#### CITY OF ALBUQUERQUE PLANNING DEPARTMENT February 12, 2014 DRB Comments

ITEM # 12

PROJECT # 1009956

**APPLICATION # 14-70033** 

RE: Tracts A & B, Block D, Indian Acres

Scale and Graphic scale need to be corrected to conform with plat drawing, or vice versa.

It appears that an Infrastructure List will be required for permanent improvements to Girard Blvd – refer to comments from Transportation Development and Hydrology.

Based on existing development, a shared access easement will be needed.

Based on existing development, a registered architect or engineer will need to verify that the westernmost building on Tract A complies with the building code regarding proximity to the interior lot line.

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

# Albuquerque



## DEVELOPMENT/ PLAN REVIEW APPLICATION

CHIDOWACIONI	Supplemental Form	(SF)	
SUBDIVISION  Major subdivision action	S Z	ZONING & PLANNING	
Minor subdivision action		Annexation	
Vacation Variance (Non-Zoning)	V	Zone Map Amendment (Establish or Chan Zoning, includes Zoning within Sector	ıge
SITE DEVELOPMENT PLAN	P	Development Plans) Adoption of Rank 2 or 3 Plan or similar	
for Subdivision for Building Permit		Text Amendment to Adopted Rank 1, 2 or	3
Administrative Amendment/Appr	oval (AA)	Plan(s), Zoning Code, or Subd. Regulation	IS
IP Master Development Plan Cert. of Appropriateness (LUCC)	D	Street Name Change (Local & Collector)	
STORM DRAINAGE (Form D)  Storm Drainage Cost Allocation F	LA	APPEAL / PROTEST of  Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other	0 f
PRINT OR TYPE IN BLACK INK ONLY. The Planning Department Development Services Clanning Depaid at the time of application.	applicant or agent mi	ust submit the completed application in person	to the
APPLICATION INFORMATION:			
Professional/Agent (if any): Jacks High C ADDRESS: 8253 2nd NW	cuntry Incourac	K Spilman Press PHONE: 898-370 FAX:890-064-5	<u></u>
CITY: A-16uguergue	STATE 1/M 710 S	27114 EMAIL : 60 F- (1-1-5-6	<del></del>
APPLICANT: Alan Regis		27/14 E-MAIL: jackshigh country a Comcast. net	<u> </u>
ADDRESS: 35 Givara h.		PHONE:	<del></del>
CITY All		FAX:	<del></del>
CITY: A/buguer gue  Proprietary interest in site:	STATE /// ZIP_	87107 E-MAIL:	<del></del>
Proprietary interest in sife:	List all owner	PF\$:	
ESCRIPTION OF REQUEST: We wish to f	-califu the	of line between Tracts A	43
una grant all easemen	75 25 Show		
is the applicant seeking incentives pursuant to the Fa	amily Housing Development	Program? Yes. No.	
I E INFORMATION: ACCURACY OF THE EXISTING I	FGAL DESCRIPTION IS O	DIICIALL ATTACLLA CEDADADADE COMPRE MESTE COMP	RY
LOT OF TRACTINO. I rac ( lettere c) Fi	and 15"	Block: Unit:	
Subdiv/Addn/TBKA: Indian Acres	addition		<del></del>
Existing Zoning:	Proposed zoning:	MADCCD Man No	<del></del>
	UPC Code:	MRGCD Map No	<del></del>
SE HISTORY:			<del></del>
List any current or prior case number that may be rele	evant to your application (Pr	oj., App., DRB-, AX_,Z_, V_, S_, etc.):	
SE INFORMATION:			<del></del>
	OFT of a landfill?	<del></del>	
No. of existing lots: \( \sum_{\omega} \) No. of prop	osed lots:/wo	Total site area (acres): 3.0000	
LOCATION OF PROPERTY BY STREETS: On or Ne	ar: 67/24d	NE	
Between:	and		
Check if project was previously reviewed by: Sketch P	lat/Plan □ or Pre-applicatio	n Review Team(PRT) □. Review Date:	
NATURE fock at Spann		DATE FC64 201	4
(Print Name) Jack Spilman	· · · · · · · · · · · · · · · · · · ·	Applicant:	
OFFICIAL USE ONLY		Revised: 4/2012	
INTERNAL ROUTING  Applicate  All checklists are complete  ) / ( / )	tion case numbers RB700'33	Action S.F. Fees	
All fees have been collected	KB-70033	<u>5P</u> <u>\$ 0</u>	
All case #s are assigned ————		<u> </u>	
AGIS copy has been sent  Case history #s are listed		<u> </u>	
Site is within 1000ft of a landfill		<u> </u>	
F.H.D.P. density bonus F.H.D.P. fee rebate		\$Total	
Hearing	date Feb. 12,	3014	
(del) 2-1-1C	Projec	+# 1 ~ ~ a a = 1.	

