

DRB CASE ACTION LOG - BLUE SHEET

- Preliminary/Final Plat (P&F)
- Site Plan for Subdivision (SPS)
- Site Plan for Building Permit (SBP)

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

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

Project# 1010038 - 15DRB-70212 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL

NAME: THE NEW HOLIDAY PARK SUBDIVISION

AGENT: RIO GRANDE ENGINEERING

Your request was approved on 7-1-15 by the DRB with delegation of signature(s) to the following departments - outstanding comments to be addressed as follows:

Transportation:

ABCWUA:

City Engineer:

Parks and Recreation :

Planning:

A MAILED & utility signatures, -dab

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.

8. **Project# 1010144**
15DRB-70237 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL 

SURV-TEK INC agent(s) for DEL RAY INVESTMENTS, LLC request(s) the above action(s) for all or a portion of Tract(s) 3-A & 4-A, **SANTA MONICA PLACE** zoned RT & R-LT, located on LOUISIANA BLVD NE BETWEEN SAN VICENTE AVE NE AND DERICKSON AVE NE containing approximately 19.6715 acre(s). (D-18) **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA SIGNATURE AND FOR ZONE BOUNDARY TO BE INDICATED ON THE PLAT.**

9. **Project# 1010010**
14DRB-70269 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL
15DRB-70233 SUB DESIGN/
SIDEWALK VARIANCE 

BOB KEERAN request(s) the above action(s) for all or a portion of Lot(s) 19 & 20, Block(s) 4, Tract 3 Unit 3, **NORTH ALBUQUERQUE ACRES**, zoned RD 5 DUA, located on SIGNAL BETWEEN BARSTOW AND VENTURA containing approximately 2 acre(s). (C-20) *[Deferred from 7/8/15]* **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 7/15/15, AND WITH AN APPROVED GRADING PLAN ENGINEER STAMP DATED 6/14/15, THE PRELIMINARY PLAT WAS APPROVED SUBJECT TO THE PERMANENT DRAINAGE EASEMENT. THE FINAL PLAT WAS INDEFINITELY DEFERRED FOR THE SUBDIVISION IMPROVEMENTS AGREEMENT (SIA). A SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM DESIGN STANDARDS WAS APPROVED AS SHOWN ON EXHIBIT IN THE PLANNING FILE.**


10. **Project# 1010038**
15DRB-70212 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL 

RIO GRANDE ENGINEERING agent(s) for SANDIA ARES FEDERAL CREDIT UNION request(s) the above action(s) for all or a portion of Tract(s) C, **THE NEW HOLIDAY PARK SUBDIVISION** zoned C-1, located on MONTGOMERY BLVD NE BETWEEN CAIRO RD NE AND JUAN TABO BLVD NE containing approximately 3 acre(s). (F-22) *[Deferred from 6/2/15, 6/24/15, 7/8/15]* **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO PLANNING FOR AMAFCA SIGNATURE AND UTILITY COMPANIES SIGNATURES.**


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

11. **Project# 1006844**
15DRB-70241 SKETCH PLAT REVIEW
AND COMMENT 

MARK GOODWIN AND ASSOCIATES, PA agent(s) for INTER FIRST PROPERTIES request(s) the above action(s) for all or a portion of Lot(s) A-1, LUTHERAN CHURCH IN AMERICA, **HOLY CROSS TOWNHOMES** zoned SU-1 FOR CHURCH & REL FAC, located on WEST OF WYOMING ON VICKREY containing approximately 4.1078 acre(s). (E-19) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED**

9. **Project# 1003613**
15DRB-70159 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL 

RIO GRANDE ENGINEERING agent(s) for SUNSET VILLA LLC request(s) the above action(s) for all or a portion of Lot(s) 1-70, **SUNSET VILLA SUBDIVISION** zoned R-1, located on SUNSET GARDENS BETWEEN ATRISCO SW AND SUNSET RD SW containing approximately 4.5 acre(s). (K-12) *[Deferred from 4/22/15]* **WITH THE SIGNING OF THE INFRASTRUCTURE LIST DATED 6/24/15, THE PRELIMINARY PLAT WAS APPROVED. FINAL PLAT WAS DEFERRED FOR THE SUBDIVISION IMPROVEMENTS AGREEMENT.**

10. **Project# 1010038**
15DRB-70212 MINOR - PRELIMINARY/
FINAL PLAT APPROVAL 

RIO GRANDE ENGINEERING agent(s) for SANDIA ARES FEDERAL CREDIT UNION request(s) the above action(s) for all or a portion of Tract(s) C, **THE NEW HOLIDAY PARK SUBDIVISION** zoned C-1, located on MONTGOMERY BLVD NE BETWEEN CAIRO RD NE AND JUAN TABO BLVD NE containing approximately 3 acre(s). (F-22) *[Deferred from 6/2/15]* **DEFERRED TO 7/8/15.**

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

11. **Project# 1008267**
15DRB-70229 SKETCH PLAT REVIEW
AND COMMENT 

RON ROMERO request(s) the above action(s) for all or a portion of Lot(s) 6-8, Block(s) 6, **SANTA FE ADDITION** zoned SU-2/R-1, located on PACIFIC BETWEEN 8TH AND 9TH ST containing approximately .161 acre(s). (K-13) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.**

12. **Project# 1010432**
15DRB-70230 SKETCH PLAT REVIEW
AND COMMENT 

WAYJOHN SURVEYING INC agent(s) for G & L INVESTMENT CO INC request(s) the above action(s) for all or a portion of Lot(s) 8, 9, & 10, Block(s) 2, **BEL-AIR** zoned C-1, located on SAN MATEO BLVD NE BETWEEN CLAREMONT AVE NE AND LOS ARBOLES AVE NE containing approximately .55 acre(s). (H-17) **THE SKETCH PLAT WAS REVIEWED AND COMMENTS WERE PROVIDED.**

13. Other Matters:
ADJOURNED:

**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
June 3, 2015
DRB Comments**

ITEM # 6


PROJECT # 1010038

APPLICATION # 15-70212

RE: Tract C, The New Holiday Park Subdivision

Vacation of a Public Utility Easement requires a specific application to DRB and an advertised public hearing.

Maintenance of the Reciprocal Easement and Blanket Drainage Easement needs to be specific – “Responsibility of the Affected Lot” is too ambiguous.



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



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): rio grande engineering PHONE: _____
 ADDRESS: PO BOX 93924 FAX: _____
 CITY: ALBUQUERQUE STATE NM ZIP 87199 E-MAIL: DAVID@RIOGRANDEENGINEERING.COM

APPLICANT: SANDIA AREA FEDERAL CREDIT UNION PHONE: _____
 ADDRESS: PO BOX 18044 FAX: _____
 CITY: ALBUQUERQUE STATE NM ZIP 87185 E-MAIL: _____
 Proprietary interest in site: OWNER List all owners: _____

DESCRIPTION OF REQUEST: MINOR 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. TRACT C Block: _____ Unit: _____
 Subdiv/Addn/TBKA: THE NEW HOLIDAY PARK SUBDIVISION
 Existing Zoning: C1 Proposed zoning: C1 MRGCD Map No _____
 Zone Atlas page(s): F22 UPC Code: 102206107502830102

CASE HISTORY:

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

CASE INFORMATION:

Within city limits? Yes Within 1000FT of a landfill? no
 No. of existing lots: 1 No. of proposed lots: 3 Total site area (acres): 3.0
 LOCATION OF PROPERTY BY STREETS: On or Near: MONTOMERY BOULEVARD NE
 Between: CAIRO ROAD NE and JUAN TABO BOULEVARD NE

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

SIGNATURE

[Signature] DATE _____
 (Print Name) David Soule Applicant: Agent:

FOR OFFICIAL USE ONLY

Revised: 4/2012

- INTERNAL ROUTING
- All checklists are complete
- All fees have been collected
- All case #s are assigned
- AGIS copy has been sent
- Case history #s are listed
- Site is within 1000ft of a landfill
- F.H.D.P. density bonus
- F.H.D.P. fee rebate

Application case numbers

15DRB 70212

Action

PBT

CMF

S.F.

Fees

\$355.00

\$20.00

\$ _____

\$ _____

\$ _____

\$ _____

Total \$375.00

Hearing date June 3 2015

[Signature]

5-26-15
Staff signature & Date

Project # 1010038

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

A Bulk Land Variance requires application on FORM-V in addition to application for subdivision on FORM-S.

