



COMPLETED 07/21/10. ~~5th~~
DRB CASE ACTION LOG (Prel/Final)
REVISED 10/08/07

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

DRB Application No.: 10DRB-70195 Project # 1009364
Project Name: Stonygate Village
Agent: Christopher Dehler Phone No.:

Your request was approved on 7-21-10 by the DRB with delegation of signature(s) to the following departments.

OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED

TRANSPORTATION: _____

UTILITIES: _____

CITY ENGINEER / AMAFCA: _____

PARKS / CIP: _____

PLANNING (Last to sign): _____

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

Created On:



DRB CASE ACTION LOG

REVISED 10/08/07

(Pre/Final)

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

DRB Application No.: 10DRB-70195 Project # 1009364
 Project Name: Stonigatt Village
 Agent: Christopher Deblitz Phone No.: _____

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

Created On:

8364

DXF Electronic Approval Form

DRB Project Case #: 1008364

Subdivision Name: STONEGATE VILLAGE LOTS 8A & 9A

Surveyor: CHRISTOPER DEHLER

Contact Person: CHRISTOPER DEHLER

Contact Information: 414-8223

DXF Received: 7/13/2010

Hard Copy Received: 7/13/2010

Coordinate System: NMSP Grid (NAD 27)

Approved

07.13.2010 Date

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

AGIS Use Only
Copied fc **8364** to agiscov on **7/14/2010** Contact person notified on **7/14/2010**

7. ~~Project# 10083647~~
10DRB-70195 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- CHRISTOPHER J DEHLER agent(s) for ELLES WILLIAMS request(s) the above action(s) for all or a portion of Lot(s) 8 & 9, **STONEGATE VILLAGE** zoned SU-1 FOR RD, located on 4900 & 4907 OSO GRANDE CT NE BETWEEN OSUNA RD NE AND MONGOMERY NE containing approximately .3656 acre(s). (F-21) **THE PRELIMINARY/FINAL PLAT WAS APPROVED. A COPY OF THE RECORDED PLAT MUST BE PROVIDED TO THE PLANNING DEPARTMENT.**
8. **Project# 1002819**
10DRB-70090 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- GPS LLC agent(s) for 98TH STREET LLC request(s) the above action(s) for all or a portion of Tract(s) E-5-A, **ALBUQUERQUE SOUTH Unit(s) 3**, zoned C-2, located on GIBSON BLVD SW BETWEEN 98TH ST SW AND AMAFCA AMOLE CHANNEL containing approximately 3.8954 acre(s). (M-9) [*Deferred from 3/24/10, 4/7/10, 4/14/10, 4/21/10, 5/12/10, 6/9/10*] **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING TO SHOW ROADWAY EASEMENT AND FOR THE AGIS DXF FILE.**
9. **Project# 1000572**
10DRB-70164 MAJOR - FINAL PLAT
APPROVAL
- ISAACSON AND ARFMAN PA agent(s) for CENTEX HOMES request(s) the above action(s) for all or a portion of Tract(s) D & J-2A, E-1, H-1 & R-1, **THE PRESIDIO (TO BE KNOWN AS THE PRESIDIO UNIT 2A) Unit(s) 1 & 2**, zoned SU-1 FOR PRD, located on CHICO RD NE BETWEEN EUBANK BLVD NE AND MORRIS ST NE containing approximately 7.482 acre(s). (K-21)[*Deferred from 7/14/10*]**DEFERRED TO 7/28/10 AT THE AGENT'S REQUEST.**
10. **Project# 1008357**
10DRB-70143 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
- CARTESIAN SURVEYS INC agent(s) for RYAN CENTERWALL request(s) the above action(s) for all or a portion of Tract(s) A, **BRENTWOOD PARK COMPLEX** zoned SU-1 PRD, located on CHELWOOD PARK BLVD NE BETWEEN PHOENIX AVE NE AND MENAUL BLVD NE containing approximately 1.6194 acre(s). (H-22) [*Deferred from 6/2/10*] **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF FILE.**

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

11. **Project# 1002123**
10DRB-70196 SKETCH PLAT REVIEW
AND COMMENT
- DEL'S HIDE-A-WAY PARK, LTD request(s) the above action(s) for all or a portion of **SAN CLENTE (AVE) WAY NW** zoned SU-1 RT, located on SAN CLEMENTE (AVE) WAY NW BETWEEN 4TH ST NW AND 2ND ST NW (G-14) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE PROVIDED.**

HEARING DATE 7/21/10 (P: F)

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

2. **Project# 1004360**
10DRB-70159 EXT OF SIA FOR TEMP
DEFER SDWK CONST
RIO GRANDE ENGINEERING agent(s) for ALFELD, LLC request(s) the above action(s) for all or a portion of Lot(s) 1-18, **VENTANA DEL BOSQUE**, zoned RA2, located on MOUNTAIN RD NW BETWEEN GABALDON NW AND RIO GRANDE NW containing approximately 3 acre(s). (J-12) **A TWO YEAR EXTENSION FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**
3. **Project# 1007074**
10DRB-70157 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
ROSS HOWARD SURVEYING COMPANY agent(s) for YVONNE BENCOMO request(s) the above action(s) for all or a portion of Tract(s) 99,109,100,101&103, **(to be known as LOTS 1, 2 & 3 LANDS OF EMILY Y BENCOMO & LOTS A AND B LANDS OF GRIEGO)**, zoned RA-2, located on RIO GRANDE NW BETWEEN PEDONCELLI RD NW AND CIMINO RD NW containing approximately .074 acre(s). (F-13) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR COMMENTS AND TO PLANNING FOR AGIS DXF FILE AND AMAFCA SIGNATURE.**
4. **Project# 1002819**
10DRB-70090 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
GPS LLC agent(s) for 98TH STREET LLC request(s) the above action(s) for all or a portion of Tract(s) E-5-A, **ALBUQUERQUE SOUTH Unit(s) 3**, zoned C-2, located on GIBSON BLVD SW BETWEEN 98TH ST SW AND AMAFCA AMOLE CHANNEL containing approximately 3.8954 acre(s). (M-9) [*Deferred from 3/24/10, 4/7/10, 4/14/10, 4/21/10, 5/12/10*] **DEFERRED TO 6/23/10 AT THE AGENT'S REQUEST.**

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

5. **Project# 1005586**
10DRB-70158 SKETCH PLAT REVIEW
AND COMMENT
ADIL RIZVI agent(s) for ADIL RIZVI request(s) the above action(s) for all or a portion of Lot(s) 23, 24 & PORTIONS OF 9 & 10, Block(s) 21, Tract(s) A, **NORTH ALBUQUERQUE ACRES Unit(s) A**, zoned SU-2 O1, located on PALOMAS AVE NE BETWEEN WYOMING NE AND BARSTOW NE containing approximately 2 acre(s). (D-19) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**
6. **Project# 1008364**
10DRB-70154 SKETCH PLAT REVIEW
AND COMMENT
CHRIS DRHLER agent(s) for ELLES WILLIAMS request(s) the above action(s) for all or a portion of Lot(s) 8 & 9, **STONEGATE VILLAGE**, zoned SU-1, located on OSO GRANDE CT NE BETWEEN OSUNA RD NE AND MONTGOMERY NE containing approximately 0.36 acre(s). (F-21) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE GIVEN.**

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
June 9, 2010
DRB Comments**

