

#8



DRB CASE ACTION LOG (EPC SDP – BP)

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.: 07DRB-70373

Project # 1006721

Project Name: SEVEN BAR RANCH

Agent: RMKM ARCHITECTURE

Phone No.:

Your request was approved on _____ by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: see comments

UTILITIES: _____

CITY ENGINEER / AMAFCA: _____

PARKS / CIP: _____

PLANNING (Last to sign): 3 Copies

- 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.**

Created For: 12/5/07



DRB CASE ACTION LOG (EPC SDP – SUBD)

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.: 07DRB-70374

Project # 1006721

Project Name: SEVEN BAR RANCH

Agent: RMKM ARCHITECTURE

Phone No.:

Your request was approved on _____ by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: see comments -

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.

Created For: 12/5/07



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

December 5, 2007 9:00 AM
MEMBERS:

Angela Gomez, Administrative Assistant

Kristal Metro, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, ABCWUA
Christina Sandoval, Parks & Recreation

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project# 1004428**
07DRB-70378 VACATION OF PUBLIC
EASEMENT
MARK GOODWIN AND ASSOCIATES PA agent(s) for
ALBUQUERQUE RIO BRAVO PARTNERS LLC
request(s) the above action(s) for all or a portion of Lot(s)
RR-3B & RR-3D, **CEJA VISTA /TOWN OF ATRISCO**
GRANT, zoned SU-1/C-1, RLT, located on DENNIS
CHAVIS BLVD SW BETWEEN MEADE AVE SW AND
118TH ST SW (P-9) **THE VACATION WAS APPROVED**
AS SHOWN ON EXHIBIT B IN THE PLANNING FILE
PER SECTION 14-14-7-2(A) (1) AND (B) (1)(3) OF THE
SUBDIVISION ORDINANCE.

2. **Project# 1001449**
07DRB-70379 VACATION OF PUBLIC
RIGHT-OF-WAY
07DRB-70380 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
ABQ ENGINEERING agent(s) for CV LAND
DEVELOPMENT request(s) the above action(s) for all or a
portion of Lot(s) 9, Block(s) A, **KIRTLAND ADDITION**
Unit(s) 2, located on GIBSON SE BETWEEN
UNIVERSITY SE AND YALE SE containing
approximately 3.254 acre(s). (M-15) **DEFERRED TO**
12/19/07 AT THE AGENT'S REQUEST.

3. **Project# 1006854**
07DRB-70340 VACATION OF PUBLIC EASEMENT
07DRB-70341 VACATION OF PUBLIC RIGHT-OF-WAY
07DRB-70342 BULK LAND VARIANCE
07DRB-70343 MINOR - PRELIMINARY/FINAL PLAT APPROVAL

BOHANNAN HUSTON INC agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of **UNPLATTED LAND SECTION 15 (to be known as THE TRAILS UNIT 4)**, zoned SU2-UR35, SU2-SRLL18, SU-1 FOR OPEN SPACE, SU2-TC65 & SU2-NMU35, located on UNIVERSE BLVD NW BETWEEN AVENIDA DE JAIMITO NW AND WOODMONT AVE NW containing approximately 34.85 acre(s). (C-10) *[Deferred from 11/21/07]* **DEFERRED TO 12/12/07 AT THE AGENT'S REQUEST.**

4. **Project# 1004707**
07DRB-70123 VACATION OF PRIVATE EASEMENT
07DRB-70124 MINOR - PRELIMINARY/FINAL PLAT APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for JOHN LORENTZEN request(s) the above action(s) for all or a portion of Tract(s) 269 & 270 together with 68th St tract, **TOWN OF ATRISCO LAND GRANT**, zoned C-2, located on HANOVER RD NW BETWEEN 68TH ST NW & I-40 containing approximately 4.0714 acre(s). (J-10) *[Deferred from 7/18/07]* **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**

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

5. **Project# 1006726**
07DRB-70173 MAJOR – AMENDED SDP FOR BUILDING PERMIT

BRAD KILLMAN AND/OR MAX KILLMAN agent(s) for ALLSTAR MOVING & STORAGE INC A NEW MEXICO CORP request(s) the above action(s) for all or a portion of Lot(s) 31, Tract(s) D-1, **RICHFIELD PARK**, zoned IP, located on WASHINGTON ST NE BETWEEN ALAMEDA NE AND PASEO DEL NORTE NE containing approximately 0.89 acre(s). (C-17) *[Deferred from 8/29/07 & 10/24/07]* **INDEFINITELY DEFFERED AT THE AGENT'S REQUEST.**

6. **Project# 1004875**
07DRB-70382 EPC/ SDP FOR BUILDING PERMIT
07DRB-70383 MINOR - PRELIMINARY/FINAL PLAT APPROVAL

ALBUQUERQUE MONTHLY MEETING OF THE RELIGIOUS SOCIETY OF FRIENDS request(s) the above action(s) for all or a portion of Lot(s) 19-25, Block(s) 2, **IVES ADDITION**, zoned SU2 FOR S-R, located on 5TH ST NW BETWEEN BELLAMAH NW AND ASPEN AVE NW containing approximately 0.57 acre(s). [REF: 06EPC00627/00628] (J-14) *[Catalina Lehner – EPC Planner]* *[Deferred from 11/21/07]* **DEFERRED TO 12/19/07 AT THE AGENT'S REQUEST.**

7. **Project# 1003714**
07DRB-70364 EPC/SDP FOR BUILDING PERMIT
- ALEXANDER FINALE agent(s) for ASSOCIATED HOME & RV SALES, INC request(s) the above action(s) for all or a portion of Tract(s) C-3-A, **ADOBE WELLS SUBDIVISION**, zoned SU1 FOR IPC-2/R-2, located on EAGLE RANCH NE BETWEEN WESTSIDE NE AND COORS BYPASS BLVD NE containing approximately 2.29 acre(s). (B-13) *[EPC Planner – Carol Toffaleti]* *[Deferred from 11/14/07, 11/21/07 & 11/28/07]* **DEFERRED TO 12/12/07 AT THE AGENT'S REQUEST.**
8. ~~**Project# 1006721**~~
07DRB-70373 EPC/ SDP FOR BUILDING PERMIT
07DRB-70374 EPC APPROVED SDP FOR SUBDIVISION
- RMKM ARCHITECTURE agent(s) for ALBUQUERQUE POLICE DEPARTMENT request(s) the above action(s) for all or a portion of Tract(s) B-9E-2-A, **SEVEN BAR RANCH**, zoned SU1 FOR R-2, located on CIBOLA LOOP RD NW BETWEEN ELLISON NW AND CIBOLA LOOP NW containing approximately 3.4 acre(s). (A-13) *[Anna DiMambro – EPC Planner]* *[Def. from 11/14/07 & 11/28/07]* **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/5/07, THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES AND TO TRANSPORTATION FOR WRITTEN COMMENTS. THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES.**
9. **Project# 1006520**
07DRB-70386 EPC APPROVED SDP FOR BUILD PERMIT
07DRB-70387 EPC APPROVED SDP FOR SUBDIVISION
- BILL FANNING/FBT ARCHITECTS agent(s) for EPISCOPAL DIOCESE OF THE RIO GRANDE/HOPE EPISCOPAL CHURCH request(s) the above action(s) for all or a portion of Lot(s) 5-8 & 25-28, Block(s) 4, Tract(s) 3, **NORTH ALBUQUERQUE ACRES Unit(s) 3**, zoned SU-2 FOR O-1 & R-T, located on ALAMEDA BLVD NE BETWEEN BARSTOW NE AND VENTURA NE containing approximately 6.1928 acre(s). (C-20) *[Anna DiMambro – EPC Planner]* *[Def. from 11/28/07]* **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/5/07 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. THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES .**

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

10. **Project# 1004039**
07DRB-70410 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
07DRB-70411 VACATION OF PRIVATE
EASEMENT
- ISAACSON & ARFMAN PA agent(s) for RUTLEDGE INVESTMENT CO INC request(s) the above action(s) for all or a portion of Lot(s) 45, Tract(s) 1, **THE LEDGENDS @ HIGH DESERT to be known as LOT 45-A & TRACT 1-A**, zoned SU-2 HD/C-1, located on ACADEMY ROAD NE BETWEEN CORTADERIA ST NE AND IMPERATA ST NE containing approximately 0.406 acre(s). (E-23) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR LETTER OF HOME OWNER'S APPROVAL, AGIS DXF, AND TO RECORD.**
11. **Project# 1006955**
07DRB-70407 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- GEORGE RODRIGUEZ agent(s) for JEROME ECKSTEIN request(s) the above action(s) for all or a portion of Lot(s) 1-4, Block(s) 14, **CLAYTON HEIGHTS**, zoned C-2, located on WILMOORE DRIVE SE BETWEEN ROSS AVE SE AND GIBSON BLVD SE containing approximately 0.5739 acre(s). (L-15) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF AND TO FILE, AND TO TRANSPORTATION FOR A SEPERATE EXHIBIT FOR ROSS AVENUE AND WILMOORE DRIVE SHOWING LOCATION OF SIDEWALK AND DEFINING THE DISTANCE FROM FACE OF CURB TO PROPERTY LINE.**
12. **Project# 1001409**
07DRB-70412 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- ADVANCED ENGR. AND CONSULT. LLC agent(s) for KIAN SAADAT request(s) the above action(s) for all or a portion of Lot(s) 20.A, Block(s) 1, **CANDLELIGHT FOOTHILLS Unit(s) 1**, zoned R-1, located on LOMAS BLVD NE BETWEEN MONTE LARGO DR NE AND SUMMIT HILLS DR NE containing approximately 1.1 acre(s). (J-23) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR LOT LINE REVISION BETWEEN A-2 AND A-3, AND THE SOLAR COLLECTOR LANGUAGE.**
13. **Project# 1006956**
07DRB-70408 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- ADVANCED ENGR. AND CONSULT. LLC agent(s) for FELIX RABADI request(s) the above action(s) for all or a portion of Tract(s) 2 & 4, **NORTH CARLISLE ADDITION**, zoned P & C-1, located on CARLISLE BLVD NE BETWEEN COMANCHE RD NE AND PALO DURO AVE NE containing approximately 0.7872 acre(s). (G-17) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION FOR 30 FOOT RADIUS DEDICATION AT CARLISLE AND PALO DURO AND TO PLANNING FOR VERIFICATION OF COMPLIANCE WITH BUILDING CODE AND ZONING REQUIREMENTS AND FOR SOLAR COLLECTOR LANGUAGE.**

14. **Project# 1004820**
07DRB-70409 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURV-TEK INC agent(s) for ACI MANAGEMENT LLC request(s) the above action(s) for all or a portion of Tract(s) D-1 -B-1, **ADOBE WELLS**, zoned C-2, located on EAGLE RANCH RD NW BETWEEN IRVING BLVD NW AND COORS BLVD BYPASS NW containing approximately 1.708 acre(s). (B-13) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**
15. **Project# 1006573**
07DRB-70413 MAJOR - FINAL PLAT
APPROVAL
- LARRY READ & ASSOCIATES INC agent(s) for DESERT HILLS JEHOVA'S WITNESSES request(s) the above action(s) for all or a portion of Lot(s) 12 & 21, Block(s) 29, Tract(s) A, **NAA Unit(s) B**, zoned SU-2 IP, located on ALAMEDA NE BETWEEN LOUISIANA NE AND SAN PEDRO NE containing approximately 1.8 acre(s). (C-18) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR SIA AND TO PLANNING FOR PLAT REVISIONS, AGIS DXF AND FOR SUZANNE BUSH SIGNATURE.**
16. **Project# 1006926**
07DRB-70414 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- ART MARSHALL agent(s) for MERCEDES R MARSHALL request(s) the above action(s) for all or a portion of Lot(s) 27 & 28, Block(s) 3, **SUNSHINE ADDITION** zoned SU-2 MR, located on EDITH BLVD SE BETWEEN SMITH SE AND ANDERSON SE containing approximately .33 acre(s). (L-14) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR SOLAR COLLECTOR LANGUAGE AND AGIS DXF.**
17. **Project# 1000085**
07DRB-70264 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- HALL SURVEYING CO agent(s) for BERNARD WEINER request(s) the above action(s) for all or a portion of Lot(s) M-1-A-2-A, **TANOAN PROPERTIES**, zoned SU-1 FOR C-1, located on ACADEMY RD BETWEEN TENNYSON AND TRAMWAY NE containing approximately 1.2174 acre(s). (E-22) *[Def. from 10-3-07]* **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO ABCWUA FOR INDICATION OF EASEMENTS FOR EXISTING PRIVATE SEWER AND/OR WATER SERVICE LINES AND TO PLANNING FOR RECIPROCAL EASEMENTS, BUILDING CODE COMPLIANCE, AGIS DXF AND TO RECORD.**

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

18. **Project# 1006950**
07DRB-70404 SKETCH PLAT REVIEW
AND COMMENT
- GINA SCHMIDT/SIERRA WEST, LLC agent(s) for GINA SCHMIDT/SIERRA WEST, LLC request(s) the above action(s) for all or a portion of zoned none, located on WYOMING AND I-40 BETWEEN NORTHBOUND OFF-RAMP AND MOUNTAIN ROAD NE containing approximately 1.2 acre(s). (J-20) **THE ABOVE ACTION WAS REVIEWED AND COMMENTS GIVEN.**

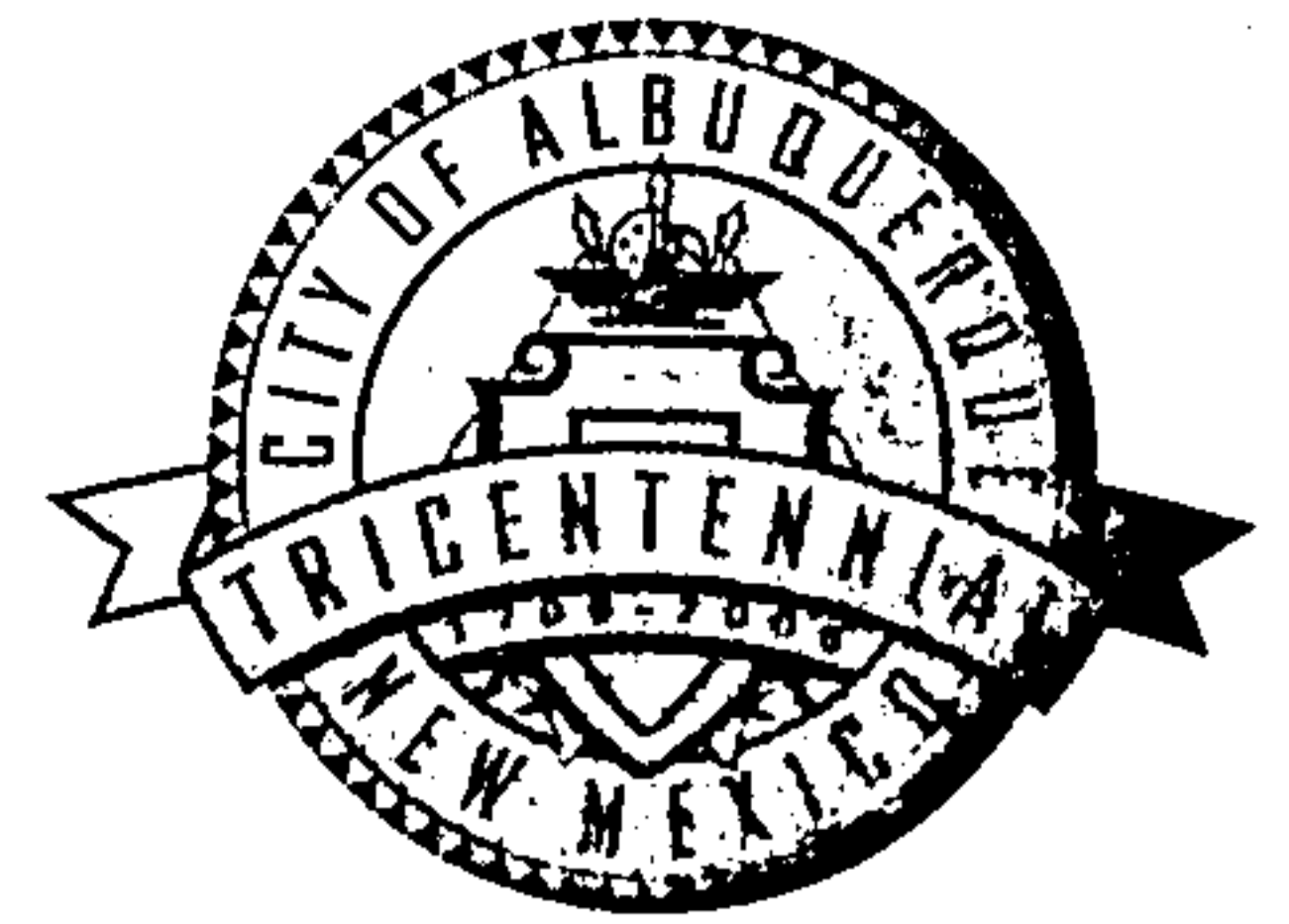
19. **Project# 1006951**
07DRB-70405 SKETCH PLAT REVIEW
AND COMMENT

FORSTBAUER SURVEYING LLC agent(s) for GEORGE P & EILEEN P SANDOVAL request(s) the above action(s) for all or a portion of Lot(s) 1A, **LANDS OF GEORGE SANDOVAL**, zoned RA-2, located on AVENIDA CRISTO REY NW BETWEEN SAN ISIDRO ST NW AND GRIEGOS LATERAL containing approximately 2.8 acre(s). (F-13) **THE ABOVE ACTION WAS REVIEWED AND COMMENTS GIVEN.**

20. Other Matters: Project # 1003570 was heard concurrently with Item # 8. The Preliminary plat for said project was approved with delegation to Transportation for easements, and to Planning for Solar Collector Language, AGIS DXF, and to Record.

