



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

July 25, 2007

6. Project# 1006610
07DRB-70114 VACATION OF PUBLIC EASEMENT
07DRB-70115 VACATION OF PUBLIC RIGHT-OF-WAY

CARTESIAN SURVEYING INC. agent(s) for WELLS FARGO BANK request(s) the above action(s) for all or a portion of Lot(s) 1-5 AND 28-32 AND 20-FEET ALLEY, Block(s) 11, **GRANDVIEW HEIGHTS**, zoned C-1, located on CHELWOOD PARK NE BETWEEN LOMAS NE AND ALICE NE containing approximately 0.73 acre(s). (K-22)

At the July 25, 2007, Development Review Board meeting, the vacations were approved as shown on Exhibit B in the Planning file, subject to these findings and conditions:

FINDINGS:

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

CONDITIONS:

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

If you wish to appeal this decision, you must do so by August 9, 2007, in the manner described below.



OFFICIAL NOTICE OF DECISION

PAGE 2

Appeal is to the Land Use Hearing Officer. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Department form, to the Planning Department, within 15 days of the Development Review Board's decision. The date the determination in question is issued is not included in the 15-day period for filing an appeal.

If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

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

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



Sheran Matson, AICP, DRB Chair

Cc: Wells Fargo Bank, NA, Trustee, 1013 Coors Blvd NW, 87114
Cartesian Surveys Inc, 2104 Southern Blvd, Rio Rancho, 87124
Scott Howell, Property Management, Legal Dept./4th Flr, City/County Bldg
Marilyn Maldonado, Planning Department, 4th Floor, Plaza del Sol Bldg.
File

CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1006610

AGENDA ITEM NO: 6

SUBJECT:

Vacation of Public Easements
Vacation of Public Right-of-Way

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

P.O. Box 1293

No objection to Vacation requests.

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 / ÁMAFCA Designee

DATE: JULY 25, 2007
505-924-3986

0

DRB PUBLIC HEARING SIGN IN SHEETS

PROJECT #: 1006610 AGENDA# 6 DATE: 07/25/07

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



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

July 25, 2007

Project# 1006610

07DRB-70114 VACATION OF PUBLIC EASEMENT

07DRB-70115 VACATION OF PUBLIC RIGHT-OF-WAY

CARTESIAN SURVEYING INC. agent(s) for WELLS FARGO BANK request(s) the above action(s) for all or a portion of Lot(s) 1-5 AND 28-32 AND 20-FEET ALLEY, Block(s) 11, **GRANDVIEW HEIGHTS**, zoned C-1, located on CHELWOOD PARK NE BETWEEN LOMAS NE AND ALICE NE containing approximately 0.73 acre(s). (K-22)

AMAFCA

No adverse comments.

COG

No adverse comment. For information, Lomas Bd is classified as a principal arterial, and Chelwood Park Bd is classified a collector.

Transit

No comments received.

Zoning Enforcement

No adverse comments.

Neighborhood Coordination

No comments received.

APS The proposed vacation of alley right of way for the property zoned, C-1 (Lots 1-5 and 28-32 and 20-foot alley, Block 11, Grandview Heights) located on Chelwood Park NE between Lomas NE and Alice NE, will have no adverse impacts on the APS district at this time as the developer has not determined its final use.

Police Department

No crime prevention or CPTED comments at this time.

Fire Department

No adverse comments.

PNM Electric & Gas

Major-Vacation of Public Easements: Not Approved
Vacation of Public Right-of-Way : Not Approved
Can not approve without electrical lines first being re-located at requestors expense.

Comcast

No comments received.

QWEST

No comments received.

Environmental Health

No comments received.

M.R.G.C.D.

No comments received.

Open Space Division

Open Space has no adverse comments

City Engineer

The Hydrology section has no objection to the vacation request.

Transportation Development

No objection to the requests. Are all property owners who have rights to the alley in agreement with the request? Upon replat, infrastructure and dedications will be required. (Alley improvements, sidewalks, etc.)

Parks & Recreation

Defer to Transportation and affected Utilities.

ABCWUA

No objection to Vacation request.

Planning Department

No objection to the requested vacations.

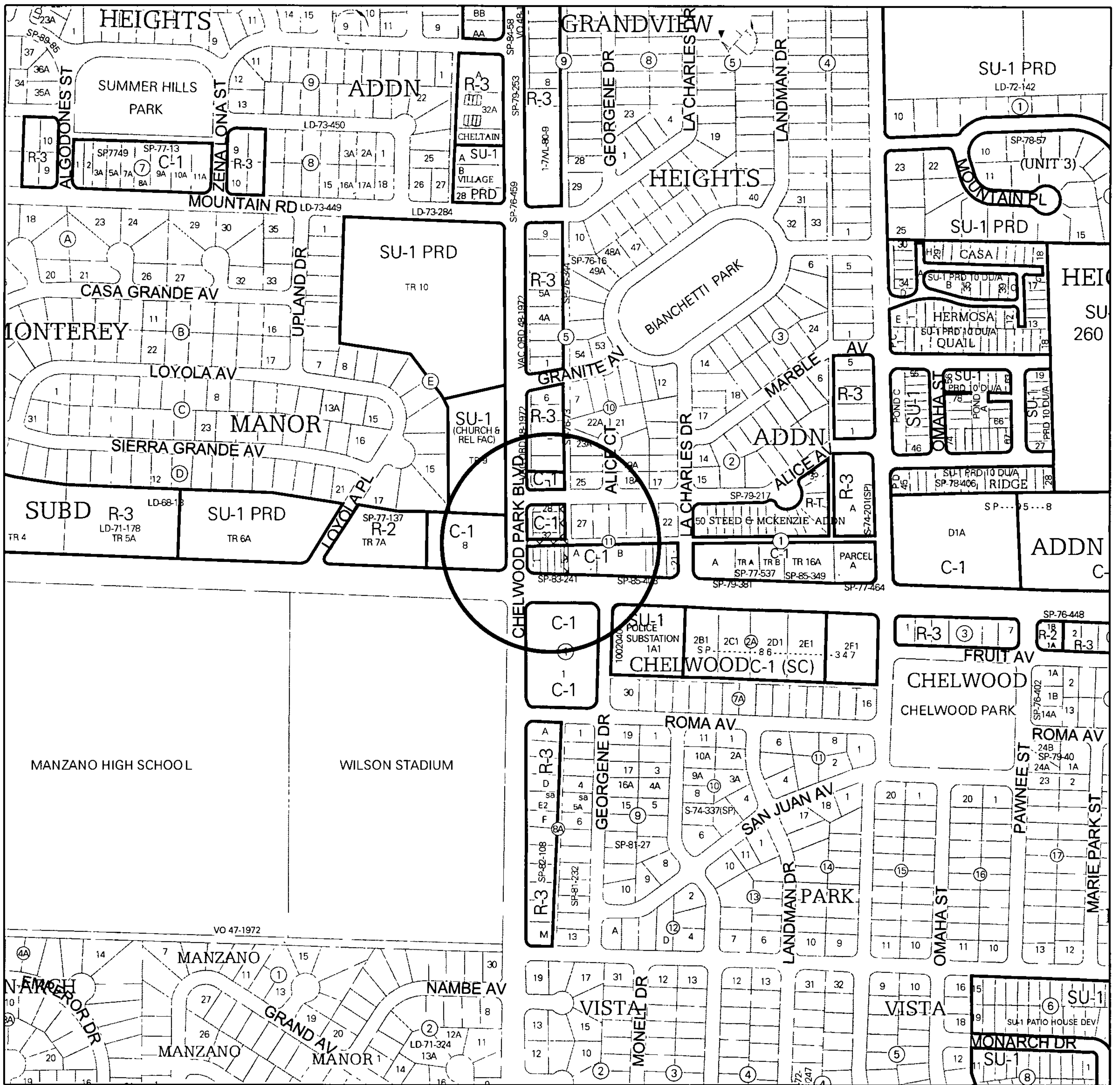
Impact Fee Administrator

No comments received.

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

Cc: Wells Fargo Bank, NA, Trustee, 1013 Coors Blvd NW, 87114

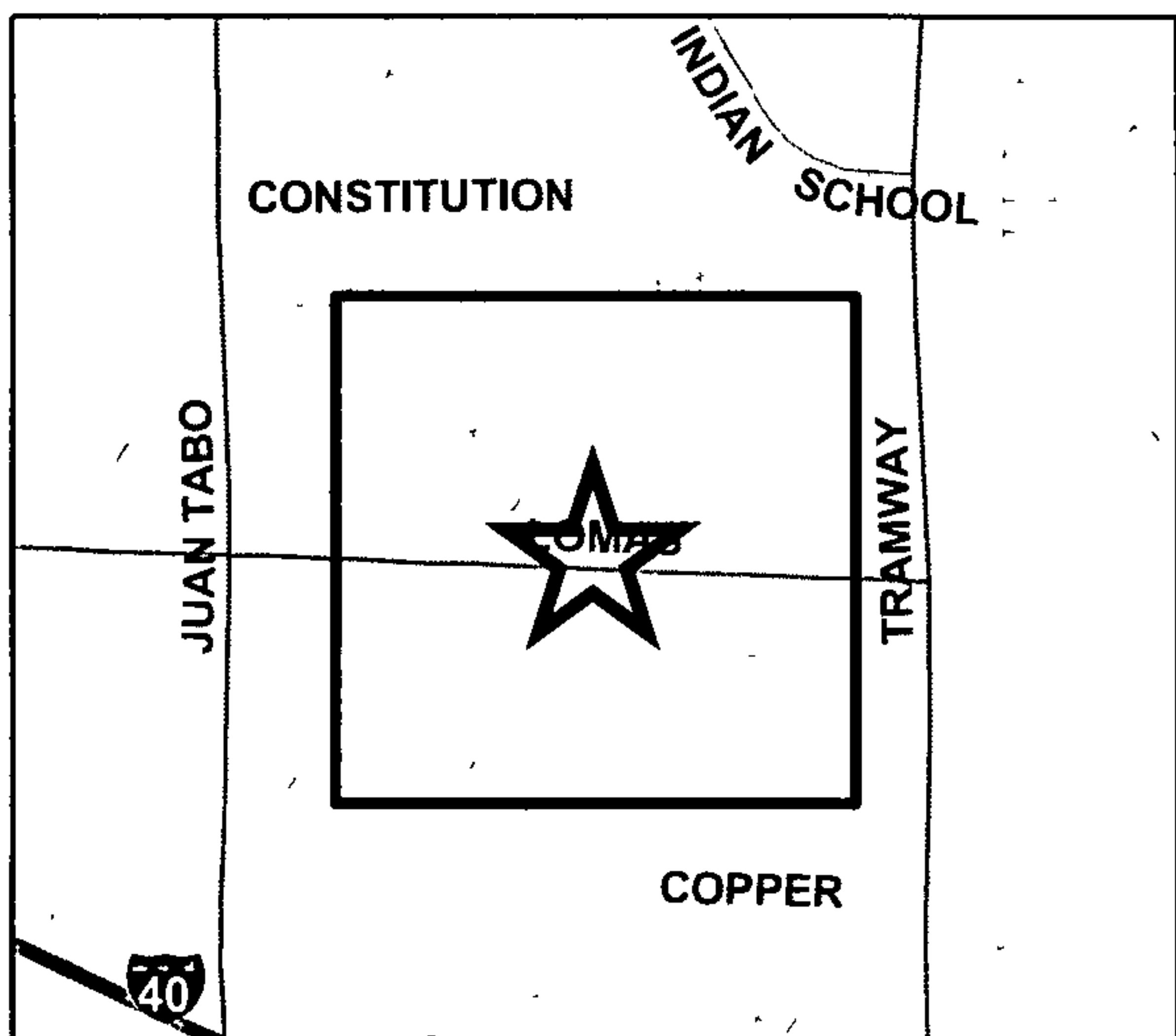
Cartesian Surveys Inc, 2104 Southern Blvd, Rio Rancho, 87124



