

# 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# 1010205 - 15DRB-70110 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL**

**PROJECT NAME:**

**AGENT:** ARCH & PLAN LAND USE CONSULTANTS

\*\*Your request was approved on \_\_\_\_\_ 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:**

*done with signatures turned to ABCWUA*

**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.

6. **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) **INDEFINITELY DEFERRED.**
7. **Project# 1003257**  
15DRB-70157 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  COMMUNITY SCIENCES CORPORATION agent(s) for COLABACILLAS PROPERTIES, LLC request(s) the above action(s) for all or a portion of Lot(s) 47-P1 & 48-P1, Block(s) 1, **SALTILLO Unit(s) 1**, zoned R-1, located on RIVERA BETWEEN CALVDRIAS AND SINCHO containing approximately .3301 acre(s). (A-10) **THE PRELIMINARY/FINAL PLAT WAS APPROVED.**
8. **Project# 1010414**  
15DRB-70156 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  COMMUNITY SERVICES CORPORATION agent(s) for DR HORTON HOMES request(s) the above action(s) for all or a portion of Lot(s) 77 & 78, Block(s) 22, **ANDERSON HEIGHTS Unit(s) 7 & 8**, zoned RLT, located on MICROLITH RD SW BETWEEN MORRISSEY ST SW AND FEATHER EDGE SW containing approximately .2506 acre(s). (P-8) **THE PRELIMINARY/FINAL PLAT WAS APPROVED.**
9. **Project# 1010205**  
15DRB-70110 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  ARCH & PLAN LAND USE CONSULTANTS agent(s) for HPH FUND 1 D7 LLC request(s) the above action(s) for all or a portion of Block(s) 85-D, **PRINCESS JEANE ADDITION** zoned O-1, located on LOMAS BLVD BETWEEN BETTS ST AND MORRIS ST containing approximately 2.75 acre(s). (J-21) *[Deferred from 3/18/15, 3/25/15, 4/8/15]* **THE PRELIMINARY/FINAL PLAT WAS APPROVED WITH FINAL SIGN OFF DELEGATED TO TRANSPORTATION FOR PARKING SPACE COMMENTS AND TO PLANNING FOR REVISION OF EASEMENT GRANTING AND FOR ADDITIONAL COMMENTS.**
10. **Project# 1010404**  
15DRB-70141 MINOR - PRELIMINARY/  
FINAL PLAT APPROVAL  CARTESIAN SURVEYS INC agent(s) for COMMERCIAL SELF STORAGE, LLC request(s) the above action(s) for all or a portion of Lot(s) A AND B-1, **CAMPBELL'S ADDITION** zoned M-1, located on MESCALERO BETWEEN HEADINGLY AND SAN LORENZO containing approximately 2.0315 acre(s). (G-15) *[Deferred from 4/15/15]* **DEFERRED TO 4/29/15.**

**CITY OF ALBUQUERQUE  
PLANNING DEPARTMENT  
March 18, 2015  
DRB Comments**

**ITEM # 6**

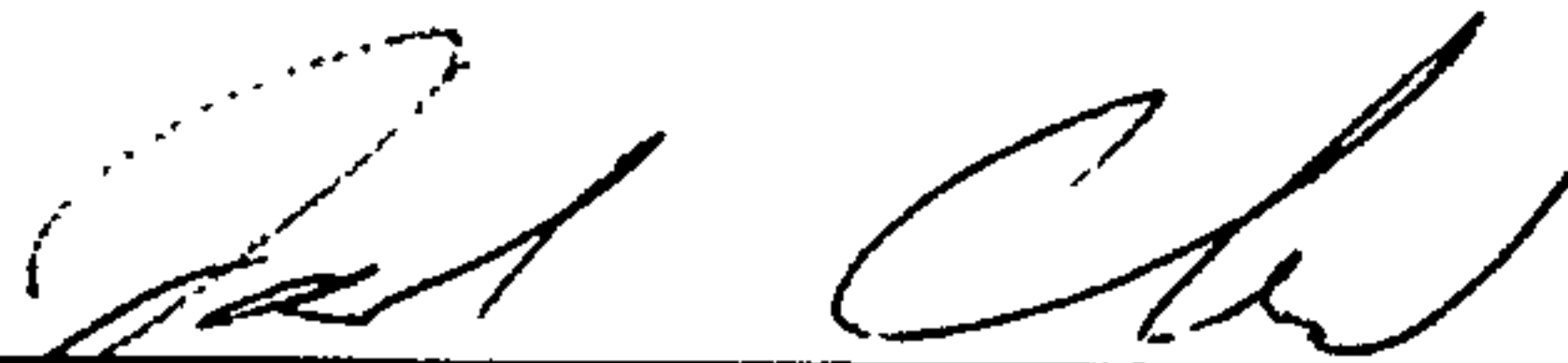
**PROJECT # 1010205            APPLICATION # 15-70110**

