COMPLETED 08/16/10 SH

DRB CASE ACTION LOG
(Preliminary/Final)

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

DRB Application No.: 10*DRB-70176* Project # *1007885*

Project Name: *Lava Shadows*

Agent: *National Park Service* Phone No.:

Your request was approved on 6-30-10 by the **DRB with delegation of signature(s) to the following departments.**

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED:

☑ **TRANSPORTATION**: - demonstrate access to public R.O.W for land locked parcels

☐ **ABCWUA**:

☐ **CITY ENGINEER / AMAFCA**:

☐ **PARKS / CIP**:

☑ **PLANNING (Last to sign)**: - show adjoiner & record

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

8-9 6316
Bruce

DRB CASE ACTION LOG
(Preliminary/Final)

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

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Agent: *National Park Service* Phone No.:

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☑ **PLANNING (Last to sign)**: - show adjoiner & record

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

6. **Project# 1007140**
10DRB-70173 EXT OF MAJOR PRELIMINARY PLAT

MARK GOODWIN AND ASSOCIATES PA agent(s) for JTH, LLC request(s) the above action(s) for all or a portion of **JUAN TABO HILLS Unit(s) 3B,** zoned RD, located on JUAN TABO BLVD BETWEEN VIA POSADA AND GULFSTREAM DR containing approximately 41.02442 acre(s). (M-22) **AT THE JUNE 30, 2010 DEVELOPMENT REVIEW BOARD MEETING, A ONE YEAR EXTENSION FOR THE PRELIMINARY PLAT WAS APPROVED ALONG WITH THE ASSOCIATED SIDEWALK WAIVER 08DRB-70300 AND TEMP DEFT SWDK CONST 08DRB-70301, AND SUBJECT TO THE COMPLETION OR RE-APPROVAL OF VACATION OF PUBLIC EASEMENT 08DRB-70297 AS WELL AS ANY REQUIRED VACATIONS FOR ASSOCIATED PROJECTS 1007139 AND 1004073; CONDITIONS OF FINAL PLAT AND SDP FOR SUBDIVISION 08DRB-70302 REMAIN APPLICABLE.**

7. **Project# 1003612**
10DRB-70172 EXT OF MAJOR PRELIMINARY PLAT

GARCIA/KRAEMER & ASSOC. agent(s) for DRAGONFLY DEVELOPMENT INC request(s) the above action(s) for all or a portion of Tract(s) 31-33, **TOWN ATRISCO GRANT,** zoned SU-2 RLT, located on ENDEE RD NW BETWEEN 98TH ST NW AND 94TH ST NW containing approximately 6.4 acre(s). (J-9) **AT THE JUNE 30, 2010 DEVELOPMENT REVIEW BOARD MEETING, A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED, SUBJECT TO THE COMPLETION OR RE-APPROVAL OF VACATION OF PUBLIC RIGHT-OF-WAY 10DRB-70093; CONDITIONS OF FINAL PLAT REMAIN APPLICABLE.**

8. **Project# 1005354**
10DRB-70180 MINOR - FINAL PLAT APPROVAL

BOHANNAN HUSTON INC agent(s) for SAWMILL COMMUNITY LAND TRUST request(s) the above action(s) for all or a portion of Lot(s) B-2-A, **DUKE CITY LUMBER COMPANY ADDITION** zoned S-M1, S-1, located on BELLAMAH AVE NW BETWEEN ASPEN NW AND 19TH ST NW containing approximately 7.4628 acre(s). (J-13) **THE FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO ABCWUA FOR EASEMENT REVISION AND TO PLANNING FOR REVISED AGIS APPROVAL AND TO RECORD.**

9. **Project# 1007885**
10DRB-70176 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL

NATIONAL PARK SERVICE request(s) the above action(s) for all or a portion of Tract(s) A, **LAVA SHADOWS,** zoned RD, located on UNSER BLVD NW ACROSS FROM WESTERN TRAIL NW containing approximately 2.556 acre(s). **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION TO DEMONSTRATE ACCES TO PUBLIC RIGHT-OF-WAY FOR LAND LOCKED PARCELS. AND TO PLANNING TO SHOW ADJOINER AND TO RECORD.**

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
June 30, 2010
DRB Comments

ITEM # 9

PROJECT # 1007889 APPLICATION # 10-70176

RE: Tract A, Lava Shadows

Please notate adjoiner parcel in southwest corner, abutting line L2.

The Real Property Division of the City Attorney's office needs to sign the plat to acknowledge disposition of the vacated right of way.

Planning Department will need to record this plat to complete the vacation action.

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

7885

DXF Electronic Approval Form

DRB Project Case #: 1007885

Subdivision Name: VISITORS CENTER ENTRANCE PETROGLYPH NATIONAL MONUMENT TRACT A

Surveyor: CRESCENCIO TORRES

Contact Person: DIANE SOUDER

Contact Information: 899-0205

DXF Received: 6/22/2010 Hard Copy Received: 6/22/2010

Coordinate System: NMSP Grid (NAD 83)

Approved 06-22-2010 Date

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

AGIS Use Only

Copied fc **7885** to agiscov on **6/22/2010** Contact person notified on **6/22/2010**

HEARING DATE 6-30-10 (P&F)

OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

January 13, 2010

Project# 1007885
09DRB-70283 VACATION OF PUBLIC RIGHT-OF-WAY

The NATIONAL PARK SERVICE request(s) the referenced/ above action(s) for all or a portion of LAVA SHADOWS LOOP NW, located on the west side of UNSER BLVD NW across from WESTERN TRAIL NW. (F-10)*[Deferred from 12/23/09]*

At the January 13, 2010, Development Review Board meeting, the vacation was approved as shown on Exhibit B in the Planning file per section 14-14-7-2(A)(1) and (B)(1), (2) and (3) of the Subdivision Ordinance.

Findings

(A)(1) The January 13, 2010, vacation request was filed by the owners of a majority of the footage of land abutting the proposed vacation.

(B)(1) Subject to retaining appropriate easements. the public welfare is in no way served by retaining the right of way; The City of Albuquerque does not anticipate any need to utilize the existing right of way for public roadway purposes.

(B)(2) There is a net benefit to the public welfare because the development made possible by the vacation is clearly more beneficial to the public welfare than the minor detriment resulting from the vacation; it is the opinion of the Transportation Development Division that the removal of the existing public access easement will provide a net benefit to the public welfare by allowing for improvements to the National Park Visitor Center.

(B)(3) There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right; Property owners of record abutting the proposed vacation were notified by first class mail at least six days prior to the Development Review Board hearing approving the vacation and no objection regarding access or the abridgement of a substantial property right was raised.

CONDITIONS:

1. Final disposition shall be through the City Real Estate Office

2. The vacated property shall be shown on a replat approved by the Development Review Board and the approved replat shall be filed for record with the Bernalillo County Clerk's Office within one year.

3. Appropriate easements shall be retained/ provided for necessary facilities within the vacated right of way.

If you wish to appeal this decision, you must do so by January 28, 2010 in the manner described below.

Appeal is to the Land Use Hearing Officer. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Department form, to the Planning Department, within 15 days of the Development Review Board's decision.

The date the determination in question is issued is not included in the 15-day period for filing an appeal.
If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.
You will receive notice if any other person files an appeal. Successful applicants are reminded that other requirements of the City must be complied with, even after approval of the referenced application(s).

Please note that the vacation of all plats, rights-of-way, and easements are void after one year from the final appeal date referenced above if all conditions are not met (The effective date of Development Review Board approval is the hearing date plus the 15-day appeal period.) (REF: Chapter 14 Article 14 Part 7-2 (E)(3)(6) Revised Ordinance.)

Jack Cloud, AICP, DRB Chair

Cc:

National Park Service/ Petroglyph National Monument – 6001 Unser Blvd. NW – Albuquerque, NM 87120

Marilyn Maldonado
Scott Howell
File

DRB PUBLIC HEARING SIGN IN SHEETS

PROJECT #: 1007885 **AGENDA#** 2 **DATE:** 1/13/10

1. Name: _____ Address: _____ Zip: _____
2. Name: _____ Address: _____ Zip: _____
3. Name: _____ Address: _____ Zip: _____
4. Name: _____ Address: _____ Zip: _____
5. Name: _____ Address: _____ Zip: _____
6. Name: _____ Address: _____ Zip: _____
7. Name: _____ Address: _____ Zip: _____
8. Name: _____ Address: _____ Zip: _____
9. Name: _____ Address: _____ Zip: _____
10. Name: _____ Address: _____ Zip: _____
11. Name: _____ Address: _____ Zip: _____
12. Name: _____ Address: _____ Zip: _____
13. Name: _____ Address: _____ Zip: _____
14. Name: _____ Address: _____ Zip: _____
15. Name: _____ Address: _____ Zip: _____
16. Name: _____ Address: _____ Zip: _____
17. Name: _____ Address: _____ Zip: _____

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

December 23, 2009

Project# 1007885
09DRB-70283 VACATION OF PUBLIC RIGHT-OF-WAY

The NATIONAL PARK SERVICE request(s) the referenced/ above action(s) for all or a portion of LAVA SHADOWS LOOP NW, located on the west side of UNSER BLVD NW across from WESTERN TRAIL NW. (F-10)

AMAFCA

No comment.

COG

MPO ID # 464.0 is a City of Albuquerque preliminary engineering, design and right-of-way acquisition to construct a new 4 lane roadway and bike lanes/trail on Unser between Atrisco Blvd. (end of existing 4 lane sect.) & Paseo del Norte. The project has been included in the 2030 MTP and funding for this project has been programmed for FY 2009. Coordination with DMD is recommended to insure development is consistent with this project.

Unser Blvd has been identified as an ITS Corridor. Please contact DMD at 291-6220 for ITS enhancement planning and programming information.

Unser Blvd has a functional classification of urban principal arterial.

TRANSIT

Project # 1007885
09DRB-70283
VACATION OF PUBLIC RIGHT-OF-WAY.

Adjacent and nearby routes
Route #94,Unser Express Commuter Route, pass the site on Unser Blvd. and Route #92 Taylor Ranch Express Commuter Route passes the site on Unser Blvd. and Western Trail

Adjacent bus stops
200 ft. from Western Trail on either side of Unser there are 2 bus stops serving the above-mentioned routes.

Site plan requirements
None

Large site TDM suggestions
None.

Other information
None.

ZONING ENFORCEMENT No comment.
NEIGHBORHOOD COORDINATION Letters sent to: **Santa Fe Village NA (R), Taylor Ranch NA (R), Quaker Heights NA (R), Ladera Heights NA (R)**
APS This will have no adverse impacts to the APS district.
POLICE DEPARTMENT No comment.
FIRE DEPARTMENT No comment.
PNM ELECTRIC & GAS No comment.
COMCAST No comment.
QWEST Concerning the subject case number(s), Qwest has no objection to the vacation of public right-of-way. Prior to any final plat approval, we will need a copy for review.
ENVIRONMENTAL HEALTH No comment.
M.R.G.C.D No Adverse Comments.
OPEN SPACE DIVISION No comment.
CITY ENGINEER The Hydrology section has no objection to the vacation request.
TRANSPORTATION DEVELOPMENT Provide an exhibit showing the location of sidewalk and defining the distance from face of curb to the property line. Right of way dedication may be required. Provide additional information regarding the proposed layout. How will vehicles maneuver within the public right of way? Condition of platting action: a turnaround may be required.
PARKS AND RECREATION
ABCWUA **No objection to Vacation request.**
PLANNING DEPARTMENT Refer to comments from affected agencies plus any public hearing comments regarding proposed vacation. It appears appropriate to vacate all of this right of way, up to the Unser Boulevard right of way.

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

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
PROPERTY OWNERSHIP LIST

Meeting Date: December 23, 2009
Zone Atlas Page: F-10
Notification Radius: 100 Ft.

Project# 1007885
App# 09DRB-70283

Cross Reference and Location: UNSER BLVD AT WESTERN TRAIL BLVD

Applicant: NATIONAL PARK SERVICE/
PETROGLYPH NATIONAL MONUMENT
6001 UNSER BLVD NW
ALBUQUERQUE, NM 87120

Agent:

Special Instructions:

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

Date Mailed: DECEMBER 4, 2009
SIGNATURE: *ERIN TREMLIN*

UPC	OWNER	OWNADD	OWNADD2	LEGALDESC	Shape_Area
101006138516240000	UNITED STATE OF AMERICA C/O PETROGLYPH NATL MONUMENT	6001 UNSER BLVD NW	ALBUQUERQUE NM 87120	TR WITHIN GOVT LT 24 BEING THE LARGER PARCEL WITHIN THE SE/4 SE/4 SE/4 NW/4 SE/4 SEC 34 T11N R2E EXC PORTS TO R/W FOR UNSER BLVD (AKA TR 103-44 OF THE PETROGLYPH NATL MONU) CONT 1.	51371.37
101006138508740000	BOARD OF EDUCATION	PO BOX 25704	ALBUQUERQUE NM 87125 0704	TRACT A PLAT OF TRACTS A AND B CHAPARRAL ELEMENTARYSCHOOL CONT 14.6741 AC	637620.77
101006136919640000	UNITED STATES OF AMERICA % PETROGLYPH NATL MONUMENT	6001 UNSER BLVD NW	ALBUQUERQUE NM 87120	A PARCEL OF LAND WITHIN THE SE/4 SE/4 NW/4 SE/4 OF SEC 34 T11N R2E BEING PORTIONS OF LOT 24 & LOT 1 (AKA TR 103-40 PETROGLYPH NATL MONUMENT) CONT 1.7300 AC M/L OR 75,359 SQ FT M/L	80442.82
101006141819140000	UNITED STATES OF AMERICA % PETROGLYPH NATL MONUMENT	6001 UNSER BLVD NW	ALBUQUERQUE NM 87120	PORT OF GOVT LOTS 1 & 24 IN THE SE/4 SEC 34 T11N R2E (AKA TR 103-46 PETROGLYPH NATL MONUMENT) CONT 2.0400 AC M/L OR 88,862 SQ FT M/L	91219.28
101006142017240000	UNITED STATES OF AMERICA C/O PETROGLYPH NATL MONUMENT	6001 UNSER BLVD NW	ALBUQUERQUE NM 87120	THE NLY PORT OF THE SLY PORT OF LT 1 IN S/2 NE/4 SE/4 SEC 34 T11N R2E (AKA PETROGLYPH NATIONAL MONUMENT TR NO 103-39) CONT 0.7500 AC M/L OR 32,670 SQ FT M/L	31626.29
101006136816940000	UNITED STATES OF AMERICA C/O PETROGLYPH NATL MONUMENT	6001 UNSER BLVD NW	ALBUQUERQUE NM 87120	TR OF LD IN GOVT LT #24 BEING THE WLY PORT OF SE/4 SE/4 SE/4 NW/4 SE/4 SEC 34 T11N R2E (AKA TR 103-48 OF THE PETROGLYPHNATIONAL MONUMENT) CONT 0.9206 AC M/L OR 40,101 SQ FT M/L	48064.21
101006139221740000	UNITED STATES OF AMERICA % PETROGLYPH NATL MONUMENT	6001 UNSER BLVD NW	ALBUQUERQUE NM 87120	PORT OF GOVT LOTS 1 & 24 IN THE SE/4 SEC 34 T11N R2E (AKA TR103-45 PETROGLYPH NATL MONUMENT) CONT 3.6900 AC M/L OR 160,736 SQ FT M/L	153931.84
101006145522040000	UNITED STATES OF AMERICA PETROGLYPH NAT'L MONUMENT	6001 UNSER BLVD NW	ALBUQUERQUE NM 87120	TR 103-26 PETROGLYPH NATIONAL MONUMENT EXC A SELY POR (OUTTO TR 103-56 PETROGLYPH NATIONAL MONUMENT) CONT 5.2115 AC M/L OR 227,013 SF M/L	247707.90
101006148114940000	CAPITAL FUND INC & LEE D R & D F & SPRING F L & KENNEDY P J	PO BOX 35640	ALBUQUERQUE NM 87176	TR A-2 PLAT FOR TRACTS A-1 & A-2 LAVA TRAILS SUBDIVISIONCONT 5.0236 AC	216588.99

