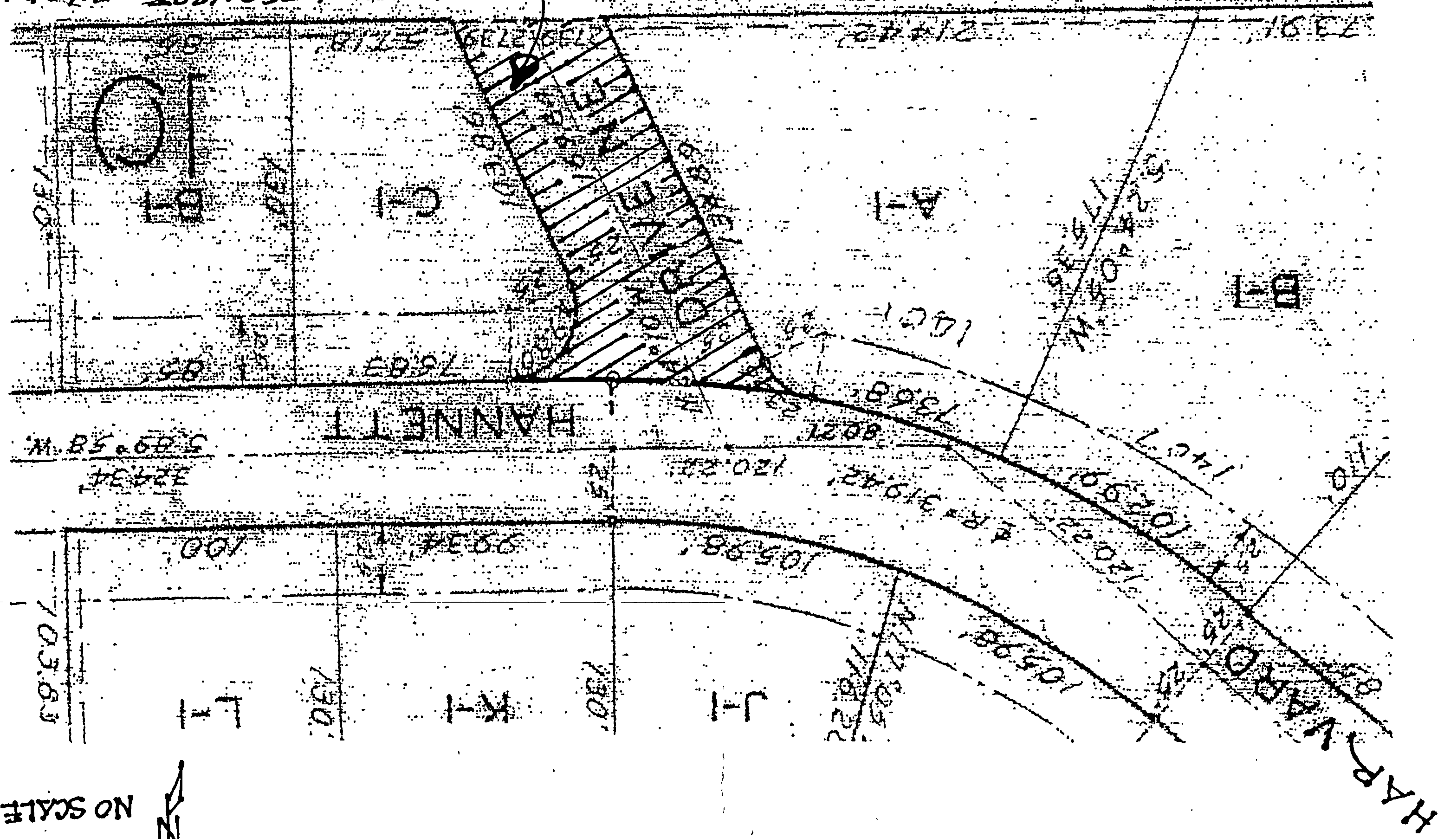
I issued 1 signs for this application, 05/01/08 Sandy Handley
(Date) (Staff Member)

DRB PROJECT NUMBER: 1005255

EXHIBIT

L.N.M. GOLF COURSE - NORTH

VACATION RESORT - SOUTH
(7,580.0 SQ. FT.)



NO SCALE





330 Louisiana Blvd., N.E. ♦ Albuquerque, NM 87108 ♦ Phone: (505) 255-2052 ♦ Fax: (505) 255-2887

April 16, 2007

Planning Department
City of Albuquerque
PO Box 1293
Albuquerque, NM 87103

11

RE: DRB Project #1005255, Application #07DRB-00420

Minor Preliminary/Final Plat of Lots A-1-A, Block 15 and C-1-A, Block 10, Vista Larga

To Whom It May Concern:

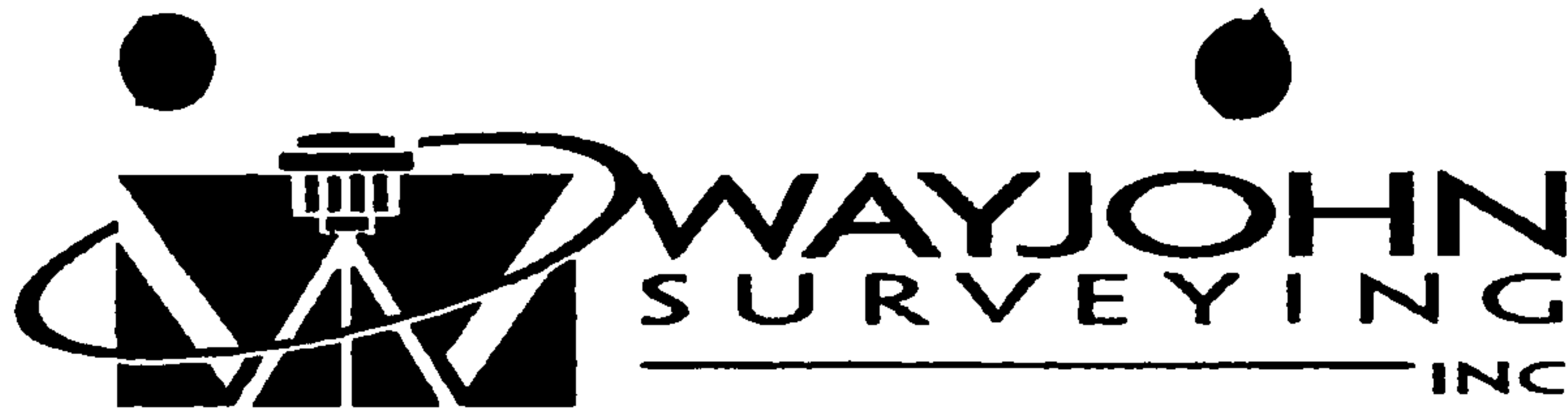
I am requesting an indefinite deferral for this weeks scheduled DRB hearing on the above referenced project.

Thank you for your time in considering this matter. If you have any questions, please give me a call at the above number.

Regards,

A handwritten signature in black ink, appearing to read "Thomas D. Johnston". The signature is fluid and cursive, with a large, sweeping initial "T" and "J".

Thomas D. Johnston, PS, PE
President, Wayjohn Surveying Inc.



330 Louisiana Blvd., N.E. • Albuquerque, NM 87108 • Phone: (505) 255-2052 • Fax: (505) 255-2887

April 9, 2007

Planning Department
City of Albuquerque
PO Box 1293
Albuquerque, NM 87103

#16

RE: DRB Project #1005255, Application #07DRB-00420
Minor Preliminary/Final Plat of Lots A-1-A, Block 15 and C-1-A, Block 10, Vista Larga

To Whom It May Concern:

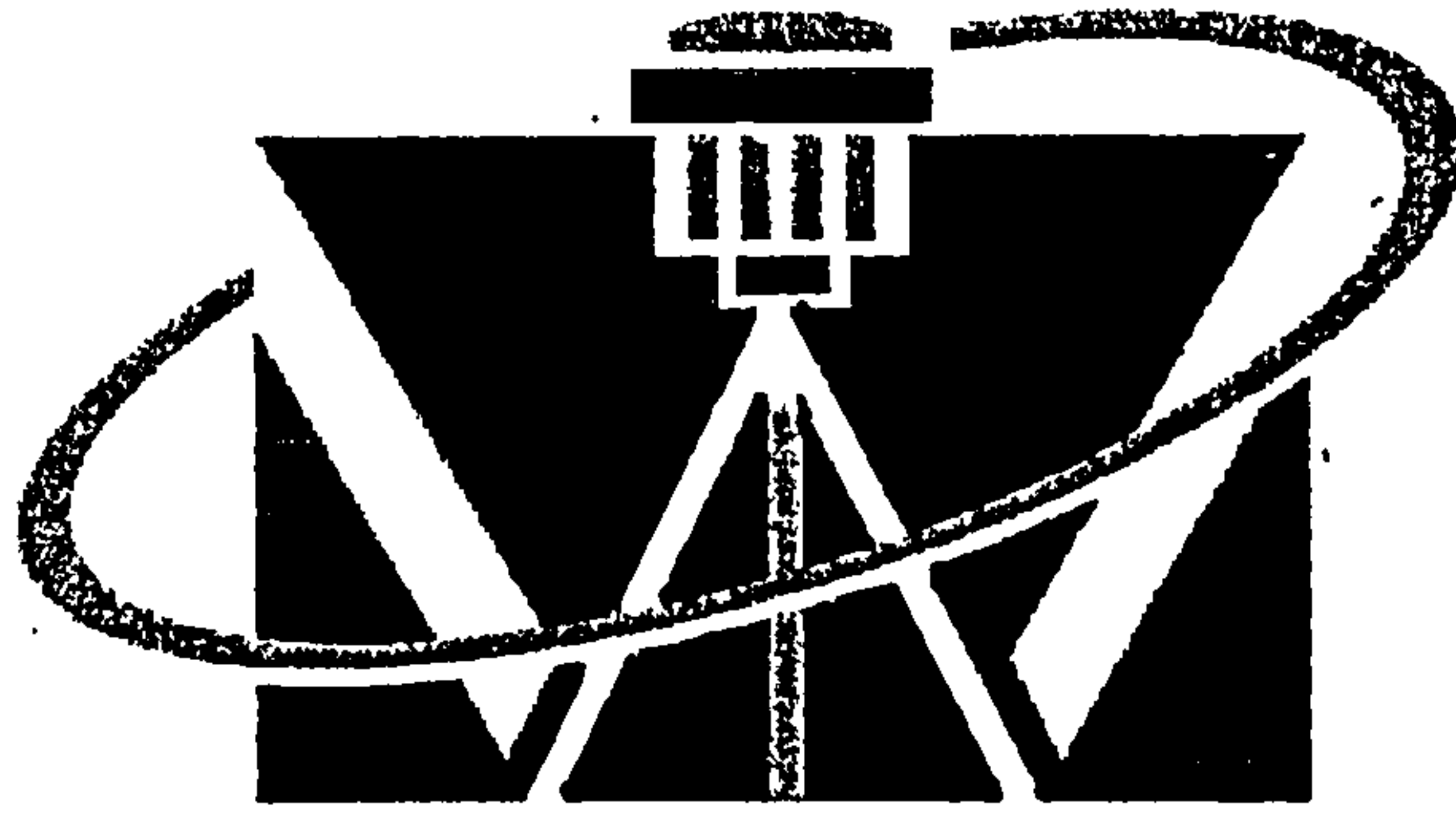
I am requesting a 1 week deferral for this weeks scheduled DRB hearing on the above referenced project.

Thank you for your time in considering this matter. If you have any questions, please give me a call at the above number.

Regards,

A handwritten signature in black ink, appearing to read "Thomas D. Johnston". The signature is fluid and cursive, with a long horizontal stroke extending to the left.

Thomas D. Johnston, PS, PE
President, Wayjohn Surveying Inc.



WAYJOHN SURVEYING INC

330 Louisiana Boulevard, NE ♦ Albuquerque, NM 87108
(505) 255-2052 ♦ Fax: (505) 255-2887
Toll Free: 1-888-212-2052 ♦ email: wayjonsurv@aol.com

"Serving Albuquerque and New Mexico for over 25 years"

Fax Transmittal

From: TIM JOHNSON Date: 4/19/07 Pages: 2
To: CLAIRE Fax No.: 924-3864
Company: PLANNING

Urgent For Review Please Comment Please Reply Please Recycle

Message: DIRB PROJECT # 1005255
1-WEEK DEFERRAL

If you have received this transmission in error, or if there were problems in transmission, please contact us at the number(s) above. Thank you and have a great day!



SUBDIVISION	Supplemental form S	ZONING	Supplemental form Z
<input type="checkbox"/> Major Subdivision action		<input type="checkbox"/> Annexation & Zone Establishment	
<input checked="" type="checkbox"/> Minor Subdivision action		<input type="checkbox"/> Sector Plan	
<input type="checkbox"/> Vacation	V	<input type="checkbox"/> Zone Change	
<input type="checkbox"/> Variance (Non-Zoning)		<input type="checkbox"/> Text Amendment	
SITE DEVELOPMENT PLAN	P	APPEAL / PROTEST of...	A
<input type="checkbox"/> ...for Subdivision Purposes		<input type="checkbox"/> Decision by: DRB, EPC,	
<input type="checkbox"/> ...for Building Permit		LUCG, Planning Director or Staff,	
<input type="checkbox"/> IP Master Development Plan		ZHE, Zoning Board of Appeals	
<input type="checkbox"/> Cert. of Appropriateness (LUCG) L			

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: JAMES A & JAMES C. PETERSON PHONE: 275.0933
 ADDRESS: 2325 SAN PEDRO DRIVE NE SUITE 1A FAX: 275.0932
 CITY: ALBUQUERQUE STATE NM ZIP 87110 E-MAIL: _____
 Proprietary interest in site: OWNER
 AGENT (if any): WAYJOHN SURVEYING INC. PHONE: 255.2052
 ADDRESS: 330 LOUISIANA BLVD NE FAX: 255.2887
 CITY: ALBUQUERQUE STATE NM ZIP 87108 E-MAIL: WAYJOHN SURVEY@aol.com

DESCRIPTION OF REQUEST: MINOR PRELIMINARY/FINAL PLAT TO CONSOLIDATE LOT LINES AND INCORPORATE VACATED 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. A-1, BLOCK 15 / B-1 & C-1, BLOCK 10 Block: 10/15 Unit: _____
 Subdiv. / Addn. VISTA LARGA
 Current Zoning: R-1 Proposed zoning: SAME
 Zone Atlas page(s): J-16 No. of existing lots: 3 No. of proposed lots: 2
 Total area of site (acres): 1.1773 Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A
 Within city limits? Yes. No , but site is within 5 miles of the city limits (DRB jurisdiction.) Within 1000FT of a landfill? NO
 UPC No. 1016058050399 20115, 1016058072400 20114 MRGCD Map No. _____
 LOCATION OF PROPERTY BY STREETS: On or Near: HANNETT AVENUE, NE
 Between: STANFORD DRIVE, NE and HARVARD DRIVE NE

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX-, Z-, V-, S-, etc.): 1005255
06 DRB-01629

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

SIGNATURE [Signature] DATE 4/2/07
 (Print) THOMAS D. JOHNSTON Applicant Agent

FOR OFFICIAL USE ONLY

Form revised September 2001

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	<u>07DRB - 00420</u>	<u>P&F</u>	<u>53</u>	<u>\$ 285.00</u>
<input type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input type="checkbox"/> All case #s are assigned	_____	<u>CMF</u>	_____	<u>\$ 20.00</u>
<input type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> F.H.D.P. density bonus	Hearing date <u>04-11-07</u>	_____	_____	Total
<input checked="" type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	<u>\$ 305.00</u>

[Signature] 4-3-07
 Planner signature / date

Project # 1005255

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

- MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL** **Your attendance is required.**
- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings, 4 copies for internal routing.
 - Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
 - Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etcetera, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies.
 - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
 - Letter briefly describing, explaining, and justifying the request
 - Original Mylar drawing of the proposed plat for internal routing only. Otherwise, bring Mylar to meeting.
 - Property owner's and City Surveyor's signatures on the Mylar drawing
 - Landfill disclosure and EHD signature line on the Mylar drawing if property is within a landfill buffer
 - Fee (see schedule)
 - Any original and/or related file numbers are listed on the cover application
 - Infrastructure list if required (verify with DRB Engineer) **NO INTERNAL ROUTING**
- DXF FILE AND HARD COPY OF FINAL PLAT DATA FOR AGIS IS REQUIRED.**

