



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-70393

Project # 1007459

Project Name: ALBRIGHT-MOORE ADDITION

Agent: CARTESIAN SURVEYS INC.

Phone No.: 896 - 3050

Your request was approved on 10-8-08 by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

UTILITIES: _____

CITY ENGINEER / AMAFCA: _____

PARKS / CIP: _____

PLANNING (Last to sign): _____

Planning must record this plat. Please submit the following items:

- The original plat and a mylar copy for the County Clerk.
- Tax certificate from the County Treasurer.
- Recording fee (checks payable to the County Clerk). **RECORDED DATE:** _____
- Tax printout from the County Assessor.

3 copies of the approved site plan. Include all pages.

County Treasurer's signature must be obtained prior to the recording of the plat with the County Clerk.

Property Management's signature must be obtained prior to Planning Department's signature.

AGIS DXF File approval required. *OK*

Copy of recorded plat for Planning.



Created On:



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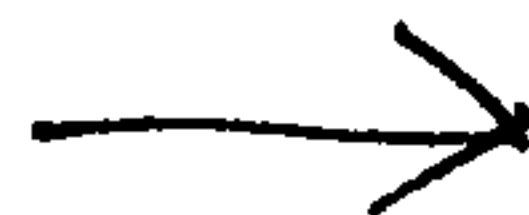
PARKS / CIP: _____

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- 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:

7459

DXF Electronic Approval Form

DRB Project Case #:

Subdivision Name:

Surveyor:

Contact Person:

Contact Information:

DXF Received:

Hard Copy Received:

Coordinate System:



Approved

03.18.2009

Date

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

AGIS Use Only

Copied fc **7459** to agiscov on **3/18/2009** Contact person notified on **3/18/2009**

8. **Project# 1006845**
08DRB-70415 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
NMQC agent(s) for CARLOS MATA request(s) the above action(s) for all or a portion of Tract(s) 3, **GARDEN ACRES ADDITION**, zoned R-1, located on GRIEGOS RD NW BETWEEN GUADALUPE TR NW AND GRANDE DR NW containing approximately .7452 acre(s). (F-14) *[Deferred from 10/1/08]* **DEFERRED TO 10/15/08 AT THE AGENT'S REQUEST.**
9. **Project# 1006936**
08DRB-70426 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
RIO GRANDE SURVEYING CO. agent(s) for CITY OF ALBUQUERQUE request(s) the above action(s) for all or a portion of Block(s) 29 & PARK SITE, **TRANSPORTATION CENTRAL (TO BE KNOWN AS SILVER GARDENS)**, zoned SU-3, located on 2ND ST SW BETWEEN LEAD SW AND GOLD SW containing approximately 3.3 acre(s). (K-14) *[Deferred from 10/1/08]* **DEFERRED TO 10/15/08 AT THE AGENT'S REQUEST.**
10. ~~**Project# 1007459**~~
08DRB-70393 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
CARTESIAN SURVEYS INC agent(s) for CHARLES ABBOT request(s) the above action(s) for all or a portion of Lot(s) 10-15, Block(s) 12, **ALBRIGHT-MOORE ADDITION**, zoned S-R, located on LOS TOMASES NW AND KINLEY AVE NW containing approximately .4864 acre(s). (J-14) *[Deferred from 9/24/08]* **THE PRELIMINARY/FINAL PLAT WAS APPROVED. A COPY OF THE RECORDED PLAT MUST BE PROVIDED TO PLANNING.**
11. **Project# 1006749**
08DRB-70429 SIDEWALK WAIVER
08DRB-70432 SKETCH PLAT REVIEW
AND COMMENT
BRUNO MOROSIN request(s) the above action(s) for all or a portion of Lot(s) 24, Block(s) 13, **FOURHILLS VILLAGE ADDITION**, zoned R-1, located on HIDEAWAY LN SE AND STAGECOACH SE containing approximately 1.706 acre(s). (M-23) **NO ACTION TAKEN.**

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

12. **Project# 1007489**
08DRB-70419 SKETCH PLAT REVIEW
AND COMMENT
CITY OF ALBUQUERQUE REDEVELOPMENT AGENCY request(s) the above action(s) for all or a portion of Tract(s) C-42, B-4, 106, 107 & 108, **TOWN OF ATRISCO & HUBBELL HEIGHTS**, zoned SU-2 FOR IP, located on UNSER NW BETWEEN CENTRAL AVE NW AND BLUEWATER RD NW containing approximately 9.9511 acre(s). (K-10) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS GIVEN.**

6. **Project# 1005410**
07DRB-70292 MINOR - SDP FOR
BUILDING PERMIT

MECHENBIER CONSTRUCTION INC. request(s) the above action(s) for all or a portion of Lot(s) 4 & 5, **RICHFIELD PARK SUBDIVISION**, zoned IP, located on ALAMEDA BLVD NE BETWEEN JEFFERSON NE AND WASHINGTON NE containing approximately 2 acre(s). (C-17) *[Deferred from 10/10/07]* **THE SITE DEVELOPMENT PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TO ABCWUA FOR REVISED UTILITY PLAN AND TO PLANNING FOR 3 COPIES.**

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

7. **Project# 1001770**
08DRB-70389 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

MARK GOODWIN AND ASSOCIATES PA agent(s) for JPS, LLC request(s) the above action(s) for all or a portion of Tract(s) 5-A1-B1, **LANDS OF JOEL P. TAYLOR** zoned C-2, located on MONTANO NW BETWEEN WINTERHAVEN NW AND COORS NW containing approximately 3.9 acre(s). (E-12) **DEFERRED TO 9/24/08 AT THE AGENT'S REQUEST.**

8. **Project# 1007451**
08DRB-70384 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

WAYJOHN SURVEYING INC agent(s) for J & E INVESTMENTS request(s) the above action(s) for all or a portion of Lot(s) 10-A, 11-A, 12-A, 13-A & 14-A, Block(s) 2, **EAST CENTRAL BUSINESS ADDITION** zoned C-2, located on CENTRAL AVE NE BETWEEN ELIZABETH ST NE AND DOROTHY ST NE containing approximately 1.8906 acre(s). (L-21) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION FOR 6 FT SIDEWALK, 6 FT SETBACK, DEDICATED 4 FT RIGHT-OF-WAY, AMAFCA SIGNATURE, AGIS DXF FILE, AND A COPY OF THE RECORDED PLAT FOR PLANNING FILE.**

9. ~~**Project#-1007459**~~
08DRB-70393 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

CARTESIAN SURVEYS INC agent(s) for CHARLES ABBOT request(s) the above action(s) for all or a portion of Lot(s) 10-15, Block(s) 12, **ALBRIGHT-MOORE ADDITION**, zoned S-R, located on LOS TOMASES NW AND KINLEY AVE NW containing approximately .4864 acre(s). (J-14) **DEFERRED TO 9/24/08 AT THE AGENT'S REQUEST.**

Completed
10.9.08



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REVISED 10/08/07

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DRB Application No.: 08DRB-70393	Project # 1007459
Project Name: ALBRIGHT-MOORE ADDITION	
Agent: CARTESIAN SURVEYS INC.	Phone No.: 896 - 3050

Your request was approved on 10-8-08 by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

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UTILITIES: _____

CITY ENGINEER / AMAFCA: _____

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Created On:

7459

DXF Electronic Approval Form

DRB Project Case #: 1007459

Subdivision Name: ALBRIGHT-MOORE ADDN BLOCK 12 LOTS 10A & 11A

Surveyor: WILL PLOTNER JR

Contact Person: WILL PLOTNER JR

Contact Information: 896-3050

DXF Received: 10/7/2008

Hard Copy Received: 10/7/2008

Coordinate System: Ground rotated to NMSP Grid


Approved

10.8.2008
Date

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

AGIS Use Only
Copied fc 7459 to agiscov on 10/7/2008 Contact person notified on 10/7/2008



Albuquerque Bernalillo County Water Utility Authority

Application for Services

Account ID: 5556579560

The property in this application is outside the city water and wastewater project.