**RE: Block 85-D, Princess Jean Park**

Per August 27, 2014 sketch comments, (Required) Parking calculations are needed – it appears neither of the proposed lots will conform with the on-site parking requirements of the Zoning Code, which means a Parking Variance would have to be approved prior to submitting for plat approval.

Additionally, it appears there are parking spaces encroaching into public right of way – refer to comments from Transportation Development.

Finally, it appears reciprocal parking easement may be needed depending on the location of the proposed lot line; refer to the Minor Subdivision checklist for a dimensioned site sketch.



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



# DRB CASE ACTION LOG - BLUE SHEET

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- 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# 1010205 - 15DRB-70110 MINOR - PRELIMINARY/ FINAL PLAT APPROVAL**

**PROJECT NAME:** 85 Princess Jean

**AGENT:** ARCH & PLAN LAND USE CONSULTANTS

\*\*Your request was approved on 4/22/15 by the DRB with delegation of signature(s) to the following departments - outstanding comments to be addressed as follows:\*\*

**Transportation:** address comments

**ABCWUA:**

**City Engineer:**

**Parks and Recreation :**

**Planning:** done, with signature, Forwarded to ABCWUA

**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**

- 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

**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)
- 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 2<sup>nd</sup> 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): ARCH+ PLAN LAND USE CONSULTANTS PHONE: 980-8365  
 ADDRESS: P.O. BOX 25911 FAX: \_\_\_\_\_  
 CITY: ALBUQUERQUE STATE NM ZIP 87125 E-MAIL: arch.plan@comcast.net

APPLICANT: HPH FUND ID 7 LLC (ATTN: DAVID LOPEZ) PHONE: \_\_\_\_\_  
 ADDRESS: 2600 DOUGLAS ROAD, SUITE 901 FAX: \_\_\_\_\_  
 CITY: CORAL GABLES STATE FL ZIP 33134 E-MAIL: \_\_\_\_\_  
 Proprietary interest in site: OWNER List all owners: \_\_\_\_\_

DESCRIPTION OF REQUEST: DIVIDE BLOCK 85-D INTO 2 LOTS & GRANT ANY EASEMENTS AS SHOWN

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. \_\_\_\_\_ Block: 85-D Unit: \_\_\_\_\_  
 Subdiv/Addn/TBKA: PRINCESS JEANNE PARK  
 Existing Zoning: D-1 Proposed zoning: \_\_\_\_\_ MRGCD Map No \_\_\_\_\_  
 Zone Atlas page(s): J-21 UPC Code: 1-021-058-145-024-304-08

**CASE HISTORY:**

List any current or prior case number that may be relevant to your application (Proj.; App., DRB-, AX, Z, V, S, etc.): \_\_\_\_\_  
DRB PROJECT # 1010205

**CASE INFORMATION:**

Within city limits?  Yes Within 1000FT of a landfill? NO  
 No. of existing lots: 1 No. of proposed lots: 2 Total site area (acres): 2.75  
 LOCATION OF PROPERTY BY STREETS: On or Near 10601-10701-10801 LOMAS BLVD NE  
 Between: BETTS STREET and MORRIS STREET

