



#14

# DRB CASE ACTION LOG (PREL & FINAL)

REVISED 9/28/05

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

DRB Application No 07DRB-70223 (P&F)  
Project Name: LOT 10-A-1 WASHINGTON BUSINESS PARK  
Agent: BOHANNAN HUSTON INC

Project # 1006788  
Phone No.: 823-1000

Your request for (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEVELOP. PLAN), was approved on 9/5/07 by the DRB with delegation of signature(s) to the following departments.  
**OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED**

TRANSPORTATION: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

ABCWUA: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

CITY ENGINEER / AMAFCA: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

PARKS / CIP: \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_  
 \_\_\_\_\_

PLANNING (Last to sign): Solar Collector language  
 Environmental Health Signature  
 AGIS dxF  
 record  
are side walks in place?

- Planning must record this plat. Please submit the following items:**
  - The original plat and a mylar copy for the County Clerk.
  - Tax certificate from the County Treasurer.
  - Recording fee (checks payable to the County Clerk). RECORDED DATE: \_\_\_\_\_
  - Tax printout from the County Assessor.
- 3 copies of the approved site plan. Include all pages.**
- County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.**
- Property Management's signature must be obtained prior to Planning Department's signature.**
- AGIS DXF File approval required.** OK
- Copy of recorded plat for Planning.**

Project Number 1006788

**6788**

### DXF Electronic Approval Form

DRB Project Case #: 1006788

Subdivision Name: WASHINGTON BUSINESS PARK LOT 10A1

Surveyor: ROBERT GROMATZKY

Contact Person: MARY COLE

Contact Information:

DXF Received: 11/9/2007

Hard Copy Received: 11/9/2007

Coordinate System: NMSP Grid (NAD 27)

  
Approved

11.9.2007  
Date

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

---

---

---

---

---

---

---

---

#### AGIS Use Only

Copied fc **6788**

to agiscov on **11/9/2007**

Contact person notified on **11/9/2007**

**6788**

### DXF Electronic Approval Form

DRB Project Case #:

Subdivision Name:

Surveyor:

Contact Person:

Contact Information:

DXF Received:

Hard Copy Received:

Coordinate System:

*M Wenberg*  
Approved

9/5/07  
Date

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

**AGIS Use Only**

Copied fc **6788** to agiscov on **9/5/2007** Contact person notified on **9/5/2007**

# CITY OF ALBUQUERQUE



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

DEVELOPMENT REVIEW BOARD – SPEED MEMO

**DRB CASE NO/PROJECT NO: 1006788**

**AGENDA ITEM NO: 14**

**SUBJECT:**

Final Plat  
Preliminary Plat

**ACTION REQUESTED:**

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

**ENGINEERING COMMENTS:**

P.O. Box 1293

No adverse comments.

Albuquerque

New Mexico 87103

www.cabq.gov

**RESOLUTION:**

APPROVED ; DENIED ; DEFERRED ; COMMENTS PROVIDED ; WITHDRAWN

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

**SIGNED:** Bradley L. Bingham

**DATE:** SEPTEMBER 5, 2007

City Engineer / AMAFCA Designee    505-924-3986

0



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

September 5, 2007 9:00 A.M.

**MEMBERS:**

Sheran Matson, AICP, DRB Chair  
Sandra Handley, Administrative Assistant

Wilfred Gallegos, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, ABCWUA  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

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

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

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

- A. Call to Order 9:00 A.M. Adjourned: 12:10 P.M.
- B. Changes and/or Additions to the Agenda
- C. New or Old Business

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

**CASES WHICH REQUIRE PUBLIC NOTIFICATION**

**MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS**

1. **Project# 1006739**  
07DRB-70187 VACATION OF PUBLIC  
RIGHT-OF-WAY

JACK'S HIGH COUNTRY INC. agent(s) for MANUEL AND MARTHA P. BARRARA request(s) the above action(s) for all or a portion of the AMOLE DEL NORTE DIVERSION FACILITY, located on SAGE RD SW BETWEEN RAEI ST SW AND AMOLE DEL NORTE DIVERSION CHANNEL containing approximately 0.32 acre(s). (L-10) **DEFERRED AT THE AGENT'S REQUEST TO 09/12/07.**