Adjourned: 11:05

CITY OF ALBUQUERQUE



PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
TRANSPORTATION SECTION

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO/PROJECT NO: 1006721

AGENDA ITEM NO: 8

SUBJECT:

SITE PLAN FOR BUILDING PERMIT
SITE PLAN FOR SUBDIVISION

ENGINEERING COMMENTS:

Comments regarding Site Plan for Building Permit request:

- Wheelchair ramps are not entirely located within the right of way; a sidewalk easement will be required
- Keyed notes not defined; if this is meant to indicate an existing easement, the recording information must be provided
- Public sidewalk located outside of the right of way will require a sidewalk easement

Infrastructure list comments

Concurrent platting action required

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:

Kristal D. Metro
Transportation Development

505-924-3991

DATE: DECEMBER 5, 2007



**DEVELOPMENT REVIEW BOARD
ACTION SHEET**

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

November 14, 2007 9:00 AM

MEMBERS:

Sheran Matson, AICP, DRB Chair
Angela Gomez, Administrative Assistant
924-3946

Wilfred Gallegos, Transportation Development
Brad Bingham, Alternate City Engineer

Roger Green, ABCWUA
Christina Sandoval, Parks & Recreation

CASES WHICH REQUIRE PUBLIC NOTIFICATION

MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS

1. **Project# 1003483**
07DRB-70324 MAJOR - 2YR SUBD IMP
AGMT (2YR SIA)

SANTOSH MODY agent(s) for BHARAT H. MODY &
CHAMPA B. MODY request(s) the above action(s) for all
or a portion of Lot(s) 17-A, Tract(s) A, **NORTH
ALBUQUERQUE ACRES Unit 2**, zoned SU2/IP, located
on SIGNAL AVE NE BETWEEN SAN PEDRO AVE NE
AND SIGNAL AVE NE containing approximately 2.74
acre(s). (C-18) **THE TWO YEAR EXTENSION OF THE
SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS
APPROVED**

2. **Project# 1004404**
07DRB-70296 VACATION OF PUBLIC
EASEMENT
07DRB-70297 BULK LAND VARIANCE
07DRB-70298 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

SURV-TEK INC agent(s) for THE TRAILS LLC request(s)
the above action(s) for all or a portion of Tract(s) 1-8, OS-
1 & OS-2, 12, **THE TRAILS Unit 3A**, zoned SU2-UR,
SU2-SRLL, SU2-SRSL, SU2, SU1, SU-VC, located on
PASEO DEL NORTE NW BETWEEN WOODMONT
AVE NW AND RAINBOW BLVD NW containing
approximately 158.67 acre(s). (C-8 & C-9) [*Deferred from
10/31/07*] **DEFERRED TO 11/21/07 AT THE AGENT'S
REQUEST.**

3. **Project# 1006902**
07DRB-70312 MAJOR - PRELIMINARY
PLAT APPROVAL

BORDENAVE DESIGNS agent(s) for HARVEST LAND, LLC request(s) the above action(s) for all or a portion of Tract(s) K,L,M & N, LA LUZ DEL OESTE, zoned SU1/PRD, located on COORS BLVD NW AND DELLYNNE NW AND WESTERN TRAILS NW containing approximately 7.5 acre(s). (F-11) *[Deferred from 11/7/07]* **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/14/07, AND AN APPROVED GRADING AND DRAINAGE PLAN ENGINEER STAMP DATED 11/7/07 THE PRELIMINARY PLAT WAS APPROVED. A NOTE WAS ADDED TO INFRASTRUCTURE LIST FOR MEDIAN CLOSURE ON COORS TO BE UNDER A MODIFIED "B", WHICH IS NOT TO BE COMPLETED UNTIL THE SIGNAL AT SEVILLE AND ANDALUCIA IS COMPLETED. CONDITION OF FINAL PLAT IS TO SHOW PARKING AREAS ON PLAT.**

4. **Project# 1002962**
07DRB-70326 VACATION OF PUBLIC
EASEMENT
07DRB-70327 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

HIGH MESA CONSULTING GROUP agent(s) for THE CHURCH OF JESUS CHRIST OF LATTER-DAY SAINTS request(s) the above action(s) for all or a portion of Tract(s) 10-A, **THE TRAILS, UNIT 2**, zoned SU2-SRSL 26, located on NORTHWEST CORNER OF WOODMONT AVE NW AND RAINBOW BLVD NW BETWEEN PASEO DEL NORTE AND UNIVERSE BLVD containing approximately 5.1 acre(s). (C-9) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-14-7-2(A) (1) AND (B) (1)(3) OF THE SUBDIVISION ORDINANCE. THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR SOLAR COLLECTOR LANGUAGE, AGIS DXF AND FOR THE 15 DAY APPEAL PERIOD.**

5. **Project# 1002776**
07DRB-70325 VACATION OF PUBLIC
EASEMENT
07DRB-70328 MAJOR - PRELIMINARY
PLAT APPROVAL

ISAACSON AND ARFMAN PA agent(s) for KLD ENTERPRISES request(s) the above action(s) for all or a portion of Tract(s) Y-2A-1, **TAYLOR RANCH (to be known as TRACTS Y-2A-1-A, Y-2A-1-B, Y-2A-1-C & Y-2A-1-D)**, zoned C-2 (SC), located on TAYLOR RANCH DR NW BETWEEN HOMESTEAD CIR NW AND SOONER TR NW containing approximately 10.16 acre(s). (D-11) **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 11/14/07 THE PRELIMINARY PLAT WAS APPROVED. CONDITION OF FINAL PLAT IS FOR THE EXISTING WATER LINE TO BE REMOVED AND REPLACED.**

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

6. **Project# 1004772**
07DRB-70375 MINOR - SDP FOR
SUBDIVISION
07DRB-70376 MINOR - SDP FOR
BUILDING PERMIT
- 07DRB-70370 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

GEORGE RAINHART ARCHITECTS agent(s) for HOLLY SP , LLC request(s) the above action(s) for all or a portion of Lot(s) 14, **NORTH ALBUQUERQUE ACRES Unit B**, zoned SU2-M1, located on PASEO DEL NORTE NE BETWEEN SAN PEDRO NE AND I-25 containing approximately 1.96 acre(s). (C-18)
THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES AND TO TRANSPORTATION FOR VERIFICATION THAT STRUCTURE SHOWN ON PLAN IS NOT AN UNUSED DRIVE PAD; ADD BUMPERS TO SPACES SURROUNDING LIGHT POLES; CROSS LOT ACCESS EASEMENT TRACTS A & B AND LOTS 13 & 20; IF THERE IS NOT AN EXISTING SIDEWALK ALONG HOLLY, IT MUST BE BUILT WITH PROJECT; WIDTH OF INTERNAL SIDEWALK ALONG OBSTACLES MUST BE INDICATED. SHOW PROPOSED HEAVY VEHICLE PATH AND PROVIDE AN EXHIBIT TO THAT EFFECT.

ISAACSON & ARFMAN, PA agent(s) for HOLLY - SP, LLC request(s) the above action(s) for all or a portion of Lot(s) 14-19, Block 18, Tract A, **NORTH ALBUQUERQUE ACRES Unit B**, zoned SU2-M1, located on HOLLY AVE NE BETWEEN PASEO DEL NORTE NE AND SAN PEDRO NE containing approximately 3.7503 acre(s). (C-18) **WITH THE INFRASTRUCTURE LIST DATED 11/14/07 THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA. CONDITIONS OF FINAL PLAT ARE THAT THE PLAT REFERENCES THE EXISTING DECLARATION OF CCCR's AND CROSS EASEMENT AGREEMENT AND TO PROVIDE RECORDING INFORMATION FOR THE CROSS LOT ACCESS EASEMENTS BETWEEN LOTS 13 AND 20 AND TRACTS A & B.**

7. **Project# 1006833**
07DRB-70254 MAJOR - SDP FOR
SUBDIVISION
07DRB-70255 MAJOR - SDP FOR
BUILDING PERMIT

GEORGE RAINHART ARCHITECTS agent(s) for WEBER AND COMPANY request(s) the above action(s) for all or a portion of Tract(s) S2A2, S2A1 & S1A, **ATRISCO BUSINESS ADDITION (to be known as UNSER TOWNE CROSSING)**, zoned IP, located on LOS VOLCANES NW BETWEEN UNSER BLVD NW AND GALATIN NW containing approximately 53 acre(s). (J-9 & J-10) [*Deferred from 10/10/07*] **DEFERRED TO 12/12/07 AT THE AGENT'S REQUEST.**

8. ~~Project# 1006721~~
07DRB-70373 EPC/ SDP FOR
BUILDING PERMIT
07DRB-70374 EPC APPROVED SDP
FOR SUBDIVISION
- RMKM ARCHITECTURE agent(s) for ALBUQUERQUE
POLICE DEPARTMENT request(s) the above action(s) for
all or a portion of Tract(s) B-9E-2-A, **SEVEN BAR
RANCH**, zoned SU1 FOR R-2, located on CIBOLA
LOOP RD NW BETWEEN ELLISON NW AND CIBOLA
LOOP NW containing approximately 3.4 acre(s). (A-13)
DEFERRED TO 11/28/07 AT THE AGENT'S REQUEST.
9. **Project# 1002421**
07DRB-70366 EPC/ SDP FOR
SUBDIVISION
- GARRETT SMITH LTD agent(s) for NEW LIFE HOMES
INC request(s) the above action(s) for all or a portion of
Tract(s) 111-C, **TOWN OF ATRISCO GRANT Unit 6**,
zoned SU1-PRD/20 DU-A, located on BATAAN DR SW
BETWEEN DELIA AVE SW AND GWIN ST SW
containing approximately 3.2 acre(s). (K-10)
[EPC Planner – Anna DiMambro]
**THE SITE PLAN FOR SUBDIVISION WAS APPROVED
WITH FINAL SIGN OFF DELEGATED TO PLANNING
FOR 3 COPIES.**
10. **Project# 1006600**
07DRB-70365 EPC/ SDP FOR
BUILDING PERMIT
- GARRETT SMITH LTD agent(s) for NEW LIFE HOMES
INC request(s) the above action(s) for all or a portion of
Tract(s) 111-C, **TOWN OF ATRISCO GRANT Unit 6**,
zoned SU-1 PRD /20 DU-A, located on BATAAN DR SW
BETWEEN DELIA AVE SW AND GWIN ST SW
containing approximately 3.2 acre(s). (K-10) *[EPC
Planner – Anna DiMambro]* **DEFERRED TO 11/21/07 AT
THE AGENT'S REQUEST.**
11. **Project# 1003714**
07DRB-70364 EPC/SDP FOR BUILDING
PERMIT
- ALEXANDER FINALE agent(s) for ASSOCIATED
HOME & RV SALES, INC request(s) the above action(s)
for all or a portion of Tract(s) C-3-A, **ADOBE WELLS
SUBDIVISION**, zoned SU1 FOR IPC-2/R-2, located on
EAGLE RANCH NE BETWEEN WESTSIDE NE AND
COORS BYPASS BLVD NE containing approximately
2.29 acre(s). (B-13) *[EPC Planner – Carol Toffaleti]*
DEFERRED TO 11/21/07 AT THE AGENT'S REQUEST.

12. **Project# 1002776**
07DRB-70329 EPC/SDP FOR BUILDING
PERMIT
07DRB-70330 EPC/SDP FOR
SUBDIVISION

JUNO ARCHITECTS agent(s) for KLD ENTERPRISES LLC request(s) the above action(s) for all or a portion of Tract(s) Y-2A-1, **TAYLOR RANCH STORAGE**, zoned C-2 (SC), located on TAYLOR RANCH DR NW BETWEEN HOMESTEAD CIR NW AND SOONER TR NW containing approximately 10.12 acre(s). (D-11) **THE SITE PLAN FOR SUBDIVISION WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES. THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES AND TO TRANSPORTATION FOR THE FOLLOWING COMMENTS: ALL RADII MUST BE CALLED OUT. WHEELCHAIR RAMPS MUST BE SHOWN. ALL SIDEWALK WORK MUST BE CALLED OUT. LOCATION OF INTERNAL WHEELCHAIR RAMPS MUST BE CALLED OUT. WIDTH OF ALL ENTRANCES MUST BE DEFINED. DISTANCE FROM BACK OF CURB TO PROPERTY LINE MUST BE DEFINED ALONG HOMESTEAD CIRCLE. BUILD-NOTES WITH ALL OF THE WORK WITHIN CITY RIGHT-OF-WAY REFERRING TO THE APPROPRIATE CITY STANDARDS MUST BE PROVIDED. INDICATION OF EXISTENCE AND WIDTH OF DRIVE PADS. LENGTH AND WIDTH OF PARKING SPACES MUST BE INDICATED.**

13. **Project# 1006922**
07DRB-70351 MINOR - SDP FOR
BUILDING PERMIT

CLARK CONSULTING ENGINEERS agent(s) for JOHN SCHIFFER request(s) the above action(s) for all or a portion of Lot(s) 27-29, Block 9, Unit B, **NORTH ALBUQUERQUE ACRES Tract A**, zoned SU2-M1, located on EAGLE ROCK AVE NE BETWEEN SAN MATEO BLVD NE AND PAN AMERICAN FREEWAY NE containing approximately 2.67 acre(s). (C-18) *[Deferred from 11/7/07]* **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 3 COPIES AND FOR CITY ENVIRONMENTAL HEALTH DEPARTMENT'S SIGNATURE.**

07DRB-70347 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

TERRAMETRICS OF NEW MEXICO agent(s) for JOHN SCHIFFER request(s) the above action(s) for all or a portion of Lot(s) 27-29, Block(s) 9, Tract(s) A, **NORTH ALBUQUERQUE ACRES (to be known as Lot 27-A) Unit B**, zoned SU-1, M-1, located on EAGLE ROCK AVE NE BETWEEN SAN MATEO BLVD NE AND I-25 NE containing approximately 2.67 acre(s). (C-18) *[Deferred from 11/7/07]* **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF, CITY ENVIRONMENTAL HEALTH DEPARTMENT SIGNATURE, AND TO RECORD.**

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

14. **Project# 1004851**
07DRB-70367 EXT OF MAJOR
PRELIMINARY PLAT
- HIGH MESA CONSULTING GROUP agent(s) for THE SAWMILL DEVELOPMENT CO, LLC request(s) the above action(s) for all or a portion of Tract(s) 2 & A-3, **TRACT 2, LANDS OF MCLAIN AND TRACT A-3 LANDS OF WILLIAM ANDREW MCCORD**, zoned S-M1, located on 2000 ZEARING AVENUE NW BETWEEN RIO GRANDE NW AND 19TH ST NW containing approximately 2.57 acre(s). (H-13) **THE ONE YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS APPROVED.**
15. **Project# 1006768**
07DRB-70371 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- DOUG SMITH SURVEYING agent(s) for MICHAEL H MUGEL request(s) the above action(s) for all or a portion of Tract(s) 29 A-1, **HEIGHTS RESERVOIR ADDITION**, zoned C-2, located on LOMAS BLVD NE BETWEEN SAN MATEO NE AND MONZANO ST NE containing approximately 3.98 acre(s). (K-17) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF, TO RECORD PLAT, TO PROVIDE 10FT FROM FACE OF CURB ALONG SAN MATEO BLVD AND MANZANO STREET AND TO ABCWUA TO SHOW INDICATION OF CORRECT ADDRESS, WHERE THE BUILDING IS CONNECTED TO CITY WATER AND WHETHER AN EASEMENT IS NEEDED.**
16. **Project# 1006931**
07DRB-70368 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- SURVEYS SOUTHWEST LTD agent(s) for JOSEPH LOVATO request(s) the above action(s) for all or a portion of Lot(s) 42 & 43, **REGINA ADDITION**, zoned R-1, located on BLUEWATER RD NW BETWEEN 49TH ST NW AND RINCON RD NW containing approximately 0.71 acre(s). (J-11) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF AND TO TRANSPORTATION FOR 20 FT RADIUS AT RIGHT-OF-WAY DEDICATION.**
17. **Project# 1006935**
07DRB-70372 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- JACKS HIGH COUNTRY INC agent(s) for BLAIRE MARTIN & BERNICE MARTIN request(s) the above action(s) for all or a portion of Lot(s) 52-A, **CAVALIER ADDITION**, zoned R-3, located on PENNSYLVANIA NE BETWEEN COPPER AVE NE AND CHICO RD NE containing approximately 0.2187 acre(s). (K-19) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

18. **Project# 1006932**
07DRB-70369 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

JACKS HIGH COUNTRY INC agent(s) for CIBOLA ENERGY CORPORATION request(s) the above action(s) for all or a portion of Lot(s) 19, 20M AND PORTION OF LOT 21, Block(s) 17, Tract(s) 345, 346 - A, **PEREA ADDITION**, zoned SU2, located on WEST CENTRAL AVE NW BETWEEN 14TH NW AND 15TH NW containing approximately 0.99 acre(s). (J-13) **THE PRELIMINARY PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF, CHANGE ZONING TO SU2-CC, AND TO RECORD AND TO TRANSPORTATION FOR 10 FT FACE OF CURB TO PROPERTY LINE DEDICATION, 6 FT OF RIGHT-OF-WAY FOR BIKE LANE AND RECORDING INFORMATION ON DRIVE PAD ALONG CENTRAL.**

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

19. **Project# 1006926**
07DRB-70352 SKETCH PLAT REVIEW
AND COMMENT

ART MARSHALL agent(s) for MERCEDES R. MARSHALL request(s) the above action(s) for all or a portion of Lot(s) 27 & 28, Block 3, **SUNSHINE ADDITION**, zoned SU2, located on EDITH BLVD SE BETWEEN SMITH SE AND ANDERSON SE containing approximately 0.33 acre(s). (L-14) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN.**

20. **Project# 1006927**
07DRB-70353 SKETCH PLAT REVIEW
AND COMMENT

PLAZA SURVEYS LLC agent(s) for CHRISTINA ALVERAZ request(s) the above action(s) for all or a portion of Lot 24, Block 4, **ESPERANZA ADDITION**, zoned C-1, located on KATHRYN SE BETWEEN SAN MATEO SE AND ORTIZ SE containing approximately 0.16 acre(s). (L-18) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS GIVEN**

21. The Development Review Board Minutes for October 3, 2007 were approved.

ADJOURNED: 11:20



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): RMKM ARCHITECTURE PHONE: 243-5454
 ADDRESS: 400 GOLD SE - STUDIO 1100 FAX: 243-5858
 CITY: ABQ. STATE NM ZIP 87102 E-MAIL: rsarason@rmkmarch.com

APPLICANT: ALBUQUERQUE POLICE DEPT. PHONE: 768-2427
 ADDRESS: 400 ROMA NW FAX: 768-2324
 CITY: ABQ. STATE NM ZIP 87102 E-MAIL: _____

Proprietary interest in site: OWNERS List all owners: _____

DESCRIPTION OF REQUEST: FINAL SIGN-OFF FOR EPC APPROVED SDP FOR BUILDING PERMIT AND 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. TRACT B-9E-2-A Block: _____ Unit: _____
 Subdiv/Addn/TBKA: SEVEN BAR RANCH
 Existing Zoning: SU-1 FOR R-2 Proposed zoning: SU-1 FOR POLICE STATION MRGCD Map No. _____
 Zone Atlas page(s): A-13-2 UPC Code: _____

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX-, Z-, V-, S-, etc.): 1006721

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): 3.4
 LOCATION OF PROPERTY BY STREETS: On or Near: CIBOLA LOOP RD NW
 Between: ELISON NW and CIBOLA LOOP NW

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

SIGNATURE: R. Sarason DATE 11/6/07
 (Print) RAMÓN J. SARASON, A.I.A. 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 |
|--------------------------|--------|-------|----------|
| 07DRB-70373 | SBP | P(3) | \$ 0 |
| 07DRB-70374 | S.P.S | P(3) | \$ 0 |
| _____ | _____ | _____ | \$ _____ |
| _____ | _____ | _____ | \$ _____ |
| _____ | _____ | _____ | \$ _____ |
| Total | | | \$ 0 |

Hearing date 11/14/07

Sandy Handley 11/06/07
 Planner signature / date

Project # 1006721

FORM P(3): SITE PLAN REVIEW - D.R.B. MEETING (UNADVERTISED)

- SKETCH PLAT REVIEW AND COMMENT (DRB22)** **Maximum Size: 24" x 36"**
- Scaled site sketch and related drawings showing proposed land use including structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etc. (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
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Your attendance is required.**

- SITE DEVELOPMENT PLAN FOR SUBDIVISION (DRB18)** **Maximum Size: 24" x 36"**
- 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval
 - Scaled site plan and related drawings (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
 - Letter of authorization from the property owner if application is submitted by an agent
 - Copy of the document delegating approval authority to the DRB
 - Completed Site Plan for Subdivision Checklist
 - Infrastructure List, if relevant to the site plan
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

- SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (DRB17)** **Maximum Size: 24" x 36"**
- 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval
 - Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) 6 copies
 - Site Plan for Subdivision, if applicable, previously approved or simultaneously submitted. 6 copies.
 - Solid Waste Management Department signature on Site Plan
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Letter of authorization from the property owner if application is submitted by an agent
 - Copy of the document delegating approval authority to the DRB
 - Infrastructure List, if relevant to the site plan
 - Completed Site Plan for Building Permit Checklist
 - Copy of Site Plan with Fire Marshal's stamp
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

- AMENDED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (DRB01)** **Maximum Size: 24" x 36"**
- AMENDED SITE DEVELOPMENT PLAN FOR SUBDIVISION (DRB02)** **Maximum Size: 24" x 36"**
- Proposed amended Site Plan (folded to fit into an 8.5" by 14" pocket) 6 copies
 - DRB signed Site Plan being amended (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
 - Letter of authorization from the property owner if application is submitted by an agent
 - Infrastructure List, if relevant to the site plan
 - Completed Site Plan for Building Permit Checklist (not required for amendment of SDP for Subdivision)
 - Fee (see schedule)
 - List any original and/or related file numbers on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

- FINAL SIGN-OFF FOR EPC APPROVED SDP FOR BUILDING PERMIT (DRB05)**
- FINAL SIGN-OFF FOR EPC APPROVED SDP FOR SUBDIVISION (DRB06)**
- ~~N/A~~ 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval
 - Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) 6 copies
 - Approved Grading and Drainage Plan (folded to fit into an 8.5" by 14" pocket) 6 copies
 - Solid Waste Management Department signature on Site Plan for Building Permit
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter carefully explaining how each EPC condition has been met and a copy of the EPC Notification of Decision
 - Infrastructure List, if relevant to the site plan
 - Copy of Site Plan with Fire Marshal's stamp (not required for SDP for Subdivision)
 - List any original and/or related file numbers on the cover application
- Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. 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.