- SKETCH PLAT REVIEW AND COMMENT (DRB22)** Your attendance is required.
- Scale drawing of the proposed subdivision plat (folded to fit into an 8.5" by 14" pocket) 6 copies
 - Site sketch with measurements showing structures, parking, Bldg. setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (folded to fit into an 8.5" by 14" pocket) 6 copies
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - List any original and/or related file numbers on the cover application

- EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)** Your attendance is required.
- Preliminary Plat reduced to 8.5" x 11"
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Letter briefly describing, explaining, and justifying the request
 - Copy of DRB approved infrastructure list
 - Copy of the LATEST Official DRB Notice of approval for Preliminary Plat Extension request
 - List any original and/or related file numbers on the cover application
- Extension of preliminary plat approval expires after one year.**

- MAJOR SUBDIVISION FINAL PLAT APPROVAL (DRB12)** Your attendance is required.
- Proposed Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies
 - Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
 - Design elevations & cross sections of perimeter walls 3 copies
 - Zone Atlas map with the entire property(ies) clearly outlined
 - Bring original Mylar of plat to meeting, ensure property owner's and City Surveyor's signatures are on the plat
 - Copy of recorded SIA
 - Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
 - List any original and/or related file numbers on the cover application
 - DXF file and hard copy of final plat data for AGIS is required.

- MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL (DRB16)** Your attendance is required.
- na 5 Acres or more: Certificate of No Effect or Approval
 - Proposed Preliminary / Final Plat (folded to fit into an 8.5" by 14" pocket) 6 copies for unadvertised meetings ensure property owner's and City Surveyor's signatures are on the plat prior to submittal
 - na Signed & recorded Final Pre-Development Facilities Fee Agreement for Residential development only
 - na 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
 - na 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
 - na 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.

David Sals

Applicant name (print)

Applicant signature / date



Form revised October 2007

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

Application case numbers
15DRB - 70212

[Signature] 5-26-15
 Planner signature / date
 Project # 1010038

May 19, 2015

Mr. Jack Cloud
Chair- Development Review Board
City of Albuquerque
600 2nd street NW
Albuquerque, NM 87102

**RE: PRELIMINARY/FINAL PLAT
Tract C NEW HOLIDAY PARK SUBDIVISION
Albuquerque, New Mexico**

Dear Mr. Cloud:

Rio Grande Engineering requests approval of the enclosed plat. The plat subdivides one three acre parcel into three parcels. The site will subsequently be developed as a coffee shop, bank and retail/office developments on the individual lots.

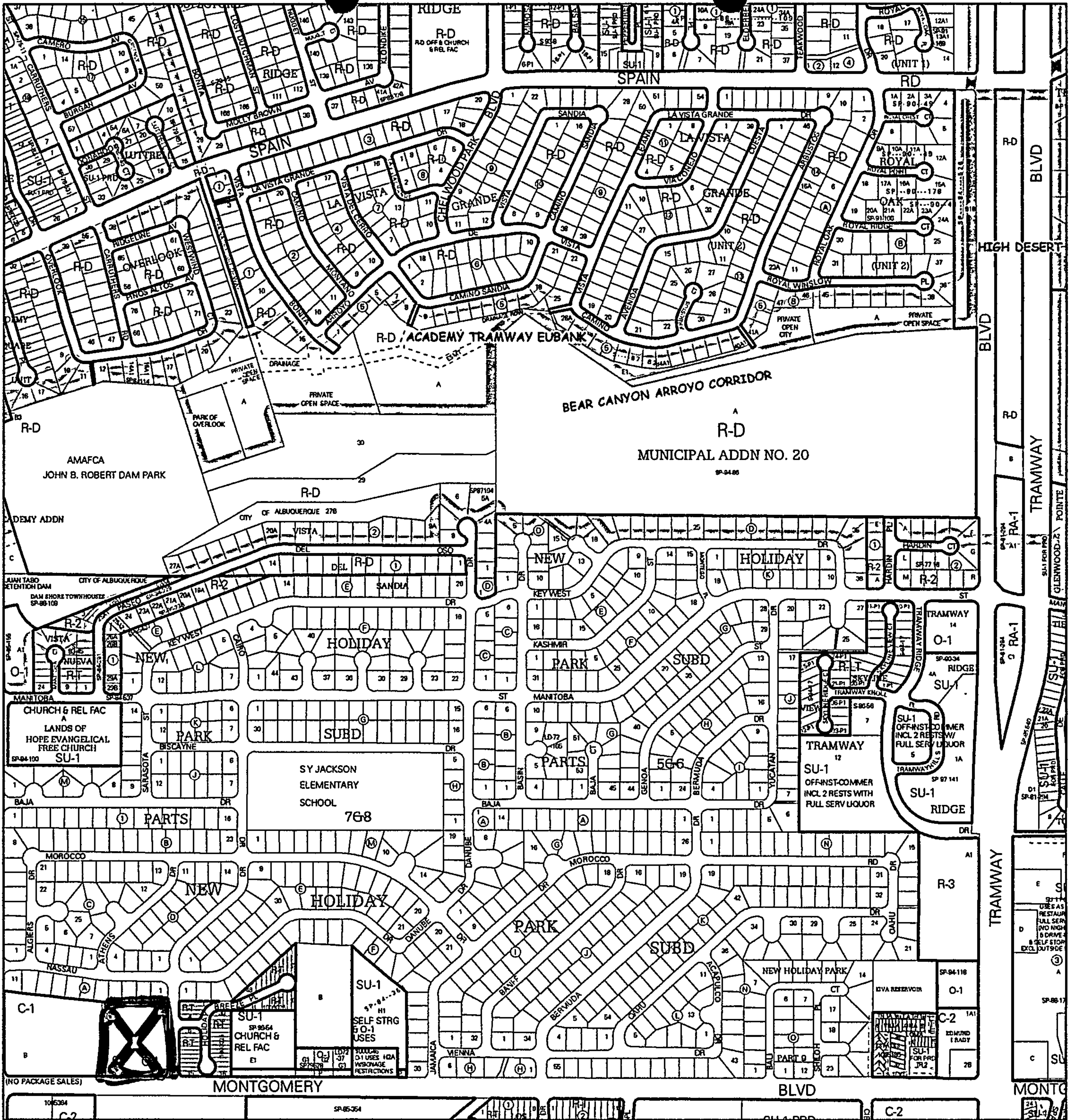
Should you have any questions regarding this matter, please do not hesitate to call me.

