



Supplemental Form (SF)

SUBDIVISION

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

SITE DEVELOPMENT PLAN

- for Subdivision
- for Building Permit
- Administrative Amendment (AA)
- Administrative Approval (DRT, URT, etc.)
- 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: _____
APPLICANT: Thomas Development Company PHONE: 208-343-8877 ext 214
ADDRESS: 413 W. Idaho , Suite 200 FAX: 208-343-8900
CITY: Boise STATE ID ZIP 83702 E-MAIL: _____
 Proprietary interest in site: Developer **List all owners:** Contractors Leasing LLC & Larry Gutierrez

DESCRIPTION OF REQUEST: Final Sign-Off For EPC Approved SDP for Amended Site Development Plan For Subdivision

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. 1A and 2A1 Block: 2 Unit: _____
 Subdiv/Addn/TBKA: Sunport Park
 Existing Zoning: IP Proposed zoning: SU-1 for uses Multi-Family Housing MRGCD Map No _____
 Zone Atlas page(s): M-15 UPC Code: 101505514525430415 and 101505519726930412

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX_, Z_, V_, S_, etc.): _____
1009573 - 16EPC-40074/ 16EPC-40075

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? Yes _____
 No. of existing lots: 2 No. of proposed lots: 1 Total site area (acres): +/- 10.69
 LOCATION OF PROPERTY BY STREETS: On or Near: Transport St
 Between: Flightway Ave and Woodward Rd
 Check if project was previously reviewed by: Sketch Plat/Plan or Pre-application Review Team(PRT) Review Date: 09/27/2016

SIGNATURE Joel D. Hernandez DATE January 9, 2018
 (Print Name) Joel D. Hernandez, P.E. Applicant: Agent:

FOR OFFICIAL USE ONLY

Revised: 11/2014

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	_____	_____	_____	\$ _____
<input type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input 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				Total
<input type="checkbox"/> F.H.D.P. fee rebate				\$ _____
	Hearing date _____			

Project # _____

Staff signature & Date _____

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"**
 - 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
 - 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**
 - N/A Approved Grading and Drainage Plan (folded to fit into an 8.5" by 14" pocket) **6 copies**
 - N/A 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
 - N/A Infrastructure List, if relevant to the site plan
 - N/A 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.

Joel D. Hernandez, P.E.

 Applicant name (print)
 _____ 01/9/2018
 Applicant signature / date



Form revised **October 2007**

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

_____ **Planner signature / date**
 _____ **Project #**

TW

TIERRA WEST, LLC

April 17, 2017

Mr. Jack Cloud
Development Review Board
City of Albuquerque
P.O. Box 1293
Albuquerque, NM 87103

**RE: 16EPC-40075 AMENDED SITE
DEVELOPMENT PLAN FOR SUBDIVISION
RESPONSE TO CONDITIONS OF APPROVAL
FOR LOTS 1A AND 2A1, BLOCK 2 SUNPORT PARK
ZONED IP TO SU-1 FOR IP PERMISSIVE USES AND
MULTI-FAMILY RESIDENTIAL DEVELOPMENT
ZONE ATLAS PAGE M-15**

Dear Mr. Cloud:

Tierra West LLC, on behalf of Thomas Development Co, requests final DRB sign-off of the Amended Sunport Park Site Development Plan for Subdivision as related to the above-referenced project. We have addressed the conditions from EPC as set forth in the Official Notification of Decision dated January 13, 2017 as follows:

1. The EPC delegates final sign-off authority of this site development plan to the Development Review Board (DRB). The DRB is responsible for ensuring that all EPC Conditions have been satisfied and that other applicable City requirements have been met. A letter shall accompany the submittal, specifying all modifications that have been made to the site plan since the EPC hearing, including how the site plan has been modified to meet each of the EPC conditions. Unauthorized changes to this site plan, including before or after DRB final sign-off

RESPONSE: We have addressed all of the comments listed in the conditions of approval and a revised Amended Site Development Plan for Subdivision incorporating the changes is included in this submittal for approval. We believe we have met this condition.

2. Prior to application submittal to the DRB, the applicant shall meet with the staff planner to ensure that all conditions of approval have been met.

RESPONSE: We have met with the City of Albuquerque's staff planner Michael Vos, on February 13, 2017 to ensure that all conditions have been met.