P:\AGIS\FILE\PROJECTS\Sketch\PF&Sk07\07P&S Jul-Dec\07Sk_1006610Dv.mxd

ZONING MAP

Note Grey shading indicates County



1 inch equals 500 feet

Project Number:
1006610

Hearing Date:
7/18/2007

Zone Map Page:
K-22

Additional Case Numbers:
07DRB-70114 07DRB-70115

City of Albuquerque
Planning Department
505-924-3900 (main number)
505-924-3864 (fax number)
Development and Building Services (One Stop Shop)
Plaza Del Sol Building, 2nd Floor
600 2nd Street NW
Albuquerque, NM 87102

**City of Albuquerque
Planning Dept.
Dev. & Bldg. Svcs.**

#5 & #6

Fax

To: CARTESIAN SURVEY **From:** SANDY

Copies to: _____

Fax: 891-0244 **Pages Sent:** 7 (including this page)

Phone: 896-3050 **Date:** 07/28/07

Time: _____

Urgent **For Review** **Please Comment** **Please Reply** **Please Recycle**

COMMENTS:

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

Meeting Date: July 25, 2007
Z one Atlas Page: K-22
Notification Radius: 100 Ft.

Project# 1006610
App#07DRB-70114
07DRB-70115

**Cross Reference and Location: CHELWOOD PARK NE BETWEEN LOMAS NE
AND ALICE NE**

Applicant: WELLS FARGO BANK, N.A., TRUSTEE
1013 COORS BLVD NW
ALBUQUERQUE, NM 87114

Agent: CARTESIAN SURVEYS INC / WILL
2104 SOUTHERN BLVD
~~ALBUQUERQUE, NM 87124~~
RIO RANCHO

Special Instructions:

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

Date Mailed: JULY 06, 2007
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 (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)
- 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): Cartesian Surveys Inc/Will PHONE: 896-3050
 ADDRESS: 2104 Southern Blvd FAX: 891-0244
 CITY: Rio Rancho STATE NM ZIP 87124 E-MAIL: _____

APPLICANT: Wells Fargo Bank, N.A., TRUSTEE PHONE: 765-5293
 ADDRESS: 10131 Coors Blvd NW FAX: _____
 CITY: Albuquerque STATE NM ZIP 87114 E-MAIL: _____

Proprietary interest in site: TRUSTEE List all owners: Roberta FREID Living Revocable Trustee

DESCRIPTION OF REQUEST: VACATE ALLEY RIGHT OF WAY AND Public Utility Easement

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

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

Lot or Tract No. 1-5, 28-32 AND 20' ALLEY Block: 11 Unit: _____
 Subdiv/Addn/TBKA: GRANDVIEW HEIGHTS
 Existing Zoning: C1 Proposed zoning: C1 MRGCD Map No _____
 Zone Atlas page(s): K22 UPC Code: See attached.

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): _____

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No
 No. of existing lots: 10 No. of proposed lots: 10 Total area of site (acres): 0.73
 LOCATION OF PROPERTY BY STREETS: On or Near: CHELWOOD PARK NE
 Between: LOMAS NE and ALICE NE.

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

SIGNATURE Will Plotner Jr. DATE 6/29/07
 (Print) Will Plotner Jr. 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>07DRB . 70114</u>	<u>VPE</u>	<u>✓</u>	<u>\$ 90.⁰⁰</u>
<u>07DRB . 70115</u>	<u>VRW</u>	<u>✓</u>	<u>\$ 300.⁰⁰</u>
_____	<u>Adv</u>	_____	<u>\$ 75.⁰⁰</u>
_____	<u>OMF</u>	_____	<u>\$ 70.⁰⁰</u>
_____	_____	_____	<u>\$ _____</u>
			Total
			<u>\$ 485.⁰⁰</u>

Hearing date July 25, 2007
Archer Jones 7/5/07
 Planner signature / date

Project # 1006610

R e c	UPC CODE	OWNER	OWNER ADDRESS	OWN ER CITY	OW NE R ST ATE	OW NE R ZIP CODE	PRO PER TY CLA SS	TA X DIS TRI CT	LEGAL
1	1022058 2730294 0132	FREID ROBERTA C	1100 FLORI DA NE	ALBU QUER QUE	N M	871 10	V	A1 A	* 032 011ELY 18FT VAC CHELWOOD PARK BLVD GRANDVIEW HEIGHTS A DDN
2	1022058 2730314 0131	FREID ROBERTA C	1100 FLORI DA NE	ALBU QUER QUE	N M	871 10	V	A1 A	* 031 011ELY 18FT VAC CHELWOOD PARK BLVD GRANDVIEW HEIGHTS A DDN
3	1022058 2860114 0106	MAES PETER A	12717 LOMA S BLVD NE	ALBU QUER QUE	N M	871 22	C	A1 A	* A LD DIV PLAT OF R MAES (REPL OF LTS 6 7 8 & 9 BLK 11 GRAN DVIEW HEIGHTS SU BD) CONT 11,017 SQ FT
4	1022058 2830204 0105	FREID ROBERTA C	1100 FLORI DA NE	ALBU QUER QUE	N M	871 10	V	A1 A	* 005 011GRANDVIEW HEIGHTS ADDN
5	1022058 2810204 0104	FREID ROBERTA C	1100 FLORI DA NE	ALBU QUER QUE	N M	871 10	V	A1 A	* 004 011GRANDVIEW HEIGHTS ADDN
6	1022058 2790204 0103	FREID ROBERTA C	1100 FLORI DA NE	ALBU QUER QUE	N M	871 10	V	A1 A	* 003 011GRANDVIEW HEIGHTS ADDN
7	1022058 2770204 0102	FREID ROBERTA C	1100 FLORI DA NE	ALBU QUER QUE	N M	871 10	V	A1 A	* 002 011GRANDVIEW HEIGHTS ADDN
8	1022058 2920354 0126	ALVIDREZ ELIAS & RENEE	12708 ALICE AVE NE	ALBU QUER QUE	N M	871 12	R	A1 A	*00260011GRANDVIEW HEIGHTS SUBD
9	1022058 2900354 0127	LIN JIAN ZHAO & L IANG YAO QUN & LIN JIA MIN	12704 ALICE AVE NE	ALBU QUER QUE	N M	871 12	R	A1 A	* 027 011GRANDVIEW HTS SUB
10	1022058 2730384 0128	FREID ROBERTA C	1100 FLORI DA NE	ALBU QUER QUE	N M	871 10	V	A1 A	* 028 011ELY 18FT VAC CHELWOOD PARK BLVD GRANDVIEW HEIGHTS A DDN
11	1022058 2730364 0129	FREID ROBERTA C	1100 FLORI DA NE	ALBU QUER QUE	N M	871 10	V	A1 A	* 029 011ELY 18FT VAC CHELWOOD PARK BLVD GRANDVIEW HEIGHTS A DDN
12	1022058 2520283 0206	TOWNHOUSE APA RTMENTS LLC	129 MONTE REY DR	LOS A LAMO S	N M	875 44	R	A1 A	E MONTEREY MANOR SUB AMEND PL ELY 300 FT TR 8
13	1022058 2730344 0130	FREID ROBERTA C	1100 FLORI DA NE	ALBU QUER QUE	N M	871 10	V	A1 A	* 030 011ELY 18FT VAC CHELWOOD PARK BLVD GRANDVIEW HEIGHTS A DDN
14	1022058 2690194 0101	FREID ROBERTA C	1100 FLORI DA NE	ALBU QUER QUE	N M	871 10	V	A1 A	* 001 011ELY 18FT VAC CHELWOOD PARK BLVD GRANDVIEW HEIGHTS A DDN
15	1022058 2930504 0302	ALICE PROPERTIE S LLC	972 LIESUR E WORLD	MESA	AZ	852 06	R	A1 A	* 025 010GRANDVIEW HEIGHTS SUBD
16	1022058 2730494 0301	ACME REAL ESTA TE FUND LLC	PO BOX 3176	ALBU QUER QUE	N M	871 90	C	A1 A	* 001 010ELY VAC 18FT CHELWOOD PARK BLVD GRANDVIEW HEIGHTS A DDN
17	1022058 2570603 0208	CHELWOOD HOLD INGS LLC	1015 CHEL WOOD PARK BLVD NE	ALBU QUER QUE	N M	871 12 5 902	C	A1 A	00ETR9 MONTEREY MANOR SUB AMEND P LAT
18	1022057 2795021 2303	BURT CORP % SA NDRA ROBBINS	12358 LOS A RBOLES NE	ALBU QUER QUE	N M	871 12	V	A1 A	001CHELWOOD PK DIV
19	1022058 2930554 0303	ARIENT RICHARD & DIANA L	905 ALICE C T NE	ALBU QUER QUE	N M	871 12 6 243	R	A1 A	* 024 010GRANDVIEW HTS SUB

20	1022058 2730544 0325	ZANK JEFFREY A & JACQUELINE M	650 PRINCE TON DR	SUNN YVAL E	CA	940 87	R	A1 A	* 002 010ELY VAC 18FT CHELWOOD PARK BLVD GRANDVIEW HEIGHTS A DDN
21	1022058 2990114 0110	MAES ROQUE J E TUX	PO BOX 100	SANDI A PAR K	N M	870 47	V	A1 A	*B REPLAT SHOWING LT B (COMPR REPLA TTED LTS 10- 16 INCLUSIVE) BLK 11 GRANDVIEW HEIGH TS CONT 0.4677 AC M/L

Or Current Resident
ACME REAL ESTATE FUND LLC
PO BOX 3176
ALBUQUERQUE, NM 87190

Or Current Resident
ALICE PROPERTIES LLC
972 LIESURE WORLD
MESA, AZ 85206

Or Current Resident
ALVIDREZ ELIAS & RENEE
12708 ALICE AVE NE
ALBUQUERQUE, NM 87112

Or Current Resident
ARIENT RICHARD & DIANA L
905 ALICE CT NE
ALBUQUERQUE, NM 87112 6243

Or Current Resident
BURT CORP SANDRA ROBBINS
12358 LOS ARBOLES NE
ALBUQUERQUE, NM 87112

Or Current Resident
CHELWOOD HOLDINGS LLC
1015 CHELWOOD PARK BLVD NE
ALBUQUERQUE, NM 87112 5902

Or Current Resident
FREID ROBERTA C
1100 FLORIDA NE
ALBUQUERQUE, NM 87110

Or Current Resident
LIN JIAN ZHAO & LIANG YAO QUN &
LIN JIA MIN
12704 ALICE AVE NE
ALBUQUERQUE, NM 87112

Or Current Resident
MAES PETER A
12717 LOMAS BLVD NE
ALBUQUERQUE, NM 87122

Or Current Resident
MAES ROQUE J ETUX
PO BOX 100
SANDIA PARK, NM 87047

Or Current Resident
TOWNHOUSE APARTMENTS LLC
129 MONTE REY DR
LOS ALAMOS, NM 87544

