



## DRB CASE ACTION LOG (Preliminary/Final Plat)

DRB Application No.: 10DRB-70308	Project # 1008484
Project Name: <i>Ocate Elementary School</i>	
Agent: <i>High Mesa Consulting Group</i>	Phone No.:

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

\*\*Your request was approved on 11-10-10 by the DRB with delegation of signature(s) to the following departments.\*\*

### OUTSTANDING SIGNATURES COMMENTS TO BE ADDRESSED:

**TRANSPORTATION:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**ABCWUA:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**CITY ENGINEER / AMAFCA:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**PARKS / CIP:** \_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_

**PLANNING (Last to sign):** to record  
\_\_\_\_\_  
\_\_\_\_\_

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

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



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- Copy of recorded plat for Planning.**

3. **Project# 1008493**  
10DRB-70259 MAJOR – SITE  
DEVELOPMENT PLAN FOR  
BUILDING PERMIT

SLAGLE HERR ARCHITIECTS agent(s) for  
MECHENBIER CONSTRUCTION INC request(s) the  
referenced/ above action(s) for all or a portion of Lots 4 and  
5, Block 3, Tract A, Unit B, **NORTH ALBUQUERQUE  
ACRES**, zoned IP, located on the south side of  
PASADENA AVE NE between SAN MATEO BLVD NE  
and PAN AMERICAN/ I-25 FREEWAY containing  
approximately 1.766 acres. (B-18) *[Deferred from  
9/29/10,10/20/10]* **THE SITE PLAN FOR BUILDING  
PERMIT WAS APPROVED WITH FINAL SIGN OFF  
DELEGATED TO CITY ENGINEER FOR SIA AND TO  
PLANNING TO COMPLY WITH SECTOR PLAN. ZONING  
APPROVAL IS REQUIRED.**

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

4. **Project# 1004677**  
10DRB-70310 EPC APPROVED SDP  
FOR BUILD PERMIT  
10DRB-70311 EPC APPROVED SDP  
FOR SUBDIVISION

MULLEN HELLER ARCHITECTURE agent(s) for  
REMBE COUNTRY CLUB LLC request(s) the above  
action(s) for all or a portion of Lot(s) , Block(s) , Tract(s)  
135-A & 133-B, 133-A-2, & 134, 133-A-1, AND TRACT  
B-2-A, **LAND OF ALBUQUERQUE LITTLE  
THEATER (FOR TRACT B-2-A)**, zoned SU-2/SU-1  
FOR A MIXED USE DEVELOPMENT, located on  
CENTRAL AVE SW BETWEEN SAN PASQUALE AVE  
SW AND LAGUNA BLVD SW containing approximately  
2.3382 acre(s). (J-13) **THE SITE PLAN FOR BUILDING  
PERMIT WAS APPROVED WITH FINAL SIGN OFF  
DELEGATED TO TRANSPORTATION TO ADDRESS  
COMMENTS AND TO CITY ENGINEER FOR SIA. 3  
COPIES OF THE APPROVED SITE PLAN MUST BE  
PROVIDED TO THE PLANNING DEPARTMENT. THE  
SITE DEVELOPMENT PLAN FOR SUBDIVISION WAS  
APPROVED AND 3 COPIES OF THE APPROVED SITE  
PLAN MUST BE PROVIDED TO THE PLANNING  
DEPARTMENT.**

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

5. **Project# 1008484**  
10DRB-70308 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL

HIGH MESA CONSULTING GROUP agent(s) for  
ALBUQUERQUE PUBLIC SCHOOLS request(s) the  
above action(s) for all or a portion of Tract A, **ONATE  
ELEMENTARY SCHOOL**, zoned R-1, located on  
BRENTWOOD HILLS BLVD NE BETWEEN  
CHELWOOD PARK BLVD NE AND ELAINE PL NE  
containing approximately 6.58 acre(s). (H-22) **THE  
PRELIMINARY/FINAL PLAT WAS APPROVED WITH  
FINAL SIGN OFF DELEGATED TO PLANNING TO  
RECORD.**

HEARING DATE: 11-10-10 (2:15 PM)



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

September 15, 2010

**Project# 1008484**

10DRB-70238 VACATION OF PUBLIC EASEMENT  
10DRB-70239 SKETCH PLAT REVIEW AND COMMENT

HIGH MESA CONSULTING GROUP agent(s) for ALBUQUERQUE PUBLIC SCHOOLS request(s) the referenced/above action(s) for all or a portion of Tract(s) A, **ONATE ELEMENTARY SCHOOL** zoned R-1, located on BRENTWOOD HILLS BLVD NE BETWEEN CHELWOOD PARK BLVD NE AND TRAMWAY BLVD NE containing approximately 6.58 acre(s). (H-22)

At the September 15, 2010 Development Review Board meeting, the vacation was approved as shown on Exhibit B in the Planning file per section 14-14-7-2(A)(1) and (B)(1)(3) of the Subdivision Ordinance. Utility Company must Acknowledge via signature.

(A)(1) The public easement vacation request was filed by the owners of a majority of the footage of land abutting the proposed vacation.

(B)(1) The public welfare is in no way served by retaining the public easements.

(B)(3) There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.

**CONDITIONS:**

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

If you wish to appeal this decision, you must do so by September 30, 2010 in the manner described below.

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

The date the determination in question is issued is not included in the 15-day period for filing an appeal.

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If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

You will receive notice if any other person files an appeal. Successful applicants are reminded that other requirements of the City must be complied with, even after approval of the referenced application(s).

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

A handwritten signature in black ink, appearing to read "Jack Cloud". The signature is fluid and cursive, with the first name "Jack" being more prominent than the last name "Cloud".

Jack Cloud, AICP, DRB Chair

Cc: High Mesa Consulting Group – 6010-B Midway Park blvd. NE –  
Albuquerque, NM 87109

Cc: Albuquerque Public School – Facilities Design & Construction – P.O. Box  
25704 Albuquerque, NM 87125

Matthew Crowder – 2008 Elaine PI NE – Albuquerque, NM 87112

Marilyn Maldonado  
file



PROJECT # 100 8484

Date: 9-15-10

## DRB PUBLIC HEARING SIGN IN SHEET

Please provide your name and address for an opportunity to speak and/or receive an official notice of decision

1. Name: Matthew Crowder Address: 2008 Elaine Pl NE zip: 87112
2. Name: \_\_\_\_\_ Address: \_\_\_\_\_ zip: \_\_\_\_\_
3. Name: \_\_\_\_\_ Address: \_\_\_\_\_ zip: \_\_\_\_\_
4. Name: \_\_\_\_\_ Address: \_\_\_\_\_ zip: \_\_\_\_\_
5. Name: \_\_\_\_\_ Address: \_\_\_\_\_ zip: \_\_\_\_\_
6. Name: \_\_\_\_\_ Address: \_\_\_\_\_ zip: \_\_\_\_\_
7. Name: \_\_\_\_\_ Address: \_\_\_\_\_ zip: \_\_\_\_\_



CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

September 15, 2010

**Project# 1008484**

10DRB-70238 VACATION OF PUBLIC EASEMENT

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<b>AMAFCA</b> No comment.
<b>COG</b> No comment.
<b>TRANSIT</b> No comment.
<b>ZONING ENFORCEMENT</b> No comment.
<b>NEIGHBORHOOD COORDINATION</b> Letters sent to: <b>Onate NA (R)</b>
<b>APS</b> No comment.
<b>POLICE DEPARTMENT</b> No comment.
<b>FIRE DEPARTMENT</b> No comment.
<b>PNM ELECTRIC &amp; GAS</b> No comment.
<b>COMCAST</b> No comment.
<b>QWEST</b> Concerning the subject case number(s), Qwest has no objections to the vacation of public easement. Prior to any final plat approval, we will need a copy for review.
<b>ENVIRONMENTAL HEALTH</b> No comment.
<b>M.R.G.C.D</b> No Adverse Comments.
<b>OPEN SPACE DIVISION</b> No comment.
<b>CITY ENGINEER</b> The Hydrology section has no objection to the vacation request.
<b>TRANSPORTATION DEVELOPMENT</b> No objection to vacation request.



Provide an exhibit showing the location of sidewalk and defining the distance from face of curb to the proposed property line. Additional right of way dedication may be required.

**PARKS AND RECREATION**

No objection to vacation

No comment on the sketch plat.

**ABCWUA**

**PLANNING DEPARTMENT**

Refer to comments from affected agencies plus any public hearing comments regarding proposed vacations.

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

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
PROPERTY OWNERSHIP LIST**

**Meeting Date: September 22, 2010**  
**Zone Atlas Page: K-9/10**  
**Notification Radius: 100 Ft.**

**Project # 1007204**  
**App# 10DRB-70247**

**Cross Reference and Location:** on the southwest corner of CENTRAL AVE SW and UNSER SW between BRIDGE SW & 86<sup>TH</sup> ST SW

**Applicant:** BOHANNAN HUSTON INC  
7500 JEFFERSON NE  
ALBUQUERQUE, NM 87109

**Agent:** ARMSTRONG DEVELOPMENT PROPERTIES  
1500 N PRIEST DR STE 150E  
TEMPE, AZ 85281

**Special Instructions:**

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

**Date Mailed: September 3, 2010**

**Signature:**

*Sandy Handley*

# City of Albuquerque



## DEVELOPMENT / PLAN REVIEW APPLICATION

Supplemental form

<b>SUBDIVISION</b>	<b>S Z</b>	<b>ZONING &amp; PLANNING</b>
<input checked="" type="checkbox"/> Major Subdivision action		<input type="checkbox"/> Annexation
<input type="checkbox"/> Minor Subdivision action		<input type="checkbox"/> County Submittal
<input type="checkbox"/> Vacation	<b>V</b>	<input type="checkbox"/> EPC Submittal
<input type="checkbox"/> Variance (Non-Zoning)		<input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning)
<b>SITE DEVELOPMENT PLAN</b>	<b>P</b>	<input type="checkbox"/> Sector Plan (Phase I, II, III)
<input type="checkbox"/> for Subdivision Purposes		<input type="checkbox"/> Amendment to Sector, Area, Facility or Comprehensive Plan
<input type="checkbox"/> for Building Permit		<input type="checkbox"/> Text Amendment (Zoning Code/Sub Regs)
<input type="checkbox"/> Administrative Amendment (AA)		<input type="checkbox"/> Street Name Change (Local & Collector)
<input type="checkbox"/> IP Master Development Plan	<b>D</b>	<b>APPEAL / PROTEST of...</b>
<input type="checkbox"/> Cert. of Appropriateness (LUCC)	<b>L A</b>	<input type="checkbox"/> Decision by: DRB, EPC, LUCC,
<b>STORM DRAINAGE (Form D)</b>		<input type="checkbox"/> Planning Director or Staff, ZHE,
<input type="checkbox"/> Storm Drainage Cost Allocation Plan		<input type="checkbox"/> Zoning Board of Appeal

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 2<sup>nd</sup> 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): Bohannon Huston, Inc. PHONE: (505) 823-1000  
 ADDRESS: 7500 Jefferson NE FAX: (505) 898-7988  
 CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: mbalaskovits@bhinc.com  
 APPLICANT: Armstrong Development Properties PHONE: (602) 385-4101  
 ADDRESS: 1500 N. Priest Dr Suite 150E, FAX: (602) 385-4101  
 CITY: Tempe STATE AZ ZIP 85281 E-MAIL: \_\_\_\_\_  
 Proprietary interest in site  Future Owners  List all owners: Unser Brothers Real Property Trust, Sandia Partners LLC

**DESCRIPTION OF REQUEST:** Extension of SIA

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

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

Lot or Tract No Tracts 1A, 1B, 2A, 2B, 3A, 3B, 4B & 6 of VE Barrett Subd, & Tracts 4A1, 5B1, 5B2 Lands of Wefco Partners Block  
 Subdiv/Addn/TBKA: \_\_\_\_\_  
 Existing Zoning SU1 for C-2/01 & C-2 Proposed zoning: C-2 MRGCD Map No \_\_\_\_\_  
 Zone Atlas page(s): K-9 & K-10 UPC Code: 101005702806330324

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj, App, DRB-, AX, Z, V, S, etc.): \_\_\_\_\_  
1007204, 08EPC-40034, 08EPC-40035, 1002971

**CASE INFORMATION:**

Within city limits?  Yes Within 1000FT of a landfill? NO  
 No. of existing lots: 11 No. of proposed lots: 14 Total area of site (acres): 50  
 LOCATION PROPERTY BY STREETS: On or Near: SW Corner of Central Ave & Unser SW  
 Between: Bridge SW and 86<sup>th</sup> St

Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: 1/29/08

SIGNATURE Michael Balaskovits DATE 8/27/2010  
 (Print) Michael Balaskovits, PE Applicant  Agent

**FOR OFFICIAL USE ONLY**

Form revised 9/01, 3/03, 7/03, 10/03, 04/04

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>10 DRB-70247</u>	<u>SIA</u>	<u>5(2)</u>	<u>\$ 50.00</u>
<input checked="" type="checkbox"/> All fees have been collected		<u>ADV</u>		<u>\$ 75.00</u>
<input checked="" type="checkbox"/> All case #s are assigned		<u>CME</u>		<u>\$ 20.00</u>
<input checked="" type="checkbox"/> AGIS copy has been sent				
<input type="checkbox"/> Case history #s are listed				
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill				
		<b>TOTAL</b>		<b>\$ 145.00</b>