2. **Project# 1001178**  
07DRB-70182 MAJOR - SDP FOR  
BUILDING PERMIT

RON BURTON, DWL ARCHITECTS agent(s) for CHECK WITH ME LLC request(s) the above action(s) for all or a portion of Tract(s) A-1-B-3, **ACME ACRES**, zoned C-3(SC), located on CUTLER AVE NE BETWEEN CARLISLE BLVD NE AND MORNINGSIDE DR NE containing approximately 0.89 acre(s). (H-17) **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO ABCWUA FOR REMOVAL OF TREES FROM THE SANITARY SEWER EASEMENT, FIRE FLOW CALCULATION SHEET, TO LABEL WATER METER SIZE AND TO PLANNING FOR: ZONING COMMENTS ADDRESSED, PATIO AREA NOTE, PLANNING COMMENTS ADDRESSED, CITY STANDARD DRAWING NUMBERS IN PUBLIC RIGHT-OF-WAY, MOTORCYCLE PARKING STALL DESIGNATIONS AND 3 COPIES OF THE SITE DEVELOPMENT PLAN AFTER THE 15 DAY APPEAL PERIOD.**

3. **Project# 1004989**  
07DRB-70183 MAJOR - AMENDMENT  
TO PRELIMINARY PLAT

BOHANNAN HUSTON INC. agent(s) for MESA VERDE DEVELOPMENT CO request(s) the above action(s) for all or a portion of Tract(s) A, WILDERNESS AT HIGH DESERT, UNIT 2 (to be known as **WILDERNESS CANON AT HIGH DESERT**) zoned SU-2 HD/R-R, located on HIGH DESERT PL NE BETWEEN TRAILHEAD RD NE AND EMBUDITO VIEW CT NE containing approximately 3.9653 acre(s). (F-23) **THE AMENDED PRELIMINARY PLAT, THE AMENDED GRADING AND DRAINAGE PLAN DATED 7/17/07 AND AMENDED INFRASTRUCTURE LIST DATED 09/05/07 WERE APPROVED. THIS AMENDMENT DOES NOT EXTEND THE EXPIRATION DATE OF THE ALREADY APPROVED PRELIMINARY PLAT. THAT DATE IS EXTENDED, HOWEVER, THE LENGTH OF THE APPEAL PERIOD.**

4. **Project# 1002715**  
07DRB-70184 VACATION OF PUBLIC  
RIGHT-OF-WAY  
07DRB-70185 BULK LAND VARIANCE  
07DRB-70186 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

ISAACSON AND ARFMAN PA agent(s) for PARADISE AT UNSER LLC request(s) the above action(s) for all or a portion of Lot(s) 1,2,3 & 4, replat of Tract H, LANDS OF HORIZON CORPORATION ( to be known as **PARADISE AT UNSER**), zoned SU-1 FOR C-1 USES/ SU-1 PRD-FAR 0.5, located on UNSER BLVD NW BETWEEN PARADISE BLVD NW AND LYONS BLVD NW containing approximately 29.8336 acre(s). (B-11) **DEFERRED AT THE AGENT'S REQUEST TO 09/12/07.**

5. **Project# 1005464**  
07DRB-70082 VACATION OF PUBLIC  
RIGHT-OF-WAY
- THOMPSON ENGINEERING CONSULTANTS INC  
agent(s) for ESMAIL HADARI request(s) the above  
action(s) for all or a portion of Lot(s) 32, Tract(s) A, **NORTH  
ALBUQUERQUE ACRES**, zoned R-LT, located on  
PALOMAR AVE NE between BARSTOW ST NE and  
VENTURA ST NE containing approximately 0.73 acre(s).  
*[Deferred at the Board's request from 07/18/07 & deferred  
from 08/15/07](D-19) OFFICIALLY WITHDRAWN AT THE  
AGENT'S REQUEST.*
6. **Project # 1005070**  
06DRB-01154 Major-Preliminary Plat  
Approval  
06DRB-01156 Minor-Sidewalk Waiver  
06DRB-01155 Minor-Temp Defer SDWK
- SURV-TEK INC & WILSON & COMPANY agent(s) for THE  
TRAILS LLC request(s) the above action(s) for all or a  
portion of Tract(s) 8, THE TRAILS, UNIT 2 (to be known as  
**TAOS @ THE TRAILS, UNIT 2**) zoned SU-2-SRLL,  
located on WOODMONT AVE NW, between UNIVERSE  
BLVD NW and RAINBOW BLVD NW containing  
approximately 9 acre(s). *[Deferred from 9/6/06, 9/13/06,  
9/27/06, 10/11/06, 10/25/06, 11/29/06, 12/20/06, 1/24/07,  
4/18/07, 6/20/07, 7/18/07 & 08/22/07] (C-9) DEFERRED  
AT THE AGENT'S REQUEST TO 09/26/07.*
7. **Project # 1005546**  
07DRB-00589 Major-Vacation of Pub  
Right-of-Way
- SURV TEK INC agent(s) for BLACK FARMS LLC  
request(s) the above action(s) for **BLACK FARMS  
ESTATE, UNIT 2**, zoned RA-1 located on IRVING BLVD  
NW between VALLEY VIEW DR NW and RIVERFRONTE  
DR NW. *[Deferred from 06/06/07] (C-13) DEFERRED AT  
THE AGENT'S REQUEST TO 11/07/07.*