ITEM # 6

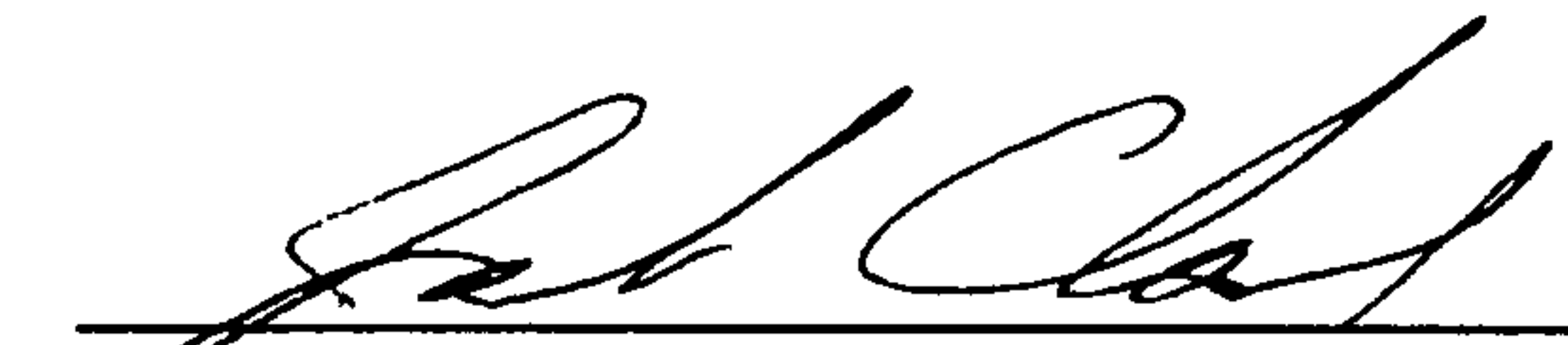
PROJECT # 1008364

APPLICATION # 10-70154

RE: Lots 8 & 9, Stonegate Village

Certification is needed that the existing structure on Lot 8 will comply with the building code regarding the proposed lot line.

A Solar Note consistent with § 14-14-4-7 of the Subdivision Ordinance will be required.



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

HEARING DATE 6-9-10 (SK)
(KS) 01-6-9

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

07/12/2010 Issued By: PLNSDH 81771

Permit Number: 2010 070 195 **Category Code 910**

Application Number: 10DRB-70195, Minor - Preliminary/ Final Plat Approval

Address:

Location Description: 4900 & 4904 OSO GRANDE CT NE BETWEEN OSUNA RD NE AND MONTGOMERY NE

Project Number: 1008364

Applicant
ELLES WILLIAMS

4904 OSO WILLIAMS
ALBUQUERQUE NM 87111
280-8360

Agent / Contact
Christopher J Dehler

3827 Palacio Del Grande Ct Ne
Albuquerque NM 87107
414-8223

Application Fees

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

City Of Albuquerque
Treasury Division

7/12/2010 3:56PM LOC: ANMX
WSH 006 TRANS# 0047
RECEIPT# 00122774-00122774
PERMIT# 2010070195 TRSCXC
Trans Amt \$305.00
Conflict Manag. Fee \$20.00
DRB Actions \$285.00
CK \$305.00
CHANGE \$0.00

Thank You

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

Supplemental form

S Z ZONING & PLANNING

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

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

APPLICATION INFORMATION:

Professional/Agent (if any): CHRISTOPHER J. DEHLER PHONE: 505-414-8223
 ADDRESS: 3827 PALACIO DEL RIO GRANDE N.W FAX: _____
 CITY: ALBUQUERQUE STATE NM ZIP 87107 E-MAIL: dehlersurveying@gmail.com

APPLICANT: ELLES WILLIAMS PHONE: 280-8360
 ADDRESS: 4904 OSO GRANDE CT. NE. FAX: egwill@comcast.net
 CITY: ALBUQUERQUE STATE NM ZIP 87111 E-MAIL: _____
 Proprietary interest in site: OWNER List all owners: LILIAN B O'CONNOR ESTATE

DESCRIPTION OF REQUEST: LOT LINE ADJUSTMENT

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

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

Lot or Tract No. LOTS EIGHT (8) & NINE (9) Block: _____ Unit: _____
 Subdiv/Addn/TBKA: STONEGATE VILLAGE
 Existing Zoning: SU-1 RD Proposed zoning: N/A MRGCD Map No N/A
 Zone Atlas page(s): F-21 UPC Code: Lot 8: 102106102218330411
Lot 9: 102106102418730412

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX-, Z-, V-, S-, etc.):
10DRB 70154 PROJ. # 1008364

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: 2 No. of proposed lots: 2 Total area of site (acres): 0.3650
 LOCATION OF PROPERTY BY STREETS. On or Near: 4900; 4904 OSO GRANDE CT. NE
 Between: OSUNA RD. NE and MONTGOMERY NE
 Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: 4/9/2010

SIGNATURE _____ DATE _____
 (Print) CHRISTOPHER J. DEHLER 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
<u>10DRB 70195</u>	<u>P&F</u>	<u>5(3)</u>	<u>\$ 285.00</u>
_____	<u>CMF</u>	_____	<u>\$ 20.00</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
Hearing date <u>07/21/10</u>			Total <u>\$ 305.00</u>

Sandy Handley 07/12/10 Project # 1008364
 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.**
 - 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.

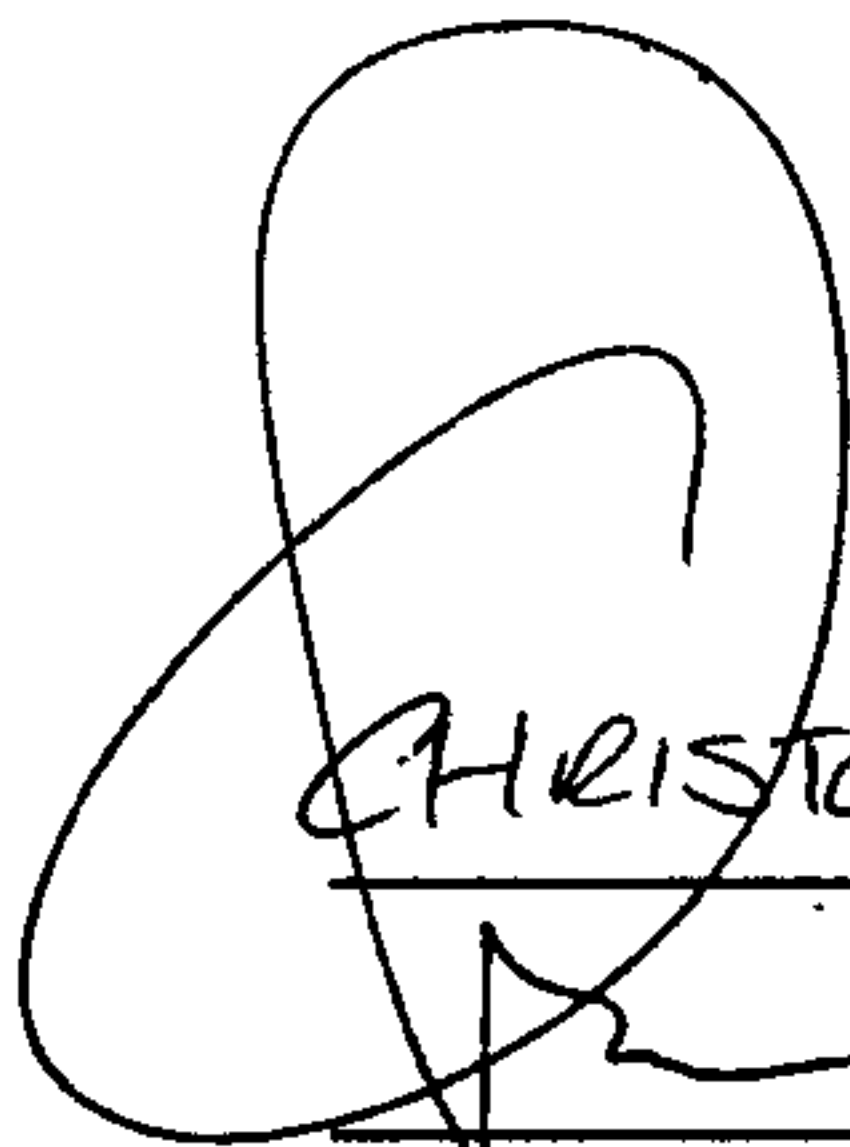
- AMENDMENT TO PRELIMINARY PLAT (with minor changes) (DRB03)** **Your attendance is required.**