Sincerely,

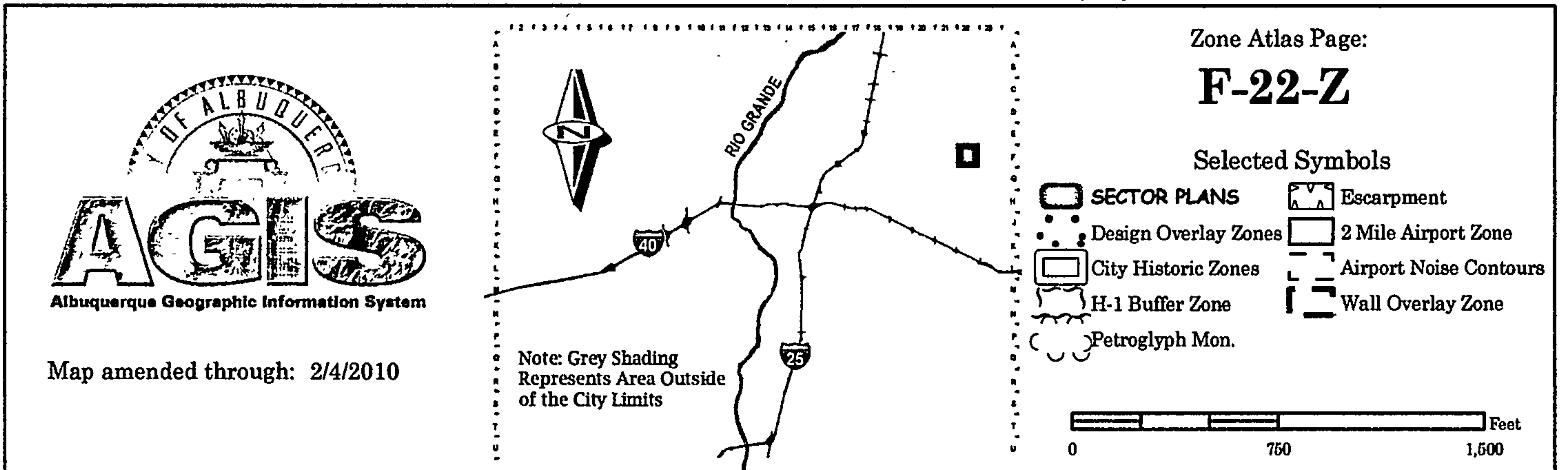


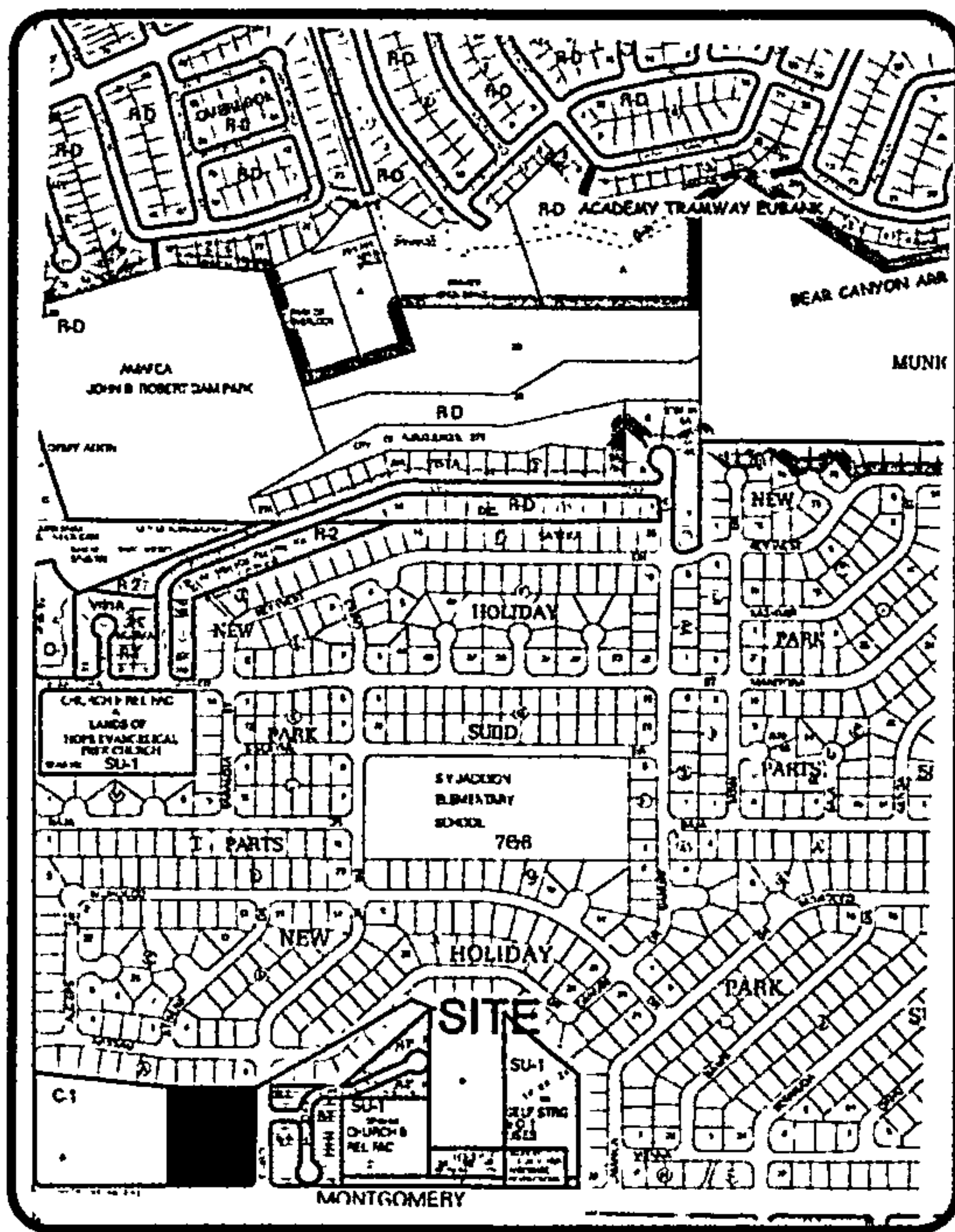
David Soule, PE
RIO GRANDE ENGINEERING
PO Box 93924
ALBUQUERQUE, NM 87199
321-9099

Enclosures



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





ZONE ATLAS F-22-Z NOT TO SCALE

PURPOSE OF PLAT:

THE PURPOSE OF THIS PLAT IS TO CREATE THREE (3) TRACTS FROM ONE (1), GRANT ADDITIONAL PUBLIC RIGHT OF WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE TITLE WITH WARRANTY COVENANTS, GRANT ADDITIONAL PUBLIC UTILITY EASEMENTS AND CROSS LOT PRIVATE DRAINAGE, RECIPROCAL PARKING, PRIVATE ACCESS EASEMENT AND VACATE A PORTION OF A PUBLIC UTILITY EASEMENT.

NOTES:

1. BEARINGS ARE GRID BASED—NEW MEXICO STATE PLANE CENTRAL ZONE (NAD 1983)
2. ALL DISTANCES SHOWN ARE GROUND DISTANCES.
3. ALL BOUNDARY CORNERS IDENTIFIED AS "SET", ARE 5/8" REBAR WITH CAP STAMPED "PS 21082", AND DEPICTED AS NOTED UNLESS OTHERWISE INDICATED.
4. BEARINGS AND DISTANCES IN () ARE RECORD

SUBDIVISION DATA:

DRB#
 ZONE ATLAS INDEX NO. F-22-Z
 DATE OF FIELD SURVEY: JANUARY 2015
 TOTAL NO. OF TRACTS EXISTING 1
 TOTAL NO. OF TRACTS CREATED 3
 GROSS SUBDIVISION ACREAGE 3.10724 ACRES
 TOTAL RIGHT-OF-WAY DEDICATION ACREAGE 0.07003 ACRES

DOCUMENTS USED:

THE NEW HOLIDAY PARK, VOL D4, FOLIO 57

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON
 UNIFORM PROPERTY CODE #:

BERNALILLO COUNTY TREASURER'S OFFICE:

LEGAL DESCRIPTION

TRACT LETTERED "C" OF THE NEW HOLIDAY PARK AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT FILED FOR RECORD IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY ON JANUARY 15, 1970 IN PLAT BOOK D4, FOLIO 57.

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:

PUBLIC SERVICE COMPANY OF NEW MEXICO ("PNM"), A NEW MEXICO CORPORATION, (PNM ELECTRIC) FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF OVERHEAD AND UNDERGROUND ELECTRICAL LINES, TRANSFORMER, AND OTHER EQUIPMENT RELATED FACILITIES REASONABLY NECESSARY TO PROVIDE ELECTRICAL SERVICES.

NEW MEXICO GAS COMPANY FOR INSTALLATION, MAINTENANCE, AND SERVICE OF NATURAL GAS LINES, VALVES AND OTHER EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE NATURAL GAS SERVICES.

QWEST CORPORATION D.B.A. CENTURY LINK QC FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE COMMUNICATION SERVICES.

COMCAST FOR THE INSTALLATION, MAINTENANCE, AND SERVICE OF SUCH LINES, CABLE, AND OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE SERVICES.

INCLUDED, IS THE RIGHT TO REBUILD, CONSTRUCT, RECONSTRUCT, LOCATE, RELOCATE, CHANGE, REMOVE, REPLACE, MODIFY, RENEW, OPERATE AND MAINTAIN FACILITIES FOR PURPOSES DESCRIBED ABOVE, TOGETHER WITH FREE ACCESS TO, FROM, AND OVER SAID EASEMENT, WITH THE RIGHT AND PRIVILEGE OF GOING UPON, OVER AND ACROSS ADJOINING LANDS OF "GRANTOR" FOR PURPOSES SET FORTH HEREIN AND WITH THE RIGHT TO UTILIZE THE RIGHT OF WAY AND EASEMENT TO EXTEND SERVICES TO CUSTOMERS OF "GRANTEE", INCLUDING SUFFICIENT WORKING SPACE FOR ELECTRICAL TRANSFORMERS, WITHIN THE RIGHT AND PRIVILEGE TO TRIM AND REMOVE TREES, SHRUBS OR BUSHES WHICH INTERFERE WITH THE PURPOSES SET FORTH HEREIN. NO BUILDING, SIGN, POOL (ABOVEGROUND OR SUBSURFACE), HOT TUB, CONCRETE OR WOOD DECKING, OR OTHER STRUCTURE SHALL BE ERRECTED OR CONSTRUCTED ON SAID EASEMENTS, NOR SHALL ANY WELL BE DRILLED OR OPERATED THEREON. PROPERTY OWNERS SHALL BE SOLELY RESPONSIBLE FOR CORRECTING ANY VIOLATIONS OF NATIONAL ELECTRICAL SAFETY CODE BY CONSTRUCTION OF POOLS, DECKING, OR ANY STRUCTURES ADJACENT TO OR NEAR EASEMENTS SHOWN ON PLAT.