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

8. **Project# 1004677**  
07DRB-70221 EPC APPROVED SDP  
FOR SUBDIVISION
- INFILL SOLUTIONS request(s) the above action(s) for all  
or a portion of Parcel 1, Tract(s) 133A1, 133A2, 133B, 134  
& 135A and Parcel 2 Tract(s) 129B1A, MRGCD Map 38,  
Tract(s) A & B, LANDS OF HB AND CALVIN HORN &  
LAGUNA SUBDIVISION, Tract(s) A1A, LAGUNA  
SUBDIVISION (to be known as **COUNTRY CLUB PLAZA**)  
zoned SU-2/CLD, located on CENTRAL AVE SW  
BETWEEN LAGUNA BLVD SW AND SAN PASQUALE  
AVE SW containing approximately 4.45 acre(s). **[Carmen  
Morrone, EPC Planner] (J-13) DEFERRED AT THE  
AGENT'S REQUEST TO 09/12/07.**

9. **Project# 1003359**  
07DRB-70226 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  
07DRB-70227 MINOR - SDP FOR  
BUILDING PERMIT

RIO GRANDE SURVEYING agent(s) for KASSAM BUSINESS CENTER LLC request(s) the above action(s) for all or a portion of Lot(s) 8-10 & 23-25, Tract(s) A, Block(s) 26, **NORTH ALBUQUERQUE ACRES, UNIT B**, zoned SU-2/IP, located on EAGLE ROCK AVE NE BETWEEN SAN PEDRO NE AND LOUISIANA NE containing approximately 6.01 acre(s). (C-18) **THE AGENT MUST PROVIDE A WITHDRAWAL LETTER FOR THE MINOR - PRELIMINARY/ FINAL PLAT, 07DRB-700089. DEFERRED AT THE AGENT'S REQUEST TO 09/12/07.**

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

10. **Project# 1006779**  
07DRB-70214 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for PATRICK APODACA request(s) the above action(s) for all or a portion of Lot(s) 23-26, Block(s) 2, **LA MESA ADDITION**, zoned R-T, located on DOMINGO RD NE BETWEEN ALCAZAR ST NE AND CHAMA ST NE containing approximately 0.6198 acre(s). (K-19) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

11. **Project# 1006784**  
07DRB-70219 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for RICHARD & JOANNE MCGRATH request(s) the above action(s) for all or a portion of Lot(s) 6 & 7, Block(s) 25 together with VACATED RIDGECREST DR SE, **RIDGECREST ADDITION**, zoned R-1, located on RIDGECREST DR SE BETWEEN MONROE PL SE AND PAMPAS DR SE (L-17) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR THE AGIS DXF FILE.**

12. **Project# 1005590**  
07DRB-70211 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

HIGH MESA CONSULTING GROUP agent(s) for ALBUQUERQUE PUBLIC SCHOOLS FACILITIES DESIGN & CONSTRUCTION request(s) the above action(s) for all or a portion of Tract(s) A & B, **SUSIE RAYOS MARMON ELEMENTARY CSHOOL**, zoned R-D 15 DU/A, located on ILIFF RD NW BETWEEN 72th ST NW AND 68th ST NW containing approximately 14.981 acre(s). (H-10) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR THE AGIS DXF FILE.**



13. **Project# 1002962**  
07DRB-70224 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

BOHANNAN HUSTON INC agent(s) for CANTATA AT THE TRAILS, INC. request(s) the above action(s) for all or a portion of Tract(s) A, B, & C, **CANTATA AT THE TRAILS, UNIT 2**, zoned SU-2, SU-1 FOR PARK & SU2 FOR UR, located on OAKRIDGE ST NW BETWEEN WOODMONT AVE NW AND PASEO DEL NORTE NW containing approximately 20.7395 acre(s). (C-9) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR CROSS LOT DRAINAGE EASEMENT AND TO PLANNING FOR THE SOLAR COLLECTOR LANGUAGE ON THE PLAT, AGIS DXF FILE AND TO RECORD.**

- ~~14. **Project# 1006788**~~  
07DRB-70223 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

