



4. **Project# 1009344**
13DRB-70405 MAJOR – SITE
DEVELOPMENT PLAN FOR
BUILDING PERMIT 

PETER BUTTERFIELD, ARCHITECT agent for LAXMI MANAGEMENT LLC requests the referenced/ above action for LOT 4-B, BLOCK 4-B, **SUNPORT PARK**, zoned I-P and located on the east side of TRANSPORT ST SE between SUNPORT BLVD SE and WOODWARD RD SE, containing approximately 1.9 acres. (M-15) *[Deferred from 2/6/13, 3/6/13]* **DEFERRED TO 3/27/13 AT THE AGENT'S REQUEST.**


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

5. **Project# 1009544**
13DRB-70458 MINOR - SDP FOR
BUILDING PERMIT 

TIERRA WEST LLC agent(s) for AIM MANAGMENT CORPORATION request(s) the above action(s) for all or a portion of Tract(s) B-1, **ATRISCO BUSINESS PARK** zoned SU-1, located on BLUEWATER RD NW BETWEEN AIRPORT RD NW AND COORS BLVD NW containing approximately 17.7609 acre(s). (K-10) *[Deferred from 3/6/13]* **THE SITE PLAN FOR BUILDING PERMIT WAS APPROVED WITH FINAL SIGN-OFF DELEGATED TRANSPORTATION DEVELOPMENT TO ADDRESS COMMENTS AND TO PLANNING.**

6. **Project# 1000501**
13DRB-70475 EPC APPROVED SDP
FOR SUBDIVISION

THANH NGUYEN/NM VIETNAMESE BUDDHIST ASSOC agent(s) for THANH NGUYEN/NM VIETNAMESE BUDDHIST ASSOC request(s) the above action(s) for all or a portion of Lot(s) 15 & 16, Block(s) 8, **CASAS SERENAS ADDN** zoned R-T, located on 429 RHODE ISLAND containing approximately .3 acre(s). (L-19) **INDEFINITELY DEFERRED AT THE AGENT'S REQUEST.**

7. **Project# 1008519**
13DRB-70439 EPC APPROVED SDP
FOR BUILD PERMIT 

BOHANNAN HUSTON INC agent(s) for CHEDDER'S RESTAURANT/FOREMARK REAL ESTATE request(s) the above action(s) for all or a portion of Tract(s) A-1-C-1-A, **CRYER** zoned SU-1 FOR C-3 & IP, located on SOUTHBOUND INTERSTATE 25 FRONTAGE ROAD, BETWEEN MONTANO AND JEFFERSON containing approximately 5.5 acre(s). (F-17-Z) *[Deferred from 2/13/13]* **DEFERRED TO 3/27/13 AT THE AGENT'S REQUEST.**

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

8. **Project# 1002858**
13DRB-70467 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 SU-1, C-1, R-2, located on UNSER AND DENNIS CHAVEZ containing approximately 20.9248 acre(s). (P9) **A TWO YEAR EXTENSION FOR THE DEFERRAL OF SIDEWALKS WAS APPROVED.**

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 #: 1009544 Application #: 12DRB-70458
Project Name: Atrisco Business Park
Agent: Tierra West LLC Phone #:

Your request was approved on 3-20-12 by the DRB with delegation of signature(s) to the following departments - outstanding comments to be addressed

TRANSPORTATION: address comments

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.

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
January 9, 2013
DRB Comments**

ITEM # 9

PROJECT # 1009544

APPLICATION # 12-70399

RE: Tract B-1, Atrisco Business Park Unit 1

Site is zoned SU-1 which requires site development plan approval; per the Subdivision Ordinance an approved site plan for subdivision is required prior to platting. - AA WAS APPROVED

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

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 #: 1009544 Application #: 12DRB-70458
Project Name: Atrisco Business Park
Agent: Tierra West LLC Phone #:

OK **Your request was approved on 3-20-13 by the DRB with delegation of signature(s) to the following departments - outstanding comments to be addressed**

TRANSPORTATION: address comments done (3/20/13)

ABCWUA:

CITY ENGINEER / AMAFCA:

PARKS / CIP:

OK 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.

9544

DXF Electronic Approval Form

DRB Project Case #: 1009544

Subdivision Name: ATRISCO BUSINESS PARK / TRACTS B1A & B1B UNIT 1 TRACT B

Surveyor: WILL PLOTNER JR

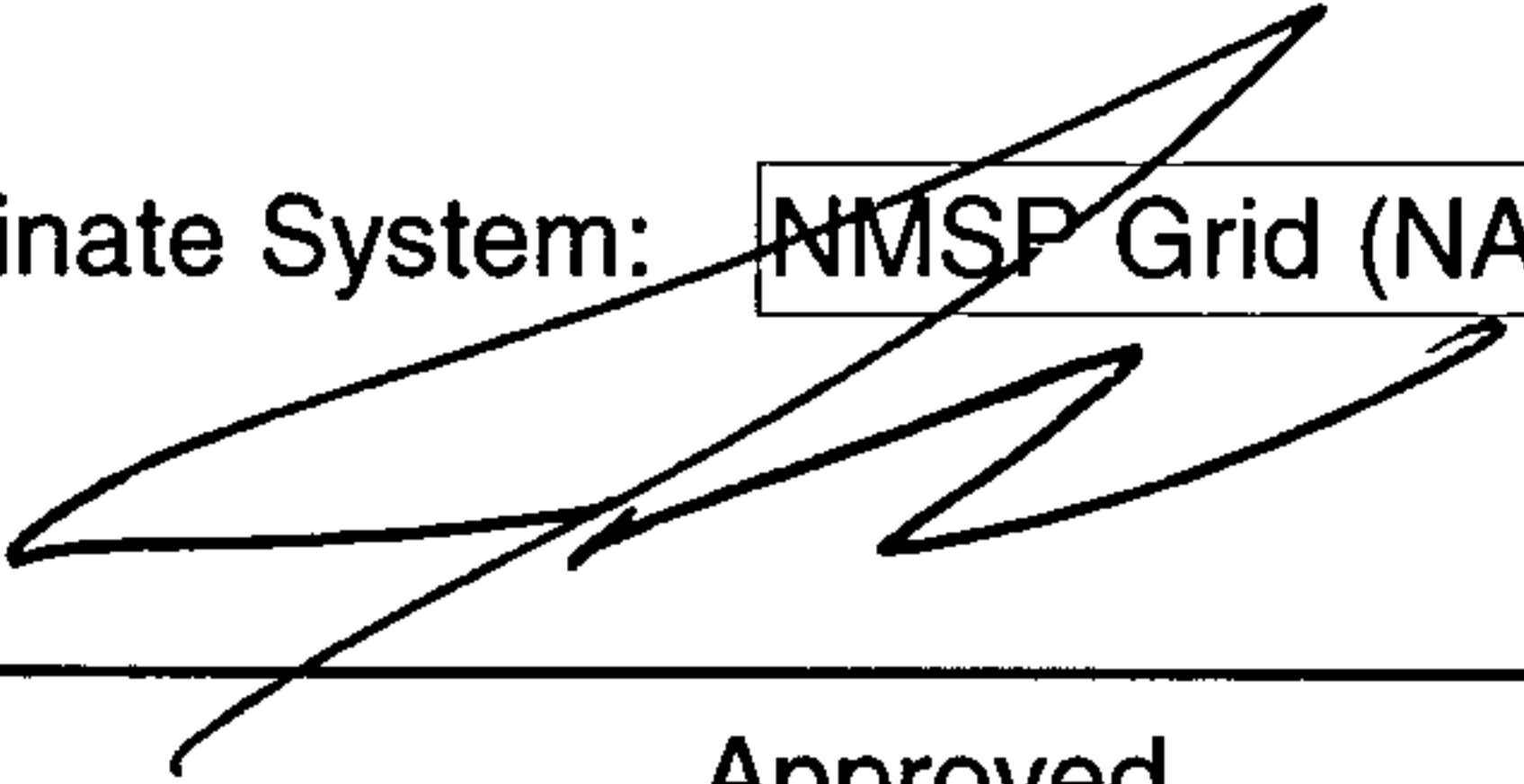
Contact Person: AMBER PALMER

Contact Information: 5058963050

DXF Received: 2/4/2013

Hard Copy Received: 2/4/2013

Coordinate System: NMSP Grid (NAD 83)



Approved

2/4/13

Date

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

AGIS Use Only

Copied fc **9544** to agiscov on **2/4/2013** Contact person notified on **2/4/2013**

DRB AA

CITY OF ALBUQUERQUE
 ADMINISTRATIVE APPROVAL (AA)- SITE DEV PLAN AMENDMENT
 ROUTING & REVIEW SHEET

APPLICATION #: 10272	PROJECT #: 1009544
PROJECT NAME: Old Dominion Freight Line, Inc.	
APPLICANT or AGENT: Tierra West, LLC	
PHONE # and E-MAIL: 858-3100	
ZONE ATLAS PAGE: K-10	
ADMINISTRATIVE APPROVAL (AA) for:	<input type="checkbox"/> EPC CASE <input type="checkbox"/> DRB CASE

CURRENT PLANNING	DATE RECEIVED:
APPLICATION COMPLETE:	DATE:
APPLICATION INCOMPLETE:	DATE: .
ROUTING NEEDED:	<input type="checkbox"/> YES <input type="checkbox"/> NO
COMMENTS:	

TRANSPORTATION (505) 924-3630	DATE RECEIVED:
PLANS DISAPPROVED:	DATE:
PLANS APPROVED: <i>N/A</i>	DATE: 10/03/13
COMMENTS:	

UTILITIES (505) 924-3989	DATE RECEIVED:
PLANS DISAPPROVED:	DATE:
PLANS APPROVED: <i>N/A</i>	DATE: 10/09/13
COMMENTS:	

HYDROLOGY (505) 924-3986	DATE RECEIVED: <i>10-16-13</i>
PLANS DISAPPROVED: <i>Amber Chen</i>	DATE: 10-16-13
PLANS APPROVED: <i>Amber Chen</i>	DATE: 10-16-13
COMMENTS: The approved grad showed inlets and SD from the south curb line, which will not be build w/ this AA. <i>cc 10-16-13</i> Submit a revised grading and drainage plan that shows how the site will drain to the park. Engineer contribution was submitted on 10-16-13.	

PLANNING DIRECTOR (505) 924-3860	DATE RECEIVED:
PLANS DISAPPROVED:	DATE:
PLANS APPROVED: <i>John C</i>	DATE: 10-18-13
COMMENTS:	

DRB AA

APPLICATION NO. 10272	PROJECT NO. 1009544
PROJECT NAME Old Dominion Freight Line, Inc.	
APPLICANT / AGENT Tierra West, LLC	PHONE NO. 858-3100
ZONE ATLAS PAGE K-10	DATE SUBMITTED 10-1-13

ONE STOP CASE TRACKING LOG

(This tracking log is for DRB Delegation Actions / Over the Counter Routing)

(rev. 7/03)

TYPE OF APPROVAL	TRANSP DEV	UTILITY DEV	PARKS & REC	HYD DEV (City Engr)	PLANNING	
					CASE PLANNER	DRB CHAIR
SDP-Building Permit / SDP-Subdivision	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____
Administrative Amendments (AA's)	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____		F: _____ D: _____ A: _____	F: _____ D: _____ A: _____	
Minor Plat / Major Final Plat	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____		F: _____ D: _____ A: _____
Vacation-Private Easement	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____	F: _____ D: _____ A: _____		F: _____ D: _____ A: _____

Project Number 1009544

First Review- Total City Days	
Second Review- Total City Days	
Third Review- Total City Days	
Subtotal	
Total Number of Developer Days from back of form)	
Total Days	

*Business Days
**Pulled by Agent (P)

F = forwarded
D = disapproved
A = approved

PLANS RELEASED TO APPLICANT OR AGENT TO CORRECT REJECTS

	First Review	
Called Applicant: _____	Date Returned: _____	Developer Days: _____
Date Released: _____		
Print Name: _____		
Signed: _____		

	Second Review	
Called Applicant: _____	Date Returned: _____	Developer Days: _____
Date Released: _____		
Print Name: _____		
Signed: _____		

	Third Review	
Called Applicant: _____	Date Returned: _____	Developer Days: _____
Date Released: _____		
Print Name: _____		
Signed: _____		

	Fourth Review	
Called Applicant: _____	Date Returned: _____	Developer Days: _____
Date Released: _____		
Print Name: _____		
Signed: _____		

gwr

TIERRA WEST, LLC

September 25, 2013

~~Ms. Carmen M. Marrone~~ **Mr. Jack Cloud**
Planning Department
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87102

**RE: SITE PLAN FOR BUILDING PERMIT, ADMINISTRATIVE AMENDMENT
PROJECT NUMBER 1009544, DRB NUMBER 13DRB-70458
OLD DOMINION FREIGHT LINE, 330 AIRPORT RD NE
ZONE ATLAS PAGE K-10**

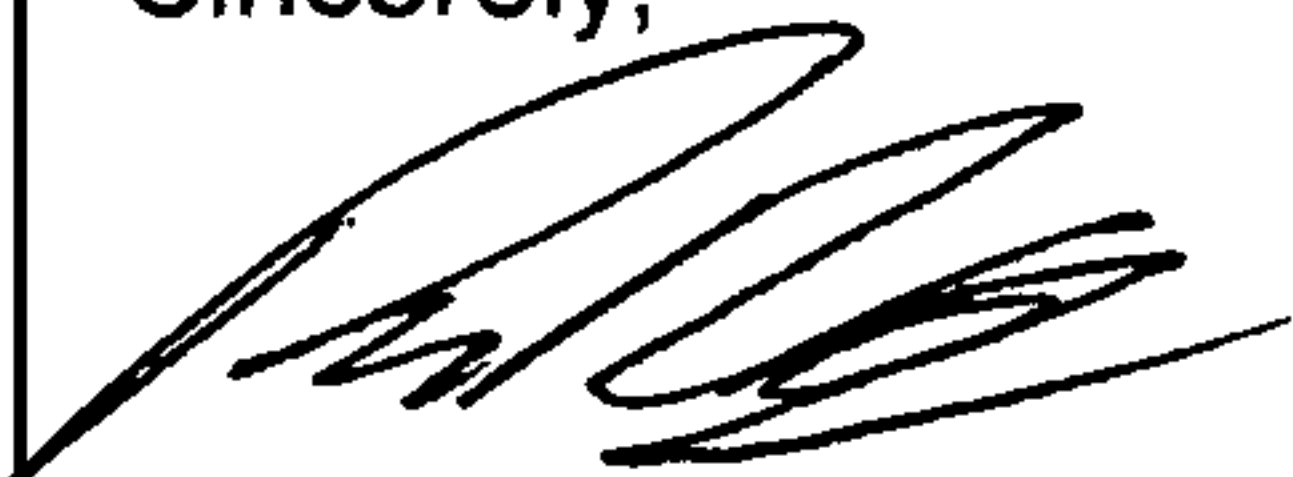
Dear ~~Ms. Marrone:~~ **Mr. Cloud**

Tierra West LLC, on behalf of Old Dominion Freight Line, Inc., requests approval of an Administrative Amendment to the Site Development Plan for Building Permit the above-referenced project. The site is located at 330 Airport Road NE.

As discussed on 9/13/13, the current approved site plan shows a total of 149 total storage spaces for trailers. After the site plan was approved, Old Dominion decided that they currently need a reduced number of trailer storage spaces and will expand the parking lot for trailer storage at a later date when needed. The attached amended Site Plan reflects the reduction in the parking lot for trailer storage. This area is labeled as Phase 2. We have also shown a new concrete curb that was installed as the boundary between Phase 1 and Phase 2.