Application Date: March 17, 2009
Premise Address: 10 TRAMWAY LOOP NE
ALBUQUERQUE, NM 87122-2017
Legal Description: 0000 UNPLATTED Unplatted/Sandia Heights Addn
Applicant Name: Sandia Peak Services Llc
Phone Number:

Service Agreements with Monthly / Periodic Charges or Rebates:

Wastewater Flat Wholesale
Water Conservation Rebates

Fees Details:

Wwutility Expansion Charge \$1,867.00

TOTAL: \$1,867.00

By signing this:

- 1) I am the applicant or I am authorized to bind the Applicant to this contract;
- 2) I am aware that billing for wastewater will begin immediately, including applicable UEC charges;
- 3) ABCWUA has a consensual lien for all charges imposed by the ABCWUA Rate Ordinance as provided in the terms on the back of this document;
- 4) This application is true and factual;
- 5) I have read and agree to all the terms on the back of this document.

Applicant Signature _____

Date _____

Albuquerque Bernalillo County Water Utility Authority Application for Services

CERTIFICATION, I hereby certify to the following statements:

- A. The property described in this application is the only property to be served by this application and includes all the property for parking, storage, and other uses.
- B. I am the owner or the agent authorized to make this application for the owner.
- C. It is understood that the owner agent will furnish the Albuquerque Bernalillo County Water Utility Authority with a release of damages caused by normal (50 to 100 PSI) water pressures. The Uniform Plumbing Code requires all building services to have a private pressure-reducing valve where static water pressure at the meter exceeds 80
- D. It is understood that the owner will be in compliance with the Cross-Connection Prevention & control Ordinance (R.O.A. 1994, Ch 6, Art. 2) as well as City of Albuquerque, Standard Specification 802.3.9, which require the installation of backflow prevention devices if you are in the North or South Valley areas and/or have used a private well for domestic use. The Uniform Plumbing Code 608.3 requires a pressure relief valve or a means to control expansion where backflow prevention devices are used.
- E. It is understood that services covered by this application will be disconnected if information provided by the applicant is false, incorrect or incomplete.
- F. No fire protection system will be installed under this application unless herein stated.
- G. At the time of application for services, the Utility Expansion Charge (UEC) fees may be paid in full but in the event they are not paid, the property owner thereof shall be subject to monthly charges as set by the Albuquerque Bernalillo County Water Utility Authority Ordinance for a period of 120 months. This fixed monthly charge includes an interest component and shall be placed against the property and be the responsibility of any subsequent owner until paid in full.
- H. Installation of all water and sewer infrastructure from the main line up to and including the service tap, corp stop, service line, meter setter, meter box and top plate, and service line stub-out is the responsibility of the property owner. The property owner is responsible for exposing any existing stub out, if one is available at the property. The Uniform Plumbing Code requires a private water valve for isolation of the service line installed on the discharge side of the water meter (UPC Section 1005(b)). Installation work shall be made by a licensed and bonded plumber.
- I. It is understood that I will abide by the rules and regulations and ordinances of the Albuquerque Bernalillo County Water Utility Authority or state, which apply to water and wastewater services.
- J. Payment of all fees based on the current rate ordinance.
- K. The right to use the water and wastewater system may be suspended by the Albuquerque Bernalillo County Water Utility Authority without obligation to refund or repay any consideration which may have been given of such a right, for any of the following reasons:
 - 1. Failure to pay proper charges when due.
 - 2. Use of the water and/or wastewater system for purposes not authorized.
 - 3. Failure to comply with any rules and regulations and ordinances of the Albuquerque Bernalillo County Water Utility Authority, which apply to water and/or wastewater service.
 - 4. Maintaining an unauthorized connection to the water and/or wastewater system.
- L. I grant to the Albuquerque Bernalillo County Water Authority a consensual lien on the property described on the front of this document for all charges imposed under the ABCWUA Rate ordinance and I authorize the Albuquerque Bernalillo County Water Utility Authority to file a claim of lien in the records of Bernalillo County, New Mexico for all delinquent charges, to foreclose, the claim of lien and upon foreclosure, to collect interest, court costs, and a reasonable attorney fee.

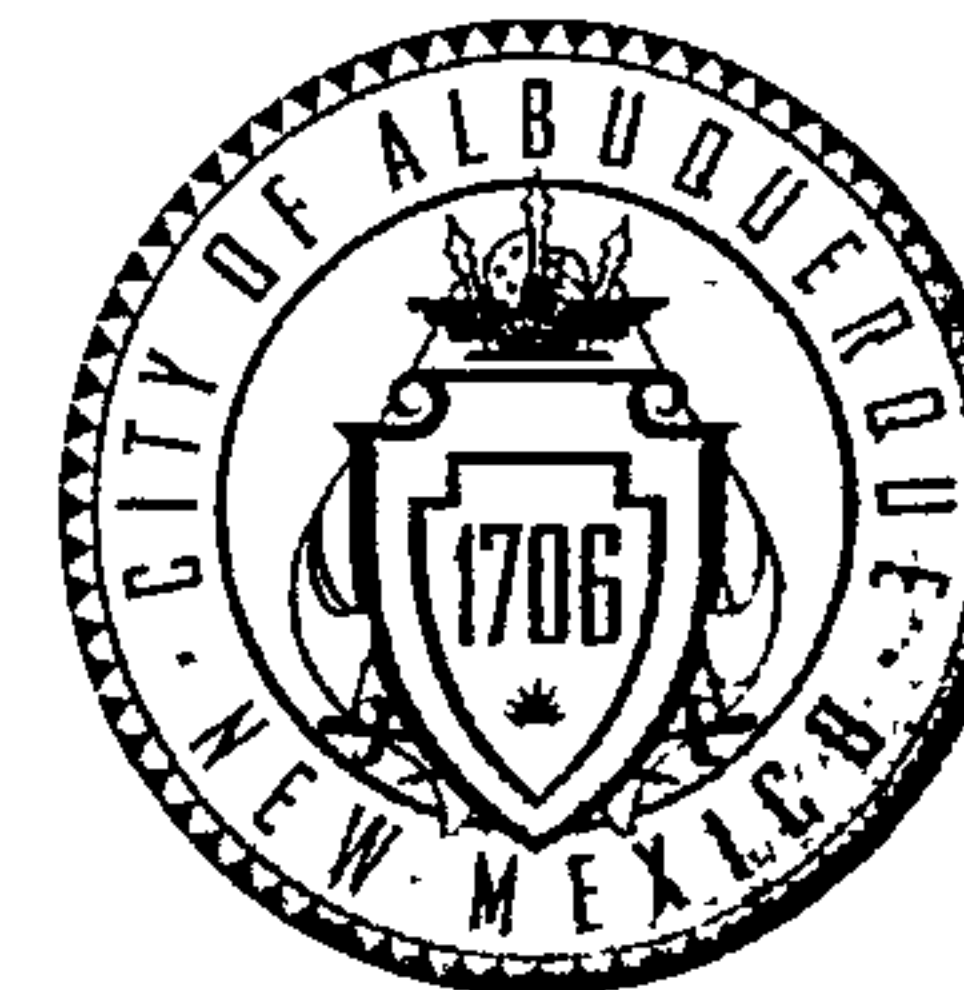
CLASSIFICATION CODE DEFINITIONS

- RESIDENTIAL:** Single-family detached, condominiums served by individual meters, townhouses served by individual meters, duplexes served by individual meters, or mobile homes served by individual meters.
- COMMERCIAL:** Retail, offices, hotels, motels, shopping centers, none of which use process water in the conduct of business.
- INDUSTRIAL:** Manufacturing or process facility which is engaged in producing a product.
- INSTITUTIONAL:** Government buildings, hospitals, schools, and other facilities that provide public and quasi-public services.
- WHOLESALE:** Special Contracts.
- MULTI-FAMILY:** Any metered/account serving more than one dwelling unit; i.e., duplexes, residences with guest houses, triplexes, four-plexes, apartment complexes, condominiums, town-homes, or mobile homes served by common meters.