Project#1007885
UNITED STATES OF AMERICA
PETROGLYPH NAT'L MONUMENT
6001 UNSER BLVD NW
ALBUQUERQUE, NM 87120

OR CURRENT RESIDENT
BOARD OF EDUCATION
PO BOX 25704
ALBUQUERQUE, NM 87125

OR CURRENT RESIDENT
C3D KKC & CLIFFORD CAPITAL FUND
INC & LEED R&D F & SPRING F L&
KENNEDY P J
PO BOX 35640
ALBUQUERQUE, NM 87176

Project#1007885
BOB MCCANNON
Ladera West NA
2808 ELTESORO ESCONDIDO
ALBUQUERQUE, NM 87120

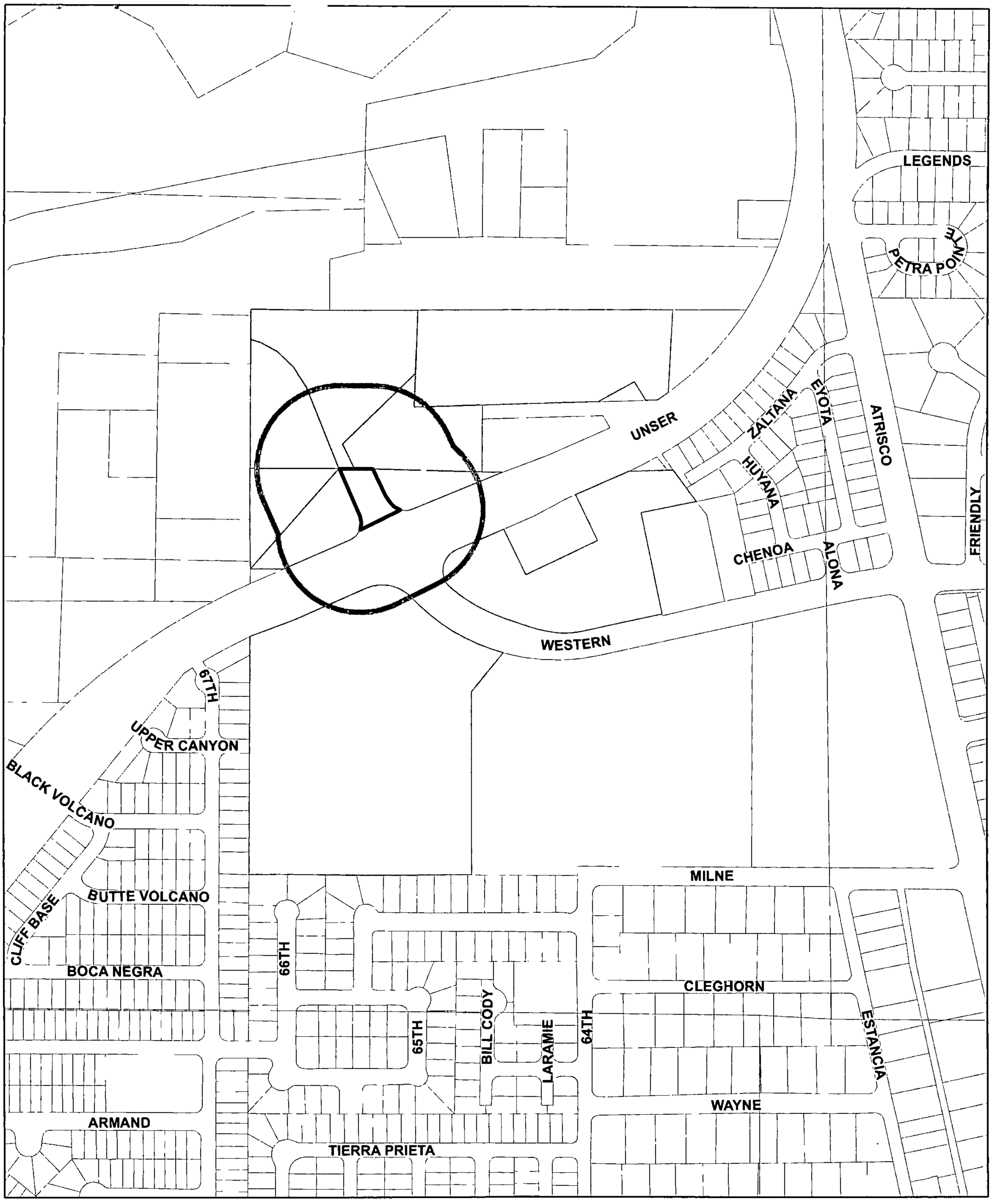
Project#1007885
BARRY KING
Ladera West NA
2508 TODOS SANTOS
ALBUQUERQUE, NM 87120

Project#1007885
BRIAN GUTIERREZ
Villages of Parkwest NA
8004 CLIFFVIEW AVE NW
ALBUQUERQUE, NM 87120

Project#1007885
ANDREA SETTLE
Villages of Parkwest NA
8240 MEADOWBROOK NW
ALBUQUERQUE, NM 87120

Project#1007885
ALLAN LUDI
St Joseph Townhouse Assoc.
3301-R COORS NW #162
ALBUQUERQUE, NM 87120

Project#1007885
MARY FISIER
St Joseph Townhouse Assoc.
3301-R COORS NW #162
ALBUQUERQUE, NM 87120



Project Site

Buffer

Assessor Parcels selection

Ownership Selection
Project# 1006885
09DRB-70

N

PUBLIC HEARING--DEVELOPMENT REVIEW BOARD
CITY OF ALBUQUERQUE

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW,** on **Wednesday, December 23, 2009,** beginning at **9:00 a.m.** for the purpose of considering the following:

Project# 1000934
09DRB-70368 MAJOR - 2YEAR EXTENSION OF SUBDIVISION IMPROVEMENTS AGREEMENT (2YR SIA)

LONGFORD HOMES request(s) the referenced/ above action(s) for all or a portion of **SUNRISE RANCH WEST Unit(s) 2,** zoned R-D, located on the southeast corner of 106TH ST SW and SUNSET GARDENS SW containing approximately 9.0586 acre(s). (L-8)

Project# 1003520
09DRB-70363 MAJOR - 2YEAR EXTENSION OF SUBDIVISION IMPROVEMENTS AGREEMENT (2YR SIA) 09DRB-70365 2YEAR EXTENSION OF SIA FOR TEMPORARY DEFERAL - SIDEWALK CONST

MARK GOODWIN AND ASSOCIATES PA agent(s) for WASHINGTON STREET INVESTORS, LLC request(s) the referenced/ above action(s) for all or a portion of **BENJAMIN PLACE,** zoned R-D, located on the north side of GLENDALE AVE NE between BARSTOW ST NE and VENTURA ST NE containing approximately 1.9980 acre(s). (B-20)

Project# 1004546
09DRB-70367 MAJOR - 2YEAR EXTENSION OF SUBDIVISION IMPROVEMENTS AGREEMENT (2YR SIA)

SOUTH COORS LP request(s) the referenced/ above action(s) for all or a portion of Lot(s) A-1A-3A & A-1A-3B, **HUBBELL PLAZA,** zoned C-2, located on the northeast corner of CENTRAL AVE NW and AIRPORT DR NW containing approximately 3.694 acre(s). (K-10)

Project# 1007885
09DRB-70283 VACATION OF PUBLIC RIGHT-OF-WAY

The NATIONAL PARK SERVICE request(s) the referenced/ above action(s) for all or a portion of LAVA SHADOWS LOOP NW, located on the west side of UNSER BLVD NW across from WESTERN TRAIL NW. (F-10)

Details of the application(s) may be examined at the Development Services Center of the Planning Department, Second Floor, Plaza Del Sol Building, 600 2nd St NW, between 10:00 a.m. and 12:00 p.m. or 2:00 p.m. and 4:00 p.m. Monday through Friday except holidays INDIVIDUALS WITH DISABILITIES who need special assistance to participate at this hearing should contact Angela Gomez, Planning Department, at 924-3946 (VOICE) or teletypewriter (TTY) 924-3361 – TTY users may also access the Voice number via the New Mexico Relay Network by calling toll-free 1-800-659-8331.

Jack Cloud, AICP, DRB Chair
Development Review Board

TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, DECEMBER 7, 2009.

CITY OF ALBUQUERQUE

Planning Department

UNITED STATES POSTAGE
PITNEY BOWES
02 1M $ 00.44⁰
0004261639 DEC 07 2009
MAILED FROM ZIP CODE 871

DRB

Project#1007825
BARRY KING
Ladera West NA
2508 TODOS SANTOS
ALBUQUERQUE, NM 87120

NIXIE 871 CE 1 84 12/11/09

RETURN TO SENDER
NO SUCH NUMBER
UNABLE TO FORWARD

BC: 87103129393 *0968-03246-07-36

87120[illegible]03@1293

P O Box 1293 Albuquerque New Mexico 87103

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

7.	**Project# 1007881** 09DRB-70235 SKETCH PLAT REVIEW AND COMMENT	PAUL W DOROEGE request(s) the above action(s) for all or a portion of Lot(s) 1A & 2A, **BRENTWOOD HILLS** zoned O-1/P-R, located on MENAUL NE BETWEEN TRAMWAY NE AND MARIE PARK NE (H-22) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**
8.	**Project# 1007885** 09DRB-70236 SKETCH PLAT REVIEW AND COMMENT	NATIONAL PARK SERVICE/PETROGLYPH NATIONAL MONUMENT request(s) the above action(s) for all or a portion of **LAVA SHADOWS** zoned RDW, located on UNSER BLVD AT WESTERN TRAIL BLVD (F-10) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**
9.	**Project# 1007886** 09DRB-70237 SKETCH PLAT REVIEW AND COMMENT	PETROGLYPH NATIONAL PARK request(s) the above action(s) for all or a portion of Tract(s) B-1, **COLLEGE PARK WEST** zoned ROW, located on UNSER BLVD NW AND ST JOSEPHS BLVD NW (G-10) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**

10. Other Matters: None

ADJOURNED: 10:20

CITY OF ALBUQUERQUE

PLANNING DEPARTMENT
July 25, 2009
DRB Comments

ITEM # 8

PROJECT # 1007885 APPLICATION # 09-70236

RE: Lava Shadows Loop

The referenced storm drains and street lights are likely within the right-of-way for Unser Boulevard, thus allowing for vacation of all the right of way 'stub' for Lava Shadows Loop; this could be determined through a detailed site survey. If there are utilities or other facilities within the stub that could not be moved, the right of way could still be vacated and easements could be retained.
Vacation would require an advertised public hearing; if approved, the acquisition of the vacated right-of-way would need to be negotiated with the City's Real Property Division and replatted within one year.

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

CITY OF ALBUQUERQUE

PLANNING DEPARTMENT
December 16, 2009
DRB Comments

ITEM # 6

PROJECT # 1007885 APPLICATION # 09-70375

RE: Lava Shadows Loop

This vacation request is advertised for public hearing on Wednesday December 23; if approved, the acquisition of the vacated right-of-way would need to be negotiated with the City's Real Property Division and replatted within one year.
Platting with adjacent deed parcels (both sides of the right of way) appears appropriate, however the deeds need to be documented prior to the Subdivision Ordinance (1973) and referenced on the required replat.
Per previous sketch plat comments, vacation of all the right of way 'stub' for Lava Shadows Loop appears appropriate (i.e. all the way up to the Unser right of way); otherwise, a public turnaround easement may be required. If there are utilities or other facilities within the stub that could not be moved, the right of way could still be vacated and easements could be retained.

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

4. **Project#:1007885**
09DRB-70283 VACATION OF PUBLIC RIGHT-OF-WAY

The NATIONAL PARK SERVICE request(s) the referenced/ above action(s) for all or a portion of LAVA SHADOWS LOOP NW, located on the west side of UNSER BLVD NW across from WESTERN TRAIL NW. (F-10)**DEFERRED TO 1/13/09 AT THE AGENT'S REQUEST.**

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

5. **Project# 1002123**
09DRB-70378 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL

DEL'S HIDE-A-WAY agent(s) for DEL'S HIDE-A-WAY request(s) the above action(s) for all or a portion of Lot(s) 1-35, Tract(s) A, B, C, D, E, F, & G, zoned SU-1 FOR RT, located on SAN CLEMENTE AVE NW BETWEEN NORTH FOURTH ST AND 2ND ST containing approximately 4.5 acre(s). (G-14)**THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SIA.**

6. **Project# 1003813**
09DRB-70382 EXT OF SIA FOR TEMP DEFR SDWK CONST

GARCIA/KRAEMER & ASSOC. agent(s) for DRAGONFLY DEVELOPMENT INC request(s) the above action(s) for all or a portion of Lot(s) SEE ATTACHED, **SUNDORO SOUTH Unit(s) 8,** zoned SU-2 RLT, located on MOLTEN BETWEEN LADERA AND ENDEE (J-9) **A TWO YEAR EXTENSION TO THE 4-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

7. **Project# 1004998**
09DRB-70384 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL

FORSTBAUER SURVEYING CO LLC agent(s) for NEW MEXICO SCHOOL FOR THE BLIND AND VISUALLY IMPAIRED request(s) the above action(s) for all or a portion of Tract(s) H-1 & L, **MONZANO MESA AND SANDIA SCIENCE & TECHNOLOGY PARK** zoned SU-1 PRD, located on EUBANK BLVD SE BETWEEN SOUTHERN BLVD NE AND INNOVATION PKWY NE containing approximately 11.4018 acre(s). (L-21) **THE PRELIMINARY/FINAL PLAT WAS APPROVED. A COPY OF THE RECORDED PLAT MUST BE PROVIDED TO THE PLANNING DEPARTMENT.**

8. **Project# 1007672**
09DRB-70385 MINOR - FINAL PLAT APPROVAL

CLARK CONSULTING ENGINEERS agent(s) for MASTER HOMECRAFTERS INC request(s) the above action(s) for all or a portion of Lot(s) 30, Block(s) 16, Tract(s) 1, **NORTH ALBUQUERQUE ACRES Unit(s) 3,** zoned R-D, located on GLENDALE AVE NE BETWEEN BARSTOW NE AND VENTURA NE THE **FINAL PLAT WAS APPROVED.**

City of Albuquerque Planning Department

One Stop Shop – Development and Building Services

06/22/2010 Issued By: PLNSDH 79942

Permit Number: **2010 070 176** **Category Code 910**

Application Number: **10DRB-70176**, Minor - Preliminary/ Final Plat Approval

Address:

Location Description: UNSER BLVD NW ACROSS FROM WESTERN TRAIL NW

Project Number: 1007885

Applicant
NATIONAL PARK SERVICE

6001 UNSER BLVD NW
ALBUQUERQUE NM 87120
899-0205

Agent / Contact
National Park Service

6001 Unser Blvd Nw
Albuquerque NM 87120
899-0205

Application Fees

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

City Of Albuquerque
Treasury Division

6/22/2010 8:44AM LOC: ANNX
WS# 008 TRANS# 0001
RECEIPT# 00119834-00119834
PERMIT# 2010070176 TRSBLC
Trans Amt $235.00
Conflict Manag. Fee $20.00
DRB Actions $215.00
MC $235.00
CHANGE $0.00

Thank You

City of Albuquerque Planning Department

One Stop Shop – Development and Building Services

08/25/2009 Issued By: PLNSDH

Permit Number: **2009 070 283** **Category Code 910**

Application Number: 09DRB-70283, Vacation Of Public Right-Of-Way

Address:

Location Description: UNSER NW AND WESTERN TRAIL NW

Project Number: 1007885

Applicant
Petroglyph National Park

NM

Agent / Contact

Application Fees

441018/4971000	Public Notification	$75.00
441032/3424000	Conflict Mgmt Fee	$20.00
441006/4983000	DRB Actions	$300.00
	TOTAL:	**$395.00**

City Of Albuquerque
Treasury Division

8/25/2009 3:04PM LOC: ANNX
WS# 007 TRANS# 0030
RECEIPT# 00119654-00119654
PERMIT# 2009070283 TRGLJS
Trans Amt $790.00
APN Fee $75.00
Conflict Manag. Fee $20.00
DRB Actions $300.00
Thank You

OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

January 13, 2010

Project# 1007885
09DRB-70283 VACATION OF PUBLIC RIGHT-OF-WAY

The NATIONAL PARK SERVICE request(s) the referenced/ above action(s) for all or a portion of LAVA SHADOWS LOOP NW, located on the west side of UNSER BLVD NW across from WESTERN TRAIL NW. (F-10)*[Deferred from 12/23/09]*

At the January 13, 2010, Development Review Board meeting, the vacation was approved as shown on Exhibit B in the Planning file per section 14-14-7-2(A)(1) and (B)(1), (2) and (3) of the Subdivision Ordinance.

