

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

13. **Project# 1001150**
08DRB-70514 SKETCH PLAT REVIEW
AND COMMENT
- MARK GOODWIN AND ASSOCIATES PA agent(s) for VISTA DEL NORTE LLC request(s) the above action(s) for all or a portion of Tract(s) J-1A, J-1B, J-1C & M-1, **VISTA DEL NORTE** zoned SU-1/ C-2, located on OSUNA RD NE BETWEEN VISTA DEL NORTE DR NE AND CHAPPELL RD NE containing approximately 21.1 acre(s). (E-16)**THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**
14. **Project# 1006520**
08DRB-70512 SKETCH PLAT REVIEW
AND COMMENT
- TERRAMETRICS OF NEW MEXICO agent(s) for HOPE EPISCOPAL CHURCH request(s) the above action(s) for all or a portion of Lot(s) 25, Block(s) 4, Tract(s) B & C, 3, **HOPE PLAZA, NORTH ALBUQUERQUE ACRES Unit(s) 3**, zoned SU-2/ O1 & RT, located on SIGNAL AVE NE BETWEEN BARSTOW NE AND VENTURA NE (C-20) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**
15. **Project# 1007581**
08DRB-70515 SKETCH PLAT REVIEW
AND COMMENT
- CARTESIAN SURVEYS INC agent(s) for DAVE SANDOVAL request(s) the above action(s) for all or a portion of Lot(s) 1-A, **MESA GRANDE ADDITION** zoned CCR-2, located on CENTRAL BLVD NE BETWEEN SIERRA AVE NE AND GRACELAND NE containing approximately .2757 acre(s). (K-17) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**
16. ~~Project# 1007582~~
08DRB-70517 SKETCH PLAT REVIEW
AND COMMENT
- J MARTIN REALTY SERVICES agent(s) for C&N PROPERTIES LLC request(s) the above action(s) for all or a portion of Lot(s) 4, 5, 6, 7, & 8, **BROCK ADDITION** zoned C-2 & R-1, located on 4TH ST NW BETWEEN SAN LORENZO NW AND SAN CLEMENTE NW (G-14)**THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**
17. Other Matters: **Project # 1006936 08DRB-70426 – FINAL PLAT**

WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 12/17/08, THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION FOR COMMENTS AND TO PLANNING FOR PNM AGREEMENT, AGIS DXF FILE AND A COPY OF THE RECORDED PLAT. A COPY OF THE RECORDED PLAT MUST ALSO BE PROVIDED TO THE REAL PROPERTY DIVISION.

ADJOURNED: 10:30

CITY OF ALBUQUERQUE

PLANNING DEPARTMENT

December 17, 2008

DRB Comments


ITEM # 16

PROJECT # 1007582

APPLICATION # 08-70517

RE: Lots 4- 8, Brock Addition

Lots 7 and 8 are zoned R-1, Single Family Residential, and cannot be combined with the commercial lots without a zone change.



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



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...

- 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.

APPLICANT INFORMATION:

Professional/Agent (if any): J. Martin Realty Services PHONE: 505-620-1553
 ADDRESS: P.O. Box 66016 FAX: 505-213-0014
 CITY: Alb STATE NM ZIP 87193 E-MAIL: cyrealstate@msn.com

APPLICANT: C & N Properties LLC PHONE: 505-228-9944
 ADDRESS: PO BOX 6975 FAX: _____
 CITY: Alb. STATE NM ZIP 87114 E-MAIL: cyoshimoto@aol.com
 Proprietary interest in site: _____ List all owners: CRAIG AND NANCY YOSHIMOTO

DESCRIPTION OF REQUEST: RE-PLAT

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. SEE ATTACHED 4-5-6-7-8 Block: _____ Unit: _____
 Subdiv/Addn/TBKA: Block Addition
 Existing Zoning: C-2 & R-1 Proposed zoning: _____
 Zone Atlas page(s): G-14 UPC Code: 101420041334610903 MRGCD Map No _____

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: _____ Total area of site (acres): _____

LOCATION OF PROPERTY BY STREETS: On or Near: _____

Between: _____ and _____

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

SIGNATURE Caprice Soto DATE 12-9-08
 (Print) Caprice Soto Applicant: Agent:

FOR OFFICIAL USE ONLY

Form revised 4/07

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>DRB - 70517</u>	<u>SK</u>	_____	\$ <u>0</u>
<input checked="" type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input checked="" 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 type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	Total
<input type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	\$ <u>0</u>

Hearing date Dec. 17, 2008

[Signature] 12.9.08
 Planner signature / date

Project # 1007582

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.

