

#16



# DRB CASE ACTION LOG (PREL/FINAL)

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-70045 Project # 1007043  
 Project Name: TOWN OF ATRISCO GRANT UNIT NE  
 Agent: PETE DASKALOS & JOHN GALLEGOS Phone No.:

Your request was approved on 01/30/08 by the DRB with delegation of signature(s) to the following departments.

### OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: - see comments

\_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

UTILITIES: \_\_\_\_\_

\_\_\_\_\_

\_\_\_\_\_

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

\_\_\_\_\_

\_\_\_\_\_

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

\_\_\_\_\_

\_\_\_\_\_

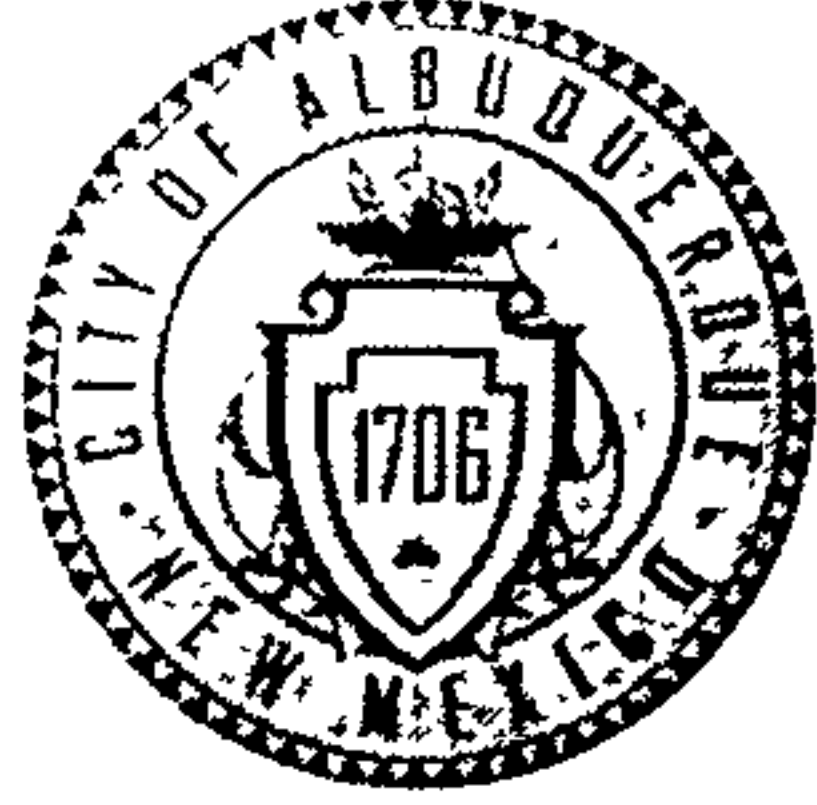
PLANNING (Last to sign): - check for reciprocal easement

\_\_\_\_\_

\_\_\_\_\_

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

Created For: 1/30/08



**DEVELOPMENT REVIEW BOARD  
ACTION SHEET**

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

January 30, 2008 9:00 AM

**MEMBERS:**

Jack Cloud, DRB Chair  
Angela Gomez, Administrative Assistant

Kristal Metro, Transportation Development  
Brad Bingham, Alternate City Engineer

Roger Green, ABCWUA  
Christina Sandoval, Parks & Recreation

\*\*\*\*\*

**CASES WHICH REQUIRE PUBLIC NOTIFICATION**

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

1. **Project# 1004462**  
08DRB-70006 MAJOR - 2YR SUBD IMP  
AGMT EXT (2YR SIA)  
BOHANNAN HUSTON INC agent(s) for ANDALUCIA DEVELOPMENT CO. INC. request(s) the above action(s) for all or a portion of **ANDALUCIA AT LA LUZ UNIT 3**, zoned SU-1, located on COORS BLVD NW BETWEEN NAMASTE RD AND SEVILLA AVE containing approximately 23.1164 acre(s). (F-11) **THE TWO YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS APPROVED.**
  
2. **Project# 1006539**  
08DRB-70005 VACATION OF PUBLIC  
EASEMENT  
08DRB-70007 VACATION OF PRIVATE  
EASEMENT  
BOHANNAN HUSTON INC agent(s) for MESA DEL SOL LLC request(s) the above action(s) for all or a portion of Tract 22, **MESA DEL SOL INNOVATION PARK**, zoned PC, located on UNIVERSITY BLVD SE BETWEEN EASTMEN SE AND STRYKER SE containing approximately 15.82 acre(s). (R-16) **DEFERRED TO 2/6/08 AT THE AGENT'S REQUEST.**

3. **Project# 1006516**  
07DRB-70030 BULK LAND VARIANCE  
07DRB-70031 MAJOR - PRELIMINARY  
PLAT APPROVAL  
07DRB-70034 VACATION OF PUBLIC  
EASEMENT  
07DRB-70032 MINOR - TEMP DEFR  
SWDK CONST  
07DRB-70033 SIDEWALK WAIVER  
07DRB-70085 MINOR-PRELIM&FINAL  
PLAT APPROVAL

BOHANNAN HUSTON INC agent(s) for MESA DEL SOL, LLC request(s) the above action(s) for all or a portion of Tract 4A, **MESA DEL SOL**, zoned SU-2/PC, located on UNIVERSITY BLVD SE BETWEEN SOLAR MESA AVE SE AND BOBBY FOSTER SE containing approximately 114.7792 acre(s). (*Deferred from 06/27/07 & 11/28/07*) (R-15, R-16, S-15 & S-16) **DEFERRED TO 3/5/08 AT THE AGENT'S REQUEST.**
4. **Project# 1007018**  
08DRB-70002 VACATION OF PUBLIC  
EASEMENT

CARTESIAN SURVEYS INC agent(s) for CONTACT BRENT TIANO request(s) the above action(s) for all or a portion of Block(s) 6, Tract(s) A & B, **CIRCLE K CORPORATION**, zoned C-1, located on WYOMING BLVD BETWEEN COMANCHE NE AND CANDELARIA NE containing approximately 0.58 acre(s). (G-19) **THE VACATION WAS APPROVED AS SHOWN ON EXHIBIT B IN THE PLANNING FILE PER SECTION 14-14-7-2(A) (1) AND (B) (1)(3) OF THE SUBDIVISION ORDINANCE.**
5. **Project# 1003709**  
08DRB-70003 VACATION OF PUBLIC  
EASEMENT  
08DRB-70004 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

SURVEYS SOUTHWEST LTD agent(s) for CHRONIS DEVELOPMENT request(s) the above action(s) for all or a portion of Lot(s) 32-35, W35' OF LOT 37, & 38, **TOGETHER W/ LOT 36A, HUBBEL HEIGHTS ADDN & TRACT 64, UNIT 6, TOWN OF ATRISCO GRANT**, zoned SU-1 FOR O-1 & C-1 AND RESTAURANT AND LIQUOR, located on 65TH ST SW BETWEEN CENTRAL AVE SW AND COORS BLVD SW containing approximately 5.555 acre(s). (K-11) **DEFERRED TO 2/6/08 AT THE AGENT'S REQUEST.**
6. **Project# 1006833**  
07DRB-70254 MAJOR - SDP FOR  
SUBDIVISION  
07DRB-70255 MAJOR - SDP FOR  
BUILDING PERMIT

GEORGE RAINHART ARCHITECTS agent(s) for WEBER AND COMPANY request(s) the above action(s) for all or a portion of Tract(s) S2A2, S2A1 & S1A, **ATRISCO BUSINESS ADDITION (to be known as UNSER TOWNE CROSSING)**, zoned IP, located on LOS VOLCANES NW BETWEEN UNSER BLVD NW AND GALATIN NW containing approximately 53 acre(s). (J-9 & J-10) (*Deferred from 10/10/07, 11/14/08 & 12/12/07*) **DEFERRED TO 2/27/08 AT THE AGENT'S REQUEST.**

