

OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

May 30, 2012

Project# 1007963

12DRB-70149 EXT OF MAJOR PRELIMINARY PLAT

BILLY HOLLER request(s) the above action(s) for all or a portion of Lot(s) 17, 18, 19, 20, Block(s) 3, **ROMERO ADDITION** zoned S-R, located on KINLEY BETWEEN 5TH AND 6TH ST containing approximately .33 acre(s). (J-14)

At the May 30, 2012 Development Review Board meeting, the one-year extension of the preliminary plat was approved.

The conditions of final plat still apply.

Please note that a Preliminary Plat approval date is the date of the DRB action plus the 15-day appeal period. The Preliminary Plat approval is effective one year from that date. The DRB must take action on the Preliminary Plat approval is null and void. (REF: Chapter 14 Article 14 Part 3-4 (E) Revised Ordinance.)

Záck Cloud, DRB Chair

Cc: Billy Holler Marilyn Maldonado

file

Project# 1002962; # 1003354; # 1003353; # 1002929; # 1002928; # 1003403 12DRB-70099 MAJOR - 2 YEAR EXTENSION OF SUBDIVISION IMPROVEMENTS AGREEMENT (2YR SIA)

THE TRAILS, LLC request(s) the referenced/ above action(s) for all or a portion of HERITAGE AT THE TRAILS Unit(s) I & 2, plus SANTA FE, TAOS, & RESERVE AT THE TRAILS [Tract(s) A, B, C, D, & F of THE TRAILS], zoned RD, located on either side of RAINBOW BLVD NW between PASEO DEL NORTE WOODMONT AVE NW NW containing approximately 76 acre(s). (C-9)[Deferred 4/18/12/WITHRDRAWN.

Project# 1004353 12DRB-70098 MAJOR - 2YEAR EXTENSION OF SUBDIVISION **IMPROVEMENTS AGREEMENT** (2YR SIA)

THE TRAILS, LLC request(s) the referenced/ above action(s) for all SANTA FE 2 AT THE TRAILS UNIT 2, zoned R-D, located on the west side of OAKRIDGE ST NW between TREE LINE AVE NW and WOODMONT AVE NW containing approximately 17.0028 acre(s). (C-9) [Deferred from 4/18/12] WITHRDRAWN.

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

Project# 1002062 12DRB-70140 EPC APPROVED SDP FOR BUILD PERMIT 12DRB-70144 SIDEWALK WAIVER

MARK GOODWIN AND ASSOCIATES, P.A. agent(s) for TEAM BROADCASTING INC request(s) the above action(s) for all or a portion of Lot(s) H-12-B, RIVERVIEW zoned SU-1/MIXED USE, located on COORS BLVD BETWEEN EAGLE RANCH AND BOSQUE MEADOWS containing approximately 2.15 acre(s). (D-13) [Deferred from 5/16/12] DEFERRED TO 6/6/12 AT THE AGENT'S REQUEST.

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

10. Project# 1001946 FINAL PLAT APPROVAL

JACKS HIGH COUNTRY INC agent(s) for LOWES 12DRB-70151 MINOR - PRELIMINARY/ HOME IMPROVEMENT WAREHOUSE request(s) the above action(s) for all or a portion of Tract(s) A-1-B-1, LOS ANGELES CENTER zoned M-1 (SC), located on PASEO DEL NORTE BETWEEN SAN PEDRO AND INTERSTATE 25 containing approximately 15.8464 acre(s). (D-18)DEFERRED TO 6/6/12 AT THE AGENT'S REQUEST.

11. Project# 1007963 12DRB-70149 EXT OF MAJOR PRELIMINARY PLAT

BILLY HOLLER request(s) the above action(s) for all or a portion of Lot(s) 17, 18, 19, 20, Block(s) 3, **ROMERO ADDITION** zoned S-R, located on KINLEY BETWEEN 5TH AND 6TH ST containing approximately .33 acre(s). (J-14) A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED

DRB 5/30/12

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

13. Project# 1002633

11DRB-70146 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL

SBS CONSTRUCTION AND ENGINEERING, LLC agent(s) for NM VENTURA LLC request(s) the above action(s) for all or a portion of Lot(s) 1-A, VENTURA PLACE zoned SU-1 FOR MIXED USES, located on HOLLY AVE NE BETWEEN VENTRUA ST NE AND BARSTOW SE NE containing approximately 2.0739 acre(s). (C-20) THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION TO PROVIDE DIMENSIONAL EXHIBIT AND TO PLANNING FOR COPY OF PLAT, AGIS DXF.

14. Project# 1007963 11DRB-70147 EXT OF MAJOR PRELIMINARY PLAT

SBS CONSTRUCTION, LLC agent(s) for BILLY HOLLER request(s) the above action(s) for all or a portion of Lot(s) 17, 18, 19, 20, Block(s) 3, ROMERO ADDITION zoned S-R, located on KINLEY AVE NW BETWEEN 5TH ST AND 6TH ST containing approximately .33 acre(s). (J-14) A ONE-YEAR EXTENSION OF THE PRELIMINARY PLAT WAS APPROVED.

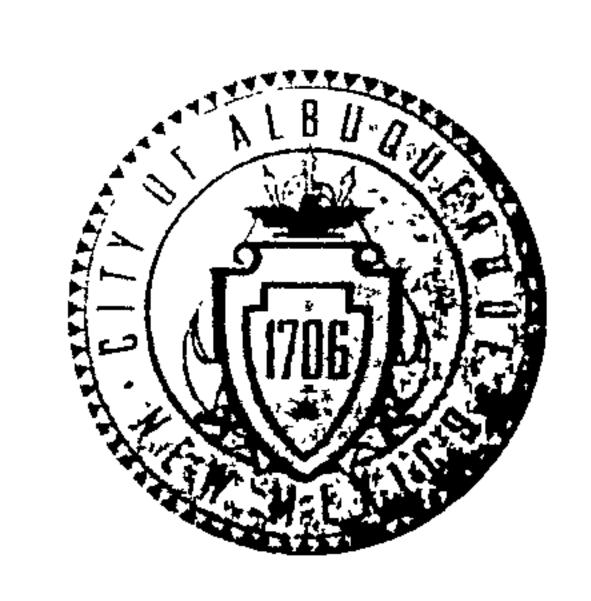
15. Project# 1007490 11DRB-70133 MINOR - PRELIMINA

11DRB-70133 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL HUITT-ZOLLARS, INC. agent(s) for CAUWELS AND STUVE REALTY AND DEVELOPMENT ADVISORS request(s) the above action(s) for all or a portion of Tract(s) 3B-1A, 3B-2A AND 3B-2B, LAND OF IHS ACQUISITION NO. 120, INC zoned SU-2 HOSPITAL AND MEDICAL OR SU-2 located on HORIZON BLVD BETWRRN ALAMEDA AND JEFFERSON containing approximately 10.985 acre(s). (B-17 AND C-17) [Deferred from 5/18/11]DEFERRED TO 6/8/11 AT THE AGENT'S REQUEST.

Other Matters: None.

ADJOURNED:

CITY OF AL UQUERQUE



CITY OF ALBUQUERQUE

PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

	DRB CASE NO/PROJECT NO: 1007963	AGENDA ITEM NO: 4
	SUBJECT:	
	Final Plat Preliminary Plat	
	ACTION REQUESTED:	ι
PO Box 1293	REV/CMT:() APP:(x) SIGN-OFF:() EXTN:() AME	END:0
	ENGINEERING COMMENTS:	
Albuquerque	An approved drainage report is on file for Preliminary Plat app An approved infrastructure list is required for Preliminary Plat An executed SIA with financial guarantees is required for Fina	approval.
NM 87103		
	RESOLUTION:	
www.cabq.gov	APPROVED; DENIED; DEFERRED; CON	MMENTS PROVIDED; WITHDRAWN
	SIGNED-OFF: (SEC-PLN) (SP-SUB) (SP-BP) (FP)	BY: (UD) (CE) (TRANS) (PKS) (PLNG)
	DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP)	TO: (UD) (CE) (TRANS) (PKS) (PLNG)
	FOR:	
	SIGNED: Bradley L. Bingham City Engineer/AMAFCA Designee 924-3986	<u>DATE</u> : June 2, 2010

The following the state of

PLANNING DEPARTMENT DEVELOPMENT AND BUILDING SERVICES TRANSPORTATION SECTION

DEVELOPMENT REVIEW BOARD - SPEED MEMO

DRB CASE NO: 1007963

AGENDA ITEM NO: 4

SUBJECT:

FINAL PLAT
PRELIMINARY PLAT

ENGINEERING COMMENTS:

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.

Define the maintenance responsibilties for the private access easement.

RESOLUTION:

APPROVED ___; DENIED ___; DEFERRED ___; COMMENTS PROVIDED ___; WITHDRAWN ___

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

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

SIGNED:

Kristal D. Metro

DATE: JUNE 2, 2010

** * * *

1 25 18 18 18 18

1-10-6

Transportation Development

505-924-3991

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

1. Project# 1006989

10DRB-70133 MAJOR - 2 YEAR EXTENSION OF SUBDIVISION IMPROVEMENTS AGREEMENT (2YR SIA) ADIL RIZVI agent for TIMOTHY & CHRISTINE HELMICK requests the referenced/above action for all of Lot 16-A, Block 16, Tract A, Unit B, NORTH ALBUQUERQUE ACRES zoned SU-2 FOR IP, located on the southwest corner of SAN PEDRO DR NE and ANAHEIM AVE NE containing approximately .9994 acre. (C-18) THE TWO YEAR EXTENSION OF THE SUBDIVISION IMPROVEMENT AGREEMENT (SIA) WAS APPROVED.

2. Project# 1002632

10DRB-70126 MAJOR - 2 YEAR EXTENSION OF SUBDIVISION IMPROVEMENTS AGREEMENT (2YR SIA) TIERRA WEST LLC agent(s) for AMGO PROPERTIES LLC request(s) the referenced/above action(s) for all or a portion of SUNDANCE ESTATES zoned R-LT, located on UNSER BLVD NW between PARADISE BLVD NW and PASEO DEL NORTE NW containing approximately 26.5327 acre(s). (B-10, B-11) [Deferred from 5/12/10, 5/26/10] At the June 2, 2010 meeting, the Development Review Board made a determination to recommend approval of the referenced extension of the Subdivision Improvements Agreement to City Council. The extension should be coordinated with the Department of Municipal Development's requirements, to allow for construction to begin by January 1, 2011 and completion by April 1, 2011.

3. Project# 1008265

10DRB-70109 MAJOR – SITE DEVLOPMENT PLAN FOR BUILDING PERMIT CLAUDIO VIGIL ARCHITIECTS agent(s) for BRUNACINI DEVELOPMENT LLC request(s) the referenced/ above action(s) for all or a portion of Lots A-2-A and A-3-A, **JOURNAL CENTER PHASE 2, UNIT 2** zoned IP, located north of RUTLEDGE RD NE and west of SNAPROLL ST NE containing approximately 5.41 acre(s). (D-16, D-17) [Deferred from 5/5/10] **DEFERRED TO 8/25/10 AT THE AGENT'S REQUEST.**

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

ADVANCED ENGR. AND CONSULT. request(s) the above action(s) for all or a portion of Lot(s) 17-20, Block(s) 3, ROMERO ADDITION, zoned S-R, located on 518 KINLEY AVE NE BETWEEN 5TH ST NW AND 6TH NW containing approximately 0.33 acre(s). (J-14) WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 6/2/10, THE PRELIMINARY PLAT WAS APPROVED. THE FINAL PLAT WAS INDEFINITELY DEFERRED.

CITY OF ALBUQUERQUE PLANNING DEPARTMENT June 2, 2010 **DRB Comments**

ITEM # 4

PROJECT # 1007963

APPLICATION # 10-70148

RE: Lots 17-20, Block 3, Romero Addition

The subject site is zoned SR and is within the Sawmill Wells Park Sector Development Plan area; R-LT regulations generally apply for new development with exceptions and design regulations noted in the sector plan.

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

DXF Electronic Approval Form

DRB Project Case #:	1007963	
Subdivision Name:	ROMERO ADDN BLOCK 3 LOTS 17A	18A & 19A
Surveyor:	LEONARD G MARTINEZ	
Contact Person:	SHAHAB BIAZAR	
Contact Information:	899-5570	
DXF Received:	5/17/2010 Hard Copy	/ Received: 5/17/2010
Coordinate System:	NMSP Grid (NAD 83)	
1 Jan-		5-24-2010
	Approved	Date
* The DXF file cannot	t be accepted (at this time) for the followi	ng reason(s):
* The DXF file cannot	t be accepted (at this time) for the followi	ng reason(s):
* The DXF file cannot	t be accepted (at this time) for the followi	ng reason(s):
* The DXF file cannot	t be accepted (at this time) for the followi	ng reason(s):

AGIS Use Only

DXF Electronic Approval Form

DRB Project Case #:	1007963		
Subdivision Name:	ROMERO ADDN BLOCK	3 LOTS 17A 18A & 19	9A
Surveyor:	LEONARD G MARTINEZ		
Contact Person:	SHAHAB BIAZAR		
Contact Information:	899-5570		
DXF Received:	5/17/2010	Hard Copy Receiv	ed: 5/17/2010
Coordinate System:	NMSP Grid (NAD 83)		
2 Augus		05.	17.2010
	Approved		Date
* The DXF file cannot	be accepted (at this time)	or the following reason	on(s):
		<u>-</u> ''	

AGIS Use Only

Copied fc7963

to agiscov on 5/17/2010

Contact person notified on 5/17/2010

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

4. **Project# 1003470**09DRB-70290 EXT OF SIA FOR TEMP

DEFR SDWK CONST

WILSON AND COMPANY INC agent(s) for KB HOMES NM INC request(s) the above action(s) for all or a portion of VISTA VIEJA Unit(s) 1, zoned RD, located on VISTA DEL SOL DR NW BETWEEN VISTA ANTIGUA RD NW AND GO WEST RD NW containing approximately 40.18 acre(s). (D-9) A TWO YEAR EXTENSION TO THE 4-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.

5. Project# 1007054

09DRB-70289 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL

WAYJOHN SURVEYING INC agent(s) for TDC PROPERTIES request(s) the above action(s) for all or a portion of Lot(s) 15-19, Block(s) 31, HEIGHTS RESERVOIR ADDITION, zoned R-3, located on ADAMS ST NE BETWEEN LOMAS BLVD NE AND ROMA AVE NE containing approximately 0.7717 acre(s). [REF: 101705731248212413] (K-17) THE PRELIMINARY/FINAL PLAT WAS APPROVED.

6. Project# 1007771

09DRB-70292 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL ADAMS TRUBOW agent(s) for MIKE VON BLOMBERG request(s) the above action(s) for all or a portion of Lot(s) 8 & 9 OF REALTY SALES, Block(s) 1, COMPANY'S FIRST ADDITION TOGETHER W/PORTION OF VACATED ALLEY zoned SU-2/R-1, located on 7TH ST SW BETWEEN IRON SW AND 8TH ST SW containing approximately 0.0713 acre(s). (K-14) THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO RECORD.