Or Current Resident
ZANK JEFFREY A & JACQUELINE M
650 PRINCETON DR
SUNNYVALE, CA 94087

Project# 1006610
CARTESIAN SURVEYS INC / WILL
2104 SOUTHERN BLVD
RIO RANCHO, NM 87124


Project# 1006610
WELLS FARGO BANK, N.A. TRUSTEE
10131 COORS BLVD NW
ALBUQUERQUE, NM 87114

Project# 1006610
LARRY PHILLIPS
Chelwood Vista N.A.
801 MARIE PARK NE
ALBUQUERQUE, NM 87123

Project# 1006610
JACQUELINE GILSON
Chelwood Vista N.A.
729 LA CHARLES NE
ALBUQUERQUE, NM 87123

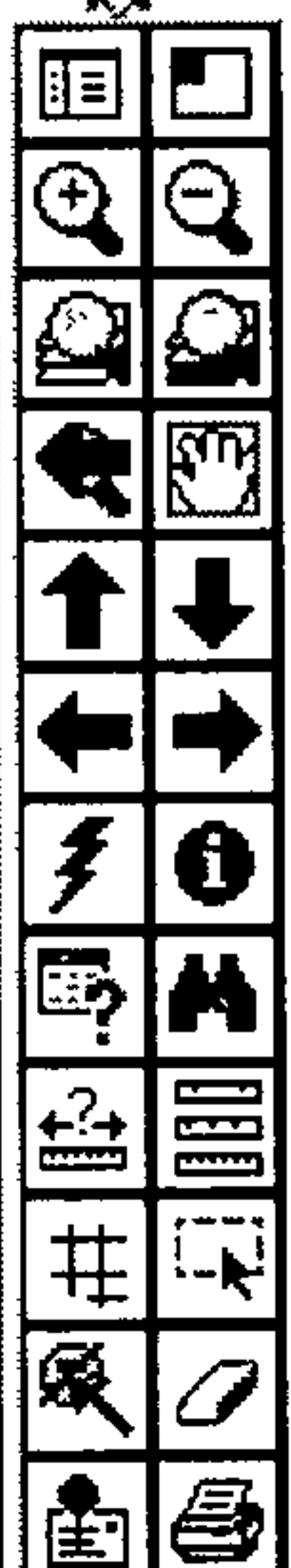
Project# 1006610
BILL KULPERS
Manzano Manor N.A.
12413 GRAND AVE NE
ALBUQUERQUE, NM87123

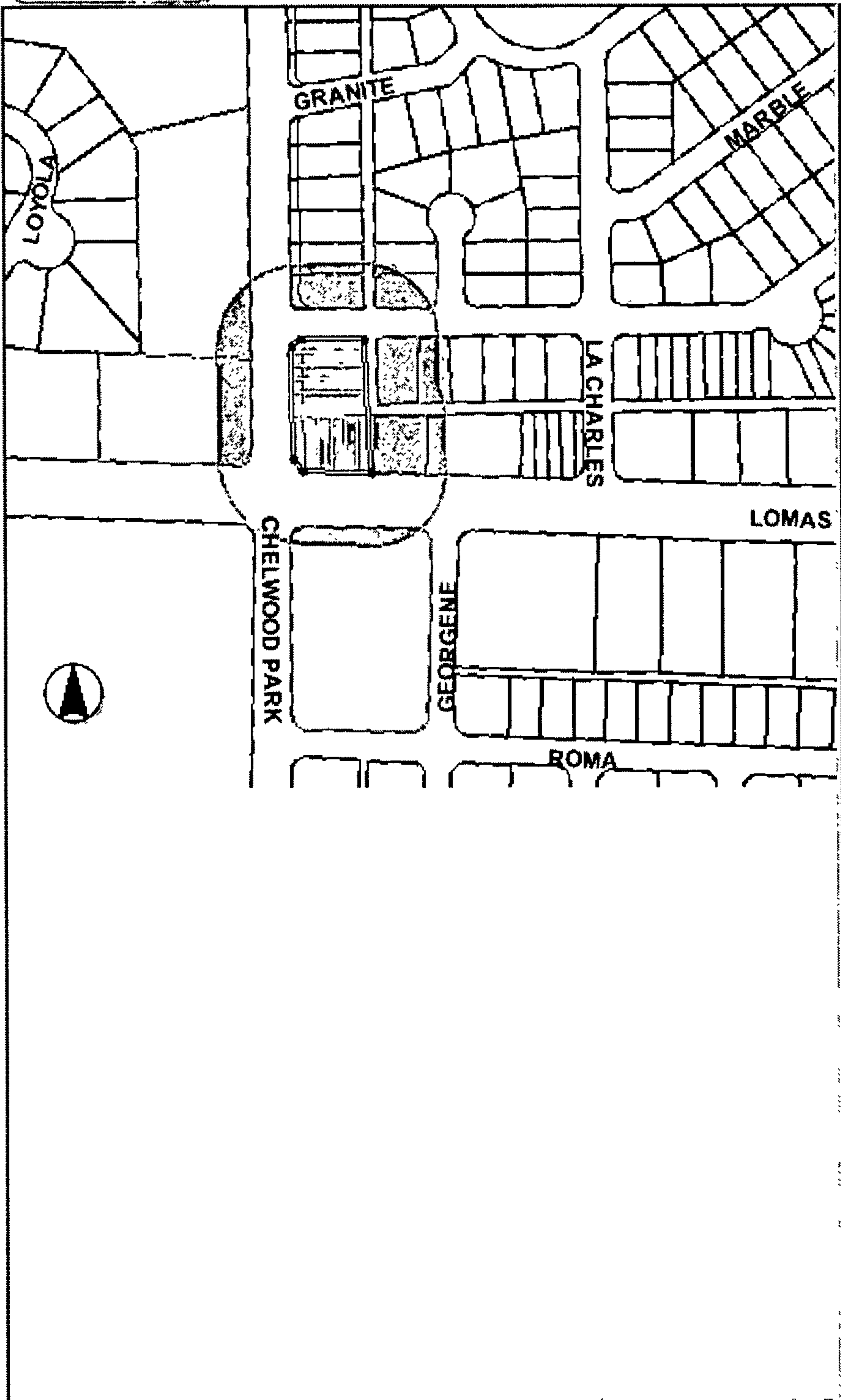
Project# 1006610
ANN MARIE LESLEY
Manzano Manor N.A.
12405 GRAND AVE NE
ALBUQUERQUE, NM 87123



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
 - MUNICIPAL LIMITS
 - ZONE GRID
 - NEIGHBORHOODS
 - METRO DEV AREA
 - DASZ
 - DESIGN OVERLAY
 - POLICE BEATS
 - COUNCIL
 - PARKS
 - PETROGLYPH MNT
 - BOSQUE SECTORS
 - OPENSACE
 - COMP PLAN
 - AREA PLANS
 - SECTOR PLANS
 - SENATE DISTRICT
 - REP. DISTRICTS
 - PLANNING AREAS
 - HISTORIC ZONES
 - CORRIDORS
 - ZIPCODES
 - POVERTY POCKET
- SITES
- ENVIRONMENT
- APS
- TRAFFIC ENG.
- AIR PHOTO
 - 2006 AIR PHOTO
 - 2004 AIR PHOTO
 - 2002 AIR PHOTO
 - 1999 AIR PHOTO

OWNERSHIP

Rec	UPC CODE	OWNER	O
1	102205827302940132	FREID ROBERTA C	1100 FLC
2	102205827303140131	FREID ROBERTA C	1100 FLC
3	102205929204140108	MAES, PETER A	12717, LC

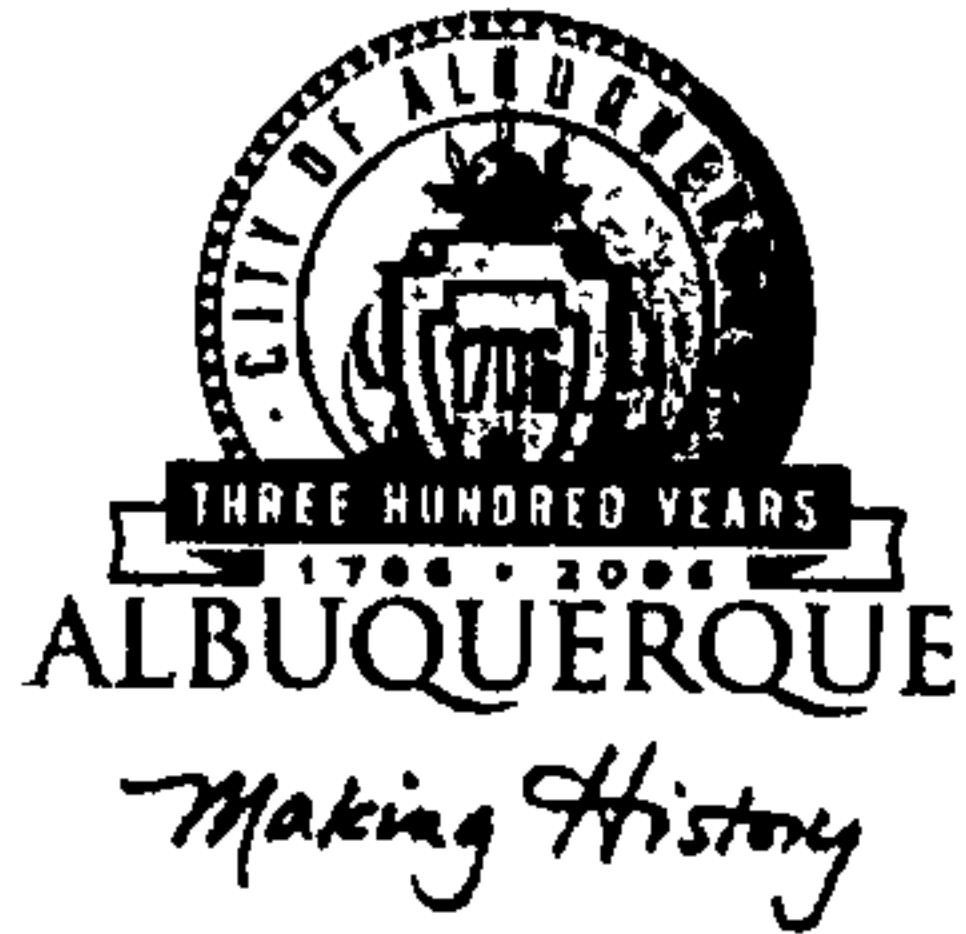
Pan

[SEARCH](#) [REFRESH](#) [HELP](#) [INDEX PAGE](#)

[CONTACT](#)

Refresh Map

 Auto Refresh



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: June 28, 2007

TO CONTACT NAME: Jada Plotner
COMPANY/AGENCY: Cartesian Survey's Inc.
ADDRESS/ZIP: P.O. Box 44414, Red Rancho NM 87124
PHONE/FAX #: 505 896-3050 505-891-0244

Thank you for your inquiry of June 28, 2007 (date) requesting the names of Recognized

Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at lots 1-5 and 28-32 and 18 foot of Chelwood Block 11, Grand View Heights. zone map page(s) K-22.