Findings

(A)(1) The January 13, 2010, vacation request was filed by the owners of a majority of the footage of land abutting the proposed vacation.

(B)(1) Subject to retaining appropriate easements. the public welfare is in no way served by retaining the right of way; The City of Albuquerque does not anticipate any need to utilize the existing right of way for public roadway purposes.

(B)(2) There is a net benefit to the public welfare because the development made possible by the vacation is clearly more beneficial to the public welfare than the minor detriment resulting from the vacation; it is the opinion of the Transportation Development Division that the removal of the existing public access easement will provide a net benefit to the public welfare by allowing for improvements to the National Park Visitor Center.

(B)(3) There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right; Property owners of record abutting the proposed vacation were notified by first class mail at least six days prior to the Development Review Board hearing approving the vacation and no objection regarding access or the abridgement of a substantial property right was raised.

CONDITIONS:

1. Final disposition shall be through the City Real Estate Office

2. The vacated property shall be shown on a replat approved by the Development Review Board and the approved replat shall be filed for record with the Bernalillo County Clerk's Office within one year.

3. Appropriate easements shall be retained/ provided for necessary facilities within the vacated right of way.

If you wish to appeal this decision, you must do so by January 28, 2010 in the manner described below.

Appeal is to the Land Use Hearing Officer. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Department form, to the Planning Department, within 15 days of the Development Review Board's decision.

The date the determination in question is issued is not included in the 15-day period for filing an appeal.
If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.
You will receive notice if any other person files an appeal. Successful applicants are reminded that other requirements of the City must be complied with, even after approval of the referenced application(s).

Please note that the vacation of all plats, rights-of-way, and easements are void after one year from the final appeal date referenced above if all conditions are not met (The effective date of Development Review Board approval is the hearing date plus the 15-day appeal period.) (REF: Chapter 14 Article 14 Part 7-2 (E)(3)(6) Revised Ordinance.)

Jack Cloud, AICP, DRB Chair

Cc:

National Park Service/ Petroglyph National Monument – 6001 Unser Blvd. NW – Albuquerque, NM 87120

Marilyn Maldonado
Scott Howell
File

City of Albuquerque

DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION — S
- ____ Major Subdivision action
- ____ Minor Subdivision action
- ____ Vacation — V
- ____ Variance (Non-Zoning)

SITE DEVELOPMENT PLAN — P
- ____ 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

ZONING & PLANNING — Z
- ____ Annexation
  - ____ County Submittal
  - ____ EPC Submittal
- ____ Zone Map Amendment (Establish or Change Zoning)
- ____ Sector Plan **(Phase I, II, III)**
- ____ Amendment to Sector, Area, Facility or Comprehensive Plan
- ____ Text Amendment (Zoning Code/Sub Regs)
- ____ Street Name Change (Local & Collector) — D

APPEAL / PROTEST of... — L A
- ____ 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): _____ PHONE: _____

ADDRESS: _____ FAX: _____

CITY: _____ STATE ____ ZIP _____ E-MAIL: _____

APPLICANT: National Park Service PHONE: 899-0205

ADDRESS: 6001 Unser Blvd NW FAX: 899-0207

CITY: Albuquerque STATE NM ZIP 87120 E-MAIL: diane_souder@nps.gov

Proprietary interest in site _____ **List all owners.** _____

DESCRIPTION OF REQUEST: Final Plat Approval

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

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

Lot or Tract No. A Block: _____ Unit: _____

Subdiv/Addn/TBKA: Lava Shadows

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

Zone Atlas page(s): F-10-Z UPC Code: _____

CASE HISTORY:

List **any** current or prior case number that may be relevant to your application (Proj., App , DRB-, AX_,Z_, V_, S_, etc.)

#09DRB-70283 (Plat dated 2/97 not filed; C22-123)

CASE INFORMATION:

Within city limits? X Yes Within 1000FT of a landfill? No

No. of **existing** lots: 1 No. of **proposed** lots: 1 Total area of site (acres): 2.556

LOCATION OF PROPERTY BY STREETS: On or Near: Unser Blvd NW across from Western Trail NW

Between: ~~N/A~~ and _____

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

SIGNATURE Diane E Souder DATE 6/21/10

(Print) Diane E. Souder Applicant ☒ Agent: ☐

FOR OFFICIAL USE ONLY Form revised 4/07

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

Application case numbers	Action	S.F	Fees
10DRB - 70176	P&F	5(3)	$ 215.00
	CMF		$ 20.00
			$
			$
			$
			$
			Total $ 235.00

Hearing date 06/30/10

Sandy Handley 06/22/10 **Project #** 1007885

Planner signature / date

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 ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
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**
N/A ~~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)
✓ List any original and/or related file numbers on the cover application
N/A 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.

Diane E. Souder
Applicant name (print)

Diane E. Souder
Applicant signature / date

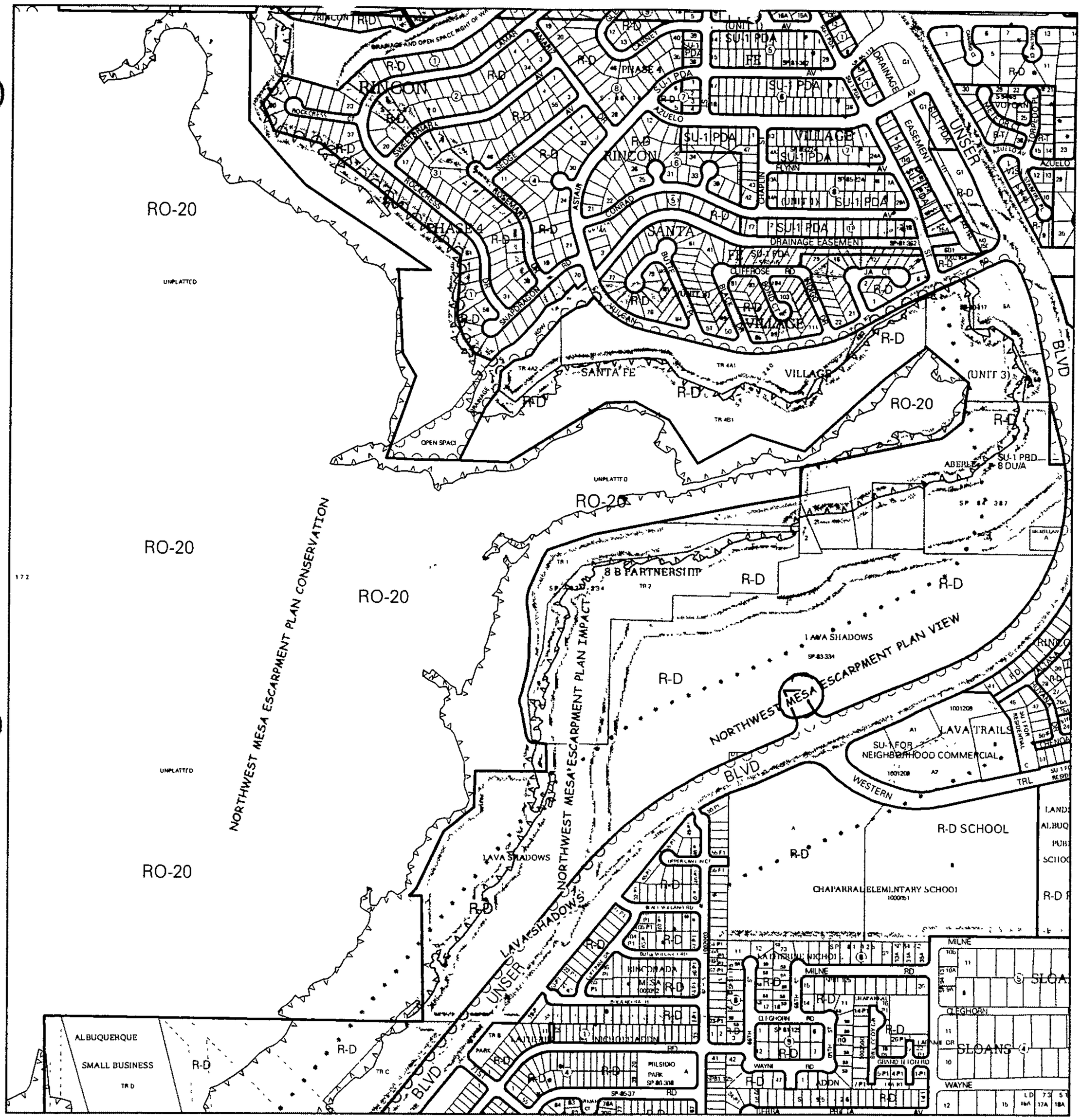
Form revised **October 2007**

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

Application case number(s)
10DRB - 70176
- -
- -

Sandy Handley 06/22/10
Planner signature / date

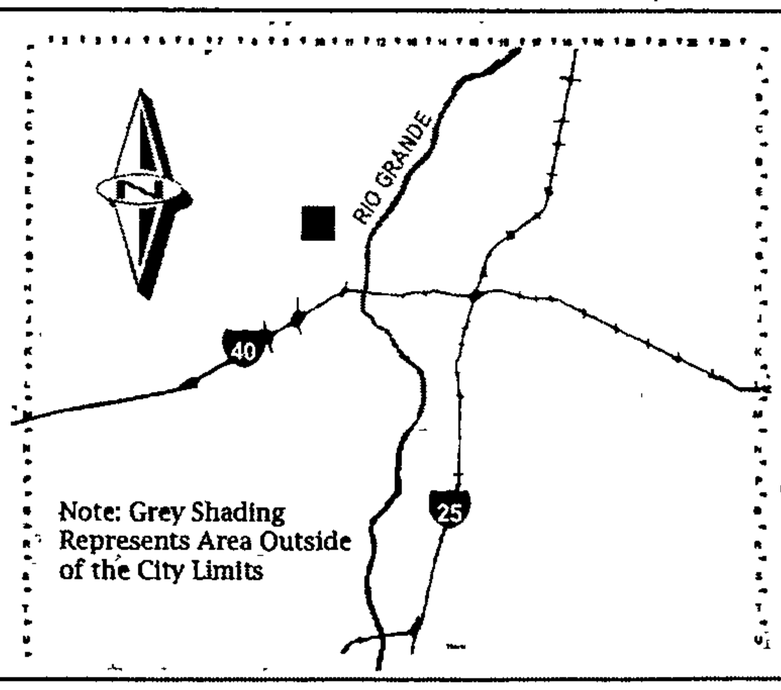
Project # 1007885



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

AGIS
Albuquerque Geographic Information System

Map amended through: 6/5/2009



Zone Atlas Page:

F-10-Z

Selected Symbols

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

0 750 1,500 Feet

United States Department of the Interior

NATIONAL PARK SERVICE
INTERMOUNTAIN REGION
Petroglyph National Monument
6001 Unser Blvd., NW
Albuquerque, New Mexico 87120

In reply refer to:
L3027(PETR)

June 21, 2010

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

Dear Mr. Cloud:

The purpose of this letter is to submit a final plat for "Tract A Visitor Center Entrance, located in the boundary of Petroglyph National Monument at the intersection of Lava Shadows Loop and Unser Blvd. (Zone Atlas Page F-10-Z). The Vacation request #09DRB-70283 was approved by the Development Review Board (DRB) in January 2010 and the Official Notice of Decision, dated January 13, 2010 called for the vacation to be shown on a replat to be approved by the DRB. Enclosed are six copies of the replat, signed by the City Surveyor on June 21, 2010.

Thank you for your patience with this request. Should you have any questions, please call Diane Souder at 899-0205 x230.

Sincerely,

Joseph P. Sánchez, Ph.D.
Superintendent

Enclosures

City of Albuquerque

DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION — S
- ____ Major Subdivision action
- ____ Minor Subdivision action
- ____ Vacation — V
- ____ Variance (Non-Zoning)

SITE DEVELOPMENT PLAN — P
- ____ for Subdivision
- ____ for Building Permit
- ____ Administrative Amendment (AA)
- ____ IP Master Development Plan — D
- ____ Cert. of Appropriateness (LUCC) — L

STORM DRAINAGE (Form D)
- ____ Storm Drainage Cost Allocation Plan

ZONING & PLANNING — Z
- ____ 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) — A

APPEAL / PROTEST of...
- ____ Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

APPLICATION INFORMATION:

Professional/Agent (if any) _____ PHONE: _____

ADDRESS _____ FAX: _____

CITY: _____ STATE ____ ZIP _____ E-MAIL _____

APPLICANT National Park Service/Petroglyph National Monument PHONE 899-0205

ADDRESS 6001 Unser Blvd. NW FAX: 899-0207

CITY Albuquerque STATE NM ZIP 87120 E-MAIL: diane_souder@nps.gov

Proprietary interest in site _____ **List all owners** _____

DESCRIPTION OF REQUEST: vacation review and comment

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

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

Lot or Tract No _____ Block _____ Unit _____

Subdiv/Addn/TBKA: Lava Shadows

Existing Zoning: ROW Proposed zoning _____ MRGCD Map No _____

Zone Atlas page(s): F-10 UPC Code: _____

CASE HISTORY:

List **any** current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_,Z_, V_, S_, etc.) _____

Plat dated 2/97 (not filed) ; C22-123

CASE INFORMATION:

Within city limits? X Yes Within 1000FT of a landfill? No

No. of **existing** lots. _____ No of **proposed** lots _____ Total area of site (acres). 0.28 acres

LOCATION OF PROPERTY BY STREETS: On or Near: Unser Blvd. at Western Trail Blvd.

Between _____ and _____

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

SIGNATURE Diane E. Souder DATE 11/30/09

(Print) Diane E. Souder Applicant: ☒ Agent: ☐

FOR OFFICIAL USE ONLY Form revised 4/07

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

Application case numbers	Action	S.F	Fees
09DRB - 70283	VPM		$ 300.00
	ADV		$ 75.00
	CMF		$ 20.00
			$
			$
			Total $ 395.00

Hearing date Dec 23, 2009

Sandy Handley 11/30/09
Planner signature / date

Project # 1007885

FORM V: SUBDIVISION VARIANCES & VACATIONS

☐ **BULK LAND VARIANCE (DRB04)** **(PUBLIC HEARING CASE)**

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

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

☐ **VACATION OF PUBLIC EASEMENT (DRB27)**

☒ **VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**

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

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

☐ **SIDEWALK VARIANCE (DRB20)**

☐ **SIDEWALK WAIVER (DRB21)**

__ Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14") **6 copies**
__ Zone Atlas map with the entire property(ies) clearly outlined
__ Letter briefly describing, explaining, and justifying the variance or waiver
__ List any original and/or related file numbers on the cover application

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

☐ **SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**

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

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

☐ **TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**

☐ **EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**

__ Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**
__ Zone Atlas map with the entire property(ies) clearly outlined
__ Letter briefly describing, explaining, and justifying the deferral or extension
__ List any original and/or related file numbers on the cover application

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

☐ **VACATION OF PRIVATE EASEMENT (DRB26)**

☐ **VACATION OF RECORDED PLAT (DRB29)**

__ The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies**
__ Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies**
__ Zone Atlas map with the entire property(ies) clearly outlined
__ Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**
__ Letter of authorization from the grantors and the beneficiaries (private easement only)
__ Fee (see schedule)
__ List any original and/or related file numbers on the cover application

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.
DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

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

Diane E. Souder
Applicant name (print)