DISCLAIMER

IN APPROVING THIS PLAT, PUBLIC SERVICE COMPANY (PNM), NEW MEXICO GAS COMPANY (NMGC), CENTURY LINK AND COMCAST DID NOT CONDUCT A TITLE SEARCH OF THE PROPERTIES SHOWN HEREON. CONSEQUENTLY PUBLIC SERVICE COMPANY (PNM), NEW MEXICO GAS COMPANY (NMGC), CENTURY LINK AND COMCAST DO NOT WAIVE OR RELEASE ANY EASEMENTS OR ANY EASEMENTS RIGHTS WHICH MAY HAVE BEEN GRANTED BY A PRIOR PLAT, RE-PLAT OR ANY OTHER DOCUMENT AND WHICH ARE NOT SHOWN ON THIS PLAT

FREE CONSENT:

THE UNDERSIGNED OWNER(S) AND PROPRIETOR(S) OF THE LAND HEREIN DESCRIBED AND BEING COMPRISED OF TRACT C OF THE NEW HOLIDAY PARK, CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, DO HEREBY CONSENT TO THE SUBDIVISION OF THE PROPERTY AS SHOWN AND THE SAME IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER(S) AND/OR PROPRIETOR(S) AND SAID OWNER(S) AND/OR PROPRIETOR(S) WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE PARCEL(S) HEREIN DESCRIBED AND DEDICATE RIGHT OF WAY TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE WITH WARRANTY COVENANTS AND GRANT ANY EASEMENTS AS SHOWN HEREON AND CONSENT TO THE VACATION OF ALL EASEMENTS SHOWN HEREON. SAID OWNER(S) AND/OR PROPRIETOR(S) DO HEREBY REPRESENT THAT THEY ARE SO AUTHORIZED TO ACT.

BY: _____
 OWNER/DATE

ACKNOWLEDGMENT

STATE OF _____)
) SS.
 COUNTY OF _____)

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME ON THIS _____ DAY OF _____, 2015, BY _____

NOTARY PUBLIC: _____
 MY COMMISSION EXPIRES: _____

SOLAR COLLECTION NOTE:

PER SECTION 14-14-4-7 OF THE SUBDIVISION ORDINANCE

NO PROPERTY WITHIN THE AREA OF THIS PLAT SHALL AT ANY TIME BE SUBJECT TO DEED RESTRICTION, COVENANT OR BUILDING AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDING OR BEING ERRECTED ON THE LOTS OR PARCELS WITHIN THE AREA OF THIS PLAT. THE FOREGOING REQUIREMENT SHALL BE A CONDITION TO THE APPROVAL OF THIS PLAT.

SHEET INDEX

- PAGE 1. COVER
- PAGE 2. SUBDIVISION PLAT

SUBDIVISION PLAT OF
TRACTS C-1, C-2 AND C-3
THE NEW HOLIDAY PARK
 BEING A RE-PLAT OF
 TRACT "C"
 THE NEW HOLIDAY PARK
 PROJECTED SECTION 34, T 11 N, R 4 E, N.M.P.M.
 ELENA GALLEGOS LAND GRANT
 CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
 JANUARY 2015

PROJECT NUMBER: _____

CITY APPROVALS:

CITY SURVEYOR

TRAFFIC ENGINEERING, TRANSPORTATION DIVISION _____ DATE _____

UTILITIES DEVELOPMENT _____ DATE _____

PARKS AND RECREATION DEPARTMENT _____ DATE _____

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

ABCWUA _____ DATE _____

CITY ENGINEER _____ DATE _____

DRB CHAIRPERSON, PLANNING DEPARTMENT _____ DATE _____

REAL PROPERTY DIVISION _____ DATE _____

UTILITY APPROVALS:

PNM ELECTRIC SERVICES _____ DATE _____

NEW MEXICO GAS _____ DATE _____

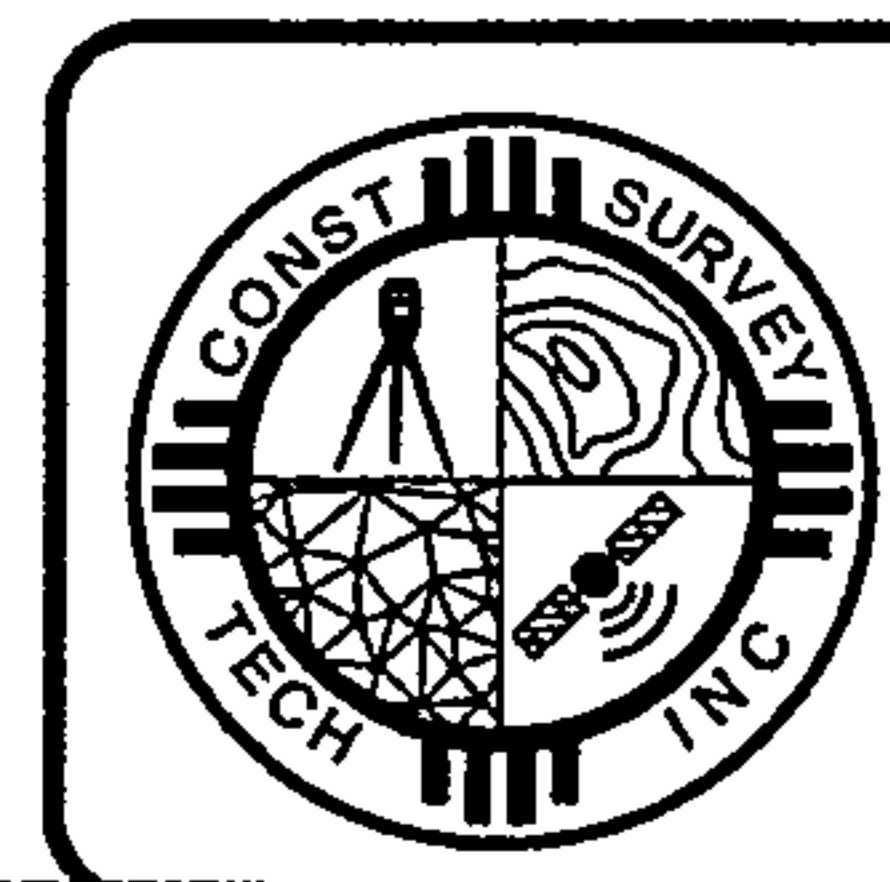
QWEST CORPORATION D.B.A. CENTURY LINK QC _____ DATE _____

COMCAST _____ DATE _____

SURVEYOR'S CERTIFICATE:

I, DAVID P ACOSTA, NEW MEXICO PROFESSIONAL SURVEYOR NO. 21082, DO HEREBY CERTIFY THAT THIS PLAT AND THE ACTUAL SURVEY ON THE GROUND UPON WHICH IT IS BASED WAS PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION; MEETS THE MINIMUM REQUIREMENTS FOR MONUMENTATION AND SURVEYS OF THE CITY OF ALBUQUERQUE SUBDIVISION ORDINANCE; SHOWS ALL EASEMENTS ON SUBJECT TRACT(S) AS SHOWN ON THE PLAT OF RECORD OR MADE KNOWN TO ME BY THE OWNER(S), UTILITY COMPANIES OR OTHER PARTIES EXPRESSING AN INTEREST; MEETS THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO AS ADOPTED BY THE NEW MEXICO BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND SURVEYORS EFFECTIVE MAY 1, 2007; AND THAT THIS INSTRUMENT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