HEARING SEPT. 22, 2010

Sandy Handley 08/27/10

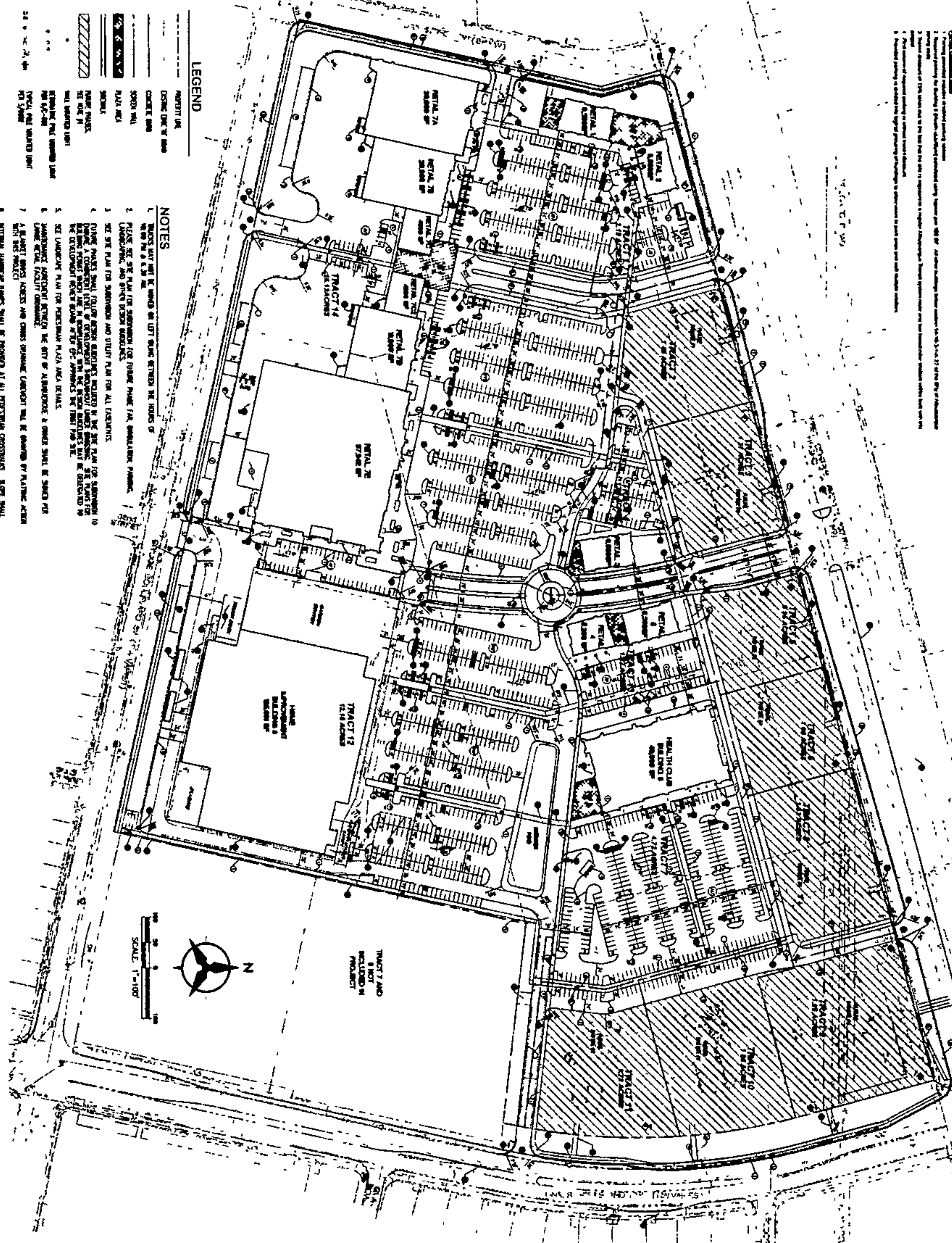
Proj #

1007204

Tract	Area (sq. ft.)	Area (sq. ft.)	Area (sq. ft.)	Area (sq. ft.)	Area (sq. ft.)	Area (sq. ft.)	Area (sq. ft.)	Area (sq. ft.)	Area (sq. ft.)
Tract 1	100	100	100	100	100	100	100	100	100
Tract 2	200	200	200	200	200	200	200	200	200
Tract 3	300	300	300	300	300	300	300	300	300
Tract 4	400	400	400	400	400	400	400	400	400
Tract 5	500	500	500	500	500	500	500	500	500
Tract 6	600	600	600	600	600	600	600	600	600
Tract 7	700	700	700	700	700	700	700	700	700
Tract 8	800	800	800	800	800	800	800	800	800
Tract 9	900	900	900	900	900	900	900	900	900
Tract 10	1000	1000	1000	1000	1000	1000	1000	1000	1000

Symbol	Description
[Symbol]	Asphalt Paved Area
[Symbol]	Concrete Paved Area
[Symbol]	Grass Area
[Symbol]	Other Paved Area

1. TRACT 10, TRACT 9, TRACT 8, TRACT 7, TRACT 6, TRACT 5, TRACT 4, TRACT 3, TRACT 2, TRACT 1 ARE LOCATED WITHIN THE PROJECT AREA.
2. AS OF 1/15/08, THE PROJECT AREA IS OWNED BY THE CITY OF ALBUQUERQUE, NEW MEXICO.
3. PARTICIPATION IN TRACTS 10 THROUGH 1 TRACTS IS ENCOURAGED FOR USERS OF THE SITE.

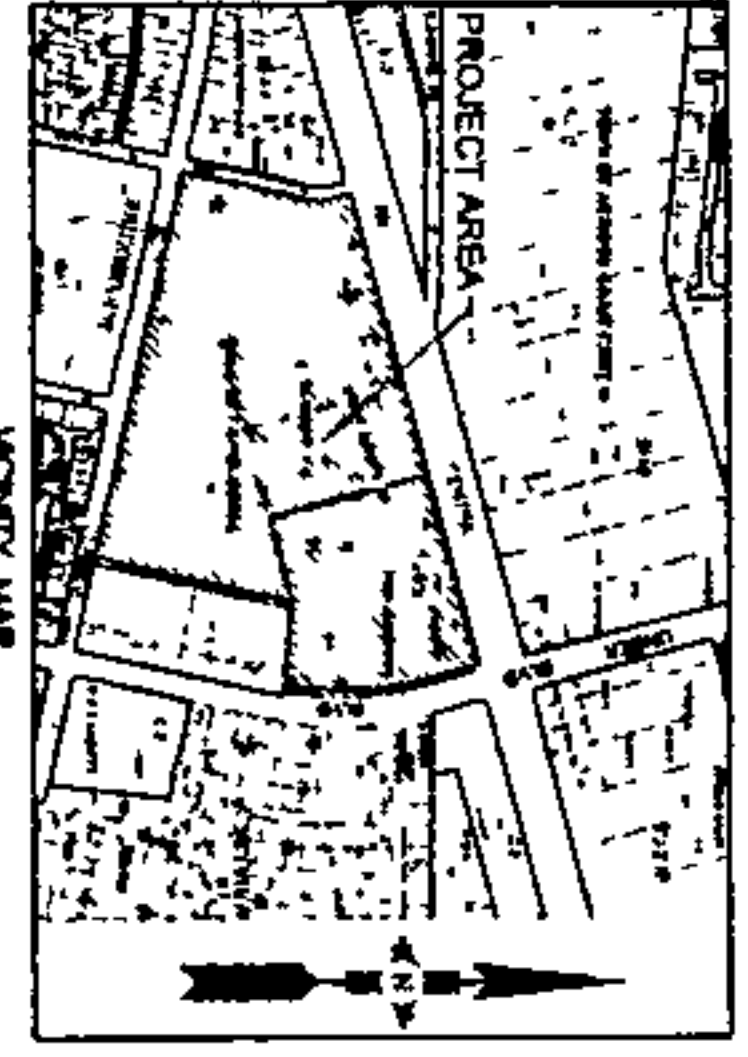


**LEGEND**

ASPHALT PAVED AREA  
CONCRETE PAVED AREA  
GRASS  
OTHER PAVED AREA

**NOTES**

1. TRACT 10, TRACT 9, TRACT 8, TRACT 7, TRACT 6, TRACT 5, TRACT 4, TRACT 3, TRACT 2, TRACT 1 ARE LOCATED WITHIN THE PROJECT AREA.
2. AS OF 1/15/08, THE PROJECT AREA IS OWNED BY THE CITY OF ALBUQUERQUE, NEW MEXICO.
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**SHEET INDEX**

Sheet No.	Sheet Description
1	Site Plan
2	Site Plan
3	Site Plan
4	Site Plan
5	Site Plan
6	Site Plan
7	Site Plan
8	Site Plan
9	Site Plan
10	Site Plan

**KEYED NOTES**

1. SEE TRACT 10 FOR THE BUILDING FOOTPRINT.
2. SEE TRACT 9 FOR THE BUILDING FOOTPRINT.
3. SEE TRACT 8 FOR THE BUILDING FOOTPRINT.
4. SEE TRACT 7 FOR THE BUILDING FOOTPRINT.
5. SEE TRACT 6 FOR THE BUILDING FOOTPRINT.
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7. SEE TRACT 4 FOR THE BUILDING FOOTPRINT.
8. SEE TRACT 3 FOR THE BUILDING FOOTPRINT.
9. SEE TRACT 2 FOR THE BUILDING FOOTPRINT.
10. SEE TRACT 1 FOR THE BUILDING FOOTPRINT.

**DESIGNED BY:** [Signature]

**CHECKED BY:** [Signature]

**DATE:** 7/18/08

**Unser Crossing  
DRB Submittal  
Site Plan for Building Permit  
Central Avenue and Unser Boulevard  
Albuquerque, New Mexico 87121**

**ARMSTRONG DEVELOPMENT**  
PROJECT MANAGERS

**Mitchell Associates, LLC**  
PROJECT MANAGERS

**DSMA**  
Darren Sowell  
1414 University Blvd, Suite 110  
Albuquerque, NM 87102  
Tel: (505) 262-2281

**C-001**

Rev. 1: June 23, 2008  
Rev. 2: July 8, 2008



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

**AGIS**  
Albuquerque Geographic Information System

Map amended through: 2/4/2010

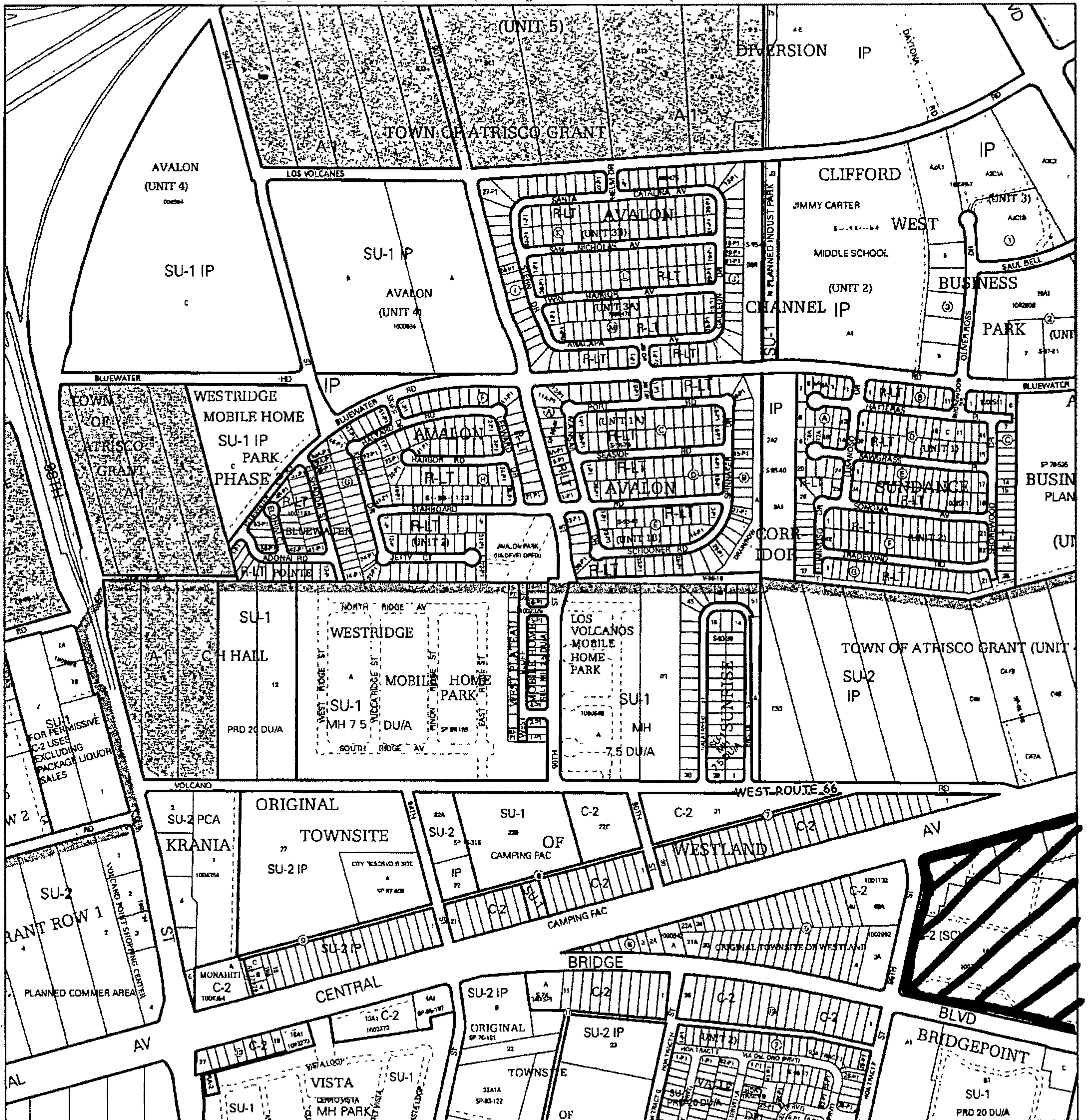
Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**K-10-Z**

Selected Symbols

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

0 750 1,500 Feet



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

Map amended through: 2/4/2010

North Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**K-09-Z**

Selected Symbols

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

0 750 1,500 Feet



OR CURRENT OWNER  
ABQ PROPERTIES LTD PTNS C/O MONARCH  
PROPERTIES  
1720 LOUISIANA BLVD NE SUITE 402  
ALBUQUERQUE, NM 87110

OR CURRENT OWNER  
ALEXANDER GARY  
317 GARY LN SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
ALMAGER GILBERT  
8217 CENTRAL AVE NW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
AUBERT ROBERT E & YVETTE S SALAZAR-  
AUBERT  
8123 SCOTTISH BROOM RD SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
BELONE STEPHEN T ETUX  
209 GARY LN SW  
ALBUQUERQUE, NM 87105

OR CURRENT OWNER  
CATALAN MARY H  
8119 SCOTTISH BROOM RD SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
CHAVEZ CHRISTINA F & CARMELA CHAVEZ  
8001 SCOTTISH BROOM RD SW  
ALBUQUERQUE, NM 87114

OR CURRENT OWNER  
CHAVEZ JOE F  
8105 SCOTTISH BROOM RD SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
CHAVEZ MANUEL & MARIA J CANEDO &  
CESAR M CHAVEZ  
8127 SCOTTISH BROOM RD SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
CORDOVA JOSE P ETUX  
305 GARY LN SW  
ALBUQUERQUE, NM 87105

OR CURRENT OWNER  
DOUGHTY ENTERPRISES INC  
7009 PROSPECT NE  
ALBUQUERQUE, NM 87110

OR CURRENT OWNER  
FAMILY DOLLAR STORES OF NEW MEXICO  
INC  
PO BOX 1017  
CHARLOTTE, NC 28201

OR CURRENT OWNER  
FEDERAL NATIONAL MORTGAGE ASSOC  
3900 WISCONSIN AVE  
WASHINGTON, DC 20016

OR CURRENT OWNER  
GARCIA TOBY P & BEATRICE & PEGUERO  
ROBERT SR & DOLORES  
8207 CENTRAL AVE NW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
GLYNN YOLANDA & ARTHUR M  
205 GARY LN SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
GONZALES JENIFER M  
405 BARBERRY ST SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
GONZALES JUANITA GARCIA ETAL  
1219 ISLETA BLVD SW  
ALBUQUERQUE, NM 87105

