



Supplemental Form (SF)

SUBDIVISION	S	Z	ZONING & PLANNING
Major subdivision action			Annexation
Minor subdivision action	☒		
Vacation			
Variance (Non-Zoning)			
SITE DEVELOPMENT PLAN	V		Zone Map Amendment (Establish or Change Zoning, includes Zoning within Sector Development Plans)
for Subdivision			Adoption of Rank 2 or 3 Plan or similar
for Building Permit	P		Text Amendment to Adopted Rank 1, 2 or 3 Plan(s), Zoning Code, or Subd. Regulations
Administrative Amendment/Approval (AA)			
IP Master Development Plan			
Cert. of Appropriateness (LUCC)	D		Street Name Change (Local & Collector)
STORM DRAINAGE (Form D)	L	A	APPEAL / PROTEST of...
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 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): 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: JOYCE VAN BERKEL PHONE:
ADDRESS: 5716 MORGAN LN NW FAX:
CITY: ALBUQUERQUE STATE NM ZIP 87120 E-MAIL:
Proprietary interest in site: OWNER List all owners:

DESCRIPTION OF REQUEST: VACATION OF 5' PUBLIC UTILITY EASEMENT

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 22-A Block: Unit: 2
Subdiv/Addn/TBKA: SADDLE RIDGE MRGCD Map No.
Existing Zoning: R-1 Proposed zoning: N/A
Zone Atlas page(s): E-11 UPC Code: 1-011-062-237-202-317-34

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: 1 Total site area (acres): .315±
LOCATION OF PROPERTY BY STREETS: On or Near: 5716 MORGAN LANE NW
Between: MONTAÑO RD NW and EQUESTRIAN DR NW

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

SIGNATURE Derrick Archuleta DATE 9.15.15
(Print Name) DERRICK ARCHULETA 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
-			\$
-			\$
-			\$
-			\$
-			\$
-			\$
Total			\$

Hearing date

Staff signature & Date

Project #

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)

- 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

Your attendance is required.

☐ EXTENSION OF MAJOR PRELIMINARY PLAT (DRB08)

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)

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.

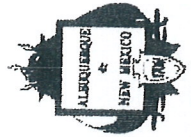
- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies
- Original Preliminary Plat, Infrastructure List, and/or Grading Plan (folded to fit into an 8.5" by 14" pocket) 6 copies
- Zone Atlas map with the entire property(ies) clearly 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.

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

Form revised October 2007



DERICK ARCHULETA

Applicant name (print)

Derrick Archuleta

Applicant signature / date

9-15-15

Planner signature / date

Project #

FORM V: SUBDIVISION VARIANCES & VACATIONS

☐ **BULK LAND VARIANCE (DRB04)**

- Application for Minor Plat on FORM S-3, including those submittal requirements. **(PUBLIC HEARING CASE) 24 copies**
- Letter briefly describing and explaining: the request, compliance with the Development Process Manual, and all improvements to be waived.
- Notice on the proposed Plat that there are conditions to subsequent subdivision (refer to DPM)
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.

☒ **VACATION OF PUBLIC EASEMENT (DRB27)**

☐ **VACATION OF PUBLIC RIGHT-OF-WAY (DRB28)**

- The complete document which created the public easement (folded to fit into an 8.5" by 14" pocket) **24 copies.**
- (Not required for City owned public right-of-way.)
- Drawing showing the easement or right-of-way to be vacated, etc. (not to exceed 8.5" by 11") **24 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the request
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.

DRB Public hearings are approximately 30 DAYS after the filing deadline. Your attendance is required.

☐ **SIDEWALK VARIANCE (DRB20)**

☐ **SIDEWALK WAIVER (DRB21)**

- Scale drawing showing the proposed variance or waiver (not to exceed 8.5" by 14") **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the variance or waiver
- List any original and/or related file numbers on the cover application

DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

☐ **SUBDIVISION DESIGN VARIANCE FROM MINIMUM DPM STANDARDS (DRB25)**

- Scale drawing showing the location of the proposed variance or waiver (not to exceed 8.5" by 14") **24 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the variance
- Office of Community & Neighborhood Coordination inquiry response, notifying letter, certified mail receipts
- Sign Posting Agreement
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

DRB meetings are approximately 30 DAYS after the filing deadline. Your attendance is required.