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

7. Project#-1007963 09DRB-70291 SKETCH PLAT REVIEW AND COMMENT

ADVANCED ENGINEERING LLC request(s) the above action(s) for all or a portion of Lot(s) 17-20, Block(s) 3, **ROMERO ADDITION**, zoned S-R, located on 815 KINLEY AVE NW BETWEEN 5TH ST NW AND 6TH ST NW containing approximately 0.33 acre(s). (J-14)THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE GIVEN.

8. Other Matters: None.

ADJOURNED: 9:30

DRB 9/19/09

CITY OF ALBUQUERQUE

PLANNING DEPARTMENT September 16, 2009 DRB Comments

ITEM # 7

PROJECT # 1007963

APPLICATION # 09-70291

RE: Lots 17-20, Block 3, Romero Addition

The subject site is zoned SR and is within the Sawmill Wells Park Sector Development Plan area; R-LT regulations generally apply for new development with exceptions and design regulations noted in the sector plan. The sector plan does allow 35 foot by 100 foot lots, but "Lot Area" is defined by the Zoning Ordinance as exclusive of easements for a private way or thoroughfare [§ 14-16-1-5].

It appears the most effective development would be to vacate the adjoining north-south alley and plat 3 lots with frontage on Kinley.

Jack Cloud AICP, DRB Chairman

924-3880/ jcloud@cabq.gov

City of Albuquerque Planning Department

DEVELOPMENT AND BUILDING SERVICES

STANDARD APPLICATION, Paper Plans Required

DEVELOPMENT REVIEW BOARD

Category Code 910 2012 070 149

05/22/2012 Issued By: BLDAVM 147796

Application Number:

12DRB-70149, Ext Of Major Preliminary Plat

Address:

Location Description:

KINLEY BETWEEN 5TH AND 6TH ST

Project Number:

1007963

Applicant

BILLY HOLLER

Agent / Contact **BILLY HOLLER**

1122 ORTEGA RD NW **ALBUQUERQUE NM 87114**

5054103027

1122 ORTEGA RD NW **ALBUQUERQUE NM 87114**

5054103027

Application Fees

441018/4943000	APN Fee	
441032/3416000	Conflict Mgmt Fee	\$20.00
441006/4958000	DRB Actions	\$50.00
	TOTAL:	\$70.00

Stat Batc lbuquerque Treasury 012 Office:ANNEX 07 Cashier:TRSBLC Trans #:2

253 12070 112070 112070 112070 112070 endered 1149 8065 01:\$70 P

\$20.00 \$50.00 \$100.00 (\$30.00)

A City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

	Supplemental	Form (SF)		
SUBDIVISION Major subdivision action	S	Z ZONING &	PLANNING	
Major subdivision action Minor subdivision action		An	nexation	
Vacation	V	Zo	ne Map Amendment (Fetablish or Change
Variance (Non-Zoning)		Zoi	ning, includes Zoning	within Sector
SITE DEVELOPMENT PLAN	P		velopment Plans) loption of Rank 2 or 3 l	Plan or cimilor
for Subdivision	•		xt Amendment to Ado	
for Building Permit Administrative Amendme	ant (AA)	Pla	an(s), Zoning Code, or	Subd. Regulations
Administrative Approval	\ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \			
IP Master Development		Str	eet Name Change (Lo	cal & Collector)
Cert. of Appropriateness	` <u>'</u>	A APPEAL/	PROTEST of	
STORM DRAINAGE (Form D) Storm Drainage Cost All		Dec	cision by: DRB, EPC, ector, ZEO, ZHE, Boar	LUCC, Planning rd of Appeals, other
PRINT OR TYPE IN BLACK INK ONL	Y. The applicant or ag	ent must submit th	he completed applic	* *
Planning Department Development Se Fees must be paid at the time of applic	rvices Center, 600 21 S	Street NW. Albuque	erque NM 87102	
APPLICATION INFORMATION:	varioni merer to subbien	remaillonns for sur	omittai requirements	3.
Professional/Agent (if any):			DLIONE	
			PHONE	*
ADDRESS:			FAX:	·
CITY:	STATE	ZIP	E-MAIL:	
APPLICANT: Julian Ferr	na 5 Shan	non Lopez	PHONE: 23	8-5198, 362-0
ADDRESS: 108 Camino la	Mocada, NW	,	FAX:	
CITY: A by guerque		ZIP 87/14		······································
Proprietary interest in site:				<u> </u>
	List	all owners: <u>Julia</u>	n ocina and	Shannon Lop
DESCRIPTION OF REQUEST: Fasc	-two 10+	ines in	order to	create
two legal lots of	Ke cocd.			
Is the applicant seeking incentives pursual	nt to the Family Housing Deve	elopment Program?	Yes. No.	
SITE INFORMATION: ACCURACY OF THE E				SUFFET IF MEAGAANY
Lot or Tract No.	17,18,	19 . 1 a a a	I INCH A SEPARATE S	
		//unazo	lock:	_ Unit:
Subdiv/Addn/TBKA: Komero	Addition			,_, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,, ,
Existing Zoning: 5-K	Proposed zoni	ng:	MRGC	D Map No
Zone Atlas page(s): J-/4-Z	UPC Code:			
CASE HISTORY:				
List any current or prior case number that	may be relevant to your applic	cation (Proj. Ann. DR	R- AV 7 W C oto	· 1007012
1008118	may be referent to your appin	ration (inoj., App., Dni	D-, AA_,Z_, V_, S_, EEC.	$\frac{100190}{}$
	——————————————————————————————————————			
CASE INFORMATION: Within city limits? Yes	Within 1000FT of a landfill?	1		
		·	^ 26	/ m
No. of existing lots:	Vo. of proposed lots:2	Total site area	a (acres): 0.32	<u>68</u>
LOCATION OF PROPERTY BY STREETS	: On or Near:Kin_e	y Avenue,	NW	
Between: 5 th 5 ^{tree} +	and _	6th 5.	treet	
Check if project was previously reviewed by	y: Sketch Plat/Plan □ or Pre-	application Review Te	am(PRT) []. Review I	Date:
IGNATURE 2		• •		> / /
			DATE	-/1/16
(Print Name) Julian Sex	na		Applicant:	Agent:
		<u> </u>		
OR OFFICIAL USE ONLY				Revised: 11/2014
INTERNAL ROUTING	Application case numbe	rs	Action S.F.	Fees
All face have been complete		<u>063</u>	50	\$ 3
All fees have been collected All case #s are assigned	<u> </u>			\$
AGIS copy has been sent				\$
Case history #s are listed				\$
Site is within 1000ft of a landfill				\$
F.H.D.P. density bonus				Total
F.H.D.P. fee repate	Hearing date	20.10,201	(0	\$ ()
1 de la companya del companya de la companya del companya de la co	2-2-10	· ·	V~-1~ -	
	0-0 W	Project #	ノンと	

C+-44 -:---+---- 0 D-1-

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) __ Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) 6 copies Your attendance is required. 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 required. (DRB08) Your attendance is 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) Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies Your attendance is required. 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. 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 ___ Landfili 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 ___ 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" 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. Applicant name (print) ALEXPUE CUE Applicant signature / date HEW MEXICO Form revised October 2007 Checklists complete Application çase numbers

Planner signature / date

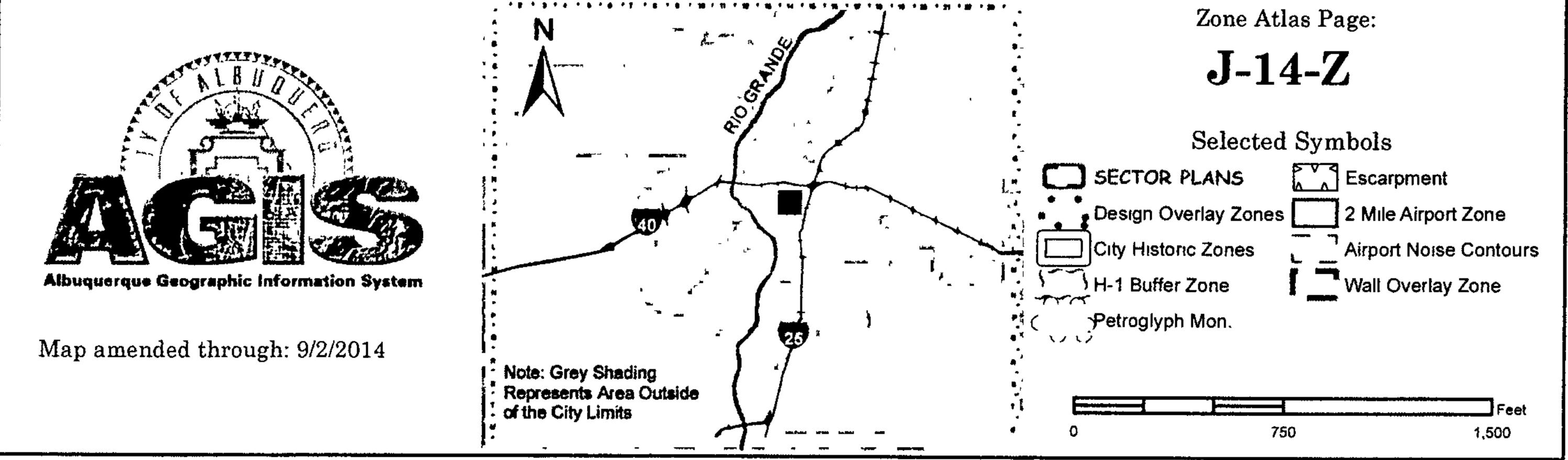
Project#

Fees collected

Case #s assigned

Related #s listed





February 1, 2016

To: City of Albuquerque's

Development Review Board

From: Julian Serna

Shannon Lopez

The following request is in regards to a vacant piece of property on Kinley Avenue, Northwest, between 5th and 6th Streets. The site encompasses four legal lots of record of which the legal description is Lots 13,14,15, and 16. Block 3, Romero Addition, City of Albuquerque. The site is also located within the City of Albuquerque's Sawmill/Wells Park Sector Development Plan.

The request is to erase two lot lines within the site as a whole in order to create two legal lots of record. The property currently is 0.3268 acres in size. With the elimination of the two lot lines, the newly created lots will each be 0.1634 gross acres in size.

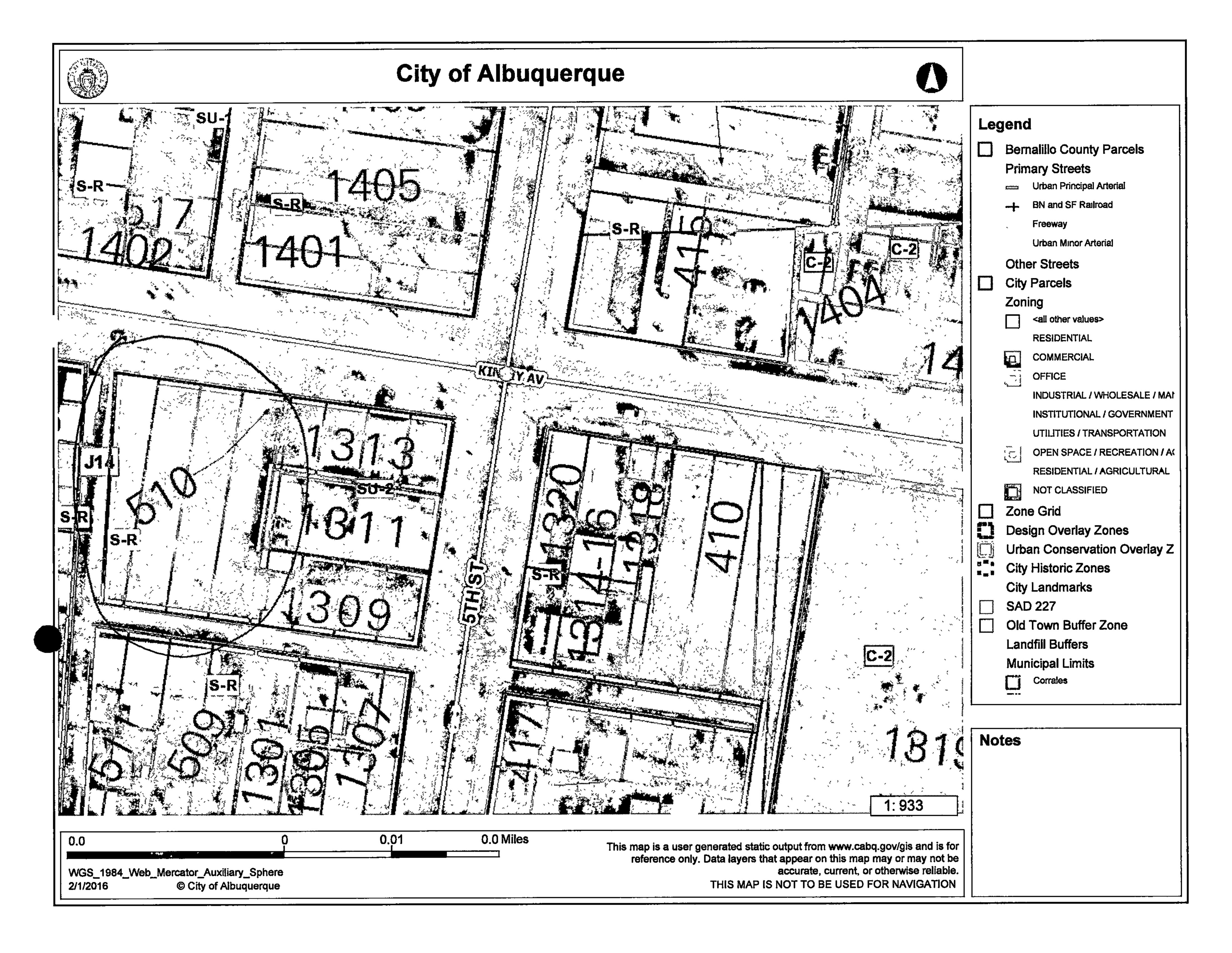
The site is surrounded by residential uses on the north, west, south, and east and also with a few SU-1 special uses located within the area. To my knowledge, the site has never been developed.

As the site is located within the Sawmill/Wells Park Sector Development Plan, the zoning for the site is encompassed under the S-R zone. One of the reasons the S-R zone was established was to, "Maintain the existing small scale residential character of the Sawmill/Wells Park's existing neighborhoods." In order to develop the site in accordance with the existing Plan for the area, the site is limited in that it would be hard, if not impossible, to meet setback standards as delineated within the S-R zone. Eliminating two of the interior lot lines will allow the site to be developed in accordance with the existing zoning for the area.

Thank you for your consideration.

