



**Please check the appropriate box(es) and refer to supplemental forms for submittal requirements. All fees must be paid at the time of application.**

<b>MISCELLANEOUS APPLICATIONS</b>	<input type="checkbox"/> Extension of Infrastructure List or IIA (Form S3)
<input type="checkbox"/> Site Plan Administrative DFT (Forms SP & P2)	<b>PRE-APPLICATIONS</b>
<input type="checkbox"/> Final EPC Sign-off for Master Development/Site Plans - EPC (Form P2)	<input type="checkbox"/> Sketch Plat Review and Comment (Form S3)
<input type="checkbox"/> Infrastructure List or Amendment to Infrastructure List (Form S3)	<input type="checkbox"/> Sketch Plan Review and Comment (Form S3)
<input type="checkbox"/> Temporary Deferral of S/W (Form S3)	<b>APPEAL</b>
<input type="checkbox"/> Extension of IIA: Temp. Def. of S/W (Form S3)	<input type="checkbox"/> Decision of Site Plan Administrative DFT (Form A)

<b>BRIEF DESCRIPTION OF REQUEST</b>

<b>APPLICATION INFORMATION</b>		
Applicant/Owner:		Phone:
Address:		Email:
City:	State:	Zip:
Professional/Agent (if any):		Phone:
Address:		Email:
City:	State:	Zip:
Proprietary Interest in Site:	List <u>all</u> owners:	

<b>SITE INFORMATION (Accuracy of the existing legal description is crucial! Attach a separate sheet if necessary.)</b>		
Lot or Tract No.:	Block:	Unit:
Subdivision/Addition:	MRGCD Map No.:	UPC Code:
Zone Atlas Page(s):	Existing Zoning:	Proposed Zoning
# of Existing Lots:	# of Proposed Lots:	Total Area of Site (Acres):

<b>LOCATION OF PROPERTY BY STREETS</b>		
Site Address/Street:	Between:	and:

<b>CASE HISTORY (List any current or prior project and case number(s) that may be relevant to your request.)</b>

I certify that the information I have included here and sent in the required notice was complete, true, and accurate to the extent of my knowledge.

<b>Signature:</b>	<b>Date:</b>
<b>Printed Name:</b>	<input type="checkbox"/> Applicant or <input type="checkbox"/> Agent

**FORM S3: ADMINISTRATIVE APPLICATIONS – Development Facilitation Team (DFT) as of 12/25/2022****\_ AMENDMENT TO INFRASTRUCTURE LIST**

A Single PDF file of the complete application including all documents being submitted must be emailed to [PLNDRS@cabq.gov](mailto:PLNDRS@cabq.gov) prior to making a submittal. Zipped files or those over 9 MB cannot be delivered via email, in which case the PDF must be provided to City Staff using other online resources such as Dropbox or FTP. *The PDF shall be organized in the number order below.*

- 1) DFT Application form completed, signed, and dated
- 2) Form S3 with all the submittal items checked/marked
- 3) Zone Atlas map with the entire site clearly outlined and labeled
- 4) Letter of authorization from the property owner if application is submitted by an agent
- 5) Proposed Amended Infrastructure List
- 6) Original Infrastructure List

**\_ TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION**

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- 3) Zone Atlas map with the entire site clearly outlined and labeled
- 4) Letter of authorization from the property owner if application is submitted by an agent
- 5) A scale drawing showing the location of the deferred sidewalk with appropriate dimensions

**\_ EXTENSION OF THE IIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION**

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- 1) DFT Application form completed, signed, and dated
- 2) Form S3 with all the submittal items checked/marked
- 3) Zone Atlas map with the entire site clearly outlined and labeled

- \_\_\_ 4) Letter of authorization from the property owner if application is submitted by an agent
- \_\_\_ 5) Letter describing, explaining, and justifying the deferral or extension
- \_\_\_ 6) Drawing showing the sidewalks subject to the proposed deferral or extension

**\_ INFRASTRUCTURE LIST EXTENSION OR AN INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA)  
EXTENSION**

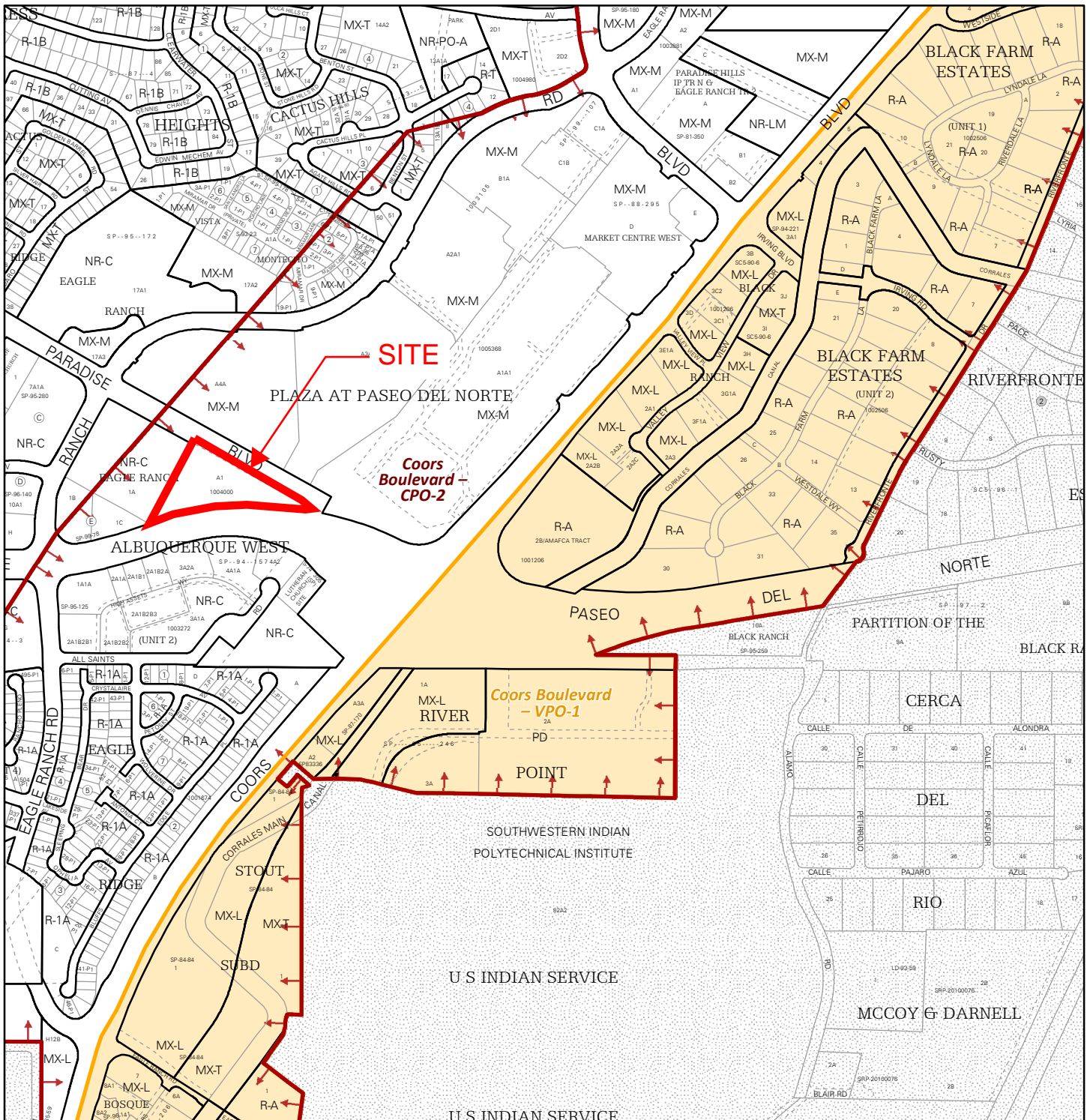
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- \_\_\_ 1) DFT Application form completed, signed, and dated
- \_\_\_ 2) Form S3 with all the submittal items checked/marked
- \_\_\_ 3) Zone Atlas map with the entire site clearly outlined and labeled
- \_\_\_ 4) Letter of authorization from the property owner if application is submitted by an agent
- \_\_\_ 5) Letter describing, explaining, and justifying the request per IDO Section 14-16-6-4(X)(4)
- \_\_\_ 6) Preliminary Plat or Site Plan
- \_\_\_ 7) Copy of DRB approved Infrastructure List
- \_\_\_ 8) Copy of recorded IIA