Please review the attached amended Site Plan and comment if necessary. If you have any questions or need additional information regarding this matter, please do not hesitate to contact me.

Sincerely,



Ronald R. Bohannon, PE

Enclosure/s

cc: Zac McGuire, Schwob
Jerry Canada, Old Dominion

JN: 2013002

RRB/JW/djb

5571 Midway Park Place NE Albuquerque, NM 87109
(505) 858-3100 Fax (505) 858-1118 1-800-245-3102
tierrawestllc.com



Supplemental Form (SF)

SUBDIVISION

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

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit **DRB**
- Administrative Amendment/Approval (AA) **DRB**
- 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): Tierra West, LLC PHONE: 505-858-3100
 ADDRESS: 5571 Midway Park Place, NE FAX: 505-858-1118
 CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: rrb@tierrawestllc.com

APPLICANT: Old Dominion Freight Line, Inc. PHONE: _____
 ADDRESS: 500 Old Dominion Way FAX: _____
 CITY: Thomasville STATE NC ZIP 27360 E-MAIL: _____
 Proprietary interest in site: Owner List all owners: _____

DESCRIPTION OF REQUEST: Administrative Amendment to Site Development Plan for Building Permit

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. Tract (s) B-1-B Block: _____ Unit: 1
 Subdiv/Addn/TBKA: Atrisco Business Park
 Existing Zoning: SU-1 Proposed zoning: same MRGCD Map No _____
 Zone Atlas page(s): K-10 UPC Code: 101005737742010114- Per Old Owner-See Attached Deed.

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_, Z_, V_, S_, etc.): _____
1009544

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: 1 No. of proposed lots: 1 Total site area (acres): +/- 11.85
 LOCATION OF PROPERTY BY STREETS: On or Near: Bluewater Road, NW
 Between: Airport Road, NW and Coors Blvd. NW

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

SIGNATURE [Signature] DATE January 10, 2013
 (Print Name) Jeffrey Wooten, PE Applicant: Agent:

FOR OFFICIAL USE ONLY

Revised: 4/2012

INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>3AA-10272</u>	<u>AA</u>		\$ <u>45.00</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>W/A</u>			Total \$ <u>45.00</u>

[Signature] 10-1-13 Project # 1009544
 Staff signature & Date

FORM P(4): SITE DEVELOPMENT PLAN REVIEW – ADMINISTRATIVE APPROVAL (AA)

AMENDMENT TO SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (AA02)

AMENDMENT TO SITE DEVELOPMENT PLAN FOR SUBDIVISION (AA03)

- Letter describing and justifying the request
- One (1) copy of all applicable sheets of the approved Site Development Plan being amended, folded to fit into an 8.5" x 14" pocket. Approved site development plans should contain signatures of the Development Review Board (DRB).
- Didn't Receive Copy of EPC or DRB *Official Notice of Decision* associated with the approved site development plan
- One (1) copy of the proposed Site Development Plan, with changes circled and noted, folded to fit into an 8.5" x 14" pocket. Refer to the Site Development Plan for Building Permit or Site Development Plan for Subdivision *Checklist* for information needed on the proposed Site Development Plan.
- Map from the most recent Zone Atlas, with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter of authorization from the property owner, if the application is submitted by an agent
- Fee (see fee schedule)
- Any original and/or related file numbers must be listed on the cover application

NOTE: The next two items are also required if the square footage change is 2% or more of any building's gross floor area:

- Notification letter addressed to owners of adjacent properties and certified mail receipts
- Office of Neighborhood Coordination (ONC) inquiry response, notification letter to affected Neighborhood Associations and certified mail receipts

WIRELESS TELECOM FACILITY (WTF)- FREE-STANDING, COLLOCATION or OTHER TYPE (AA04)
(EXCEPT FOR COLLOCATION OF A NON-CONCEALED WTF ON A STRAIGHT-ZONED SITE, WHICH GOES TO THE ZONING FRONT COUNTER AT THE BUILDING SERVICES CENTER/ EAST SIDE)

- Letter describing the request and discussion of its how it relates to the WTF Ordinance (O-06-40)
- Letter of authorization from the property owner if application is submitted by an agent
- Fee (see fee schedule)
- Any relevant file numbers (case history of previous development applications) must be listed on cover application
- Copy of EPC *Official Notice of Decision*, if the subject site went through the EPC process
- Proposed Site Development Plan set: title sheet, notes/photo sheet, site plan sheets, elevation sheets, landscape plan (if free-standing), and survey sheet(s) (3 copies- 11" x 17"). No electrical sheets needed.
- For collocation on a public utility pole: the PNM approved site dev. plan set for the proposed WTF (1 copy)
- Photo simulations- before and after the proposed WTF (3 views minimum)
- Site Development Plan sheets must be stamped by a registered engineer or architect.
- Copy of approved Site Development Plan being amended by adding the proposed WTF, if applicable (1 copy)
- City Zone Atlas map page, with location of the subject site clearly indicated
- 1 map showing Zoning of the subject site and adjacent properties
- 1 map showing Land Use (ex. residential, commercial, etc.) of the subject site and adjacent properties
- For free-standing WTFs: Evidence demonstrating that collocation possibilities were considered, consisting of a written response to §14-16-3-17(A)(6)(a through e) and any supporting materials such as engineering maps
- For collocation on a public utility pole: written response to items a through e in §14-16-3-17(A)(14)
- Notarized statement re: WTF capacity, number and types of proposed antennas and if another user can be accommodated on the proposed WTF [see §14-16-3-17(A)(13)(d)(2)]
- Affidavit (notarized statement) re: explanation of factual basis for the proposed WTF's engineering requirements [see §14-16-3-17(A)(13)(d)(3)] Note: Notarized statement and affidavit must be on separate pages.
- Letter of intent re: shared use of proposed WTF if reasonable conditions are met [§14-16-3-17(A)(13)(e)]
- For free-standing WTFs: Distance to the nearest existing free-standing WTF and the WTF owner's name [§14-16-3-17(A)(13)(d)(5) and (A)(17)]
- Office of Neighborhood Coordination (ONC) inquiry forms, response based on ¼ mile radius from subject site [§14-16-3-17(A)(13)(f)]
- Copy of letter and site plan sheet(s) to both contacts for each neighborhood association, with certified return receipts
- List of property owners within 100 feet of the subject site and copy of letter and site plan sheet(s) sent to property owners, with certified return receipts [§14-16-3-17(A)(13)(f)]
- Supplemental Application Form for Wireless Projects- filled out completely, with the required attachments provided and labeled.

NOTE: For WTFs proposed to be located on City of Albuquerque property, a lease agreement with the City will be needed. Please contact Catalina Lehner at (505) 924-3935 for more information.

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

Jeffrey Wooten

Applicant's Name (please print!)


Applicant's Signature

09/30/2013

Date



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

Application case numbers:

13 AA - 10272

_____-_____
_____-_____



Planner's Signature / Date

10-1-13

Project #: 1009544



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-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 1500 Feet

REC-2013-03-11-03:38:00-3027398

SPECIAL WARRANTY DEED

BENT TREE INVESTMENTS, LLC, a New Mexico limited liability company, for consideration paid, grants to Old Dominion Freight Line, Inc. a Virginia corporation, whose address is 500 Old Dominion Way, Thomasville, NC 27360, the real estate located in Bernalillo County, New Mexico, more particularly described as follows:

Tract "B-1-B", Plat for Tracts B-1-A & B-1-B, ATRISCO BUSINESS PARK, UNIT 1, TRACT B, being comprised of Tract B-1, Atrisco Business Park, Unit 1, Tract B, City of Albuquerque, Bernalillo County, New Mexico, as the same is shown and designated on the plat thereof, filed in the office of the County Clerk of Bernalillo County, New Mexico, on February 4, 2013, in Plat Book 2013C, Page 9, as Instrument No. 2013012914.

SUBJECT TO those matters set forth on EXHIBIT A attached hereto.

with special warranty covenants.

EXECUTED as of March 6th, 2013.

BENT TREE INVESTMENTS, LLC, a New Mexico limited liability company

By: 


Scott Whittington, Manager

By: 

Jeffrey J. Jasionowski, Manager

STATE OF NEW MEXICO)
)
COUNTY OF BERNALILLO)

This instrument was acknowledged before me this 10 day of March, 2013, by Scott Whittington, Manager of BENT TREE INVESTMENTS, LLC, a New Mexico limited liability company.




Notary Public

My commission expires:
8/27/14



STATE OF NEW MEXICO)
)
COUNTY OF BERNALILLO)

This instrument was acknowledged before me this 10 day of March, 2013, by Jeffrey J. Jesionowski, Manager of BENT TREE INVESTMENTS, LLC, a New Mexico limited liability company.



Notary Public

My commission expires:
8/27/14

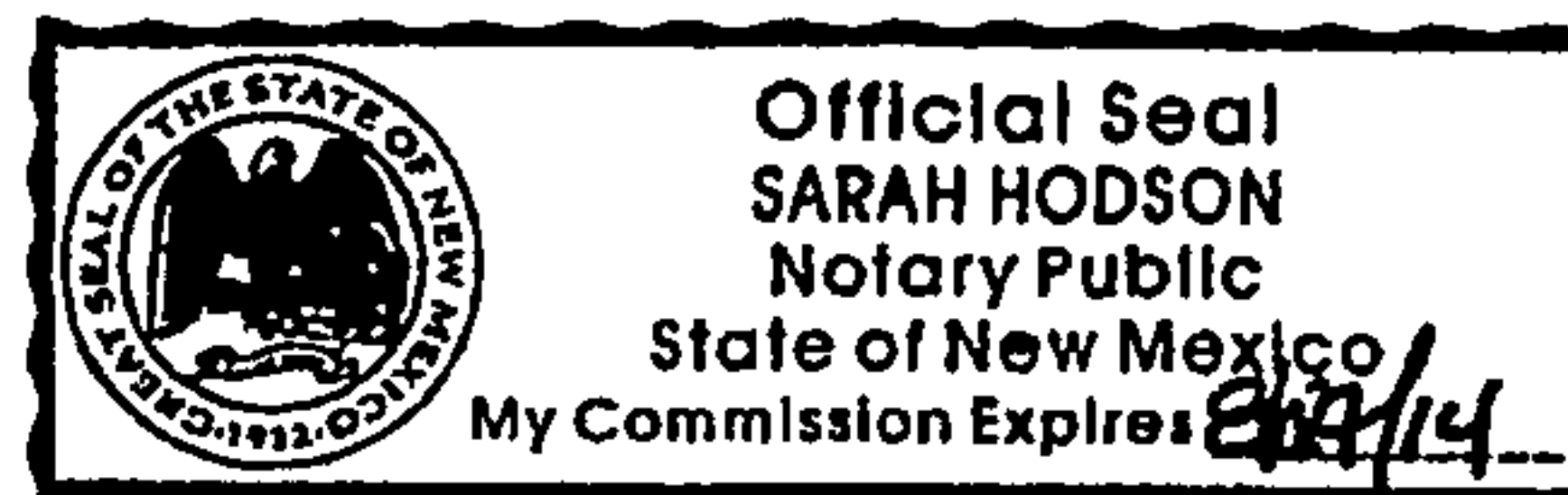


Exhibit A

1. Taxes for the year 2013, and thereafter.
2. Reservations, exceptions and provisions contained in the patent from the United States of America, and in the acts authorizing the issuance thereof,
Recorded: Book 35, page 91, records of Bernalillo County, New Mexico.
3. Covenants set forth on the recorded map of said subdivision. Reference is made to said map for particulars, as noted on the plat, filed February 4, 2013, recorded in Plat Book 2013C, Page 9, as Instrument No. 2013012914, records of Bernalillo County, New Mexico.
4. Easement(s) for the purpose(s) shown below and rights incidental thereto as delineated or as offered for dedication, on the plat of said subdivision.
Purpose: Public Utility Easement
Affects: reserved along the most Westerly Seven (7) feet of the premises, and as may be noted or shown on the recorded plat of said subdivision, filed July 6, 1979, in Plat Book B16, Folio 153, and on plat filed February 4, 2013, recorded in Plat Book 2013C, Page 9, as Instrument No. 2013012914, records of Bernalillo County, New Mexico, and as shown, set forth and delineated on that certain ALTA/ACSM Land Title Survey prepared by Will J. Plotner, Jr., NMPS No. 14271, dated February 11, 2013 as revised March 5, 2013 (herein, the "Survey").
5. Easement(s) for the purpose(s) shown below and rights incidental thereto as delineated or as offered for dedication, on the plat of said subdivision.
Purpose: Telephone Easement
Affects: reserved along the Southerly Five (5) feet of the premises, and along the Southerly portion of the premises, being Five foot by Ten foot (5' x 10') in width and length, and as may be noted or shown on the recorded plat of said subdivision, filed February 4, 2013, recorded in Plat Book 2013C, Page 9, as Instrument No. 2013012914, records of Bernalillo County, New Mexico, and as set forth on the Survey.
6. Easement(s) for the purpose(s) shown below and rights incidental thereto as delineated or as offered for dedication, on the plat of said subdivision.
Purpose: Private Cross Lot Drainage Easement
Affects: reserved along the premises, and as may be noted or shown on the recorded plat of said subdivision, filed February 4, 2013, recorded in Plat Book 2013C, Page 9, as Instrument No. 2013012914, records of Bernalillo County, New Mexico, and as set forth on the Survey.
7. Right-of-Way Easement granted to Mountain States Telephone and Telegraph Company, a Colorado corporation, and Public Service Company of New Mexico, a New Mexico corporation, filed April 24, 1989, recorded in Book Misc. 741A, page 615, as Instrument No. 89-36707, records of Bernalillo County, New Mexico, affecting the Southerly Five (5) feet of the premises and as set forth on the Survey.
8. Deviation of the fences from the established property lines and encroachment of the fence onto the public utility easement as shown on the Survey.

September 20, 2013

Ms. Carmen Marrone, Planning Manager
Environmental Planning Commission
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

**RE: OLD DOMINION
TRACT B-1-B, ATRISCO BUSINESS PARK, UNIT 1
330 AIRPORT RD WN
ZONE ATLAS PAGE K-10**

Dear Ms. Marrone:


The purpose of this letter is to authorize Tierra West LLC to act as agent on behalf of Old Dominion Freight Line, Inc pertaining to any and all submittals made to the City of Albuquerque for the above-referenced site.