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

SIGNATURE Derrick Archuleta DATE 3.9.15  
 (Print Name) DERRICK ARCHULETA Applicant:  Agent:

**FOR OFFICIAL USE ONLY**

Revised: 4/2012

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers:	Action	S.F.	Fees
<input type="checkbox"/> All checklists are complete	<u>15DRB - 70110</u>	<u>PBF</u>	_____	\$ <u>285.00</u>
<input type="checkbox"/> All fees have been collected	_____	<u>CMF</u>	_____	\$ <u>20.00</u>
<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	_____	_____	_____	\$ _____
<input type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	\$ _____
Hearing date <u>March 18, 2015</u>				Total \$ <u>305.00</u>

[Signature] 3-10-15 Staff signature & Date Project # 1010205

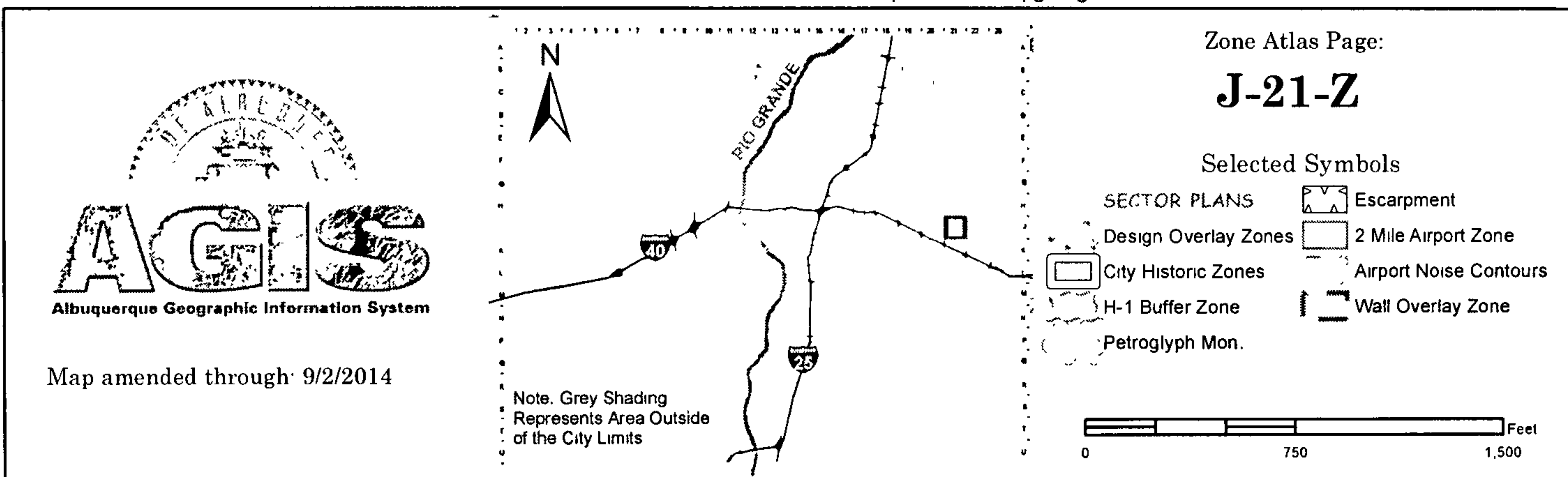