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.


CHRISTOPHER J. WEHLER
 Applicant name (print)
7/12/10
 Applicant signature / date

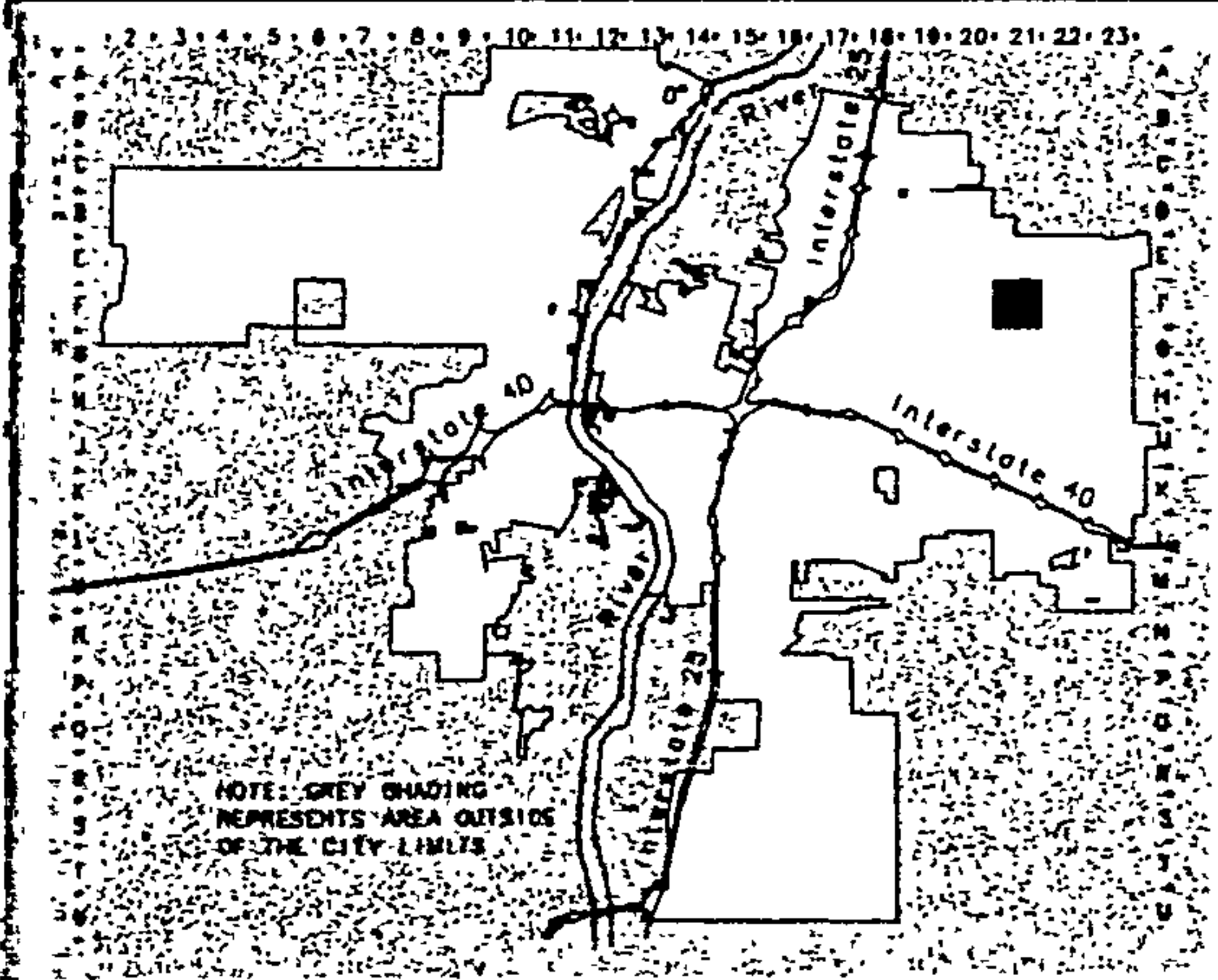
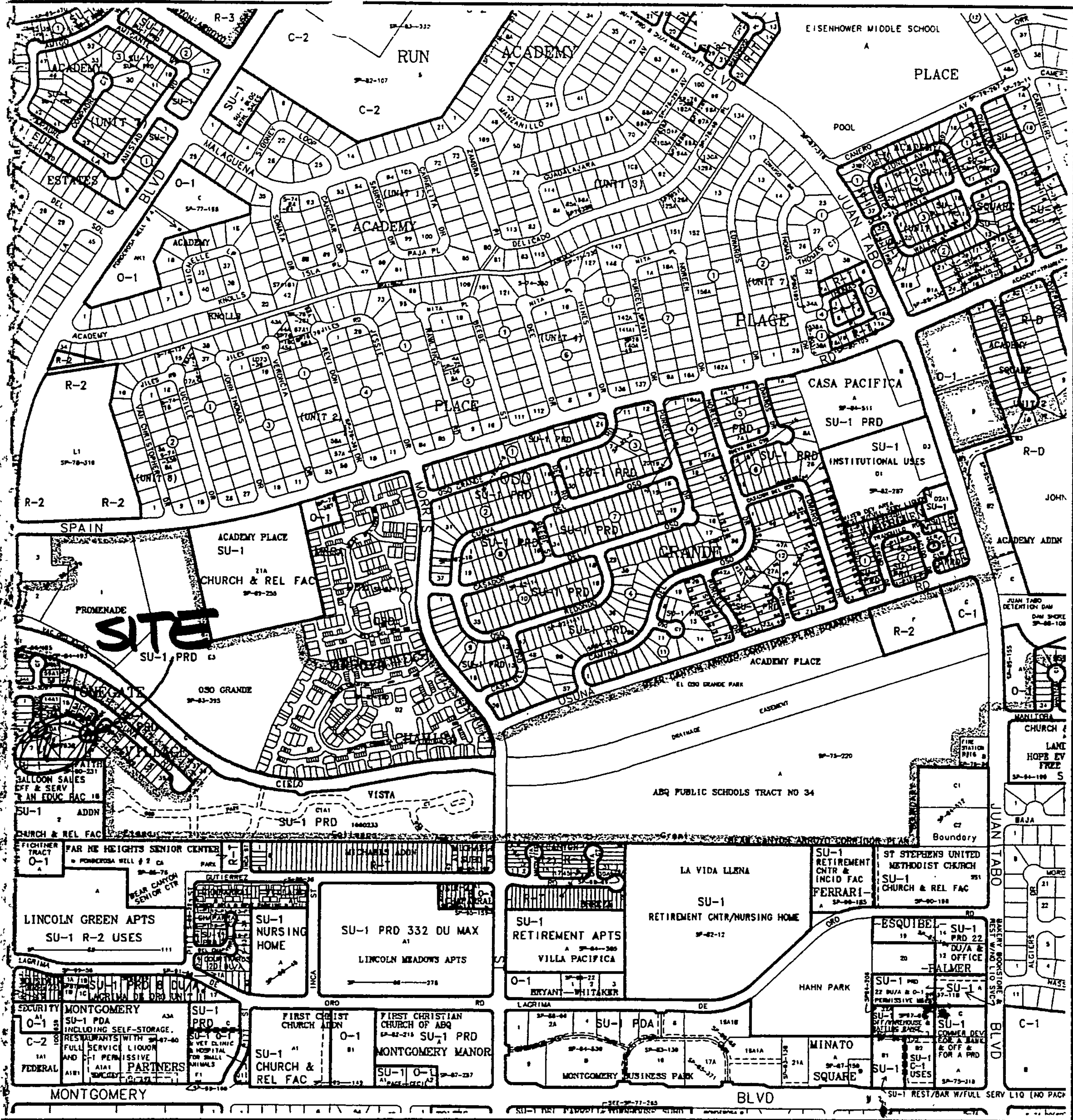