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

7. **Project# 1004075**  
07DRB-70453 LEVEL B PLAN PHSE 2  
DRB FINAL SIGNOFF
- DENISH & KLINE ASSOCIATES agent(s) for FOREST CITY COVINGTON NM LLC request(s) the above action(s) for all or a portion of **MESA DEL SOL LEVEL B MASTER PLAN**, zoned PC/PLANNED COMMUNITY, located on EAST OF BROADWAY SE SOUTH OF LOS PICARDOS SE, containing approximately 3,082 acre(s). (*Deferred from 1/9/08 & 1/16/08*). **DEFERRED TO 2/6/08 AT THE AGENT'S REQUEST.**
8. **Project# 1007076**  
08DRB-70042 MINOR - SDP FOR  
BUILDING PERMIT
- DEKKER/PERICH/SABATINI agent(s) for MARK RILEY request(s) the above action(s) for all or a portion of Lot(s) 3A1-B, Block(s) A, **INTERSTATE INDUSTRIAL TRACT; ALBUQUERQUE, BERNILLIO CO., NM Unit 2**, zoned IP, located on OSUNA RD NE BETWEEN GULTON CT NE AND CHAPPELL NE containing approximately 0.75 acre(s). (E-17) **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TRANSPORTATION FOR SITE DEVELOPMENT PLAN TO INCLUDE REQUESTED AMENDED ITEMS, AND TO PLANNING FOR REFUSE AGREEMENT TO REMOVE DUMPSTER, AND FOR VERIFICATION THAT A PUBLIC HEARING WAS NOT REQUIRED.**
9. **Project# 1002404**  
08DRB-70023 EPC APPROVED SDP  
FOR BUILD PERMIT  
08DRB-70024 EPC APPROVED SDP  
FOR SUBDIVISION
- GEORGE RAINHART ARCHITECT & ASSOCIATES agent(s) for PETERSON PROPERTIES request(s) the above action(s) for all or a portion of Lot(s) 1-B & 1-D, **LADERA INDUSTRIAL CENTER**, located on UNSER BLVD NW BETWEEN VISTA ORIENTE NW AND LADERA CHANNEL containing approximately 7.08 acre(s). (H-9) (*Deferred from 1/23/08*) **DEFERRED TO 2/13/08 AT THE AGENT'S REQUEST.**
- Project# 1002404**  
08DRB-70029 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL
- SURV-TEK INC agent(s) for PETERSON INV-98TH/UNSER LLC request(s) the above action(s) for all or a portion of Lot(s) 1-B & 1-D, **LADERA INDUSTRIAL CENTER**, zoned SU-1 LIGHT INDUSTRIAL, located on UNSER BLVD NW AND VISTA ORIENTE ST NW containing approximately 7.0919 acre(s). (H-9) **DEFERRED TO 2/13/08 AT THE AGENT'S REQUEST.**

10. **Project# 1006602**  
 08DRB-70036 EPC APPROVED SDP FOR BUILD PERMIT  
 08DRB-70037 EPC APPROVED SDP FOR SUBDIVISION
- GEORGE RAINHART ARCHITECTS agent(s) for ALM LLC request(s) the above action(s) for all or a portion of Lot(s) 13-17, 18A-20A, Block(s) 31, Tract(s) A, **NORTH ALBUQUERQUE ACRES Unit A**, zoned SU-2/C-1, located on PASEO DEL NORTE NE BETWEEN BARSTOW NW AND VENTURA NE containing approximately 5.44 acre(s). (D-20) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**
- 08DRB-70027 VACATION OF PRIVATE EASEMENT  
 08DRB-70028 MINOR - PRELIMINARY/FINAL PLAT APPROVAL
- SURV-TEK INC agent(s) for ALM LLC request(s) the above action(s) for all or a portion of Lot(s) 13-17, 18A - 20A, Block 31, **TRACT A, UNIT A, NORTH ALBUQUERQUE ACRES (To be known as VENTURA PLAZA) Unit A**, zoned SU-2/C-1, located on PASEO DEL NORTE NE BETWEEN VENTURA ST NE AND BARSTOW ST NE containing approximately 5.4387 acre(s). (D-20) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

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

11. **Project# 1003804**  
 08DRB-70040 MINOR - PRELIMINARY/FINAL PLAT APPROVAL
- SURVEYS SOUTHWEST LTD agent(s) for SHERI MILONE request(s) the above action(s) for all or a portion of Tract(s) M-1, **UNIVERSITY HEIGHTS HOSPITAL**, zoned SU-1, located on MONTGOMERY BLVD NE BETWEEN JEFFERSON ST NE AND HOSPITAL LOOP NE containing approximately 11.3317 acre(s). (F-17) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO SHOW SETBACKS AND TO CLARIFY RECIPROCAL EASEMENTS, AND TO PLANNING FOR CROSS LOT ACCESS EASEMENT.**
12. **Project# 1002632**  
 08DRB-70034 AMENDMENT TO INFRASTRUCTURE LIST
- TIERRA WEST LLC agent(s) for AmGo, LLC request(s) the above action(s) for all or a portion of **SUNDANCE ESTATES Unit 1A**, zoned R-LT, located on LYON BLVD NW BETWEEN PARADISE BLVD NW AND PROPOSED UNSER ALIGNMENT containing approximately 32.2706 acre(s). (B-11) **WITHDRAWN AT THE AGENT'S REQUEST.**

13. **Project# 1004526**  
08DRB-70039 EXT OF MAJOR  
PRELIMINARY PLAT
- CLEARBROOK INVESTMENTS INC request(s) the above action(s) for all or a portion of Tract(s) 401, **SAGE PARK**, zoned PRD, located on SAGE RD SW BETWEEN COORS SW AND SAN YGNACIO SW containing approximately 10 acre(s). (L-10) **A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.**
14. **Project# 1004986**  
08DRB-70041 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL
- STEPHEN & PATRICIA DWYER request(s) the above action(s) for all or a portion of Lot 2, Tract 2, **FOUR HILLS VILLAGE INSTALLMENT 11-A**, zoned R-1, located on STAGECOACH RD SE BETWEEN PEDREGOSO PL SE AND LA CABRA DR SE containing approximately 0.9439 acre(s). (M-23) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.**
15. **Project# 1005513**  
08DRB-70035 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL
- JACKS HIGH COUNTRY INC agent(s) for FRANK L AND EVELYN S BARELA request(s) the above action(s) for all or a portion of Tract(s) 2, **LANDS OF ALBERT L. MATTHEW**, zoned R-1, located on 12TH ST NW BETWEEN DON FRANCISCO NW AND DON FRANCISCO PL NW containing approximately 0.3755 acre(s). (G-14) **DEFERRED TO 2/13/08 AT THE AGENT'S REQUEST.**
16. ~~Project# 1007043~~  
08DRB-70045 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL
- PETE DASKALOS & JOHN GALLEGOS request(s) the above action(s) for all or a portion of Lot(s) A35-B-1 & A35-B-2, **TOWN OF ATRISCO GRANT Unit(s) NE**, zoned SU-1 FOR C-1 & O-1 USES, located on SEQUIOA NW BETWEEN ATRISCO NW AND COORS NW containing approximately 2.6664 acre(s). (G-11) **THE PRELIMINARY/FINAL AT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR RECIPROCAL ACCESS PARKING AND DRAINAGE EASMENT, AND TO PLANNING FOR INDICATION OF WIDTH AT NARROWEST POINT, 25 FT RADIUS AT INTERSECTION OF ATRISCO AND SEQUOIA, WIDTH OF RIGHT-OF-WAY, AND EXHIBIT SHOWING SIDEWALK AND DISTANCE OF FACE OF CURB TO PROPERTY LINE.**

17. **Project# 1007078**  
08DRB-70044 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL
- PRECISION SURVEYS INC agent(s) for CHU LAI YUE, TRUSTEE RVT request(s) the above action(s) for all or a portion of Lot(s) 9A, 10 - 12, Block 20, **BEL-AIR**, zoned C-2, located on MENAUL BLVD NE BETWEEN MONROE NE AND MADISON NE containing approximately 0.9048 acre(s). (H-17)  
**THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR 2 FT DEDICATION FOR ALLEY RIGHT OF WAY ON THE NORTH.**

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

18. **Project# 1007077**  
08DRB-70043 SKETCH PLAT REVIEW  
AND COMMENT
- PRECISION SURVEYS INC agent(s) for MICHELLE DEVLIN request(s) the above action(s) for all or a portion of Lot(s) 1-A, **MOTOROLA REPLAT**, zoned SU-1/M-1, located on ALAMEDA NE BETWEEN WASHINGTON NE AND JEFFERSON NE containing approximately 20.739 acre(s). C-17 **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**
19. **Project# 1007074**  
08DRB-70038 SKETCH PLAT REVIEW  
AND COMMENT
- ROSS HOWARD SURVEYING CO. request(s) the above action(s) for all or a portion of Tract(s) 99,100,109, zoned RA-2, located on RIO GRANDE BLVD NW BETWEEN GRIEGOS NW AND DIETZ PL NW containing approximately 0.7 acre(s). (F-13) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**
20. Approval of the Development Review Board Minutes for January 9, 2008.