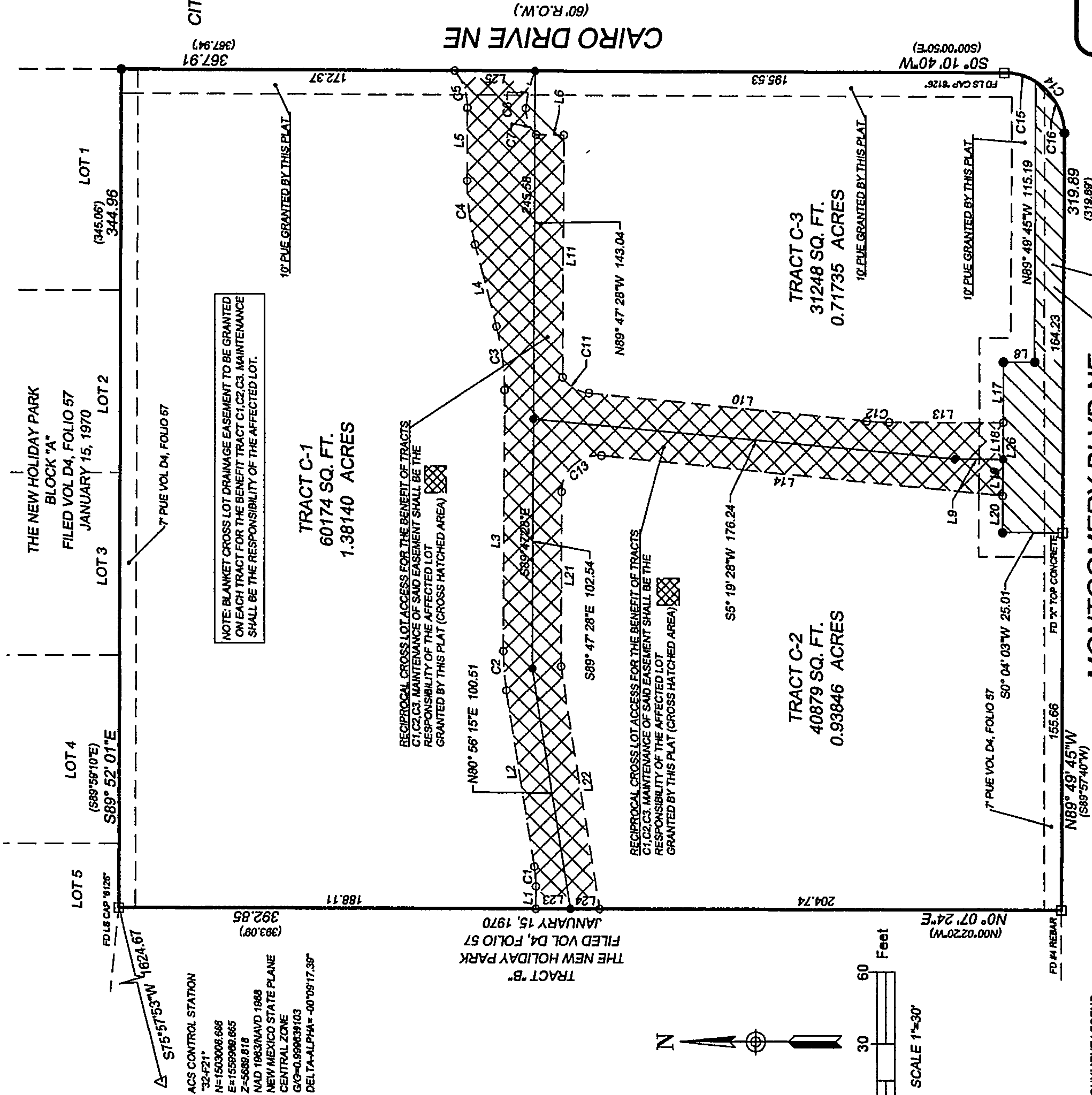
 DAVID P. ACOSTA, NMPLS NO. 21082
 PROFESSIONAL SURVEYOR
 DATE 05-11-2015



CONSTRUCTION SURVEY TECHNOLOGIES, INC.
 MAILING: PO BOX 65395, ALBUQUERQUE, NM 87193 505 917-8921
 OFFICE: 1606 CENTRAL AVE SE, SUITE 101, ALBUQUERQUE, NM 87106
 NMSURVEYOR@GMAIL.COM

SUBDIVISION PLAT OF TRACTS C-1, C-2 AND C-3 THE NEW HOLIDAY PARK BEING A RE-PLAT OF TRACT "C"

THE NEW HOLIDAY PARK
PROJECTED SECTION 34, T 11 N, R 4 E, N.M.P.M.
ELENA GALLEGOS LAND GRANT
CITY OF ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
JANUARY 2015



LINE TABLE

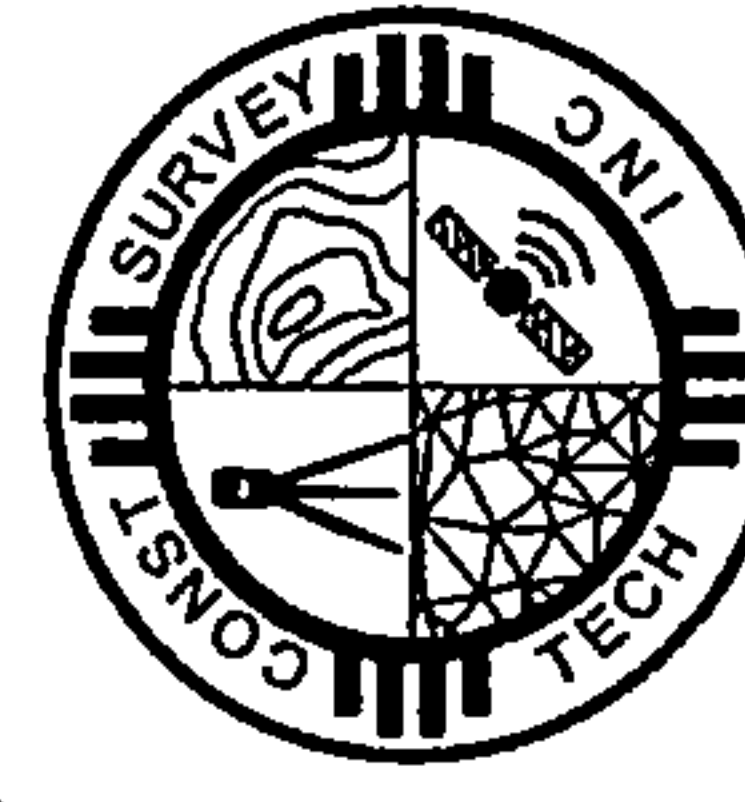
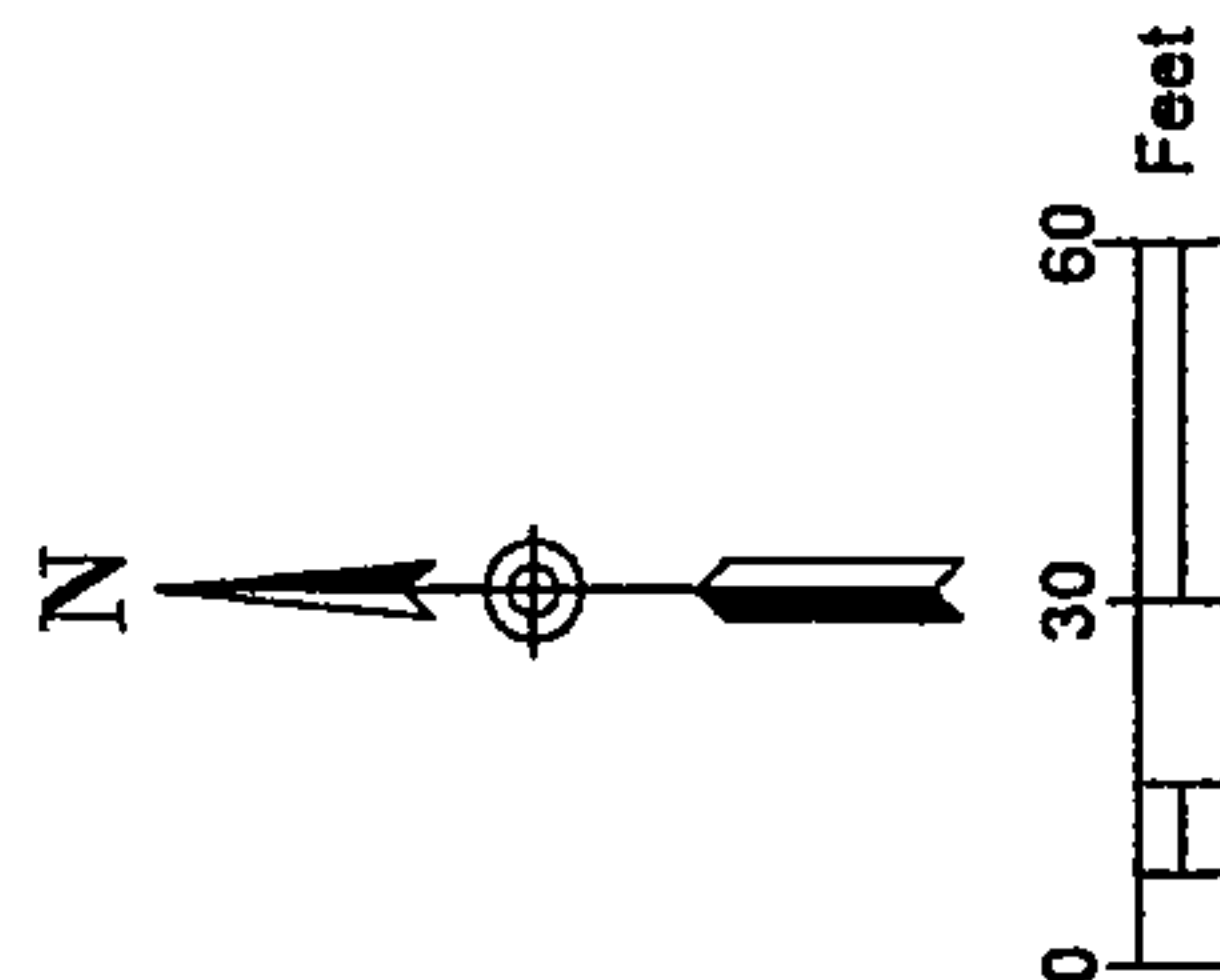
Line #	Length	Direction
L20	15.04	S89° 48' 45"E
L21	71.75	S89° 47' 28"E
L22	101.52	S80° 51' 07"W
L23	14.37	S3° 03' 21"E
L24	12.16	S0° 07' 24"W
L25	33.52	S0° 10' 40"W
L26	70.07	N89° 49' 45"W