INSTRUCTIONS: Applicant prepares and signs the application form at the New Services/Utility Development Section of the Water Utility Department located at One Stop Building Services, Plaza del Sol. New Services Section will prepare cost estimates for the new service, and verify amounts of any outstanding pro rata charges assessed to the property. Applicants make payment to the Treasury Division. Treasury Division validates the application form(s) and distributes copies of the signed application:

CITY OF ALBUQUERQUE

Def



CITY OF ALBUQUERQUE PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1007459

AGENDA ITEM NO: 16

SUBJECT:

Final Plat
Preliminary Plat

ACTION REQUESTED:

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

PO Box 1293

ENGINEERING COMMENTS:

Albuquerque

No adverse comments.

NM 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: September 24, 2008

PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
TRANSPORTATION SECTION

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO: 1007459

AGENDA ITEM NO: 16

SUBJECT:

FINAL PLAT
PRELIMINARY PLAT

ENGINEERING COMMENTS:

The one story garage and existing wooden fence currently encroaches upon the City right of way. This must be remedied prior to any replat.

RESOLUTION:

10-08-08

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

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

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

SIGNED:

Kristal D. Metro
Transportation Development

505-924-3991

DATE: SEPTEMBER 24, 2008

Angela,

Please consider this email as a request to defer the above referenced project for 2 weeks for the September 8th meeting.

Please feel free to call me at 896-3050.

Thanks,

Will Plotner Jr., NMRPS 14271, President
Cartesian Surveys Inc.
PO Box 44414
Rio Rancho NM 87174
(p)505-896-3050
(f)505-891-0244



Find phone numbers fast with the [New AOL Yellow Pages!](#)

Find phone numbers fast with the [New AOL Yellow Pages!](#)

Gomez, Angela J.

From: WPlotnerjr [wplotnerjr@aol.com]
Sent: Tuesday, September 23, 2008 12:03 PM
To: Gomez, Angela J.
Cc: Cloud, Jack W.; Bingham, Brad L.; Green, Roger; Metro, Kristal D.
Subject: Re: Project 1007459

Thanks Angela,

Yes,

Terribly sorry about that. It seems these days I am lucky to get the right year.

Thanks for the correction. The date I wish to be heard is the October 8th meeting.

Thanks,

Will Plotner Jr., NMRPS 14271, President
Cartesian Surveys Inc.
PO Box 44414
Rio Rancho NM 87174
(p)505-896-3050
(f)505-891-0244



In a message dated 09/23/08 11:55:41 Mountain Daylight Time, agomez@cabq.gov writes:

Hello Will,

Do you mean October 8th?

Angela

From: WPlotnerjr [mailto:wplotnerjr@aol.com]
Sent: Tuesday, September 23, 2008 11:51 AM
To: Gomez, Angela J.
Cc: Cloud, Jack W.; Metro, Kristal D.; Bingham, Brad L.; Green, Roger
Subject: Project 1007459

Stev:ari Title L.L.C.
G.F.# 806025450

Trk
approved as to form
subject do being referenced
on last page
9/24/08

ENCROACHMENT AGREEMENT

THIS AGREEMENT, made and executed this 2nd day of ~~August~~ ^{September}, 2008, by and between DAVID WELLINGTON TINKER and MARY FRANCES DEVER, Co-Trustees of THE TINKER AND DEVER FAMILY TRUST dated December 16, 1996, as amended, (hereinafter TINKER & DEVER TRUST), and CHARLES L. ABBOTT, JR. and NATALIE J. ABBOTT, husband and wife, (hereinafter ABBOTT);

WITNESSETH:

WHEREAS, the TINKER & DEVER TRUST is currently the Owner of that certain real property being more particularly described as follows:

Lot numbered Twelve (12) of the **Albright-Moore Addition** to the City of Albuquerque, New Mexico, as the same are shown and designated on the Map of said Addition, filed in the Office of the County Clerk of Bernalillo County, New Mexico, on February 26, 1921, in Plat Book D, Page 143;

(hereinafter the TINKER & DEVER TRUST Property); and

WHEREAS, ABBOTT is currently the Owner of that certain real property being more particularly described as follows:

Lot numbered Thirteen (13) of the **Albright-Moore Addition** to the City of Albuquerque, New Mexico, as the same are shown and designated on the Map of said Addition, filed in the Office of the County Clerk of Bernalillo County, New Mexico, on February 26, 1921, in Plat Book D, Page 143;

(hereinafter the ABBOTT Property); and

WHEREAS, a portion of the ABBOTT fence presently encroaches upon the TINKER & DEVER TRUST Property, (hereinafter Improvement); and

WHEREAS, the parties hereto desire to enter into an agreement providing for the encroachment of said Improvement.

Doc# 2008098233

09/03/2008 10:43 AM Page: 1 of 6
AGRE R:\$19.00 M. Toulouse Oliver, Bernalillo County



NOW, THEREFORE, in consideration of the above and other good and valuable consideration, the receipt of which is hereby acknowledged, it is agreed as follows:

1. The parties acknowledge that the Improvement which benefits the ABBOTT Property encroaches onto the TINKER & DEVER TRUST Property, as shown on Exhibit "A", which is attached hereto.

2. The TINKER & DEVER TRUST does hereby grant unto ABBOTT the right of the Improvement to encroach upon the TINKER & DEVER TRUST Property and the right of ABBOTT to use and maintain the Improvement.

3. It is mutually agreed by the parties that this Agreement at all times shall be deemed to be a covenant running with the land.

4. The TINKER & DEVER TRUST covenants that it will not attempt to destroy or otherwise remove the existing Improvement for the life of said Improvement and shall allow the same to remain as is, provided that nothing herein contained shall grant unto ABBOTT any rights by prescription, adverse possession, or otherwise, and that ABBOTT expressly forfeits, waives and relinquishes any and all rights which they might otherwise have now or hereafter may have against the TINKER & DEVER TRUST Property by virtue of prescription, adverse possession, or otherwise.

5. ABBOTT hereby expressly agrees to maintain that portion of the Improvement encroaching upon the TINKER & DEVER TRUST Property at ABBOTT's sole cost and expense and the TINKER & DEVER TRUST hereby authorizes ABBOTT, or their agents, to enter upon the TINKER & DEVER TRUST Property for such purposes.

6. The parties hereto agree that, in the event of the substantial destruction or removal of any or all of the encroaching Improvement, ABBOTT shall bear all expenses and costs incurred in such removal, and, if the Improvement is rebuilt, ABBOTT shall rebuild such Improvement within the ABBOTT Property; however, in the event ABBOTT shall sell or transfer the ABBOTT Property by Warranty Deed, Special Warranty Deed or Personal Representative's Deed, then and in such event, the Improvement shall be removed, at ABBOTT'S sole expense, and this Agreement shall have no further force or effect.

7. ABBOTT hereby expressly agrees to indemnify and hold the TINKER & DEVER TRUST harmless from any and all liability or obligations arising out of personal injury or property damage claims of any third persons by reason of the Improvement, and ABBOTT agrees to defend the TINKER & DEVER TRUST, its successors and assigns, against all claims, actions, suits, damages or losses of any kind or nature which may arise by reason of the Improvement.

8. This Agreement shall not have the effect to convey the fee title to any part of the TINKER & DEVER TRUST Property to ABBOTT, nor shall any part of the fee title ever become vested in ABBOTT.