**\_ SKETCH PLAT OR SKETCH PLAN REVIEW AND COMMENT**


A Single PDF file of the complete application including all documents being submitted must be emailed to [PLNDRS@cabq.gov](mailto:PLNDRS@cabq.gov) prior to making a submittal. Zipped files or those over 9 MB cannot be delivered via email, in which case the PDF must be provided to City Staff using other online resources such as Dropbox or FTP. *The PDF shall be organized in the number order below.*

- \_\_\_ 1) DFT Application form completed, signed, and dated
- \_\_\_ 2) Form S3 with all the submittal items checked/marked
- \_\_\_ 3) Zone Atlas map with the entire site clearly outlined and labeled
- \_\_\_ 4) Letter describing, explaining, and justifying the request
- \_\_\_ 5) Scale drawing of the proposed subdivision plat or Site Plan
- \_\_\_ 6) Site sketch with measurements showing structures, parking, building setbacks, adjacent rights-of-way, and street improvements, if there is any existing land use

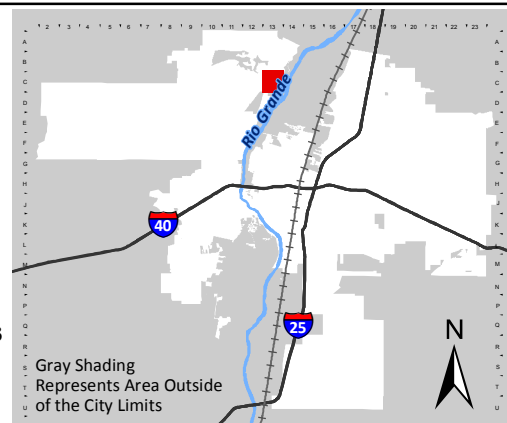


For more details about the Integrated Development Ordinance visit: <http://www.cabq.gov/planning/codes-policies-regulations/integrated-development-ordinance>

## IDO Zone Atlas May 2018



IDO Zoning information as of May 17, 2018  
The Zone Districts and Overlay Zones  
are established by the  
Integrated Development Ordinance (IDO).



Gray Shading  
Represents Area Outside  
of the City Limits

Zone Atlas Page:  
**C-13-Z**

- Easement
- Escarpment
- Petroglyph National Monument
- Areas Outside of City Limits
- Airport Protection Overlay (APO) Zone
- Character Protection Overlay (CPO) Zone
- Historic Protection Overlay (HPO) Zone
- View Protection Overlay (VPO) Zone

0 250 500 1,000 Feet

September 6, 2022

Ms. Jolene Wolfley, Chair  
Development Review Board  
City of Albuquerque  
P.O. Box 1293  
Albuquerque, NM 87103

RE: **EXTENSION FOR INFRASTRUCTURE IMPROVEMENTS AGREEMENT  
4570 PARADISE BLVD. ALBUQUERQUE, NM 87114  
TR A-1 PLAT FOR TR A-1 ALBUQUERQUE WEST UNIT 2 (BEING A REPLAT OF  
TR A UNIT 1 & A PORTION OF LOTS 3 BLK 'E' ALBUQUERQUE WEST)  
ZONE ATLAS PAGE: C-13-Z**

Dear Ms. Wolfley:

The purpose of this letter is to authorize Tierra West LLC to act as agent on behalf of Paradise Hills Holding Company, Inc. pertaining to any and all submittals made to the City of Albuquerque for the above-referenced site.

*Michael McLaughlin*

Print Name

*Michael McLaughlin*

Signature

*President, Paradise Hills Holding Co., Inc.*

Title

*9-6-2022*

Date





September 30<sup>th</sup>, 2024

Ms. Jolene Wolfley  
Development Facilitation Team  
600 Second NW  
Albuquerque, NM 87102

**RE: 4570 PARADISE BLVD NW, ALBUQUERQUE, NM  
TR A-1 PLAT FOR TR A-1 A PORTION OF LOT 3 BLK 'E'  
IIA EXTENSION**

Dear Ms. Wolfley:

Tierra West LLC, on behalf of Paradise Hills Holding Company, is formally requesting an IIA Extension

**IDO Justification Criteria**

**14-16-6-4(W)(4)(b) The ZEO must determine whether the application for a time extension meets both of the following requirements:**

- 1. The applicant submitted a letter of justification for the requested time extension before the expiration of the original permit or approval.**  
The expiration of the current permit is October 6, 2024.
  
- 2. Circumstances beyond the control of the applicant have prevented construction, use, or occupancy of the property pursuant to 14-16-6-4(X)(2)(b)**  
The school is unable to go to construction while dealing with the increased costs of construction stemming from the Covid 19 pandemic. They intend to begin construction in the second quarter of 2025 assuming prices start to come down.

The project is a good site and please extend the construction deadline for those improvements.

Tierra West, on behalf of Paradise Hills Holding Company respectfully requests that this IIA Extension for two years from October 6, 2024, to October 6, 2026, is considered and approved administratively.

Sincerely,

Sergio Lozoya  
Senior Planner

A handwritten signature in black ink, appearing to read "Sergio Lozoya", with a long horizontal line extending to the right.