RAMÓN J. SARKSON
Applicant name (print)

[Signature] 11/06/07
Applicant signature / date



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

Application case numbers

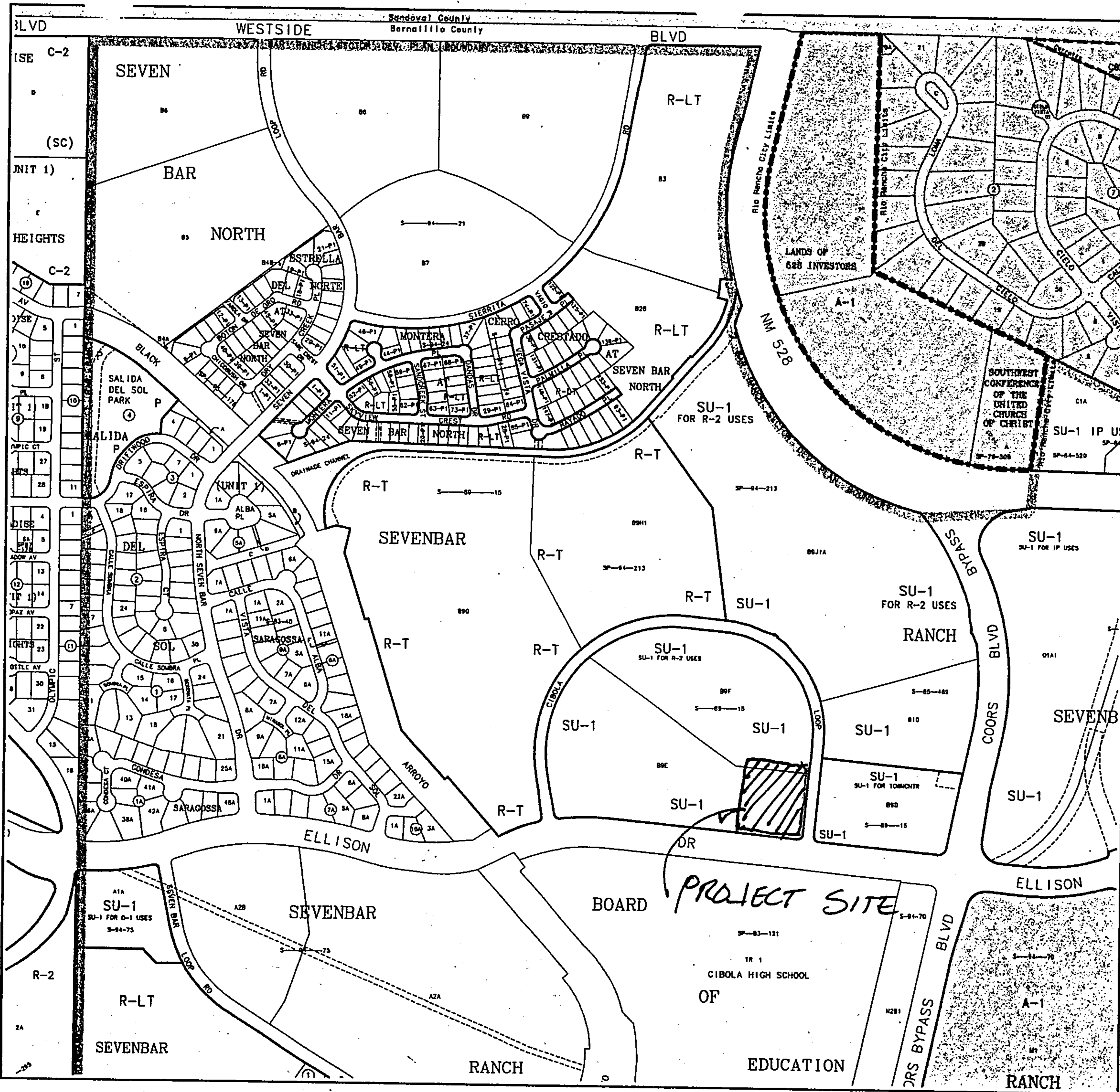
07DRB - 70373

07DRB - 70374

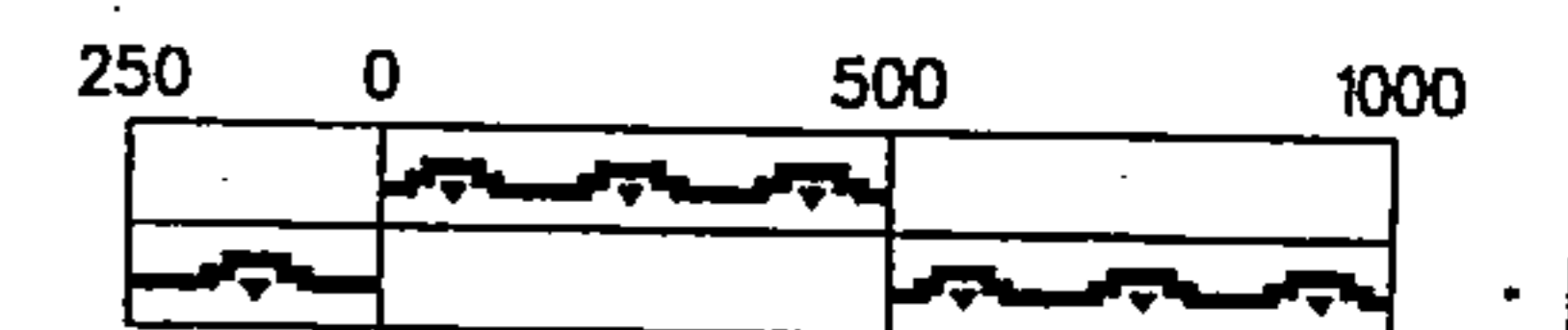
Form revised October 2007

Sandy Handley 11/06/07
Planner signature / date

Project # 1006721

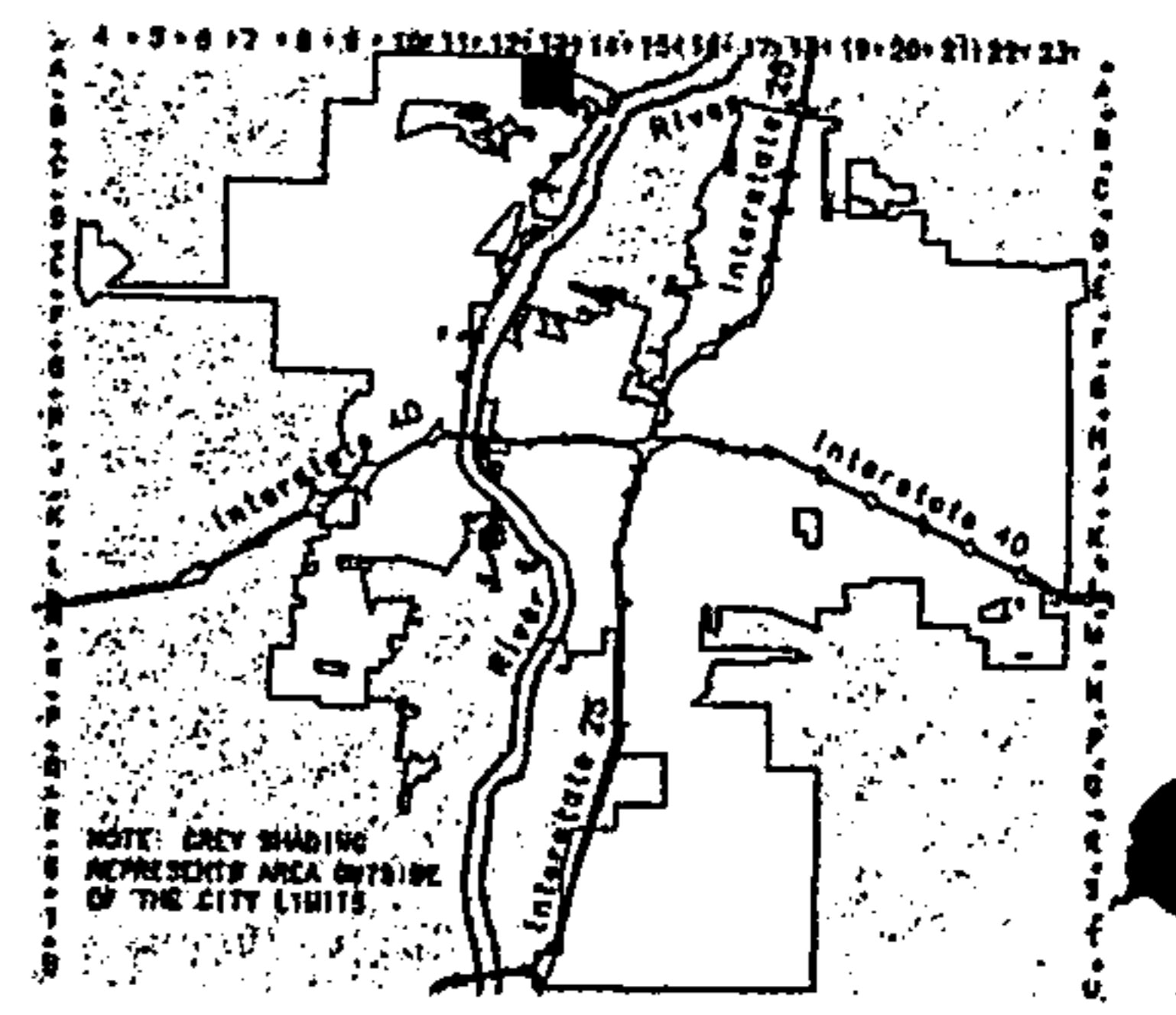


GRAPHIC SCALE IN FEET



CITY OF ALBUQUERQUE
Geographic Information System
PLANNING DEPARTMENT
 © Copyright 1995

Map Amended through September 01, 1995



LEGAL DESCRIPTION
 T11N
 R3E
 SEC 6

UNIFORM PROPERTY CODE
 1-013-088

A-13-Z

6 November 2007

Design Review Board

RMKM Architecture is submitting the new 6th Area Command Headquarters for the Albuquerque Police Department to the DRB for review. The proposed 3.5 acre site for these new facilities is located on the southeast corner of Ellison and Cibola Loop Drive directly north of Cibola High School and west of Fire Station No. 21. The Albuquerque Zoning Atlas page number for this property is A-13. The new facility will be approximately 20,000 square feet in size and staffed with 75 employees. Site improvements will include public parking, staff parking, landscaping and exterior lighting.

Prior to completion of the new facilities, the Albuquerque Police Department would like to place a temporary portable building on the site to create a Westside Police presence (i.e. temporary substation) in this area while the design and construction of the permanent facility proceeds. This police presence in the neighborhood will increase public safety and decrease response time to emergencies.

Currently, RMKM Architecture is submitting the project for Site Development Plan for Subdivision, Zoning Change and Building Permit.

If you have any questions regarding this issue please do not hesitate to contact myself or the Principal-In-Charge, Don H. May, A.I.A., at 243-5454.

Thank you,



Ramón J. Sarason, A.I.A., LEED
Project Architect
RMKM Architecture



City of Albuquerque
P.O. Box 1293 Albuquerque, New Mexico 87103

Planning Department

Martin J. Chavez, Mayor

Richard Dineen, Director

Interoffice Memorandum

November 27, 2007

Subject: Albuquerque Archaeological Ordinance—Compliance Documentation

Project Number(s):

Case Number(s):

Agent: Rohde May Keller McNamara Architecture, P.C.

Applicant: Albuquerque Police Department

Legal Description: Tract B-9E-2-A, Placitas Ranch

Acreage: 3.94 acres

Zone Atlas Page: A-13

CERTIFICATE OF NO EFFECT: Yes No

SUPPORTING DOCUMENTATION:

Final Plat; Infrastructure List; Project description

SITE VISIT: n/a

RECOMMENDATION(S):

- ***CERTIFICATE OF NO EFFECT IS ISSUED (ref O-07-72 Section 2B—project area is less than 5 acres)***

SUBMITTED:

Matthew Schmader, PhD

Superintendent, Open Space Division

Acting City Archaeologist



December 04, 2007


Mr. Larry D. Read, P.E.
Larry Read & Associates, Inc.
2430 Midtown Place, NE, Suite C
Albuquerque, NM 87107

Re: Albuquerque Police Department - 6th Area Command
Center, Ellison Dr. NW and Cibola Loop NW

Dear Mr. Read:

New Mexico Utilities, Inc., will be able to provide water and wastewater service to the above referenced site located in Albuquerque, New Mexico, County of Bernalillo, subject to the rules and regulations of the New Mexico Public Regulation Commission, the State of New Mexico Office of the State Engineer and the tariffs and policies of New Mexico Utilities, Inc.

Sincerely,
New Mexico Utilities, Inc.



Bob Gay
Vice President
General Manager



City of Albuquerque
Planning Department
Development Review Division
P.O. Box 1293
Albuquerque, New Mexico 87103

Date: September 21, 2007

OFFICIAL NOTIFICATION OF DECISION

FILE: Project# 1006721*
07EPC-40038 SITE DEVELOPMENT -
SUBDIVISION
07EPC-40039 SITE DEVELOPMENT -
BUILDG PRMT
07EPC – 40044 Zone Map Amendment

City of Albuquerque, Police Dept.
400 Roma Ave. NW
Albuquerque, NM 87103

LEGAL DESCRIPTION: for all or a portion of Tract B-9E-2-A, SEVEN BAR RANCH from SU-1 FOR R-2 USES to SU-1 FOR POLICE STATION, located on CIBOLA LOOP RD NW AND ELLISON DRIVE NW containing approximately 3.4 acres. (A-13) Anna DiMambro, Staff Planner

On September 20, 2007 the Environmental Planning Commission voted to approve Project 1006721/07EPC 40044, a request for a sector development plan map amendment to the Seven-Bar Ranch Sector Development Plan from SU-1 for R-2 Uses to SU-1 for Police Substation, for Lot B9E2, Seven Bar Ranch, based on the following Findings and subject to the following Condition:

FINDINGS:

1. This is a request for a Sector Development Plan Map Amendment to the Seven Bar Ranch Sector Development Plan for Lot B9E2, Seven Bar Ranch from SU-1 for R-2 Uses to SU-1 for Police Substation.
2. The subject site is located at the northwest corner of Ellison Drive and Cibola Loop Road in the area designated Established Urban by the Comprehensive Plan and within the boundaries of the West Side Strategic Plan and the Seven Bar Ranch Sector Development Plan.
3. This request furthers the following Comprehensive Plan policies:
 - a. The proposed zoning will contribute to a full range of urban land uses (Policy II.B.5.a).

- b. Location of a police substation on the subject site will continue and improve emergency and routine crime prevention efforts on the West Side (Policy II.D.9.d and II.D.9.e)
4. This request partially furthers Comprehensive Plan policy II.D.4.c because the requested zoning removes a multi-family residential zone from a property located on an Enhanced Transit Corridor. However, police station employees and citizens needing access to the substation will be able to take advantage of available transit service.
5. This request furthers the following West Side Strategic Plan policies:
 - a. A police substation is an appropriate use within the Regional Center (Policy 3.1).
 - b. The subject site is located adjacent to Fire Station 21 and Cibola High School (Policies 8.1 and 8.10).
 - c. The subject site is located within the Regional Center (Policy 8.2).
6. This request is in justified conflict with the Westside-McMahon Land Use and Transportation Guide's land use recommendation for the subject site. High-density residential use is recommended for the site; however, a police substation is an appropriate addition to a high-density residential area. Also, the request furthers a preponderance of Comprehensive Plan, West Side Strategic Plan, and Seven Bar Ranch Sector Development Plan goals and policies.
7. This request furthers Goal 1 of the Seven Bar Ranch Sector Development Plan by proposing to locate an institutional and employment use in close proximity to a wide diversity of housing densities and types (Goal 1).
8. The applicant has adequately justified this request per R-270-1980:
 - a. The proposed zoning will contribute to the health, safety, and general welfare of the neighborhood by creating a police presence in the neighborhood. This will increase public safety by decreasing response time and deterring unlawful activity (A).
 - b. The applicant has provided a sound justification for this zone change (B).
 - c. The applicant has cited a preponderance of Comprehensive Plan, West Side Strategic Plan, and Seven Bar Ranch Sector Development Plan goals and policies that are furthered by this request (C).
 - d. The proposed zoning is more advantageous to the community as articulated in the Comprehensive Plan, the West Side Strategic Plan, and the Seven Bar Ranch Sector Development Plan. The applicant has cited numerous goals and policies that are furthered by this request (D).
 - e. The only allowable use in the proposed SU-1 for Police Substation zone is a police substation. This use will not be harmful to adjacent properties, the neighborhood, or the community (E).
 - f. This zone change will require programmed capital expenses by the City because a police substation is a City facility (F).
 - g. The cost of land and other economic considerations pertaining to the applicant are not a factor in this analysis (G).
 - h. The applicant has not requested apartment, office, or commercial zoning (H).

- i. This request constitutes a justified spot zone, as it will clearly facilitate adopted City goals and policies (I).
 - j. This request will not create a strip zone (J).
9. There is no known neighborhood or other opposition to this request.

CONDITION:

1. The applicant shall obtain DRB approval of the concurrently submitted site development plan for subdivision and site development plan for building permit.
-

On September 20, 2007 the Environmental Planning Commission voted to approve Project 1006721/07EPC 40038, a site development plan for subdivision, for Lot B9E2, Seven Bar Ranch, based on the following Findings and subject to the following Conditions:

FINDINGS:

1. This is a request for approval of a site development plan for subdivision for Lot B9E2, Seven Bar Ranch. The applicant proposes to shift the lot lines to extend the property further to the north. This request runs concurrently with a request for a sector development plan map amendment to the Seven Bar Ranch Sector Development Plan from SU-1 for R-2 Uses to SU-1 for Police Substation and a site development plan for building permit for a police substation on the subject site.
2. The subject site is located at the northwest corner of Ellison Drive and Cibola Loop Road in the area designated Established Urban by the Comprehensive Plan and within the boundaries of the West Side Strategic Plan and the Seven Bar Ranch Sector Development Plan.
3. This request furthers the following Comprehensive Plan policies:
 - a. This request respects and enhances neighborhood values by creating a police presence in the area. Natural environmental conditions and carrying capacities are respected by the use of sustainable design. The social and cultural environment will be enhanced by way of improved public safety (Policy II.B.5.d).
 - b. The subject site is contiguous to existing urban facilities. The integrity of existing neighborhoods can be ensured (Policy II.B.5.e).
 - c. Noise considerations have been integrated into the planning process to prevent future noise/land use conflicts (Policy II.C.4.a)

OFFICIAL NOTICE OF DECISION

SEPTEMBER 20, 2007

PROJECT #1006721

PAGE 4 OF 8

4. This request furthers the following West Side Strategic Plan policies:
 - a. The applicant has not submitted a transit feasibility and access plan, however most of the required information has been included in the site plans. A bus stop is located on the south side of the subject site along with a bike lane and a multi-purpose trail (Policy 1.2).
 - b. The proposed development provides linkages to transit and bicycle/pedestrian systems (Policy 3.3).
5. This request furthers Goal 3 of the Seven Bar Ranch Sector Development Plan by encouraging non-vehicular travel through provision of adequate bicycle parking and through its located near an existing bike lane, a multi-purpose trail, and a transit stop.
6. There is no known neighborhood or other opposition to this request.