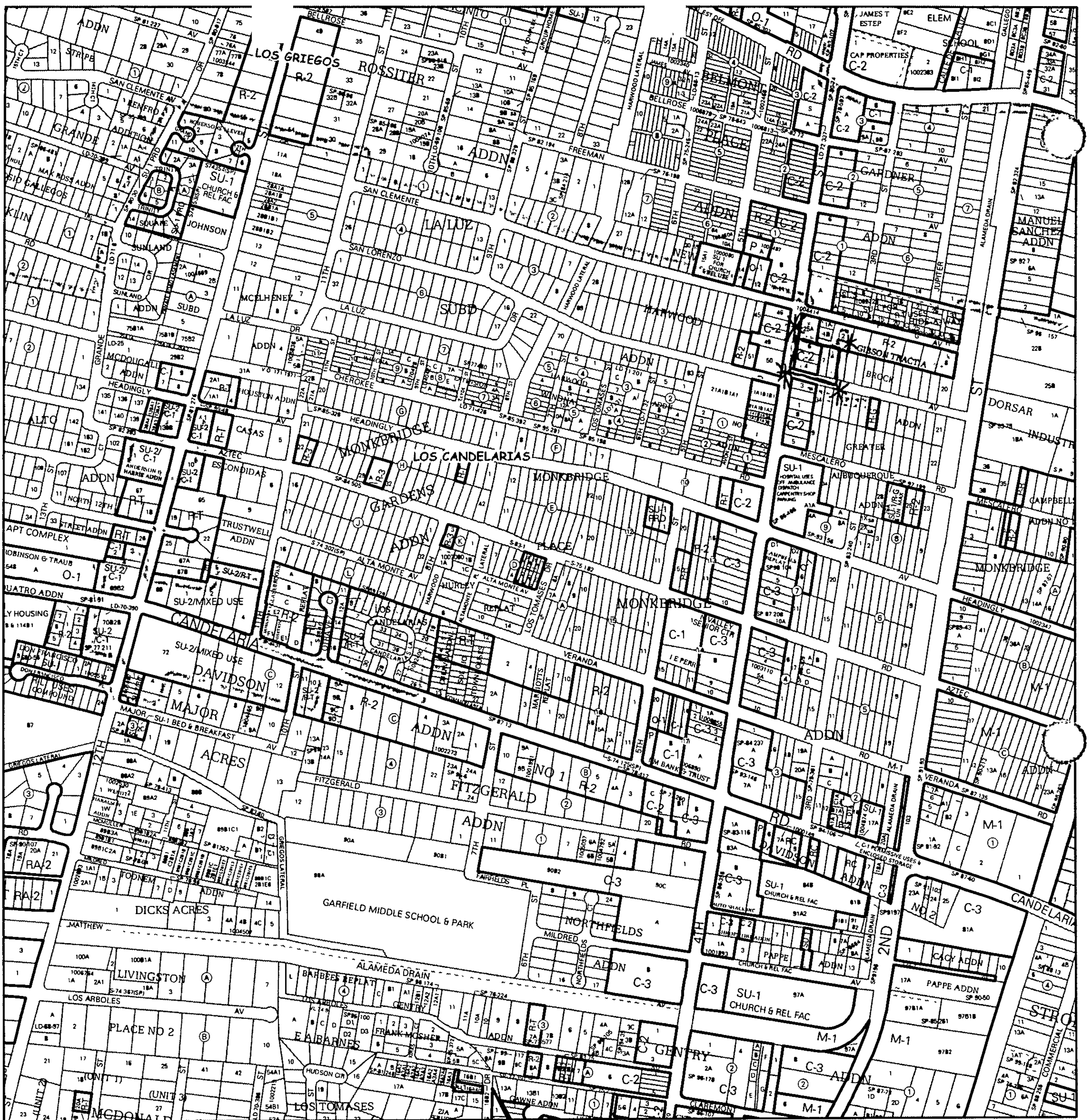
Caprice Soto
 Applicant name (print)
Caprice Soto 12-9-08
 Applicant signature / date