Howard Cornelison
Print Name

Howard Cornelison
Signature


Dir Real Estate
Title

9/20/13
Date

4. **Project# 1009344**
13DRB-70405 MAJOR – SITE
DEVELOPMENT PLAN FOR
BUILDING PERMIT 

PETER BUTTERFIELD, ARCHITECT agent for LAXMI
MANAGEMENT LLC requests the referenced/ above
action for LOT 4-B, BLOCK 4-B, **SUNPORT PARK**,
zoned I-P and located on the east side of TRANSPORT ST
SE between SUNPORT BLVD SE and WOODWARD RD
SE, containing approximately 1.9 acres. (M-15) *[Deferred
from 2/6/13, 3/6/13]* **DEFERRED TO 3/27/13 AT THE
AGENT'S REQUEST.**


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

5. **Project# 1009544**
13DRB-70458 MINOR - SDP FOR
BUILDING PERMIT 

TIERRA WEST LLC agent(s) for AIM MANAGMENT
CORPORATION request(s) the above action(s) for all or a
portion of Tract(s) B-1, **ATRISCO BUSINESS PARK**
zoned SU-1, located on BLUEWATER RD NW
BETWEEN AIRPORT RD NW AND COORS BLVD NW
containing approximately 17.7609 acre(s). (K-10)
[Deferred from 3/6/13] **THE SITE PLAN FOR BUILDING
PERMIT WAS APPROVED WITH FINAL SIGN-OFF
DELEGATED TRANSPORTATION DEVELOPMENT TO
ADDRESS COMMENTS AND TO PLANNING.**


6. **Project# 1000501**
13DRB-70475 EPC APPROVED SDP
FOR SUBDIVISION

THANH NGUYEN/NM VIETNAMESE BUDDHIST
ASSOC agent(s) for THANH NGUYEN/NM
VIETNAMESE BUDDHIST ASSOC request(s) the above
action(s) for all or a portion of Lot(s) 15 & 16, Block(s) 8,
CASAS SERENAS ADDN zoned R-T, located on 429
RHODE ISLAND containing approximately .3 acre(s). (L-
19) **INDEFINITELY DEFERRED AT THE AGENT'S
REQUEST.**

7. **Project# 1008519**
13DRB-70439 EPC APPROVED SDP
FOR BUILD PERMIT 

BOHANNAN HUSTON INC agent(s) for CHEDDER'S
RESTAURANT/FOREMARK REAL ESTATE request(s)
the above action(s) for all or a portion of Tract(s) A-1-C-
1-A, **CRYER** zoned SU-1 FOR C-3 & IP, located on
SOUTHBOUND INTERSTATE 25 FRONTAGE ROAD,
BETWEEN MONTANO AND JEFFERSON containing
approximately 5.5 acre(s). (F-17-Z) *[Deferred from 2/13/13]*
DEFERRED TO 3/27/13 AT THE AGENT'S REQUEST.

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

8. **Project# 1002858**
13DRB-70467 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 SU-1, C-1, R-2, located on
UNSER AND DENNIS CHAVEZ containing
approximately 20.9248 acre(s). (P9) **A TWO YEAR
EXTENSION FOR THE DEFERRAL OF SIDEWALKS
WAS APPROVED.**

City of Albuquerque Planning Department

DEVELOPMENT AND BUILDING SERVICES

STANDARD APPLICATION, Paper Plans Required

DEVELOPMENT REVIEW BOARD

12/28/2012 Issued By: E08375 175285

Category Code **910**
2012 070 399

Application Number: 12DRB-70399, Minor - Preliminary/ Final Plat Approval

Address:

Location Description: BLUEWATER RD NW BETWEEN AIRPORT RD NW AND COORS BLVD NW

Project Number: 1009544

Applicant

AIM MANAGMENT CORP

111 LOMAS BLVD NW SUITE 200
ALBUQUERQUE NM 87102
255-0249

Agent / Contact

CARTESIAN SURVEYS INC
JADA PLOTNER
P.O. BOX 444L4
ALBUQUERQUE NM 87124

WPLOTNERJR@AOL.COM

Application Fees

APN Fee

Conflict Mgmt Fee **\$20.00**

DRB Actions **\$285.00**

TOTAL: \$305.00

City of Albuquerque Treasury
Date: 12/28/2012 Office: ANNEX
Stat ID: W30000008 Cashier: TRSSIV
Batch: 1206 Trans #: 10
Permit: 2012070399
Receipt Num 00082936
Payment Total: \$305.00
0901 Conflict Mgmt. Fee \$20.00
0903 DRB Actions \$285.00
VISA Tendered : \$305.00

City of Albuquerque Planning Department

DEVELOPMENT AND BUILDING SERVICES

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STANDARD APPLICATION, Paper Plans Required

DEVELOPMENT REVIEW BOARD

02/25/2013 Issued By: E08375 181635

Category Code 910
2013 070 458

Application Number: 13DRB-70458, Minor - Sdp For Building Permit

Address:

Location Description: BLUEWATER RD NW BETWEEN AIRPORT RD NW AND COORS BLVD NW

Project Number: 1009544

Applicant
AIM MANAGMENT CORPORATION

111 LOMAS BLVD NW #200
ALBUQUERQUE NM 87122

Agent / Contact
TIERRA WEST LLC
RONALD BOHANNAN
5571 MIDWAY PARK PL NE
ALBUQUERQUE NM 87109
505-858-3100
KKRUEGER@TIERRAWESTLLC.COM

Application Fees

APN Fee

Conflict Mgmt Fee **\$20.00**

DRB Actions **\$385.00**

TOTAL: \$405.00

City of Albuquerque Treasury
Date: 2/25/2013 Office: ANNEX
Stat ID: W5000007 Cashier: TRSMDC
Batch: 1513 Trans #: 53
Permit #: 2013070458
Receipt Num 00101297
Payment Total: \$405.00
0901 Conflict Mgmt Fee \$20.00
0903 DRB Actions \$385.00
Check Tendered : \$405.00

AA submitted

AA
AA
AA
AA
AA

Jack W. Cloud

From: Turner, Jonathan C.
Sent: Tuesday, March 05, 2013 12:07 PM
To: Jack W. Cloud; David A. Kilpatrick
Subject: Zoning comments for DRB Hearing- 3/6/13

Project #1009544
13DRB-70458

Reviewed- No Comments

Jonathan Turner
Senior Zoning Enforcement Inspector
600 2nd St NW Suite 500
Albuquerque, NM 87102
(505)924-3457
(505)924-3967 fax



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): Tierra West, LLC PHONE: 505-858-3100
 ADDRESS: 5571 Midway Park Place, NE FAX: 505-858-1118
 CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: r rb@tierrawestllc.com

APPLICANT: AIM MANAGEMENT CORPORATION PHONE: _____
 ADDRESS: 111 Lomas Blvd. NW #200 FAX: _____
 CITY: Albuquerque STATE NM ZIP 87122 E-MAIL: _____

Proprietary interest in site: owner List all owners: _____

DESCRIPTION OF REQUEST: Site Development Plan for Building Permit

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. Tract(s) B-1 Block: _____ Unit: 1
 Subdiv/Addn/TBKA: Atrisco Business Park
 Existing Zoning: SU-1 Proposed zoning: same MRGCD Map No _____
 Zone Atlas page(s): K-10 UPC Code: 100

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.): _____
1009544

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: 2 No. of proposed lots: 1 Total site area (acres): +/- 17.7609
 LOCATION OF PROPERTY BY STREETS: On or Near: Bluewater Road, NW
 Between: Airport Road, NW and Coors Blvd. NW

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

SIGNATURE [Signature] DATE 2/20/13
 (Print Name) Ronald R. Bohannon, PE Applicant: Agent:

FOR OFFICIAL USE ONLY

- 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
13DRB - 70458

Action S.F. Fees
SRP _____ \$ 385.00
CMF _____ \$ 20.00

Hearing date March 6, 2013

Total
 \$ 405.00

[Signature] 2-25-13
 Staff signature & Date

Project # 1009544

FORM P(3): SITE PLAN REVIEW - D.R.B. MEETING (UNADVERTISED)

SKETCH PLAT REVIEW AND COMMENT (DRB22)

Maximum Size: 24" x 36"

- Scaled site sketch and related drawings showing proposed land use including structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etc. (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

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

SITE DEVELOPMENT PLAN FOR SUBDIVISION (DRB18)

Maximum Size: 24" x 36"

Not included 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval

- Scaled site plan and related drawings (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
- Letter of authorization from the property owner if application is submitted by an agent
- Copy of the document delegating approval authority to the DRB
- Completed Site Plan for Subdivision Checklist
- Infrastructure List, if relevant to the site plan
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT

(DRB17)

Maximum Size: 24" x 36"

- 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval
- Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Site Plan for Subdivision, if applicable, previously approved or simultaneously submitted. **6 copies.**
- Solid Waste Management Department signature on Site Plan
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Letter of authorization from the property owner if application is submitted by an agent

~~Copy of the document delegating approval authority to the DRB~~ *per Atresco Business Park Master Plan*

N/A Infrastructure List, if relevant to the site plan

- Completed Site Plan for Building Permit Checklist
- Copy of Site Plan with Fire Marshal's stamp
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

AMENDED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (DRB01) **Maximum Size: 24" x 36"**

AMENDED SITE DEVELOPMENT PLAN FOR SUBDIVISION (DRB02) **Maximum Size: 24" x 36"**

- Proposed amended Site Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
- DRB signed Site Plan being amended (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
- Letter of authorization from the property owner if application is submitted by an agent
- Infrastructure List, if relevant to the site plan
- Completed Site Plan for Building Permit Checklist (not required for amendment of SDP for Subdivision)
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

FINAL SIGN-OFF FOR EPC APPROVED SDP FOR BUILDING PERMIT (DRB05)

FINAL SIGN-OFF FOR EPC APPROVED SDP FOR SUBDIVISION (DRB06)

- Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Approved Grading and Drainage Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Solid Waste Management Department signature on Site Plan for Building Permit
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter carefully explaining how each EPC condition has been met **and** a copy of the EPC Notification of Decision
- Infrastructure List, if relevant to the site plan
- Copy of Site Plan with Fire Marshal's stamp (not required for SDP for Subdivision)
- List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. 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.

Ronald R. Bohannon, PE

Applicant name (print)

February 20, 2013

Applicant signature / date



Form revised October 2007

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

Application case numbers
13DRB-70458

[Signature] 2-25-13
 Planner signature / date
 Project # 1009544



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

Supplemental Form (SF)

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): Tierra West, LLC PHONE: 505-858-3100
 ADDRESS: 5571 Midway Park Place, NE FAX: 505-858-1118
 CITY: Albuquerque STATE NM ZIP 87109 E-MAIL: rrb@tierrawestllc.com

APPLICANT: AIM MANAGEMENT CORPORATION PHONE _____
 ADDRESS: 111 Lomas Blvd NW #200 FAX _____
 CITY: Albuquerque STATE NM ZIP 87122 E-MAIL: _____
 Proprietary interest in site. owner List all owners: _____

DESCRIPTION OF REQUEST: Site Development Plan for Building Permit

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. Tract (s) B-1 Block: _____ Unit: 1
 Subdiv/Addn/TBKA: Atrisco Business Park
 Existing Zoning: SU-1 Proposed zoning: same MRGCD Map No _____
 Zone Atlas page(s): K-10 UPC Code: 100

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.).
1009544

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? NO
 No. of existing lots: 2 No. of proposed lots: 1 Total site area (acres): +/- 17.7609
 LOCATION OF PROPERTY BY STREETS: On or Near: Bluewater Road, NW
 Between: Airport Road, NW and Coors Blvd. NW

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

SIGNATURE [Signature] DATE 2/20/13
 (Print Name) Ronald R. Bohannon, PE Applicant Agent

FOR OFFICIAL USE ONLY

Revised: 4/2012

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>13DRB - 70458</u>	<u>SRP</u>	_____	<u>\$385.00</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 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 6, 2013</u>				Total <u>\$405.00</u>

[Signature] 2-25-13 Staff signature & Date Project # 1009544

FORM P(3): SITE PLAN REVIEW - D.R.B. MEETING (UNADVERTISED)

SKETCH PLAT REVIEW AND COMMENT (DRB22)

Maximum Size: 24" x 36"

- Scaled site sketch and related drawings showing proposed land use including structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, etc. (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

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

SITE DEVELOPMENT PLAN FOR SUBDIVISION (DRB18)

Maximum Size: 24" x 36"

Not included 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval

- Scaled site plan and related drawings (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
- Letter of authorization from the property owner if application is submitted by an agent
- Copy of the document delegating approval authority to the DRB
- Completed Site Plan for Subdivision Checklist
- Infrastructure List, if relevant to the site plan
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (DRB17)

(DRB17)

Maximum Size: 24" x 36"

- 5 Acres or more & zoned SU-1, IP, SU-2, PC, or Shopping Center: Certificate of No Effect or Approval
- Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Site Plan for Subdivision, if applicable, previously approved or simultaneously submitted **6 copies.**
- Solid Waste Management Department signature on Site Plan
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Letter of authorization from the property owner if application is submitted by an agent

Copy of the document delegating approval authority to the DRB *Atrisco Business Park Master Plan*

N/A Infrastructure List, if relevant to the site plan

- Completed Site Plan for Building Permit Checklist
- Copy of Site Plan with Fire Marshal's stamp
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

AMENDED SITE DEVELOPMENT PLAN FOR BUILDING PERMIT (DRB01) **Maximum Size: 24" x 36"**

AMENDED SITE DEVELOPMENT PLAN FOR SUBDIVISION (DRB02) **Maximum Size: 24" x 36"**

- Proposed amended Site Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
- DRB signed Site Plan being amended (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
- Letter of authorization from the property owner if application is submitted by an agent
- Infrastructure List, if relevant to the site plan
- Completed Site Plan for Building Permit Checklist (not required for amendment of SDP for Subdivision)
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. Your attendance is required.**

FINAL SIGN-OFF FOR EPC APPROVED SDP FOR BUILDING PERMIT (DRB05)

FINAL SIGN-OFF FOR EPC APPROVED SDP FOR SUBDIVISION (DRB06)

- Site plan and related drawings (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Approved Grading and Drainage Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
- Solid Waste Management Department signature on Site Plan for Building Permit
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter carefully explaining how each EPC condition has been met **and** a copy of the EPC Notification of Decision
- Infrastructure List, if relevant to the site plan
- Copy of Site Plan with Fire Marshal's stamp (not required for SDP for Subdivision)
- List any original and/or related file numbers on the cover application

Meetings are approximately 8 DAYS after the Tuesday noon filing deadline. **Bring the original to the meeting. 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

Ronald R. Bohannon, PE
Applicant name (print)
February 20, 2013
Applicant signature / date

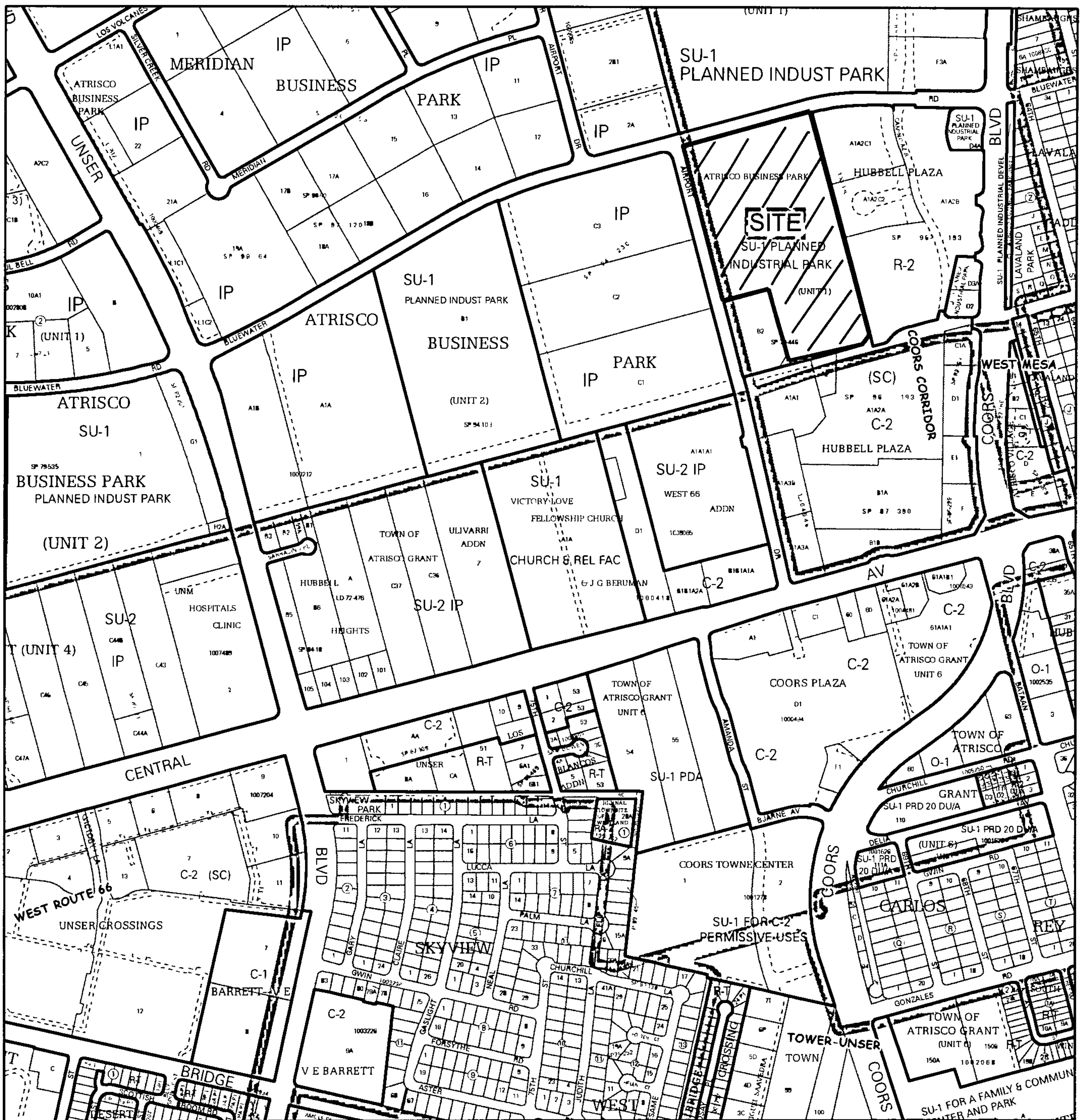


Form revised October 2007

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

Application case numbers
13DRB-70458

[Signature] 2-25-13
Planner signature / date
Project # 10009544



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

Map amended through: 1/24/2011

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
K-10-Z

Selected Symbols

0 750 1,500 Feet

gwr

TIERRA WEST, LLC

February 25, 2013

Mr. Jack Cloud, Chair
Development Review Board
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87102