Other Matters: None

ADJOURNED: 11:05

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
January 30, 2008  
DRB Comments**


**ITEM # 16**

**PROJECT # 1007043                      APPLICATION # 08-70045**

**RE: Lot A-35-B, Town of Atrisco Grant, NE Unit**

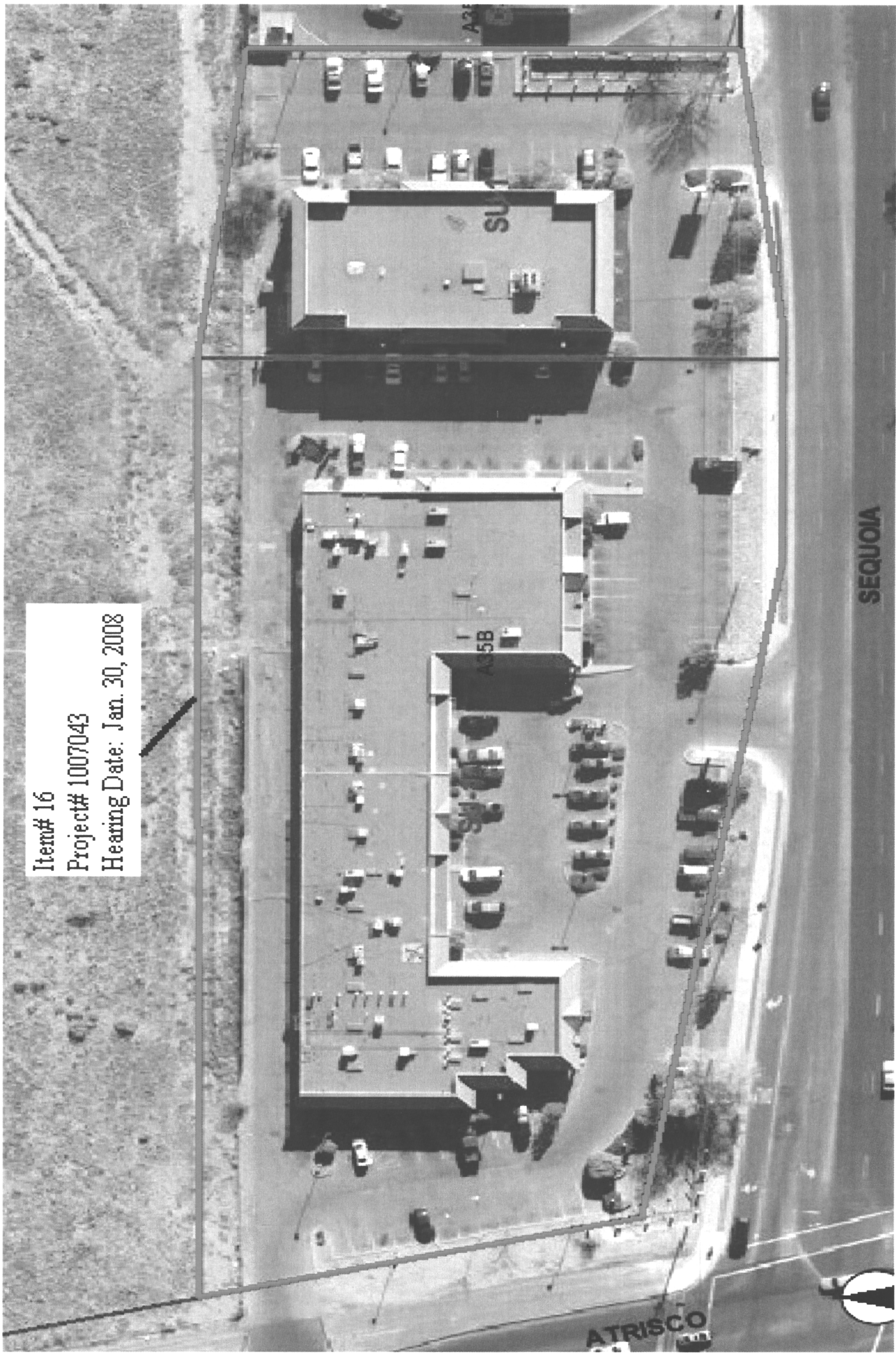
A Subdivision Note consistent with Section 14-14-4-7 (B) of the Subdivision Ordinance regarding solar collectors is required; the language needs to be specific to this type of request, i.e. replace the words "REQUESTED FINAL ACTION" from the ordinance with the words "THIS PLAT" at the beginning of the note, and delete the words "OR SITE DEVELOPMENT PLAN FOR SUBDIVISION" at the end of the note.

Reciprocal Easements need to be called out on plat for access, parking, drainage, etc. to serve both proposed lots.

  
\_\_\_\_\_  
Jack Cloud AICP, DRB Chairman  
924-3880/ jcloud@cabq.gov



Item# 16  
Project# 1007043  
Hearing Date: Jan. 30, 2008



# CITY OF ALBUQUERQUE



## CITY OF ALBUQUERQUE PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

### DEVELOPMENT REVIEW BOARD--SPEED MEMO

**DRB CASE NO/PROJECT NO: 1007043**

**AGENDA ITEM NO: 16**

**SUBJECT:**

Final Plat  
Preliminary Plat

**ACTION REQUESTED:**

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

P.O. Box 1293

**ENGINEERING COMMENTS:**

Albuquerque

No adverse comments.

New Mexico 87103

**RESOLUTION:**

www.cabq.gov

APPROVED \_\_\_\_; DENIED \_\_\_\_; DEFERRED \_\_\_\_; COMMENTS PROVIDED \_\_\_\_; WITHDRAWN

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

DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PKS) (PLNG)

FOR:

**SIGNED:** Bradley L. Bingham  
City Engineer/AMAFCA Designee  
924-3986

**DATE:** January 30, 2008

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

01/22/2008 Issued By: PLNSDH

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\*\*\*  
\*\*\*  
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**Permit Number: 2008 070 045**

**Category Code 910**

Application Number: 08DRB-70045, Minor - Preliminary/ Final Plat Approval

Address:

Location Description: SEQUIOA NW BETWEEN ATRISCO NW AND COORS NW

Project Number: 1007043

**Applicant**

*Pete Daskalos & John Gallegos*

5321 Menaul Ne  
 Albuquerque NM 87190  
 975-4567

**Agent / Contact**

*Pete Daskalos & John Gallegos*

5321 Menaul Ne  
 Albuquerque NM 87190  
 975-4567

**Application Fees**

441018/4971000	Public Notification	
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$285.00
<b>TOTAL:</b>		<b>\$305.00</b>

City Of Albuquerque  
 Treasury Division

1/22/2008 12:48PM LOC: ANNX  
 MS# 006 TRANS# 0023  
 RECEIPT# 00086885-00086885  
 PERMITH 2008070045 TRSCCS  
 Trans Amt \$305.00  
 Conflict Manag. Fee \$20.00  
 DRB Actions \$285.00  
 MC \$305.00  
 CHANGE \$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**

- 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...**
- D** Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

**APPLICANT INFORMATION:**

Professional/Agent (if any): PETE PASKALOS / JOHN GAVELLOS PHONE: 975-4567  
 ADDRESS: 5321 MENUAL NE FAX: \_\_\_\_\_  
 CITY: ALB STATE NM ZIP 87190 E-MAIL: JOHN - GAVELLOS@COMCAST.NET

APPLICANT: SAME AS ABOVE PHONE: \_\_\_\_\_  
 ADDRESS: \_\_\_\_\_ FAX: \_\_\_\_\_  
 CITY: \_\_\_\_\_ STATE \_\_\_\_\_ ZIP \_\_\_\_\_ E-MAIL: \_\_\_\_\_

Proprietary interest in site: \_\_\_\_\_ List all owners: PLAZA LAPERRA US

DESCRIPTION OF REQUEST: TO REPLAN TWO LOTS INTO ONE

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. A35-B-1 C A35-B-2 Block: NIA Unit: NE  
 Subdiv/Addn/TBKA: TOWN OF ATRISCO GRANT  
 Existing Zoning: SU-1 FOR C-USES & O-USES Proposed zoning: NO CHANGE  
 Zone Atlas page(s): 6-11 UPC Code: 1-010-235-461 MRGCD Map No NIA

**CASE HISTORY:**

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

**CASE INFORMATION:**

Within city limits?  Yes Within 1000FT of a landfill? \_\_\_\_\_  
 No. of existing lots: 1 No. of proposed lots: 2 Total area of site (acres): 2.664  
 LOCATION OF PROPERTY BY STREETS: On or Near: SEQUOIA NW  
 Between: ATRISCO NW and COORS NW