Staff signature & Date

## 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.

•	v in addition to applica	ition for subdivision on FORM-
SKETCH PLAT REVIEW AND COMMENT (DRB2:  Scale drawing of the proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder  Site sketch with measurements showing structures, proposed subdivision plat (folder)  Site sketch with measurements showing structures, proposed subdivision plat (folder)  Site sketch with measurements showing structures, proposed subdivision plat (folder)  Site sketch with measurements showing structures, proposed subdivision plat (folder)  Site sketch with measurements showing structures, proposed subdivision plat (folder)  Site sketch with measurements showing structures, proposed subdivision plat (folder)  Site sketch with measurements showing structures, proposed subdivision plat	2) Ed to fit into an 8.5" by 14 parking, Bldg. setbacks, a folded to fit into an 8.5" b	Your attendance is require pocket) 6 copies
EXTENSION OF MAJOR PRELIMINARY PLAT		
requireg.	(DRB08)	Your attendance is
Preliminary Plat reduced to 8.5" x 11"  Zone Atlas man with the active ' "		
Zone Atlas map with the entire property(ies) clearly of Letter briefly describing, explaining, and justifying the Copy of DRB approved infrastructure.	utlined	
The state of the contract the second of the		
— Copy of the LATEST Official DRR Notice of contract	for Preliminary Plat Evtor	acion root
List any original and/or related file numbers on the context of Extension of preliminary plat approval expires after or	ver application	ision request
MAJOR SUBDIVISION FINAL PLAT APPROVAL (I Proposed Final Plat (folded to fit into an 8.5" by 14" posigned & recorded Final Pro Develor 15.		Your attendance is required
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Design elevations & cross sections of perimeter walls  Zone Atlas man with the entire process of the continues recommendation and th	3 copies	eilliai development only
	1	
Bring original Mylar of plat to meeting, ensure property  Copy of recorded SIA	owner's and City Surve	yor's signatures are on the plat
Landill disclosure and EHD signature line on the Mula	_ :r	ndfill buffor
List any original and/or related file numbers on the cov	er application	nam panet
DXF file and hard copy of final plat data for AGIS is real	quired.	
MINOR SUBDIVISION PRELIMINARY/FINAL PLAT  5 Acres or more: Certificate of No Effect or Approval	ADDDOMAL (Door and	
5 Acres or more: Certificate of No Effect or Approval	APPROVAL (DRB16)	Your attendance is required.
- Proposed Preliminary / Final Plat (folded to fit into an o	3.5" by 14" pocket) 6 con	ies for unadvorticed mostings
ensure property owner's and City Surveyor's signa  Signed & recorded Final Pre-Development Facilities Fo	tures are on the plat prior	r to submittal
Design elevations and cross sections of porimeter with	e Agreement for Reside	ntial development only
Site sketch with measurements showing structures and	akina Didi maximum);	3 copies
improvements, if there is any existing land use (fol Zone Atlas map with the entire property(ies) clearly out	ded to fit into an 8.5" hy	acent rights-of-way and street
Zone Atlas map with the entire property(ies) clearly out  Letter briefly describing explaining and institution	lined	Pocket) a copies
Letter briefly describing, explaining, and justifying the real Bring original Mylar of plat to meeting, ensure property.	• • • • •	
Bring original Mylar of plat to meeting, ensure property  Landfill disclosure and EHD signature line on the Mylar  Fee (see schedule)	if property is within a lea	or's signatures are on the plat
Fee (see schedule)	in Property is within a fail	ann buner
List any original and/or related file numbers on the covering and the cove	er application	
Infrastructure list if required (verify with DRB Enginee DXF file and hard copy of final plat data for AGIS is required.	r) Lirod	
AMENDMENT TO PRELIMINARY PLAT (with minor PLEASE NOTE: There are no clear distinctions between significant to the state of	changes) (DRB03)	Your attendance is required
amendments. Significant changes are those deemed by the	a popular della tempor ceralli	ges with regard to subdivision
Proposed Amended Preliminary Plat, Infrastructure List, pocket) 6 copies	and/or Grading Plan (for	otice and public hearing.
Pocket) <b>6 copies</b> Original Preliminant District	,	ueu to iit iiito an 8.5" by 14"
Original Preliminary Plat, Infrastructure List, and/or Grad Zone Atlas map with the entire property(ies) clearly outli	ding Plan (folded to fit into	an 8.5" by 14" pocket) 6 copies
Letter briefly describing, explaining and justifying the		
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List any original and/or related file numbers on the cover Amended preliminary plat apprecial assistance property (	r application	· ~ organiations are on the plat
Amended preliminary plat approval expires after one year	аг	
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he applicant, acknowledge that any		
rmation required but not submitted h this application will likely result in	Jack Spilman	
The reading that the last the		ant name (print)
	uck u. spremer	2/4/4
		Signature/ trate
Checklists complete  Application case numbers  Each collected	Form revised	October 2007
Fees collected <u>14-088-7003</u>	3	3-4-14
Case #s assigned		Planner signature / date
Related #s listed ————————————————————————————————————	Project #	094510