**RE: DRB SUBMITTALS INCLUDING THE SITE PLAN FOR BUILDING PERMIT
TRACT B-1-B, ATRISCO BUSINESS PARK, UNIT 1
330 AIRPORT RD NW
ZONE ATLAS PAGE K-10**

Dear Mr. Cloud:

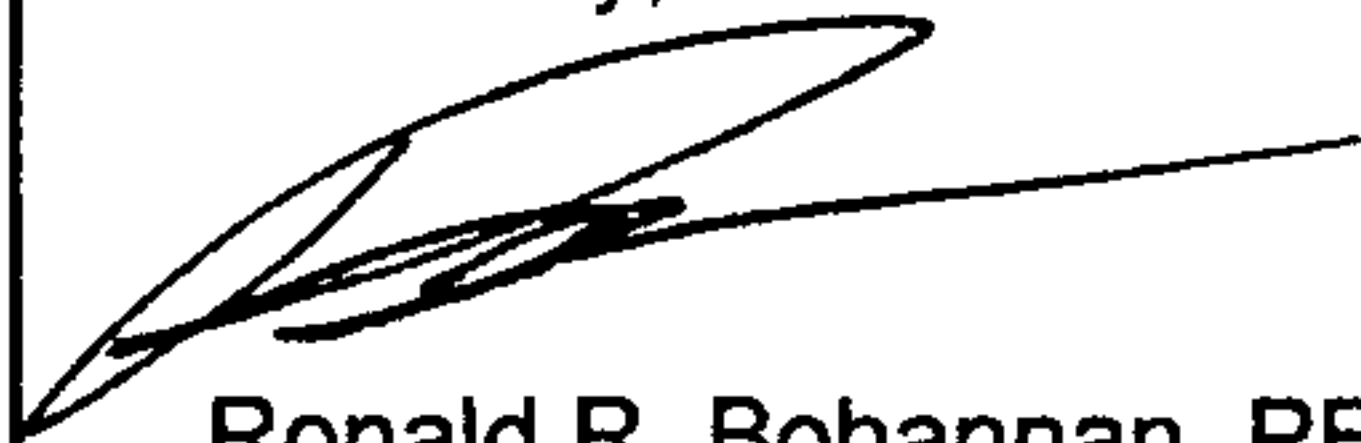
Tierra West LLC, on behalf of Old Dominion Freight Line Inc., requests reviews of the subject submittal which consists of the Site Plan for Building Permit. The site is currently undeveloped and is comprised of Tract B-1-B; Atrisco Business Park, Unit 1. The proposed development consists of new trucking facility and the associated private fuel station. The facility will be comprised of a single building containing approximately 3,818 square feet of office space and 15,995 square feet of warehouse space for Phase 1 of the project. The future Phase 2 will be comprised of approximately 6,535 square feet of additional warehouse space. Phase 1 will also include a new private fueling station to be used only by Old Dominion trucks. Parking and landscaping required for both phases of the project will be constructed during Phase 1.

The site plan, landscape plan, and building elevations have incorporated all of the elements of the Atrisco Business Park Master Plan as well as the Coors Corridor Plan as articulated at the PRT meeting we attended on February 5, 2013. In addition, we have provided the wall details for the screen wall required along our east property line. There is minimal infrastructure required for this project which consists of new services for sanitary sewer, water/fire, and storm drain; all of which serve only this development. We anticipate that this work will be constructed by Mini Work Order, which will be submitted after this plan is approved. Sidewalk is existing along Airport Road, which will need to be removed for the new driveways. New barrier free ramps will be provided at the driveways.

We have also discussed incorporating storm water quality elements that will generally be in compliance with the proposed drainage ordinance and will retain the first 0.44 inches of rainfall onsite. A separate drainage report is being submitted to the Hydrology Department for review. We respectfully request approval of the Site Plan for Building Permit.

If you have any questions or need additional information regarding this matter, please do not hesitate to contact me.

Sincerely,



Ronald R. Bohannon, PE

Enclosure/s

cc: Micah Davenport, Schwob Corporation


JN: 2012070
RRB/JW/jg

5571 Midway Park Place NE Albuquerque, NM 87109
(505) 858-3100 Fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT CHECKLIST

This checklist will be used to verify the completeness of site plans submitted for review by the Environmental Planning Commission and Development Review Board. Because development proposals vary in type and scale, there may be submittal requirements that are not specified here. Nonetheless, applicants are responsible for providing a complete submittal. Certification as specified below is required.

I CERTIFY THAT THE SUBMITTED SITE DEVELOPMENT PLAN IS COMPLETE AND ACCURATE, AND THAT ALL APPLICABLE INFORMATION AS SPECIFIED IN THIS CHECKLIST IS PROVIDED. FURTHER, I UNDERSTAND THAT THIS APPLICATION IS BEING ACCEPTED PROVISIONALLY AND THAT INACCURATE AND/OR INCOMPLETE INFORMATION MAY RESULT IN THE SUBSEQUENT REJECTION OF THE APPLICATION OR IN A DELAY OF ONE MONTH OR MORE IN THE DATE THE APPLICATION IS SCHEDULED FOR PUBLIC HEARING.

 2/25/13
 Applicant or Agent Signature / Date

NOTE: MAXIMUM SIZE FOR SUBMITTAL IS 24" X 36".

Site development plan packets shall be composed of the following plan sheets (unless otherwise approved in writing prior to submittal by the Planning Department):

1. **Site Plan** (including utilities and easements)
2. **Landscaping Plan**
3. **Preliminary Grading Plan** (A separate Grading Plan sheet is required for a sites 1 acre or more.)
4. **Building and Structure Elevations**
5. **Conceptual Utility Plan**
6. **Previously approved Development Plan (if applicable)**

Submitted plan packets must be organized in the above manner. The following checklist describes the minimum information necessary for each plan element. **The Applicant must include all checklist items on their site plan drawings and confirm inclusion by checking off the items below. Non-applicable items must be labeled "N/A."** Each non-applicable designation must be explained by notation on the Checklist.

Accompanying Material

- A. 8-1/2" x 11" reduction for each plan sheet.
- B. **Written project summary.** Each application must include a brief narrative description of the proposed project, its primary features and how compatibility with the surrounding context has been achieved.

SHEET #1 - SITE PLAN

A. General Information

- 1. Date of drawing and/or last revision
- 2. Scale: 1.0 acre or less 1" = 10'
 1.0 - 5.0 acres 1" = 20'
 Over 5 acres 1" = 50'
 Over 20 acres 1" = 100' *[Other scales as approved by staff]*
- 3. Bar scale
- 4. North arrow
- 5. Scaled vicinity map
- 6. Property lines (clearly identify)
- 7. Existing and proposed easements (identify each)
- 8. Phases of development including location and square footages of structures, circulation, parking and landscaping

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT CHECKLIST

B. Proposed Development (If supplemental Sheets are used please indicate sheet #)

1. Structural

- A. Location of existing & proposed structures (distinguish between existing & proposed, include phasing)
- B. Square footage of each structure
- C. Proposed use of each structure
- D. Temporary structures, signs and other improvements
- E. Walls, fences, and screening: indicate height, length, color and materials
- F. Dimensions of all principal site elements or typical dimensions thereof
- G. Loading facilities
- H. Site lighting (indicate height & fixture type)
- I. Indicate structures within 20 feet of site
- N/A J. Elevation drawing of refuse container and enclosure, if applicable. *N/A. SCREENED BY BUILDING.*
- N/A K. Site amenities including patios, benches, tables, (indicating square footage of patios/ plazas). *NONE PROVIDED.*

2. Parking and Circulation

- A. Parking layout with spaces numbered per aisle and totaled.
 - 1. Location and typical dimensions, including handicapped spaces
 - 2. Calculations: spaces required: 28 provided: 70
Handicapped spaces (included in required total) required: 3 provided: 3
Motorcycle spaces (in addition to required total) required: 2 provided: 2
- B. Bicycle parking & facilities
 - 1. Bicycle racks, spaces required: 5 provided: 5
 - N/A 2. Bikeways and other bicycle facilities, if applicable
- N/A C. Public Transit
 - N/A 1. Bus facilities, including routes, bays and shelters existing or required
- D. Pedestrian Circulation
 - 1. Location and dimensions of all sidewalks and pedestrian paths
 - 2. Location and dimension of drive aisle crossings, including paving treatment
- E. Vehicular Circulation (Refer to Chapter 23 of DPM)
 - 1. Ingress and egress locations, including width and curve radii dimensions
 - 2. Drive aisle locations, including width and curve radii dimensions
 - 3. End aisle locations, including width and curve radii dimensions
 - 4. Location & orientation of refuse enclosure, with dimensions
 - 5. Curb cut locations and dimensions
 - 6. Existing and proposed street widths, right-of-way widths and curve radii
 - 7. Identify existing and proposed turn lanes, deceleration lanes and similar features related to the functioning of the proposal, with dimensions
 - 8. Location of traffic signs and signals related to the functioning of the proposal
 - N/A 9. Identify existing and proposed medians and median cuts

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT CHECKLIST

3. Phasing

- A. Proposed phasing of improvements and provision for interim facilities. Indicate phasing plan, including location and square footage of structures and associated improvements including circulation, parking and landscaping.

SHEET #2 LANDSCAPING PLAN

Landscaping may be shown on sheet #1 with written approval from Planning Department staff.

- 1. Scale - must be same as scale on sheet #1 - Site plan
- 2. Bar Scale
- 3. North Arrow
- 4. Property Lines
- 5. Existing and proposed easements
- 6. Identify nature of ground cover materials
 - A. Impervious areas (pavement, sidewalks, sloped pavings, curb and gutters, etc.)
 - B. Pervious areas (planting beds, grass, ground cover vegetation, etc.)
 - C. Ponding areas either for drainage or landscaping/recreational use
- 7. Identify type, location and size of plantings (common and/or botanical names).
 - A. Existing, indicating whether it is to preserved or removed.
 - B. Proposed, to be established for general landscaping.
 - C. Proposed, to be established for screening/buffering.
- 8. Describe irrigation system – Phase I & II . . .
- 9. Backflow prevention detail
- 10. Planting Beds, indicating square footage of each bed
- 11. Turf Area - only 20% of landscaped area can be high water turf; provide square footage and percentage.
- 12. Responsibility for Maintenance (statement)
- 13. Statement of compliance with Water Conservation...Ordinance, see article 6-1-1-1.
- 14. Landscaped area requirement; square footage and percent (specify clearly on plan)
- 15. Landscaped area provided; square footage and percent (specify clearly on plan)
- 16. Planting or tree well detail
- 17. Street Tree Plan as defined in the Street Tree Ord.

SHEET # 3 PRELIMINARY GRADING PLAN

The Preliminary Grading Plan provides the Planning Commission and staff with an understanding of site topography and how it relates to adjacent property. Planning staff may waive or allow adjustments to the Preliminary Grading Plan requirements for sites that are small, relatively flat and have no existing or proposed extraordinary drainage facilities. Waivers must be obtained in writing from the City Engineer prior to application submittal.

Grading information for sites that are under 1 acre can be included on Sheet #1 with written approval from the Planning Department Staff.

A. General Information

- 1. Scale - must be same as Sheet #1 - Site Plan
- 2. Bar Scale
- 3. North Arrow
- 4. Property Lines
- 5. Existing and proposed easements

SITE DEVELOPMENT PLAN FOR BUILDING PERMIT CHECKLIST

- 6. Building footprints
- 7. Location of Retaining walls *N/A.*

B. Grading Information

- 1. On the plan sheet, provide a narrative description of existing site topography, proposed grading improvements and topography within 100 feet of the site. *Separate Report to be Submitted.*
- 2. Indicate finished floor elevation and provide spot elevations for all corners of the site (existing and proposed) and points of maximum cut or fill exceeding 1 foot.
- 3. Identify ponding areas
- N/A* 4. Cross Sections
Provide cross section for all perimeter property lines where the grade change is greater than 4 feet at the point of the greatest grade change. Provide one additional cross section in each direction within no more than 100 feet of the reference point.

SHEET #4 UTILITY PLAN

- 1. Fire hydrant locations, existing and proposed.
- 2. Distribution lines
- 3. Right-of-Way and easements, existing and proposed, on the property and adjacent to the boundaries, with identification of types and dimensions.
- 4. Existing water, sewer, storm drainage facilities (public and/or private).
- 5. Proposed water, sewer, storm drainage facilities (public and/or private)

SHEET #5 BUILDING AND STRUCTURE ELEVATIONS

A. General Information

- A. Scale (minimum of 1/8" or as approved by Planning Staff).
- B. Bar Scale
- C. Detailed Building Elevations for each facade
 - 1. Identify facade orientation (north, south, east, & west).
 - 2. Facade dimensions including overall height and width
 - 3. Location, dimensions, materials, and colors of principle facade elements- windows, doors, etc.
 - 4. For EPC and DRB submittals only – Color renderings or similar (12 copies) illustrations
- N/A* E. Site Development Plans for single family residential projects with multiple units may require submittal of specific information on building features in lieu of elevation drawings for each building. Applicants are advised to discussed submittal requirements with Planning Department staff.

B. Signage

- 1. Site location(s)
- 2. Sign elevations to scale → *ON BUILDING ELEVATIONS SHEET.*
- 3. Dimensions, including height and width
- 4. Sign face area - dimensions and square footage clearly indicated
- 5. Lighting
- 6. Materials and colors for sign face and structural elements.

