

PLANNING DEPARTMENT
DEVELOPMENT AND BUILDING SERVICES
TRANSPORTATION SECTION

DEVELOPMENT REVIEW BOARD – SPEED MEMO

DRB CASE NO: 1009521

AGENDA ITEM NO: 8

SUBJECT:

FINAL PLAT
PRELIMINARY PLAT

ENGINEERING COMMENTS:

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

12th Street is a minor arterial in this area. Arterial roadways should have a distance of 12 feet from back of curb to the property line (see Table 23.2.1A of the *DPM*). If existing conditions make a right of way dedication difficult, please clarify.

Local roadways should have a distance of 10 feet from back of curb to the property line (see Table 23.2.1A of the *DPM*). If existing conditions make a right of way dedication difficult, please clarify.

Per the *Development Process Manual*, Table 23.3.3, the intersection of a minor arterial and a local roadway requires a radius of 30 feet. Right of way dedication will be required. A public traffic signal easement is not appropriate.

Fencing and walls are shown within City of Albuquerque right of way along 12th Street and Matthew Boulevard. It is recommended that these obstructions be relocated. Otherwise, a revocable permit (contact: Jane Rael, 924-3992) is required. Please note that a revocable permit will not be appropriate if the existing fencing/walls interfere with the clear sight.

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APPROVED ___; DENIED ___; DEFERRED ___; COMMENTS PROVIDED ___; WITHDRAWN X

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

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SIGNED: Kristal D. Metro
Transportation Development 505-924-3991

DATE: DECEMBER 19, 2012



DRB CASE ACTION LOG (Preliminary/Final)

DRB Application No.: 12DRB-70372 Project # 1009521
 Project Name: Garden Park Tract
 Agent: Precision Surveys Inc. 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 _____ 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):** _____

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.**

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.

Project #: 1009521 Application #: 12DRB-70372
Project Name: Garden Park Tract
Agent: Precision Surveys Inc. Phone #: _____

Your request was approved on _____ 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): _____

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.

4. **Project# 1004776**
12DRB-70364 EPC APPROVED SDP
FOR BUILD PERMIT

BRASHER & LORENZ agent(s) for HORIZON ACADEMY FOUNDATION request(s) the above action(s) for all or a portion of Lot(s) 12A, **VOLCANO BUSINESS PARK PH 1** zoned SU-1, located on TODOS SANTOS STREET NW/BETWEEN ORAY BLVD NW AND PAINTED RD NW containing approximately 3.43 acre(s). (G-10-Z) **DEFERRED TO 1/2/13 AT THE AGENT'S REQUEST.**

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

5. **Project# 1003483**
12DRB-70375 AMENDMENT TO
INFRASTRUCTURE LIST

BORDENAVE DESIGNS agent(s) for KRISHANG LLC request(s) the above action(s) for all or a portion of Lot(s) 17A, Block(s) 12, Tract(s) A, **NORTH ALBUQUERQUE ACRES Unit(s) B**, zoned SU-2 IP, located on SIGNAL AVE NE BETWEEN SAN PEDRO DR NE AND I-25 containing approximately 2.44 acre(s). (C-18)**THE AMENDMENT TO THE INFRASTRUCTURE LIST WAS APPROVED.**

6. **Project# 1006007**
12DRB-70378 MAJOR - FINAL PLAT
APPROVAL 

BOHANNAN HUSTON INC agent(s) for MESA DEL SOL, LLC request(s) the above action(s) for all or a portion of Tract(s) A-3, **MESA DEL SOL INNOVATION PARK** zoned PC, located on STRAND LOOP/UNIVERSITY BLVD SW containing approximately 21.8 acre(s). (R-15, 16 AND S-15, 16)

7. **Project# 1009054**
12DRB-70380 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL 

WAYJOHN SURVEYING INC agent(s) for MELLOY BROS. MOTOR CO request(s) the above action(s) for all or a portion of Lot(s) F, G, H, J, & K, Block(s) 16, **DEL NORTE** zoned C-2, located on LOMAS BETWEEN MESILLA AND GROVE containing approximately .6033 acre(s). (K-19) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO CITY ENGINEER FOR ADDITIONAL LANGUAGE ADDED TO PLAT FOR STORM DRAIN MAINTENANCE, AND TO PLANNING DEPARTMENT FOR UTILITY COMPANY SIGNATURE AND AGIS DXF.**

8. **Project# 1009521**
12DRB-70372 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL

PRECISION SURVEYS INC agent(s) for ROBERT PEREA SR., ROBERT PEREA JR., MELINDA PEREA request(s) the above action(s) for all or a portion of Lot(s) 1, 2, & 3, Block(s) 1, **GARDEN PARK TRACT** zoned RA-2, located on 12TH ST / MATTHEW BETWEEN LOS ARBOLES AND GARDEN PARK containing approximately .6948 acre(s). (G-13 & 14)*[Deferred from 12/12/12]***WITHDRAWN.**

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