


3. **Project# 1008134**
13DRB-70599 MAJOR – SITE
DEVELOPMENT PLAN FOR BUILDING
PERMIT

NCA ARCHITECTS PA agents for SALAS PROPERTIES LLC/ BOB'S BURGERS request the referenced/ above action for Tract A, **LANDS OF SALAS PROPERTIES, LLC** zoned C-2, located on the south side of CENTRAL AVE SW between 46TH ST SW and ATRISCO RD SW containing approximately .7787 acre. (K-12) [Deferred from 7/17/13 , 7/24/13, 7/31/13, 8/7/13] **DEFERRED TO 8/21/13 AT THE AGENT'S REQUEST.**


4. **Project# 1009178**
13DRB-70611 PRELIMINARY PLAT
APPROVAL
13DRB-70617 MINOR - TEMP DEFR SWDK
CONST

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 PETIRROJO RD NW between UNSER BLVD NW and URRACA ST NW containing approximately 7.9143 acres. (D-10) [Deferred from 7/24/13, 8/7/13] **WITH AN APPROVED GRADING AND DRAINAGE PLAN ENGINEER STAMP DATED 8/9/13, AND WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 8/14/13, THE PRELIMINARY PLAT WAS APPROVED. THE TEMPORARY DEFERRAL OF CONSTRUCTION OF SIDEWALKS ON THE INTERIOR STREETS WAS APPROVED AS SHOWN ON EXHIBIT IN THE PLANNING FILE.**

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

5. **Project# 1003874**
13DRB-70644 EXT OF SIA FOR TEMP DEFR
SDWK CONST 

CURB, INC. agent(s) for CURB, INC. request(s) the above action(s) for all or a portion of **EL RANCHO GRANDE UNIT 16** zoned R-D, located on GIBSON AND UNSER (N-8) **A TWO YEAR EXTENSION TO THE AGREEMENT FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

6. **Project# 1009447**
13DRB-70648 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL 

SBS CONSTRUCTION AND ENGINEERING LLC agent(s) for request(s) the above action(s) for all or a portion of Lot(s) 1-4 & A, Block(s) 19, **MESA VERDE ADDITION** zoned R-2, located on TENNESSEE BETWEEN COPPER AND CHICO containing approximately .4028 acre(s). (K-19) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AGIS DXF, UTILITY COMPANY SIGNATURES AND FOR PLAT REVISIONS.**

DRB CASE ACTION LOG - BLUE SHEET

- Preliminary/Final Plat [FP]
- Site Plan - Subdivision [SPS]
- Site Plan - Building Permit [SBP]

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

Site Plans: It is the responsibility of the applicant/agent/developer/owner to insert the DRB approved Site Plan for Subdivision and/or Site Plan for Building Permit in each copy of building permit plansets. If the building permit plans have been submitted prior to the Site Plan for Subdivision and/or Site Plan for Building Permit being signed-off, then it is the responsibility of the applicant/agent/developer/owner to insert a copy of the signed-off Site Plan for Subdivision and/or Site Plan for Building Permit in each copy of the building permit plansets.

Project #: 1009447

Application #: 13DRB-70648

Project Name: MESA VERDE ADDN

Agent: SBS CONSTRUCTION AND ENGINEERING LLC

Phone #:

Your request was approved on 8-14-13 by the DRB with delegation of signature(s) to the following departments - outstanding comments to be addressed

TRANSPORTATION:

ABCWUA:

CITY ENGINEER / AMAFCA:

PARKS / CIP:

PLANNING (Last to sign):

DXF, utility signatures, revise notes per comments

PLATS:

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.
- County Treasurer's signature must be obtained prior to the recording of the plat with 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.

ALL SITE PLANS:

3 copies of the approved site plan. Include all pages.

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
August 14, 2013
DRB Comments**

ITEM # 6

PROJECT # 1009447 APPLICATION # 13-70648

RE: Lots 1-4 & Tract A, Mesa Verde Addition

Please renumber Solar Note as No. 11; based on the APS Agreement Waiver, please remove APS Agreement note from final plat.

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

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
March 27, 2013
DRB Comments**

ITEM # 14

PROJECT # 1009447 APPLICATION # 13-70484

RE: Lots 1-4 & Tract A, Mesa Verde Addition

Remove zoning note (No. 9) for final plat.

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

9447

DXF Electronic Approval Form

DRB Project Case #: 1009447

Subdivision Name: MESA VERDE ADDITION LOT 2A & 4A BLOCK 19

Surveyor: ANTHONY L HARRIS


Contact Person: SHAWN BIAZAR

Contact Information: 899-5570

DXF Received: 8/19/2013

Hard Copy Received: 8/19/2013

Coordinate System: NMSP Grid (NAD 83)



Approved

8-23-2013

Date

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

AGIS Use Only

Copied fc **9447** to agiscov on **8/23/2013** Contact person notified on **8/23/2013**

PROJECT

1009447

App #

Action

Date

13DRB-70648 PEF 8-14-13

City of Albuquerque Planning Department

DEVELOPMENT AND BUILDING SERVICES

STANDARD APPLICATION, Paper Plans Required

DEVELOPMENT REVIEW BOARD

08/05/2013 Issued By: BLDAVM 200897

Category Code **910**
2013 070 648

Application Number: 13DRB-70648, Minor - Preliminary/ Final Plat Approval

Address:

Location Description: TENNESSEE BETWEEN COPPER AND CHICO

Project Number: 1009447

Applicant

248 LILY AVE SE
ALBUQUERQUE NM 87102

Agent / Contact

SBS CONSTRUCTION AND ENGINEERING LLC
SHAWN BAIZER
10209 SNOWFLAKE CT NW
ALBUQUERQUE NM 87114
5058045013

Application Fees

APN Fee

Conflict Mgmt Fee **\$20.00**

DRB Actions **\$285.00**

TOTAL: \$305.00

City of Albuquerque Treasury
Date: 8/5/2013 Office: ANNEX
Stat ID: W50000008 Cashier: TRSSIV
Batch: 2373 Trns #: 13
Permit: 2013070648
Receipt Num 00145491
Payment Total: \$305.00
0901 Conflict Mgmt. Fee \$20.00
0903 DRB Actions \$285.00
Check Tendered : \$305.00



Supplemental form

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- EPC Submittal
- Zone Map Amendment (Establish or Change Zoning, including Zoning within sector Developmen Plans)
- Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
- Street Name Change (Local & Collector)
- APPEAL / PROTEST of...**
- Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

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): SBS Construction and Engineering, LLC PHONE: (505) 804-5013
 ADDRESS: 10209 Snowflake Ct., NW FAX: (505) 897-4996
 CITY: Albuquerque STATE NM ZIP 87114 E-MAIL: aecllc@aol.com
 APPLICANT: _____ PHONE: (505) 463-4021
 ADDRESS: 248 Lily Ave. SE FAX _____
 CITY: Albuquerque STATE NM ZIP 87102 E-MAIL: _____
 Proprietary interest in site: Owner List all owners: Rodolfo Holguin

DESCRIPTION OF REQUEST: Preliminary/Final Plat Request, subdivide 5 lots into 2 lots

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

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

Lot or Tract No: Lots 1-4 & A Block: 19 Unit: _____
 Subdiv/Addn/TBKA: Mesa Verde Addition
 Existing Zoning: R-2 Proposed zoning: The Same MRGCD Map No: _____
 Zone Atlas page(s): K-19 UPC No. 101905735821041932

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_,Z_, V_, S_, etc.):

1009447

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No
 No. of existing lots: 5 No. of proposed lots: 2 Total area of site (acres): 0.4028 Acres

LOCATION PROPERTY BY STREETS: On or Near: Tennessee, NE

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

SIGNATURE

DATE 8/5/13

(Print) Shawn Bazar, Managing Member Applicant: Agent:

FOR OFFICIAL USE ONLY

Form revised 4/07

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>13 - DRB - 70648</u>	<u>PTF</u>		<u>\$ 285.00</u>
<input checked="" type="checkbox"/> All fees have been collected		<u>CMF</u>		<u>\$ 20.00</u>
<input checked="" type="checkbox"/> All case #s are assigned				\$
<input checked="" type="checkbox"/> AGIS copy has been sent				\$
<input 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>Aug. 14, 2013</u>			Total <u>\$ 305.00</u>

8-5-13
Planner signature / date

Project # 1009447

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.

- NA 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
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- Fee (see schedule)
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- Infrastructure list if required (**verify with DRB Engineer**)
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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.
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- 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.

Sharon Pizarro
Applicant name (print)

[Signature]
Applicant signature / date



Form revised October 2007

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
13 - DRB - 70648

[Signature] 8-5-13
Planner signature / date

Project # 1009447



Supplemental form

SUBDIVISION

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

SITE DEVELOPMENT PLAN

- for Subdivision
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- Administrative Amendment/Approval (AA)
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S Z ZONING & PLANNING

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LOCATION PROPERTY BY STREETS: On or Near: Tennessee, NE

Between: Copper NE and Chico, NE Check-off if

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

SIGNATURE

DATE 8/5/13

(Print) Shawn Baizar, Managing Member Applicant: Agent:

FOR OFFICIAL USE ONLY

Form revised 4/07

	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> INTERNAL ROUTING	<u>13</u>	<u>DRB</u>	<u>70648</u>	
<input checked="" type="checkbox"/> All checklists are complete		<u>MF</u>		<u>\$ 285.00</u>
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8-5-13
 Planner signature / date

Project # 1009447

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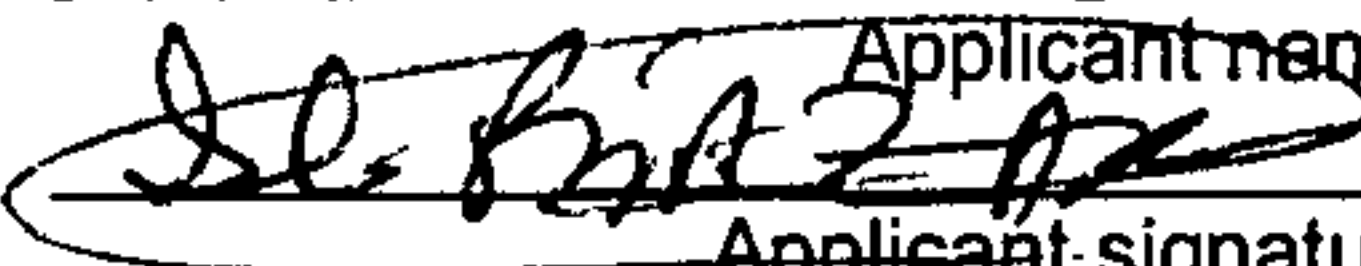
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I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.