For more current information and details visit: <http://www.cabq.gov/gis>

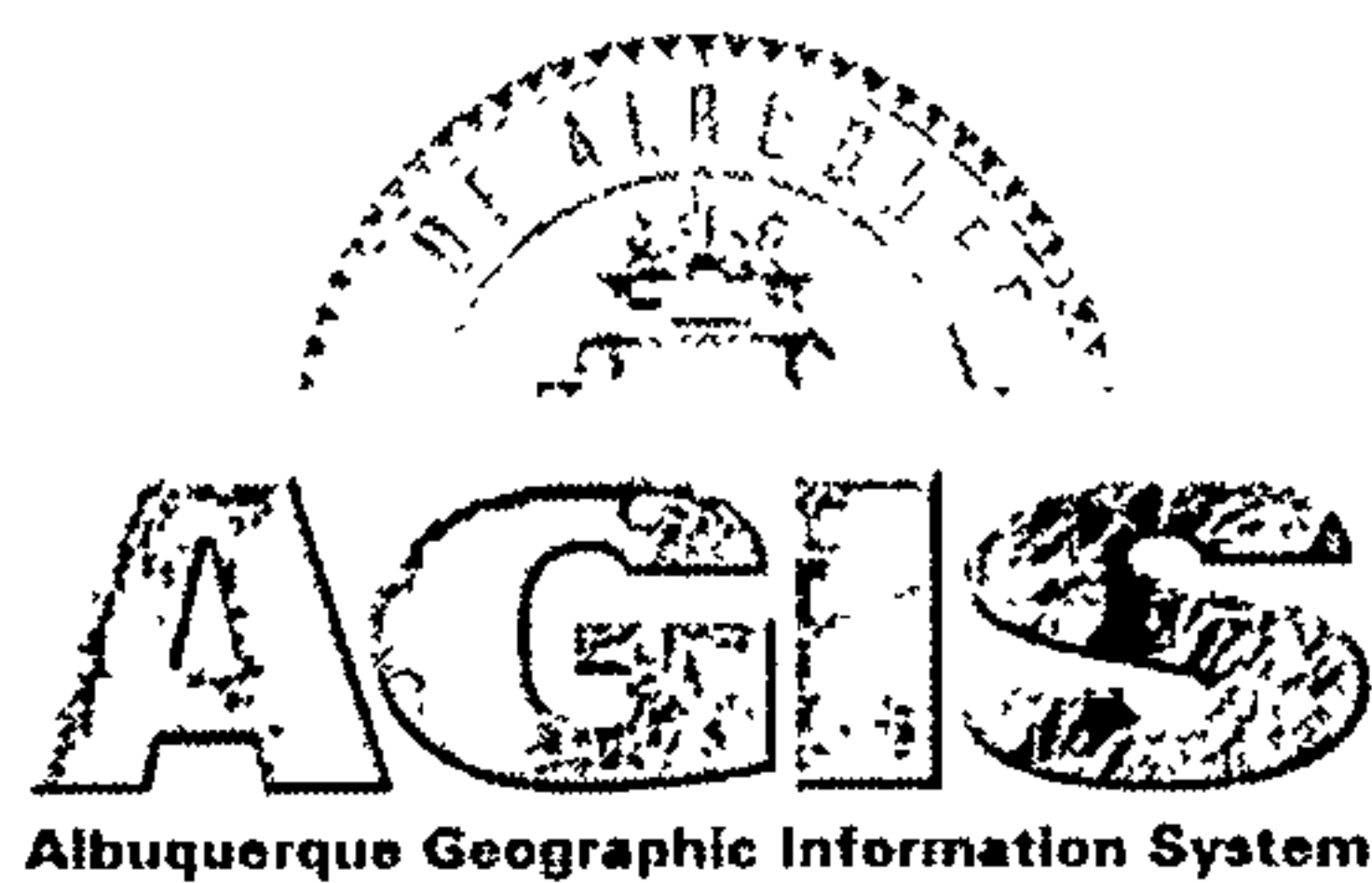


Zone Atlas Page:

# J-21-Z

Selected Symbols

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



Map amended through 9/2/2014

Note. Grey Shading Represents Area Outside of the City Limits

0 750 1,500 Feet

**ARCH + PLAN**  
**LAND USE CONSULTANTS**  
**ALBUQUERQUE NM**

March 10, 2015

Jack Cloud, Chair  
City of Albuquerque  
Development Review Board  
600 2<sup>nd</sup> St NW  
Albuquerque NM

RE: **PROJECT #1010205**: 10601, 10701, 10801 Lomas Boulevard NE – Block 85-D Dale J. Bellamah's Princess Jeanne Park

Mr. Cloud and members of the Board:

I would like to request Final Plat review for a minor subdivision for the above referenced properties.