- AMENDMENT TO PRELIMINARY PLAT (with minor changes)** **Your attendance is required.**
- AMENDMENT TO INFRASTRUCTURE LIST (with minor changes)**
- AMENDMENT TO GRADING PLAN (with minor changes)**
- PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.
- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings.
 - Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings
 - Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
 - Letter briefly describing, explaining, and justifying the request
 - Original Mylar drawing of the proposed amended plat for internal routing only. Otherwise, bring Mylar to meeting.
 - Property owner's and City Surveyor's signatures on the Mylar drawing, if the plat is being amended
 - Any original and/or related file numbers are listed on the cover application
- Amended preliminary plat approval expires after one year

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

THOMAS D. JOHNSTON (AGENT)
Applicant name (print)


Applicant signature / date

4/2/07



- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
07DRB - - 00420

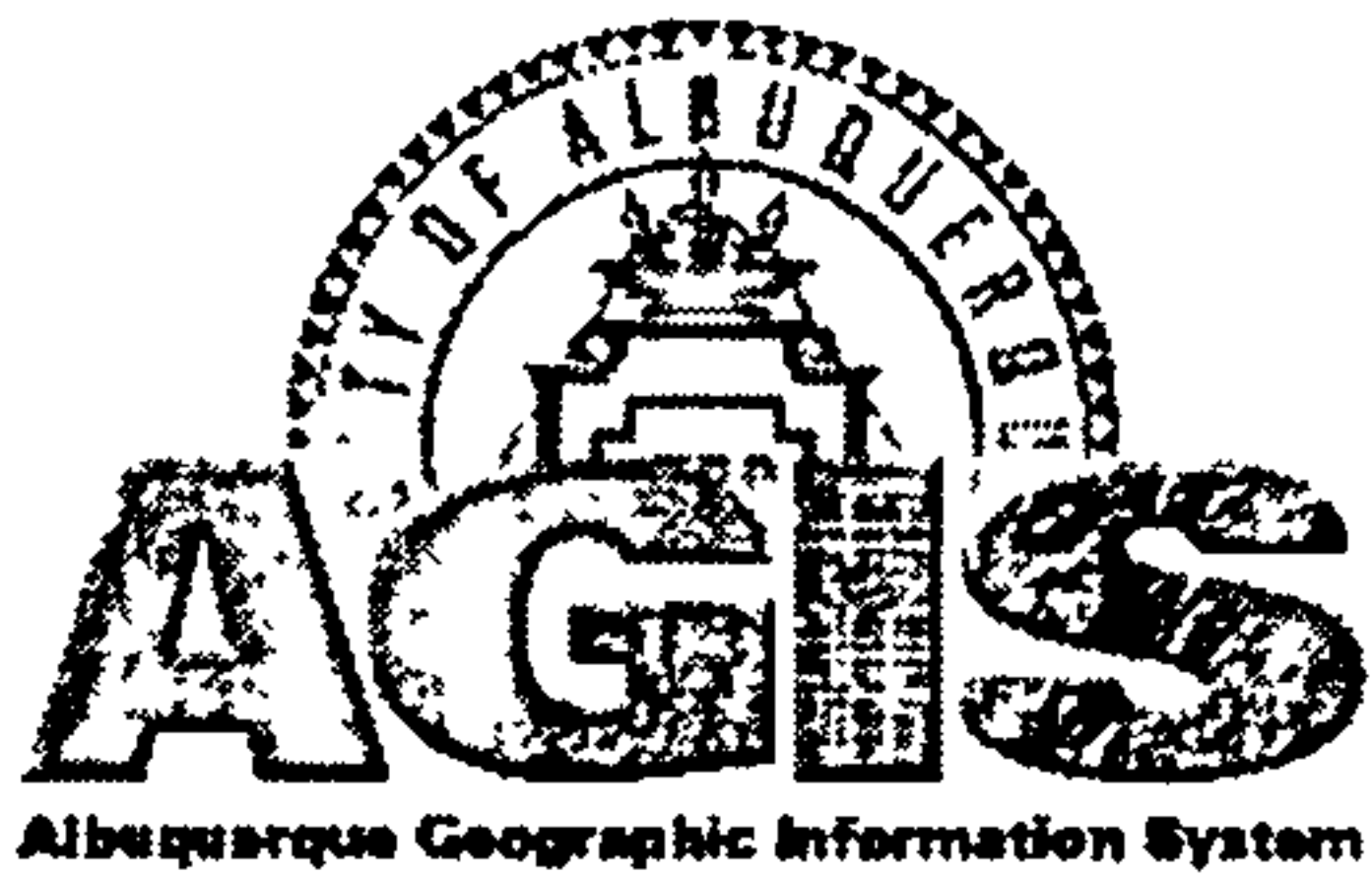
Form revised 8/04, 1/05, 10/05 & NOV 06

José M. Rivera 4-3-07
Planner signature / date

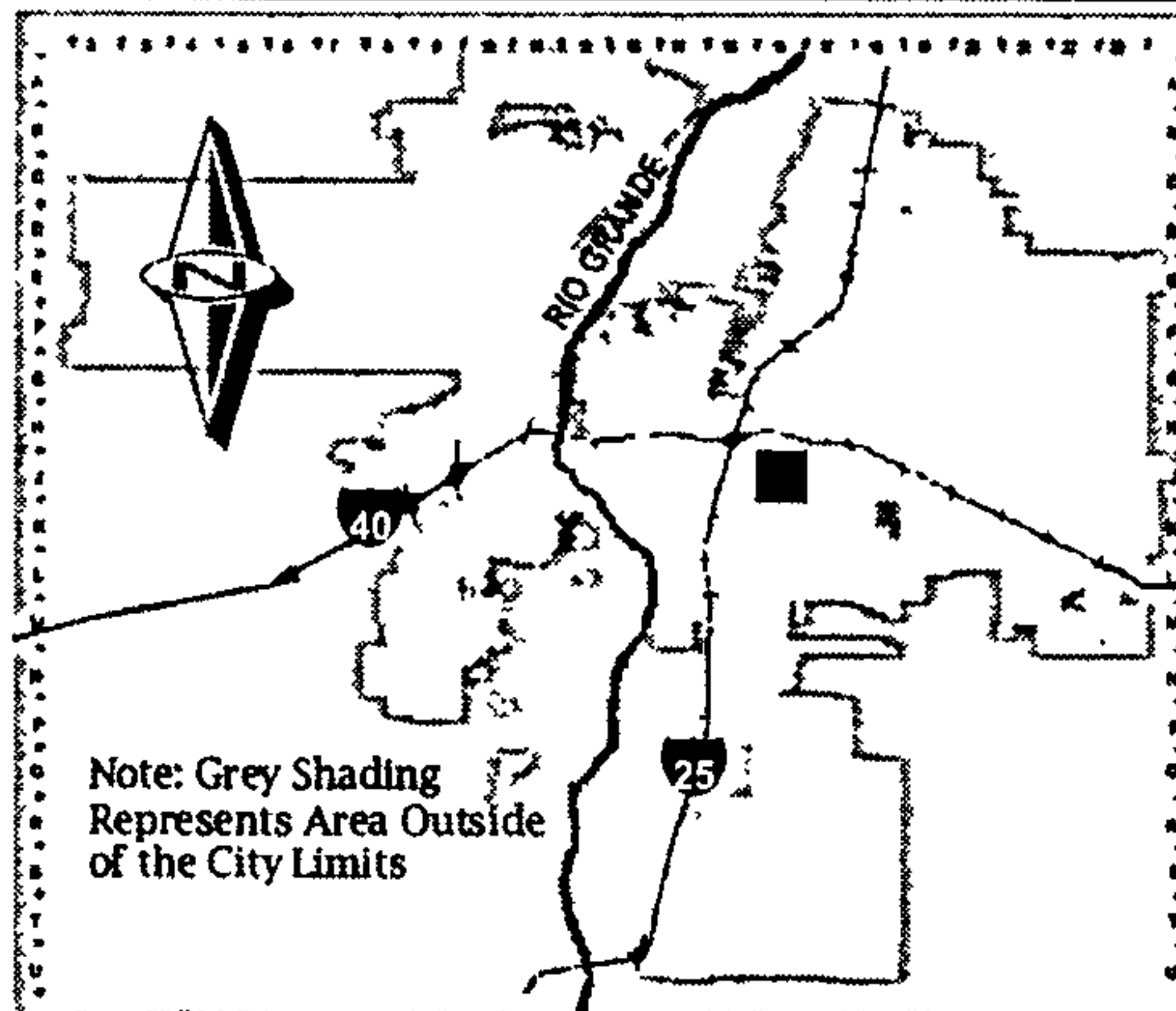
Project # 1005255



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



Map amended through: 3/14/2006



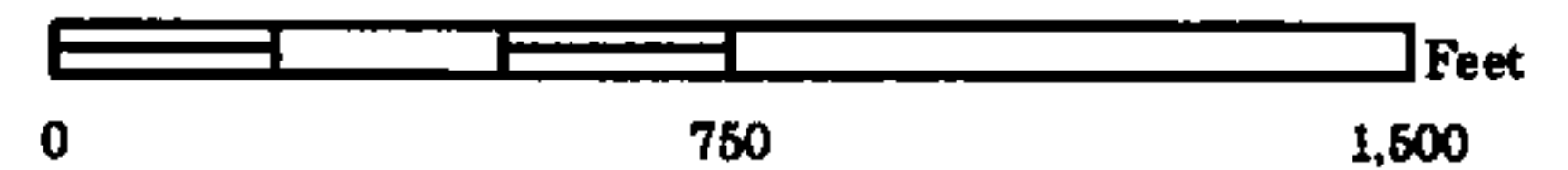
Note: Grey Shading Represents Area Outside of the City Limits

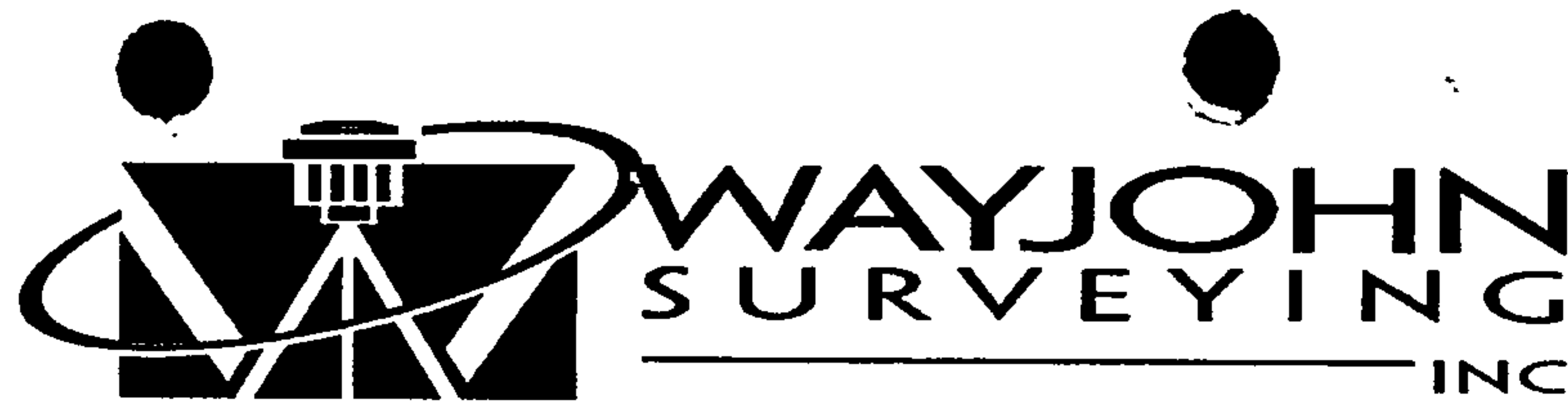
Zone Atlas Page:

J-16-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





330 Louisiana Blvd., N.E. ♦ Albuquerque, NM 87108 ♦ Phone: (505) 255-2052 ♦ Fax: (505) 255-2887

April 2, 2007

Planning Department
City of Albuquerque
PO Box 1293
Albuquerque, NM 87103

RE: Minor Preliminary/Final Plat of Lots A-1-A, Block 15 and C-1-A, Block 10, Vista Larga

To Whom It May Concern:

I am submitting a minor preliminary and final subdivision plat proposing to combine two lots into one (B-1 and C-1, Block 10), and to incorporate the vacated right of way of Harvard Drive, NE, into Lots A-1-A and C-1-A. Harvard Drive, NE has been vacated by project no. 1005255. Both parcels to be created have existing structures on them.

Thank you for your time in considering this matter. If you have any questions, please give me a call at the above number.

Regards,

A handwritten signature in black ink, appearing to read "Thomas D. Johnston". The signature is fluid and cursive, with a long horizontal stroke at the beginning and a large, sweeping flourish at the end.

Thomas D. Johnston, PS, PE
President, Wayjohn Surveying Inc.

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

PAID RECEIPT

APPLICANT NAME James A & James C Peterson
AGENT Way John Surveying Inc.
ADDRESS 330 Louisiana Blvd NE
PROJECT & APP # 1005255
PROJECT NAME _____

\$ 20.00 441032/3424000 Conflict Management Fee
\$ 285.00 441006/4983000 DRB Actions
\$ _____ 441006/4971000 EPC/AA/LUCC Actions & All Appeals
\$ _____ 441018/4971000 Public Notification
\$ _____ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY***
() Major/Minor Subdivision () Site Development Plan () Bldg Permit
() Letter of Map Revision () Conditional Letter of Map Revision
() Traffic Impact Study
\$ 305.00 TOTAL AMOUNT DUE

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

WAYJOHN SURVEYING, INC.
11108 HUME AVE. NE. 505-255-2052
ALBUQUERQUE, NM 87112

DATE 4/3/07

PAY TO THE ORDER OF CITY OF ALBUQUERQUE \$ 305.00

THREE HUNDRED FIVE AND 00/100 DOLLARS

Bank of America

ACH RPT 107000327

VISTA LARIA

FOR PLAT SUBMITTAL

13033

95-32-1070

107000327

000123386327

305.00

Thank You

2307

HANNET

J16

HARVARD

#1
1005255
12/13/2006

2300
C1

2300
R-1
B1

1117
R-3

UNPLATTED/UNM GOLF COURSE



DRB PUBLIC HEARING SIGN IN SHEETS

CASE NUMBER: 1005255 AGENDA#: 1 DATE: 12.13.06

✓ 1. Name: Doug Crandall Address: PO Box 16658 Zip: 87190

✓ 2. Name: GEORGE T. RODRIGUEZ Address: 12800 SAN JUAN ^{NE} Zip: 87123

✓ 3. Name: Robert ^{Pomero} ~~Romero~~ Address: 1521 EDITH ^{NE} Zip: 87102

~~NOVA~~ ✓ 4. Name: Jean Dunlap Address: 2223 Hannett Ave Zip: 87106
~~WILLY~~

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: _____



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1005255

AGENDA ITEM NO: 1

SUBJECT:

Vacation of Public Right-of-Way

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

A portion of the UNM golf course drains into this street and any vacation of the street would need their written concurrence.

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: DECEMBER 13, 2006



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

December 6, 2006

Project # 1005255

06DRB-01629 Major-Vacation of Pub Right-of-Way

DAC ENTERPRISES INC agent(s) for J C PETERSON & JAMES A PETERSON request(s) the above action(s) for Lot(s) A-1 of Block(s) 15 & Lot(s) C-1 of Block(s) 10, **VISTA LARGA ADDITION**, located on HARVARD DR NE, between HANNETT AVE NE and STANFORD NE. (J-16)

AMAFCA	No adverse comments.
COG	No adverse comments.
Transit	No comments received.
Zoning Enforcement	No adverse comments.
Neighborhood Coordination	Letter sent to North Campus NA (R).
APS	The request to vacate the Harvard Drive right-of-way located south of Hannett Ave and dead ends into the University golf course will have no adverse impacts to the APS district.
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

A portion of the UNM golf course drains into this street and any vacation of the street would need their written concurrence.