CONDITIONS:

1. The EPC delegates final sign-off authority of this site development plan to the Development Review Board (DRB). The DRB is responsible for ensuring that all EPC Conditions have been satisfied and that other applicable City requirements have been met. A letter shall accompany the submittal, specifying all modifications that have been made to the site plan since the EPC hearing, including how the site plan has been modified to meet each of the EPC conditions. Unauthorized changes to this site plan, including before or after DRB final sign-off, may result in forfeiture of approvals.
2. Prior to application submittal to the DRB, the applicant shall meet with the staff planner to ensure that all conditions of approval are met.
3. City Engineer conditions:
 - a. If applicable, all the requirements of previous actions taken by the EPC and/or the DRB must be completed and/or provided for.
 - b. The Developer is responsible for permanent improvements to the transportation facilities adjacent to the proposed site development plan. Those improvements will include any additional right-of-way requirements, paving, curb and gutter, sidewalk and ADA accessible ramps that have not already been provided for. All public infrastructure constructed within public right-of-way or public easements shall be to City Standards. Those Standards will include but are not limited to sidewalks (std. dwg. 2430), driveways (std. dwg. 2425), private entrances (std. dwg. 2426) and wheel chair ramps (std. dwg. 2441).
 - c. Proposed north site drive, accessing secured police parking (phase II), to be constructed such that it is offset 50' minimum or the centerlines are within 15' of each other with the site drive to the east (DPM requirement) unless otherwise approved by the Traffic Engineer.
 - d. Site plan shall comply and be designed per DPM Standards.
 - e. Platting must be a concurrent DRB action.

OFFICIAL NOTICE OF DECISION
SEPTEMBER 20, 2007
PROJECT #1006721
PAGE 5 OF 8

On September 20, 2007 the Environmental Planning Commission voted to approve Project 1006721/07EPC 40039, a site development plan for building permit, for Lot B9E2, Seven Bar Ranch, based on the following Findings and subject to the following:

FINDINGS:

1. This is a request for approval of a site development plan for building permit for Lot B9E2, Seven Bar Ranch. The applicant proposes to construct a police substation. This request runs concurrently with a request for a sector development plan map amendment to the Seven Bar Ranch Sector Development Plan from SU-1 for R-2 Uses to SU-1 for Police Substation and a site development plan for subdivision for the subject site.
2. The subject site is located at the northwest corner of Ellison Drive and Cibola Loop Road in the area designated Established Urban by the Comprehensive Plan and within the boundaries of the West Side Strategic Plan and the Seven Bar Ranch Sector Development Plan.
3. This request furthers the following Comprehensive Plan policies:
 - a. This request respects and enhances neighborhood values by creating a police presence in the area. Natural environmental conditions and carrying capacities are respected by the use of sustainable design. The social and cultural environment will be enhanced by way of improved public safety (Policy II.B.5.d).
 - b. The subject site is contiguous to existing urban facilities. The integrity of existing neighborhoods can be ensured (Policy II.B.5.e).
 - c. The proposed permanent police station shows quality and innovation in design. The design, which complements the adjacent fire station, is appropriate to the Plan area (Policy II.B.5.1).
 - d. Noise considerations have been integrated into the planning process to prevent future noise/land use conflicts (Policy II.C.4.a)
4. This request furthers the following West Side Strategic Plan policies:
 - a. The applicant has not submitted a transit feasibility and access plan, however most of the required information has been included in the site plans. A bus stop is located on the south side of the subject site along with a bike lane and a multi-purpose trail (Policy 1.2).
 - b. The proposed development provides linkages to transit and bicycle/pedestrian systems (Policy 3.3).
5. This request furthers the following Seven Bar Ranch Sector Development Plan policies:
 - a. The applicant proposes sufficient landscaping along Ellison Drive and Cibola Loop to create a landscaped roadway buffer and a highly landscaped streetscape image (Goal 2).
 - b. The submittal shows encouragement of non-vehicular travel by providing adequate bicycle parking and by its location near an existing bike lane, a multi-purpose trail, and a transit stop (Goal 3).

6. There is no known neighborhood or other opposition to this request.

CONDITIONS:

1. The EPC delegates final sign-off authority of this site development plan to the Development Review Board (DRB). The DRB is responsible for ensuring that all EPC Conditions have been satisfied and that other applicable City requirements have been met. A letter shall accompany the submittal, specifying all modifications that have been made to the site plan since the EPC hearing, including how the site plan has been modified to meet each of the EPC conditions. Unauthorized changes to this site plan, including before or after DRB final sign-off, may result in forfeiture of approvals.
2. Prior to application submittal to the DRB, the applicant shall meet with the staff planner to ensure that all conditions of approval are met.
3. The applicant shall state the proposed development's role in incentive programs to promote alternative transportation, such as employee commute passes, carpool/vanpool programs, etc.
4. The 8' high concrete masonry wall must comply with Zoning Code design regulations (14-16-3-19(B)(2)(a)) for wall layout on the south and east facades. A detail drawing of the retaining portion of the wall shall be provided.
5. The applicant shall indicate materials to be used in refuse enclosure gates.
6. **Parking:**
 - a. The motorcycle parking space in the south parking lot shall be striped to allow parking for two motorcycles. Parking calculations shall be revised accordingly.
 - b. The applicant shall renumber the secured police parking area so that the handicap access aisle is not a numbered parking space. Parking calculations shall be revised accordingly.
 - c. Textured, colored concrete pedestrian pathways shall be provided in the police parking area linking the parking the parking area to the Phase II building.
 - d. Phase II parking calculations shall be revised to reflect 16 standard parking stalls in the public parking area. Police parking calculations shall show requirements for disabled and motorcycle parking.
7. **Lighting:**
 - a. The applicant shall provide a detail drawing of Phase I pole-mounted lighting.
 - b. The applicant shall provide a detail drawing of bollard lighting.
 - c. The Phase II lighting detail drawing shall be revised to show fixtures not exceeding 15' high.

8. Landscaping:
 - a. The required 10' wide landscape buffer shall be provided between the subject site and abutting residential zones.
 - b. Indicate location of Santa Fe Brown crusher fines on the landscape plan.
 - c. Curb cuts or vegetated swale design shall be incorporated to allow for water harvesting.
 - d. Add note to tree planting diagram stating: Prior to backfilling tree, all wire, rope, and synthetic materials shall be removed from the tree and the planting pit. All burlap shall be cut away except from bottom of root ball.
9. The applicant shall provide a note describing amenities, to include tables and chairs, that will be provided in the open-air courtyard.
10. Elevations:
 - a. Specific colors shall be listed on elevation notes for both phases. References to Fire Station 21 shall not suffice to meet this requirement.
 - b. The applicant shall indicate Phase I signage materials and colors.
 - c. Window and door dimensions shall be shown on elevations.
11. The applicant must comply with all Solid Waste Management Department ordinances and requirements and shall provide a recycling area.
12. City Engineer conditions:
 - a. If applicable, all the requirements of previous actions taken by the EPC and/or the DRB must be completed and /or provided for.
 - b. The Developer is responsible for permanent improvements to the transportation facilities adjacent to the proposed site development plan. Those improvements will include any additional right-of-way requirements, paving, curb and gutter, sidewalk and ADA accessible ramps that have not already been provided for. All public infrastructure constructed within public right-of-way or public easements shall be to City Standards. Those Standards will include but are not limited to sidewalks (std. dwg. 2430), driveways (std. dwg. 2425), private entrances (std. dwg. 2426) and wheel chair ramps (std. dwg. 2441).
 - c. Proposed north site drive, accessing secured police parking (phase II), to be constructed such that it is offset 50' minimum or the centerlines are within 15' of each other with the site drive to the east (DPM requirement) unless otherwise approved by the Traffic Engineer.
 - d. Site plan shall comply and be designed per DPM Standards.
 - e. Platting must be a concurrent DRB action.
13. Spelling:
 - a. Elevation sheets: "Paint wight color" shall be changed to "Paint white color."
 - b. Architectural site plans: "New ashpalt paving" shall be changed to "New asphalt paving."

OFFICIAL NOTICE OF DECISION
SEPTEMBER 20, 2007
PROJECT #1006721
PAGE 8 OF 8

IF YOU WISH TO APPEAL/PROTEST THIS DECISION, YOU MUST DO SO BY **OCTOBER 5, 2007** IN THE MANNER DESCRIBED BELOW. A NON-REFUNDABLE FILING FEE WILL BE CALCULATED AT THE LAND DEVELOPMENT COORDINATION COUNTER AND IS REQUIRED AT THE TIME THE APPEAL IS FILED. IT IS NOT POSSIBLE TO APPEAL EPC RECOMMENDATIONS TO CITY COUNCIL; RATHER, A FORMAL PROTEST OF THE EPC'S RECOMMENDATION CAN BE FILED WITHIN THE 15 DAY PERIOD FOLLOWING THE EPC'S DECISION.

Appeal to the City Council: Persons aggrieved with any determination of the Environmental Planning Commission acting under this ordinance and who have legal standing as defined in Section 14-16-4-4.B.2 of the City of Albuquerque Comprehensive Zoning Code may file an appeal to the City Council by submitting written application on the Planning Department form to the Planning Department within 15 days of the Planning Commission's decision. The date the determination in question is issued is not included in the 15-day period for filing an appeal, and 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. The City Council may decline to hear the appeal if it finds that all City plans, policies and ordinances have been properly followed. If they decide that all City plans, policies and ordinances have not been properly followed, they shall hear the appeal. Such appeal, if heard, shall be heard within 45 days of its filing.

YOU WILL RECEIVE NOTIFICATION IF ANY PERSON FILES AN APPEAL. IF THERE IS NO APPEAL, YOU CAN RECEIVE BUILDING PERMITS AT ANY TIME AFTER THE APPEAL DEADLINE QUOTED ABOVE, PROVIDED ALL CONDITIONS IMPOSED AT THE TIME OF APPROVAL HAVE BEEN MET. SUCCESSFUL APPLICANTS ARE REMINDED THAT OTHER REGULATIONS OF THE CITY MUST BE COMPLIED WITH, EVEN AFTER APPROVAL OF THE REFERENCED APPLICATION(S).

Successful applicants should be aware of the termination provisions for Site Development Plans specified in Section 14-16-3-11 of the Comprehensive Zoning Code. Generally plan approval is terminated 7 years after approval by the EPC

Sincerely,



for Richard Dineen
Planning Director

RD/AD/ac

cc: RMKM Architecture, 400 Gold SE, Studio 1100, Albuquerque, NM 87102
Scott Salvas, Cibola Loop, 10756 Galaxia Park Dr. NW, Albuquerque, NM 87114
Jacque Abeyta, Cibola Loop, 10519 Blanco Dr. NW, Albuquerque, NM 87114
Dean Fackrell, Saragosa, 10513 Vista del Sol Dr. NW, Albuquerque, NM 87114
Ron Espinosa, Saragosa, 4308 Alba Pl. NW, Albuquerque, NM 87114
Miguel Maelsta, 6013 Sunset Gardens SW, Albuquerque, NM 87121

1 October 2007

Anna DiMambro
City of Albuquerque
Development Review
600 2nd St. NW
Albuquerque, NM 87103

Re: City Project Number: #1006721 for the APD 6th Area Command Police Substation

Dear Anna,

This letter is in response to the Conditions of Approval for the project referenced above and will specify all modifications that have been made to the site since the EPC hearing (Condition #1).

Ramón J. Sarason, A.I.A. of RMKM Architecture met with the Staff Planner, Anna DiMambro on Friday, November 2, 2007 to discuss the DRB Submittal and ensure that conditions of approval are met (Condition #2).

The applicant, as part of the City of Albuquerque, participates in a transportation demand management program that includes partnering with the Transit Department to offer reduced-fare bus passes, carpooling and other commuting alternatives to the single-occupant vehicle. In addition, the facility will promote pedestrian and biking modes, providing bike racks, sidewalks and other amenities to encourage use of alternative modes (Condition #3).

The elevations of the south and east walls have been modified to include view ports and shade fins that recall the window elevations of the new facility. These modifications met the design regulations of the Zoning Code 14-16-319(B)(2)(A). A detail drawing of the retaining portion of the wall has been provided (Condition #4).

A note was added to the dumpster enclosure detail 7/A1.2 calling out the 5/8" x 5/8" tight weave chain link material that makes up the enclosure gates (Condition #5).

The south parking lot was striped to allow parking for two motorcycles, the secured parking was renumbered and all parking calculations revised accordingly. Two textured, colored concrete pedestrian pathways were provided linking the police secured parking area with the Phase II building (Condition #6).

Detail drawings of the pole mounted and bollard type lighting fixtures have been included on the drawings. The pole mounted fixtures will not exceed 15' high (Condition #7).

Condition #8a was not addressed; it is the applicant's contention that the intent of the landscape buffer is to visually screen the facility from adjacent residential zones. The surrounding 8'-0" security wall accomplishes this and any internal landscape buffer would serve no purpose to the general public. In addition the adjacent property, which the city owns, is currently being sold to a development organization that intends to re-zone the lots to SU-1 for O-1 and SU-1 for C-1 permissive uses. A site development plan for subdivision for these lots was submitted to the EPC in October of 2006 (Project No. 1003570). The landscaping plans were modified to meet Conditions #8b-d.

A note was added to the Phase II drawing describing amenities to the open-air courtyard to include tables and chairs (Condition #9).

Specific colors of materials were added to the elevations of both phases, the signage materials and colors for phase I were added, and window and door dimensions have been added (Condition #10).

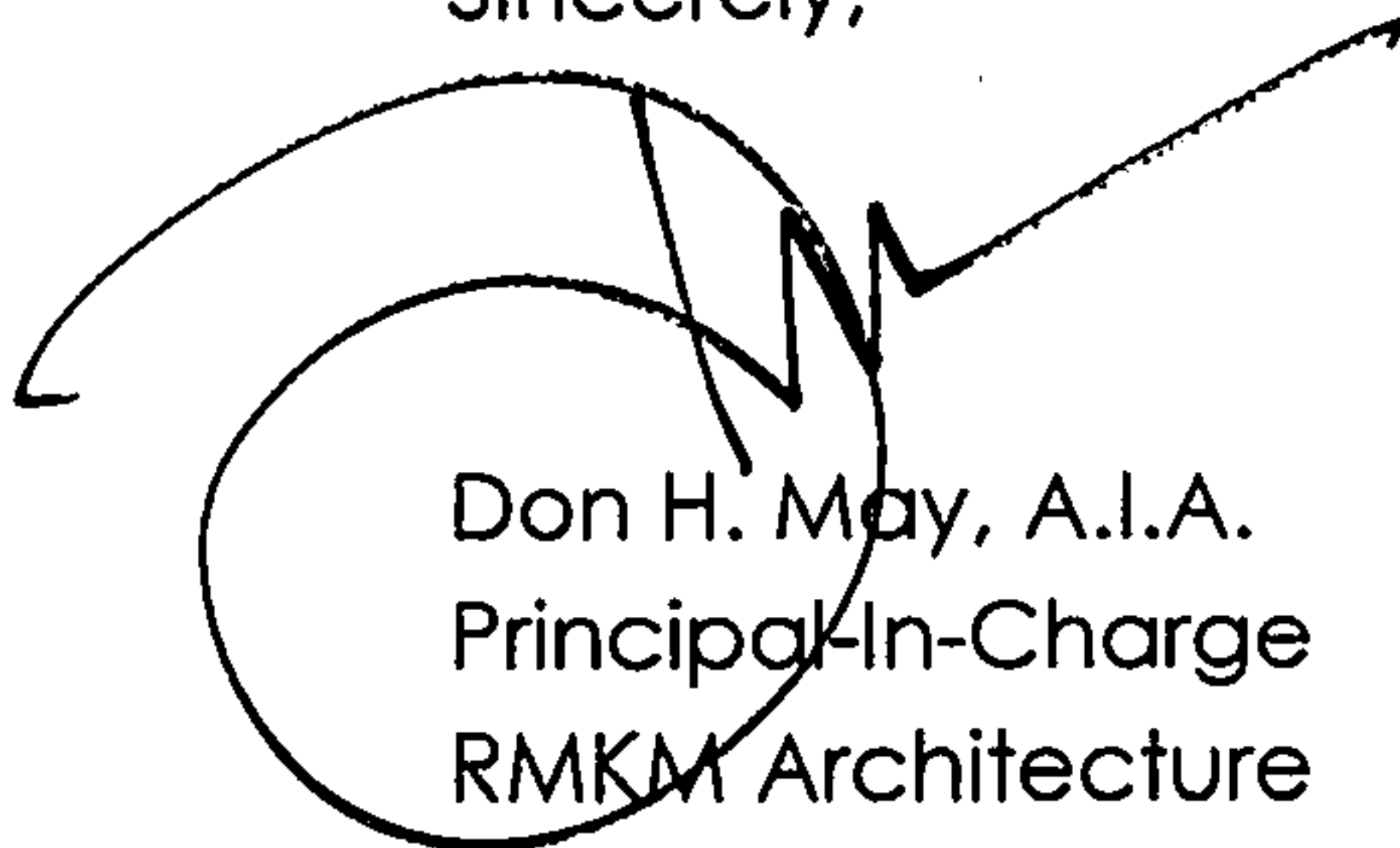
The applicant will comply with all Solid Waste Management Department ordinances and a recycling area has been provided (Condition #11).

The applicant will comply with all City Engineer conditions (Condition #12).

Spelling errors on the drawing have been corrected (Condition #13).

If there are any questions regarding these revisions please do not hesitate to contact me or my project manager, Ramón J. Sarason, A.I.A. at 243-5454.