JN: 2017092  
RRB/sl/jn

**ADMINISTRATIVE AMENDMENT**

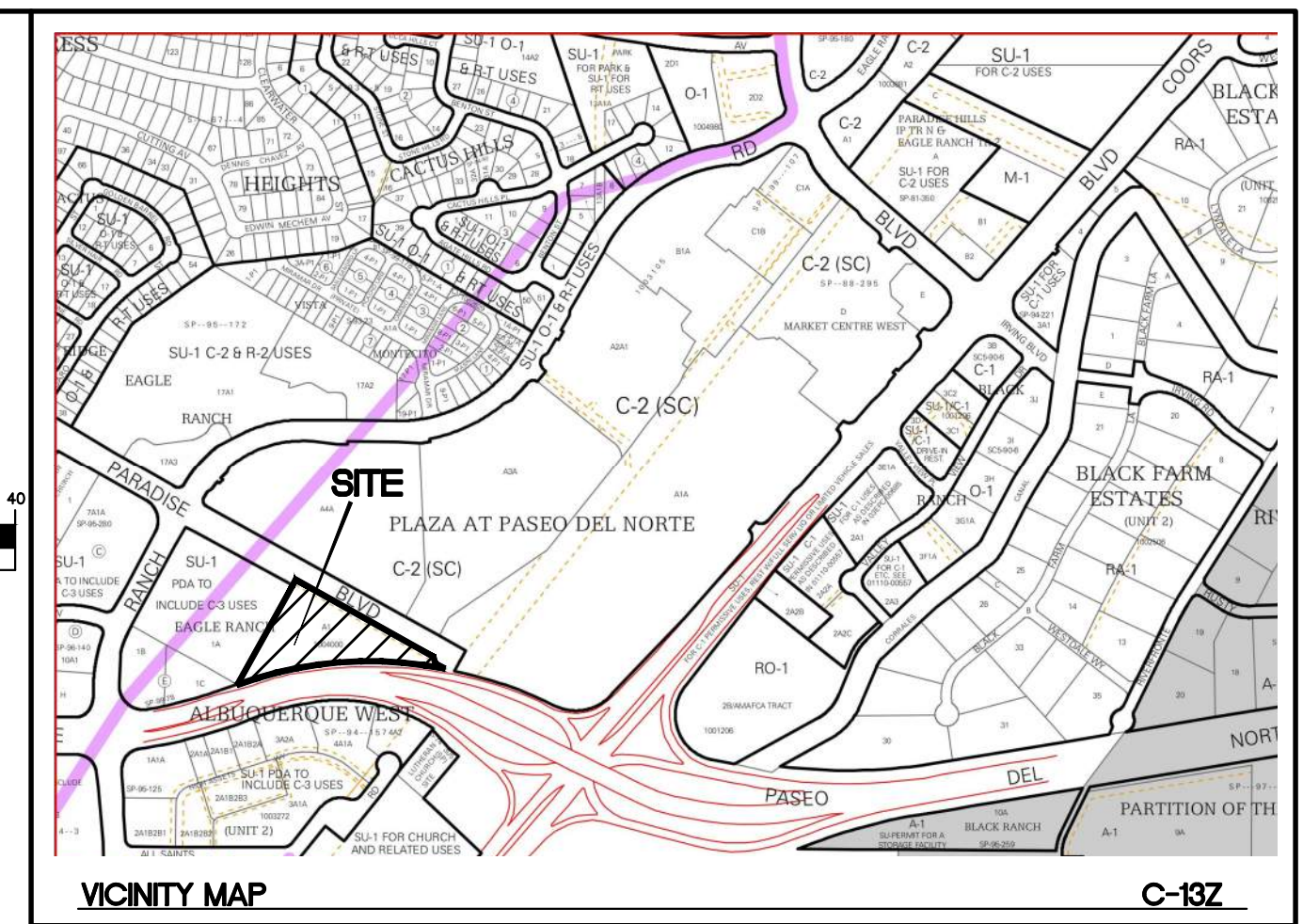
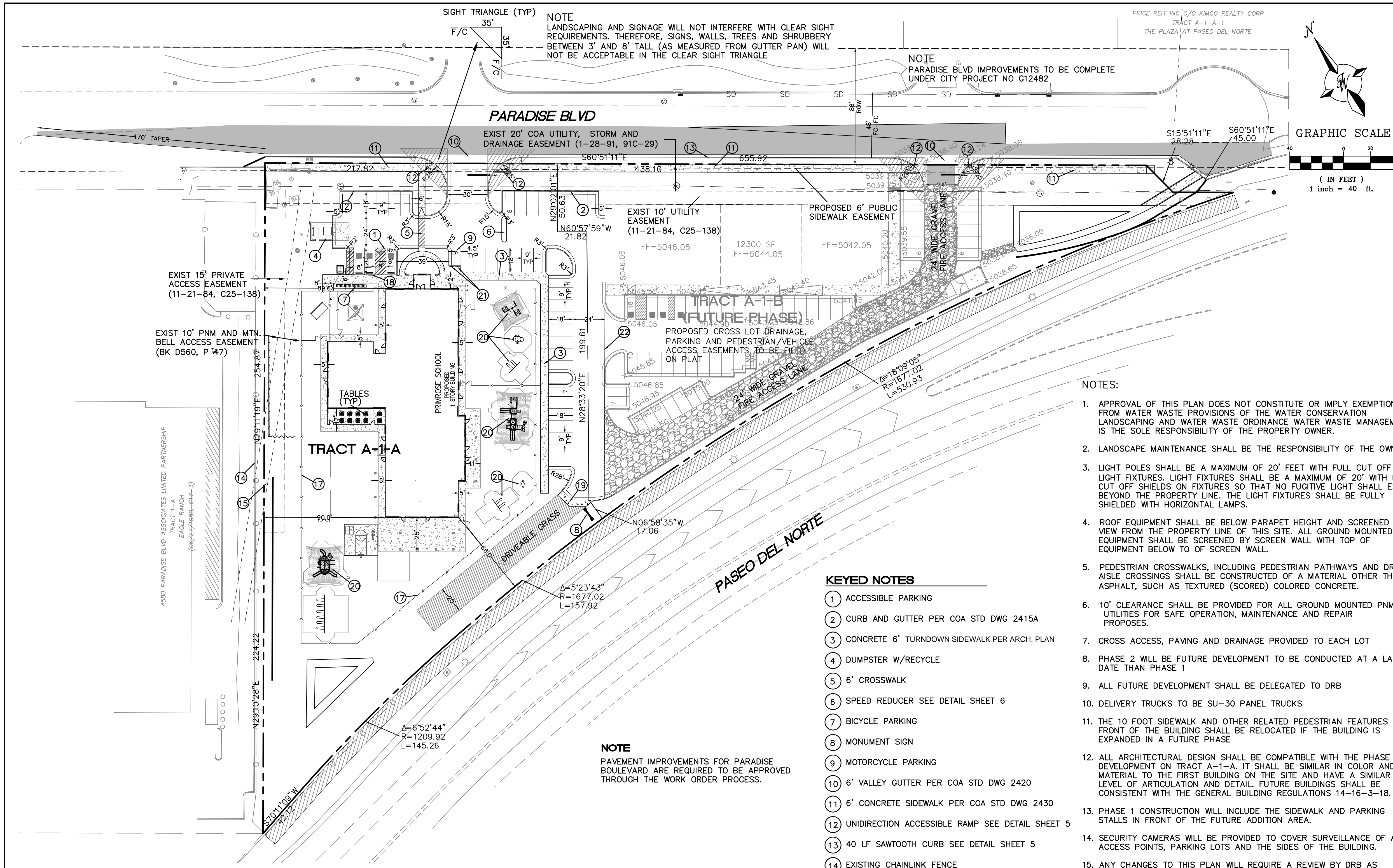
**FILE #** <sup>SI-2020</sup>-00722 **PROJECT #** <sup>PR-2020</sup>-004213

Updated and revised parking, access, and circulation.