3. The proposed note being added shall be updated to match the proposed zoning descriptor with more exact wording.

RESPONSE: We revised the added note regarding allowable land uses to "allow multi-family residential development" so it more closely matches the proposed zoning descriptor.

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

4. Transportation Development Conditions:

a. Developer is responsible for permanent improvements to the transportation facilities adjacent to the proposed development site plan, as required by the Development Review Board (DRB).

RESPONSE: The applicant/developer acknowledges they are responsible for permanent improvements to the transportation facilities adjacent to the proposed development site plan, as required by the Development Review Board (DRB).

b. Site plan shall comply and be in accordance with all applicable City of Albuquerque requirements, including the Development Process Manual and current ADA criteria.

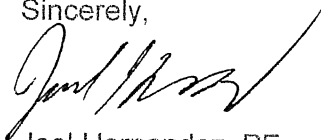
RESPONSE: We believe the revised Amended Site Development Plan for Subdivision complies with all applicable City of Albuquerque requirements, including the Development Process Manual and current ADA criteria.

5. The amended site development plan for subdivision does not become effective until the accompanying new site development plan with design standards is approved by DRB, pursuant to 14-16-4-1(C)(16) of the Zoning Code. If such requirement is not met within six months after the date of EPC approval, the EPC approval of the amended site development plan for subdivision is void and the prior version of the site development plan for subdivision will apply. The Planning Director may extend this time limit up to an additional six months upon request by the applicant.

RESPONSE: Concurrent submittal of a new Site Development Plan with Design Standards for approval by the DRB is included with this request.

