

8. **Project# 1002858**
11DRB-70054 EXT OF SIA FOR TEMP
DEFR SDWK CONST

MARK GOODWIN AND ASSOCIATES, P.A. agent(s) for VANTAGE BUILDERS, INC request(s) the above action(s) for all or a portion of **MESA AT ANDERSON HILLS Unit(s) 2**, zoned R-2, located on UNSER BLVD AND DENNIS CHAVEZ containing approximately 20.9248 acre(s). (P-9) **A TWO YEAR EXTENSION TO THE 4-YEAR AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

9. **Project# 1003674**
11DRB-70005 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

CARA HAMMONDS request(s) the above action(s) for all or a portion of Lot(s) 9, **RICH CT SUBDIVISION**, zoned RD 3DUA, located on ALAMEDA BETWEEN BARSTOW AND VENTURA containing approximately 0.1682 acre(s). (C-20) [*Deferred from 3/9/11*] **DEFERRED TO 4/27/11 AT THE AGENT'S REQUEST.**

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

10. **Project# 1008730**
11DRB-70057 SKETCH PLAT REVIEW
AND COMMENT

NANETTE & ANTONIO HERRERA request(s) the above action(s) for all or a portion of Lot(s) 4-R, Block(s) C, **CARLOS REY** zoned R-1, located on CARLOS REY SW BETWEEN OLD COORS AND CORTEZ (L-11) **THE ABOVE ITEM WAS REVIEWED AND COMMENTS WERE PROVIDED.**

11. Other Matters: None

ADJOURNED: 9:55

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT**

**March 23, 2011
DRB Comments**

ITEM # 10

PROJECT # 1008730

APPLICATION # 11-70057

RE: Lot 4R, Block C, Carlos Rey Addition

Based on the submitted letters, it appears the entire right of way of the alley could be vacated and replatted into this adjoining lot. The first step is to prepare an application for vacation (see attached application and checklist). Please note that this is a DRB public hearing, and will require the applicants to post a large yellow sign.

If there is no objection at the DRB public hearing then a recommendation can be made to the City Council, who has the final approval authority.

If the City Council approves the vacation, you will have one year to hire a licensed land surveyor and acquire the property from the City.



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

HEARINGS DATE: 3/23/11 (SK)

City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form

SUBDIVISION	S Z ZONING & PLANNING
<input type="checkbox"/> Major Subdivision action	<input type="checkbox"/> Annexation
<input type="checkbox"/> Minor Subdivision action	<input type="checkbox"/> County Submittal
<input type="checkbox"/> Vacation	<input type="checkbox"/> EPC Submittal
<input type="checkbox"/> Variance (Non-Zoning)	<input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning)
SITE DEVELOPMENT PLAN	<input type="checkbox"/> Sector Plan (Phase I, II, III)
<input type="checkbox"/> for Subdivision	<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	<input type="checkbox"/> APPEAL / PROTEST of...
<input type="checkbox"/> Cert. of Appropriateness (LUCC)	<input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeals
STORM DRAINAGE (Form D)	
<input type="checkbox"/> Storm Drainage Cost Allocation Plan	

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

APPLICATION INFORMATION:

Professional/Agent (if any): _____ PHONE: _____
 ADDRESS: _____ FAX: _____
 CITY: _____ STATE _____ ZIP _____ E-MAIL: _____

APPLICANT: Nanette S. Antonio Herrera PHONE: 435 6113
 ADDRESS: 5901 Carlos Rey Cir SW FAX: _____
 CITY: Alb STATE NM ZIP 87121 E-MAIL: nanette.herrera40@gmail.com

Proprietary interest in site: purchase/acquire List all owners: _____

DESCRIPTION OF REQUEST: Alley located to East of main property - 5901 Carlos Rey

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. L4-R Block C Block: C Unit: _____
 Subdiv/Addn/TBKA: Carlos Rey SUBD
 Existing Zoning: R-1 Proposed zoning: _____ MRGCD Map No _____
 Zone Atlas page(s): L-11 UPC Code: 10110520 272 496 214 28