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

SIGNATURE Pete Paskalos DATE 1/22/08  
 (Print) PETE PASKALOS Applicant:  Agent:

**FOR OFFICIAL USE ONLY**

Form revised 4/07

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>08DRB 70045</u>	<u>PEF</u>	<u>5(3)</u>	<u>\$ 285.00</u>
<input type="checkbox"/> All fees have been collected	_____	<u>CMF</u>	_____	<u>\$ 20.00</u>
<input type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	Total
<input checked="" type="checkbox"/> F.H.D.P. fee rebate	Hearing date <u>01/30/08</u>	_____	_____	<u>\$ 305.00</u>

Sandy Handberg 01/22/08  
 Planner signature / date

Project # 1007043

**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.

- N/A* 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
  - N/A* Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
  - N/A* 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
  - N/A* Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
  - Fee (see schedule)
  - N/A* List any original and/or related file numbers on the cover application
  - N/A* Infrastructure list if required (**verify with DRB Engineer**)
  - N/A* DXF file and hard copy of final plat data for AGIS is required.
- PENDING*

**AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03)** Your attendance is required.

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

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

*[Signature]*  
Applicant name (print)  
1/22/08  
Applicant signature / date

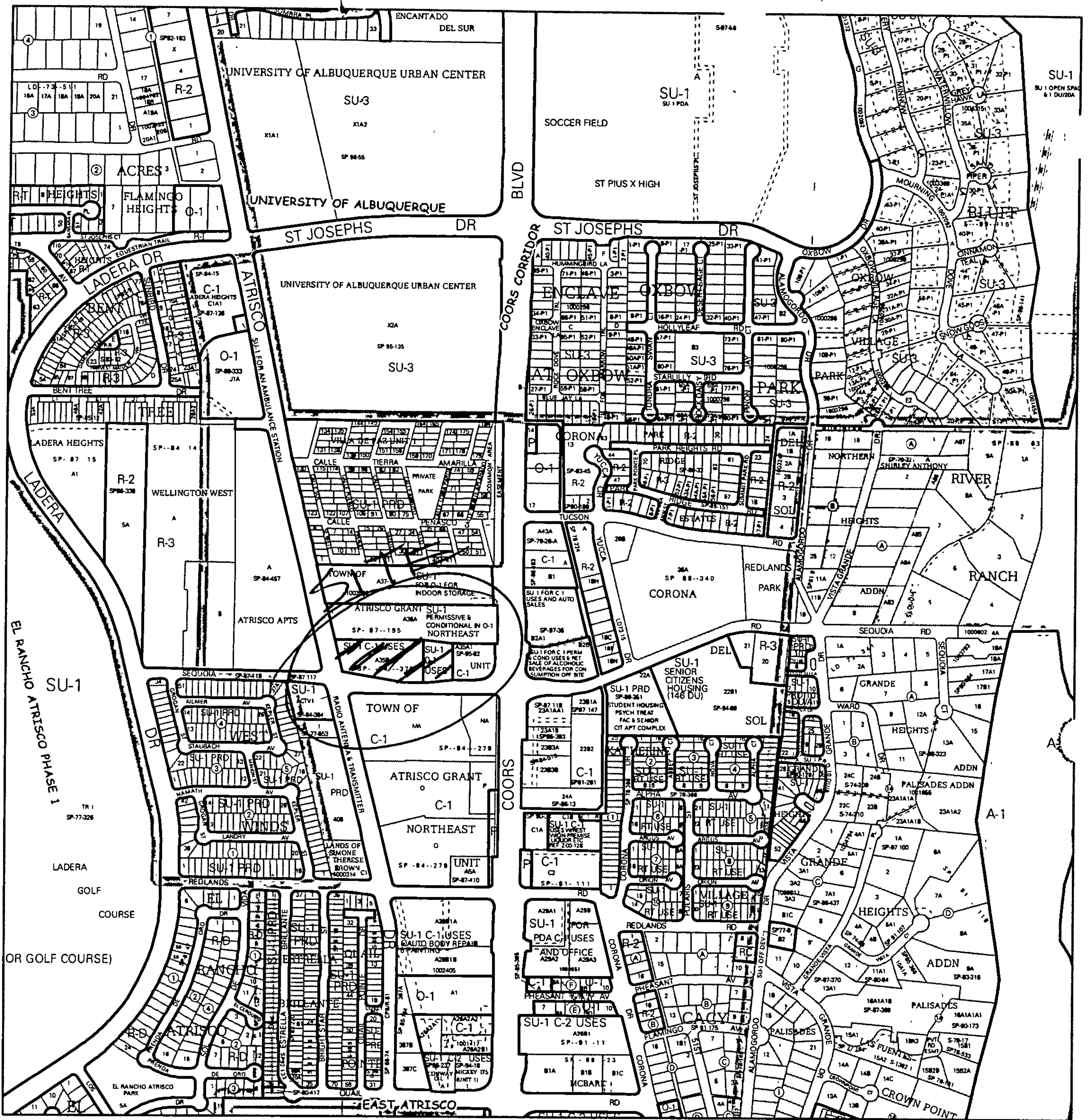


Form revised October 2007

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

Application case numbers  
08DRB - 70045

*[Signature]* 01/22/08  
Planner signature / date  
Project # 1007043



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

Map amended through: 5/17/2007

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**G-11-Z**

Selected Symbols

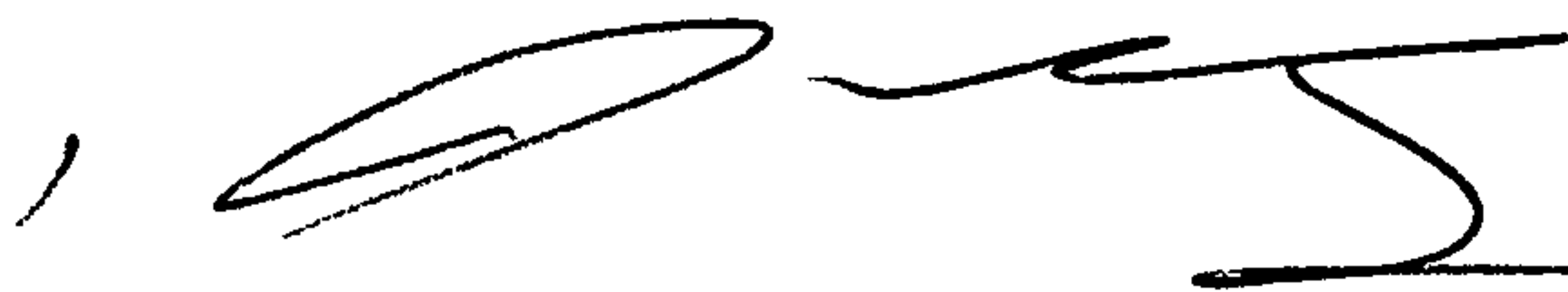
	SECTOR PLANS		Escarpment
	Design Overlay Zones		2 Mile Airport Zone
	City Historic Zones		Airport Noise Contours
	H-1 Buffer Zone		Wall Overlay Zone
	Petroglyph Mon.		

0 750 1,500 Feet

GFO-SURMO, INC  
PO BOX 65712  
ALB, NM 87109  
975-4567

THIS LETTER IS REQUESTING  
THAT WE REPLAT ONE (1) LOT INTO  
TWO (2) LOTS, THIS PROPERTY  
IS LOCATED IN ZONE ATLAS G-11-2,  
CURRENT ZONING IS SU-1