Sincerely,



Don H. May, A.I.A.
Principal-In-Charge
RMKM Architecture

ROHDE MAY KELLER McNAMARA
ARCHITECTURE

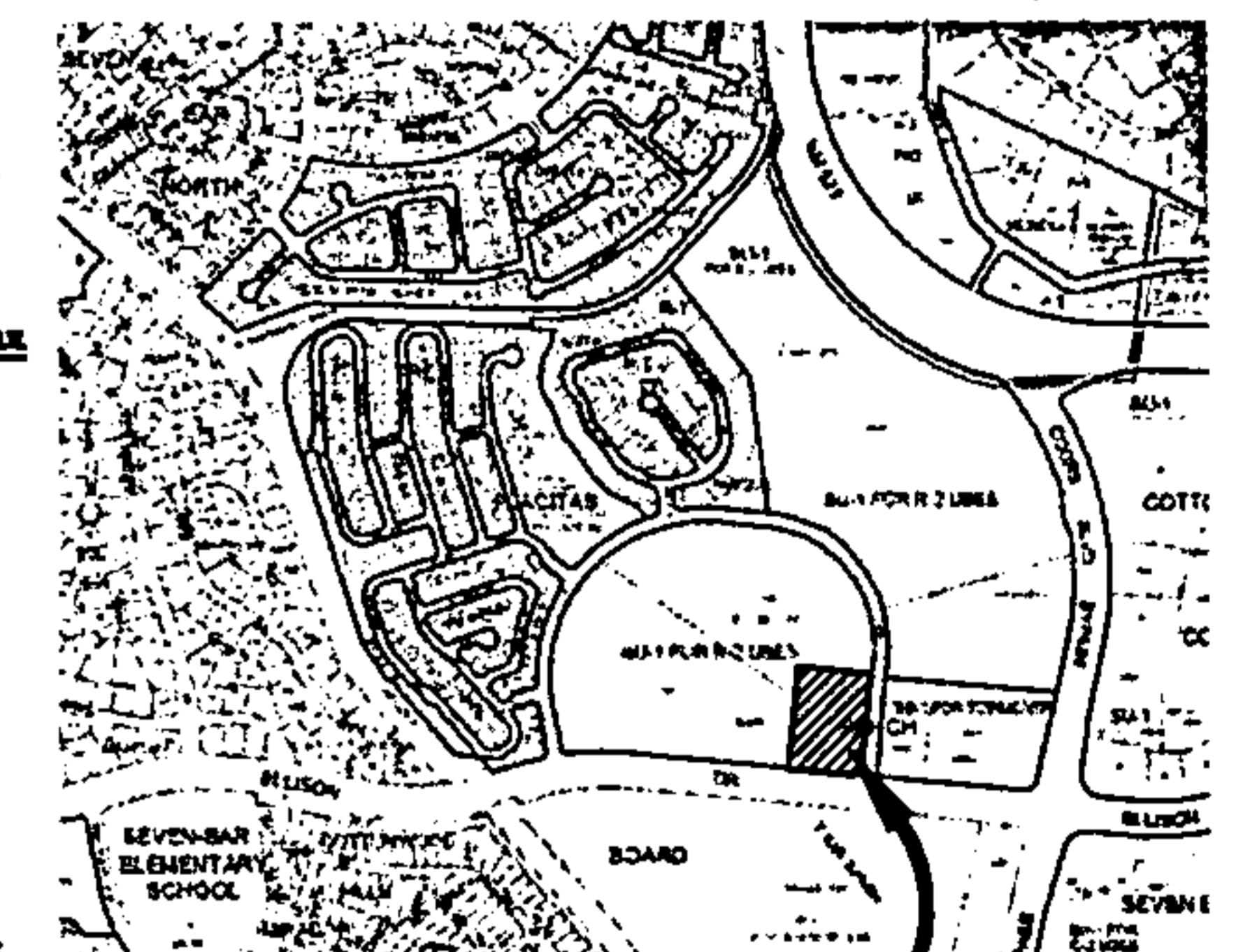
PROFESSIONAL CORPORATION

400 Old Avenue, SW Suite 1000 Santa Fe Albuquerque, New Mexico 87102 USA Tel. 505 263 5484

GENERAL NOTES

- A. The property lines indicated on this site plan are generally being retained by an agreement with the adjacent developer. The final extent of right-of-way will be recorded and established prior to final EIR sign-off.
- B. The Albuquerque Police Department would like to place a temporary portable building (a temporary addition) on the site to create a portable Police presence with the design and construction of the permanent facility. This portion of the work (Phase II) will take place after the final EIR sign-off, after the permanent facility is constructed. The temporary addition will be placed on one of the parking lots and will be removed after the permanent facility is complete (projected early 2009). The portable building will be removed.
- C. The Phase I facility will allow for addition of a later EIR sign-off than the EIR.
- D. For details the amount of parking spaces and dimensions indicated on this sheet see the Phase I site plan. Phase II parking lots and dimensions are noted on sheet A1.1.
- E. PROPOSED EXISTING DIMENSIONS

| | |
|---------------------------------------|----------------------------------------------------------------------------|
| PARKING SPA. PHASE I (PHASE I ONLY) | PHASE I ONLY |
| PARKING SPA. PHASE II (PHASE II ONLY) | PHASE II ONLY |
| PUBLIC PARKING PROVIDED | (1) BICYCLE (2) ACCESSIBLE (3) MOTORCYCLE (4) TOTAL PUBLIC SPACES PROVIDED |



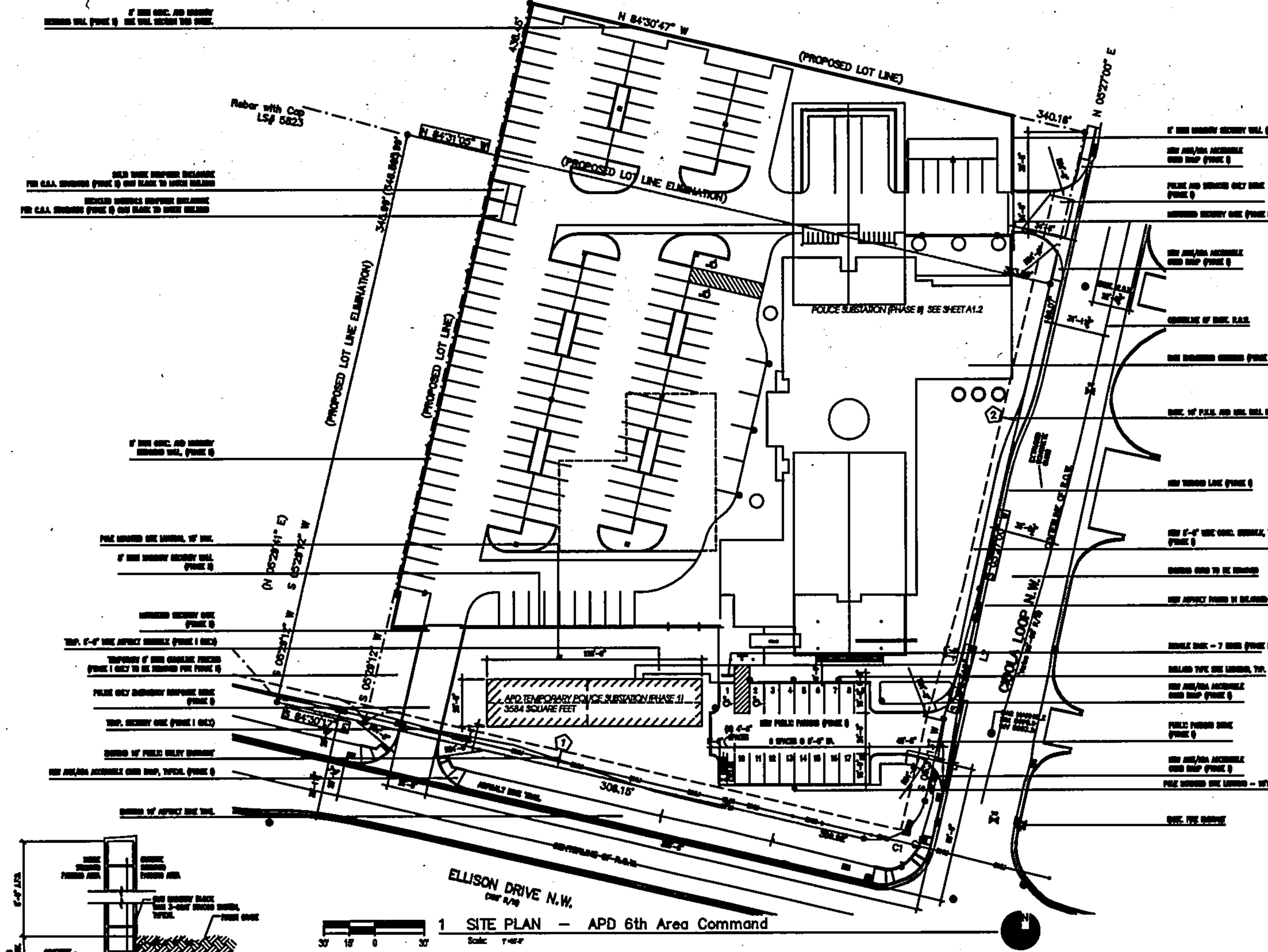
VICINITY MAP
ZONE MAP A-13-Z SITE

CITY OF ALBUQUERQUE
ALBUQUERQUE POLICE DEPARTMENT
400 Rome Avenue NW
Albuquerque, New Mexico 87103

PROJECT
6TH AREA COMMAND POLICE SUBSTATION

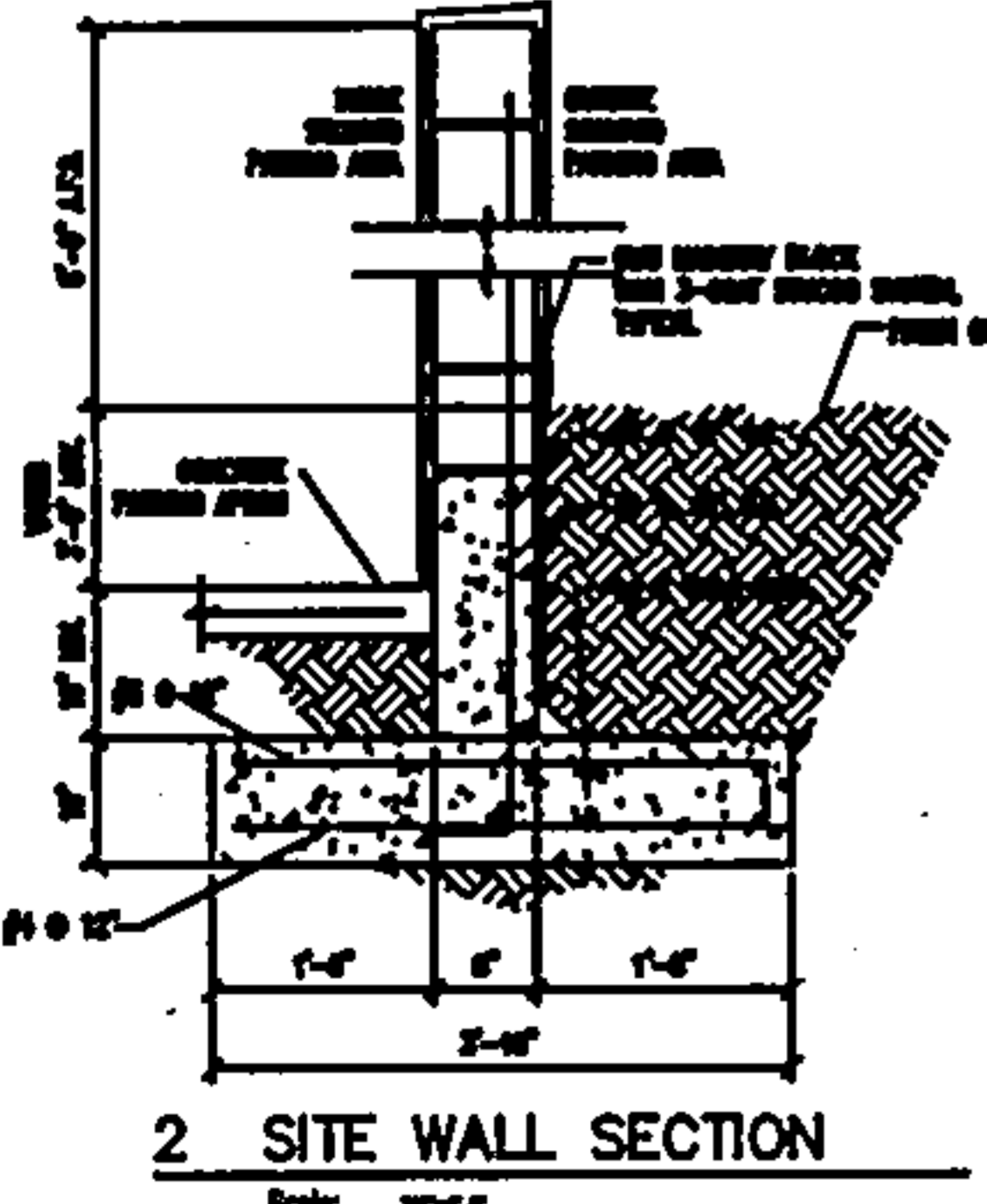
E.P.C. SUBMITTAL

| | |
|---------------------------------------------------------------------------------|------------------------|
| CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING DEVELOPMENT GROUP | |
| TITLE: ARCHITECTURAL SITE PLAN - PHASE I | |
| Design Review Committee | City Engineer Approval |
| City Engineer | Date |
| Environmental Health Department (conditions) | Date |
| Solid Waste Management | Date |
| DRB Chairperson, Planning Department | Date |
| Project No. 01000721 EPC Submitted | Zone Map No. A-13-Z |
| Sheet # A1.1 | of # 01 |



1 SITE PLAN - APD 6th Area Command
Scale: 1"=40'-0"

| | | | |
|-------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|----------------------------------------------|----------------------------------------------|------|
| PROJECT NUMBER: Application Number: This plan is consistent with the specific Site Development Plan approved by the Environmental Planning Commission (EPC), dated _____ and the Findings and Conditions in the Official Notification of Decision are satisfied. Is an Infrastructure List required? () Yes () No If yes, then a set of approved DRG plans with a work order is required for any construction within Public Right-of-Way or for construction of public improvements. | DRB SITE DEVELOPMENT PLAN SIGNOFF APPROVAL: | City Engineer | Date |
| | Traffic Engineering, Transportation Division | Environmental Health Department (conditions) | Date |
| | ABC/WMA | Solid Waste Management | Date |
| | Parks and Recreation Department | DRB Chairperson, Planning Department | Date |