9. This Agreement shall inure to the benefit of and shall be binding upon the undersigned parties, their heirs, successors, assigns and personal representatives in all respects.

IN WITNESS WHEREOF, the undersigned have hereunto set their hands and seals the day and year first above written.

David Wellington Tinker
DAVID WELLINGTON TINKER,
Co-Trustee

Mary Frances Dever
MARY FRANCES DEVER,
Co-Trustee

Charles L. Abbott Jr.
CHARLES L. ABBOTT, JR.

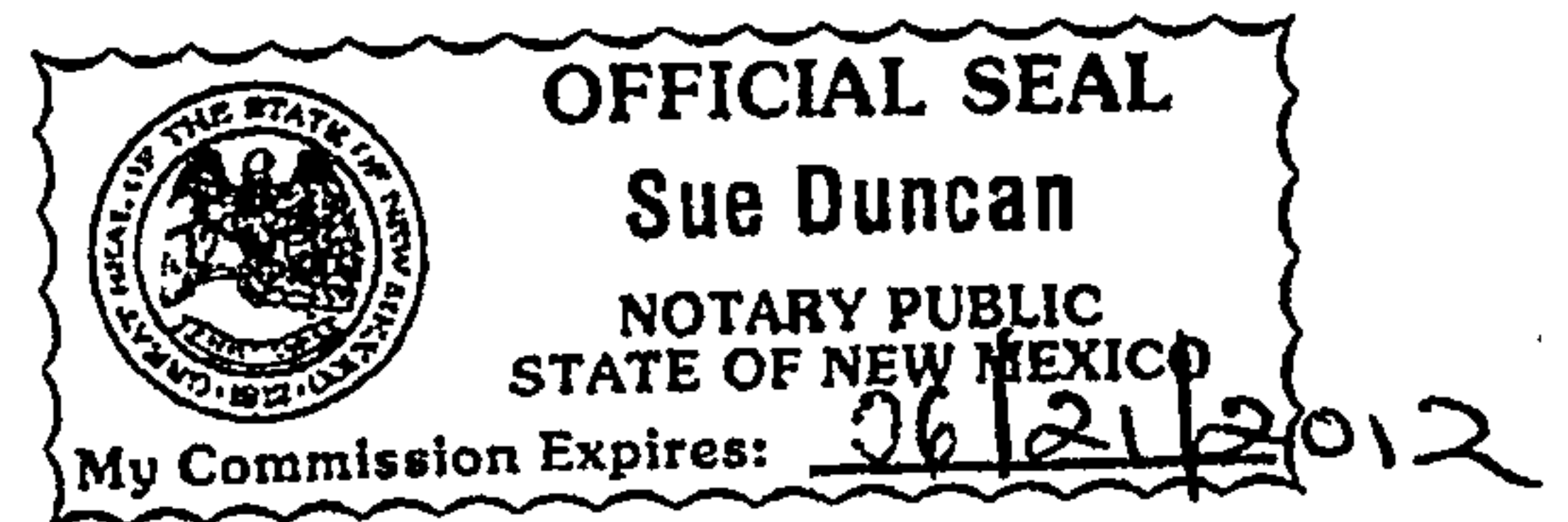
Natalie J. Abbott
NATALIE J. ABBOTT

STATE OF NEW MEXICO)
) ss.
COUNTY OF BERNALILLO)

This instrument was acknowledged before me on September 2nd, 2008, by DAVID WELLINGTON TINKER and MARY FRANCES DEVER, Co-Trustees of THE TINKER AND DEVER FAMILY TRUST dated December 16, 1996, as amended.

MY COMMISSION EXPIRES:
06/21/2012

Sue Duncan
NOTARY PUBLIC

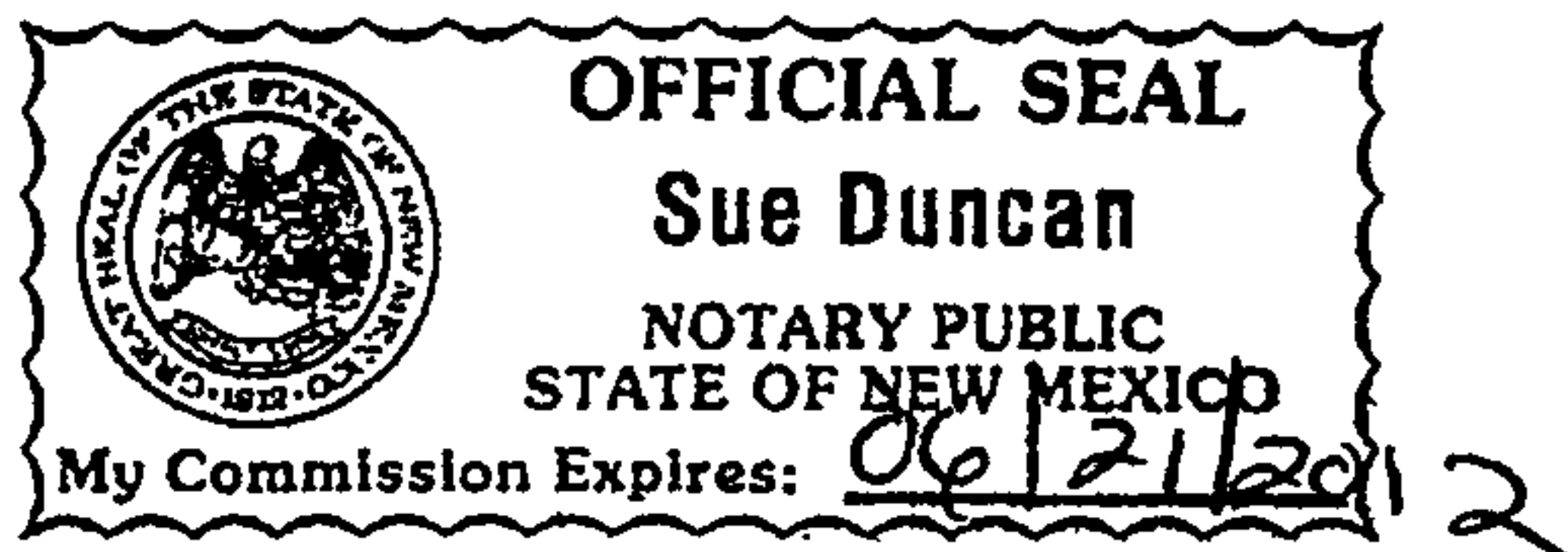


STATE OF NEW MEXICO)
) ss.
COUNTY OF BERNALILLO)

This instrument was acknowledged before me on September 2, 2008, by CHARLES L. ABBOTT, JR. and NATALIE J. ABBOTT, husband and wife.

MY COMMISSION EXPIRES:
06/21/2012

Sue Duncan
NOTARY PUBLIC



DATE:	06/28/06
SCALE:	1"=50'
CREATED:	
BY:	
DATE:	
JOB NO.:	061600

CARTESIAN SURVEYS, INC.
P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 806-8060 Fax (505)891-0244

**FLAT OF SURVEY
LOTS 10, 11, AND 12, BLOCK 12
ALBRIGHT-MOORE ADDITION
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO**

NOTE 1. THIS PROPERTY LIES WITHIN FLOOD ZONE X WHICH IS DEEMED AS AREAS OF 500-YEAR FLOOD AREAS OF 100-YEAR FLOOD WITH AVERAGE DEPTHS OF LESS THAN 1 FOOT OR WITH DRAINAGE AREAS LESS THAN 1 SQUARE MILE. AND AREAS PROTECTED BY LEVEES FROM 100-YEAR FLOOD, AS DETERMINED BY F.E.L.A. AND SHOWN ON FLOOD INSURANCE RATE MAP DATE NOVEMBER 19, 2003, MAP NO. 3500100332E.

