414

#### PLANNING TRACKING LOG

Date

rate

Project Name & #

Action Request

Action Taken

1/31/07

7 malle

Celletton

PM9-1005344

Alle

Market Ma

## DEVELOPMENT REVIEW BOARD TRANSPORTATION DEVELOPMENT Standard Comment Sheet

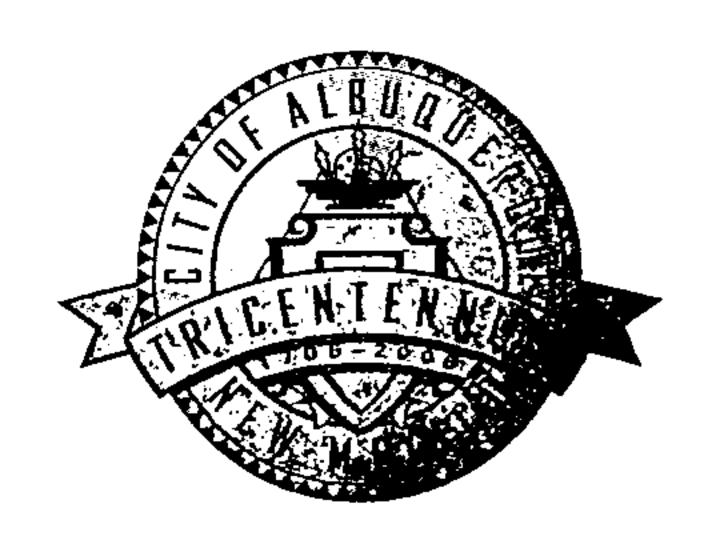
DRB-1005344	Item No. 19	Zone Atlas	G-13
DATE ON AGENDA 1-3	1-07		
INFRASTRUCTURE REQ	UIRED (X)YES ()1	<b>VO</b>	
CROSS REFERENCE:			
TYPE OF APPROVAL R	EQUESTED:		
(X) SKETCH PLAT ( )	PRELIMINARY PLAT	( )FINAL PLAT	
( )SITE PLAN REVIE	W AND COMMENT ()	SITE PLAN FOR	SUBDIVISION
( )SITE PLAN FOR B	UILDING PERMIT		
No.	Comment		

1) What are the distances from face of curb to the property lines? What are the sidewalk widths and their locations?

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

### CITY OF ALBUQUERQUE •

SIGNED: Bradley L. Bingham



PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
HYDROLOGY DEVELOPMENT SECTION

	DEVELOPMENT REVIEW BOARD – SPEED MEMO			
	DRB CASE NO/PROJECT NO: 1005344  AGENDA ITEM NO: 19			
	SUBJECT:			
	Sketch Plat			
	ACTION REQUESTED:			
<b>4.</b>	REV/CMT: (X) APPROVAL: () SIGN-OFF: () EXTN: () AMEND: ()			
	ENGINEERING COMMENTS:			
P.O. Box 1293	A cross lot access easement is required.			
Albuquerque				
New Mexico 87103				
www.cabq.gov				
	RESOLUTION:			
	APPROVED; DENIED; DEFERRED; COMMENTS PROVIDED X_; WITHDRAWN			
	DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PRKS) (PLNG)			