 Applicant name (print)

 Applicant signature / date

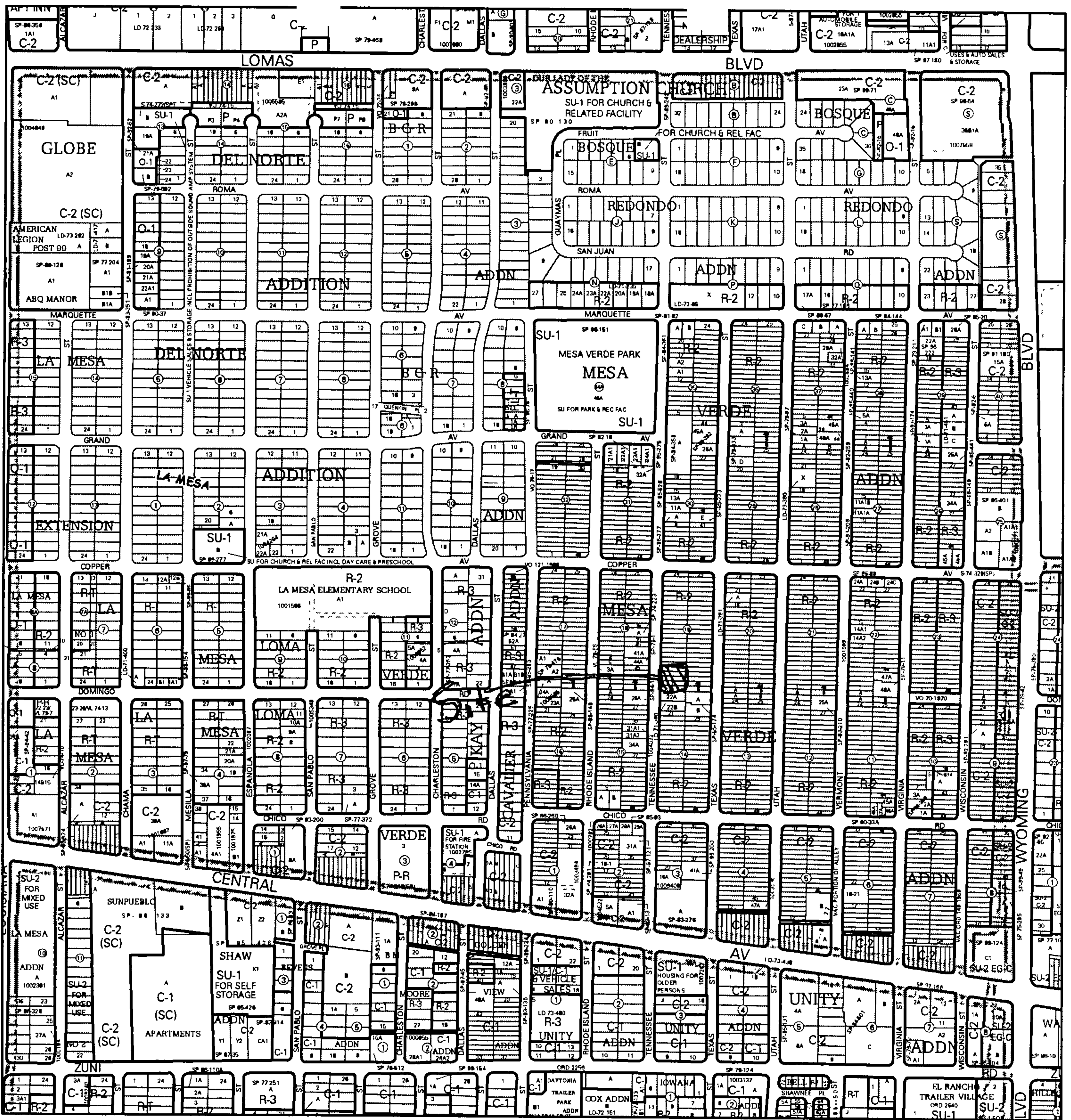


Form revised October 2007

- Checklists complete
 - Fees collected
 - Case #s assigned
 - Related #s listed
- Application case numbers
13 - DRB - 70648


 Planner signature / date
 Project # 1009447

8-5-13



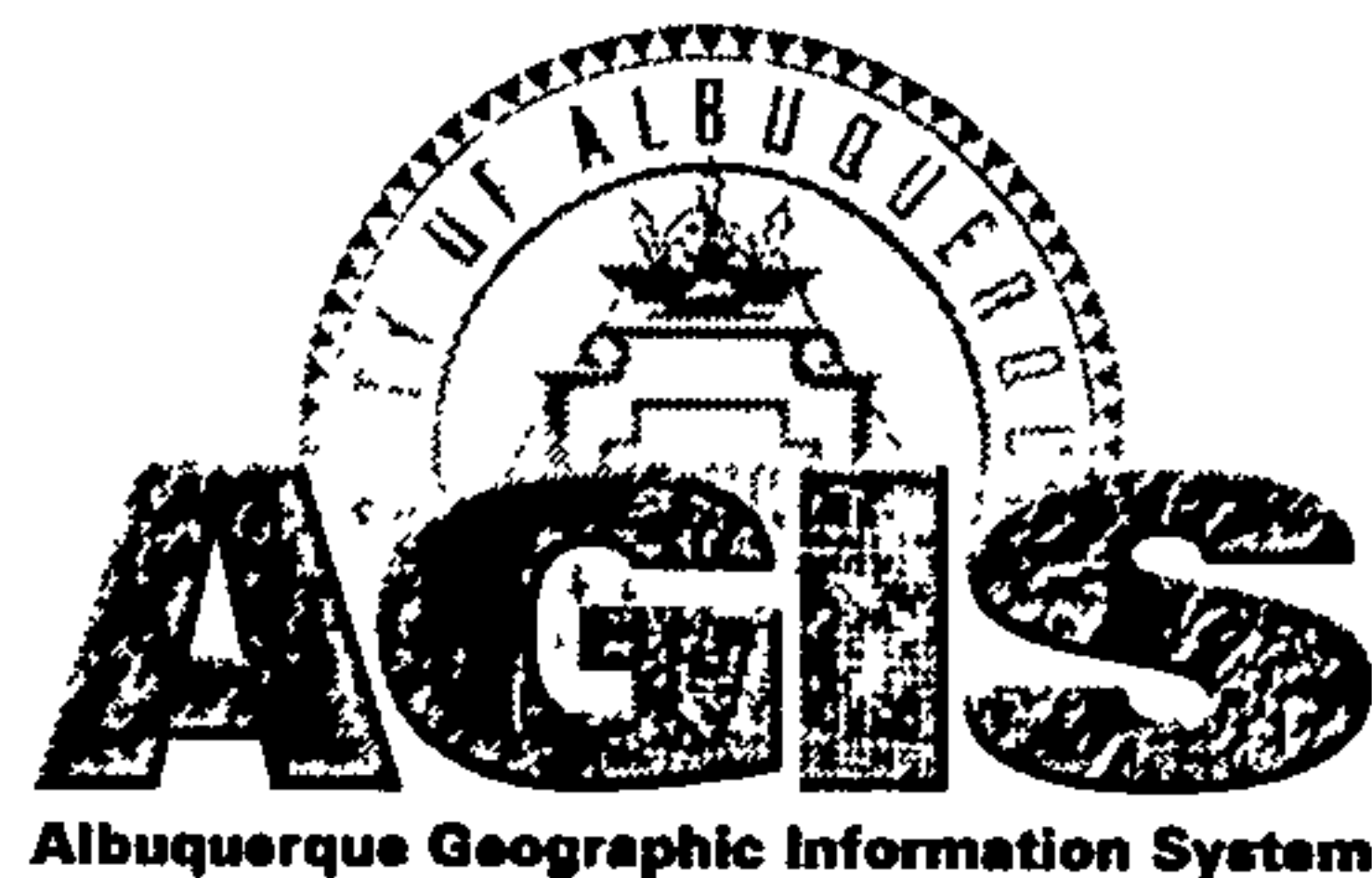
For more current information and details visit: <http://www.cabq.gov/gis>

Zone Atlas Page:

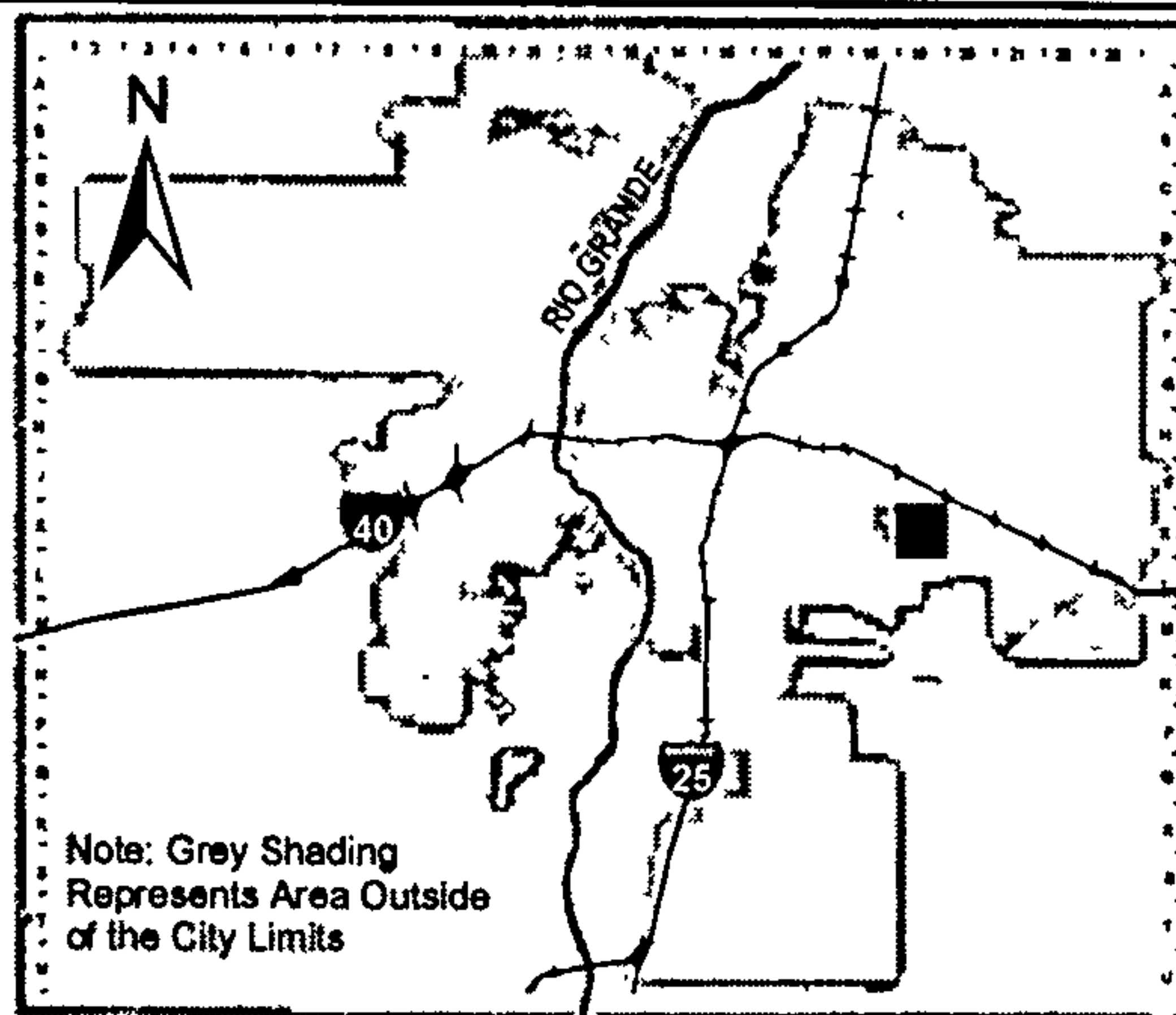
K-19-Z

Selected Symbols

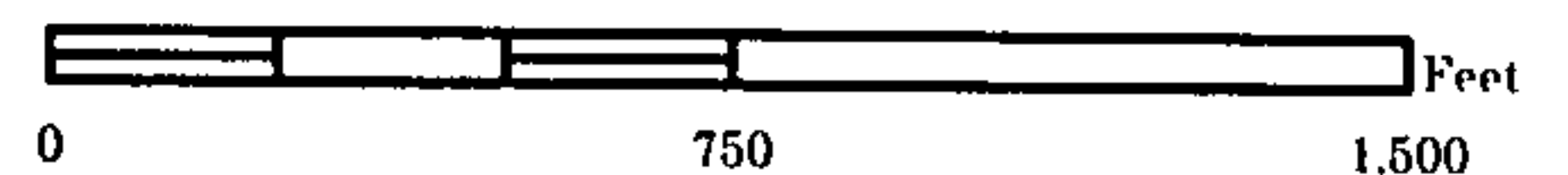
- SECTOR PLANS
- Design Overlay Zones
- City Historic Zones
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone



Map amended through: 1/10/2013



Note: Grey Shading
Represents Area Outside
of the City Limits



SBS CONSTRUCTION AND ENGINEERING, LLC

August 5, 2013

Mr. Jack Cloud, DRB Chair
City of Albuquerque Planning Department
PO Box 1293, 600 Second Street, NW
Albuquerque, NM 87103

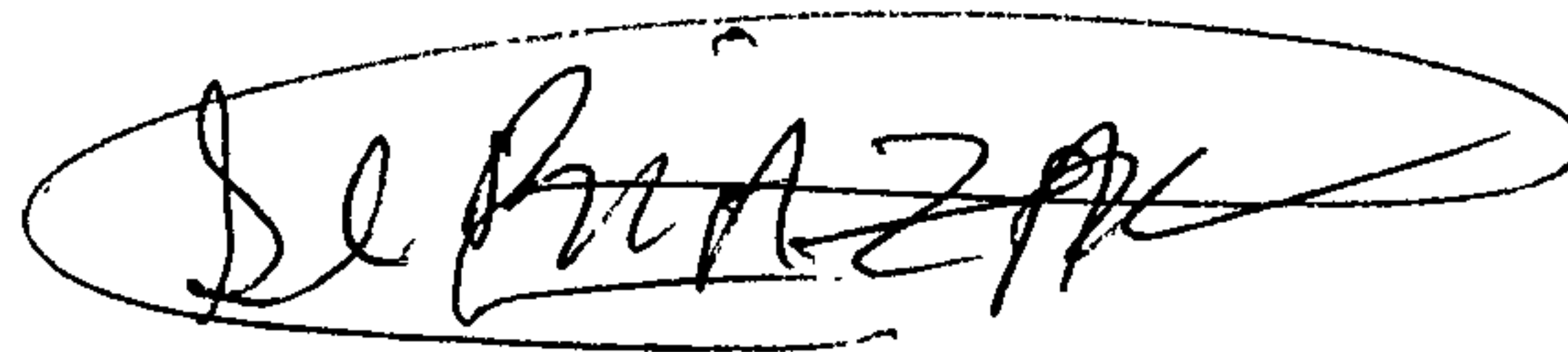
RE: DRB Project No: 1009447 Preliminary Final Plat Request
Lots 2-A and 4-A, Block 19, Mesa Verde Addition
Zone Atlas Page K-19-Z

Dear Mr. Cloud:

SBS Construction and Engineering, LLC, on behalf of owner of the above referenced property, is requesting preliminary/final plat for the above referenced site. The site is located on Tennessee, NE, between Chico, NE and Copper, NE. We are requesting to subdivide five lots into two lots. This site was submitted for sketch plat review and comments in March of 2013, see attached copy of the comments. There are no existing structure on this site.

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

Sincerely,

A handwritten signature in black ink, appearing to read "Shawn Biazar", enclosed within a hand-drawn oval.

Shawn Biazar, Managing Member

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT**

**HYDROLOGY DEVELOPMENT SECTION
DEVELOPMENT REVIEW BOARD MEMO**

DRB PROJECT NO: 1009447

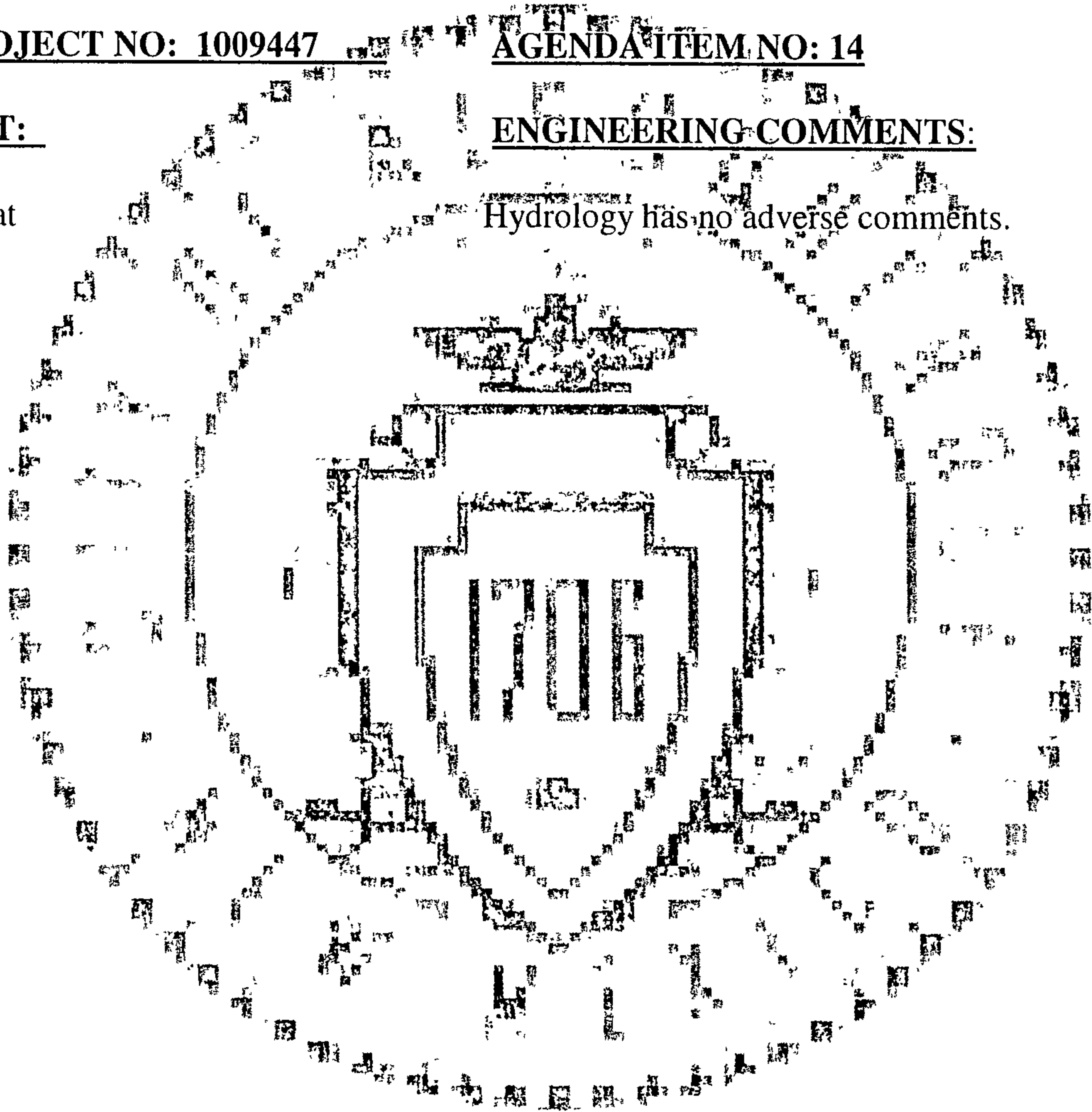
AGENDA ITEM NO: 14

SUBJECT:

Sketch Plat

ENGINEERING COMMENTS:

Hydrology has no adverse comments.



SIGNED:

Curtis Cherne
Hydrology Section
City Engineer Designee
AMAFCA Designee
924-3986

DATE: 3-27-13

21-K119
14-K20

[HTTP://WWW.CABQ.GOV/GISSURVEY/](http://www.cabq.gov/gisurvey/)
? STATIONNAME=

PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
TRANSPORTATION SECTION

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO: 1009447

AGENDA ITEM NO: 14

SUBJECT:

SKETCH PLAT

ENGINEERING COMMENTS:

No adverse comments.

Disclaimer: The comments provided are based upon the information received from the applicant. If new or revised information is submitted, additional comments may be provided by Transportation Development.

RESOLUTION:

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

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

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

SIGNED: Kristal D. Metro
Transportation Development

DATE: MARCH 27, 2013
505-924-3991



**Development Review Board (DRB)
Review Comments
Utility Development Section
Phone: 505.924.3989**

D.R.B. Case No: 1009447	Date: 3/27/13	Item No: #14
Zone Atlas Page: K-19	LOCATION: Lot(s) 1-4 & A, Block(s) 19, Mesa Verde Addition Tennessee between Copper & Chico	
Request For: Sketch – Lot consolidation		

ABCWUA Comment: Will require a separate water and sewer account for the new property.

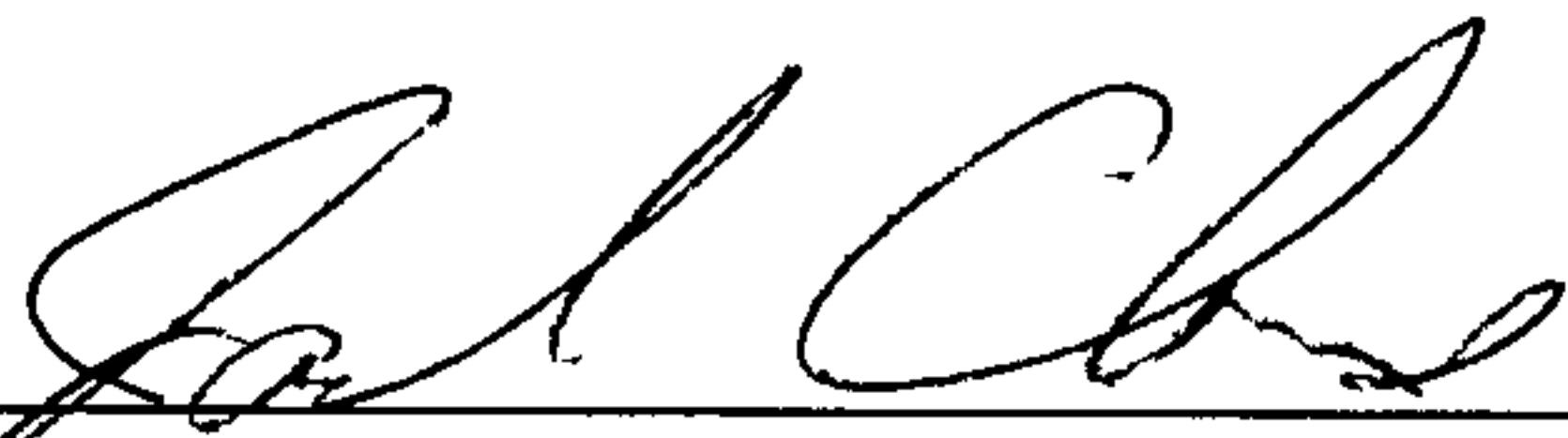
**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
March 27, 2013
DRB Comments**

ITEM # 14

PROJECT # 1009447 APPLICATION # 13-70484

RE: Lots 1-4 & Tract A, Mesa Verde Addition

Remove zoning note (No. 9) for final plat.