2 SITE WALL SECTION
Scale: 3/8"=1'-0"

RODE MAY KELLER McNAMARA ARCHITECTURE

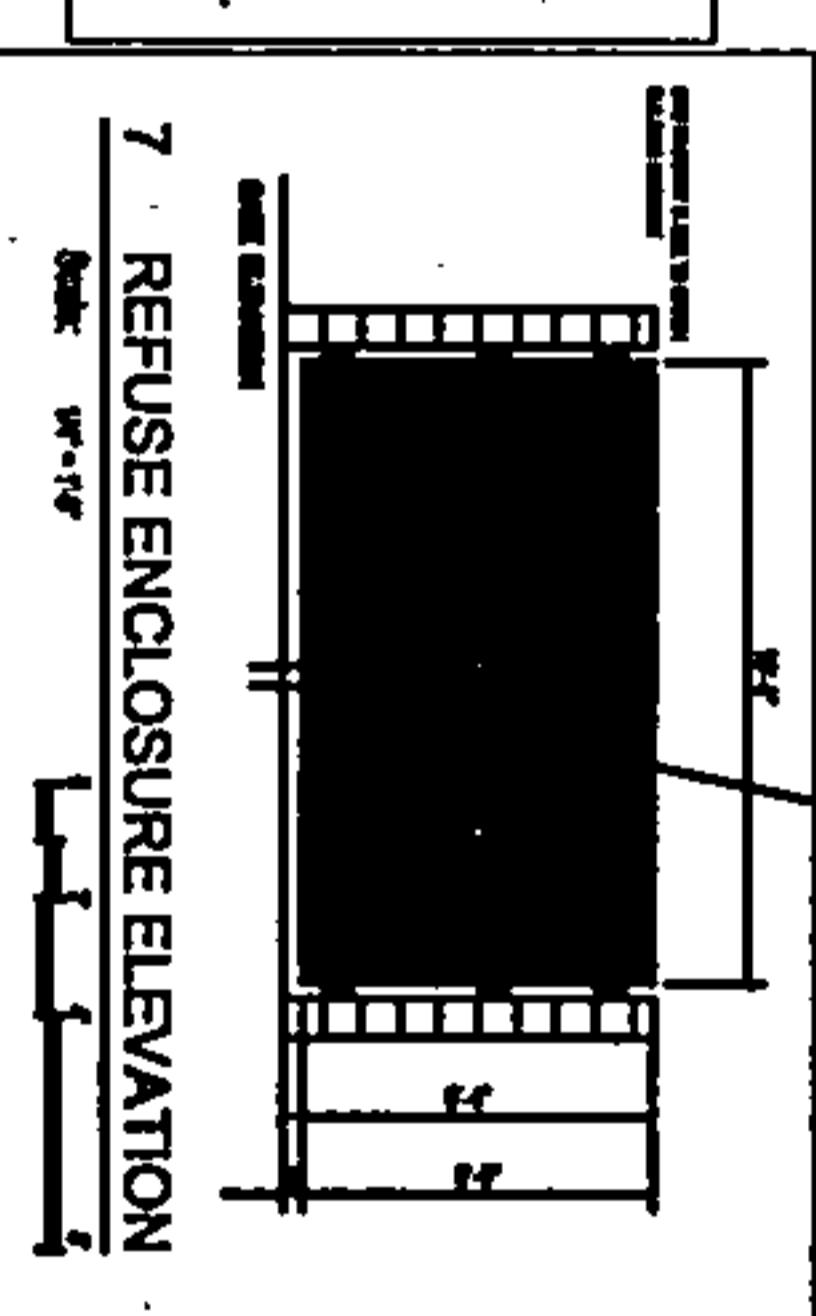
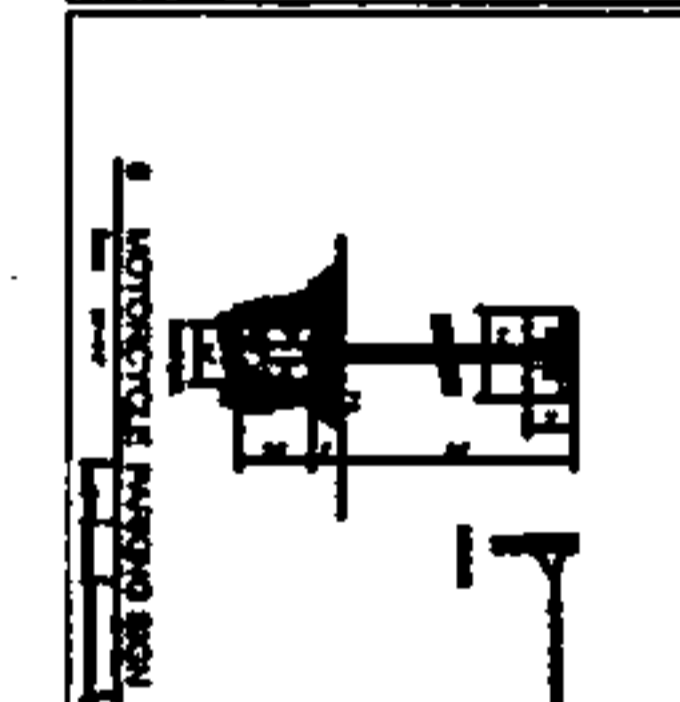
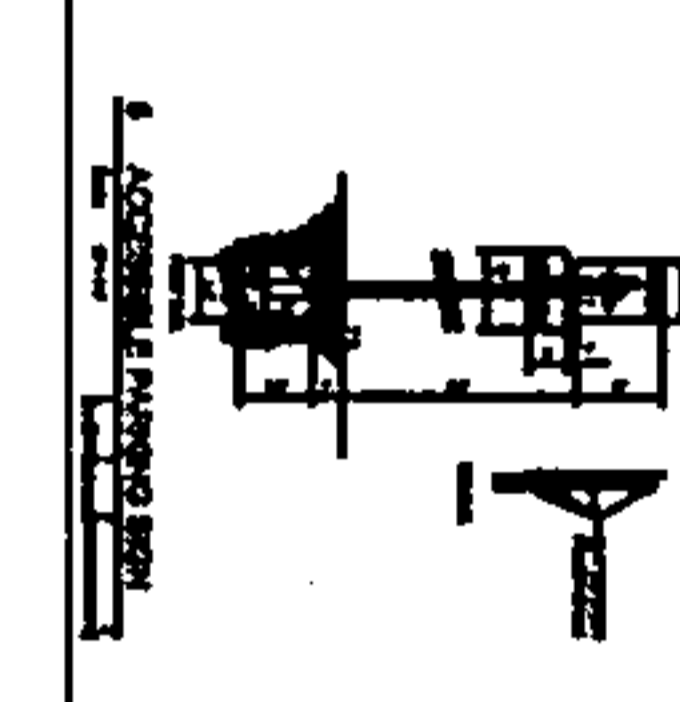
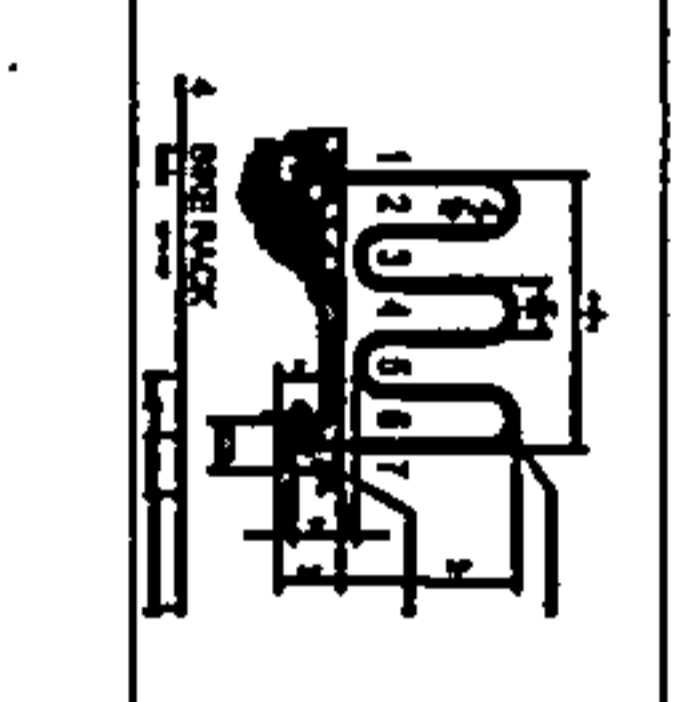
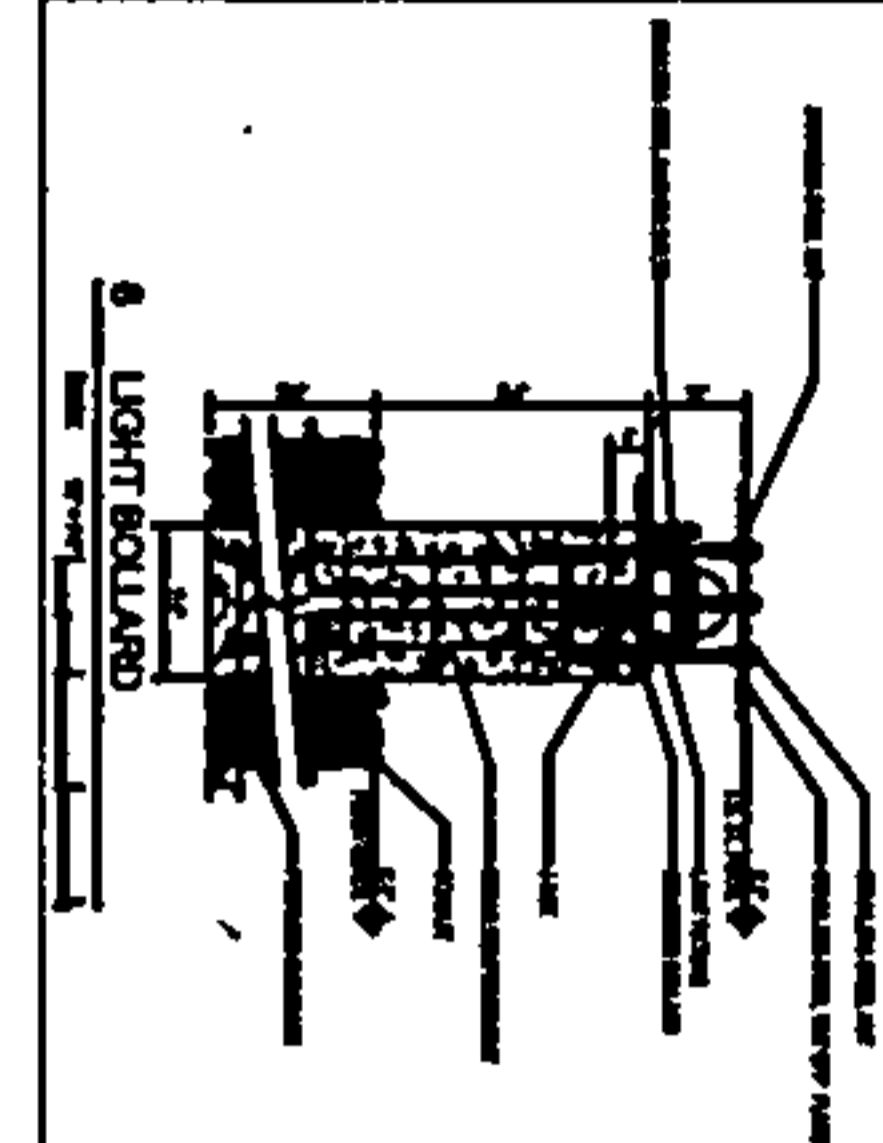
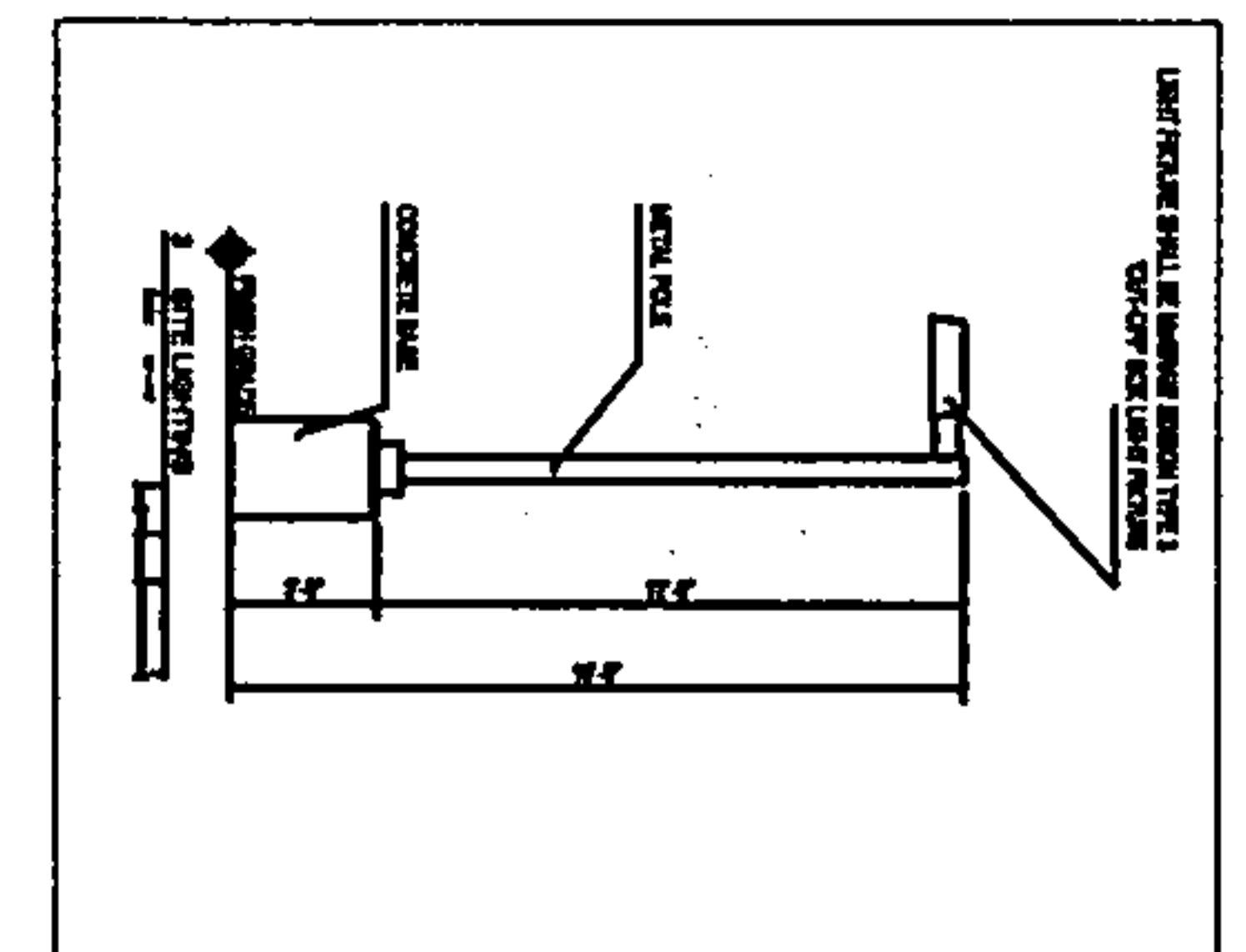
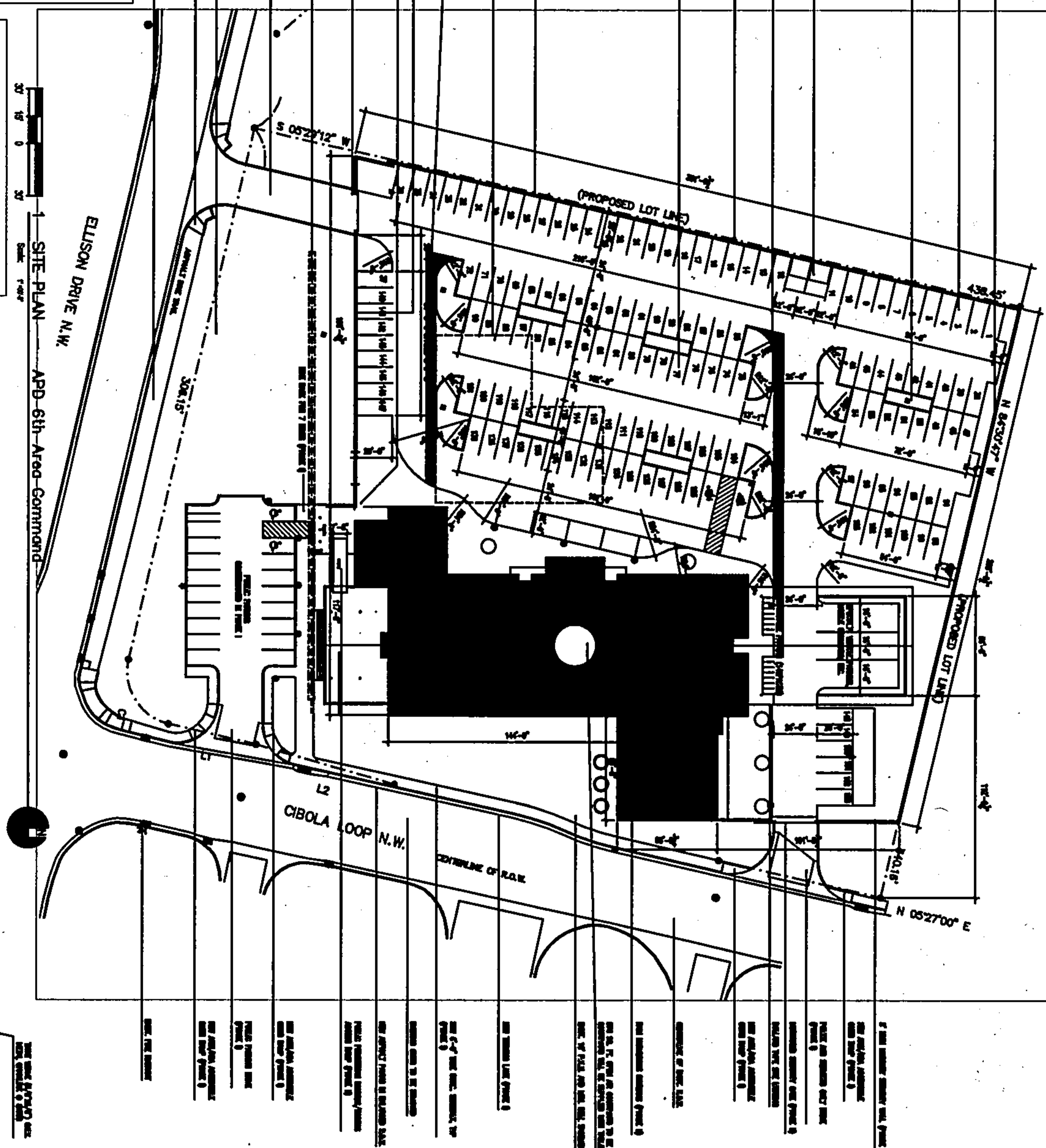
PROFESSIONAL CORPORATION

400 East Avenue, Suite 2000, Denver, Colorado 80202

GENERAL NOTES

- All dimensions shown are in feet and inches.
- The owner is responsible for obtaining all necessary permits and approvals from the City of Denver.
- The architect is not responsible for the accuracy of the data provided by the owner.
- The architect is not responsible for the accuracy of the data provided by the owner.

| ITEM | DESCRIPTION | STATUS |
|------|-------------|--------------|
| 1 | FOUNDATION | NOT INCLUDED |
| 2 | CONCRETE | NOT INCLUDED |
| 3 | MECHANICAL | NOT INCLUDED |
| 4 | ELECTRICAL | NOT INCLUDED |
| 5 | PLUMBING | NOT INCLUDED |
| 6 | PAINT | NOT INCLUDED |
| 7 | GLASS | NOT INCLUDED |
| 8 | LANDSCAPE | NOT INCLUDED |
| 9 | MARKING | NOT INCLUDED |
| 10 | ASPHALT | NOT INCLUDED |
| 11 | CONCRETE | NOT INCLUDED |
| 12 | MECHANICAL | NOT INCLUDED |
| 13 | ELECTRICAL | NOT INCLUDED |
| 14 | PLUMBING | NOT INCLUDED |
| 15 | PAINT | NOT INCLUDED |
| 16 | GLASS | NOT INCLUDED |
| 17 | LANDSCAPE | NOT INCLUDED |
| 18 | MARKING | NOT INCLUDED |
| 19 | ASPHALT | NOT INCLUDED |
| 20 | CONCRETE | NOT INCLUDED |



| NO. | DESCRIPTION | DATE | BY |
|-----|------------------------------------|--------|-----|
| 1 | ARCHITECTURAL SITE PLAN - PHASE II | 4/11/2 | ALJ |

CITY OF ALBUQUERQUE
PUBLIC WORKS DEPARTMENT
CONSTRUCTION DEVELOPMENT GROUP
400 Burns Avenue NW
Albuquerque, New Mexico 87103

6th AREA COMMAND POLICE SUBSTATION

E.P.C. SUBMITTAL

PROJECT NO. 67212

DATE 4-11-2

BY ALJ

PLANT LEGEND

| Qty | Symbol | Scientific Name Common Name | Sp. | Introduction Month/Year | Workable |
|-------------------------------|--------|-------------------------------------------------------------|--------|----------------------------------|----------|
| Trees | | | | | |
| 8 | | Chionochloa linearis - winter Juniper - winter GreenView | 2' Cal | 8' H x 4' Sp. 20' H x 20' Sp. | Low - |
| 6 | | Quercus macrocarpa Chinquapin Oak | 6' Cal | 4' H x 4' Sp. 6' H x 6' Sp. | Medium |
| 1 | | Prunella americana American Plum | 6' Cal | 6' H x 6' Sp. 20' H x 20' Sp. | Medium |
| 2 | | Prunella chinensis Chinese plum | 2' Cal | 4' H x 4' Sp. 6' H x 6' Sp. | Medium |
| 2 | | Quercus macrocarpa Chinquapin Oak | 2' Cal | 4' H x 4' Sp. 6' H x 6' Sp. | Medium |
| 2 | | Prunella americana American Plum | 6' Cal | 6' H x 6' Sp. 20' H x 20' Sp. | Low - |
| Shrubs and Small Trees | | | | | |
| 28 | | Arbutus menziesii Pineapple Camellia | 1' Cal | 2' H x 2' Sp. 2' H x 2' Sp. | Low - |
| 4 | | Buddleja davidii Butterfly Bush | 6' Cal | 6' H x 6' Sp. 6' H x 6' Sp. | Medium |
| 11 | | Cornus rugosa Dogwood | 6' Cal | 6' H x 6' Sp. 6' H x 6' Sp. | Low |
| 28 | | Cornus alternifolia Strawberry Cornus | 1' Cal | 2' H x 2' Sp. 2' H x 2' Sp. | Medium |
| 8 | | Osmanthus fragrans Fragrant Olive | 1' Cal | 2' H x 2' Sp. 2' H x 2' Sp. | Low - |
| 20 | | Salix purpurea Apache Willow | 1' Cal | 2' H x 2' Sp. 2' H x 2' Sp. | Low |
| 6 | | Euonymus alatus English Laurel | 1' Cal | 2' H x 2' Sp. 2' H x 2' Sp. | Medium |
| 40 | | Persea caroliniana Bush Sassafras | 1' Cal | 2' H x 2' Sp. 2' H x 2' Sp. | Low |
| 22 | | Thuja occidentalis Prostrate Blue | 1' Cal | 2' H x 2' Sp. 2' H x 2' Sp. | Low - |
| 4 | | Rhamnus alaternus Alder Buckthorn | 1' Cal | 2' H x 2' Sp. 2' H x 2' Sp. | Low - |
| Ornamental Grasses | | | | | |
| 8 | | Miscanthus sinensis Maiden Grass | 6' Cal | 4' H x 4' Sp. 6' H x 6' Sp. | Low |
| 2 | | Panicum capillare Bottlebrush Grass | 6' Cal | 4' H x 4' Sp. 6' H x 6' Sp. | Low |

Mulches and Soils

- Moss Rock Mulch, 2" x 2" x 1"
- 60% Bark and 40% Fertilizer Mulch
- Bark Area for Gravel

GENERAL LANDSCAPE NOTES

1. Prior to beginning work on the project, the Landscape Contractor shall meet with the Owner's Representative.
2. Discrepancies occur between the drawings and the site, the Landscape Contractor shall notify the Owner's Representative prior to proceeding with work.
3. All planting areas are to have weeds and competitive vegetation removed prior to planting.
4. Plant quantities are provided for Contractor's convenience and are not to be construed as a guarantee. The Owner's Representative shall approve all plant material prior to planting. The Owner's Representative reserves the right to request any plant material be replaced. The Owner's Representative is to approve any substitutions.
5. It is the Landscape Contractor's responsibility to locate and provide all necessary water and irrigation systems.
6. Planting areas shall be top dressed with 2" of Bark Area or gravel over the existing road surface - see plan legend for details.

LANDSCAPE COVERAGE

1. All landscape areas, including but not limited to, shall be covered with landscape material covering at least 75% of area.

STREET TREES

1. Street trees along Elm St. have been provided at an average spacing of 20'. Species Chionochloa linearis, Chinese Plum, Grapenut, Juniper, American Plum, and Juniper have been used to provide variety in color and texture.

IRRIGATION SYSTEM

1. Irrigation system standards outlined in the Water Conservation Ordinance shall be strictly adhered to. A fully automated irrigation system with trees, shrubs, perennials and ornamental grasses.
2. Irrigation system to consist of Rain Bird 400 series bubblers and Rain Bird 200 series and controlled by a Rain Bird ESP-X series controller. Irrigation system shall be installed and tested by a licensed professional.

WATER HARVESTING

1. Curb cuts in the parking islands and vegetated areas in landscaped areas with the exception of the water harvesting system shall be installed in accordance with the City of Albuquerque's Ordinance.

STATEMENT OF NONWAIVER

1. The Landscape Plan for the 6th Area Command Police Substation is a conceptual landscape plan and shall be in compliance with the Water Conservation Ordinance.