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

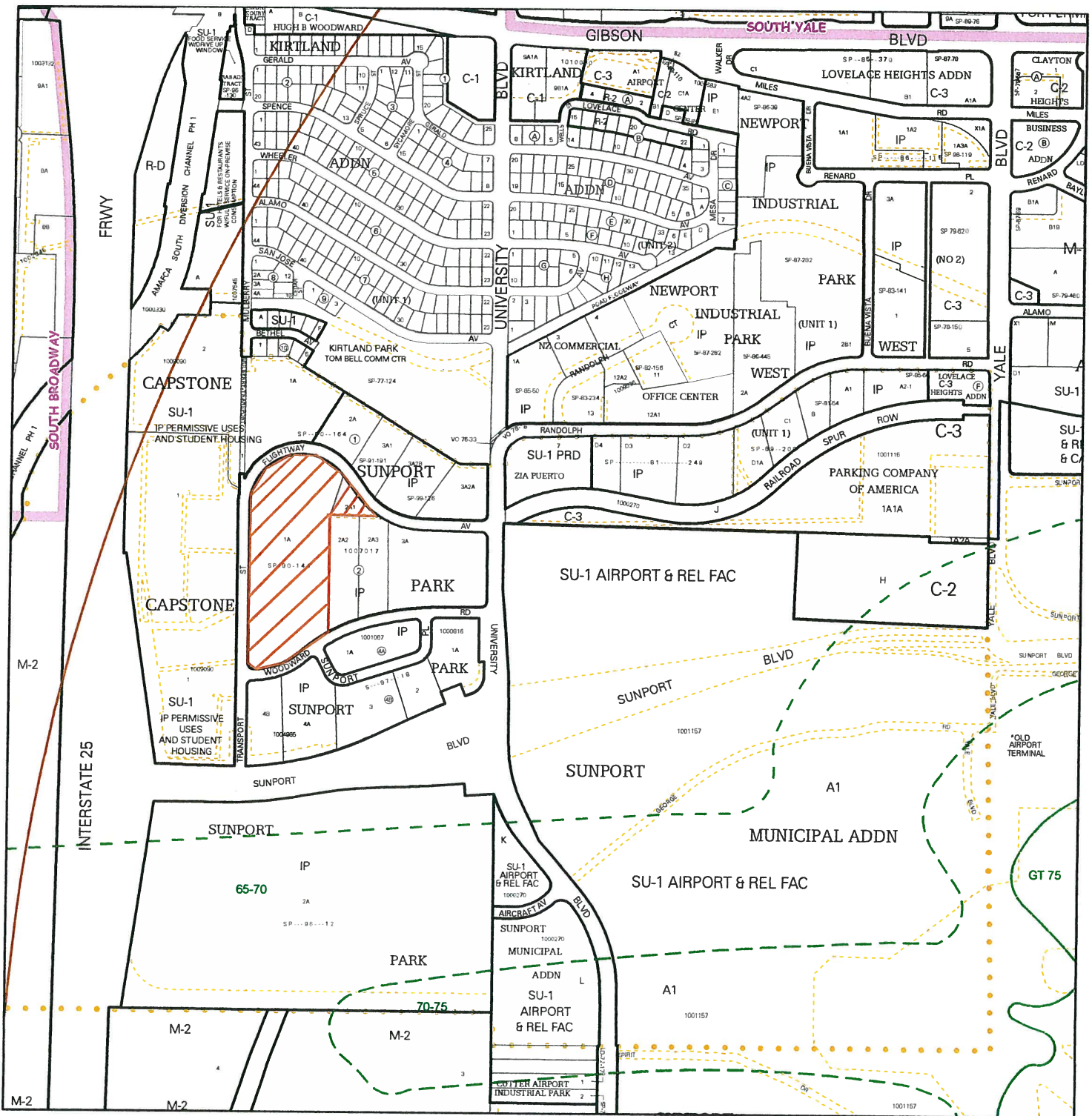
Sincerely,




Joel Hernandez, PE

cc: Thomas Development Co.
Chad Weltzin, Erstad Architects

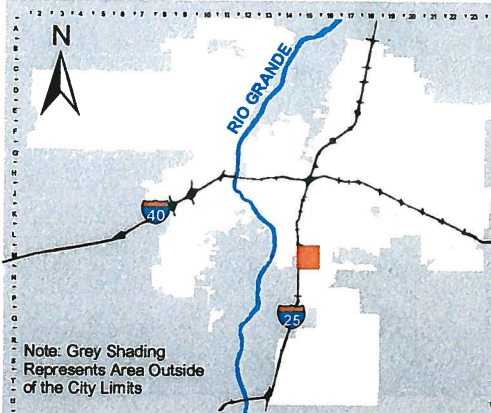
JN: 2016085
JDH/jg



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












Map amended through: 1/28/2016




Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
M-15-Z

Selected Symbols

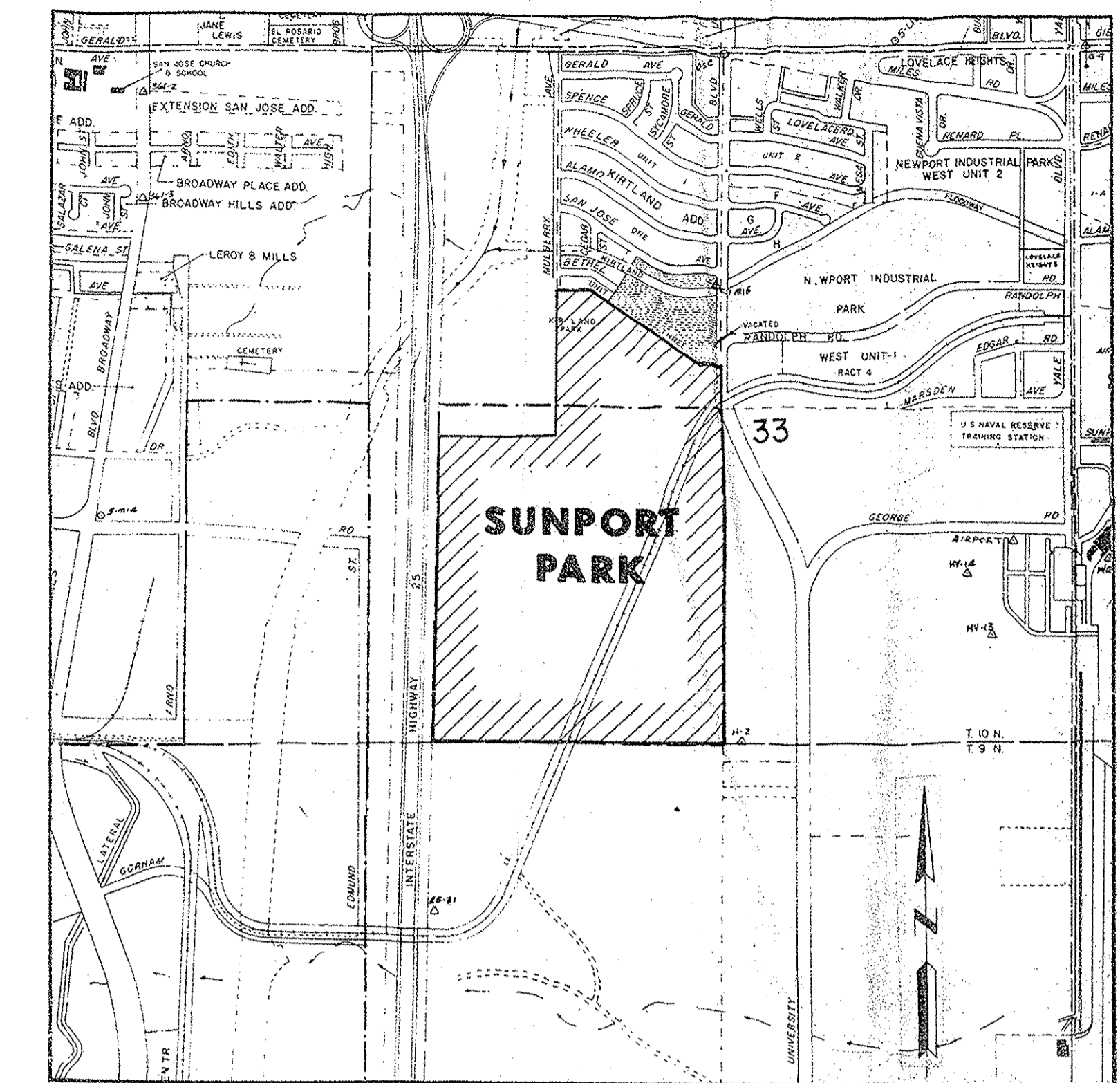
 SECTOR PLANS	 Escarpment
 Design Overlay Zones	 2 Mile Airport Zone
 City Historic Zones	 Airport Noise Contours
 H-1 Buffer Zone	 Wall Overlay Zone
 Petroglyph Mon.	