**DATE:** JANUARY 31, 2007

#### CITY OF ALBUQUERQUE PLANNING DEPARTMENT January 31, 2007 DRB Comments

**ITEM # 19** 

PROJECT # 1005344

**APPLICATION # 06-00074** 

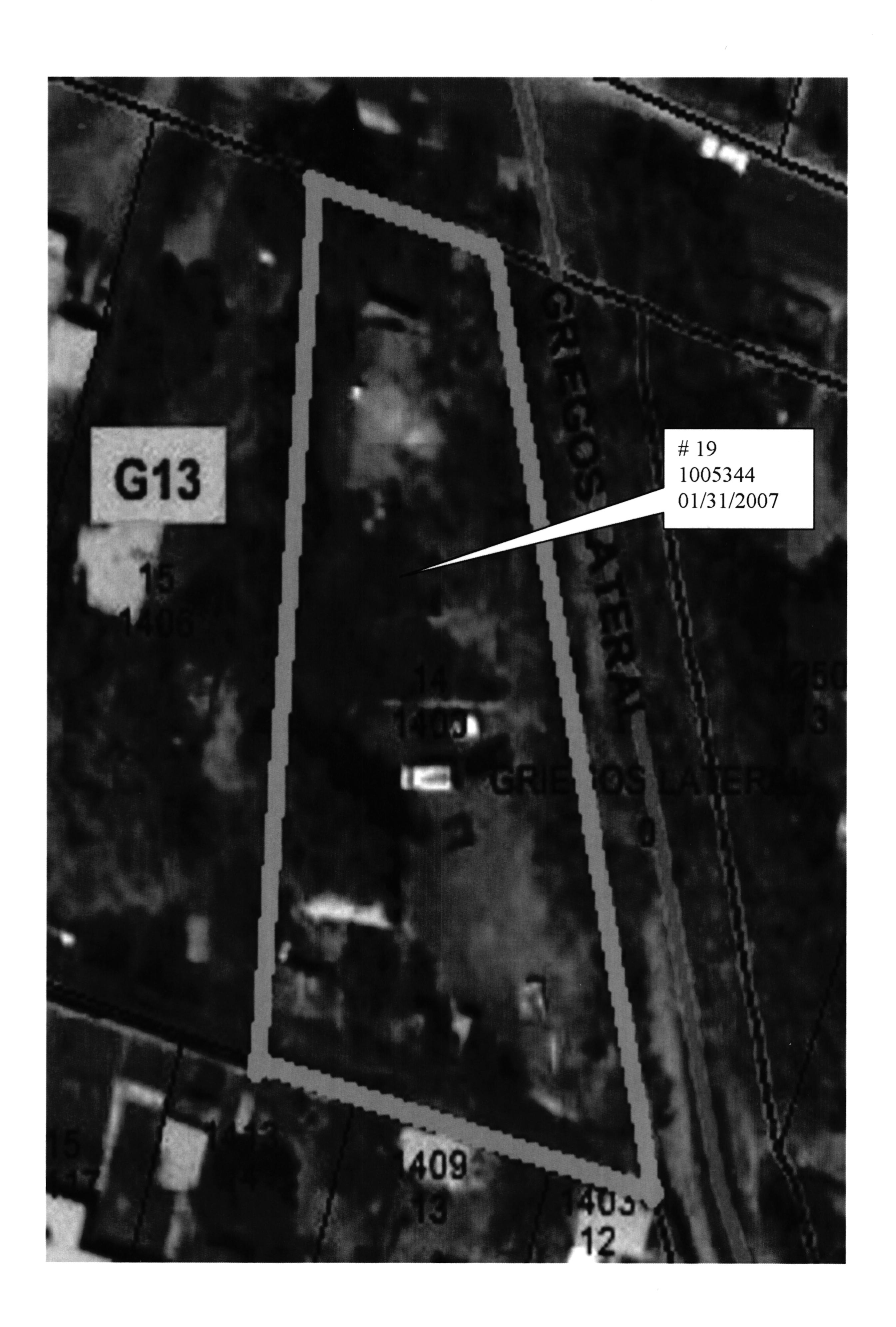
RE: Tract 14, Block 2, Franklin Addition/sketch

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

Must meet lateige hont Counting easement.

Andrew Garcia, Planning Alternate

924-3858 Fax 924-3864 agarcia@cabq.gov





#### IMPACT FEES - # 1005344

Development Review Board 1/31/07 Agenda Item #19 Sketch Plat: Tract 14, Block 2, Franklin Addition

Construction of a new single family residence within the proposed subdivision will require payment of Impact Fees. Based on a house size of approximately 2,000 square feet, it is estimated that impact fees will total approximately \$3,812.

