



))

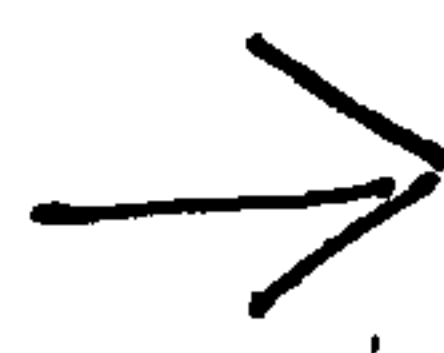
COMPLETED 01/13/09 *SH*
DRB CASE ACTION LOG (SDP - BUILDING P.)
 REVISED 10/08/07

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

DRB Application No.: 08DRB-70327 Project # 1006976
 Project Name: SECTION 21
 Agent: DAVID OBERSTEIN Phone No.: 986-0700

Your request was approved on 7/30/08 by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED



TRANSPORTATION: - see comments; provide copy
~~of 1953 plat~~
 1/7/09

CRYSTAL

UTILITIES: _____

CITY ENGINEER / AMAFCA: _____

*Water Authority
 poses been
 get reapproval*

PARKS / CIP: _____

*then
 Jack to
 SLON.
 Jack*



PLANNING (Last to sign): - show fire line and existing water meters on site plan

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.

*Dave K...
 1/9/09*

49291 Amie's Inks

- 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 On:



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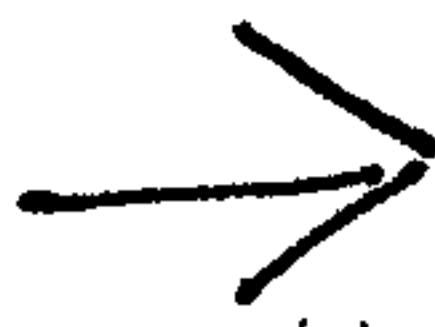
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Dave K. Green
 1/9/09

49791 Jim's Inks

Created On:



DRB CASE ACTION LOG (SDP – BUILDING P.)

REVISED 10/08/07

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Project # 1006976

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Phone No.: 986-0700

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UTILITIES: _____

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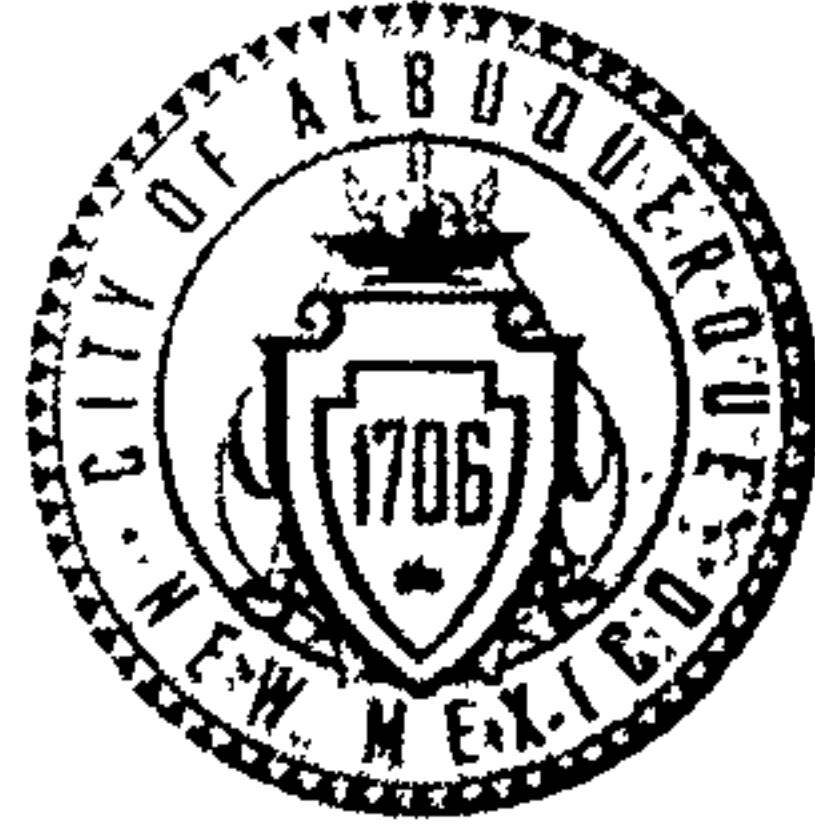
PARKS / CIP: _____



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 - AGIS DXF File approval required.**
 - Copy of recorded plat for Planning.**

Created On:



**DEVELOPMENT REVIEW BOARD
Action Sheet**

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

July 30, 2008
MEMBERS:

**Jack Cloud, AICP, DRB Chairman, Planning Department
Angela Gomez, Administrative Assistant**

**Kristal Metro, P.E., Transportation Development Roger Green, P.E., Albuquerque/ Bernalillo Co.WUA
Brad Bingham, P.E., Hydrology/ Alternate City Engineer Christina Sandoval, Parks/Municipal Development**

**CASES WHICH REQUIRE PUBLIC NOTIFICATION
MAJOR SUBDIVISIONS, VACATIONS, SIA EXTENSIONS AND SITE DEVELOPMENT PLANS**

1. **Project# 1007137**
08DRB-70097 VACATION OF PUBLIC
RIGHT-OF-WAY
ISMELDA F. FLORES request(s) the above/ referenced
action(s) for all or a portion of the alley at the rear of Lot(s)
1, Block B, **CACY SUBDIVISION** zoned R-2, located on
the east side of CORONA DR NW BETWEEN
PHEASANT AVE NW AND FLAMINGO AVE NW. (G-
11) [*Deferred from 3/26/08, 5/7/08 & 7/16/08*] **DEFERRED
TO 10/29/08 AT THE AGENT'S REQUEST.**
2. **Project# 1003604**
08DRB-70298 VACATION OF PUBLIC
EASEMENT
ALPHA PROFESSIONAL SURVEYING agent(s) for
ANTHONY MONTOYA JR request(s) the above action(s)
for all or a portion of Lot(s) A, **MIRA MESA ESTATES**
zoned R-2, located on TELSTAR LOOP NW BETWEEN
68TH ST NW AND GLENRIO RD NW containing
approximately .2353 acre(s). (J-10) **DEFERRED TO 8/6/08
AT THE AGENT'S REQUEST.**
3. **Project# 1007139**
08DRB-70299 VACATION OF PUBLIC
EASEMENT
08DRB-70304 SIDEWALK WAIVER
08DRB-70305 MINOR - TEMP DEFR
SWDK CONST
08DRB-70306 MAJOR - PRELIMINARY
PLAT APPROVAL
08DRB-70307 MAJOR - SDP FOR
SUBDIVISION
MARK GOODWIN AND ASSOCIATES PA agent(s) for
JUAN TABO HILLS LLC request(s) the above action(s)
for all or a portion of Tract(s) 3-A & 4-A, **JUAN TABO
HILLS Unit(s) 1**, zoned RD, SU-1, located on JUAN
TABO BLVD SE BETWEE N GULFSTREAM DR SE
AND TIJERAS ARROYO containing approximately
14.3953 acre(s). (M-22) **DEFERRED TO 8/20/08 AT THE
AGENT'S REQUEST.**

4. **Project# 1007140**
08DRB-70297 VACATION OF PUBLIC
EASEMENT
08DRB-70300 SIDEWALK WAIVER
08DRB-70301 MINOR - TEMP DEFR
SWDK CONST
08DRB-70302 MAJOR - SDP FOR
SUBDIVISION
08DRB-70303 MAJOR - PRELIMINARY
PLAT APPROVAL

MARK GOODWIN AND ASSOCIATES PA agent(s) for JUAN TABO HILLS, LLC request(s) the above action(s) for all or a portion of Tract(s) 2-A, A-C, **JUAN TABO HILLS, UNIT 1** zoned AD, SU-1, located on JUAN TABO BLVD BETWEEN VIA POSADA RD AND JULFSTREAM DR containing approximately 41.0242 acre(s). (M-22) **DEFERRED TO 8/27/08 AT THE AGENT'S REQUEST.**

5. **Project# 1003688**
08DRB-70290 VACATION OF PUBLIC
EASEMENT
08DRB-70291 VACATION OF PRIVATE
EASEMENT

SURV-TEK INC agent(s) for THE TRAILS LLC request(s) the above action(s) for all or a portion of Tract(s) 9, **THE TRAILS Unit(s) 3A**, zoned SU-2 FOR SRSL 26, SU-1 FOR SCHOOL, PARK, OPEN SPACE & FUTURE ROW, located on WOODMONT AVE NW BETWEEN RAINBOW BLVD NW AND PASEO DEL NORTE NW containing approximately 25.25 acre(s). (C-9100906413032322306) [Deferred from 7/23/08] **DEFERRED TO 8/6/08 AT THE AGENT'S REQUEST.**

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

6. **Project# 1006976**
08DRB-70327 EPC APPROVED SDP
FOR BUILD PERMIT

DAVID OBERSTEIN agent(s) for MEMORIAL VENTURES LLC request(s) the above action(s) for all or a portion of Tract(s) A, **SECTION 21, T. 10 N. R 3E NMPM** zoned SU-2 / RO, located on CENTRAL SE BETWEEN ELM SE AND GOLD AVE SE containing approximately 2.27 acre(s). (K-15) **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO TRANSPORTATION TO PROVIDE A COPY OF 1953 PLAT AND FOR COMMENTS AND TO PLANNING TO SHOW FIRELINE AND EXISTING WATER METERS ON SITE PLAN.**

7. **Project# 1007313**
08DRB-70329 EPC APPROVED SDP
FOR BUILD PERMIT

JOHN FRIEDMAN, AIA agent(s) for DR CHARLES PACE request(s) the above action(s) for all or a portion of Lot(s) 3, **BOSQUE PLAZA SUBDIVISION** zoned C-1 (CS), located on BOSQUE PLAZA LANE, NW BETWEEN LA ORILLA, NW AND COORS BLVD NW containing approximately .5161 acre(s). (E-12) **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO TRANSPORTATION FOR COMMENTS AND TO PLANNING TO ADD FIRE HYDRANT AND TO MOVE SEWER SERVICE AND TO SIGN AFTER 8/1/08.**

8. **Project# 1000650**
08DRB-70237 EPC APPROVED SDP
FOR BUILD PERMIT
- GEORGE RAINHART & ASSSOC. agent(s) for NEW MEXICO EDUCATORS FEDERAL CREDIT UNION request(s) the above action(s) for all or a portion of Lot(s) 2A, **LAMONICA & WENK**, zoned SU-1 / C-1, located on COORS BLVD AND RIO BRAVO containing approximately 1.55 acre(s). (P-10) [*Deferred from 5/28/08, 6/4/08, 6/11/08 , 6/25/08, 7/9/08 & 7/23/08*] **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO TRANSPORTATION FOR COMMENTS AND TO CITY ENGINEER FOR SIA AND FOR SOLID WASTE SIGN OFF. 3 COPIES OF APPROVED SITE PLAN MUST BE PROVIDED TO PLANNING.**

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

9. **Project# 1001449**
08DRB-70332 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- ABQ ENGINEERING agent(s) for DT KABD DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 9, Block(s) A, **KIRTLAND ADDITION Unit(s) 2**, zoned C-1, located on GIBSON SE BETWEEN UNIVERSITY SE AND YALE SE containing approximately 3.254 acre(s). (M-15) **DEFERRED TO 8/6/08 AT THE AGENT'S REQUEST.**
10. **Project# 1004607**
08DRB-70334 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- WILSON & COMPANY agent(s) for SALLS BROTHERS CONSTRUCTION INC request(s) the above action(s) for all or a portion of Block(s) 15 & 16, **VISRA VIEJA Unit(s) 3**, zoned RD, located on GROUNDSEL RD NW BETWEEN METE SOT NW AND VISTA TERRAZA DR NW containing approximately 6.32 acre(s). (D-9) **DEFERRED TO 8/6/08 AT THE AGENT'S REQUEST.**
11. **Project# 1004300**
08DRB-70330 EXT OF MAJOR
PRELIMINARY PLAT
- WAYJOHN SURVEYING INC agent(s) for ELITE DRI-WALL request(s) the above action(s) for all or a portion of Lot(s) 31 & 32, Block(s) 9, **TRACT A, NORTH ALBUQUERQUE ACRES Unit(s) B,,** zoned SU-2/M1, located on EAGLE ROCK AVE NE BETWEEN SAN MATEO BLVD NE AND INTERSTATE 25 containing approximately 1.9986 acre(s). (C-18) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**
12. **Project# 1007314**
08DRB-70331 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- WAYJOHN SURVEYING INC agent(s) for SLICE PIE LLC request(s) the above action(s) for all or a portion of Lot(s) 1-3 & 32-34, Block(s) 3, **EAST CENTRAL BUSINESS ADDITION** zoned C-2, located on CENTRAL AVE SE BETWEEN ELIZABETH ST SE AND DOROTHY ST SE containing approximately 1.1641 acre(s). (L-21) **THE PRELIMINARY/FINAL PLAT WAS APPROVED. AGIS DXF FILE MUST BE PROVIDED TO PLANNING IN ADDITION TO A COPY OF THE RECORDED PLAT.**

13. **Project# 1007342**
08DRB-70336 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

ERANEST H LEGER agent(s) for ERANEST H LEGER request(s) the above action(s) for all or a portion of **ROSSITER ADDITION** zoned R-1, located on 11TH ST NW BETWEEN BELLROSE AVE NW AND GRIEGOS RD NW containing approximately .4598 acre(s). (F-14) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION FOR 20 FOOT RADIUS DEDICATION AND TO PLANNING FOR AGIS DXF FILE.**

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

14. **Project# 1006982**
08DRB-70328 SKETCH PLAT REVIEW
AND COMMENT

CARTESIAN SURVEYS INC agent(s) for KBCK, LLC request(s) the above action(s) for all or a portion of Lot(s) 13, Block(s) 3, **FRANCISCAN ACRES** zoned SUK-2, R-T, located on BROADWAY BLVD SE BETWEEN MENAUL BLVD SE AND INTERSTATE 40 containing approximately .338 acre(s). (H-14) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**

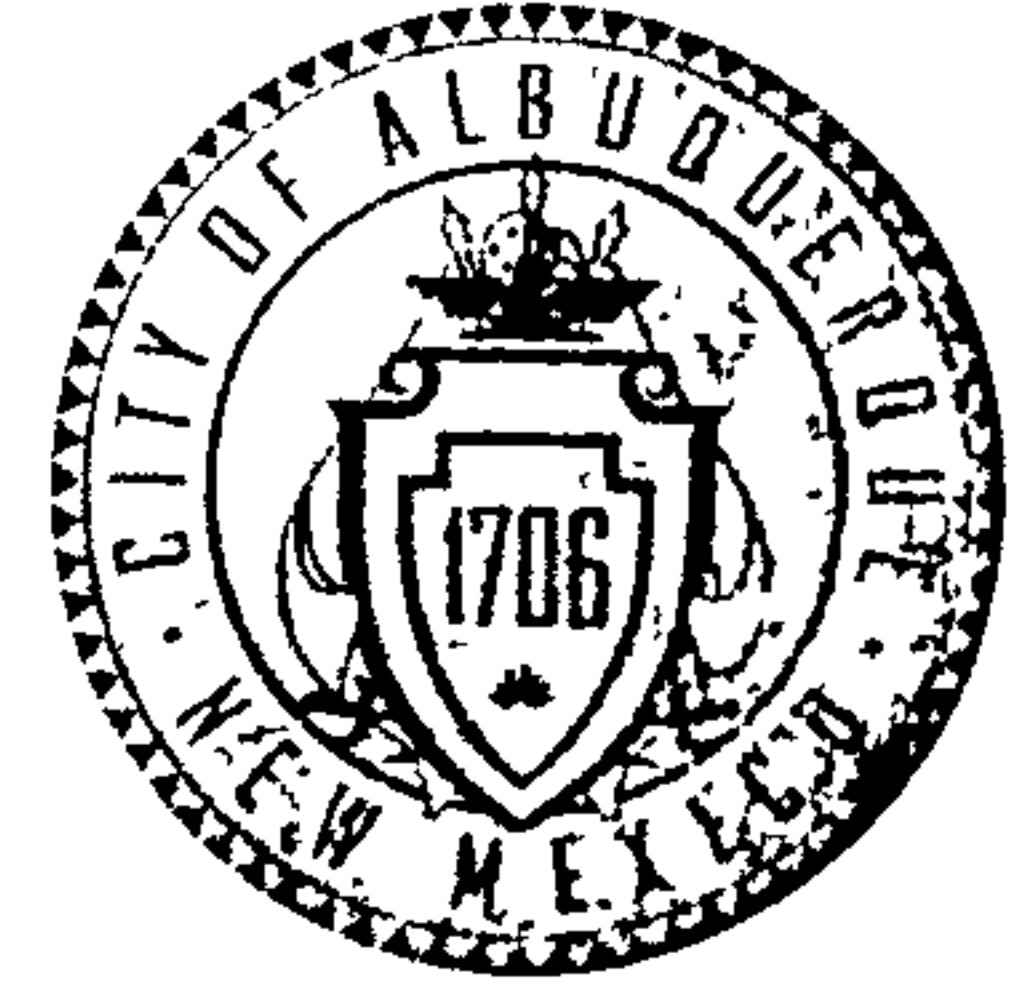
15. **Project# 1006936**
08DRB-70335 SKETCH PLAT REVIEW
AND COMMENT

RIO GRANDE SURVEYING CO agent(s) for COA REAL ESTATE OFFICES request(s) the above action(s) for all or a portion of Block(s) 29, **TRANSPORTATION CENTER SUBDIVISION** zoned SU-3, located on 2ND ST SW BETWEEN LEAD SW AND GOLD SW containing approximately 3.3 acre(s). (K-14) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**

16. Other Matters: None.

ADJOURNED: 11:30

CITY OF ALBUQUERQUE



CITY OF ALBUQUERQUE PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1006976

AGENDA ITEM NO: 6

SUBJECT:

Site Plan for BP

ACTION REQUESTED:

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

PO Box 1293

ENGINEERING COMMENTS:

No adverse comments.

Albuquerque

NM 87103

RESOLUTION:

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

www.cabq.gov

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: July 30, 2008

**City of Albuquerque
Planning Department
Inter-Office Memorandum**

To: Jack Cloud, DRB Chair

From: Maryellen Hennessy, Planner, Development Review Division 

Date: July 28, 2008

Subject: Project # 1006976 / 07EPC-40099 - SITE DEVELOPMENT -
BUILDING PERMIT

On March 20, 2008, the Environmental Planning Commission approved Project # 1006976 / 07EPC-40099, a Site Development Plan for Building Permit, subject to 17 findings and 6 conditions, for 806 Central SE, described as Tract A, Memorial Hospital Complex, zoned SU-2/SU-1 for Office, Residential and Hotel uses.

The revised site development plan meets EPC conditions of approval and can be delegated to DRB for final sign-off.

If you have any questions regarding this case, please do not hesitate to call me at 924-3891.

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

Meeting Date: October 7, 2009
Zone Atlas Page: K-15
Notification Radius: 100 Ft.