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.): NONE

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: _____ No. of proposed lots: _____ Total area of site (acres): _____

LOCATION OF PROPERTY BY STREETS: On or Near: Carlos Rey Cir SW (5901)
 Between: Old Coors and Carlos Rey Cir. SW Cortez

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

SIGNATURE Nanette Herrera DATE 3/10/11
 (Print) Nanette Herrera Applicant: Agent:

FOR OFFICIAL USE ONLY

Form revised 4/07

<input checked="" type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>DRB 11 - 0057</u>	<u>SK</u>	_____	\$ <u>0</u>
<input checked="" type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	\$ _____
	Hearing date <u>March 23, 2011</u>			Total \$ <u>0</u>

[Signature] 3-14-11
 Planner signature / date

Project # 1008730

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.

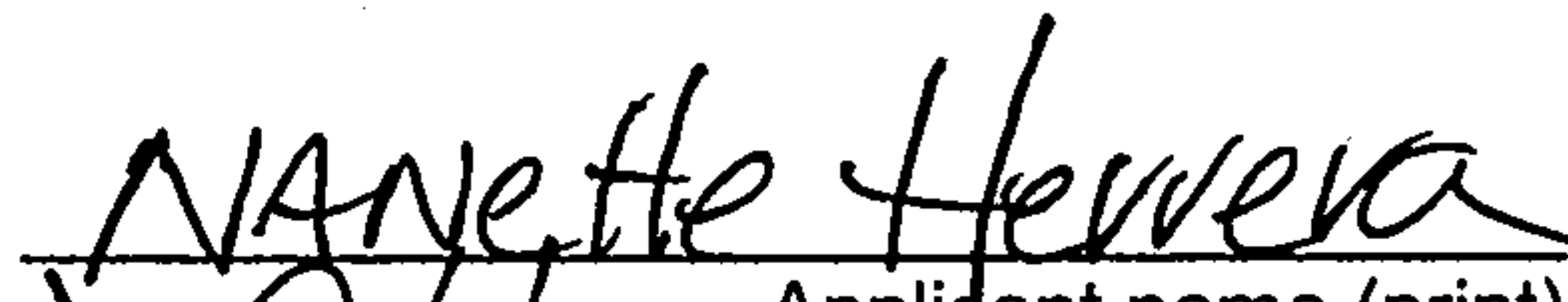

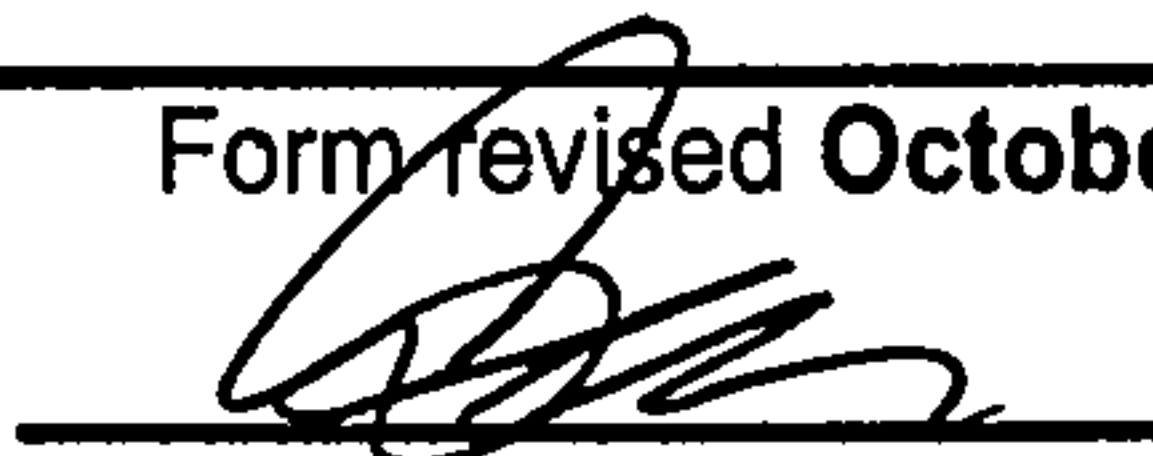
MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16) Your attendance is required.