0 750 1,500 Feet

AMENDED SUPPORT PARK SITE DEVELOPMENT PLAN FOR SUBDIVISION

GENERAL NOTES



LOCATION MAP
ZONE ATLAS MAP No. M-15

SITE DEVELOPMENT PLAN STANDARDS

LAND-USE IS LIMITED TO THE PERMISSIVE USES OF THE I-P ZONE, WHICH ARE REFLECTED BY THE USES DESIGNATED ON THE SITE DEVELOPMENT PLAN FOR SUBDIVISION, EXCEPT FOR BLOCK 1, LOTS 1 AND 2 WHICH SHALL ALSO ALLOW RESIDENTIAL USE FOR STUDENT HOUSING. INTEREST IS DETERMINED BY THE FLOOR-AREA RATIOS SPECIFIED ON THE SITE DEVELOPMENT PLAN.

BUILDING HEIGHT SHALL BE AS SPECIFIED IN THE SITE DEVELOPMENT PLAN, AND AS LIMITED TO THE I-P ZONE.

Building Setbacks
Buildings shall be located on each site according to the following setback dimensions except as provided in 14-16-3-3 of the zoning code:
Front setback of not less than 20' from the R.O.W. line
Side setback of not less than 10' from the R.O.W. line
Rear setback of not less than 10' from the R.O.W. line

LOT SIZE SHALL BE A MINIMUM OF ONE ACRE, WITH A MINIMUM DIMENSION OF NOT LESS THAN 100 FEET.

SIGNS LOCATION. A SIGN SHALL NOT OVERHANG INTO THE PUBLIC RIGHT-OF-WAY.

SIZE SHALL BE LIMITED TO 75 SQUARE FEET IF THE MOST IMPORTANT STREET ABUTTING THE LOT IS A LOCAL STREET OR 100 SQUARE FEET IF THE MOST IMPORTANT STREET ABUTTING THE LOT IS A COLLECTOR OR ARTERIAL STREET OR FREEWAY.

ONE WALL SIGN SHALL BE PERMITTED PER FACADE PER BUSINESS.

A BUILDING-MOUNTED SIGN SHALL NOT EXCEED 15 PERCENT OF THE AREA OF THE FACADE TO WHICH IT IS APPLIED IF THE SIGN IS NOT WHOLLY VISIBLE FROM AN ABUTTING ARTERIAL OR COLLECTOR STREET, OR 20 PERCENT OF THE AREA OF THE FACADE TO WHICH IT IS APPLIED IF THE SIGN IS WHOLLY VISIBLE FROM AN ABUTTING ARTERIAL OR COLLECTOR STREET OR FREEWAY.