Form revised **October 2007**

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
 DS&DRB - 70517

Vahy 12-9-08
 Planner signature / date
 Project # 1007582



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:
G-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

December 09, 2008

City of Albuquerque
Development/Plan

To Whom It May Concern:

I Craig Yoshimoto of C & N Properties LLC, hereby submit my official request for re-plat of the Building/ property located at 4200 4th St N.W. and including 325 and 319 San Lorenzo, Albuquerque, New Mexico 87107.

Enclosed is the documentation for my request including the required number of copies.

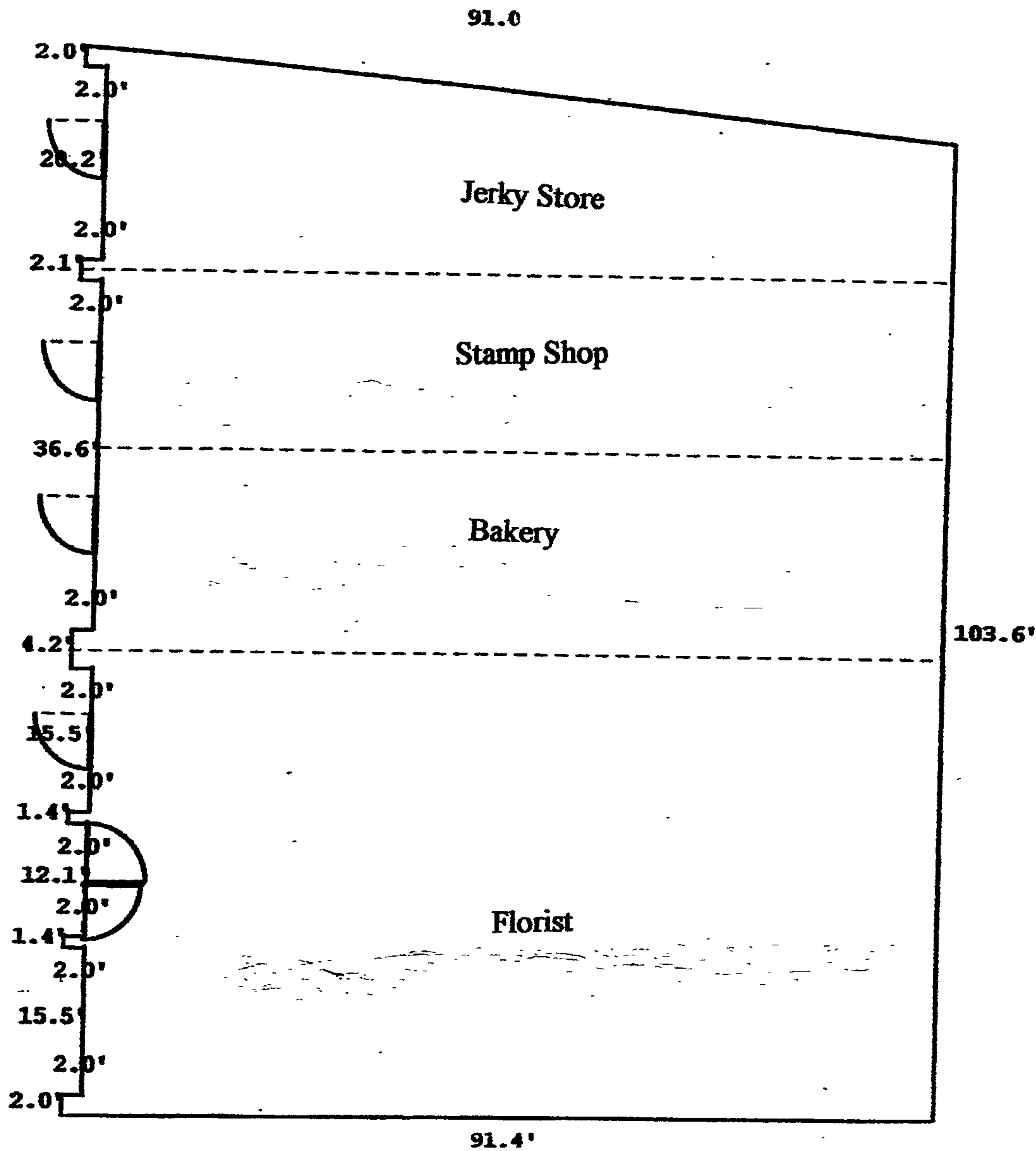
I am the current owner of the property and have my own business located in the building. Re-plating the property would allow for sale of the addition spaces and allow me to continue to run my own business while owner of the currently occupied space. It would also attract and allow for ownership by small business at an affordable price.