2. THIS LOT IS LOCATED IN PROTECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 5 EAST.

3. FIELD SURVEY WAS PERFORMED IN JUNE, 2006.

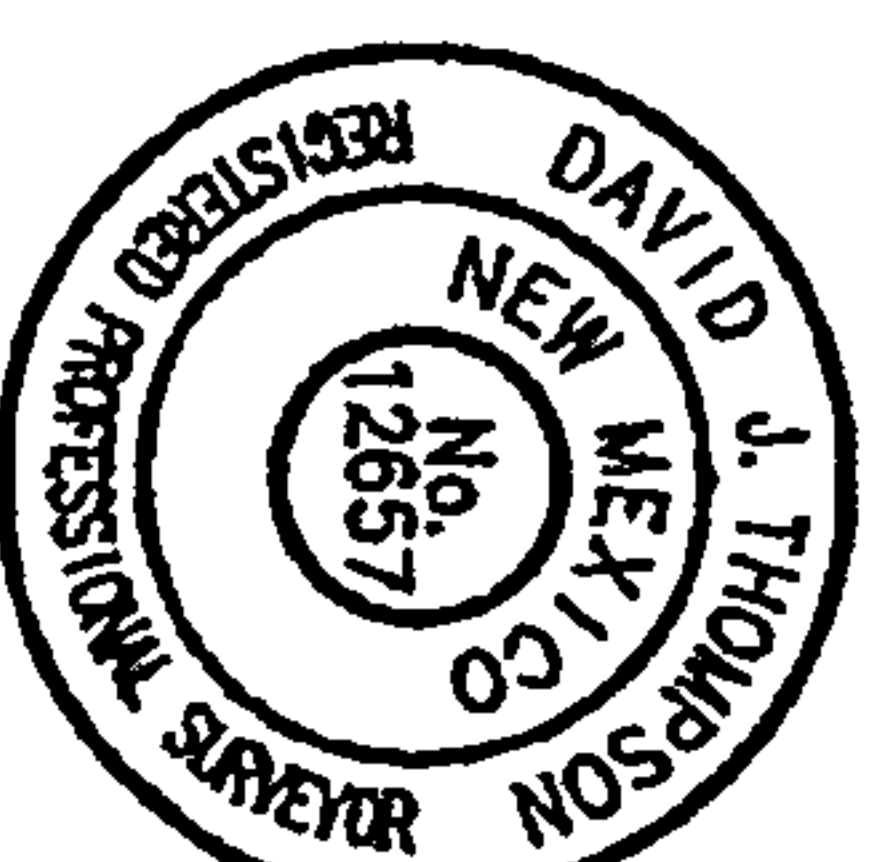
SEE SHEET 2 FOR DRAWING

LEGAL DESCRIPTION
LOTS NINE AND TEN (10), ELEVEN (11) AND TWELVE (12) IN BLOCK NINE AND TWELVE (12) OF THE ALBRIGHT-MOORE ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE MAP OF SAID ADDITION, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON FEBRUARY 28, 1921, IN PLAT BOOK D, PAGE 143.

DOCUMENTS

1. PLAT OF RECORD FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON FEBRUARY 28, 1921, IN PLAT BOOK D, PAGE 143.
2. TITLE COMMITMENT PROVIDED BY STEWART TITLE FILE NUMBER 8046254, EFFECTIVE DATE OF JUNE 16, 2006.

SURVEYOR'S CERTIFICATE
I, DAVID J. THOMPSON, A NEW MEXICO REGISTERED PROFESSIONAL LAND SURVEYOR DO HEREBY CERTIFY THAT A BOUNDARY SURVEY OF THE REAL PROPERTY SHOWN HEREON HAS BEEN SURVEYED, MONUMENTED AND PLATTED IN ACCORDANCE WITH THE STANDARDS FOR LAND SURVEYS IN THE STATE OF NEW MEXICO, AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF. I FURTHER CERTIFY THAT THIS SURVEY AND PLAT DO NOT MEET NEW MEXICO SUBDIVISION ORDINANCE AND IS NOT INTENDED TO SUBDIVIDE AN EXISTING PARCEL. THIS IS A BOUNDARY SURVEY PLAT OF AN EXISTING TRACT AND IS NOT A LAND DIVISION OR SUBDIVISION AS DEFINED IN THE NEW MEXICO SUBDIVISION ACT. NO ENCUMBRANCES EXIST EXCEPT AS NOTED AND ALL IMPROVEMENTS ARE SHOWN IN THEIR CORRECT LOCATION RELATIVE TO RECORD BOUNDARIES AS LOCATED BY THIS SURVEY.



David J. Thompson
DAVID J. THOMPSON
REGISTERED PROFESSIONAL SURVEYOR
NEW MEXICO
No. 12657
DATE 6/30/06






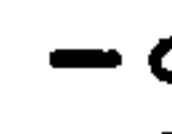



DATE
08/28/08
SCALE
1"=30'
CREW
K. TO
DRAWN
JAP
JOB NO.
081600

CARTESIAN SURVEYS, INC.

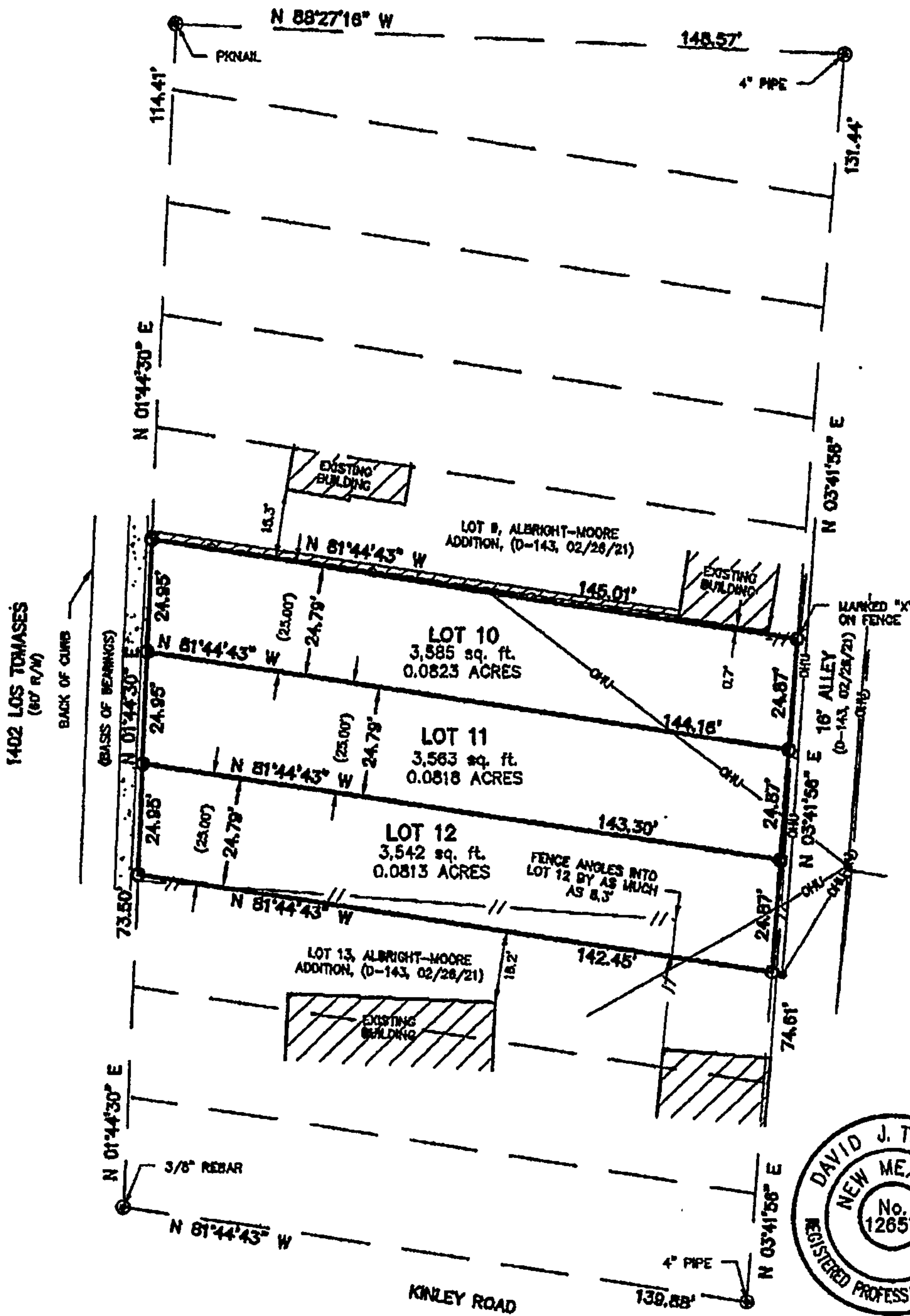
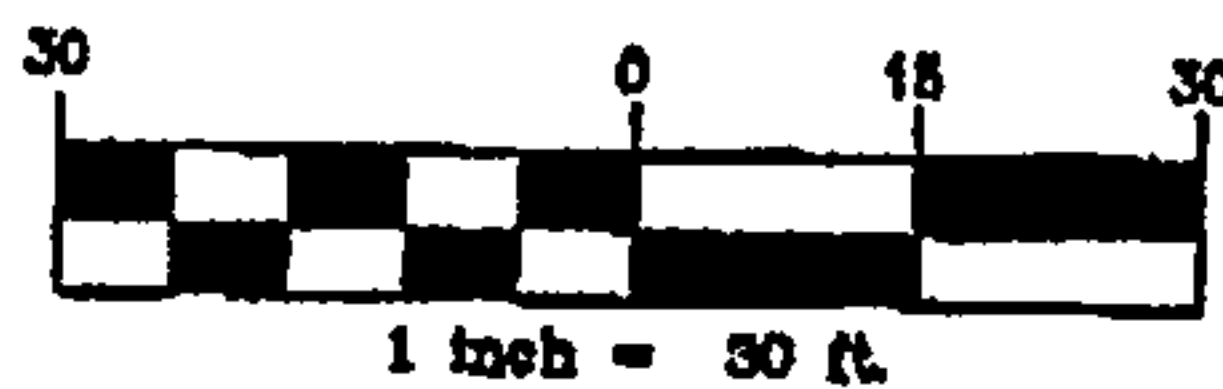
P.O. BOX 44414 RIO RANCHO, N.M. 87174
Phone (505) 896-3050 Fax (505)891-0244