BOHANNAN HUSTON INC agent(s) for KKY PROPERTIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 10-A, Tract(s) B-3-A-1 (to be known as **LOT 10-A-1 WASHINGTON BUSINESS PARK**) zoned SU-2/M-1, located on WASHINGTON ST NE BETWEEN WASHINGTON PL NE AND ALAMEDA BLVD NE containing approximately 5.9162 acre(s). (C-17) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR THE SOLAR COLLECTOR LANGUAGE, ENVIRONMENTAL HEALTH'S SIGNATURE, TO BE SURE SIDEWALKS EXISTING, AGIS DXF FILE AND TO RECORD.**

15. **Project# 1000029**  
07DRB-70225 SIDEWALK WAIVER

BOHANNAN HUSTON INC agent(s) for SAWMILL COMMUNITY LAND TRUST request(s) the above action(s) for all or a portion of **ARBOLERA DE VIDA PHASE 2B**, zoned SU2-M1, S-1, located on 18<sup>TH</sup> ST NW BETWEEN AGUA FRESCA NW AND MIS ABUELITOS DR NW containing approximately 23.8439 acre(s). (H-13) **THE SIDEWALK WAIVER WAS APPROVED AS SHOWN ON EXHIBIT C IN THE PLANNING FILE.**

16. **Project# 1004355**  
07DRB-70230 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

WILSON AND COMPANY INC agent(s) for KB HOMES NEW MEXICO request(s) the above action(s) for all or a portion of Lot(s) 1-4, Block(s) 2, Lot(s) 1-4, Block(s) 3, **VISTA VIEJA SUBDIVISION, UNIT 2**, zoned R-D, located on VISTA TERRAZA DR NW BETWEEN BOUVARDIA RD NW AND MOCK HEATHER RD NW containing approximately 1.35 acre(s). (D-9) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR THE SOLAR COLLECTOR LANGUAGE, REAL PROPERTY'S SIGNATURE ON THE PLAT, AGIS DXF FILE AND TO RECORD.**

17. **Project# 1004607**  
07DRB-70229 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

WILSON & COMPANY INC agent(s) for SALLS BROTHERS CONSTRUCTION INC request(s) the above action(s) for all or a portion of Lot(s) 8-11, Block(s) 12 & Lot(s) 10-13, Block(s) 14 of Unit(s) 3 and Lot(s) 1-6, Block(s) 20 of Unit 4, **VISTA VIEJA SUBDIVISION**, zoned R-D, located on VISTA TERRAZA DR NW BETWEEN BOUVARDIA RD NW AND MOCK HEATHER RD NW containing approximately 2.57 acre(s). (D-9) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR THE SOLAR COLLECTOR LANGUAGE, REAL PROPERTY'S SIGNATURE ON THE PLAT, AGIS DXF FILE AND TO RECORD.**

18. **Project# 1005185**  
07DRB-70222 MAJOR - FINAL PLAT  
APPROVAL

HARRIS SURVEYING INC agent(s) for "W" INVESTMENTS request(s) the above action(s) for all or a portion of Parcel 2-A-1, **'LAND OF EDMUND I RADY**, (to be known as **VILLA LOMA ESTATES**) zoned C-2, located on MONTGOMERY BLVD NE BETWEEN TRAMWAY BLVD NE AND BERMUDA RD NE containing approximately 2.6337 acre(s). (F-22) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR THE SOLAR COLLECTOR LANGUAGE, HOMEOWNER ASSOCIATION PRESIDENT'S SIGNATURE ON THE PLAT, AGIS DXF FILE AND TO RECORD.**

19. **Project# 1005482**  
07DRB-70228 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

DOUG SMITH SURVEYING agent(s) for ROBERT THOMAS request(s) the above action(s) for all or a portion of Lot(s) 2 & 3, **MIRA MESA ESTATES**, zoned C-2, located on HANOVER RD NW BETWEEN TELSTAR NW AND 64<sup>TH</sup> ST NW containing approximately 4.9993 acre(s). (J-10) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR THE AGIS DXF FILE AND TO RECORD.**

20. **Project# 1006785**  
07DRB-70220 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

WAYJOHN SURVEYING INC agent(s) for BARTON DARROW request(s) the above action(s) for all or a portion of Lot(s) B-1 & B-2, Block(s) 1, **MESA COURT ADDITION**, zoned R-3, located on HERMOSA DR SE BETWEEN CARLISLE PL SE AND SMITH AVE SE containing approximately 0.3344 acre(s). (L-16) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**

21. **Project# 1003674**  
07DRB-70075 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