Diane E Souder 9/30/09
Applicant signature / date

Form revised 4/07

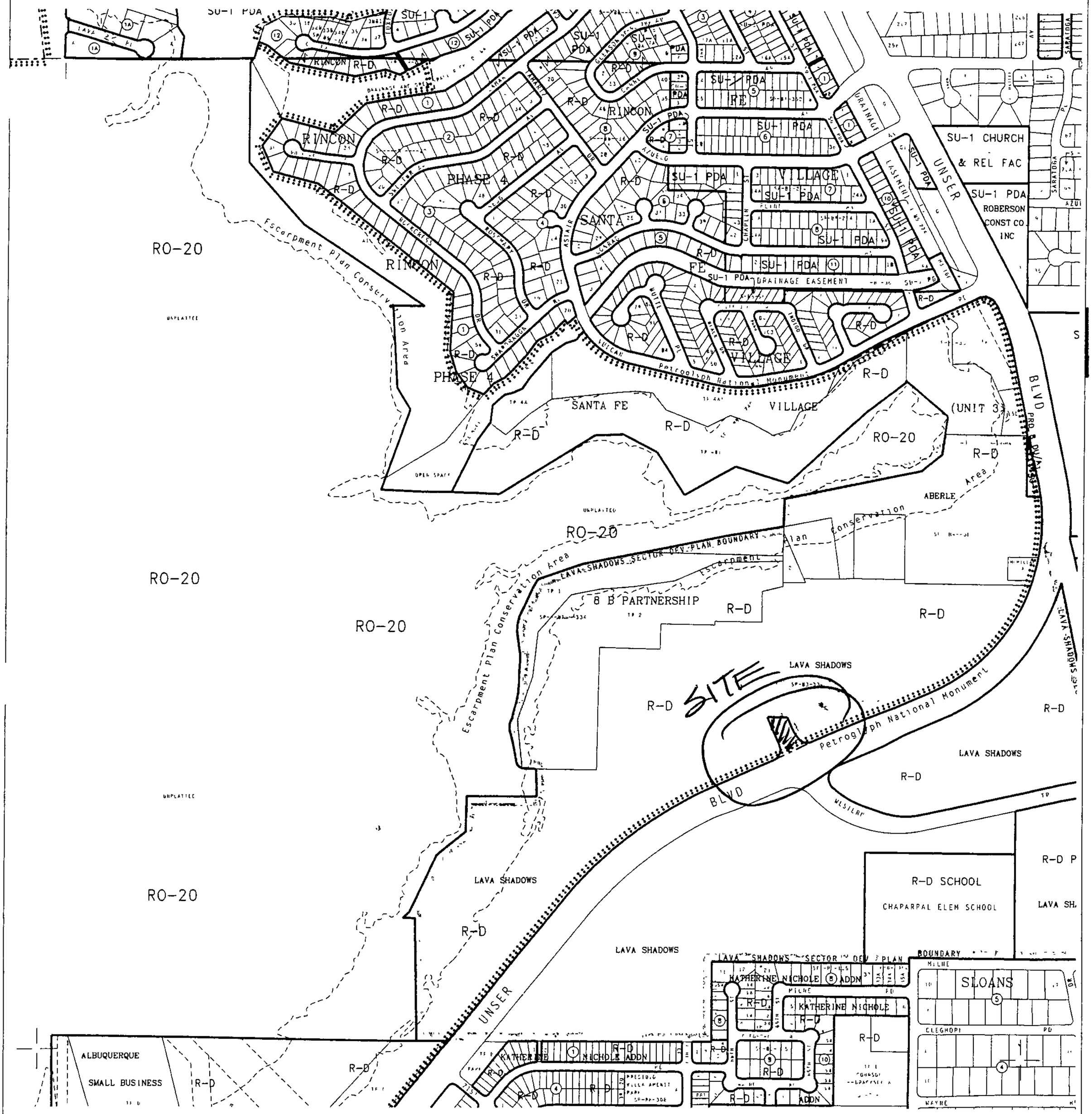
☑ Checklists complete
☑ Fees collected
☑ Case #s assigned
☑ Related #s listed

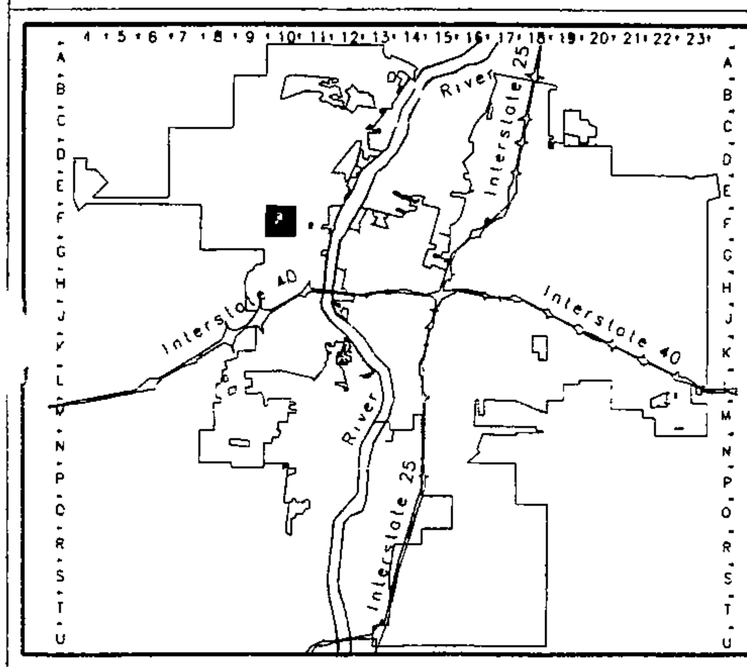
Application case numbers
09DRB - 70283 -
- -
- -

Sandy Handley 11/30/09
Planner signature / date

Project # 1007885

100785 5 09DR -70283





750 375 0 750

Scale 1" = 750'

Albuquerque Geographic Information System

City of Albuquerque

© Planning Department July 01, 1993

LEGAL DESCRIPTION

T11N

R2E

SEC 34

UNIFORM PROPERTY CODE

1-010-061

F-10-Z

United States Department of the Interior
NATIONAL PARK SERVICE
INTERMOUNTAIN REGION
Petroglyph National Monument
6001 Unser Blvd., NW
Albuquerque, New Mexico 87120

In reply refer to:
L2431(PETR)

November 18, 2009

Jack Cloud, Chair
Development Review Board
City of Albuquerque Planning Department
P.O. Box 1293
Albuquerque, New Mexico 87103

Dear Mr. Cloud:

The purpose of this letter is to request vacation of a 100' wide public right-of-way (0.28 acre) near the intersection of Unser Boulevard and Lava Shadow Loop NW. This land was acquired in 1997 by the City of Albuquerque during the Unser Boulevard South project. The right-of-way is on the entrance road to the Las Imágines Visitor Center. Lands adjacent to this property are owned and managed by the National Park Service as part of Petroglyph National Monument and this land falls within the congressionally mandated boundary. This request was presented in July to the Development Review Board as a Sketch Plat Review (Project 1007885).

We are requesting this vacation because we are working with the Federal Highway Administration to repave the entrance road and develop a small parking area for after hours use outside of our existing gate. The public will be able to still turn around on pavement. There are no utilities in the portion of the right-of-way for which we are requesting a vacation.

We have worked with the Office of Neighborhood Coordination to notify the neighbors. The fee was paid and a surveyor has surveyed the property and developed a new plat.

Thank you for your consideration of this request. Please let either Diane Souder or me know if you have any questions. Our phone number is 899-0205.

Sincerely,

Joseph P. Sánchez

Joseph P. Sánchez, Ph.D.
Superintendent

COPY

National Park Service
U.S. Department of the Interior

Petroglyph
National Monument

6001 Unser Blvd. N.W
Albuquerque, New Mexico
87120

505-899-0205 phone
505-899-0207 fax

Petroglyph National Monument Fax

To: ONC

Fax number: 924-3913

From: Diane Souder

Date: 8/26/09

Pages to follow: 4

Comments:

Dear ONC:

Thank you for the opportunity to request a list of neighborhoods near Petroglyph National Monument. We have two requests for vacation of R.O.W. that will be heard by DRB.

The cases are 1007886 (St. Josephs Blvd.) and 1007887 (Lava Shadows Loop Rd. (which is opposite Western Trail).

It is our assumption that we need to write each neighborhood association (with some form of delivery confirmation) and let them know what we plan to do and inquire as to whether or not they have any concerns. We do not yet have a date for the hearing as the property has yet to be surveyed.

Thanks you very much,

Diane Souder

Diane Souder
899-0205 x230

City of Albuquerque

P.O. Box 1293, Albuquerque, NM 87103

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

August 27, 2009

Diane Souder
Petroglyph National Monument
National Park Service
U.S. Department of the Interior
6001 Unser Boulevard NW/87120
Phone: 505-899-0205/Fax: 505-899-0207

Dear Diane:

Thank you for your inquiry of **August 27, 2009** requesting the names of **ALL Neighborhood and/or Homeowner Associations** who would be affected under the provisions of O-92 by your proposed project at **(DRB SUBMITTAL) - TRACT B1 - COLLEGE PARK WEST, LOCATED ON ST. JOSEPH'S BOULEVARD NW WEST OF UNSER BOULEVARD NW WITH PETROGLYPH NATIONAL MONUMENT** Zone Map: **G-10.**

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

LADERA WEST N.A. (LDW) "R"
Bob McCannon, 2808 El Tesoro Escondido NW/87120 839-9702 (h)
Barry King, 2508 Todos Santos NW/87120 836-7644 (h)

VILLAGES OF PARKWEST N.A. (VPW) "R"
Brian Gutierrez, 8004 Cliffview Ave. NW/87120 239-7059 (h)
Andrea Settle, 8240 Meadowbrook NW/87120 831-5811 (h)

ST. JOSEPH TOWNHOUSE ASSOC. (SJT)
Allan Ludi, 3301-R Coors NW #162/87120 839-9153 (h)
Mary Fiser, 3301-R Coors NW #162/87120 836-4810 (h)

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

Sincerely,

Stephani Winklepleck
Neighborhood Liaison
OFFICE OF NEIGHBORHOOD COORDINATION
Planning Department

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

planningmaform(07/23/07)

DEVELOPER INQUIRY SHEET
(To be completed prior to application submittal)

The Office of Neighborhood Coordination (ONC) located in Room 120 (basement) of the Plaza Del Sol Building, 600 Second Street NW, Fax: **(505) 924-3913** – will need the following information **BEFORE** neighborhood and/or homeowner association information will be released to the applicant/agent on any project being presented to the Planning Department of the City of Albuquerque. If you have any questions, please feel free to contact our office at **(505) 924-3914. Your Developer Inquiry is for the following:**

Cell Tower & Type: [ ] Free-Standing Tower -OR- [ ] Concealed Tower

Private Development [ ] EPC [X] DRB [ ] LUCC [ ] Liquor Submittal

[ ] Administrative Amendments (AA's)

City Project [ ] **Special Exception Application** (ZHE) **[ ]**

CONTACT NAME: Diane Souder

COMPANY NAME: Petroglyph NM

ADDRESS/ZIP: 6001 Unser Blvd NW 87120

PHONE: 899-0205 FAX: 899-0207

LEGAL DESCRIPTION INFORMATION

PLEASE FORWARD INFORMATION ON ANY NEIGHBORHOOD AND/OR HOMEOWNER ASSOCIATION IN THE AREA OF THE PROPERTY DESCRIBED BELOW:

Lava Shadows Rd

LEGAL DESCRIPTION

LOCATED ON Unser & Western Trail

STREET NAME OR OTHER IDENTIFYING LANDMARK

BETWEEN _____ AND

STREET NAME OR OTHER IDENTIFYING LANDMARK

STREET NAME OR OTHER IDENTIFYING LANDMARK

THE SITE IS INDICATED ON THE FOLLOWING ZONE ATLAS PAGE (E-10-Z).

(PLEASE MARK/HATCH ZONE MAP WHERE PROPERTY IS LOCATED)

(Zone Map MUST be provided with request)

1007885

developinquirysheet (11/17/08)

United States Department of the Interior

NATIONAL PARK SERVICE
INTERMOUNTAIN REGION
Petroglyph National Monument
6001 Unser Blvd., NW
Albuquerque, New Mexico 87120

In reply refer to:
L3027(PETR)

August 31, 2009 9/3

Mr. Fred Van Berkel
Taylor Ranch Neighborhood Association
5716 Morgan Ln. NW
Albuquerque, New Mexico 87120

Dear Mr. Van Berkel:

The purpose of this letter is to notify you that the National Park Service is seeking a vacation of right-of-way from the City of Albuquerque. This parcel is called Lava Shadows Loop Road, located west of Unser Boulevard, at the intersection of Western Trail. This parcel is at the entrance road to the Las Imágenes Visitor Center and was acquired by the City of Albuquerque when the City bought the right-of-way for Unser Boulevard.

We plan to re-pave this entrance road and are therefore requesting a portion of the right of-way be vacated.

Please contact us at 899-0205 if you have any questions or concerns about this request.

Sincerely,

(Sgd.) Joseph P. Sánchez, Ph.D.

Joseph P. Sánchez, Ph.D.
Superintendent

bcc:
PETR Reading File

DSouder:aam:08/31/09:PETR:Lava Shadows Loop Trail 2

PLETE THIS SECTION

ns 1, 2, and 3. Also complete
ricted Delivery is desired.
me and address on the reverse
n return the card to you.
ard to the back of the mailpiece,
it if space permits.

sed to:

d Van Berkel
Ranch Neighborhood Assoc.
rgan Ln. NW
rque., NM 87120

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X
☐ Agent
☐ Addressee

B. Received by (Printed Name)

C. Date of Delivery
7-5-08

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

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

4. Restricted Delivery? (Extra Fee) ☐ Yes

service label) P 412 250 497

February 2004 Domestic Return Receipt 102595-02-M-1540

P 412 250 497

US Postal Service
Receipt for Certified Mail
No Insurance Coverage Provided.
Do not use for International Mail (See reverse)

Sent to Mr. Fred Van Berkel	
Street & Number 5716 Morgan Ln. NW	
Post Office, State, & ZIP Code Abq., NM 87120	
Postage	$ 44
Certified Fee	280
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	230
Return Receipt Showing to Whom, Date, & Addressee's Address	

April 1995

United States Department of the Interior
NATIONAL PARK SERVICE
INTERMOUNTAIN REGION
Petroglyph National Monument
6001 Unser Blvd., NW
Albuquerque, New Mexico 87120

In reply refer to:
L3027(PETR)

August ~~31~~, 2009 9/3

Ms. Rene Horvath
Taylor Ranch Neighborhood Association
5515 Palomino Dr. NW
Albuquerque, New Mexico 87120

Dear Ms. Horvath:

The purpose of this letter is to notify you that the National Park Service is seeking a vacation of right-of-way from the City of Albuquerque. This parcel is called Lava Shadows Loop Road, located west of Unser Boulevard, at the intersection of Western Trail. This parcel is at the entrance road to the Las Imágenes Visitor Center and was acquired by the City of Albuquerque when the City bought the right-of-way for Unser Boulevard.

We plan to re-pave this entrance road and are therefore requesting a portion of the right of-way be vacated.

Please contact us at 899-0205 if you have any questions or concerns about this request.

Sincerely,

(Sgd.) Joseph P. Sánchez, Ph.D.

Joseph P. Sánchez, Ph.D.
Superintendent

bcc:
PETR Reading File

DSouder:aam:08/31/09:PETR:Lava Shadows Loop Trail 1

PLETE THIS SECTION

s 1, 2, and 3. Also complete
cted Delivery is desired.
e and address on the reverse
return the card to you.
d to the back of the mailpiece,
if space permits.

d to:

lorvath
ch Neighborhood Assoc
~~Dr. NW~~
e, New Mexico 87120

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X Joe Horvath
☑ Agent
☐ Addressee

B. Received by (Printed Name)
C. Date of Delivery 9-5-05

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

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

4. Restricted Delivery? (Extra Fee) ☐ Yes

rvice label) P 412 250 496

ebruary 2004 Domestic Return Receipt 102595-02-M-1540

P 412 250 496

US Postal Service
Receipt for Certified Mail
No Insurance Coverage Provided.
Do not use for International Mail (See reverse)

Sent to Ms. Rene Horvath	
Street & Number 5515 Palomino Dr. NW	
Post Office, State, & ZIP Code Abq., NM 87120	
Postage	$ .44
Certified Fee	2.30
Special Delivery Fee	
Restricted Delivery Fee	

95

United States Department of the Interior

NATIONAL PARK SERVICE
INTERMOUNTAIN REGION
Petroglyph National Monument
6001 Unser Blvd., NW
Albuquerque, New Mexico 87120

In reply refer to:
L3027(PETR)

August ~~31~~, 2009 9/3

Mr. Paul DePetro
Quaker Heights Neighborhood Association
5124 Northern Trail NW
Albuquerque, New Mexico 87120

Dear Mr. DePetro:

The purpose of this letter is to notify you that the National Park Service is seeking a vacation of right-of-way from the City of Albuquerque. This parcel is called Lava Shadows Loop Road, located west of Unser Boulevard, at the intersection of Western Trail. This parcel is at the entrance road to the Las Imágenes Visitor Center and was acquired by the City of Albuquerque when the City bought the right-of-way for Unser Boulevard.