Spannen Lopez

Julian Serna



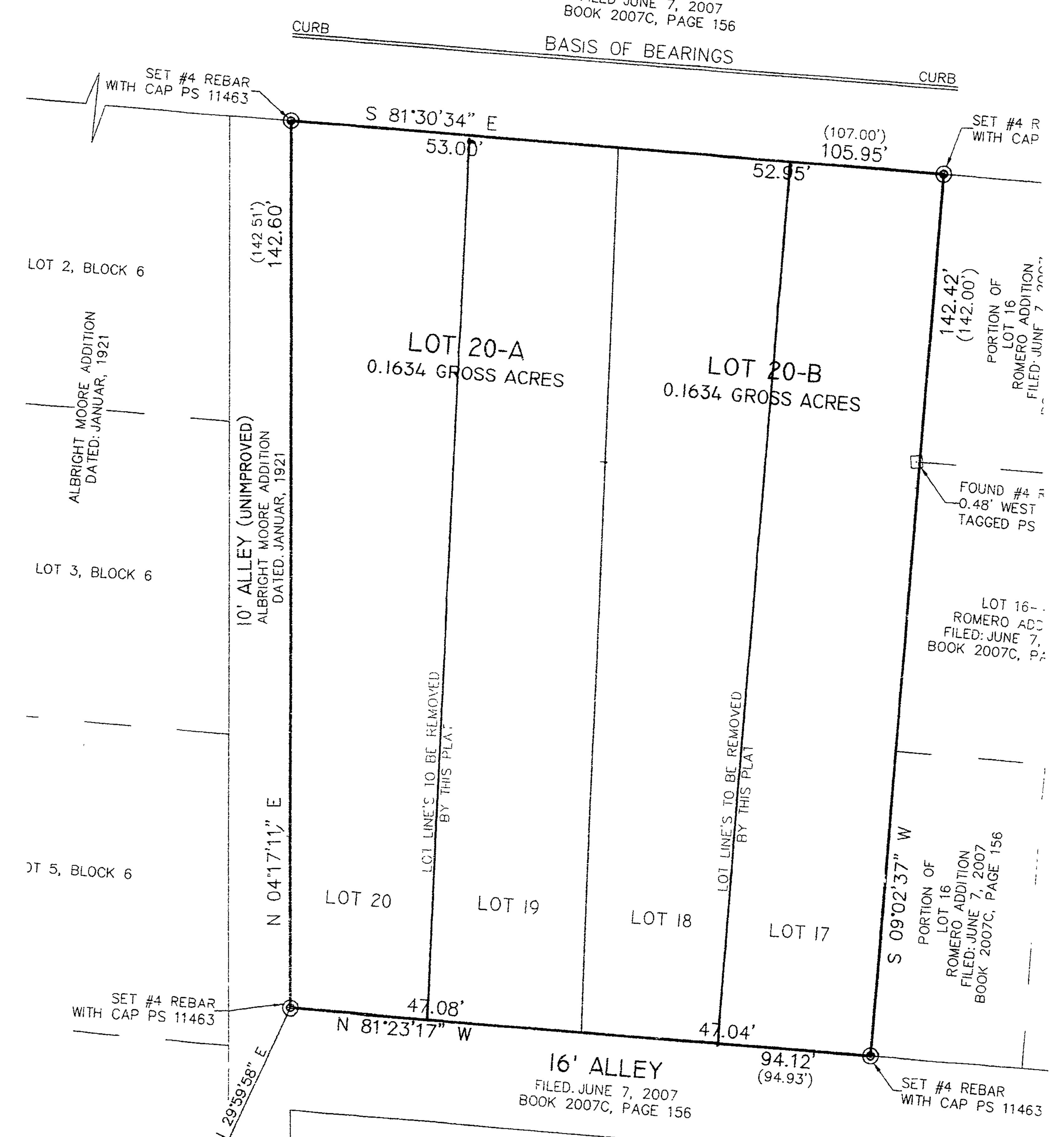
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Site Plan

KINLEY AVENUE NW

60' RIGHT-OF-WAY
FILED JUNE 7, 2007
BOOK 2007C, PAGE 156



City of Albuquerque Planning Department

One Stop Shop - Development and Building Services

05/24/2010 Issued By: PLNSDH 77239

Permit Number:

2010 070 148

Category Code 910

Application Number:

10DRB-70148, Minor - Preliminary/Final Plat Approval

Address:

Location Description:

518 KINLEY AVE NE BETWEEN 5TH ST NW AND 6TH NW

Project Number:

1007963

Applicant

Advanced Engr. And Consult.

Shahab Biazar

4416 Anaheim Ave Ne Albuquerque NM 87114

aedic@aol.com

Agent / Contact

Advanced Engr. And Consult.

Shahab Biazar

4416 Anaheim Ave Ne Albuquerque NM 87114

aecilc@aoi.com

Application Fees

 441018/4971000
 Public Notification

 441032/3424000
 Conflict Mgmt Fee
 \$20.00

 441006/4983000
 DRB Actions
 \$355.00

TOTAL:

\$375.00

Tity Of Albuquerque Treasury Division

5/24/2010 4:35PH LOC: ANNX US# 006 TRANSH 0065 RECEIPT# 00120804-00120804 PERMIT# 2010070148 TRSLJS Trans Amt \$375.00 Conflict Manag. Fee \$20.00 DRB Actions \$355.00 ŲŢ. \$375.00

Thank You

\$9.00

CHANGE

City of Albuquerque Planning Department

One Stop Shop – Development and Building Services

05/24/2011 Issued By: BLDAVM 110406

STANDARD APPLICATION, Paper Plans Required

Permit Number:

2011 070 147

Category Code 910

Application Number:

11DRB-70147, Ext Of Major Preliminary Plat

Address:

Location Description:

KINLEY AVE NW BETWEEN 5TH ST AND 6TH ST

Project Number:

1007963

Applicant
BILLY HOLLER

Agent / Contact
Sbs Construction, Llc

1122 ORTEGA RD NW ALBUQUERQUE NM 87114

792-4533

Po Box 10264

Albuquerque NM 87184

899-5570

Application Fees

441018/4943000	APN Fee	
441032/3416000	Conflict Mgmt Fee	\$20.00
441006/4958000	DRB Actions	\$50.00
	TOTAL:	\$70.00

City Of Albuquerque Treasury Division

5/24/2011 11:46AM LOC: ANNX WS# 006 TRANS# 0015 RECEIPT# 00133657-00133657 PERMIT# 2011070147 TRSSVG Trans Amt \$70.00 Conflict Manag. Fee \$20.00 DRB Actions \$50.00 CA \$80.00 CHANGE \$10.00

Thank You

Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

				Suppleme	ental f	form				
	SUBDI			\$	Z	ZONING	& PLANNING			
		Major Subdivision a					Annexation			
	X	Minor Subdivision a Vacation	action				•	Submittal		
		Vacation Variance (Non-Zoni	ina)	V			EPC Su		hliah an Ohaa	
			9/			_	Zone Map Amen Zoning)	ument (Esta	blish or Chang	је
	SITE D	EVELOPMENT PL	LAN	P			Sector Plan (Pha	se I, II, III)		
		for Subdivision					Amendment to S	_	Facility or	
		for Building Permit Administrative Ame					Comprehensive I		da/Sub Daga\	
		IP Master Developm	, ,	D			Text Amendment Street Name Cha	•	• • • • • • • • • • • • • • • • • • • •	
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	STORN	I DRAINAGE (For	m D)				Decision by: DRB, E		nning Director or	Staff,
		Storm Drainage Cost Al	location Plan			Z	ZHE, Zoning Board	of Appeals		
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Α	DDRESS: _		· · · · · · · · · · · · · · · · · · ·							
С	ITY:			STATE	7IP					
					~ 11	<u> </u>			1112 7	
						<u> </u>	PHONE:	505-	410-30	ינב כ
Α	DDRESS:	1122 Ortega Road, N	1W				FAX			
С	ITY: Al	buquerque	ξ	STATE NM		ZIP <u>871</u>	14 E-MAIL:		<u> </u>	
Р	roprietary int	erest in site: Owner			1	ist all owne	rs:Billy I			
								IOHEI		
		REQUEST:		<u>Year Extension</u>		•		······································		 :
Is	the applican	it seeking incentives p	ursuant to the Family	Housing Devel	lopme	nt Program?	Yes. X	10.		
SITE	NFORMATIC	N: ACCURACY OF	THE LEGAL DESCR	IPTION IS CRU	JCIAL!	! ATTACH	A SEPARATE SH	EET IF NECE	ESSARY.	
		o. <u>Lots 17, 18, 19, 2</u>		<u> </u>	<i>}</i>		Block: 3		Jnit:	
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Zone .	Atlas nagole	s):J-14		de <u>: 1014058</u>	<i>F</i>			····		
	muo pugo	·/·	OF C CO	ue <u>. 1014030</u>	1033	0421003,				
CASE	HISTORY:									
L	ist any curre	nt or prior case number	er that may be relevar	nt to your applic	ation ((Proj., App.,	DRB-, AX_,Z_, V_	_, S_, etc.): .)	·	
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•				•			otal area of site (a	Cres). <u>U.33</u>	acres	
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			5-27	. 1 2	Proje	ect#	100791	23		
		<u> </u>		· /- `	· · • • • •		_			

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.

	ι_{\bullet}
SKETCH PLAT REVIEW AND COMMENT (DRB22 Scale drawing of the proposed subdivision plat (folder Site sketch with measurements showing structures, proportion of the proposed subdivision plat (folder Site sketch with measurements showing structures, proposed subdivision plat (folder Improvements, if there is any existing land use (folder) Zone Atlas map with the entire property (ies) clearly of the latter briefly describing, explaining, and justifying the latter briefly describing and latter than the control of the proposed subdivision plat (folder) Improvements, if there is any existing land use (folder) Zone Atlas map with the entire property (ies) clearly of the latter briefly describing, explaining, and justifying the latter briefly describing and latter briefly describing and latter briefly describing.	ed to fit into an 8.5" by 14" pocket) 6 copies parking, Bldg. setbacks, adjacent rights-of-way and street folded to fit into an 8.5" by 14" pocket) 6 copies outlined e request
Preliminary Plat reduced to 8.5" x 11" Zone Atlas map with the entire property(ies) clearly of Letter briefly describing, explaining, and justifying the Copy of DRB approved infrastructure list Copy of the LATEST Official DRB Notice of approval List any original and/or related file numbers on the cated the company of the cated the company of the cated the cated the numbers of the cated the c	outlined e request al for Preliminary Plat Extension request cover application
MAJOR SUBDIVISION FINAL PLAT APPROVAL Proposed Final Plat (folded to fit into an 8.5" by 14" Signed & recorded Final Pre-Development Facilities Design elevations & cross sections of perimeter wa Zone Atlas map with the entire property(ies) clearly Bring original Mylar of plat to meeting, ensure prope Copy of recorded SIA Landfill disclosure and EHD signature line on the My List any original and/or related file numbers on the of DXF file and hard copy of final plat data for AGIS is	pocket) 6 copies Fee Agreement for Residential development only Ills: 3 copies outlined erty owner's and City Surveyor's signatures are on the plat ylar if property is within a landfill buffer cover application
ensure property owner's and City Surveyor's signed & recorded Final Pre-Development Facilities Design elevations and cross sections of perimeter of Site sketch with measurements showing structures improvements, if there is any existing land use Zone Atlas map with the entire property(ies) clearly Letter briefly describing, explaining, and justifying the structure of the struct	an 8.5" by 14" pocket) 6 copies for unadvertised meetings gnatures are on the plat prior to submittal s Fee Agreement for Residential development only walls (11" by 17" maximum) 3 copies s, parking, Bldg. setbacks, adjacent rights-of-way and street (folded to fit into an 8.5" by 14" pocket) 6 copies outlined he request erry owner's and City Surveyor's signatures are on the plat Mylar if property is within a landfill buffer cover application gineer)
amendments. Significant changes are those deemed Proposed Amended Preliminary Plat, Infrastructure pocket) 6 copies Original Preliminary Plat, Infrastructure List, and/or Zone Atlas map with the entire property(ies) clearly Letter briefly describing explaining, and justifying the second control of the seco	en significant and minor changes with regard to subdivision by the DRB to require public notice and public hearing. e List, and/or Grading Plan (folded to fit into an 8.5" by 14" ocket) 6 copies y outlined the request certy owner's and City Surveyor's signatures are on the plat cover application
I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.	Applicant signature / date
Checklists complete Pees collected Application case number Pees collected	Form revised October 2007 S Planner signature / date

Project #

Related #s listed

Albuquerque



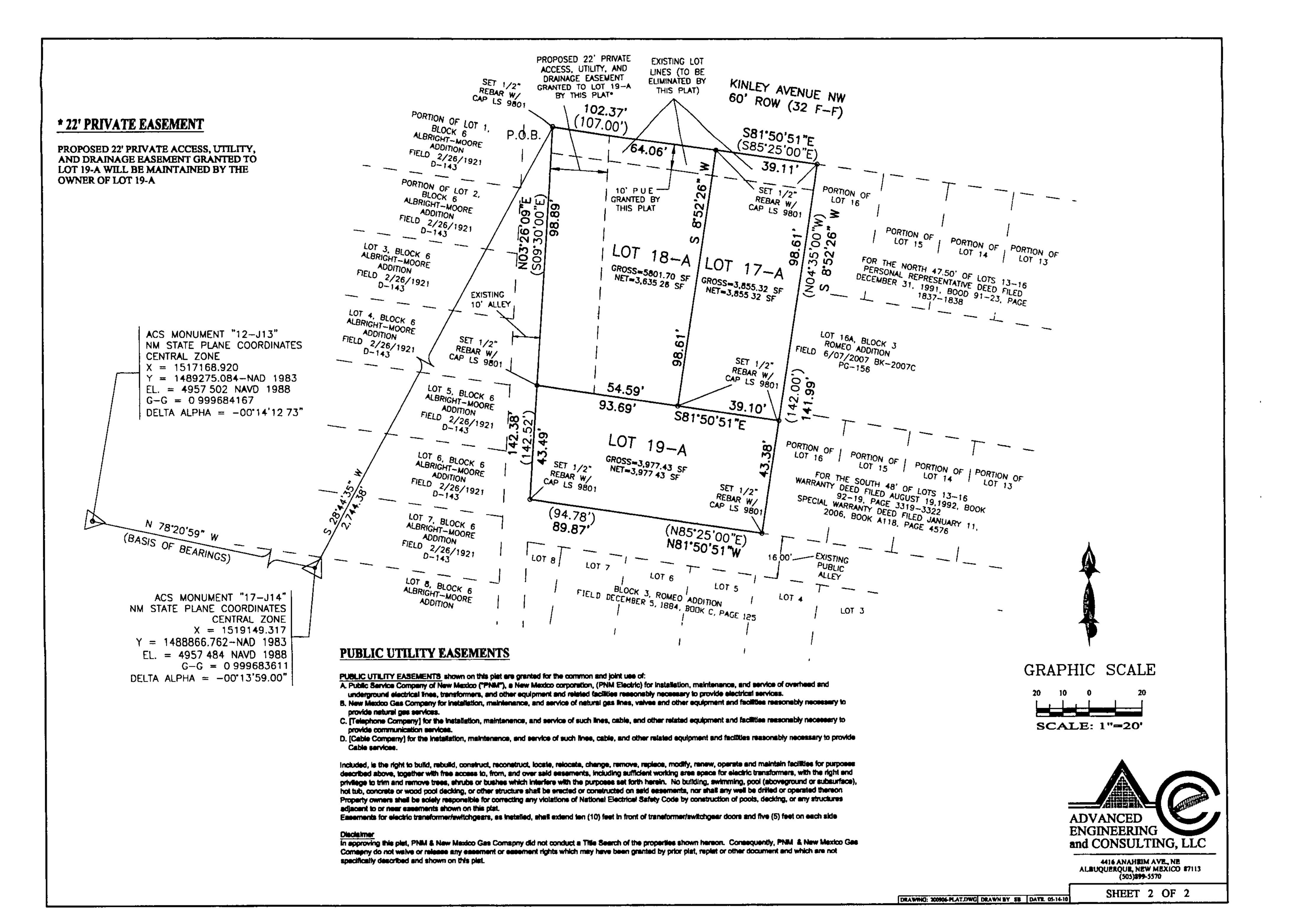
DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form SUBDIVISION **ZONING & PLANNING** Major Subdivision action Annexation Minor Subdivision action County Submittal Vacation **EPC Submittal** Variance (Non-Zoning) Zone Map Amendment (Establish or Change) Zoning) SITE DEVELOPMENT PLAN P Sector Plan (Phase I, II, III) for Subdivision Amendment to Sector, Area, Facility or for Building Permit Comprehensive Plan Administrative Amendment (AA) Text Amendment (Zoning Code/Sub Regs) IP Master Development Plan Street Name Change (Local & Collector) Cert of Appropriateness (LUCC) APPEAL / PROTEST of... STORM DRAINAGE (Form D) Decision by DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals Storm Drainage Cost Allocation Plan 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 _____ CITY ____ STATE ___ ZIP ____ E-MAIL' PHONE: 505-410-3022 APPLICANT: Billy Holler ADDRESS 1122 Ortega Road, NW CITY Albuquerque STATE NM E-MAIL' ZIP <u>87114</u> Proprietary interest in site Owner List all owners _____ Billy Holler ... DESCRIPTION OF REQUEST: ______ A One Year Extension to Preliminary/Final Plat Is the applicant seeking incentives pursuant to the Family Housing Development Program? ____ Yes _X_ No SITE INFORMATION: ACCURACY OF THE LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY. Lot or Tract No. Lots 17, 18, 19, 20 Block 3 Subdiv/Addn/TBKA: Romero Addition Existing Zoning. _____\$-R___ MRGCD Map No _____ Proposed zoning. ___S-R_ Zone Atlas page(s): _ J-14 UPC Code: 101405818938421809, CASE HISTORY: 09DRB-70291, PROJECT #1007963, 09ZHE-80425 TO 09ZHE-80436 **CASE INFORMATION:** Within city limits? X Yes Within 1000FT of a landfill? No No of existing lots. No. of proposed lots _____4 Total area of site (acres) 0.33 acres LOCATION PROPERTY BY STREETS: On or Near: Kinley Avenue NW Between __ 5th Street _6th Street and 5.22-12 SIGNATURE_ DATE ____ HOllew (Print) Applicant: 2 Agent FOR OFFICIAL USE ONLY Form revised 4/07 村区 INTERNAL ROUTING Application case numbers S.F Fees Adion_ All checklists are complete 75 DKP 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 Total FHDP fee rebate Project# Planner signature / date