The Sketch Plat was reviewed on August 27, 2014.

The property owner would like to divide Block 85-D into two tracts and grant any easements as shown. Proposed Lot A contains 1.16 acres and Lot B contains 1.58 acres.

The site is developed an office complex known as The Atrium.

The property is zone O-1 and is governed by the Established Urban Area of the Albuquerque/Bernalillo County Comprehensive Plan which support the request.

If you have any questions or clarifications of the proposed request, feel free to contact me.

Sincerely,



Derrick Archuleta, MCRP  
Principal



PROJECT#

1010205

March 18. 2015

Pdf



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 2<sup>nd</sup> 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): Jacks High Country Inc. (Jack Spilman Pres) PHONE: \_\_\_\_\_  
 ADDRESS: 8953 26<sup>th</sup> NW CITY: Albuquerque STATE NM ZIP 87114 E-MAIL: concast.net  
 FAX: Jacks High Country @

APPLICANT: HPT Fund ID7 LLC PHONE: \_\_\_\_\_  
 ADDRESS: 2600 Douglas Rd, Suite 901 attn: David Lopez FAX: \_\_\_\_\_  
 CITY: Coral Gables, FL 3 STATE FL ZIP 33134 E-MAIL: \_\_\_\_\_  
 Proprietary interest in site: owner List all owners: \_\_\_\_\_

DESCRIPTION OF REQUEST: We are seeking approval to divide Block 85-D into two lots and grant any easements as shown

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. lot 85-D Block: 85-D Unit: \_\_\_\_\_  
 Subdiv/Addn/TBKA: Princess Jean Park  
 Existing Zoning: R-1 Proposed zoning: \_\_\_\_\_ MRGCD Map No \_\_\_\_\_  
 Zone Atlas page(s): T-21-Z UPC Code: 1001043 265 030 401 07

**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: one No. of proposed lots: two Total site area (acres): 2.7546  
 LOCATION OF PROPERTY BY STREETS: On or Near: Lomas Blvd NE  
 Between: Betts Street NE and Morris Street NE

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

SIGNATURE Jack A. Spilman DATE Aug 19 2014  
 (Print Name) Jack Spilman 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

Revised: 4/2012

Application case numbers	Action	S.F.	Fees
<u>140RB - 70289</u>	<u>SP</u>	_____	\$ <u>0</u>
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
_____	_____	_____	\$ _____
Hearing date <u>Aug. 27, 2014</u>			Total \$ <u>0</u>

Staff signature & Date 9-19-14

Project # 1010205



**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.

Jack Spilman  
Applicant name (print)  
Jack A. Spilman 8/19/14  
Applicant signature / date