We plan to re-pave this entrance road and are therefore requesting a portion of the right of-way be vacated.

Please contact us at 899-0205 if you have any questions or concerns about this request.

Sincerely,

(Sgd.) Joseph P. Sánchez, Ph.D.

Joseph P. Sánchez, Ph.D.
Superintendent

bcc:
PETR Reading File

DSouder:aam:08/31/09:PETR:Lava Shadows Quaker 2

OMPLETE THIS SECTION

tems 1, 2, and 3. Also complete
estricted Delivery is desired.
name and address on the reverse
can return the card to you.
card to the back of the mailpiece,
ront if space permits.

essed to:

ul DePetro
Heights Neighborhood
ociation
Northern Trail NW
uerque, NM 87120

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X
☐ Agent
☐ Addressee

B. Received by (Printed Name) PAUL DePETRO
C. Date of Delivery 9/8/09

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

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

4. Restricted Delivery? (Extra Fee) ☐ Yes

ber
rm service label) 7006 2150 0000 1481 8890

11, February 2004 Domestic Return Receipt 102595-02-M-1540

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)
For delivery information visit our website at www.usps.com®
OFFICIAL USE

Postage	$ .44
Certified Fee	2.80
Return Receipt Fee (Endorsement Required)	2.30
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 5.54

Postmark Here

Sent To
Mr. Paul DePetro
Street, Apt. No.; 5107 Northern Trail NW

7006 2150 0000 1481 8890

United States Department of the Interior

NATIONAL PARK SERVICE
INTERMOUNTAIN REGION
Petroglyph National Monument
6001 Unser Blvd., NW
Albuquerque, New Mexico 87120

In reply refer to:
L3027(PETR)

August 31, 2009 9/3

Mr. Dennis Newton
Santa Fe Village Neighborhood Association
6815 Lamar NW
Albuquerque, New Mexico 87120

Dear Mr. Newton:

The purpose of this letter is to notify you that the National Park Service is seeking a vacation of right-of-way from the City of Albuquerque. This parcel is called Lava Shadows Loop Road, located west of Unser Boulevard, at the intersection of Western Trail. This parcel is at the entrance road to the Las Imágenes Visitor Center and was acquired by the City of Albuquerque when the City bought the right-of-way for Unser Boulevard.

We plan to re-pave this entrance road and are therefore requesting a portion of the right of-way be vacated.

Please contact us at 899-0205 if you have any questions or concerns about this request.

Sincerely,

(Sgd.) Joseph P. Sánchez, Ph.D.

Joseph P. Sánchez, Ph.D.
Superintendent

bcc:
PETR Reading File

DSouder:aam:08/31/09:PETR:Lava Shadows SFV1

R: COMPLETE THIS SECTION

lete items 1, 2, and 3. Also complete
4 if Restricted Delivery is desired.
your name and address on the reverse
at we can return the card to you.
h this card to the back of the mailpiece,
the front if space permits.

Addressed to:

Dennis Newton
a Fe Village Neighborhood
sociation
Lamar NW
uquerque, NM 87120

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X D. Newton ☐ Agent ☒ Addressee

B. Received by (Printed Name) DENNIS L. NEWTON
C. Date of Delivery 9-5-09

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

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

4. Restricted Delivery? (Extra Fee) ☐ Yes

e Number
sfer from service label) P412250498

n 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

P 412 250 498

US Postal Service
Receipt for Certified Mail
No Insurance Coverage Provided.
Do not use for International Mail (See reverse)

Sent to Mr. Dennis Newton	
Street & Number 6815 Lamar NW	
Post Office, State, & ZIP Code ABQ., NM 87120	
Postage	$ .44
Certified Fee	2.80
Special Delivery Fee	
Restricted Delivery Fee	
Return Receipt Showing to Whom & Date Delivered	2.30
Return Receipt Showing to Whom, Date, & Addressee's Address	
TOTAL Postage & Fees	$ 5.54
Postmark or Date	

s Form 3800, April 1995

United States Department of the Interior
NATIONAL PARK SERVICE
INTERMOUNTAIN REGION
Petroglyph National Monument
6001 Unser Blvd., NW
Albuquerque, New Mexico 87120

In reply refer to:
L3027(PETR)

August ~~31~~, 2009 9/3

Mr. Marvin Martinez
Santa Fe Village Neighborhood Association
6724 Conrad NW
Albuquerque, New Mexico 87120

Dear Mr. Martinez:

The purpose of this letter is to notify you that the National Park Service is seeking a vacation of right-of-way from the City of Albuquerque. This parcel is called Lava Shadows Loop Road, located west of Unser Boulevard, at the intersection of Western Trail. This parcel is at the entrance road to the Las Imágenes Visitor Center and was acquired by the City of Albuquerque when the City bought the right-of-way for Unser Boulevard.

We plan to re-pave this entrance road and are therefore requesting a portion of the right of-way be vacated.

Please contact us at 899-0205 if you have any questions or concerns about this request.

Sincerely,

(Sgd.) Joseph P. Sánchez, Ph.D.

Joseph P. Sánchez, Ph.D.
Superintendent

bcc:
PETR Reading File

DSouder:aam:08/31/09:PETR:Lava Shadows SFV2

R: COMPLETE THIS SECTION

lete items 1, 2, and 3. Also complete
if Restricted Delivery is desired.
our name and address on the reverse
t we can return the card to you.
this card to the back of the mailpiece,
he front if space permits.

Addressed to:

arvin Martinez
Fe Village Neighborhood
ociation
Conrad NW
uerque, NM 87120

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X
☐ Agent
☐ Addressee

B. Received by (Printed Name) Marvin Martinez
C. Date of Delivery 9-9-09

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

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

4. Restricted Delivery? (Extra Fee) ☐ Yes

Number
r from service la 7006 2150 0000 1481 8876

3811, February 2004 Domestic Return Receipt 102595-02-M-1540

7006 2150 0000 1481 8876

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com®

OFFICIAL USE

Postage	$ .44
Certified Fee	2.80
Return Receipt Fee (Endorsement Required)	2.30
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 5.54

Postmark Here

Sent To Mr. Marvin Martinez
Street, Apt. No.; or PO Box No. 6724 Conrad NW
City, State, ZIP+4 albuquerque, NM 87120

PS Form 3800, August 2006 See Reverse for Instructions

United States Department of the Interior

NATIONAL PARK SERVICE
INTERMOUNTAIN REGION
Petroglyph National Monument
6001 Unser Blvd., NW
Albuquerque, New Mexico 87120

In reply refer to:
L3027(PETR)

August 31, 2009 9/3

Mr. Matthew Baca
Quaker Heights Neighborhood Association
5125 Northern Trail NW
Albuquerque, New Mexico 87120

Dear Mr. Baca:

The purpose of this letter is to notify you that the National Park Service is seeking a vacation of right-of-way from the City of Albuquerque. This parcel is called Lava Shadows Loop Road, located west of Unser Boulevard, at the intersection of Western Trail. This parcel is at the entrance road to the Las Imágenes Visitor Center and was acquired by the City of Albuquerque when the City bought the right-of-way for Unser Boulevard.

We plan to re-pave this entrance road and are therefore requesting a portion of the right of-way be vacated.

Please contact us at 899-0205 if you have any questions or concerns about this request.

Sincerely,

(Sgd.) Joseph P. Sánchez, Ph.D.

Joseph P. Sánchez, Ph.D.
Superintendent

bcc:
PETR Reading File

DSouder:aam:08/31/09:PETR:Lava Shadows Quaker 1

ENDER: *COMPLETE THIS SECTION*

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

Article Addressed to:

Mr. Matthew Baca
Quaker Heights Neighborhood
Association
5125 Northern Trail NW
Albuquerque, NM 87120

COMPLETE THIS SECTION ON DELIVERY

A. Signature
X
☐ Agent
☐ Addressee

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

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

PINO STATION
SEP 09 2009
ABQ NM 87114

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

4. Restricted Delivery? *(Extra Fee)* ☐ Yes

Article Number *(Transfer from service la* 7006 2150 0000 1481 8883

PS Form 3811, February 2004 Domestic Return Receipt 102595-02-M-1540

U.S. Postal Service™
CERTIFIED MAIL™ RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com®

OFFICIAL USE

Postage	$ .44
Certified Fee	2.80
Return Receipt Fee (Endorsement Required)	2.30
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	$ 5.54

Postmark Here

7006 2150 0000 1481 8883

Sent To Mr. Matthew Baca
Street, Apt. No.; or PO Box No. 5125 Northern Trail NW
City, State, ZIP+4 Albuquerque, NM 87120

United States Department of the Interior

NATIONAL PARK SERVICE
INTERMOUNTAIN REGION
Petroglyph National Monument
6001 Unser Blvd., NW
Albuquerque, New Mexico 87120

In reply refer to:
L2431(PETR)

November 18, 2009

Jack Cloud, Chair
Development Review Board
City of Albuquerque Planning Department
P.O. Box 1293
Albuquerque, New Mexico 87103

Dear Mr. Cloud:

The purpose of this letter is to request vacation of a 100' wide public right-of-way (0.28 acre) near the intersection of Unser Boulevard and Lava Shadow Loop NW. This land was acquired in 1997 by the City of Albuquerque during the Unser Boulevard South project. The right-of-way is on the entrance road to the Las Imágines Visitor Center. Lands adjacent to this property are owned and managed by the National Park Service as part of Petroglyph National Monument and this land falls within the congressionally mandated boundary. This request was presented in July to the Development Review Board as a Sketch Plat Review (Project 1007885).

We are requesting this vacation because we are working with the Federal Highway Administration to repave the entrance road and develop a small parking area for after hours use outside of our existing gate. The public will be able to still turn around on pavement. There are no utilities in the portion of the right-of-way for which we are requesting a vacation.

We have worked with the Office of Neighborhood Coordination to notify the neighbors. The fee was paid and a surveyor has surveyed the property and developed a new plat.

Thank you for your consideration of this request. Please let either Diane Souder or me know if you have any questions. Our phone number is 899-0205.

Sincerely,

Joseph P. Sánchez, Ph.D.
Superintendent

UNITED STATES
DEPARTMENT OF THE INTERIOR
NATIONAL PARK SERVICE
Petroglyph National Monument
6001 Unser Boulevard N.W.
Albuquerque, New Mexico 87120

OFFICIAL BUSINESS
PENALTY FOR PRIVATE USE, $300

045J83090645
neopost
$0.44
11/19/2009
Mailed From 87120
US POSTAGE

Jack Cloud, Chair
Development Review Board
City of Albuquerque Planning Department
P.O. Box 1293
Albuquerque, New Mexico 87103

87103+1293

SIGN POSTING AGREEMENT

REQUIREMENTS

POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

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

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

1. LOCATION

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

2. NUMBER

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

3. PHYSICAL POSTING

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

4. TIME

Signs must be posted from DEC. 8, 2009 To DEC. 23, 2009

5. REMOVAL

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

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

Diane E. Souder — (Applicant or Agent) 11/30/09 — (Date)

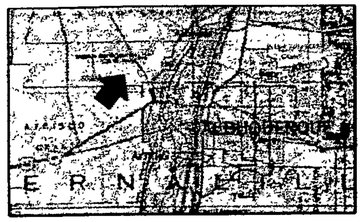
I issued 1 signs for this application, 11/30/09 (Date) Sandy Handley (Staff Member)

DRB PROJECT NUMBER: 1007885

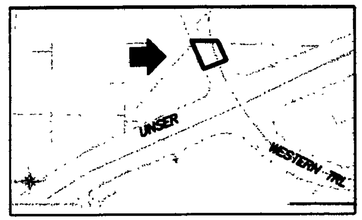
Rev. 1/11/05

VACATION PLAT

A PORTION OF LAVA SHADOWS LOOP
WITHIN S 34, T 11 N, R 2 E, NMPM
ALBUQUERQUE, NEW MEXICO



VICINITY MAP
NTS



LOCATION MAP
NTS

HOR. CONTROL – NGS OPUS SOLUTION REPORT

DATE: November 05, 2009
RINEX FILE: 1____308L.09o TIME: 21:04:51 UTC

SOFTWARE: page5 0909.08 master28.pl 081023 START: 2009/11/04 19:55:00
EPHEMERIS: igr15563.eph [rapid] STOP: 2009/11/04 22:48:00
NAV FILE: brdc3080.09n OBS USED: 6435 / 6714 : 96%
ANT NAME: LEIAX1202 NONE # FIXED AMB: 32 / 32 : 100%
ARP HEIGHT: 1.203 OVERALL RMS: 0.011(m)

REF FRAME: NAD_83(CORS96)(EPOCH:2002.0000) ITRF00 (EPOCH:2009.8435)

X:	-1502141.866(m)	0.033(m)	-1502142.597(m)	0.033(m)
Y:	-5002381.652(m)	0.015(m)	-5002380.298(m)	0.015(m)
Z:	3651077.132(m)	0.007(m)	3651077.003(m)	0.007(m)
LAT:	35 8 8.67769	0.018(m)	35 8 8.69455	0.018(m)
E LON:	253 17 8.50223	0.027(m)	253 17 8.45920	0.027(m)
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EL HGT:	1536.558(m)	0.016(m)	1535.593(m)	0.018(m)
ORTHO HGT:	1558.024(m)	0.083(m)	[NAVD88 (Computed using GEOID09)]	

	UTM COORDINATES UTM (Zone 13)	STATE PLANE COORDINATES SPC (3002 NM C)
Northing (Y) [meters]	3889441.638	458731.041
Easting (X) [meters]	343817.685	457688.643
Convergence [degrees]	-0.98680673	-0.26721987
Point Scale	0.99990063	0.99992208
Combined Factor	0.99965953	0.99968095

US NATIONAL GRID DESIGNATOR: 13SCU4381789441(NAD 83)

BASE STATIONS USED

PID	DESIGNATION	LATITUDE	LONGITUDE	DISTANCE(m)
DE8386	ZAB1 ALBUQUERQUE 1 CORS ARP	N351024.854	W1063402.413	14037.0
DE8388	ZAB2 ALBUQUERQUE 2 CORS ARP	N351024.851	W1063402.193	14042.4
DJ8977	ABQ5 ALBUQUERQUE 5 CORS ARP	N345726.546	W1062940.037	28184.4

NEAREST NGS PUBLISHED CONTROL POINT

FO1395	T10 11N R2E SECS 2 3 34 35	N350751.037	W1064236.132	689.7

Reference Documents:

1. National Park Service records.
2. Bernalillo County records.
3. NM State Hwy Dept. R.O.W. map UNSER BLVD. sheet 10 of 10 by Greiner, Inc.
4. BLM records T11N, R2E, Section 34, November 1949.
5. CABQ GIS records.

Notes:

1. Basis of bearings is New Mexico State Plane Grid, Central Zone, based on GPS OPUS solution at NW cor existing R/W. Bearings shown are Grid, distances are Ground.
2. Ground to Grid Scale Factor (CSF) = 0.99968085
3. Coordinates shown are GRID.
4. Vacated ROW is within Zone Atlas Map F-10-Z.

SURVEYORS CERTIFICATE

I, Crescencio Torres, New Mexico Professional Surveyor No. 8481, do hereby certify that this Vacation Plat and the actual ground survey upon which it is based, were performed by me or under my direct supervision; that I am responsible for this survey, that this survey meets the Minimum Standards for Surveying in New Mexico; and that it is true and correct to the best of my knowledge and belief. I further certify that this survey is not a land division or subdivision as defined in the New Mexico Subdivision Act.