**RBrito** DRG cr. RBrito, c. CAHO Planning Dept.  
at: (202) 893-1789/rbrito@caho.org  
c. US **04 Sept 2020**

**APPROVED BY** **DATE**

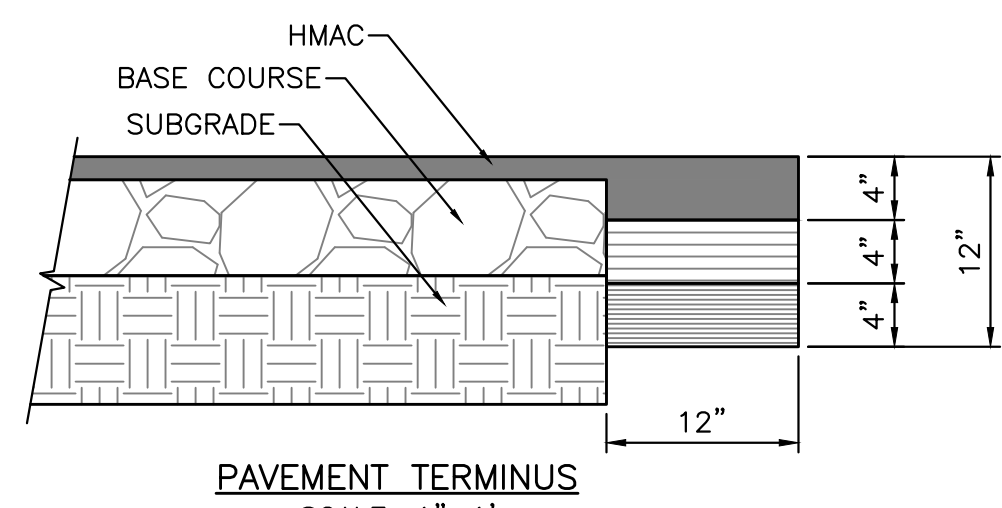




**LEGAL DESCRIPTION**  
TRACT A1 ALBUQUERQUE WEST UNIT 2

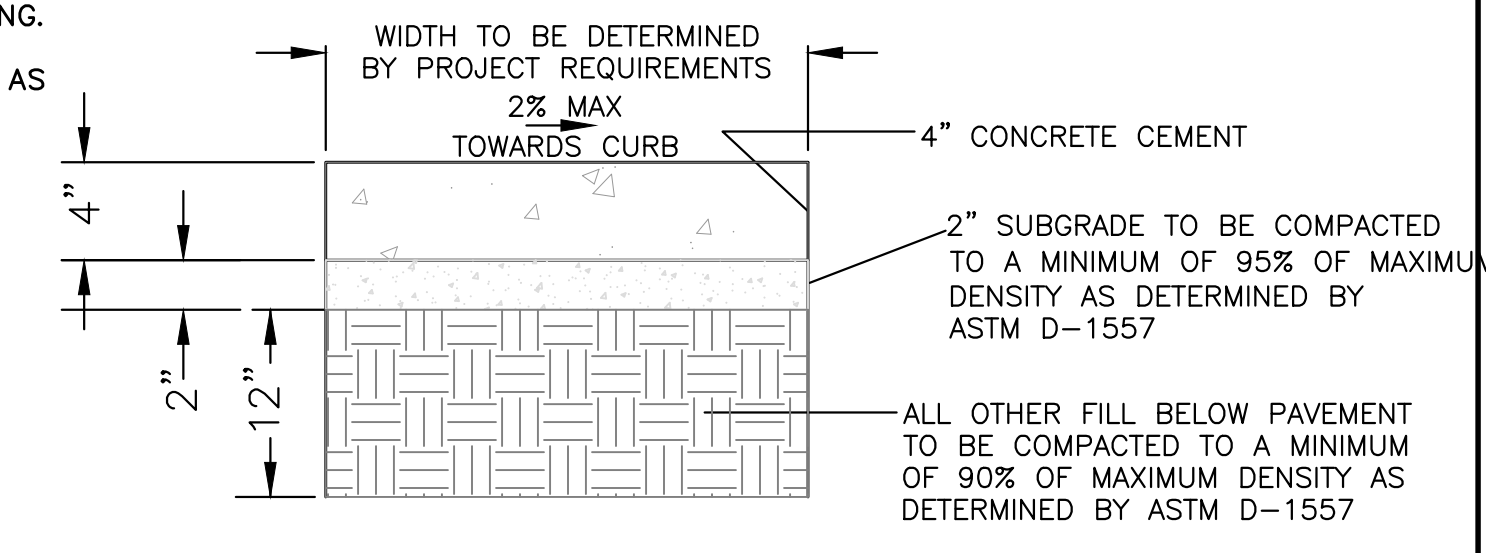
**LEGEND**

- CURB & GUTTER
- - - BOUNDARY LINE
- - - EASEMENT
- - - CENTERLINE
- - - RIGHT-OF-WAY
- ▭ BUILDING
- ▨ SIDEWALK
- ▩ RETAINING WALL
- - - EXISTING CURB & GUTTER
- - - PROPOSED FENCE
- ▨ NEW PAVING PER COA STANDARDS
- ▨ NEW 10' ASPHALT TRAIL
- ▨ BICYCLE RACK
- ▨ 24' GRAVEL FIRE ACCESS



**PAVEMENT TERMINUS**  
SCALE: 1"=1'

**NOTE:**  
THICKENED EDGE SHALL BE CONSTRUCTED IN COURSED NOT OVER 4" IN THICKNESS, EACH COURSE THOROUGHLY COMPACTED BEFORE PLACING NEXT COURSE, FINAL COURSE TO BE PLACED MONOLITHIC WITH PAVEMENT.



**CONCRETE SIDEWALK SECTION**

**SITE DATA TRACT A-1-A**

ZONING PROPOSED USAGE	NR-C SCHOOL
LOT AREA: PHASE 1	89664 SF (2.06 AC)
BUILDING AREA: PHASE 1	13779
STUDENTS:	190 MAX
FAR	0.154
BUILDING HEIGHT	26' MAXIMUM
SETBACKS	FRONT 11' (MINIMUM) SIDE 10' (MINIMUM) REAR 10' (MINIMUM)

**SITE DATA TRACT A-1-B**

ZONING PROPOSED USAGE	NR-C COMMERCIAL/RETAIL
LOT AREA: PHASE 2	62103 SF (1.43 AC)
BUILDING AREA: PHASE 2	12300 SF
FAR	0.198
BUILDING HEIGHT	26' MAXIMUM
SETBACKS	FRONT 11' (MINIMUM) SIDE 10' (MINIMUM) REAR 10' (MINIMUM)

**PARKING CALCULATIONS TRACT A-1-A**

UPDATED PER IDO BUILDING AREA: PHASE 1	13799 SF
PARKING REQUIRED PHASE 1	2 SPACES PER CLASSROOM TOTAL REQUIRED 24 SPACES
PARKING PROVIDED PHASE 1	32 SPACES
ACCESSIBLE SPACES REQUIRED PHASE 1	3 SPACES
PROVIDED PHASE 1	3 SPACES (1 VAN ACCESSIBLE)
MOTORCYCLE SPACES REQUIRED PHASE 1	2 SPACES
PROVIDED PHASE 1	2 SPACES
BICYCLE SPACES REQUIRED PHASE 1	10 SPACES
PROVIDED PHASE 1	20 SPACES

**PARKING CALCULATIONS TRACT A-1-B**

BUILDING AREA: PHASE 2	12300 SF
PARKING REQUIRED PHASE 2	4 SPACE PER 1000 SF TOTAL REQUIRED-49 SPACES
PARKING PROVIDED PHASE 2	49 SPACES
ACCESSIBLE SPACES REQUIRED PHASE 2	3 SPACES
PROVIDED PHASE 2	4 SPACES (1 VAN ACCESSIBLE)
MOTORCYCLE SPACES REQUIRED PHASE 2	2 SPACES
PROVIDED PHASE 2	2 SPACES
BICYCLE SPACES REQUIRED PHASE 2	2 SPACES
PROVIDED PHASE 2	5 SPACES

**KEYED NOTES**

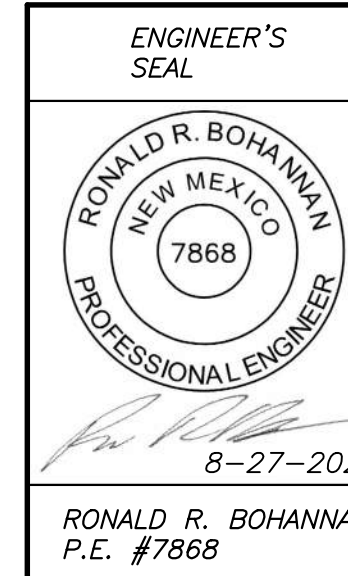
- 1 ACCESSIBLE PARKING
- 2 CURB AND GUTTER PER COA STD DWG 2415A
- 3 CONCRETE 6' TURNDOWN SIDEWALK PER ARCH. PLAN
- 4 DUMPSTER W/RECYCLE
- 5 6' CROSSWALK
- 6 SPEED REDUCER SEE DETAIL SHEET 6
- 7 BICYCLE PARKING
- 8 MONUMENT SIGN
- 9 MOTORCYCLE PARKING
- 10 6' VALLEY GUTTER PER COA STD DWG 2420
- 11 6' CONCRETE SIDEWALK PER COA STD DWG 2430
- 12 UNIDIRECTION ACCESSIBLE RAMP SEE DETAIL SHEET 5
- 13 40 LF SAWTOOTH CURB SEE DETAIL SHEET 5
- 14 EXISTING CHAINLINK FENCE
- 15 PROPOSED RETAINING WALL SEE DETAIL SHEET 5
- 16 NOT USED
- 17 TUBULAR STEEL FENCE
- 18 ZERO CURB (AT ACCESSIBLE SPACES)
- 19 CONCRETE DRIVE PAD
- 20 PLAYGROUND EQUIPMENT
- 21 MOTORCYCLE PARKING SIGN
- 22 THICKENED EDGE OF ASPHALT