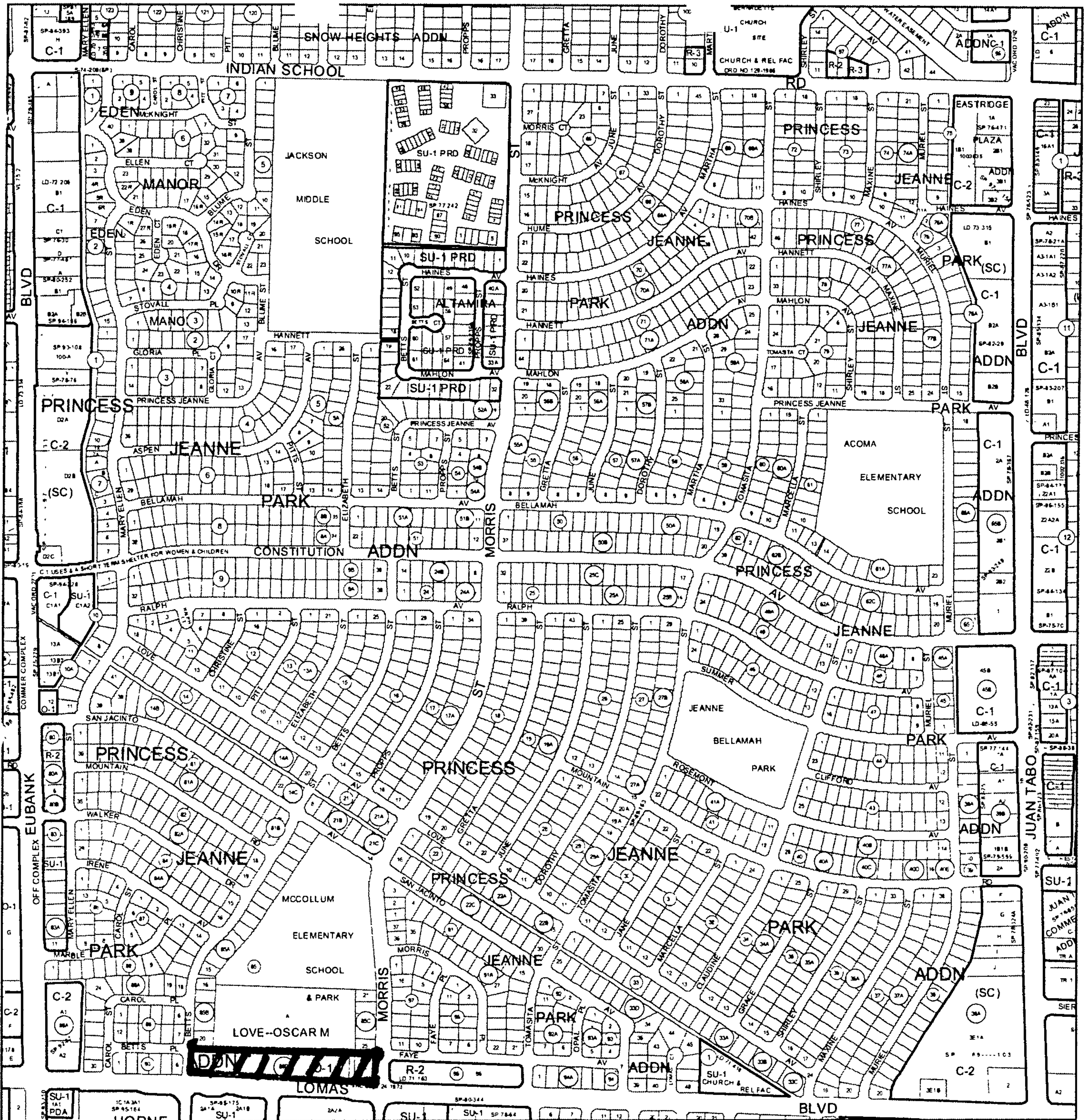
Form revised October 2007

- Checklists complete
  - Fees collected
  - Case #s assigned
  - Related #s listed
- Application case numbers  
14 - DRB - 70289

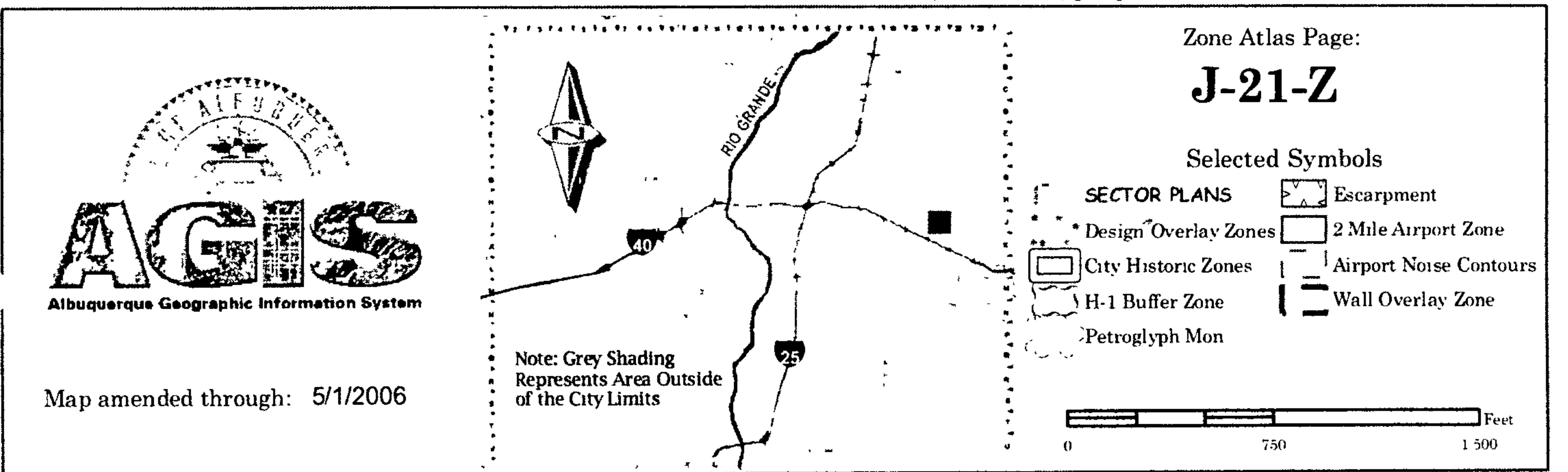
[Signature]  
Planner signature / date  
Project # 1010205