PRE-APPLICATION REVIEW TEAM (PRT) MEETING

PA # 13- 13

Date: 2/5/13

Time: 1:30

1. AGENCY REPRESENTATIVES PRESENT AT MEETING

Planning: Carmen Marrone Others Conol Toffaleti
Transportation: Nilo Salgado-Fernandez Others Cynthia Beck
Code Enforcement: Jonathan Turner Others _____
Others: _____

2. TYPE OF APPLICATION ANTICIPATED / APPROVAL AUTHORITY

- | | | |
|--|---------------------------------------|---|
| <input type="checkbox"/> Zone Map Amendment | <input type="checkbox"/> EPC Approval | <input type="checkbox"/> City Council Approval |
| <input type="checkbox"/> Sector Dev. Plan Amendment | <input type="checkbox"/> EPC Approval | <input type="checkbox"/> City Council Approval |
| <input type="checkbox"/> Site Dev. Plan for Subdivision | <input type="checkbox"/> EPC Approval | <input type="checkbox"/> DRB Approval <input type="checkbox"/> Admin. Approval |
| <input checked="" type="checkbox"/> Site Dev. Plan for Bldg Permit | <input type="checkbox"/> EPC Approval | <input checked="" type="checkbox"/> DRB Approval <input type="checkbox"/> Admin. Approval |
| <input type="checkbox"/> Other _____ | | |

3. SUMMARY OF PRT DISCUSSION:

- current zoning: SU-1 - Planned Industrial Park
- zoning enforcement office has issued a cert. of zoning verifying that a truck terminal is a permissive use.
- design of the site is governed by the Atresio Bus. Park Master dev. plan
- 10' high wall would be allowed ^{within the 20' setback} except adjacent to any street
- 35-50 employees - mostly drivers
- height of lights: 30' max; 20' max. within 100' of resid.
- subject to Coors Corridor Plan design regulations

4. SIGN & DATE TO VERIFY ATTENDANCE & RECEIPT OF THIS SUMMARY.

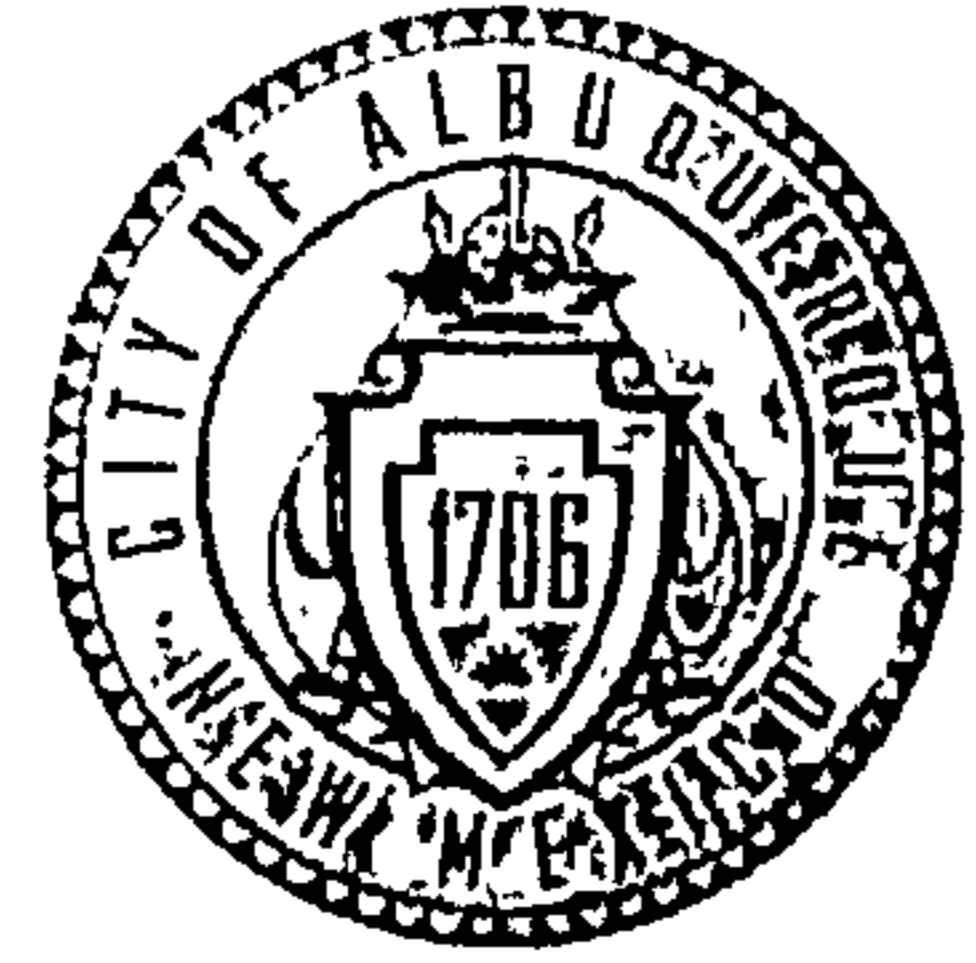
CMarrone

PRT CHAIRMAN / DATE

[Signature]
APPLICANT OR AGENT / DATE

***Note: PRT DISCUSSIONS ARE FOR INFORMATIONAL PURPOSES ONLY AND ARE NON-BINDING.
Additional research may be necessary to determine the exact type of application needed.

CITY OF ALBUQUERQUE



Richard J. Berry, Mayor

December 19, 2012

Jim Strozier, AICP
Consensus Planning, Inc.
302 8th St. NW
Albuquerque, New Mexico 87102

To Whom It May Concern:

This letter will verify that according to the map on file in this office on this date, the property located at **6700 Bluewater Rd. NW**, legally described as Lot B1, Atrisco Business Park, Unit 1, Albuquerque, Bernalillo County, New Mexico, is zoned **SU-1 for Planned Industrial Park**.

The operation of a truck terminal from this property is a permissive use in this zone [reference Section 14-16-2-20 (A)(17)(c) of the Comprehensive City Zoning Code].

If you have additional questions regarding this matter, please feel free to contact me at (505) 924-3454 or bnwilliams@cabq.gov.

Sincerely,

Brennon Williams
Code Compliance Manager
Code Enforcement Division
Planning Department

PO Box 1293

Albuquerque

New Mexico 87103

www.cabq.gov

Jeff Wooten

From: Dourte, Richard H. <RDourte@cabq.gov>
Sent: Monday, January 14, 2013 1:53 PM
To: Jeff Wooten; Brito, Russell D.
Cc: James Strozier; Micah Davenport; Trevor.Hatchell@cbre.com; wplotnerjr@aol.com; Ron Bohannan; Cynthia Abeyta; Marrone, Carmen M.; Cloud, Jack W.; Jeff Jesionowski
Subject: RE: Project Number 1009544 - Replat of Atrisco Business Park Site

Follow Up Flag: Follow up
Flag Status: Flagged

Jeff,

This project will also be acted on as a 1 week turnaround, minor action scenario...

Richard

-----Original Message-----

From: Jeff Wooten [<mailto:jwooten@tierrawestllc.com>]
Sent: Monday, January 14, 2013 7:14 AM
To: Brito, Russell D.
Cc: James Strozier; Micah Davenport; Trevor.Hatchell@cbre.com; wplotnerjr@aol.com; Ron Bohannan; Cynthia Abeyta; Marrone, Carmen M.; Cloud, Jack W.; Dourte, Richard H.; Jeff Jesionowski
Subject: RE: Project Number 1009544 - Replat of Atrisco Business Park Site

Russell,

Can you please talk to Carmen when you get a chance so she can explain the direction she gave us?
Thanks,

**Please note that my mobile number has changed to 505-980-3560.

Jeff Wooten, PE, LEED AP
Tierra West, LLC
5571 Midway park Place, NE
Albuquerque, NM 87109
Office: (505) 858-3100
Cell: (505) 980-3560
jwooten@tierrawestllc.com
www.tierrawestllc.com

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- unauthorized interception of this message is illegal under the law. If you have received this message in error, please immediately notify me by return message or by telephone and delete the original message from your email system. Thank you.

-----Original Message-----

From: Dourte, Richard H. [<mailto:RDourte@cabq.gov>]

Sent: Friday, January 11, 2013 2:21 PM

To: Jeff Jesionowski

Cc: Jeff Wooten; Brito, Russell D.; James Strozier; Micah Davenport; Trevor.Hatchell@cbre.com; wplotnerjr@aol.com; Ron Bohannon; Cynthia Abeyta; Marrone, Carmen M.; Cloud, Jack W.

Subject: RE: Project Number 1009544 - Replat of Atrisco Business Park Site

Jeff, I will need to talk to Russell.

-----Original Message-----

From: Jeff Jesionowski [<mailto:jeff@amcdevelopment.net>]

Sent: Friday, January 11, 2013 2:14 PM

To: Dourte, Richard H.

Cc: Jeff Wooten; Brito, Russell D.; James Strozier; Micah Davenport; Trevor.Hatchell@cbre.com; wplotnerjr@aol.com; Ron Bohannon; cabeyta@tierrawestllc.com; Marrone, Carmen M.; Cloud, Jack W.

Subject: Re: Project Number 1009544 - Replat of Atrisco Business Park Site

Richard,

We took direction from Carmen. Please talk to Carmen.

Jeffrey Jesionowski

Sent from my iPhone

On Jan 11, 2013, at 2:12 PM, "Dourte, Richard H." RDourte@cabq.gov wrote:

>

> I don't believe that this is Russell's take on the site plan for building permit.

>

> Richard

> -----Original Message-----

> From: Jeff Wooten [<mailto:jwooten@tierrawestllc.com>]

> Sent: Friday, January 11, 2013 1:27 PM

> To: Dourte, Richard H.

> Cc: James Strozier; Jeff Jesionowski; Micah Davenport;

Trevor.Hatchell@cbre.com; wplotnerjr@aol.com; Ron Bohannon; cabeyta@tierrawestllc.com; Marrone, Carmen M.; Cloud, Jack W.

> Subject: Project Number 1009544 - Replat of Atrisco Business Park Site

>

- > <<2013002-Bluewater Site-Appr | Site Plan for Subdivision.pdf>>
Richard,
>
> Jeff Jesionowski and I met with Carmen today to discuss the Site Plan for Subdivision, which was required for the approval of the subject Plat. Carmen determined that we needed to amend the Atrisco Business Park Master Plan rather than a full submittal through DRB. She approved the plan today and I have attached a copy for your record.
>
> We also discussed the upcoming submittal of the Site Plan for Building Permit for this project and whether or not the DRB hearing is to be advertised or unadvertised. She showed me the 'Rules of Procedure for the Development Review Board' manual and explained that if a public hearing is required, it must be spelled out in the requirement of the underlying SDP or Master Plan. In this case, the Atrisco Business Park does not specify that a public hearing is required, therefore, it was determined that we will have an unadvertised case with a one week turnaround.
>
> Feel free to call if you have any questions or concerns.
>
> Thank You,
>
> Jeff Wooten, PE, LEED AP
> Tierra West, LLC
> 5571 Midway park Place, NE
> Albuquerque, NM 87109
> Office: (505) 858-3100
> Cell: (505) 980-3560
> jwooten@tierrawestll
>
>

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If this email is spam, report it to

https://support.onlymyemail.com/view/report_spam/MTUxMTQ2OjE1MDAxNzI5NDc6andvb3Rlbnk0aWVycmF3ZXN0bGxjLmNvbTpkZWxpdmVyZWQ

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If this email is spam, report it to

https://support.onlymyemail.com/view/report_spam/MTUxMTQ2OjE1MDA4Njk0MDg6andvb3Rlbnk0aWVycmF3ZXN0bGxjLmNvbTpkZWxpdmVyZWQ

**Aim Management Corporation
dba AMC Development
111 Lomas Blvd. NW #200
Albuquerque, NM 87122
(505) 255-0249
jeff@amcdevelopment.net**

February 21, 2012

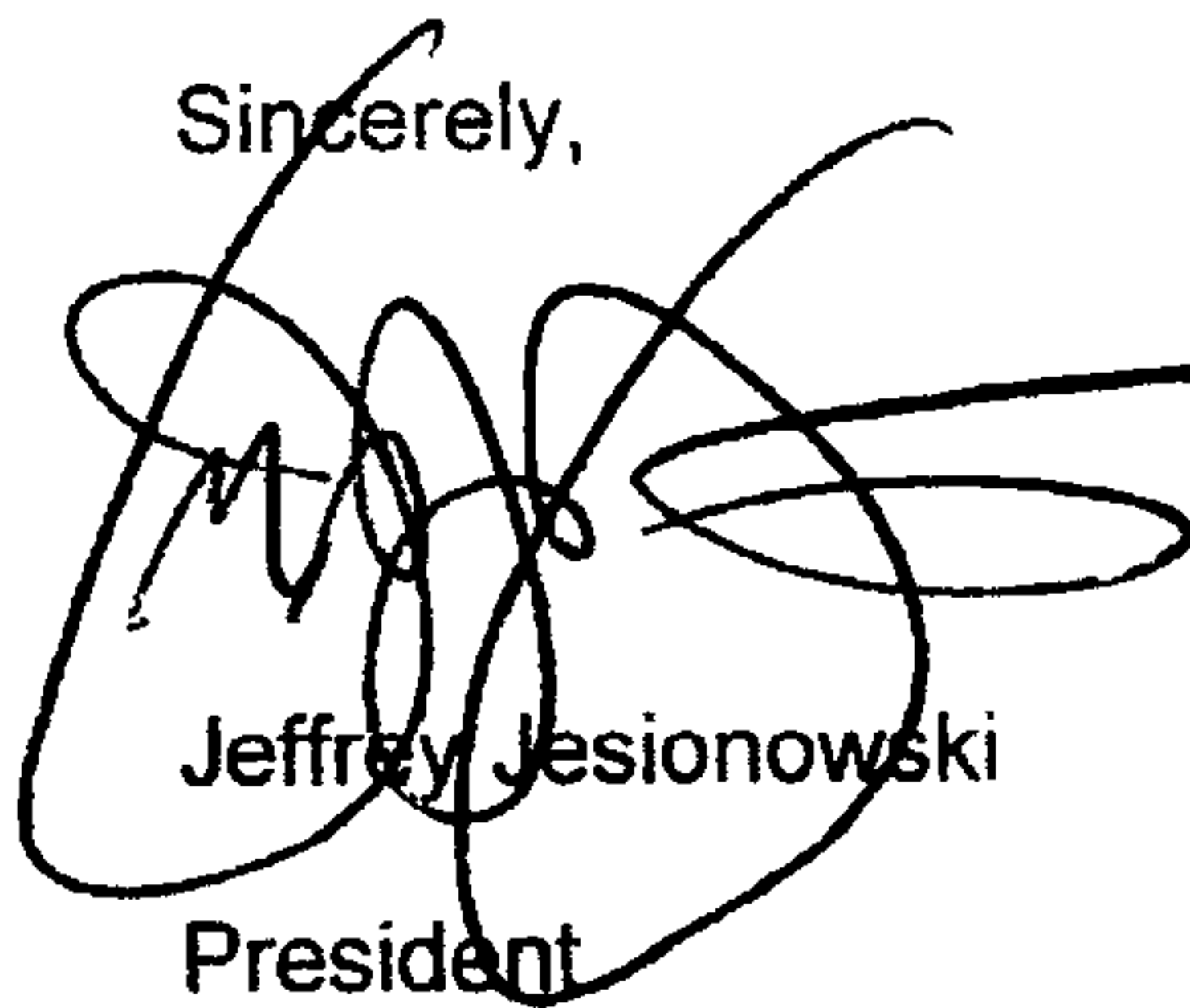
Ms. Carmen Marrone
Planning Manager
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

Subject: **Site Development Plan for Building Permit**

Dear Ms. Marrone:

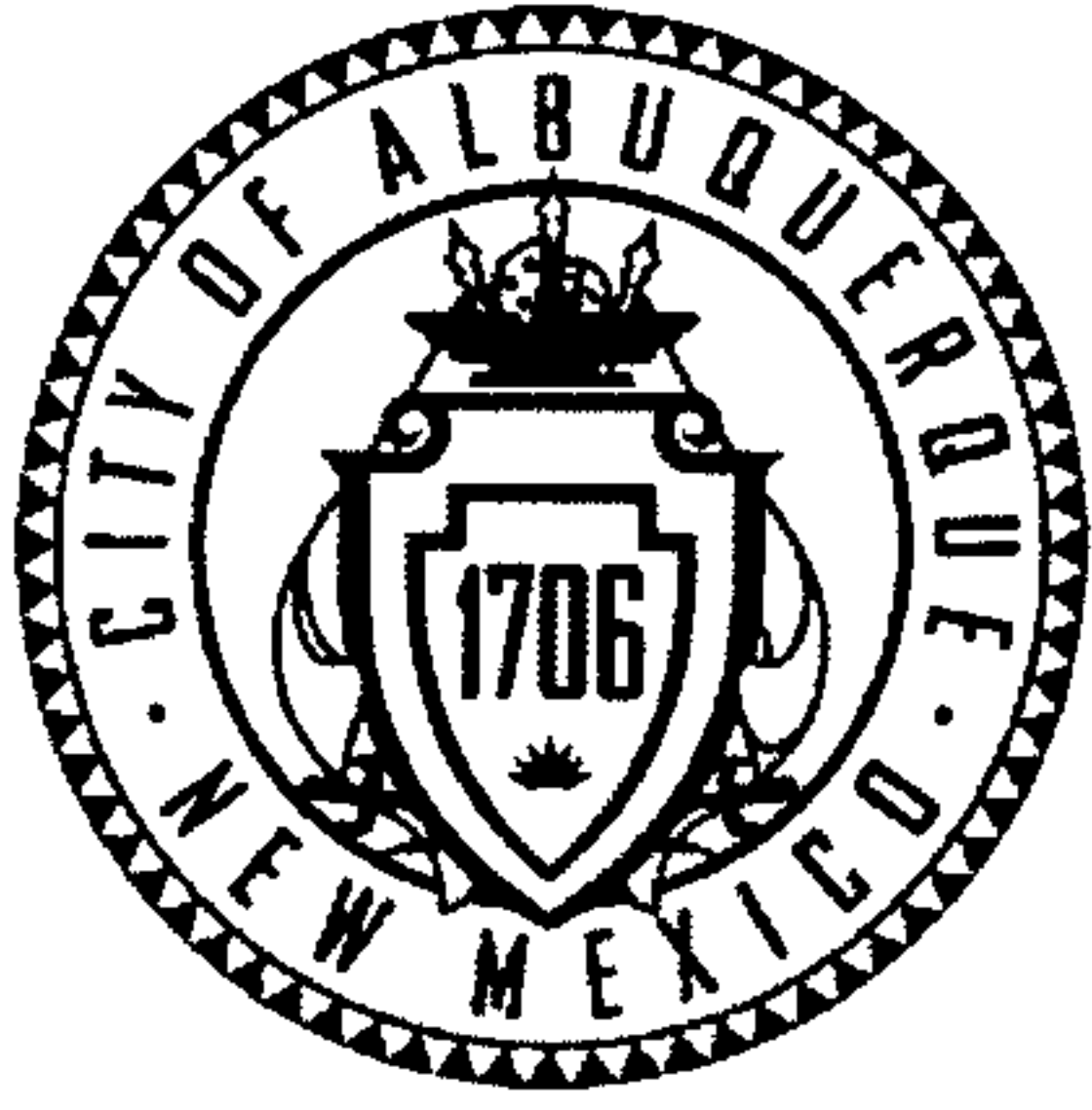
Please be advised that Aim Management Corporation is the contract purchaser of approximately 11.85 acres of land located in the Atrisco Business Park and has contracted with **Tierra West, LLC** to process a **Site Development Plan for Building Permit** for the property as required under the Atrisco Business Park Master Plan. We sincerely appreciate your help and cooperation in expeditiously processing this request through the necessary departments in the City of Albuquerque. If you have any further questions you may reach me through the contact information shown above.

Sincerely,



Jeffrey Jesionowski
President

CC; Jim Strozier – Consensus Planning



City of Albuquerque
P.O. Box 1293 Albuquerque, New Mexico 87103
Planning Department
Suzanne Lubar, Acting Director

Richard J. Berry, Mayor
Robert J. Perry, CAO
February 20, 2013

SUBJECT: ALBUQUERQUE ARCHAEOLOGICAL ORDINANCE—Compliance Documentation

Project Number(s): 1009544
Case Number(s): 12DRB-70399
Agent: Tierra West, LLC
Applicant: AIM Management Corp
Legal Description: Tract(s) B-1 Atrisco Business Park
Zoning: SU-1
Acreage: 17.76 acres
Zone Atlas Page: K-10

CERTIFICATE OF NO EFFECT: Yes No

CERTIFICATE OF APPROVAL: Yes No

TREATMENT PLAN REVIEW:
DISCOVERY:

SUPPORTING DOCUMENTATION:
“A Cultural Resource Survey for a Proposed Trucking Facility Site, Albuquerque, Bernalillo County NM” by R. Stanley Kerr and Toni Goar (Marron and Associates, NMCRIS #126111. Toni Goar, Principal Investigator)

SITE VISIT: n/a

RECOMMENDATION(S):

- ***CERTIFICATE OF NO EFFECT IS ISSUED (ref O-07-72 Section 4B(1)-- no significant sites in project area)***

SUBMITTED:

Matthew Schmader, PhD
Superintendent, Open Space Division
City Archaeologist

March 6. 2013

11
12
13
14
15

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 #: 1009544

Application #: 12DRB-70399

Project Name: Atrisco Business Part Unit 1

Agent: Cartesian Surveys Inc.

Phone #:

****Your request was approved on 1-16-13 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): Utility company signatures

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.



Supplemental Form (SF)

SUBDIVISION	S Z	ZONING & PLANNING
<input type="checkbox"/> Major subdivision action		<input type="checkbox"/> Annexation
<input checked="" type="checkbox"/> Minor subdivision action		
<input type="checkbox"/> Vacation	V	<input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
<input type="checkbox"/> Variance (Non-Zoning)		
SITE DEVELOPMENT PLAN	P	<input type="checkbox"/> Adoption of Rank 2 or 3 Plan or similar
<input type="checkbox"/> for Subdivision		<input type="checkbox"/> Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
<input type="checkbox"/> for Building Permit		
<input type="checkbox"/> Administrative Amendment/Approval (AA)		
<input type="checkbox"/> IP Master Development Plan	D	<input type="checkbox"/> Street Name Change (Local & Collector)
<input type="checkbox"/> Cert. of Appropriateness (LUCC)		
STORM DRAINAGE (Form D)	L A	APPEAL / PROTEST of...
<input type="checkbox"/> Storm Drainage Cost Allocation Plan		<input type="checkbox"/> 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): Cartesian Surveys Inc PHONE: 896-3050
 ADDRESS: PO Box 44414 FAX: 891-0244
 CITY: Rio Rancho STATE NM ZIP 87174 E-MAIL: cartesianamber@aol.com

APPLICANT: AIM Management Corp. PHONE: 255 0249
 ADDRESS: 111 Lomas Blvd NW Suite 200 FAX: _____
 CITY: Albuquerque STATE NM ZIP 87102 E-MAIL: _____

Proprietary interest in site. _____ List all owners: Pro-Build Real Estate Holdings

DESCRIPTION OF REQUEST: Divide the existing tract into two new tracts, grant easements and dedicate right of way.

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. Tract B-1 Block _____ Unit: 1
 Subdiv/Addn/TBKA: Atrisco Business Park, Unit 1, Tract B
 Existing Zoning: SU-1 Planned ind park Proposed zoning: SU-1 MRGCD Map No _____
 Zone Atlas page(s): K-10 UPC Code: 101005737742010114

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. of existing lots 1 No. of proposed lots: 2 Total site area (acres): 17.7609 Acres
 LOCATION OF PROPERTY BY STREETS: On or Near: Blue Water Rd NW
 Between: Airport Rd NW and Coors Blvd NW

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

SIGNATURE Amber Palmer DATE 12/27/12
 (Print Name) Amber Palmer Applicant Agent

FOR OFFICIAL USE ONLY

Revised: 4/2012

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>12DRB - 70399</u>	<u>P3F</u>		<u>\$283.00</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 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				Total
<input type="checkbox"/> F.H.D.P. fee rebate				<u>\$305.00</u>

Hearing date January 9, 2017
Vaf 12-28-12 Staff signature & Date Project # 1009544

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

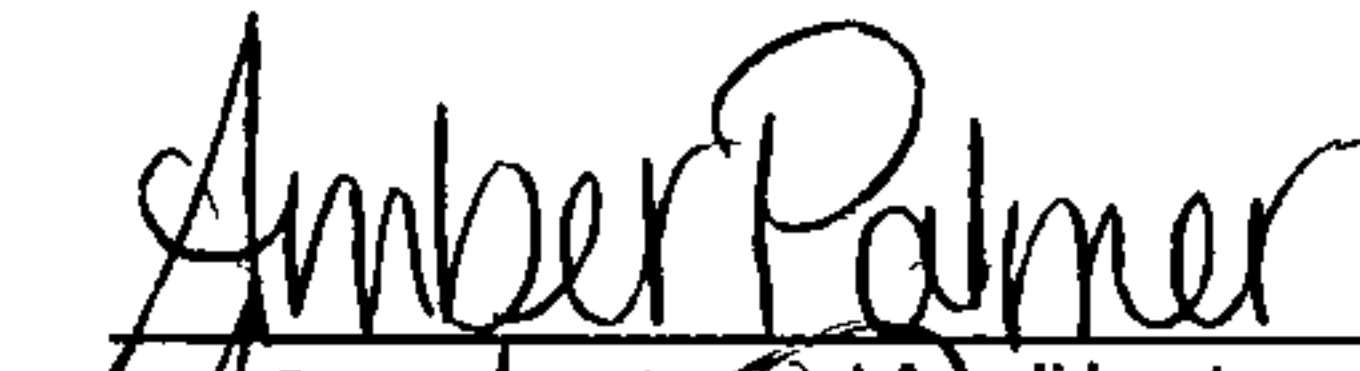

- EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)** Your attendance is required.
- required.
- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Copy of DRB approved infrastructure 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**

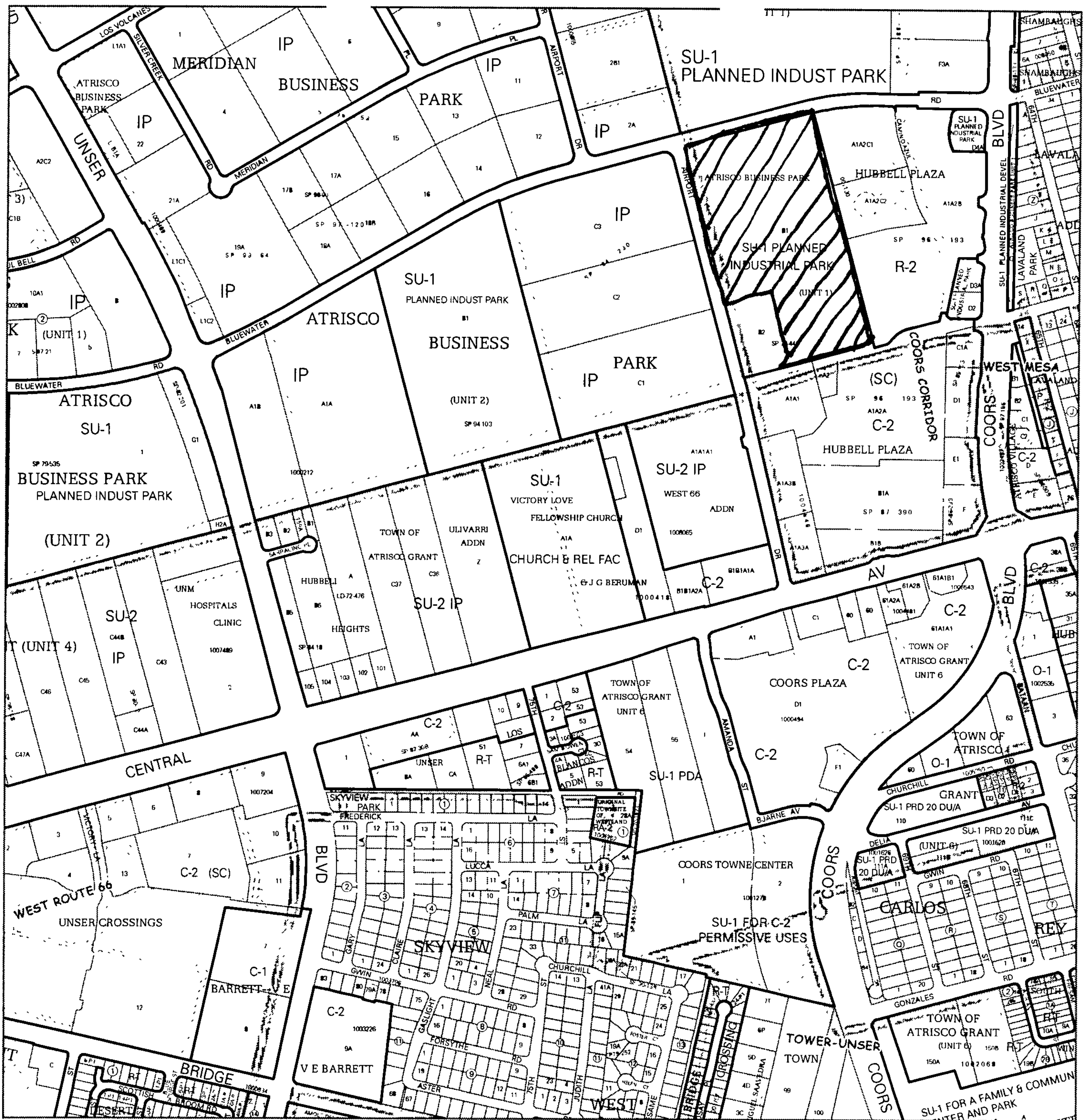
I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions


 Applicant name (print) Amber Palmer
 Applicant signature / date Amber Palmer 12/27/12


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

Application case numbers
12DRB - 70399

Form revised October 2007
Yef 12-29-12
 Planner signature / date
 Project # 10095114