LINE TABLE

Line #	Length	Direction
L1	9.21	N89° 47' 28"W
L2	73.81	S80° 51' 07"W
L3	107.19	N89° 47' 28"W
L4	34.82	S75° 02' 24"W
L5	29.89	N89° 47' 28"W
L6	11.50	S0° 53' 18"W
L8	13.10	S0° 05' 09"W
L9	20.26	S0° 12' 32"W
L10	116.98	S6° 38' 06"W
L11	98.60	S89° 47' 28"E
L13	47.54	S0° 12' 32"W
L14	168.29	N5° 38' 08"E
L17	24.94	N89° 49' 45"W
L18	15.01	N89° 49' 45"W
L19	15.07	N89° 49' 45"W

CURVE TABLE

Curve #	Length	Radius	Delta	Chord Direction	Chord Length
C1	8.17	50.00	9°21'24"	N65°31'49"E	8.16
C2	16.33	100.00	9°21'24"	S85°31'49"W	16.31
C3	26.47	100.00	15°10'08"	N82°37'28"E	26.40
C4	26.47	100.00	15°10'08"	S82°37'28"W	26.40
C5	16.52	25.06	37°46'27"	N71°10'46"E	16.23
C6	15.87	55.34	16°28'01"	N78°08'39"W	15.82
C7	11.90	14.56	48°50'27"	S68°45'13"W	11.57
C11	13.09	15.00	49°58'52"	S30°37'34"W	12.67
C12	8.47	100.00	5°25'37"	S2°55'20"W	8.47
C13	24.98	15.00	95°25'37"	N42°04'40"W	22.19
C14	39.15	25.00	89°42'50"	S44°38'08"W	35.27
C15	13.94	25.00	31°57'05"	N15°45'16"E	13.78
C16	25.20	25.00	57°45'44"	N80°39'41"E	24.15



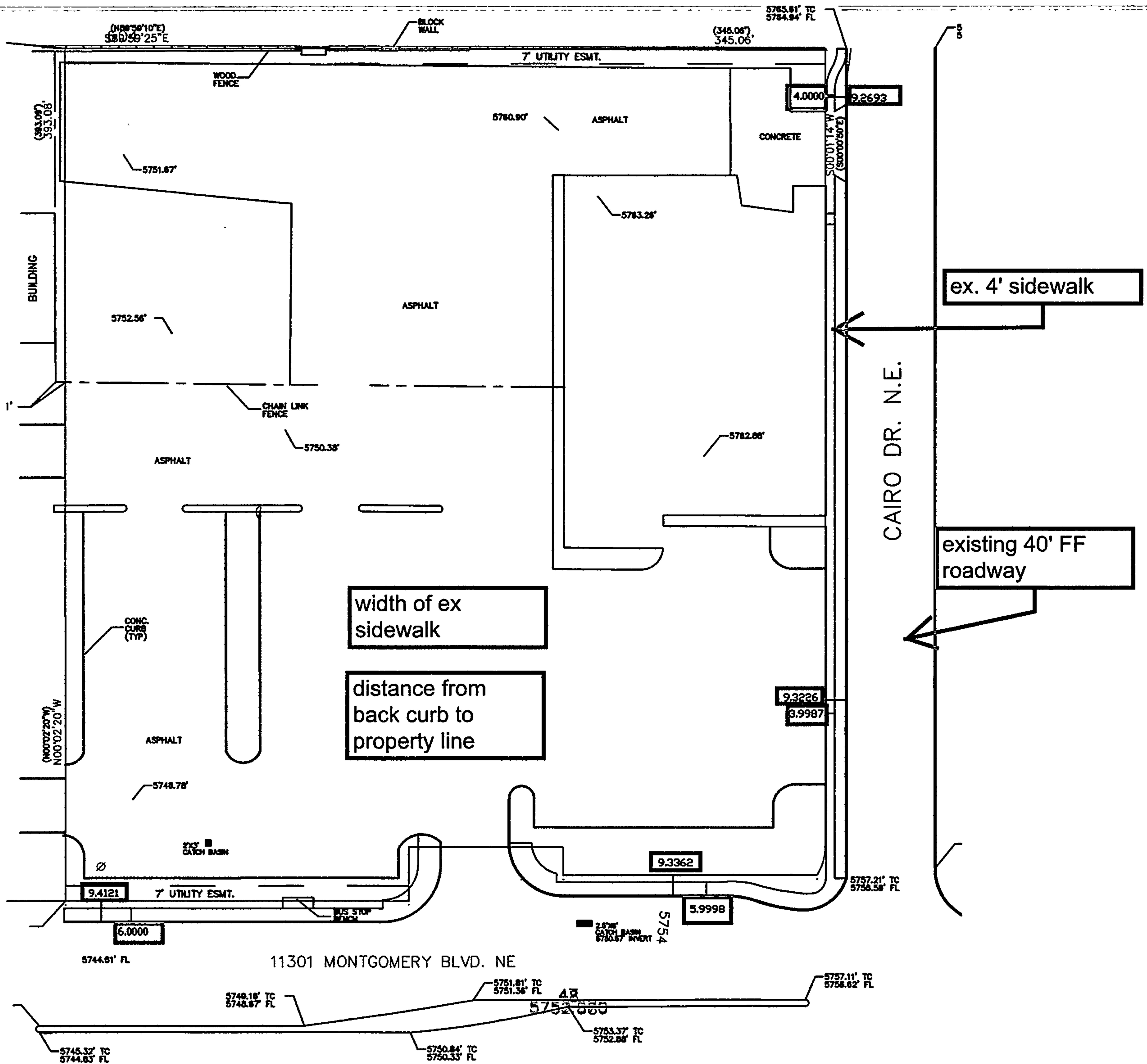
CONSTRUCTION SURVEY TECHNOLOGIES, INC.
MAUNING, PO BOX 65395, ALBUQUERQUE, NM 87193 505-917-8921
OFFICE: 1605 CENTRAL AVE SE, SUITE 101, ALBUQUERQUE, NM 87106
NSURVEYOR@GMAIL.COM

RIGHT OF WAY DEDICATED TO THE CITY OF ALBUQUERQUE IN FEE SIMPLE TITLE WITH WARRANTY COVENANTS BY THIS PLAT
3950 SQUARE FEET
0.07003 ACRES
CROSS HATCHED AREA

PORTION EXISTING 7' P.U.E. VACATED BY DNR ACTION

MONTGOMERY BLVD NE
(106' R.O.W.)

- MONUMENT LEGEND**
- FOUND MONUMENT "AS NOTED"
 - △ ALBUQUERQUE CONTROL STATION "AS DESIGNATED"
 - SET 1" PLASTIC CAP STAMPED "LS 21082" OR CHISLED "X" OR PK NAIL WITH SHINER STAMPED "PS 21082"
 - EASEMENT PC, PT OR ANGLE POINT (NOT SET)



PROJECT #

1010038

June 3. 2015

Pit

DRB CASE ACTION LOG - BLUE SHEET

Complete
8-20-15

- Preliminary/Final Plat (P&F)
- Site Plan for Subdivision (SPS)
- Site Plan for Building Permit (SBP)

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

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

Project# 1010038 - 15DRB-70212 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL

NAME: THE NEW HOLIDAY PARK SUBDIVISION

AGENT: RIO GRANDE ENGINEERING

Your request was approved on 7-15-15 by the DRB with delegation of signature(s) to the following departments - outstanding comments to be addressed as follows:

Transportation:

ABCWUA:

City Engineer:

Parks and Recreation :