☐ **TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB19)**

☐ **EXTENSION OF THE SIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION (DRB07)**

- Drawing showing the sidewalks subject to the proposed deferral or extension (not to exceed 8.5" by 14") **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter briefly describing, explaining, and justifying the deferral or extension
- List any original and/or related file numbers on the cover application

DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. Your attendance is required.

☐ **VACATION OF PRIVATE EASEMENT (DRB26)**

☐ **VACATION OF RECORDED PLAT (DRB29)**

- The complete document which created the private easement/recorded plat (not to exceed 8.5" by 14") **6 copies**
- Scale drawing showing the easement to be vacated (8.5" by 11") **6 copies**
- Zone Atlas map with the entire property(ies) clearly outlined
- Letter/documents briefly describing, explaining, and justifying the vacation **6 copies**
- Letter of authorization from the grantors and the beneficiaries (private easement only)
- Fee (see schedule)
- List any original and/or related file numbers on the cover application

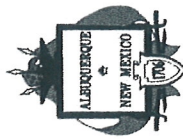
Unless the vacation is shown on a DRB approved plat recorded by the County Clerk within one year, it will expire.

DRB meetings are approximately 8 DAYS after the Tuesday noon filing deadline. 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.

DERPICK ARCHULETA

Applicant name (print) **9.15.15**
Applicant signature / date



Form revised 4/07

☐ Checklists complete

Application case numbers

☐ Fees collected

☐ Case #s assigned

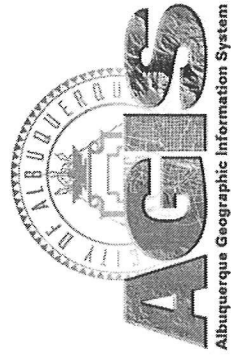
☐ Related #s listed

Project #

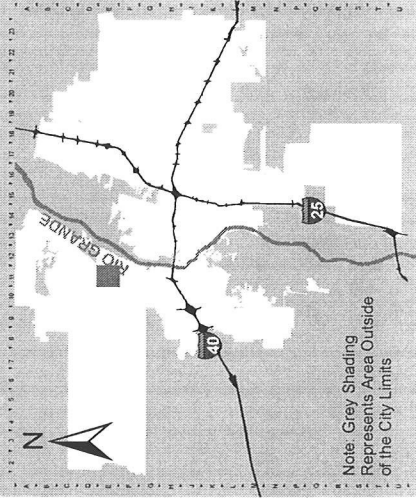
Planner signature / date



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



Map amended through: 9/2/2014



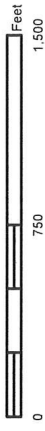
Note: Grey Shading
Represents Area Outside
of the City Limits

Zone Atlas Page:

E-11-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



1. UNLESS NOTED, NO. 4 REBAR WITH CAP STAMPED
2. THIS PLAT SHOWS THE EASEMENTS OF RECORD.
3. TOTAL AREA OF PROPERTY: 0.3149 ACRES.
4. BASIS OF BEARINGS IS THE NEW MEXICO STATE PLAT
5. DISTANCES ARE GROUND, BEARINGS ARE GRID.
6. COORDINATE SYSTEM, CENTRAL ZONE, NAD 1983.
7. DATE OF FIELD WORK: SEPTEMBER, 2019
8. NO PROPERTY WITHIN THE AREA OF THIS PLAT SHALL AT ANY TIME BE SUBJECT TO A DEED RESTRICTION, COVENANT, OR BINDING AGREEMENT PROHIBING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON LOTS OR PARENTS WITHIN THE AREA OF PROPOSED PLAT