November, 2009
Crescencio Torres PS No. 8481 Date

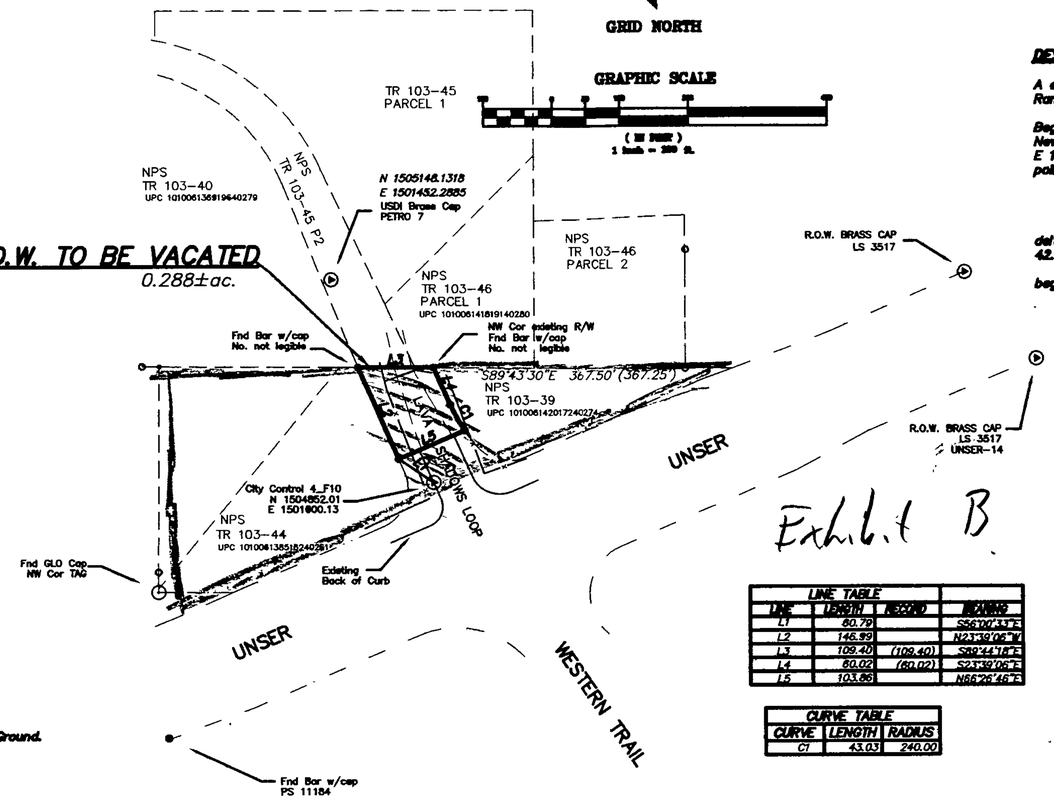

Exhibit B

LINE TABLE			
LINE	LENGTH	RECORD	BEARING
L1	60.79		S56°00'33"E
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L3	109.40	(109.40)	S89°44'18"E
L4	60.02	(60.02)	S23°39'06"E
L5	103.86		N66°26'46"E

CURVE TABLE		
CURVE	LENGTH	RADIUS
C1	43.03	240.00

LEGEND

SET BAR w/ CAP-LS 8481	●
FOUND USGLO MONUMENT	⊙
FOUND 1" PIPE	○
FOUND 3-1/2" DISK AS NOTED	⊕
CONTROL POINT	△
FND No. 4 BAR	•
FND BAR W/CAP AS NOTED	●
EXISTING ROW	— — —
GROUND DISTANCE	5,000.00'
RECORD DISTANCE	(5,000.00')
EXISTING FENCE	——— x ———

STATE OF NEW MEXICO }
COUNTY OF BERNALILLO } SS

I hereby certify that this instrument was filed for record as Document No. _____ on the _____ day of _____, 2009 at _____ o'clock ___ M and duly recorded in Plat Book _____, Page _____ of the records of Bernalillo County.

County Clerk _____

Deputy _____

DESCRIPTION

A certain tract or parcel of land withing Section 34, Township 11 North, Range 2 East, NMPM, more particularly described as follows:

Beginning at a City of Albuquerque Control Monument designated 4_F10 having New Mexico State Plane Central Zone NAD83 Coordinates N 1504852.01 feet and E 1501800.13 feet, thence N 56°00'33"W, a distance of 60.79 feet to the true point and place of beginning;

thence N 23°39'06" W, a distance of 146.99 feet;
thence S 89°44'18" E, a distance of 109.40 feet;
thence S 23°39'06" E, a distance of 60.02 feet;
thence along a curve having a radius of 240.00 feet, arc length of 43.03 feet, delta angle of 10°16'24", a chord bearing of S 28°47'18" E, and a chord length of 42.98 feet;
thence S 66°26'46" W, a distance of 103.86 feet to the true point and place of beginning; and containing 12,546 square feet or 0.288 acres more or less.

Approvals:

_____ Date

_____ Date

Approved as to form:

_____ Date

Attest:

_____ Date

Surveying Services
P.O. Box 8445
Santa Fe, N.M. 87504
(505) 438-8175

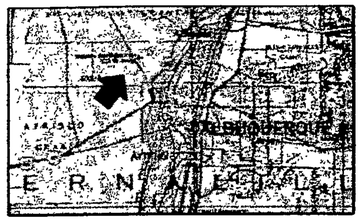
DWG: nps-ptro SS File:

INDEXING INFORMATION

CITY	COUNTY	SECTION	TOWNSHIP	RANGE	GRANT	MISC
ALBUQUERQUE	BERNALILLO	34	11 N	2 E		NW QUAD.

VACATION PLAT

A PORTION OF LAVA SHADOWS LOOP
WITHIN S 34, T 11 N, R 2 E, NMPM
ALBUQUERQUE, NEW MEXICO



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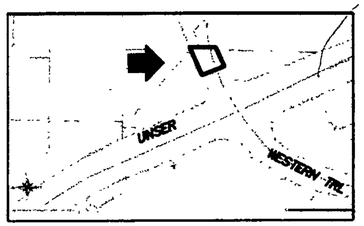

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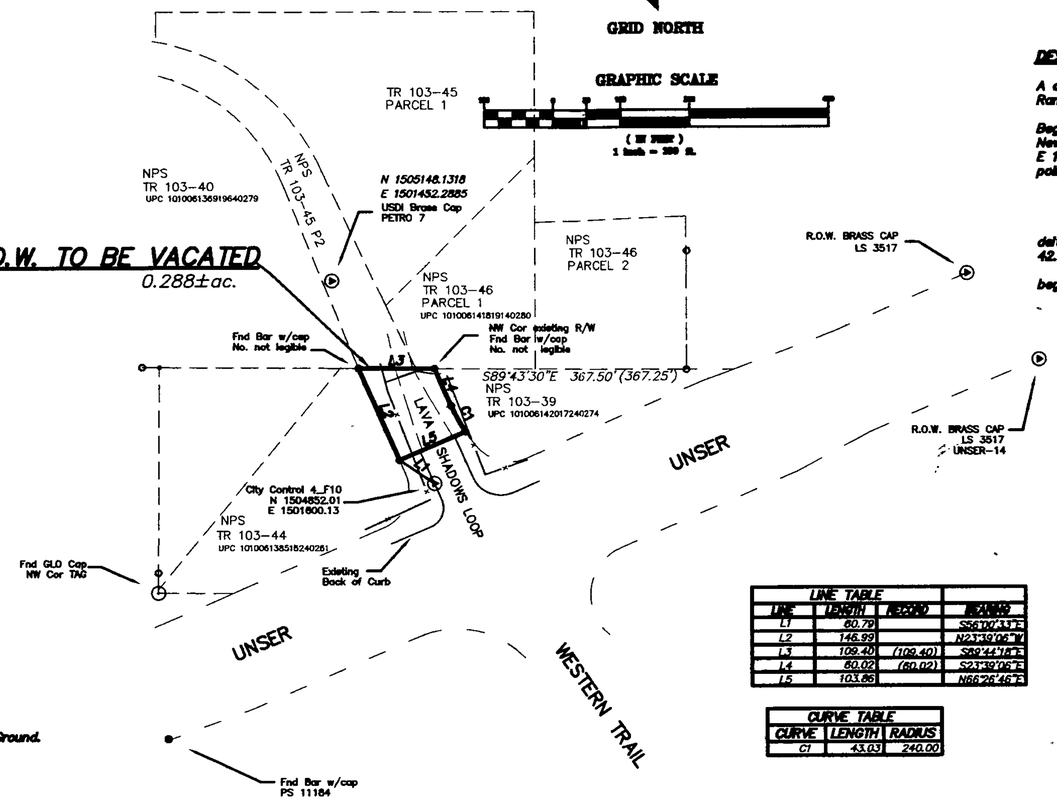

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November, 2009

Crescencio Torres PS No. 8481 Date

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SET BAR w/ CAP-LS 8481	●
FOUND USGLO MONUMENT	⊙
FOUND 1" PIPE	○
FOUND 3-1/2" DISK AS NOTED	⊕
CONTROL POINT	△
FND No. 4 BAR	•
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EXISTING FENCE	——x——

STATE OF NEW MEXICO }
COUNTY OF BERNALILLO } SS

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Surveying Services
P.O. Box 8445
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DWG: nps-ptro SS File:

City of Albuquerque

DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION — S
- ____ Major Subdivision action
- ____ Minor Subdivision action
- ____ Vacation — V
- ____ Variance (Non-Zoning)

SITE DEVELOPMENT PLAN — P
- ____ for Subdivision
- ____ for Building Permit
- ____ Administrative Amendment (AA)
- ____ IP Master Development Plan — D
- ____ Cert. of Appropriateness (LUCC) — L

STORM DRAINAGE (Form D)
- ____ Storm Drainage Cost Allocation Plan

ZONING & PLANNING — Z
- ____ 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... — A
- ____ 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): _____ PHONE: _____

ADDRESS _____ FAX: _____

CITY _____ STATE ____ ZIP _____ E-MAIL _____

APPLICANT: National Park Service/Petroglyph National Monument PHONE 899-0205

ADDRESS 6001 Unser Blvd. NW FAX 899-0207

CITY Albuquerque STATE NM ZIP 87120 E-MAIL: diane_souder@nps.gov

Proprietary interest in site: _____ **List all owners:** _____

DESCRIPTION OF REQUEST: SKETCH PLAT

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

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

Lot or Tract No ____ Block: _____ Unit: _____

Subdiv/Addn/TBKA Lava Shadows

Existing Zoning: R-D Proposed zoning _____ MRGCD Map No _____

Zone Atlas page(s) F-10 UPC Code _____

CASE HISTORY:

List **any** current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_,Z_, V_, S_, etc.): Plat dated 2/97 (not filed); C22-123

CASE INFORMATION:

Within city limits? X Yes Within 1000FT of a landfill? No

No of **existing** lots. ____ No of **proposed** lots: ____ Total area of site (acres) 0.28 acres

LOCATION OF PROPERTY BY STREETS: On or Near: Unser Blvd. at Western Trail Blvd. NW

Between _____ and _____

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

SIGNATURE Diane E. Souder DATE 11/30/09

(Print) Diane E Souder Applicant: ☒ Agent: ☐

FOR OFFICIAL USE ONLY Form revised 4/07

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

Application case numbers	Action	S.F.	Fees
09DRB-70375	SK		$ 0
			$
			$
			$
			$

Total $ 0

Hearing date Dec 16, 2009

Sandy Handley 12/07/09 **Project #** 1007885

Planner signature / date

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 PTO
✓ Letter briefly describing, explaining, and justifying the request
__ List any original and/or related file numbers on the cover application 1007885

☐ **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.

Diane Souder
Applicant name (print)

Diane Souder 12/7/09
Applicant signature / date

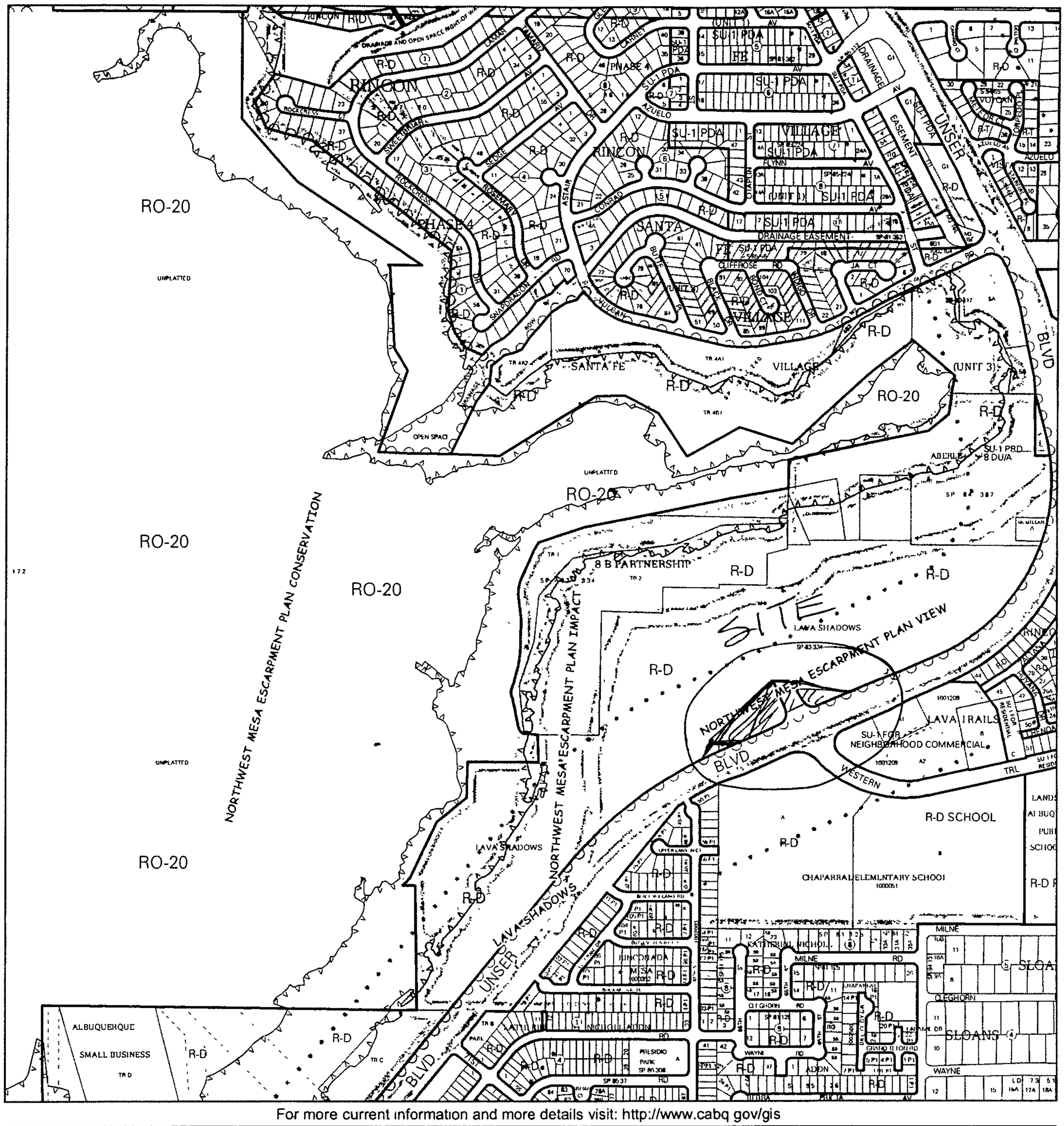
Form revised **October 2007**

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

Application case numbers
09DRB - 70375
- -
- -

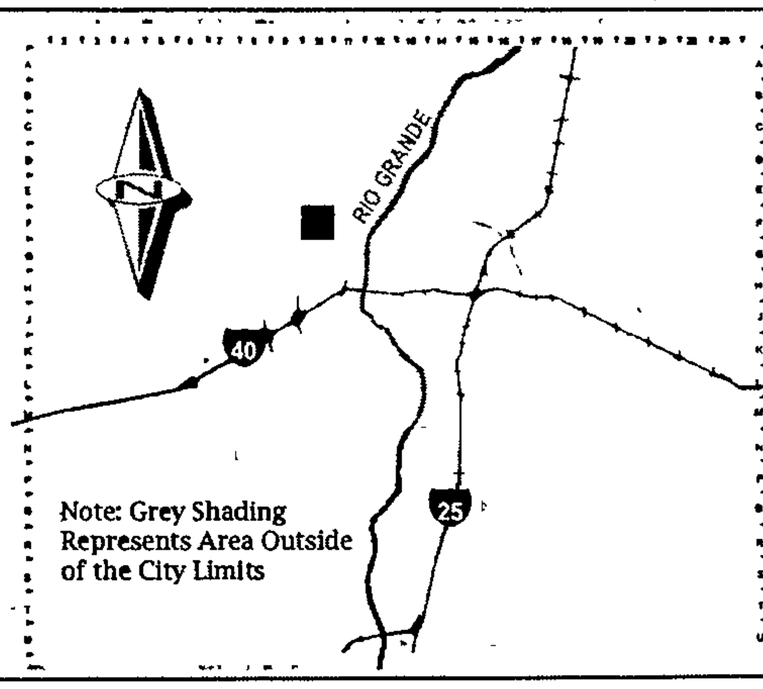
Sandy Handley 12/07/09
Planner signature / date

Project # 1007885



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

Map amended through: 6/5/2009



Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

F-10-Z

Selected Symbols

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

0 750 1,500 Feet

Zoning Atlas
FIL

@ 1007885

12/7/09

Dear Jack

The purpose of this request is for sketch plat review and comment. We will come before DRB to request a variance of a portion of a ROW in Pelham, NH on 12/23/09, at Crossroads Westfield Trail

We are requesting direction from DRB as to what the plat should look like, if the variance is approved.