Transportation Development

Where is the concurrence from UNM? Upon replat, infrastructure may be required.

Parks & Recreation

Defer to Transportation.

Utilities Development

No objection to Vacation request.

Planning Department

No objection. If approved, applicant has one year to file the plat completing the vacation. Otherwise, the vacation will expire.

Real property is required to sign the plat before the DRB Chair signs due to the right of way vacation.

Impact Fee Administrator

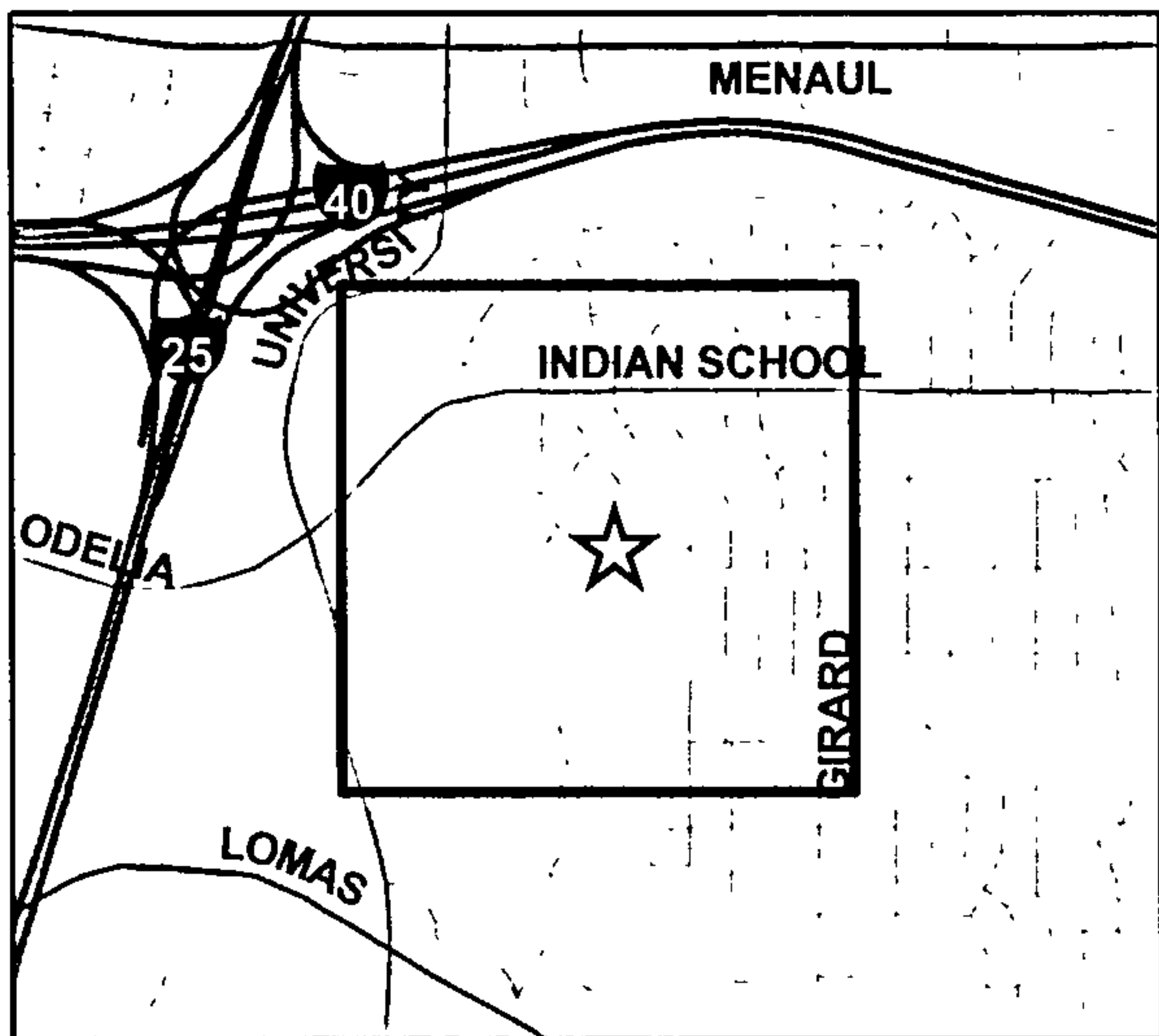
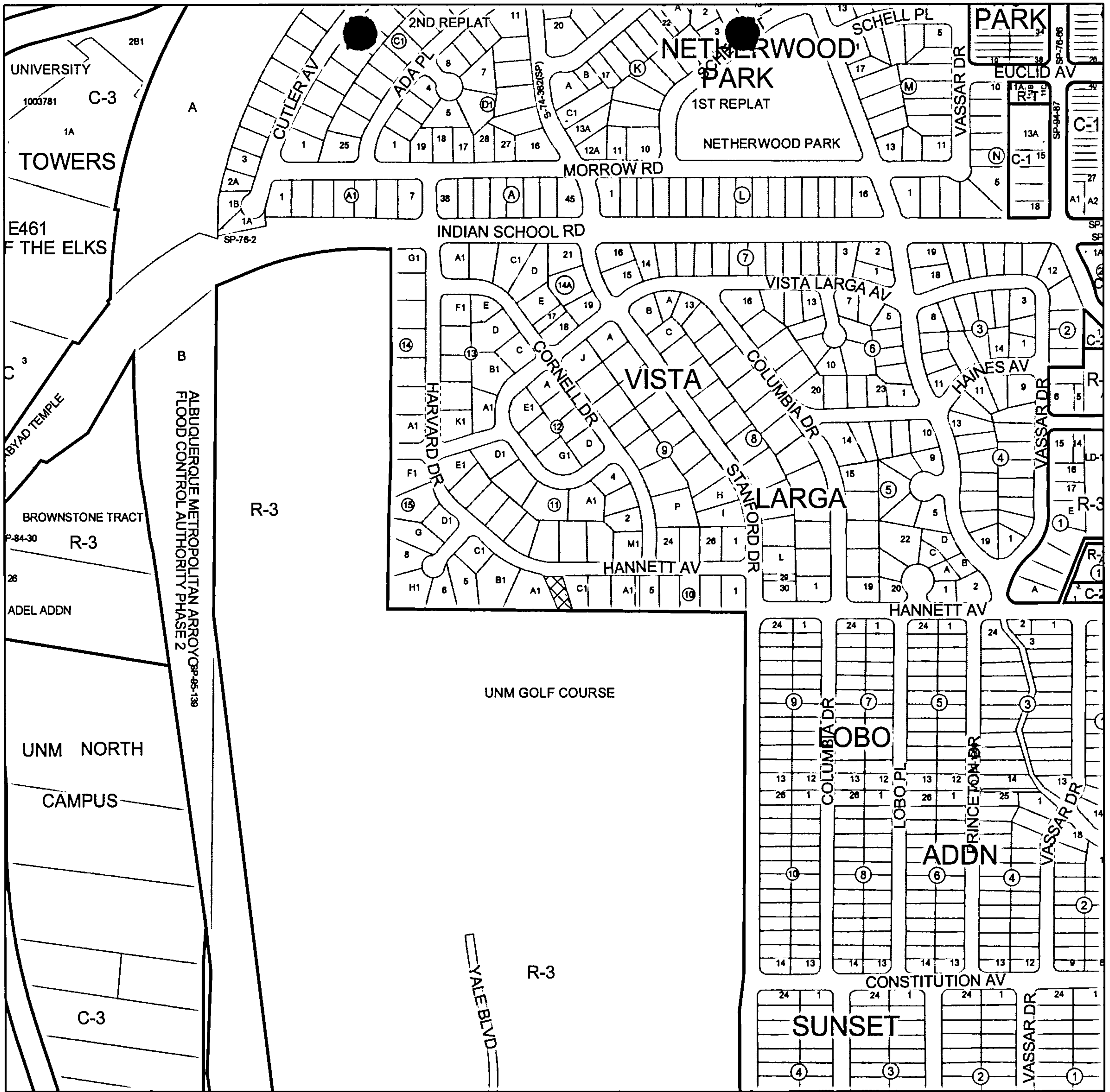
No comment on proposed vacation of right of way.

IT IS REQUIRED THAT THE APPLICANT AND/OR AGENT BE PRESENT AT THE HEARING

Cc:James A Peterson, 2300 Hannett Dr NE, 87106

J.C. Peterson, 1401 Harvard Ave NE, 87106

DAC Enterprises, c/o Robert E Romero, P.O. Box 16658, 87191



ZONING MAP

Note: Grey shading indicates County.



1 inch equals 500 feet

Project Number:

1005255

Hearing Date:

12/13/2006

Zone Map Page:

J-16

Additional Case Numbers:

06DRB-01629



**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, December 13, 2006, beginning at 9:00 a.m. for the purpose of considering the following:

Project # 1005255
06DRB-01629 Major-Vacation of Pub
Right-of-Way

DAC ENTERPRISES INC agent(s) for J C PETERSON & JAMES A PETERSON request(s) the above action(s) for Lot(s) A-1 of Block(s) 15 & Lot(s) C-1 of Block(s) 10, **VISTA LARGA ADDITION**, located on HARVARD DR NE, between HANNETT AVE NE and STANFORD NE. (J-16)

Project # 1005257
06DRB-01638 Major-SiteDev Plan
BldPermit

DESIGN 2 FUNCTION LLC agent(s) for EEEEC, LLC request(s) the above action(s) for all or a portion of Lot(s) 3A1C, Block(s) A, **INTERSTATE INDUSTRIAL TRACT, UNIT 2**, zoned IP industrial park zone, located on GULTON CT NE, between OSUNA RD NE and NORTH DIVERSION CHANNEL containing approximately 1 acre(s). (E-17)

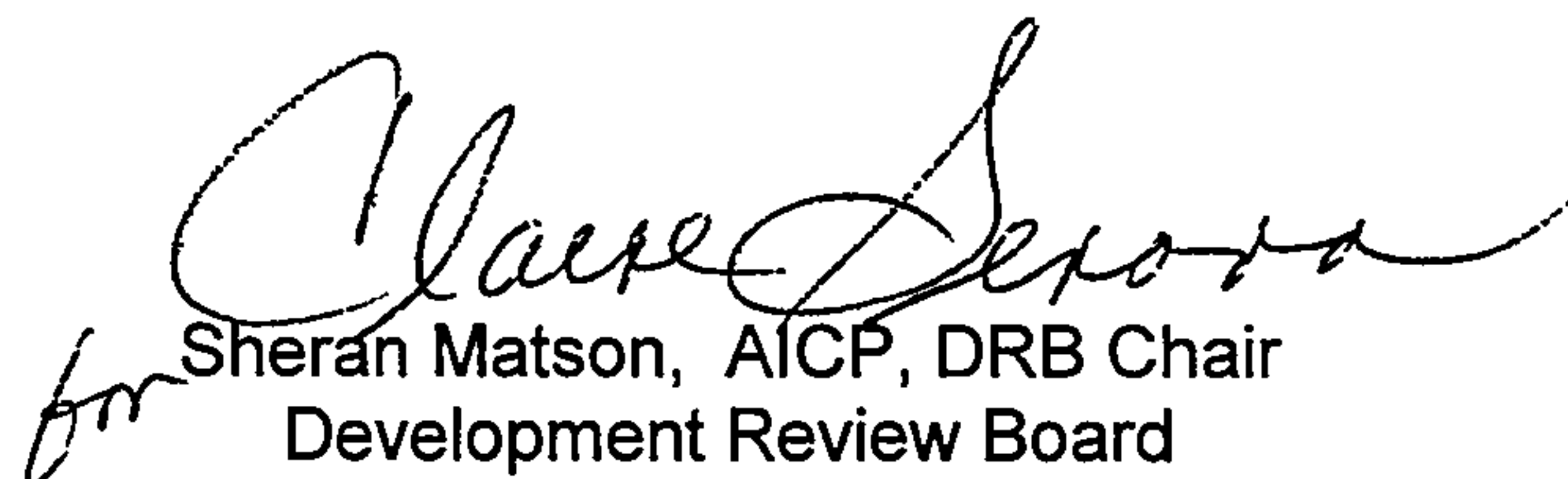
Project # 1003572
06DRB-01626 Minor-SiteDev Plan
BldPermit

CLAUDIO VIGIL ARCHITECTS agent(s) for BRUNACINI DEVELOPMENT LTD CO., request(s) the above action(s) for Tract(s) A-4, Block(s) 0000, Unit 2, **JOURNAL CENTER, PHASE 2**, zoned IP, located between RUTLEDGE RD NE and SNAPROLL NE containing approximately 3 acre(s). (D-17)

Project # 1003364
06DRB-01639 Major-Vacation of Public
Easements

GARCIA/KRAEMER & ASSOCIATES agent(s) for PR INVESTMENTS LLC request(s) the above action(s) for all or a portion of Lot(s) 1-A-1-A-1, Block(s) 10, Tract(s) 2, **NORTH ALBUQUERQUE ACRES UNIT 3**, zoned SU-2 FOR MIXED USE, located on LOUISIANA BLVD NE, between PASEO DEL NORTE NE and HOLLY AVE NE containing approximately 1 acre(s). [REF: 05DRB-01210] (C-19)

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.


for Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, NOVEMBER 27, 2006.



FYI

NOTIFICATION OF HEARING for the DEVELOPMENT REVIEW BOARD

December 1, 2006

TO: Sara Koplik and Frances Blair, North Campus Neigh. Assoc.

This letter will serve as your notification from the City of Albuquerque, under provisions of 0-92 pertaining to a request for: *Requests the following -Major Vacation of Public Right-of-Way of Harvard Drive NE, south of Hannett Avenue NE.*

Proposed by: DAC Enterprises, Inc. at (505) 242-3232

Agent for: JC Peterson and James A. Peterson

For property located: On or near Harvard Drive NE between Hannett Avenue NE and Stanford Drive NE.

P.O. Box 1293

The case number(s) assigned is: 06DRB-01629, Project # 1005255.

City Planning accepted application for this request on **November 14, 2006.**

Albuquerque

The owner, applicant, and/or agent certified at the time of application acceptance that they notified you of the proposed action by *certified mail, return receipt requested.*

New Mexico 87103

Please be advised that this application is scheduled for a hearing before the Development Review Board (DRB) at **9 a.m. on Wednesday, December 13, 2006** in the **Planning Hearing Room, Room 160, Plaza Del Sol Building, 600 Second St. NW. (Back in business - in the Planning Hearing Room!!!)**

www.cabq.gov

You should contact **Claire Senova** at **924-3946** to confirm this date, time, and to seek further information.

If you have any questions **-OR-** have not been contacted by the applicant, please call **Stephani Winklepleck** at **924-3902** or by e-mail at swinklepleck@cabq.gov.

Sincerely,

Stephani J. Winklepleck

Stephani I. Winklepleck

Neighborhood Program Coordinator

OFFICE OF NEIGHBORHOOD COORDINATION

PLANNING DEPARTMENT

**cc: Claire Senova, DRB
Administrative Assistant**

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

Meeting Date: December 13, 2006
Zone Atlas Page: J-16-Z
Notification Radius: 100 Ft.