Project# 1006976
App# 09DRB-70294
09DRB-70295

Cross Reference and Location: 800 CENTRAL AVE SE BETWEEN I-25 AND ELM
ST SE

Applicant: MEMORIAL VENTURES, LLC
PO BOX 1477
SANTA FE, NM 87504

Agent: HIGH MESA CONSULTING GROUP
6010-B MIDWAY PARK BLVD NE
ALBUQUERQUE, NM 87109

Special Instructions:

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

Date Mailed: SEPTEMBER 18, 2009
Signature: ERIN TREMLIN

R e c	UPC CODE	OWNER	OWNER ADDRES S	OW NER CITY	OW NER STA TE	OW NE R ZI PC ODE	PR OP ER TY CL AS S	TA X DI ST RI CT	LEGAL	AC RE S
1	10150 57017 36621 403	MILTON' FAMILY R ESTAURANT	725 CEN TRAL AV E NE	ALB UQU ERQ UE	N M	87 10 6	C	A1 A	LOT 4-A BLK 44 PLAT OF LOTS 4-A & 6- A BLK 44 HUNING'SHIGHLAND ADD'N CONT 1746 AC	0.1 691 851 7
2	10150 57053 36221 504	AMBICA INC	817 CEN TRAL AV E NE	ALB UQU ERQ UE	N M	87 10 2	C	A1 A	LT 10 EXC THE SLY PORT OUT TO RW BLK 1 BRO WNWELL AND LAIL'S HIGHLAND ADDN AND PORT OF VAC ALLEY ADJ CONT 0 1515 AC M/LOR 6,599 SQ FT M/L	0.1 697 210 8
3	10150 57039 30020 806	CITY OF ALBUQUE RQUE REAL ESTA TE OFFICE	PO BOX 1293	ALB UQU ERQ UE	N M	87 10 3	V	A1 A	TERRACE ADDN HIGHLAND PARK	2.5 383 208 4
4	10150 57017 32920 903	ARNO STREET HO LDING COMPANY CORPORATION	717 GOL D AVE S E	ALB UQU ERQ UE	N M	87 10 2	R	A1 A	43 HUNING HIGHLAND ADDN W46 1/2 FT OF E 96F T OF LOTS 4 & 5 & 6 BLK 43	0 1 674 786 1
5	10150 57012 32920 902	GABEL DOUGLAS R & MARIA P	114 HUM BOLDT S T	SAN RAF AEL	C A	94 90 1	R	A1 A	* 004 043HUNING HIGHLAND W46 FT L4, 5 & 6	0 1 674 926
6	10150 57015 34320 907	SHOKOOHI ISSA & MEMARIAN STEV E & ABOTALEBI AH MAD	PO BOX 40221	ALB UQU ERQ UE	N M	87 19 6	V	A1 A	W'LY 72 FT LTS 1, 2 & 3 BLK 43 HUNING HIGHLAND CONT .2583 AC +/-	0.2 606 359 1
7	10150 57064 36221 506	AMBICA INC	817 CEN TRAL AV E NE	ALB UQU ERQ UE	N M	87 10 2	C	A1 A	LT 12 EXC THE SLY PORT OUT TO RW BLK 1 BRO WNWELL AND LAIL'S HIGHLAND ADDN AND PORT OF VAC ALLEY ADJ CONT 0.1148 AC M/LOR 5,001 SQ FT M/L	0.1 258 592 2
8	10150 57021 33820 905	GALLEGOS THOM AS A TRUSTEE	12 APPL EWOOD LN NW	ALB UQU ERQ UE	N M	87 10 7	C	A1 A	* 003 043HUNING HIGHLAND E1/2 L3	0.0 845 349 3
9	10150 57021 32820 904	DORRIS RALPH ST EWART JR	721 GOL D AVE S E	ALB UQU ERQ UE	N M	87 10 2	R	A1 A	E 49 1/2' OF LTS 4 5 & 6 BLK 43 HUNING HIGHLAND ADDN	0 1 680 893 9
10	10150 57014 30720 706	ALBUQUERQUE P RESS CLUB	201 HIG HLAND P ARK CIR SE	ALB UQU ERQ UE	N M	87 10 2	C	A1 A	LOT 1 & PROTIONS OF LOTS 2 & 3 BLK 42 HUNING S HIGHLAND ADD CONT 0.3150 AC M/L OR 13721 S Q T	0.3 264 389 7
11	10150 57025 36321 404	SHOKOOHI ISSA & FARNOUSH FALA KROU ETAL	725 CEN TRAL AV E NE	ALB UQU ERQ UE	N M	87 10 2	C	A1 A	LOT 6-A BLK 44 PLAT OF LOTS 4-A & 6- A BLK 44 HUNING'SHIGHLAND ADD'N CONT .3166 AC	0.3 387 084 5
12	10150 57013 30320 705	HOCH WILLIAM W	205 HIG HLAND P ARK SE	ALB UQU ERQ UE	N M	87 10 2	R	A1 A	PORS OF LTS 2 & 3 BLK 42 HUNINGS HIGHLAND A DD CONT 0.134 AC	0 1 540 552 5
13	10150 57046 33521 006	MEMORIAL VENTU RES LLC	P O BOX 1477	SAN TA F E	N M	87 50 4	C	A1 A	TRACT A REPL MAP FOR TR A MEMORIAL HOSPIT AL COMPLEX CONT 2.2749 AC M/L	2.2 723 930 6
14	10150 57059 36221 505	AMBICA INC	817 CEN TRAL AV E NE	ALB UQU ERQ UE	N M	87 10 2	C	A1 A	LT 11 EXC THE SLY PORT OUT TO RW BLK 1 BRO WNWELL AND LAIL'S HIGHLAND ADDN AND PORT OF VAC ALLEY ADJ CONT 0 1205 AC M/LOR 5,249 SQ FT M/L	0.1 372 815 1

1 5	10150 57044 36321 501	S K & D INC	801 CEN TRAL AV E NE	ALB UQU ERQ UE	N M	87 10 2	C	A1 A	LOTS 7, 8 TOGETHER WITH ALL OF LOT 9 & PORTI ON VACATEDALLEY ADJACENT BLOCK 1 BROWN WELL & LAIL'S HIGHLANDADD'N CONT .4830 AC	0.5 446 316 2
1 6	10150 57022 34520 906	SHOKOOHI ISSA & MEMARIAN STEV E & ABOTALEBI AH MAD	PO BOX 40221	ALB UQU ERQ UE	N M	87 19 6	C	A1 A	E'LY 1/2 LTS 1 & 2 BLK 43 HUNING HIGHLAND CO NT 1687 AC +/-	0.1 754 265 7

OR CURRENT RESIDENT
101505701430720706
ALBUQUERQUE PRESS CLUB
201 HIGHLAND PARK CIR SE
ALBUQUERQUE, NM 87102

OR CURRENT RESIDENT
101505702132820904
DORRIS RALPH STEWART JR
721 GOLD AVE SE
ALBUQUERQUE, NM 87102

OR CURRENT RESIDENT
101505701330320705
HOCH WILLIAM W
205 HIGHLAND PARK SE
ALBUQUERQUE, NM 87102

OR CURRENT RESIDENT
101505704436321501
S K & D INC
801 CENTRAL AVE NE
ALBUQUERQUE, NM 87102

Project# 1006976
TERRY KEENE
Broadway Central Corridors Part. Inc.
424 CENTRAL AVE SE
ALBUQUERQUE, NM 87102

Project# 1006976
AMBERLEY PYLES
Huning Highland Historic Assoc.
306 EDITH AVE SE
ALBUQUERQUE, NM 87102

Project# 1006976
VALARIE J ST JOHN
Spruce Park NA Inc.
441 ASH ST NE
ALBUQUERQUE, NM 87106

Project# 1006976
MARDON GARDELLA
Sycamore NA
411 MAPLE ST NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101505705336221504
AMBICA INC
817 CENTRAL AVE NE
ALBUQUERQUE, NM 87102

OR CURRENT RESIDENT
101505701232920902
GABEL DOUGLAS R & MARIA P
114 HUMBOLDT ST
SAN RAFAEL, CA 94901

Project# 1006976
101505704633521006
MEMORIAL VENTURES LLC
P O BOX 1477
SANTA FE, NM 87504

OR CURRENT RESIDENT
101505702536321404
SHOKOOHI ISSA & FARNOUSH
FALAKROU ETAL
725 CENTRAL AVE NE
ALBUQUERQUE, NM 87102

Project# 1006976
ROB DICKSON
Broadway Central Corridors Part. Inc.
301 CENTRAL AVE NE # 313
ALBUQUERQUE, NM 87102

Project# 1006976
GORDON REISELT
Silver Hill NA
1515 SILVER SE
ALBUQUERQUE, NM 87106

Project# 1006976
BART CHIMENTI
Spruce Park NA Inc.
1502 ROMA NE
ALBUQUERQUE, NM 87106

OR CURRENT RESIDENT
101505701732920903
ARNO STREET HOLDING COMPANY
CORPORATION
717 GOLD AVE SE
ALBUQUERQUE, NM 87102

OR CURRENT RESIDENT
101505702133820905
GALLEGOS THOMAS A TRUSTEE
12 APPLEWOOD LN NW
ALBUQUERQUE, NM 87107

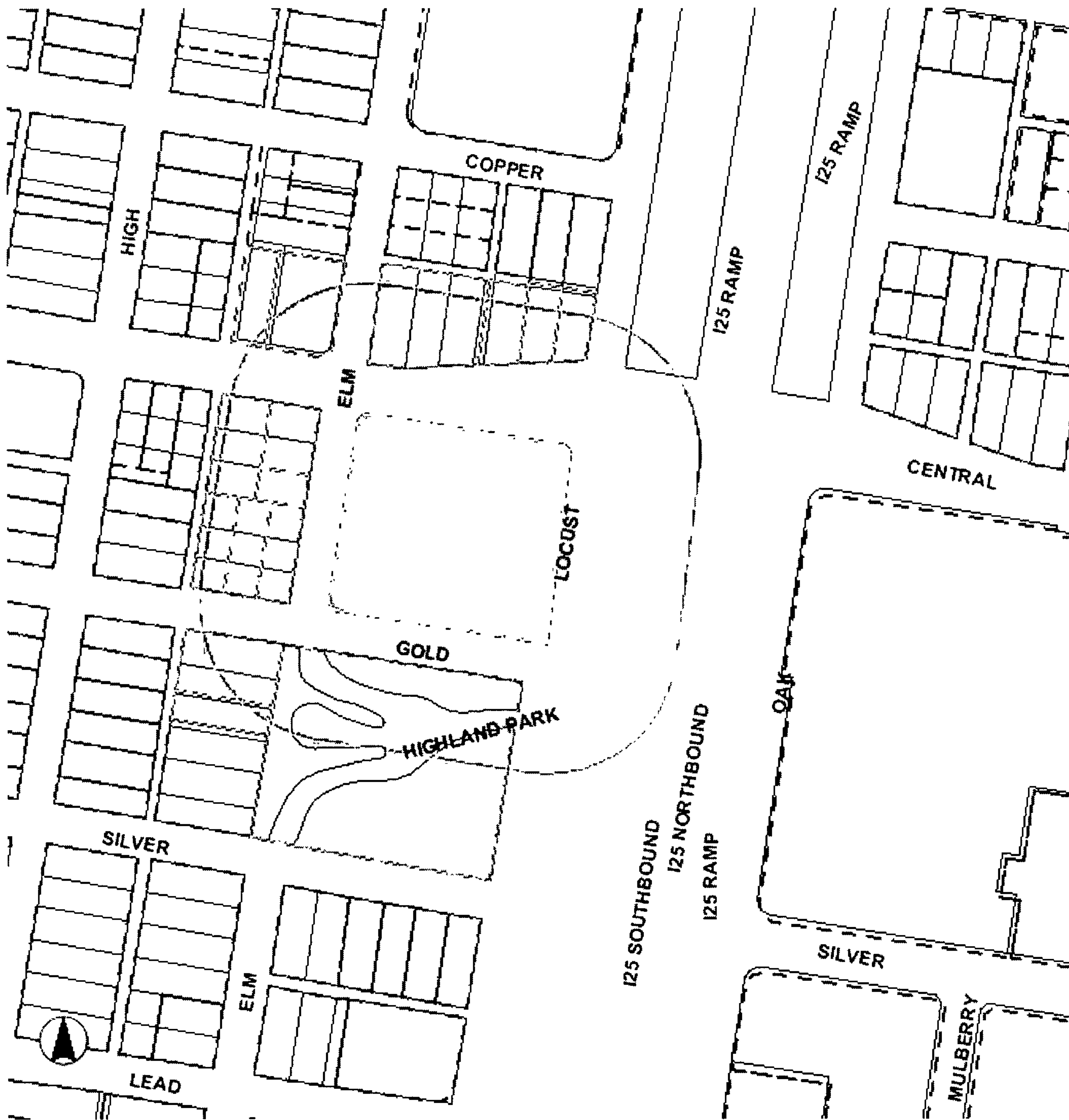
OR CURRENT RESIDENT
101505701736621403
MILTON' FAMILY RESTAURANT
725 CENTRAL AVE NE
ALBUQUERQUE, NM 87106

Project# 1006976
HIGH MESA CONSULTING GROUP
6010-B MIDWAY PARK BLVD NE
ALBUQUERQUE, NM 87109

Project# 1006976
JOAQUIN GAROFALO
Huning Highland Historic Assoc.
124 ARN SE
ALBUQUERQUE, NM 87102

Project# 1006976
BILL COBB
Silver Hill NA
1701 SILVER SE
ALBUQUERQUE, NM 87106

Project# 1006976
PETER SCHILLKE
Sycamore NA
1217 COAL AVE SE
ALBUQUERQUE, NM 87106



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

09/11/2009 Issued By: PLNSDH

18
18
18

Permit Number: 2009 070 294

Category Code 910

Application Number: 09DRB-70294, Vacation Of Public Easement

Address:

Location Description: 800 CENTRAL AVE SE BETWEEN I-25 AND ELM ST SE

Project Number: 1006976

Applicant
Memorial Ventures Llc

Po Box 1477
Santa Fe NM 87504

Agent / Contact
High Mesa Consulting Group
Debie Trujillo
6010-B Midway Park Blvd Ne
Albuquerque NM 87109

dtrujillo@highmesacg.com

Application Fees

441018/4971000	Public Notification	\$75.00
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$135.00
TOTAL:		\$230.00

City Of Albuquerque
Treasury Division

9/11/2009 10:58AM LOC: ANNX
WSH 008 TRANS# 0016
RECEIPT# 00110528-00110528
PERMITH# 2009070294 TRSASR
Trans Amt \$230.00
APN Fee \$75.00
Conflict Manaq. Fee \$20.00
DRB Actions \$135.00
MC \$230.00
CHANGE \$0.00

Thank You

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

10/01/2009 Issued By: E08375

IK
IK
IK

Permit Number: 2009 070 309

Category Code 910

Application Number: 09DRB-70309, Minor - Preliminary/ Final Plat Approval

Address:

Location Description: CENTRAL AVE SE BETWEEN I25 AND ELM ST SE

Project Number: 1006976

Applicant
Memorial Ventures Llc

Po Box 1477
Santa Fe NM 87504

Agent / Contact
High Mesa Consulting Group
Debie Trujillo
6010-B Midway Park Blvd Ne
Albuquerque NM 87109

dtrujillo@highmesacg.com

Application Fees

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

City Of Albuquerque
Treasury Division

10/1/2009 11:05AM LOC: ANNX
WSN 007 TRANSH 0016
RECEIPT# 00121370-00121370
PERMITH 2009070309 TRSCCS
Trans Amt \$235.00
Conflict Manag. Fee \$20.00
DRB Actions \$215.00
MC \$235.00
CHANGE \$0.00

Thank You



SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

Supplemental form

S

V

P

L

Supplemental form

ZONING

Z

- Annexation & Zone Establishment
- Sector Plan (Phase I, II, III)
- Amendment to Sector, Area, Facility or Comprehensive Plan
- Zone Change
- Text Amendment

APPEAL / PROTEST of...

A

- Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeal

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

APPLICANT INFORMATION:

NAME: Memorial Ventures, L.L.C.

ADDRESS: P.O. Box 1477

CITY: Santa Fe

Proprietary interest in site:

AGENT (if any): High Mesa Consulting Group

ADDRESS: 6010-B Midway Park Blvd. NE

CITY: Albuquerque

STATE NM

ZIP 87504-1477

STATE NM

ZIP 87109

PHONE:

FAX:

E-MAIL:

PHONE: 505-345-4250

FAX: 505-345-4254

E-MAIL: dtrujillo@highmesacg.com

DESCRIPTION OF REQUEST: Vacation of PNM, MST&T and Public Pedestrian Easements along with Sketch Plat Review and Comment for proposed TRACT A, HOTEL PARQ CENTRAL

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

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

Lot or Tract No. Tract A

Block: n/a

Unit: n/a

Subdiv. / Addn. Memorial Hospital Complex

Current Zoning: SU-2, RO

Proposed zoning: n/a

Zone Atlas page(s): K-15

No. of existing lots: 1

No. of proposed lots: 1

Total area of site (acres): +/- 2.2336

Density if applicable: dwellings per gross acre: n/a

dwellings per net acre: n/a

Within city limits? Yes. No , but site is within 5 miles of the city limits (DRB jurisdiction)

Within 1000FT of a landfill? No

UPC No. 101505704633521006

MRGCD Map No n/a

LOCATION OF PROPERTY BY STREETS: On or Near: 800 Central Avenue, SE

Between: Interstate 25

and Elm Street, SE

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_, Z_, V_, S_, etc.): 1006976, V-371, ZA-89-322, 07EPC-40098, 40099, 40100, 07LUCC-50052, 08DRB-70327

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

SIGNATURE

Debie LeBlanc Trujillo

DATE Sept. 11, 2009

(Print) Debie LeBlanc Trujillo for High Mesa Consulting Group

Applicant Agent

FOR OFFICIAL USE ONLY

Form revised 9/01, 3/03

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

09DRB-70294
09DRB-70295

Action

VPE
SK
ADV
CME

S.F.

V

Fees

\$ 135.00
\$ 0.00
\$ 75.00
\$ 20.00

Hearing date

10/07/09 HH

Total

\$ 230.00

Sandy Handley 09/11/09
Planner signature / date

Project # 1006976

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

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

SKETCH PLAT REVIEW AND COMMENT (DRB22) **Your attendance is required.**

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

EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08) **Your attendance is required.**

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

MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12) **Your attendance is required.**

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

MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) **Your attendance is required.**

- 5 Acres or more: Certificate of No Effect or Approval
- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies** for unadvertised meetings
- 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

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

HIGH MESA CONSULTING GROUP
DEBIE LEBLANC TRULLIO
 Applicant name (print)
Debie LeBlanc Trullio 10/09/09
 Applicant signature / date



Form revised October 2007

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

Application case numbers
 09DRB - 70295

Sandy Handley 09/11/09
 Planner signature / date
 Project # 1006976

FORM V: SUBDIVISION VARIANCES & VACATIONS

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

DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.

- VACATION OF PUBLIC EASEMENT (DRB27) 3 actions**
- VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**
 - ✓ The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**
 - ✓ (Not required for City owned public right-of-way.)
 - ✓ Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**
 - ✓ Zone Atlas map with the entire property(ies) clearly outlined
 - ✓ Letter briefly describing, explaining, and justifying the request
 - ✓ Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
 - ✓ Sign Posting Agreement
 - ✓ Fee (see schedule)
 - ✓ List any original and/or related file numbers on the cover application

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.
DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.

- SIDEWALK VARIANCE (DRB20)**
- SIDEWALK WAIVER (DRB21)**
 - ___ Scale drawing showing the proposed variance or waiver (not to exceed 8 5" by 14") **6 copies**
 - ___ Zone Atlas map with the entire property(ies) clearly outlined
 - ___ Letter briefly describing, explaining, and justifying the variance or waiver
 - ___ List any original and/or related file numbers on the cover application

DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

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

DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.

- TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**
- EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**
 - ___ Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**
 - ___ Zone Atlas map with the entire property(ies) clearly outlined
 - ___ Letter briefly describing, explaining, and justifying the deferral or extension
 - ___ List any original and/or related file numbers on the cover application

DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

- VACATION OF PRIVATE EASEMENT (DRB26)**
- VACATION OF RECORDED PLAT (DRB29)**
 - ___ The complete document which created the private easement/recorded plat (not to exceed 8 5" by 14") **6 copies**
 - ___ Scale drawing showing the easement to be vacated (8 5" by 11") **6 copies**
 - ___ Zone Atlas map with the entire property(ies) clearly outlined
 - ___ Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**
 - ___ Letter of authorization from the grantors and the beneficiaries (private easement only)
 - ___ Fee (see schedule)
 - ___ List any original and/or related file numbers on the cover application

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.

DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

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

HIGH MESA CONSULTING GROUP
 DEBIE LEBLANC TRUJILLO
 Applicant name (print)
 Debbie LeBlanc Trujillo
 Applicant signature / date



Form revised 4/07

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

Application case numbers
 09DRB - 70294

Sandy Hendley 09/11/09
 Planner signature / date
 Project # 1006976



CITY OF ALBUQUERQUE
 PLANNING DEPARTMENT
 DEVELOPMENT REVIEW BOARD

October 7, 2009

Project# 1006976

09DRB-70294 VACATION OF PUBLIC EASEMENTS
 09DRB-70295 SKETCH PLAT REVIEW AND COMMENT

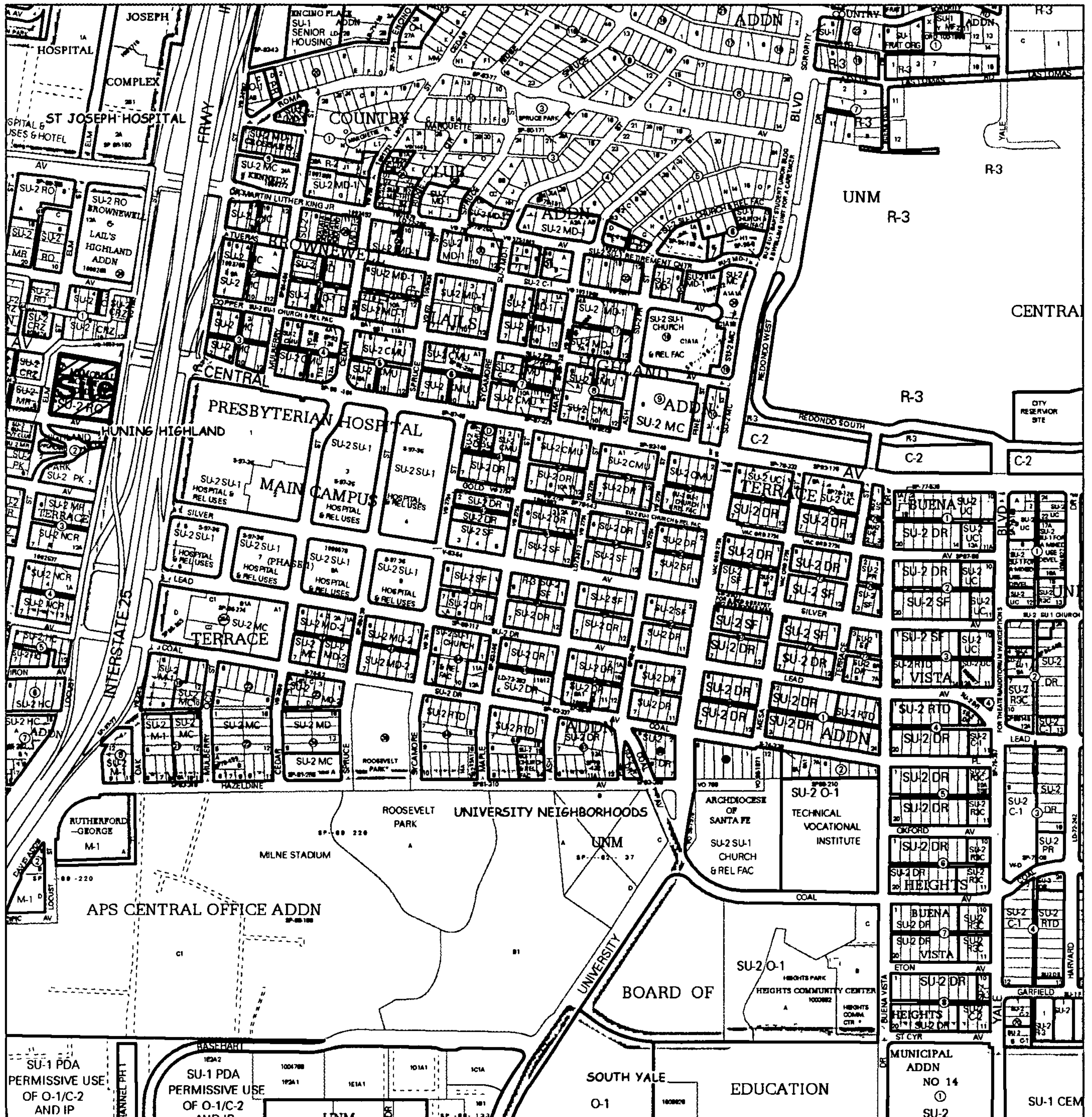
HIGH MESA CONSULTING GROUP agent(s) for MEMORIAL VENTURES LLC request(s) the referenced/ above action(s) for all or a portion of Tract(s) A, **MEMORIAL HOSPITAL COMPLEX** zoned SU-2/ RO, located on the south side of CENTRAL AVE SE bewteen I-25 and ELM ST SE containing approximately 2.2336 acre(s). (K-15)

AMAFCA No comments.
COG No comments.
TRANSIT No comments.
ZONING ENFORCEMENT No comments.
NEIGHBORHOOD COORDINATION Letters sent to: Broadway Central Corridors Partnership, Inc. (R) Huning Highland Historic District Assoc. (R) Silver Hill NA (R) Spruce Park NA (R) Sycamore NA (R)
APS This will have no adverse impacts to the APS district.
POLICE DEPARTMENT No comments.
FIRE DEPARTMENT No comments.
PNM ELECTRIC & GAS PNM will vacate easements provided the owner pays for relocation of any electric facilities within easements to vacated.
COMCAST No comments.
QWEST No objection.
ENVIRONMENTAL HEALTH No comments.