# Albuquerque



### DEVELOPMENT/ PLAN REVIEW APPLICATION

CHODAGON	Supplemental Forr	n (SF)
SUBDIVISION	S Z	ZONING & PLANNING
Minor subdivision action		Annexation
Minor subdivision action Vacation		
Vacation Vacation Vacation Vacation Vacation Vacation	V	Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector
SITE DEVELOPMENT PLAN	P	Development Plans)  Adoption of Rank 2 or 3 Plan or similar
for Subdivision	-	Text Amendment to Adopted Rank 1, 2 or 3
for Building Permit Administrative Amendment/Approva	I / A A \	Plan(s), Zoning Code, or Subd. Regulations
IP Master Development Plan	I (AA) D	Street Name Change (Local & Collector)
Cert. of Appropriateness (LUCC)	Ł A	APPEAL / PROTEST of
STORM DRAINAGE (Form D)  Storm Drainage Cost Allocation Plan		Decision by: DRB, EPC, LUCC, Planning Director, ZEO, ZHE, Board of Appeals, other
PRINT OR TYPE IN BLACK INK ONLY. The application of application. References must be paid at the time of application.		nust submit the completed application in person to the
APPLICATION INFORMATION:	o supplementa	rionns for submittal requirements.
Professional/Agent (if any): Jacks //:/ Co.	To Tool To	ck Spilman Prese PHONE 898-3207
ADDRESS. 8753 246 NW	MINCHOS	CKSP/1M=11 (rest ) PHONE 898-5307 FAX:890-064-5
	STATE 1/M 715	87114 EMAILICATOR TO (2)
		87114 E-MAIL: jackshigh country @ Comcast. net
APPLICANT: 17/2n Kegis		PHONE:
ADDRESS. 3535 Givard n.E.		FAX:
CITY: Albuquer gue	STATE (V/Y ZIF	87107 E-MAIL:
Proprietary interest in site:	List all ow	חפרכי
DESCRIPTION OF REQUEST: We wish to to	alich the	lot line between two To ADR
and grant all easement	s 25 Show	lot line between Tracts A+B
Is the applicant seeking incentives pursuant to the Family	/ Housing Developme	nt Droore 2
SITE INFORMATION: ACCURACY OF THE EVICTING LES	Literation Develophile	int Program / Yes No
The EXISTING LEG	AL DESCRIPTION IS	CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.
Lot or Tract No. IracT lettered "A" and	(B')	Block: Unit:
Subdiv/Addn/TBKA: Indian Acres a	(fittinh	
Existing Zoning: 1 1		10-1
Zone Atlas nage(s):	Proposed zoning:	M ~ / MRGCD Map No
Zone Atlas page(s): $G16$	UPC Code:	
ASE HISTORY:		
List <b>any</b> current or prior case number that may be relevan	it to your application (	Proj., App., DRB-, AX_,Z_, V_, S_, etc.):
	<u> </u>	
ASE INFORMATION: Within city limits? Yes Within 1000FT	of a landfill?	
LOCATION OF PROPERTY	d lots:/wo	Total site area (acres): 3.0000
LOCATION OF PROPERTY BY STREETS: On or Near:	Girard-	NE
Between:	and	
Check if project was previously reviewed by: Sketch Plat/F	Plan □ or Pre-apolica	ion Review Team/PRT) [7] Review Date:
GNATURE fock a Spanne		DATE FC64 2014
(Print Name) Jack Spilman		
R OFFICIAL USE ONLY		Applicant:  Agent:
INTERNAL POLITIMO		Revised: 4/2012
All checklists are complete Application	case numbers	Action S.F. Fees
All fees have been collected	5-1003	$\frac{5P}{}$ $\frac{5P}{}$
All case #s are assigned —————		
AGIS copy has been sent	<u></u>	<u> </u>
Case history #s are listed	* · · · · · · · · · · · · · · · · · · ·	<u></u> <u>*</u>
Site is within 1000ft of a landfill		<u></u> Ψ <u></u>
F.H.D.P. density bonus		Total
F.H.D.P. fee rebate  Hearing da	te Feb. 12	1001y
->-1-1U		THE LOCATION
	Date Proje	$\mathcal{O}(1) \mathcal{O}(1) $