OR CURRENT OWNER  
GONZALEZ CHARLES J & JUANITA M  
PO BOX 26613  
ALBUQUERQUE, NM 87125

OR CURRENT OWNER  
GUTIERREZ JOHN A & PAMELA D  
217 GARY LN SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
JONES RICHARD STEVEN  
213 GARY LN SW  
ALBUQUERQUE, NM 87105

OR CURRENT OWNER  
LANDMARK LAND LTD CO  
4902 ALAMEDA BLVD NE  
ALBUQUERQUE, NM 87113

OR CURRENT OWNER  
LANDMARK LAND LTD CO  
4902 ALAMEDA BLVD NE  
ALBUQUERQUE, NM 87113

OR CURRENT OWNER  
LUCERO JOSE S & FELIPA  
321 GARY LN SW  
ALBUQUERQUE, NM 87105

OR CURRENT OWNER  
LUCERO LORETTA A  
8009 SCOTTISH BROOM RD SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
MANG MELANIE A & THOMAS J  
8015 SCOTTISH BROOM RD SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
NAKAI TRADING CO.  
8605 CENTRAL AVE NW  
ALBUQUERQUE, NM 87105

OR CURRENT OWNER  
PARRA JORGE PEREYRA  
309 GARY LN SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
PEEL DOUG & ERIKA  
524 CACAHUATE DR SW  
ALBUQUERQUE, NM 87105

OR CURRENT OWNER  
ROBERTS OIL CO INC  
PO BOX 8070  
ALBUQUERQUE, NM 87198

OR CURRENT OWNER  
ROMERO DENNIS M  
3134 BRIDGE BLVD SW  
ALBUQUERQUE, NM 87121



OR CURRENT OWNER  
ROMERO DENNIS M  
3500 VISTA GRANDE DR NW  
ALBUQUERQUE, NM 87120

OR CURRENT OWNER  
RUSSELL ERIC J  
7915 SCOTTISH BROOM RD SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
SAIZ JOSEPH P & ODALYS  
8181 CENTRAL AVE NW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
SALAZAR EUGENE & JANIS  
8101 SCOTTISH BROOM RD SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
SALAZAR LIBORIO  
8005 SCOTTISH BROOM RD SW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
SAN KINSHIN LLC  
2424 LOUISIANA BLVD NE  
ALBUQUERQUE, NM 87110

OR CURRENT OWNER  
SANCHEZ MABEL & JACKIE SANCHEZ  
5208 VALENTINO ST NW  
ALBUQUERQUE, NM 87120

OR CURRENT OWNER  
STEWART MICHAEL J & LISA G  
9300 CAMINO DEL SOL NE  
ALBUQUERQUE, NM 87111

OR CURRENT OWNER  
SUNWEST BANK TRUSTEE MATHEWSON GUY  
B % HARDING & CARBONE INC  
3903 BELLAIRE BLVD  
HOUSTON, TX 77025

OR CURRENT OWNER  
TAFOYA MERLINE  
201 GARY SW  
ALBUQUERQUE, NM 87105

OR CURRENT OWNER  
ULIBARRI REBECCA  
8115 SCOTTISH BROOM RD SW  
ALBUQUERQUE, NM 87121

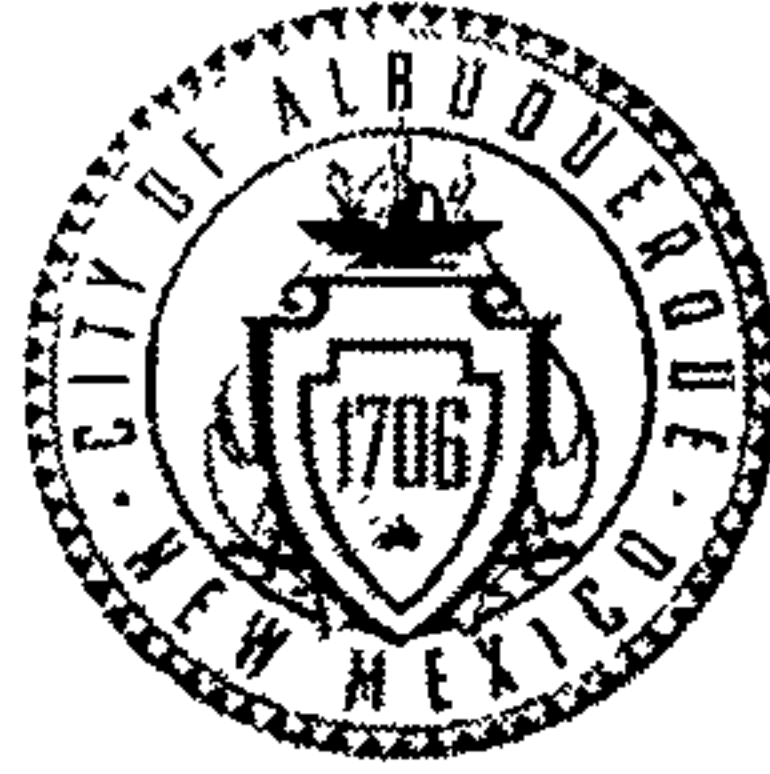
OR CURRENT OWNER  
UNSER AL TRUSTEE UNSER RVT C/O AL  
UNSER TRUSTEE  
7625 CENTRAL AVE NW  
ALBUQUERQUE, NM 87121

OR CURRENT OWNER  
UNSER BOBBY  
7700 CENTRAL AVE SW  
ALBUQUERQUE, NM 87105

OR CURRENT OWNER  
WOODS LAWRENCE M  
301 GARY LN SW  
ALBUQUERQUE, NM 87121

Rec	UPC CODE	OWNER	OWNER ADDRESS	OWNER CITY	OWNE R STATE	OWNE R ZIP CO	PROP CLASS	TAX DISTRICT
38	100905650348610000	ABQ PROPERTIES LTD PTNS C/O MONARCH PROPERTIES	1720 LOUISIANA BLVD NE SUITE 402	ALBUQUERQUE	NM	87110	R	A1A
30	101005715304530000	ALEXANDER GARY	317 GARY LN SW	ALBUQUERQUE	NM	87121	R	A1A
34	100905751314540000	ALMAGER GILBERT	8217 CENTRAL AVE NW	ALBUQUERQUE	NM	87121	C	A1A
50	101005605649022000	AUBERT ROBERT E & YVETTE S SALAZAR-AUBERT	8123 SCOTTISH BROOM RD SW	ALBUQUERQUE	NM	87121	R	A1A
31	101005715709030000	BELONE STEPHEN T ETUX	209 GARY LN SW	ALBUQUERQUE	NM	87105	R	A1A
47	101005606049022000	CATALAN MARY H	8119 SCOTTISH BROOM RD SW	ALBUQUERQUE	NM	87121	R	A1A
53	101005610448122000	CHAVEZ CHRISTINA F & CARMELA CHAVEZ	8001 SCOTTISH BROOM RD SW	ALBUQUERQUE	NM	87114	R	A1A
52	101005607248722000	CHAVEZ JOE F	8105 SCOTTISH BROOM RD SW	ALBUQUERQUE	NM	87121	R	A1A
46	101005605249222000	CHAVEZ MANUEL & MARIA J CANEDO & CESAR M CHAVEZ	8127 SCOTTISH BROOM RD SW	ALBUQUERQUE	NM	87121	R	A1A
28	101005716311630000	CITY OF ALBUQUERQUE	PO BOX 1293	ALBUQUERQUE	NM	87103	V	A1A
23	101005708521731000	CITY OF ALBUQUERQUE ATTN REAL ESTATE LEGAL DEPT	PO BOX 1293	ALBUQUERQUE	NM	87103	V	A1A
14	101005715606430000	CORDOVA JOSE P ETUX	305 GARY LN SW	ALBUQUERQUE	NM	87105	R	A1A
24	101005714204930000	DOUGHTY ENTERPRISES INC	7009 PROSPECT NE	ALBUQUERQUE	NM	87110	V	A1A
25	101005713300830000	DOUGHTY ENTERPRISES INC	7009 PROSPECT NE	ALBUQUERQUE	NM	87110	V	A1A
5	100905743101240000	FAMILY DOLLAR STORES OF NEW MEXICO INC	PO BOX 1017	CHARLOTTE	NC	28201	C	A1A
51	101005606848822000	FEDERAL NATIONAL MORTGAGE ASSOC	3900 WISCONSIN AVE	WASHINGTON	DC	20016	R	A1A
40	100905752818240000	GARCIA TOBY P & BEATRICE & PEGUERO ROBERT SR & D OLORES	8207 CENTRAL AVE NW	ALBUQUERQUE	NM	87121	V	A1A
27	101005715709830000	GLYNN YOLANDA & ARTHUR M	205 GARY LN SW	ALBUQUERQUE	NM	87121	R	A1A
54	101005604049222000	GONZALES JENIFER M	405 BARBERRY ST SW	ALBUQUERQUE	NM	87121	R	A1A
12	100905746717740000	GONZALES JUANITA G ETAL	1219 ISLETA BLVD SW	ALBUQUERQUE	NM	87105	V	A1A
11	100905748517640000	GONZALES JUANITA GARCIA ETAL	1219 ISLETA BLVD SW	ALBUQUERQUE	NM	87105	V	A1A
4	100905743911340000	GONZALEZ CHARLES J & JUANITA M	PO BOX 26613	ALBUQUERQUE	NM	87125	R	A1A
9	100905743411340000	GONZALEZ CHARLES J & JUANITA M	PO BOX 26613	ALBUQUERQUE	NM	87125	V	A1A
16	100905744911440000	GONZALEZ CHARLES J & JUANITA M	PO BOX 26613	ALBUQUERQUE	NM	87125	R	A1A
22	100905744411440000	GONZALEZ CHARLES J & JUANITA M	PO BOX 26613	ALBUQUERQUE	NM	87125	V	A1A
41	101005715707730000	GUTIERREZ JOHN A & PAMELA D	217 GARY LN SW	ALBUQUERQUE	NM	87121	R	A1A
20	101005715708330000	JONES RICHARD STEVEN	213 GARY LN SW	ALBUQUERQUE	NM	87105	R	A1A
21	100905653251410000	LANDMARK LAND LTD CO	4902 ALAMEDA BLVD NE	ALBUQUERQUE	NM	87113	V	A1A





**PUBLIC HEARING--DEVELOPMENT REVIEW BOARD  
CITY OF ALBUQUERQUE**

Notice is hereby given that the Development Review Board, City of Albuquerque, will hold a public hearing in the **Plaza del Sol Hearing Room, Basement, Plaza del Sol Building, 600 2nd St NW, on Wednesday, September 15, 2010, beginning at 9:00 a.m.** for the purpose of considering the following:

**Project# 1008484**  
10DRB-70238 VACATION OF PUBLIC  
EASEMENT  
10DRB-70239 SKETCH PLAT REVIEW  
AND COMMENT

HIGH MESA CONSULTING GROUP agent(s) for ALBUQUERQUE PUBLIC SCHOOLS request(s) the referenced/above action(s) for all or a portion of Tract(s) A, **ONATE ELEMENTARY SCHOOL** zoned R-1, located on BRENTWOOD HILLS BLVD NE BETWEEN CHELWOOD PARK BLVD NE AND TRAMWAY BLVD NE containing approximately 6.58 acre(s). (H-22)

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

Jack Cloud, AICP, DRB Chair  
Development Review Board

**TO BE PUBLISHED IN THE ALBUQUERQUE JOURNAL MONDAY, AUGUST 30, 2010.**

HEARINGS DATE 9-15-10 (VPE, SK)



## OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
DEVELOPMENT REVIEW BOARD

September 15, 2010

**Project# 1008484**

10DRB-70238 VACATION OF PUBLIC EASEMENT

10DRB-70239 SKETCH PLAT REVIEW AND COMMENT

HIGH MESA CONSULTING GROUP agent(s) for ALBUQUERQUE PUBLIC SCHOOLS request(s) the referenced/above action(s) for all or a portion of Tract(s) A, **ONATE ELEMENTARY SCHOOL** zoned R-1, located on BRENTWOOD HILLS BLVD NE BETWEEN CHELWOOD PARK BLVD NE AND TRAMWAY BLVD NE containing approximately 6.58 acre(s). (H-22)

At the September 15, 2010 Development Review Board meeting, the vacation was approved as shown on Exhibit B in the Planning file per section 14-14-7-2(A)(1) and (B)(1)(3) of the Subdivision Ordinance. Utility Company must Acknowledge via signature.

(A)(1) The public easement vacation request was filed by the owners of a majority of the footage of land abutting the proposed vacation.

(B)(1) The public welfare is in no way served by retaining the public easements.

(B)(3) There is no convincing evidence that any substantial property right is being abridged against the will of the owner of the right.

**CONDITIONS:**

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

If you wish to appeal this decision, you must do so by September 30, 2010 in the manner described below.

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

The date the determination in question is issued is not included in the 15-day period for filing an appeal.

The date the determination in question is issued is not included in the 15-day period for filing an appeal.

If the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. Such appeal shall be heard within 60 days of its filing.

You will receive notice if any other person files an appeal. Successful applicants are reminded that other requirements of the City must be complied with, even after approval of the referenced application(s).

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

A handwritten signature in black ink, appearing to read "Jack Cloud". The signature is fluid and cursive, with a long horizontal stroke at the end.

Jack Cloud, AICP, DRB Chair

Cc: High Mesa Consulting Group – 6010-B Midway Park blvd. NE –  
Albuquerque, NM 87109

Cc: Albuquerque Public School – Facilities Design & Construction – P.O. Box  
25704 Albuquerque, NM 87125

Matthew Crowder – 2008 Elaine Pl NE – Albuquerque, NM 87112

Marilyn Maldonado  
file

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

08/19/2010 Issued By: PLNSDH 85253

.....  
**Permit Number: 2010 070 238** **Category Code 910**

**Application Number:** 10DRB-70238, Vacation Of Public Easement

**Address:**

**Location Description:** BRENTWOOD HILLS BLVD NE BETWEEN CHELWOOD PARK BLVD NE AND TRAMWAY BLVD NE

**Project Number:** 1008484

**Applicant**  
ALBUQUERQUE PUBLIC SCHOOLS - FACILITIES  
DESIGN & CONSTRUCTIO

PO BOX 25704  
ALBUQUERQUE NM 87125  
848-8810

**Agent / Contact**  
High Mesa Consulting Group  
Debie Trujillo  
6010-B Midway Park Blvd Ne  
Albuquerque NM 87109

dtujillo@highmesacg.com

**Application Fees**

441018/4971000	Public Notification	\$75.00
441032/3424000	Conflict Mgmt Fee	\$20.00
441006/4983000	DRB Actions	\$45.00
<b>TOTAL:</b>		<b>\$140.00</b>

City Of Albuquerque  
Treasury Division

8/19/2010 12:59PM LOC: ANNX  
WS# 008 TRANS# 0014  
RECEIPT# 00121481-00121481  
PERMIT# 2010070238 TRSBLC  
Trans Amt \$140.00  
APN Fee \$140.00  
MC \$140.00  
CHANGE \$0.00

Thank You



**8484**

### DXF Electronic Approval Form

DRB Project Case #: 1008484

Subdivision Name: ONATE ELEMENTARY SCHOOL TRACT A

Surveyor: CHARLES G CALA JR

Contact Person: TIMOTHY TESSENDORF

Contact Information: 3454250

DXF Received: 10/27/2010

Hard Copy Received: 10/27/2010

Coordinate System: NMSP Grid (NAD 83)

  
\_\_\_\_\_  
Approved

10-27-2010  
\_\_\_\_\_  
Date

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

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**AGIS Use Only**

Copied fc **8484** to agiscov on **10/27/2010** Contact person notified on **10/27/2010**

## Debie Trujillo

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**From:** Zamora, David M. [dmzamora@cabq.gov]  
**Sent:** Wednesday, October 27, 2010 4:24 PM  
**To:** Timothy N. Tessendorf  
**Subject:** Project No. 1008484

The .dxf file for Project No. 1008484 has been approved.