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

Chelwood Vista Neighborhood Association
Contacts: Larry Phillips
801 Marie Park NE 87123
350-7409(w) 2910 Deoob (h)
Jacqueline Gilson
729 La Charles NE
294-2917 (h) 87123

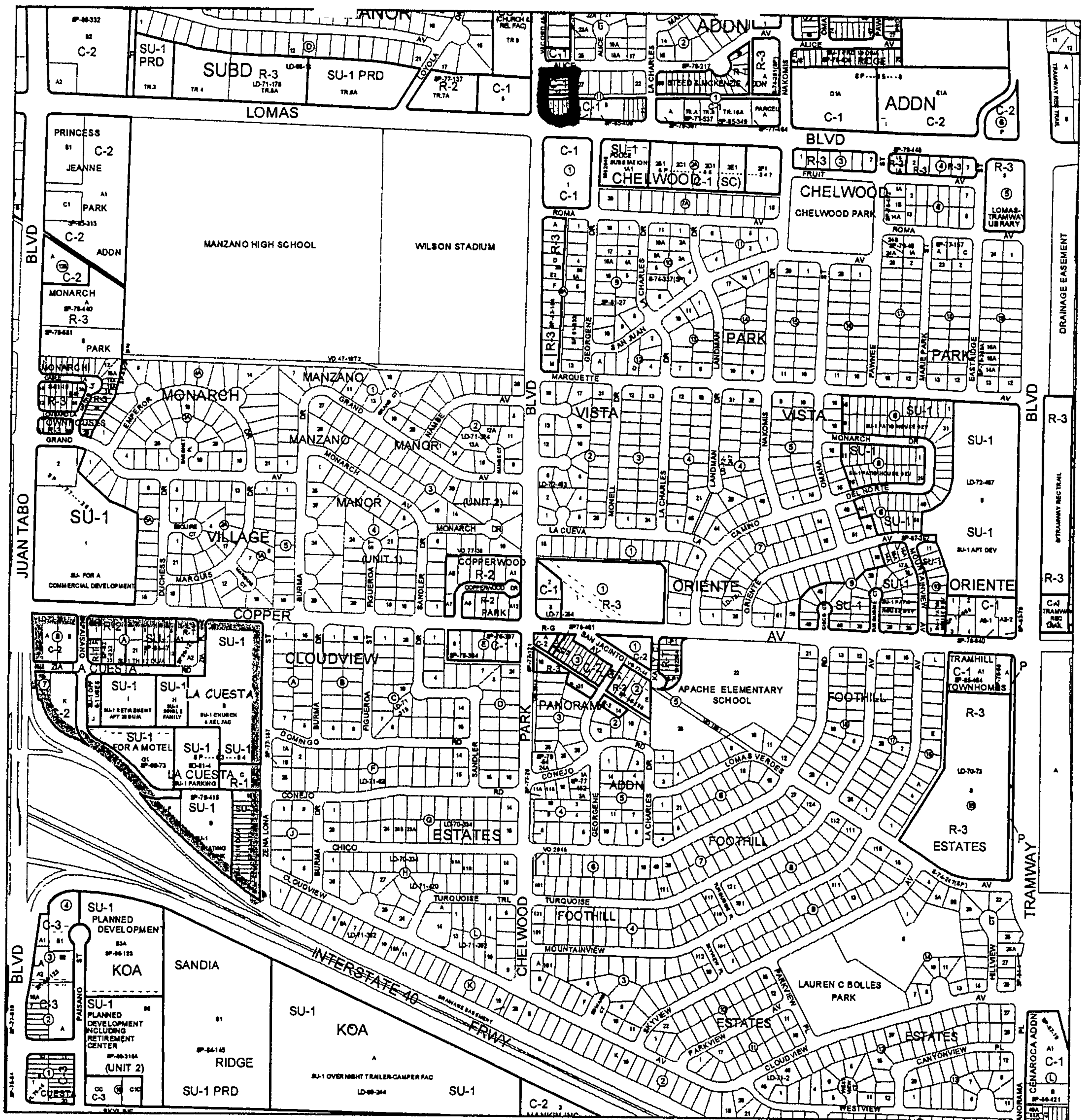
Menzano Manor Neighborhood Association
Contacts: Bill Kuipers
12413 Grand Ave NE
243-4882 (h) 87123
Ann Marie Lesley
12405 Grand Ave NE
271-1258 (h) 87123

See reverse side for additional Neighborhood Association 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,
Dalana O Carmona
OFFICE OF NEIGHBORHOOD COORDINATION

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



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

AGIS
Albuquerque Geographic Information System

Map amended through: 1/12/2006

Not to be shaded
Map of Albuquerque, NM

Zone Atlas Page:
K-22-Z

Selected Symbols

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

0 750 1,500 Feet



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

PAGE 2


(Project#-1006610)

07DRB-70114 VACATION OF PUBLIC
EASEMENT

07DRB-70115 VACATION OF PUBLIC RIGHT-OF-
WAY

CARTESIAN SURVEYING INC. agent(s) for WELLS FARGO
BANK request(s) the above action(s) for all or a portion of Lot(s) 1-
5 AND 28-32 AND 20-FEET ALLEY, Block(s) 11, **GRANDVIEW
HEIGHTS**, zoned C-1, located on CHELWOOD PARK NE
BETWEEN LOMAS NE AND ALICE NE containing approximately
0.73 acre(s). (K-22)

Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays INDIVIDUALS WITH DISABILITIES who need special assistance to participate at this hearing should contact Claire Senova, Planning Department, at 924-3946 (VOICE) or teletypewriter (TTY) 924-3361 – TTY users may also access the Voice number via 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, JULY 9, 2007.



**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, July 25, 2007**, beginning at **9:00 a.m.** for the purpose of considering the following:

- Project# 1000351**
07DRB-70112 VACATION OF PUBLIC EASEMENT
- WILL PLOTNER JR agent(s) for CANON DEL OSO INVESTMENTS LLC request(s) the above action(s) for all or a portion of Lot(s) 3A, 4, 5, 6, 7A & 8, **LANDS OF ZIA TRADING CO**, zoned SU-1 FOR IP, located on OSUNA RD NE BETWEEN EDITH BLVD NE AND BN & SF RAILROAD containing approximately 3.4 acre(s). (E-15)
- Project# 1000965**
07DRB-70102 VACATION OF PUBLIC EASEMENT
- BOHANNAN HUSTON INC agent(s) for ANDALUCIA DEVELOPMENT CO request(s) the above action(s) for all or a portion of Lot(s) 22 & 23, **VALLE PARAISO AT ANDALUCIA**, zoned SU-1/PRD, located on VALLE SANTO TRAIL NW BETWEEN VALLE BONITA CT NW AND CAMINO VALLE CT NW containing approximately 21.5725 acre(s). (F-12)
- Project# 1004073**
07DRB-70100 VACATION OF PUBLIC EASEMENT
- MARK GOODWIN & ASSOCIATES PA agent(s) for JTH, LLC request(s) the above action(s) for all or a portion of Tract(s) 6 & 7, **JUAN TABO HILLS Unit(s) 1**, zoned R-D, located on JUAN TABO HILLS BLVD NE BETWEEN EUBANK BLVD NE AND FOUR HILLS RD NE containing approximately 82.9917 acre(s). (M-21/22)
- Project# 1006586**
07DRB-70101 VACATION OF PUBLIC EASEMENT
07DRB-70109 VACATION OF PRIVATE EASEMENT
- THOMPSON ENGINEERING CONSULTANTS, INC agent(s) for WILLIAMS DEVELOPMENT, LLC request(s) the above action(s) for all or a portion of Tract(s) D-4-L-1 & D-4-L-2B, **SEVEN BAR RANCH**, zoned SU-1/IP, located on CALLE CUERVO NW BETWEEN ELLISON DR NW AND CORRALES RD NW containing approximately 3.72 acre(s). (A-14)
- Project# 1006608**
07DRB-70113 VACATION OF PUBLIC RIGHT-OF-WAY
- CARTESIAN SURVEYING INC. agent(s) for CITY OF ALBUQUERQUE REAL PROPERTY request(s) the above action(s) for all or a portion of Lot(s) 12, 13, 24, X, Y, Z, & 128-130, Block(s) F & 10, **MANDELL BUSINESS AND RESIDENCE ADDITION/PERFECTO, MARIANO AND JESUS ARMIJO**, zoned SU-3, located on MARQUETTE AVE NW BETWEEN 4TH ST NW AND 5TH ST NW containing approximately 2.0 acre(s). (J-14)

SEE PAGE 2 . . .



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

PAGE 2


Project# 1006610

07DRB-70114 VACATION OF PUBLIC
EASEMENT

07DRB-70115 VACATION OF PUBLIC RIGHT-OF-
WAY

CARTESIAN SURVEYING INC. agent(s) for WELLS FARGO BANK request(s) the above action(s) for all or a portion of Lot(s) 1-5 AND 28-32 AND 20-FEET ALLEY, Block(s) 11, **GRANDVIEW HEIGHTS**, zoned C-1, located on CHELWOOD PARK NE BETWEEN LOMAS NE AND ALICE NE containing approximately 0.73 acre(s). (K-22)

Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays INDIVIDUALS WITH DISABILITIES who need special assistance to participate at this hearing should contact Claire Senova, Planning Department, at 924-3946 (VOICE) or teletypewriter (TTY) 924-3361 – TTY users may also access the Voice number via 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, JULY 9, 2007.



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

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Project# 1000351

07DRB-70112 VACATION OF PUBLIC EASEMENT

WILL PLOTNER JR agent(s) for CANON DEL OSO INVESTMENTS LLC request(s) the above action(s) for all or a portion of Lot(s) 3A, 4, 5, 6, 7A & 8, **LANDS OF ZIA TRADING CO**, zoned SU-1 FOR IP, located on OSUNA RD NE BETWEEN EDITH BLVD NE AND BN & SF RAILROAD containing approximately 3.4 acre(s). (E-15)

Project# 1000965

07DRB-70102 VACATION OF PUBLIC EASEMENT

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Project# 1004073

07DRB-70100 VACATION OF PUBLIC EASEMENT

MARK GOODWIN & ASSOCIATES PA agent(s) for JTH, LLC request(s) the above action(s) for all or a portion of Tract(s) 6 & 7, **JUAN TABO HILLS Unit(s) 1**, zoned R-D, located on JUAN TABO HILLS BLVD NE BETWEEN EUBANK BLVD NE AND FOUR HILLS RD NE containing approximately 82.9917 acre(s). (M-21/22)