M.R.G.C.D No Adverse Comments.
OPEN SPACE DIVISION Open Space has no adverse comments.
CITY ENGINEER The Hydrology section has no objection to the vacation request.
TRANSPORTATION DEVELOPMENT The approved site plan for this area shows a 10 foot wide asphalt trail along the eastern property line. How will the proposed vacation impact this trail?
PARKS AND RECREATION
ABCWUA No objection to Vacation requests No adverse comments to Sketch Plat request
PLANNING DEPARTMENT Refer to comments from affected agencies plus any public hearing comments regarding proposed vacation.

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

Cc:



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

AGIS
Albuquerque Geographic Information System

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
K-15-Z

Selected Symbols

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

Map amended through: 3/10/2009

HIGH MESA Consulting Group

FORMERLY JEFF MORTENSEN AND ASSOCIATES, INC.

2007.074.4

September 10, 2009

Jack Cloud
Planning Manager, DRB Chair
Planning Department
Development & Building Services Division
City of Albuquerque
600 2nd Street, NW
Albuquerque, NM 87103

Re: Request for Vacation and Sketch Plat Approval
Tract A, Memorial Hospital Complex
800 Central Avenue, SE
(Proposed Tract A, Hotel Parq Central)
Project No. 1006976

Dear Mr. Cloud:

Transmitted are the following items associated with the subject request:

- DRB Application, Supplemental Forms V's and S(3) along with the related fees
- Twenty Four (24) copies of the document that demonstrates the approximate location of the 8' PNM and MST&T Easements, **(Keyed Note 4)**
- Twenty Four (24) copies of the recorded plat reduced to 8 1/2 x 11 that created the approximate location of the 10' PNM Easement **(Keyed Note 5)**. Approximate location of PNM Transformer and Working Space Easement **(Keyed Note 6)**. Portion of Public Utility Easement and Public Pedestrian Easement **(Keyed Note 7)**
- Twenty Four (24) copies of the Vacation Request and Sketch Plat
- One full size Color copy of Vacation Request and Sketch Plat including Site Sketch
- City of Albuquerque Zone Atlas K-15 with site indicated
- Office of the Community & Neighborhood Coordination request, copies of letters sent to Neighborhood Associations along with the registered mail receipts

On behalf of our clients, Memorial Ventures LLC, we are requesting the vacation of a Public Service Company of New Mexico (PNM) and Qwest formerly MST&T easements along with a portion of a Public Utility Easement and a Public Pedestrian Easement.

Principals: Jeffrey G. Mortensen, P.E. • Charles G. Cala, Jr., P.S. • Juan M. Cala
Joseph M. Solomon, Jr., P.S. • J. Graeme Means, P.E. • Richard C. White • Grady E. Barrens

September 10, 2009

Jack Cloud

Page 2

Please schedule us for the next available Development Review Board hearing. In the meantime, if you or other DRB representatives are in need of additional explanation or information, please feel free to call.

Sincerely,

HIGH MESA CONSULTING GROUP

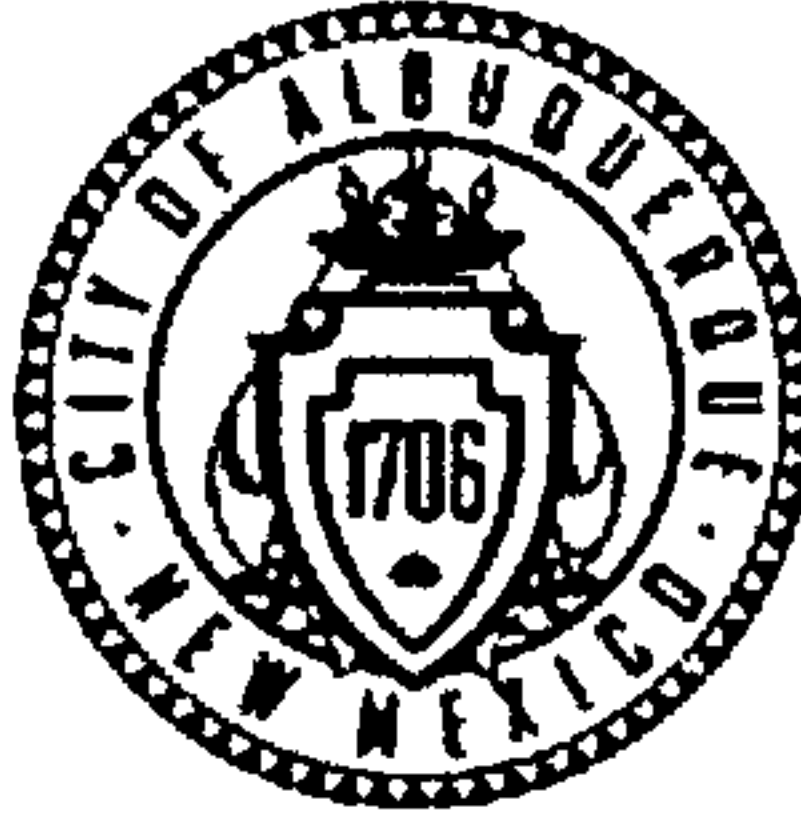
A handwritten signature in cursive script, reading "Debie LeBlanc Trujillo". The signature is written in black ink and is positioned above a horizontal line.

Debie LeBlanc Trujillo

DLT

Enclosures

xc: David Oberstein, Oberstein Properties, Inc. w/enc.
Robert Heiser, Studio Southwest Architects Inc. w/enc.
Kevin Curran, Assistant City Attorney, City of Albuquerque w/enc.



City of Albuquerque

P.O. Box 1293, Albuquerque, NM 87103

September 9, 2009

Debie LeBlanc Trujillo
High Mesa Consulting Group
6010-B Midway Park Blvd. NE/87109
Phone: 345-4250/Fax – 345-4254
E-mail: dtrujillo@highmesacg.com

PLEASE NOTE: The Neighborhood and/or Homeowner Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter – you will need to get an updated letter from our office. It is your responsibility to provide current information – outdated information may result in a deferral of your case.

Dear Debie:

Thank you for your inquiry of September 9, 2009 requesting the names of **ALL Neighborhood and/or Homeowner Associations** who would be affected under the provisions of O-92 by your proposed project at **(DRB SUBMITTAL) – TRACT A, MEMORIAL HOSPITAL COMPLEX** zone map K-15.

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

BROADWAY CENTRAL CORRIDORS PARTNERSHIP, INC. (BCC) "R"

Terry Keene
424 Central Ave. SE/87102 238-1213 (h)
Rob Dickson
301 Central Ave. NE #313/87102 301-7997 (h)

HUNING HIGHLAND HISTORIC DISTRICT ASSOC. (HHH) "R"

Joaquin Garofalo
124 Arno SE/87102 688-5436 (h)
Amberley Pyles
306 Edith Ave. SE/87102 842-8970 (h)

SILVER HILL N.A. (SHL) "R"

Gordon Reiselt
1515 Silver SE/87106 242-3345 (h)
Bill Cobb
1701 Silver SE/87106 247-8296 (h)

SPRUCE PARK N.A. INC. (SPK) "R"

Valerie J. St. John
441 Ash St. NE/87106 275-3931 (h)
Bart Chimenti
1502 Roma NE/87106 293-6734 (h)

Debie LeBlanc Trujillo
High Mesa Consulting Group
September 9, 2009
Page 2

SYCAMORE N.A. (SYM) "R"

Peter Schillke
1217 Coal Ave. SE/87106 243-8368 (h)
Mardon Gardella
411 Maple St. NE/87106 843-6154 (h)

Please note that according to O-92 you are required to notify each of these contact persons by **certified mail, return receipt requested, before** the Planning Department will accept your application filing. **IMPORTANT! Failure of adequate notification may result in your Application Hearing being deferred for 30 days.** If you have any questions about the information provided, please contact me at (505) 924-3902 or via an e-mail message at swinklepleck@cabq.gov or by fax at (505) 924-3913.

Sincerely,

Stephani Winklepleck

Stephani I. Winklepleck

Neighborhood Liaison

OFFICE OF NEIGHBORHOOD COORDINATION

Planning Department

LETTERS MUST BE SENT TO BOTH
CONTACTS OF EACH
NEIGHBORHOOD AND/OR
HOMEOWNER ASSOCIATION.

!!!Notice to Applicants..!

SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

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

WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

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

Information from the Office of Neighborhood Coordination

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

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

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

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

Thank you for your cooperation on this matter.

(below this line for ONC use only)

Date of Inquiry: 09/09/09 Time Entered: 9:55 a.m. ONC Rep. Initials: siw

HIGH MESA Consulting Group

FORMERLY JEFF MORTENSEN AND ASSOCIATES, INC.

2007.074.4

September 10, 2009

Terry Keene
Broadway Central Corridors Partnership, Inc.
424 Central Avenue, SE
Albuquerque, NM 87102

Via Certified Mail – Return Receipt Requested

and

Rob Dickson
Broadway Central Corridors Partnership, Inc.
301 Central Avenue, SE # 313
Albuquerque, NM 87102

Via Certified Mail – Return Receipt Requested

Project Title: Hotel Parq Central

Type of Request: Vacation Request of PNM, MST&T, Public Utility Easement and Public Pedestrian Easement

Current Legal Description: Tract A, Memorial Hospital Complex

Address: 800 Central Avenue, SE

Developer: Memorial Ventures LLC

Agent: High Mesa Consulting Group

Contact: Charles G. Cala, Jr., PS, Vice President
Debie LeBlanc Trujillo, Project Coordinator

Dear Neighborhood Association Contacts:

Transmitted herewith is a copy of our request for Sketch Plat and Vacation Request. This project is scheduled to be heard at the Development Review Board hearing on October 7, 2009. The meeting will be held at 600 2nd Street, NW, Plaza Del Sol's hearing room, basement level of the building.

On behalf of our clients, Memorial Ventures LLC, we are requesting the vacation the easements as shown on the Sketch Plat and Vacation Request.

Principals: Jeffrey G. Mortensen, P.E. • Charles G. Cala, Jr., P.S. • Juan M. Cala
Joseph M. Solomon, Jr., P.S. • J. Graeme Means, P.E. • Richard C. White • Grady E. Barrens

September 10, 2009
Broadway Central Corridors Partnership, Inc.
Page 2

If you have any questions regarding this information, please do not hesitate to contact our office.

Sincerely,

HIGH MESA CONSULTING GROUP



Debie LeBlanc Trujillo

DLT
Enclosures

xc: David Oberstien, Oberstein Properties, Inc. w/enc.
Robert Heiser, Studio Southwest Architects Inc. w/enc.
Kevin Curran, Assistant City Attorney, City of Albuquerque w/enc.

HIGH MESA Consulting Group

FORMERLY JEFF MORTENSEN AND ASSOCIATES, INC.

2007.074.4

September 10, 2009

Terry Keene
Broadway Central Corridors Partnership, Inc.
424 Central Avenue, SE
Albuquerque, NM 87102

Via Certified Mail – Return Receipt Requested

and

Rob Dickson
Broadway Central Corridors Partnership, Inc.
301 Central Avenue, SE # 313
Albuquerque, NM 87102

Via Certified Mail – Return Receipt Requested

Project Title: Hotel Parq Central

Type of Request: Vacation Request of PNM, MST&T, Public Utility Easement and Public Pedestrian Easement

Current Legal Description: Tract A, Memorial Hospital Complex

Address: 800 Central Avenue, SE

Developer: Memorial Ventures LLC

Agent: High Mesa Consulting Group

Contact: Charles G. Cala, Jr., P.S., Vice President
Debie LeBlanc Trujillo, Project Coordinator

Dear Neighborhood Association Contacts:

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September 10, 2009

Broadway Central Corridors Partnership, Inc.

Page 2

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Kevin Curran, Assistant City Attorney, City of Albuquerque w/enc.

HIGH MESA Consulting Group

FORMERLY JEFF MORTENSEN AND ASSOCIATES, INC.

2007.074.4
September 10, 2009

Joaquin Garafalo
Huning Highland Historic District Association
124 Arno Street SE
Albuquerque, NM 87102

Via Certified Mail – Return Receipt Requested

and

Amberley Pyles
Huning Highland Historic District Association
306 Edith Avenue, SE
Albuquerque, NM 87102

Via Certified Mail – Return Receipt Requested

Project Title: Hotel Parq Central

Type of Request: Vacation Request of PNM, MST&T, Public Utility Easement and Public Pedestrian Easement

Current Legal Description: Tract A, Memorial Hospital Complex

Address: 800 Central Avenue, SE

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Agent: High Mesa Consulting Group

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September 10, 2009
Huning Highland Historic District Association
Page 2

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Debie LeBlanc Trujillo, Project Coordinator

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September 10, 2009
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HIGH MESA Consulting Group

FORMERLY JEFF MORTENSEN AND ASSOCIATES, INC.

2007.074.4
September 10, 2009

Gordon Reiselt
Silver Hill Neighborhood Association
1515 Silver Avenue, SE
Albuquerque, NM 87106

Via Certified Mail – Return Receipt Requested

and

Bill Cobb
Silver Hill Neighborhood Association
1701 Silver Avenue, SE
Albuquerque, NM 87106

Via Certified Mail – Return Receipt Requested

Project Title: Hotel Parq Central
Type of Request: Vacation Request of PNM, MST&T, Public Utility Easement and Public Pedestrian Easement
Current Legal Description: Tract A, Memorial Hospital Complex
Address: 800 Central Avenue, SE
Developer: Memorial Ventures LLC
Agent: High Mesa Consulting Group
Contact: Charles G. Cala, Jr., PS, Vice President
Debie LeBlanc Trujillo, Project Coordinator

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September 10, 2009
Silver Hill Neighborhood Association
Page 2

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HIGH MESA Consulting Group

2007.074.4
September 10, 2009

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1515 Silver Avenue, SE
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September 10, 2009
Silver Hill Neighborhood Association
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HIGH MESA Consulting Group

FORMERLY JEFF MORTENSEN AND ASSOCIATES, INC.

2007.074.4

September 10, 2009

Valerie J. St. John
Spruce Park Neighborhood Association, Inc.
441 Ash Street NE
Albuquerque, NM 87106

Via Certified Mail – Return Receipt Requested

and

Bart Chimenti
Spruce Park Neighborhood Association, Inc.
1502 Roma Street, NE
Albuquerque, NM 87106

Via Certified Mail – Return Receipt Requested

Project Title: Hotel Parq Central
Type of Request: Vacation Request of PNM, MST&T, Public Utility Easement and Public Pedestrian Easement
Current Legal Description: Tract A, Memorial Hospital Complex
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September 10, 2009
Spruce Park Neighborhood Association, Inc.
Page 2

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HIGH MESA CONSULTING GROUP



Debie LeBlanc Trujillo

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Enclosures

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HIGH MESA Consulting Group

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2007.074.4
September 10, 2009

Peter Schillke
Sycamore Neighborhood Association
1217 Coal Avenue, SE
Albuquerque, NM 87106

Via Certified Mail – Return Receipt Requested

and

Mardon Gardella
Sycamore Neighborhood Association
411 Maple Street, NE
Albuquerque, NM 87106

Via Certified Mail – Return Receipt Requested

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September 10, 2009
Sycamore Neighborhood Association
Page 2

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Debie LeBlanc Trujillo

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Enclosures

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2007.074.4

September 10, 2009

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September 10, 2009
Sycamore Neighborhood Association
Page 2

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Debie LeBlanc Trujillo

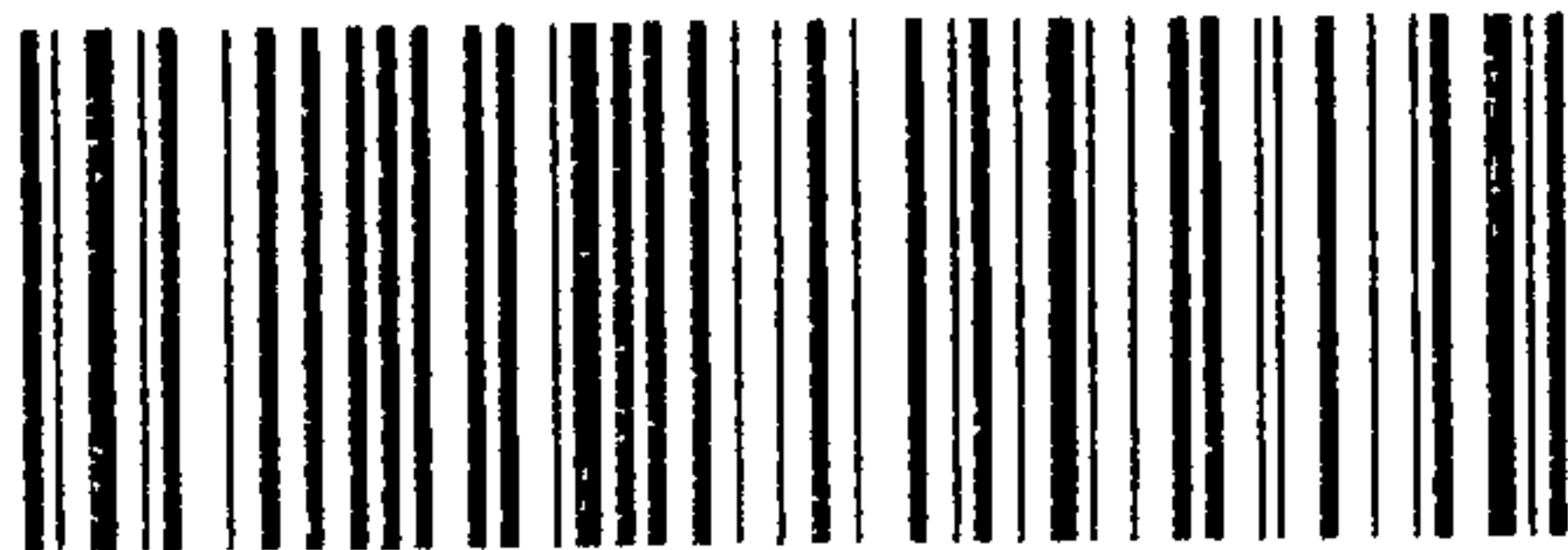
DLT
Enclosures

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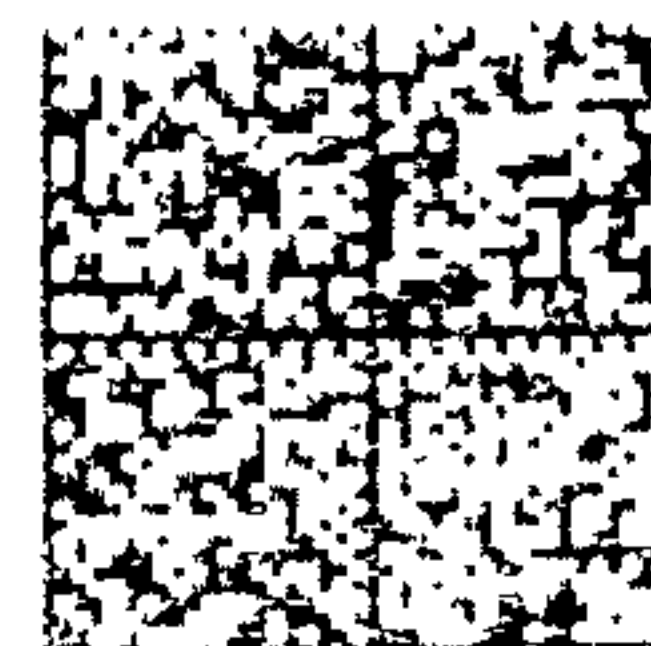
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MAILED FROM ZIP CODE 87105

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<ul style="list-style-type: none"> Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 		<p>A. Signature <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p>	
<p>1. Article Addressed to:</p> <p>BROADWAY CENTRAL CORRIDORS PARTNERSHIP, INC. (BCC) "R" Terry Keene 424 Central Avenue SE Albuquerque, NM 87102</p>		<p>B. Received by (Printed Name) C. Date of Delivery</p>	
<p>2. Article Number (Transfer from service label) <u>7002 3150 0005 7420 3540</u></p>		<p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>	
<p>PS Form 3811, August 2001</p>		<p>3. Service Type <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p>	
<p>Domestic Return Receipt</p>		<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>102595-02-M-1540</p>			

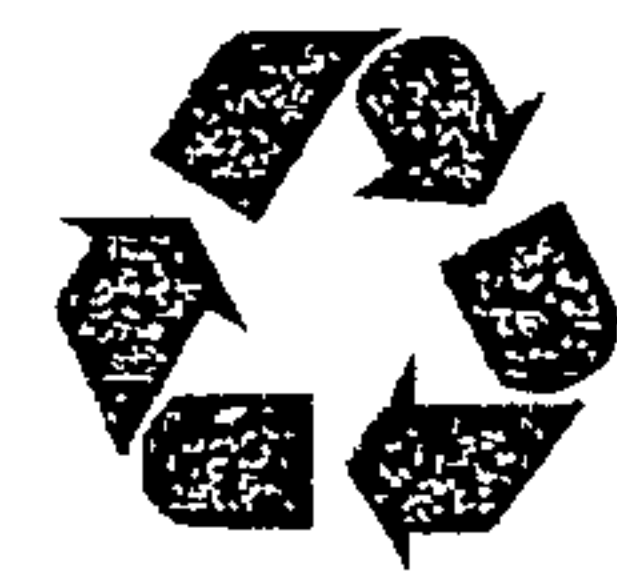
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FIRST CLASS