- 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.

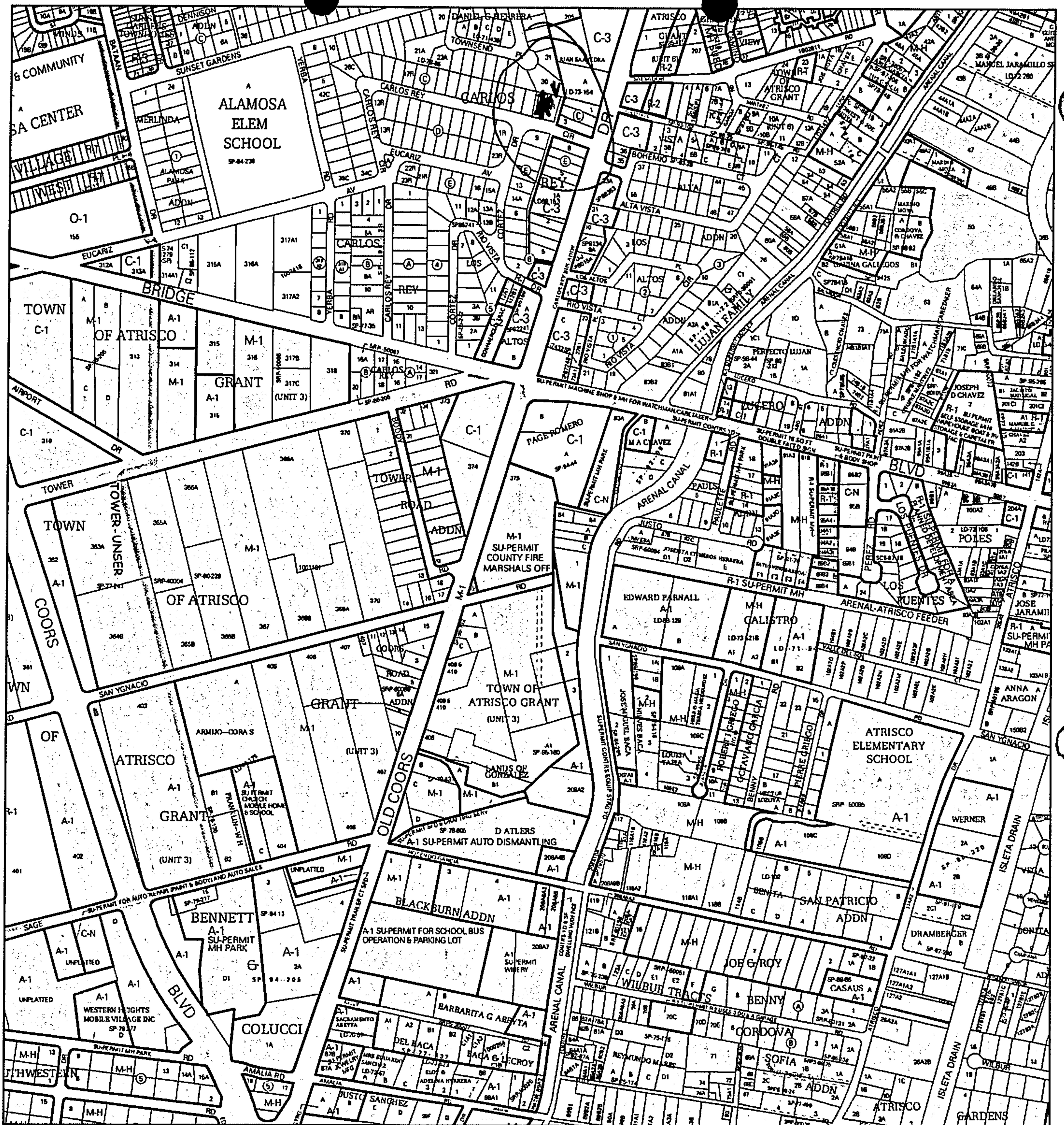
- PLEASE NOTE: There are no clear distinctions between significant and minor changes with regard to subdivision amendments. Significant changes are those deemed by the DRB to require public notice and public hearing.
- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded 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.