Form revised October 2007

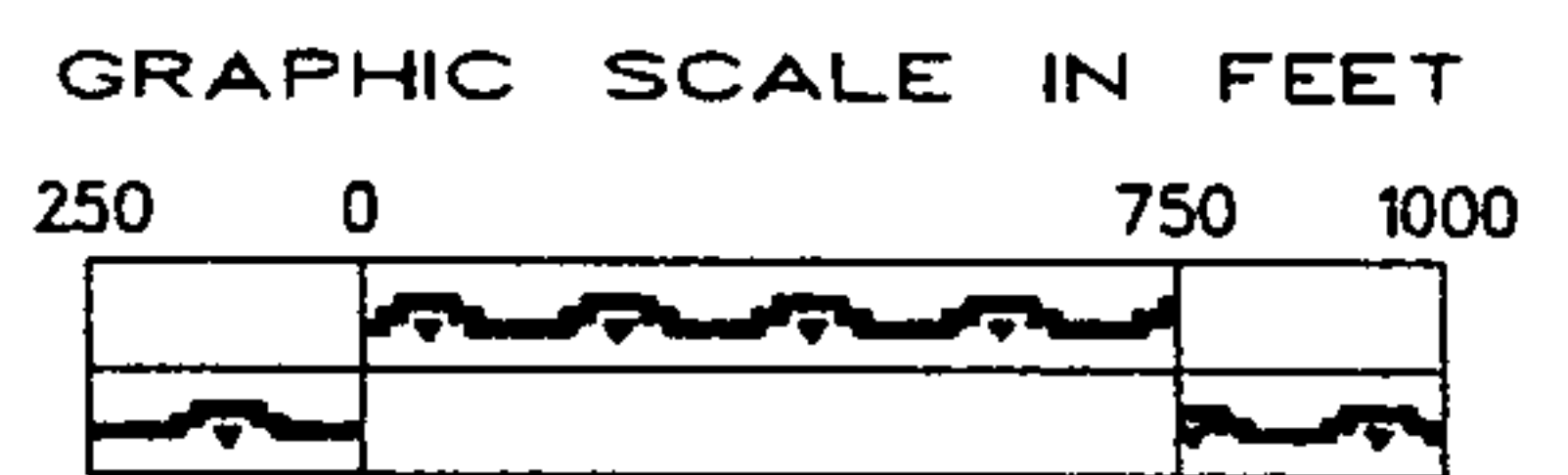
- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
 10 DRB - 70195

Sandy Handley 07/12/10
 Planner signature / date
 Project # 1008364



CITY OF
Albuquerque
Albuquerque Geographic Information System
PLANNING DEPARTMENT
© Copyright 2001



Zone Atlas Page
F-21-Z
Map Amended through July 19, 2001



CHRISTOPHER J. DEHLER P.L.S.

3827 Palacio Del Rio Grande N.W. Albuquerque, New Mexico 87107
Ph: 414-8223 E-mail: dehlersurveying@q.com

July 11, 2010

To: Members of COA DRB
Re: Request for approval of a lot line adjustment.

REQUEST LETTER

Two (2) lot owners wish to adjust their common lot line approximately five (5) feet to the southwest. This would create a zero - lot line situation for one of the lots which is a common situation for this particular neighborhood (Stonegate Village). This lot line adjustment would fit the land-use pattern of these two (2) neighbors and both would like to see the city approve this action at this time, before either might sell their lot at a future date. This action has been to sketch plat hearing with no adverse reactions and all comments have been addressed in this submittal for final plat approval. Thank you for your time in this matter.

**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 8-A and 9-A, Stonegate Village which is zoned as SU-1 for PRD , on July 12, 2010 submitted by Lillian O'Conner owner of Lot 8-A, and Elles Gates Williams owner of Lot 9-A , 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) propose a lot line adjustment between original lots 8 and 9, to create new lots 8-A and 9-A. This will result in no net gain of residential units.