**Project# 1005255
App#06DRB-01629**

**Cross Reference and Location: HARVARD DR NE; SOUTH OF HANNETT AVE
NE BETWEEN LT A-1, BLK 15 AND LOT C-1, BLK 10; VISTA LARGA
ADDITION**

**Applicant: JAMES A. PETERSON
2300 HANNETT DR NE
ALBUQUERQUE, NM 87106**

**J.C. PETERSON
1401 HARVARD AVE NE
ALBUQUERQUE, NM 87106**

**Agent: ROBERT E. ROMERO
DAC ENTERPRISES, INC
P.O. BOX 16658
ALBUQUERQUE, NM 87191**

Special Instructions:

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

**Date Mailed: NOVEMBER 22, 2006
Signature: ERIN TREMLIN**

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

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

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

APPLICANT INFORMATION: J. C. PETERSON &

NAME: JAMES A. PETERSON PHONE: _____

ADDRESS: 1401 HARVARD DR NE
2300 HANNETT AVENUE FAX: _____

CITY: ALBUQUERQUE STATE NM ZIP 87107 E-MAIL: _____

Proprietary interest in site: APPLICANTS List all owners: CITY OF ALBUQUERQUE

AGENT (if any): DAC ENTERPRISES, INC PHONE: 242-3232

ADDRESS: P.O. BOX 16658 FAX: 247-4530

CITY: ALBUQUERQUE STATE NM ZIP 87191 E-MAIL: RR0505@AOL.COM

DESCRIPTION OF REQUEST: VACATION OF HARVARD DR, NE; SOUTH OF HANNETT AVE, NE; BETWEEN LOT A-1, BLK 15 & LOT C-1, BLK 10 VISTA LARGA ADDITION

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. _____ Block: _____ Unit: _____

Subdiv. / Addn. _____

Current Zoning: N/A Proposed zoning: N/A

Zone Atlas page(s): J-16 No. of existing lots: N/A No. of proposed lots: N/A

Total area of site (acres): _____ Density if applicable: dwellings per gross acre: N/A dwellings per net acre: N/A

Within city limits? Yes. No , but site is within 5 miles of the city limits.) Within 1000FT of a landfill? NO

UPC No. N/A MRGCD Map No. _____

LOCATION OF PROPERTY BY STREETS: On or Near: HARVARD DR NE; SOUTH OF HANNETT AVE, NE

Between: LOT A-1, BLK 15 and LOT C-1, BLK 10

CASE HISTORY: VISTA LARGA ADDITION

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: 11/7/06

SIGNATURE Robert E. Romero DATE 11/14/06

(Print) ROBERT E. ROMERO DAC ENTERPRISES, INC. Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 4/04

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>016283</u> - <u>016229</u>	<u>KRW</u>		\$ <u>300.00</u>
<input type="checkbox"/> All fees have been collected		<u>ADV</u>		\$ <u>75.00</u>
<input checked="" type="checkbox"/> All case #s are assigned				\$ <u>20.00</u>
<input type="checkbox"/> AGIS copy has been sent				\$ _____
<input checked="" type="checkbox"/> Case history #s are listed				\$ _____
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill				\$ _____
<input checked="" type="checkbox"/> F.H.D.P. density bonus				\$ _____
<input checked="" type="checkbox"/> F.H.D.P. fee rebate				\$ _____
	Hearing date <u>12/13/06</u>			Total
				\$ <u>395.00</u>

Richard Garcia 11/14/06
Planner signature / date

Project # 1005255

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.

ROBERT E. ROMERO
DAC ENTERPRISES, INC.
Applicant name (print)
Robert Romero 11/14/06
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
06DEB - - 01629
- - -
- - -

Andrew Smith 11/14/06
Planner signature / date
Project # 1005255

R e c	UPC CODE	OWNER	OWNER ADDRESS	OWNER CITY	OW NER STA TE	OWNE R ZIPCO DE	PROP ERTY CLAS S	TAX DIST RICT	LEGAL
1	1016058050 39920115	KLETZLI ROBERT & HEAD HEATHER	1401 HARVA RD DR NE	ALBUQU ERQUE	NM	87106 3713	RES	A1A	* A01 015VISTA LARGA A DDN
2	1016058085 41720801	MARSHALL RALPH R	1401 CORNE LL DR NE	ALBUQU ERQUE	NM	87106 3701	RES	A1A	* M 011VISTA LARGA
3	1016058075 41720816	KIENZLE PAUL M III & EMILY A	2307 HANNE TT NE	ALBUQU ERQUE	NM	87106 3708	RES	A1A	LOT L- 1 BLOCK 11 VISTA LARG A R EPLAT
4	1016058065 41920815	DOCHERTY CHRISTI NE E	2301 HANNE TT AVE NE	ALBUQU ERQUE	NM	87113	RES	A1A	* K01 011VISTA LARGA Z U REPL
5	1016058072 40020114	PETERSON JAMES A & MARY B	2300 HANNE TT NE	ALBUQU ERQUE	NM	87106	RES	A1A	* B01 010VISTA LARGA A DDN LB1 X C1
6	1016058063 32920107	REGENTS OF UNM	SCHOLES HA LL 252	ALBUQU ERQUE	NM	87131 3181	COMM	A1A	T10N R3E SEC15 NW 1/4 SW1/4 40 AC UNM
7	1016058094 39920112	ARORA SANJEEV & MADHU	2316 HANNE TT NE	ALBUQU ERQUE	NM	87106	RES	A1A	* 005 010VISTA LARGA A DDN
8	1016058085 40020113	CHAVES DALE C & M ARY BETH LIBB	2312 HANNE TT NE	ALBUQU ERQUE	NM	87106	RES	A1A	* A01 010VISTA LARGA A DDN
9	1016058056 41820814	DUNLAP DAVID H & J EAN M	2223 HANNE TT AVE NE	ALBUQU ERQUE	NM	87106	RES	A1A	* J01 011VISTA LARGA Z U REPL

Or Current Resident
ARORA SANJEEV & MADHU
2316 HANNETT NE
ALBUQUERQUE, NM 87106

Or Current Resident
CHAVES DALE C & MARY BETH LIBB
2312 HANNETT NE
ALBUQUERQUE, NM 87106

Or Current Resident
DOCHERTY CHRISTINE E
2301 HANNETT AVE NE
ALBUQUERQUE, NM 87113

Or Current Resident
DUNLAP DAVID H & JEAN M
2223 HANNETT AVE NE
ALBUQUERQUE, NM 87106

Or Current Resident
KIENZLE PAUL M III & EMILY A
2307 HANNETT NE
ALBUQUERQUE, NM 87106 3708

Or Current Resident
KLETZLI ROBERT & HEAD HEATHER
1401 HARVARD DR NE
ALBUQUERQUE, NM 87106 3713

Or Current Resident
MARSHALL RALPH R
1401 CORNELL DR NE
ALBUQUERQUE, NM 87106 3701

Or Current Resident
PETERSON JAMES A & MARY B
2300 HANNETT NE
ALBUQUERQUE, NM 87106

Or Current Resident
REGENTS OF UNM
SCHOLES HALL 252
ALBUQUERQUE, NM 87131 3181

Project# 1005255
J.C. PETERSON
1401 HARVARD DR NE
ALBUQUERQUE, NM 87106

Project# 1005255
JAMES A. PETERSON
2300 HANNETT AVE NE
ALBUQUERQUE, NM 87106

Project# 1005255
ROBERT E. ROMERO
DAC Enterprisers Inc.
P.O. BOX 16658
ALBQUERQUE, NM 87191

Project# 1005255
SARA KOPLIK
North Campus N.A.
1126 STANDFORD NE
ALBUQUERQUE, NM 87106

Project# 1005255
FRANCES BLAIR
North Campus N.A.
1209 VASSAR NE
ALBUQUERQUE, NM 87106



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: November 13, 06

TO CONTACT NAME: Robert E. Romero
COMPANY/AGENCY: DAC Enterprises Inc.
ADDRESS/ZIP: P.O. BOX 16658 - 87191
PHONE/FAX #: 242-3232 - Fax-247-4530

Thank you for your inquiry of 11-13-06 requesting the names of Recognized Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at VACATION OF PUBLIC ROW HARVARD ST NE - SOUTH OF HANNETT RD. NE Lot A-1-BLK 15 Vista Larga Addn - and Lot G-1 zone map page(s) 3-16. BLK 10 Vista Larga Addn.

Our records indicate that the Recognized Neighborhood Association(s) affected by this proposal and the contact names are as follows:

North Campus N-A
Neighborhood Association
Contacts: SARAH Koplak
1126 STANFORD NE/87106
246-0579 (h) 244-9505 - ext 34 - (w)
FRANCES BLAIR
1209 VASSAR NE-87106
268-8107 (h)

Neighborhood Association
Contacts:

See reverse side for additional Neighborhood Association Information: YES { } NO { }

Please note that according to O-92 you are required to notify each of these contact persons by CERTIFIED MAIL. RETURN RECEIPT REQUESTED. BEFORE the Planning Department will accept your application filing. IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS. If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

[Handwritten signature]

OFFICE OF NEIGHBORHOOD COORDINATION

Attention: Both contacts per neighborhood association need to be notified.

DAC Enterprises, Inc.

Zoning & Land Use Services

November 13, 2006

Ms. Sheran Matson, AICP
Chair, Development Review Board
Planning Department
City of Albuquerque
600 2nd St. NW
Albuquerque, New Mexico 87102

Re: Proposed Vacation of Right of Way – Harvard Drive NE

Dear Ms. Matson:

DAC Enterprises, Inc. is representing Mr. regarding the above referenced vacation of right-of-way request. The right-of-way is located on Harvard Drive NE. It abuts Lot C-1, Block 10 and Lot A-1, Block 15, Vista Larga Subdivision. Harvard Drive is located south of Hannett NE and dead ends into the University of New Mexico North Golf Course. The University does not use Harvard Drive for access; instead they utilize Indian School and Stanford for that purpose. There is no water line or other utility infrastructure on Harvard Drive.

Lot C-1 is owned by James A. Peterson and Lot A-1 is owned by J.C. Peterson. They would like to vacate the right of way to add to each of their properties. They would like to also put an end to the illegal parking and drinking that takes place on this unused street.


The adjoining property owners understand that they will be responsible for purchasing the vacated right-of-way and are prepared to do so. It is their intention to remove the paving and provide for a single lot line and seamless transition between Lots C-1 and A- 1.

A survey has been provided for review by the Development Review Board. Your assistance in facilitating the approval process is greatly appreciated.

Thank you.

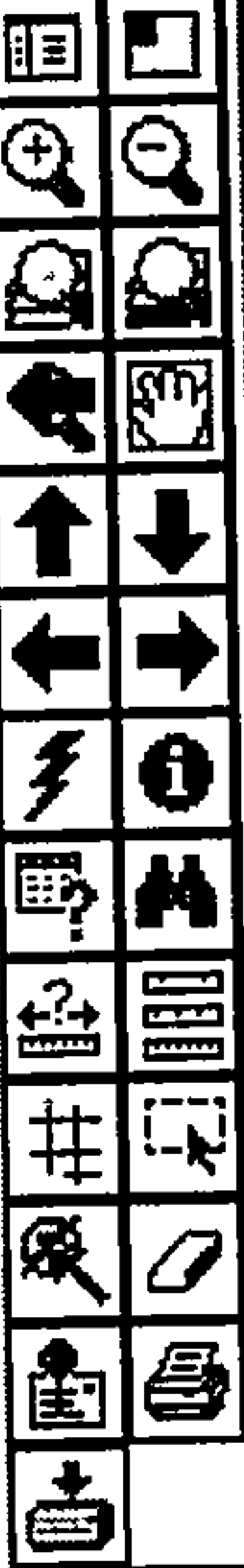

Robert E. Romero

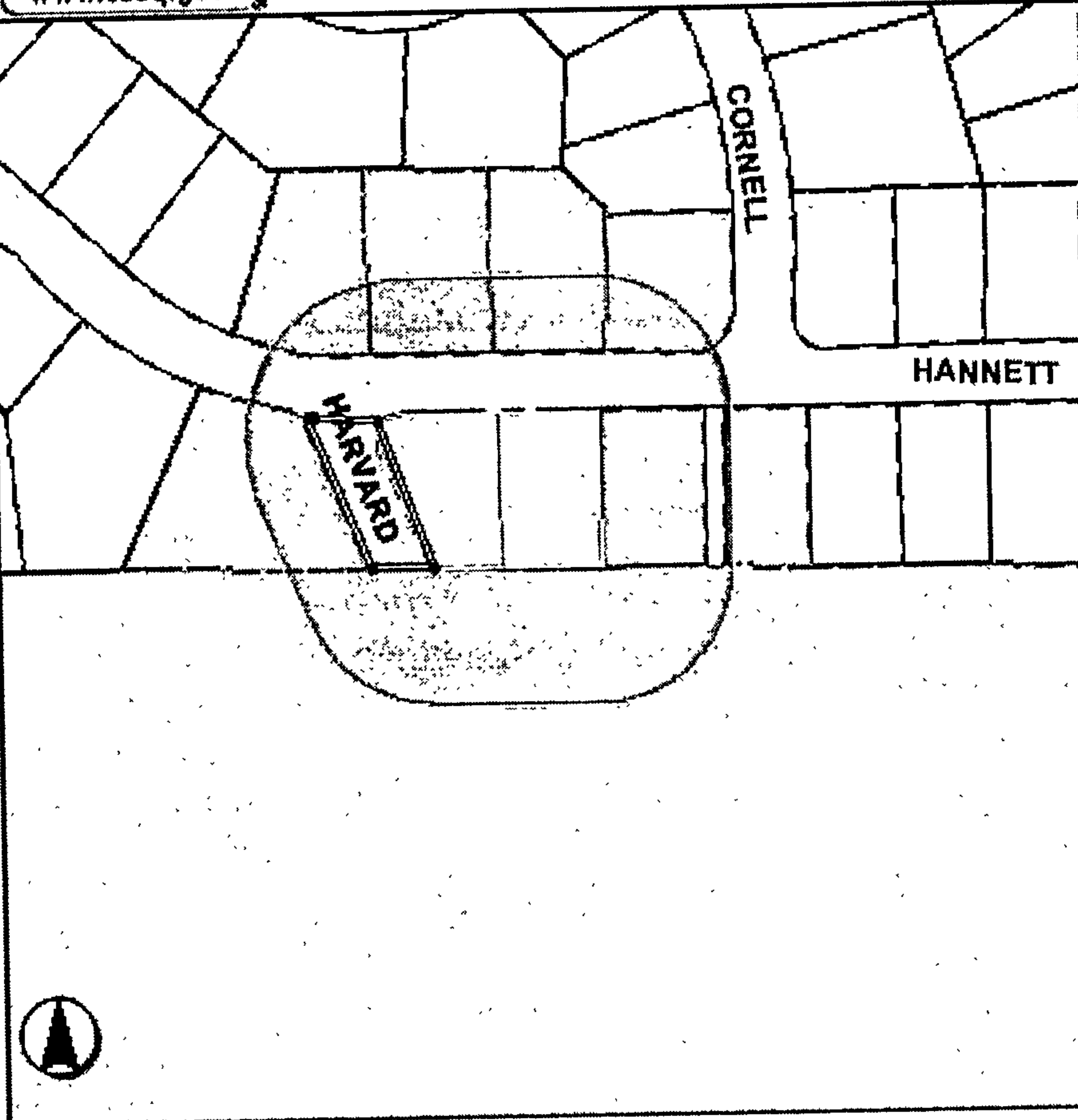
DAC Enterprises, Inc.



