



CITY OF ALBUQUERQUE
 PLANNING DEPARTMENT
 DEVELOPMENT REVIEW BOARD

July 24, 2013

Project# 1009178
 13DRB-70611 PRELIMINARY PLAT APPROVAL

MARK GOODWIN AND ASSOCIATES, P.A. agents for RTR, LLC request the referenced/ above action for Lot 31 (proposed 31-A), Block 9, **VOLCANO CLIFFS Unit 18**, zoned SU-2/VCLL, located on the north side of PETIRROJO RD NW between UNSER BLVD NW and URRACA ST NW containing approximately 7.9143 acres. (D-10)

AMAFCA No comments
COG No comments provided
TRANSIT No comments provided
ZONING ENFORCEMENT No comments provided
NEIGHBORHOOD COORDINATION Affected NA/HOA's – Petroglyph Estates Property Owners Assoc., Volcano Cliffs Property Owners Assoc.

APS
 Volcano Cliffs Unit 18, Lot 31, Block 9, is located on the north side of Petirrojo Rd NW between Unser Blvd NW and Urraca St NW. The owner of the above property requests approval of Preliminary Plat for the development of 39 single family homes. Any residential development in this area will impact Sunset View Elementary School, Tony Hillerman Middle School, and Volcano Vista High School. Currently, Sunset View Elementary School and Tonny Hillerman have excess capacity, however, Volcano Vista High School is exceeding capacity.

Loc No	School	2012-13 40th Day	2012-13 Capacity	Space Available
393	SUNSET VIEW	531	650	119
492	TONY HILLERMAN	910	1100	190
575	VOLCANO VISTA	2159	2100	-59

To address overcrowding at schools, APS will explore various alternatives. A combination or all of the following options may be utilized to relieve overcrowded schools.

- Provide new capacity (long term solution)
 - Construct new schools or additions
 - Add portables
 - Use of non-classroom spaces for temporary classrooms
 - Lease facilities
 - Use other public facilities
- Improve facility efficiency (short term solution)
 - Schedule Changes
 - Double sessions
 - Multi-track year-round

- Other
 - Float teachers (flex schedule)
- Shift students to Schools with Capacity (short term solution)
 - Boundary Adjustments / Busing
 - Grade reconfiguration
- Combination of above strategies

All planned additions to existing educational facilities are contingent upon taxpayer approval.

POLICE DEPARTMENT

This project is in the Northwest Area Command

- No Crime Prevention or CPTED comments concerning the proposed Major Subdivision Preliminary Plat Approval or Temporary Deferral of Sidewalk Construction requests at this time.

FIRE DEPARTMENT

No Comments

PNM ELECTRIC & GAS

No comments provided

COMCAST

No comments provided

CENTURYLINK

No comments provided

ENVIRONMENTAL HEALTH

No comments provided

M.R.G.C.D

1. Previously reviewed 07/01/2013.
2. No Adverse Comments.

OPEN SPACE DIVISION

No comments provided

CITY ENGINEER

TRANSPORTATION DEVELOPMENT

PARKS AND RECREATION

No comments

ABCWUA

PLANNING DEPARTMENT

Applicant is advised to verify proposed bulding product (access, setback, FAR, etc.) with Zoning Enforcement.

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