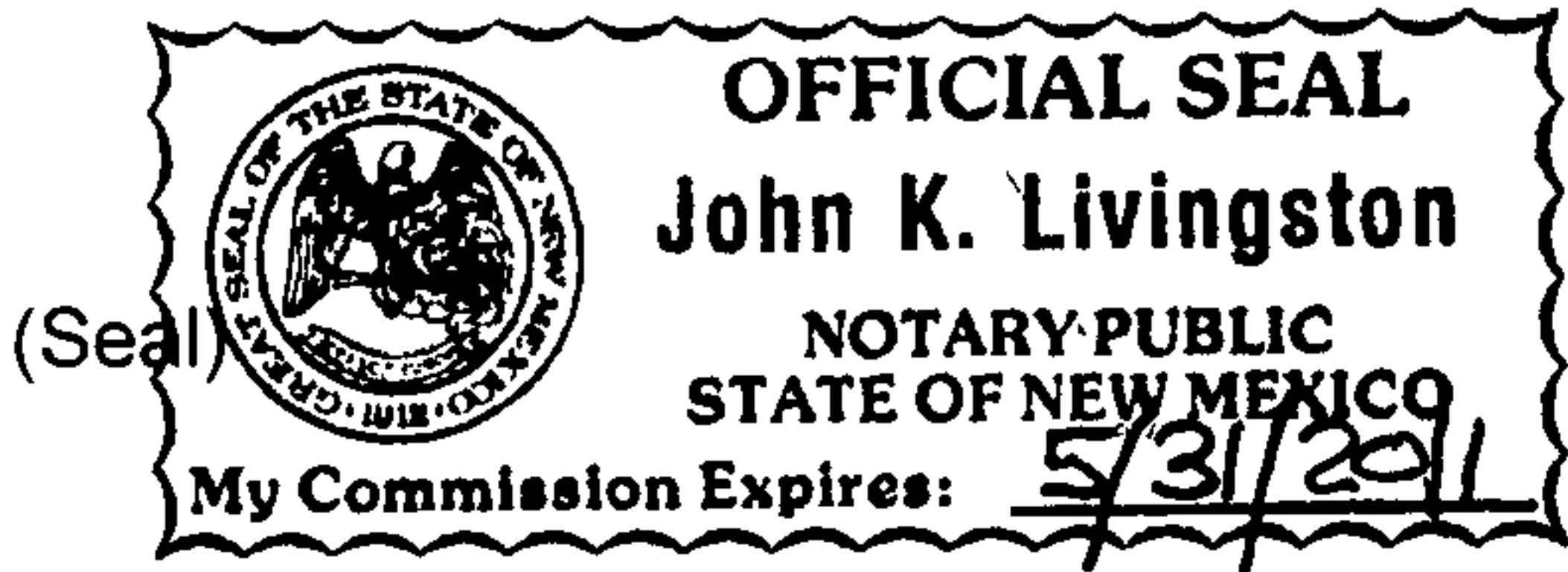
ALBUQUERQUE PUBLIC SCHOOLS

By: April L. Winters
Signature

April L. Winters, Facilities Fee Planner
Name (printed or typed) and title

STATE OF NEW MEXICO
COUNTY OF BERNALILLO

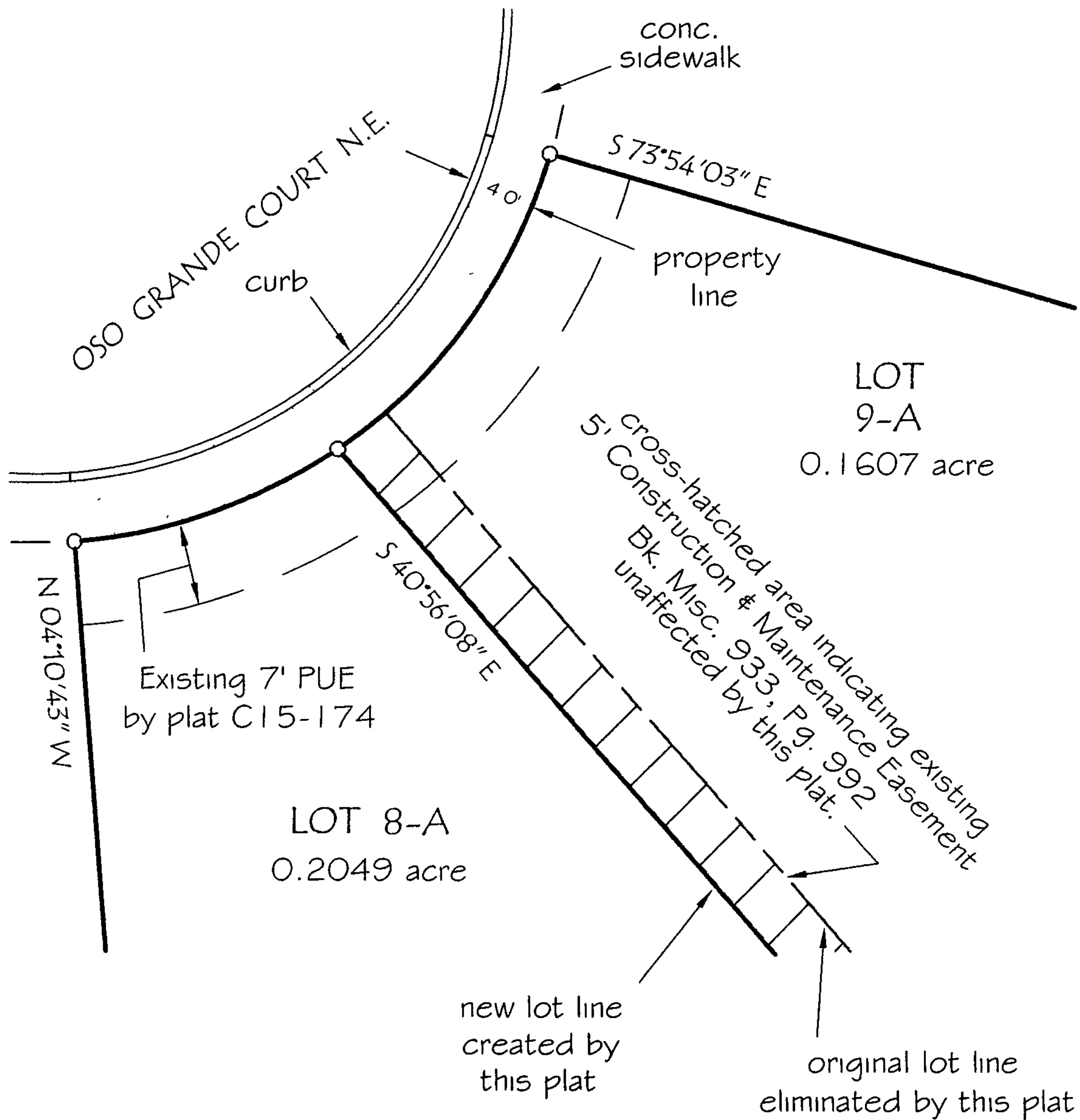
This instrument was acknowledged before me on JULY 12, 2010 , by APRIL L. WINTERS as FACILITY FEE PLANNER of the Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, a school district organized and existing under the laws of the State of New Mexico.