JACK CLOUD
IMPACT FEE ADMINISTRATOR

# A City of Ibuquerque



#### DEVELOPMENT/ PLAN REVIEW APPLICATION

•	<ul> <li>Supplemental form</li> </ul>	
SUBDIVISION	S Z ZONING	G & PLANNING
Major Subdivision action		Annexation
Minor Subdivision action  Vacation	· V	County Submittal EPC Submittal
Vacation Vacation Vacation Variance (Non-Zoning)		Zone Map Amendment (Establish or Change Zoning)
SITE DEVELOPMENT PLAN	P	Sector Plan (Phase I, II, III)
for Subdivision Purposes	C	Amendment to Sector, Area, Facility or comprehensive Plan
for Building Permit	· · · · · · · · · · · · · · · · · · ·	Text Amendment (Zoning Code/Sub Regs)
IP Master Development Plan	<del></del>	Street Name Change (Local & Collector)
Cert. of Appropriateness (LUCC)		L/PROTEST of
STORM DRAINAGE Storm Drainage Cost Allocation Plan	· D	Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals
PRINT OR TYPE IN BLACK INK ONLY. The appearance of Department Development Services Center, 60 application. Refer to supplemental forms for supplemental forms.	0 2 <sup>nd</sup> Street NW, Albuquerque,	e completed application in person to the Planning NM 87102. Fees must be paid at the time of
APPLICANT INFORMATION:		
NAME: JESSE KOACH	· · · · · · · · · · · · · · · · · · ·	PHONE: 284 · 9367
ADDRESS: 5227 CHRIS CT	Na)	FAX: 888-9471
CITY: ALCUCIONO	STATE NM ZIP 871	20 E-MAIL: jesse_roachayahoo.c
Proprietary interest in site: DOYENTIAL I		
AGENT (if any): CHANNING Kally	1 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2 2	200  Mass
	7 Dhin 5 was 100	000 0171
ADDRESS: 4410 MONTGOMERY	5/00 JUNE 100	FAX: <u>////////////////////////////////////</u>
CITY: ABUQUERQUE	STATE N/\ ZIP_\C\ \T	09 E-MAIL: Channing@idakelly.co.
DESCRIPTION OF REQUEST: SKETCH PLA	H REVIEW AND CO	MENT FOR DIVISION
OF LOT INTO TWO, EA	CH A MINIMUM O	<u> 10,890 F</u> .
Is the applicant seeking incentives pursuant to the F		
SITE INFORMATION: ACCURACY OF THE LEGAL DES	SCRIPTION IS CRUCIALL ATTACH	SEPARATE SHEET IF NECESSARY.
Lot or Tract No. 14	•	Block: 2 Unit:
Subdiv. / Addn. FRANKIN ADDI	r7nn i	OIOON,OIII.
		ΔΛ 2
Current Zoning: RA - Z	Proposed zoning:	
Zone Atlas page(s): $G - 15$	No. of existing lots	No. of proposed lots: 2
Total area of site (acres):	applicable: dwellings per gross acre	: dwellings per net acre:
Within city limits? XYes. No, but site is within	5 miles of the city limits.)	Within 1000FT of a landfill? No
UPC No. 101306048141910	)609	MRGCD Map No
LOCATION OF PROPERTY BY STREETS: On or N	ear: VAN CLEAVEN	(1400 VAN CLEAVE NW)
	UW and GRANI	
CASE HISTORY:		
List any current or prior case number that may be rel	evant to your application (Proj., App.,	DRB-, AX_,Z_, V_, S_, etc.):
Check-off if project was previously reviewed by Sketch	ch Plat/Plan?, or Pre-application Rev	
SIGNATURE		DATE 1.23.2007
(Print)	<u>+</u>	ApplicantAgent
FOR OFFICIAL USE ONLY	· · · · · · · · · · · · · · · · · · ·	Form revised 4/04
	11 100 0000 numbers 000 74	
All checklists are complete O7 0	ation case numbers 00017	Action S.F. Fees
All fees have been collected		
ACIO servicio de la servicio de la companya de la c	<u> </u>	
AGIS copy has been sent  Case history #s are listed  ———	<del></del>	
Site is within 1000ft of a landfill		\$
F.H.D.P. density bonus		Total
F.H.D.P. fee rebate  Hearin	g date January 31,2007	\$ <u></u>
11. ha. 1/2- 1/22/-	7 Project#	1005344
Planner signature /		: <b>セ</b>
	uulu	•

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 YOUR ATTENDANCE IS REQUIRED. meetings. Sketches are not reviewed through internal routing. ✓ Bite 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 Your attendance is required. MAJOR SUBDIVISION EXTENSION OF PRELIMINARY PLAT 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. Your attendance is required. MAJOR SUBDIVISION FINAL PLAT APPROVAL 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. Your attendance is required. MINOR SUBDIVISION PRELIMINARY / FINAL PLAT APPROVAL 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. Your attendance is required. AMENDMENT TO PRELIMINARY PLAT (with minor changes) 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 Applicant name (print) ALBUQUERQUE likely result in deferral of actions. NEW MEXICO Applicant signature / date Form revised 8/04, 1/05, 10/05 & NOV 06 Checklists complete Application case numbers 11 Chens

-00074

Project #

Planner signature / date

1005344

070KB

Fees collected

Case #s assigned

Related #s listed

January 23, 2007

Development Review Board

To Who It May Concern;