David M. Zamora  
GIS Coordinator - AGIS  
City of Albuquerque  
Planning Department  
505.924.3929 phone  
505.924.3812 fax  
[www.cabq.gov/planning/agis/](http://www.cabq.gov/planning/agis/)  
[dmzamora@cabq.gov](mailto:dmzamora@cabq.gov)

# City of Albuquerque Planning Department

## One Stop Shop – Development and Building Services

10/29/2010 Issued By: E08375 92073

### STANDARD APPLICATION, Paper Plans Required

**Permit Number:** 2010 070 308 **Category Code 910**

**Application Number:** 10DRB-70308, Minor - Preliminary/ Final Plat Approval

**Address:**

**Location Description:** BRENTWOOD HILLS BLVD NE BETWEEN CHELWOOD PARK BLVD NE AND ELAINE PL NE

**Project Number:** 1008484

**Applicant / Owner**  
ALBUQUERQUE PUBLIC SCHOOLS

PO BOX 25704  
ALBUQUERQUE NM 87125  
848-8810

**Agent / Contact**  
High Mesa Consulting Group  
Debie Trujillo  
6010-B Midway Park Blvd Ne  
Albuquerque NM 87109

dtrujillo@highmesacg.com

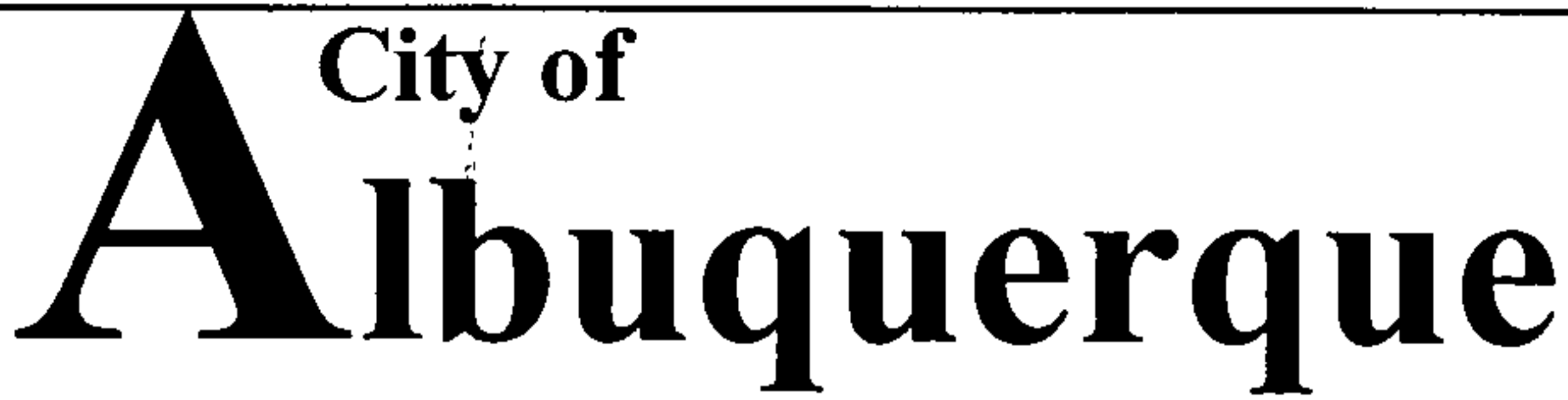
**Application Fees**

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

City Of Albuquerque  
Treasury Division

10/29/2010      4:11PM      LOC: ANRX  
 WS# 006      TRANS# 0037  
 RECEIPT# 00126144-00126144  
 PERMIT# 2010070308      IRSSVG  
 Trans Amt      \$235.00  
 Conflict Manag. Fee      \$20.00  
 DRB Actions      \$215.00  
 HC      \$235.00  
 CHANGE      \$0.00

Thank You



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

**SUBDIVISION**

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

**SITE DEVELOPMENT PLAN**

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

**STORM DRAINAGE (Form D)**

- Storm Drainage Cost Allocation Plan

**S Z ZONING & PLANNING**

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

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2<sup>nd</sup> 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): High Mesa Consulting Group PHONE: 505-345-4250  
 ADDRESS: 6010-B Midway Park Blvd. NE FAX: 505-345-4254  
 CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: dtrujillo@highmesacg.com

APPLICANT: Albuquerque Public Schools -- Facilities Design & Construction PHONE: 505-848-8810  
 ADDRESS: P.O. Box 25704 FAX: \_\_\_\_\_  
 CITY: Albuquerque STATE NM ZIP 87125 E-MAIL: \_\_\_\_\_

Proprietary interest in site: Owners List all owners: \_\_\_\_\_

DESCRIPTION OF REQUEST: Final Plat Approval, TRACT A, ONATE ELEMENTARY SCHOOL

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. Unplatted Lands of A.P.S. Block: N/A Unit: N/A  
 Subdiv/Addn/TBKA: TRACT A, ONATE ELEMENTARY SCHOOL  
 Existing Zoning: R-1 Proposed zoning: N/A MRGCD Map No N/A  
 Zone Atlas page(s): H-22 UPC Code: 102205936416040917

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX\_,Z\_, V\_, S\_, etc.): DRB project No. 1008484, 10DRB-70238 and 10DRB-70239

**CASE INFORMATION:**

Within city limits?  Yes Within 1000FT of a landfill?  No  
 No. of existing lots: 1 No. of proposed lots: 1 Total area of site (acres): +/- 6.58  
 LOCATION OF PROPERTY BY STREETS: On or Near: 12415 Brentwood Hills Boulevard, NE  
 Between: Chelwood Park Blvd. NE and Elaine Place, NE

Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team  Date of review: September 15, 2010

SIGNATURE Debie LeBlanc Trujillo DATE October 28, 2010  
 (Print) Debie LeBlanc Trujillo for High Mesa Consulting Group 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 - 70308</u>	<u>FE</u>		<u>\$ 215.00</u>
	<u>CMF</u>		<u>\$ 20.00</u>
			\$
			\$
			\$
			\$
			Total
			<u>\$ 235.00</u>

Hearing date November 10, 2010

[Signature] 10-29-10  
 Planner signature / date

Project # 1008484

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
  - 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.

High Mesa Consulting Group

Debie LeBlanc Trujillo

Debie LeBlanc Trujillo Applicant name (print)  
Applicant signature / date

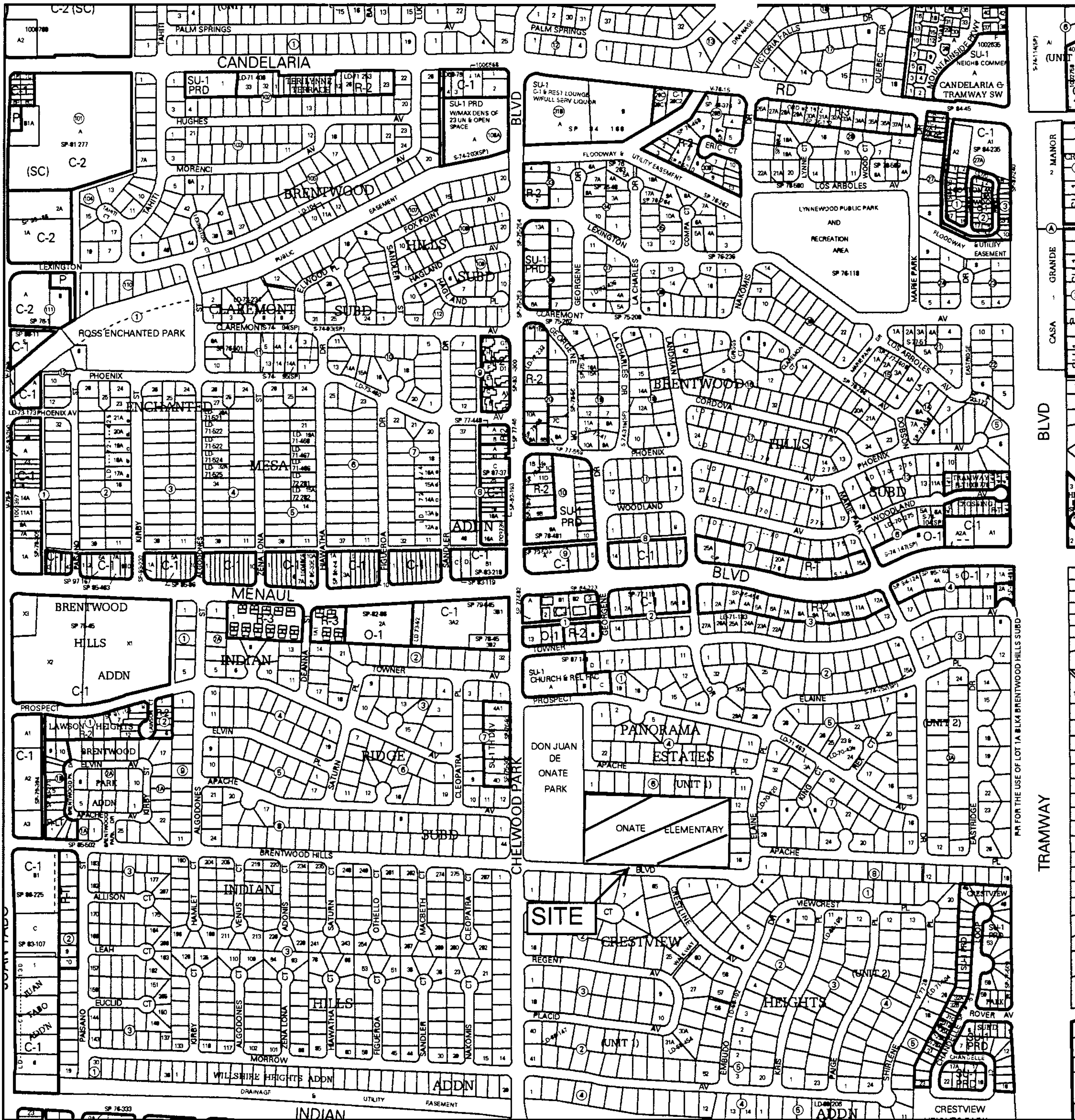


Form revised October 2007

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

Application case numbers  
 10072B - 70008  
 \_\_\_\_\_  
 \_\_\_\_\_

Yuju 10-29-10  
 Planner signature / date  
 Project # 1008484



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

Albuquerque Geographic Information System

Map amended through: 2/4/2010

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**H-22-Z**

Selected Symbols

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

Feet

0                      750                      1,500

# HIGH MESA Consulting Group

2008.184.3  
October 28, 2010

Jack Cloud  
Planning Manager, DRB Chair  
Planning Department  
Development & Building Services Division  
City of Albuquerque  
600 2nd Street, NW  
Albuquerque, NM 87103

Re: Request for Preliminary/Final Plat Approval  
Tract A, Oate Elementary School  
DRB Project No. 1008484

Dear Mr. Cloud:

Transmitted are the following items associated with the subject request:

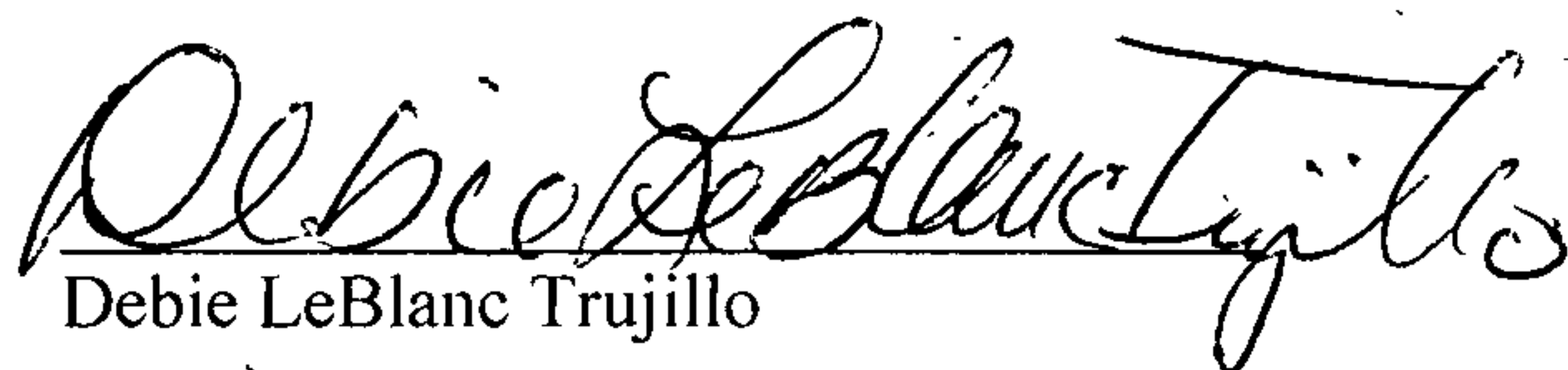
- DRB Application, Supplemental Form S(3) along with the related fees
- Certificate of No Effect from City Archaeologist
- Six (6) copies of the Preliminary/Final Plat
- City of Albuquerque Zone Atlas H-22 with site indicated
- AGIS DXF approval

On behalf of our clients, Albuquerque Public Schools Facilities Design & Construction, we are requesting Preliminary/Final Plat Approval. This platting action was previously heard and approved for the vacation of a PNM and MST&T Easement on September 15, 2010.

Please schedule us for the next available Development Review Board hearing. In the meantime, if you or other DRB representatives are in need of additional explanation or information, please feel free to call.