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



**Pre-Development Facilities Fee (PDFF)
Cover Sheet**

Please drop off and pick up all Pre-Development Facilities Fee agreements at APS Capital Master Plan office. The office is located in Suite 9, 2nd Floor of the Lincoln Building at 915 Locust St SE. A map to our offices is located at: <http://apsfacilities.org/capital/map.php>

Project # (if already assigned by DRB) _____

Please check one:

Preliminary PDFF
(Preliminary PDFF are required for preliminary plat submittals.)

Final PDFF
(Final PDFF are required for final plat submittals and **must be recorded** prior to DRB hearing)

Waiver/Deferral
(Must provide reason for Waiver/deferral)

Project Information

Subdivision Name: Mesa Verde Addn

Legal Description: Lots 2-A and 4-A, Block19

Location of Project (address or major cross streets)

Proposed Number of Units Single-Family Multi-Family Total Units

Waiver Information

Property Owner: Rudolfo Holguin Legal Description: Lots 2-A and 4-A Block 19

Zoning: R-2

Reason for Waiver/Deferral: Consolidating 5 lots into 2 lots.

Contact Information

Name: Gary Maple

Company: The Survey Office

Phone: 998-0303

E-Mail:

Please include with your submittal:

- Zone Atlas map with the entire property (ies) precisely and clearly outlined
- Copy of a plat or plan for the proposed project
- List of new legal description (e.g. lot, block) and street address for each lot (**for final plat only**)
- Please include project number on the top right corner of all documents

APS Project #883
APS Cluster: Highland

**ALBUQUERQUE PUBLIC SCHOOLS
PRE-DEVELOPMENT FACILITIES FEE AGREEMENT WAIVER**

Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, New Mexico ("Albuquerque Public Schools" or "APS"), having reviewed the proposed plat of Lots 2-A and Lot 4-A, Block 19, Mesa Verde Addition which is zoned as R-2, on July 29, 2013 submitted by Rudolfo Holguin, owner(s) of above property, has determined that no Pre-Development Facilities Fee Agreement is required with respect to that proposed plat because the property owner (s) propose a lots consolidation from 5 lots into 2 lots. There will be no net gain of residential units.

ALBUQUERQUE PUBLIC SCHOOLS

By: April L. Winters
Signature

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

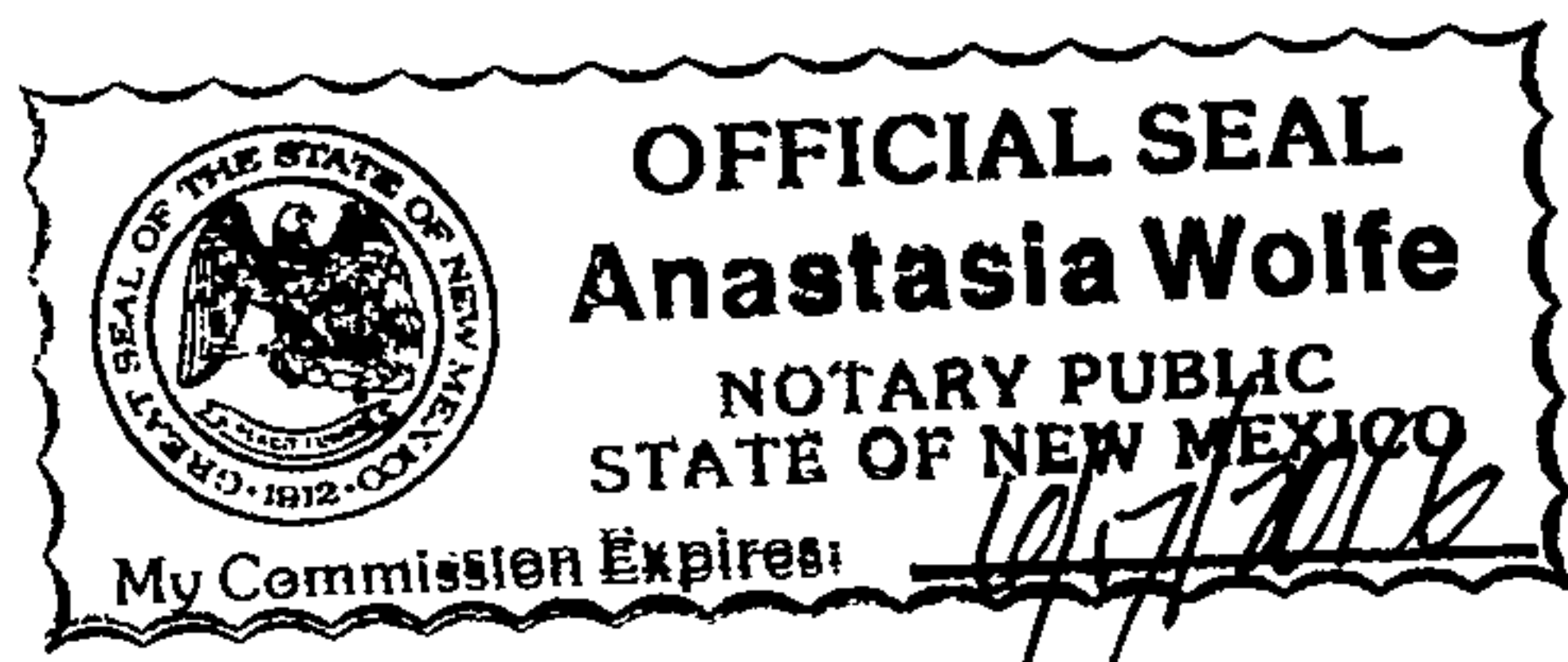
STATE OF NEW MEXICO
COUNTY OF BERNALILLO

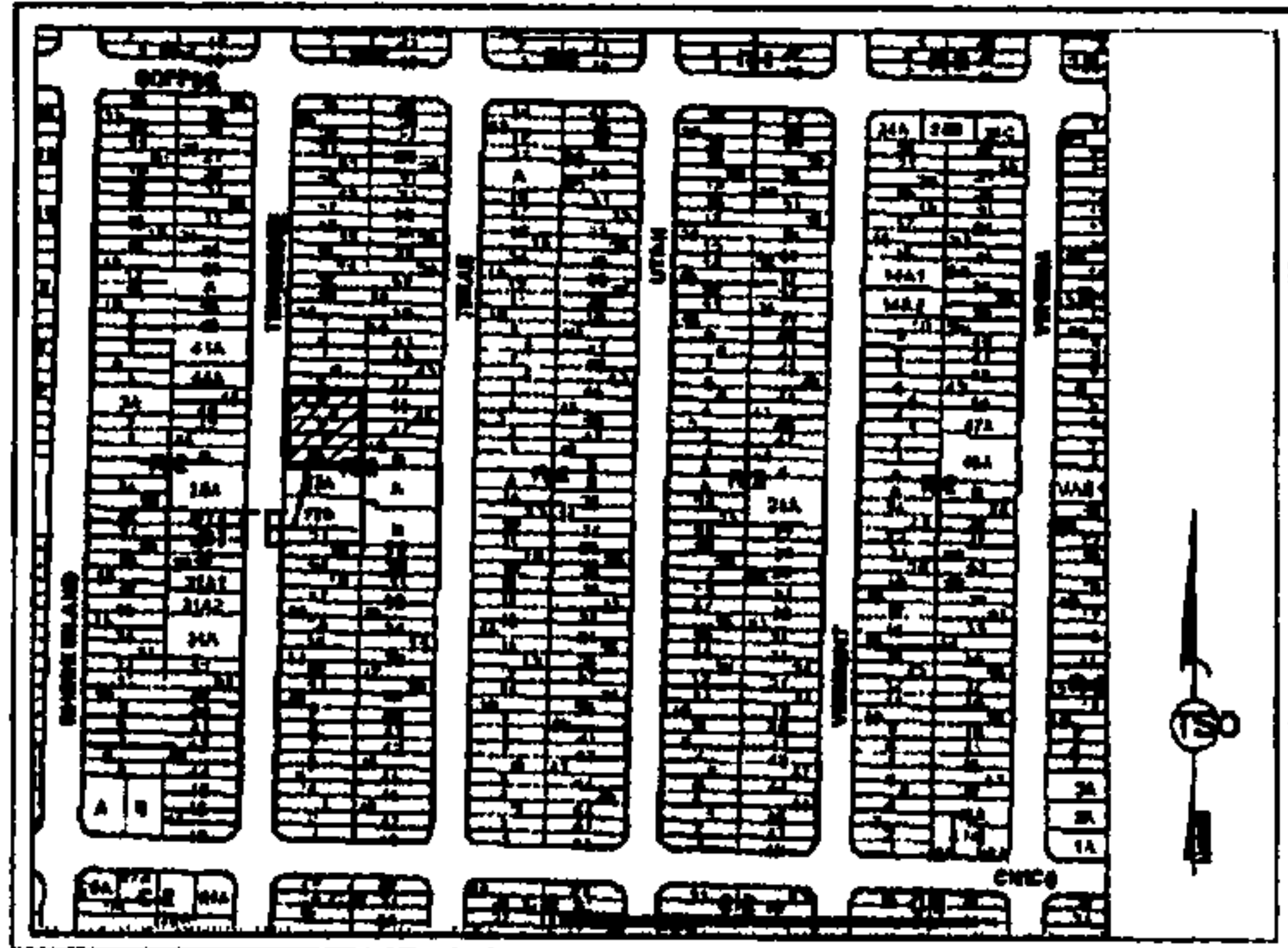
This instrument was acknowledged before me on July 29, 2013, by April L. Winters as Facility Fee Planner of the Albuquerque Municipal School District No. 12, Bernalillo and Sandoval Counties, a school district organized and existing under the laws of the State of New Mexico.