MAINTENANCE RESPONSIBILITY

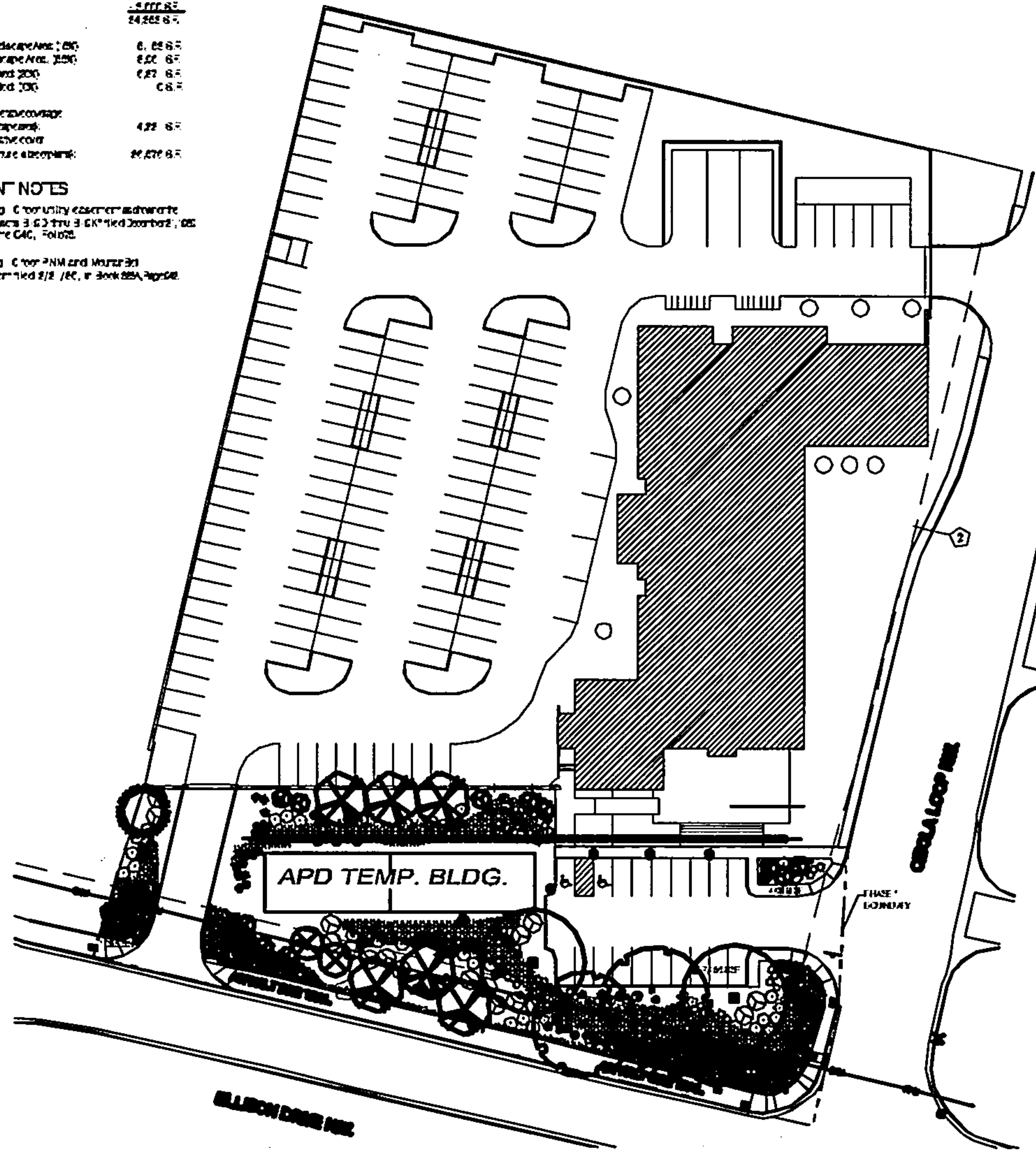
1. Maintenance of the landscaping and the irrigation system for this project shall be the responsibility of the City of Albuquerque.

PHASE 1 (ONLY)
LANDSCAPE CALCULATIONS

| | |
|----------------------------------------------------------|-----------|
| Site Area (2.4 Ac.) | 27,600 SF |
| Building Area | 4,000 SF |
| Total | 24,600 SF |
| Required Landscape Area (20%) | 4,920 SF |
| Provided Landscape Area (20%) | 4,920 SF |
| Net Area Allowed (20%) | 4,920 SF |
| Net Area Provided (20%) | 4,920 SF |
| Required Vegetative Coverage (75% of landscape area) | 3,690 SF |
| Provided Vegetative Coverage (based on mature plantings) | 3,690 SF |

EASEMENT NOTES

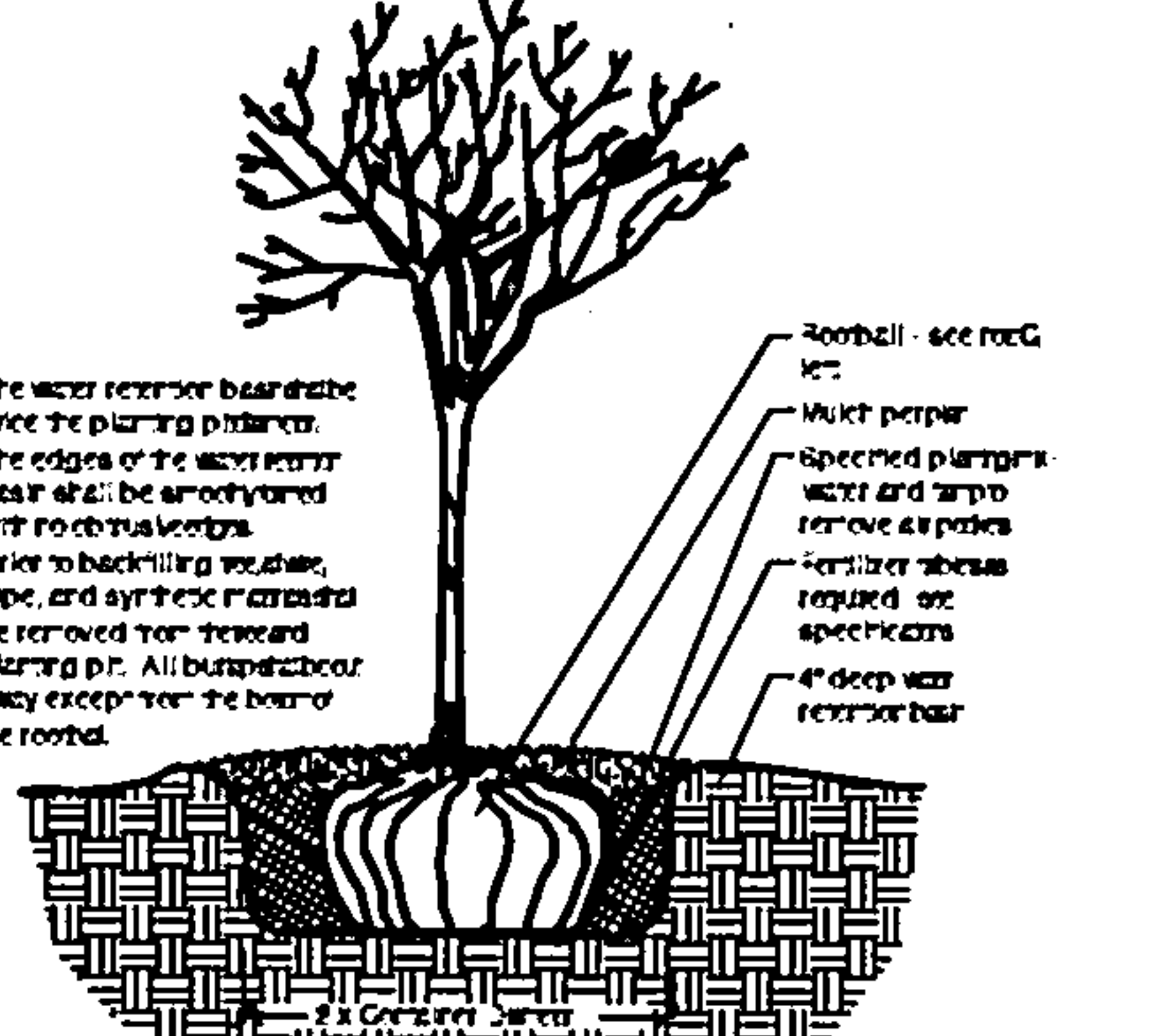
1. Existing City utility easement and water line located in the center of the site.
2. Existing City PNM and Water 201 easement located in the center of the site.



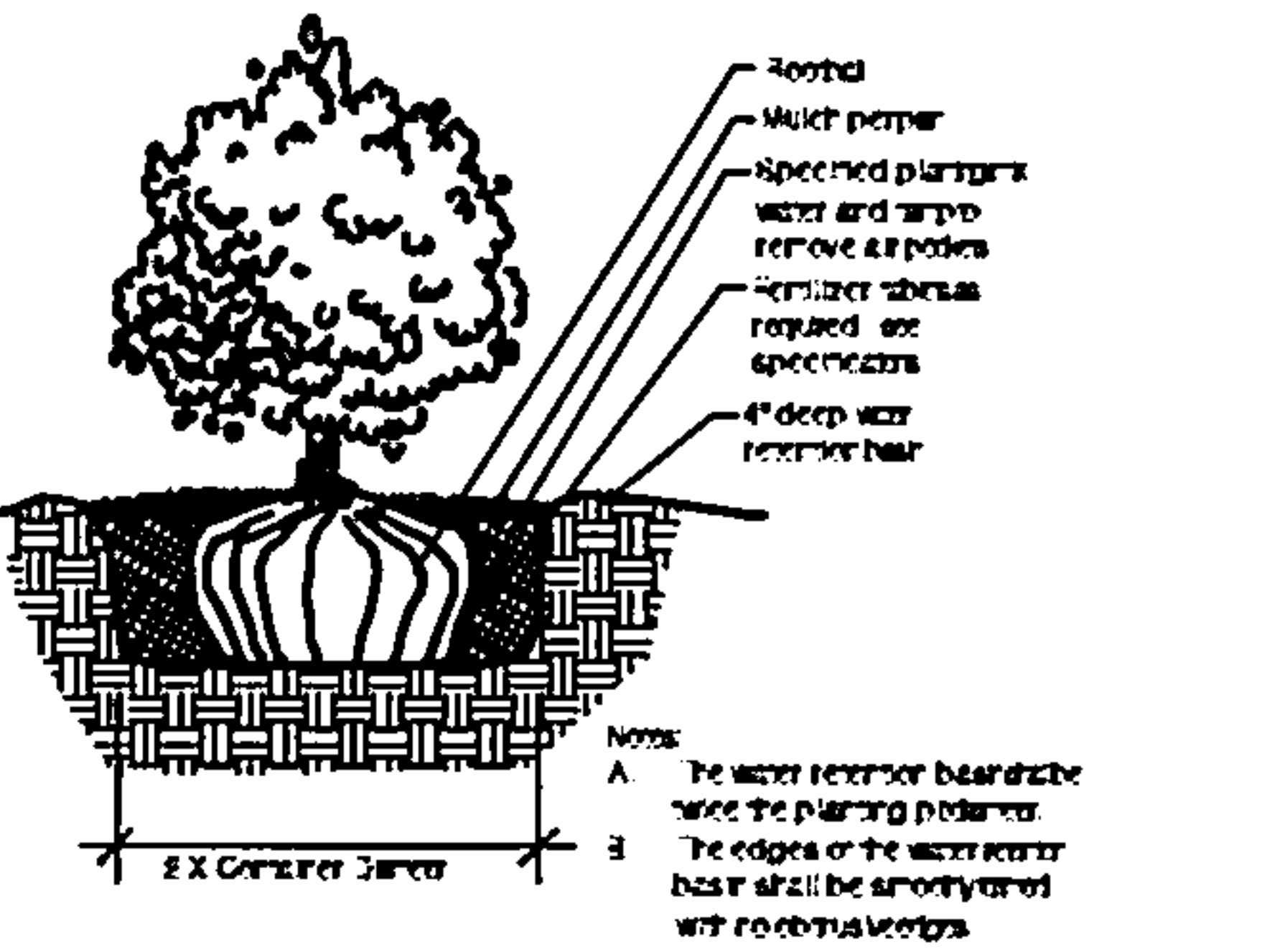
1 LANDSCAPE PLAN (PHASE 1) - APD 6th Area Command

ROHDE MAY KELLER MCNAMARA
ARCHITECTURE

PROFESSIONAL CORPORATION
400 4th Avenue, NW Suite 1000 Santa Fe, NM 87501 USA Tel: 505 241 5444



1 TREE PLANTING DETAIL



2 SHRUB PLANTING DETAIL

| | | |
|---------|------------------------------------|---------------------------------------|
| OWNER | ALBUQUERQUE POLICE DEPARTMENT | 400 4th Avenue NW, Santa Fe, NM 87501 |
| PROJECT | 6th AREA COMMAND POLICE SUBSTATION | |

| | | | |
|-----------------------------------------------------------------------------|------------------------|--------|----------|
| CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT SURVEYING DIVISION/ISSUED | | | |
| TITLE: LANDSCAPE PLAN - PHASE 1 | | | |
| Design Basis | City Engineer Approval | DATE | SCALE |
| By: [Signature] | For: [Signature] | 1-13-2 | AS SHOWN |

CONSISTENT PLANNING, INC.
Planning / Landscape Architecture
302 Eighth Street NW
Albuquerque, NM 87102
(505) 764-8801 Fax 505-546-5463
e-mail: ap@consistentplanning.com

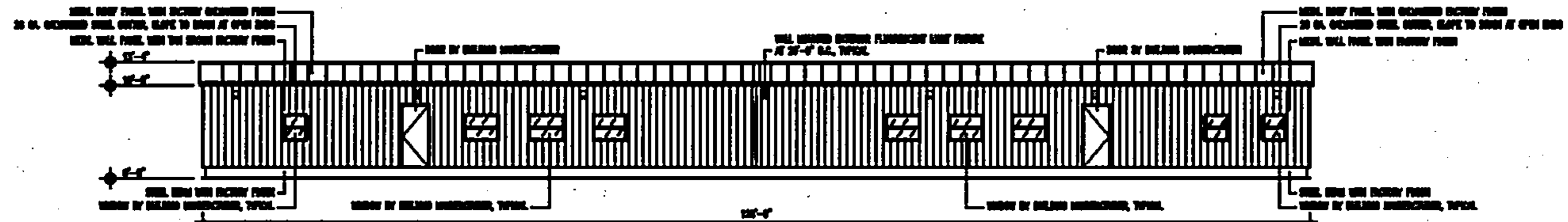
ROHDE MAY KELLER McNAMARA
ARCHITECTURE

PROFESSIONAL CORPORATION

400 Old Avenue, SW Study 1100 Stone Tower Albuquerque, New Mexico 87102 USA Tel. 505 243 8404

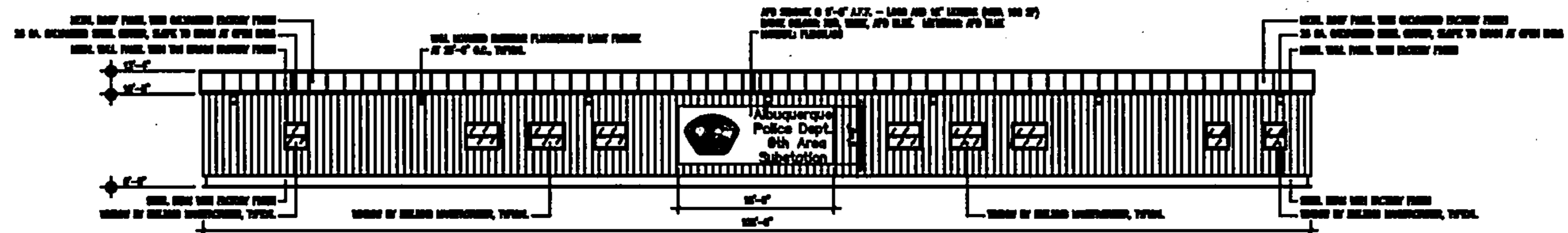
GENERAL NOTES

- 1. ALL PAINT COLORS ARE TO BE COMPATIBLE WITH THE ADJACENT FIRE EXHAUST IN AND SELECTED FROM THE COORDINATED BOOK OF MANUFACTURER'S COLORS AND TEXTURES
- 2. 24 GA. GALVANIZED STEEL WALL PANELS WITH TYPICAL 2X6 BRACE FRAMING
- 3. 18 GA. UNPAINTED GALVANIZED STEEL OVERLAPPING SELF-FRAMING ROOF PANELS
- 4. DOUBLE GLAZED, DOUBLE GLAZED GLASS BLOCK GLASS WALL SCREENS
- 5. YELLOW METAL ROOF WITH YELLOW METAL FRAMING FROM TO MATCH METAL WALL PANELS



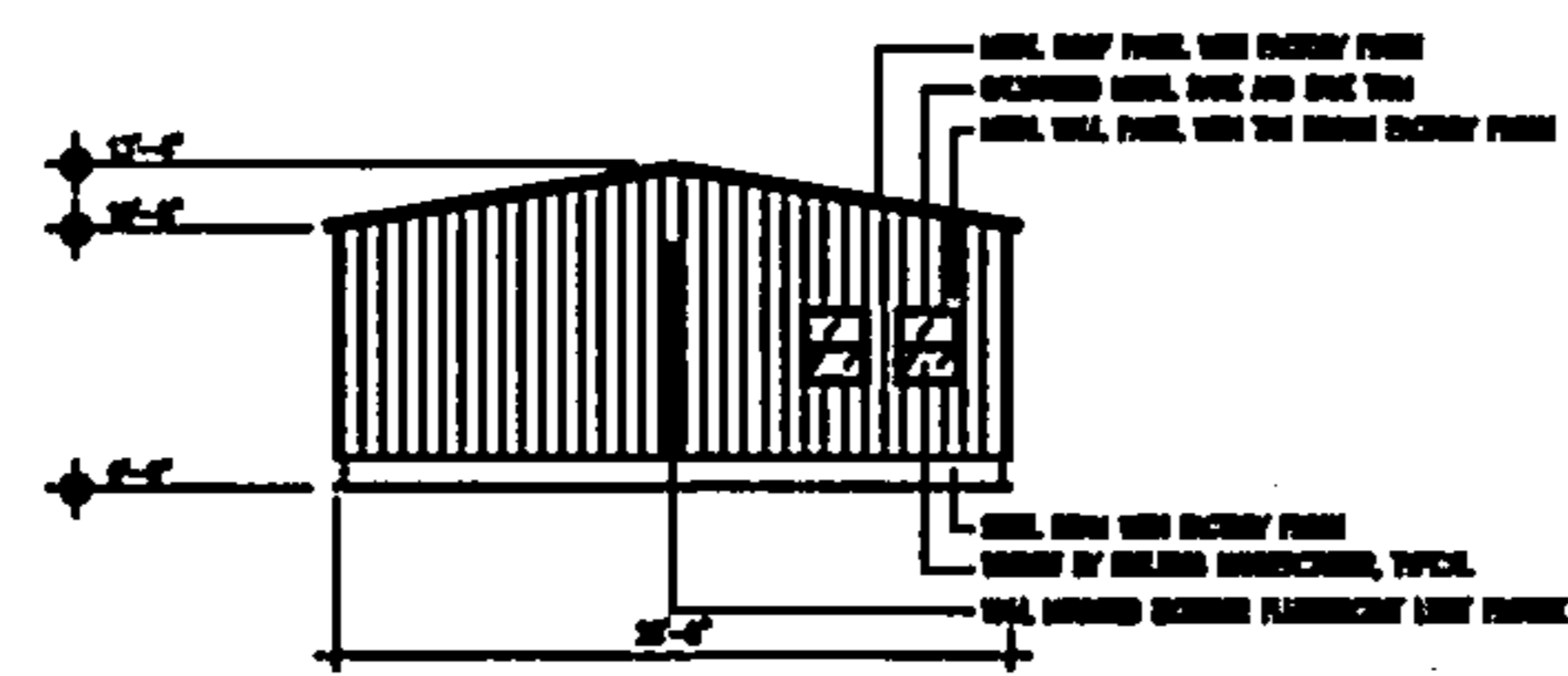
1 NORTH ELEVATION

Scale: 1/8" = 1'-0"