Sincerely,

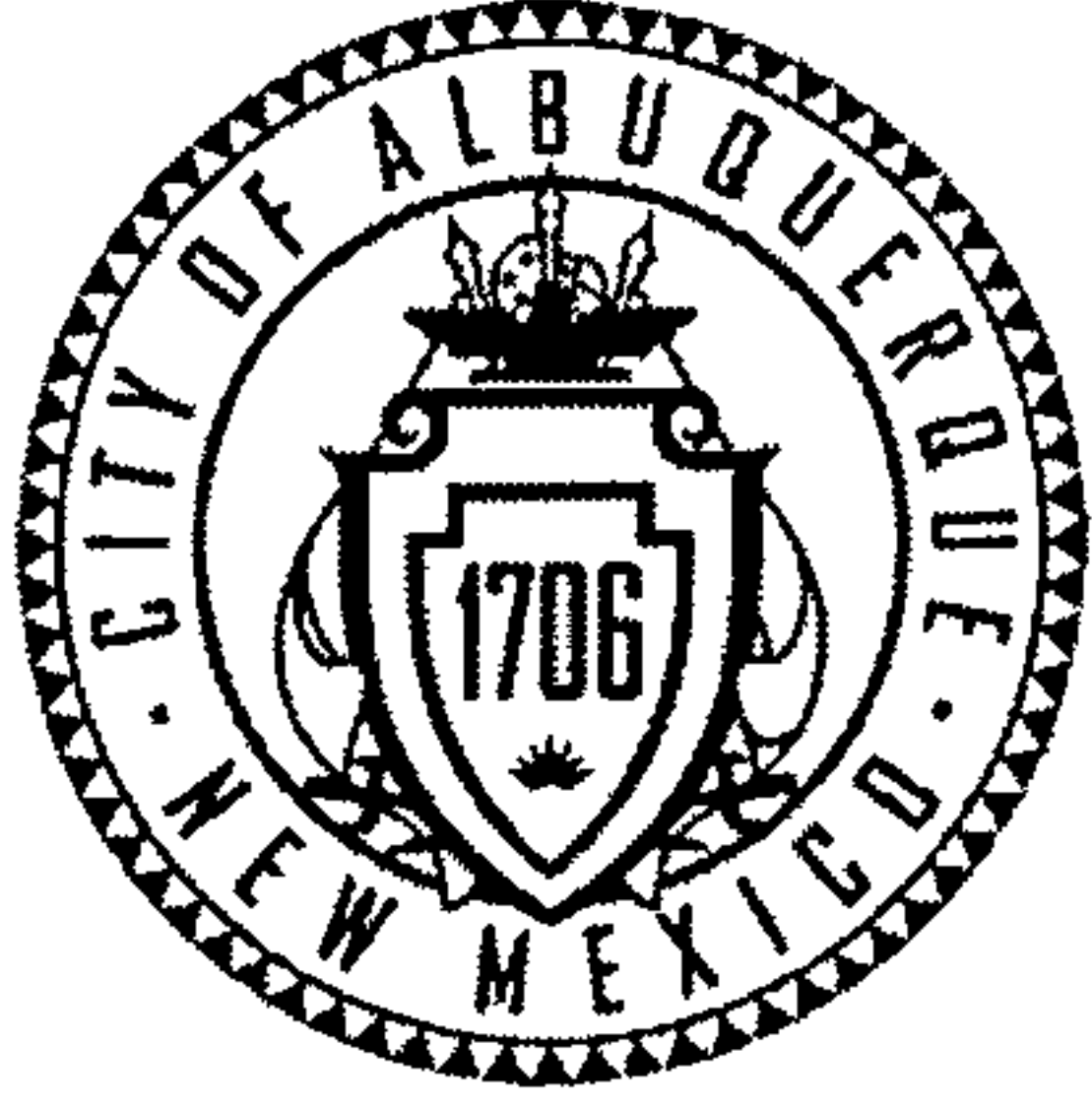
HIGH MESA CONSULTING GROUP

  
Debie LeBlanc Trujillo

DLT  
Enclosures

xc: Myron Johnson, Staff Architect – APS FD&C w/enc.  
Marty Eckert, Real Estate Director – APS w/enc.

Principals: Jeffrey G. Mortensen, P.E. • Charles G. Cala, Jr., P.S. • Juan M. Cala  
Joseph M. Solomon, Jr., P.S. • J. Graeme Means, P.E. • Richard C. White



City of Albuquerque  
P.O. Box 1293 Albuquerque, New Mexico 87103  
**Planning Department**  
Deborah Stover, Director

**Richard J. Berry, Mayor**  
**CAO**  
September 3, 2010

**David S. Campbell,**

---

**SUBJECT: ALBUQUERQUE ARCHAEOLOGICAL ORDINANCE—Compliance Documentation**

**Project Number(s):**

**Case Number(s):**

**Agent: High Mesa Consulting Group**

**Applicant: Albuquerque Public Schools**

**Legal Description: Tract A, Oñate Elementary School (Panorama Estates School Site Unit 1)**

**Zoning: SU-1 for School and Related Facilities**

**Acreage: 7.0**

**Zone Atlas Page: H-22**

**CERTIFICATE OF NO EFFECT: Yes  No**

**CERTIFICATE OF APPROVAL: Yes  No**

**TREATMENT PLAN REVIEW:  
DISCOVERY:**

**SUPPORTING DOCUMENTATION:  
SITE VISIT: n/a**

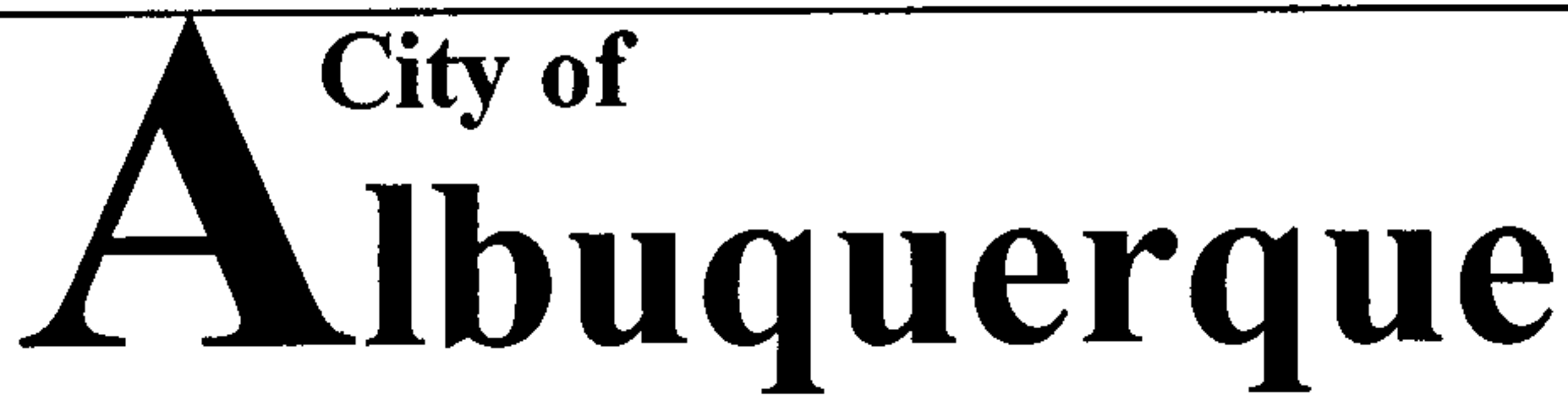
**RECOMMENDATION(S):**

- ***CERTIFICATE OF NO EFFECT IS ISSUED (ref O-07-72 Section 4B(2)—extensive previous land disturbance) .***

**SUBMITTED:**

Matthew Schmader, PhD  
Superintendent, Open Space Division  
City Archaeologist





DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION

- X Major Subdivision action
Minor Subdivision action
X 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

ZONING & PLANNING

- S Z
Annexation
County Submittal
EPC Submittal
Zone Map Amendment (Establish or Change Zoning)
Sector Plan (Phase I, II, III)
Amendment to Sector, Area, Facility or Comprehensive Plan
Text Amendment (Zoning Code/Sub Regs)
Street Name Change (Local & Collector)
D 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): High Mesa Consulting Group PHONE: 505-345-4250
ADDRESS: 6010-B Midway Park Blvd. NE FAX: 505-345-4254
CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: dtrujillo@highmesacg.com

APPLICANT: Albuquerque Public Schools -- Facilities Design & Construction PHONE: 505-848-8810
ADDRESS: P.O. Box 25704 FAX:
CITY: Albuquerque STATE NM ZIP 87125 E-MAIL:

Proprietary interest in site: Owners List all owners:

DESCRIPTION OF REQUEST: Vacation Request of PNM and MST&T Easement and Sketch Plat Review and Comment for proposed TRACT A, ONATE ELEMENTARY SCHOOL

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

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

Lot or Tract No. Unplatted Lands of A.P.S. described by warranty deed Block: N/A Unit: N/A
Subdiv/Addn/TBKA: TRACT A, ONATE ELEMENTARY SCHOOL
Existing Zoning: R-1 Proposed zoning: N/A MRGCD Map No N/A
Zone Atlas page(s): H-22 UPC Code: 102205936416040917

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? X Yes Within 1000FT of a landfill? No
No. of existing lots: 1 No. of proposed lots: 1 Total area of site (acres): +/- 6.58
LOCATION OF PROPERTY BY STREETS: On or Near: 12415 Brentwood Hills Boulevard, NE
Between: Chelwood Park Blvd. NE and Tramway Blvd. NE

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

SIGNATURE: [Signature] DATE: 08-19-10
(Print) Debie LeBlanc Trujillo for High Mesa Consulting Group Applicant: Agent: X

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

DRB - 70238
DRB - 70239

Action

YPE
SK
ADY
CMF

S.F.

Fees

\$ 45.00
\$ 0
\$ 75.00
\$ 20.00
Total \$ 140.00

Hearing date September 15, 2010

[Signature]

8-19-10 Planner signature / date

Project # 1008484

FORM V: SUBDIVISION VARIANCES & VACATIONS

- BULK LAND VARIANCE (DRB04)** (PUBLIC HEARING CASE)
  - Application for Minor Plat on FORM S-3, including those submittal requirements. **24 copies**
  - Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all improvements to be waived.
  - Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Fee (see schedule)
  - List any original and/or related file numbers on the cover application

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

- VACATION OF PUBLIC EASEMENT (DRB27)**
- VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**
  - The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**  
(Not required for City owned public right-of-way.)
  - Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the request
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Fee (see schedule)
  - List any original and/or related file numbers on the cover application

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

- SIDEWALK VARIANCE (DRB20)**
- SIDEWALK WAIVER (DRB21)**
  - Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14") **6 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the variance or waiver
  - List any original and/or related file numbers on the cover application

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

- SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**
  - Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") **24 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the variance
  - Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
  - Sign Posting Agreement
  - Fee (see schedule)
  - List any original and/or related file numbers on the cover application

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

- TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**
- EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**
  - Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter briefly describing, explaining, and justifying the deferral or extension
  - List any original and/or related file numbers on the cover application

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

- VACATION OF PRIVATE EASEMENT (DRB26)**
- VACATION OF RECORDED PLAT (DRB29)**
  - The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies**
  - Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies**
  - Zone Atlas map with the entire property(ies) clearly outlined
  - Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**
  - Letter of authorization from the grantors and the beneficiaries (private easement only)
  - Fee (see schedule)
  - List any original and/or related file numbers on the cover application

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

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

High Mesa Consulting Group

Debie LeBlanc Trujillo

Debie LeBlanc Trujillo Applicant name (print)  
Debie LeBlanc Trujillo Applicant signature  
08-19-10 date



Form revised 4/07

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

Application case numbers  
10088-70238  
 \_\_\_\_\_  
 \_\_\_\_\_

V. Lopez 8-19-10  
 Planner signature / date  
 Project # 10088484

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
- 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.

High Mesa Consulting Group

Debie LeBlanc Trujillo

*Debie LeBlanc Trujillo*  
Applicant name (print)  
Applicant signature / date



Form revised October 2007

- Checklists complete
  - Fees collected
  - Case #s assigned
  - Related #s listed
- Application case numbers  
10DRB - 20239

*V. [Signature]* 8-19-10  
Planner signature / date  
Project # 1008484

# SIGN POSTING AGREEMENT

## REQUIREMENTS

### POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

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

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

1. LOCATION

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

2. NUMBER

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

3. PHYSICAL POSTING

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

4. TIME

Signs must be posted from August 31, 2010 To September 15, 2010

5. REMOVAL

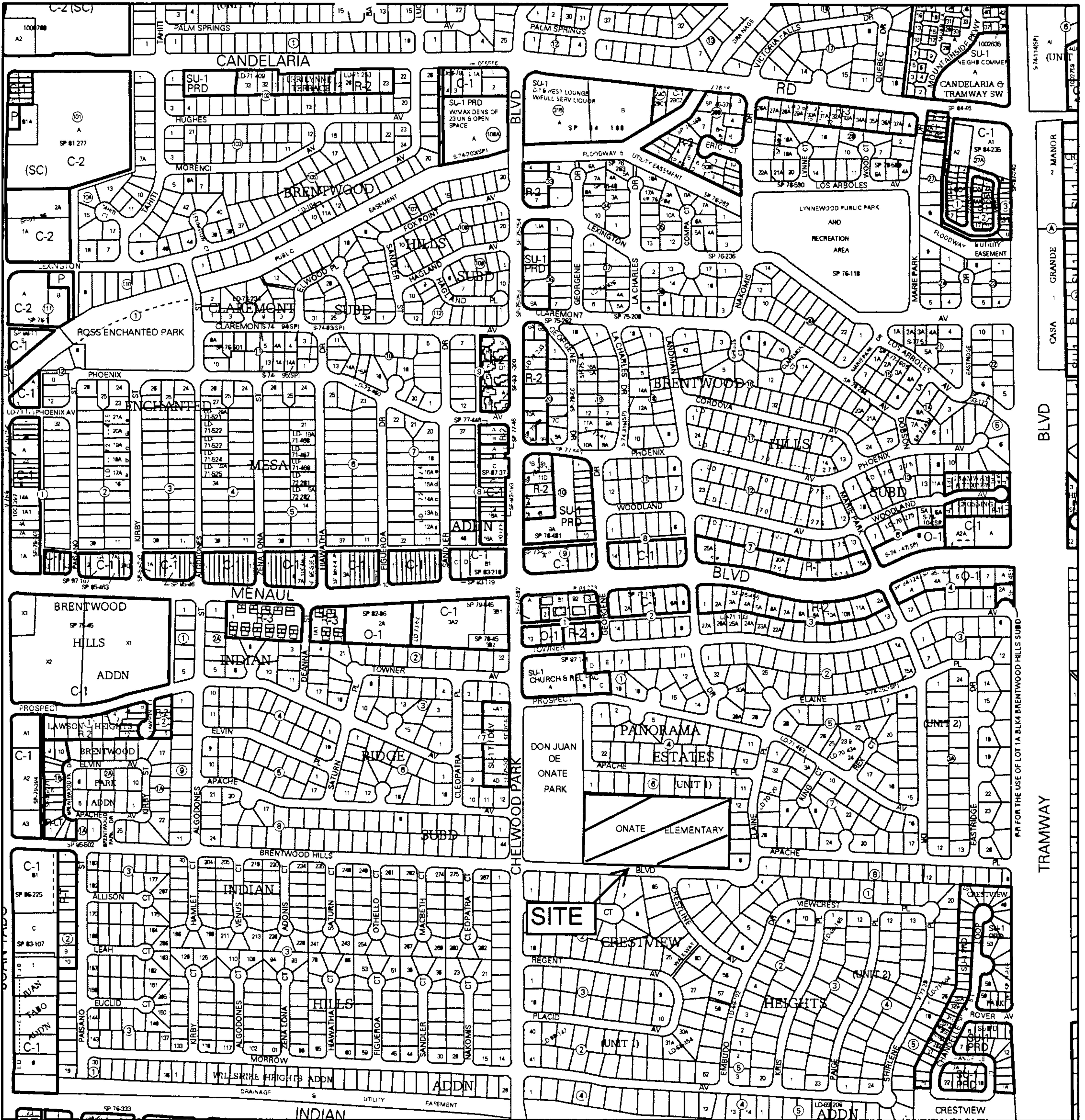
- A. The sign is not to be removed before the initial hearing on the request.
- B. The sign should be removed within five (5) days after the initial hearing.