TERRAMETRICS OF NEW MEXICO agent(s) for LLAVE DEVELOPMENT INC request(s) the above action(s) for all or a portion of Tract(s) A, RICH COURT SUBDIVISION (to be known as Lot(s) 7, 8, & 9 and Tract(s) A-1, RICH COURT SUBDIVISION) zoned R-D 3DU/A, located on ALAMEDA AVE NE between BARSTOW ST NE and VENTURA ST NE containing approximately 1.0376 acre(s). [Deferred from 06/27/07] (C-20) **PRELIMINARY AND FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR AMAFCA'S SIGNATURE, MAINTANENCE AND BENEFICIARIES OF ALL ACCESS EASEMENTS, ACCESS EASEMENTS TO LOT A-1, SANITARY SEWER EASEMENTS TO FUTURE CUL-DE-SAC AND STREET AND TO PLANNING FOR THE SOLAR COLLECTOR LANGUAGE ON THE PLAT AND TO RECORD.**

22. **Project # 1003800**  
07DRB-70212 MINOR - FINAL PLAT  
APPROVAL

LLAVE DEVELOPMENT INC. request(s) the above action(s) for all or any portion of Lot(s) 1-4, Block(s) 2, Tract(s) 3, NORTH ALBUQUERQUE ACRES, UNIT 3 (to be known as LA CUEVITA OESTE) zoned R-D residential and related uses zone, developing area located on EAGLE ROCK NE between BARSTOW NE and VENTURA NE containing approximately 4 acre(s). [REF: 05DRB01906, 05DRB01907, 05DRB01908] [Deferred from 08/29/07] (C-20) **FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**

**NO ACTION IS TAKEN ON THESE CASES:**

APPLICANT - AGENT IS REQUIRED TO BE AT THE MEETING

23. **Project# 1006783**  
07DRB-70218 SKETCH PLAT REVIEW  
AND COMMENT

RUDY RAEL request(s) the above action(s) for all or a portion of Lot(s) B-1, ROZZI, zoned R-1, located on MOUNTAIN RD NW BETWEEN RIO GRANDE BLVD NW AND MONTOYA RD NW containing approximately 0.21 acre(s). (J-12) **THE ABOVE REQUEST WAS REVIEWED AND COMMENTS WERE GIVEN.**

Other Matters: None.

ADJOURNED: 12:10 P.M.

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
September 5, 2007  
DRB Comments**

**ITEM # 14**

**PROJECT # 1006788 APPLICATION # 07-70223**

**RE: Lot 10-A-1, Washington Business Park/plat**

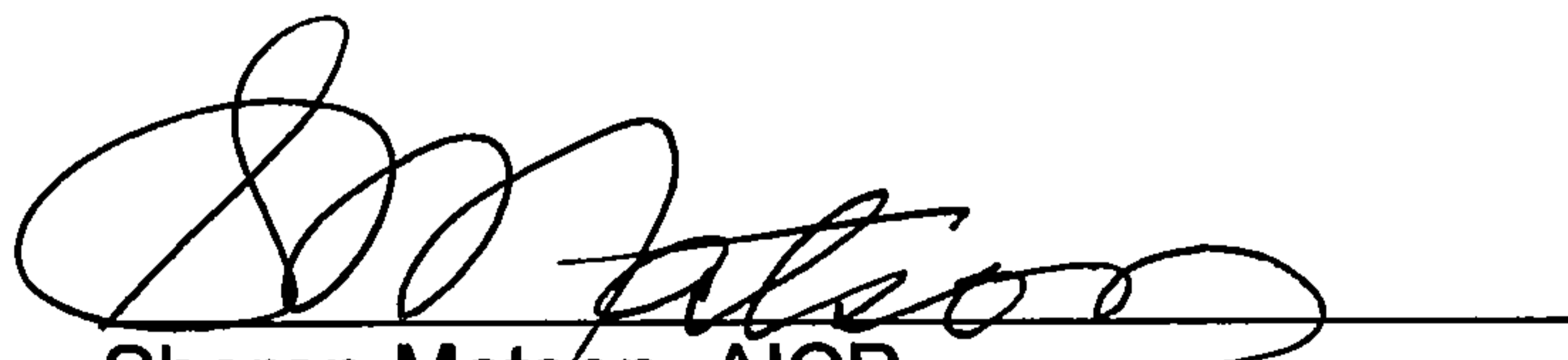
Be advised that any plats approved by DRB must contain the following language from the City Subdivision Ordinance:

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

Once this language is added, Planning has no objection to the requested replat.

Planning will take delegation of the plat for the addition of this language, AGIS dxf approval.

Please be sure Planning receives a copy of the recorded plat.