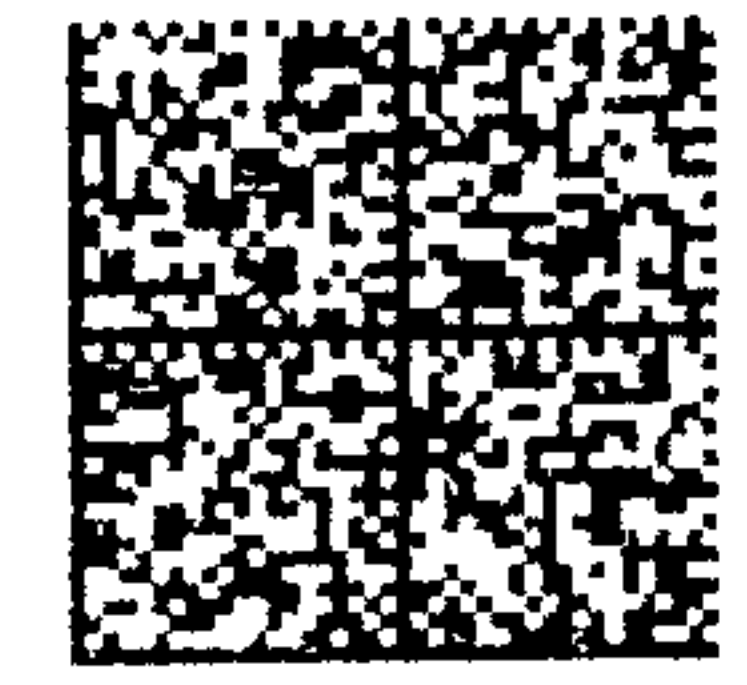
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UNITED STATES POSTAGE
PITNEY BOWES
02 1P \$ 006.320
0003914397 SEP 10 2009
MAILED FROM ZIP CODE 87109

First Class Mail
First Class Mail

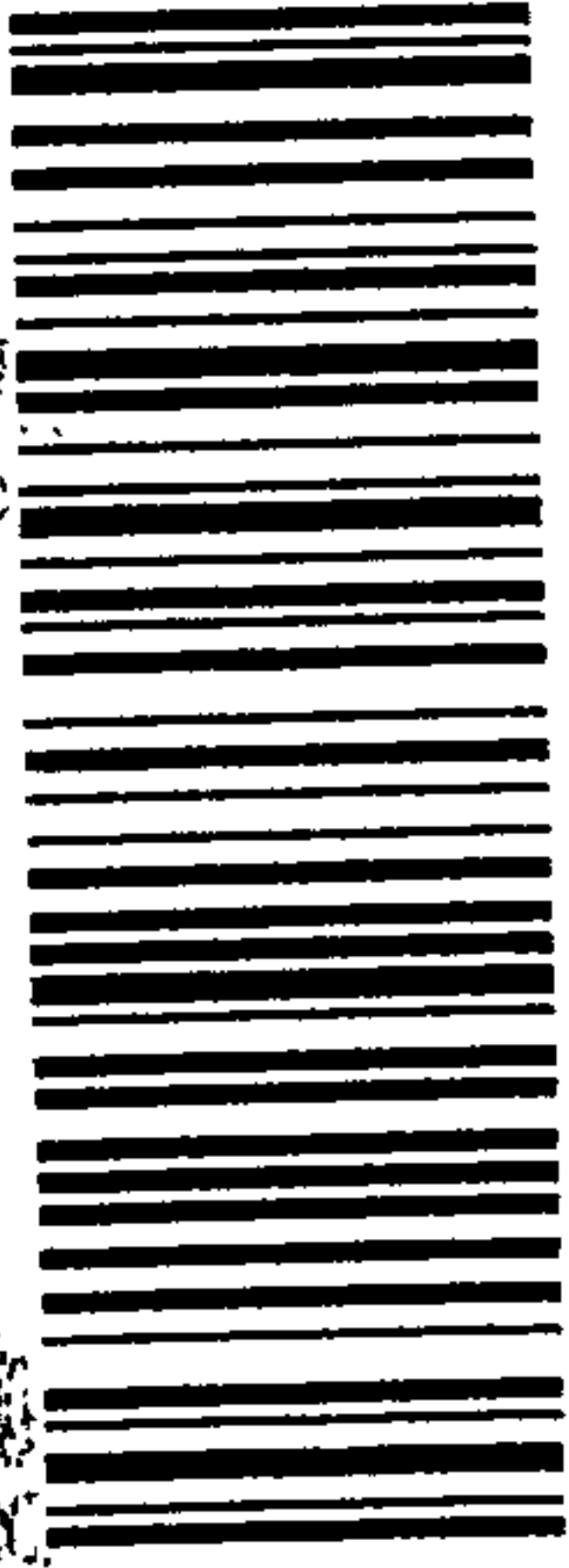
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<p>1. Article Addressed to:</p> <p>BROADWAY CENTRAL CORRIDORS PARTNERSHIP, INC. (BCC) "R" Rob Dickson 301 Central Avenue NE #313 Albuquerque, NM 87102</p>		<p>B. Received by (Printed Name) C. Date of Delivery</p>	
<p>2. Article Number (Transfer from service label)</p> <p>7002 3150 0005 7420 3533</p>		<p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No If YES, enter delivery address below:</p>	
<p>PS Form 3811, August 2001</p>		<p>3. Service Type: <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input checked="" type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Registered <input type="checkbox"/> C.O.D. <input type="checkbox"/> Insured Mail</p>	
<p>Domestic Return Receipt</p>		<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No</p>	

FIRST CLASS
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FIRST CLASS
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FIRST CLASS

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FIRST CLASS

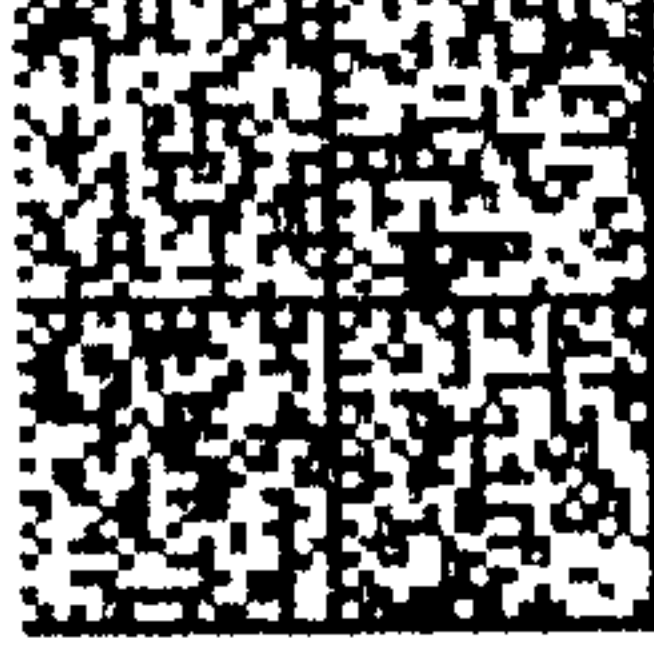
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- 1. Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- 2. Print your name and address on the reverse so that we can return the card to you.
- 3. Attach this card to the back of the mailpiece or on the front if space permits.

1. Article Addressed to:
 HUNNING, HIGHLAND HISTORIC DISTRICT ASSOC. (HHH) TR
 Joaquin Garofolo
 124 Arno SE
 Albuquerque, NM 87102

2. Article Number (transfer from service label)
 7002 3150 0005 7420 3526

PS Form 3811, August 2001
 Domestic Return Receipt
 102595-02-M-1540

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Addressee

B. Received by (Printed Name): C. Date of Delivery:

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.

4. Restricted Delivery? (Extra Fee) Yes

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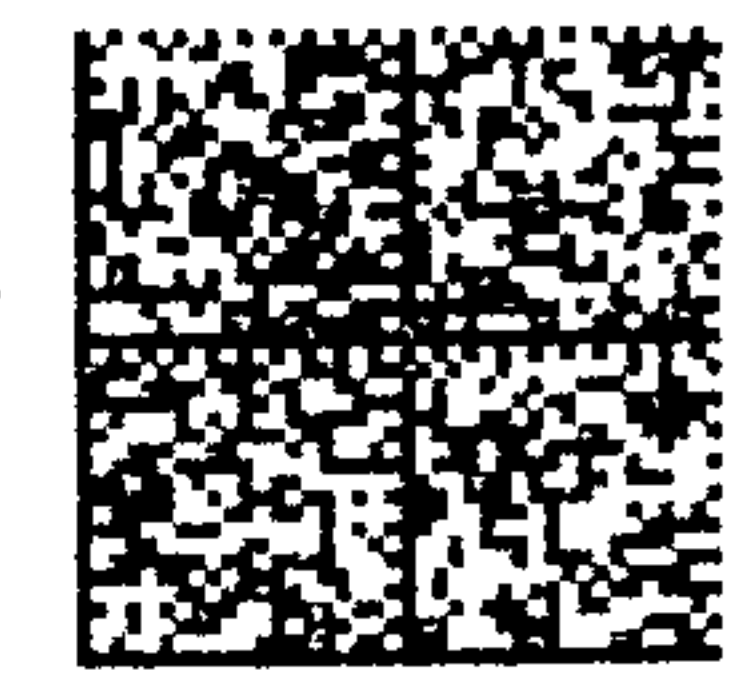
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UNITED STATES POSTAGE
PITNEY BOWES
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MAILED FROM ZIP CODE 87109

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First Class Mail

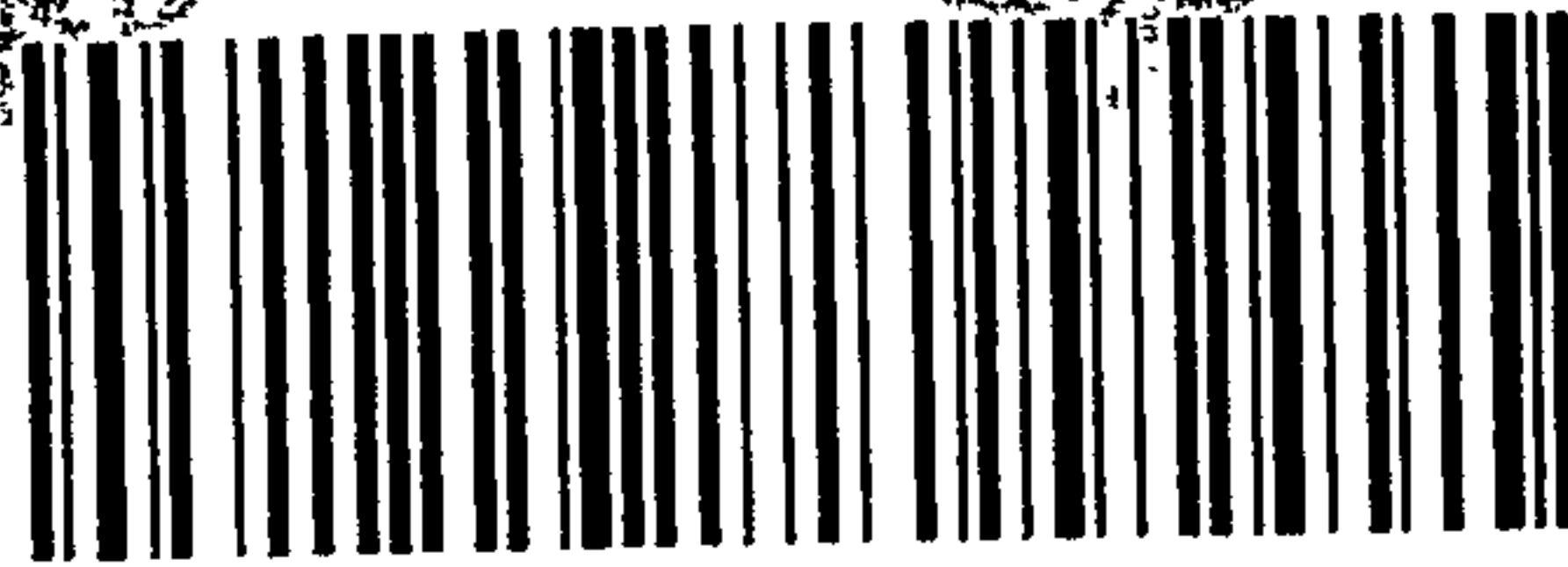
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<p>1. Article Addressed to:</p> <p>HUNNING HIGHLAND HISTORIC DISTRICT ASSOC. (HHH) "R" Amberley Pyles 306 Edith Avenue SE Albuquerque, NM 87102</p>	<p>B. Received by (Printed Name) C. Date of Delivery</p>
<p>2. Article Number (Transfer from service)</p>	<p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below <input type="checkbox"/> No</p>
<p>IPS Form 3811, August 2001</p>	<p>3. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>7002 3150 0005 7420 3472</p>	
<p>Domestic Return Receipt 102595-02-M-1540</p>	

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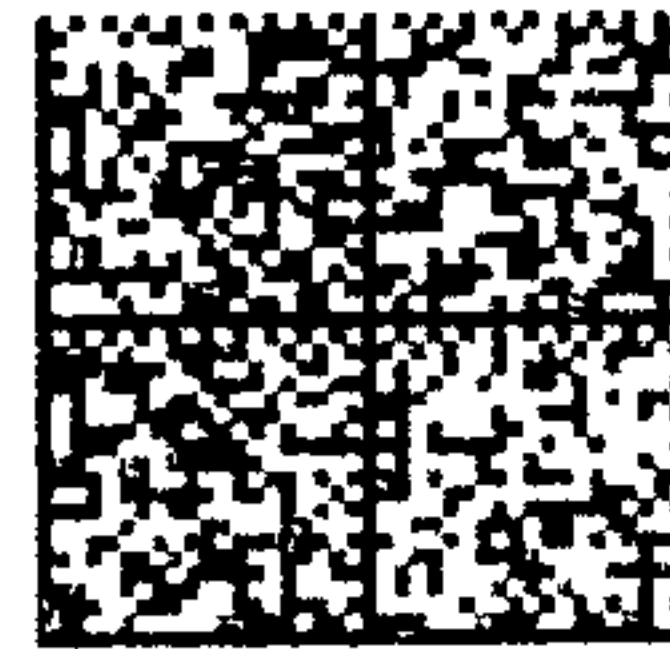
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PITNEY BOWES
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SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
<ul style="list-style-type: none"> Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired. Print your name and address on the reverse so that we can return the card to you. Attach this card to the back of the mailpiece, or on the front if space permits. 		<p>A. Signature <input checked="" type="checkbox"/> Agent <input type="checkbox"/> <input checked="" type="checkbox"/> Addressee</p>	
<p>1. Article Addressed to:</p> <p>SPRUCE PARK N.A. INC. (SPK) "R" Valerie J. St. John 441 Ash Street NE Albuquerque, NM 87106</p>		<p>B. Received by (Printed Name) C. Date of Delivery</p>	
<p>2. Article Number (Transfer from service label)</p> <p>7002 3150 0005 7420 3519</p>		<p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes If YES, enter delivery address below: <input type="checkbox"/> No</p>	
<p>PS Form 3811, August 2001</p>		<p>3. Service Type <input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p> <p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p> <p>Domestic Return Receipt 102595-02-M-1540</p>	

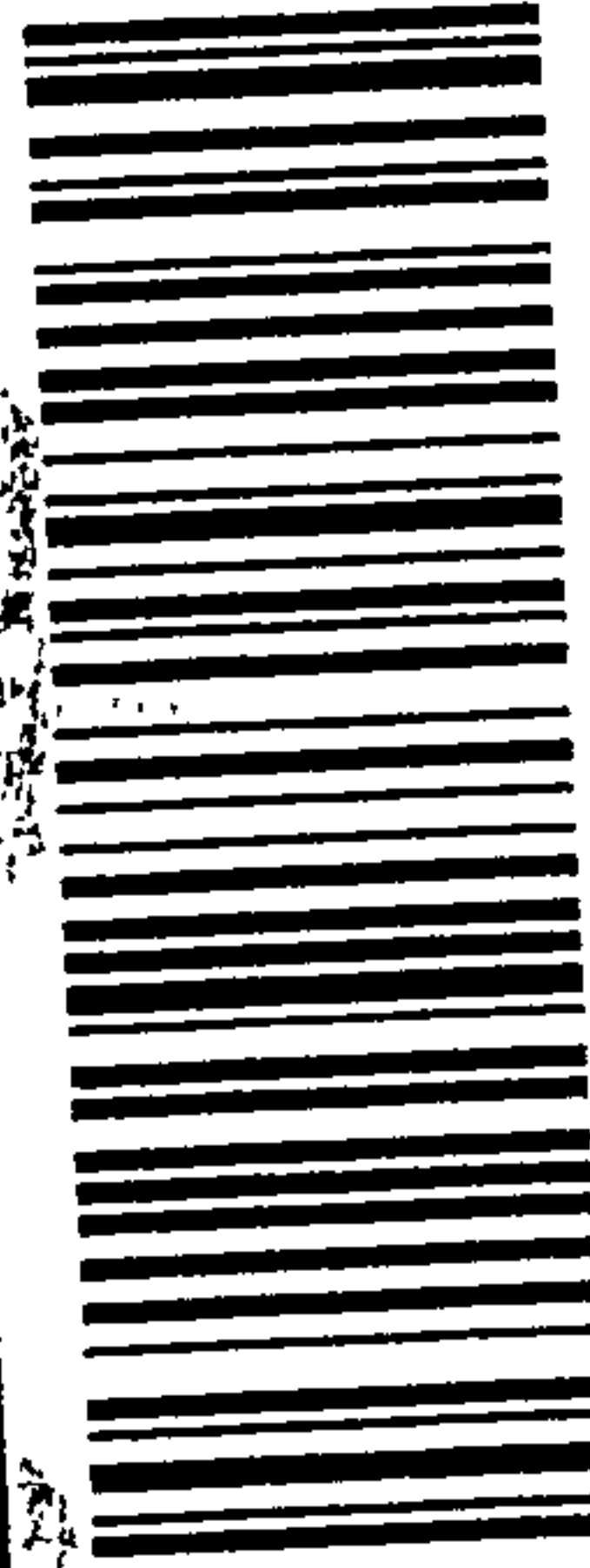
FIRST CLASS

FIRST CLASS

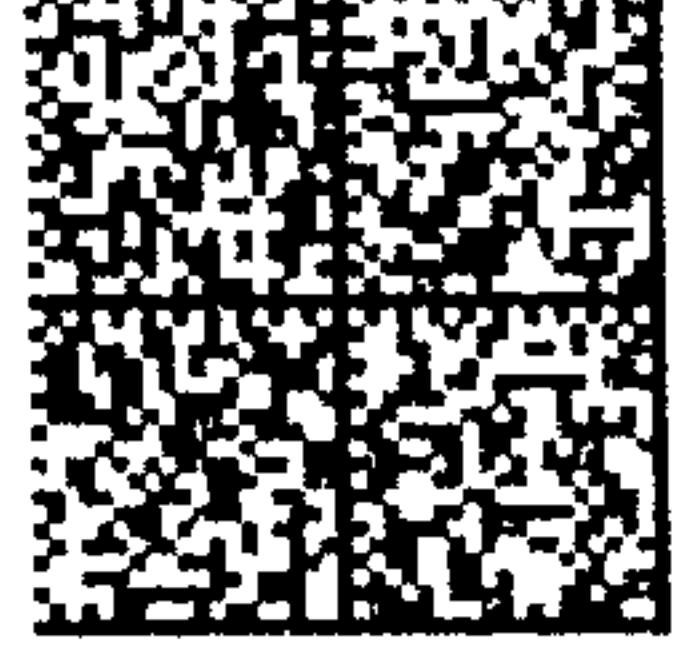
FIRST CLASS

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CERTIFIED MAIL™



7002 3150 0005 7420 3502



UNITED STATES POSTAGE
PITNEY BOWES
\$ 006.320
02 1P
0003914397 SEP 10 2009
MAILED FROM ZIP CODE 87109

First Class Mail

First Class Mail

SENDER: COMPLETE THIS SECTION

- 1. Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- 2. Print your name and address on the reverse so that we can return the card to you.
- 3. Attach this card to the back of the mailpiece or on the front if space permits.

1. Article Addressed to:

 SPRUCE PARK N.A. INC. (SPK) (R)
 Bart Chimentti
 1502 Roma NE
 Albuquerque, NM 87106

2. Article Number:
(transfer from service label)
7002 3150 0005 7420 3502

PS Form 3811 August 2001

COMPLETE THIS SECTION ON DELIVERY

A. Signature: Agent
 Addressee

B. Received by (Printed Name): _____
 C. Date of Delivery: _____

D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type:
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.