**NOTES:**

1. APPROVAL OF THIS PLAN DOES NOT CONSTITUTE OR IMPLY EXEMPTION FROM WATER WASTE PROVISIONS OF THE WATER CONSERVATION LANDSCAPING AND WATER WASTE ORDINANCE WATER WASTE MANAGEMENT IS THE SOLE RESPONSIBILITY OF THE PROPERTY OWNER.
2. LANDSCAPE MAINTENANCE SHALL BE THE RESPONSIBILITY OF THE OWNER.
3. LIGHT POLES SHALL BE A MAXIMUM OF 20' FEET WITH FULL CUT OFF LIGHT FIXTURES. LIGHT FIXTURES SHALL BE A MAXIMUM OF 20' WITH FULL CUT OFF SHIELDS ON FIXTURES SO THAT NO FUGITIVE LIGHT SHALL ESCAPE BEYOND THE PROPERTY LINE. THE LIGHT FIXTURES SHALL BE FULLY SHIELDED WITH HORIZONTAL LAMPS.
4. ROOF EQUIPMENT SHALL BE BELOW PARAPET HEIGHT AND SCREENED FROM VIEW FROM THE PROPERTY LINE OF THIS SITE. ALL GROUND MOUNTED EQUIPMENT SHALL BE SCREENED BY SCREEN WALL WITH TOP OF EQUIPMENT BELOW TO SCREEN WALL.
5. PEDESTRIAN CROSSWALKS, INCLUDING PEDESTRIAN PATHWAYS AND DRIVE AISLE CROSSINGS SHALL BE CONSTRUCTED OF A MATERIAL OTHER THAN ASPHALT, SUCH AS TEXTURED (SCORED) COLORED CONCRETE.
6. 10' CLEARANCE SHALL BE PROVIDED FOR ALL GROUND MOUNTED PNM UTILITIES FOR SAFE OPERATION, MAINTENANCE AND REPAIR PROPOSES.
7. CROSS ACCESS, PAVING AND DRAINAGE PROVIDED TO EACH LOT
8. PHASE 2 WILL BE FUTURE DEVELOPMENT TO BE CONDUCTED AT A LATER DATE THAN PHASE 1
9. ALL FUTURE DEVELOPMENT SHALL BE DELEGATED TO DRB
10. DELIVERY TRUCKS TO BE SU-30 PANEL TRUCKS
11. THE 10 FOOT SIDEWALK AND OTHER RELATED PEDESTRIAN FEATURES IN FRONT OF THE BUILDING SHALL BE RELOCATED IF THE BUILDING IS EXPANDED IN A FUTURE PHASE
12. ALL ARCHITECTURAL DESIGN SHALL BE COMPATIBLE WITH THE PHASE 1 DEVELOPMENT ON TRACT A-1-A. IT SHALL BE SIMILAR IN COLOR AND MATERIAL TO THE FIRST BUILDING ON THE SITE AND HAVE A SIMILAR LEVEL OF ARTICULATION AND DETAIL. FUTURE BUILDINGS SHALL BE CONSISTENT WITH THE GENERAL BUILDING REGULATIONS 14-16-3-18.
13. PHASE 1 CONSTRUCTION WILL INCLUDE THE SIDEWALK AND PARKING STALLS IN FRONT OF THE FUTURE ADDITION AREA.
14. SECURITY CAMERAS WILL BE PROVIDED TO COVER SURVEILLANCE OF ALL ACCESS POINTS, PARKING LOTS AND THE SIDES OF THE BUILDING.
15. ANY CHANGES TO THIS PLAN WILL REQUIRE A REVIEW BY DRB AS OUTLINED IN THE IDO

**INDEX TO DRAWINGS**

1. SITE PLAN FOR BUILDING PERMIT
2. LANDSCAPING PLAN
3. CONCEPTUAL GRADING PLAN
4. MASTER UTILITY PLAN
5. CONSTRUCTION DETAILS
6. CONSTRUCTION DETAILS
7. APPROVED FIREONE PLAN
8. BUILDING ELEVATION



**PRIMROSE SCHOOL OF NW ALBUQUERQUE**

**SITE PLAN FOR BUILDING PERMIT**

TERRA WEST, LLC  
5571 MIDWAY PARK PL NE  
ALBUQUERQUE, NEW MEXICO 87109  
(505) 858-3100  
www.tierrowestllc.com