Thank you very much!

Diane Souder
899-0205 x230

TEGIS WEB - Microsoft Internet Explorer provided by DFAS/ISD (ZENWORKS)

File Edit View Favorites Tools Help

Back Search Favorites

Address http://vista.cabq.gov/website/newtrf/viewer.htm

CITY OF ALBUQUERQUE

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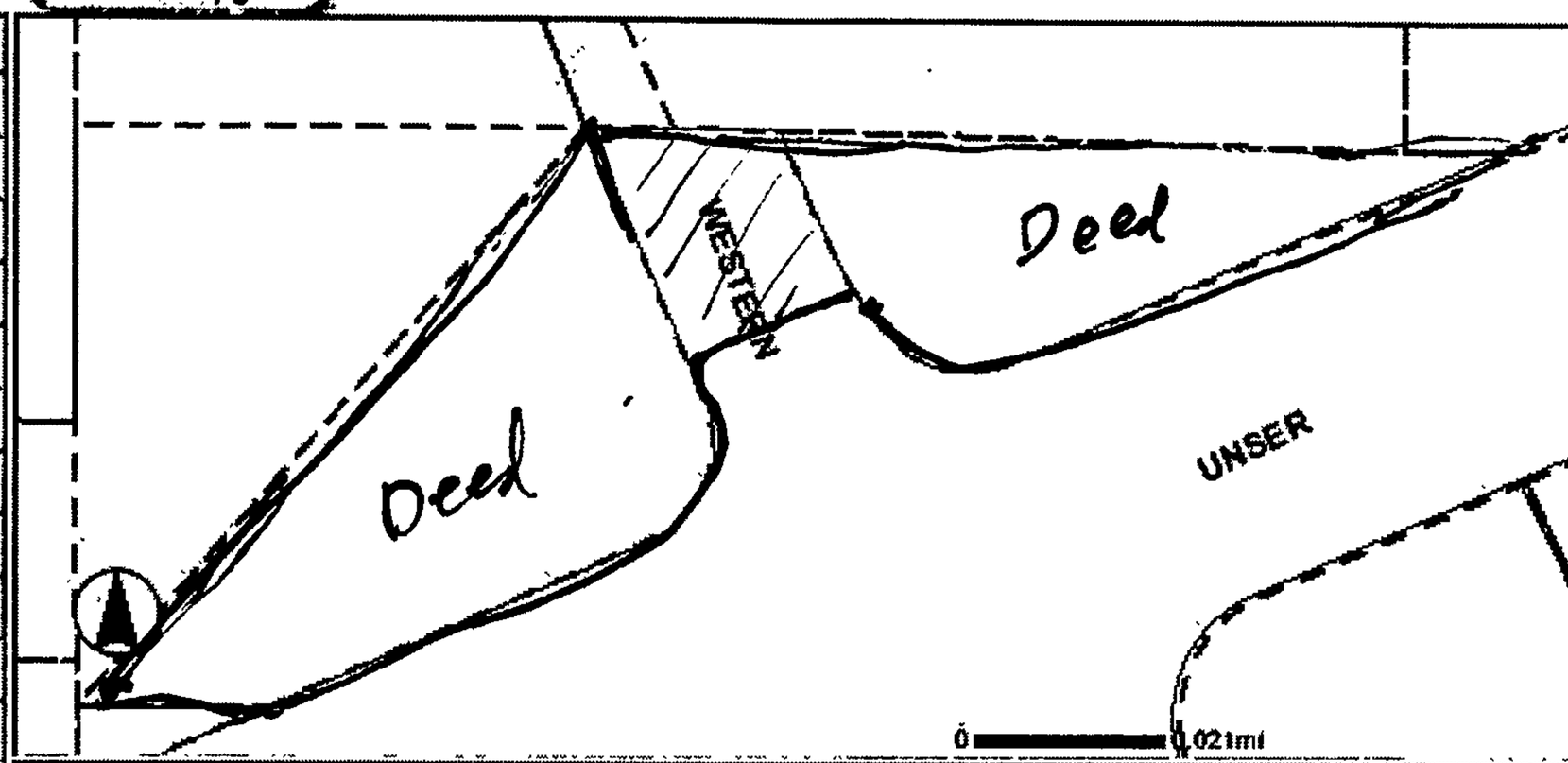


LAYERS

- BASEMAP
  - PARCE
  - METRO
  - ZONIN
  - OWNE
  - 10FT (
  - CONTO
  - MAJOR
  - FREEW
  - STREE
  - STREE
- INFRASTRUC
- BOUNDARIE
- SITES
- DRC
- APS
- STREETS
- TRAFFIC EN
- TRANSIT
- AIR PHOTO
  - 2008 AIR

OWNERSHIP

Rec	UPC CODE	DOCUMENT	OWNER
1	101006139221740278	94105105 040894	UNITED STATES OF AMERICA % PETROGLYPH NATL MONUME

Zoom In SEARCH REFRESH HELP INDEX PAGE

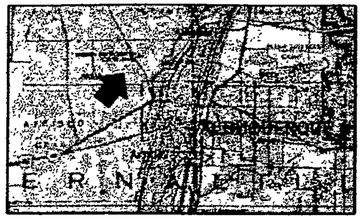
Map: 1501631.08 , 1504988.62 -- Image: 288 , 58 -- ScaleFactor: 1.6113321383333902 Internet

Start Inbox - Microsoft... TEGIS WEB - Mi... ALBUQUERQUE G...

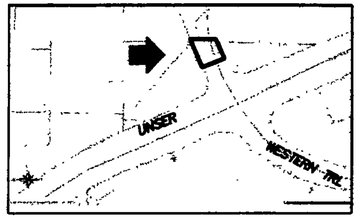
6

VACATION PLAT

A PORTION OF LAVA SHADOWS LOOP WITHIN S 34, T 11 N, R 2 E, NMPM ALBUQUERQUE, NEW MEXICO



VICINITY MAP
NTS



LOCATION MAP
NTS

HOR. CONTROL – NGS OPUS SOLUTION REPORT

DATE: November 05, 2009
RINEX FILE: 1____308t.09o TIME: 21:04:51 UTC

SOFTWARE: page5 0909.08 master28.pl 081023 START: 2009/11/04 19:55:00
EPHEMERIS: igr15563.eph [rapid] STOP: 2009/11/04 22:48:00
NAV FILE: brdc3080.09n OBS USED: 6435 / 6714 : 96%
ANT NAME: LEIAX1202 NONE # FIXED AMB: 32 / 32 : 100%
ARP HEIGHT: 1.203 OVERALL RMS: 0.011(m)

REF FRAME: NAD_83(CORS96)(EPOCH:2002.0000)			ITRF00 (EPOCH:2009.8435)	
X:	-1502141.866(m)	0.033(m)	-1502142.597(m)	0.033(m)
Y:	-5002381.652(m)	0.015(m)	-5002380.298(m)	0.015(m)
Z:	3851077.132(m)	0.007(m)	3851077.003(m)	0.007(m)
LAT:	35 8 8.67769	0.018(m)	35 8 8.69455	0.018(m)
E LON:	253 17 8.50223	0.027(m)	253 17 8.45920	0.027(m)
W LON:	106 42 51.49777	0.027(m)	106 42 51.54080	0.027(m)
EL HGT:	1536.556(m)	0.016(m)	1535.593(m)	0.016(m)
ORTHO HGT:	1558.024(m)	0.093(m)	[NAVD88 (Computed using GEOID09)]	

	UTM COORDINATES UTM (Zone 13)	STATE PLANE COORDINATES SPC (3002 NM C)
Northing (Y) [meters]	3889441.638	458731.041
Easting (X) [meters]	343817.685	457686.643
Convergence [degrees]	-0.99880873	-0.26721987
Point Scale	0.99990063	0.99992206
Combined Factor	0.99965953	0.99968095

US NATIONAL GRID DESIGNATOR: 13SCU4381789441(NAD 83)

BASE STATIONS USED

PID	DESIGNATION	LATITUDE	LONGITUDE	DISTANCE(m)
DE8386	ZA81 ALBUQUERQUE 1 CORS ARP	N351024.854	W1063402.413	14037.0
DE8388	ZA82 ALBUQUERQUE 2 CORS ARP	N351024.851	W1063402.193	14042.4
DJ8977	AB05 ALBUQUERQUE 5 CORS ARP	N345726.548	W1062940.037	28184.4

NEAREST NGS PUBLISHED CONTROL POINT

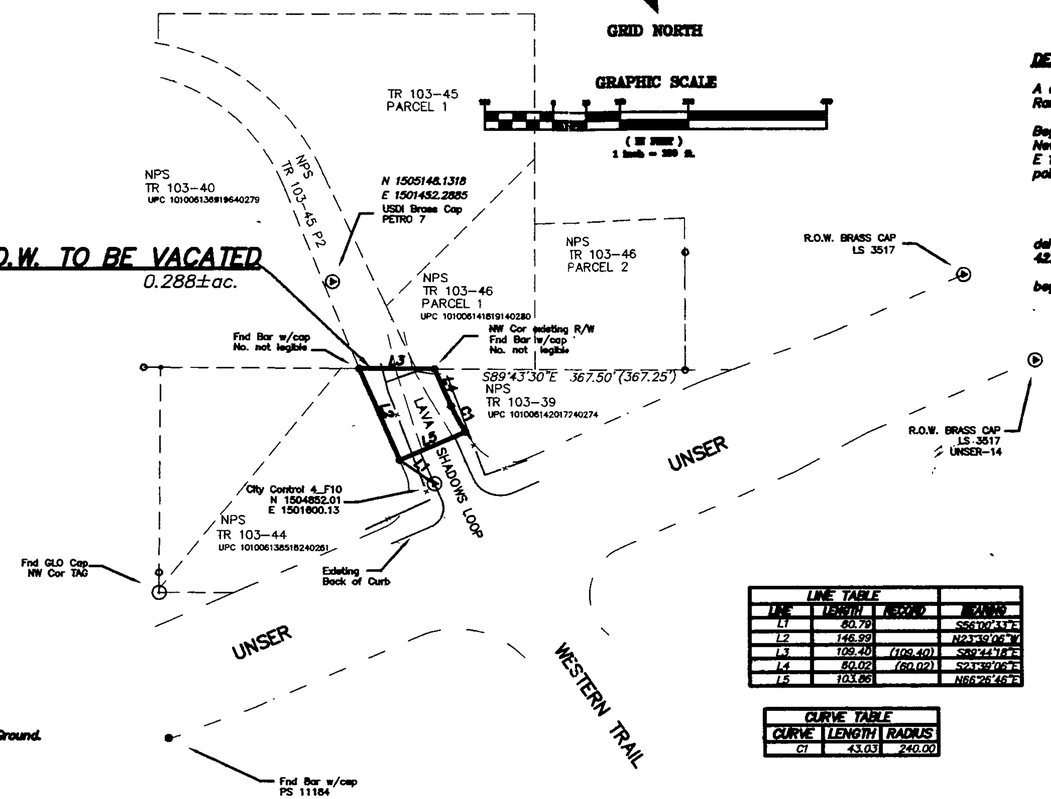
FO1395	T10 11N R2E SECS 2 3 34 35	N350751.037	W1064236.132	669.7

Reference Documents:

1. National Park Service records.
2. Bernalillo County records.
3. NM State Hwy Dept. R.O.W. map UNSER BLVD. sheet 10 of 10 by Greiner, Inc.
4. BLM records T11N, R2E, Section 34, November 1949.
5. CABQ GIS records.

Notes:

1. Basis of bearings is New Mexico State Plane Grid, Central Zone, based on GPS OPUS solution at NW cor existing R/W. Bearings shown are Grid, distances are Ground.
2. Ground to Grid Scale Factor (CSF) = 0.99968095
3. Coordinates shown are GRID.
4. Vacated ROW is within Zone Atlas Map F-10-Z.



LINE TABLE

LINE	LENGTH	RECORD	BEARING
L1	80.79		S56°00'33"E
L2	146.99		N23°39'06"W
L3	109.40	(109.40)	S89°44'18"E
L4	80.02	(80.02)	S23°39'06"E
L5	103.86		N66°26'46"E

CURVE TABLE

CURVE	LENGTH	RADIUS
C1	43.03	240.00

DESCRIPTION

A certain tract or parcel of land withing Section 34, Township 11 North, Range 2 East, NMPM, more particularly described as follows:

Beginning at a City of Albuquerque Control Monument designated 4_F10 having New Mexico State Plane Central Zone NAD83 Coordinates N 1504852.01 feet and E 1501600.13 feet, thence N 56°00'33"W, a distance of 80.79 feet to the true point and place of beginning;
thence N 23°39'06" W, a distance of 146.99 feet;
thence S 89°44'18" E, a distance of 109.40 feet;
thence S 23°39'06" E, a distance of 80.02 feet;
thence along a curve having a radius of 240.00 feet, arc length of 43.03 feet, delta angle of 10°16'24", a chord bearing of S 28°47'18" E, and a chord length of 42.98 feet;
thence S 66°26'45" W, a distance of 103.86 feet to the true point and place of beginning; and containing 12,546 square feet or 0.288 acres more or less.

Approvals:

_____ Date

_____ Date

Approved as to form:

_____ Date

Attest:

_____ Date

SURVEYORS CERTIFICATE

I, Crescencio Torres, New Mexico Professional Surveyor No. 8481, do hereby certify that this Vacation Plat and the actual ground survey upon which it is based, were performed by me or under my direct supervision; that I am responsible for this survey; that this survey meets the Minimum Standards for Surveying in New Mexico; and that it is true and correct to the best of my knowledge and belief. I further certify that this survey is not a land division or subdivision as defined in the New Mexico Subdivision Act.

November, 2009
Crescencio Torres PS No. 8481 Date

LEGEND

SET BAR w/ CAP-LS 8481	●
FOUND USGLO MONUMENT	⊙
FOUND 1" PIPE	○
FOUND 3-1/2" DISK AS NOTED	⊕
CONTROL POINT	△
FND No. 4 BAR	•
FND BAR W/CAP AS NOTED	●
EXISTING ROW	— — —
GROUND DISTANCE	5,000.00'
RECORD DISTANCE	(5,000.00')
EXISTING FENCE	——x——

STATE OF NEW MEXICO)
} SS
COUNTY OF BERNALILLO)

I hereby certify that this instrument was filed for record as Document No. _____ on the _____ day of _____, 2009 at _____ o'clock ___ M and duly recorded in Plat Book _____, Page _____ of the records of Bernalillo County.

County Clerk _____

Deputy _____

INDEXING INFORMATION

CITY	COUNTY	SECTION	TOWNSHIP	RANGE	GRANT	MISC
ALBUQUERQUE	BERNALILLO	34	11 N	2 E		NW QUAD.

Surveying Services
P.O. Box 8445
Santa Fe, N.M. 87504
(505) 438-8175

DWG: nps-ptro SS File:

must tie to adj parcels.

City of Albuquerque

DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION — S
- ____ Major Subdivision action
- ____ Minor Subdivision action
- ____ Vacation — V
- ____ Variance (Non-Zoning)

SITE DEVELOPMENT PLAN — P
- ____ for Subdivision
- ____ for Building Permit
- ____ Administrative Amendment (AA)
- ____ IP Master Development Plan — D
- ____ Cert. of Appropriateness (LUCC) — L

STORM DRAINAGE (Form D)
- ____ Storm Drainage Cost Allocation Plan

ZONING & PLANNING — Z
- ____ 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) — A

APPEAL / PROTEST of...
- ____ Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals

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

APPLICATION INFORMATION:

Professional/Agent (if any) _____ PHONE _____

ADDRESS _____ FAX _____

CITY _____ STATE ____ ZIP _____ E-MAIL _____

APPLICANT National Park Service/Petroglyph National Monument PHONE 899-0205

ADDRESS 6001 Unser Blvd. NW FAX 899-0207

CITY Albuquerque STATE NM ZIP 87120 E-MAIL diane_souder@nps.gov

Proprietary interest in site _____ **List all owners** _____

DESCRIPTION OF REQUEST: ~~Sketch Plat Review and Comment~~

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

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

Lot or Tract No. _____ Block: _____ Unit: _____

Subdiv/Addn/TBKA: Lava Shadows

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

Zone Atlas page(s): F-10 UPC Code _____

CASE HISTORY:

List **any** current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_,Z_, V_, S_, etc.): Plat dated 2/97 (not filed); C22-123

CASE INFORMATION:

Within city limits? X Yes Within 1000FT of a landfill? No

No of **existing** lots. _____ No of **proposed** lots _____ Total area of site (acres): 0.28 acres

LOCATION OF PROPERTY BY STREETS: On or Near: Unser Blvd. at Western Trail Blvd.