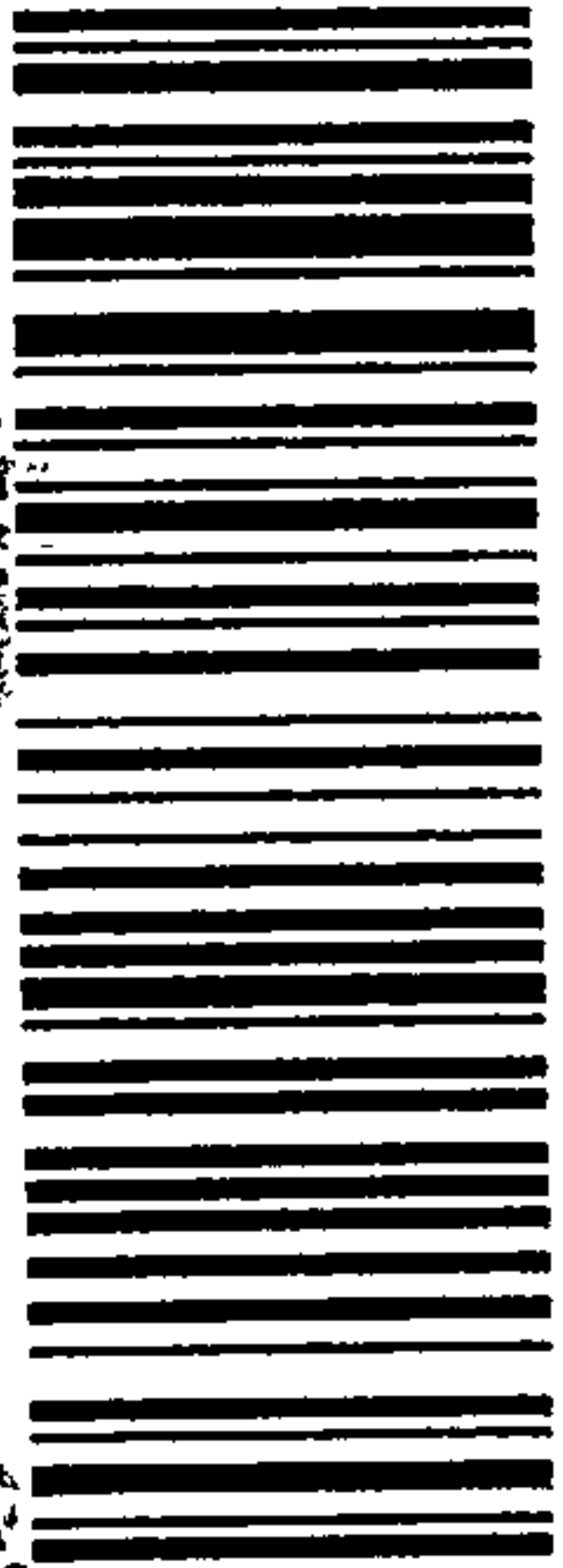
4. Restricted Delivery? (Extra Fee) Yes

02595-02-11-1540

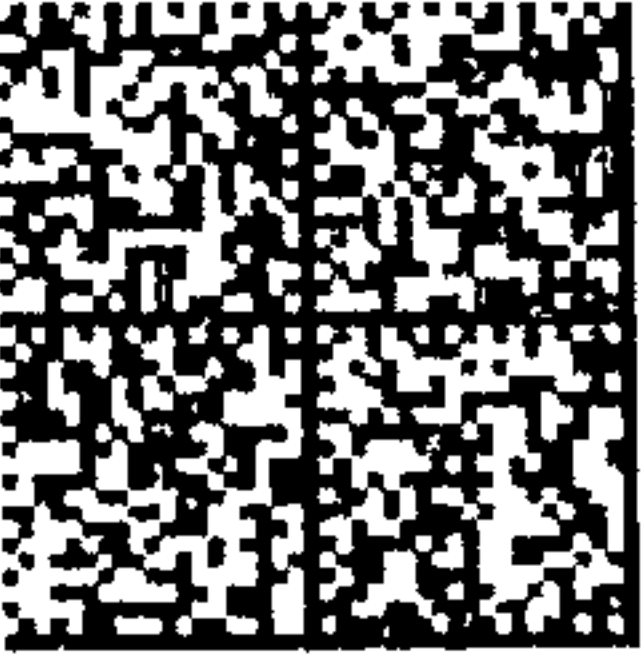
FIRST CLASS

FIRST CLASS

CERTIFIED MAIL™



7002 3150 0005 7420 3496



UNITED STATES POSTAGE
PITNEY BOWES
\$ 006.320
02 1P
0003914397 SEP 10 2009
MAILED FROM ZIP CODE 87109

First Class Mail

SENDER: COMPLETE THIS SECTION

- 1. Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- 2. Print your name and address on the reverse so that we can return the card to you.
- 3. Attach this card to the back of the mailpiece or on the front if space permits.

Article Addressed to:
 SYCAMORE N.A. (SYM) "R"
 Peter Schilke
 1217 Coal Avenue SE
 Albuquerque, NM 87106

2. Article Number
 (Transfer from service label)
 7002 3150 0005 7420 3496

PS Form 3811 August 2001
 Domestic Return Receipt

COMPLETE THIS SECTION ON DELIVERY

A. Signature Agent
 Received by (Printed Name) Addressee

C. Date of Delivery

D. Is delivery address different from item 1?
 If YES, enter delivery address below: Yes No

3. Service Type
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.

4. Restricted Delivery (Extra Fee) Yes No

102595-02-M-1540

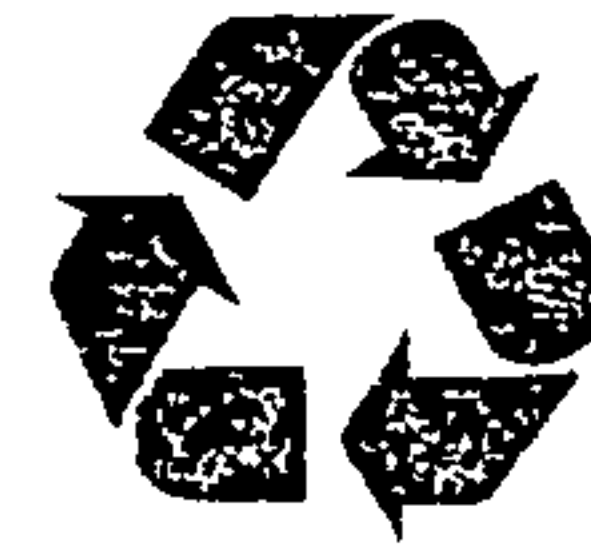
FIRST CLASS

FIRST CLASS

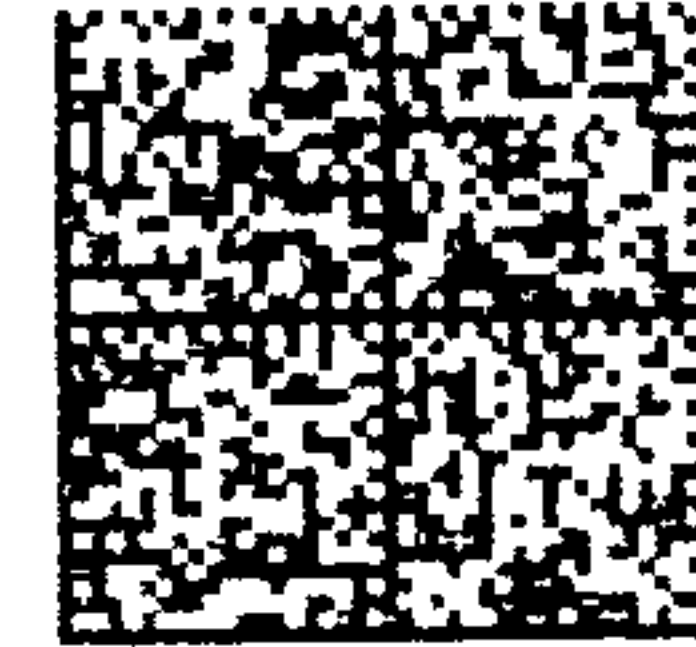
CERTIFIED MAIL™



7002 3150 0005 7420 3489



Recycle



UNITED STATES POSTAGE
PITNEY BOWES
02 1P \$ 006.32⁰
0003914397 SEP 10 2009
MAILED FROM ZIP CODE 87109

First Class Mail

First Class Mail

SENDER: COMPLETE THIS SECTION	COMPLETE THIS SECTION ON DELIVERY
<p>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</p> <p>■ Print your name and address on the reverse so that we can return the card to you.</p> <p>■ Attach this card to the back of the mailpiece, or on the front if space permits.</p>	<p>A. Signature <input checked="" type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p>
<p>1. Article Addressed to:</p> <p>SYCAMORE N.A. (SYM "R") Mardon Gadella 411 Maple Street NE Albuquerque, NM 87106</p>	<p>B. Received by (Printed Name) C. Date of Delivery</p>
<p>2. Article Number (Transfer from service label)</p>	<p>D. Is delivery address different from item 1? <input type="checkbox"/> Yes <input type="checkbox"/> No If YES, enter delivery address below:</p>
<p>PS Form 3811, August 2001</p>	<p>3. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p>
<p>Domestic Return Receipt</p>	<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>
<p>7002 3150 0005 7420 3489</p>	
<p>102595-02-M-1540</p>	

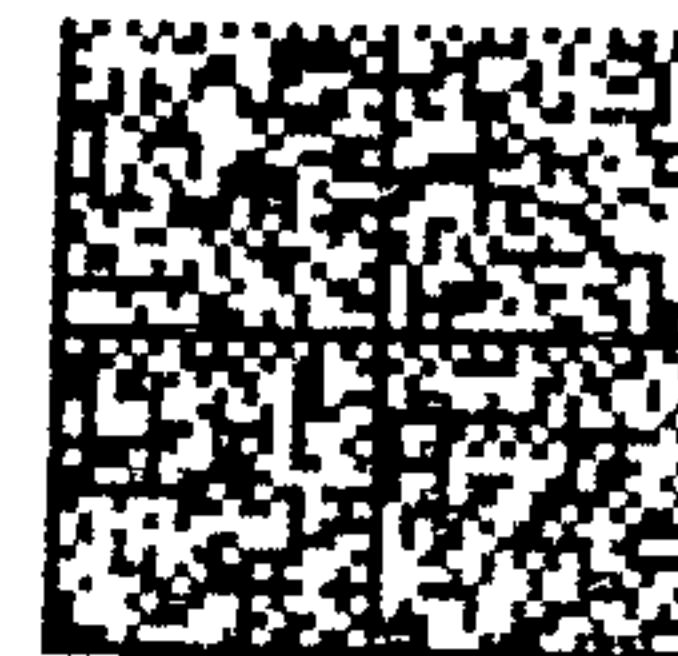
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FIRST CLASS



7002 3150 0005 7420 3465



Recycle



02 1P \$ 006.320
0003914397 SEP 10 2009
MAILED FROM ZIP CODE 87109

First Class Mail

First Class Mail

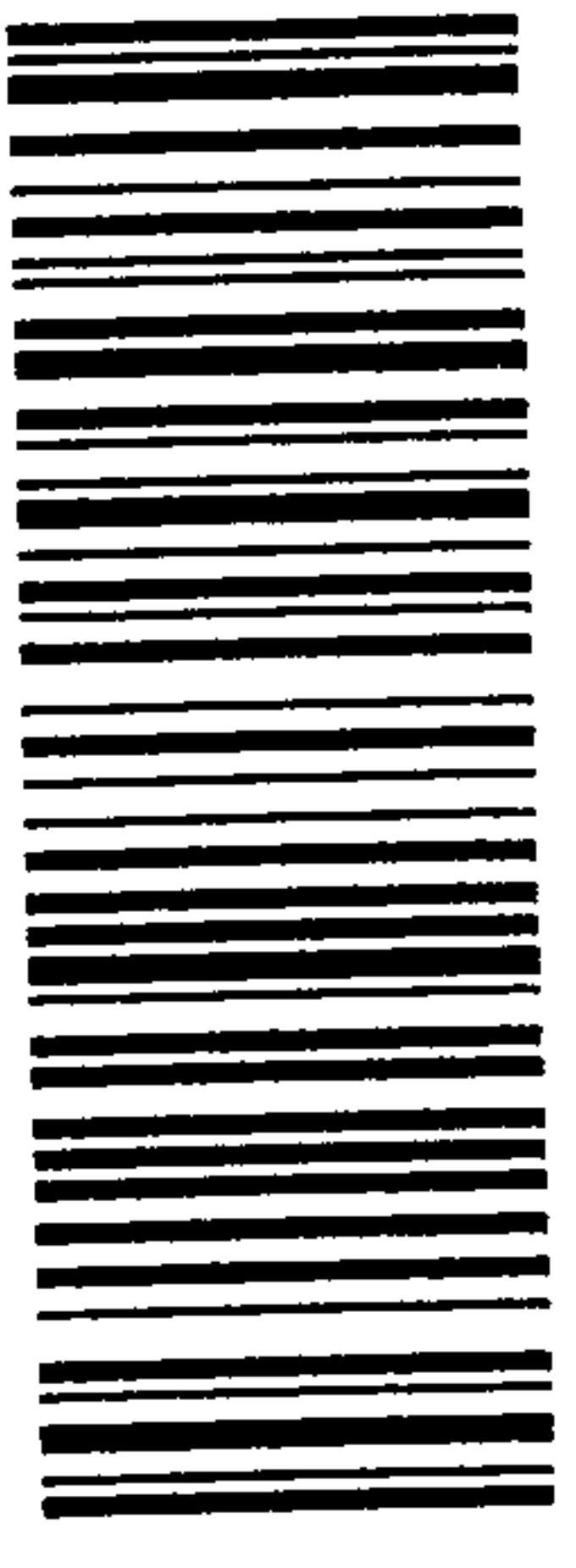
SENDER: COMPLETE THIS SECTION		COMPLETE THIS SECTION ON DELIVERY	
<p>■ Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.</p> <p>■ Print your name and address on the reverse so that we can return the card to you.</p> <p>■ Attach this card to the back of the mailpiece or on the front if space permits.</p>		<p>A. Signature X _____ <input type="checkbox"/> Agent <input checked="" type="checkbox"/> Addressee</p>	
<p>1. Article Addressed to:</p> <p>SILVER HILL N.A. (SHL) "R" Gordon Reisel 1515 Silver SE Albuquerque, NM 87106</p>		<p>B. Received by (Printed Name)</p>	<p>C. Date of Delivery</p>
<p>2. Article Number (Transfer from service label)</p>		<p>D. Is delivery address different from item 1? If YES, enter delivery address below:</p> <p><input checked="" type="checkbox"/> Yes <input type="checkbox"/> No</p>	
<p>7002 3150 0005 7420 3465</p>		<p>3. Service Type</p> <p><input checked="" type="checkbox"/> Certified Mail <input type="checkbox"/> Express Mail <input type="checkbox"/> Registered <input checked="" type="checkbox"/> Return Receipt for Merchandise <input type="checkbox"/> Insured Mail <input type="checkbox"/> C.O.D.</p>	
<p>PS Form 3811, August 2001</p>		<p>4. Restricted Delivery? (Extra Fee) <input type="checkbox"/> Yes</p>	
<p>Domestic Return Receipt</p>		<p>102595-02-M-1540</p>	

FIRST CLASS
FIRST CLASS
FIRST CLASS
FIRST CLASS

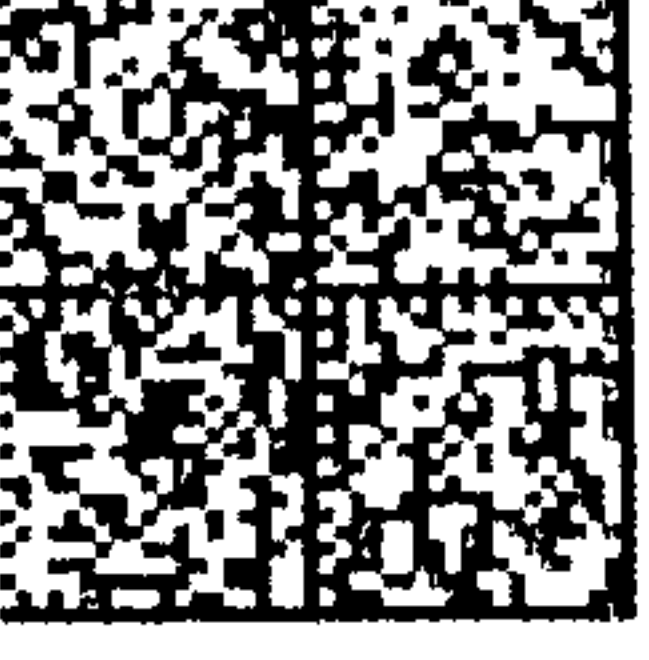
CERTIFIED MAIL™

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FIRST CLASS



UNITED STATES POSTAGE
PITNEY BOWES
02 1P
\$ 006.320
0003914397 SEP 10 2009
MAILED FROM ZIP CODE 87109



7002 3150 0005 7420 3458

First Class Mail

First Class Mail

SENDER: COMPLETE THIS SECTION

- 1. Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- 2. Print your name and address on the reverse so that we can return the card to you.
- 3. Attach this card to the back of the mailpiece or on the front if space permits.

1. Article Addressed to:
SILVER HILL N.A. (SHL) "R"
Bill Cobb
1701 Silver SE
Albuquerque, NM 87106

2. Article Number:
(Transfer from service label)
7002 3150 0005 7420 3458

PS Form 3811, August 2001
Domestic Return Receipt
102595-02-M-1540

COMPLETE THIS SECTION ON DELIVERY

A. Signature
 Agent
 Addressee

B. Received by (Printed Name) C. Date of Delivery

D. Is delivery address different from item 1?
If YES, enter delivery address below.
 Yes
 No

3. Service Type
 Certified Mail
 Express Mail
 Registered
 Insured Mail
 Return Receipt for Merchandise
 C.O.D.

4. Restricted Delivery? (Extra Fee)
 Yes

SIGN POSTING AGREEMENT

REQUIREMENTS

POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

All persons making application to the City under the requirements and procedures established by the City Zoning Code or Subdivision Ordinance are responsible for the posting and maintaining of one or more signs on the property which the application describes. Vacations of public rights-of-way (if the way has been in use) also require signs. Waterproof signs are provided at the time of application. If the application is mailed, you must still stop at the Development Services Front Counter to pick up the sign.

The applicant is responsible for ensuring that the signs remain posted throughout the 15-day period prior to public hearing. Failure to maintain the signs during this entire period may be cause for deferral or denial of the application. Replacement signs for those lost or damaged are available from the Development Services Front Counter at a charge of \$3.75 each.

1. LOCATION

- A. The sign shall be conspicuously located. It shall be located within twenty feet of the public sidewalk (or edge of public street). Staff may indicate a specific location.
- B. The face of the sign shall be parallel to the street, and the bottom of the sign shall be at least two feet from the ground.
- C. No barrier shall prevent a person from coming within five feet of the sign to read it.

2. NUMBER

- A. One sign shall be posted on each paved street frontage. Signs may be required on unpaved street frontages.
- B. If the land does not abut a public street, then, in addition to a sign placed on the property, a sign shall be placed on and at the edge of the public right-of-way of the nearest paved City street. Such a sign must direct readers toward the subject property by an arrow and an indication of distance.

3. PHYSICAL POSTING

- A. A heavy stake with two crossbars or a full plywood backing works best to keep the sign in place, especially during high winds.
- B. Large headed nails or staples are best for attaching signs to a post or backing; the sign tears out less easily.

4. TIME

Signs must be posted from SEPT. 22, 2009 To OCT. 7, 2009

5. REMOVAL

- A. The sign is not to be removed before the initial hearing on the request.
- B. The sign should be removed within five (5) days after the initial hearing.

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

Debra L. Santiago 09-11-09
(Applicant or Agent) (Date)

I issued _____ signs for this application, 09/11/09 Sandy Handley
(Date) (Staff Member)

DRB PROJECT NUMBER: 1006976

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

07/21/2008 Issued By: E08375

Permit Number: 2008 070 327 **Category Code 910**

Application Number: 08DRB-70327, Epc Approved Sdp For Build Permit

Address:

Location Description: CENTRAL SE BETWEEN ELM SE AND GOLD AVE SE

Project Number: 1006976

Applicant
Memorial Ventures Llc

Agent / Contact
David Oberstein

Po Box 1477
Santa Fe NM 87504
986-0700

1409 Luisa St
Santa Fe NM 87505
986-0700

Application Fees

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

City Of Albuquerque
Treasury Division

7/21/2008 12:42PM LOC: ANX
LS# 007 TRANS# 0013
RECEIPT# 00101543-00101543
PERMIT# 2008070327 TRSLJC
Trans Amt \$20.00
Conflict Mgmt Fee \$20.00
CA \$20.00
CHARGE \$0.00

Thank You



Supplemental form

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

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

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

APPLICATION INFORMATION:

Professional/Agent (if any): DAVID OBERSTEIN / STUDIO SW ARCHITECTS 505 843-9639
2101 MOUNTAIN RD NW PHONE: 505 986-0700

ADDRESS: 1409 LUISA ST. FAX: _____

CITY: SANTA FE STATE NM ZIP 87505 E-MAIL: obersteinprop@aol.com

APPLICANT: MEMORIAL VENTURES LLC PHONE: 505 986 0700

ADDRESS: P.O. BOX 1477 FAX: 505 986 0702

CITY: SANTA FE STATE NM ZIP 87504 E-MAIL: SAME

Proprietary interest in site: OWNER List all owners: MARC BERTRAN, DAVID OBERSTEIN

- DESCRIPTION OF REQUEST:

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. MEMORIAL HOSPITAL Complex TRACT A Block: _____ Unit: _____

Subdiv/Addn/TBKA: SECTION 21, T. 10 N. R. 3E NMPM

Existing Zoning: _____ Proposed zoning: _____ MRGCD Map No _____

Zone Atlas page(s): K-15 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.): _____

NA - HUNING & HIGHLAND SECTOR PLAN / GUIDELINES

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill?

No. of existing lots: 1 No. of proposed lots: 1 Total area of site (acres): 2.27

LOCATION OF PROPERTY BY STREETS: On or Near: 806 CENTRAL AVE SE

Between: ELM ST. and GOLD AVE SE & 1-25

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

SIGNATURE [Signature] DATE 7/21/08

(Print) Daniel Sobras Jr. STUDIO SW ARCH Applicant: Agent:

FOR OFFICIAL USE ONLY

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

Application case numbers
08 DRB 70327

Action SBP S.F. Fees

Application case numbers	Action	S.F.	Fees
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____

Hearing date July 30, 2008

Total
\$ _____

[Signature] 7-21-08
Planner signature / date

Project # 1006976

Form revised 4/07

SUBMIT W/APPL.

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)**
 - ___ 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.