**DRAWN BY**  
pm

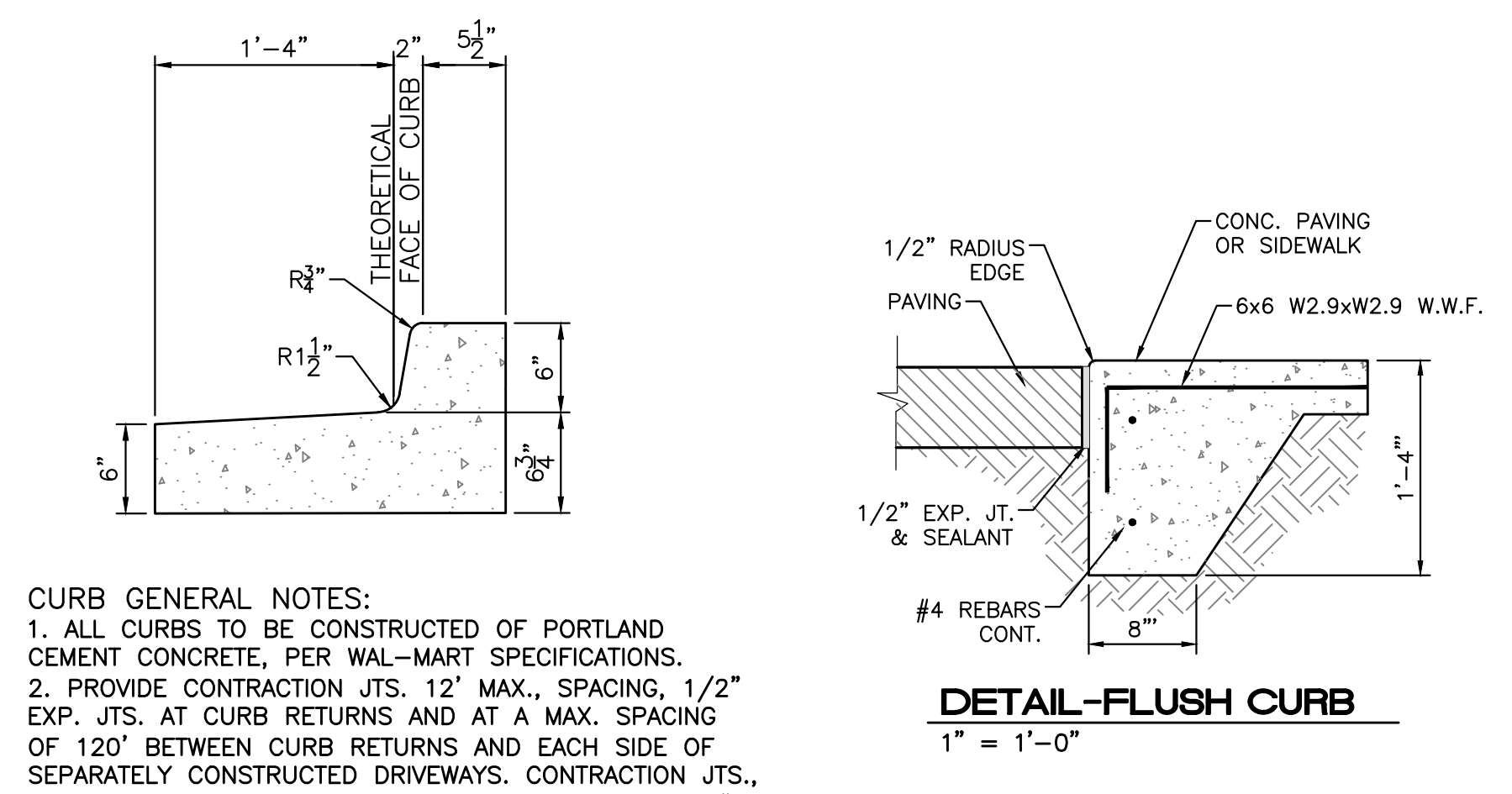
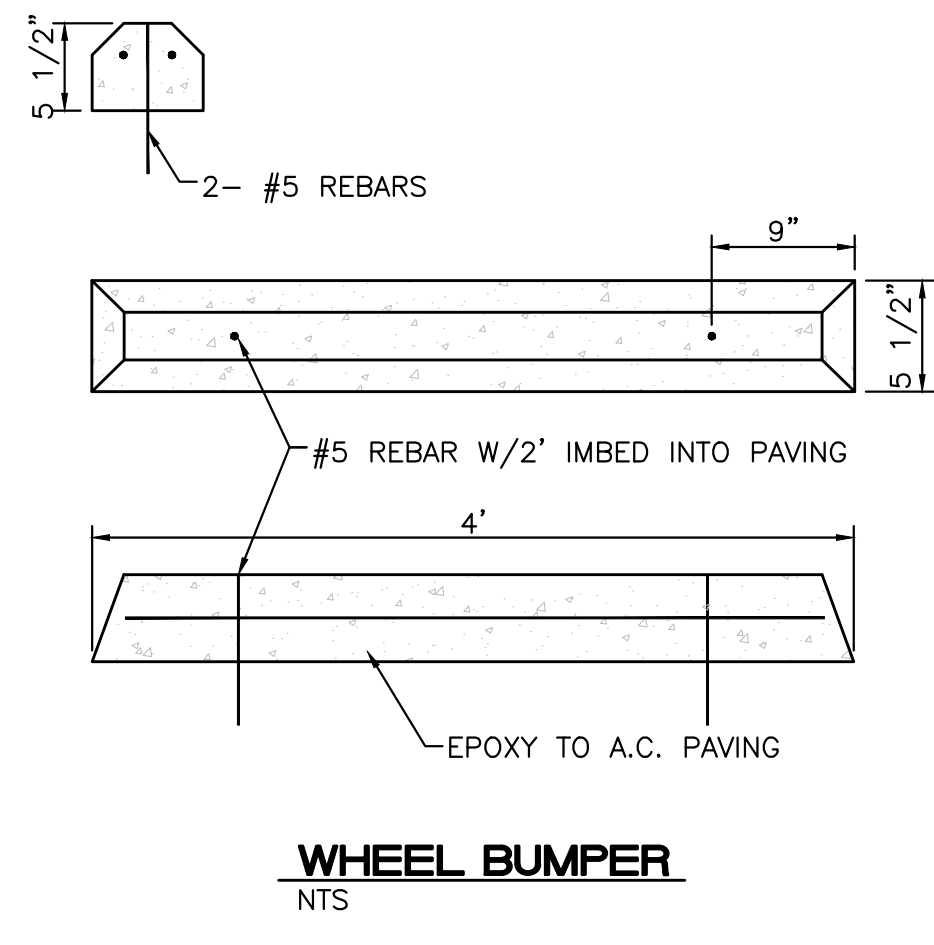
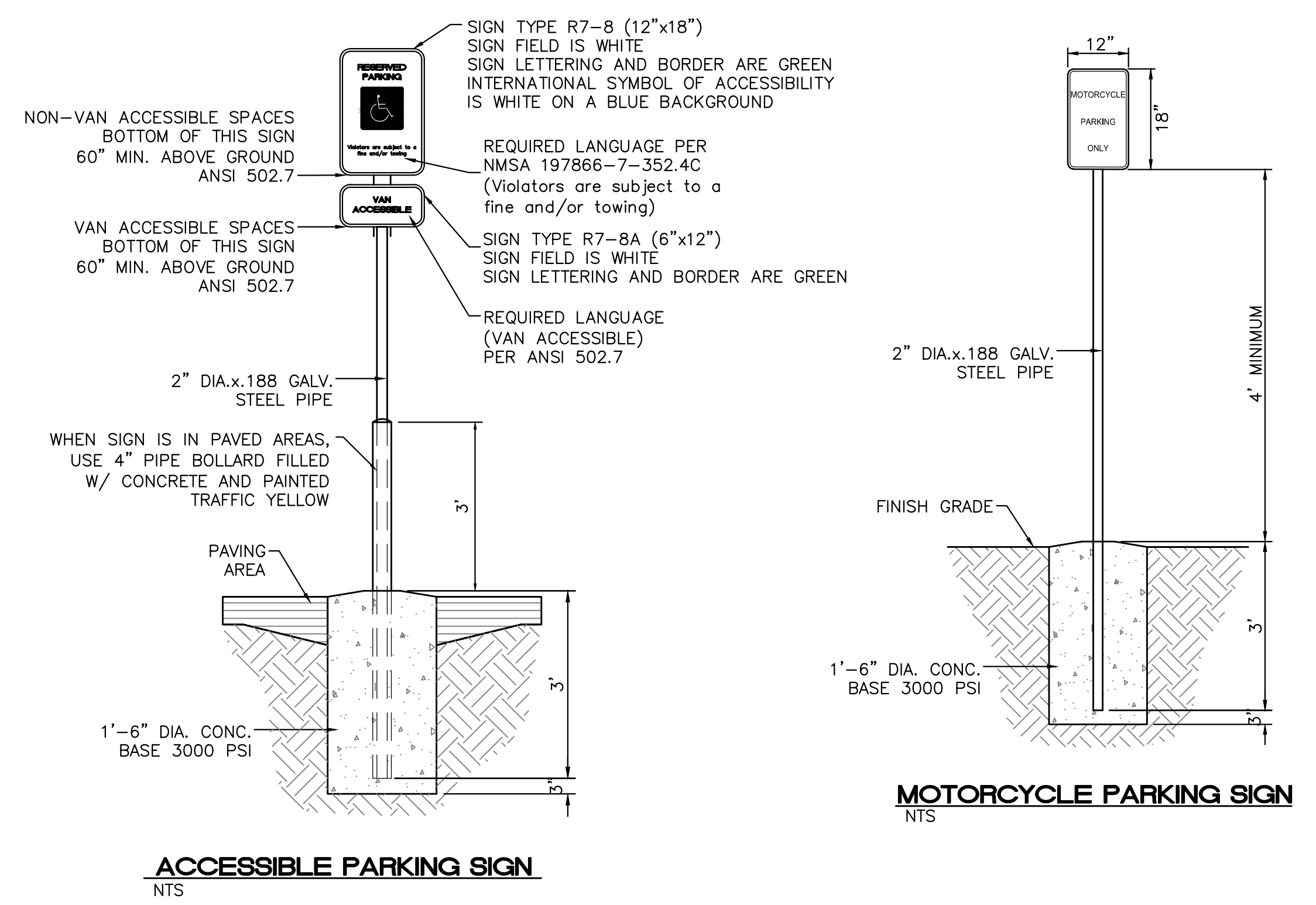