John K. Livingston
Notary Public
My commission expires: 5/31/2011

EXHIBIT

LOT LINE ADJUSTMENT
LOTS 8-A & 9-A
STONEGATE VILLAGE



ENGINEER'S CERTIFICATION

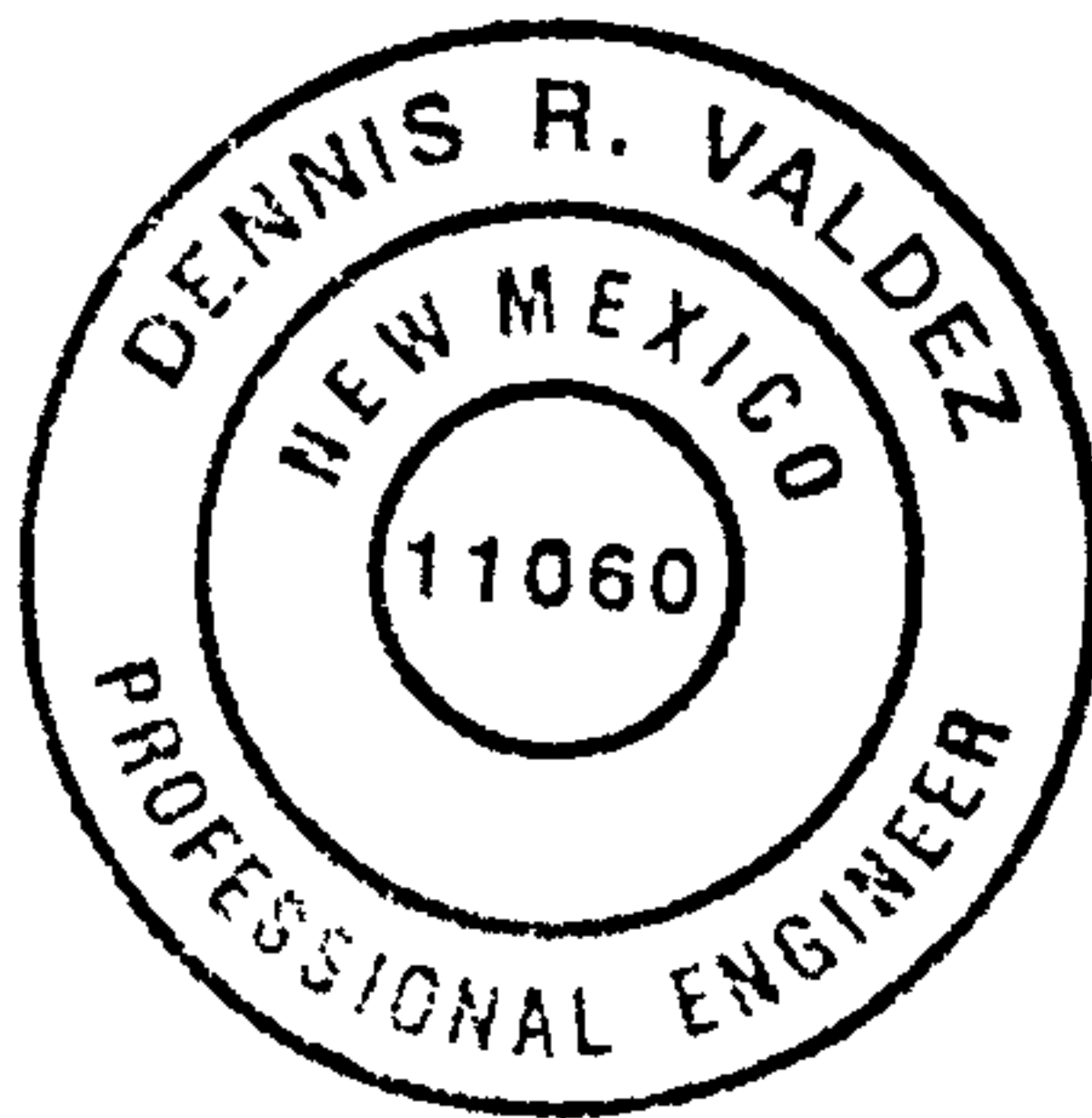
Project #1008364

Application #10-70154

Re: Lots 8 & 9, STONEGATE VILLAGE

This is to certify that the existing structure (single-family dwelling) on Lot numbered Eight (8) of STONEGATE VILLAGE, having a physical address of 4900 Oso Grande Court N.E., Albuquerque, New Mexico, 87111, complies with the City of Albuquerque Building Code regarding the proposed lot line in this case. The wall of the existing structure adjacent to the proposed lot line meets the requirements for a "One (1) hour fire resistant wall" as described in Section R317 of the International Residential Code.

Dennis R. Valdez 6-21-10
Dennis Valdez P.E. Date



ACS Control Monument "33_F21"
 NAD 83
 N 1.506.002.308
 E 1.556.840.986
 ground to grid factor: 0.999642976
 mapping angle: 00°09'39.24"

CH BRNG	CHORD
N 70°44'12" E	25.32
N 55°52'11" E	30.56

OSO GRANDE COURT N.E.
 (41' right of way)

Lot 10
 STONEGATE VILLAGE
 10/30/79 C15-174
 Doc #1979081814

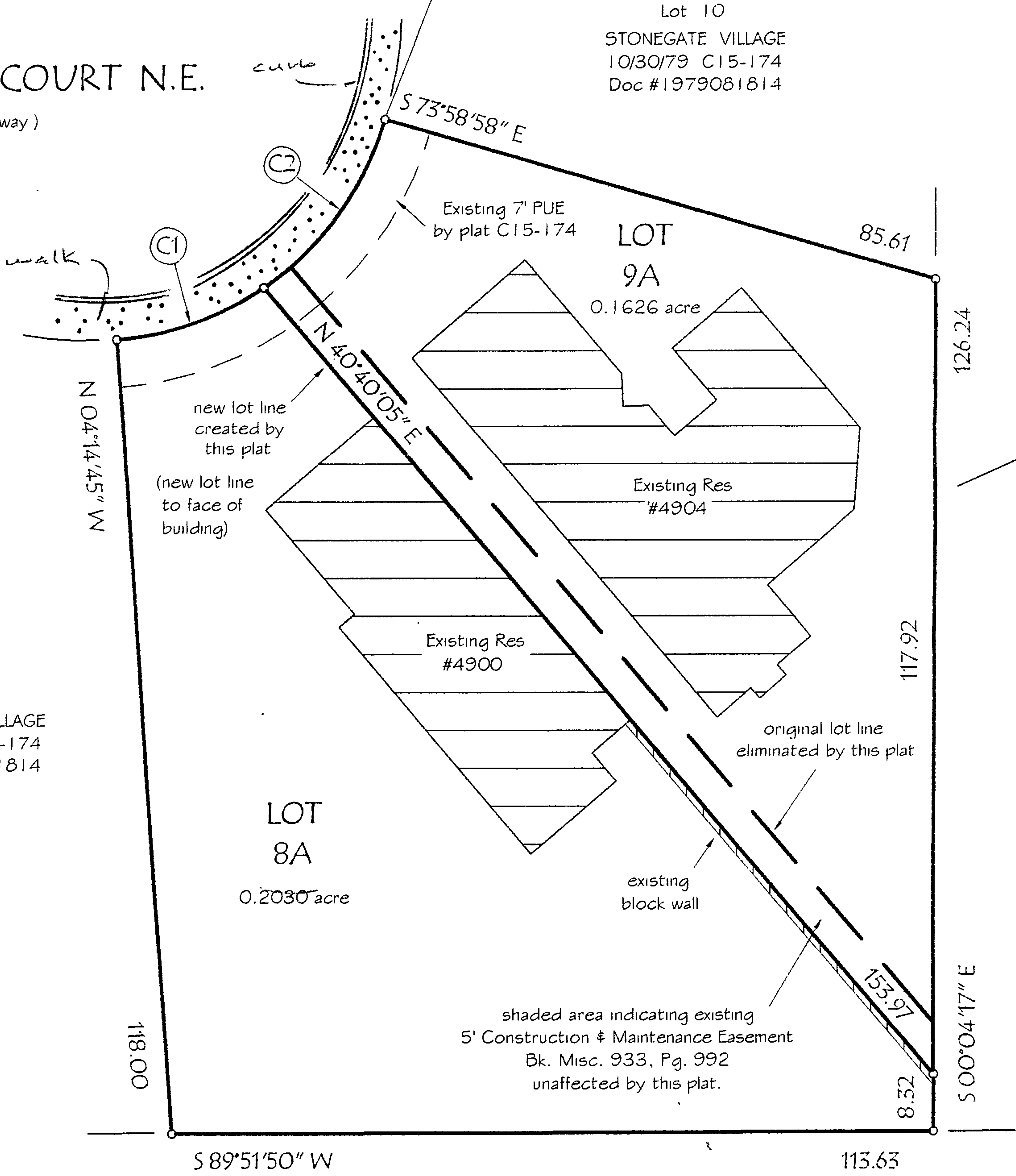
Lot 2
 STONEGATE
 10/30/79 C
 Doc #1979

Lot 3
 STONEGATE
 10/30/79 C
 Doc #1979

Lot 7
 STONEGATE VILLAGE
 10/30/79 C15-174
 Doc #1979081814

LOT 8A
 0.2030 acre

LOT 9A
 0.1626 acre



Lot 1
 FAITH ADDITION

40



City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

Supplemental form

S Z ZONING & PLANNING

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

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

APPLICATION INFORMATION:

Professional/Agent (if any): CHRIS DEHLER PHONE: 414-8223
 ADDRESS: 3827 PALACIO DEL RIO GRANDE NW FAX: _____
 CITY: ALB STATE NM ZIP 87107 E-MAIL: dehlersurveying@gmail.com

APPLICANT: ELLES WILLIAMS PHONE: 280-8360
 ADDRESS: 4904 OSO GRANDE CT. NE FAX: _____
 CITY: ALB STATE NM ZIP 87111 E-MAIL: egwill@comcast.net
 Proprietary interest in site: owner List all owners: LILLIAN B. O'CONNOR ESTATE

DESCRIPTION OF REQUEST: LOT LINE ADJUSTMENT

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

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

Lot or Tract No. LOTS EIGHT (8); NINE (9) Block: _____ Unit: _____
 Subdiv/Addn/TBKA: STONEGATE VILLAGE
 Existing Zoning: SU-1 Proposed zoning: N/A MRGCD Map No N/A
 Zone Atlas page(s): F-21 UPC Code: 102106102418730412 - Lot 9
102106102218330411 - Lot 8

CASE HISTORY:

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

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: 2 No. of proposed lots: 2 Total area of site (acres): 0.36
 LOCATION OF PROPERTY BY STREETS: On or Near: 4900 ; 4904 Oso Grande Ct. NE
 Between: Osuna Road and Montgomery
 Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: _____

SIGNATURE _____ DATE _____
 (Print) CHRISTOPHER J. DEHLER Applicant: Agent:

FOR OFFICIAL USE ONLY

Form revised 4/07

	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> INTERNAL ROUTING	<u>10DRB - 70154</u>	<u>SR</u>		\$ <u>0</u>
<input checked="" type="checkbox"/> All checklists are complete				\$ _____
<input checked="" type="checkbox"/> All fees have been collected				\$ _____
<input checked="" type="checkbox"/> All case #s are assigned				\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent				\$ _____
<input checked="" type="checkbox"/> Case history #s are listed				\$ _____
<input type="checkbox"/> Site is within 1000ft of a landfill				\$ _____
<input type="checkbox"/> F.H.D.P. density bonus				\$ _____
<input checked="" type="checkbox"/> F.H.D.P. fee rebate				Total \$ <u>0</u>

Hearing date June 9, 2010

 Planner signature / date

Project # 1008364

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

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

SKETCH PLAT REVIEW AND COMMENT (DRB22) **Your attendance is required.**

- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- List any original and/or related file numbers on the cover application

EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08) **Your attendance is required.**

- Preliminary Plat reduced to 8.5" x 11"
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Copy of DRB approved infrastructure list
- Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
- List any original and/or related file numbers on the cover application

Extension of preliminary plat approval expires after one year.

MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12) **Your attendance is required.**

- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Signed & recorded Final Pre-Development Facilities Fee Agreement for **Residential** development only
- Design elevations & cross sections of perimeter walls **3 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Copy of recorded SIA
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- List any original and/or related file numbers on the cover application
- DXF file and hard copy of final plat data for AGIS is required.

MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) **Your attendance is required.**

- 5 Acres or more: Certificate of No Effect or Approval
- Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) **6 copies** for unadvertised meetings ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
- Signed & recorded Final Pre-Development Facilities Fee Agreement for **Residential** development only
- Design elevations and cross sections of perimeter walls (11" by 17" maximum) **3 copies**
- Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- Fee (see schedule)
- List any original and/or related file numbers on the cover application
- Infrastructure list if required (**verify with DRB Engineer**)
- DXF file and hard copy of final plat data for AGIS is required.


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

PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.

- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
- List any original and/or related file numbers on the cover application

Amended preliminary plat approval expires after one year

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

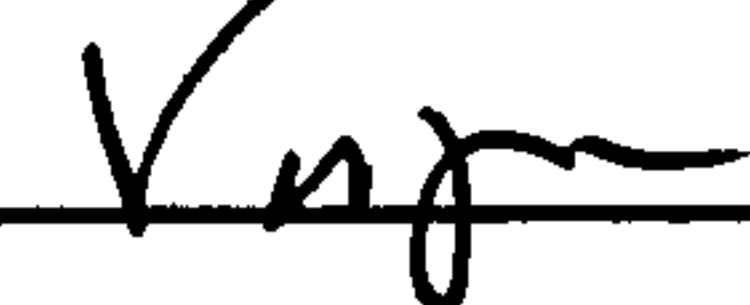

CHRISTOPHER J. DEHLER
 Applicant name (print)
 Applicant signature / date



Form revised October 2007

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

Application case numbers
10DRB - _____ - 70154

 **S.27.10**
 Planner signature / date
 Project # **1008364**



CHRISTOPHER J. DEHLER P.L.S.

*3827 Palacio Del Rio Grande N.W. Albuquerque, New Mexico 87107
Ph: 414-8223 E-mail: dehlersurveying@q.com*