Project# 1006586

07DRB-70101 VACATION OF PUBLIC EASEMENT
07DRB-70109 VACATION OF PRIVATE EASEMENT

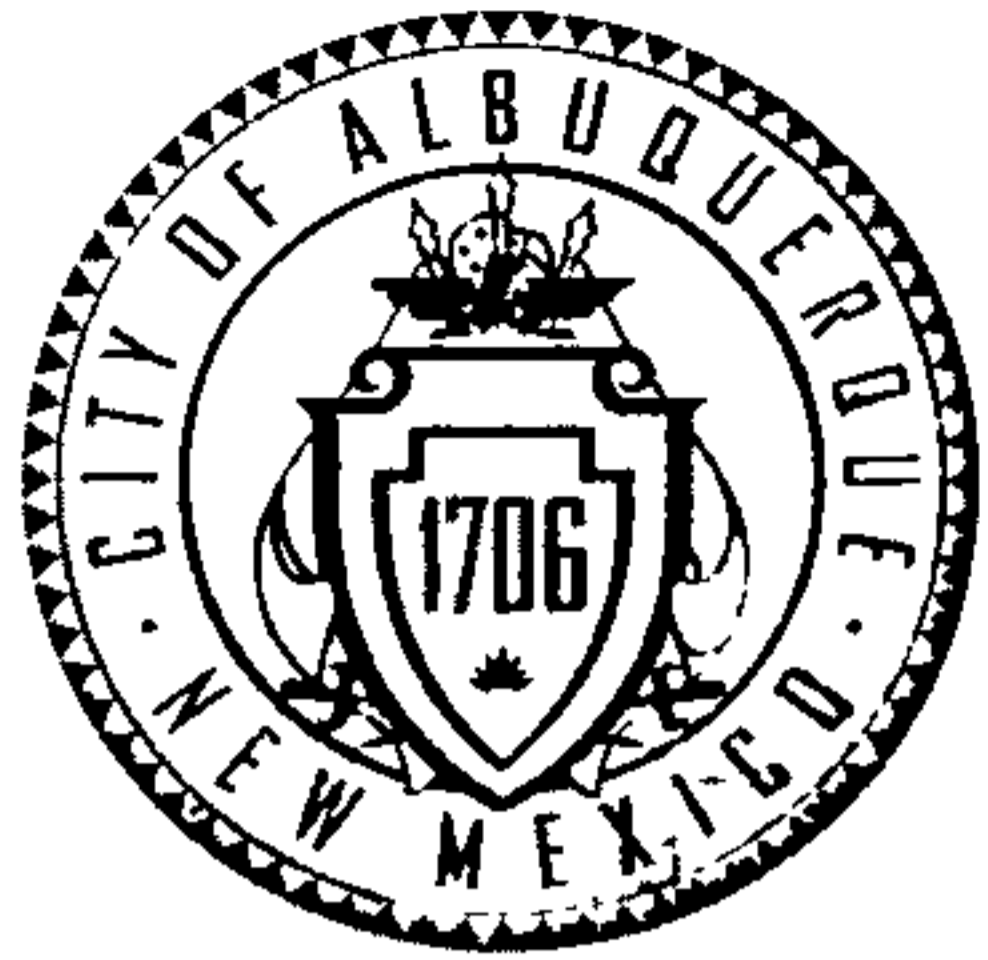
THOMPSON ENGINEERING CONSULTANTS, INC agent(s) for WILLIAMS DEVELOPMENT, LLC request(s) the above action(s) for all or a portion of Tract(s) D-4-L-1 & D-4-L-2B, **SEVEN BAR RANCH**, zoned SU-1/IP, located on CALLE CUERVO NW BETWEEN ELLISON DR NW AND CORRALES RD NW containing approximately 3.72 acre(s). (A-14)

Project# 1006608

07DRB-70113 VACATION OF PUBLIC RIGHT-OF-WAY

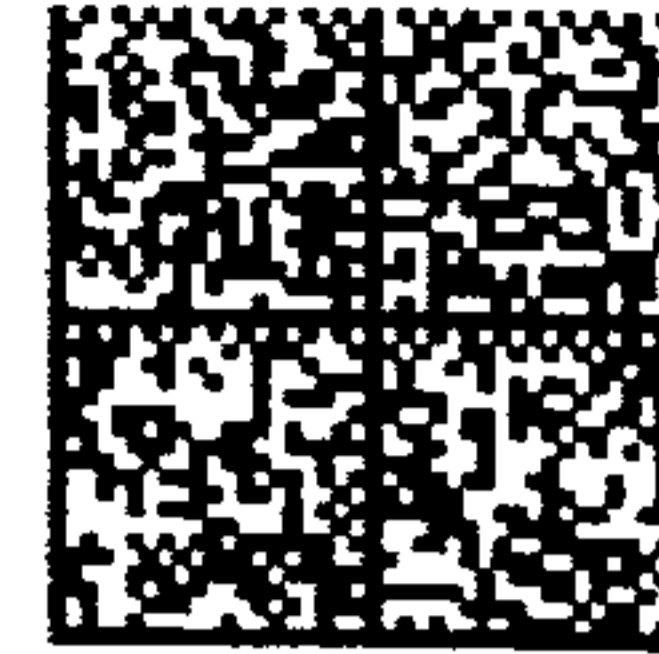
CARTESIAN SURVEYING INC. agent(s) for CITY OF ALBUQUERQUE REAL PROPERTY request(s) the above action(s) for all or a portion of Lot(s) 12, 13, 24, X, Y, Z, & 128-130, Block(s) F & 10, **MANDELL BUSINESS AND RESIDENCE ADDITION/PERFECTO, MARIANO AND JESUS ARMIJO**, zoned SU-3, located on MARQUETTE AVE NW BETWEEN 4TH ST NW AND 5TH ST NW containing approximately 2.0 acre(s). (J-14)

SEE PAGE 2 . . .



Planning Department

CITY OF ALBUQUERQUE



02 1M

\$ 00.41⁰

0004219022

JUL 09 2007

MAILED FROM ZIP CODE 87102

Or Current Resident
ALICE PROPERTIES LLC
972 LIESURE WORLD
MESA, AZ 85206

DRB

NIXIE

850 CE 1

40 07/19/07

RETURN TO SENDER

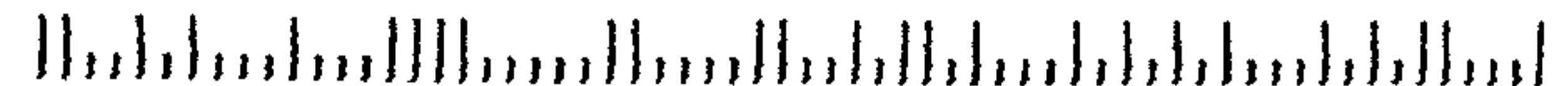
VACANT

UNABLE TO FORWARD

BC: 87103129595

*0368-02764-09-44

85206+2433-78320509298





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): Cartesian Surveys Inc/Will PHONE: 896-3050
 ADDRESS: 2104 Southern Blvd FAX: 891-0244
 CITY: Rio Rancho STATE NM ZIP 87124 E-MAIL: _____

APPLICANT: Wells Fargo Bank, N.A., TRUSTEE PHONE: 765-5293
 ADDRESS: 10131 Cobbs Blvd NW FAX: _____
 CITY: Albuquerque STATE NM ZIP 87114 E-MAIL: _____

Proprietary interest in site: TRUSTEE List all owners: Roberta FREID Living Revocable Trustee

DESCRIPTION OF REQUEST: VACATE ALLEY RIGHT OF WAY AND Public Utility easement

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

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

Lot or Tract No. 1-5, 28-32 AND 20' ALLEY Block: 11 Unit: _____
 Subdiv/Addn/TBKA: GRANDVIEW HEIGHTS
 Existing Zoning: C1 Proposed zoning: C1 MRGCD Map No _____
 Zone Atlas page(s): K22 UPC Code: See attached.

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_, Z_, V_, S_, etc.): _____

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No
 No. of existing lots: 10 No. of proposed lots: 10 Total area of site (acres): 0.73
 LOCATION OF PROPERTY BY STREETS: On or Near: CHELWOOD PARK NE
 Between: LOMAS NE and ALICE NE.

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

SIGNATURE Will Plotner Jr. DATE 6/29/07
 (Print) Will Plotner Jr. 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

07DRB	70114
07DRB	70115

Action

√ PE
√ RW
Adv
CMF

Form revised 4/07

S.F.	Fees
√	\$ 90. ⁰⁰
√	\$ 300. ⁰⁰
	\$ 75. ⁰⁰
	\$ 20. ⁰⁰
	\$
Total	
	\$ 485. ⁰⁰

Hearing date July 25, 2007

Archer Jones 7/5/07
 Planner signature / date

Project # 1006610

FORM V: SUBDIVISION VARIANCES & VACATIONS

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

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

- 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.

Wall Plot
 Applicant name (print)
Wall Plot
 Applicant signature / date



- Checklists complete
 Fees collected
 Case #s assigned
 Related #s listed
- Application case numbers
 07DRB - 70114

Form revised 4/07
Richard Garcia 7/5/07
 Planner signature / date
 Project # 1006610

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

07/05/2007 Issued By: PLNTES

Permit Number: 2007 070 114

Category Code 0910

Application Number: 07DRB-70114, Vacation Of Public Easement

Address:

Location Description: CHELWOOD PARK NE BETWEEN LOMAS NE AND ALICE NE

Project Number: 1006610

Applicant
Wells Fargo Bank

10131 Coors Blvd Nw
Albuquerque, NM 87114
765-5293

Agent / Contact
Cartesian Surveying Inc.

2104 Southern Blvd
Rio Rancho, NM 87124
898-3050

Application Fees

441018/4971000	Public Notification	\$75.00
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$90.00
TOTAL:		\$185.00

City Of Albuquerque
Treasury Division

7/5/2007 3:16PM LOC# ANNX
WS# 008 TRANS# 0052
RECEIPT# 00078251-00078251
PERMIT# 2007070114 TRSDME
Trans Amt \$485.00
APN Fee \$75.00
Conflict Manag. Fee \$20.00
DRB Actions \$90.00

Thank You

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

07/05/2007 Issued By: PLNTES

IK
IK
IK

Permit Number: 2007 070 115

Category Code 0910

Application Number: 07DRB-70115, Vacation Of Public Right-Of-Way

Address:

Location Description: CHELWOOD PARK NE BETWEEN LOMAS NE AND ALICE NE

Project Number: 1006610

Applicant
Wells Fargo Bank

Agent / Contact
Cartesian Surveying Inc.