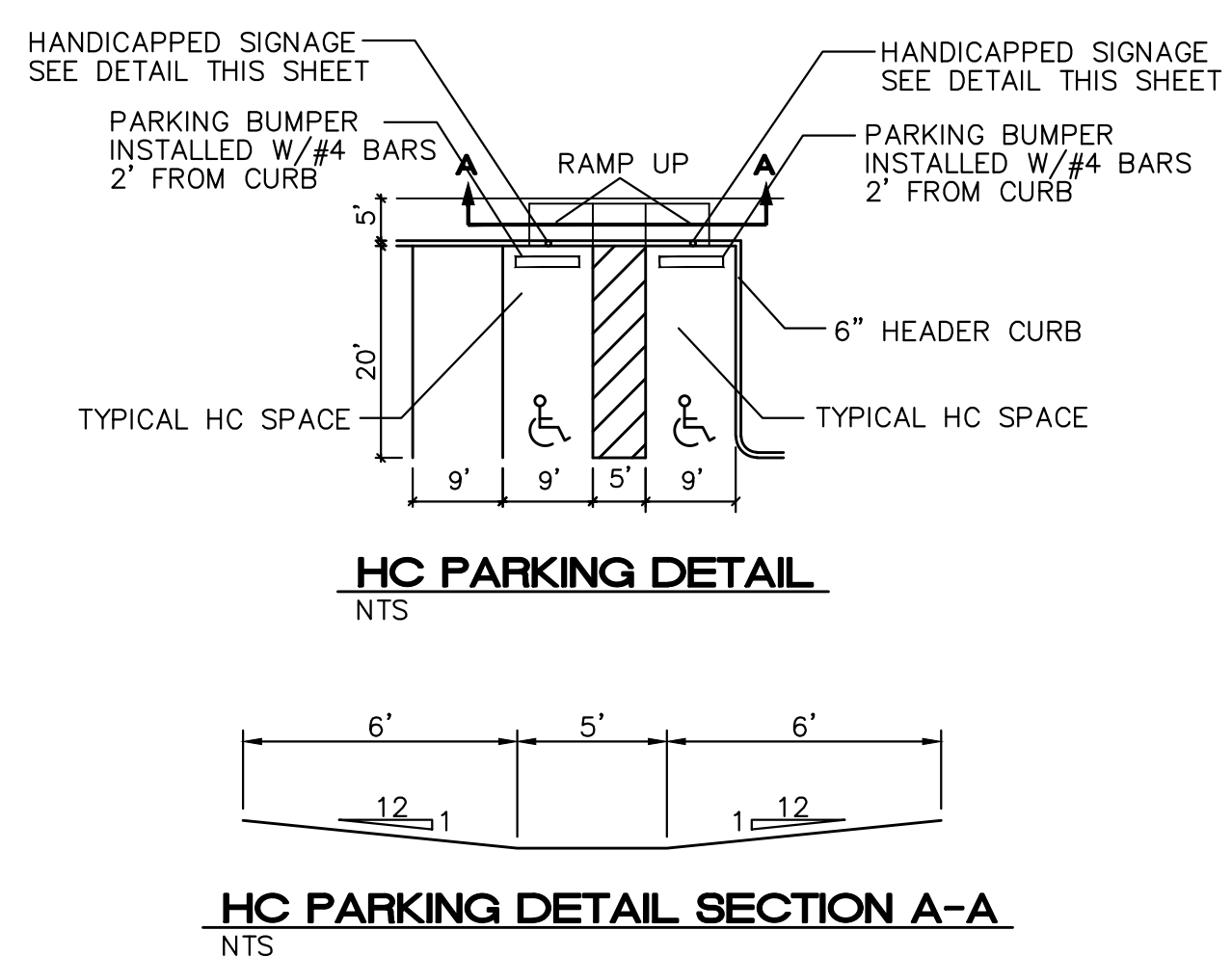
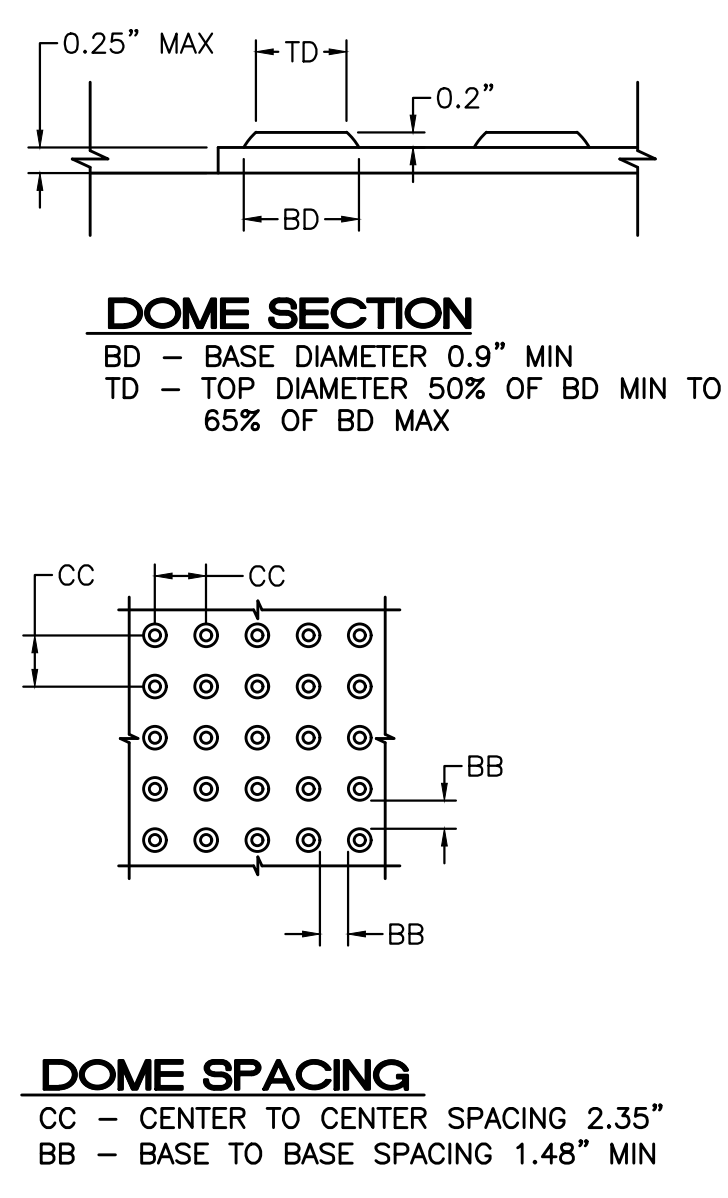
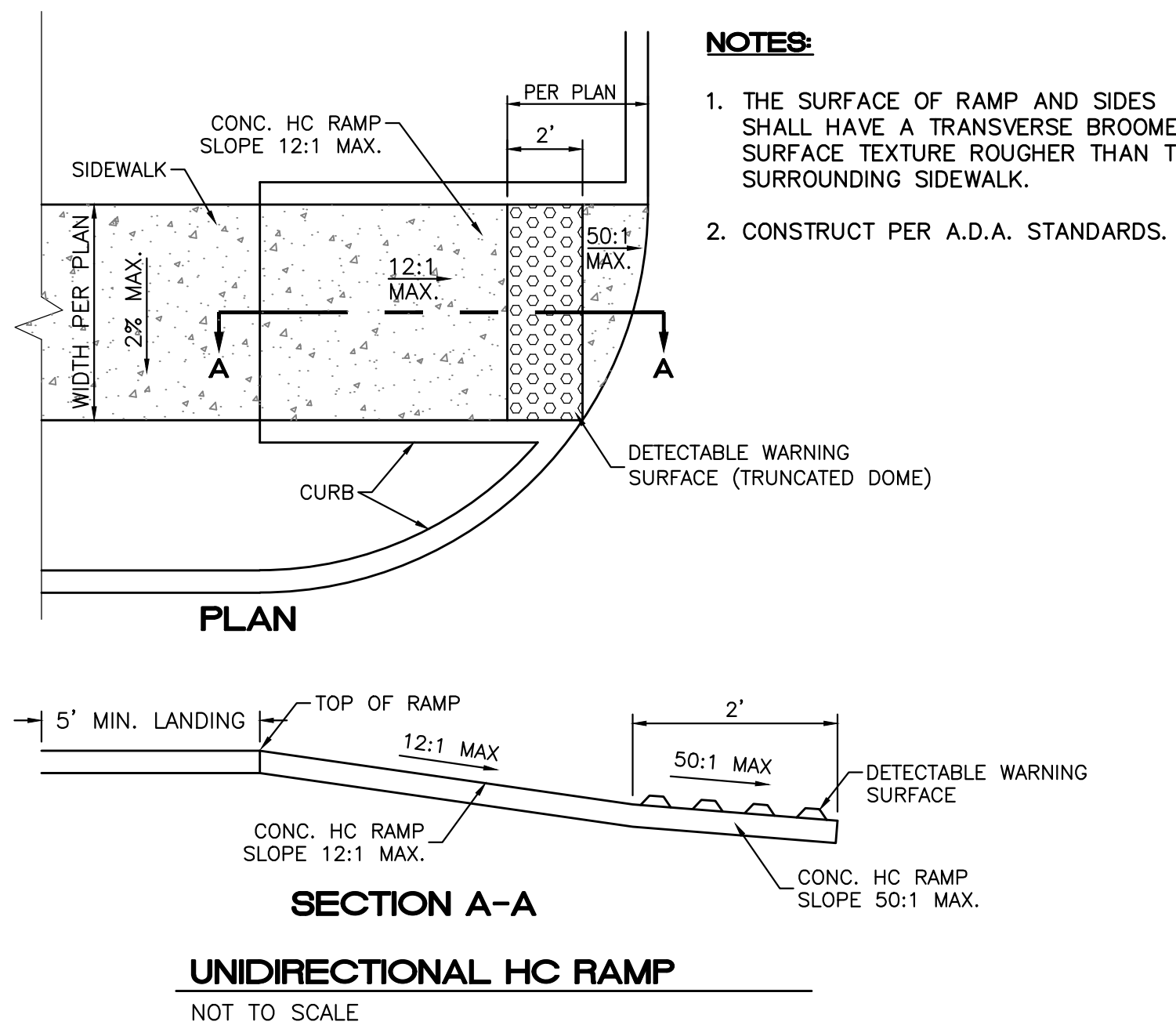
**DATE**  
8-27-2020