PLAT OF SURVEY LOTS 10, 11, AND 12, BLOCK 12 ALBRIGHT-MOORE ADDITION CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO

LEGEND

- N 00°00'00" E MEASURED INFO
- (N 00°00'00" E) RECORD INFO
-  COVERED AREA
-  CONCRETE
-  BLOCK WALL
-  SET BATHY MARKER LS#14271 UNLESS OTHERWISE INDICATED
-  FOUND AS INDICATED
-  CHAINLINK FENCE
-  POWER POLE
-  OVERHEAD UTILITY
-  WOOD FENCE

GRAPHIC SCALE



Curran, Kevin J.

From: Cloud, Jack W.
Sent: Tuesday, September 23, 2008 11:14 AM
To: Curran, Kevin J.
Subject: FW: Project 1007459

Kevin -
this looks OK to me (in lieu of an easement)
any comments?
- Jack

From: WPlotnerjr [mailto:wplotnerjr@aol.com]
Sent: Wednesday, September 17, 2008 4:09 PM
To: Cloud, Jack W.
Subject: Project 1007459

Jack,

Per our discussion at the hearing today, attached is the encroachment agreement. You may want to pass along to Kevin when requesting advisement about the encroachment agreement.

Hope it helps.

Thanks,

Will Plotner Jr., NMRPS 14271, President
Cartesian Surveys Inc.
PO Box 44414
Rio Rancho NM 87174
(p)505-896-3050
(f)505-891-0244



Looking for spoilers and reviews on the new TV season? [Get AOL's ultimate guide to fall TV.](#)

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

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

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

APPLICATION INFORMATION:

Professional/Agent (if any): Cartesian Surveys Inc PHONE: 896-3050
 ADDRESS: PO Box 44414 FAX: 892-0244
 CITY: Rio Rancho STATE NM ZIP 87174 E-MAIL: _____

APPLICANT: Charles Abbott PHONE: _____
 ADDRESS: 1402 Los Tomases Dr NW FAX: _____
 CITY: Albuquerque STATE NM ZIP 87102 E-MAIL: _____
 Proprietary interest in site: _____ List all owners: See Attached Sheet

DESCRIPTION OF REQUEST: To create 3 lots, eliminate lot lines between 6 existing lots, grant easements and dedicate right of way

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. Lots 10-15 Block: 12 Unit: _____
 Subdiv/Addn/TBKA: Albright Moore Addition
 Existing Zoning: S-R Proposed zoning: S-R MRGCD Map No _____
 Zone Atlas page(s): J-14 UPC Code: See Attached Sheet

CASE HISTORY:

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

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No
 No. of existing lots: 6 No. of proposed lots: 3 Total area of site (acres): 0.4864 Acres
 LOCATION OF PROPERTY BY STREETS: On or Near: Los Tomases NW and Kinley Ave NW
 Between: _____ and _____

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

SIGNATURE Will Plotner DATE 9/8/08
 (Print) Will Plotner JR Applicant: Agent:

FOR OFFICIAL USE ONLY

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

Application case numbers
08DEB 70393

Action
P&E
CME

Form revised 4/07

S.F. Fees
5(3) \$ 355.00
 \$ 20.00

Hearing date 09/17/08

Total
 \$ 375.00

Sandy Handley 09/09/08
 Planner signature / date

Project # 1007459

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 ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
- 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.

Cherice Calderon
Applicant name (print)
Cher Calderon 9/9/08
Applicant signature / date