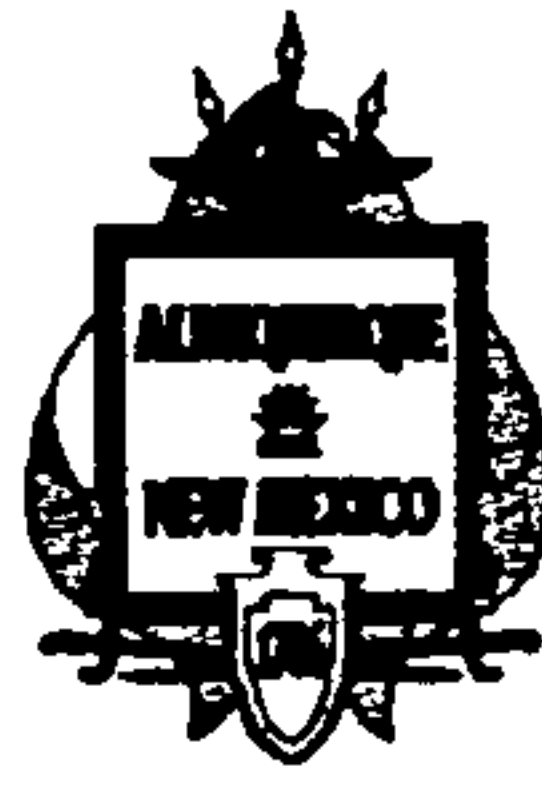
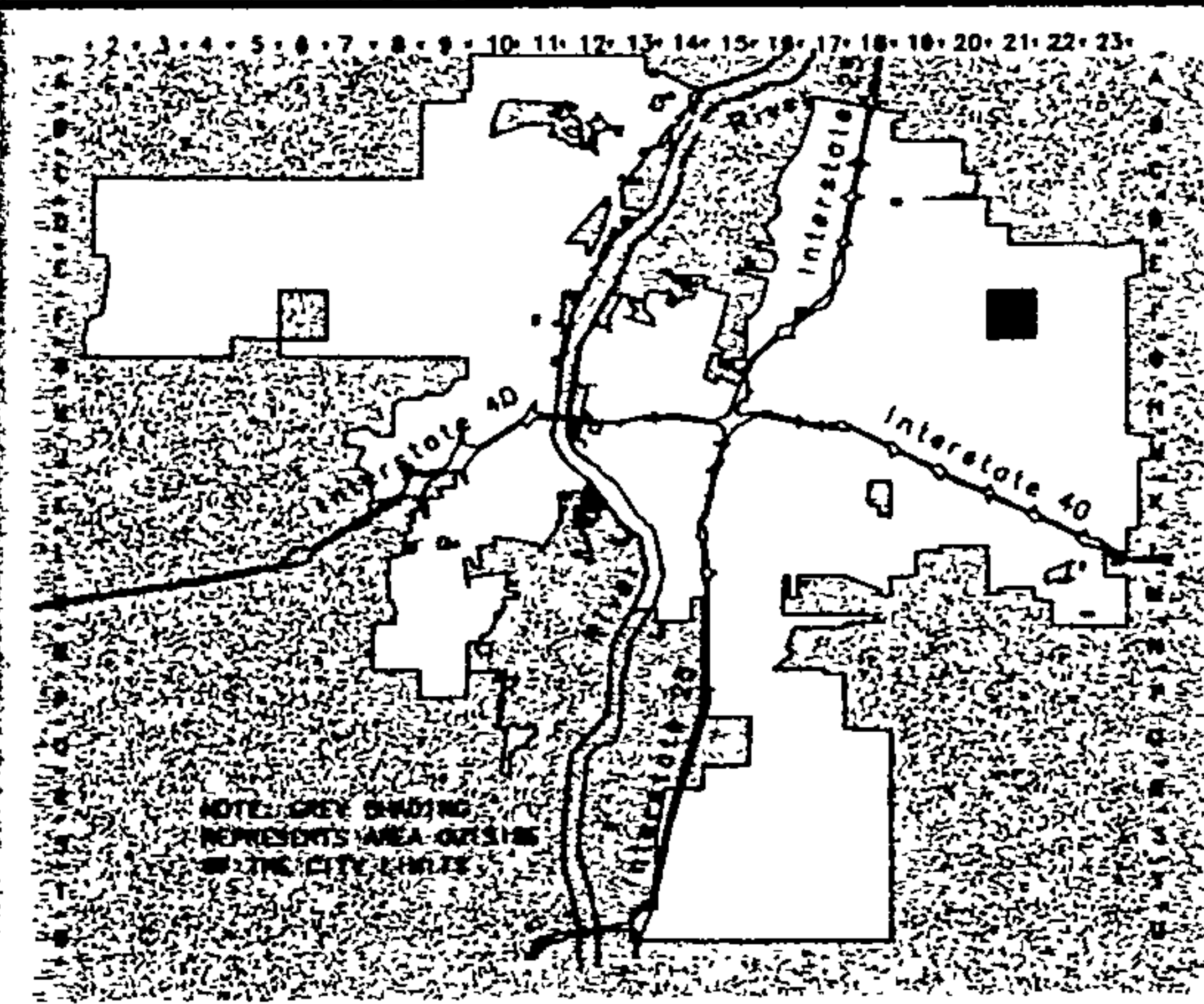
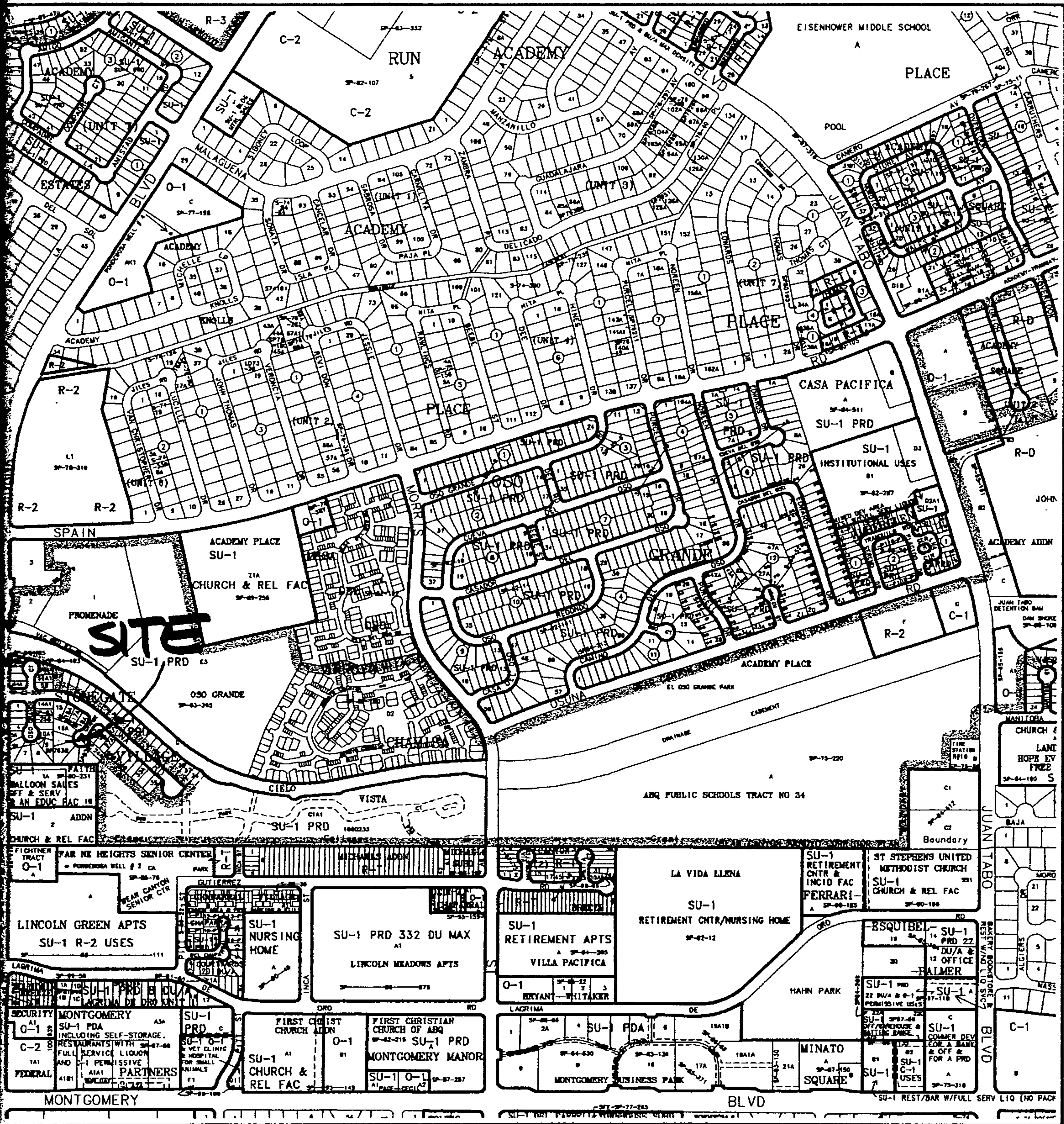
May 27, 2010

To: Members of COA DRB

Re: Request for approval of a lot line adjustment.

REQUEST LETTER

Two (2) lot owners wish to adjust their common lot line approximately five (5) feet to the southwest. This would create a zero - lot line situation for one of the lots which is a common situation for this particular neighborhood (Stonegate Village). This lot line adjustment would fit the land-use pattern of these two (2) neighbors and both would like to see the city approve this action at this time, before either might sell their lot at a future date. Thank you for your help.



CITY OF
Albuquerque
Albuquerque Geographic Information System
PLANNING DEPARTMENT
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Zone Atlas Page

F-21-Z

Map Amended through July 19, 2001