Planning:

or
AMAFCA + utility signatures, *ch*
ch

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

PROJECT NO. 1010038

TO: Application No. 15-70212

ALL MEMBERS

Jack Cloud, DRB Chairman, Planning Department

Curtis Cherne, P.E., Hydrology

Kristal Metro, P.E., Transportation Development

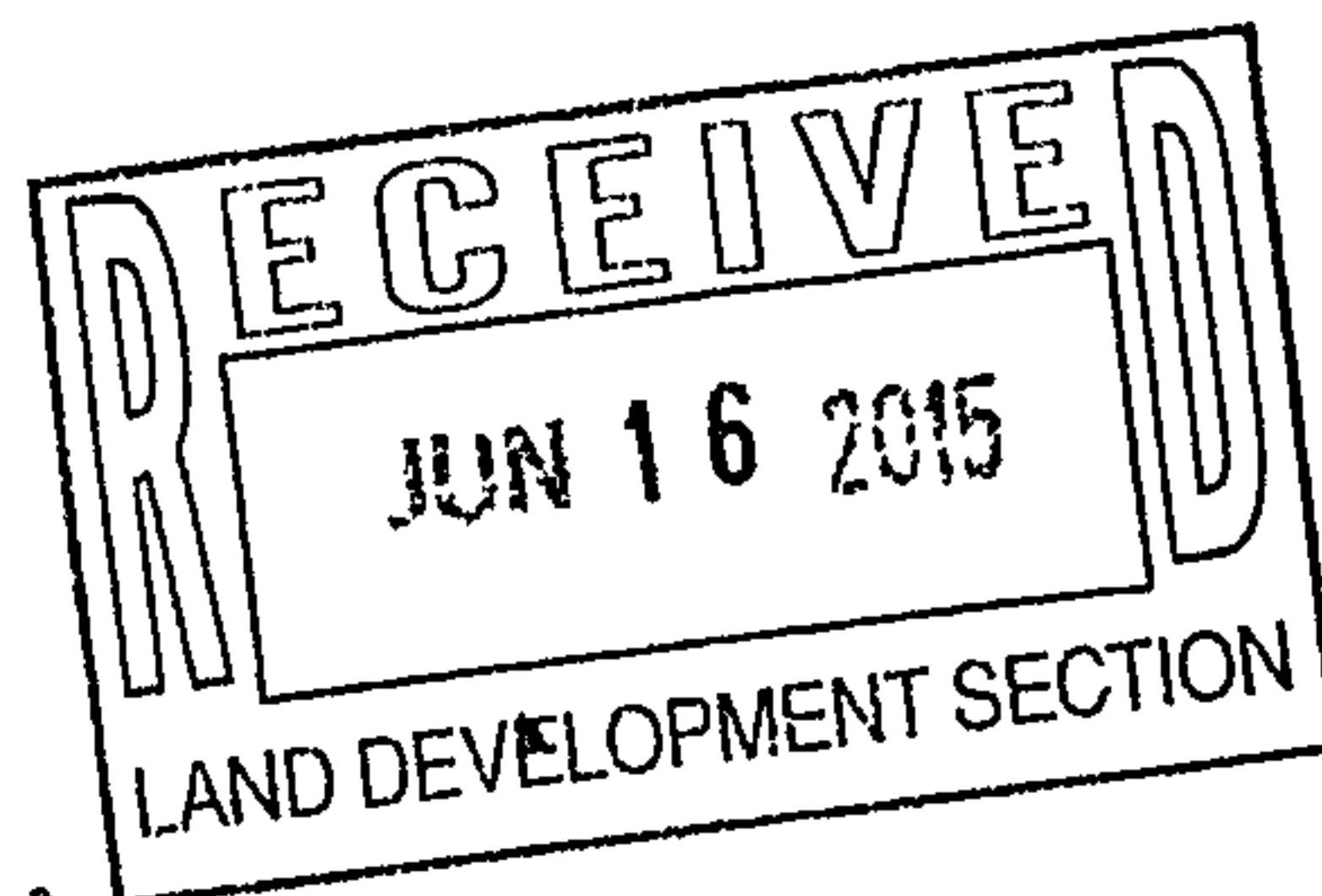
Allan Porter, P.E., Albuquerque/ Bernalillo Co. WUA

Carol Dumont, Parks/Municipal Development

NEXT HEARING DATE: 6/24/15

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: revised plat per drb comments,



*Rich B
350-9811*

*12:00 PM
RR*

*Virginia
Tiaz*

241 4434

CONTACT NAME: _____

TELEPHONE: _____ EMAIL: _____

1024702365

*Fernando
Ujil*

DOT



DEVELOPMENT REVIEW BOARD SUPPLEMENTAL SUBMITTAL

PROJECT NO. 1010038

TO: **Application No.** 15-70212

ALL MEMBERS

Jack Cloud, DRB Chairman, Planning Department

Curtis Cherne, P.E., Hydrology

Kristal Metro, P.E., Transportation Development

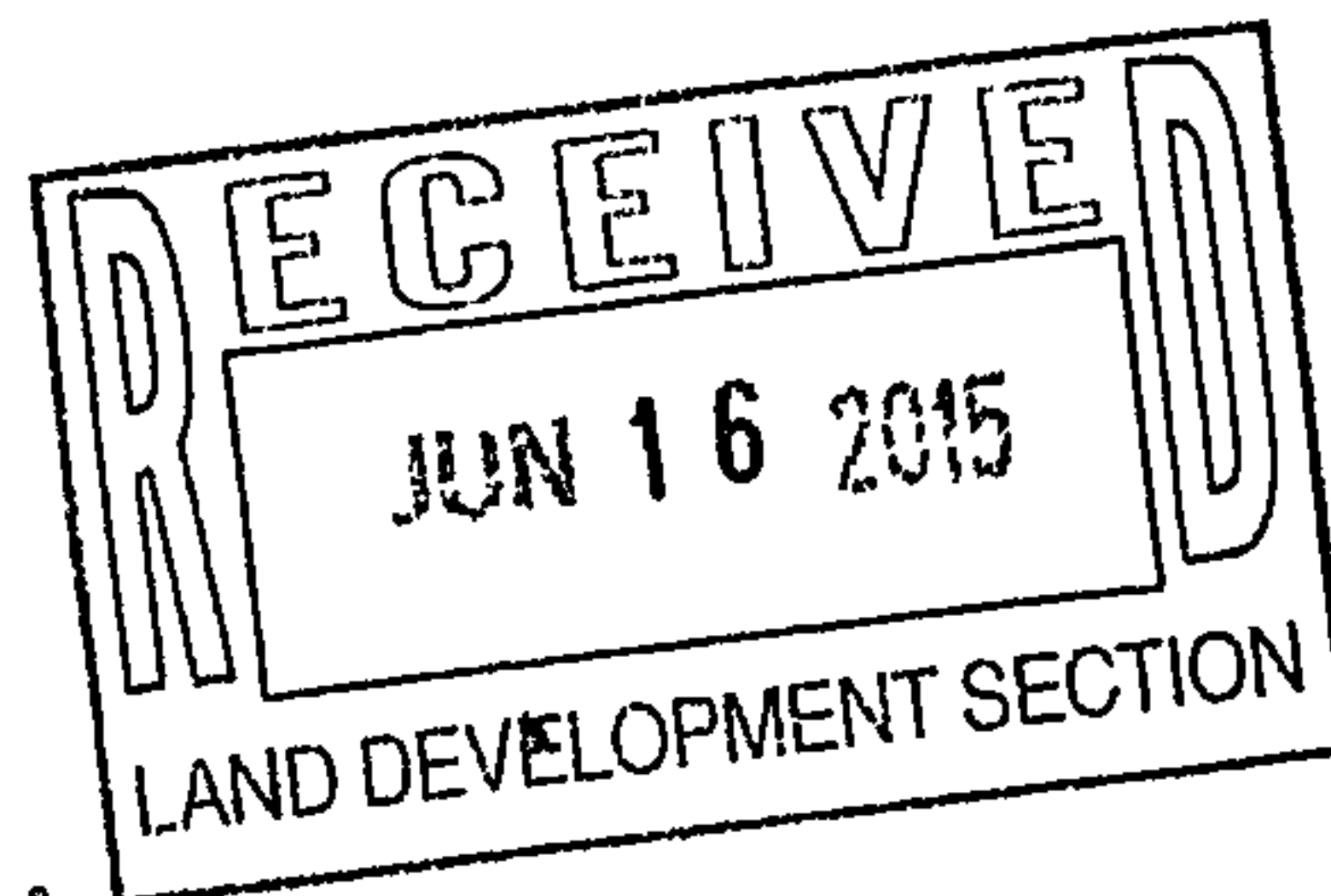
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SUBMITTAL DESCRIPTION: revised plat per drb comments,