Form revised October 2007


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

Application case numbers
08DRB - 70393

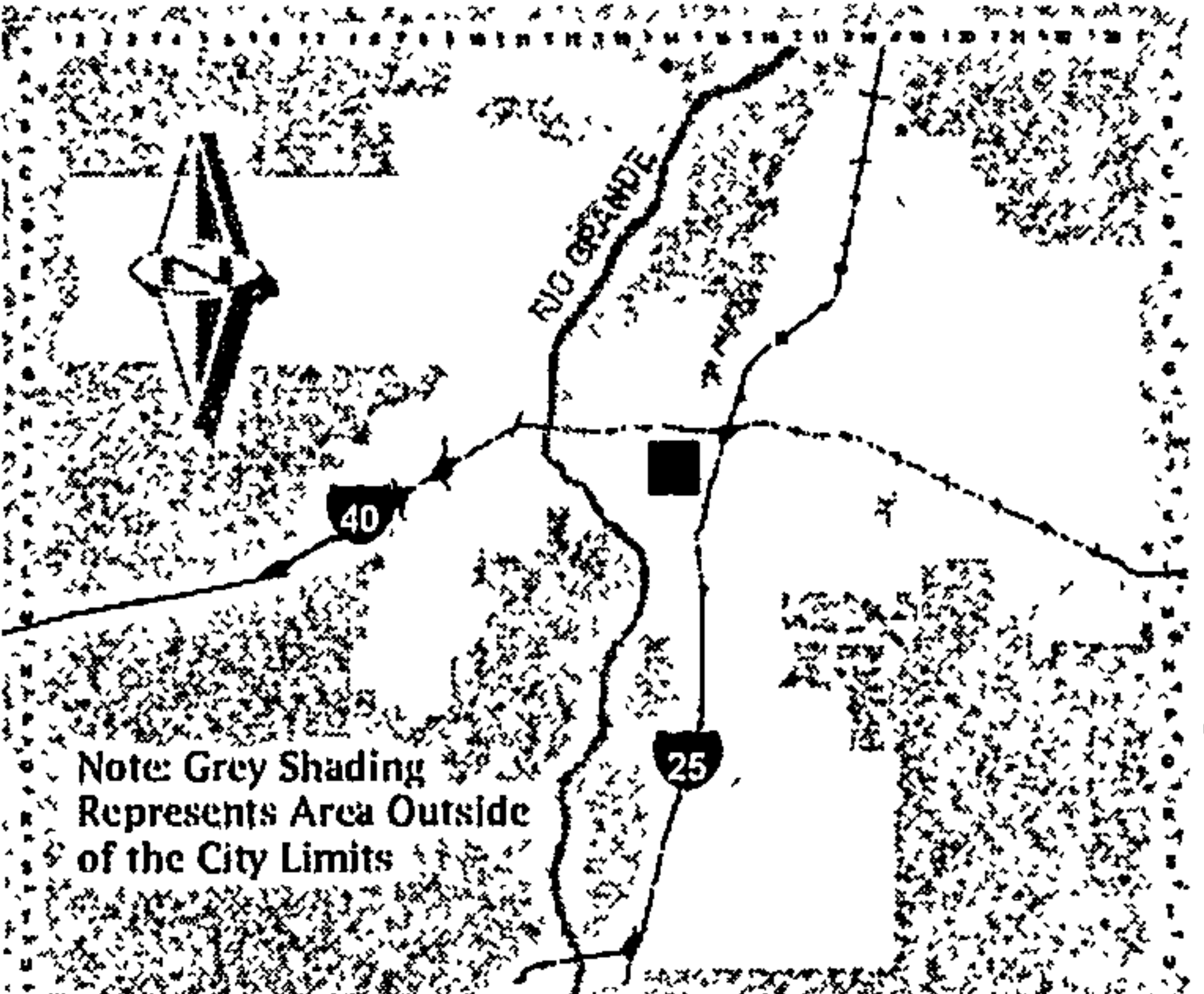
Sandy Hurdley 09/09/08
Planner signature / date
Project # 1007459



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



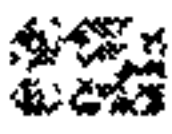




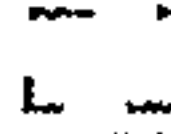



Map amended through: 6/13/2008



Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
J-14-Z

Selected Symbols

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

0 750 1,500 Feet

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

September 4, 2008

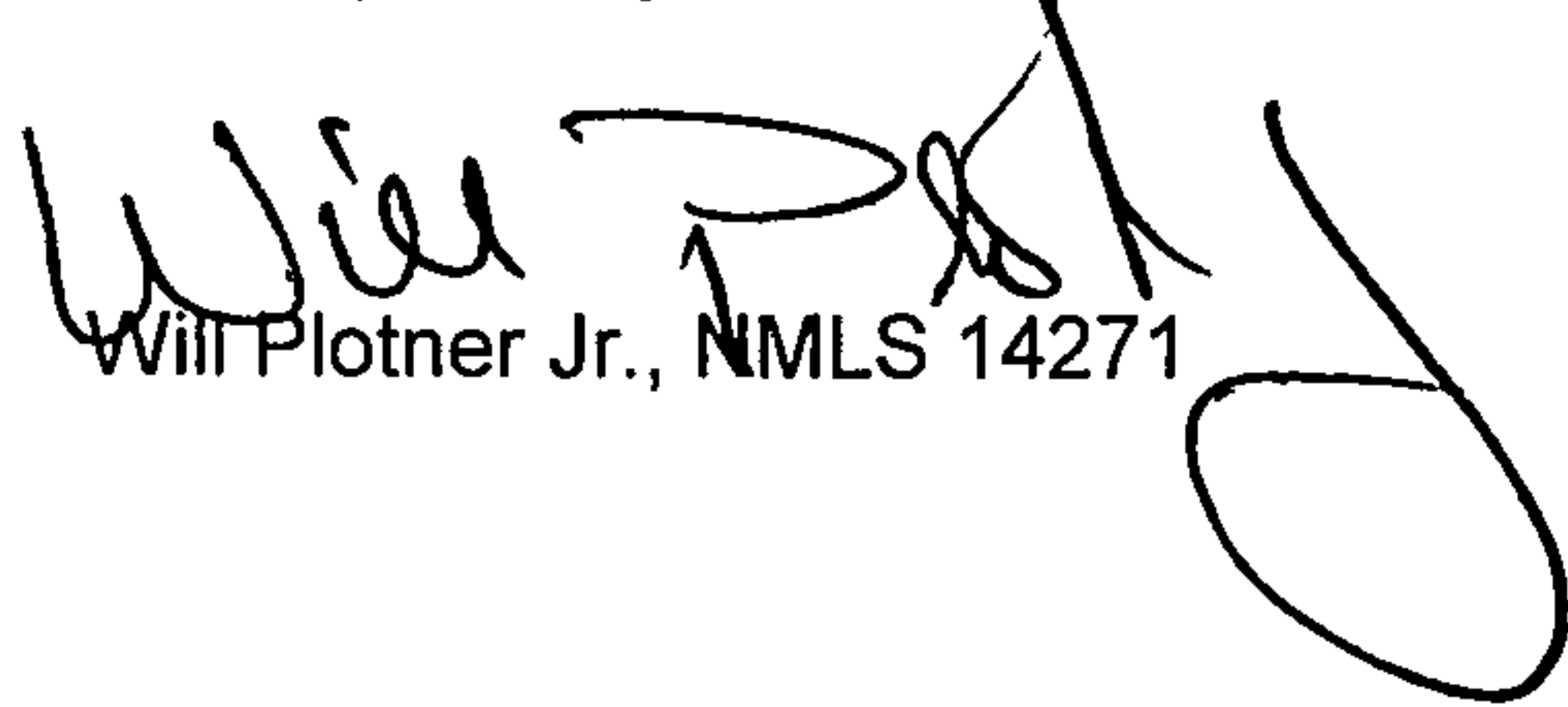
Development Review Board
City of Albuquerque

Re: Lots 10-15, Block 12, Albright-Moore Addition

Members of the Board:

Cartesian Surveys is acting as an agent for the owner and requests a hearing for a subdivision platting action. Whereas the existing six parcels be platted into three lots, dedicate right of way and grant new easements.

Thank you for your time and consideration.


Will Plotner Jr., NMLS 14271



Pre-Development Facilities Fee (PDFF) Cover Sheet

PDFF agreements received by 5PM Thursday will be ready for pick up by 8AM on the following Tuesday.

Please drop off and pick up all Pre-Development Facilities Fee agreements at APS' Capital Master Plan office. The office is located in Suite 9, 2nd floor, of the Lincoln Building at 915 Locust St SE. A map to our offices is located at: <http://construction.voteaps.com/LincolnMap.html>

Project # (if already assigned by DRB/EPC) _____

Please check one:

Preliminary PDFF
(Preliminary PDFF are required for preliminary plat submittals.)

Final PDFF
(Final PDFF are required for final plat submittals and **must be recorded** prior to DRB hearing)

Waiver/Deferral
(Must provide reason for waiver/deferral)

Project Information

Subdivision Name Albright-Moore Addition

Legal Description Lots 10-A, 11-A, and 12-A, Block 12 Albright-Moore Addition

Location of Project (address or major cross streets) Los Tomases Dr NW and Kinley Av NW

Proposed Number of Units: 3 Single-Family _____ Multi-Family 3 Total Units

Note: A single-family unit is a single-family, detached dwelling unit.