This area of Albuquerque is experiencing many new and exciting changes I would like to remain a part of the area and allow others to also participate in the re-vamping of the area as well.

Please accept my sincere appreciation for your anticipated consideration regarding my request.

Respectfully:

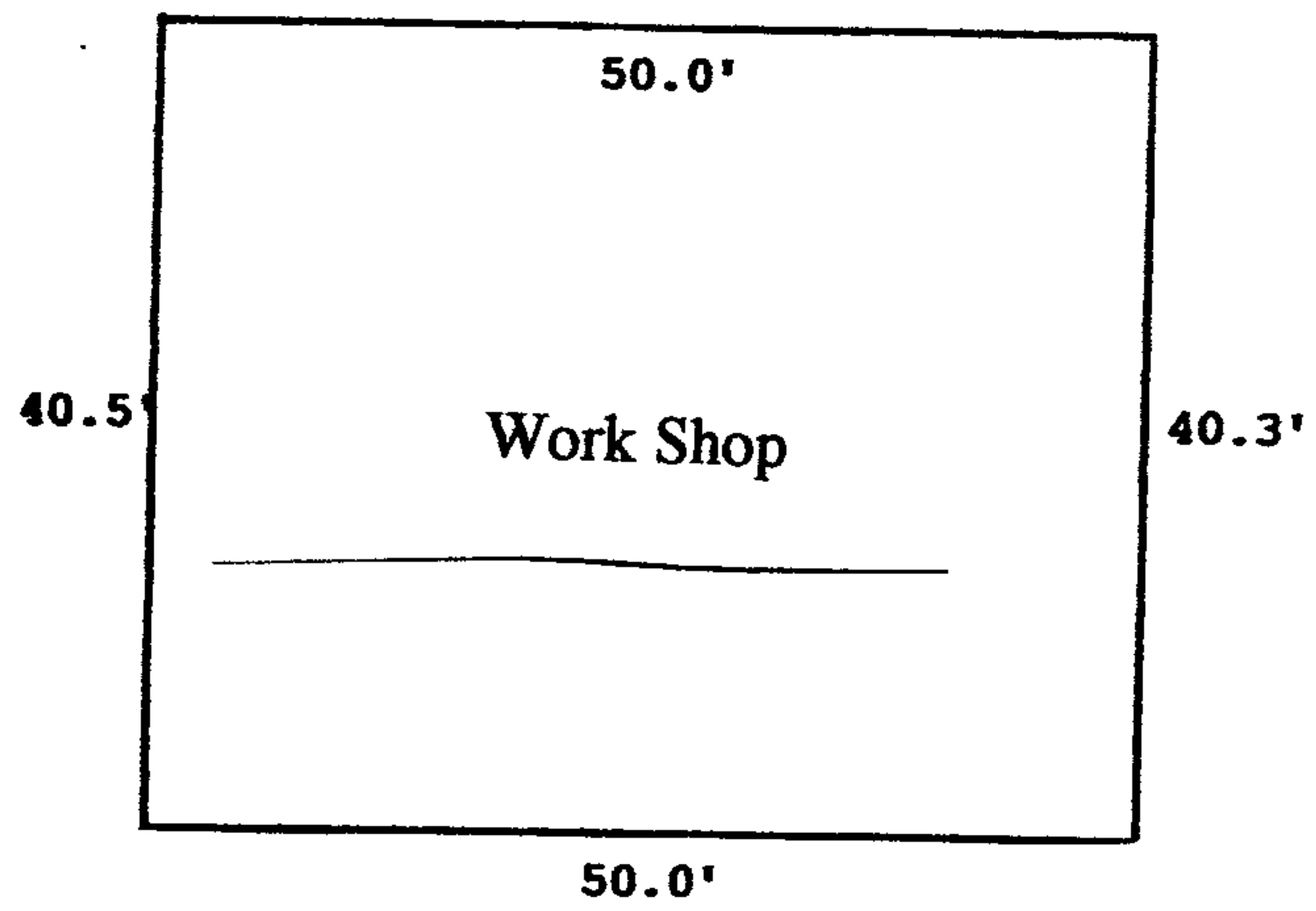
Craig Yoshimoto
C & N Properties LLC



total sq. feet 10,223

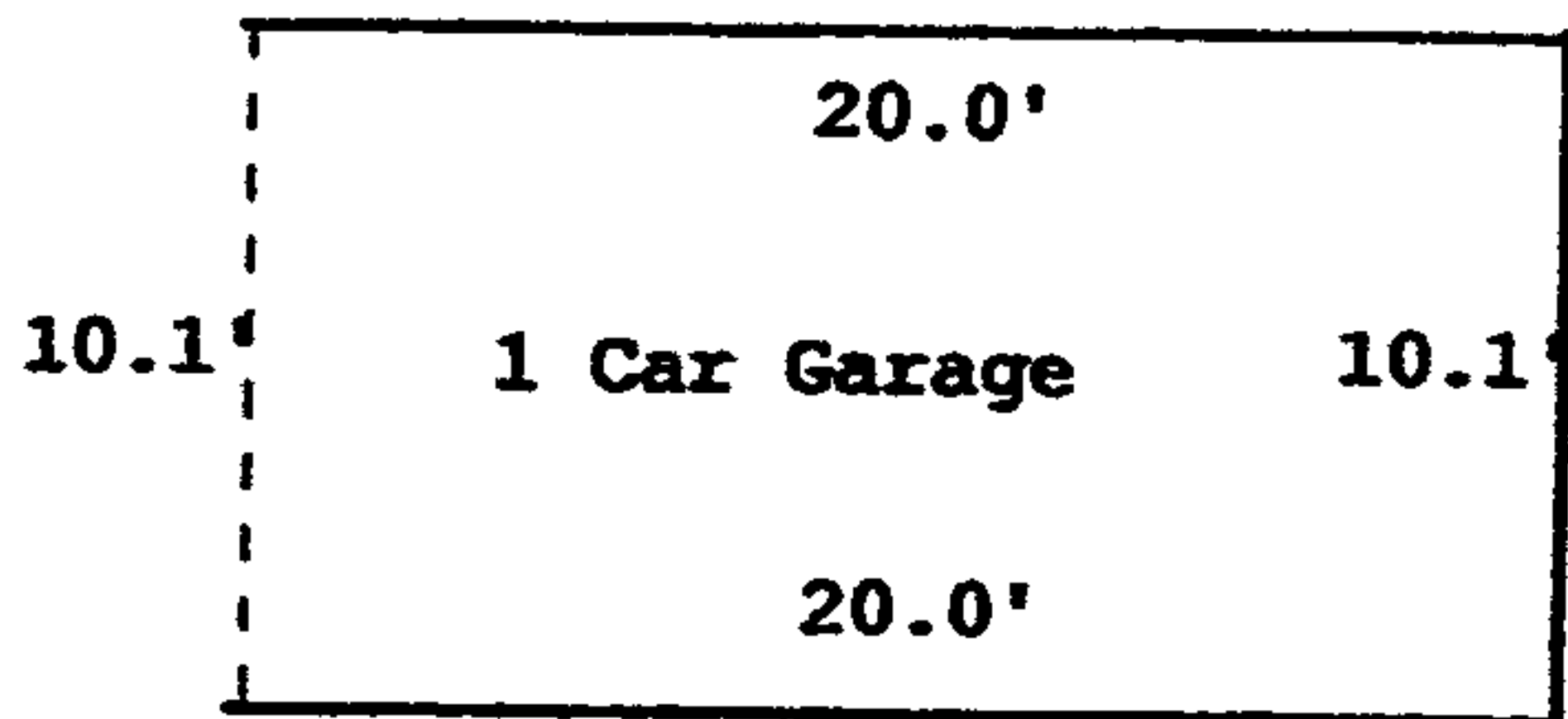