HEIGHT OF A FREE-STANDING SIGN SHALL NOT EXCEED 26 FEET. A BUILDING-MOUNTED SIGN SHALL NOT EXCEED FIVE FEET ABOVE THE BUILDING WALL. LIGHT BULBS ILLUMINATING SIGNS SHALL NOT SHINE DIRECTLY INTO ADJACENT CONFORMING RESIDENTIAL PROPERTY.

OFF-STREET PARKING SHALL BE PROVIDED FOR ALL USES AND BUILDINGS AS REQUIRED IN SECTION 40.4.A OF THE ZONING CODE.

PARKING LOT LANDSCAPING SHOULD CONSIST PRIMARILY OF DECIDUOUS TREES AND GRASS TURF WITH AUTOMATIC IRRIGATION SYSTEMS. AT LEAST TEN PERCENT OF PAVED PARKING AREAS SHALL BE LANDSCAPED.

Landscape Concept
The development of an overall landscape concept will establish a framework that unifies the individual sites within the Sunport Park. To achieve a totally unified development, all areas of design need to be coordinated and responsive to existing environmental conditions and local building policies. The landscape concept and the selection of the proper plant materials are extremely important as strong unifying elements for the project. These standards are to be used as a supplement to the City requirements in the Water Conservation Landscaping and Water Waste Ordinance, the Street Tree Ordinance and landscape regulations included in the City of Albuquerque Comprehensive City Zoning Code.

Each individual lot owner will be responsible for the installation and maintenance of the landscape on their property and within the adjacent public right-of-way.

PAVEMENT GROUND COVERS SUCH AS GRAVEL AND CONCRETE (INCLUDING SIDEWALKS) SHOULD BE USED ONLY WHERE REQUIRED FOR DRAINAGE, PEDESTRIAN, AND OTHER FUNCTIONAL PURPOSES.

INTERNAL STREET AND PARKING LOT LIGHTING SHALL MEET THE REQUIREMENTS OF SECTION 40.1 OF THE ZONING CODE. IN ADDITION, FIXTURES SHOULD BE STANDARDIZED AND OF A SIZE SUITED TO THEIR FUNCTION.

SERVICE AREAS SUCH AS LOADING DOCKS, JANITORIAL AND MACHINE ROOMS, AND OTHER SERVICE ENTRANCES, AND REFUSE COLLECTION FACILITIES SHOULD NOT BE LOCATED IN OR ADJACENT TO THE MOST PROXIMATE BOUNDARIES OF RESIDENTIAL AREAS.

INGRESS/EGRESS WITHIN THE PARK SHALL BE PROMOTED. IN PARTICULAR, PEDESTRIAN AND VEHICULAR INGRESS AND EGRESS IN BLOCKS 2, 4 AND 6 SHALL BE ENCOURAGED. LANDSCAPED WALKWAYS FOR PEDESTRIANS ARE PARTICULARLY ENCOURAGED AS THE INDIVIDUAL BLOCKS AND LOTS ARE DEVELOPED. IT IS HIGHLY DESIRABLE THAT PEDESTRIAN ACCESS BE FACILITATED TO THE GREATEST EXTENT POSSIBLE AND SHOULD BE ENCOURAGED.

VEHICULAR MOVEMENT THROUGH THESE LOTS IS ALSO ENCOURAGED WITHIN SPECIFIC TRAVEL WAYS WITH AN EMPHASIS ON SPEED CONTROL.

LARGE BUILDING SITING SHALL BE ACCOMPLISHED WITH PARTICULAR ATTENTION PAID TO MASSING RELATIONSHIP BALANCED WITH BOTH NEARBY LARGE AND SMALL BUILDINGS. IT IS PROPOSED THAT THE ADAPTED BUILDING SIZE, ORIENTATION, LANDSCAPING WILL BE COMPATIBLE WITH OTHER BUILDINGS IN THE AREA. SOLAR ACCESS, COLOR, STRUCTURE, SHAPE, AND LANDSCAPING SHOULD BE COMPATIBLE WITH THE GENERAL PARK MOTIF.