Comments _____

Waiver Information

Property Owner Dave W. Tinker and Mary F. Dever Legal Description Lots 10-A, 11-A, and 12-A, Block 12 Albright-Moore Addition Zoning S-R

Reason for Waiver/Deferral The property owner is developing original lots 10, 11, 12, 13, 14, and 15 into the new lots 10-A, 11-A, and 12-A. This will cause no net gain of residential units.

Contact Information

Name Charlie Calderon

Company Cartesian Surveys

Phone 331-1307 Office-896-3050

E-mail wplotnerjr@aol.com

Please include with your submittal:

- Zone Atlas map with the entire property(ies) precisely and clearly outlined
- Copy of a plat or plan for the proposed project
- List of legal description (e.g. lot, block) and street address for each lot (for final plat only)
- Please include project number on the top right corner of all documents
- Please paper clip all submitted documents (for ease of making copies)

FOR OFFICE USE ONLY

APS Cluster Albuquerque

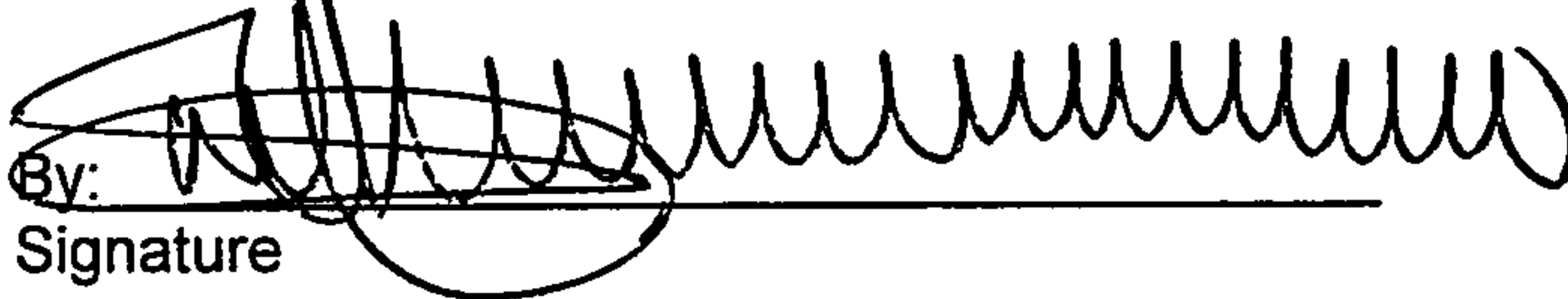
Date Submitted 9/9/2008

Date Completed 9/9/2008

**ALBUQUERQUE PUBLIC SCHOOLS
PRE-DEVELOPMENT FACILITIES FEE AGREEMENT WAIVER**

Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, New Mexico ("Albuquerque Public Schools" or "APS"), having reviewed the proposed plat of Lots 10-A, 11-A, and 12-A, Block 12 Albright-Moore Addition, which is zoned as S-R, on September 9, 2008 submitted by Dave W. Tinker and Mary F. Dever, owner of above property, has determined that no Pre-Development Facilities Fee Agreement is required with respect to that proposed plat because the property owner is developing original lots 10, 11, 12, 13, 14, and 15 into the new lots 10-A, 11-A, and 12-A. This will cause no net gain of residential units.

ALBUQUERQUE PUBLIC SCHOOLS

By: 
Signature

Kizito Wijenje, Director, Capital Master Plan

STATE OF NEW MEXICO
COUNTY OF BERNALILLO

This instrument was acknowledged before me on September 9, 2008, by Kizito Wijenje as Director, Capital Master Plan of the Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, a school district organized and existing under the laws of the State of New Mexico.

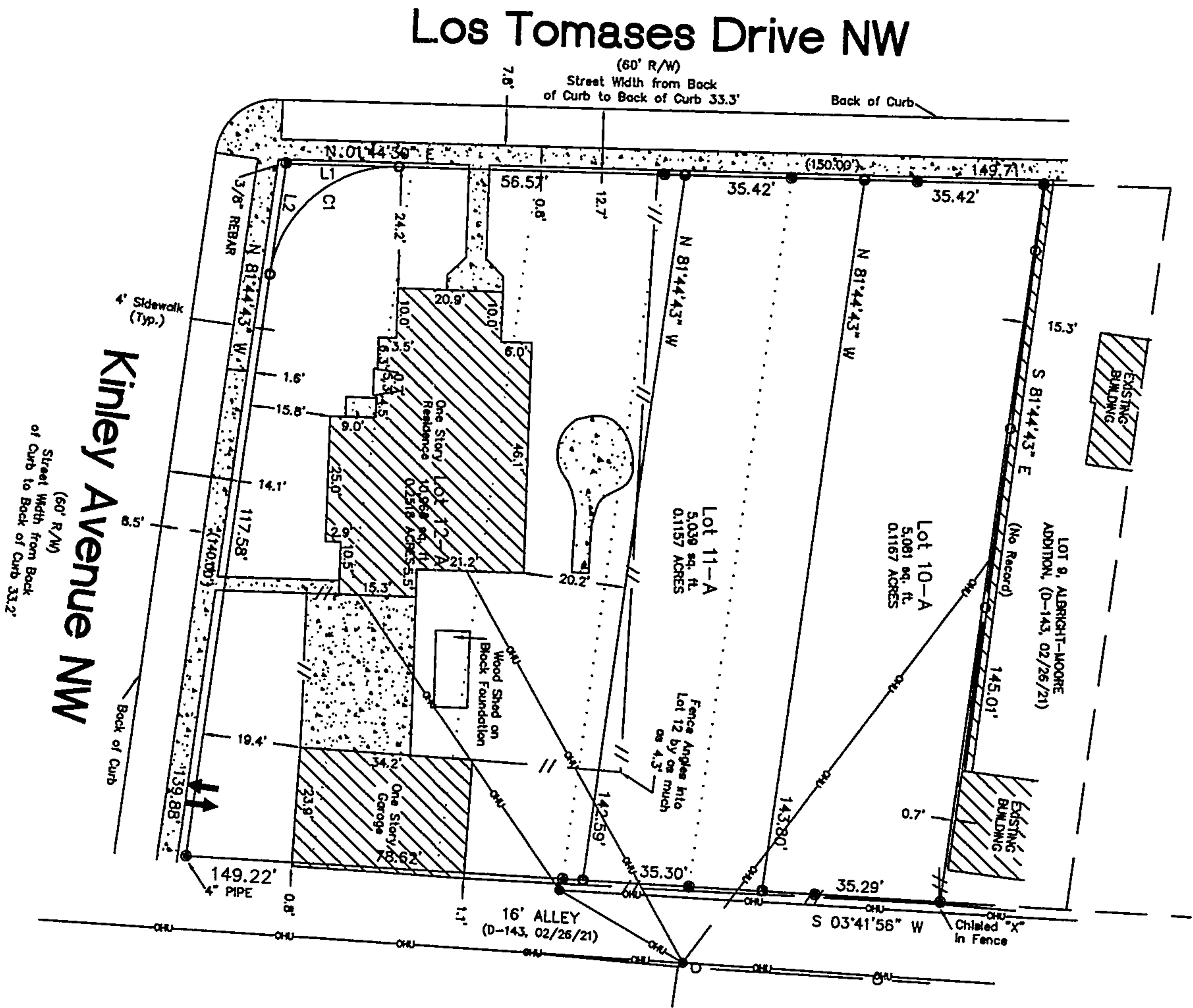
(Seal)



Notary Public

My commission expires: May 18, 2011

Exhibit



CURVE TABLE			
CURVE	RADIUS	LENGTH	DELTA
C1	25.00'	36.45'	83°28'15" N 40°00'07" W
CHORD			
			33.28'

LINE TABLE		
LINE	LENGTH	BEARINGS
L1	22.31	N 01°44'30" E
L2	22.31	N 81°44'43" W