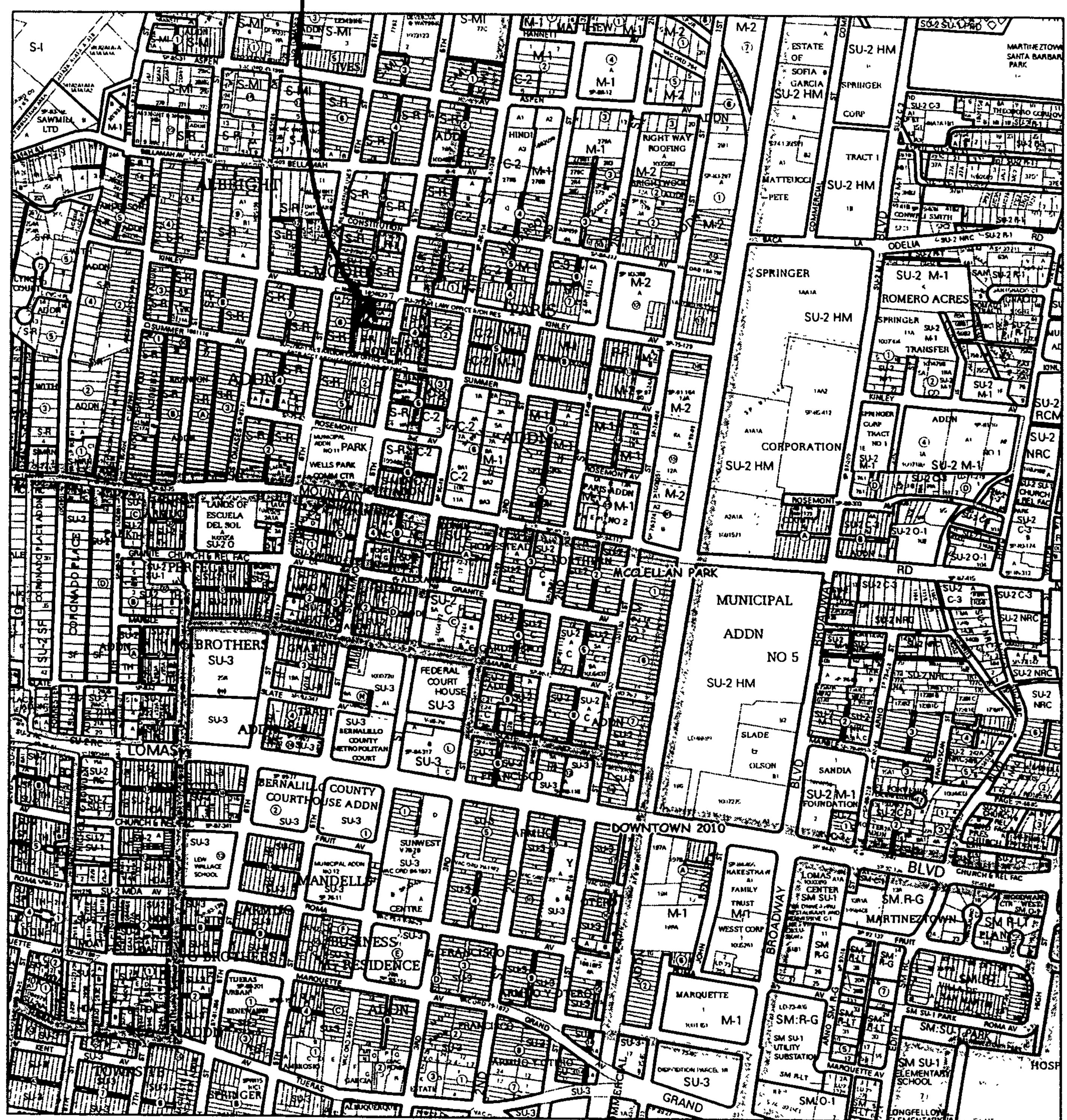
FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROU G

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

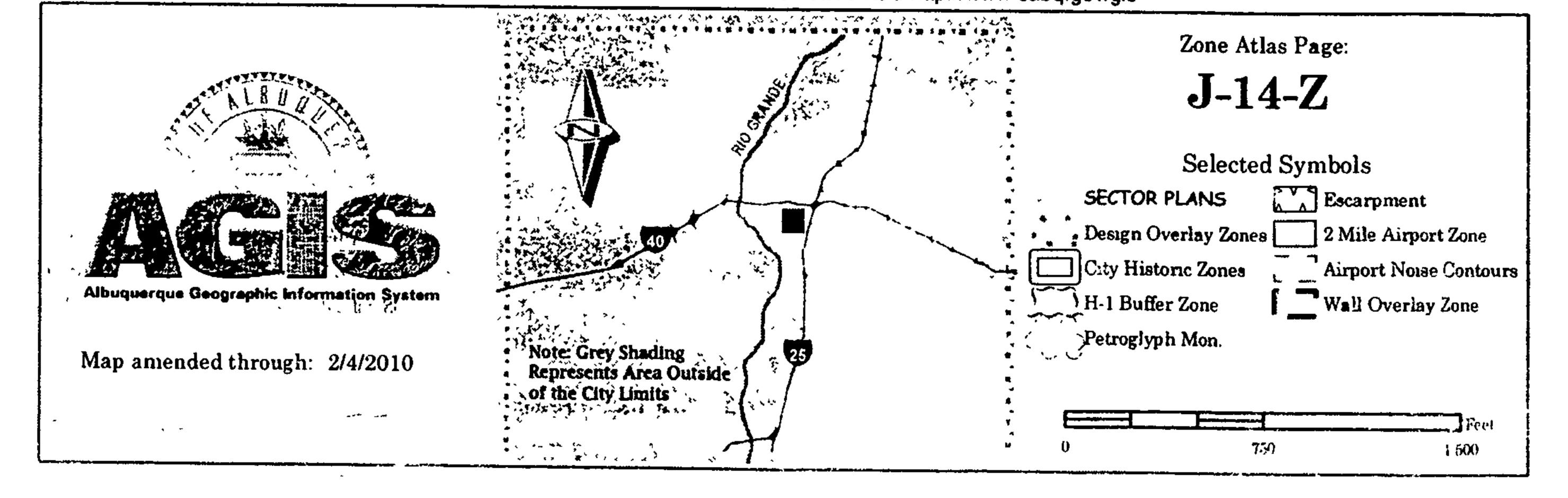
Improvements, if there Zone Atlas map with the en Letter briefly describing, ex	sed subdivision plat (folded to ents showing structures, park is any existing land use (fold itire property(ies) clearly outlin	ofit into an 8 5" by 14" poo king, Bldg setbacks, adjac ed to fit into an 8 5" by 14 ned quest	cent rights-of-way and sileet
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Signed & recorded Final P Design elevations & cross Zone Atlas map with the e Bring original Mylar of plat Copy of recorded SIA Landfill disclosure and EH	to fit into an 8 5" by 14" poor re-Development Facilities Fe sections of perimeter walls ntire property(ies) clearly outly to meeting, ensure property D signature line on the Mylar ated file numbers on the cover.	ket) 6 copies e Agreement for Residen 3 copies ined owner's and City Surveyor of property is within a land er application	r's signatures are on the plat
ensure property owner Signed & recorded Final F	te of No Effect or Approval nal Plat (folded to fit into an 8 er's and City Surveyor's signal Pre-Development Facilities Foldes sections of perimeter wall ments showing structures, page is any existing land use (foldes) clearly out and use foldes and use in an	5" by 14" pocket) 6 copic tures are on the plat prior see Agreement for Resider s (11" by 17" maximum) 3 arking, Bldg setbacks, adjuded to fit into an 8 5" by 1 flined request owner's and City Surveyor if property is within a langer application ser)	copies acent rights-of-way and street (4" pocket) 6 copies or's signatures are on the plat
amendments Significant chat Proposed Amended Prelipocket) 6 copies Original Preliminary Plat, Zone Atlas map with the Letter briefly describing, Bring original Mylar of plat	no clear distinctions between anges are those deemed by the iminary Plat, Infrastructure List, and/or Grentire property(les) clearly out explaining, and justifying the latted file numbers on the content of the conten	significant and minor char he DRB to require public r st, and/or Grading Plan (for ading Plan (folded to fit in itlined request y owner's and City Survey ver application	Your attendance is required. Inges with regard to subdivision notice and public hearing olded to fit into an 8.5" by 14" Ito an 8 5" by 14" pocket) 6 copies Or's signatures are on the plat
I, the applicant, acknowledge information required but not swith this application will likely deferral of actions	ubmitted	Applica	olicant name (print) ant signature / date
Checklists complete Fees collected Case #s assigned Related #s listed	Application case numbers	49	Sed October 2007 5-22-12 Planner signature / date 1007 1



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



City of Albuquerque Planning Department PO Box 1293. 600 Second Street, NW Albuquerque, NM 87103

RE: One Year Extension for Preliminary/Final Plat Approval for Project# 1007963 Lots 17,18,19,20, Block 3, Romero Addition, Zone Atlas Page J-14, Containing 0.33 Acre

To whom it may concern:

I Billy Holler, owner of the above property, am requesting a one year extension on the above referenced case. The preliminary/final plat was approved on June, 2010. The site is located on Kinely Avenue, NW between 5th and 6th Street, NW, containing 0.33 acres. The owner is working on the financing of the project and requires additional time to get the project completed. Please see attached copies for reference.

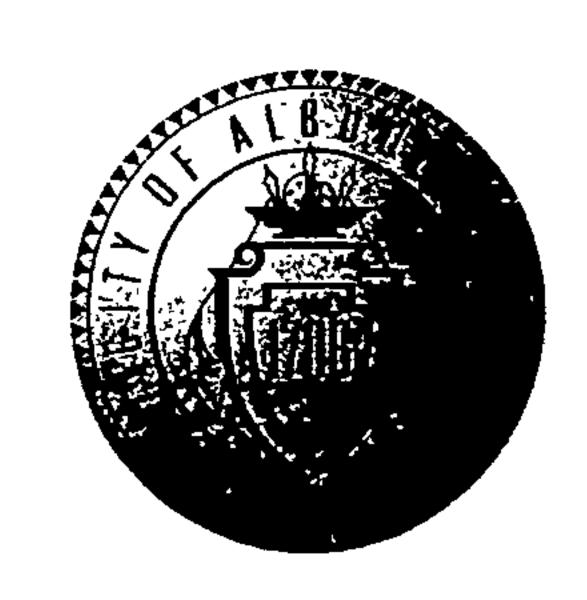
Thank you for your attention regarding this matter, Please contact me at (505) 804-5013 if you require additional information or have any questions.

Sincerely,

Billy Holler- Owner

Buy Hole

CITY OF AI UQUERQUE



May 25, 2010

Shahab Biazar, P.E. Advanced Engineering and Consulting, LLC 4416 Anaheim Ave NE Albuquerque, NM 87113

Re: Billy Holler, 5th and Kinley, Grading and Drainage Plan Engineer's Stamp date 5-17-10 (J14/D166)

Dear Mr. Biazar,

Based upon the information provided in your submittal received 5-17-10, the above referenced plan is approved for Preliminary Platting action by the DRB. Once that board approves the Grading Plan, please submit a copy for signature in order to obtain a Rough Grading Permit.

PO Box 1293

One minor change is required on the Infrastructure List. The "Dirt Work" line item should be changed to "Imported Earth Work".

Albuquerque

If you have any questions, you can contact me at 924-3695.

NM 87103

www.cabq.gov

Sincerely,

Curtis A. Cherne, P.E.

Senior Engineer, Planning Dept.

Development and Building Services

C: 1

file
Brad Bingham

AQIGINAL-

INFRASTRUCTURE LIST

(Rev 9-20-05)

EXHIBIT "A"

TO SUBDIVISION IMPROVEMENTS AGREEMENT

DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

LOTS 17-A, 18-A, & 19-A, BLOCK 3, ROMERO ADDITION PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

Replat of LOTS 17, 18, 19, AND 20, BLOCK 3, ROMERO ADDITION

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair

Date Submitted: 05/20/2010

DRB Project No.: 1007963

DRB Application N - 99 TR - 70291

Date Site Plan Approved:

Date Preliminary Plat Approved 06-02-10

Date Preliminary Plat Expires: 06 · 02-1

letermines that apputenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portion of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approval subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

odivider's response	onsibility will be required	as a condition of	project acceptance and close out by the C	oreseen items which arise during construction	on whic are necessary to complete the project	t and which normally are the	User Department and agent/ow	ner If such approvals	
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DRC#	D.D.C. #						Inspector	P.E.	City Cns
	DRC#								Engineer
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	;	664 CY	Implified		NE CORNER	NW CORNER	- /	/	
<u>-</u> -	\- <u></u> -	004 C 1	DIRT WORK	SITE				<u>,</u>	
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_			reader wall for SIA/Financial	I Kelease					
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	AGENT/OW	NER	_						
			L.		DEVELOPMENT REV	IEW BOARD MEMBER AP	PROVALS		
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				PAGE 1	OF 1				

PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
TRANSPORTATION SECTION

DEVELOPMENT REVIEW BOARD - SPEED MEMO

; . .