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 ADDRESS
1	101605805039920115	KLETZLI ROBERT & HEAD HEATHER	1401 HARVARD DR
2	101605808541720801	MARSHALL RALPH R	1401 CORNELL DR
2	101605907541720816	KIENZI E GALLI MILIP EMILY A	2207 HANNETT NE

Pan

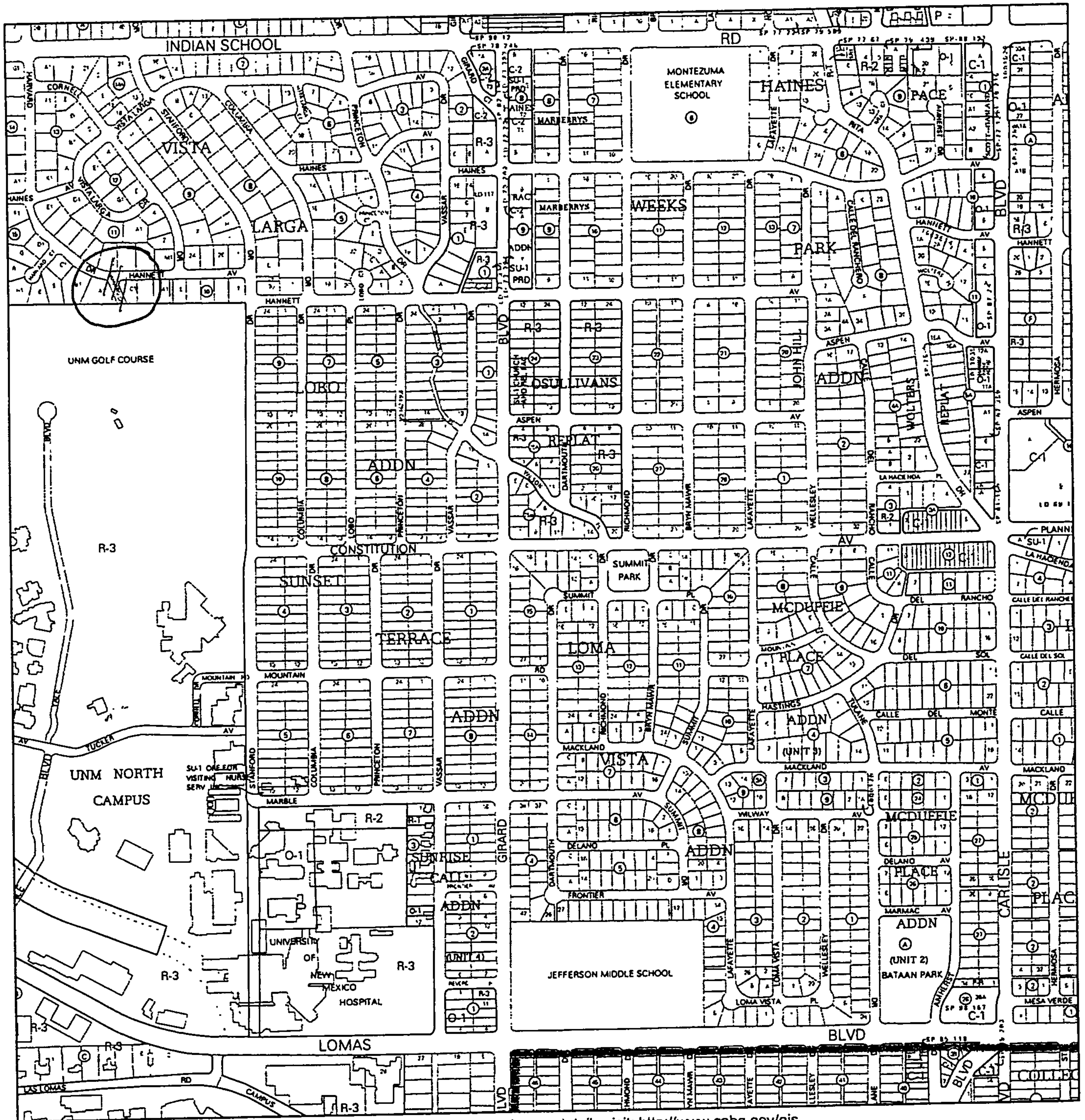
[SEARCH](#)

[REFRESH](#)

[HELP](#)

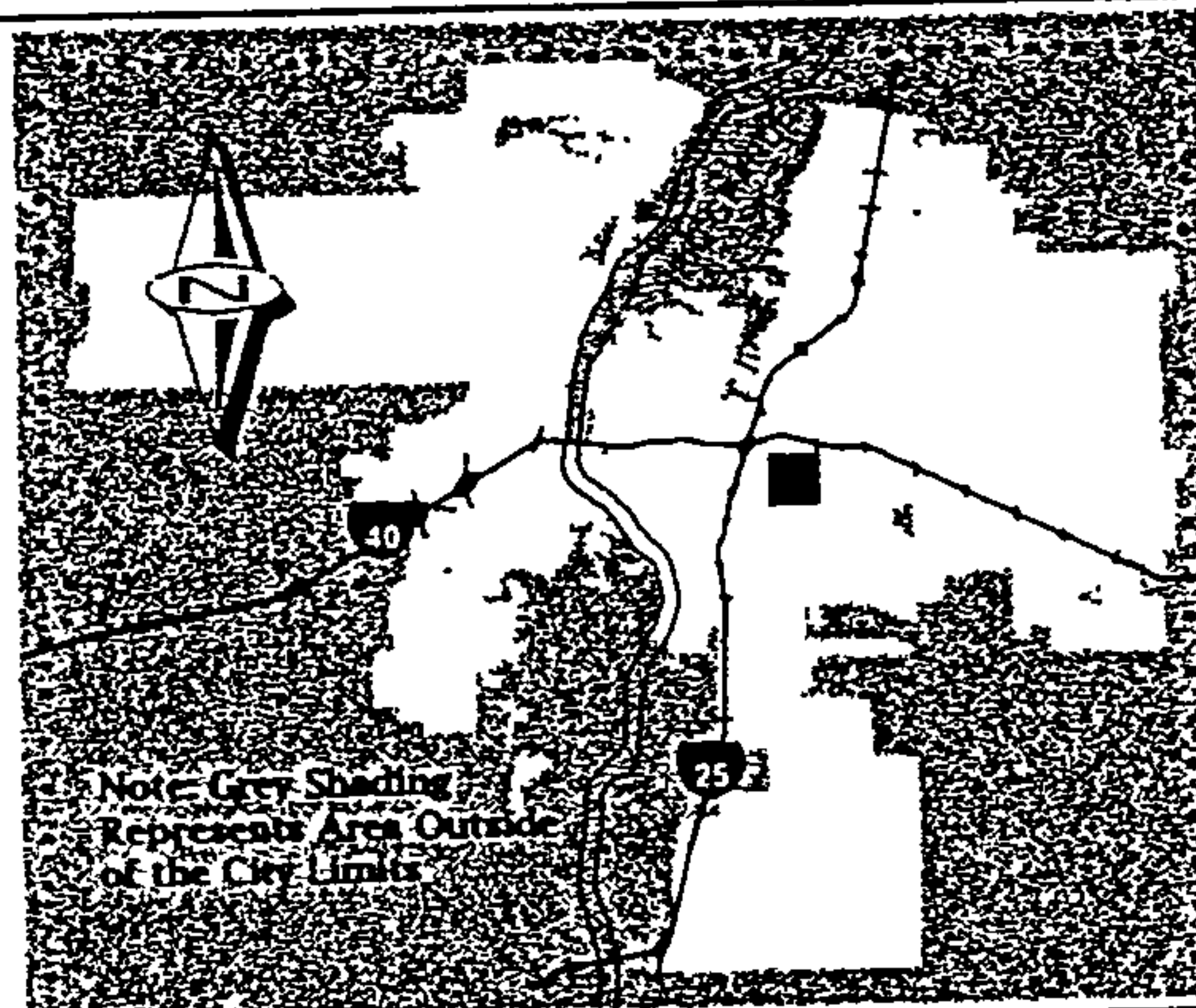
[INDEX PAGE](#)

[CONTACT](#)



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

Map amended through: Apr 07, 2005

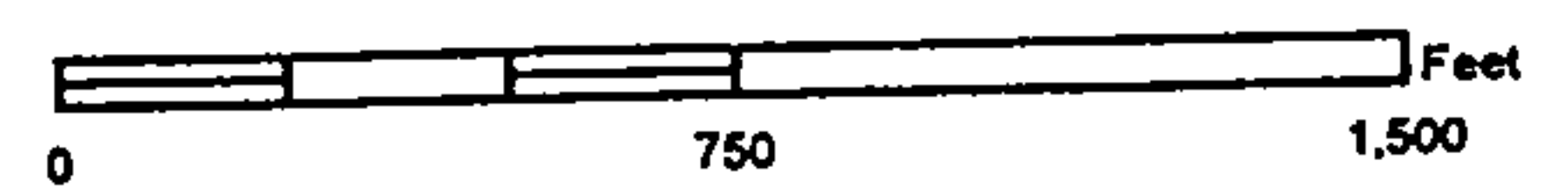


Zone Atlas Page:

J-16-Z

Selected Symbols

- Outside City Limits
- Sector Plans
- Design Overlay Zones
- City Historic Zone
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone





JCP INVESTMENTS, LLC

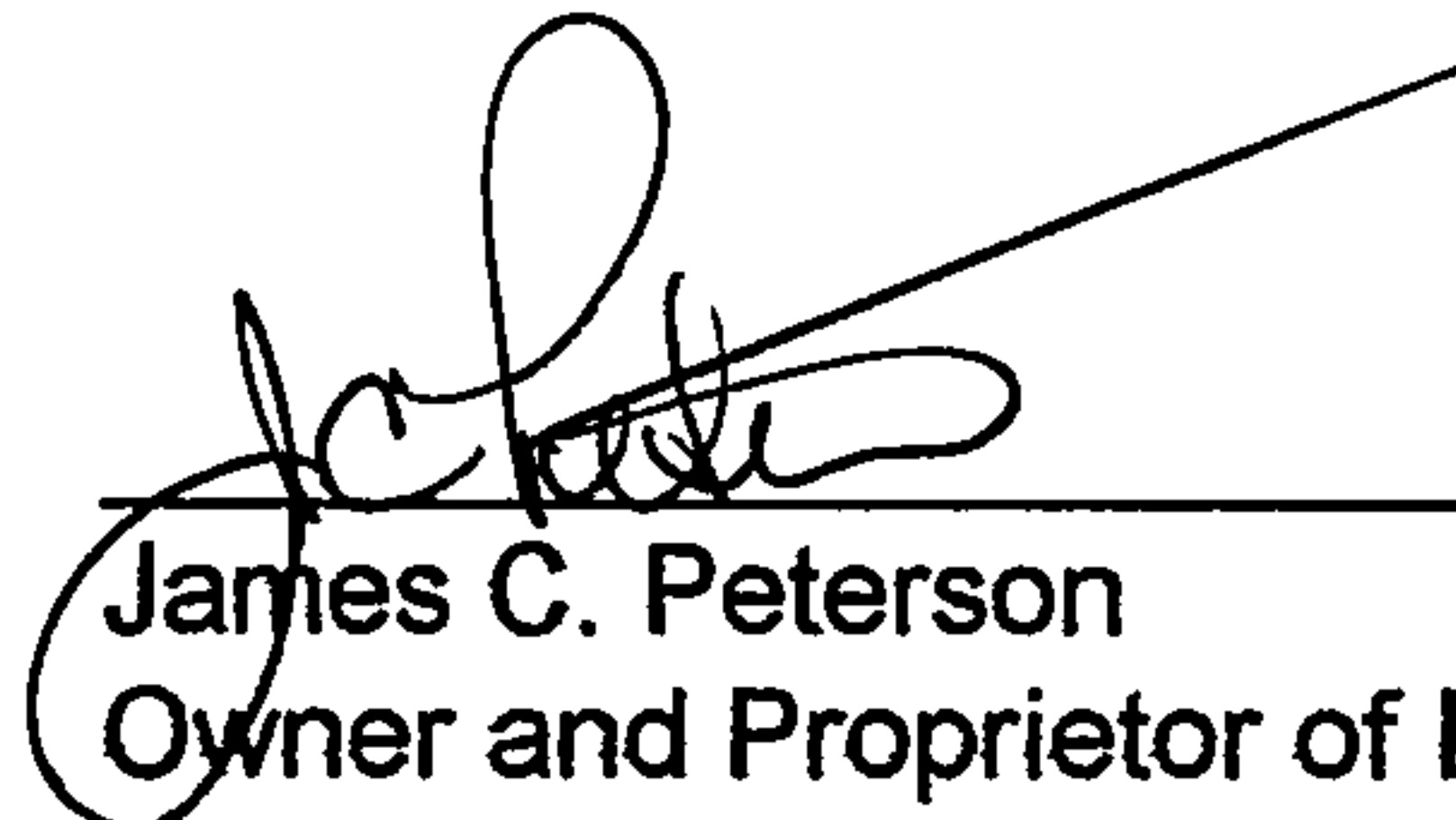
November 10, 2006

City of Albuquerque
Planning Department
600 2nd Street NW
Albuquerque, NM 87102
ATTN: Sheran Matson, D.R.B. Chairperson

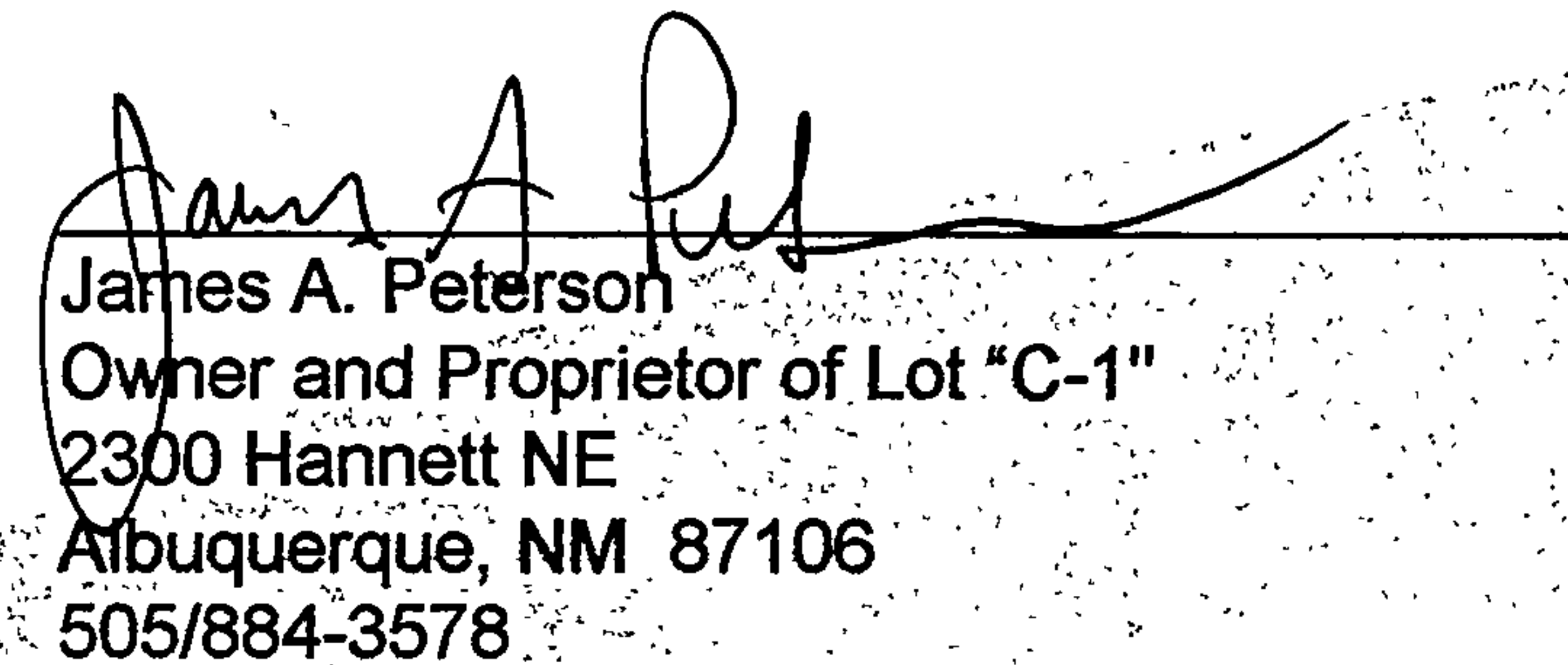
Dear Ms. Matson:

We hereby authorize George T. Rodriguez, Land Use and Development Consultant and/or D.A.C. Enterprises, (Doug Crandell or Robert Romero), to act on our behalf for the application process for the street vacation of that portion of Harvard Drive NE that lies between Lot "C-1," Block 10, and Lot "A-1," Block 15, Vista Larga Subdivision, to the City of Albuquerque, New Mexico.