12:00 PM

CONTACT NAME: _____

TELEPHONE: _____ **EMAIL:** _____



DEVELOPMENT REVIEW BOARD SUPPLEMENTAL SUBMITTAL

PROJECT NO. 1010038

Application No. 15 DRB70217

TO: ALL MEMBERS

Jack Cloud, DRB Chairman, Planning Department

Rita Harmon, P.E., Hydrology

Racquel Michel, P.E., Transportation Development

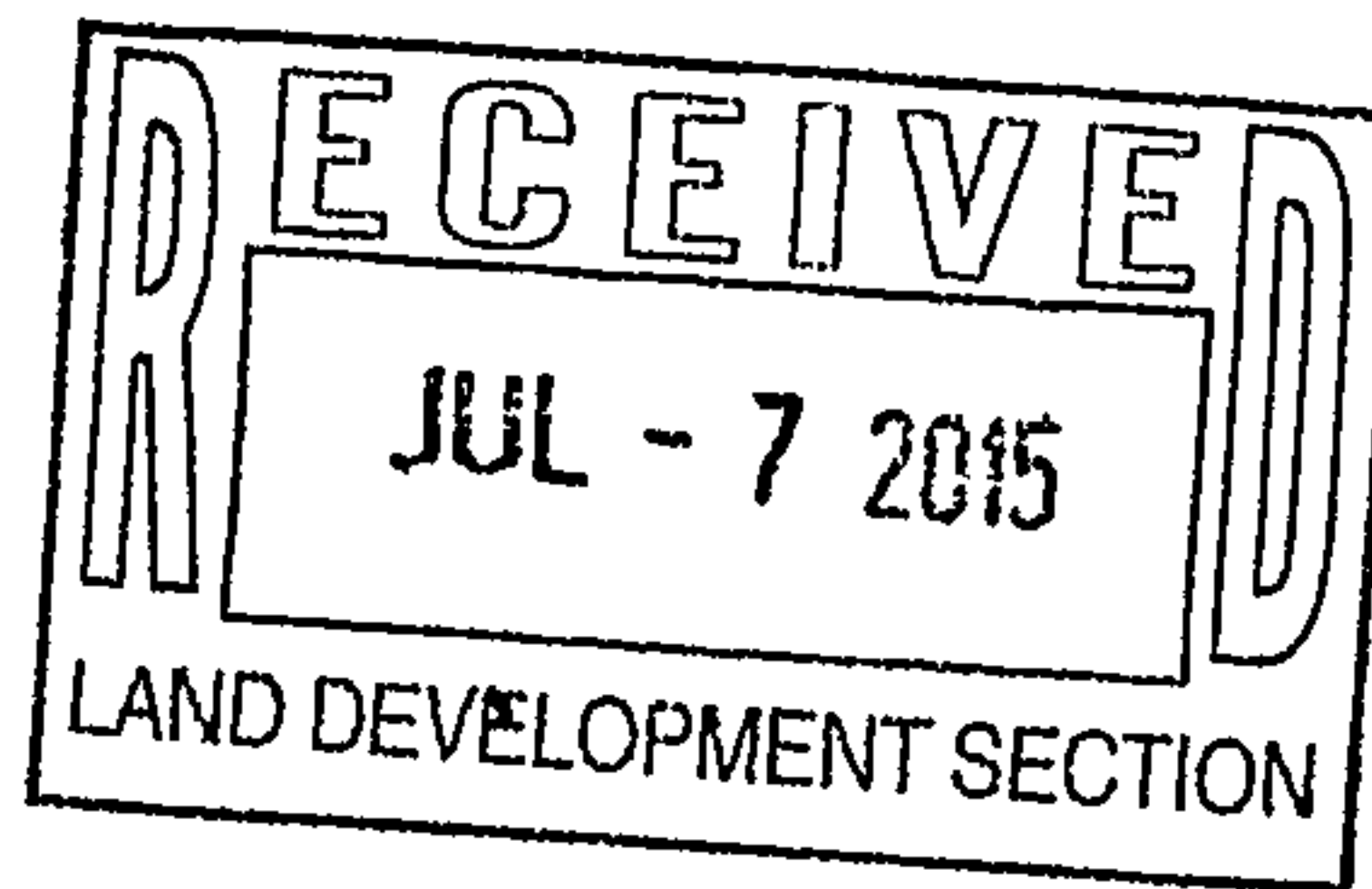
Kris Cadena, P.E., Albuquerque/ Bernalillo Co. WUA

Carol Dumont, Parks/Municipal Development

NEXT HEARING DATE: 7/8/15

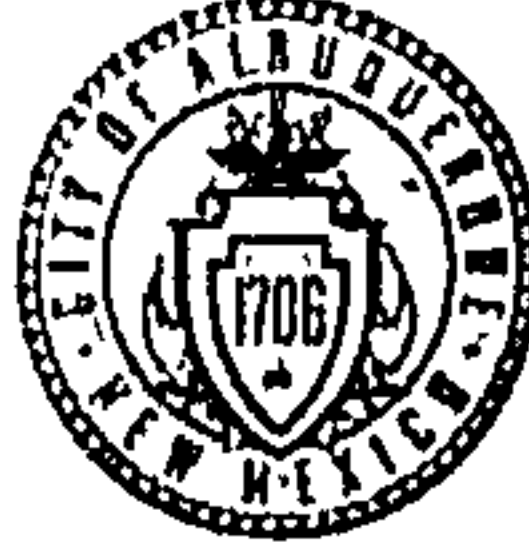
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SUBMITTAL DESCRIPTION: ADDED Easement to sheet 2
for Hydrology comment



CONTACT NAME: David Soule

TELEPHONE: 321-9091 EMAIL: david@rio-grande-engineering.com



DEVELOPMENT REVIEW BOARD SUPPLEMENTAL SUBMITTAL

PROJECT NO. 1010038

Application No. 15 DRB70217

TO: ALL MEMBERS

Jack Cloud, DRB Chairman, Planning Department

Rita Harmon, P.E., Hydrology

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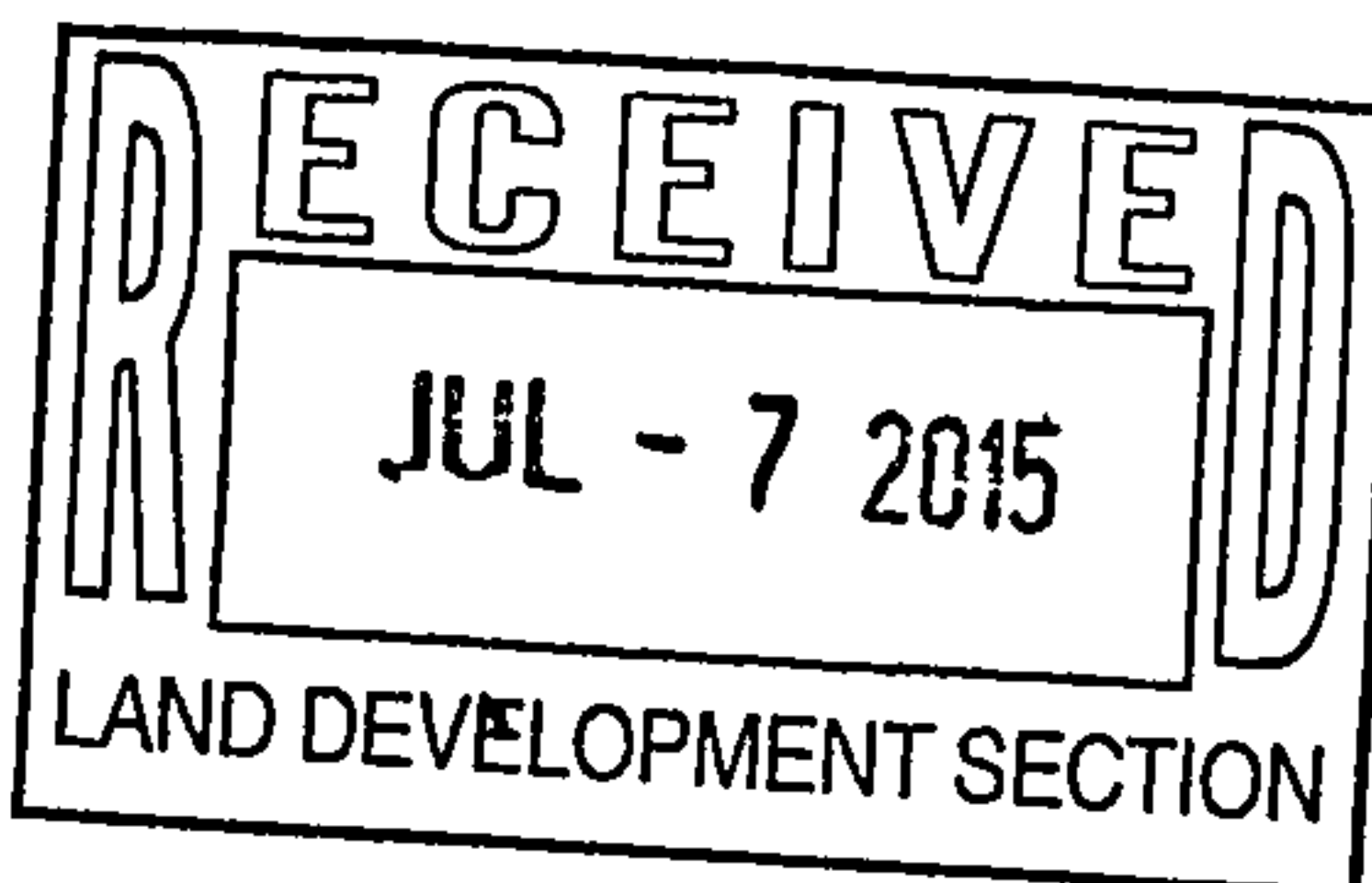
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SUBMITTAL DESCRIPTION: ADDED Easement to sheet 2

for Hydrology comment



CONTACT NAME: David Souk

TELEPHONE: 321-9091 EMAIL: david@rio grande engineering.com