DRB CASE NO: 1007963

AGENDA ITEM NO: 4

SUBJECT:

FINAL PLAT
PRELIMINARY PLAT

ENGINEERING COMMENTS:

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.

Define the maintenance responsibilties for the private access easement.

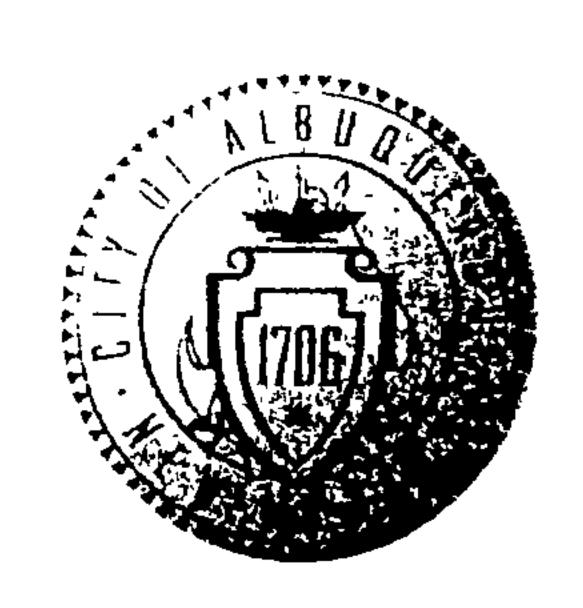
RESOLUTION:

APPROVED ___, DENIED __; DEFERRED __; COMMENTS PROVIDED __; WITHDRAWN __

DELFC * TED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PRKS) (PLNO)

FIGURGATED. (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PSKS) (PSKS

CITY OF A' BUQUERQUE



CITY OF ALBUQUERQUE

PLANNING DEPARTMENT HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

	DRB CASE NO/PROJECT NO: 1007963	AGENDA ITEM NO: 4
	SUBJECT:	
	Final Plat Preliminary Plat	
	ACTION REQUESTED:	
PO Box 1293	REV/CMT:() APP:(x) SIGN-OFF:() EXTN:() AM	END:0
	ENGINEERING COMMENTS:	
Albuquerque	An approved drainage report is on file for Preliminary Plat approved infrastructure list is required for Preliminary Plat An executed SIA with financial guarantees is required for Fire	at approval
VM 87103		
	RESOLUTION:	
/ww.cabq.gov	APPROVED; DENIED; DEFERRED; CO	MMENTS PROVIDED; WITHDRAWN
	SIGNED-OFF: (SEC-PLN) (SP-SUB) (SP-BP) (FP)	BY: (UD) (CE) (TRANS) (PKS) (PLNG)
	DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP)	TO: (UD) (CE) (TRANS) (PKS) (PLNG)
	FOR:	
	SIGNAD: Bradley : Bingham City Dispuseer/AMAFCA Designee 924 30.26	DATE

Current DRC	
Project Number	

FIGURE 12

NAMA

INFRASTRUCTURE LIST

(Rev 9-20-05)

EXHIBIT "A"

TO SUBDIVISION IMPROVEMENTS AGREEMENT

DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

LOTS 17-A, 18-A, & 19-A, BLOCK 3, ROMERO ADDITION PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

Replat of LOTS 17, 18, 19, AND 20, BLOCK 3, ROMERO ADDITION

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Date Submitted: 05/20/2010

Date Site Plan Approved:

Date Preliminary Plat Expires. (6 · 02-1)

DRB Project No.: 1007963

DRB Application N - 4910 1291 1 0 - 70148

िस्तान्त्री व नार्युः १ - १६ हार	"or isings to the listing will	be in corporat	ed administratively. In addition any unforeseen	d as well as the related portion of the fi	is Listing is not necessarily a complete list hose items in the listing and related financial guarantees. All such revisions receivable are necessary to complete the project	ing. During the SIA process and/or in ial guarantee. Likewise, if the DRC Cluire approval by the DRC Chair, the Ut and which normally are the	the review of the construction drawings, if the DRC nair ser Department and agent/owner If such approvals
्टक्षां एत	Constructed Under DRC#	Size	Type of Improvement	Location	From	To	Construction Certification Private Inspector P.E. Engi
- 							

If the site is located in a floodplan, then the finanical guarantee will not be released until the LOMR is approved by FEMA. Street Lights per City requirements. Certified Grading and Dramage and Header Wall for SIA/Financial Release AGENT / OWNER DEVELOPMENT REVIEW BOARD MEMBER APPROVALS Shahab Biazar NAME (print) DRB CHAIR - date PARKS & RECREATION - date The auto de Lagineering and Consulting, LLC 06/02/10 FIRM TRANSPORTATION DEVELOPMENT - date AMAFCA - date "GNATURE - date" ABCWA 2 date - date - date DESIGN REVIEW COMMITTEE REVISIONS

Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

		Supp	lemental 1	form			
SUBE	IVISION		s z	ZONING & PL			
	Major Subdivision action Minor Subdivision action			Annex	ation County Submit	tal	
	Vacation	•	V		EPC Submittal		
	Variance (Non-Zoning)			Zone Noning	•	(Establish or Change	
SITE	DEVELOPMENT PLAN		P	~	Plan (Phase I, II ,	, i ll)	
	for Subdivision for Building Permit				dment to Sector, A rehensive Plan	Area, Facility or	
	Administrative Amendment (A	A)		•		ng Code/Sub Regs)	
	IP Master Development Plan		D		Name Change (L	ocal & Collector)	
STOE	Cert. of Appropriateness (LUC RM DRAINAGE (Form D)	(C)	L A	APPEAL / PR Decision		C, Planning Director or Staff,	
	Storm Drainage Cost Allocation Plan				oning Board of Appea	•	
Planning Depa	YPE IN BLACK INK ONLY. artment Development Services ation. Refer to supplemental f	s Center, 600 2 nd	Street N	W, Albuquerqu			
APPLICATION II	NFORMATION:						
Profession	al/Agent (if any): SBS Construc	tion and Engineerin	g, LLC	· · · · · · · · · · · · · · · · · · ·	PHONE: <u>(505) 899-5570</u>		
ADDRESS:	P. O. Box 10264				FAX: <u>(505)</u> 89	97-4996	
CITY:	Albuquerque	STATE _ <u>r</u>	<u>IM</u> ZIP	87184	E-MAIL: AEC	LLC@aol.com	
APPLICAN	T: Billy Holler				PHONE: _(505)	792-4533	
ADDRESS:	1122 Ortega Road, NW				FAX		
	Albuquerque	STATE	NM	ZIP 87114	E-MAIL:		
	• • • • • • • • • • • • • • • • • • • •			ist <u>all</u> owners:			
•	OF REQUEST:				•		
					•		
• •	ant seeking incentives pursuant to the		•	•		NECECOADY	
	ΓΙΟΝ: ACCURACY OF THE LEGAL	. DESCRIPTION IS	CRUCIAL			NECESSARY.	
Lot or Tract	No. Lots 17, 18, 19, 20			Block	k: <u>3</u>	Unit:	
Subdiv/Add	n/TBKA: <u>Romero Addition</u>						
Existing Zor	ning: <u>S-R</u>	Proposed zo	ning: <u>S-</u>	R	MRGC[O Map No	
Zone Atlas page	e(s): <u>J-14</u>	UPC Code: 1014	10581893	<u>88421809,</u>			
_	rent or prior case number that may be 191, PROJECT #1007963, 09ZHE-80425 TO 0	•	pplication	(Proj., App., DRB-,	AX_,Z_, V_, S_, e	tc.):	
CASE INFORMA Within city li		1000FT of a landfill	!? <u>No</u>				
No. of exist	ing lots:4 No. c	f proposed lots:	4	Total are	ea of site (acres): _	<u>0.33 acres</u>	
LOCATIO	ON PROPERTY BY STREETS: On (or Near: <u>Kinley Av</u>	venue NW				
Between: _	5 th Street		and	6 th Street			
Check-off if	project was previously reviewed by	Sketch Plat/Plan □.	or Pre-ap	olication Review Te	eam □. Date of re	view: 08/04/09 .	
SIGNATURE	AO That AT		•				
SIGNATURE					DATE <u>5-24</u>	<u>+UII</u> .	
(Print)	Shawn Baizar, Managing Mem	ber			Applicant:	Agent:	
OR OFFICIAL I	JSE ONLY				Fo	rm revised 4/07	
INTERNALRO	UTING	plication case number	8	•	Action S.F	. Fees	
All checklists at		ORB.	- 7014	<u>17</u>	<u>epp</u>	\$ 50.00	
All fees have be All case #s are		-			CMF_	\$ <u>20.00</u>	
AGIS copy has	been sent —	-				_ \$	
Case history #s	are listed 000ft of a landfill	<u> </u>				_ \$	
F.H.D.P. densit		-		- <u></u>		_ \$ Total	
F.H.D.P. fee re	is a to	aring date	ا مد	2011		\$ 70.00	
		uning date		·		Ψ	

5-24-11

Project#

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.

		7 _a	
	SKETCH PLAT REVIEW AND COMMENT (DRB22) Scale drawing of the proposed subdivision plat (folded t		Your attendance is required. cket) 6 copies
	Site sketch with measurements showing structures, par	king, Bldg. setbacks, adjac	cent rights-of-way and street
	improvements, if there is any existing land use (fold Zone Atlas map with the entire property(ies) clearly outli	ded to fit into an 8.5" by 14	"pocket) 6 copies
	Letter briefly describing, explaining, and justifying the re	equest	
	List any original and/or related file numbers on the cover	r application	
A	EXTENSION OF MAJOR PRELIMINARY PLAT (DRE	308)	Your attendance is required.
	Preliminary Plat reduced to 8.5" x 11"		
	Zone Atlas map with the entire property(ies) clearly outled Letter briefly describing, explaining, and justifying the research	equest	
	Copy of DRB approved infrastructure list Copy of the LATEST Official DRB Notice of approval for		on request
	List any original and/or related file numbers on the cover	er application	
	Extension of preliminary plat approval expires after on	e year.	
VZ	MAJOR SUBDIVISION FINAL PLAT APPROVAL (D	RB12)	Your attendance is required.
	Proposed Final Plat (folded to fit into an 8.5" by 14" pod	cket) 6 copies	tial development only
	Signed & recorded Final Pre-Development Facilities Fe Design elevations & cross sections of perimeter walls	3 copies	Liai development omy
	Zone Atlas map with the entire property(ies) clearly out	lined	r'e cianoturoe aro on the niet
	Bring original Mylar of plat to meeting, ensure property Copy of recorded SIA		
	Landfill disclosure and EHD signature line on the Mylan	r if property is within a land	Ifill buffer
	List any original and/or related file numbers on the cov DXF file and hard copy of final plat data for AGIS is red	quired.	
	THE STATE OF THE PROPERTY OF THE STATE OF TH	ADDDOMAL (DDDAS)	Your attendance is required.
L.	MINOR SUBDIVISION PRELIMINARY/FINAL PLAT 5 Acres or more: Certificate of No Effect or Approval		
	Proposed Preliminary / Final Plat (folded to fit into an 8 ensure property owner's and City Surveyor's signal	3.5" by 14" pocket) 6 copic	es for unadvertised meetings to submittal
	Signed & recorded Final Pre-Development Facilities F	ee Agreement for Resider	ntial development only
	Design elevations and cross sections of perimeter wal	lls (11" by 17" maximum) 3	copies
	Site sketch with measurements showing structures, pair improvements, if there is any existing land use (for	olded to fit into an 8.5" by 1	4" pocket) 6 copies
	Zone Atlas map with the entire property(ies) clearly ou	ıtlined	
	Letter briefly describing, explaining, and justifying the Bring original Mylar of plat to meeting, ensure property	y owner's and City Surveyo	or's signatures are on the plat
	Landfill disclosure and EHD signature line on the Myla	ir if property is within a land	dfill buffer
	Fee (see schedule) List any original and/or related file numbers on the cov	ver application	
	Infrastructure list if required (verify with DRB Engine DXF file and hard copy of final plat data for AGIS is re	er) equired	
	DAT the and hard copy of final plat data for Acro is re	quirou.	
	AMENDMENT TO PRELIMINARY PLAT (with mind	or changes) (DRB03)	Your attendance is required.
	PLEASE NOTE: There are no clear distinctions between amendments. Significant changes are those deemed by	the DRB to require public r	notice and public hearing.
	Proposed Amended Preliminary Plat, Infrastructure Li	st, and/or Grading Plan (fo	olded to fit into an 8.5" by 14"
	pocket) 6 copies Original Preliminary Plat, Infrastructure List, and/or G	rading Plan (folded to fit in	to an 8.5" by 14" pocket) 6 copies
	Zone Atlas map with the entire property(ies) clearly or	utlined	
	Letter briefly describing, explaining, and justifying the Bring original Mylar of plat to meeting, ensure propert	request by owner's and City Survey	or's signatures are on the plat
	List any original and/or related file numbers on the co	ver application	
	Amended preliminary plat approval expires after one	yeai	
ı	the applicant, acknowledge that any	^	. 6
i	nformation required but not submitted	THRWN BIA	
	vith this application will likely result in leferral of actions.	A DE ASSA	licant name (print)
		Applica	ent signature / date
-		Formevis	ed October 2007
1	☐ Checklists complete Application case numbers ☐ Fees collected ————————————————————————————————————		5-24-11
į	Case #s assigned ————————————————————————————————————	Project #	Planner signature / date
	Related #s listed		

SBS Construction and Engineering, LLC

May 24, 2011

City of Albuquerque Planning Department PO Box 1293, 600 Second Street, NW Albuquerque, NM 87103

RE: One Year Extension for Preliminary/Final Plat Approval for Project# 1007963 Lots 17, 18, 19, 20, Block 3, Romero Addition, Zone Atlas Page J-14, Containing 0.33 Acre

To Whom it may Concern:

SBS Construction and Engineering, LLC, on behalf of Billy Holler, is requesting a one year extension on the above referenced case. The preliminary/final plat was approved on June, 2010. The site is located on Kinely Avenue, NW between 5th and 6th Street, NW, containing, 0.33 acres. The owner is working on the financing of the project and require additional time get the project completed. Please see attached copies for reference.

Thank you for your attention regarding this matter. Please contact me at (505) 804-5013 if you require additional information or have any questions.