Sheran Matson, AICP  
DRB Chair  
924-3880 smatson@cabq.gov

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

08/28/2007 Issued By: PLNABG

**Permit Number: 2007 070 223** **Category Code 910**

**Application Number:** 07DRB-70223, Minor - Preliminary/ Final Plat Approval

**Address:**

**Location Description:** WASHINGTON ST NE BETWEEN WASHINGTON PL NE AND ALAMEDA NE

**Project Number:** 1006788

**Applicant**

Kky Properties, Llc

8501 Washington Ne  
Albuquerque, NM 87113  
884-0884

**Agent / Contact**

Bohannon Huston Inc  
Kevin Patton  
7500 Jefferson Ne  
Albuquerque, NM 87109

kpatton@bhinc.com

**Application Fees**

441018/4971000	Public Notification	
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$215.00
<b>TOTAL:</b>		<b>\$235.00</b>

City Of Albuquerque  
Treasury Division

8/28/2007 11:49AM LUC: ANNX  
WS# 007 TRANS# 0027  
RECEIPT# 00087214-00087216  
PERM# 2007070223 TRSMSP  
Trans Amt \$630.00  
Conflict Manag. Fee \$20.00  
DRB Actions \$215.00  
VI \$630.00  
CHANGE \$0.00

Thank You



FILE


**INTERA Incorporated**  
6000 Uptown Boulevard NE  
Suite 100  
Albuquerque, NM 87110  
Telephone: 505 246 1600  
Fax: 505 246 2600

## MEMORANDUM

DATE: September 3, 2007

TO: Sheran Matson, Planning Department – Design Review Board

COPY: Suzanne Busch, Environmental Health Department  
Kevin Curran, Legal Department  
Bohannon Huston

FROM: James Joseph, INTERA Inc. 

SUBJECT: Project # 1006788, 07DRB-70223 Minor – Preliminary/Final Plat Approval, Lot 10-A, Tract B-3-A-1 (to be known as Lot 10-A-1 Washington Business Park), Located on Washington St. NE between Washington Pl. NE and Alameda Blvd. NE.

---

There is the potential for the above-named project to be impacted by the presence of landfill gas generated by a former City owned/operated landfill (Los Angeles Landfill). The developers of this site are required to follow the most current version of the “City of Albuquerque Interim Guidelines for Development within City Designated Landfill Buffer Zones”. A review and approval of the Site Plan(s), the proposed construction, design drawings, and a certification of construction will be required by the Environmental Health Department, Environmental Services Division.

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
September 5, 2007  
DRB Comments**

**ITEM # 14**

**PROJECT # 1006788 APPLICATION # 07-70223**

**RE: Lot 10-A-1, Washington Business Park/plat**

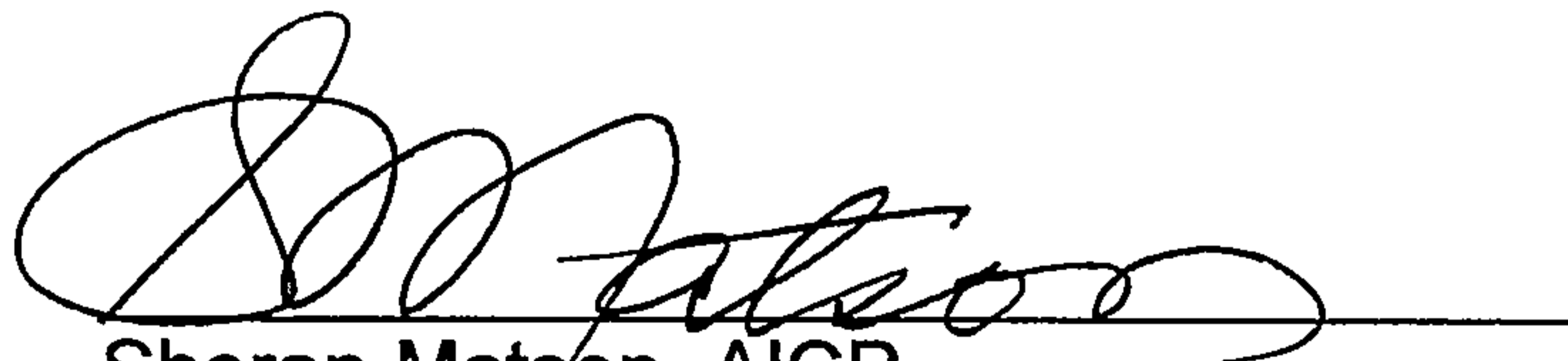
Be advised that any plats approved by DRB must contain the following language from the City Subdivision Ordinance:

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

Once this language is added, Planning has no objection to the requested replat.

Planning will take delegation of the plat for the addition of this language, AGIS dxf approval.