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

Walter Tingle HMCB 08-19-10  
(Applicant or Agent) (Date)

I issued 1 signs for this application, 8-19-10 [Signature]  
(Date) (Staff Member)

DRB PROJECT NUMBER: 1008484



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

Map amended through: 2/4/2010

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:  
**H-22-Z**

Selected Symbols

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

0 750 1,500 Feet

# HIGH MESA Consulting Group

2008.184.3  
August 19, 2010

Jack Cloud  
Planning Manager, DRB Chair  
Planning Department  
Development & Building Services Division  
City of Albuquerque  
600 2nd Street, NW  
Albuquerque, NM 87103

Re: Request for Vacation Approval and Sketch Plat Review and Comment  
Unplatted Lands of A.P.S.  
To be known as Tract A, Onate Elementary School

Dear Mr. Cloud:

Transmitted are the following items associated with the subject request:

- DRB Application, Supplemental Forms V and (3) along with the related fees
- Twenty Four (24) copies of the recorded document that created PNM and MST&T Easement
- Twenty Four (24) copies of the Vacation Request and Sketch Plat
- One (1) full size Color copy of Vacation Request and Sketch Plat
- Six (6) copies of the Boundary, Topographic and Utility Surveys prepared by HMCG (Site Sketch)
- City of Albuquerque Zone Atlas H-22 with site indicated
- Office of the Community & Neighborhood Coordination request, copies of letters sent to Neighborhood Associations along with the registered mail receipts

On behalf of our clients, Albuquerque Public Schools Facilities-Design & Construction, we are requesting the vacation of a PNM and MST&T Easement. A subsequent platting action will dedicate Public Street Right-of-Way for Brentwood Hills Boulevard NE and will also grant new easements to the ABCWUA, PNM Electric and Public Utility Companies.

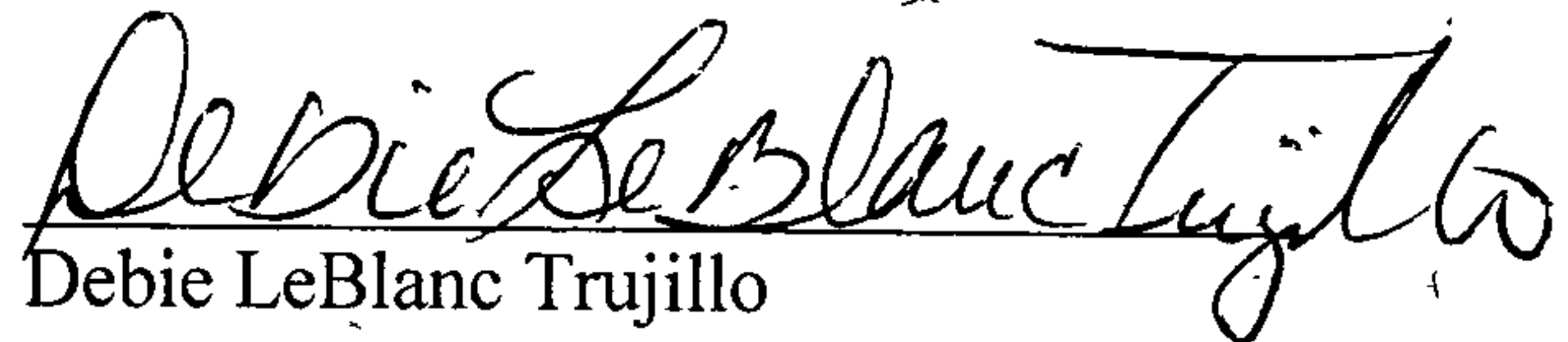
Principals: Jeffrey G. Mortensen, P.E. • Charles G. Cala, Jr., P.S. • Juan M. Cala  
Joseph M. Sólomon, Jr., P.S. • J. Graeme Means, P.E. • Richard C. White

Page 2  
Mr. Jack Cloud  
August 19, 2010

Please schedule us for the next available Development Review Board hearing. In the meantime, if you or other DRB representatives are in need of additional explanation or information, please feel free to call.

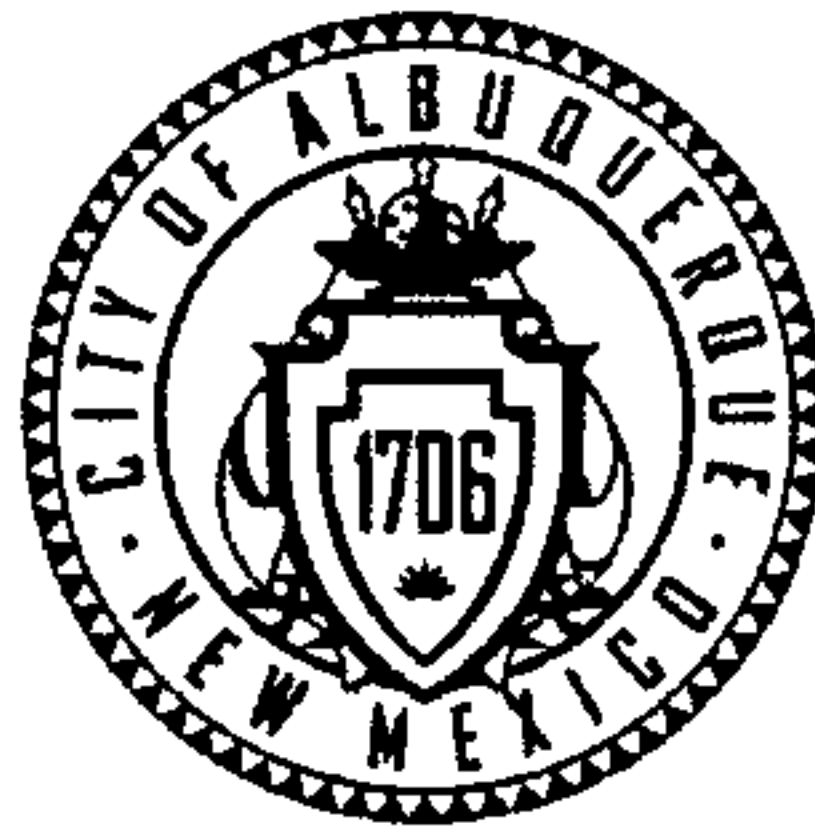
Sincerely,

HIGH MESA CONSULTING GROUP

  
Debie LeBlanc Trujillo

DLT  
Enclosures

xc: Myron Johnson, Staff Architect – APS FD&C w/enc.  
Marty Eckert, Real Estate Director – APS w/enc.



## City of Albuquerque

P.O. Box 1293, Albuquerque, NM 87103

August 16, 2010

Debie LeBlanc Trujillo  
High Mesa Consulting Group  
6010-B Midway Park Blvd. NE/87109  
Phone: 345-4250/Fax - 345-4254  
E-mail: [dtrujillo@highmesacg.com](mailto:dtrujillo@highmesacg.com)

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

Dear Debie:

Thank you for your inquiry of August 16, 2010 requesting the names of **ALL Neighborhood and/or Homeowner Associations** who would be affected under the provisions of O-92 by your proposed project at **(DRB SUBMITTAL) - ALBUQUERQUE PUBLIC SCHOOLS (ONATE ELEMENTARY SCHOOL), 12415 BRENTWOOD HILLS BOULEVARD NE** zone map **H-22**.

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

**ONATE N.A. (ONT) "R"**

David Waymire

1901 Shirlane NE/87112 299-9612 (h)

Joe Capillo

1905 Paige Pl. NE/87112 730-5008 (c)

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

Sincerely,

***Stephani Winklepleck***

*Stephani I. Winklepleck*

Neighborhood Liaison

OFFICE OF NEIGHBORHOOD COORDINATION

Planning Department

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



# !!..Notice to Applicants!!

## SUGGESTED INFORMATION FOR NEIGHBORHOOD NOTIFICATION LETTERS

Applicants for Zone Change, Site Plan, Sector Development Plan approval or an amendment to a Sector Development Plan by the EPC, DRB, etc. are required under Council Bill O-92 to notify all affected recognized neighborhood associations **PRIOR TO FILING THE APPLICATION TO THE PLANNING DEPARTMENT**. Because the purpose of the notification is to ensure communication as a means of identifying and resolving problems early, it is essential that the notification be fully informative.

### WE RECOMMEND THAT THE NOTIFICATION LETTER INCLUDE THE FOLLOWING INFORMATION:

1. The street address of the subject property.
2. The legal description of the property, including lot or tract number (if any), block number (if any), and name of the subdivision.
3. A physical description of the location, referenced to streets and existing land uses.
4. A complete description of the actions requested of the EPC:
  - a) If a **ZONE CHANGE OR ANNEXATION**, the name of the existing zone category and primary uses and the name of the proposed category and primary uses (i.e., "from the R-T Townhouse zone, to the C-2 Community Commercial zone").
  - b) If a **SITE DEVELOPMENT OR MASTER DEVELOPMENT PLAN** approval or amendment describe the physical nature of the proposal (i.e., "an amendment to the approved plan to allow a drive-through restaurant to be located just east of the main shopping center entrance off Montgomery Blvd.").
  - c) If a **SECTOR DEVELOPMENT PLAN OR PLAN AMENDMENT** a general description of the plan area, plan concept, the mix of zoning and land use categories proposed and description of major features such as location of significant shopping centers, employment centers, parks and other public facilities.
  - d) The name, address and telephone number of the applicant and of the agent (if any). In particular the name of an individual contact person will be helpful so that neighborhood associations may contact someone with questions or comments.

### Information from the Office of Neighborhood Coordination

The following information should always be in each application packet that you submit for an EPC or DRB application. Listed below is a "Checklist" of the items needed.

- ONC's "Official" Letter to the applicant (if there are associations). A copy must be submitted with application packet -OR-**
- The ONC "Official" Letter (if there are no associations). A copy must be submitted with application packet.
- Copies of Letters to Neighborhood Associations (if there are associations). A copy must be submitted with application packet.**
- Copies of the certified receipts to Neighborhood Associations (if there are associations). A copy must be submitted with application packet.**

**Just a reminder - Our ONC "Official" Letter is only valid for a one (1) month period and if you haven't submitted your application by this date, you will need to get an updated letter from our office.**

Any questions, please feel free to contact Stephani at 924-3902 or via an e-mail message at [swinklepleck@cabq.gov](mailto:swinklepleck@cabq.gov).

Thank you for your cooperation on this matter.

\*\*\*\*\*

(below this line for ONC use only)

Date of Inquiry: 08/16/10 Time Entered: 1:50 p.m. ONC Rep. Initials: siw

# HIGH MESA Consulting Group

2008.184.3  
August 19, 2010

Mr. David Waymire  
Ocate Neighborhood Association  
1901 Shirlane Place NE  
Albuquerque, NM 87112

*Via Certified Mail – Return Receipt Requested*

and  
Mr. Joe Capillo  
Ocate Neighborhood Association  
1905 Paige Place NE  
Albuquerque, NM 87112

*Via Certified Mail – Return Receipt Requested*

Project Title: Tract A, Ocate Elementary School  
Type of Request: Vacation of a PNM and MST&T Easement  
Current Legal Description: Unplatted Lands of A.P.S.  
Address: 12415 Brentwood Hills Boulevard, NE  
Developer: Albuquerque Public Schools  
Agent/Surveyor: High Mesa Consulting Group  
Contact: Charles G. Cala, Jr., PS, Vice President  
Debie LeBlanc Trujillo, Project Coordinator

Dear Gentlemen:

Transmitted herewith is a copy of the Sketch Plat and Vacation Request for the above described property. This project is scheduled to be heard at the Development Review Board on September 22, 2010. The meeting will be held at 600 2nd Street, NW, Plaza Del Sol's hearing room, basement level of the building.

On behalf of our clients, Albuquerque Public Schools Facilities Design & Construction, we are requesting the vacation of a PNM and MST&T Easement. A subsequent platting action will dedicate Public Street Right-of-Way for Brentwood Hills Boulevard NE and will also grant new easements to the ABCWUA, PNM Electric and Public Utility Companies.

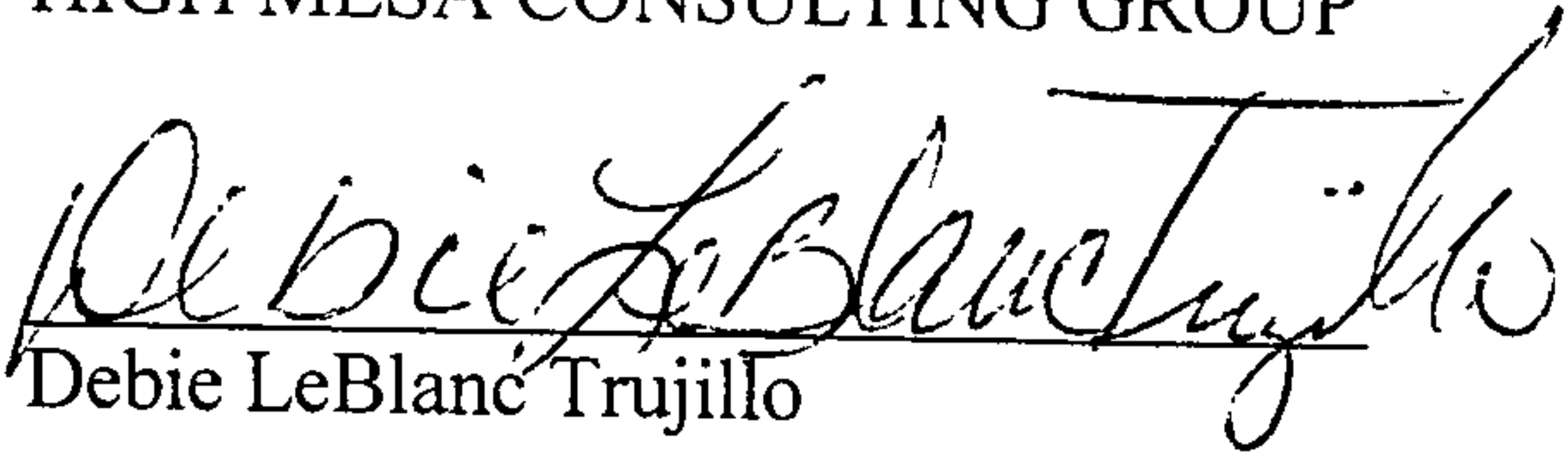
Principals: Jeffrey G. Mortensen, P.E. • Charles G. Cala, Jr., P.S. • Juan M. Cala  
Joseph M. Solomon, Jr., P.S. • J. Graeme Means, P.E. • Richard C. White

Ocate Neighborhood Association  
Page 2  
August 19, 2010

If you have any questions regarding this information, please do not hesitate to contact our office.