Sincerely,

Shawn Biazar, Managing Member

Enclosures JN: Holler



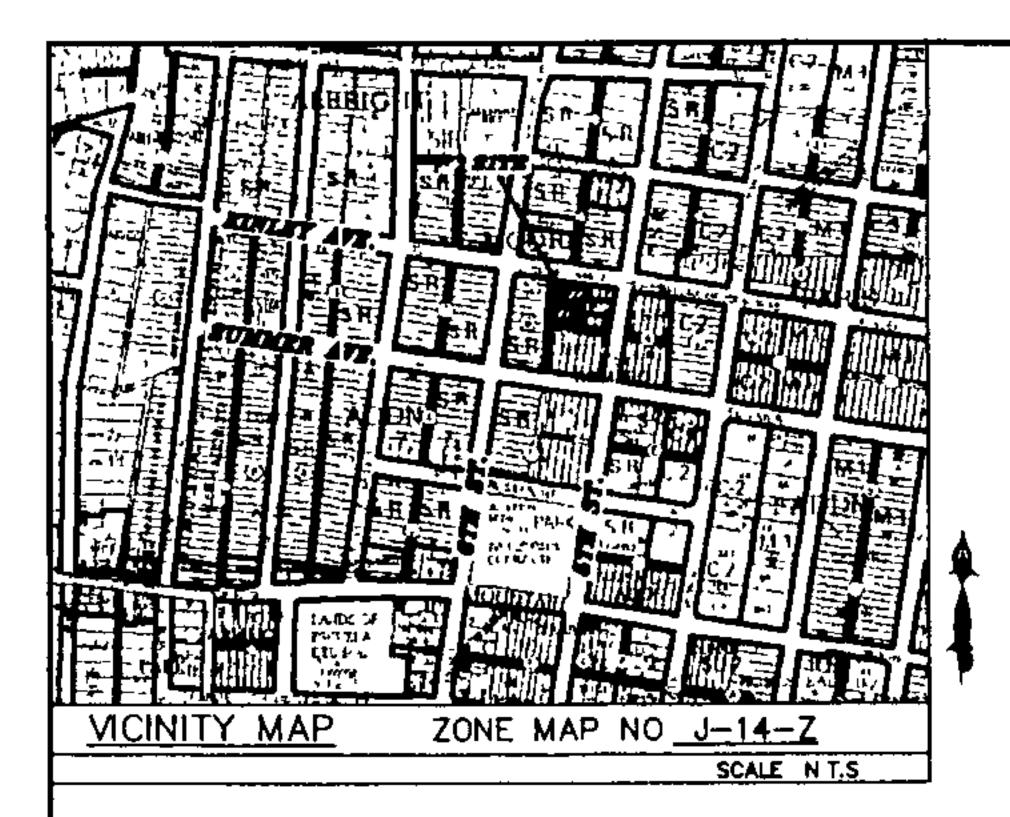
J-14-Z Selected Symbols Escarpment SECTOR PLANS 2 Mile Airport Zone Design Overlay Zones City Historic Zones Airport Noise Contours Albuquerque Geographic Information System H-1 Buffer Zone Wall Overlay Zone Petroglyph Mon Note: Grey Shading **1** Map amended through: 2/4/2010

750

1,500

Represents Area Outside

of the City Limits



DISCLOSURE STATEMENT:

THE PURPOSE OF THIS PLAT IS TO REPLAT FOUR EXISTING LOTS INTO THREE LOTS AND GRANT ANY EASEMENT AS

GENERAL NOTES

- UNLESS NOTED, NO 4 REBAR WITH CAP STAMPED P.S. #9801
- WERE SET AT ALL PROPERTY CORNERS THIS PLAT SHOWS ALL EASEMENTS OF RECORD.
- TALOS LOG NO 2010196555
- BASIS OF BEARINGS IS THE BEARING BETWEEN CITY OF ALBUQUERQUE CONTROL STATIONS "17-J14" AND "12-J13"
- BEARINGS ARE NMSP, GRID, NAD 83, DISTANCES ARE GROUND
- RECORDED BEARINGS AND DISTANCES ARE SHOWN IN
- PARENTHESIS
- SITE DATA. ZONING IS S-R WATER AND SANITARY SEWER SERVICES TO THIS LOT MUST BE VERIFIED AND COORDINATED WITH THE ABCWAU
- . , , . . 0 3133 ACRES TOTAL AREA OF PROPERTY..
- NUMBER OF EXISTING TRACTS/LOTS
- NUMBER OF TRACTS/LOTS CREATED ...
- 12 NO PROPERTY WITHIN THE AREA OF REQUESTED FINAL ACTION SHALL AT ANY TIME BE SUBJECT TO A DEED RESTRICTION, COVENANT, OR BINDING AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON THE LOTS OR PARCELS WITHIN THE AREA OF PROPOSED PLAT THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT OR SITE DEVELOPMENT PLAN FOR SUBDIVISION

LEGAL DESCRIPTION.

A CERTAIN PARCEL OF LAND SITUATE WITHIN PROJECTED SECTION 17, TOWNSHIP 10 NORTH, RANGE 3 EAST, N M P M , BEING IDENTIFIED AS LOTS 17, 18, 19, AND 20, BLOCK 3, ROMERO ADDITION, AS THE SAME ARE SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON DECEMBER 5, 1884 IN PLAT BOOK C, FOLIO 125 AND BEING PARTICULARLY DESCRIBED BY METES AND BOUNDS AS FOLLOWS

BEGINNING AT THE NORTHWEST CORNER OF HEREIN DESCRIBED PARCEL, WHENCE A TIE TO ACS MONUMENT "17--J14" BEARS S 28'44'35" W, A DISTANCE OF 2744 38 FEET,

THENCE S 81°50'51" E, A DISTANCE OF 102.37 FEET TO NORTHEAST CORNER OF TRACT HEREIN DESCRIBED AND A POINT ON SOUTHERLY RIGHT-OF-WAY LINE OF KINLEY AVENUE, NW,

THENCE S 08'52'26" W, A DISTANCE OF 141 99 FEET TO SOUTHEAST CORNER OF TRACT HEREIN DESCRIBED,

THENCE N 81'50'51" W, A DISTANCE OF 89 87 FEET TO SOUTHWEST CORNER OF TRACT HEREIN DESCRIBED.

THENCE N 03'26'09" E, A DISTANCE OF 142 38 FEET TO NORTHWEST CORNER AND POINT OF BEGINNING CONTAINING 0 3133 ACRES (13,647 65 SQ FT), MORE OR LESS,

FREE CONSENT

THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETOR THEREOF SAID OWNER(S) AND/OR PROPRIETOR(S) WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED SAID OWNER(S) / PROPRIETOR(S) DOES HEREBY GRANT ANY AND ALL EASEMENTS AS MAY BE CREATED BY THIS PLAT

OWNER(S) SIGNATURE WILLIAM D. Hell-ev

<u>ACKNOWLEDGMENT</u>

STATE OF Meni Mexico) SS COUNTY OF Becautille)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ________ DAY OF ME._______.

20 10 BY William D. Heller

MY COMMISSION EXPIRES

OFFICIAL SEAL SHAHRAM BIAZAR

TOTAL PERSON TO THE TERM TO THE

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON PROPERTY OWNER OF RECORD _______

BERNAULLO CO TREASURER'S OFFICE. _________________

PROPOSED PLAT OF LOTS 17-A, 18-A, & 19-A BLOCK 3, ROMERO ADDITION

PROJECTED SECTION 17, T. 10 N., R. 3 E., N.M.P.M., TOWN OF ALBUQUERQUE GRANT CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO MAY, 2010

PROJECT NO	1007963

APPLICATION NO <u>09DRB-70291</u>,

UTILITY APPROVALS:

COMCAST

PNM ELECTRIC SERVICES	DATE
NEW MEXICO GAS COMPANY	DATE
QWEST TELECOMMUNICATIONS	DATE

APPROVALS:	
	_
// N/9 mas	5-24-10
CITY SURVEYOR	DATE

ABCWAU	+		DATE

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION

PARKS AND RECREATION	DEPARTMENT	 DATE

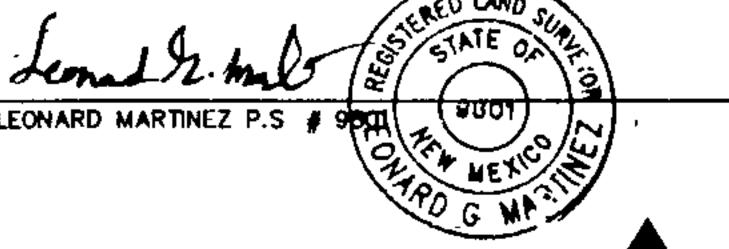
ALBEIGNEROLE METROPOLITAN	APPOYOUR OWN CONTROL ALITHOPITY	ħ'n ΤΕ

CITY ENGINEER	 		DATE

DATE DRB CHAIRPERSON, PLANNING DEPARTMENT

SURVEYORS CERTIFICATE

I, LEONARD MARTINEZ, A DULY PROFESSIONAL LAND SURVEYOR, UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE PLAT WAS PREPARED UNDER MY DIRECT SUPERVISION AND MEETS THE REQUIREMENTS FOR MONUMENTATION AND SURVEY OF THE ALBUQUERQUE REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF



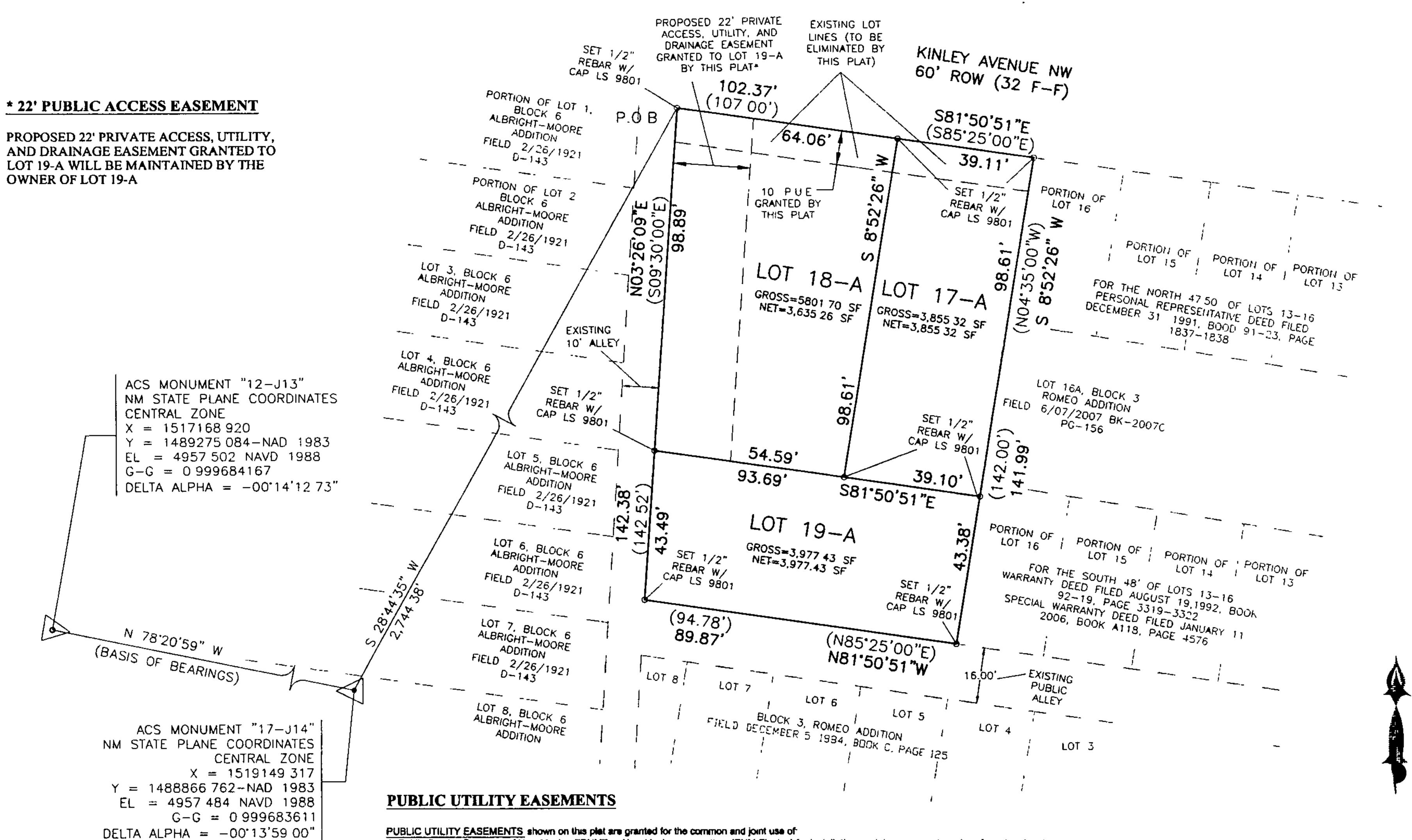


DATE

DATE

SHEET 1 OF 2

DRAWING 200906-PLAT DWG DRAWN BY SEE DATE, 05-14-10



A. Public Service Company of New Mexico ("PNM"), a New Mexico corporation, (PNM Electric) for installation, maintenance, and service of overhead and

- underground electrical lines, transformers, and other equipment and related facilities reasonably necessary to provide electrical services.

 B. New Mexico Gas Company for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas services.
- C. [Telephone Company] for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide communication services
- D [Cable Company] for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide Cable services

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

Easements for electric transformer/switchgears, as installed, shall extend ten (10) feet in front of transformer/switchgear doors and five (5) feet on each side

Disclaimer

In approving this plat, PNM & New Mexico Gas Comapny did not conduct a Title Search of the properties shown hereon. Consequently, PNM & New Mexico Gas Comapny do not waive or release any easement or easement rights which may have been granted by prior plat, replat or other document and which are not specifically described and shown on this plat.



May 24, 2011

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

RE: One Year Extension for Preliminary/Final Plat Approval for Project# 1007963 Lots 17, 18, 19, 20, Block 3, Romero Addition, Zone Atlas Page J-14, Containing 0.33 Acre

To whom it may concern:

I, Billy Holler, as owner of the above referenced property, have authorized SBS Construction and Engineering, LLC, to act on my behalf regarding the preparation and submittal of all necessary materials and applications in connection with the Preliminary/Final Plat Extension Planning Department, DRB or any other City department.