9-19-14





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

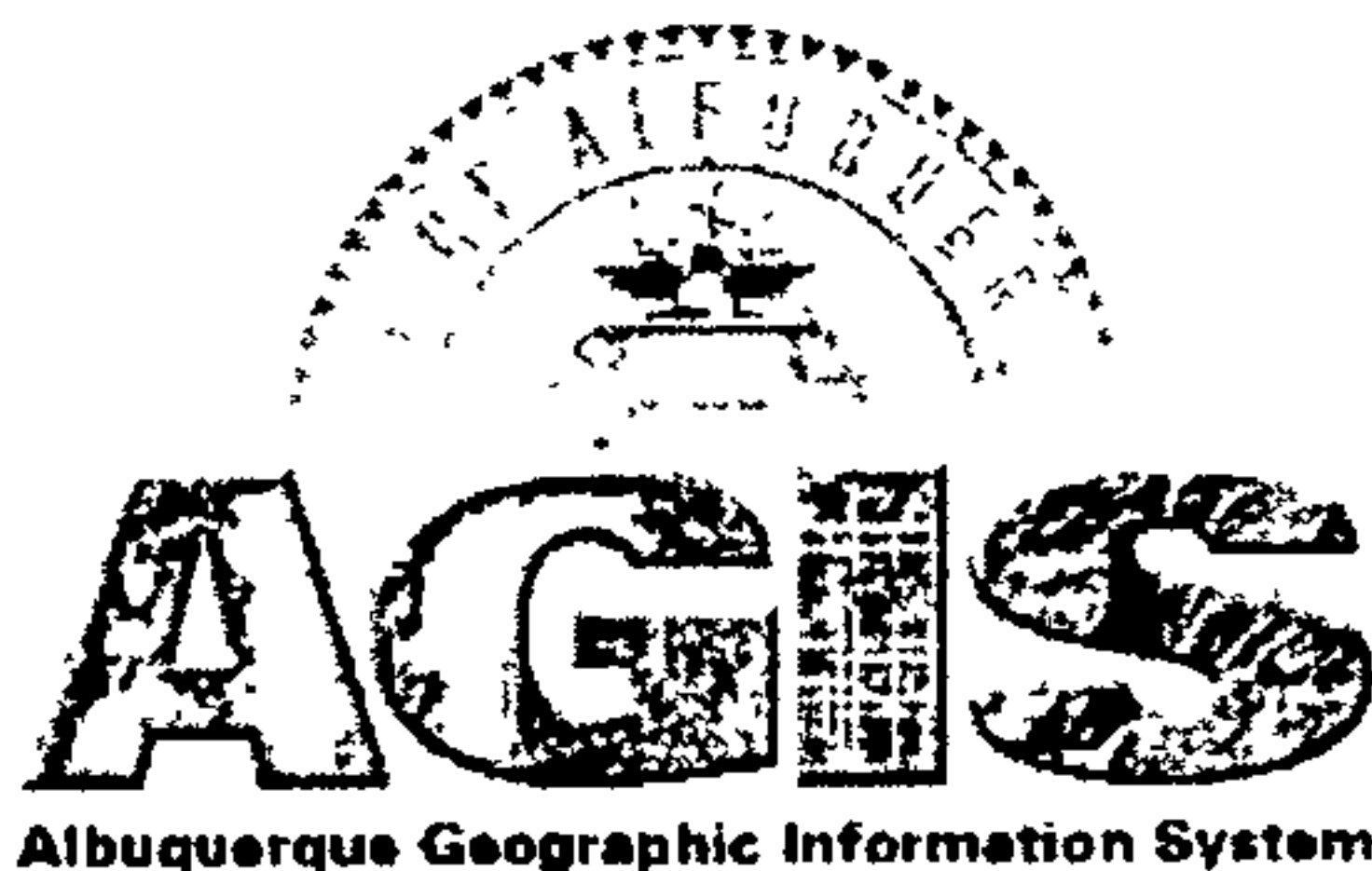


Zone Atlas Page:

**J-21-Z**

Selected Symbols

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



Albuquerque Geographic Information System

Map amended through: 5/1/2006

Note: Grey Shading Represents Area Outside of the City Limits

0 750 1500 Feet



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

To: City of Albuquerque Development Review Authority

Re: All of Block numbered 85-D of Dale J Bellamah's an addition to the City of Albuquerque, New Mexico filed in the office of the County Clerk of Bernalillo County , New Mexico on April 3, 1972 Volume C8, folio 121

Subject: The purpose of this plat is to divide Block 85-D into 2 lots and grant any easements as shown.

JUNE 24,2014

HPH FUND

PROJECT #  
1010205

August 27. 2014

SK



**ARCH + PLAN  
LAND USE CONSULTANTS  
ALBUQUERQUE NM**

April 14, 2015

Jack Cloud, Chair  
City of Albuquerque  
Development Review Board  
600 2<sup>nd</sup> St NW  
Albuquerque NM

RE: **PROJECT #1010205**: 10601, 10701, 10801 Lomas Boulevard NE – Block 85-D Dale J. Bellamah's Princess Jeanne Park

Mr. Cloud and members of the Board:

I would like to request Final Plat review for a minor subdivision for the above referenced properties. *for the April 22, 2015 hearing.*

The Final Plat was indefinitely deferred at the March 25, 2015 public meeting. Comments received at the March 18, 2015 public meeting from Transportation Development and the Albuquerque Bernalillo County Water Authority required corrective action prior to final plat consideration.