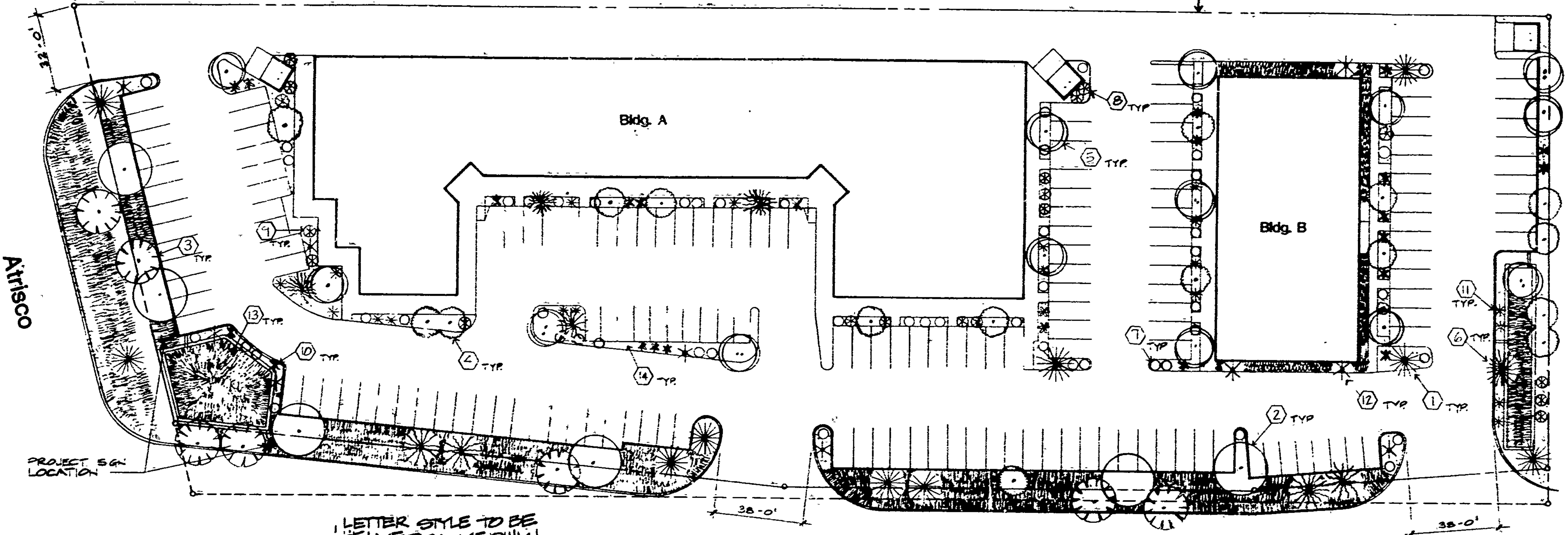
SINCERELY,



JOHN GAUBOS

AUTH. AGENT

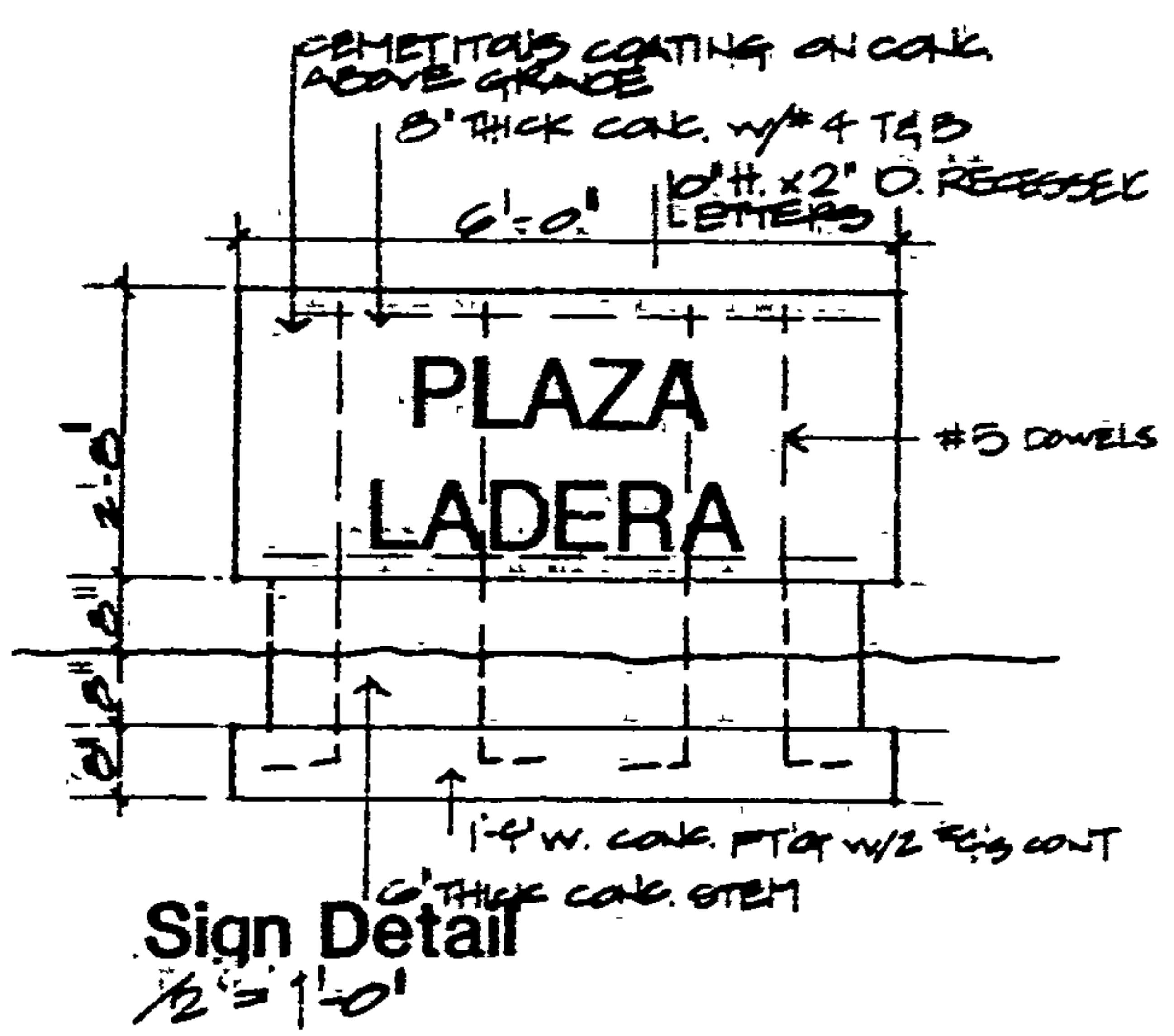
SOLID WALL OR FENCE TO BE ADDED SHOULD PROPERTY TO NORTH BE DEVELOPED AS A RESIDENTIAL AREA.



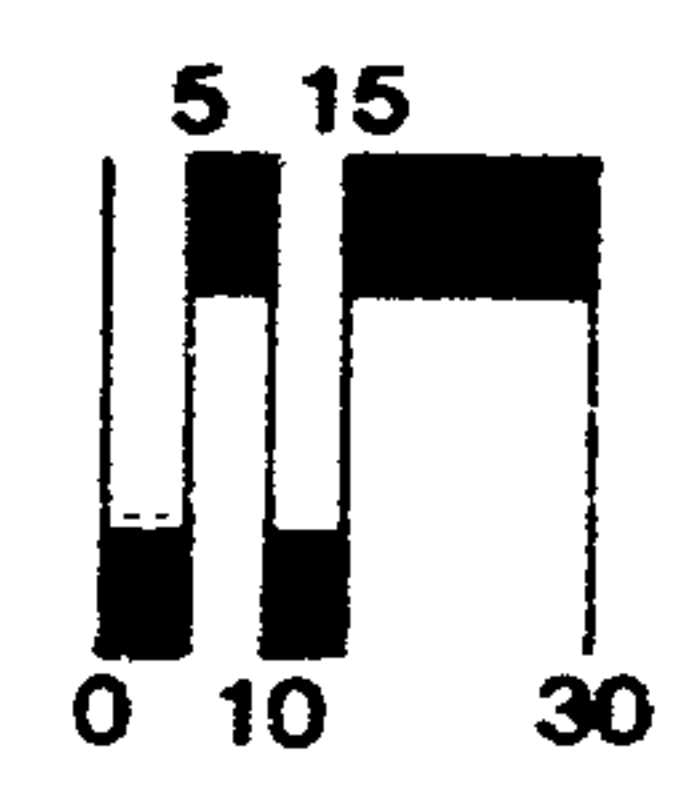
LANDSCAPE SCHEDULE		
SYMBOL	COMMON NAME	BOTANICAL NAME
1	Ponderosa Pine	Pinus Ponderosa
2	Green Ash	Fraxinus Pennsylvanica Lanceolata
3	Honey Locust	Gleditsia Triacanthos Inermis
4	Flowering Plum	Prunus Krauter Jesuvisus
5	Russian Olive	Elaeagnus Anoustifolia
6	Pinon Pine	Pinus Edulis
7	Tamarix Juniper (low growing)	Juniperus Tamariscifolia
8	Heavenly Bamboo	Nandina Domestica
9	Rubber Rabbitbrush	Chrysothamnus Nauseosus
10	Fraser's Photinia	Photinia Fraseri
11	Yucca Pendula	Yucca Recurvifolia
12	Yucca Palma	Yucca Gigantea
13	Bluegrass Sod	
14	Gravel	

Notes: Irrigation by pop-up sprinkler heads on underground irrigation system for grass areas and underground drip emitter system for trees and shrubs.  
Maintenance provided by Owner.