Sincerely,

Billy Holler

Current DRC			FIGURE 12					
roject Number:							Date Submitted:	05/20/2010
			INFRASTRUCTURE LIST			Date Prolimina	e Plan Approved:	0000
	. ~ \	NILL	(Rev 9-20-05)			Date Preliminar	ry Plat Approved:	76021
	-0111		EXHIBIT "A"			•	nary Plat Expires:	
	UKIN.	TO SUBI	DIVISION IMPROVEMENTS AG	REEMENT			DRB Project No.: _	
	U 1,.		EW BOARD (D.R.B.) REQUIRED			· D.	RB Application No	
		LOTS 17-A, 18	3-A, & 19-A, BLOCK 3, ROME	PO ADDITION			10	- 7014
	·	PROPOSED NAM	1E OF PLAT AND/OR SITE DEV	ELOPMENT PLAN				
			, 18, 19, AND 20, BLOCK 3, R					
		EXISTING LEGA	AL DESCRIPTION PRIOR TO P	LATTING ACTION	······································	_		
termines that apputenant or non-essent obtained, these revisions to the listin	itial items can be delet ig will be in corporate	ted from the listing, those stems may be a	guaranteed for the above development. This acture listing, the DRC Chair may include the eleted as well as the related portion of the fireseen items which arise during construction y.	wood stores as one natural and sereted suisticial	Regulationer Trikewise, it the DKC C			
ina y Constructed	Size					Construction Certification		
uaranteed Under	Size	Type of Improvement	Location	From	To	Privat		City Cnst
						Inspector	P.E.	Engineer
DRC # DRC #			•		- 			L
	2 6	HEADERWALL	PEREMETER-3 SIDES (E, S, W)	NE CORNER	MILL CORNER			
		Mpirted		INDCORINER	NW CORNER	- /		
	664 CY	DIRT WORK	SITE			,	1	,
				Approval of Creditable Items		Approval of Cr	editable Items	
·- ·- ·- ·- ·- ·- ·- ·- ·- ·- ·- ·- ·- ·				Impact fee Administrator Signa	ture Date	City User Dept. Sign	nature Date	
1 Certified Cendi-			finanical guarantee will not be rel Street Lights per (leased until the LOMR is approved				
Centilled Gradin	ng and Drainage a	nd Header Wall for SIA/Financial	Release			· · · · · · · · · · · · · · · · · · ·		
2	<u> </u>							
3					<u> </u>			
		· · · · · · · · · · · · · · · · · ·			······································			
AGENT /	AGENT / OWNER DEVELOPMENT REVIEW BOARD MEMBER A							
	hab Biazar E (print) ng and Consultin	g, LLC	DRB CHAIR - date	6/02/0	Christina	Sandoral CREATION - date		
F	TRM	/ TRAN	SPORTATION DEVELOPMENT	- date	AMA	FCA - date		

CITY ENGINEER - date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION DATE DRC CHAIR USER DEPARTMENT AGENT /OWNER

PAGE 1 OF 1

_ - date

ABCWA, date

SIGNATURE - date



DRB CASE ACTION LOG (PAL) FINAL) REVISED 10/08/07

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

D	RB Application No.: 10DRB -70148 Project # 10079163
A	roject Name: Romero ADDAL gent: ADVANCED FAIGH. 2 CONSULT Phone No.:
Yo	our request was approved on by the DRB with delegation of signature(s) to the lowing departments. JTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED
	TRANSPORTATION:
	UTILITIES:
	CITY ENGINEER / AMAFCA:
	PARKS / CIP:
	PLANNING (Last to sign):
	Planning must record this plat. Please submit the following items: -The original plat and a mylar copy for the County Clerk. -Tax certificate from the County Treasurer. -Recording fee (checks payable to the County Clerk). RECORDED DATE: -Tax printout from the County Assessor.

A City of Ibuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

	Su	pplemental fo	orm				
SUBDIVI			S Z	ZONING	& PLA	NNING	
- 	Major Subdivision act				Annex		
	Minor Subdivision act Vacation	lion	1/			County Submitte	
	Vacation Variance (Non-Zoning	a)	V		Zone N		น (Establish or Chang
		3 /			Zoning	•	(
	ELOPMENT PLAN		P		Sector	Plan (Phase I,	H, III)
	for Subdivision Purpo	ses					, Area, Facility or
	for Building Permit	J			•	rehensive Plan	olina en 🔿 e el e (Ocale Die e e)
	Administrative Amend IP Master Developme	` /	n	· · · · · · · · · · · · · · · · · · ·		•	ning Code/Sub Regs) (Local & Collector)
	Cert. of Appropriatent		LA	APPEA		TEST of	(Lucai & Collector)
	DRAINAGE (Form D)	` '	_ /\			on by: DRB, EP	C, LUCC,
	torm Drainage Cost All				Plannir	ng Director or S	taff, ZHE,
					Zoning	Board of Appe	al
Planning Departm time of application	IN BLACK INK ONLY ent Development Serven. Refer to supplement	rices Center, 6	800 2''º Str	eet NW, Albu	querque	completed applies, NM 87102. F	cation in person to the ees must be paid at the
APPLICATION INFO	RMATION:						
Professional/Ag	ent (if any):Advance	d Engineering	LLC			PHONE: (505)	899-55701
	7 Anaheim Avenue NE						
						FAX <u>(505) 89</u>	
CITY: <u>Albuque</u>	<u>rque</u> Si	ATE <u>NM</u>	ZiP	<u>87113</u>	E-MAIL:	_AECLLC@aol.c	om
APPLICANT:	······································					PHONE:	· · · · · · · · · · · · · · · · · · ·
ADDRESS:	······································					FAX:	
CITY:				ZIP			
	est in site:				owners:		
DESCRIPTION OF RE	EQUEST: Replat 4 lots int	o 3 lots to meet t	he zoning re	equirement.			<u> </u>
Is the applicant se	eeking incentives pursuant	to the Family Ho	using Deve	lopment Program	n? Y	es. X No.	
	ACCURACY OF THE LE					· · · · · · · · · · · · · · · · · · ·	MECECCADV
				OIALI ATTAUL			ILCESSART.
Lot or Tract No.	Lots 17, 18, 19, 20	<u> </u>	······································		Block:	3	Unit:
Subdiv/Addn/TRk	(A: Romero Addition						
			 .				<u> </u>
Existing Zoning:	<u>S-K</u>	Propos	sed zoning:	S-R		MRGCD	Map No
Zone Atlas page(s): <u>J-14</u>	UPC Co	de <u>: 10140</u>	<u>58189384218</u>	309		
CASE HISTORY:							
List any current o	r prior case number that m	ay be relevant to	your applic	ation (Proj., App.	., DRB-, A	X_,Z_, V_, S_, etc	;.):
	1, PROJECT # 1007963, (
CASE INFORMATION			<u> </u>				
Within city limits?		thin 1000FT of a	landfill?	No			
No. of existing lo	ts: <u>4</u> N	o. of proposed le	ots: <u>3</u>	To	tal area o	of site (acres): <u>0.3</u>	3 acres
LOCATION PROP	PERTY BY STREETS: On	or Near: 518 Ki	nley Avenu	e NW			
Between:	5 th Street		and	6th Stree	et		
Chack off if project	at was providentally reviewed	hy Chatab Diat/D					001100
Check-on it projec	ct was previously reviewed	by Sketch Plat/P	ian ⊔, or P	re-application Re	eview lea	m □. Date of revi	ew: <u>09/16/09</u> .
SIGNATURE	78.	<u> </u>	<u> </u>	<u> </u>		DATE <u>05/</u>	<u>18/2010</u>
(Print)	Shahah Baizar DE		· · · · · ·			A . 1° . 1	
(Fillit)	Shahab Baizar, P.E.					Applicant	X Agent
FOR OFFICIAL USE ON	LY					Form revised 9/01	, 3/03, 7/03, 10/03, 04/04
☐ INTERNAL ROU	TING	Application ca	ase numb	ers	Αc	ction S.F.	Fees
All checklists are	complete	10DRB.		-70145	之中	2st = 5/2	Fees (5) \$ 355.00)
All fees have been						WE	\$ 20.00
All case #s are as	— — — — — — — — — — — — — — — — — — —				<u> </u>		_ Ψ <u>~~~</u> ,
AGIS copy has be							_ Ψ
Case history #s a							_ Ψ •
Site is within 1000							 Τ _Δ ι
F.H.D.P. density b	JONUS to	Hearing date	0001	7/10			Total \$ 375.00
	$I \qquad \land \land \land$	£	/	10			P 5/5/
Dande	Handler 1	05/24/17		Project #		0-701-	2
	Handles C Planne	r signature / da	te	J	10	U / (())	

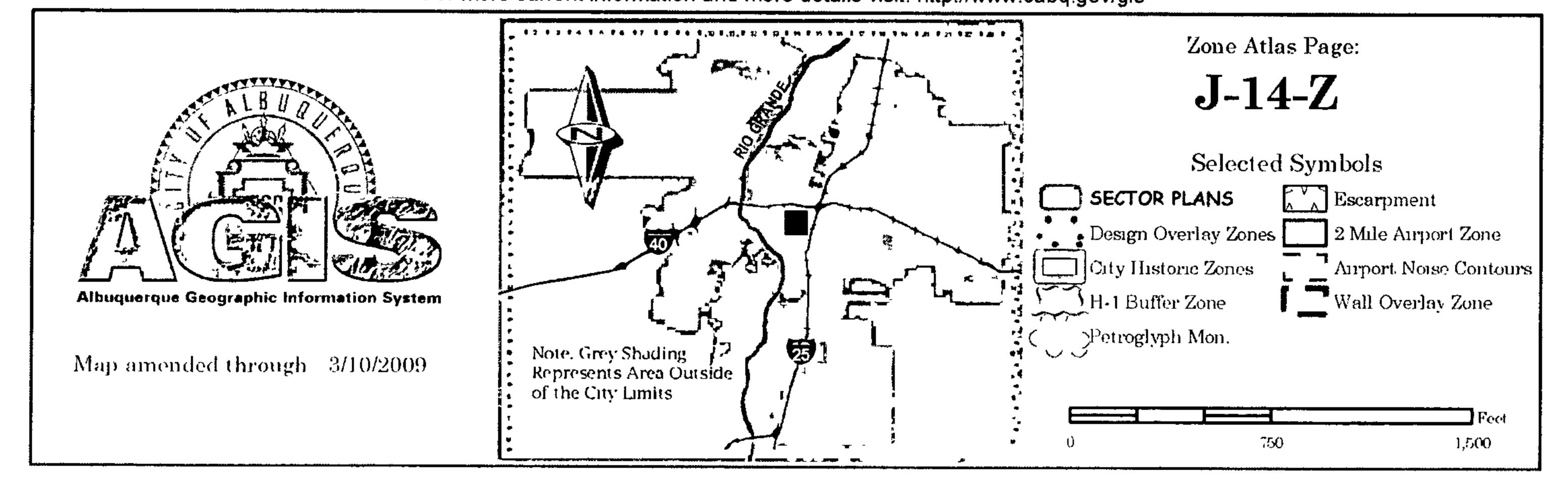
FORM S(3): SUBDIVISION - D.R.B. MEETING (UNADVERTISED) OR INTERNAL ROUTING

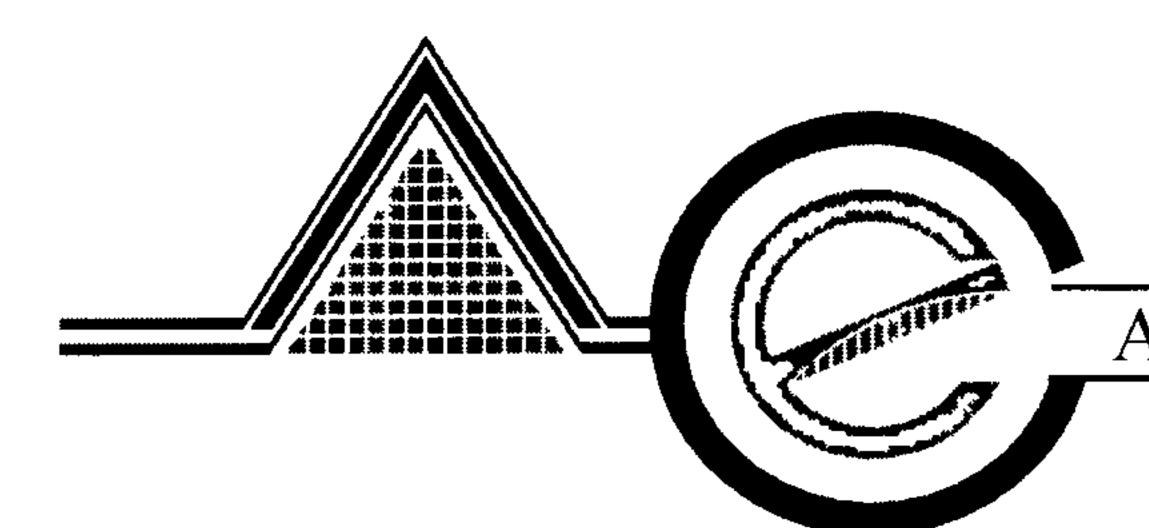
A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.

	SKETCH PLAT REVIEW AND COMMENT (DRB22) Scale drawing of the proposed subdivision plat (folded Site sketch with measurements showing structures, paimprovements, if there is any existing land use (for Zone Atlas map with the entire property(ies) clearly out Letter briefly describing, explaining, and justifying the List any original and/or related file numbers on the covered to th	to fit into an 8.5" by arking, Bldg. setbacks blded to fit into an 8.5 tlined request	s, adiacent rights-of-way and street
	EXTENSION OF MAJOR PRELIMINARY PLAT required. Preliminary Plat reduced to 8.5" x 11" Zone Atlas map with the entire property(ies) clearly ou Letter briefly describing, explaining, and justifying the recopy of DRB approved infrastructure list Copy of the LATEST Official DRB Notice of approval for List any original and/or related file numbers on the covertextension of preliminary plat approval expires after on	request or Preliminary Plat Ex er application	Your attendance is xtension request
	MAJOR SUBDIVISION FINAL PLAT APPROVAL (Description of the proposed Final Plat (folded to fit into an 8.5" by 14" posigned & recorded Final Pre-Development Facilities Feed Design elevations & cross sections of perimeter walls Zone Atlas map with the entire property(ies) clearly out Bring original Mylar of plat to meeting, ensure property Copy of recorded SIA Landfill disclosure and EHD signature line on the Mylar List any original and/or related file numbers on the cover DXF file and hard copy of final plat data for AGIS is red	cket) 6 copies ee Agreement for Re 3 copies tlined owner's and City Su er application	rveyor's signatures are on the plat
	MINOR SUBDIVISION PRELIMINARY/FINAL PLAT \$\frac{1}{\lambda}\$ 5 Acres or more: Certificate of No Effect or Approval Proposed Preliminary / Final Plat (folded to fit into an 8 ensure property owner's and City Surveyor's signal Signed & recorded Final Pre-Development Facilities Fereign Elevations and cross sections of perimeter walls. Site sketch with measurements showing structures, pare improvements, if there is any existing land use (fold to the structure of the structure o	tures are on the plate Agreement for Reset (11" by 17" maximulating, Bldg. setbacks ded to fit into an 8.5" lined equest owner's and City Surer if property is within a er application (r)	copies for unadvertised meetings prior to submittal sidential development only um) 3 copies adjacent rights-of-way and street by 14" pocket) 6 copies
	AMENDMENT TO PRELIMINARY PLAT (with minor PLEASE NOTE: There are no clear distinctions between stamendments. Significant changes are those deemed by the Proposed Amended Preliminary Plat, Infrastructure List pocket) 6 copies Original Preliminary Plat, Infrastructure List, and/or Grazone Atlas map with the entire property(ies) clearly out Letter briefly describing, explaining, and justifying the result original Mylar of plat to meeting, ensure property List any original and/or related file numbers on the coveramended preliminary plat approval expires after one years.	ignificant and minor of the DRB to require public, and/or Grading Planding	changes with regard to subdivision blic notice and public hearing. In (folded to fit into an 8.5" by 14" fit into an 8.5" by 14"
nfo with defe	ne applicant, acknowledge that any rmation required but not submitted this application will likely result in erral of actions.	Appl	Applicant name (print) Sicant signature / date vised October 2007
2	Checklists complete Fees collected Case #s assigned Related #s listed Application case numbers ODED	Sind Project #	Planner(signature / date 1007963



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





ADVANCED ENGINEERING and CONSULTING, LLC

Consulting
Design
Development
Management
Inspection
Surveying

May 18, 2010

Jack Cloud, DRB Chair
City of Albuquerque Planning Department
Plaza Del Sol, 2nd Floor West
600 2nd Street NW
Albuquerque, NM 87102

Re: Preliminary/Final Plat, For Lots 17, 18, 19, & 20, Block 3, Romero Additions, Containing ± 0.33 Acres, Zone Atlas Page J-14-Z

Dear Mr. Cloud:

Advanced Engineering and Consulting, on behalf of Billy Holler, is requesting a Preliminary/Final Plat review for Lots 17, 18, 19, & 20, Block 3, Romero Additions located on south side of Kinley Avenue NW between 5th Street and 6th Street. The lots, based on their exiting configuration, do not meet their zoning lot requirements (S-R Zone). Therefore, we are reconfiguring the lots into three lots to meet the Permissive Uses (section A.4.a) requirements under the S-R Zone.