Very truly yours,



James C. Peterson
Owner and Proprietor of Lot "A-1"
1401 Harvard Drive NE
Albuquerque, NM 87106
505/884-3578



James A. Peterson
Owner and Proprietor of Lot "C-1"
2300 Hannett NE
Albuquerque, NM 87106
505/884-3578

**2325 SAN PEDRO DR., NE
SUITE 2-A
ALBUQUERQUE, NM 87110
505/884-3578
505/228-7156 (CELL)
505/884-6793 (FAX)
JC@PETERSONPROPERTIES.NET**



**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, December 13, 2006, beginning at 9:00 a.m. for the purpose of considering the following:

Project # 1005255

06DRB-01629 Major-Vacation of Pub
Right-of-Way

DAC ENTERPRISES INC agent(s) for J C PETERSON & JAMES A PETERSON request(s) the above action(s) for Lot(s) A-1 of Block(s) 15 & Lot(s) C-1 of Block(s) 10, **VISTA LARGA ADDITION**, located on HARVARD DR NE, between HANNETT AVE NE and STANFORD NE. (J-16)

Project # 1005257

06DRB-01638 Major-SiteDev Plan
BldPermit

DESIGN 2 FUNCTION LLC agent(s) for EEEEC, LLC request(s) the above action(s) for all or a portion of Lot(s) 3A1C, Block(s) A, **INTERSTATE INDUSTRIAL TRACT; UNIT 2**, zoned IP industrial park zone, located on GULTON CT NE, between OSUNA RD NE and NORTH DIVERSION CHANNEL containing approximately 1 acre(s). (E-17)

Project # 1003572

06DRB-01626 Minor-SiteDev Plan
BldPermit


CLAUDIO VIGIL ARCHITECTS agent(s) for BRUNACINI DEVELOPMENT LTD CO., request(s) the above action(s) for Tract(s) A-4, Block(s) 0000, Unit 2, **JOURNAL CENTER, PHASE 2**, zoned IP, located between RUTLEDGE RD NE and SNAPROLL NE containing approximately 3 acre(s). (D-17)

Project # 1003364

06DRB-01639 Major-Vacation of Public
Easements

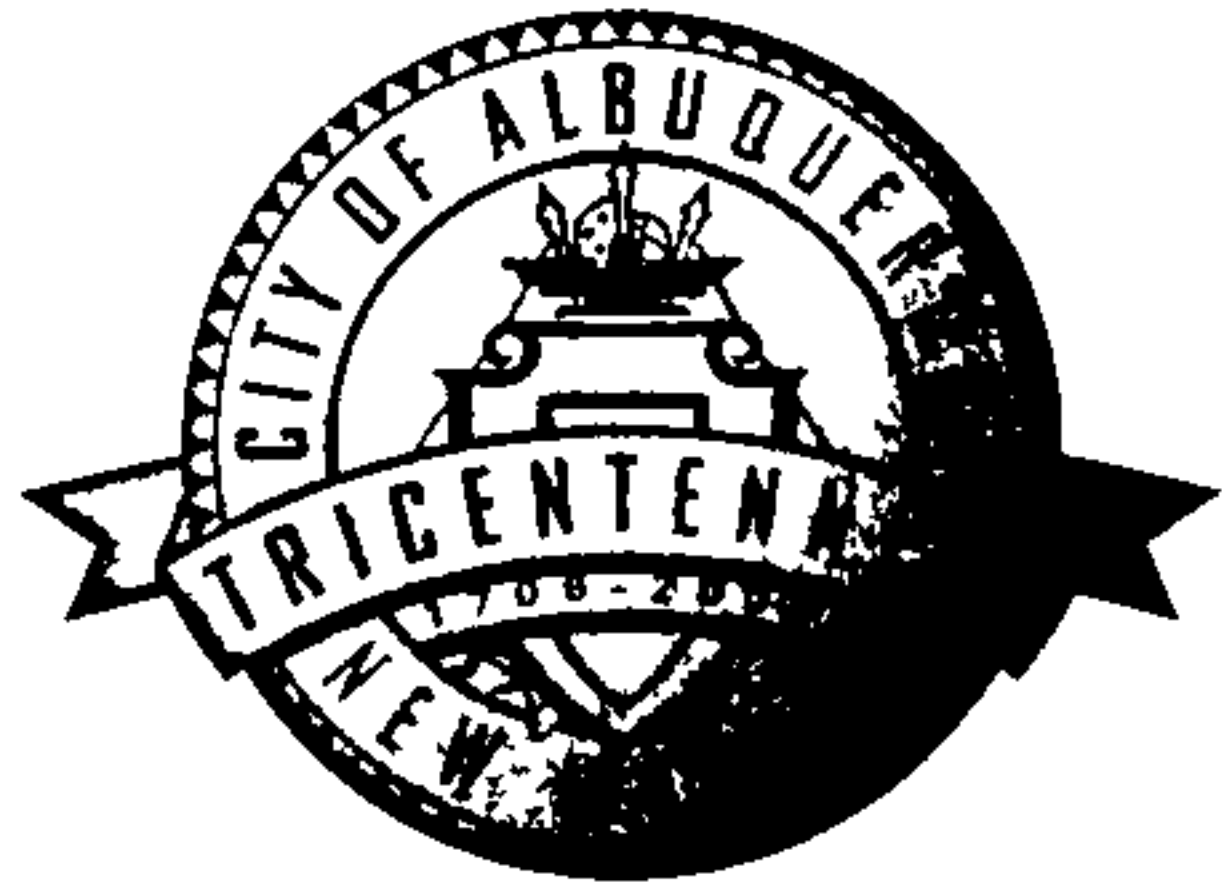
GARCIA/KRAEMER & ASSOCIATES agent(s) for PR INVESTMENTS LLC request(s) the above action(s) for all or a portion of Lot(s) 1-A-1-A-1, Block(s) 10, Tract(s) 2, **NORTH ALBUQUERQUE ACRES UNIT 3**, zoned SU-2 FOR MIXED USE, located on LOUISIANA BLVD NE, between PASEO DEL NORTE NE and HOLLY AVE NE containing approximately 1 acre(s). [REF: 05DRB-01210] (C-19)

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.


for Sheran Matson, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, NOVEMBER 27, 2006.

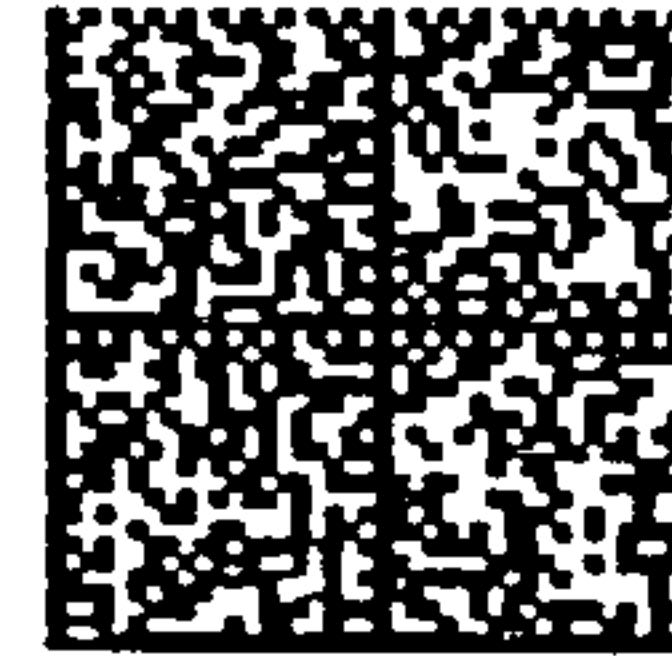
CITY OF ALBUQUERQUE



Planning Department

DRB

Project# 1005255
J.C. PETERSON
1401 HARVARD DR NE
ALBUQUERQUE, NM 87106



02 1M \$ 00.39⁰
0004219022 NOV 22 2006
MAILED FROM ZIP CODE 87102

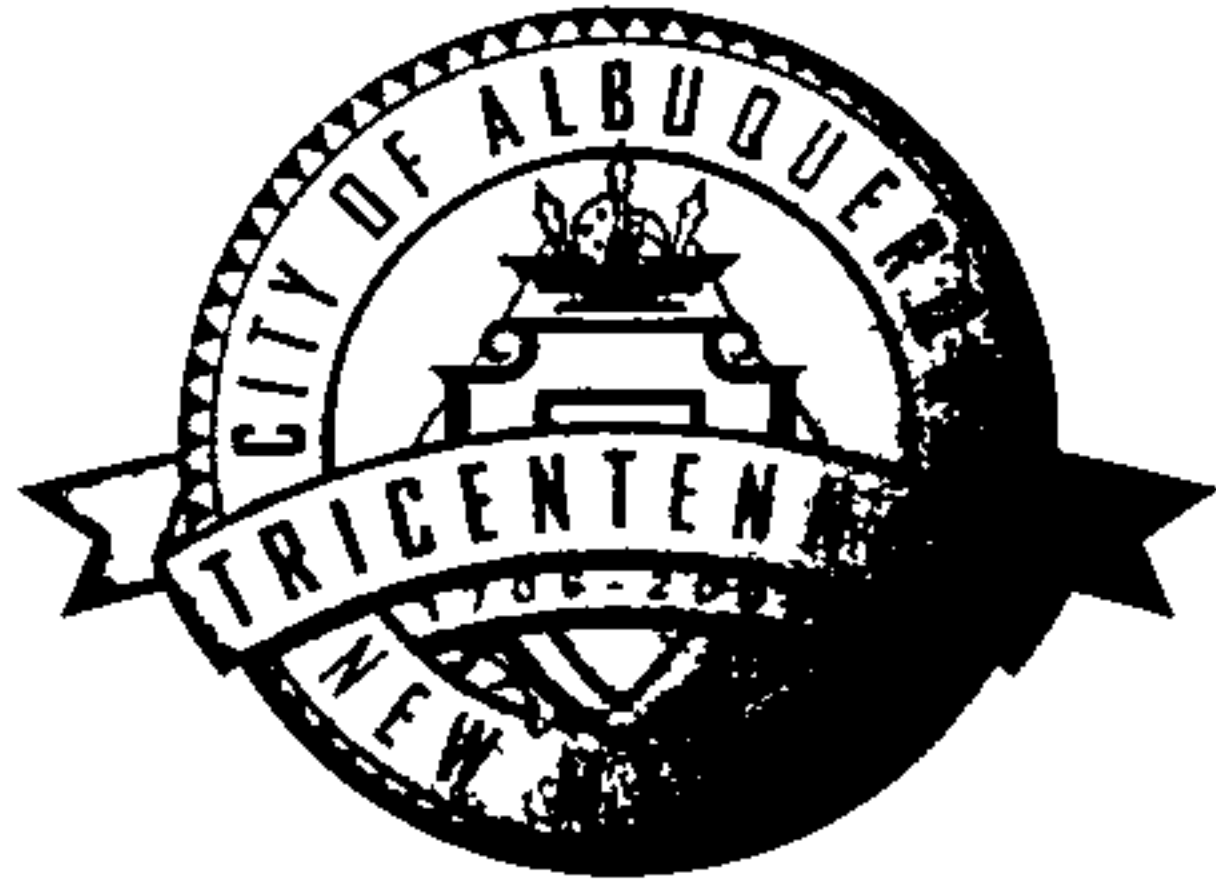
Or Current Resident

NOT DELIVERABLE
AS ADDRESSEE
UNABLE TO DELIVER
NOV 22 2006

11
20



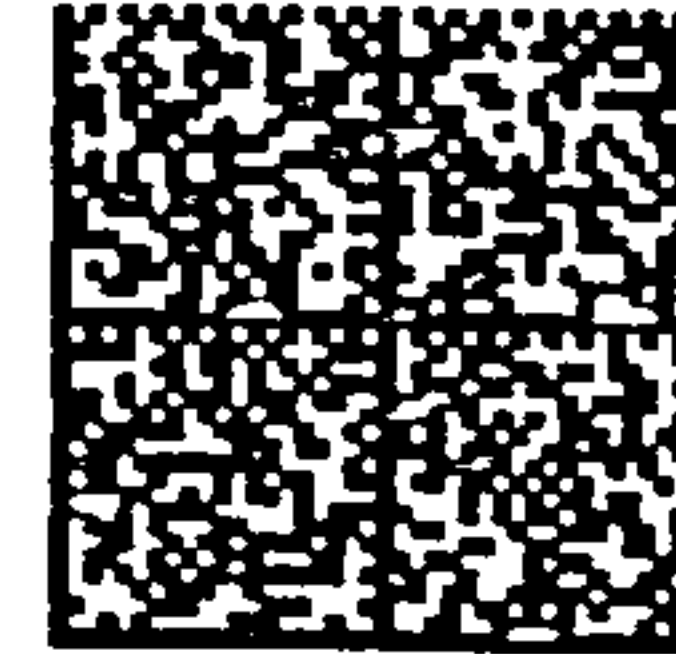
CITY OF ALBUQUERQUE



Planning Department

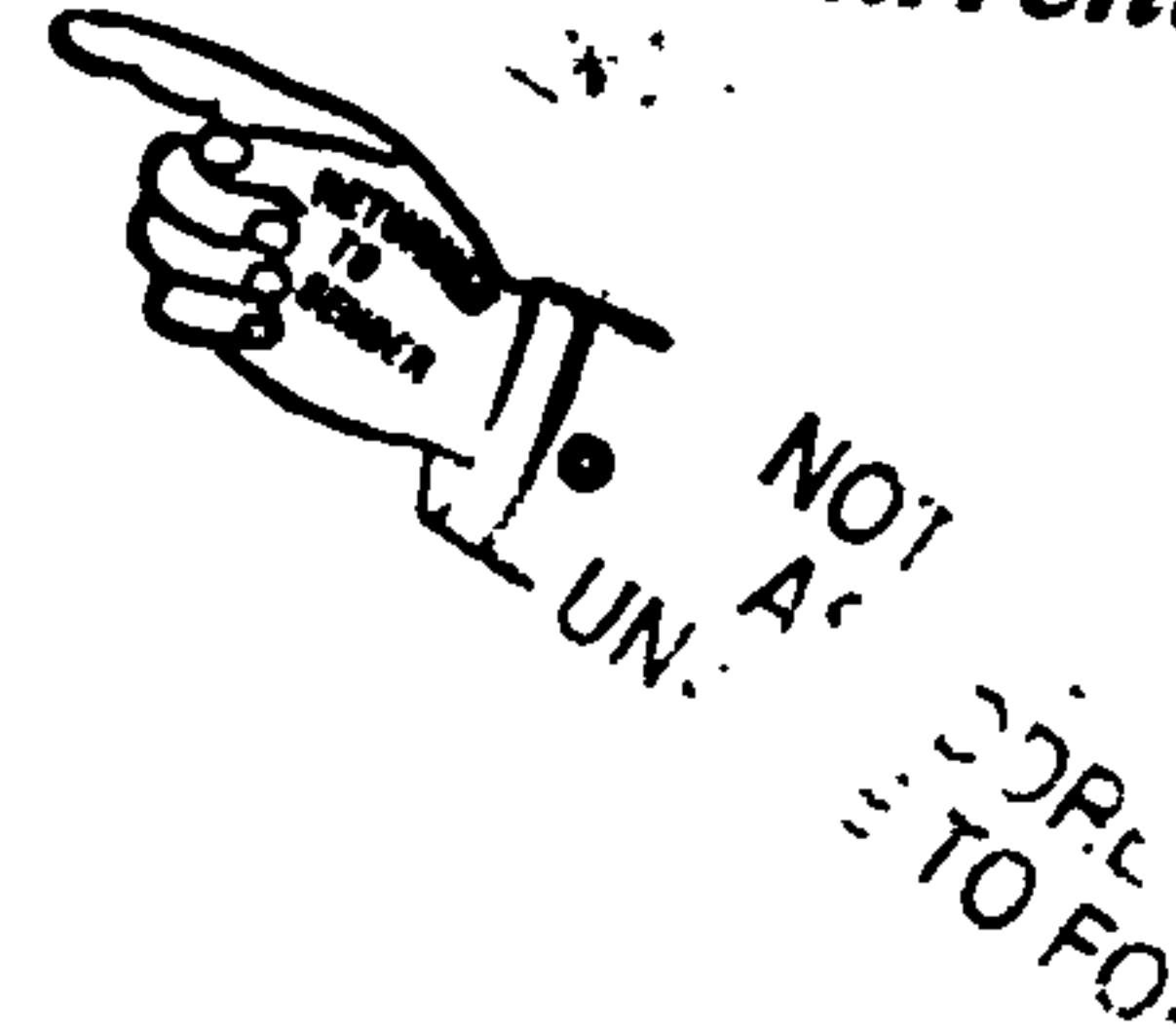
DRB

~~Or Current Resident
KLETZLI ROBERT & HEAD HEATHER
1401 HARVARD DR NE
ALBUQUERQUE, NM 87106 3713~~



02 1M \$ 00.39⁰
0004219022 NOV 22 2006
MAILED FROM ZIP CODE 87102

Or Current Resident



1
20



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: J.C. PETERSON &

NAME: JAMES A. PETERSON PHONE: _____
 ADDRESS: 1401 HARVARD DR NE
2300 HANNETT AVENUE FAX: _____
 CITY: ALBUQUERQUE STATE NM ZIP 87 E-MAIL: _____
 Proprietary interest in site: APPLICANTS List all owners: CITY OF ALBUQUERQUE
 AGENT (if any): DAC ENTERPRISES, INC PHONE: 242-3232
 ADDRESS: P.O. BOX 16658 FAX: 247-4530
 CITY: ALBUQUERQUE STATE NM ZIP 87191 E-MAIL: RR@505@AOL.COM

DESCRIPTION OF REQUEST: VACATION OF HARVARD DR, NE; SOUTH OF HANNETT AVE, NE;
BETWEEN LOT A-1, BLK 15 & LOT C-1, BLK 10 VISTA LARGA ADDITION

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

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Lot or Tract No. _____ Block: _____ Unit: _____
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Check-off if project was previously reviewed by Sketch Plat/Plan ?, or Pre-application Review Team ?. Date of review: 11/7/06
 SIGNATURE Robert E. Romero DATE 11/14/06
 (Print) ROBERT E. ROMERO DAC ENTERPRISES, INC. _____ Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 4/04

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>016DRB-01629</u>	<u>KRW</u>		\$ <u>300.00</u>
<input type="checkbox"/> All fees have been collected		<u>ADV</u>		\$ <u>75.00</u>
<input checked="" type="checkbox"/> All case #s are assigned				\$ <u>20.00</u>
<input type="checkbox"/> AGIS copy has been sent				\$ _____
<input checked="" type="checkbox"/> Case history #s are listed				\$ _____
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill				\$ _____
<input checked="" type="checkbox"/> F.H.D.P. density bonus				\$ _____
<input checked="" type="checkbox"/> F.H.D.P. fee rebate				\$ _____
	Hearing date <u>12/13/06</u>			Total \$ <u>395.00</u>

Andrew Garcia 11/14/06

 Planner signature / date

Project # 1005255

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.