(Seal)

Anastasia Wolfe
Notary Public

My commission expires: 6/17/2016





VICINITY MAP
ZONE ATLAS MAP K 18 NTS

SUBDIVISION DATA / NOTES

1. PLAT WAS COMPILED USING EXISTING RECORD DATA & ACTUAL FIELD SURVEY
2. BEARINGS ARE NEW MEXICO STATE PLANE GRID BEARINGS, CENTRAL ZONE, NAD 1983, AND ARE BASED ON ACS CONTROL MONUMENT NM_CONTROL STATION S_K20
3. DISTANCES ARE GROUND DISTANCES.
4. PLAT SHOWS ALL EASEMENTS OF RECORD
5. BEARING ARE PER THE PLAT OF MESA VERDE ADDITION, ALBUQUERQUE NEW MEXICO, NEW MEXICO ON NOVEMBER 17 1939 IN VOLUME C, FOLIO 39
6. GROSS AREA: 0.4029 ACRES
7. NUMBER OF EXISTING LOTS: 6
8. NUMBER OF LOTS CREATED: 2
9. DOCUMENTS USED IN PREPARATION OF THIS SURVEY:
- PLAT OF MESA VERDE ADDITION, ALBUQUERQUE NEW MEXICO, NEW MEXICO ON NOVEMBER 17 1939 IN VOLUME C, FOLIO 39
10. DATE OF FIELD WORK: MARCH 13, 2013
12. SOLAR NOTE:
NO PROPERTY WITHIN THE AREA OF THIS PLAT SHALL AT ANY TIME BE SUBJECT TO A DEED RESTRICTION, COVENANT, OR BINDING AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON THE TRACTS OR PARCELS WITHIN THE AREA OF PROPOSED PLAT. THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO APPROVAL OF THIS PLAT.
12. THE PROPERTY ON THIS PLAT IS SUBJECT TO A PRE-DEVELOPMENT FACILITIES FEE AGREEMENT WITH THE CITY OF ALBUQUERQUE: PUBLIC SCHOOLS: RECORDED

THIS IS TO CERTIFY THAT TAXES ARE CURRENT & PAID ON
UPC# 101906735821841832
PROPERTY OWNER OF RECORD

BERNALILLO COUNTY TREASURER'S OFFICE

LEGAL DESCRIPTION

LOT ONE (1), LOT TWO (2) LOT THREE (3), LOT FOUR (4) AND LOT 'A' BEING THE NORTHERLY 30' OF VACATED DOMINGO ROAD, OF THE SUBDIVISION PLAT MESA VERDE ADDITION, CITY OF ALBUQUERQUE NEW MEXICO, AS THE SAME ARE SHOWN AND DESIGNATED ON THE PLAT THEREOF FILED IN THE OFFICE OF THE COUNTY CLERK, BERNALILLO COUNTY, NEW MEXICO ON NOVEMBER 17 1939 IN VOLUME C FOLIO 39, AND MORE PARTICULARLY AS FOLLOWS:

BEGINNING AT THE NORTHWEST CORNER OF PARCEL HEREIN BEING DESCRIBED AND A POINT ON THE EAST RIGHT-OF-WAY OF TENNESSEE STREET, N.E.; WHENCE A TIE TO THE CITY OF ALBUQUERQUE CONTROL STATION 14K_K20 BEARS N 17°32'52" E A DISTANCE OF 3072.40 FEET; THENCE:

S 89°49'08" E, A DISTANCE OF 138.00 FEET TO THE NORTHWEST CORNER OF SAID PARCEL; THENCE,

S 01°12'42" W, A DISTANCE OF 130.00 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL; THENCE,

N 89°49'08" W, A DISTANCE OF 136.00 FEET TO THE SOUTHWEST CORNER OF SAID PARCEL AND A POINT ON THE EAST RIGHT-OF-WAY LINE OF TENNESSEE STREET, N.E.; THENCE,

N 01°12'42" E, A DISTANCE OF 130.00 TO THE POINT OF BEGINNING AND CONTAINING 0.4029 ACRE (17,650.00 SF) MORE OR LESS PER ATTACHED PLAT MADE A PART OF HEREIN.

FREE CONSENT

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE PROPERTY DESCRIBED HEREON DO HEREBY CONSENT TO THE PLATTING OF SAID PROPERTY AND DEDICATING OF EASEMENTS AS SHOWN HEREON AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THEIR DESIRES AND SAID OWNERS WARRANT THAT THEY HOLD COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED

MICHAEL E. WEVERKA

ACKNOWLEDGMENT
STATE OF NEW MEXICO)
COUNTY OF BERNALILLO)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2013

BY _____
MY COMMISSION EXPIRES _____

NOTARY PUBLIC

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF A PUBLIC SERVICE COMPANY OF NEW MEXICO, (PNS) A NEW MEXICO CORPORATION (PNS ELECTRIC FOR INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, TRANSFORMERS, AND OTHER EQUIPMENT, AND RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICES; NEW MEXICO GAS COMPANY FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS SERVICES; C. QWEST CORPORATION OR CENTURY LINK QW FOR THE INSTALLATION, MAINTENANCE AND SERVICE OF SUCH LINES, CABLE AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES;

D. COMCAST FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE SERVICES INCLUDED IS THE RIGHT TO BUILD, REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, REPLACE, MODIFY, REPAIR, OPERATE, AND MAINTAIN FACILITIES FOR THE PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM AND OVER SAID EASEMENTS WITH THE RIGHT AND PRIVILEGE OF GOING UPON, OVER AND ACROSS ADJOINING LANDS OF GRANTEE FOR THE PURPOSES SET FORTH HEREIN AND WITH THE RIGHT TO UTILIZE THE RIGHT-OF-WAY AND EASEMENT TO EXTEND SERVICES TO CUSTOMERS OF GRANTEE, INCLUDING SUFFICIENT WORKING AREA SPACE FOR ELECTRIC TRANSFORMERS WITH THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS OR BUSHES WHICH INTERFERE WITH THE PURPOSES SET FORTH HEREIN; NO BUILDINGS, SIGN, POOL, (POND) OR LAND OR SURFACE, HOT TUB, CONCRETE OR WOOD POOL DECKING, OR OTHER STRUCTURES SHALL BE ERIGED OR CONSTRUCTED ON SAID EASEMENTS NOR SHALL ANY WALL, BE ERIGED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE BY CONSTRUCTION OF POOLS, DECKING OR ANY STRUCTURES ADJACENT TO OR NEAR EASEMENTS SHOWN ON THIS PLAT.

EASEMENTS FOR ELECTRIC TRANSFORMERS AND GEAR, AS INSTALLED, SHALL EXTEND TEN FEET (10) IN FRONT OF TRANSFORMERS INTO GEAR DOORS AND FIVE FEET (5) ON EACH SIDE.

(DISC. ABLE)

IN APPROVING THIS PLAT, PUBLIC SERVICE COMPANY OF NEW MEXICO (PNS), QWEST CORPORATION (QW), CENTURY LINK (CL) AND NEW MEXICO GAS COMPANY (NMGC) DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES BE-CAUSE HEREON. CONSEQUENTLY, PNS, QW AND NMGC DO NOT WARRANT OR RELEASE ANY EASEMENT OR EASEMENT RIGHTS WHICH MAY HAVE BEEN GRANTED BY PRIOR PLAT, REPLAT OR DEED OR DOCUMENT AND WHICH ARE NOT SHOWN ON THIS PLAT.

PLAT OF
LOT 2-A AND LOT 4-A BLOCK 19
MESA VERDE ADDITION
SECTION 19, T10N, R4E N.M.P.M
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO
JULY, 2013
SHEET 1 OF 2

PURPOSE OF PLAT

THE PURPOSE OF THIS PLAT IS TO REPLAT FIVE (5) EXISTING LOTS INTO TWO (2) NEW LOTS AS SHOWN HEREON AND DEDICATE EASEMENTS AS SHOWN HEREON

CITY APPROVALS PROJECT NO: _____ APPLICATION NO _____

CITY SURVEYOR _____ DATE _____

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION _____ DATE _____

PARKS AND RECREATION DEPARTMENT _____ DATE _____

A.B.C.W.U.A. _____ DATE _____

A.M.A.F.C.A. _____ DATE _____

CITY ENGINEER _____ DATE _____

DPS CHAIRPERSON, PLANNING DEPARTMENT _____ DATE _____

APPROVALS _____ DATE _____

PUBLIC SERVICE COMPANY OF NEW MEXICO (PNS) _____ DATE _____

QWEST CORPORATION (QW) CENTURY LINK QW _____ DATE _____

COMCAST CABLE _____ DATE _____

NEW MEXICO GAS COMPANY (NMGC) _____ DATE _____

NEW MEXICO GAS COMPANY (NMGC) _____ DATE _____

NEW MEXICO GAS COMPANY (NMGC) _____ DATE _____

NEW MEXICO GAS COMPANY (NMGC) _____ DATE _____

NEW MEXICO GAS COMPANY (NMGC) _____ DATE _____

SURVEYORS CERTIFICATION

I, ANTHONY L. HARRIS, A DULY QUALIFIED REGISTEERED PROFESSIONAL LAND SURVEYOR UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THIS PLAT AND DESCRIPTION WERE PREPARED BY ME OR UNDER MY SUPERVISION, SHOWS ALL EASEMENTS AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNERS AND/OR PROPRIETORS OF THE SUBDIVISION SHOWN HEREON, UTILITY COMPANIES AND OTHER PARTIES EXPRESSING AN INTEREST AND MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE ALBUQUERQUE SUBDIVISION ORDINANCE, AND FURTHER MEETS THE MINIMUM STANDARDS FOR LAND SURVEYING IN THE STATE OF NEW MEXICO AND IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF

ANTHONY L. HARRIS _____ DATE _____
NEW MEXICO PROFESSIONAL SURVEYOR, 11483

THE SURVEY OFFICE, LLC

333 LOMAS BLVD., N.E. PHONE: (505) 998-0303
ALBUQUERQUE, NEW MEXICO FAX: (505) 998-0305
87102

SBS CONSTRUCTION AND ENGINEERING, LLC

August 5, 20013

Mr. Jack Cloud, DRB Chair
City of Albuquerque Planning Department
PO Box 1293, 600 Second Street, NW
Albuquerque, NM 87103

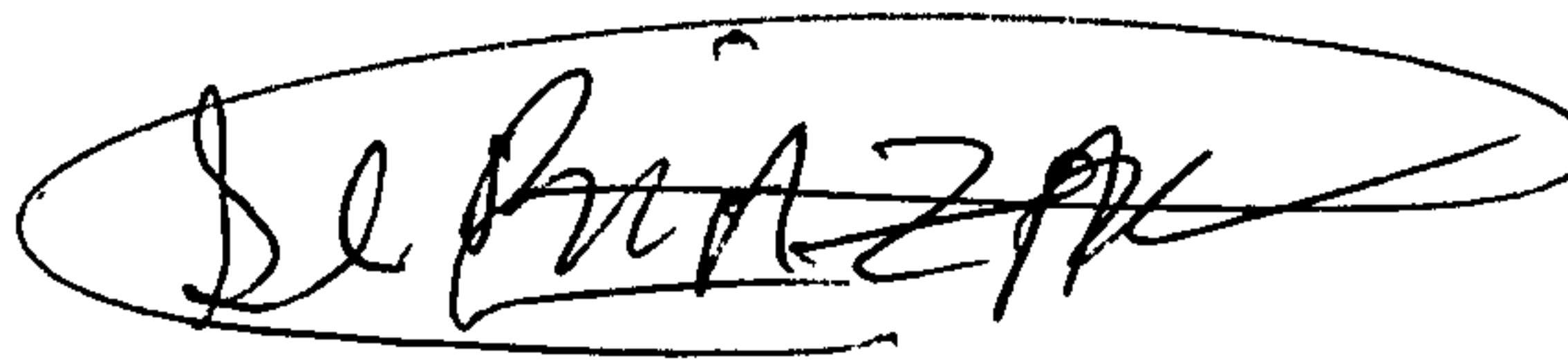
RE: DRB Project No: 1009447 Preliminary Final Plat Request
Lots 2-A and 4-A, Block 19, Mesa Verde Addition
Zone Atlas Page K-19-Z

Dear Mr. Cloud:

SBS Construction and Engineering, LLC, on behalf of owner of the above referenced property, is requesting preliminary/final plat for the above referenced site. The site is located on Tennessee, NE, between Chico, NE and Copper, NE. We are requesting to subdivide five lots into two lots. This site was submitted for sketch plat review and comments in March of 2013, see attached copy of the comments. There are no existing structure on this site.