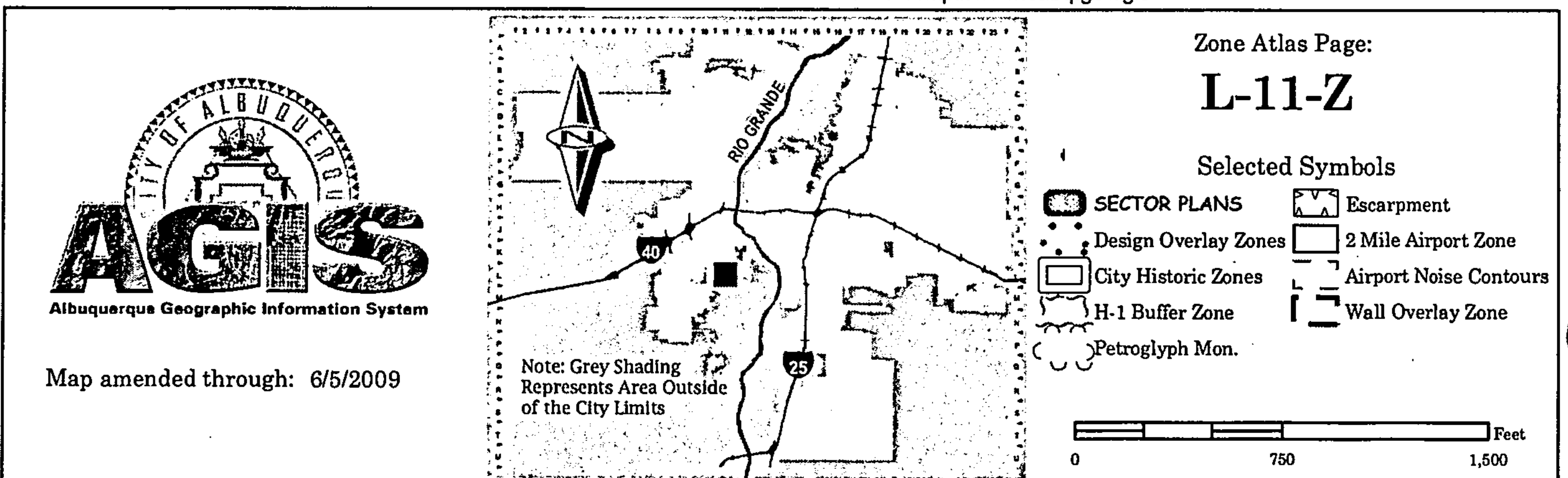

 Applicant name (print)

 Applicant signature / date
 Form revised October 2007 3/11/11
 3-14-11
 Planner signature / date
 Project # 1008730