Sincerely,

HIGH MESA CONSULTING GROUP



Debie LeBlanc Trujillo

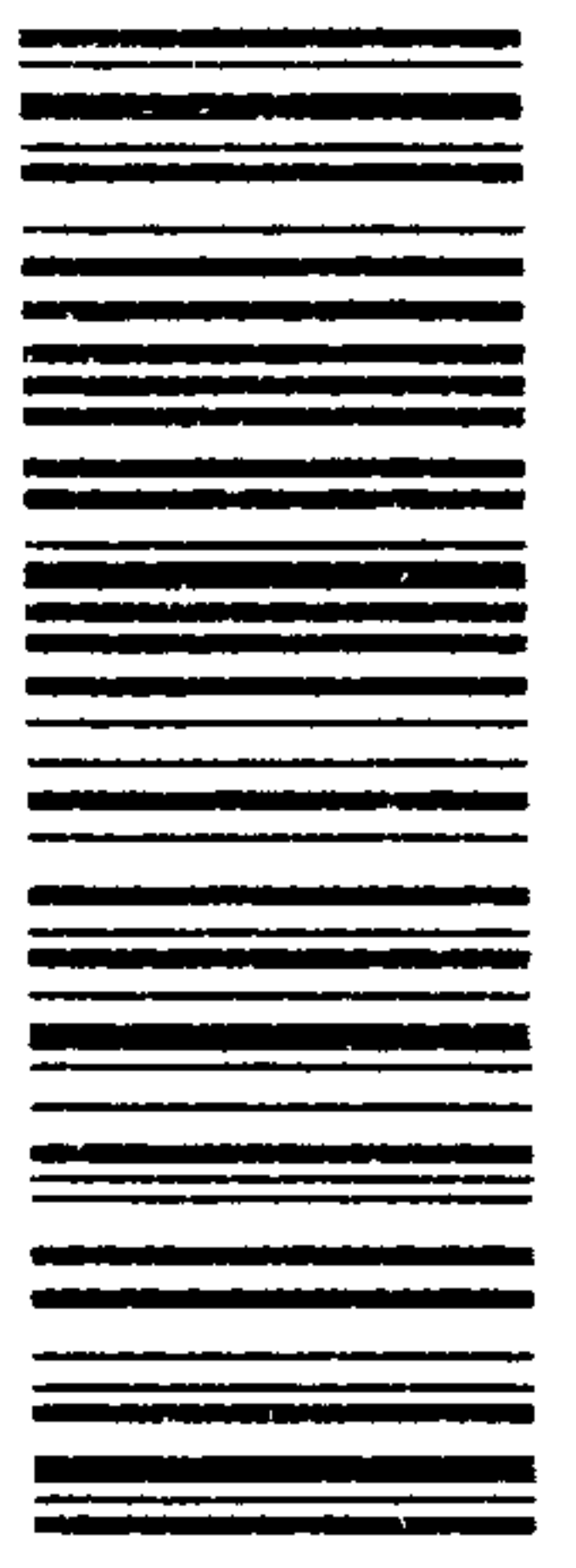
DLT  
Enclosures

xc: Myron Johnson, Staff Architect – APS FD&C w/enc.  
Marty Eckert, Real Estate Director – APS w/enc.

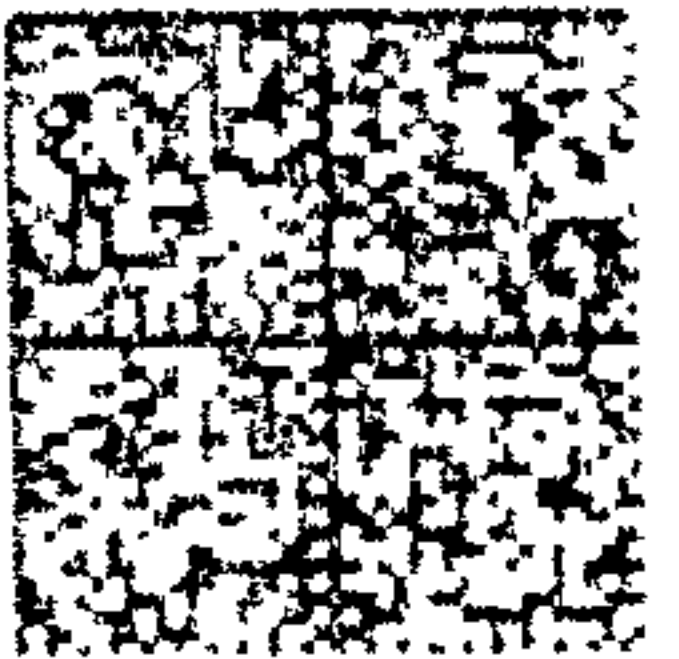
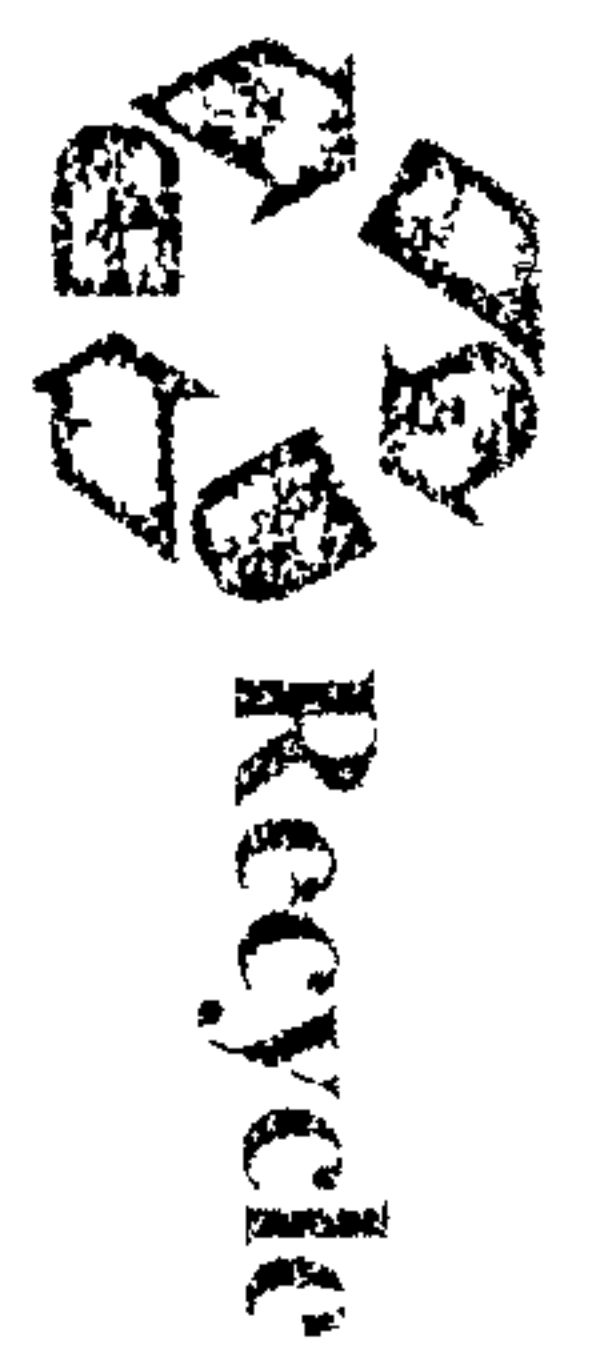
FIRST CLASS

FIRST CLASS

PHILADELPHIA, PA 19104



7002 3150 0005 7420 3564



UNITED STATES POSTAGE  
PITNEY BOWES  
\$ 006.320  
02 1P  
0003914397 AUG 19 2010  
MAILED FROM ZIP CODE 87109

# First Class Mail

### SENDER: COMPLETE THIS SECTION

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

1. Article Addressed to:

ONATE N.A. (ONT) "R"  
DAVID WYMIRE  
1901 SHIRLANE NE  
ALBUQUERQUE, NM 87112

### COMPLETE THIS SECTION ON DELIVERY

A. Signature  Agent   
 Addressee

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

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

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

4. Restricted Delivery? (Extra Fee)  Yes  No

2. Article Number  
(Transfer from service label)

7002 3150 0005 7420 3564

PS Form 3811, August 2001

Domestic Return Receipt

102595-02-M-1540

FIRST CLASS

FIRST CLASS

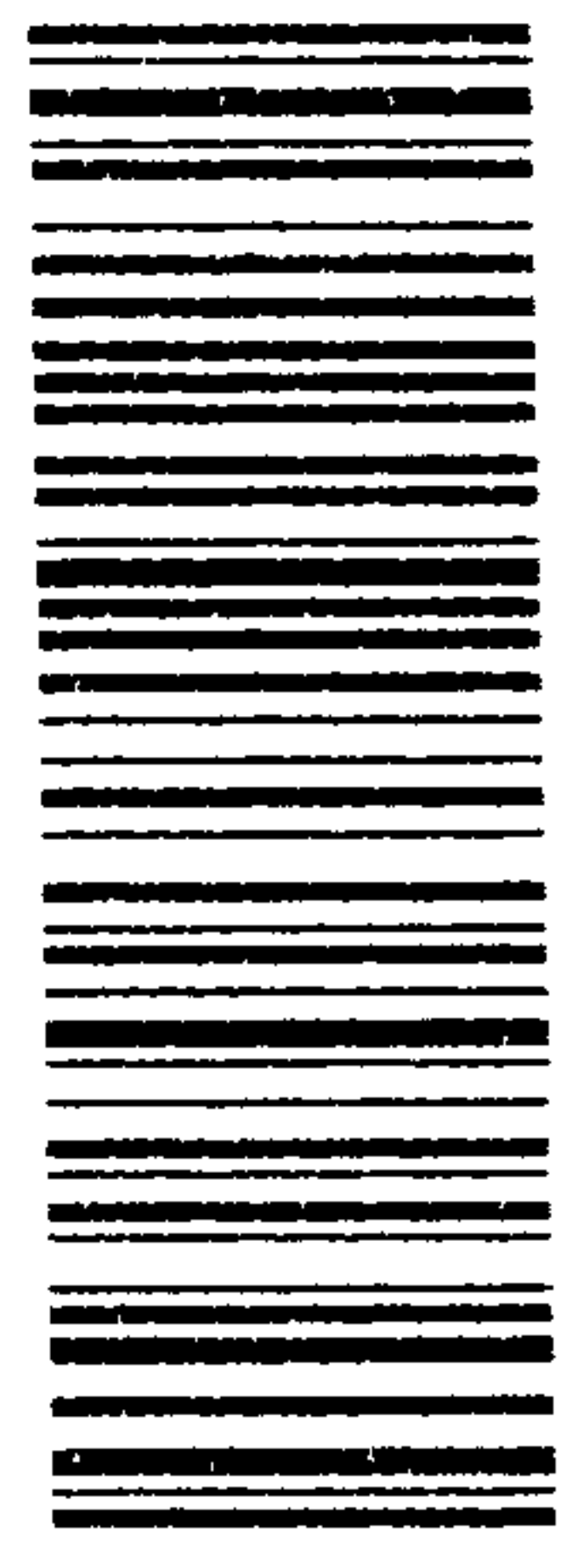
FIRST CLASS

FIRST CLASS

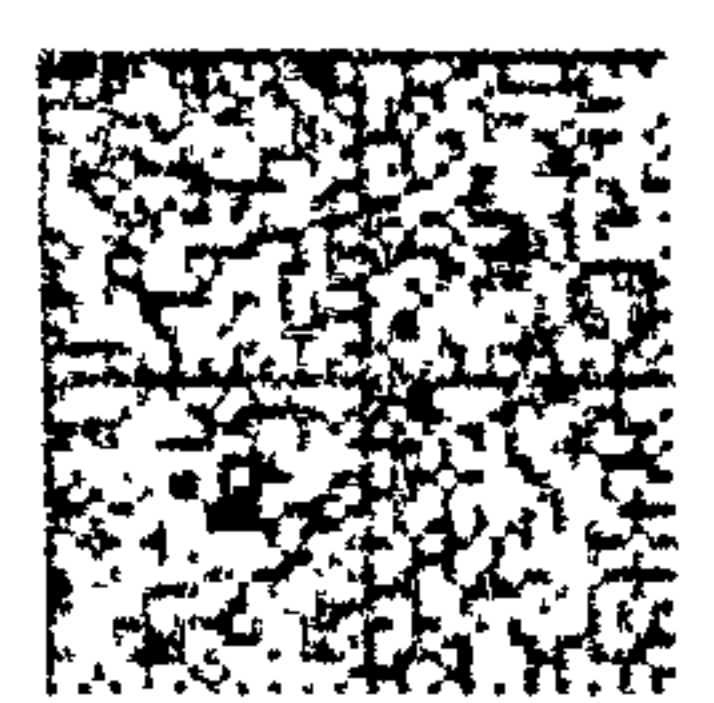
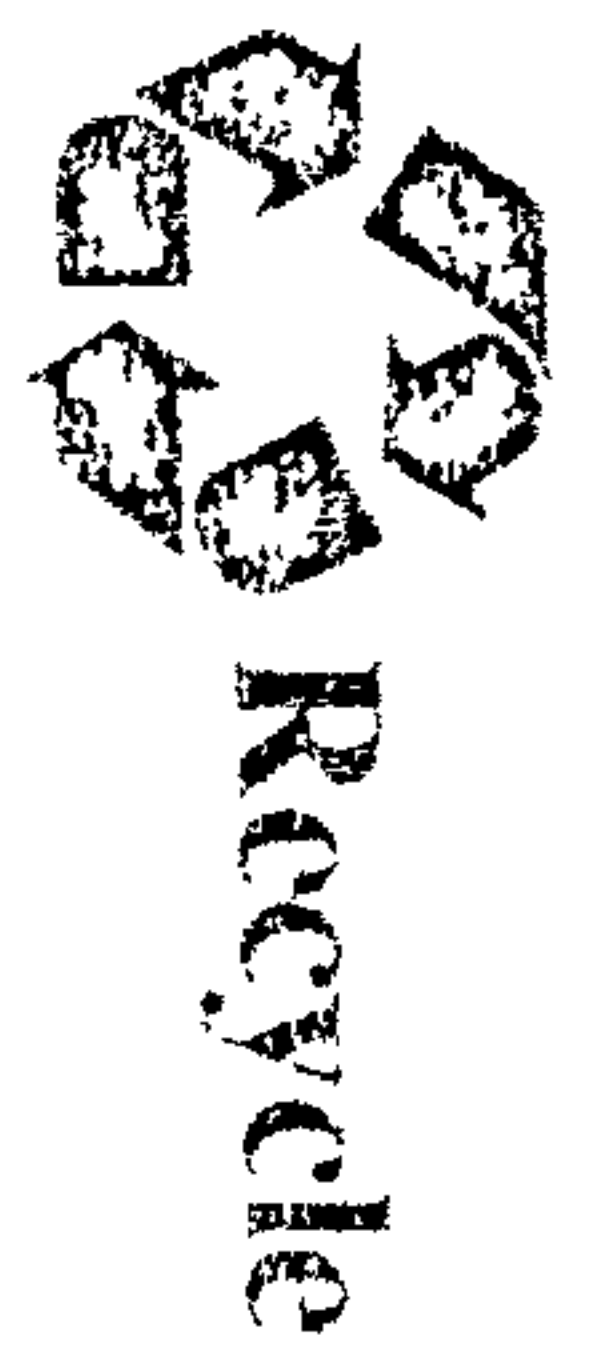
FIRST CLASS