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

Sincerely,

A handwritten signature in black ink, appearing to read "Shawn Biazar", enclosed within a hand-drawn oval.

Shawn Biazar, Managing Member



Supplemental Form (SF)

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
- Street Name Change (Local & Collector)
- L A APPEAL / PROTEST of...**
- Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

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): The Survey Office PHONE: 998-0303
 ADDRESS: 333 Loma BLVD NE FAX: 998-0305
 CITY: ABQ STATE NM ZIP 87102 E-MAIL: _____

APPLICANT: _____ PHONE: ⁽⁵⁰⁵⁾ 934-4121
 ADDRESS: 248 Lily Ave SE FAX: _____
 CITY: ABQ STATE NM ZIP 87102 E-MAIL: _____

Proprietary interest in site: Owner List all owners: Rodolfo Halguin

DESCRIPTION OF REQUEST: Subdivide 5 lots into 2 lots

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

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

Lot or Tract No. Lots 1-4 3A Block: 19 Unit: _____
 Subdiv/Addn/TBKA: Nesa Verde addition
 Existing Zoning: R-2 Proposed zoning: No Change MRGCD Map No _____
 Zone Atlas page(s): K-19 UPC Code: 101905735821041932

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): NA
1009447

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No
 No. of existing lots: 5 No. of proposed lots: 2 Total site area (acres): 0.4028
 LOCATION OF PROPERTY BY STREETS: On or Near: Tennessee NE
 Between: Copper NE and Chica NE

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE Robert Louis DATE 3-19-13
 (Print Name) Robert Louis Applicant: Agent:

FOR OFFICIAL USE ONLY

		Revised: 4/2012		
	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> INTERNAL ROUTING	<u>13DRB - 70484</u>	<u>SP</u>	_____	\$ <u>0</u>
<input checked="" type="checkbox"/> All checklists are complete	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input 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 27, 2013</u>		Total \$ <u>0</u>		

3-19-13
 Staff signature & Date

Project # 1009447

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.

Robert Louis
 Applicant name (print)
Robert Louis 3-19-13
 Applicant signature / date



Form revised October 2007

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

Application case numbers
13 - DRB - 10484

[Signature] 3-19-13
 Planner signature / date
 Project # 1009447



Supplemental Form (SF)

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
- Street Name Change (Local & Collector)
- APPEAL / PROTEST of...**
- Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

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): The Survey Office PHONE: 998-0303
 ADDRESS: 333 Lona BLVD NE FAX: 998-0305
 CITY: ABQ STATE NM ZIP 87102 E-MAIL: _____

APPLICANT: _____ PHONE: ^(CSOS) 934-4121
 ADDRESS: 248 Lily Ave SE FAX: _____
 CITY: ABQ STATE NM ZIP 87102 E-MAIL: _____

Proprietary interest in site: Owner List all owners: Rodolfo Halguin

DESCRIPTION OF REQUEST: Subdivide 5 lots into 2 lots

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

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

Lot or Tract No. Lots 1-4 3A Block: 19 Unit: _____
 Subdiv/Addn/TBKA: Mesa Verde addition
 Existing Zoning: R-2 Proposed zoning: No Change MRGCD Map No _____
 Zone Atlas page(s): K-19 UPC Code: 101905735821041932

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_Z_, V_, S_, etc.) NA
1009447

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? No
 No. of existing lots: 5 No. of proposed lots: 2 Total site area (acres): 0.4028
 LOCATION OF PROPERTY BY STREETS: On or Near: Tennessee NE
 Between: Copper NE and Chico NE

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE Robert Louis DATE 3-19-13

(Print Name) Robert Louis Applicant: Agent:

FOR OFFICIAL USE ONLY

		Revised: 4/2012		
<input checked="" type="checkbox"/>	INTERNAL ROUTING	Application case numbers	Action	S.F. Fees
<input checked="" type="checkbox"/>	All checklists are complete	<u>13DRB : 70484</u>	<u>SP</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 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 27, 2013</u>		Total \$ <u>0</u>

3-19-13
Staff signature & Date

Project # 1009447

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"
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- ___ 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
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- ___ Fee (see schedule)
- ___ List any original and/or related file numbers on the cover application
- ___ Infrastructure list if required (verify with DRB Engineer)
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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**
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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.

Robert Louis
Applicant name (print)
Robert Louis 3-19-13
Applicant signature / date