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

Map amended through: 1/24/2011

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

Cartesian Surveys Inc.
PO Box 44414, Rio Rancho, NM 87174
896-3050 Fax 891-0244

December 27, 2012

Development Review Board
City of Albuquerque

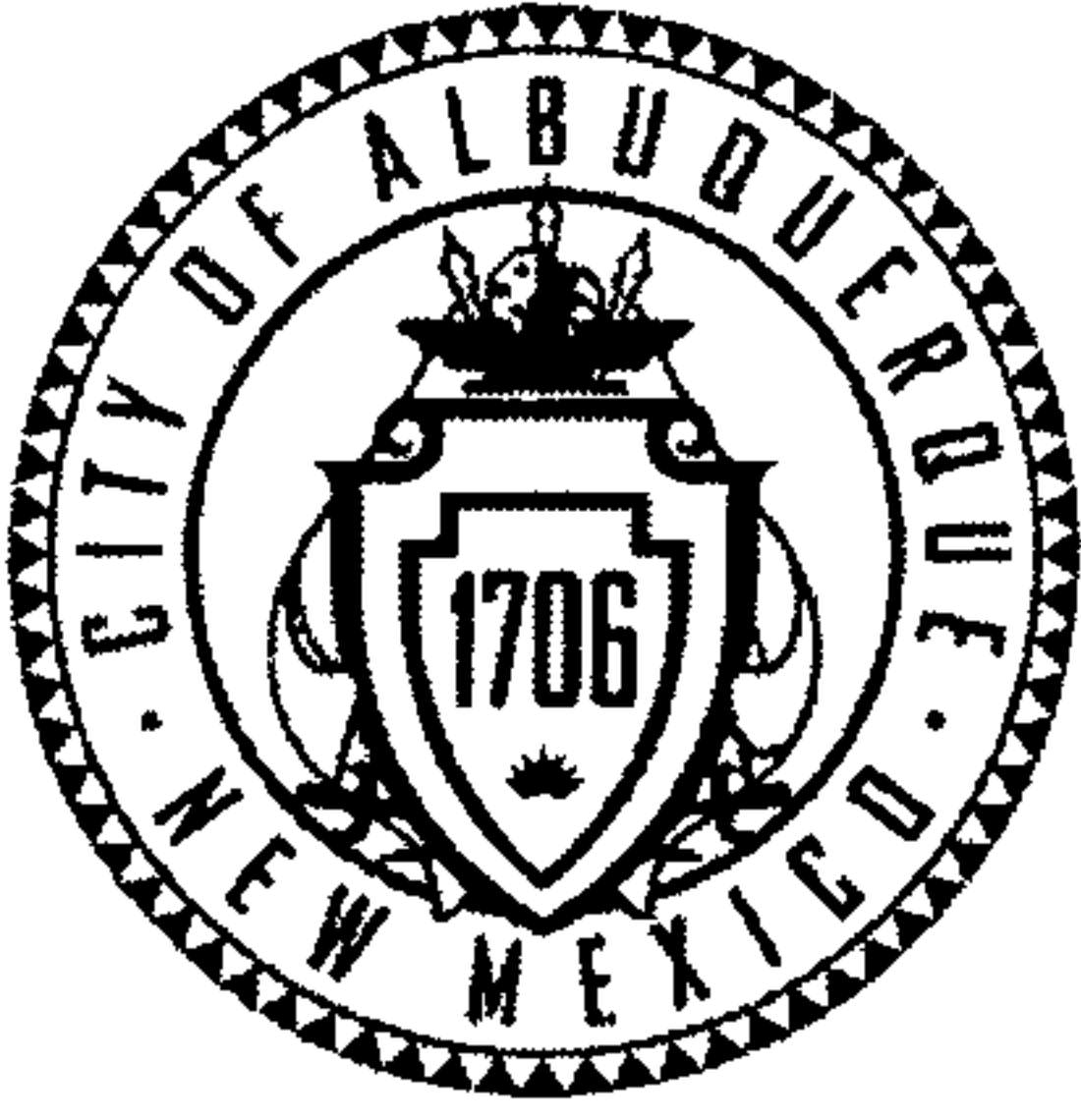
Re: Proposed Tracts B-1-A & B-1-B, Atrisco Business Park, Unit 1 Tract B

Members of the Board:

Cartesian Surveys is acting as an agent for the owner and requests to subdivide the existing tract into two proposed tracts.

Thank you for your time and consideration.

Will Plotner Jr., NMLS 14271



City of Albuquerque

P.O. Box 1293 Albuquerque, New Mexico 87103

Planning Department

Suzanne Lubar, Director

Richard J. Berry,
Mayor

Robert J. Perry, CAO
December 27, 2012

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

Project Number(s):

Case Number(s):

Agent: Cartesian Surveys Inc

Applicant: Mike Reid, Pro-Build Real Estate Holdings

Legal Description: Tract B-1, Atrisco Business Park, Unit 1, Tract B

Zoning: SU-1

Acreage: 17.76 Acres

Zone Atlas Page: K-10-Z

PROVISIONAL CERTIFICATE OF NO EFFECT: Yes No

CERTIFICATE OF APPROVAL: Yes No

**TREATMENT PLAN REVIEW:
DISCOVERY:**

SUPPORTING DOCUMENTATION:

SITE VISIT: n/a

RECOMMENDATION(S):

**PROVISIONAL Certificate of No Effect issued for platting purposes only.
Archaeological Survey required prior to issuance of Building Permit.**

SUBMITTED:

Matthew Schmader, PhD
Superintendent, Open Space Division
City Archaeologist

JANUARY 9th 2013

DONE

2-4-13

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 #: 1009544

Application #: 12DRB-70399

Project Name: Atrisco Business Part Unit 1

Agent: Cartesian Surveys Inc.

Phone #:

****Your request was approved on 1-16-13 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): Utility Company signatures

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.



DEVELOPMENT REVIEW BOARD SUPPLEMENTAL SUBMITTAL

TO:

PROJECT NO. DRB 1009544

ALL MEMBERS

Jack Cloud, DRB Chairman, Planning Department

Curtis Cherne, P.E., Hydrology

Kristal Metro, P.E., Transportation Development

Allan Porter, P.E., Albuquerque/ Bernalillo Co. WUA

Christina Sandoval, Parks/Municipal Development

NEXT HEARING DATE: 3/20/13

NOTE: REQUESTS FOR DEFERRAL OF CASES WILL BE DISCUSSED BY THE BOARD AND THE APPLICANT AND/OR AGENT AT THE BEGINNING OF THE AGENDA. BOTH PARTIES MUST AGREE UPON THE DATE OF DEFERRAL. IF THE APPLICANT/AGENT IS NOT PRESENT, THE ADMINISTRATIVE ASSISTANT MUST RECEIVE A LETTER, PRIOR TO THE HEARING DATE, REQUESTING A SPECIFIC DEFERRAL DATE. THE BOARD WILL DISCUSS AND MAKE A DECISION AT THE HEARING. THE APPLICANT/AGENT WILL THEN BE INFORMED OF THE DEFERRAL DATE AND REASON. IF THE APPLICANT IS NOT PRESENT WHEN THEIR REQUEST IS CALLED, THEN THE REQUEST MAY BE INDEFINITELY DEFERRED ON A NO SHOW.

SUBMITTAL DESCRIPTION: PLANS UPDATED TO ADDRESS COMMENTS FROM

HYDROLOGY & TRANSPORTATION. SHEETS UPDATED INCLUDE

SITE PLAN, LANDSCAPE PLAN, DETAIL SHEETS & GRADING PLAN.

CONTACT NAME: JEFF WOOTEN

TELEPHONE: 505-858-3100 EMAIL: jwooten@tierrawestllc.com



Tierra West, LLC.

(505) 858-3100

5571 Midway Park Place NE, Albuquerque, NM 87109

TO: Jack Cloud
City of Albuquerque
PO Box 1293
Albuquerque, NM 87103

LETTER OF TRANSMITTAL

DATE:	3/19/2013	JOB NO:	2013002
ATTENTION:	Jack Cloud		
RE:	Old Dominion Freight Line		
	Project # 1009544		
PHONE 505-924-3880			

- WE ARE SENDING YOU Attached Under Separate cover via _____ the following item
- Shop drawings Prints Plans Samples Specifications
- Copy of letter Change order Check _____

COPIES	DATED	NO.	DESCRIPTION
6			6 sets for Revised Plans per Hydrology & Transportation for Old Dominion Freight Line

THESE ARE TRANSMITTED as checked below:

- For approval Approved as submitted FOR SIGNATURE(S)
- For your use Approved as noted _____
- As requested Returned for corrections
- For review and comments _____
- FOR BIDS DUE _____ 20 _____ PRINTS RETURNED AFTER LOAN TO US

REMARKS _____

COPY TO _____
RECEIVED BY _____ Date: _____

SIGNED Jaimie Garcia for
Jeff Wooten P.E.



500 10th Ave S - Suite 414
Nashville, Tennessee 37003
v 615 296-9146 - f 615 733-0662
www.mollenkopf.com

PRELIMINARY
NOT FOR PERMITTING
OR CONSTRUCTION

NM LICENSE #005 81 EXP 03/31/2019
Architect David J. Hollenbeck

Schwob Building Co.
2349 Glenda Lane
Dallas, TX 75229



A NEW TERMINAL FOR
**OLD DOMINION
FREIGHT LINE**
330 Airport Road NW
Albuquerque, NM 87121

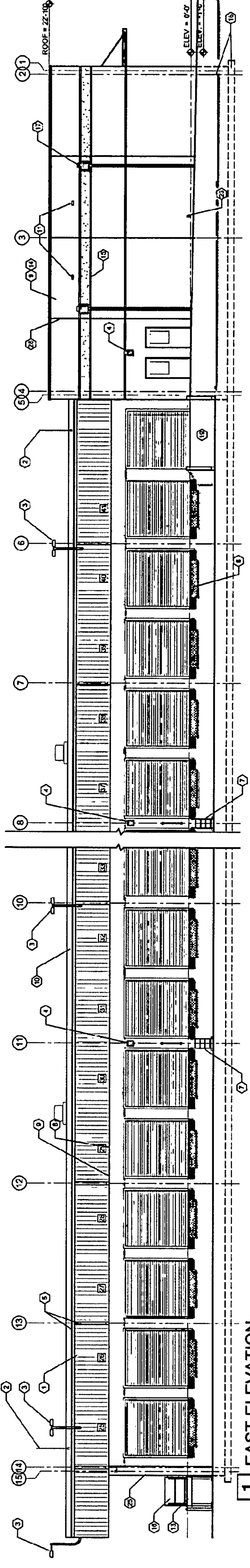


100% Check Set 02-22-13

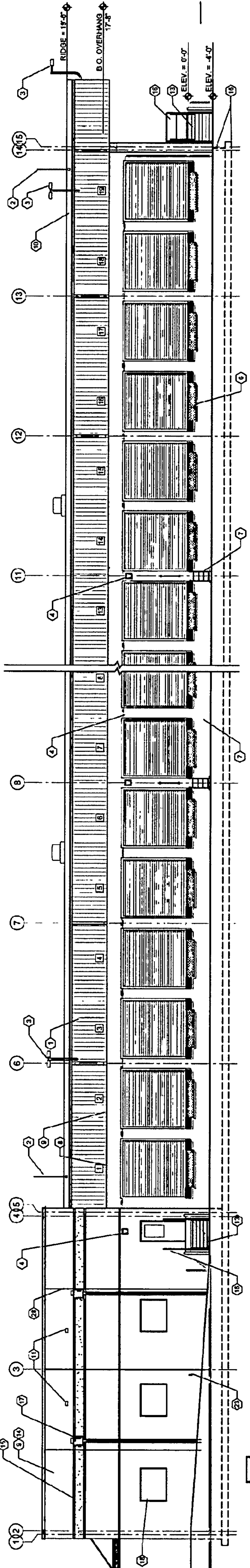
ODFL Albuquerque, NM - ABC
Project No. 13020.00

The architect hereby reserves the copyright in this drawing. No part of this drawing shall be reproduced, stored in a retrieval system, or transmitted in any form or by any means, electronic, mechanical, photocopying, recording, or by any information storage and retrieval system, without the prior written permission from the architect. This drawing is not valid or to be used for construction unless approved by the architect.

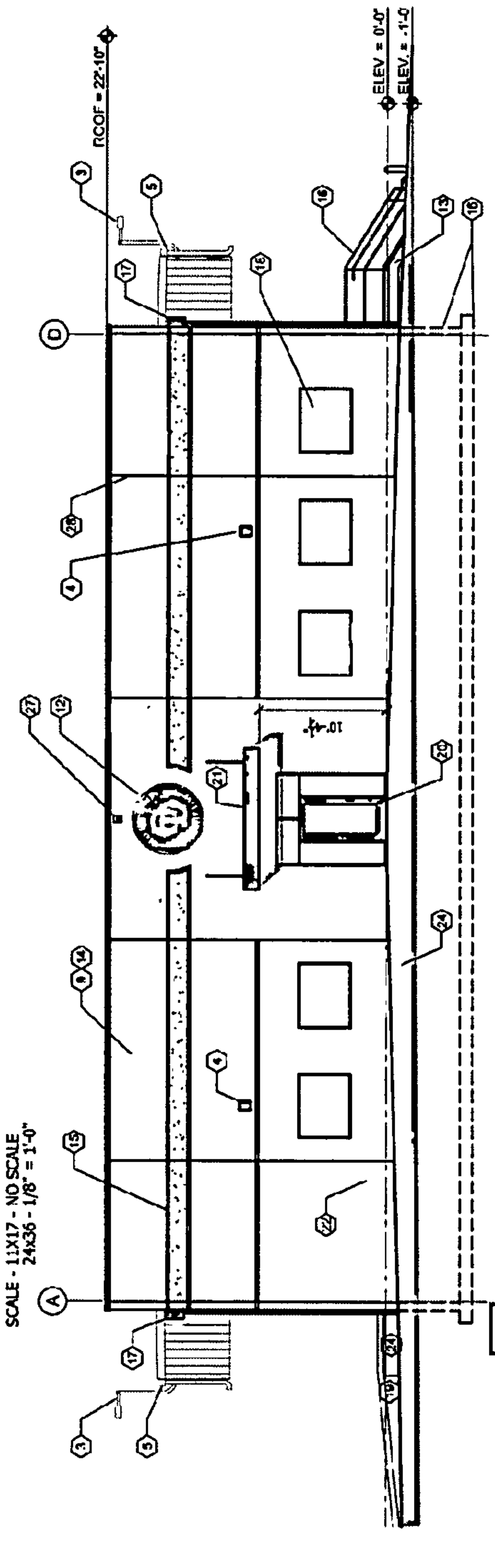
Sheet Name:
Building Elevations
Sheet Number:
A3.1



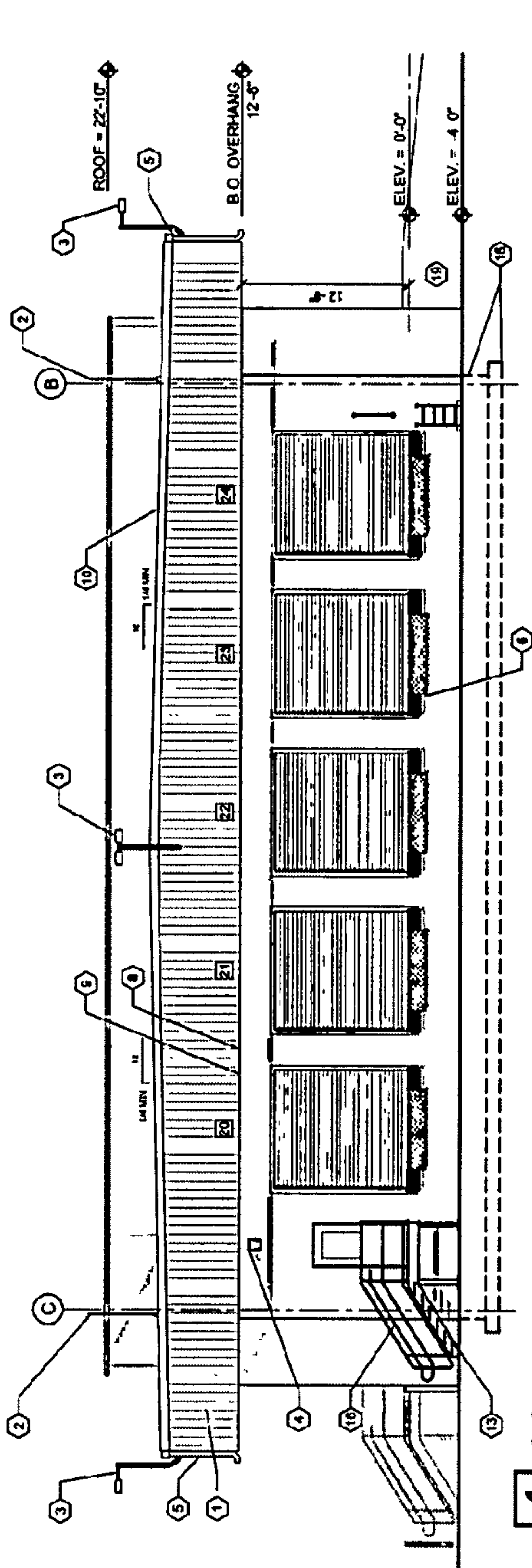
1 EAST ELEVATION
SCALE - 1/16" = 1'-0"
24x36 - 1/8" = 1'-0"