TOPOGRAPHICAL CONSIDERATION SHALL BE INCLUDED WHEN PLANNING STRUCTURES WITH A PARTICULAR EMPHASIS ON LARGER STRUCTURES TO PREVENT AN UNDESIRABLE "STAND OUT" APPEARANCE.

TOPOGRAPHICAL FEATURES SHALL BE CONSIDERED AN ASSET WHEN SITING AND LANDSCAPING STRUCTURES WITHIN THE SUPPORT PARK SITE.

DRAINAGE CONCEPT

THE DRAINAGE CONCEPT USES COMBINATION OF POSSIBLE DISPOSAL STRATEGIES INCLUDING A 36" COLLECTOR WHICH DISCHARGES INTO AN INLET OF THE SOUTH DIVERSION CHANNEL AND TWO 24" COLLECTORS WHICH DISCHARGE INTO EXISTING DRAINAGE PIPES UNDER I-25. ADDITIONALLY 42" AND 48" COLLECTORS DISCHARGE INTO AN EXISTING 6' X 8' BOX CULVERT UNDER I-25. ALL RUN-OFF IS BASED ON A SITE ANALYSIS USING A 6 HOUR PRECIPITATION AND 100 YEAR FREQUENCY OCCURRENCE STORM.

RAILROAD VACATION

THE EXISTING ABANDONED AT & SF RAIL BED IS PRESENTLY SCHEDULED FOR A VACATION HEARING ON JANUARY 1986 (8-877). THE PROPOSED VACATION AND RIGHT-OF-WAY EXCHANGE INCLUDES PLANNING LOTS FOR THE RENEWED RAILROAD CORRIDOR ALONG WOODWARD ROAD. AN AGREEMENT HAS BEEN REACHED WITH CITY, STATE AND OWNERS FOR THE MORE DESIRABLE EAST-WEST ALIGNMENT.

ACCESS

A 200 FOOT RIGHT-OF-WAY WILL BE DEDICATED FOR WOODWARD BOULEVARD. THIS RIGHT-OF-WAY WILL BE DEDICATED AS FOLLOWS:

- 156 FEET OF RIGHT-OF-WAY IS DEDICATED AS A CORRIDOR FOR AN ARTERIAL STREET SECTION BETWEEN THE EAST RIGHT-OF-WAY BOUNDARY OF INTERSECTION 25 AND THE RIGHT-OF-WAY BOUNDARY LINE OF UNIVERSITY BOULEVARD SE.
- 44 FEET OF RIGHT-OF-WAY TO BE DEDICATED IN ADDITION TO THE 156 FOOT RIGHT-OF-WAY CORRIDOR SPECIFIED IN PARAGRAPH A ABOVE WHEN REQUESTED BY THE CITY OF ALBUQUERQUE.
- NO DIRECT VEHICULAR ACCESS IS PERMITTED FOR A CONNECTION OF STREET "C" OR LOT 1 OF BLOCK 1 WITH MULBERRY STREET SE.
- NO DIRECT VEHICULAR ACCESS IS PERMITTED FOR ANY LOTS WITH COMMON PROPERTY LINES ABUTTING THE WEST UNIVERSITY BOULEVARD SE RIGHT-OF-WAY.
- NO DIRECT VEHICULAR ACCESS IS PERMITTED FOR ANY LOTS ABUTTING WOODWARD BOULEVARD SE.
- ALL FINAL STREET RADI SHALL CONFORM WITH THE DESIGN PROCEDURES MANUAL REQUIREMENTS.

VACATED

2-85-98-1
DRB 97-257

APPROVALS

THIS PLAN OF LOTS 3-A-2-A & 3-A-2-B IN BLOCK 1 AMENDS THAT PORTION OF THE SITE DEVELOPMENT PLAN APPROVED BY THE ENVIRONMENTAL PLANNING COMMISSION ON MARCH 6, 1986, 2-85-98-1, AND SIGNED OFF BY THE DEVELOPMENT REVIEW BOARD ON APRIL 1, 1986. A SITE DEVELOPMENT PLAN FOR EACH PARCEL SHALL BE SUBMITTED AND APPROVED AT A PUBLIC HEARING BY THE CITY OF ALBUQUERQUE DEVELOPMENT REVIEW BOARD PRIOR TO ISSUANCE OF A BUILDING PERMIT.
D.R.B. - 97-257