FIRST CLASS

VERIFIED MAIL



7002 3150 0005 7420 3571



UNITED STATES POSTAGE  
PITNEY BOWES  
02 1P  
00039-4397 AUG 19 2010  
MAILED FROM ZIP CODE 87109  
\$ 006.320

# First Class Mail

### SENDER: COMPLETE THIS SECTION

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

Article Addressed to:

ONATE NA (ONT) "R"  
JOE CAPILLO  
1905 PAIGE PLANE  
ALBUQUERQUE, NM 87112

2. Article Number  
(Transfer from service label)  
7002 3150 0005 7420 3571

PS Form 3811, August 2001  
Domestic Return Receipt

### COMPLETE THIS SECTION ON DELIVERY

- A. Signature  
 Agent  
 Addressee
- B. Received by (Printed Name)
- C. Date of Delivery
- D. Is delivery address different from item 1?  Yes  
if YES, enter delivery address below:  No

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

4. Restricted Delivery? (Extra Fee)  
 Yes  
 No

102595-02-M-1540

91016027

UNDERGROUND EASEMENT

THE INSTRUMENT made this 23<sup>rd</sup> day of January, 1991 by and between

0001375

Board of Education, City of Albuquerque, New Mexico (Grantor) and PUBLIC SERVICE COMPANY OF NEW MEXICO, a New Mexico corporation and THE MOUNTAIN STATES TELEPHONE AND TELEGRAPH COMPANY, a Colorado Corporation authorized to do business in New Mexico (Grantees), their successors and assigns.

Grantor, for and in consideration of the sum of One Dollar (\$1.00) in hand paid and other valuable consideration, the receipt of which is acknowledged, does hereby give, bargain, sell, grant and convey unto Grantees, their successors and assigns, an easement to build, rebuild, construct, reconstruct, locate, relocate, change, remove, modify, renew, operate, and maintain underground facilities for the transmission and distribution of electric power and energy and facilities for communication purposes, or either of, any or all such purposes, including lines, poles, guy wires, conduits, and other equipment, fixtures and structures necessary to maintain such facilities on, over, beneath and across the easement hereinafter described, together with free access to, from, and over said easement, with the right and privilege of going upon, over and across adjoining lands of Grantor for the purposes set forth herein and with the right to utilize the easement to extend services to customers of Grantees, and to trim and remove any trees, shrubs or bushes which interfere with the purpose set forth herein. The easement granted herein is within lands situate in Bernalillo County, New Mexico, and is more particularly described as follows, to wit:

PNM Proj. No. 58158

An easement within a 7.000 Acres Tract, being designated as a School Site as shown on the Plat of PANORAMA ESTATES, UNIT 1 situate in Section 10, T.10 N., R. 4 E., H.M.P.M., Bernalillo County, New Mexico, as the same is shown and designated on said Plat filed for record in the office of the County Clerk in Bernalillo County in Plat Book D4, Page 63 on January 21, 1970 and being more particularly described as follows:

An easement seven (7) feet wide being three and one half (3 1/2) feet on each side of the following described centerline: Beginning at a point on the north boundary line of said 7.0000 Acres Tract, whence the northeast corner of said 7.0000 Acres Tract bears S.87°41'00"E., 164.00 feet distant; running thence as an easement S.02°19'00"W., 116.00 feet.

SEE EXHIBIT "A" (Drawing of Easement Description)

The easement shall cease and terminate and be of no further force and effect upon expiration of any continuous one-year period of non use of the easement.

Grantor hereby covenants that Grantor is the true and lawful owner of the land described herein. Grantor shall have the right to use the above described easement for purposes not inconsistent with the rights hereby granted, provided that Grantor shall not erect nor construct any building, pool, or other structure thereon, nor drill nor operate any well thereon, nor conduct any activity which violates clearance provisions of the National Electric Safety Code.

The provisions hereof shall inure to the benefit of and bind the heirs, executors, mortgagees, lessees, tenants, successors and assigns of the parties hereto. Grantees shall have the unrestricted right to sell, transfer, assign, pledge, mortgage, lease, grant licenses or other use or occupancy rights with respect to, or otherwise dispose of, in whole or in part, any interest in the easement and such assigns shall have the further right to convey, in whole or in part, the rights granted to them by Grantees.

WITNESS my hand and seal this 23<sup>rd</sup> day of January, 1991. Board of Education of Albuquerque, NM (SEAL) By: Douglas McVicker (SEAL) President By: Patricia Branda (SEAL) Secretary

ACKNOWLEDGEMENT FOR NATURAL PERSONS

STATE OF NEW MEXICO COUNTY OF Bernalillo The foregoing instrument was acknowledged before me this 23<sup>rd</sup> day of January, 1991

by Douglas McVicker / Patricia A Branda My commission expires 7-1-93 Notary Public Betty S. Montoya

ACKNOWLEDGEMENT FOR CORPORATION

STATE OF NEW MEXICO COUNTY OF The foregoing instrument was acknowledged before me this day of 19 by (Name of Officer) (Title of Officer)

ENTERED of (Corporation Acknowledgement) corporation, on behalf of said corporation (State of Incorporation)

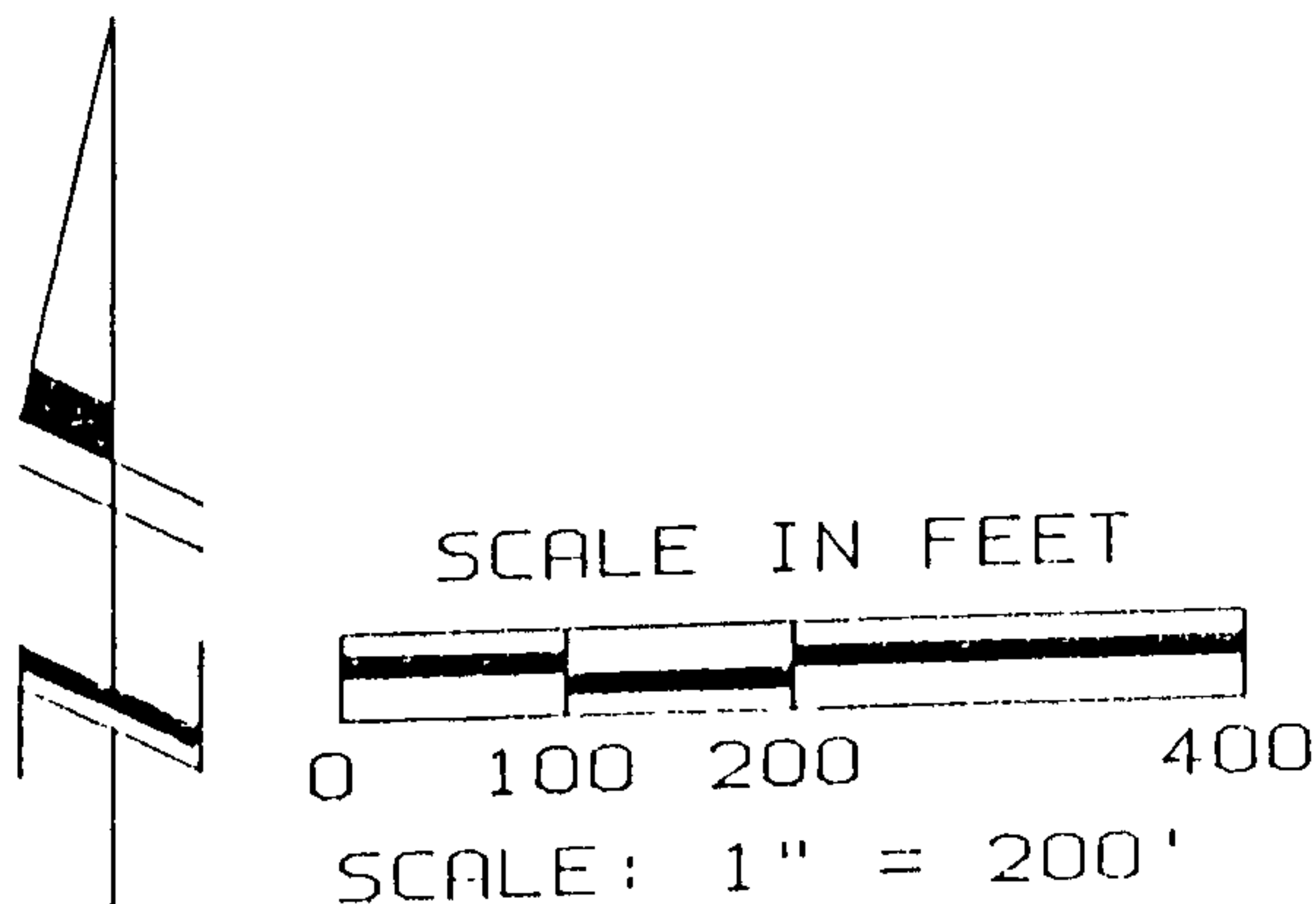
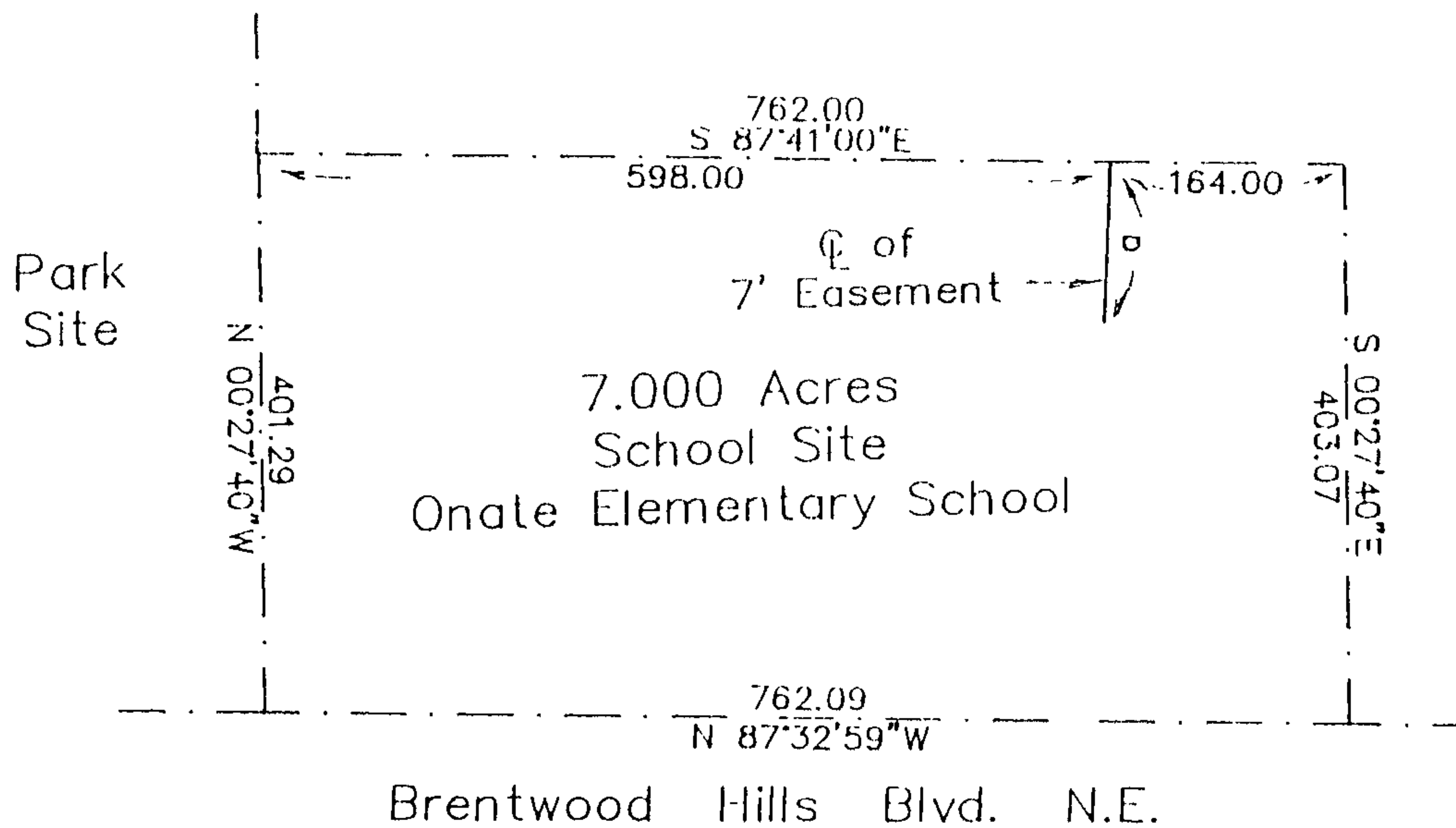
ROW-RMS My Commission expires Notary Public

FOR RECORDER'S USE ONLY STATE OF NEW MEXICO COUNTY OF BERNALILLO FILED FOR RECORD 31 MAR -7 PM 1:57

91-4-1375-1376 DEPUTY REFERENCE NUMBER 91

LINE TABLE

LABEL	BEARING	DISTANCE
a	S 02°19'00"W	116.00



SURVEYOR'S CERTIFICATION

I, Leonard G. Martinez, New Mexico Professional Land Surveyor No. 9801, certify that this map was prepared from field notes of actual surveys made by me or under my supervision; and that it is true and correct to the best of my knowledge and belief.

*Leonard G. Martinez*  
 Leonard G. Martinez, N.M.L.S. No. 9801

PROPOSED ELECTRIC LINE XING  
 Onate Elem. School  
 PANORAMA ESTATES, UNIT 1  
 WITHIN SEC. 10, T.10 N., R.4 E., N.M.P.M.  
 BERNALILLO COUNTY, NEW MEXICO  
 PUBLIC SERVICE CO. OF NEW MEXICO  
 ALBUQUERQUE, NEW MEXICO

DWN BY: L.G.M.                      DATE: 12-05-90  
 OKD BY: *CB*                          SCALE SHOWN

Req. No. 58158

EXHIBIT A