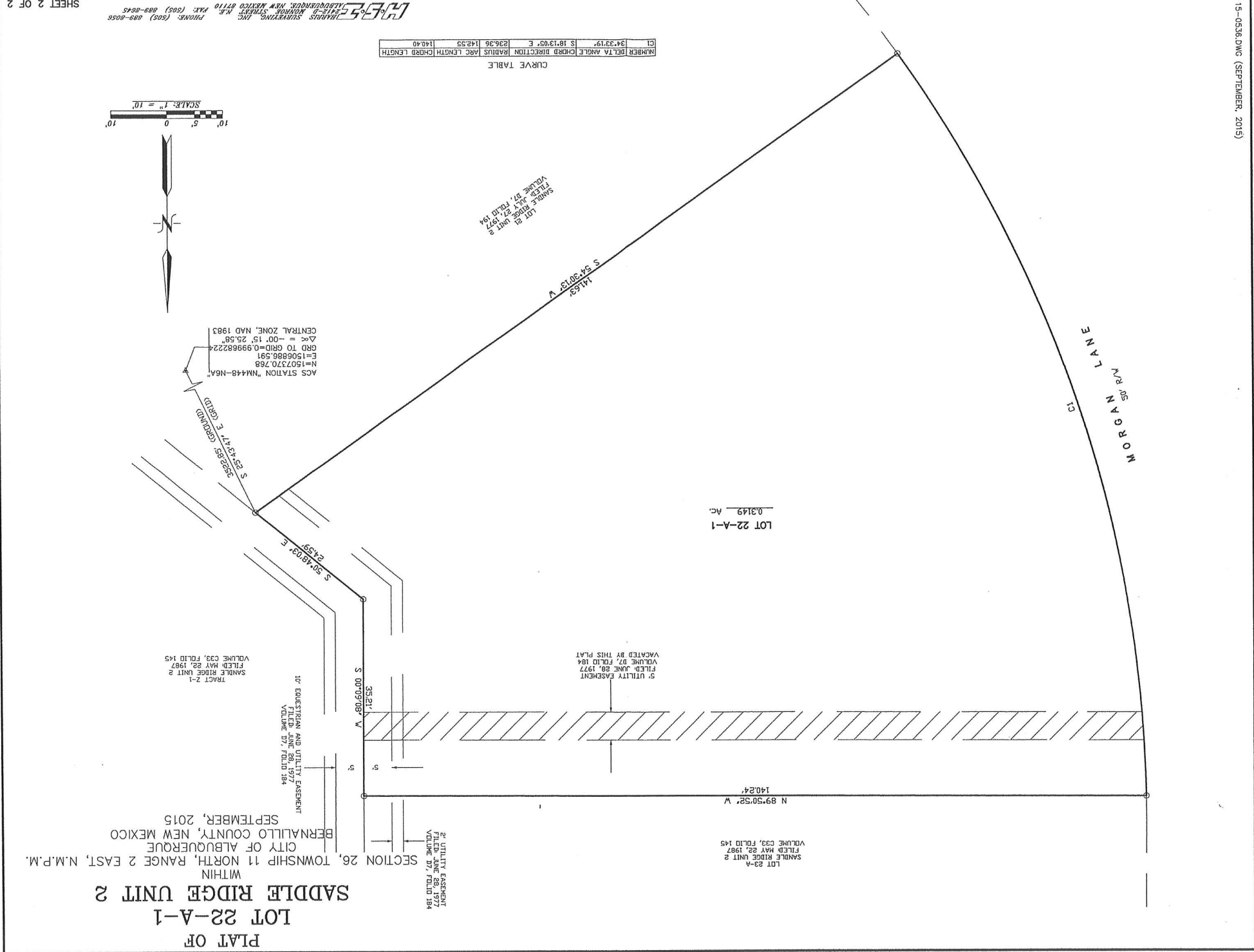
THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON
UPC# _____
PROPERTY OWNER OF RECORD: _____
BERNALILLO CO. TREASURER'S OFFICE: _____