Planning Department 7/8/91
 Transportation Development 7-8-91
 Parks and General Services 7-7-91
 City Engineer / AMAFCA 7-7-91
 Utility Development 7-7-91

INDEX

DESCRIPTION	SHEET No.
TITLE SHEET	1
SITE DEVELOPMENT PLAN	2
PROTOTYPICAL SITE PLAN (LOT 1, BLOCK 1)	3
PROTOTYPICAL LANDSCAPE PLAN (LOT 1, BLOCK 1)	4
PROTOTYPICAL GRADING PLAN (LOT 1, BLOCK 1)	5
PROTOTYPICAL BUILDING ELEVATIONS (LOT 1, BLOCK 1)	6
CONCEPTUAL DRAINAGE PLAN	MAP No. 2
FILE NO. 2-85-98-1	

I CERTIFY THAT THIS SITE DEVELOPMENT PLAN IS IN ACCORDANCE WITH THE ENVIRONMENTAL PLANNING COMMISSION'S DECISION OF MARCH 6, 1986 AND THAT CONDITIONS 1 AND 2 HAVE BEEN SATISFIED.

Chris T. Ashby P.E.
ANDREWS, ASBURY & ROBERT, INC.

APPROVALS	DATE
NA CHIEF CITY SURVEYOR	
NA PROPERTY MANAGEMENT	
<i>Robert A. Farnough</i> TRAFFIC ENGINEER	4-2-86
<i>James A. Diener</i> PARKS AND RECREATION DIRECTOR	4-1-86
<i>Ronald A. Jaught</i> WATER RESOURCES DEPARTMENT	4-1-86
NA ALBUQUERQUE METROPOLITAN ARROYO FLOOD CONTROL AUTHORITY	4-2-86
<i>Paul J. Cooper</i> CITY ENGINEER, ENGINEERING DIVISION	4-2-86
<i>Richard Powers</i> PLANNING DIRECTOR, CITY/COUNTY PLANNING DIVISION	4-1-86

REVISED: March 17, 1988
ENGINEER'S FILE No. 85-415

AMENDED BLOCK 1, LOTS 1 AND 2
NEW LOTS 1-A, 2-A, 3-A-1,
3-A-2-A AND 3-A-2-B.

*Sunport Park
SPSL(MP)*

LAND USE (CONTINUED)
BLOCK 2, LOTS 1 AND 3 SHALL ALLOW "MULTI-FAMILY RESIDENTIAL DEVELOPMENT" USE IN ADDITION TO PERMISSIVE USES IN THE I-P ZONE