Daniel Solares Jr.
 Applicant name (print)
[Signature] 7/20/08
 Applicant signature / date



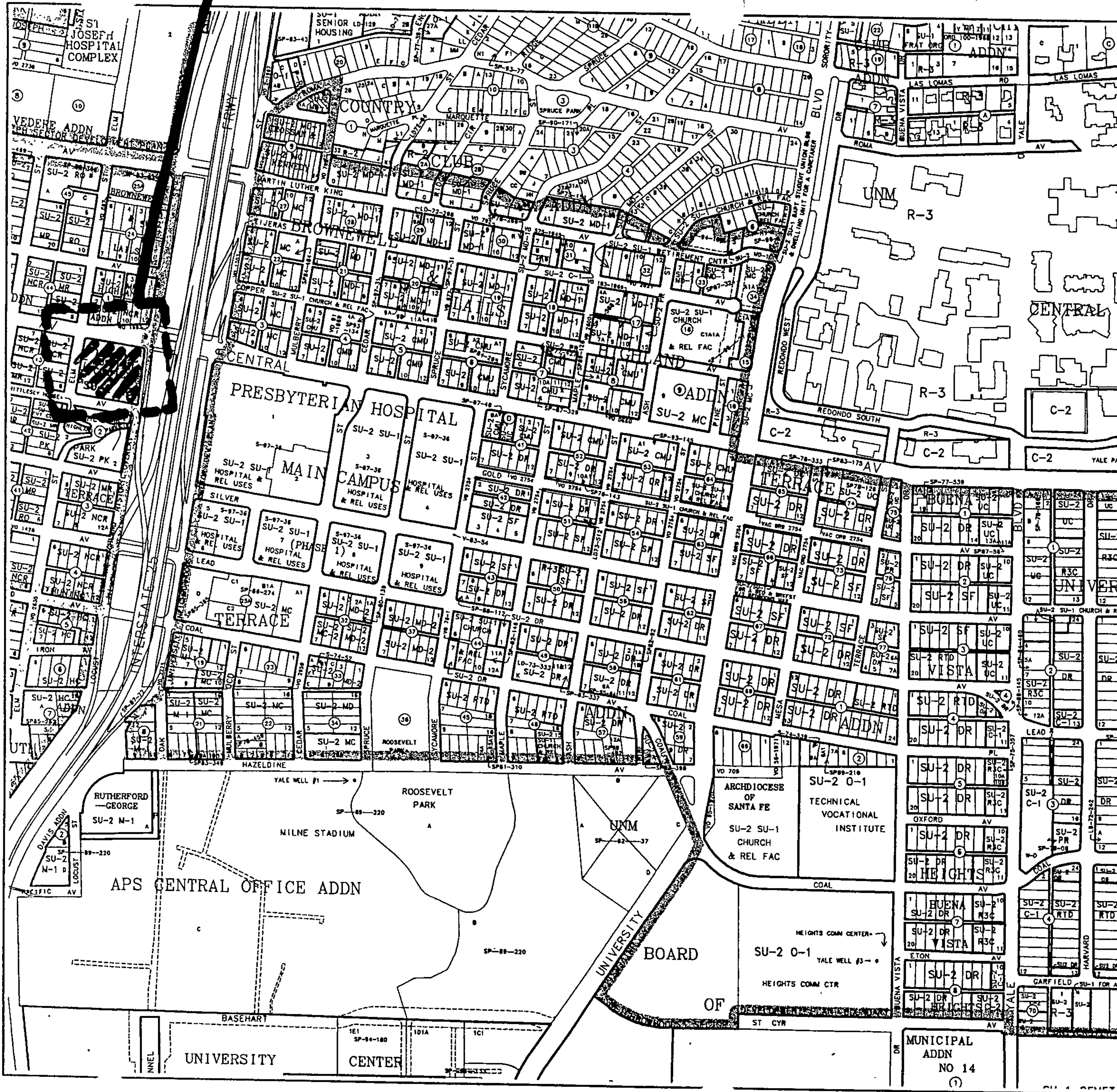
Form revised October 2007

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

Application case numbers
DRB B-70321

[Signature] 7-21-08
 Planner signature / date
 Project # 1006976

PROJECT LOCATION



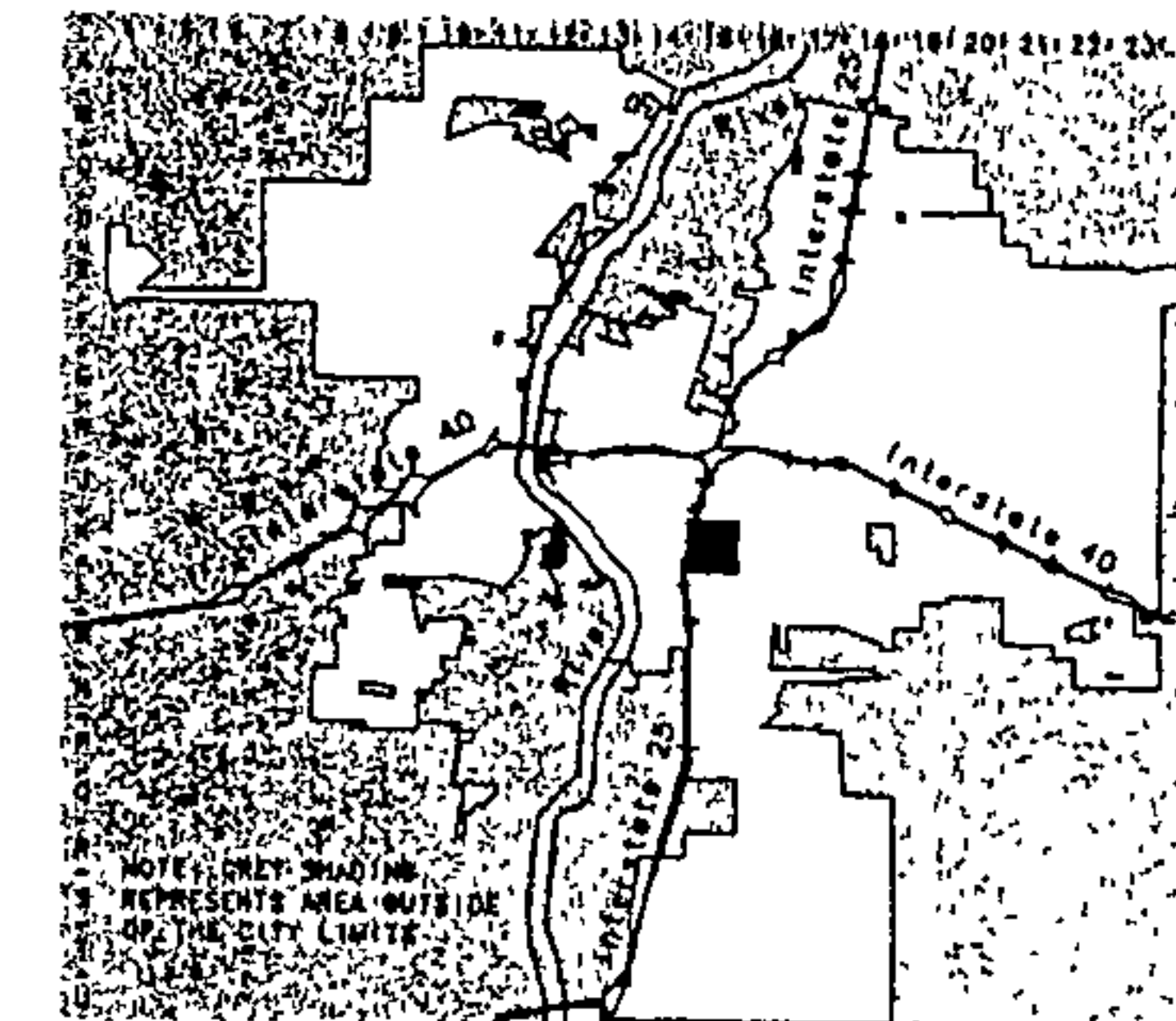
GRAPHIC SCALE IN FEET



CITY OF
Albuquerque
A Geographic Information System
PLANNING DEPARTMENT

© Copyright 1997

Map Amended through June 19, 1997



LEGAL DESCRIPTION

TION
R3E
SEC 21

UNIFORM PROPERTY CODE

1-016-067

K-15-Z



**Studio Southwest
Architects Inc.**

July 10, 2008

City of Albuquerque Planning Department
Development Review Board
600 2nd Street NW
Albuquerque, NM 87103

Project #1006976

This is a written response to the final conditions from the joint LUCC/EPC hearing on January 10, 2008 as requested in the Official Notice of Decision for the "Hotel Parq Central" project formerly known as "Memorial Hospital". The project is located at 800 Central Avenue in the Hunning Highlands Historic District. The significant and historic nature of the structures and site make this project challenging resulting in the request for some flexibility while at the same time still meeting the intent of the City of Albuquerque's Codes and requirements.

Condition 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.

No changes to the site plan and drawings have been made except those specified by the conditions set by the joint EPC/LUCC January 10, 2008 hearing. All changes have been written out and the locations of the changes on the drawings indicated in the responses.

Condition 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.

All steps will be taken to meet the conditions of approval. An appointment with the staff planner will be set to ensure all items are met and/or corrected in the drawings.

Condition 3. Where applicable, 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, driveways, private entrances and wheel chair ramps.

All improvements to the site regarding transportation facilities, right of way, paving, curbs, gutter, ADA accessible ramps, public and on site sidewalks, and public to private

Albuquerque
2101 Mountain Road NW
Albuquerque, NM 87104
T 505.843.9639
F 505.843.9683
mail@studioswarch.com

Santa Fe
130 Grant Avenue, Suite 102
Santa Fe, NM 87501
T 505.982.7191
F 505.992.0585
mail@studioswarch.com

www.studioswarch.com



Studio Southwest
Architects Inc.

Albuquerque
2101 Mountain Road NW
Albuquerque, NM 87104
T 505.843.9639
F 505.843.9683
mail@studioswarch.com

Santa Fe
130 Grant Avenue, Suite 102
Santa Fe, NM 87501
T 505 982.7191
F 505 992.0585
mail@studioswarch.com

www.studioswarch.com

drive aisles will conform to the city standards as depicted on the site plan, sheet AS-101, with the exception of the item discussed in condition 4.

Conditions 4. East-west drive aisle (north/front side of building) to be a minimum of 22' wide to accommodate two-way traffic. Parking spaces, side walk and landscaping could be adjusted 1' to 3' for this purpose.

The 22'-0" two-way drive aisle at the north/front side of the building will be maintained. Care will be taken not to encroach on this minimum dimension set forth during the joint EPC/LUCC joint hearing on January 10, 2008. The partial transcript below is taken from Pg. 140 of the hearing minutes.

Chair Moyer: So Mr. Lloyd would you be comfortable with this condition reading "the east/west drive isles (north/front side of building) to be a minimum of 22-feet?"

Mr. Lloyd: Yes, we could go with a minimum of 22-feet, if there's no other alternate or alternative resolution.

Condition 5. Where applicable site plan shall comply and be designed per DPM standards with flexibility explicitly expected when DPM would compromise historic structures.

The project has been designed to comply with the city of Albuquerque's DPM standards. Due the structure(s) historic nature and the location(s) flexibility has been noted and granted.

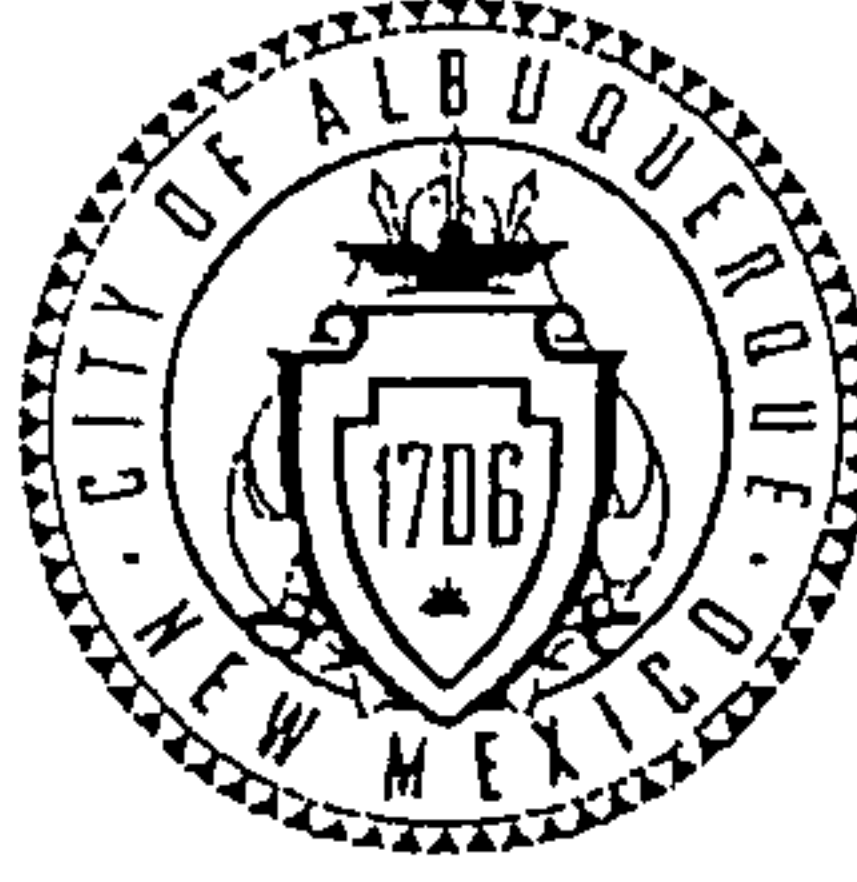
Condition 6. Uplighting as per note 32 on Sheets A 201-205 shall have cutoff to prevent fugitive light.

Uplighting for the surface mounted building signage has been removed. The low voltage "back lighting" will remain. Note 32 on sheets A-201 through A-205 is rewritten to read "LOW VOLTAGE LIGHT FIXTURE ATTACHED BEHIND LETTERS FOR BACK LIGHTING EFFECT". Refer to detail E3/AS-103 for the modified surface mounted building signage. The specified fixtures will prevent fugitive light and adhere to the State of New Mexico's "Night Sky Protection Act."

Thank you for your attention in this historic project.

A handwritten signature in black ink, appearing to read "Daniel Solares Jr.", written over a horizontal line.

Daniel Solares Jr.
Studio Southwest Architects



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

Date: January 11, 2008

OFFICIAL NOTIFICATION OF DECISION

FILE: **Project# 1006976**
07EPC-40098 AMNDT TO ZONE MAP (ESTB
ZONING/ZONE CHG)
07EPC-40099 SITE DEVELOPMENT -
BUILDG PRMT
07EPC-40100 AMEND SECTOR
DEVELOPMENT PLAN MAP

Memorial Ventures LLC
P.O. Box 1477
Santa Fe, NM 87504

LEGAL DESCRIPTION: for all or a portion of Tract A, MEMORIAL HOSPITAL COMPLEX zoned SU-2/R-O to SU-1/RO AND HOTEL & RELATED ALCOHOL SALES located on CENTRAL AVE SE BETWEEN ELM ST NE AND LOCUST AVE SE containing approximately 3 acre(s). (K-15) Maryellen Hennessy/Jennifer Donofrio, Staff Planners

On January 10, 2008 the Environmental Planning Commission voted to recommend approval to the City Council for Project #1006976, 07EPC-40100 Amend Sector Development Plan Map, based on the following Findings and subject to the following Conditions:

FINDINGS:

1. This is a request for approval of a Huning Highlands Sector Development Plan map amendment from SU2/Residential Office to SU2/SU-1 for RO and hotel and related alcohol sales for an approximately 2.27 acres site identified as Tract A, Memorial Hospital Complex.
2. The subject site contains 3 existing buildings. The existing mechanical building is proposed to be demolished and one additional building of 1407 square feet is proposed for the site.
3. The existing buildings are Contributing Buildings within the Huning Highlands Historic District. Alteration and demolition are subject to the review and approval of a Certificate of Appropriateness by the Landmarks and Urban Conservation Commission.

4. The Huning Highlands Sector Development Plan zoned the site SU2/Residential Office in 1988.
5. The new zoning category is not in conflict with the Goals and objectives of the Huning Highlands Sector Development Plan.
6. The request satisfies the following policies of the City/County Comprehensive Plan as follows:
 - a. Established Urban Area Policy II.B.5d: is furthered because the proposed use of SU2/RO and Hotel and related alcohol sales respects the historic character of the existing buildings and the district. Landscaping and other visual enhancements to the site are compatible with the surrounding land uses. The character of the development is compatible with the Historic District and the existing historic buildings.
 - b. Established Urban Area Policy II.B.5m: is satisfied because the site was designed to maintain and enhance the character of the historic property. The site design respects Highland Park located to the south. The enhanced landscaping on the site and the landscape buffer along Interstate 25 contribute positively to the visual quality of the environment.
 - c. Established Urban Area Policy II.B.5o: is satisfied because the proposal both redevelops an older neighborhood and rehabilitates unique older buildings.
 - d. Established Urban Area Policy II.B.5p: is satisfied because the proposal reflects cost-effective redevelopment technique by reusing existing buildings and is sustainable for the environment. There is no cost to the City associated with the proposal.
 - e. Central Urban Area Policies II.B.6a and b: are satisfied because the existing cultural resources are preserved and the proposed use contributes to the upgrading and revitalization of the area. Pedestrian amenities and the addition of a bikeway on the eastern property boundary support the policies.
 - f. The proposal furthers the Historic Resources Goal: Rehabilitation and redevelopment of the historic AT & SF Memorial Railroad Hospital preserves and enhances the Huning Highland Historic District and the East Downtown Urban Conservation Overlay Zone.
 - g. The Community Identity and Urban Design Goal, policy b is furthered by this request because site specific zoning request and accompanying site plan respects the natural environment, the built environment, and local history. The proposal enhances the Central Urban Area as a focus for the arts, cultural and public facilities by redeveloping the historic hospital complex. The property will be accessible to the public.
7. Subsections 1.A through I.G of Resolution 270-1980 is satisfied in the proposal. The new zoning category will not adversely affect adjacent properties. The SU1 category provides for special sites in which the appropriateness of the use to a specific location is partly or entirely dependent on the

OFFICIAL NOTICE OF DECISION
JANUARY 10, 2008
PROJECT #1006976
PAGE 3 OF 6

character of the site design.

8. This development request satisfies Subsection D.3 of Resolution 270-1980. The development is advantageous to the community because it furthers applicable goals and policies as demonstrated in findings 1 through 7 above.
9. Subsections 1.H and J are not applicable to this request.
10. The Huning Highland, BCC Inc, Silver Hills, Sycamore and Spruce Park Neighborhood Association were notified of this request. A facilitated meeting was held on December 27, 2007. There is no known public opposition to this request.
11. Subsections 1.I of Resolution 270-1980 is satisfied in the proposal. The new zoning category is beneficial to the community and furthers the comprehensive plan, goals and policies, as defined in findings 6 above.

On January 10, 2008 the Environmental Planning Commission voted to recommend approval to the City Council for Project #1006976, 07EPC-40099 Site Development Building Permit, based on the following Findings and subject to the following Conditions:

FINDINGS:

1. This is a request for consideration and approval of a site development plan for building permit for approximately a 2.27 acre site identified as 800/806 Central Ave, described as Tract A of Memorial Hospital Complex.
2. The majority of the site is already developed therefore the site plan reflects existing conditions with some new development. The subject site contains three existing buildings. Building # 1 and #2 are proposed to remain.
3. One ancillary mechanical building and its chimneystack are proposed for demolition.
4. One new building of 1407 square feet is proposed on the west side of the property.
5. The site is located within the Huning Highland Historic Overlay Zone. The existing buildings are designated as Contributing and Significant Buildings within the Huning Highlands Historic District. Demolition, new construction and alterations are subject to the review and approval of the Landmarks and Urban Conservation Commission. An application has been made concurrent with this request.
6. There is adequate landscaping on the site.
7. This request accompanies case number 07EPC-40100, a request for a Sector Development Plan Map amendment from SU2/RO to SU2/ SU-1 for RO and hotel and related alcohol sales.

OFFICIAL NOTICE OF DECISION
JANUARY 10,2008
PROJECT #1006976
PAGE 4 OF 6

8. The site is surrounded by a combination of stucco finished masonry walls and wrought iron fencing.
9. Three free-standing signs and three wall signs are proposed.
10. Lighting on the site is sufficient.
11. The proposed City bus shelters location provides public transit users with easy access to the site.
12. The applicant has exceeded the parking requirement by 12 spaces. A total of 75 vehicle spaces are provided.
13. The sidewalk/ramp on Central Ave. is intended to be used as an ADA accessible sidewalk. As designed, it is not subject to ANSI standards for ADA ramps. The slope does not exceed 1:20.
14. The proposed sidewalk/stair wall on Central Ave. does not comply with zoning standards for the RO zone. The RO zone provides that walls within 15 feet of the public right-of-way are not to exceed three feet in height. The Zoning Code provides that in the SU1 zone the Planning Commission has discretion to approve wall heights.
15. This request furthers applicable goals and policies in the Albuquerque/Bernalillo County Comprehensive Plan or with the goals of the University Neighborhoods Sector Development Plan.
16. The Huning Highland, BCC Inc, Silver Hills, Sycamore and Spruce Park Neighborhood Association were notified of this request. A facilitated meeting was held on December 27, 2007. There is no known public opposition to this request.
17. The applicant has provided at the eastern edge of the property bicycle connectivity between Central and Silver.

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.

OFFICIAL NOTICE OF DECISION
JANUARY 10, 2008
PROJECT #1006976
PAGE 5 OF 6

3. Where applicable, 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).
4. East-west drive aisle (north/front side of building) to be a minimum of 22' wide to accommodate two-way traffic. Parking spaces, sidewalk and landscaping could be adjusted 1' to 3' for this purpose.
5. Where applicable site plan shall comply and be designed per DPM Standards with flexibility explicitly expected when DPM would compromise historic structures.
6. Uplighting as per note 32 on Sheets A 201-205 shall have cutoff to prevent fugitive light.