LETTER STYLE TO BE HELVETICA MEDIUM

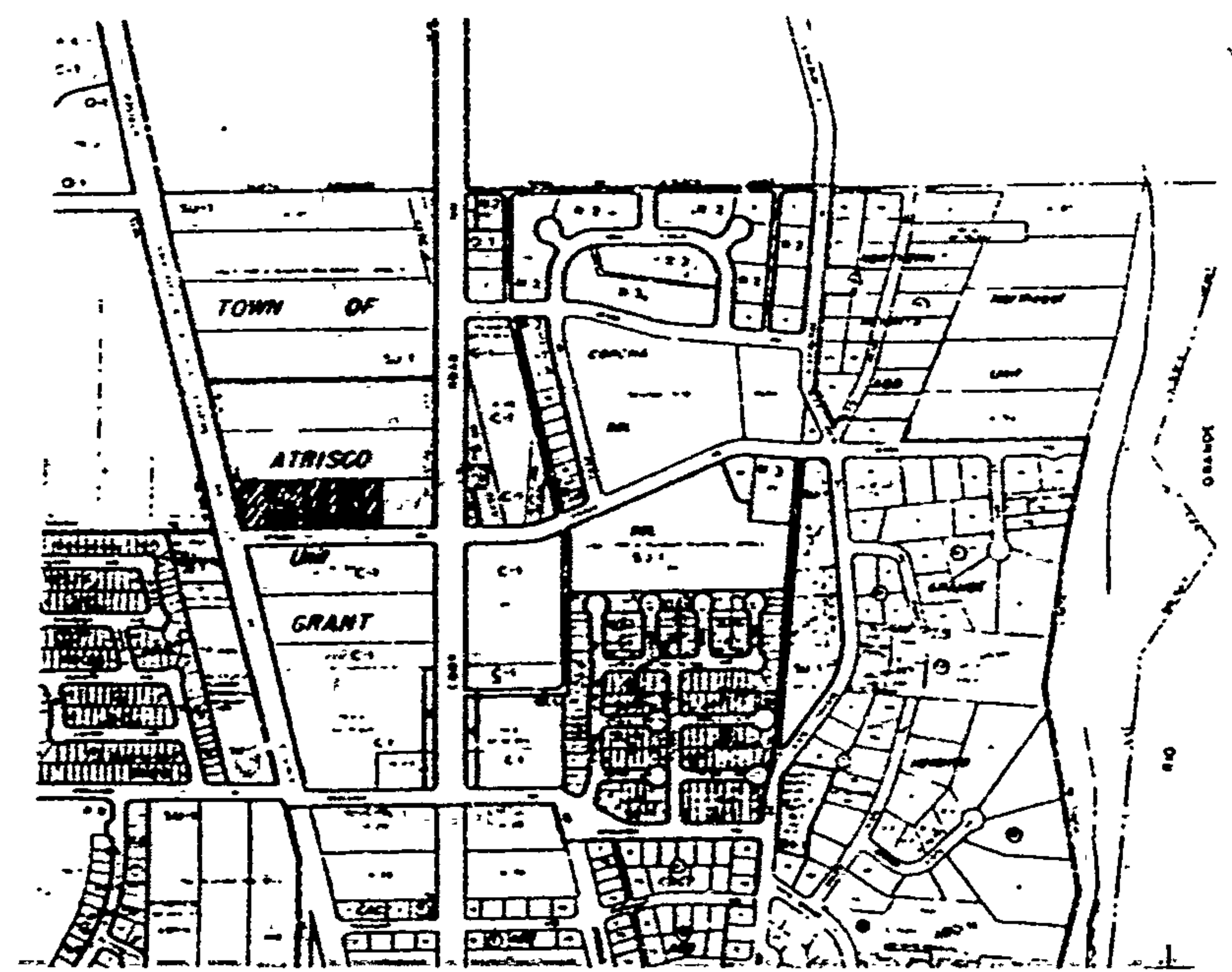


Sequoia



Landscape Site Plan

Location Map



Project Data:

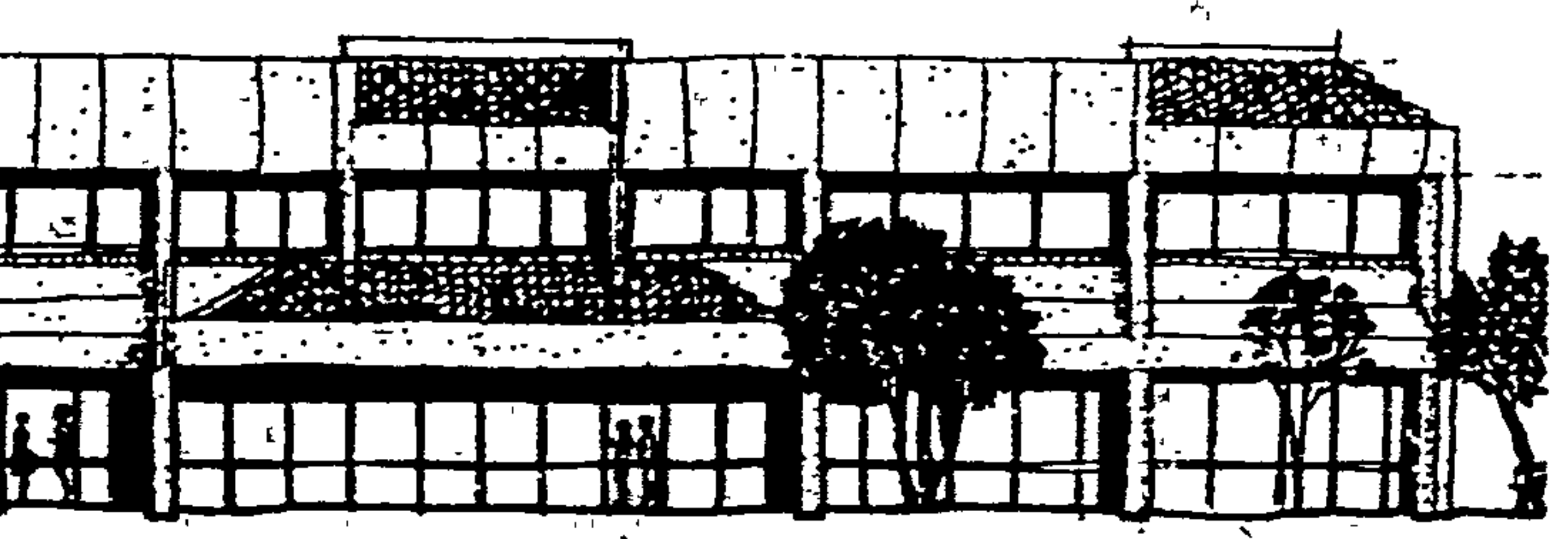
LEGAL: Lot A-35-II, Town of Atrisco Grant, N.E. Unit 2.655 Acres, or 115,652 SF.

LAND USE:	
Building Footprints	= 28,994 SF
Parking & Drives	= 63,470 SF
Sidewalks	= 6,296 SF
Landscaping & Ponding	= 16,892 SF
Total	= 115,652 SF
Landscape Area/Parking & Drives	= 80,362 SF
Building Area	= 35,290 SF