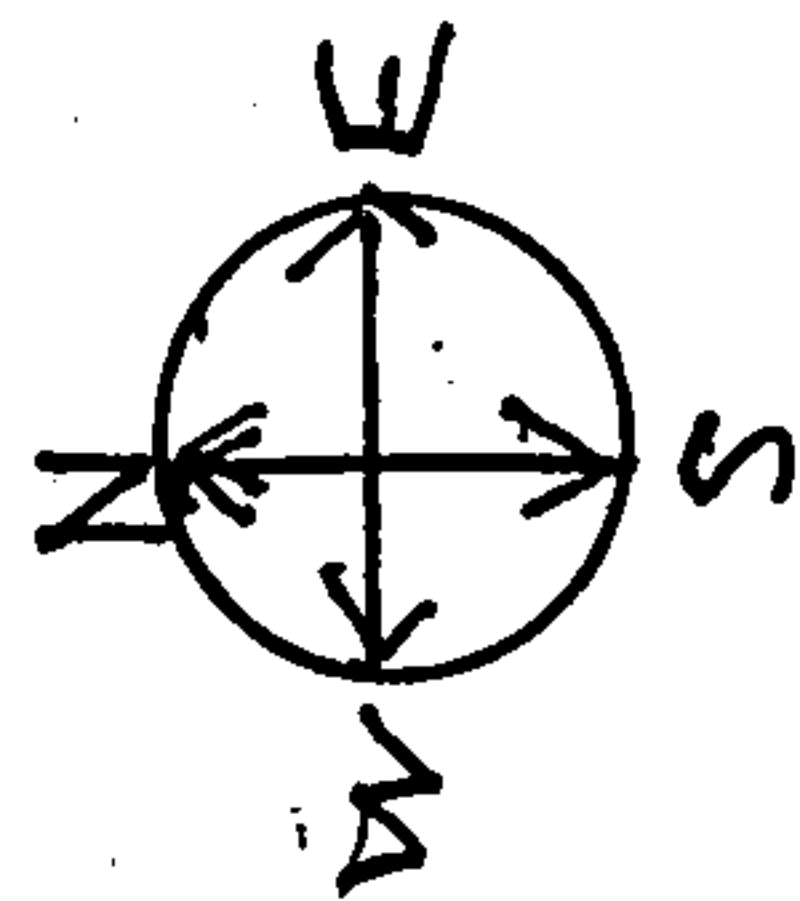


- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
DRB11 - - 0057



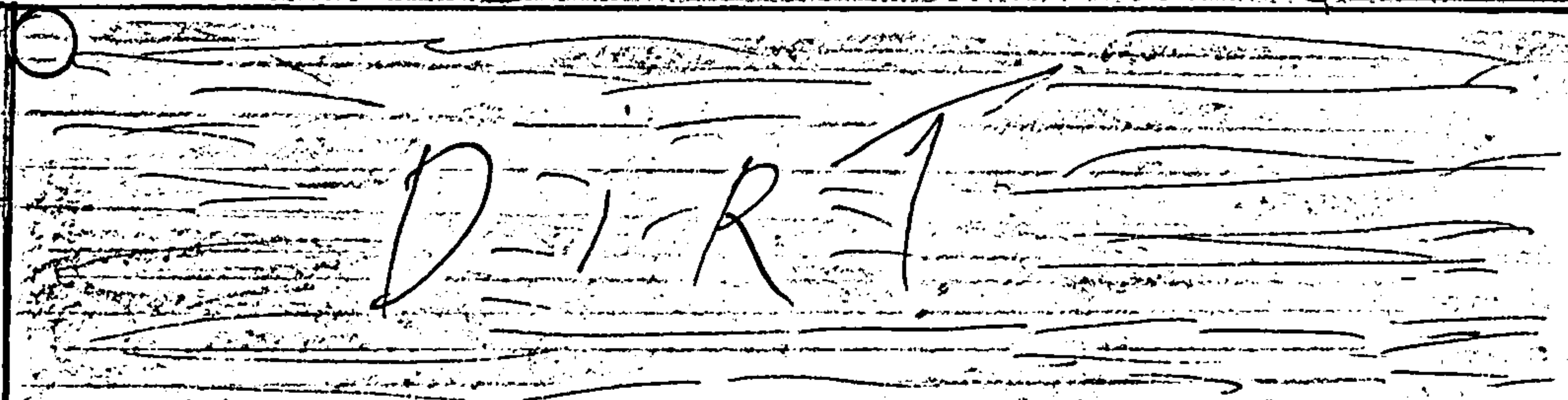
For more current information and more details visit: <http://www.cabq.gov/gis>