FREE CONSENT

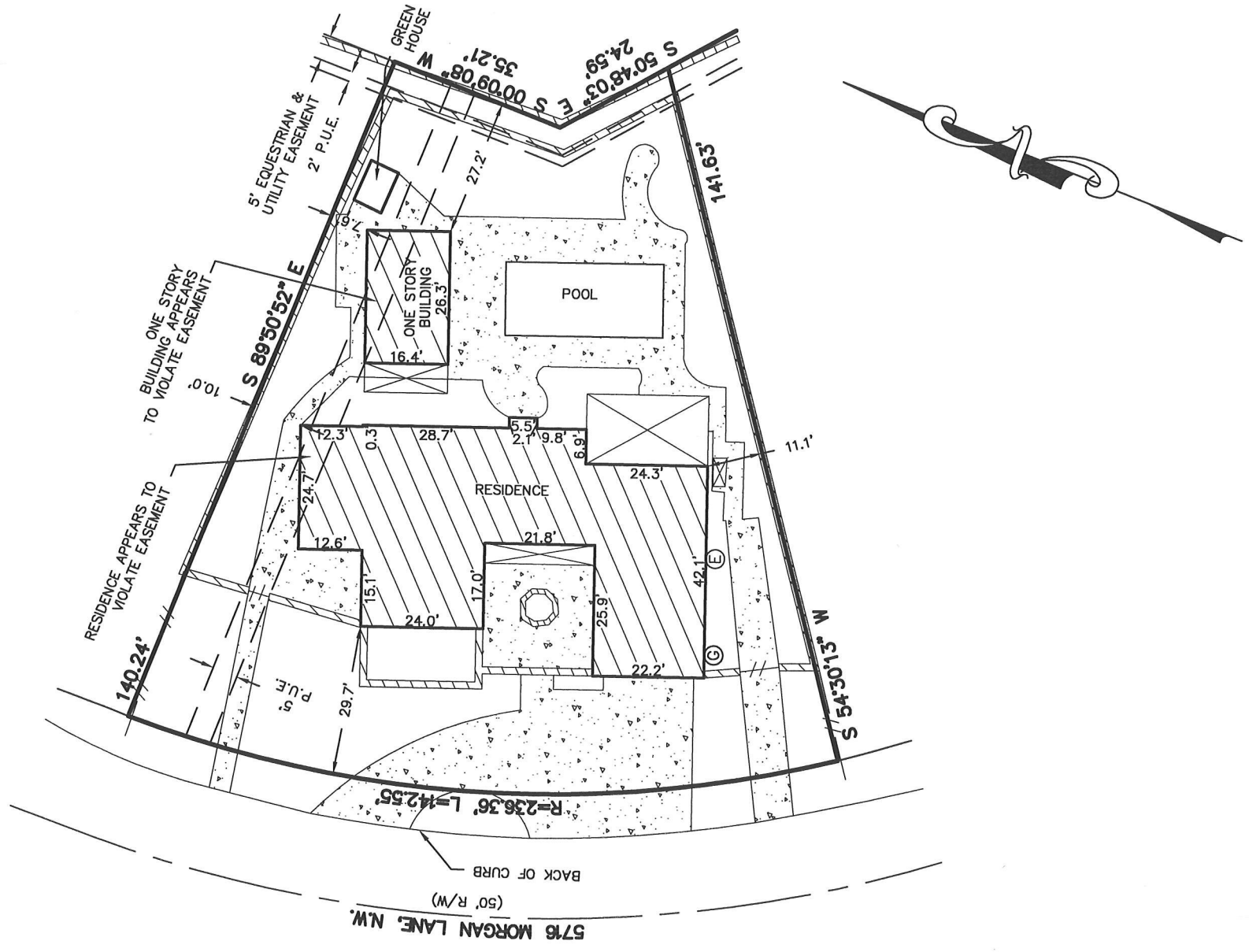
THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNERS AND PROPRIETOR THEREOF, SAID OWNER / PROPRIETOR HEREBY GRANT ANY AND ALL EASEMENTS AS MAY BE CREATED BY THIS PLAT, THOSE SIGNING AS OWNERS WARRANT THAT THEY HOLD AMONG THEM COMPLETE AND INDEFEASIBLE TITLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

PUBLIC SERVICE COMPANY OF NEW MEXICO	DATE
NEW MEXICO GAS COMPANY	DATE
QUEST CORPORATION D/B/A CENTURYLINK GC	DATE
COMCAST	DATE
CITY APPROVALS:	
CITY SURVEYOR	DATE
*REAL PROPERTY DIVISION (CONDITIONAL)	DATE
**ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL)	DATE
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
ABQWA	DATE
PARKS AND RECREATION DEPARTMENT	DATE
AMARCA	DATE
CITY ENGINEER	DATE
CITY CHAIRPERSON, PLANNING DEPARTMENT	DATE

LOT NUMBERED TWENTY-TWO-A (22-A) OF THE AMENDED PLAT OF SADDLE RIDGE UNIT 2, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT OF SAID SUBDIVISION, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON MAY 22, 1987 IN PLAT BOOK C33, FOLIO 145



- CONCRETE
- BLOCK WALL
- WOOD FENCE
- ELECTRIC METER
- GAS METER



DEFINED AS AN AREA OUTSIDE THE
0.2% ANNUAL CHANCE FLOODPLAIN.
AS DETERMINED BY F.E.M.A. AND
SHOWN ON THE FLOOD INSURANCE
RATE MAP DATED AUGUST 16, 2012,
MAP NO. 35001C0114H.