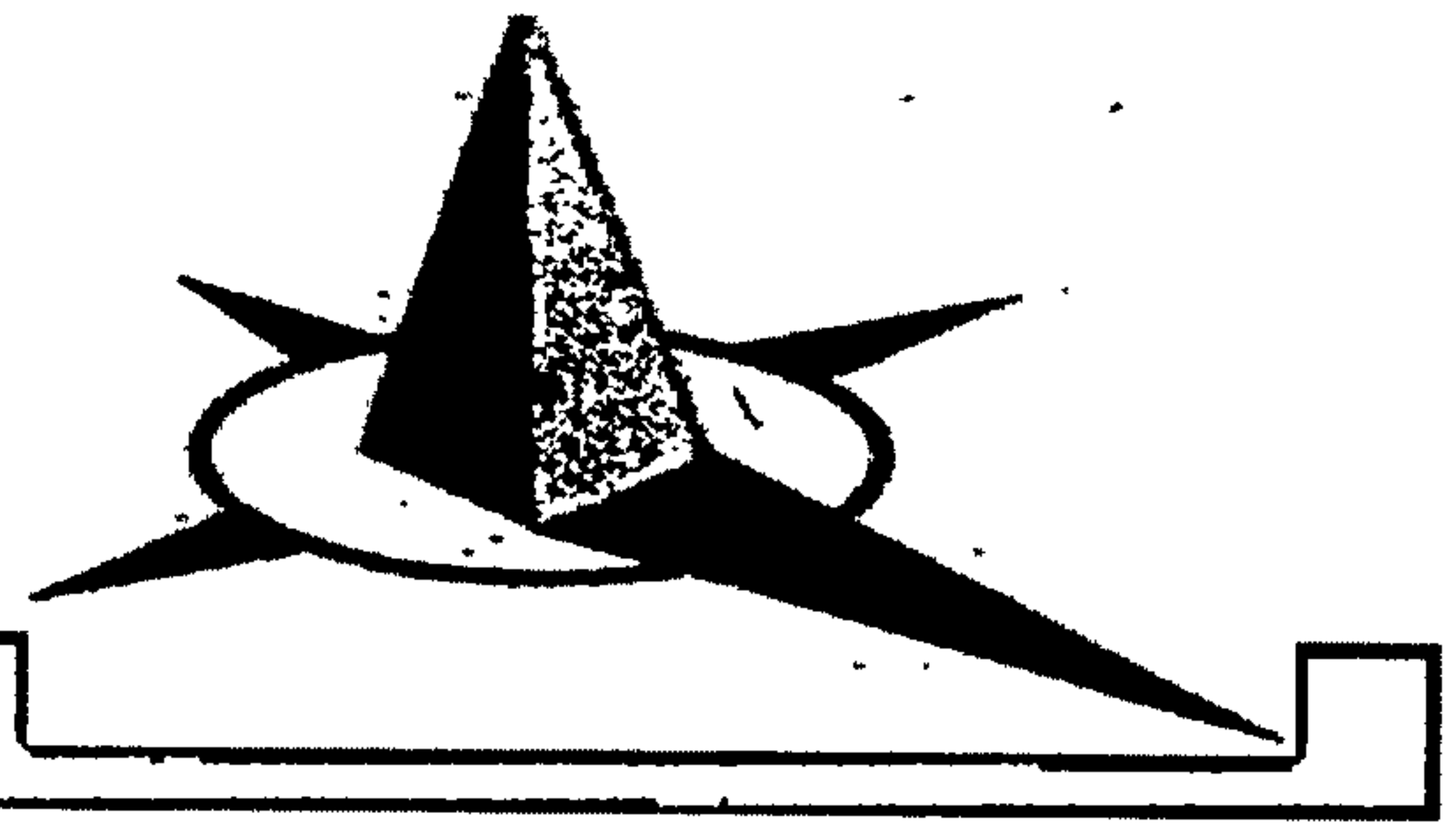
Form revised October 2007

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

Application case numbers
13 - DRB - 10484

3-19-13
Planner signature / date
Project # 1009447

The Survey Office



333 Lomas Blvd. NE Albuquerque, NM 87102 505.998.0303 Office 505.998.0305 Fax Info@TheSurveyOffice.com

March 19, 2013

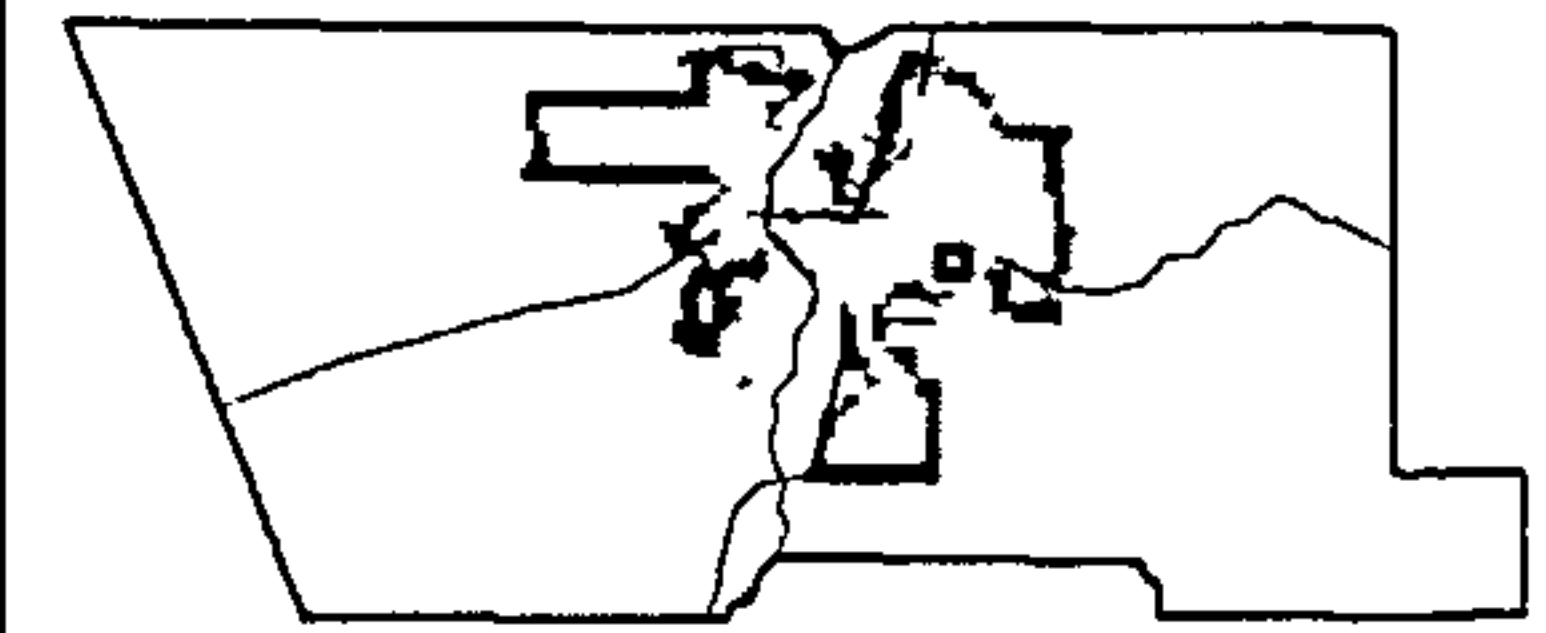
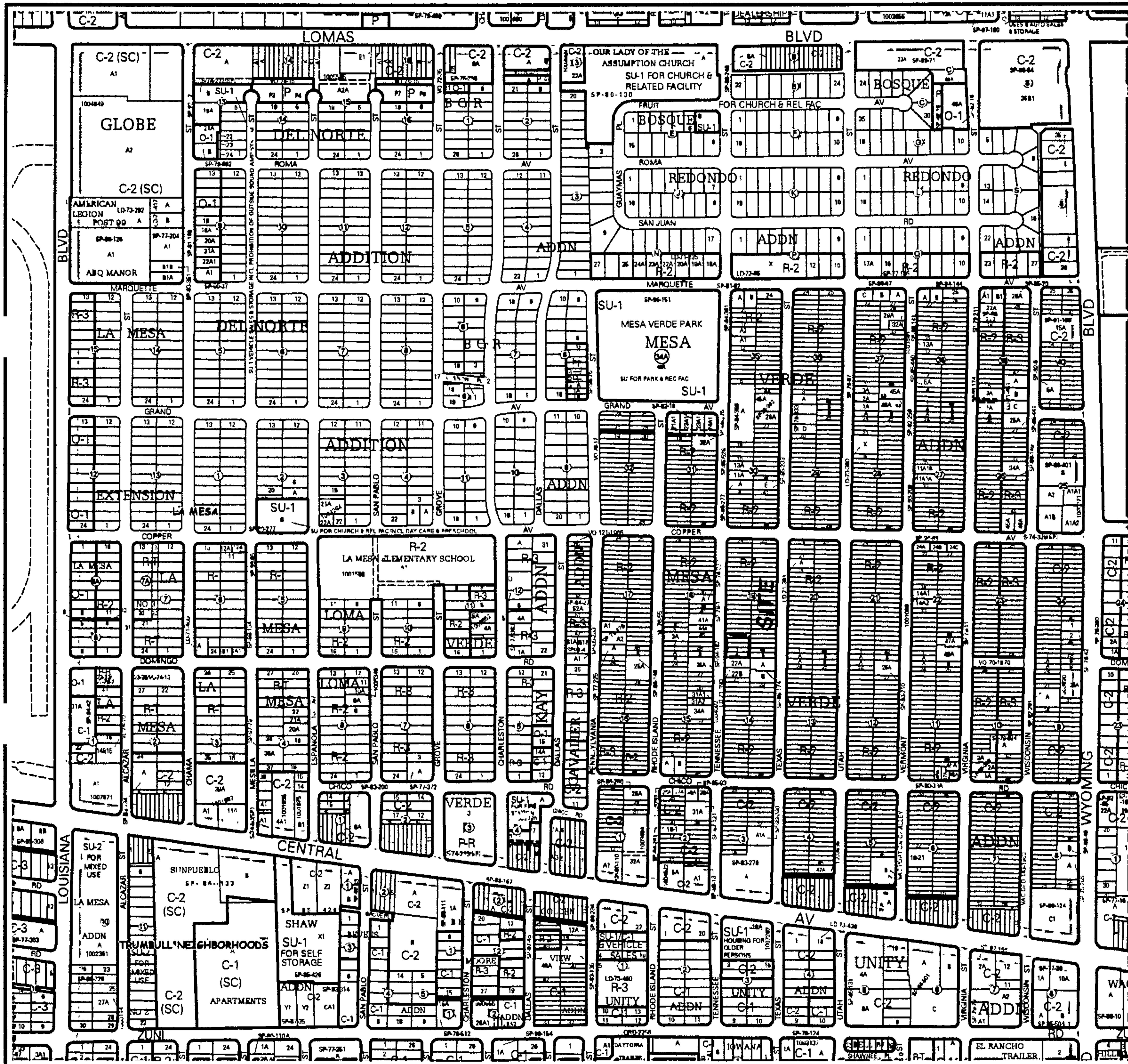
Regarding Application for Minor Subdivision: Lots 1 through 4 and Lot A, Block 19 Mesa Verde Addition, aka 302 Tennessee Street NE.

Purpose of application is to combine Five (5) Lots into Two (2) New Lots.

Best Regards,

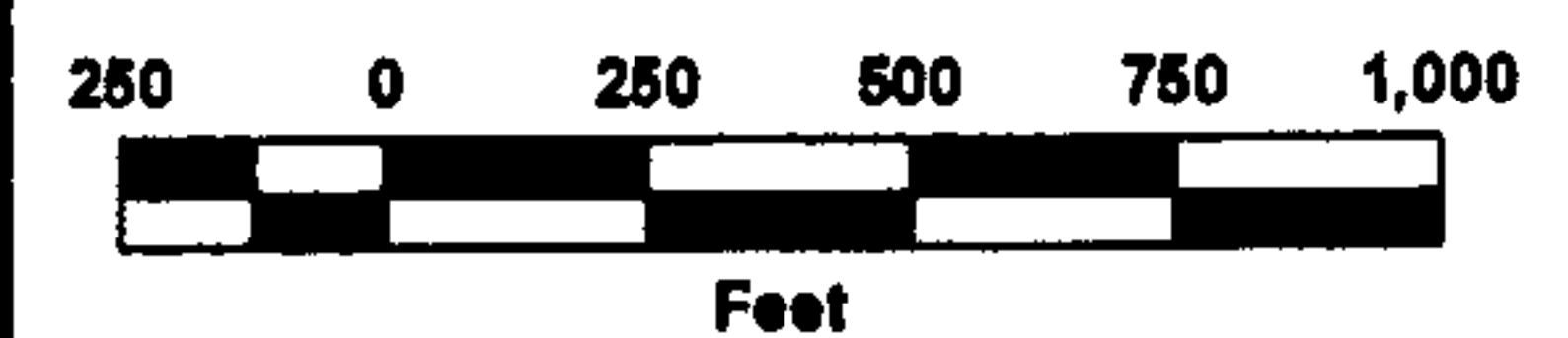
**Gary Maple
333 Lomas Blvd NE
Albuquerque, NM 87102
505-998-0303
Maple@thesurveyoffice.com**





LEGAL DESCRIPTION
 T10N
 R4E
 SEC 19

UNIFORM PROPERTY CODE
 1-019-057



Map amended through July 2010



PUBLIC WORKS DIVISION
 GIS PROGRAM

This information is for reference only. Bernalillo County assumes no liability for errors associated with the use of these data. Users are solely responsible for confirming data accuracy when necessary. Source data are from Bernalillo County and the City of Albuquerque. For current information visit www.bernco.gov.

K-19-Z

PROJECT

1009447

App #

Action

Date

13-70484

SK

3-27-13

March 27. 2013



Supplemental Form (SF)

SUBDIVISION

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

SITE DEVELOPMENT PLAN

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

STORM DRAINAGE (Form D)

- Storm Drainage Cost Allocation Plan

S Z ZONING & PLANNING

- Annexation
- V** Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
- P** Adoption of Rank 2 or 3 Plan or similar
- Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
- D** Street Name Change (Local & Collector)
- L A** **APPEAL / PROTEST of...**
 - Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other

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: Rodolfo Holguin PHONE: 505-702 9477

ADDRESS: 248 Lily Ave SE FAX: _____

CITY: Albuquerque STATE NM ZIP 87102 E-MAIL: _____

Proprietary interest in site: _____ List all owners: _____

DESCRIPTION OF REQUEST: I want to split 4 lots on property into only 2 lots eliminating lot 2 and lot 3.

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

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

Lot or Tract No. lots 1-4 Block: 19 Unit: _____

Subdiv/Addn/TBKA: Mesa Verde Addition

Existing Zoning: _____ Proposed zoning: _____ MRGCD Map No _____

Zone Atlas page(s): K-19-2 UPC Code: _____

CASE HISTORY:

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

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO

No. of existing lots: 4 No. of proposed lots: 2 Total site area (acres): _____

LOCATION OF PROPERTY BY STREETS: On or Near: 302 TENNESSEE NE

Between: Chico and Copper

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE Rodolfo Holguin DATE 9-18-12

(Print Name) Rodolfo Holguin Applicant: Agent:

FOR OFFICIAL USE ONLY

Revised: 4/2012

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

12 DRB - 70297

Action

SP

S.F.

Fees

\$ 0

\$ _____

\$ _____

\$ _____

\$ _____

Total

\$ 0

Hearing date Sept. 26, 2012

9-18-12

Project #

1009447

Staff signature & Date

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

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Rodolfo Helguin
Applicant name (print)
Rodolfo Helguin 9-18-12
Applicant signature / date



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12 - DRB - 70297

Form revised **October 2007**
[Signature] 9-18-12
Planner signature / date
Project # 1009447



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 Zone Atlas page(s): K-19-2 UPC Code: _____

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 Between: Chico and Copper

Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: _____

SIGNATURE Rodolfo Holguin DATE 9-18-12
 (Print Name) Rodolfo Holguin Applicant Agent

FOR OFFICIAL USE ONLY

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Application case numbers
12 DRB - 70297

Action	S.F.	Fees
<u>SP</u>	_____	\$ <u>0</u>
_____	_____	\$ _____
_____	_____	\$ _____
_____	_____	\$ _____
_____	_____	\$ _____
		Total
		\$ <u>0</u>

Hearing date Sept. 26, 2012
9-18-12 Project # 1009447

[Signature]
 Staff signature & Date

Revised: 4/2012

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- 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.