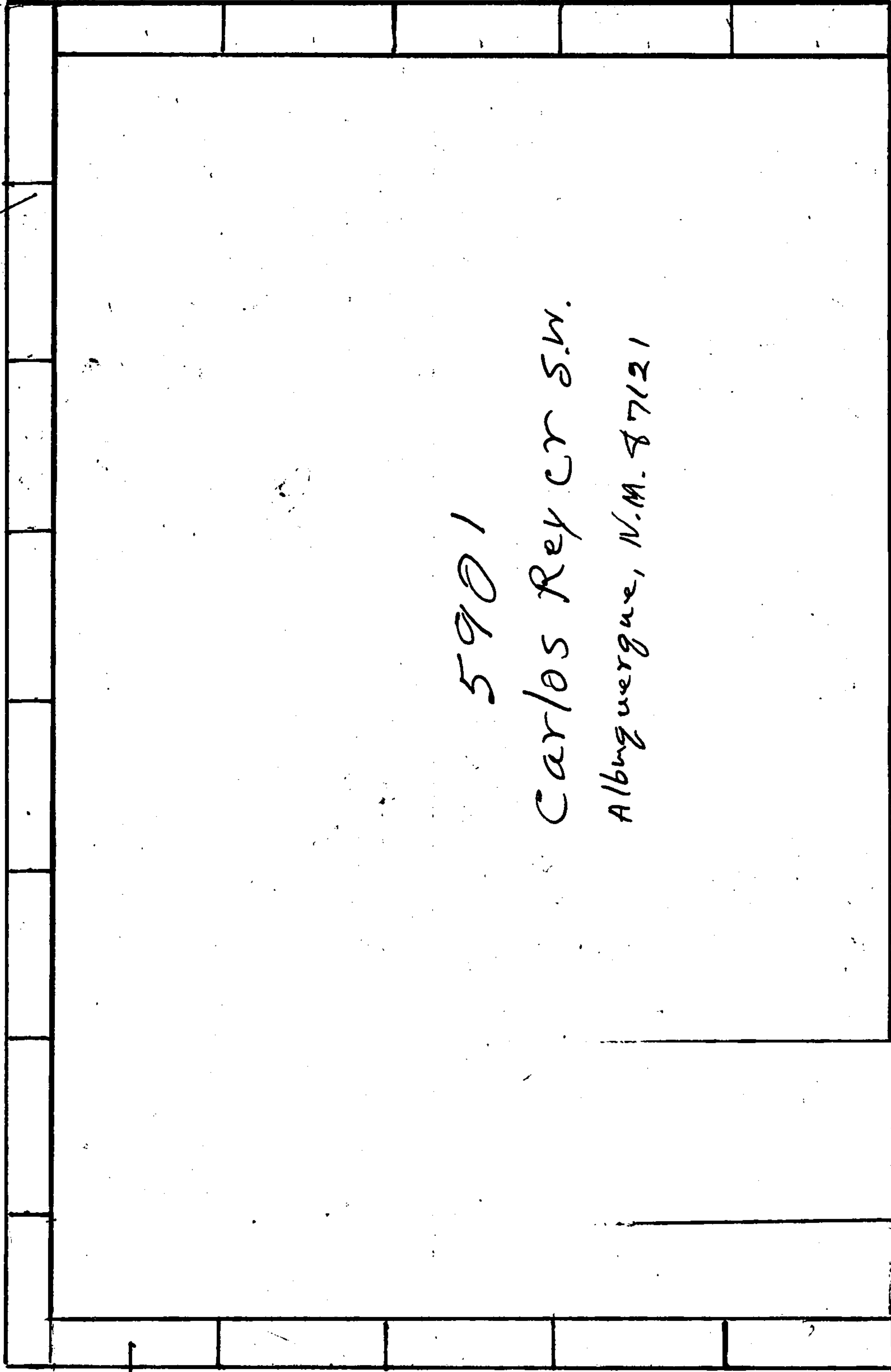
Chain Link Fence

STAY ALIGHT / COATS



DRIVE

Block Wall



Block Wall

5901
Carlos Rey cr SW.
Albuquerque, N.M. 87121

SIDE WALK

SIDE WALK

Light Pole

CURB

Carlos Rey cr SW.