DRB APPROVAL OF AMENDMENT
PROJECT #1009573, 16EPC-40075

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION DATE

ABCWUA DATE

PARKS & RECREATION DEPARTMENT DATE

CITY ENGINEER DATE

DRB CHAIR, PLANNING DEPARTMENT DATE

ANDREWS, ASBURY & ROBERT, INC.
CONSULTING ENGINEERS
ALBUQUERQUE NEW MEXICO

AMENDED ALLOWABLE LAND USES FOR
BLOCK 1, LOTS 1-A AND BLOCK 3, LOTS 1
AND 2
12/28/11

AMENDED SUNPORT PARK SITE DEVELOPMENT PLAN

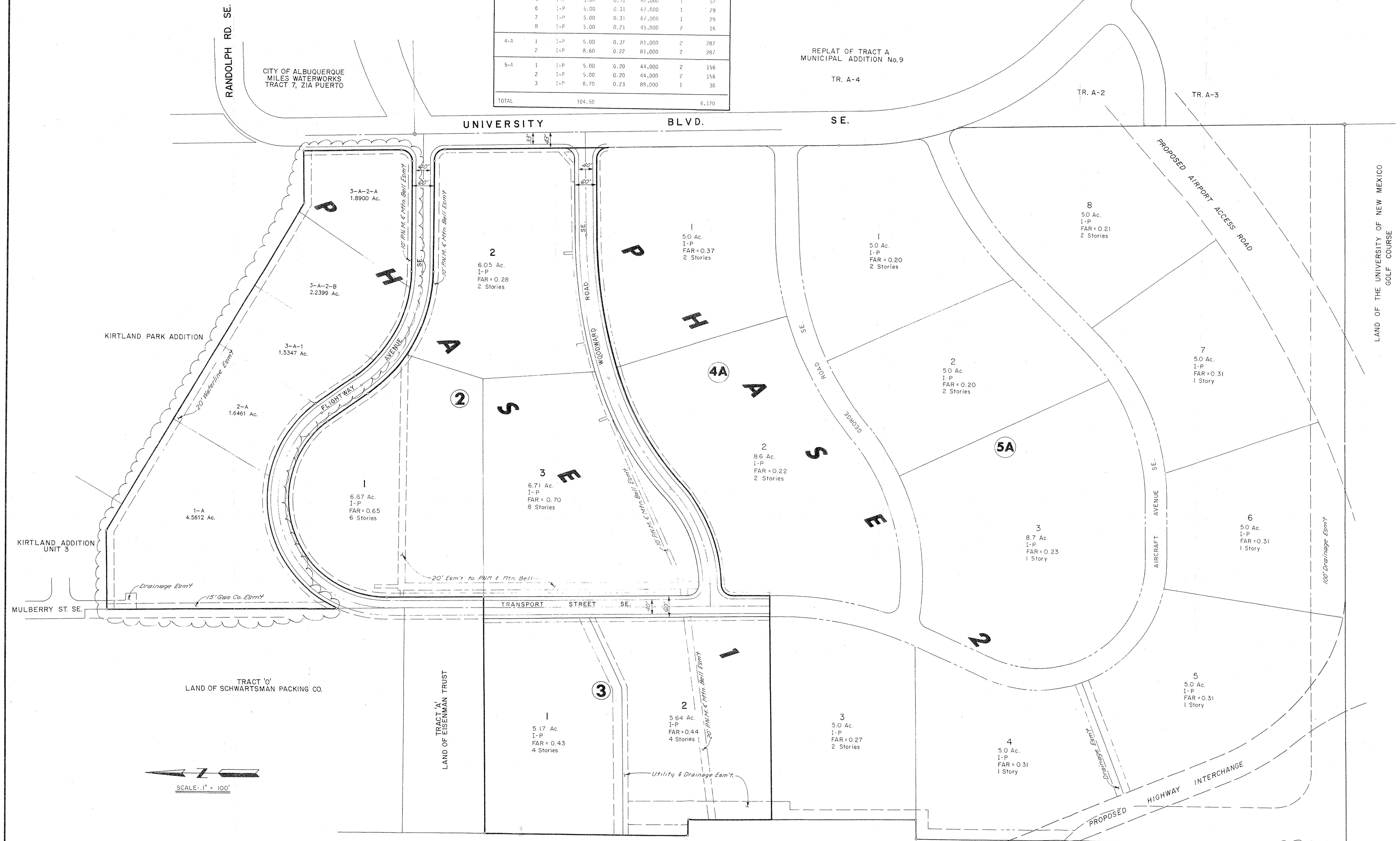
LAND USE ALLOCATIONS							
BLOCK	LOT	ZONING	AREA (ACRES)	FAR	SQ. FT.	STORIES	PARKING
1	1	I-P	6.58	0.35	100,000	2	255
	2	I-P	5.25	0.24	55,000	2	195
2	1	I-P	6.67	0.66	191,000	6	566
	2	I-P	6.05	0.28	23,000	2	259
	3	I-P	6.71	0.70	206,000	8	620
3	1	I-P	5.17	0.43	96,000	4	306
	2	I-P	5.64	0.44	107,000	4	341
	3	I-P	5.00	0.27	59,000	2	209
	4	I-P	5.50	0.31	67,000	1	100
	5	I-P	5.00	0.31	67,000	1	57
	6	I-P	5.00	0.31	67,000	1	29
	7	I-P	5.00	0.31	67,000	1	29
	8	I-P	5.00	0.21	45,000	2	15
4-A	1	I-P	5.00	0.37	81,000	2	287
	2	I-P	8.60	0.22	81,000	2	287
5-A	1	I-P	5.00	0.20	44,000	2	156
	2	I-P	5.00	0.20	44,000	2	156
	3	I-P	8.70	0.23	89,000	1	38
TOTAL			104.50			4,170	

REPLAT OF TRACT A
MUNICIPAL ADDITION No.9

TR. A-4

TR. A-2

TR. A-3



AMENDED BLOCK 1, LOTS 1 AND 2
NEW LOTS 1-A, 2-A, 3-A-1,
3-A-2-A AND 3-A-2-B.
7/6/99