IF YOU WISH TO APPEAL/PROTEST THIS DECISION, YOU MUST DO SO BY **JANUARY 25, 2008** 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

OFFICIAL NOTICE OF DECISION
JANUARY 10, 2008
PROJECT #1006976
PAGE 6 OF 6

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,

Manone

for

Richard Dineen
Planning Director

RD/MH/ac

cc: David Oberstein, 1409 Luisa St., Santa Fe, NM 87505
Terry Keene, BCC Partnership, Inc., 424 Central Ave. SE, Albuquerque, NM 87102
Rob Dickson, BCC Partnership, Inc., 301 Central Ave. NE, Albuquerque, NM 87102
Steve Grant, Huning Highland Historic District Assoc., 209 High St. NE, Albuquerque, NM 87102
Kay Adams, Huning Highland Historic District Assoc., 816 Silver Ave. SE, Albuquerque, NM 87102
Bill Cobb, Silver Hill NA, 1701 Silver Ave. SE, Albuquerque, NM 87102
Gordon Reiselt, Silver Hill NA, 1515 Silver SE, Albuquerque, NM 87106
Daniel Laird, Spruce Park NA, Inc., 603 Cedar NE, Albuquerque, NM 87106
Bart Chimenti, Spruce Park NA, 1502 Roma NE, Albuquerque, NM 87106
Peter Schillke, Sycamore NA, 1217 Coal Ave. SE, Albuquerque, NM 87106
Mardon Gardella, Sycamore NA, 411 Maple St. NE, Albuquerque, NM 87106
Lauren Austin, 111 Walter SE, Albuquerque, NM 87102

CITY OF ALBUQUERQUE



2007.074.1

January 23, 2008

Jeff Mortensen, PE
High Mesa Consulting Group
6010-B Midway Park Blvd. NE
Albuquerque, NM 87109

**Re: Central Parq Hotel Conceptual Grading and Drainage Plan
Engineer's Stamp dated 12-11-07 (K15/D87)**

Dear Mr. Mortensen,

Based upon the information provided in your submittal dated 12-19-07, the above referenced master plan is approved for Site Development Plan for Building Permit action by the DRB.

P.O. Box 1293

If you have any other questions, you can contact me at 924-3986.

Albuquerque

New Mexico 87103

Sincerely,

Bradley L. Bingham
Bradley L. Bingham, PE
Principal Engineer, Planning Dept.
Development and Building Services

www.cabq.gov

C: file

XC: David Oberstein
Rob Heiser

DRAINAGE AND TRANSPORTATION INFORMATION SHEET

(REV. 1/28/2003rd)

PROJECT TITLE: CENTRAL PARQ HOTEL ZONE ATLAS/DRNG. FILE #: K15 D
 DRB #: _____ EPC #: _____ WORK ORDER #: _____

LEGAL DESCRIPTION: TRACT A, MEMORIAL HOSPITAL COMPLEX
 CITY ADDRESS: 806 CENTRAL SE

ENGINEERING FIRM: HIGH MESA CONSULTING GROUP. CONTACT: JEFF MORTENSEN
 ADDRESS: 6010-B MIDWAY PARK BLVD. NE PHONE: (505) 345-4250
 CITY, STATE: ALBUQUERQUE, NM ZIP CODE: 87109

OWNER: (CONTACT ARCHITECT) CONTACT: ROBERT HEISER
 ADDRESS: _____ PHONE: 843-9639
 CITY, STATE: _____ ZIP CODE: _____

ARCHITECT: STUDIO SOUTHWEST ARCHITECTS, INC. CONTACT: DANIEL SOLARES
 ADDRESS: 2101 MOUNTAIN NW PHONE: 843-9639
 CITY, STATE: ALBUQUERQUE, NM ZIP CODE: 87104

SURVEYOR: SURVEYS SOUTHWEST (NMPS 11224) CONTACT: DAN GRANNEY
 ADDRESS: 333 LOMAS BLVD. NE PHONE: (505) 998-0303
 CITY, STATE: ALBUQUERQUE, NM ZIP CODE: 87102

CONTRACTOR: NOT KNOWN CONTACT: ARCHITECT
 ADDRESS: _____ PHONE: _____
 CITY, STATE: _____ ZIP CODE: _____

TYPE OF SUBMITTAL:

- DRAINAGE REPORT
- DRAINAGE PLAN 1st SUBMITTAL, *REQUIRES TCL or equal*
- DRAINAGE PLAN RESUBMITTAL
- CONCEPTUAL GRADING & DRAINAGE PLAN
- GRADING PLAN
- EROSION CONTROL PLAN
- ENGINEER'S CERTIFICATION (HYDROLOGY)
- CLOMR/LOMR
- TRAFFIC CIRCULATION LAYOUT (TCL)
- ENGINEER'S CERTIFICATION (TCL)
- ENGINEER'S CERTIFICATION (DRB APPR. SITE PLAN)
- OTHER - SO #19

CHECK TYPE OF APPROVAL SOUGHT:

- SIA/FINANCIAL GUARANTEE RELEASE
- PRELIMINARY PLAT APPROVAL
- S. DEV. PLAN FOR SUB'D APPROVAL
- S. DEV. PLAN FOR BLDG. PERMIT APPROVAL
- SECTOR PLAN APPROVAL
- FINAL PLAT APPROVAL
- FOUNDATION PERMIT APPROVAL
- BUILDING PERMIT APPROVAL
- CERTIFICATE OF OCCUPANCY (PERM.)
- CERTIFICATE OF OCCUPANCY (TEMP.)
- GRADING PERMIT APPROVAL
- PAVING PERMIT APPROVAL
- WORK ORDER APPROVAL
- OTHER (SPECIFY) SO #19

WAS A PRE-DESIGN CONFERENCE ATTENDED:

- YES
- NO
- COPY PROVIDED

DATE SUBMITTED: 12/18/2007 BY: JEFFREY G. MORTENSEN
 XC: DANIEL SOLARES

Requests for approvals of Site Development Plans and/or Subdivision Plats shall be accompanied by a drainage submittal. The particular nature, location and scope of the proposed development defines the degree of drainage detail. One or more of the following levels of submittal may be required based upon the following:

1. **Conceptual Grading and Drainage Plan:** Required for approval of Site Development Plans greater than five (5) acres and Sector Plans.
2. **Drainage Plans:** Required for building permits, grading permits, paving permits and site plans less than five (5) acres.
3. **Drainage Report:** Required for subdivisions containing more than ten (10) lots or constituting five (5) acres or more.

CITY OF ALBUQUERQUE
DEVELOPMENT & BUILDING SERVICES CENTER
PLANNING DEPARTMENT/HYDROLOGY SECTION

CONFERENCE RECAP

DRAINAGE FILE/ZONE ATLAS PAGE NUMBER: K15/D DATE: 12/12/2007
CROSS REFERENCE NUMBERS: EPC _____ DRB _____ DRC _____
SUBJECT: CENTRAL PARO HOTEL
STREET ADDRESS: 806 CENTRAL AVENUE SE
SUBDIVISION NAME: TRACT A, MEMORIAL HOSPITAL COMPLEX

TYPE OF APPROVAL

- PRELIMINARY & FINAL PLAT
- BUILDING PERMIT
- GRADING PERMIT
- SITE DEVELOPMENT PLAN FOR EPC & DRB
- OTHER _____

<u>ATTENDEE:</u>	<u>ORGANIZATION:</u>	<u>PHONE:</u>
JEFF MORTENSEN	HMCG	345-4250
BRAD BINGHAM	HYDROLOGY	924-3986

FINDINGS:

- 1) PROJECT IS A MODIFICATION TO AN EXISTING SITE W/IN INFILL AREA
- 2) SITE DOES NOT LIE WITHIN A DESIGNATED FEMA FLOOD ZONE
- 3) FREE DISCHARGE APPROPRIATE
- 4) CALCULATIONS NOT NECESSARY FOR SITE PLAN APPROVAL
- 5) PROVIDE CALCULATIONS AND PRIVATE STORM DRAIN CAPACITY EVALUATION FOR BUILDING PERMIT APPROVAL
- 6) CONCEPTUAL (PRELIMINARY GRADING) PLAN REQUIRED FOR SITE PLAN APPROVAL AT EPC/DRB
- 7) SO #19 APPROVAL REQUIRED FOR PRIVATE STORM DRAIN CONNECTION W/IN PUBLIC RIGHT-OF-WAY

8.) FINAL GED REQ'D FOR BUILDING PERMIT
9.) CERTIFICATION FOR C.O. REQ'D AT COMPLETION OF CONSTRUCTION

THE UNDERSIGNED AGREE THAT THE ABOVE FINDINGS ARE SUMMARIZED ACCURATELY AND ARE ONLY SUBJECT TO CHANGE IF FURTHER INVESTIGATION REVEALS THAT THE FINDINGS ARE NOT REASONABLE OR THAT THEY ARE BASED UPON INACCURATE INFORMATION.

SIGNED: _____	SIGNED: <u>Bradley L. Bjil</u>
TITLE: <u>CONSULTANT</u>	TITLE: <u>CITY HYDROLOGIST</u>
DATE: <u>12/12/2007</u>	DATE: _____

NOTE: PLEASE PROVIDE A COPY OF THIS RECAP WITH EACH DRAINAGE SUBMITTAL
HMCG PROJECT NO. 2007.074.1

10-26-2543



LOCATION MAP
ZONE ATLAS MAP K-15-Z
Not-To-Scale

NOTES

- 1. Bearings are New Mexico State Plane Grid Bearings (Central Zone).
- 2. Distances are ground distances.
- 3. Record bearings and distances of recorded plats are shown in parenthesis.

SUBDIVISION DATA

- 1. DRB No. **V-88-35 DRD-88-024**
- 2. Zone Atlas Index No. K-15
- 3. Gross Subdivision Acreage: 2.2749 Acres
- 4. Date of Survey: June 1988
- 5. Total Number of Tracts created: One (1) Tract
- 6. 110 square feet of public street right-of-way created with the filing of this plat.
- 7. The purpose of this plat is to eliminate lot lines, dedicate right-of-way, and vacate a portion of Locust Street.
- 8. Site located within Section 21, T10N, R2E, N.M.P.M.

PUBLIC UTILITY EASEMENTS

PUBLIC UTILITY EASEMENTS shown on this plat are granted for the common and joint use of:

- 1. The Public Service Company of New Mexico for the installation, maintenance, and service of overhead and underground electrical lines, transformers, poles and any other equipment, fixtures, structures and related facilities reasonably necessary to provide electrical service.
- 2. The Gas Company of New Mexico for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas.
- 3. U.S. West for the installation, maintenance, and service of all buried and aerial communication lines and other related equipment and facilities reasonably necessary to provide communication services, including but not limited to above ground pedestals and closures.
- 4. Jones Intercable for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide Cable TV service.

Included, is the right to build, rebuild, construct, reconstruct, locate, relocate, change, remove, modify, renew, operate, and maintain facilities for the purposes described above, together with free access to, from, and over said easements, including sufficient working area space for electric transformers, with the right and privilege to trim and remove trees, shrubs or bushes which interfere with the purposes set forth herein. No building, sign, pool (above ground or subsurface), hot tub, concrete or wood pool decking, or other structure shall be erected or constructed on said easements, nor shall any well be drilled or operated thereon. Property owners shall be solely responsible for correcting any violations of National Electric Safety Code caused by construction or pools, decking, or any structures adjacent to or near easements on this plat.

DESCRIPTION

A certain tract of land being Lots 1 through 12 of Block 1, AMENDED MAP OF THE TERRACE ADDITION, City of Albuquerque, Bernalillo County, New Mexico, as the same is shown and designated on the plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico, on November 15, 1910, in Volume C2, Folio 71; together with the vacated sixteen (16) foot alley in said Block 1 and the vacated portion of Locust Street, S.E., as conveyed by quitclaim deed filed for record in the office of the County Clerk of Bernalillo County, New Mexico, on July 3, 1962 in Book D649, page 627; together with an additional portion of Locust Street vacated by Vacation Action V-88-35 at the DRB meeting of the City of Albuquerque, on May 17, 1988, and being more particularly described by New Mexico State Plane Grid Bearings and ground distances as follows:

BEGINNING at the northeasterly corner of the tract herein described, being a PK nail in the sidewalk on the southerly right-of-way of Central Avenue S.E., also being the northeasterly corner of the said vacated portion of Locust Street, S.E. filed July 3, 1962, whence the ACS aluminum cap stamped "4-X15 1983" (having New Mexico State Plane Grid Coordinates Central Zone, X = 384,645.71, Y = 1,485,514.00) bears S79°21'22"E, 387.44 feet; thence along the easterly boundary of the tract herein described, S09°03'45"W, 4.33 feet to a point on curve (non-tangent); thence, 11.41 feet along the arc of a curve to the right having a radius of 15.00 feet and a chord bearing S14°40'50"E, 11.15 feet to a point of tangency; thence, S07°07'42"W, 286.00 feet to the southeasterly corner of the tract herein described; thence along the northerly right-of-way of Gold Avenue S.E. being the southerly boundary of the tract herein described, N81°03'54"W, 336.00 feet to the point of intersection with the westerly right-of-way of Elm Street, S.E., being the southwesterly corner of the tract herein described; thence along the said easterly right-of-way of Elm Street, N09°19'46"E, 299.94 feet to the point of intersection with the said southerly right-of-way of Central Avenue being the northwesterly corner of the tract herein described; thence along the said southerly right-of-way of Central Avenue, S81°08'53"E, 320.47 feet to the point and place of beginning.

Tract contains 2.2749 acres, more or less.

APPROVALS

PLAT NUMBER	SP-89-140
PLANNING DIRECTOR	<i>Jack Cloud</i> 5/18/89
CITY ENGINEER	<i>Frank J. Aguirre</i> 5/16/89
A.M.A.F.C.A.	<i>Frank J. Aguirre</i> 5/16/89
TRAFFIC ENGINEER	<i>David Williams</i> 5/16/89
CITY SURVEYOR	<i>David Clark</i> 110988
PROPERTY MANAGEMENT	<i>Rosie Howell</i> 5-16-89
WATER RESOURCES DEPARTMENT	<i>William [unclear]</i> 5-17-89
PARKS & RECREATION DEPARTMENT	<i>John M. Stone</i> 5-16-89
PUBLIC SERVICE COMPANY OF NEW MEXICO	<i>John [unclear]</i> 5/16/89
U.S. WEST COMMUNICATIONS	<i>Greg [unclear]</i> 11-1-88
GAS COMPANY OF NEW MEXICO	<i>Joe Dunlap</i> 05-17-89

REPLAT MAP FOR
TRACT A
MEMORIAL HOSPITAL COMPLEX
BERN COUNTY ALBUQUERQUE NEW MEXICO
OCTOBER 1988
FREE CONSENT AND DEDICATION

State of New Mexico }
County of Bernalillo }
This instrument was filed for record on
MAY 22 1989
Notary Public
of records of said County Clerk & Recorder
Dorothy Clay

The foregoing replat of that certain tract of land being Lots 1 through 12 of Block 1, AMENDED MAP OF THE TERRACE ADDITION, City of Albuquerque, Bernalillo County, New Mexico, as the same is shown and designated on the plat filed for record in the office of the County Clerk of Bernalillo County, New Mexico, on November 15, 1910, in Volume C2, Folio 71; together with the vacated sixteen (16) foot alley in said Block 1 and the vacated portion of Locust Street, S.E., as conveyed by quitclaim deed filed for record in the office of the County Clerk of Bernalillo County, New Mexico, on July 3, 1962 in Book D649, page 627; together with an additional portion of Locust Street vacated by Vacation Action V-88-35 at the DRB meeting of the City of Albuquerque, on May 17, 1988, and now hereon shown and comprising MEMORIAL HOSPITAL COMPLEX is with free consent and in accordance with the desires of the undersigned owners and/or proprietors thereof and said owners and/or proprietors do hereby dedicate 110 square feet of public street right-of-way and grant all easements shown on this plat. Electrical power and communication easements are reserved for overhead distribution lines for pole type utilities and buried distribution lines, conduits, and pipes for underground utilities, and other related equipment where shown or indicated, including the right of ingress and egress for construction and maintenance, and the right to trim interfering trees and shrubs.

Memorial Hospital Building Partnership,
a New Mexico General Partnership

by: *James D.C. Jaramillo*
James D.C. Jaramillo, M.D.
General Partner

State of New Mexico)
County of Bernalillo)
The foregoing instrument was acknowledged before me this 2nd day of November, 1988, by James D.C. Jaramillo, M.D., on behalf of the Memorial Hospital Building Partnership.
My commission expires: 11/25/90
Sharon M. [unclear]
Notary Public

SURVEYOR'S CERTIFICATION

I, Thomas G. Klingshagen, a registered Professional New Mexico Land Surveyor, certify that this plat was prepared by me or under my supervision, shows all easements of record, meets the minimum requirements for monumentation and surveys contained in the Albuquerque Subdivision Ordinance, and is true and accurate to the best of my knowledge and belief.

Thomas G. Klingshagen
Thomas G. Klingshagen
NMPLS 5978
Bohannon-Huston, Inc.
Courtyard I
7500 Jefferson N.E.
Albuquerque, N.M. 87109

State of New Mexico)
County of Bernalillo)
The foregoing instrument was acknowledged before me this 31st day of October, 1988, by Thomas G. Klingshagen.
My Commission Expires: 2-23-91
Diane E. Agar
Notary Public



OFFICIAL SEAL
DIANE E. AGAR
NOTARY PUBLIC - STATE OF NEW MEXICO
Notary Bond Filed with Secretary of State
My Commission Expires 2-23-91



C39-53(2)

C39-53(2)

8945599

REPLAT MAP FOR
TRACT A
MEMORIAL HOSPITAL COMPLEX
 BERNALILLO COUNTY
 ALBUQUERQUE, NEW MEXICO

OCTOBER, 1988

State of New Mexico }
 County of Bernalillo } SS
 This instrument was filed for record on
 MAY 22 1989
 County Clerk's Office

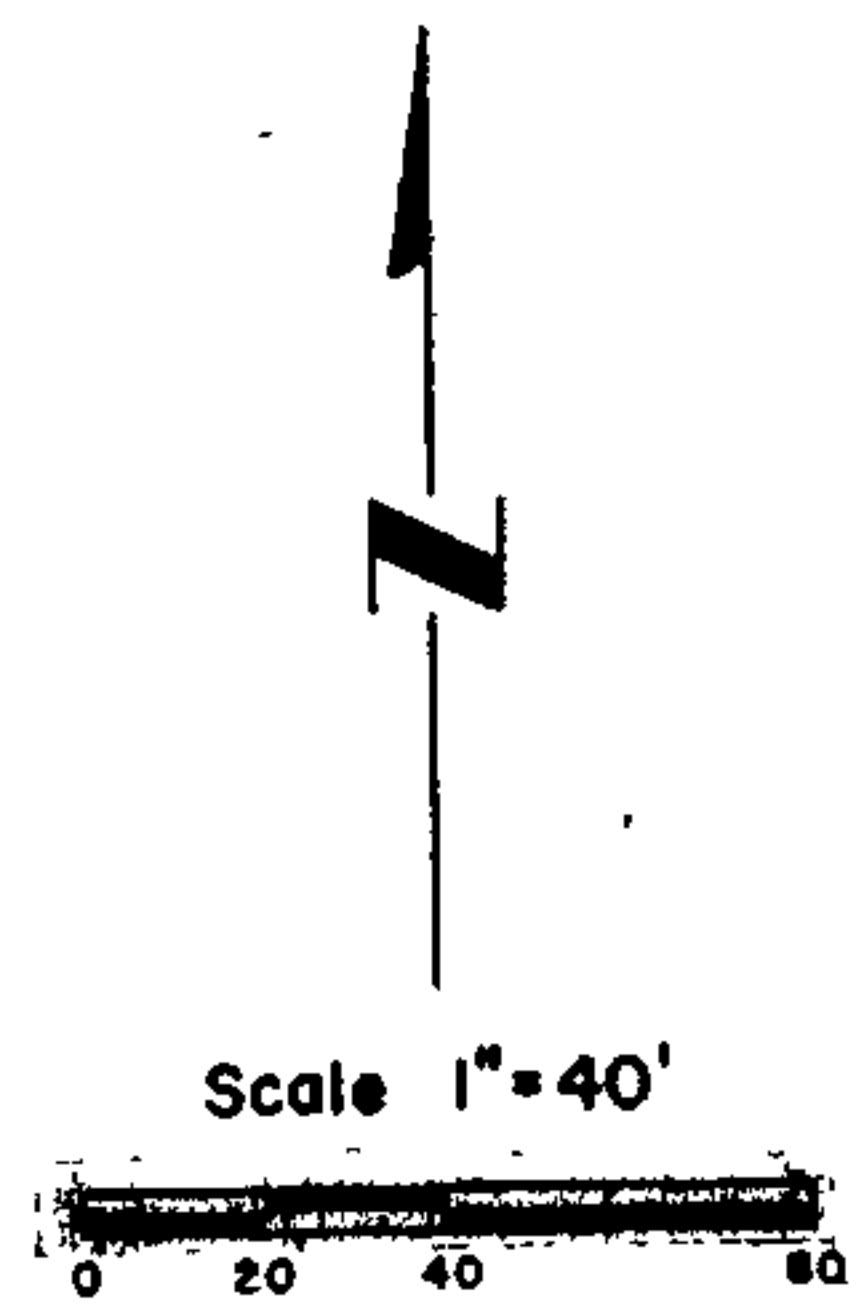
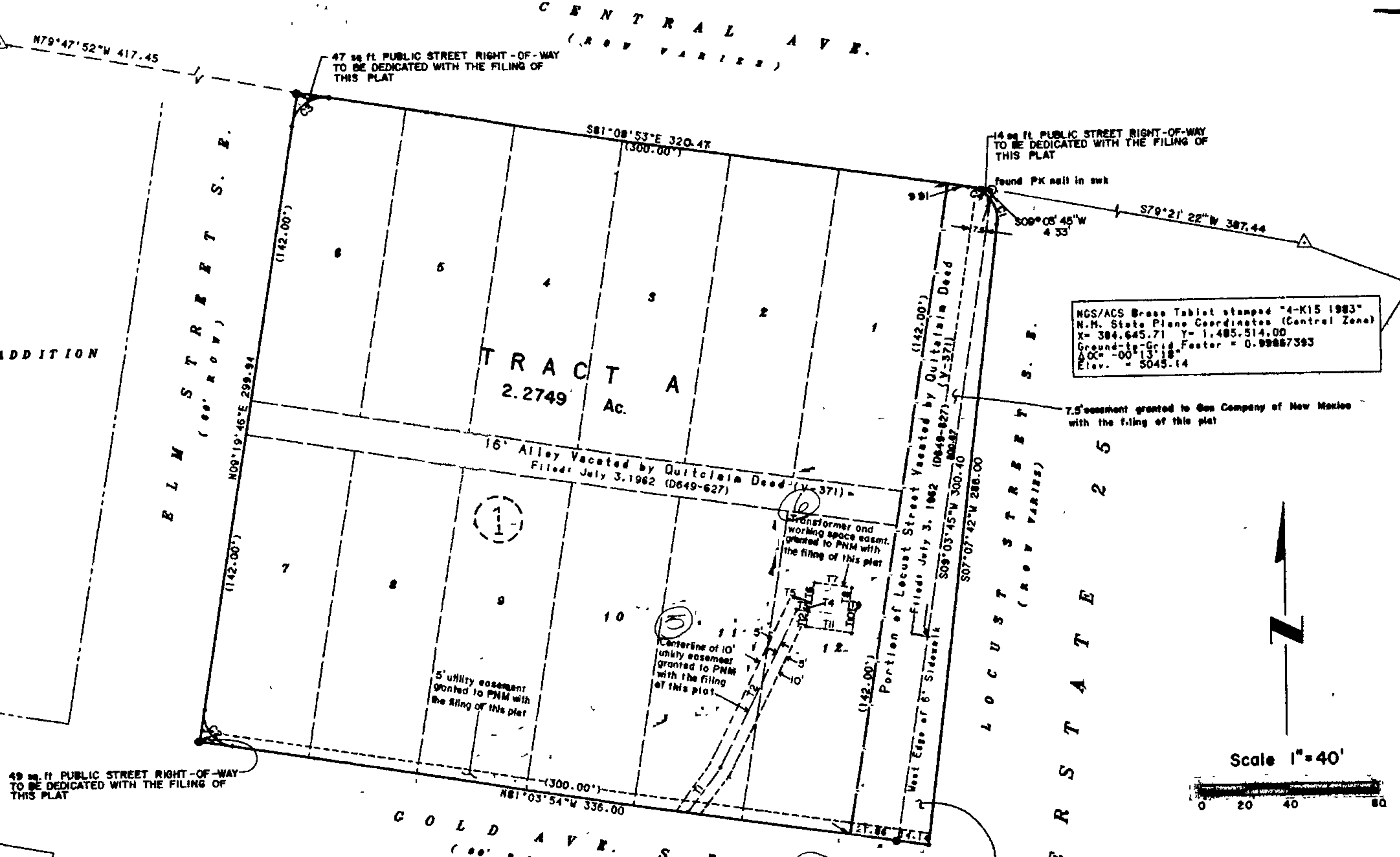
NCS/ACS Brass Tablet stamped "5-K15B Reest"
 N.M. State Plane Coordinates (Central Zone)
 X= 383,522.91 Y= 17,485,651.02
 Ground-to-Grid Factor = 0.99967600
 GOC = 00° 13' 28"
 Elev. = 5008.015