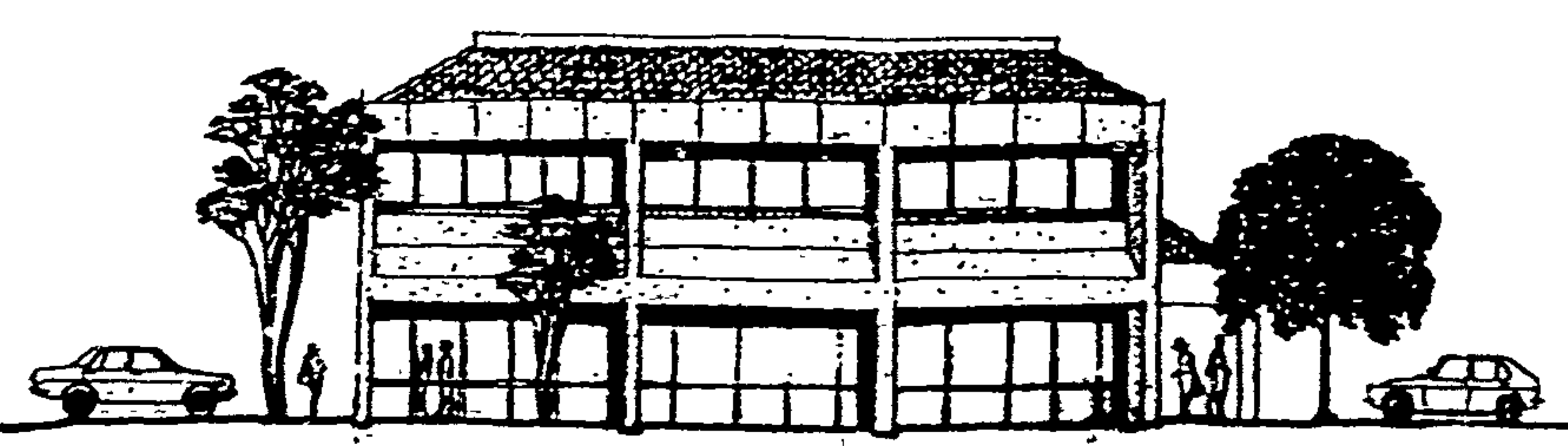
BUILDINGS	
Building A	
Commercial/Retail	= 17,272 SF
Restaurant	= 4,000 SF
Total	= 21,272 SF
Building B (2-story)	
Level 1- Office/Commercial	= 6,558 SF
Level 1- Circulation	= 1,164 SF
Level 1- Gross Area	= 7,722 SF
Level 2- Office	= 6,648 SF
Level 2- Circulation	= 1,074 SF
Level 2- Gross Area	= 7,722 SF
Total	= 15,444 SF
Total Project	= 36,716 SF

PARKING:	
Commercial	= 21,272/200 SF = 106.36 cars
Office	= 6,558/200 SF = 32.79 cars
Office	= 6,648/300 SF = 22.16 cars
161 require	

PARKING PROVIDED: 163 Parking spaces total for site:  
4 Handicapped spaces  
126 Regular car spaces  
33 Small car spaces



east B



south B



1 1 1 6

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

Date: June 1, 1987

City of Albuquerque  
P.O. Box 1293  
Albuquerque, NM 87103

NOTIFICATION OF DECISION

File: 4-67-54/SPR-81-21-1  
Location: The Planning Department. Agent for the City of Albuquerque requests an amendment to the Coors Corridor Plan to allow a zone map amendment from O-1 to SU-1 for uses permissive in the C-1 zone to include a restaurant with full-service liquor but excluding drive-up or drive-thru service for Tract A-35-B, Northeast Unit, Town of Atrisco Grant, located at the northeast corner of Sequoia Road and Atrisco Drive, N.W., containing approximately 2.655 acres (G-11).

On May 21, 1987, the Environmental Planning Commission voted to recommend to the City Council approval of an amendment to the Coors Corridor Plan to allow a zone map amendment from O-1 to SU-1 for uses permissive in the C-1 zone to include a restaurant with full-service liquor but excluding drive-up or drive-thru facilities based on the following Findings and subject to the following Conditions:

Findings:

1. A County Special Use Permit for specific CM Uses was approved for this property in February, 1985.
2. This property was annexed by the State Boundaries Commission as part of the Northwest Mesa Phase III Annexation Program which was completed on October 10, 1985.
3. City O-1 zoning was established in compliance with the Coors Corridor Plan on October 31, 1985.
4. An amendment to the Coors Corridor Plan is required in order to grant a change of zone as requested.
5. County building permits were issued after annexation occurred and the existing shopping center was built.
6. With the amendment to the Coors Corridor Plan granted to allow O-1 uses on the property to the north, this property is no longer adjacent to residential zoning.
7. The existing development is small in scale and is in compliance with the site development plan and the uses approved under the County Special Use Permit.

Conditions:

1. The site development plan approved by the County must be submitted to DRB for final plan sign-off.

IF YOU WISH TO APPEAL THIS DECISION, YOU MUST DO SO BY JUNE 5, 1987, IN THE MANNER DESCRIBED BELOW. A NON-REFUNDABLE FILING FEE OF \$40 IS REQUIRED AT THE TIME THE APPEAL IS FILED.

Appeal to the City Council: Any person aggrieved with any determination of the Environmental Planning Commission acting under this ordinance may file an appeal to the City Council by submitting written application on the Planning Division form to the Planning Division 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 it decides that all City plans, policies and ordinances have not been properly followed, it shall hear the appeal. Such appeal, if heard, shall be heard within 60 days of its filing.

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1 1 ( 1  
City of Albuquerque

2

June 1, 1987

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

Sincerely,

*Phil Garcia*  
for Phil Garcia  
City Planner

PG/SH/yb,  
(9888L-37-38)

cc: Bill Mueller, City of Albuquerque, Deputy Chief Administrative Officer  
James P. Fitzgerald, 21 Calle Vadito, N.W., 87120

EPC MINUTES  
OCTOBER 31, 1985

Z-85-138 (Area 6B-1) O-1 zoning for the western two-thirds of Tract A-35, Northeast Unit, Town of Atrisco Grant, located north of Sequoia, between Atrisco Drive and Coors Road, N.W. (G-11)

There was no one present in opposition to the request.

PLANNING DIVISION STAFF PRESENT:

Phil Garcia, Assistant City Planner  
Susan Montgomery, Planner

MS. MONTGOMERY: Our recommendation is based on the Coors Corridor Plan and is consistent with that.

MR. GARCIA: If you recall, that O-1 parcel on the south came before the City (on an annexation request) and was denied commercial zoning. They made application to the County and got a special use permit for a combination of uses which, in essence, made it almost C-1, City. They have a restaurant and, as I understand it, other offices and other retail uses. Our recommendation was based on the Coors Corridor Plan.

CHAIRMAN SUTTON: You mean from the south? There is no C-1 City is there?

MS. MONTGOMERY: Mr. Garcia means the southern portion of Area 6B.

COMMISSIONER SANCHEZ: Phil, what is under construction there now?

MR. GARCIA: A restaurant and some offices. I don't recall the other retail uses . . . a flower shop. There are seven (7) retail shops. The O-1 zoning would place some of those uses as non-conforming uses.

There was no further discussion and the following motion was made.

THEREFORE, BE IT RESOLVED THAT Z-85-138 Area 6B-1 be zoned O-1.

MOVED BY COMMISSIONER GUBBELS  
SECONDED BY COMMISSIONER JEWELL

MOTION CARRIED UNANIMOUSLY

(6132L)

1 1 2 1

APPLICATION FOR ZONE MAP AMENDMENT  
AND/OR DEVELOPMENT PLAN

**INSTRUCTIONS:** PRINT OF TYPE IN BLACK-INK ONLY. Use additional sheets, if necessary. Thirty (30) copies (Annexation, forty copies) of all attachments must be submitted with the application and, after folding, shall not exceed 8 1/2 by 14 inches.

Applicant's Name: CITY OF ALBUQUERQUE -requests

Zone Map Amendment     Development Plan Review     Annexation  
Type of Plan

For Lot(s): TRACT A-35-B Block(s): \_\_\_\_\_ in Subdivision/Addition NORTHEAST UNIT TOWN OF

Presently Zoned R-1 and proposed to be zoned as SL-1 located at:

Street Address (No. if any): NORTHEAST CORNER OF SEQUOIA + 4TH ST

Between \_\_\_\_\_ Street and \_\_\_\_\_ Street

Total Land Area Covered by Application: Acres 2.655 Square Feet \_\_\_\_\_

Number of DU's Proposed NA DU's Per Gross Acre \_\_\_\_\_ DU's Per Net Acre \_\_\_\_\_

**APPLICANT INFORMATION:**

Applicant's Mailing Address: \_\_\_\_\_ Phone: \_\_\_\_\_  
Zip Code \_\_\_\_\_

Applicant's Proprietary Interest in Property  
Agent if any: SUSAN MONTGOMERY Phone: 412-241

Mailing Address: \_\_\_\_\_ Zip Code: \_\_\_\_\_  
Signature of Applicant: Susan J. Montgomery Date: \_\_\_\_\_  
Planning Division

FOR PLANNING STAFF USE ONLY

Application Received By: S. Montgomery Date: 3-24-87

Fee: \$ \_\_\_\_\_ Paid: \$ \_\_\_\_\_ Method of Payment: \_\_\_\_\_

Cross-Ref.: AX-- \_\_\_\_\_ Z-85-138 6B/s Other: \_\_\_\_\_

No. of Signs Issued: \_\_\_\_\_ ZHE or EPC? \_\_\_\_\_

1 copy each to:  
Research Analyst    Hearing Date: May 21, 1987

Applicant    Z-87-67

Graphics    SPR-91-21-1  
Map Number: 7-11

1 1 2 3  
CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
PLANNING DIVISION

AGENDA NUMBER: 06  
ENVIRONMENTAL PLANNING COMMISSION  
MAY 21, 1987  
Z-87-64-/SPR-81-21-1  
PAGE 3

**RECOMMENDATION:**

Recommendation to City Council for approval of an amendment to the Coors Corridor Plan to allow a change of zone from O-1 to SU-1 for uses permissive in the C-1 zone to include a restaurant with full-service liquor and excluding drive-up and drive-through facilities.