Main Improvement Subject A

4200 4th St., NW, Albuquerque

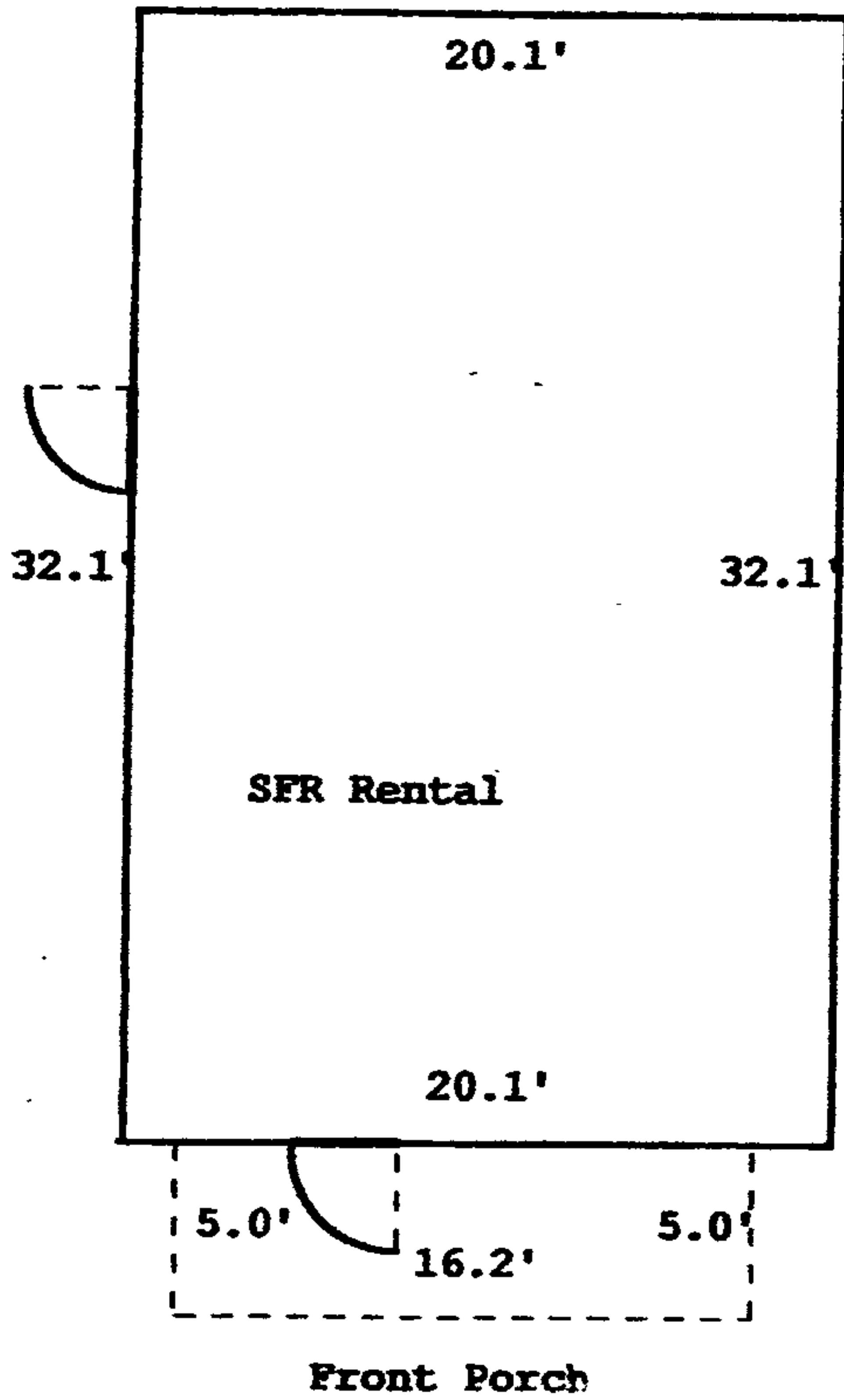


total sq feet 2017

Secondary Improvement Subject B



SRF Rental Subject C



Total sq. feet 645