Transportation Development has identified 3 parking spaces which will be removed as part of this process.

Albuquerque Bernalillo County Water Authority required the splitting of the existing water and/or sanitary sewer easement into two separate easements to reflect the containment entirely within a single lot. In addition, the activation of service for proposed Lot B.

All above mentioned corrective actions have been addressed.

The property owner would like to divide Block 85-D into two tracts and grant any easements as shown. Proposed Lot A contains 1.16 acres and Lot B contains 1.58 acres.

The site is developed an office complex known as The Atrium.

The property is zone O-1 and is governed by the Established Urban Area of the Albuquerque/Bernalillo County Comprehensive Plan which support the request.

If you have any questions or clarifications of the proposed request, feel free to contact me.

Sincerely,

A handwritten signature in black ink that reads "Derrick Archuleta". The signature is written in a cursive style with a long horizontal flourish extending from the end of the name.

Derrick Archuleta, MCRP  
Principal





DEVELOPMENT REVIEW BOARD SUPPLEMENTAL SUBMITTAL

PROJECT NO. 1010205

TO: Application No. \_\_\_\_\_

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: April 22, 2015

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: RESUBMITTAL REFLECTING

CORRECTIVE ACTION FROM TRANSPORTATION DEVELOPMENT

AND ABCNUAS

CONTACT NAME: DERRICK FRETULETA

TELEPHONE: 900.8365 EMAIL: arcu-plan@comcast.net