**Conditions:**

1. The site development plan approved by the County must be submitted to DNS for final plan sign-off.

*Susan J. Montgomery*  
Susan Montgomery  
Senior Planner

SM/vb (7326L)

cc: Bill Mueller, Deputy Chief Administrative Officer

IT IS REQUESTED THAT THE APPLICANT/AGENT BE PRESENT AT THE HEARING.

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
PLANNING DIVISION

AGENDA NUMBER: 06  
ENVIRONMENTAL PLANNING COMMISSION  
MAY 21, 1987  
2-87-64-/SPR-81-21-11  
PAGE 2

The adopting ordinance for the Coors Corridor Plan agreed to establish zoning on certain properties, referenced by Figure numbers in the Plan at the time of annexation. The parcel in question was included as a part of Figure 26 in the Plan which recommended O-1 zoning on the property.

Area Characteristics and Zoning History:

The property is located at the northeast corner of Sequoia Road and Atrisco Road N.W. Across Sequoia to the south is the Ladera Shopping Center developed on C-1 zoned property. Across Atrisco to the west are apartments developed on property zoned R-3. To the east of the site is a bank developed on property zoned C-1, and to the north is vacant property zoned SU-1 for O-1 Uses. The zoning on the property north of the site was granted as an amendment to the Coors Corridor Plan which was approved by the City Council.

This property and the vacant land to the north was annexed to the City as part of the Northwest Mesa Phase III Annexation Program that was approved by the State Boundaries Commission. This annexation became complete with the filing and recording of the annexation order on October 10, 1985.

Before this property was annexed to the City, it had been granted a Special Use Permit in the County for Specific CN Uses (CZ-84-11). The approval did include a restaurant with full liquor service. The Special Use Permit was approved in February, 1985.

The EPC established O-1 zoning on this property on October 31, 1985 in compliance with the zoning recommended in the Coors Corridor Plan. No one was present at the hearings to protest. The minutes of this action are attached. Property owners were notified by mail of all public hearings related to the annexation and zoning of the Phase III Program.

Subsequent to the annexation of this property there were eight building permits issued by Bernalillo County for the development of the existing shopping center. A list of these permits is attached. The site is now fully developed as a small shopping center. The existing uses include an office building, a restaurant serving liquor, a laundromat, a video store, and a hair salon.

Analysis:

The annexation of this property occurred through the State Boundaries Commission which was not acted on by City Council, therefore, notification of the annexation did not follow regular procedures.

The County issued the building permits for this development in compliance with the Special Use Permit that had been granted without realizing that annexation had taken place.

The development does comply with the site development plan approved by the County and with the uses allowed under the County Special Use Permit. It is small in scale; and with the Coors Corridor Plan amendment granted to allow the O-1 uses to the north, this property is no longer adjacent to any residential zoning. An amendment to the Coors Corridor Plan to allow this zone change to SU-1 for uses permissive in the C-1 zone will resolve the existing inconsistency between the O-1 zoning and the existing development. The zone change cannot occur without an amendment to the plan.

Under the existing circumstances, the City would have better enforcement control over the site with the SU-1 zoning allowing the existing uses. To provide adequate documentation of this development, however, the site development plan approved by the County must be submitted to the Development Review Board for final plan sign-off.

Findings:

1. A County Special Use Permit for specific CN Uses was approved for this property in February, 1985.
2. This property was annexed by the State Boundaries Commission as part of the Northwest Mesa Phase III Annexation Program which was completed on October 10, 1985.
3. City O-1 zoning was established in compliance with the Coors Corridor Plan on October 31, 1985.
4. An amendment to the Coors Corridor Plan is required in order to grant a change of zone as requested.
5. County building permits were issued after annexation occurred and the existing shopping center was built.
6. With the amendment to the Coors Corridor Plan granted to allow O-1 uses on the property to the north, this property is no longer adjacent to residential zoning.
7. The existing development is small in scale and is in compliance with the site development plan and the uses approved under the County Special Use Permit.

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
PLANNING DIVISION

AGENDA NUMBER: 06  
ENVIRONMENTAL PLANNING COMMISSION  
MAY 21, 1987  
Z-87-64-/SPR-81-21-1

Z-87-64 SPR-81-21-1 The Planning Department, agent for the City of Albuquerque, requests an amendment to the Coors Corridor Plan to allow a zone map amendment from O-1 to SU-1 for uses permissive in the C-1 zone to include a restaurant with full-service liquor but excluding drive-up or drive-thru service for Tract A-35-B, Northeast Unit, Town of Atrisco Grant, located at the northeast corner of Sequoia Road and Atrisco Drive, N.W., containing approximately 2.655 acres (G-11).

COMMENTS FROM OTHER DEPARTMENTS:

ENVIRONMENTAL HEALTH AND ENERGY DEPARTMENT

Air Pollution Control Division  
Administration

"No adverse comment."

"No adverse comment."

FIRE DEPARTMENT/Planning

No comments received.

NEIGHBORHOOD SERVICES

"Western Trail Neighborhood Association, El Rancho Atrisco, Villa de Paz Neighborhood Association, and Westside Coalition will be notified."

PLANNING DEPARTMENT

Capital Improvement/Property Management  
Zoning Enforcement

No comments received.

No comments received.

PARKS AND RECREATION DEPARTMENT/Administration

"This case does not adversely affect any City Parks and Recreation Department facility."

POLICE DEPARTMENT/Planning

"No adverse comments."

REFUSE REMOVAL AND BEAUTIFICATION DEPARTMENT/Refuse Division

"No adverse comments."

PUBLIC WORKS DEPARTMENT

Hydrology

"No adverse comments."

Transportation Planning

"No adverse comments."

Transportation Development

"No adverse comment."

Utility Development

"No comment."

TRANSIT DEPARTMENT

"No comment."

COMMENTS FROM OTHER AGENCIES

ALBUQUERQUE FLOOD CONTROL AUTHORITY

"No adverse comment."

ALBUQUERQUE PUBLIC SCHOOLS

"No adverse comment."

MIDDLE RIO GRANDE COUNCIL OF GOVERNMENTS

"No adverse comment. For information, the Long Range Major Street Plan designates both Atrisco Drive and Sequoia Road as Collectors which requires 68 feet of right of way."

PLANNING DIVISION COMMENTS TO THE ENVIRONMENTAL PLANNING COMMISSION, MAY 21, 1987

Request Summary:

This is a request for an amendment to the Coors Corridor Plan to allow a change of zone from O-1 to SU-1 for C-1 Uses with the inclusion of full-service liquor and excluding drive up and drive-through facilities for property at the northeast corner of Sequoia and Atrisco N.W.

Applicable Plans and Policies:

This property is within the Established Urban area of the Comprehensive Plan and is within the boundaries of the Coors Corridor Plan.

CZ-84-11

G-11		SUBDIV: SP 84-375		BLK.:		LOT(S): A-35B	
PL - MAP NO.		TOWNSHIP:		RANGE:		SEC.:	
OWNER/OCCUPANT: American Contr. Co., Inc.				DATE:		EXISTING LAND USE:	
ADDRESS: P.O. Box 11847, 87102							
DATE	APPLICA-TION FOR	FILED BY:	ADDRESS	CASE OR FILE NO.	FILING FEE	PAID REC. NO.	OTHER INFORMATION:
12-11-85	IMPRVMT	1st Amer.	Title Co.	BP 85-1682	\$165.04		*5300 Sequoia NW
2-12-86	TEN. IMPRVMT.	SUN COUNTRY	DEVEL.	86-162	\$88.00		
5-1-86	Ten. Imprvmt.	same	same	BP 86-582	\$264.00		
5/86	SF sign	same	same	BP-86-571	\$12.50		
6/86	Int. Part	G. Nelson	*	BP-86-772	205		
7-21-86	Clnrs.	WALKER, David	same	BP 86-972	\$95.00		
8-13-86	Lndrmt.	Walker	same	BP 86-1074	\$263.52		
8/86	Video Retail	Walker	same	BP-86-1102	\$72		