10131 Coors Blvd Nw
Albuquerque, NM 87114
765-5293

2104 Southern Blvd
Rio Rancho, NM 87124
896-3050

Application Fees

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

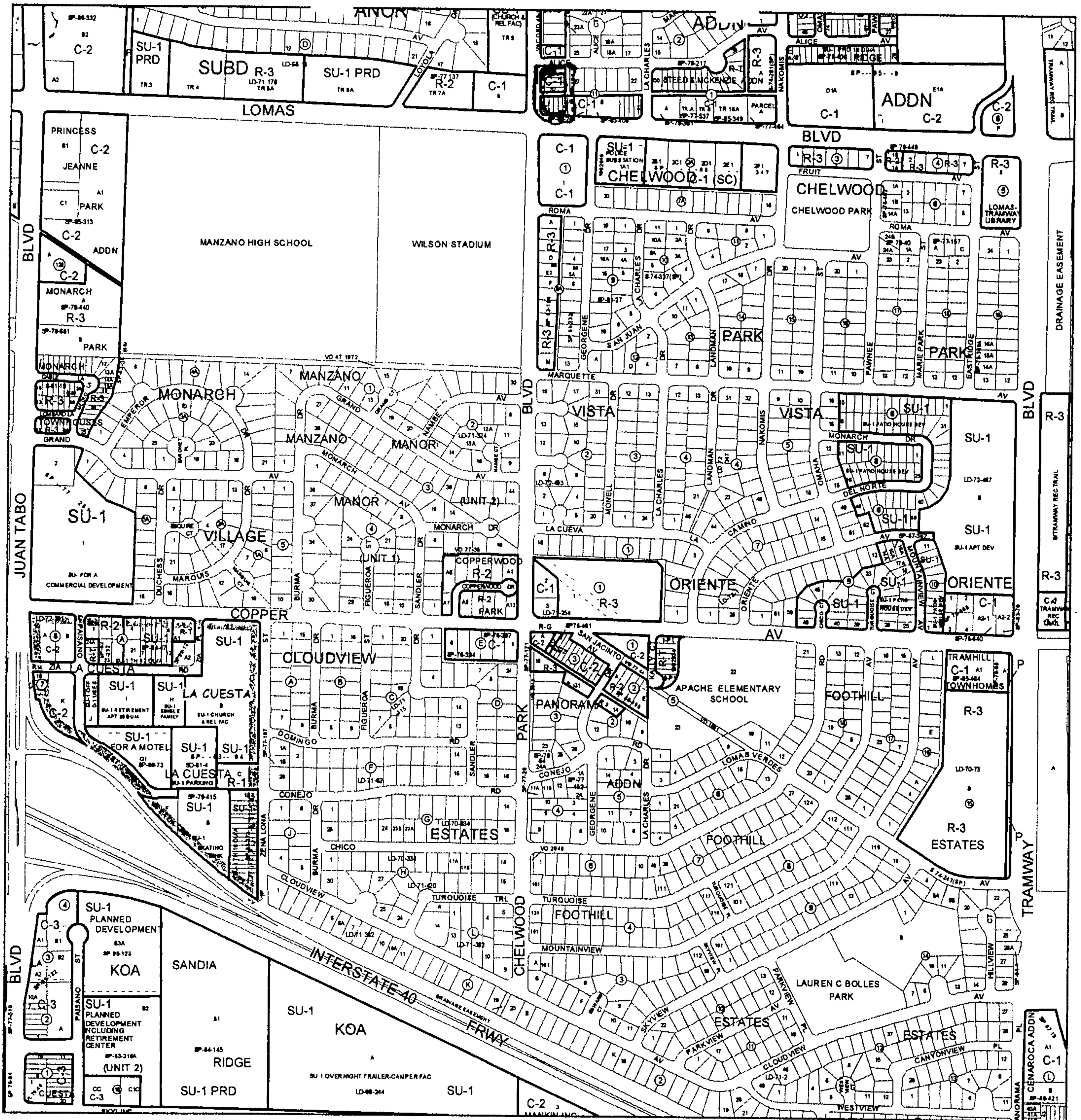
City Of Albuquerque
Treasury Division

7/5/2007 3:16PM LDC: ANWX
WS# 008 TRANS# 0052
RECEIPT# 00078251-00078252
PERMIT# 2007070115 TRSDMG
Trans Amt \$485.00
DRB Actions \$300.00
CK \$485.00
CHANGE \$0.00


Thank You

Chelwood

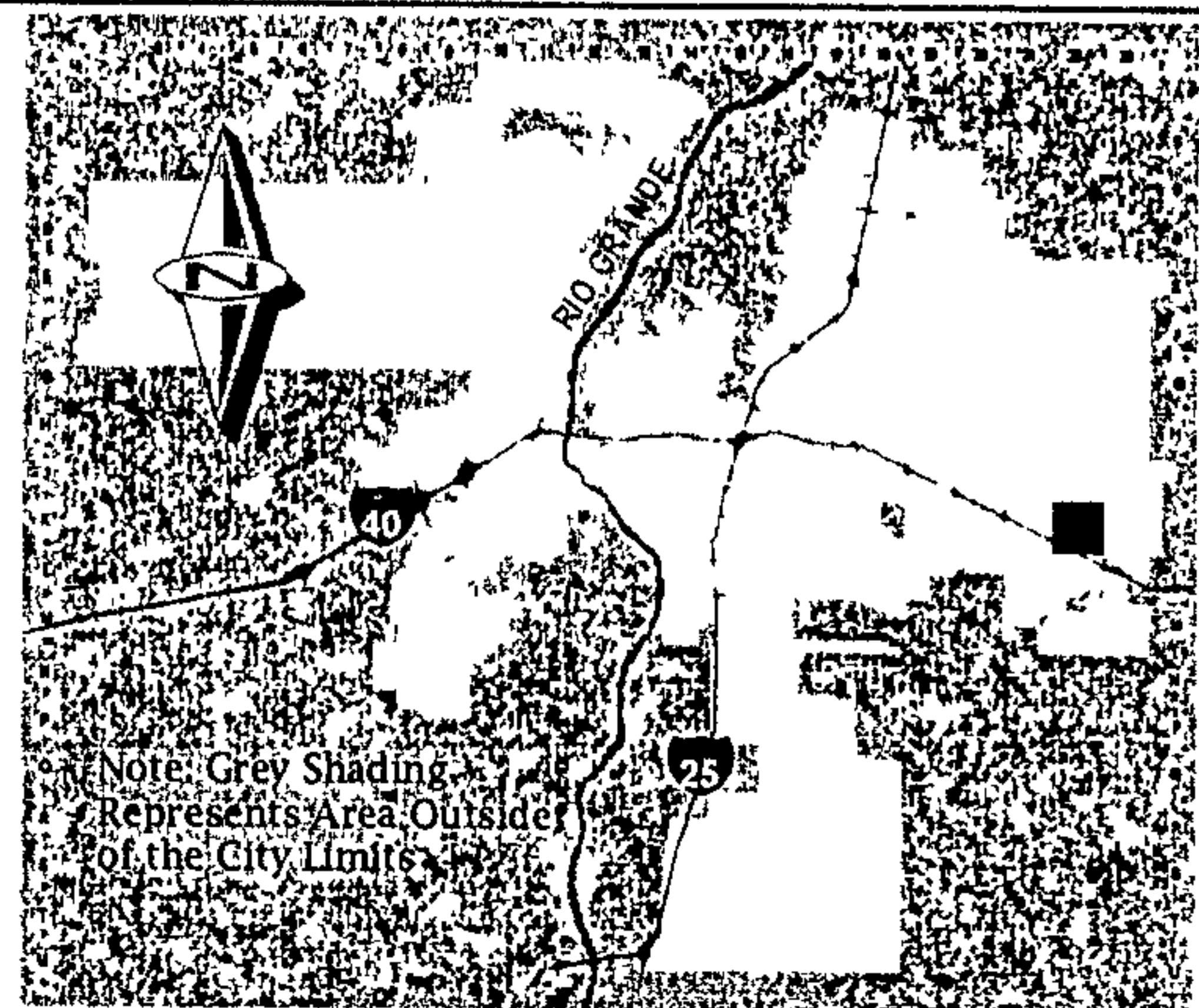
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102205827902040103
102205828102040104
102205828601140105
102205828601140106



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



Map amended through: 1/12/2006



Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
K-22-Z

Selected Symbols

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

0 750 1,500 Feet

Cartesian Surveys Inc.
PO Box 44414, Rio Rancho, NM 87174
896-3050 Fax 891-0244

June 28, 2007

Development Review Board
City of Albuquerque

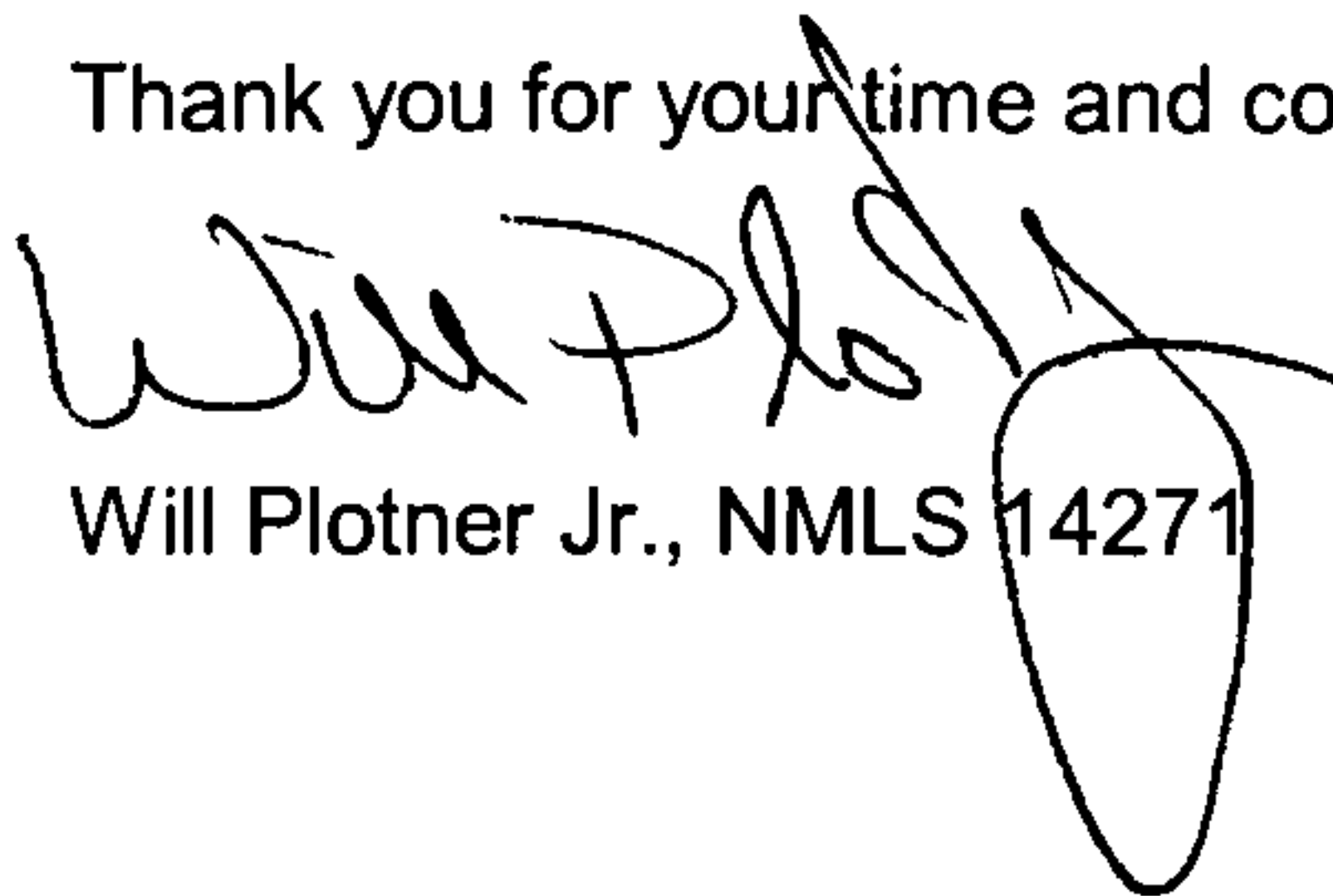
Re: A 20 foot Alley and Lots 1-5, and 28-32, Block 11, Grandview Heights and an already vacated Portion of Chelwood Park NE