ROBERT E. ROMERO
DAC ENTERPRISES, INC.

Robert Romero 11/14/06
Applicant name (print) / 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
06DRB - - 01629

Andrew Smith 11/14/06
Planner signature / date

Project # 1005255

File

#1

To: The Development Review Board

Re: Case #06 DRB 01629/Project # 1005255

From: The North Campus Neighborhood Association
Frances I. Blair, Vice-President
1209 Vassar, N.E., Albuquerque-, N.M., 87106

Date: 12-05-06

According to protocol, a neighborhood meeting was advertised and held on 12-04-06.

We, the above described neighborhood find no reason to contest the above cited project.

Very truly yours,

Frances I. Blair

Frances I. Blair

cc to Robert RomeroDAC Enterprises, Inc.

To: Development Review Board
Plaza Del Sol Bldg.
600 2nd Street, N.W.
Albuquerque, N.M., 87102

Rec'd

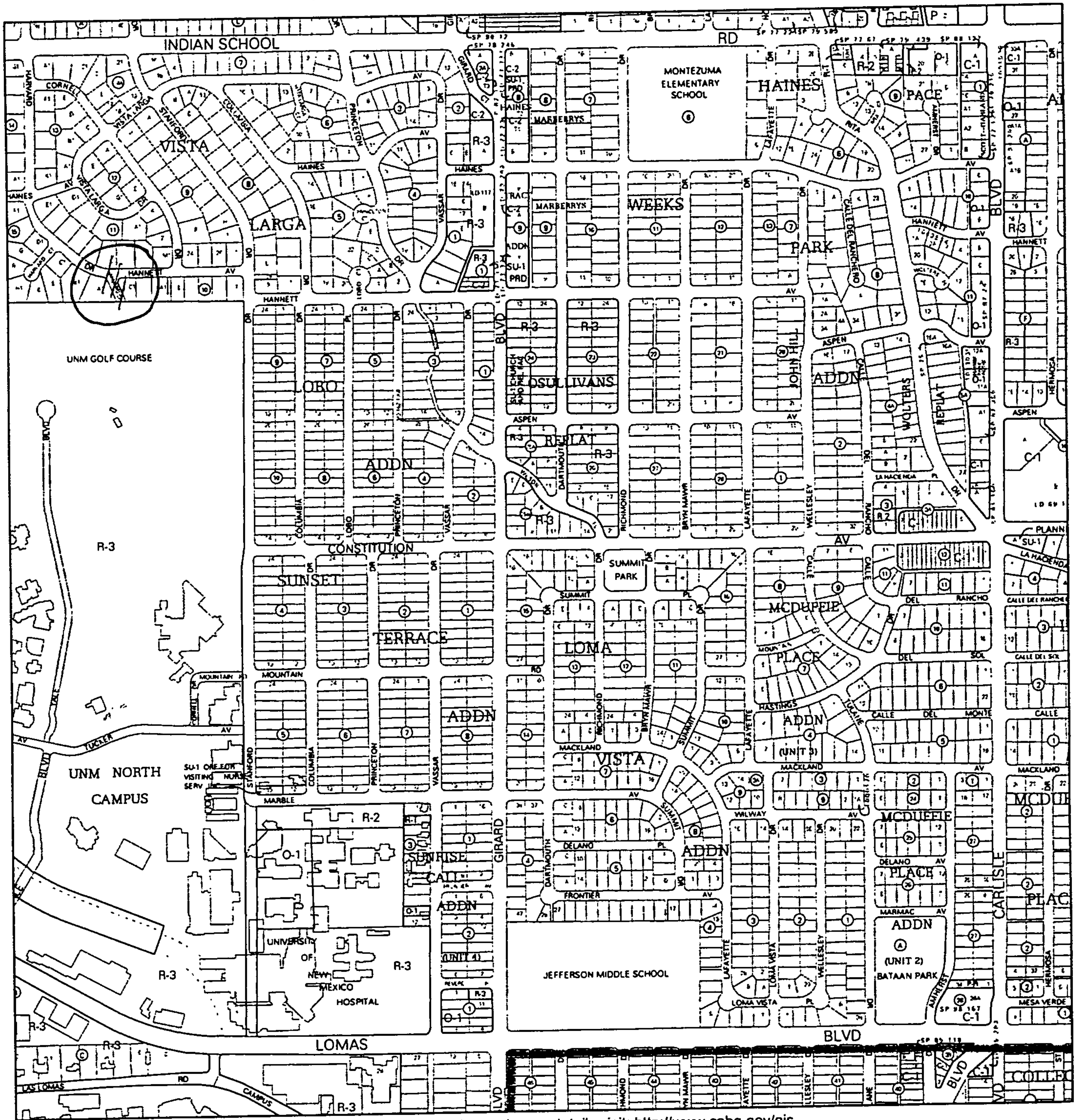
1213106 RE: OGORB-01629

DAC ENTERPRISES APP.
FOR VACATION of Public
RIGHT OF WAY -

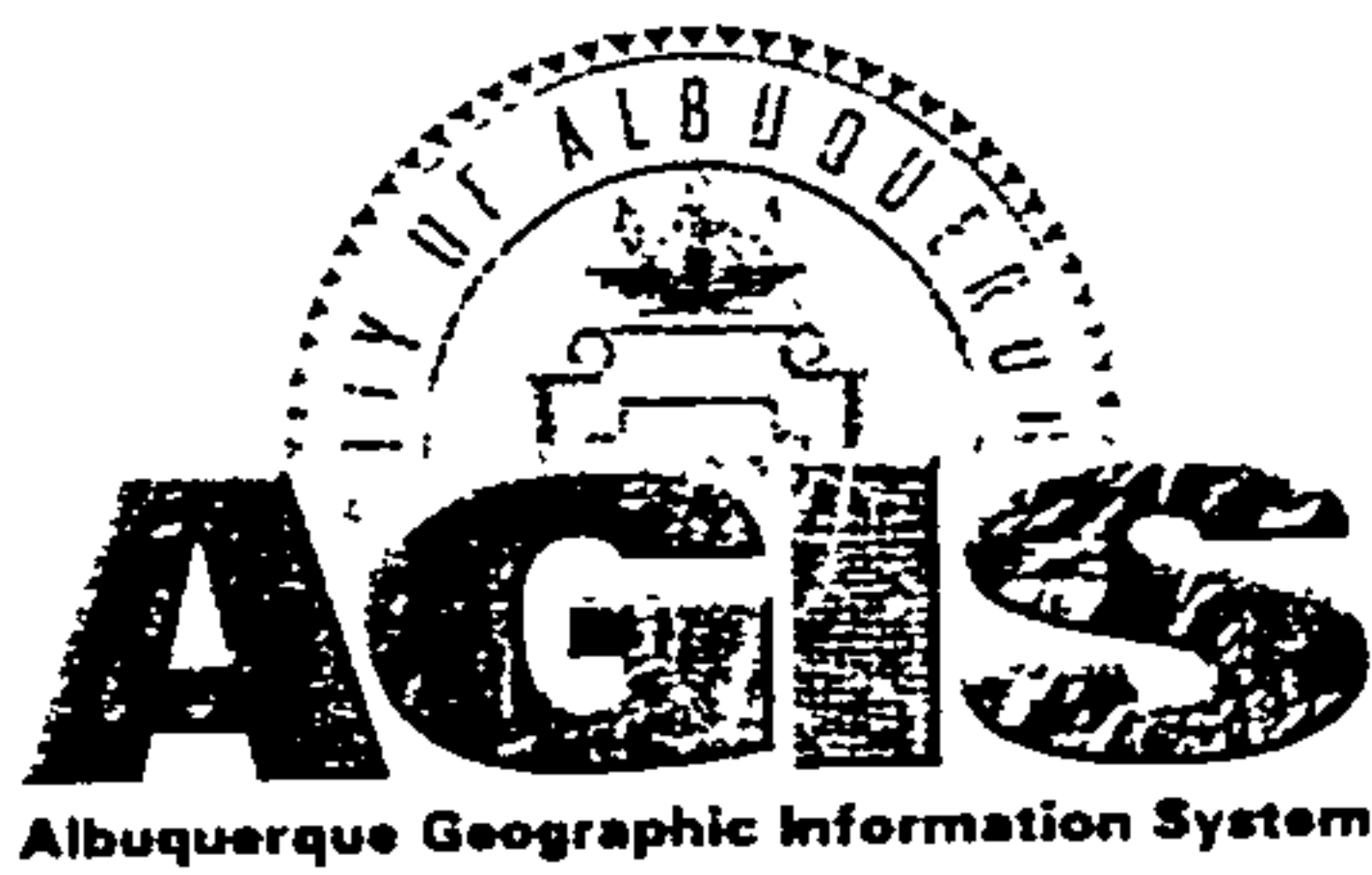
To Whom it may concern -

I am writing at the last possible minute because I did not receive notice of this until last night. I don't read the Journal, and I Don't believe the sign was posted conspicuously. The sign was on the fence at the very end of the street the applicant is trying to expropriate. It was not visible from the normally travelled street, and I think it should have been posted at the front of one the properties to benefit from this - not tucked at the end of the dead-end where it's subject to being blocked by ~~some~~ construction vehicles.

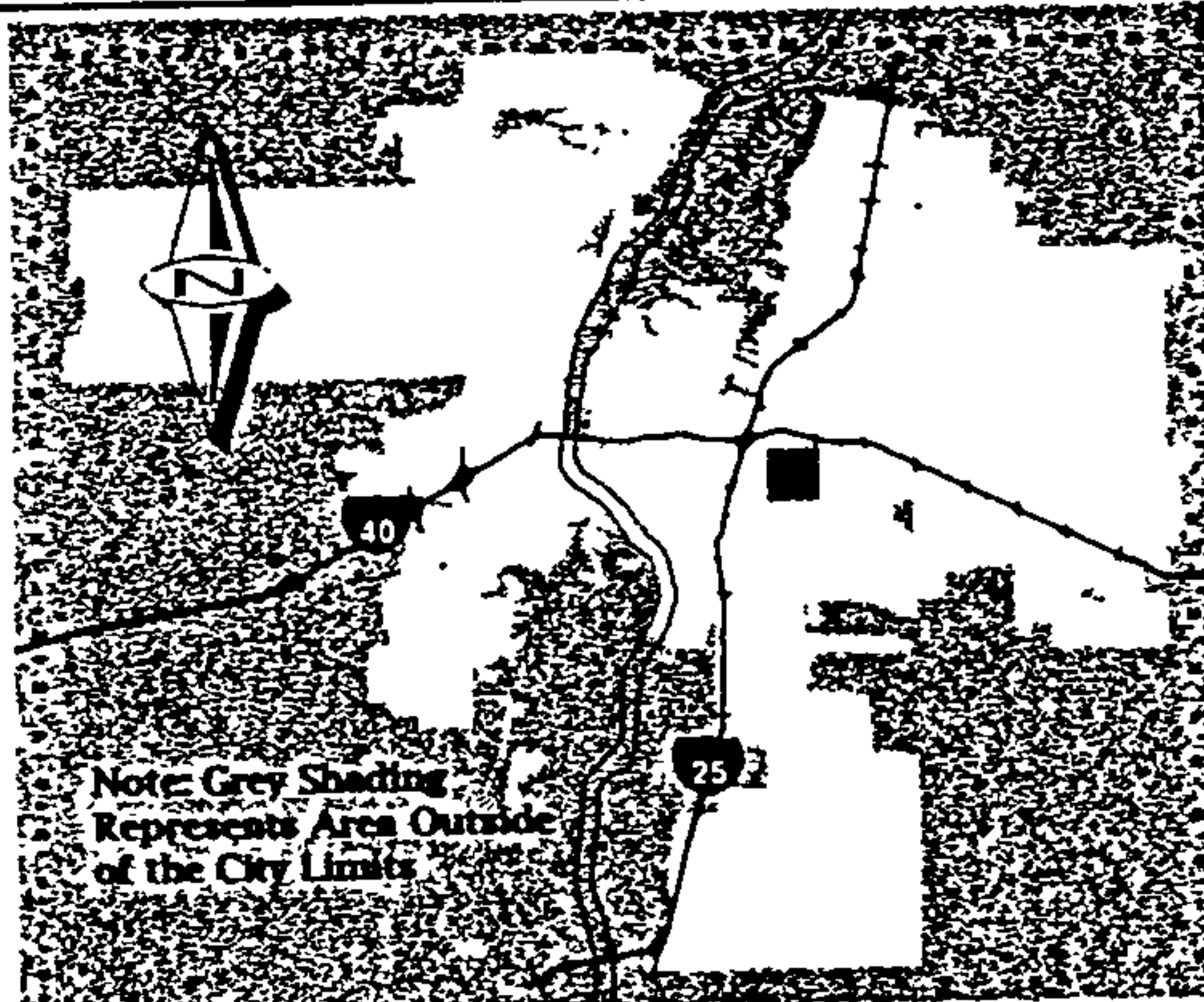
I think it would be extremely irresponsible for the city to give away this street just because somebody asks for it. It is desirable to have breaks in the blocks of private property. Even if the street is not being used as a thoroughfare, there is still a benefit to having it open and public. To vacate would be a giving of the public property without compensation, and would benefit nobody except the private interests seeking to take it. —/s/ Joshua and Emily Marx
2501 Vista Larga NE 841-
1970



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



Map amended through: Apr 07, 2005



Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

J-16-Z

Selected Symbols

- Outside City Limits
- Sector Plans
- Design Overlay Zones
- City Historic Zone
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone





JCP INVESTMENTS, LLC

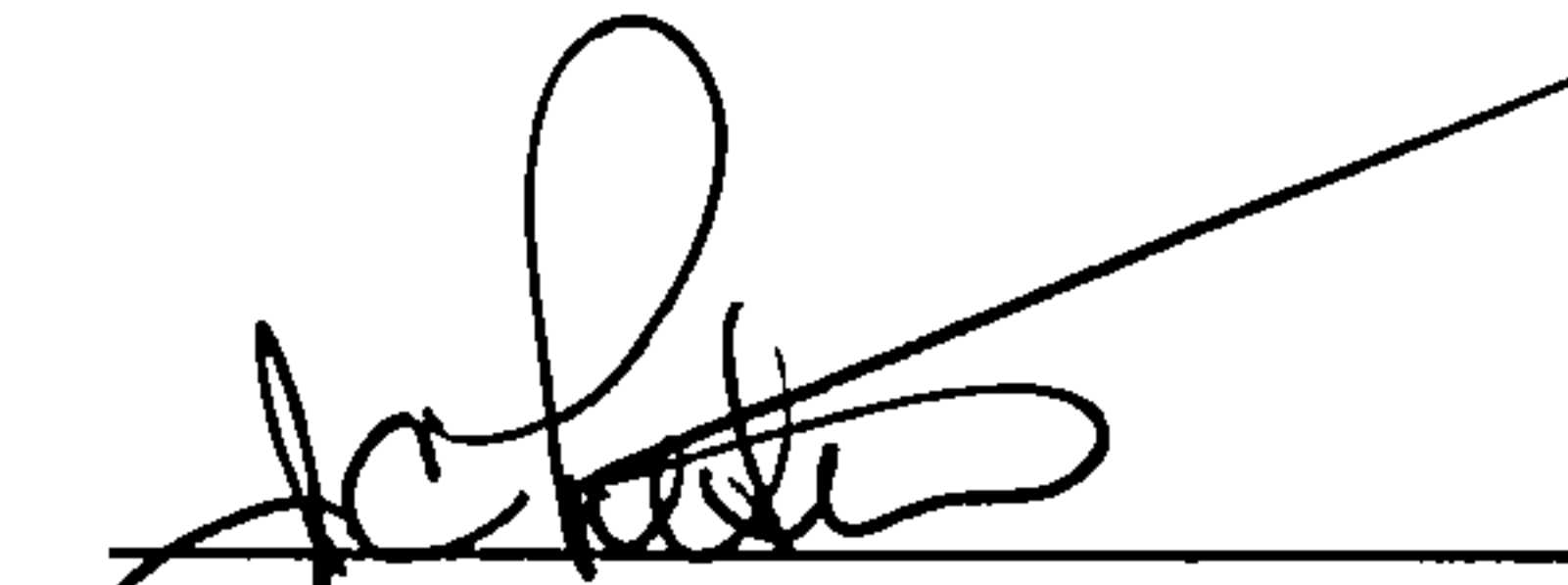
November 10, 2006

City of Albuquerque
Planning Department
600 2nd Street NW
Albuquerque, NM 87102
ATTN: Sheran Matson, D.R.B. Chairperson

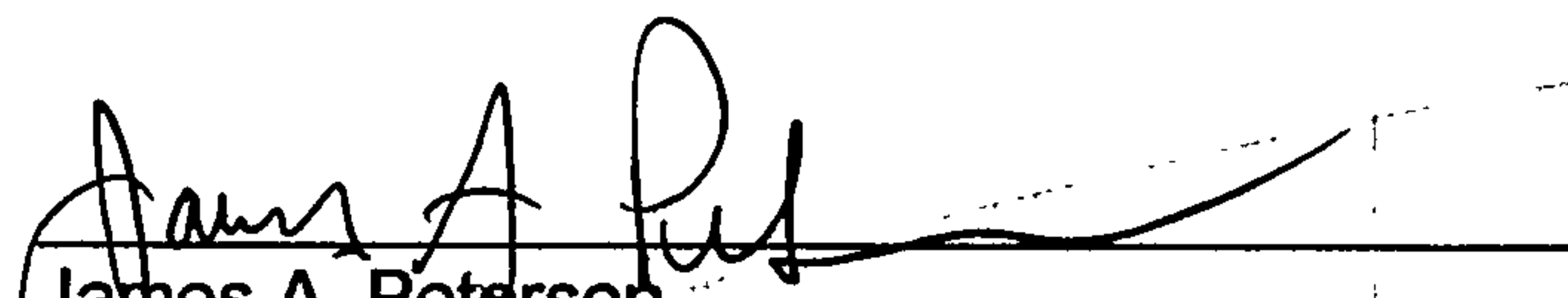
Dear Ms. Matson:

We hereby authorize George T. Rodriguez, Land Use and Development Consultant and/or D.A.C. Enterprises, (Doug Crandell or Robert Romero), to act on our behalf for the application process for the street vacation of that portion of Harvard Drive NE that lies between Lot "C-1," Block 10, and Lot "A-1," Block 15, Vista Larga Subdivision, to the City of Albuquerque, New Mexico.

Very truly yours,



James C. Peterson
Owner and Proprietor of Lot "A-1"
1401 Harvard Drive NE
Albuquerque, NM 87106
505/884-3578



James A. Peterson
Owner and Proprietor of Lot "C-1"
2300 Hannett NE
Albuquerque, NM 87106
505/884-3578

**2325 SAN PEDRO DR., NE
SUITE 2-A
ALBUQUERQUE, NM 87110
505/884-3578
505/228-7156 (CELL)
505/884-6793 (FAX)
JC@PETERSONPROPERTIES.NET**

DAC Enterprises, Inc.

Zoning & Land Use Services

November 13, 2006

Ms. Sheran Matson, AICP
Chair, Development Review Board
Planning Department
City of Albuquerque
600 2nd St. NW
Albuquerque, New Mexico 87102

Re: Proposed Vacation of Right of Way – Harvard Drive NE

Dear Ms. Matson:

DAC Enterprises, Inc. is representing Mr. regarding the above referenced vacation of right-of-way request. The right-of-way is located on Harvard Drive NE. It abuts Lot C-1, Block 10 and Lot A-1, Block 15, Vista Larga Subdivision. Harvard Drive is located south of Hannett NE and dead ends into the University of New Mexico North Golf Course. The University does not use Harvard Drive for access; instead they utilize Indian School and Stanford for that purpose. There is no water line or other utility infrastructure on Harvard Drive.

Lot C-1 is owned by James A. Peterson and Lot A-1 is owned by J.C. Peterson. They would like to vacate the right of way to add to each of their properties. They would like to also put an end to the illegal parking and drinking that takes place on this unused street.

The adjoining property owners understand that they will be responsible for purchasing the vacated right-of-way and are prepared to do so. It is their intention to remove the paving and provide for a single lot line and seamless transition between Lots C-1 and A- 1.

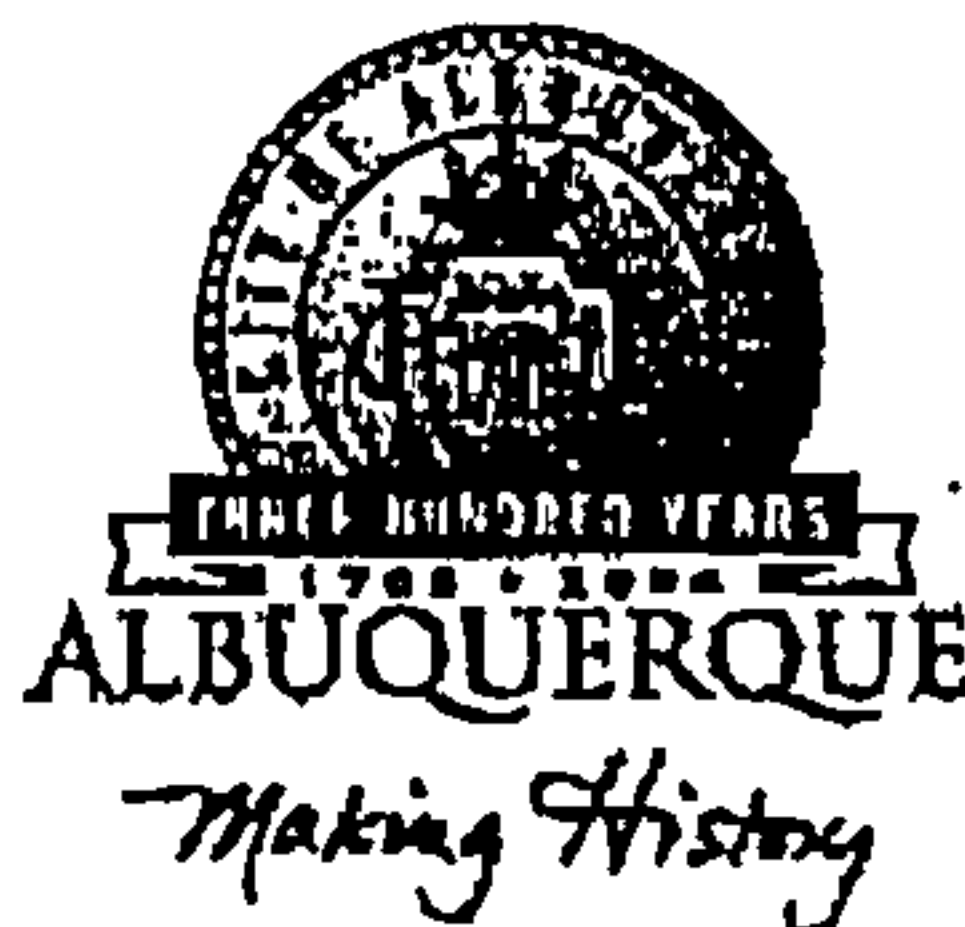
A survey has been provided for review by the Development Review Board. Your assistance in facilitating the approval process is greatly appreciated.

Thank you.



Robert E. Romero

DAC Enterprises, Inc.



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: November 13, 06

TO CONTACT NAME: Robert E. Romero
 COMPANY/AGENCY: DAC Enterprises Inc.
 ADDRESS/ZIP: P.O. Box 16658 - 87191
 PHONE/FAX #: 242-3232 - Fax - 247-4530

Thank you for your inquiry of 11-13-06 (date) requesting the names of **Recognized**

Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at VACATION OF PUBLIC ROW HARVARD ST NE - SOUTH OF HANNETT AV. NE Lot A-1-Blk 15 Vista Larga Addn. and Lot C-1
 zone map page(s) 5-16. Blk 10 Vista Larga Addn.

Our records indicate that the **Recognized Neighborhood Association(s)** affected by this proposal and the contact names are as follows:

North Campus N.A.

Neighborhood Association
 Contacts: SARA KOPLIK
1126 STANFORD NE/871106
246-0579 (h) 244-9505 - ext
34 - (w)

FRANCIS BLAIR
1209 VASTAR NE-871106
268-8107 (h)

Neighborhood Association
 Contacts: _____

See reverse side for additional Neighborhood Association Information: YES { } NO { }

Please note that according to O-92 you are required to notify each of these contact persons by **CERTIFIED MAIL. RETURN RECEIPT REQUESTED. BEFORE** the Planning Department will accept your application filing. **IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

OFFICE OF NEIGHBORHOOD COORDINATION

.....
 Attention: Both contacts per neighborhood association need to be notified.

DAC Enterprises, Inc.

Zoning & Land Use Services

November 12, 2006

CERTIFIED MAIL

NORTH CAMPUS NEIGHBORHOOD ASSOCIATION
Sara Koplik
1126 Stanford NE
Albuquerque, NM 87106

Re: PROPOSED VACATION OF PUBLIC RIGHT OF WAY

Dear Ms. Koplik:

DAC Enterprises, Inc. will submit a request to the City of Albuquerque asking for the vacation of the Harvard Drive Right-of-Way located south of Hannett Avenue, between Lot A-1, Block 15, Vista Larga Addition and Lot C-1, Block 10, Vista Larga Addition as the street dead ends into the University Golf Course. Zone Map J-16 is enclosed for your review and to help you locate the street in question.

As a representative of DAC Enterprises, Inc. I would like to solicit your feed back and/or set up a meeting with your neighborhood association in order to present this request and answer any questions you may have. Please feel free to call on me at 242-3232. I look forward to working with you and the North Campus Neighborhood Association.

Sincerely,



Robert E. Romero
Associate

Cc: Frances Blair, North Campus N. A.

P.O. Box 16658 • Albuquerque, NM 87197

7003 2260 0003 3521 7364

U.S. Postal Service™	
CERTIFIED MAIL™ RECEIPT	
(Domestic Mail Only; No Insurance Coverage Provided)	
For delivery information visit our website at www.usps.com	
OFFICIAL USE	
ALBUQUERQUE, NM 87106	
Postage	\$ 0.39
Certified Fee	\$2.40
Return Receipt Fee (Endorsement Required)	\$1.85
Restricted Delivery Fee (Endorsement Required)	\$0.00
Total Postage & Fees	\$ 4.64

NOV 14 2006
1010 ALBUQUERQUE NM 87107
S1526

Sent To: SARA KOPLIK
Street, Apt. No., or PO Box No.: 1126 STANFORD NE
City, State, ZIP+4: ALBUQUERQUE NM 87106

PS Form 3800, June 2002 See Reverse for Instructions

DAC Enterprises, Inc.

Zoning & Land Use Services

November 12, 2006

CERTIFIED MAIL

NORTH CAMPUS NEIGHBORHOOD ASSOCIATION

Frances Blair
1209 Vassar NE
Albuquerque, NM 87106

Re: PROPOSED VACATION OF PUBLIC RIGHT OF WAY

Dear Ms. Blair:

DAC Enterprises, Inc. will submit a request to the City of Albuquerque asking for the vacation of the Harvard Drive Right-of-Way located south of Hannett Avenue, between Lot A-1, Block 15, Vista Larga Addition and Lot C-1, Block 10, Vista Larga Addition as the street dead ends into the University Golf Course. Zone Map J-16 is enclosed for your review and to help you locate the street in question.

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Sincerely,



Robert E. Romero
Associate

Cc: Sara Koplik, North Campus N. A.

7007 5001 0922 0000 1255 7257 7257

U.S. Postal Service™		
CERTIFIED MAIL™ RECEIPT		
(Domestic Mail Only; No Insurance Coverage Provided)		
For delivery information visit our website at www.usps.com		
OFFICIAL USE		
ALBUQUERQUE NM 87106		
Postage	\$ 0.39	0101 16 Postmark Here NOV 14 2006 USPS
Certified Fee	\$2.40	
Return Receipt Fee (Endorsement Required)	\$1.85	
Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$ 4.64	
11/14/2006		
Sent To		
FRANCES BLAIR		
Street, Apt. No., or PO Box No. 1209 VASSAR NE		
City, State, ZIP+4 ALBUQUERQUE, NM 87106		
PS Form 3800, June 2002 See Reverse for Instructions		

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 28, 2006 To December 13, 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.

Robert Sanchez
(Applicant or Agent)

11/14/06
(Date)

I issued 1 signs for this application,

11/14/06
(Date)

Andrew Gomez
(Staff Member)

DRB PROJECT NUMBER: 1005255

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

PAID RECEIPT

APPLICANT NAME J.C. Peterson & James A. Peterson
 AGENT DAC Enterprises Inc.
 ADDRESS P.O. Box 16658
 PROJECT & APP # 1005255/06DRB01629
 PROJECT NAME Harvard Dr. Vista Large Addition

DUPLICATE
 City of Albuquerque
 Treasury Division

11/14/2006 11:33AM LOC: ANN
 X RECEIPT# 00067047 US# 008 TRANSH 0021
 Account 441032 Fund 0110
 Activity 3424000 TRSLJS
 Trans Amt \$395.00
 J24 Misc \$20.00

Thank You

- \$ 120.⁰⁰ 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.**

11/14/2006
 X RECEIPT# 00
 Account 44
 Activity 497
 Trans Amt
 J24 Misc

**DOUG OR ANN CRANDALL
DBA DAC ENTERPRISES, INC.**
 9520 MACALLAN RD NE
 ALBUQUERQUE, NM 87109
 505-294-5243

6418
95-8367/3070

Date NOV 14 2006

City of Albuquerque

Pay to the Order of City of Albuquerque \$ 395.00

Three hundred ninety five and NO/100 Dollars

RIO GRANDE CREDIT UNION

For Filing Fee - Peterson

1:3070836781:0000016963398 6418

DUPLICATE***
 Albuquerque
 Division

11:34AM LOC: ANN
 US# 008 TRANSH 0021
 Fund 0110
 TRSLJS
 \$395.00
 \$75.00
 \$395.00
 \$0.00