2. THIS LOT IS SUBJECT TO THE
CONDITIONS OF TITLE AFFECTING THE
INSURED PREMISES AS CONTAINED ON
THE NOTES ON THE RECORDED PLAT.
3. THIS REPORT IS NOT FOR USE BY A
PROPERTY OWNER FOR ANY PURPOSE.
THIS IS NOT A BOUNDARY SURVEY
AND MAY NOT BE SUFFICIENT FOR THE
SURVEY EXCEPTION FROM AN OWNER'S
TITLE POLICY. IT MAY OR MAY NOT
REVEAL ENCROACHMENTS, OVERLAPS,
CONFLICTS IN BOUNDARY LINES,
SHORTAGES IN AREA, OR OTHER
MATTERS WHICH WOULD BE DISCLOSED
BY AN ACCURATE BOUNDARY SURVEY.

SEE SHEET 2 FOR DRAWING

LEGAL DESCRIPTION

LOT NUMBERED TWENTY-TWO-A (22-A) OF THE AMENDED PLAT OF SADDLE RIDGE
UNIT 2, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND
DESIGNATED ON THE PLAT OF SAID SUBDIVISION, FILED IN THE OFFICE OF THE
COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON MAY 22, 1987, IN PLAT
BOOK C33, FOLIO 145.

This is to certify:

To Title Company: FIRST AMERICAN TITLE

; To Underwriter: FIRST AMERICAN TITLE INSURANCE COMPANY

To Lender: WALLICK & VOLK, INC.

that on AUGUST 17TH

N.M.R.P.S. No. 14271, made an inspection of the premises situated at LOT 22-A, SADDLE RIDGE, UNIT 2,

BERNALILLO County, New Mexico briefly described as (Address if applicable): 5716 MORGAN LANE N.W.

Plat Reference: Bearings, distances and/or curve data are taken from the following plat (include filing information if plat is filed): _____

SEE LEGAL DESCRIPTION

NOTE: The error of closure is less than one foot of error for every 10,000 feet along the perimeter of the legal description provided.
Easements shown hereon are as listed in the Title Commitment No. 2064124 provided by the Title Company. Improvement location is
based on previous property surveys. No monuments were set. This tract is subject to all easements, restrictions, and reservations of record
which pertain. This report is not to be relied on for the establishment of fences, buildings or other future improvements.

THIS IS NOT A BOUNDARY SURVEY FOR USE BY A PROPERTY OWNER FOR ANY PURPOSE (THIS INCLUDES BUILDING PERMITS)

I further certify as to the existence of the following at the time of my last inspection:

1. Evidence of rights of way, old highways or abandoned roads, lanes, trails or driveways, sewer, drains, water, gas, or oil pipe lines on or crossing said premises (show location , if none visible, so indicate): ●
2. Springs, streams, rivers, ponds, or lakes located, bordering on or through said premises: ●
3. Evidence of cemeteries or family burial grounds located on said premises (show location): ●
4. Overhead utility poles, anchors, pedestals, wires or lines overhanging or crossing said premises and serving other properties (show location): ●



Will W. Plotner, Jr.
N.M.R.P.S. No. 14271

XFINITY Connect

arch.plan@comcast.net
+ Font Size -

TRNA comments on Utility Easement at 5716 Morgan Lane

From : aboard10@juno.com
Subject : TRNA comments on Utility Easement at 5716 Morgan Lane
To : Tony@Harrissurveying.comcastbiz.net, arch plan <arch.plan@comcast.net>
Cc : mdodrill@firstam.com

Thu, Sep 10, 2015 08:41 AM

To Whom it may concern,

The Board of the Taylor Ranch Neighborhood Association has reviewed the request to vacate the public utilities easement on the north side of the property at 5716 Morgan Lane NW. The Board has no objection to the request to replat this property to vacate that easement and waives the required 15 day period for review.

The legal lot description is: LOT NUMBERED TWENTY-TWO-A (22-A) OF THE AMENDED PLAT OF SADDLE RIDGE UNIT 2, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT OF SAID SUBDIVISION, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON MAY 22, 1987, IN FLAT BOOK C33, FOLIO 145.

Sincerely,

Rene' Horvath

Land Use Director for TRNA

898-2114

Buffett's New Enemy

Buffett just confirmed his worst fear. Click here for his warning.
fool.com