NCS/ACS Brass Tablet stamped "4-K15 1983"
 N.M. State Plane Coordinates (Central Zone)
 X= 384,645.71 Y= 17,485,514.00
 Ground-to-Grid Factor = 0.99967393
 GOC = 00° 13' 28"
 Elev. = 5045.14

BLOCK 43
MUNINGS HIGHLAND ADDITION
 PLAT 141 MAY 18, 1987
 (87-14)

TANGENT DATA		
NUMBER	Bearing	DISTANCE
T1	N3° 08' 50" E	24.97
T2	N2° 23' 10" E	79.77
T3	S81° 21' 01" E	5.47
T4	N09° 26' 06" E	3.39
T5	S89° 23' 54" E	1.00
T6	N09° 26' 06" E	10.00
T7	S89° 23' 54" E	17.20
T8	S07° 25' 06" W	10.00
T9	S89° 23' 54" E	3.00
T10	S07° 25' 06" W	10.40
T11	N89° 23' 54" W	21.20
T12	N09° 26' 06" E	7.01

CURVE DATA						
NUMBER	ARC	RADIUS	DELTA	CHORD	CHORD BEARING	TAN
C1	11.6	15.00	43° 37' 04"	11.15	S14° 40' 50" E	6.00
C2	23.2	15.00	90° 23' 40"	21.29	S35° 52' 04" W	15.10
C3	23.2	15.00	89° 31' 21"	21.12	W54° 05' 26" E	14.88
C4	11.6	15.00	44° 39' 31"	11.40	S58° 49' 07" E	6.16



NOTE:
 Found 5/8" rebar with plastic survey cap stamped
 "EN & A L87718" at all corners designated by @



C39-53(2)

C39-53(2)

STATE OF NEW MEXICO
 COUNTY OF BERNALILLO
 FILED FOR RECORD
 JUN 22 10 22 AM 1968
 BERNALILLO
 RECORDS
 COUNTY CLERK'S OFFICE

ACKNOWLEDGMENT FOR CORPORATION
 STATE OF NEW MEXICO
 COUNTY OF BERNALILLO
 The foregoing instrument was acknowledged before me this 18th day of February 1968
 Notary Public

ACKNOWLEDGMENT FOR NATURAL PERSONS
 STATE OF NEW MEXICO
 COUNTY OF BERNALILLO
 The foregoing instrument was acknowledged before me this 18th day of February 1968
 Notary Public

WITNESS my hand and seal this 18th day of February 1968
 Notary Public

First parties shall have the right to use the above described real estate for purposes not inconsistent with the right hereby granted provided that first parties shall not erect or construct any building, pool, or other structure thereon, nor drill or operate any well thereon.
 The provisions hereof shall inure to the benefit of and bind the heirs, executors, administrators, successors and assigns of the parties hereto.

AN EASEMENT WITHIN LOT 11, BLOCK 1 AS SHOWN ON THE PLAT OF THE TERRACE ADDITION AS FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON MAY 20, 1905 AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:
 An easement for a padmount transformer being the southerly thirty (30) feet of the easterly eight (8) feet of the westerly fifteen (15) feet of the above described lot 11.

That the said first parties, for and in consideration of the sum of One Dollar (\$1.00) to them in hand paid, and other valuable considerations, the receipt of which is hereby acknowledged, do hereby give, bargain, sell, grant and convey unto the second parties, an easement to build, construct, operate and maintain an electric power transmission and communication line on, over, beneath and across the land hereinafter described, and to erect all necessary poles, guy wires and other equipment, fixtures and structures necessary to maintain the said power and communication line on, over, beneath and across the lands hereinafter designated as the course of said power and communication line on, over, beneath and across the lands hereinafter designated with free ingress and egress in, from, and over said easement with rights and privileges of going upon, over and across said lands for the purpose of maintaining said line, and removing any trees which interfere with the operation of said line; and lands being situated in the County of Bernalillo, State of New Mexico; and more particularly described as follows, to-wit:

WITNESSETH:
 S.F. EMPLOYERS' BENEFIT ASSOCIATION and
 TAIN STARK TELEPHONE AND TELEGRAPH COMPANY, a New Mexico corporation, authorized to do business in New Mexico
 THIS INSTRUMENT MADE THIS 15th day of February 1968, by and between The A.T. & T. Co.

EASEMENT
 86706
 428



OFFICIAL NOTICE

CITY OF ALBUQUERQUE
MUNICIPAL DEVELOPMENT DEPARTMENT
PLANNING DIVISION
P.O. BOX 1293, ALBUQUERQUE NEW MEXICO 87103

7

REF: [V-88-35]
[DRB-88-246]
[SE]

Edwin L. Beck P.E., agent for Memorial Hospital Building Partnership, requests Vacation (closing) of a portion of Public Right of Way (.05 acre) for Locust St NE adjacent to the east side of Block 1, Terrace Addition, located on the west side of Interstate Route 25 between Central Ave SE and Gold Ave SE. (K-15)

At the May 17, 1988, Development Review Board meeting, the Vacation was approved with the following findings and conditions.

FINDINGS AND CONDITIONS:

1. There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.
2. There is net benefit to the public welfare because the development made possible by the vacation is clearly more beneficial to the public welfare than the minor detriment resulting from the vacation.
3. Disposition of the vacated right-of-way shall be through the City Real Estate Office.
4. Satisfactory utility easements shall be retained in the vacated right-of-way.
5. The vacated right-of-way shall be replatted with adjacent property within one year.

If you wish to appeal this decision, you must do so by June 2, 1988, in the manner described below. A nonrefundable fee of \$135 is required at the time the appeal is filed.

Appeal to the Environmental Planning Commission. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Division form to the Planning Division within 15 days of the Development Review Board's decision. The date the determination in question is issued is not included in the 15-day period for filing an appeal, if the fifteenth day falls on a Saturday, Sunday, or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

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

Please note that the vacation of all plats, rights-of-way, and easements are void after one year from the expiration of the appeal date if all conditions are not met.

(REF: Article XI Chapter 7-16-8 B 3 c (2) Revised Ordinance.)

Claire Koopman

Claire Koopman
Board Secretary

cc: Memorial Hospital Building Partnership, 806 Central Avenue SE, 87102
Edwin L Beck, P.E., 2730 San Pedro NE, 87110
Ann Baird, 301 Edith SE, 87102, Huning Highlands Neighborhood Association

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
PLANNING DIVISION

DEVELOPMENT REVIEW BOARD
May 17, 1988
V-88-35/DRB-88-246

V-88-35 Edwin L. Beck P.E., agent for Memorial Hosital Building Partner-
DRB-88-246 ship, requests Vacation (closing) of a portion of Public Right of
 (SE) Way (.05 acre) for Locust St NE adjacent to the east side of
 Block 1, Terrace Addition, located on the west side of Interstate
 Route 25 between Central Ave SE and Gold Ave SE. (K-15)

AMAFCA

No adverse comments.

Transit

"No adverse comment."

Police Department

"No adverse comment."

APS

"No adverse comment."

COG

"No adverse comment."

Real Estate "If approved, final disposition shall be through the City Real
 Estate Office".

Zoning Enforcement

"No adverse comment."

Mountain Bell

The Vacation can be granted. No easement rights
need to be maintained.

Gas Company of New Mexico

Approves.

Environmental Health

No adverse comment.

Redevelopment

Upon review of the Sector Plan, Redevelopment Staff
supports the request.

Transportation Planning

No adverse comments.

PNM

Underground powerlines in area - reserve easement.

Planning Department

No adverse comment on proposed Vacation. If
approved, vacated right-of-way must be replatted
with adjacent property within one year. A Public
Sidewalk from Central to Gold will be required with
the replat.

Parks and Recreation

"No adverse comment."

City Engineering

It is not clear based on the information provided,
the impact the proposed vacation action will have on
existing storm drain facilities within the
right-of-way, consequently, a better map/plat that
identifies our facilities with respect to the
right-of-way to be vacated will require. Please
have this information available at the May 17, 1988
Public Hearing meeting.

Utilities-Developmen

The submittal is difficult to assess. Need discussion of existing water lines and future requirements for looping, which this vacation may affect.

Transportation Develop.

No objection to vacation of R/W provided the following items of construction are provided for: Relocation of 6' sidewalk and handicap ramp. There is significant grading identified at the south end - it is likely a retaining wall, guardrail may be required, any of these expenses would be a developer responsibility. Perhaps a different boundary for vacation would be more appropriate and less costly.

IT IS REQUESTED THAT THE APPLICANT AND/OR AGENT BE PRESENT AT THE HEARING
cc: Memorial Hospital Building Partnership, 806 Central Av SE, 87102
Edwin L. Beck PE, 2730 San Pedro NE, 87110

PNM

PUBLIC SERVICE COMPANY OF NEW MEXICO

ALVARADO SQUARE ALBUQUERQUE NEW MEXICO 87158 _ _ _ _

May 6, 1988

Ms. Claire Koopman
City/County Planning
Post Office Box 1253
Albuquerque, NM 87103

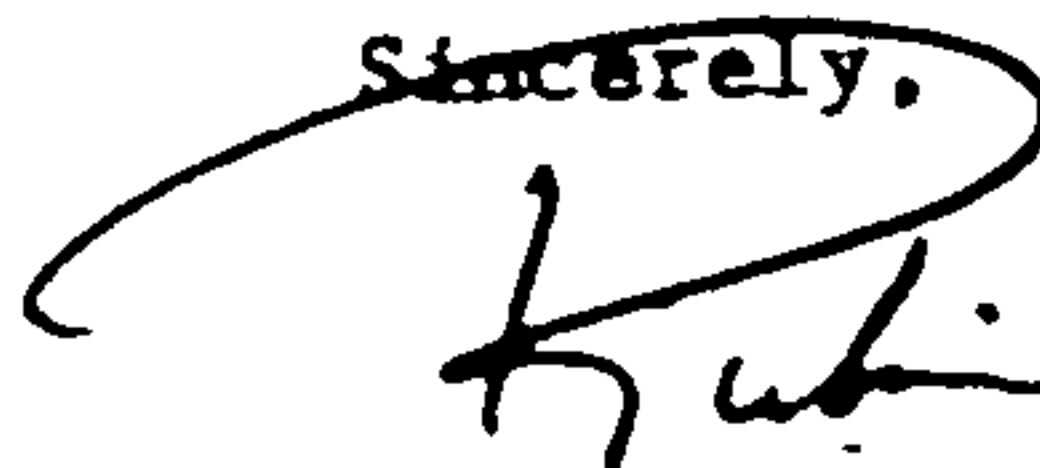
Dear Claire:

Subject: V-88-35, V-88-36, V-88-38,
V-88-39, and S-88-21

Public Service Company of New Mexico (PNM) comments on the above
are as follows:

1. V-88-35, Underground powerlines in area - reserve easement.
2. V-88-36, No objections to vacation request, however reserve an easement along the north ten (10) feet and the west ten (10) feet of the subject vacation request.
3. V-88-38, No objections.
4. V-88-39, Applicant required to contact Rubin Phillips at PNM and provide copy of document which creates easement for PNM relinquishment.
5. S-88-21, No comment.

Sincerely,



Rubin Phillips
Right of Way Agent

RP:blt

cc: Mr. John Myers - 0242



Mountain Bell

A USWEST COMPANY

Station 857
P.O. Box 1355
Albuquerque, NM 87103

MAY 9, 1988

Mr. Richard Dineen
Development Review Board
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

Dear Mr. Dineen:

Re: V-88-35

The Mountain States Telephone and Telegraph Company has reviewed the vacation ordinance and our requirements are specified below.

Can this Vacation be granted? Yes No

All easement rights must be maintained. Yes No

Other options include the following:

Ok to Quitclaim easement which has no future use.

There is no telephone plant on said easement.

Plant must be rerouted at property owner's expense.

Owner must provide new easement.

Approved: John C. McFadyen
Engineer Network Distribution Services

Yours truly,

Wayne Henslog
Wayne Henslog
FOR Distribution Services
Right of Way Department

GAS COMPANY OF NEW MEXICO

May 6, 1988

Ms. Claire Koopman,
DRB Secretary
City of Albuquerque
Planning Division
Post Office Box 1293
Albuquerque, New Mexico 87103

Re: Development Review Board

Dear Ms. Koopman:

The Gas Company of New Mexico approves the following:

DRB-88-246


DRB-88-247

DRB-88-206

DRB-88-257

DRB-88-248

Sincerely,



Thomas A. Boles
Engineering Office Supervisor

EDWIN L. BECK P.E.
CONSULTANT ENGINEER
TRAFFIC AND TRANSPORTATION

2730 SAN PEDRO N.E.
SUITE H
ALBUQUERQUE, NM 87110
(505) 829-3600

Chairman
Development Review Board
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

April 15, 1988

SUBJECT: Excess Right of Way Vacation IR - 025-4(77)225


The owners of the Memorial Hospital, Parcel 3 - 1, Right of Way map, 10/13/87 IR - 025-4(77)225, respectfully request that the excess right of way between the east property line of parcel 3 - 1 (including the property in quitclaim deed - City of Albuquerque to AT & SF Hospital, recorded Vol. 649 Folio 627, and six (6') feet west of the new control of access line between Central Avenue and Gold Avenue be vacated to the Memorial Hospital property.

This vacation will allow for a circulation driveway to be constructed between the parking lot on the northeast corner of the property and Gold Avenue which is the access to the south parking lots of the Hospital. Without this proposed circulation the only ingress and egress to the northeast parking lot will be via right turn only for east bound Central. The driveway for this lot is located approximately 50 feet west of the Central Avenue I 25 south bound on ramp. The Freeway access study projects volume of 800 - 900 vehicles per hour during the PM peak hour. With this volume in the right lane it will be extremely difficult to exit the parking lot during the PM peak hour. Further, if a vehicle enters the northeast lot and find no available parking and is required to use the south lots, The will have to exit on to Central, travel east to Cedar, south to Lead, west to Elm, east on Gold to the parking lots, a distance of over three quarters of a mile where, if the circulation between the lots is provided for, a distance of less than 200 feet of travel would be required. This situation will add to the traffic problems in the area and certainly be detrimental to the operation of the Hospital parking lots.

The property requested to be vacated is a triangular shaped parcel approximately 290' x 15' containing approximately 2175 square feet.

The attached letter from Joseph F. F. Lopez, Acting Right of Way Manager, New Mexico State Highway and Transportation Department states that the New Mexico State Highway and Transportation Department does not own the property and that it is a City street.

Sincerely,


Edwin L. Beck, P.E.



NEW MEXICO STATE HIGHWAY
AND TRANSPORTATION DEPARTMENT
AN EQUAL OPPORTUNITY EMPLOYER

GARREY CARRUTHERS
GOVERNOR

COMMISSE

Wills Greer
Chairman, Santa Fe

J. V. "Bo" Curtis
Vice-Chairman, Clovis

Emerinda De Brive
Secretary, Socorro

Jack Westman
Member, Albuquerque

Dr. Donald Paul
Member, Clayton

Mary Jean Smith-Christensen
Member, Gallup

DEPARTMENT

Secretary
Dewey Lamberry

General Office
P.O. Box 1149
Santa Fe, N.M.
87504-1149
505-827-5100

District One Office
P.O. Box 231
Domingo, N.M.
88031-0231
505-848-2803

District Two Office
P.O. Box 1457
Roswell, N.M.
88202-1457
505-824-3300

District Three Office
P.O. Box 3788
Station D
Albuquerque, N.M.
87180-3788
505-841-8700

District Four Office
P.O. Box 30
Las Vegas, N.M.
87701-0030
505-425-7527

District Five Office
P.O. Box 4127
Carondelet Station
Santa Fe, N.M.
87502-4127
505-827-8500

District Six Office
P.O. Box 2158
Milan, N.M.
87021
505-285-8823

IR-025-4(77)225 R/W

March 21, 1988

Mr. Edwin L. Beck, P.E.
Consultant Engineer
2730 San Pedro, N.E.
Suite H
Albuquerque, NM 87110

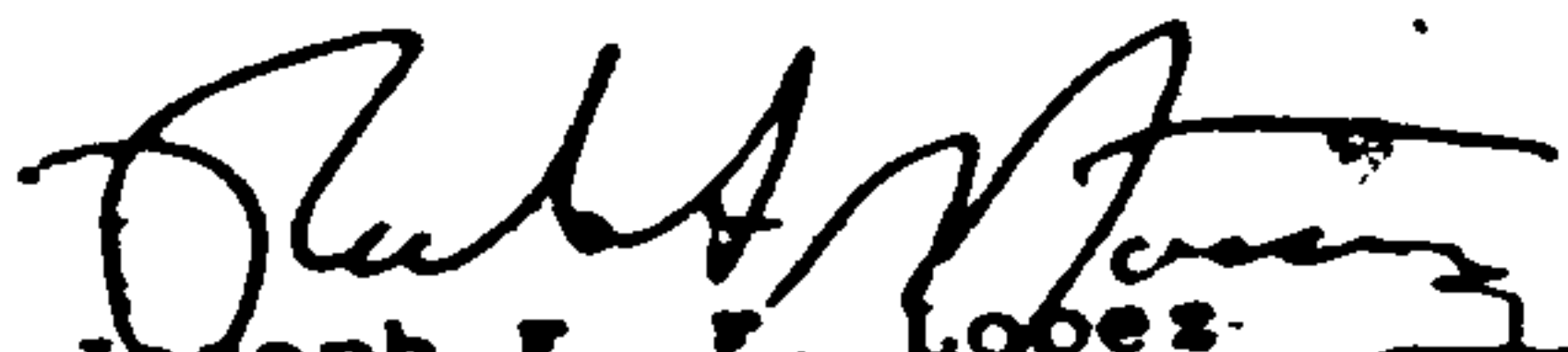
Dear Mr. Beck:

RE: Excess Right of Way Vacation IR-025-4(77)225

As per your conversation by phone with Mr. Bob Lopez of our property Management Unit, our research shows your request for vacation of right of way, in front of Memorial Hospital on Locust St., is a city street. This area you wish vacated is not ours to vacate.

If you have any further questions, call Mr. Bob Lopez at (505) 827-3225.

Very truly yours,


Joseph F. F. Lopez
Acting Right of Way Manager

JFFL/RAM/RL/jt
XC: R. A. Martinez
R. Lopez
G. Parker Bell

CITY OF ALBUQUERQUE



2007.074.1

January 23, 2008

Jeff Mortensen, PE
High Mesa Consulting Group
6010-B Midway Park Blvd. NE
Albuquerque, NM 87109

**Re: Central Parq Hotel Conceptual Grading and Drainage Plan
Engineer's Stamp dated 12-11-07 (K15/D87)**

Dear Mr. Mortensen,

Based upon the information provided in your submittal dated 12-19-07, the above referenced master plan is approved for Site Development Plan for Building Permit action by the DRB.

P.O. Box 1293

If you have any other questions, you can contact me at 924-3986.

Albuquerque

New Mexico 87103

www.cabq.gov

Sincerely,

Bradley L. Bingham, PE
Principal Engineer, Planning Dept.
Development and Building Services

C: file

XC: David Oberstein
Rob Heiser