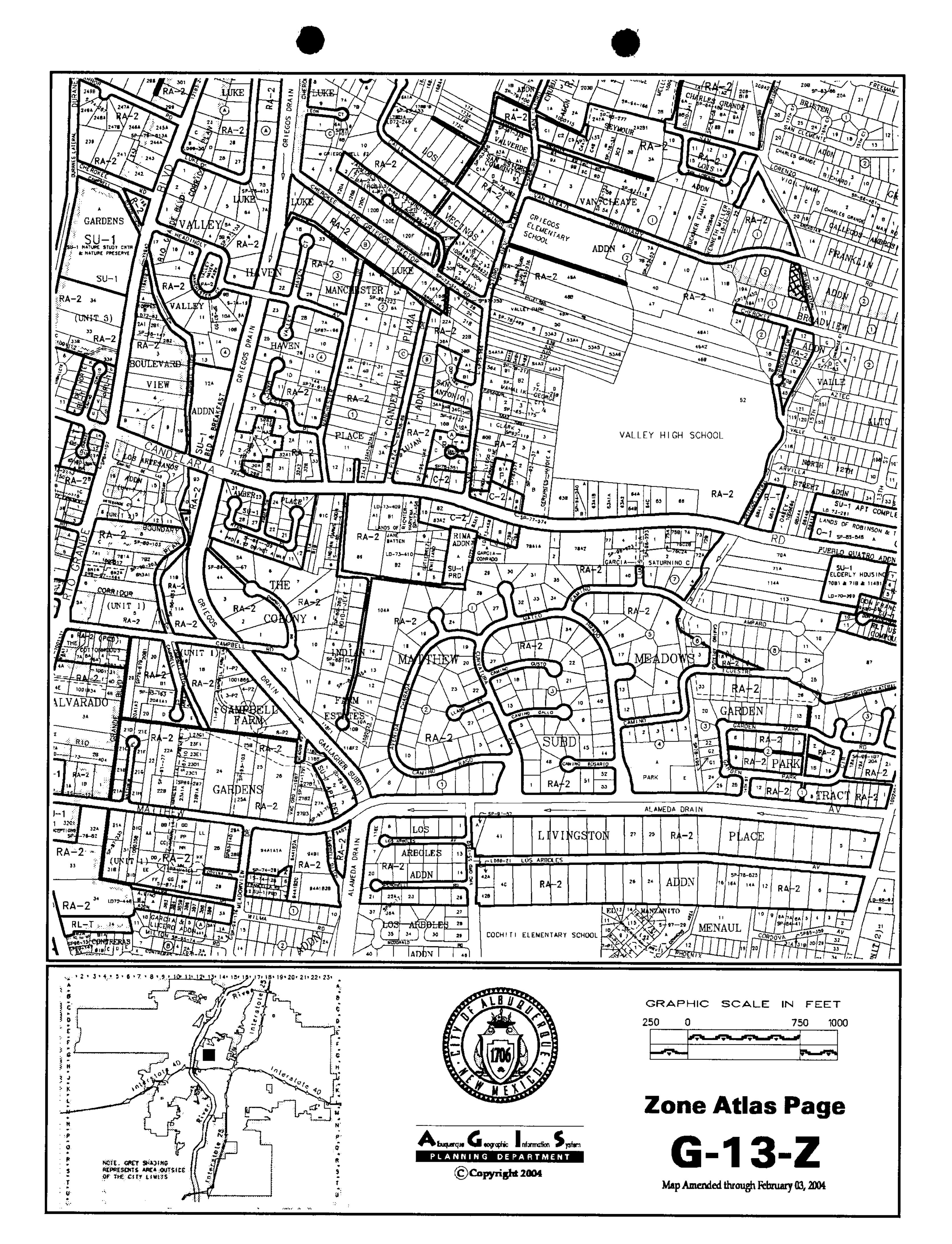
Please find with this letter a sketch plat where I propose to subdivide a .56 acre lot into two .26 (approximately) acre lots. I am currently not the owner of this property, however I have a purchase contract on the property and am interested in exploring the feasibility of Subdivision prior to finalizing this purchase.

My dividing line on the sketch is approximate and would be finalized according to the surveyors exact measurements.

Thank you for your consideration.