Please be sure Planning receives a copy of the recorded plat.



Sheran Matson, AICP

DRB Chair

924-3880 smatson@cabq.gov

# City of Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

### SUBDIVISION

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

### SITE DEVELOPMENT PLAN

- for Subdivision
- 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)
- D 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 2<sup>nd</sup> 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): Behannon Houston, Inc. PHONE: 823-1000  
 ADDRESS: 7500 JOFFERSON NE FAX: 798-7988  
 CITY: ABQ STATE: NM ZIP: 87109 E-MAIL: \_\_\_\_\_

APPLICANT: KKY Properties, LLC PHONE: 884-0404  
 ADDRESS: 8501 Washington NE FAX: 883-5073  
 CITY: ABQ STATE: NM ZIP: 87113 E-MAIL: \_\_\_\_\_

Proprietary interest in site: Owner List all owners: N/A

DESCRIPTION OF REQUEST: Preliminary / Final plat approval

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-3-A-1 & LOT 10-A Block: \_\_\_\_\_ Unit: \_\_\_\_\_  
 Subdiv/Addn/TBKA: LOT 10-A-1 WASHINGTON BUSINESS PARK  
 Existing Zoning: OU-2/M-1 Proposed zoning: \_\_\_\_\_ MRGCD Map No \_\_\_\_\_  
 Zone Atlas page(s): C-17 UPC Code: 101706424026130233  
101706421927030230

#### 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: 2 No. of proposed lots: 1 Total area of site (acres): 5.9162  
 LOCATION OF PROPERTY BY STREETS: On or Near: Washington St. NE  
 Between: Washington Pl. NE and Hameda Blvd. NE

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

SIGNATURE Bruce Stidworthy DATE 8-28-07  
 (Print) Bruce Stidworthy 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>07 DRB - 70223</u>	<u>PIF</u>	<u>913</u>	<u>\$ 215.<sup>00</sup></u>
_____	<u>CMF</u>	_____	<u>\$ 20.<sup>00</sup></u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____

Hearing date September 5, 2007

Total \$ 235.<sup>02</sup>

Andrew Encas 8/28/07  
 Planner signature / date

Project # 1006788



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

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

- SKETCH PLAT REVIEW AND COMMENT (DRB22)** Your attendance is required.
- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
  - Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) **6 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the request
  - List any original and/or related file numbers on the cover application

- EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)** Your attendance is required.
- required.
- Preliminary Plat reduced to 8.5" x 11"
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the request
  - Copy of DRB approved infrastructure list
  - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
  - List any original and/or related file numbers on the cover application
- Extension of preliminary plat approval expires after one year.**

- MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12)** Your attendance is required.
- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
  - Signed & recorded Final Pre-Development Facilities Fee Agreement for **Residential** development only
  - Design elevations & cross sections of perimeter walls **3 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
  - Copy of recorded SIA
  - Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
  - List any original and/or related file numbers on the cover application
  - DXF file and hard copy of final plat data for AGIS is required.

- MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16)** Your attendance is required.
- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies** for unadvertised meetings
  - Signed & recorded Final Pre-Development Facilities Fee Agreement for **Residential** development only
  - Design elevations and cross sections of perimeter walls (11" by 17" maximum) **3 copies**
  - Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) **6 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the request
  - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
  - Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
  - Fee (see schedule)
  - List any original and/or related file numbers on the cover application
  - Infrastructure list if required (**verify with DRB Engineer**)
  - DXF file and hard copy of final plat data for AGIS is required. *pending*

- AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03)** Your attendance is required.
- PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.
- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
  - Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the request
  - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
  - List any original and/or related file numbers on the cover application
- Amended preliminary plat approval expires after one year**

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

Bruce Stidworthy  
 Applicant name (print)  
*Bruce Stidworthy*  
 Applicant signature / date  
 8-28-2007



- Checklists complete
  - Fees collected
  - Case #s assigned
  - Related #s listed
- Application case numbers  
 07 DRB3 - - 70223

Form revised 4/07  
*Andrew Amur* 8/28/07  
 Planner signature / date  
**Project #** 1006788

Courtyard I  
7500 Jefferson St. NE  
Albuquerque, NM  
87109-4335

[www.bhinc.com](http://www.bhinc.com)

voice: 505.823.1000  
facsimile: 505.798.7988  
toll free: 800.877.5332

August 28, 2007

Sheran Matson, Chair  
Development Review Board  
City of Albuquerque  
P.O. Box 1293  
Albuquerque, New Mexico 87103

Re: Preliminary/Final Plat Approval  
Lot 10-A-1 Washington Business Park

Dear Sheran:

Enclosed for review and approval by the Development Review Board (DRB) are copies of the following information:

- Development Review Applications
- Fee on the amount of \$ 235.00
- Six (6) copies of the Preliminary/Final Plat, and
- Zone Atlas Map showing the location of the property

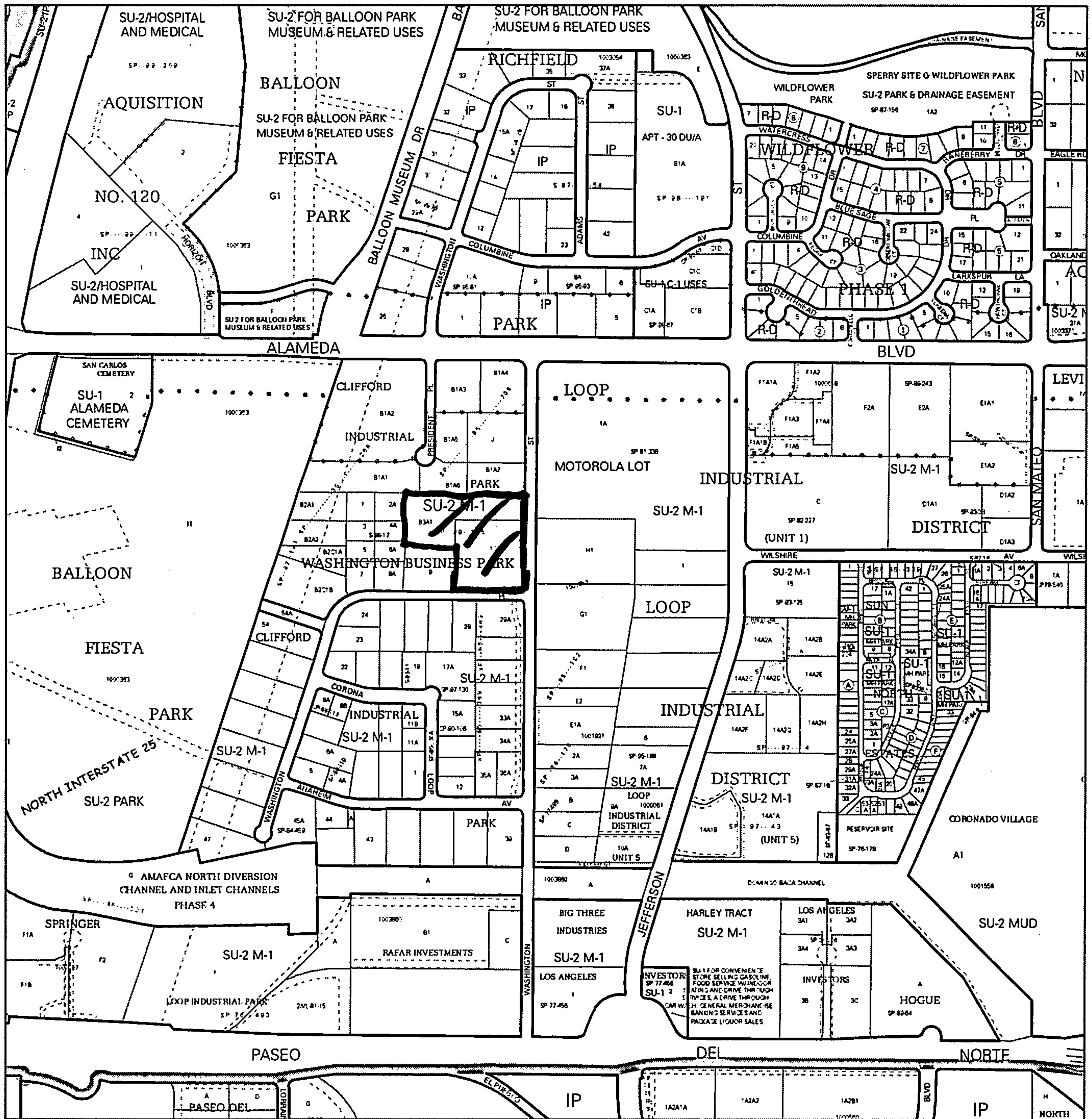
The purpose of this plat is to combine Tracts B-3-A-1 and Lot 10-A into 1 lot and to grant an easement.

Please place this item on the DRB Agenda to be heard on September 5, 2007. If you have any questions or require additional information, please contact me.

Sincerely,



Bruce Stidworthy, P.E.  
Vice President  
Community Development and Planning Group



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

Map amended through: 5/17/2007

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**C-17-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