Between _____ and _____

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

SIGNATURE Diane E. Souder DATE 7/9/09

(Print) Diane E. Souder Applicant ☒ Agent: ☐

FOR OFFICIAL USE ONLY Form revised 4/07

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

Application case numbers	Action	S.F.	Fees
09AA - - 70236			$
			$
			$
			$
			$
			Total $

Hearing date July 22, 2009

7.9.09 Planner signature / date

Project # 1007885

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**
- X Zone Atlas map with the entire property(ies) clearly outlined
- X Letter briefly describing, explaining, and justifying the request
- X 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.

Diane E. Souder
Applicant name (print)

Diane E. Souder
Applicant signature / date

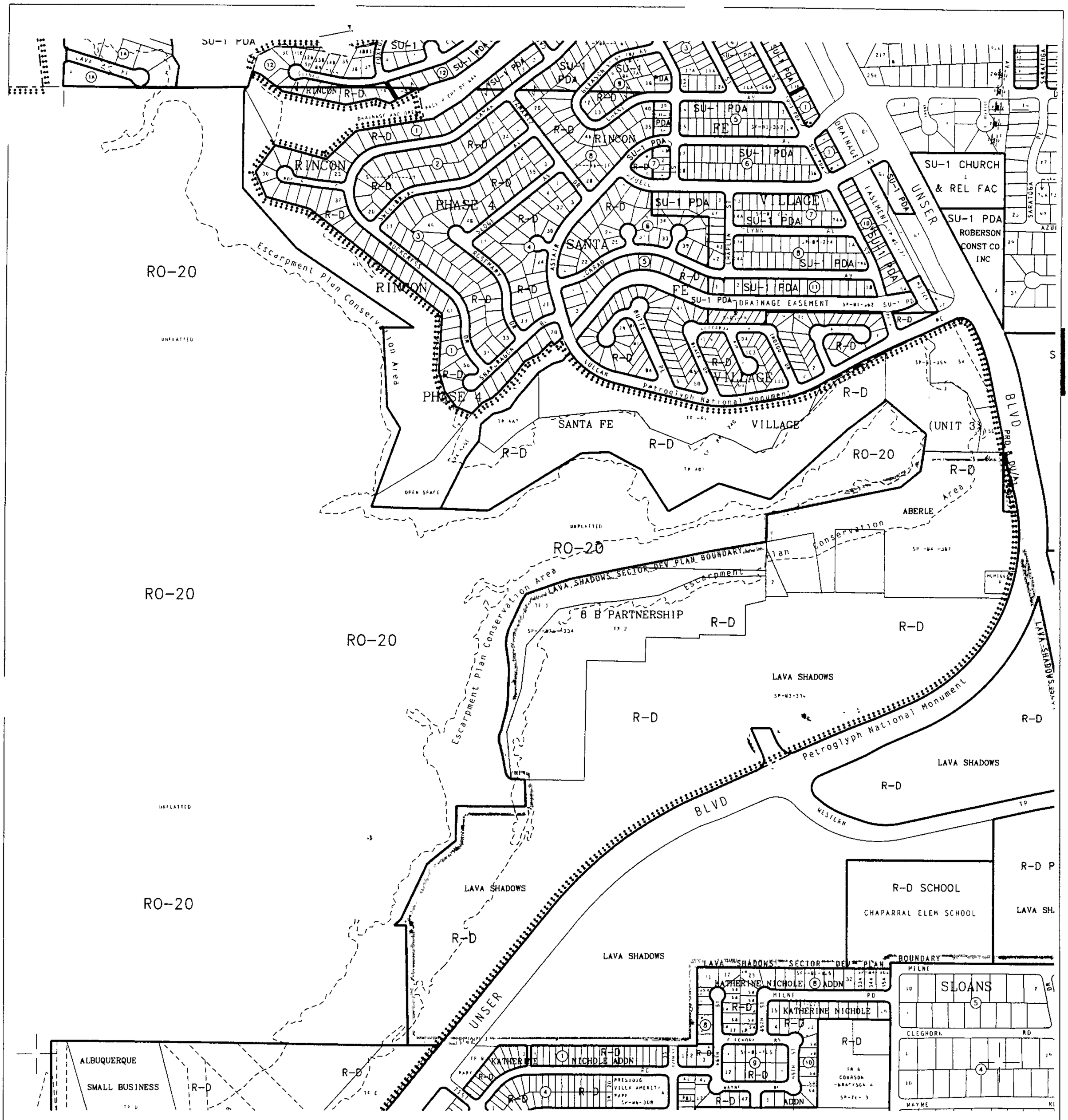
Form revised **October 2007**

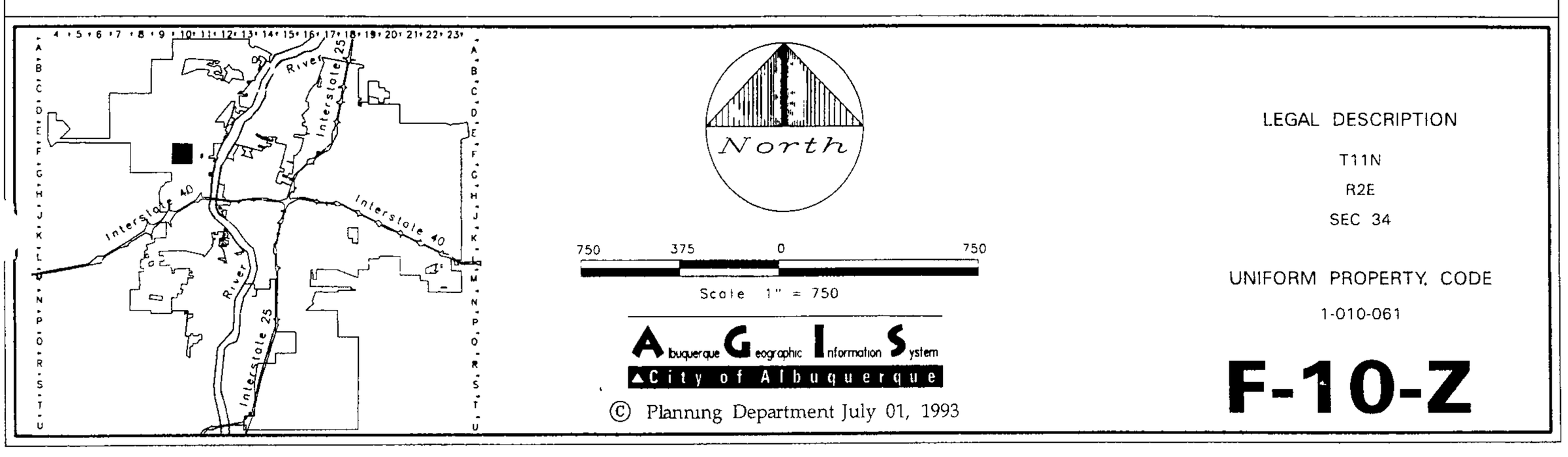
☒ Checklists complete
☒ Fees collected
☒ Case #s assigned
☒ Related #s listed

Application case numbers
09AA - ___ - 70236
___ - ___ - ___
___ - ___ - ___

7.9.09
Planner signature / date

Project # 1007885


SU-1 PDA
RINCON
R-D
PHASE 4
SANTA FE
VILLAGE
SU-1 CHURCH & REL FAC
SU-1 PDA ROBERSON CONST CO INC
UNSER
BLVD
DRAINAGE EASEMENT
RO-20
Escarpment Plan Conservation Area
Petroglyph National Monument
(UNIT 3)
ABERLE
LAVA SHADOWS SECTOR DEV PLAN BOUNDARY
8 B PARTNERSHIP
LAVA SHADOWS
R-D SCHOOL
CHAPARRAL ELEM SCHOOL
KATHERINE NICHOLE ADDN
SLOANS
ALBUQUERQUE SMALL BUSINESS
UNPLATTED
OPEN SPACE


Interstate 25
Interstate 40
River
North
750 375 0 750
Scale 1" = 750
Albuquerque Geographic Information System
City of Albuquerque
© Planning Department July 01, 1993
LEGAL DESCRIPTION
T11N
R2E
SEC 34
UNIFORM PROPERTY CODE
1-010-061
F-10-Z

United States Department of the Interior

NATIONAL PARK SERVICE
INTERMOUNTAIN REGION
Petroglyph National Monument
6001 Unser Blvd., NW
Albuquerque, New Mexico 87120

In reply refer to:
L2431(PETR)

July 9, 2009

Mr. Jack Cloud, Chair
Development Review Board
City of Albuquerque Planning Department
P.O. Box 1293
Albuquerque, New Mexico 87103

Dear Mr. Cloud:

The purpose of this letter is to request a change in the sketch plat for two properties. Both of these properties are within the Atrisco Unit (managed by the National Park Service) of Petroglyph National Monument. This request has been discussed with Dr. Matthew Schmader, Superintendent of the Open Space Division. We have requested a statement of support from him.

The first property is a 100' wide Right of Way (ROW) in the Lava Shadows Sector Plan near the intersection of Unser Blvd. and Lava Shadows NW (Zone Atlas page F-10). This parcel was acquired by the City of Albuquerque during the Unser Boulevard South project on a plat dated February 1997 (Enclosure #1). Adjacent property is all owned by the United States Government. We are working with the Federal Highway Administration to repave the entrance road and associated parking area. This road serves as the driveway to the Las Imágenes Visitor Center. We ask that the Development Review Board approve the vacation of the land marked in yellow (approximately 100' x 100') on Enclosure #2. We are not asking for the entire right of way to be vacated because city storm drains and light poles exist just behind the existing curb. The area of this request is 0.28 acres.

The second property is located within College Park West (Tracts B-1 and C-1, Corrected Replat C24/30, 5-30-84)) at the intersection of Unser Boulevard and St. Josephs Ave. N.W. (Zone Atlas Page G-10). In a plat dated November 1990 (Revised by SP -92-38 in 1992) a 68 ft. Right of Way @ 725 feet long was identified. Adjacent property is all owned by the United States Government. See enclosure #3. We plan to redesign and construct the entire parking lot, restroom, interpretive kiosk, and trail head for Rinconada Canyon at this intersection, and we ask that the DRB approve the vacation of this ROW so that the work we do is not on city property. In this case we are asking for the vacation of all of the St. Joseph's Ave. N.W. ROW within the boundary of Petroglyph National Monument (west of Unser Boulevard). Enclosed also are three pages of the Corrected Plat for your reference (Enclosure #4). The area of this request is 2.0 acres.

Thank you for your consideration of our two requests. Please let either Diane Souder or me know if you have any questions. The phone number at Petroglyph National Monument is 899-0205.

Sincerely,

Joseph P. Sánchez, Ph.D.
Superintendent

Enclosures

Lava Shadows Proposed Vacation of ROW

N

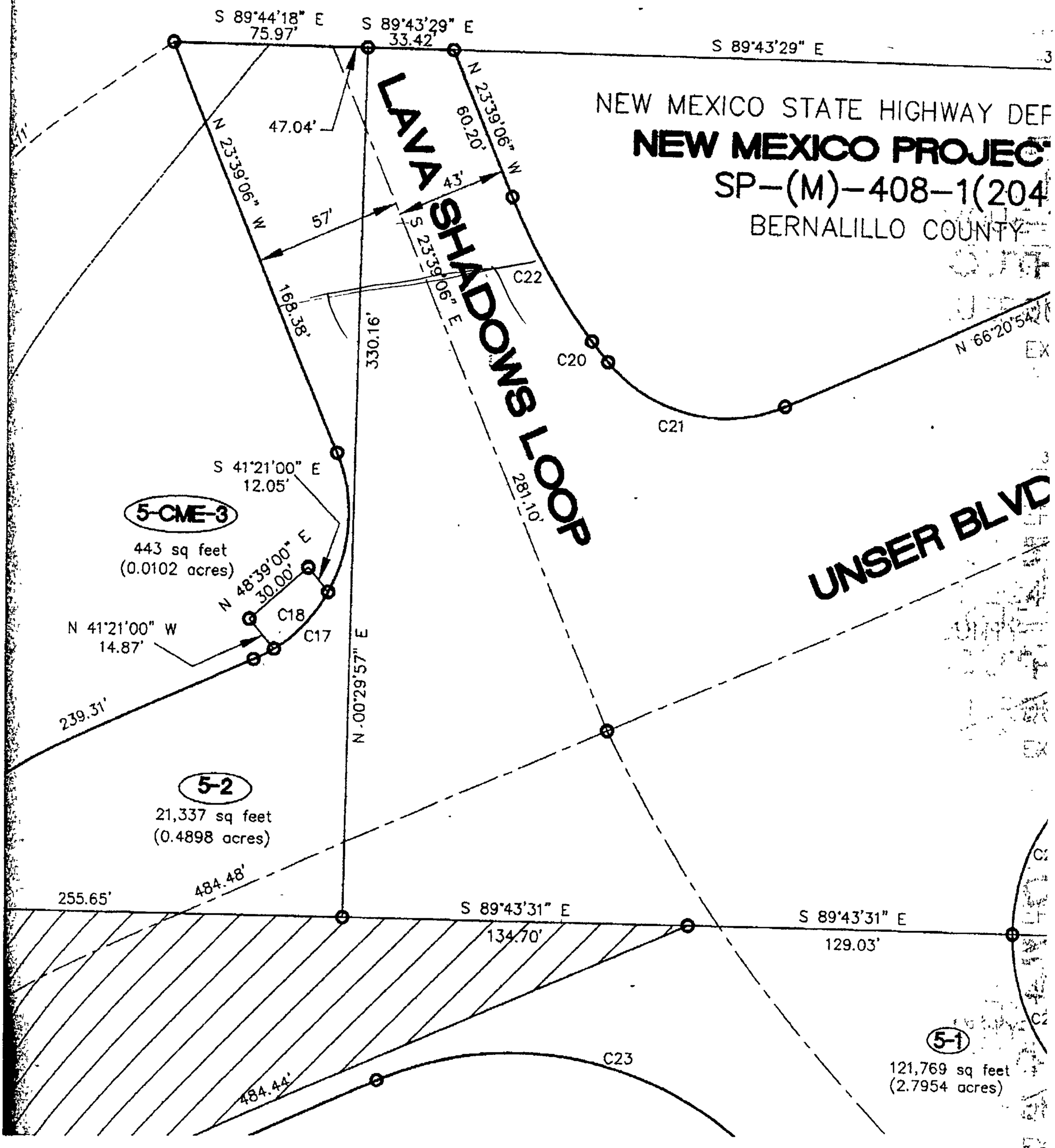
Feet
0 12.525 50 75 100

RIGHT OF WAYS

Lava Shadows
Proposed Vacation

71.04'	N 77°21'06" W	72°36'00"
155.72'	N 78°25'48" W	70°26'36"
63.19'	N 24°41'18" W	49°49'49"
81.83'	S 33°17'16" W	66°07'17"
731.83'	N 64°48'27" W	75°09'31"
200.53'	S 60°26'47" E	21°41'08"
209.09'	S 86°50'16" E	31°05'52"
635.00'	N 72°47'51" W	59°10'42"

RIGHT-OF-WAY PARCELS
SECTIONS 27, 34 & 35, T.11 N., R
TOWN OF ALBUQUERQUE
UNSER BOULEVARD SOUTH
CITY OF ALBUQUERQU
BERNALILLO COUNTY, NEW MEX
FEBRUARY, 1997



NEW MEXICO STATE HIGHWAY DEP
NEW MEXICO PROJEC
SP-(M)-408-1(204
BERNALILLO COUNTY