Sincerely,

Jesse Roach



Proposed

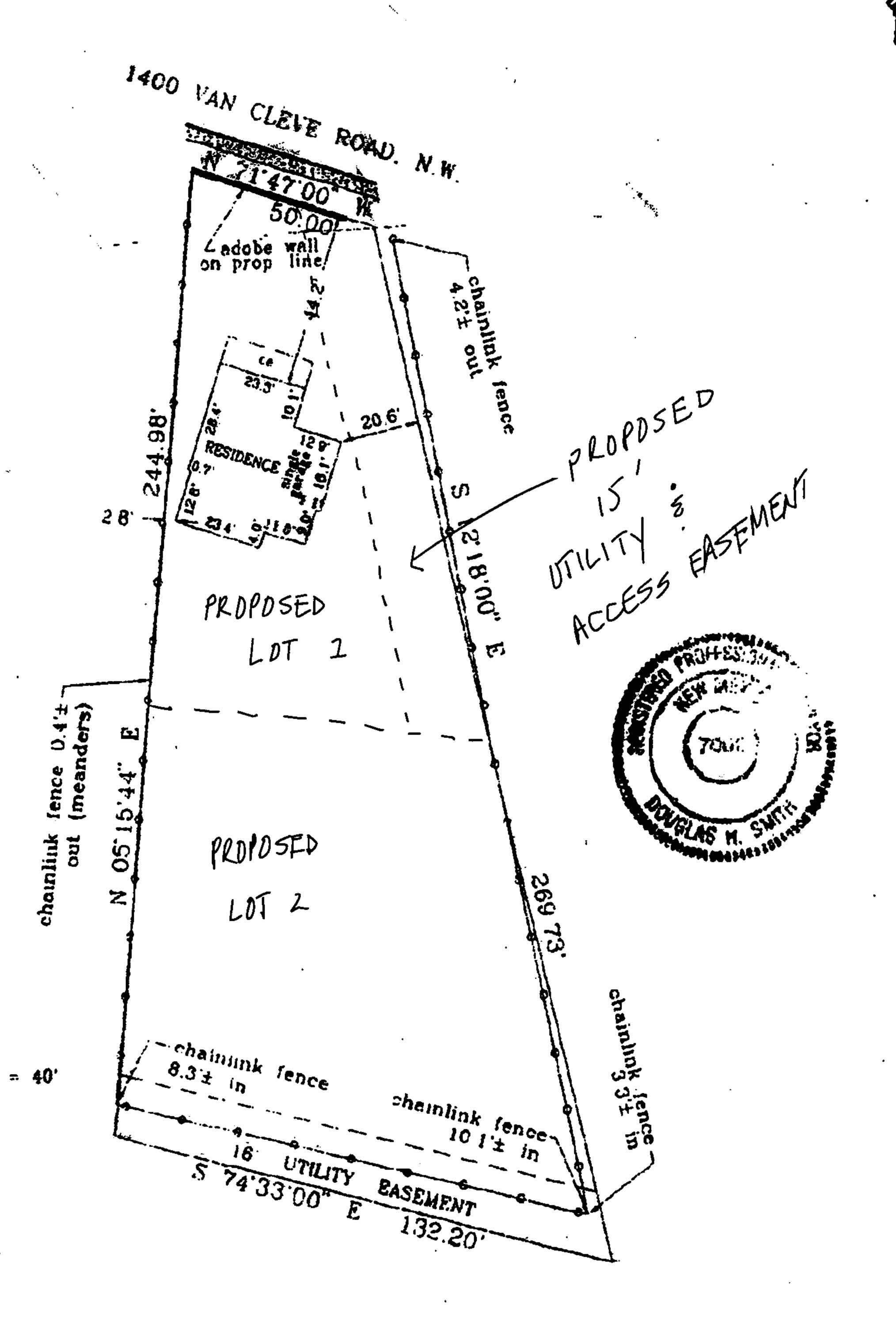
Inprovement locations are based on previous property surveys. No monoments were set. This tract is subject to all tements, restrictions and reservations of record which pertain. This report is not to be relied on for the establishment of feaces, tidings or other future improvements.

SURVEYOR SURVEYOR

NMPS NO 7002

the shore information is based on boundary information taken from a previous survey and may not reflect that which may be

CHIS IS NOT A SURVEY FOR USE BY A PROPERTY OWNER FOR ANY PURPOSE)



SCALE:

344-83B

74451X

Hodes most be shown: 588 sketch

Dank to sommit distance of store

THE Improvement locations are based on previous property surveys. No monoments nere set. This tract is subject to all tenests, restrictions and reserved on record which pertain. This report is not to be relied on for the establishment of feaces, thangs or other future improvements.

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SURVEYOR

se above information is based on boundary information taken from a previous survey and may not reflect that which may be

(THIS IS NOT A BOUNDARY SURVEY)

SEETHER:

(THIS IS NOT A SURVEY FOR USE BY A PROPERTY OWNER FOR ANY PURPOSE)

MORTH CONT.