If you require additional information, please contact our office at your convenience.

Sincerely

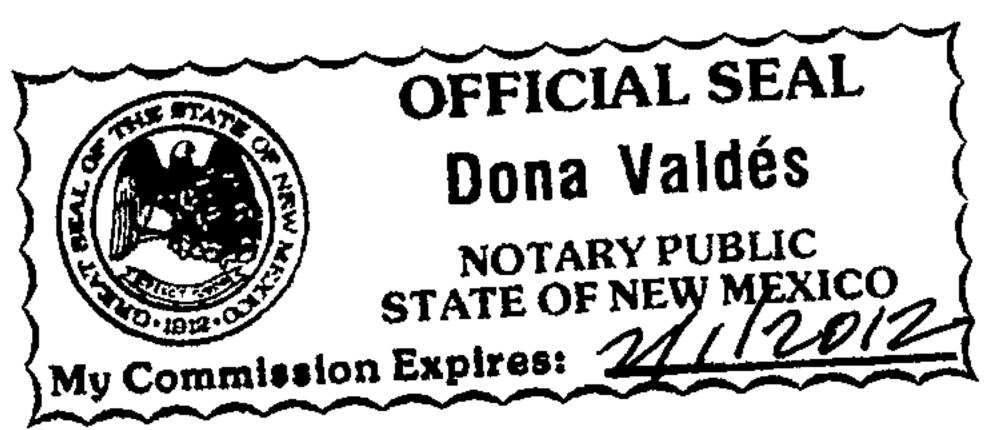
Shahab Biazar, P.E.

Enclosures JN: 200906

ALBUQUERQUE PUBLIC SCHOOLS PRE-DEVELOPMENT FACILITIES FEE AGREEMENT WAIVER

Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, New Mexico ("Albuquerque Public Schools" or "APS"), having reviewed the proposed plat of Lots 17-A, 18-A & 19-A, Romero Addition which is zoned as S-R, on May 24, 2010 submitted by William D. Holler, owner(s) of above property, has determined that no Pre-Development Facilities Fee Agreement is required with respect to that proposed plat because the property owner (s) is re-plating and reconfiguring the existing Four lots into three lots and adding a private access, utility and drainage easement to lot 19-A. This will result in no net gain of residential units.

ALBUQUERQUE PUBLIC SCHOOLS				
By: WWW. Service of the service of t				
Signature Wijenje, Director, Capital Master Plan				
Name (printed or typed) and title				
STATE OF NEW MEXICO				
COUNTY OF BERNALILLO				
This instrument was acknowledged before me on				
KiniTo Vijerje as Discolor	of the Albuquerque Municipal School District			
No. 12, Bernalillo and Sandoval Counties, a school district organized and existing under the laws				
of the State of New Mexico.				
	Dow Malle			
(Seal)	Notary Public			
	My commission expires: Lob/, 2012			



A City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form	
SUBDIVISION (S) Z ZONING & PL	ANNING
	exation
_X Minor Subdivision action Vacation	_ County Submittal EPC Submittal
	e Map Amendment (Establish or Chang
	tor Plan (Phase I, II, III)
-	endment to Sector, Area, Facility or
	nprehensive Plan t Amendment (Zening Code/Sub Bogs)
·	t Amendment (Zoning Code/Sub Regs) et Name Change (Local & Collector)
	ROTEST of
· · · · · · · · · · · · · · · · · · ·	ision by: DRB, EPC, LUCC,
	nning Director or Staff, ZHE, ing Board of Appeal
PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit th Planning Department Development Services Center, 600 2 nd Street NW, Albuquero time of application. Refer to supplemental forms for submittal requirements.	e completed application in nerson to th
APPLICATION INFORMATION:	
Professional/Agent (if any): <u>Advanced Engineering LLC</u>	PHONE: (505) 899-5570°.
ADDRESS: 4417 Anaheim Avenue NE	FAX(505) 897-4996
CITY: <u>Albuquerque</u> STATE <u>NM</u> ZIP <u>87113</u> E-MA	IL: _AECLLC@aol.com
APPLICANT:	
	PHONE:
ADDRESS:	FAX:
CITY: STATE ZIP	E-MAIL:
Proprietary interest in site: List all owner	ers:
DESCRIPTION OF REQUEST: Change the existing Lot sizes to a different Lot configuration to me	
Is the applicant seeking incentives pursuant to the Family Housing Development Program?	
SITE INFORMATION: ACCURACY OF THE LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SE	PARATE SHEET IF NECESSARY.
Lot or Tract No. Lots 17, 18, 19, 20	ock: 3Unit:
Subdiv/Addn/TBKA: Romero Addition	
Existing Zoning: S-R Proposed zoning: S-R	MRGCD Map No
Zone Atlas page(s): J-14 UPC Code: 101405818938421809,	
01 0 0000 <u>- 10 1000-1000-1000</u>	
NACE LUCTORY.	
CASE HISTORY: List any current or prior case number that may be relevant to your application (Proj., App., DRB	1 AV 7 1/ C oto 1:
/ C 7	, AA_,Z_, v_, S_, etc.)
CASE INFORMATION: Within city limits? X Yes Within 1000FT of a landfill? No	
No. of existing lots: 4 No. of proposed lots: 4 Total a LOCATION PROPERTY BY STREETS: On or Near: 5 Kinley Avenue NW	rea of site (acres): <u>0.33 acres</u>
	· · · · · · · · · · · · · · · · · · ·
Between:5 th Street	NU
Check-off if project was previously-reviewed by Sketch Plat/Plan □, or Pre-application Review 1	Team ☑. Date of review: 08/04/09
SIGNATURE	
	DATE <u>09/01/09</u>
OR OFFICIAL USE ONLY (Print)Shahab Baizar, P.E.	Form revised 9/01, 3/03, 7/03, 10/03, 04/04 Applicant X Agent
INTERNAL ROUTING Application case numbers	Action S.F. Fees
All checklists are complete O9DB70291	56 (3) \$ 6
All fees have been collected All case #s are assigned	\$
AGIS copy has been sent	\$
Gase history #s are listed	\$
Site is within 1000ft of a landfill ———————————————————————————————————	<u> </u>
F.H.D.P. density bonus	Total
F.H.D.P. fee rebate Hearing date 09/16/09	\$ <u></u>
2audes Handles 09/08/09 Project # 1	00-701-
Planner signature / date	20100

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 Scale drawing of the proposed subdivision plat (folder Site sketch with measurements showing structures, primprovements, if there is any existing land use (for Zone Atlas map with the entire property(ies) clearly or Letter briefly describing, explaining, and justifying the List any original and/or related file numbers on the contract.	d to fit into an 8.5" by 14 arking, Bldg. setbacks, olded to fit into an 8.5" l utlined request	adjacent rights-of-way and street				
EXTENSION OF MAJOR PRELIMINARY PLAT required.	(DRB08)	Your attendance is				
Preliminary Plat reduced to 8.5" x 11" Zone Atlas map with the entire property(ies) clearly or Letter briefly describing, explaining, and justifying the Copy of DRB approved infrastructure list Copy of the LATEST Official DRB Notice of approval List any original and/or related file numbers on the coefficient of th	request for Preliminary Plat Exte ver application	ension request				
MAJOR SUBDIVISION FINAL PLAT APPROVAL (In Proposed Final Plat (folded to fit into an 8.5" by 14" per proposed Final Plat (folded to fit into an 8.5" by 14"		Your attendance is required.				
Signed & recorded Final Pre-Development Facilities F	ee Agreement for Resi	idential development only				
Design elevations & cross sections of perimeter walls Zone Atlas map with the entire property(ies) clearly or	utlined					
 Bring original Mylar of plat to meeting, ensure property Copy of recorded SIA 						
Landfill disclosure and EHD signature line on the Myla List any original and/or related file numbers on the co	ver application	landfill buffer				
DXF file and hard copy of final plat data for AGIS is re	equired.					
MINOR SUBDIVISION PRELIMINARY/FINAL PLATE 5 Acres or more: Certificate of No Effect or Approval	TAPPROVAL (DRB1	16) Your attendance is required.				
Proposed Preliminary / Final Plat (folded to fit into an ensure property owner's and City Surveyor's signs	•	- · · · · · · · · · · · · · · · · · · ·				
Signed & recorded Final Pre-Development Facilities F	ee Agreement for Resi	idential development only				
Design elevations and cross sections of perimeter wa Site sketch with measurements showing structures, page 25.	arking, Bldg. setbacks,	adjacent rights-of-way and street				
improvements, if there is any existing land use (for zone Atlas map with the entire property(ies) clearly or	ıtlined	by 14" pocket) 6 copies				
Letter briefly describing, explaining, and justifying the Bring original Mylar of plat to meeting, ensure property	-	eyor's signatures are on the plat				
 Landfill disclosure and EHD signature line on the Myla Fee (see schedule) 	ar if property is within a	landfill buffer				
List any original and/or related file numbers on the covering the list if required (verify with DRB Engine	List any original and/or related file numbers on the cover application					
DXF file and hard copy of final plat data for AGIS is re	•					
AMENDMENT TO PRELIMINARY PLAT (with mine PLEASE NOTE: There are no clear distinctions between amendments. Significant changes are those deemed by the Proposed Amended Preliminary Plat, Infrastructure Liebberg (1998).	significant and minor cluber he DRB to require publ	hanges with regard to subdivision ic notice and public hearing.				
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 Bring original Mylar of plat to meeting, ensure property List any original and/or related file numbers on the cov	owner's and City Surver or application	eyor's signatures are on the plat				
Amended preliminary plat approval expires after one y	rai -					
I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.	<u> </u>	pplicant name (print) cant signature / date				
Checklists complete Application case numbers	_	vised October 2007				
Fees collected OPDD -702		Planner/signature / date				
Case #s assigned Related #s listed	Project #	1001963				

CITY OF ALBUQUERQUE



CITY OF ALBUQUERQUE

PLANNING DEPARTMENT

HYDROLOGY DEVELOPMENT SECTION

DEVELOPMENT REVIEW BOARD--SPEED MEMO

DRB CASE NO/PROJECT NO: 1007/262 AGENDA ITEM NO: 7 7963 **SUBJECT:** Sketch Plat/Plan

ACTION REQUESTED:

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

PO Box 1293

Albuquerque

ENGINEERING COMMENTS:

An approved drainage report is required for Preliminary Plat approval. An approved infrastructure list is required for Preliminary Plat approval.

NM 87103

RESOLUTION:

APPROVED ____; DENIED ____; COMMENTS PROVIDED X; WITHDRAWN

www.cabq.gov

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

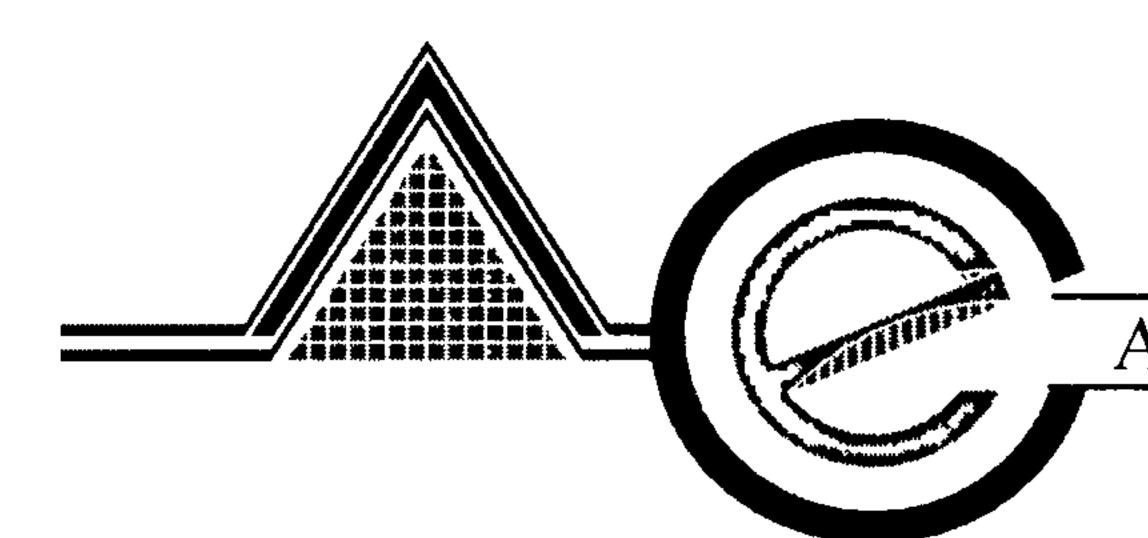
DELEGATED: (SEC-PLN) (SP-SUB) (SP-BP) (FP) TO: (UD) (CE) (TRANS) (PKS) (PLNG)

FOR:

SIGNED: Bradley L. Bingham **DATE**: September 16, 2009

City Engineer/AMAFCA Designee

924-3986



ADVANCED ENGINEERING and CONSULTING, LLC

Consulting
Design
Development
Management
Inspection
Surveying

September 1, 2009

Jack Cloud, DRB Chair
City of Albuquerque Planning Department
Plaza Del Sol, 2nd Floor West
600 2nd Street NW
Albuquerque, NM 87102

Re: Sketch Plat, For Lots 17, 18, 19, & 20, Block 3, Romero Additions, Containing ± 0.33

Acres, Zone Atlas Page J-14-Z

Dear Mr. Cloud:

Advanced Engineering and Consulting, on behalf of Billy Holler, is requesting a Sketch Plat review for Lots 17, 18, 19, & 20, Block 3, Romero Additions located on south side of Kinley Avenue NW between 5th Street and 6th Street. The lots, based on their exiting configuration, do not meet their zoning lot requirements (S-R Zone). Therefore, we are reconfiguring the lots to meet the Permissive Uses (section A.4.a) requirements under the S-R Zone.

If you require additional information, please contact our office at your convenience.

Sincerely,

Shahab Biazar, P.E.

Enclosures JN: 200904

ESTATE MARTINEZTOW SANTA BARBAR PARK SOFIA I E GARCIA SU-2 HM 5 SPRINGER S74 136(5#1 ROOFING TRACT 1 2788 ₹ SU-2 HM SU-2 HM SP 85-412 CORPORATION **ESCUELA** DEL SOL 1000256 SU-2 O MCGLELLAN PARK MUNICIPAL ADDN NO 5 SU-2 HM SU-3 SLADE LD-66-99 COUNTY BERNALIL COUNTY COURTHOUSE ADDN _SU-3 SU-3 DOWNTOWN 2010 SUNWEST V70-28 RAKESTRAW M-1 MARQUETTE ∰SM:R-G 1001351 SUBSTATION SU-3 For more current information and more details visit: http://www.cabq.gov/gis Zone Atlas Page: The state of the s J-14-Z