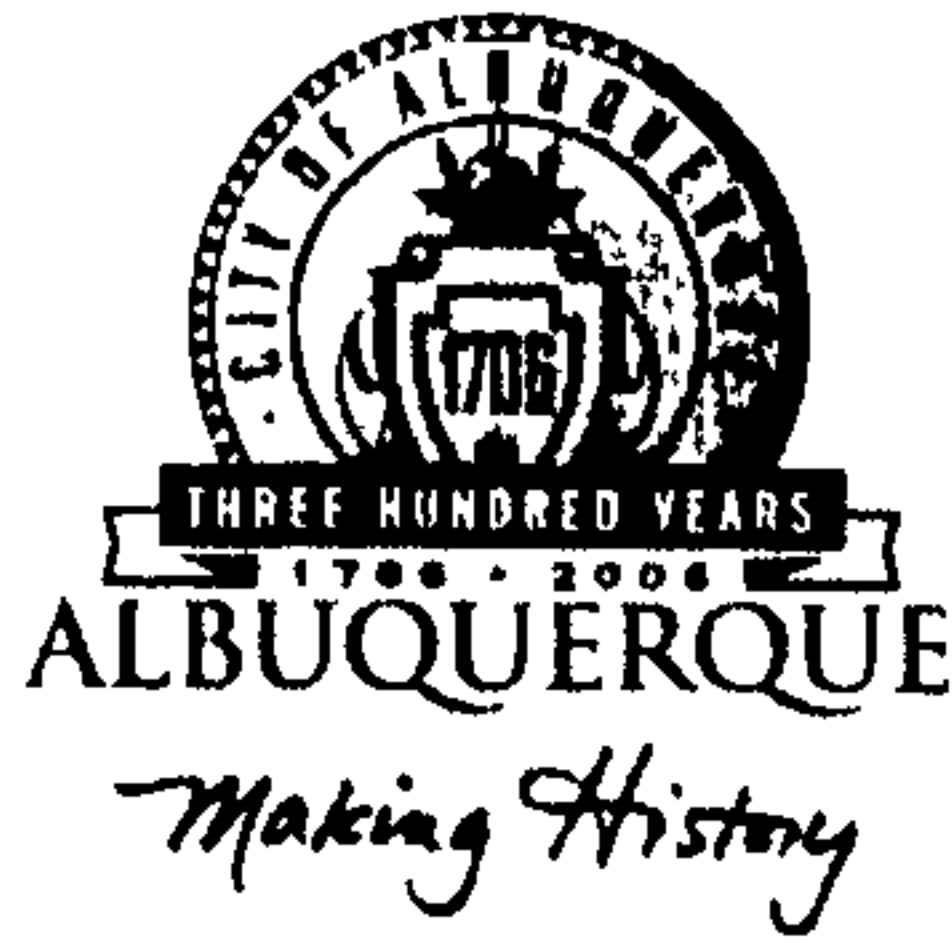
Members of the Board:

Cartesian Surveys is acting as an agent for the owner and requests that the identified portion of a 20 foot alley be vacated. The purpose is to eventually combine the vacated Alley right of way area and lots 1-5 and 28-32, Block 11.

The vacation for the five foot Public utility easement and drainage easement within lots 1-5 and 28-32 will be granted in a new location during the platting action.

Thank you for your time and consideration.


Will Plotner Jr., NMLS 14271



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: June 28, 2007

TO CONTACT NAME: Jada Plotner
COMPANY/AGENCY: Cartesian Survey's Inc.
ADDRESS/ZIP: P.O. Box 44414, Rio Rancho NM 87124
PHONE/FAX #: 505 896-3050 505-891-0244

Thank you for your inquiry of June 28, 2007 requesting the names of **Recognized**
(date)

Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at lots 1-5 and 28-32 and 18 foot of
Chelwood Block 11, Grand View Heights.
zone map page(s) K-22.

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

Chelwood Vista
Neighborhood Association
Contacts: Larry Phillips
501 Marie Park NE 87123
350-7609(w) 296-0600 (h)
Jacqueline Gilson
729 La Charles NE
294-2917 (h) 87123

Manzanor Manor
Neighborhood Association
Contacts: Bill Kuipers
12413 Grand Ave NE
243-4882 (h) 87123
Ann Marie Lesley
12405 Grand Ave NE
271-1258 (h) 87123

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,
Dalana O Carmora
OFFICE OF NEIGHBORHOOD COORDINATION

.....
: Attention: Both contacts per
: neighborhood association
: 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 recognized neighborhood 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:

The street address of the subject property.

The legal description of the property, including lot or tract number (if any), block number (if any), and name of the subdivision.

A physical description of the location, referenced to streets and existing land uses.

A complete description of the actions requested of the EPC:

- 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").
- If a **SITE DEVELOPMENT OR MASTER DEVELOPMENT PLAN** approval or amendment 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.").
- 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.
- 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 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 Associations (*if there are associations*). A copy must be submitted with application packet.
- Copies of the certified receipts to Neighborhood 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.

Any questions, please feel free to contact Stephani at 924-3902 or via an e-mail message at swinklepleck@cabq.gov

Thank you for your cooperation on this matter

.....
(below this line for ONC use only)

Date of Inquiry: 10/25/07 Time Entered: 12:06 ONC Rep. Initials: DC

=====

RIO STATION
 RIO RANCHO, New Mexico
 871249998
 3401500124-0094
 06/29/2007 (800)275-8777 08:15:34 AM

=====

===== Sales Receipt =====

Product Description	Sale Unit Qty Price	Final Price
ALBUQUERQUE NM 87123		\$0.41
Zone-1 First-Class Letter		
0.90 oz.		
Return Rcpt (Green Card)		\$2.15
Certified		\$2.65
Label #:	70062150000518598267	

Issue PVI: \$5.21

ALBUQUERQUE NM 87123 \$0.41
 Zone-1 First-Class Letter
 0.90 oz.
 Return Rcpt (Green Card) \$2.15
 Certified \$2.65
 Label #: 70062150000518598250

Issue PVI: \$5.21

ALBUQUERQUE NM 87123 \$0.41
 Zone-1 First-Class Letter
 0.90 oz.
 Return Rcpt (Green Card) \$2.15
 Certified \$2.65
 Label #: 70062150000518598205

Issue PVI: \$5.21

ALBUQUERQUE NM 87123 \$0.41
 Zone-1 First-Class Letter
 0.90 oz.
 Return Rcpt (Green Card) \$2.15
 Certified \$2.65
 Label #: 70062150000518598939

Issue PVI: \$5.21

Total: \$20.84

Paid by: MasterCard \$20.84
 Account #: XXXXXXXXXXXX0021
 Approval #: 029283
 Transaction #: 93
 23902810191

Order stamps at USPS.com/shop or call 1-800-Stamp24. Go to USPS.com/clicknship to print shipping labels with postage. For other information call 1-800-ASK-USPS.

Bill#:1000600260755
 Clerk:10

All sales final on stamps and postage. Refunds for guaranteed services only. Thank you for your business.

HELP US SERVE YOU BETTER

071440

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Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$ 5.21	06/29/2007

Sent To: Larry Phillips
 Street, Apt. No., or PO Box No: 801 More Park, NE
 City, State, ZIP+4: Albuquerque, NM 87123

PS Form 3800, August 2006 See Reverse for Instructions

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Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$ 5.21	06/29/2007

Sent To: Jacqueline Gibson
 Street, Apt. No., or PO Box No: 729 LaChales, NE
 City, State, ZIP+4: Albuquerque, NM 87123

PS Form 3800, August 2006 See Reverse for Instructions

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Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$ 5.21	06/29/2007

Sent To: Ann Marie Lester
 Street, Apt. No., or PO Box No: 12405 Grande Ave
 City, State, ZIP+4: Albuquerque, NM 87123

PS Form 3800, August 2006 See Reverse for Instructions

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Restricted Delivery Fee (Endorsement Required)	\$0.00	
Total Postage & Fees	\$ 5.21	06/29/2007

Sent To: Bill Kulpers
 Street, Apt. No., or PO Box No: 12413 Grande Ave, NE
 City, State, ZIP+4: Albuquerque, NM 87123

PS Form 3800, August 2006 See Reverse for Instructions

7006 2150 0005 1859 8267
 7006 2150 0005 1859 8250
 7006 2150 0005 1859 8205
 7006 2150 0005 1859 8205
 7006 2150 0005 1859 8205

Cartesian Surveys Inc.
PO Box 44414, Rio Rancho, NM 87174
896-3050 Fax 891-0244

June 28, 2007

*Bill Kulpers
Manzano Manor Neighborhood Association
12413 Grande Avenue, N.E.
Albuquerque, New Mexico, 87123*

Re: Lots 1-5 and 28-32, Grande View Heights

Dear Mr. Kulpers:

Enclosed please find a copy of the DRB Application for the Vacation of an Alley and Easement for the referenced project. The anticipated date to be heard is July 25, 2007. Please contact Will Plotner, Jr. of our office if you have any questions or concerns.

Sincerely,

Cartesian Surveys, Inc.

Cartesian Surveys Inc.
PO Box 44414, Rio Rancho, NM 87174
896-3050 Fax 891-0244

June 28, 2007

*Ann Marie Lesley
Manzano Manor Neighborhood Association
12405 Grande Avenue
Albuquerque, New Mexico, 87123*

Re: Lots 1-5 and 28-32, Grande View Heights

Dear Ms. Lesley:

Enclosed please find a copy of the DRB Application for the Vacation of an Alley and Easement for the referenced project. The anticipated date to be heard is July 25, 2007. Please contact Will Plotner, Jr. of our office if you have any questions or concerns.

Sincerely,

Cartesian Surveys, Inc.

Cartesian Surveys Inc.
PO Box 44414, Rio Rancho, NM 87174
896-3050 Fax 891-0244

June 28, 2007

*Larry Phillips
Chelwood Vista Neighborhood Association
801 Marie Park, N.E.
Albuquerque, New Mexico, 87123*

Re: Lots 1-5 and 28-32, Grande View Heights

Dear Mr. Phillips:

Enclosed please find a copy of the DRB Application for the Vacation of an Alley and Easement for the referenced project. The anticipated date to be heard is July 25, 2007. Please contact Will Plotner, Jr. of our office if you have any questions or concerns.

Sincerely,

Cartesian Surveys, Inc.

Cartesian Surveys Inc.
PO Box 44414, Rio Rancho, NM 87174
896-3050 Fax 891-0244

June 28, 2007

*Jacqueline Gibson
Chelwood Vista Neighborhood Association
729 La Charles, N.E..
Albuquerque, New Mexico, 87123*

Re: Lots 1-5 and 28-32, Grande View Heights

Dear Ms. Gibson:

Enclosed please find a copy of the DRB Application for the Vacation of an Alley and Easement for the referenced project. The anticipated date to be heard is July 25, 2007. Please contact Will Plotner, Jr. of our office if you have any questions or concerns.

Sincerely,

Cartesian Surveys, Inc.

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

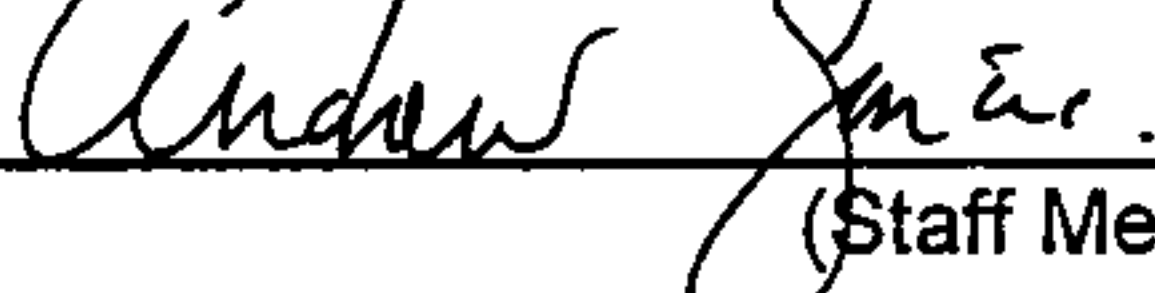
Signs must be posted from July 10, 2007 To July 25, 2007

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.