Redalka Helguin
Applicant name (print)
Redalka Helguin 9-18-12
Applicant signature / date

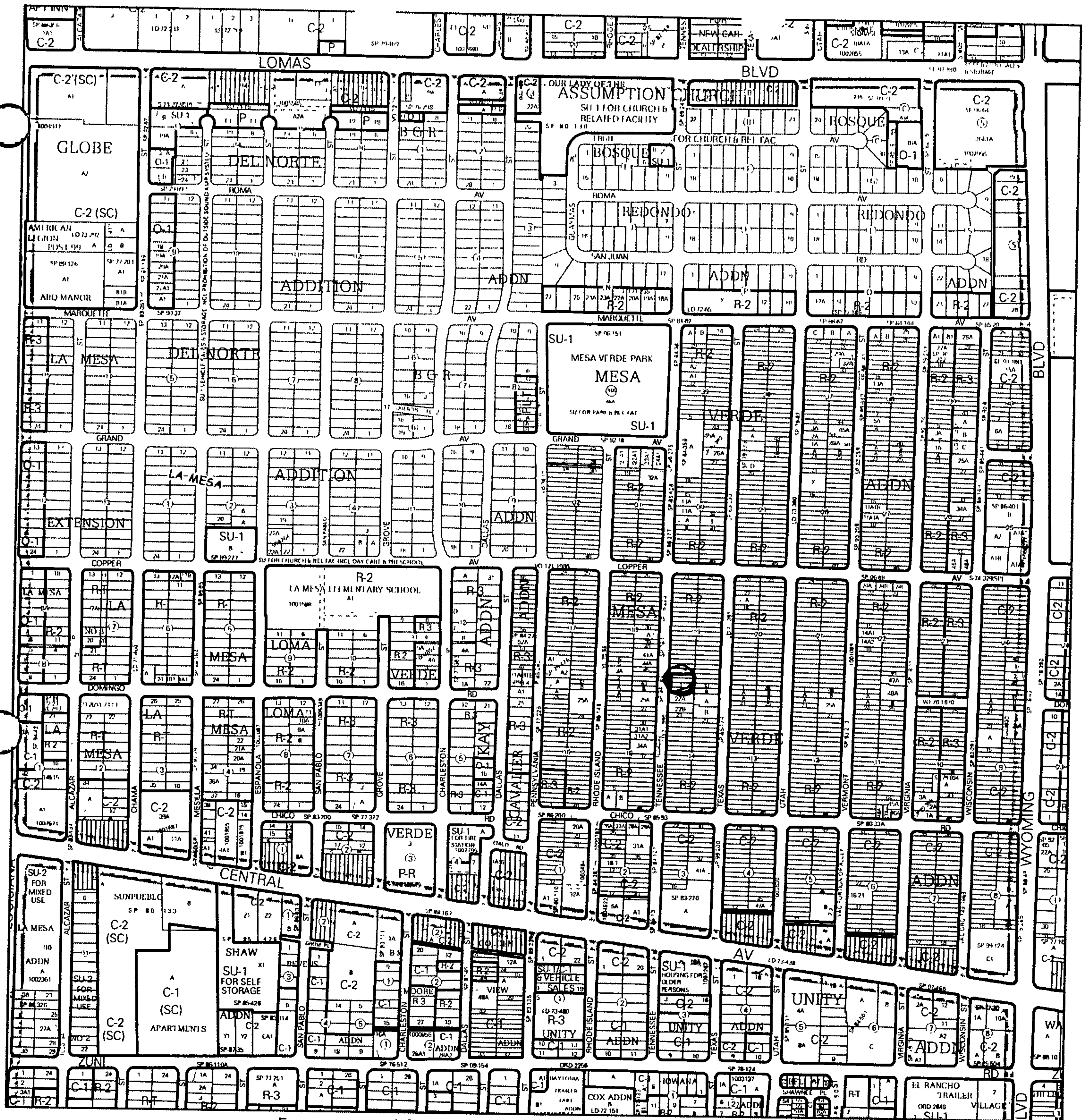


Form revised **October 2007**

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

Application case numbers
12 - DRB - 70297

[Signature] 9-18-12
Planner signature / date
Project # 1009447



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

AGIS
Albuquerque Geographic Information System

Map amended through: 1/24/2011

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
K-19-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

Proposed plan for 302 Tennessee NE

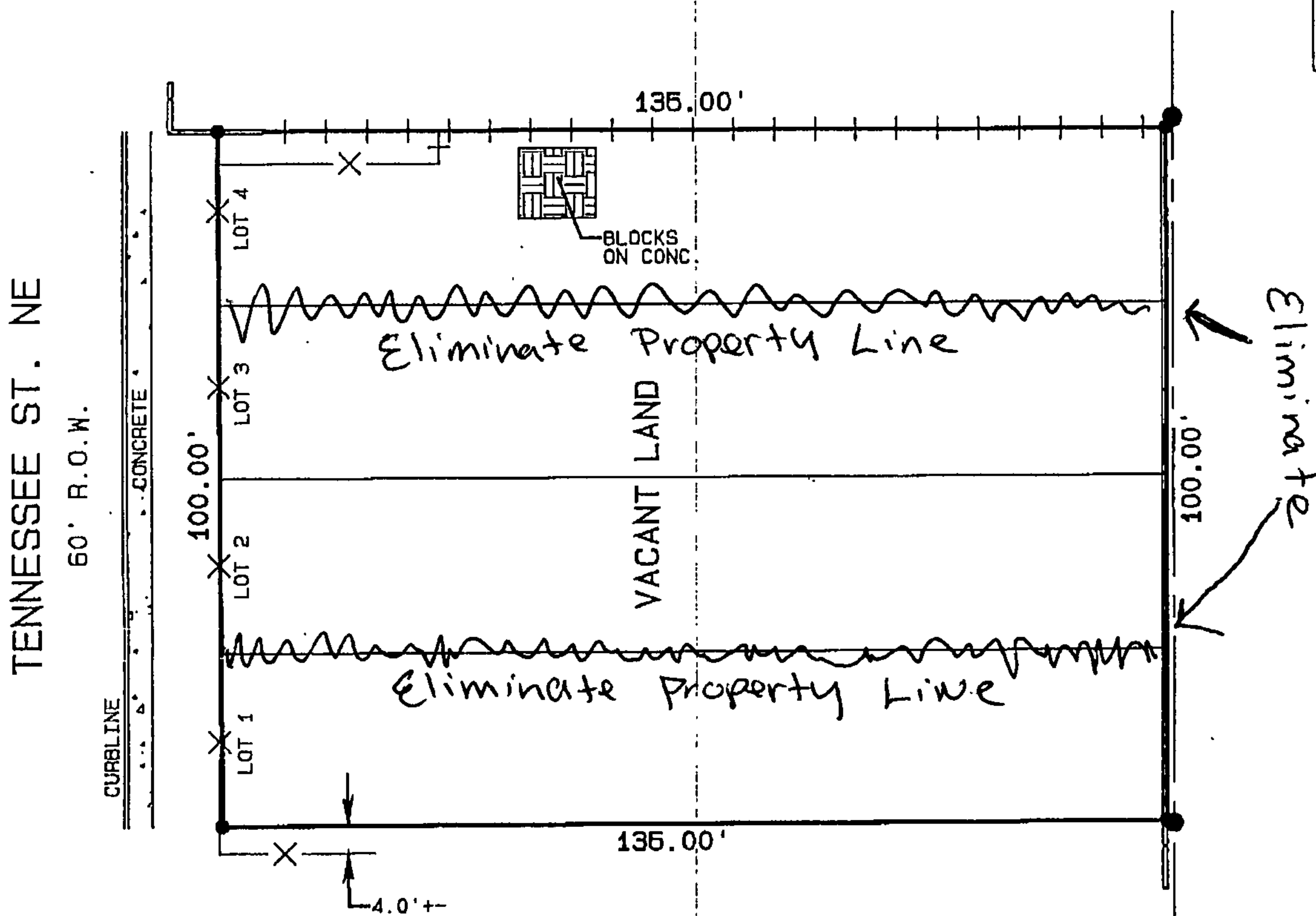
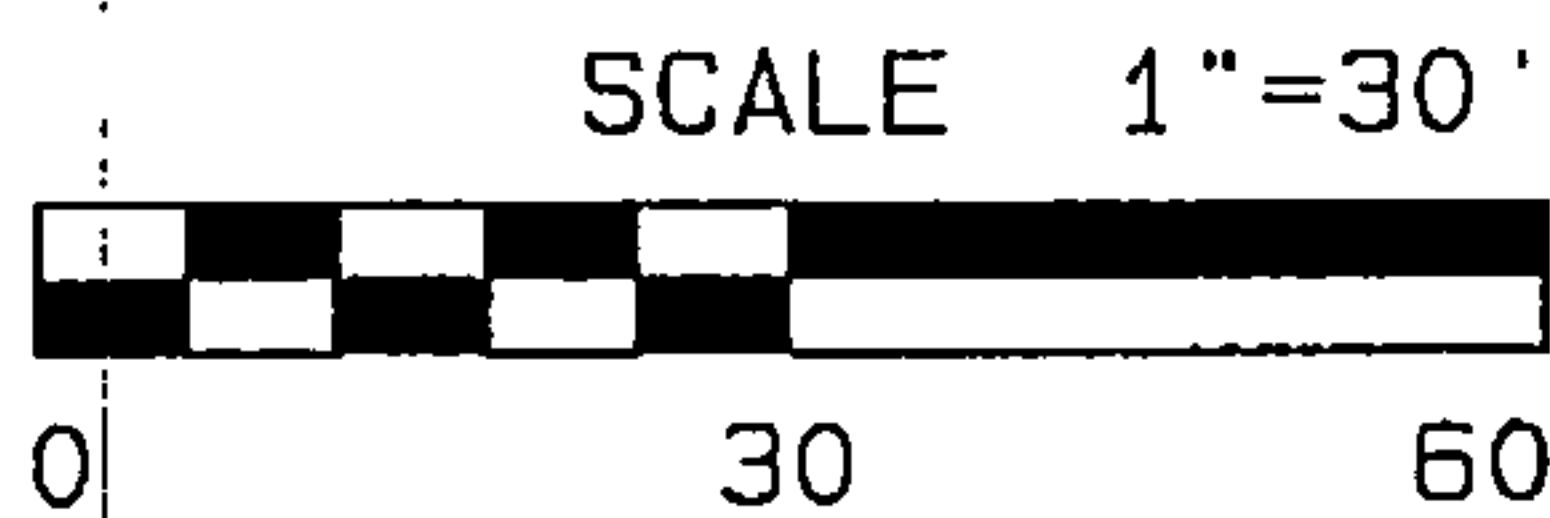
What I am proposing for Lots 1-4 on 302 Tennessee NE Block 19 of the mesa verde addition is to make them in to only two lots instead of keeping all four I want to develop or sell the lots plans are still in process but it involves eliminating the property lines between lot 1 and lot 2 and also between lot 3 and lot 4 therefore making only two properties.

Rodolfo Holguin

Contact number-505-702-9477

LEGEND

- POWER POLE
- OVERHEAD UTILITIES
- + + + + GATE
- X — FENCE
- ▬▬ BLOCK WALL



NOTES

LOTS NUMBERED ONE (1), TWO (2), THREE (3) AND FOUR (4) IN BLOCK NUMBERED NINETEEN (19) OF THE MESA VERDE ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT OF SAID ADDITION FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON NOVEMBER 17, 1939.

IT IS HEREBY CERTIFIED THAT THE ABOVE DESCRIBED PROPERTY IS NOT LOCATED WITHIN A 100-YEAR FLOOD HAZARD BOUNDARY IN ACCORDANCE WITH BERNALILLO COUNTY FLOOD INSURANCE RATE MAP DATED AUGUST 16, 2012. ZONE "X", MAP PANEL 35001C0358 H PANEL 358.

THIS IMPROVEMENT LOCATION REPORT IS NOT FOR USE BY A PROPERTY OWNER FOR ANY PURPOSE. THIS IS NOT A BOUNDARY SURVEY AND MAY NOT BE SUFFICIENT FOR THE SURVEY EXCEPTION FROM AN OWNER'S TITLE POLICY. IT MAY OR MAY NOT REVEAL ENCROACHMENTS, OVERLAPS, CONFLICTS IN BOUNDARY LINES, SHORTAGES IN AREA, OR OTHER MATTERS WHICH WOULD BE DISCLOSED BY AN ACCURATE BOUNDARY SURVEY.

AUGUST 23, 2012
ILR: 12-25760