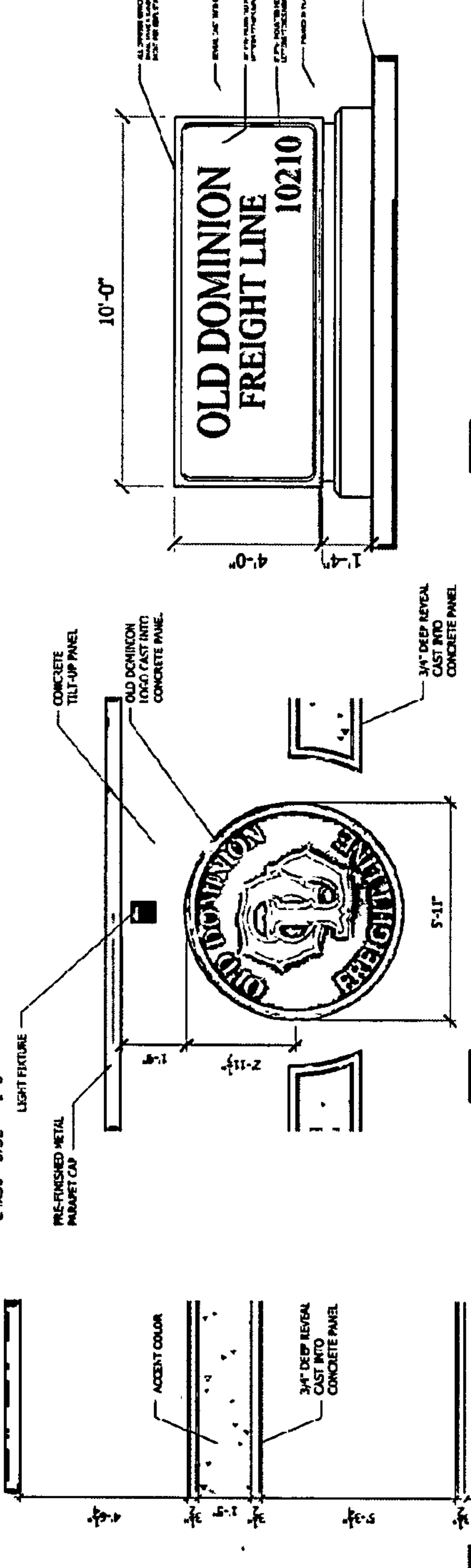
2 WEST ELEVATION
SCALE - 1/16" = 1'-0"
24x36 - 1/8" = 1'-0"



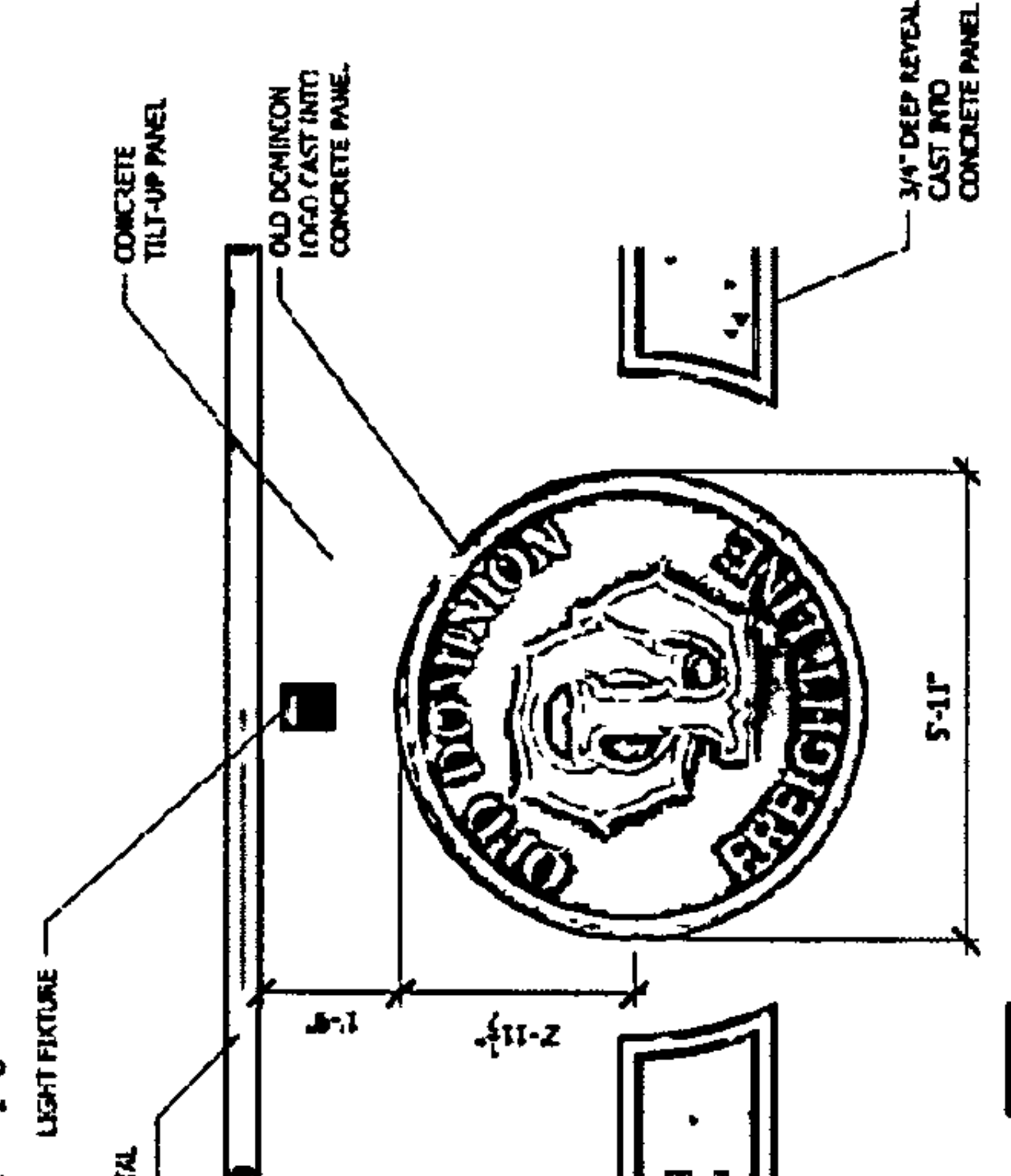
3 NORTH ELEVATION
SCALE - 1/16" = 1'-0"
24x36 - 3/32" = 1'-0"



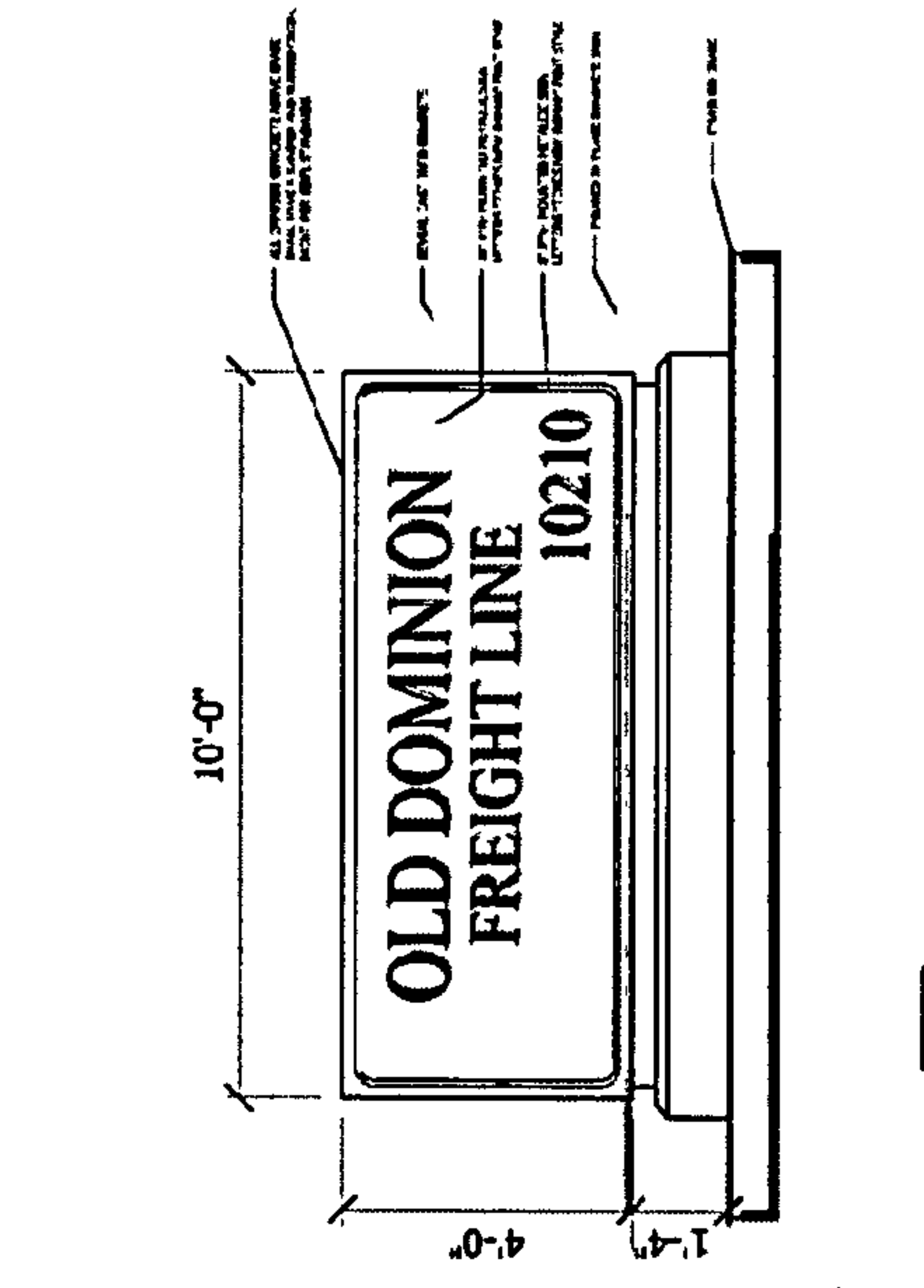
4 SOUTH ELEVATION
SCALE - 1/16" = 1'-0"
24x36 - 3/32" = 1'-0"



5 REVEAL DETAIL
SCALE - 1/16" = 1'-0"
24x36 - 3/8" = 1'-0"



6 LOGO
SCALE - 1/16" = 1'-0"
24x36 - 3/8" = 1'-0"

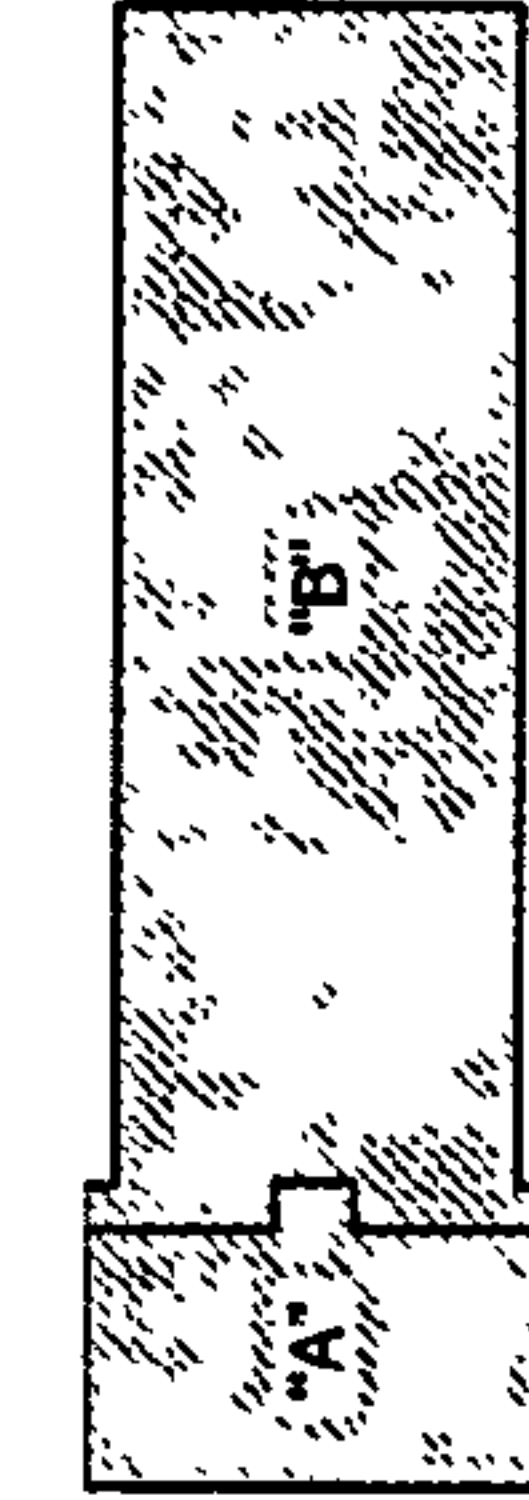


7 MONUMENT SIGN
SCALE - 1/16" = 1'-0"
24x36 - 3/8" = 1'-0"

GENERAL NOTES
PANEL JOINTS MAY VARY FROM SHOWN

KEY NOTES

- 1 PRE-FINISHED METAL PANELS
- 2 SHIPYARD NATIONAL GEE ROOF PANEL - SEE DETAIL 7.1
- 3 POLE MOUNTED LIGHT FIXTURE - SEE DETAIL 5.1
- 4 1/2\"/>
- 5 CONTINUOUS GUTTER AND DOWNSPOUT
- 6 DOCK LADDER AND GRAB BAR (ANIZED STEEL)
- 7 3/4\"/>
- 8 CONCRETE TILT-UP PANEL WITH INTERIOR PAINT COLOR - CALL INTERIOR AND EXTERIOR OF PANEL
- 9 1/4\"/>
- 10 3/4\"/>
- 11 3/4\"/>
- 12 GALVANIZED STEEL STUD - SEE DETAIL ON SHEET A.3
- 13 CONCRETE TILT-UP EXTERIOR PANEL - 6\"/>



BUILDING KEYPLAN

EXTERIOR WALLS - CONCRETE TILT UP OR PRECAST - WALL PANELS - TEX-COTE XL7A, COLOR TO BE (C) 'CANVAS CLOTH 40YD 5000BT' ACCENT COLOR TO BE (C) 'BURIESE BEIGE 40Y 510M4'

EXTERIOR METAL - OFFICE PARAPET COPING - DARK BRONZE TO MATCH STOREFRONT METAL - DARK BRONZE TO MATCH STOREFRONT TERMINAL COPING AND FASCIA - WHITE - TERMINAL SCUPPERS AND DOWNSPOUT - WHITE