 6/29/07
(Applicant or Agent) (Date)

I issued 3 signs for this application, Jun 29, 2007 
(Date) (Staff Member)

DRB PROJECT NUMBER: 10066610

74966^A

CITY COMMISSION
February 28, 1972
V-72-4

606

ORDINANCE NO. 48-1972

AN ORDINANCE VACATING THE EASTERLY 18 FT. OF THE RIGHT OF WAY OF CHELWOOD PARK BOULEVARD NE BETWEEN THE SOUTH RIGHT OF WAY LINE OF THE ALLEY IN BLOCK 7, GRANDVIEW HEIGHT ADDITION AND THE NORTH RIGHT OF WAY LINE OF LOMAS BOULEVARD; AND DECLARING AN EMERGENCY.

WHEREAS, there has heretofore been dedicated and conveyed to the City of Albuquerque, New Mexico a certain easement for street purposes, more particularly described below, and

WHEREAS, said right of way is not needed for public use except for easements reserved in Section 2 hereof,

NOW, THEREFORE, BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF ALBUQUERQUE, NEW MEXICO:

SECTION 1. The following described right of way is hereby closed and vacated subject to easements reserved in Section 2 hereof:

The easterly 18 ft. of the right of way of Chelwood Park Boulevard NE between the south right of way line of the alley in Block 7, Grandview Heights Addition and the north right of way line of Lomas Boulevard adjacent to the west boundary of Block 5, 9, 10 & 11 and Lot 18, Block 7, all in Grandview Heights Addition as filed in the office of the County Clerk of Bernalillo County, New Mexico on September 15, 1954, excepting therefrom the rights of way of intersecting streets and alleys.

SECTION 2. The City hereby reserves easements for existing public utilities, whether municipally or privately owned, which may be necessary for public use and interest at the present time or in the future.

SECTION 3. Immediately upon the effective date of this ordinance, the land above-described shall be effectively vacated, and the City of Albuquerque by this ordinance disclaims from such date any further interest therein except for easements reserved in Section 2 hereof.

SECTION 4. This ordinance is an emergency measure due to urgent public need and will be effective five days after publication in full in accordance with law.

ADOPTED: February 28, 1972
Harry E. Turner
Chairman, City Commission, Albuquerque, New Mexico

ATTEST: [Signature], City Clerk.

State of New Mexico
County of Bernalillo
This instrument was filed for record on

MAR 10 1972 2:51
At 2:51 o'clock, P.M. Recorded in Vol. 666
of records of said County Folio 666
..... Clerk & Recorder
..... Deputy Clerk

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.

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4. TIME

Signs must be posted from

July 10, 2007 To July 25, 2007

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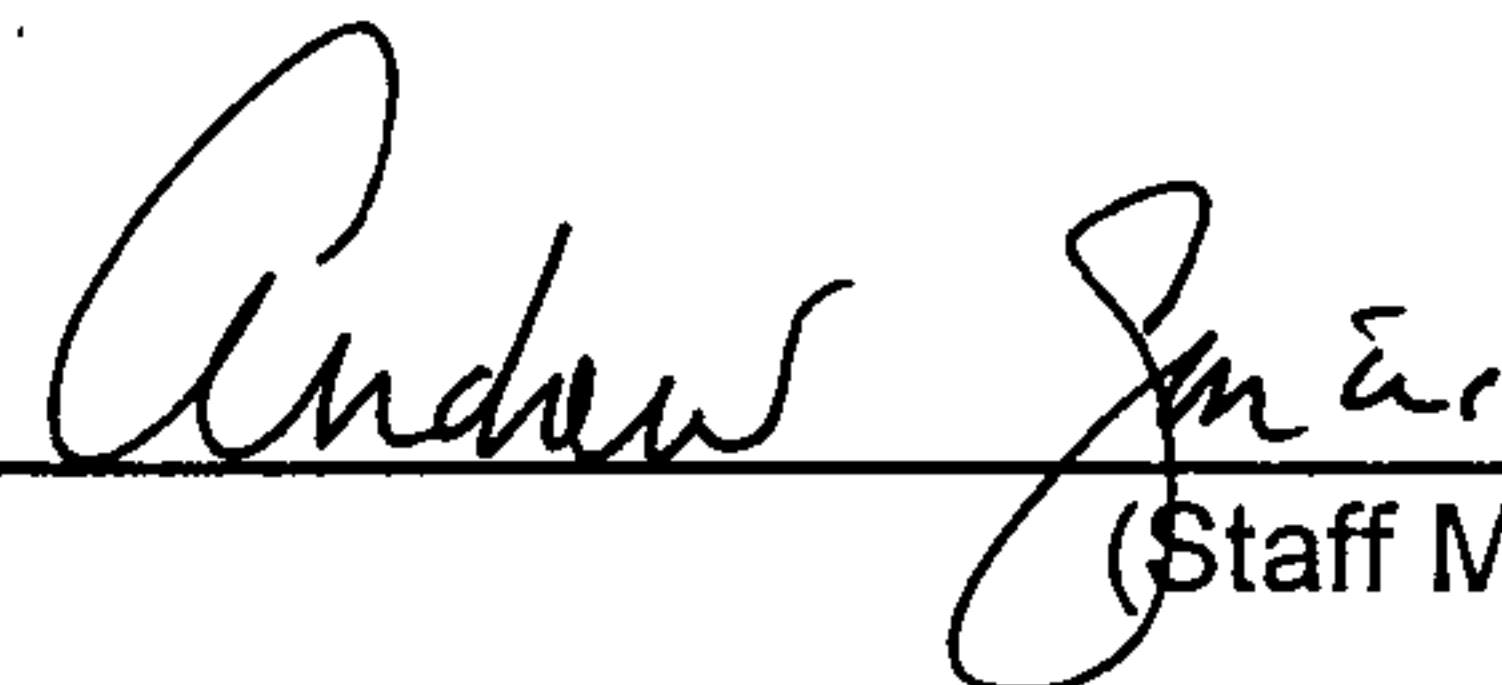
I have read this sheet and discussed it with the Development Services Front Counter Staff. I understand (A) my obligation to keep the sign(s) posted for (15) days and (B) where the sign(s) are to be located. I am being given a copy of this sheet.


(Applicant or Agent)

6/29/07
(Date)

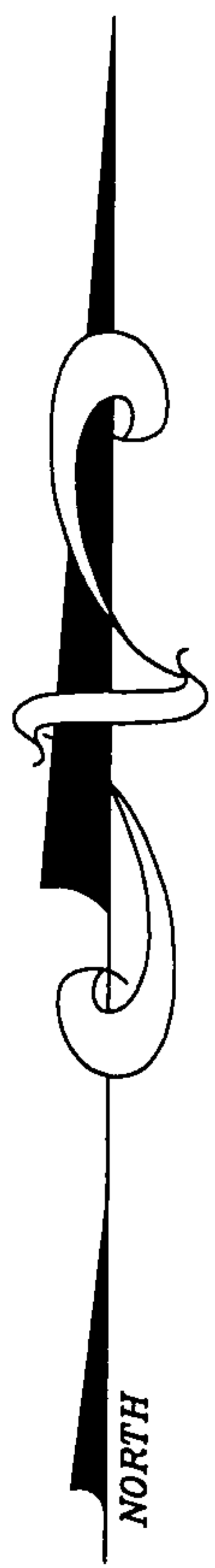
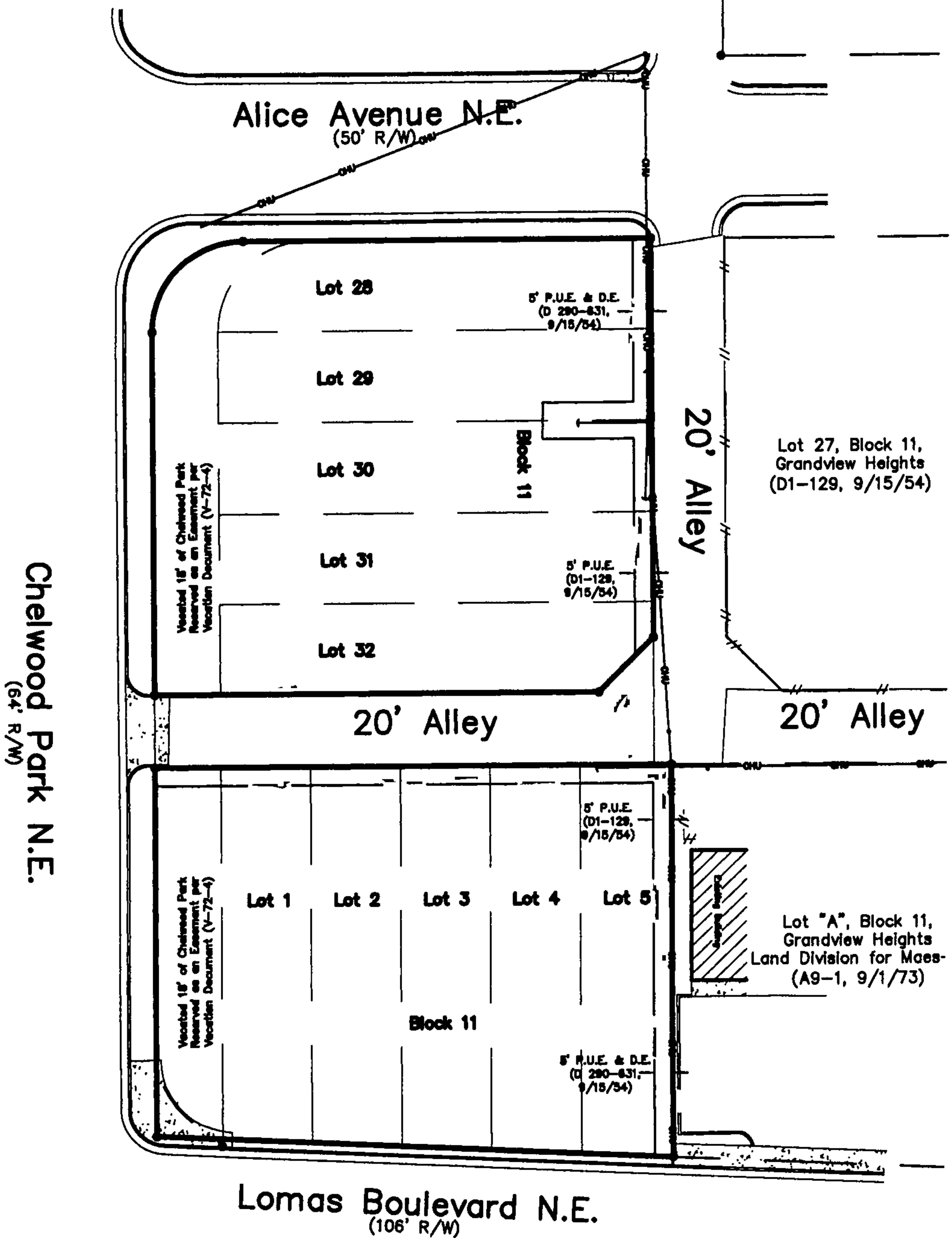
I issued 3 signs for this application,

Jun 29 2007
(Date)


(Staff Member)

DRB PROJECT NUMBER: 1006010

EXHIBIT



GRAPHIC SCALE



(IN FEET)
1 inch = 50 ft.

VACATION
EXHIBIT B
Date 7/25/07

CARTESIAN
SURVEYS INC.

P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505) 891-0244

10/11/54
1/2/54