FORM S(3): SUBDIVISION - D.R.B. N ING (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) Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) 6 copies Your attendance is required. 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) required. Your attendance is 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) Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies Your attendance is required. 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 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(ses) 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

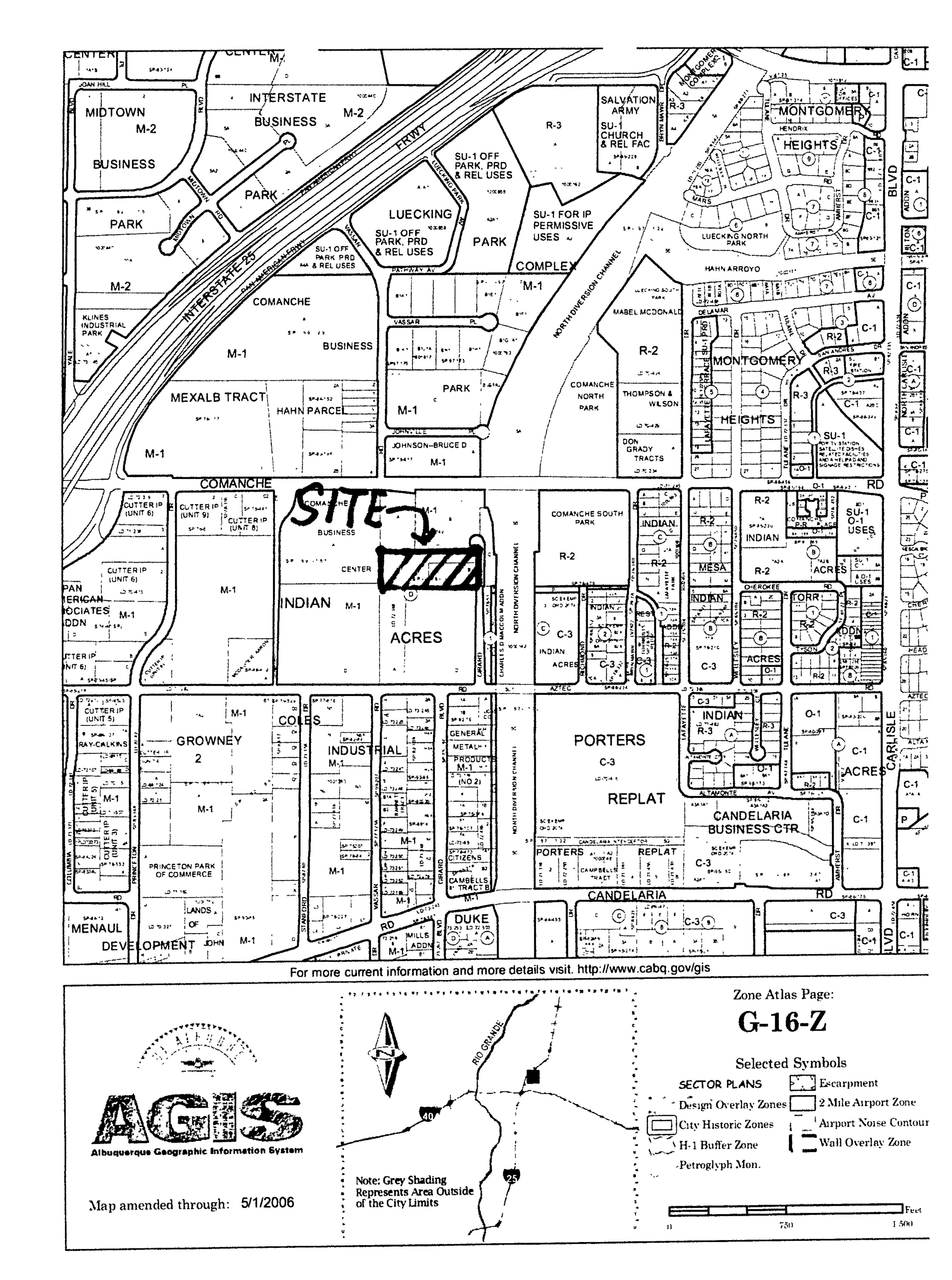
information required but not submitted with this application will likely result in

deferral of actions.

- Applicant name (print

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Checklists complete Fees collected	Application case numbers	Form revise	Octo	ber 2007	2-4-14
Case #s assigned Related #s listed		Project #	υ 20€	Planner 50	signature / dat



#### Jack's High Country, Inc.(Agent) 8953 Second Street, N.W. Albuquerque, New Mexico 87114

To: City of Albuquerque Development Review Authority

Re: Tract lettered A and B, Block D, INDIAN Acres Addition

Subject: The purpose of this plat is to re-align the lot line between Tracts A and B and grant any easements as shown.

**FEBRUARY 4, 2014** 

**REGIS** 

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