Mr. & Mrs. Antonio Herrera
5901 Carlos Rey Cr. SW
Alb. NM 87121
March 14, 2011

City of Alb
Zoning Commission
Downtown Alb

Dear Sir or Madam:

It is our understanding that in order for any consideration to be granted in the property described in the plat, a letter explaining the supportive reasons why this property should be considered is needed. Therefore, we are including the reasons why we would like to inquire about this property. As follows:

- High vagrancy and transient area bringing a concern to the Alamosa neighborhood for public safety.
- Criminal activity: observed and have been victim to several thefts due to the ease of access this alley provided to potential criminal activity. It has affected the entire neighborhood as it affords a way that someone could easily slip over the alley wall and disappear into a completely other area on the other side of the wall.
- Property value and cleanliness. This alley has been an eyesore for years. However, previous owners were not motivated to inquire about possible public action. Debris, sand & weeds, choke this alley and is a financial cost of cleanup for city of Albuquerque to maintain.
- What we would like to propose is that if granted the opportunity to purchase this alley, we would provide access to City public utility crew (if needed), to access into lines or waterworks that are located in this alley.
- Records show that there have been no past or present cases on connected to this alley.

It is our hope that this letter will provide enough information to the zoning commission or other city propriety that will be fundamental in the final decision of property.

Sincerely,

Mr. Antonio J. Herrera

Enclosure

STA-RITE LATH & PLASTER INC.

3108 Bridge Blvd SW, Albuquerque, NM 87121

777 Old Coors Rd SW, Albuquerque, NM 87121

Office: 505-352-2273 / Fax: 505-352-2283

sta.rite@comcast.net

February, 28 2011

To whom it may concern,

This letter is in behalf of Antonio and Nanette Herrera, who reside at 5901 Carlos Rey Cir SW, Albuquerque, NM. It is our understanding a portion of property is under review for purchase by Mr. and Mrs. Herrera that is partially shared and owned by Sta-Rite Lath & Plaster Inc. and the Herrera residence, that which is located west from our business address. It has been decided that Sta-Rite Lath & Plaster Inc. has no interest to claim any ownership of the property section, or collect any means of payment after any purchases. Please feel free to contact us in our office if for any questions concerning this matter.

Sincerely,

Albert L. Montano
Elizabeth L. Montano

Property owners

Letter of Declaration

5901 Carlos Rey Cir. SW, Alb., NM 87121

Adjacent Property Owner: Antonio & Nanette Herrera

Address: 5901 Carlos Rey Cir.

Phone:

To Whom It May Concern:

This letter is on behalf of Mr. Antonio and Nanette Herrera, who reside at 5901 Carols Rey Cir. SW, Alb., NM. It is our understanding a portion of property is under review for purchase by Mr. and Mrs. Herrera that is partially shared and owned by Jose Lopez, and the Herrera residence, which is located south from our residence address of

928 TOWN SEND

Albuquerque NM 87121

It has been decided that we the owners, namely,

Jose Lopez Dominguez

have no interest to claim any ownership of the property section, or collect any means of payment after any purchase.

The property description is described as a public alley located just east of the Herrera property line. Due to public vagrancy and trespassing, owner,

Jose Lopez Dominguez, has erected a wall sealing the south entrance right at the property line and consider this to be indicative of understanding of terminating any ownership or right of ways to this property.

Sincerely,



Name

3/7/2011

Date

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\$	\$5.54

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 or PO Box No. *100 Diers Road NW*
 City, State, ZIP+4 *Albuquerque, NM, 87114*

PS Form 3800, August 2003 See Reverse for Instructions

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	\$2.30
	\$0.00
\$	\$5.54

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 8 2011
 03/18/2011
 60187109

Sent To *Bob Warnick*
 Street, Apt. No.;
 or PO Box No. *444 Niagra NE*
 City, State, ZIP+4 *Albuquerque, NM, 87113*

PS Form 3800, August 2006 See Reverse for Instructions

7070 1870 0000 3709 4403

7070 1870 0000 3709 4403