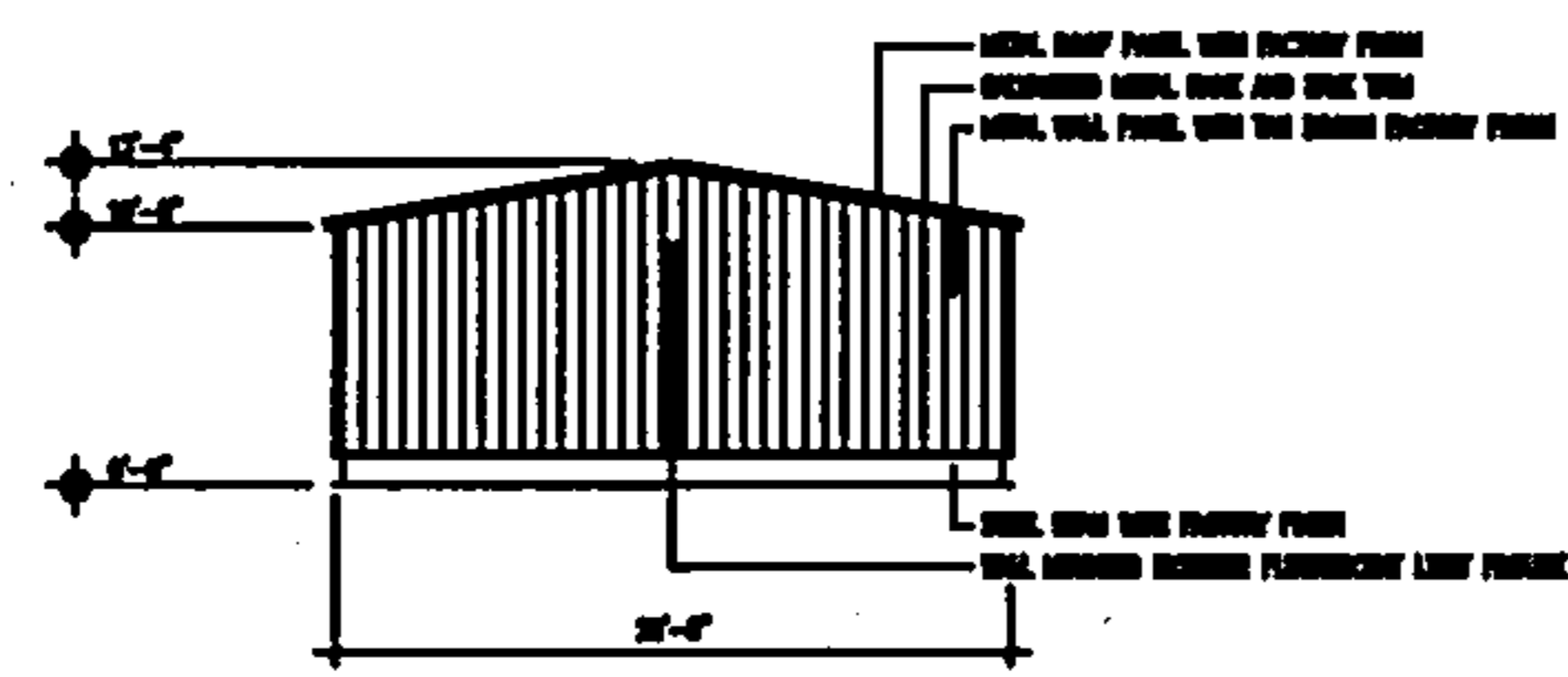
2 SOUTH ELEVATION

Scale: 1/8" = 1'-0"



3 EAST ELEVATION

Scale: 1/8" = 1'-0"



4 WEST ELEVATION

Scale: 1/8" = 1'-0"



CITY OF ALBUQUERQUE
ALBUQUERQUE POLICE DEPARTMENT
400 Roma Avenue NW
Albuquerque, New Mexico 87103

PROJECT
6th AREA COMMAND POLICE SUBSTATION

E.P.C. SUBMITTAL

DATE: 11/1/2007
BY: ALBERT S. BOYD
FOR: PAMON J. SHARACK, AIA, LEED
DRAWN BY: [Signature]

| | | | |
|---------------------------------------------------------------------------------|--------------------------|---------------------------------------------------------|-------|
| CITY OF ALBUQUERQUE PUBLIC WORKS DEPARTMENT ENGINEERING DEVELOPMENT GROUP | | TITLE: ARCHITECTURAL ELEVATIONS - TEMPORARY BUILDING | |
| Project Number | City Engineer Approval | DATE | SCALE |
| | | November 1, 2007 | |
| City Project No. 01000721 EPC Submittal | Draw Sheet No. A-13-2 | Sheet # A1.3 | OF 00 |

Item # 8
Project# 1006721
Hearing Date: Nov. 14, 2007

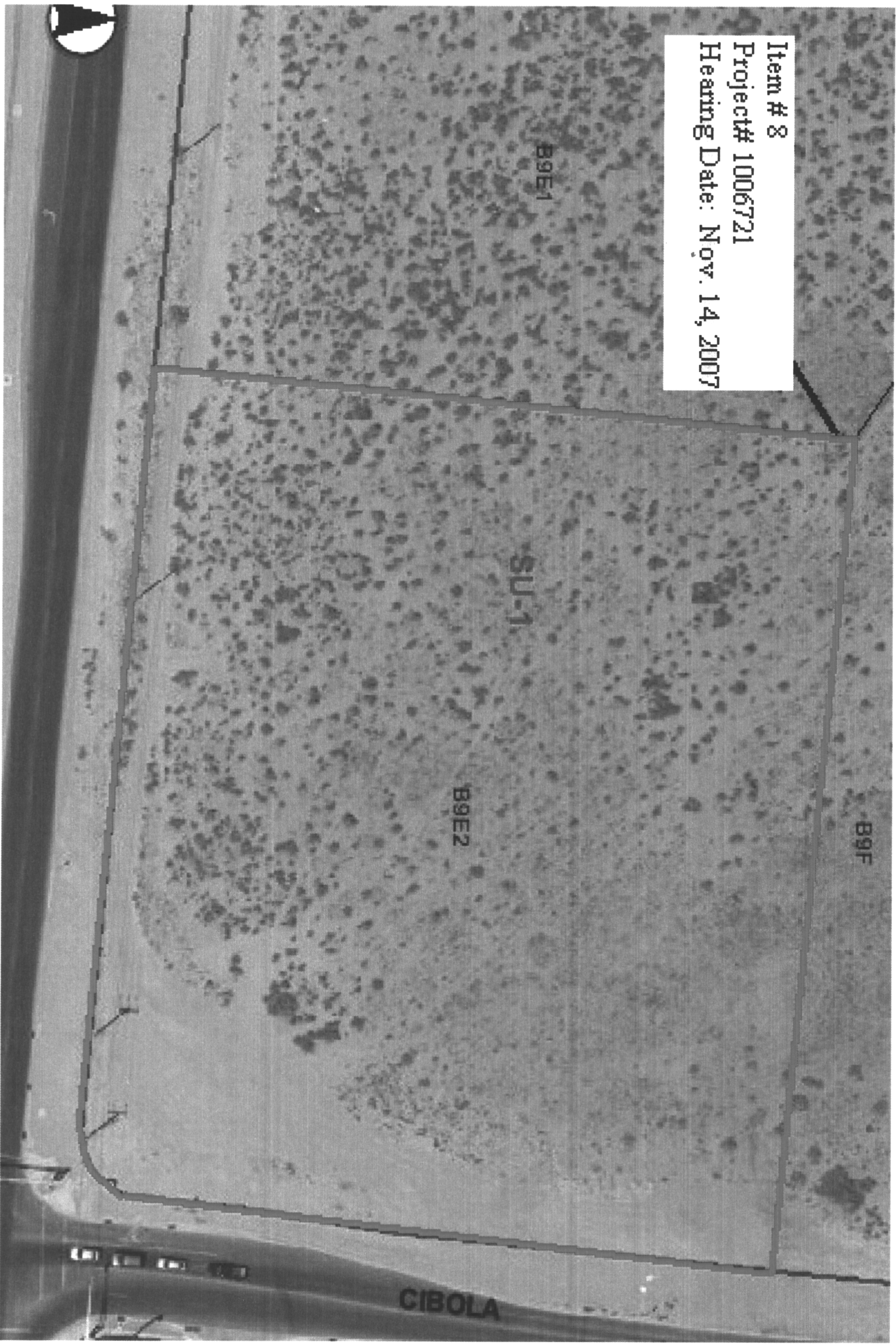
B9E1

SU-1

B9E2

B9F

CIBOLA



November 9, 2007

City of Albuquerque
Planning Department
Inter-Office Memorandum

TO: Sheran Matson, DRB Chair

FROM: Anna DiMambro, Planner ^{AD}

SUBJECT: Project # 1006721

On September 20, 2007, the Environmental Planning Commission approved Project # 1006721, case numbers 07EPC 40038, 07EPC 40039, and 07EPC 40044, a three-part request for a zone map amendment, a site development plan for subdivision, and a site development plan for building permit for Lot B9E2, Seven Bar Ranch, located on Cibola Loop Road NW and Ellison Drive NW.

Upon DRB approval of the site development plan for subdivision and the site development plan for building permit, the applicant will have satisfied all of the EPC conditions of approval with the following exception:

- The applicant has not met condition #8a for the site development plan for building permit, which requires a 10' wide landscape buffer to be provided on the west side of the site. An administrative amendment may be possible to adjust the 10' buffer requirement, but only after DRB final sign-off of the EPC approved site development plan.

Fulfillment of City Engineer conditions should be verified with the City Engineer. If you should have any questions regarding this case, please do not hesitate to call me at 924-3924.

Thank you.

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
HYDROLOGY DEVELOPMENT SECTION**

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1006721

AGENDA ITEM NO: 8

SUBJECT:

Site Plan for Subd
Site Plan for BP
Final Plat
Preliminary Plat

ACTION REQUESTED:

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

ENGINEERING COMMENTS:

No adverse comments.

RESOLUTION:

APPROVED ____; 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: December 5, 2007

CITY OF ALBUQUERQUE



CITY OF ALBUQUERQUE PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1006721

AGENDA ITEM NO: 8

SUBJECT:

Site Plan for Subd
Site Plan for BP

ACTION REQUESTED:

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

P.O. Box 1293

ENGINEERING COMMENTS:

Albuquerque

Platting must be a concurrent action.
Comments on infrastructure list.

New Mexico 87103

RESOLUTION:

www.cabq.gov

APPROVED ____; DENIED ____; DEFERRED ¹¹⁻²⁸⁻⁰⁷ 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: November 14, 2007

CITY OF ALBUQUERQUE



CITY OF ALBUQUERQUE PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: ~~1001~~
1006721

AGENDA ITEM NO: ~~1001~~
10

SUBJECT:

- | | | |
|-------------------------|--------------------------|------------------------------|
| (01) Sketch Plat/Plan | (05) Site Plan for Subd | (10) Sector Dev Plan |
| (02) Bulk Land Variance | (06) Site Plan for BP | (11) Grading Plan |
| (03) Sidewalk Variance | (07) Vacation | (12) SIA Extension |
| (03a) Sidewalk Deferral | (08) Final Plat | (13) Master Development Plan |
| (04) Preliminary Plat | (09) Infrastructure List | (14) Other |

P.O. Box 1293

ACTION REQUESTED:

REV/CMT:0 APP:0 SIGN-OFF:0 EXTN:0 AMEND:0

Albuquerque

ENGINEERING COMMENTS:

Concurrent platting action req'd

New Mexico 87103

www.cabq.gov

RESOLUTION:

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

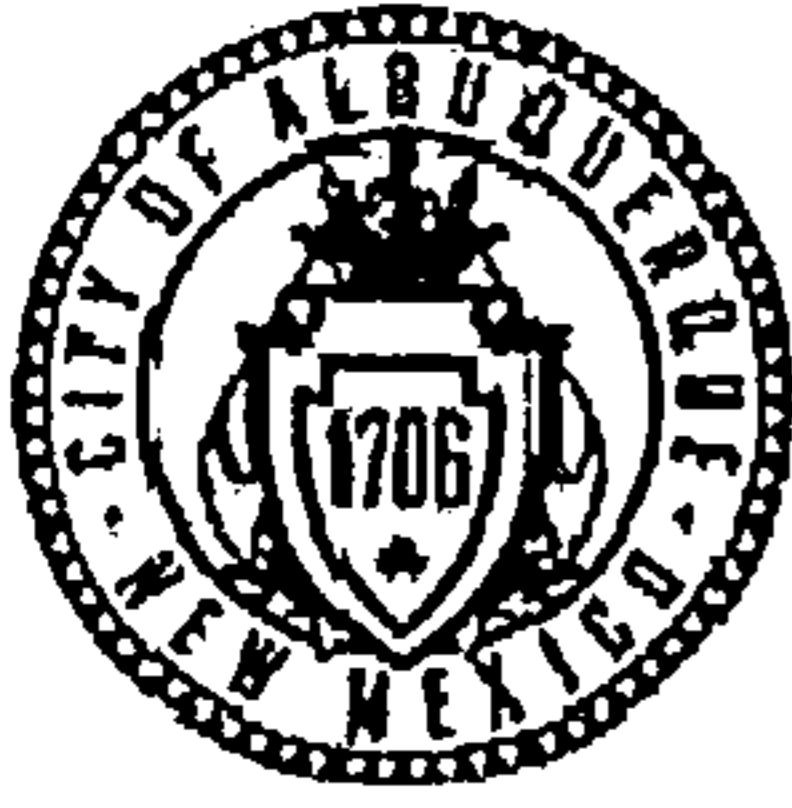
SIGNED-OFF: (SEC-PLN) (SP-SUB) (SP-BP) (FP) BY: (UD) (CE) (TRANS) (PKS) (PLNG)

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: *Nov 28, 07*



CITY OF ALBUQUERQUE

Albuquerque Police Department
Raymond D. Schultz, Chief of Police

INTEROFFICE MEMORANDUM

February 18, 2009

TO: Richard Dineen, Director, Planning Department

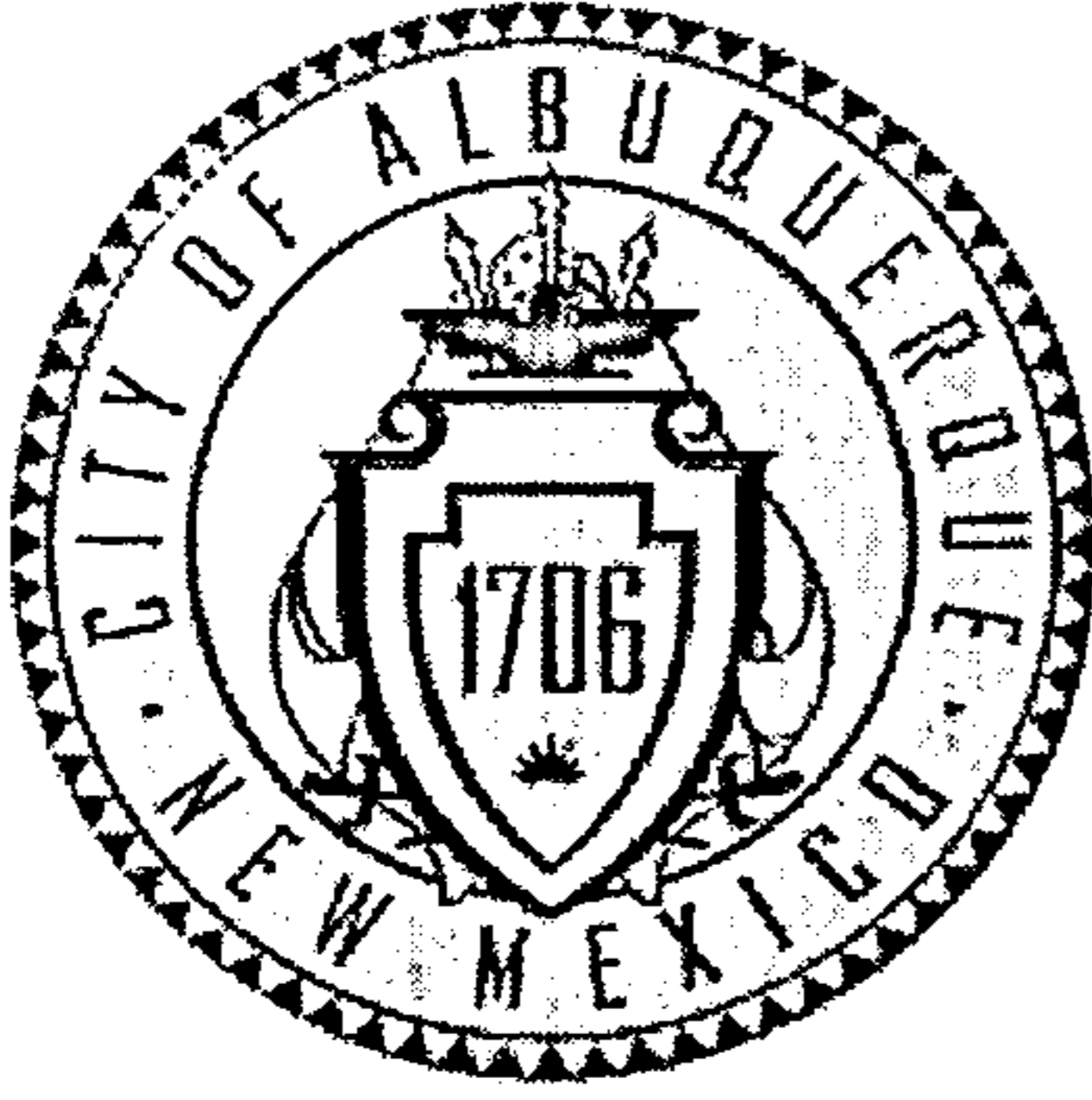
FROM:  Raymond D. Schultz, Chief of Police, APD

SUBJECT: **Waiver of Landscape Buffer Requirement**

The Albuquerque Police Department (APD) is in the process of gaining the required permissions in order to begin construction of the department's Sixth Area Command. During an EPC review of the project, it was determined that a landscape buffer was required on the western edge of the property.

While appropriate for other types of development, the landscape buffer would serve little purpose in a secure facility. In fact, since a landscape buffer would require trees and ground cover, it may become a safety liability. Tree branches may provide an opportunity for someone to climb over the large outer walls and the shrubs could provide cover for someone who wishes to hide in the area.

I respectfully request the removal of this requirement for APD's Sixth Area Command.



CITY OF ALBUQUERQUE
Albuquerque, New Mexico
PLANNING DEPARTMENT

Mayor Martin J. Chávez

INTER-OFFICE MEMORANDUM

27 February 2009

TO: Jack Cloud, DRB Chair
FROM: Richard Dingen, AIA, Planning Director
SUBJECT: APD Sixth Area Command – Landscaping Buffer (Project #1006721)

As detailed in APD Chief Shultz's memo dated 18 February 2009 (attached), it appears that a landscape buffer along the western edge of the site is both unnecessary and not conducive to a secure facility for the Police Department. The design of the parking area includes an eight-foot wall that will provide adequate screening of the parking area from future residential development adjacent to the APD site and meet the intent of EPC approval.

Consider this an administrative amendment to remove the landscape buffer requirement from the site development plan for the APD's Sixth Area Command.