**DRAWING**

**SHEET #**  
1

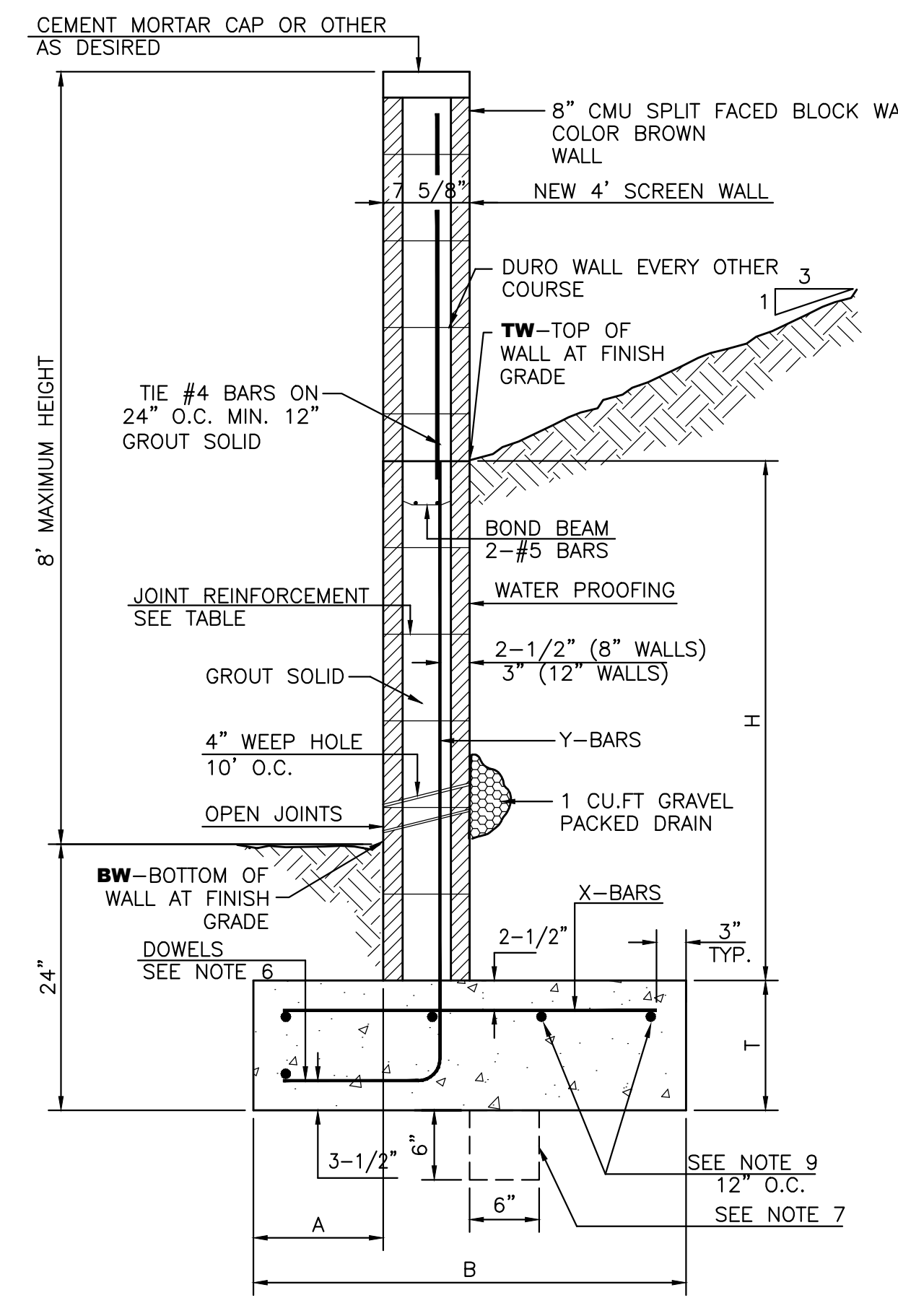
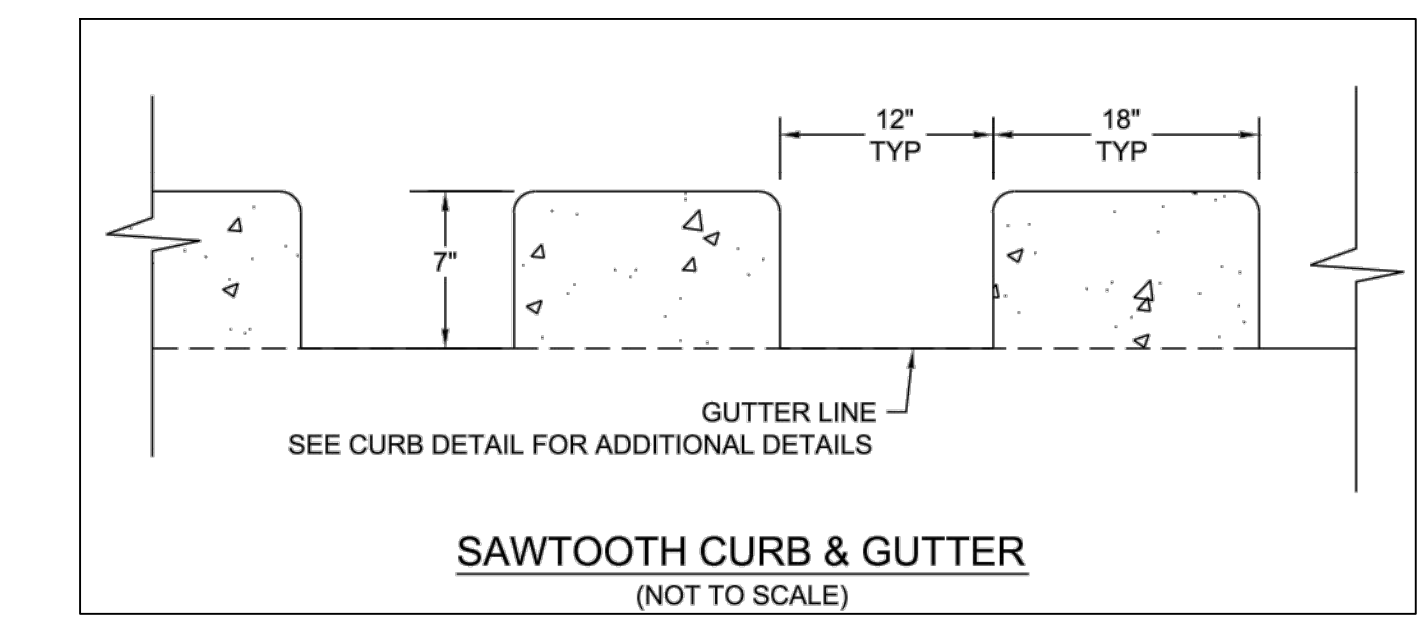
**JOB #**  
2017092





**CURB GENERAL NOTES:**  
 1. ALL CURBS TO BE CONSTRUCTED OF PORTLAND CEMENT CONCRETE, PER WAL-MART SPECIFICATIONS.  
 2. PROVIDE CONTRACTION JTS. 12" MAX., SPACING, 1/2" EXP. JTS. AT CURB RETURNS AND AT A MAX. SPACING OF 120' BETWEEN CURB RETURNS AND EACH SIDE OF SEPARATELY CONSTRUCTED DRIVEWAYS. CONTRACTION JTS. SHALL BE EITHER SAWED OR TOOLED A MINIMUM OF 1" DEEP AT FINISHED FACES.  
 3. ALL EDGES SHALL BE EDGED WITH A 3/8" RADIUS EDGING TOOL.  
 4. 1/4" ISOLATION JOINT SHALL BE PLACED BETWEEN SIDEWALK AND CURB WHEN CAST ADJACENT TO EACH OTHER.

**STANDARD CURB / GUTTER**  
 NTS



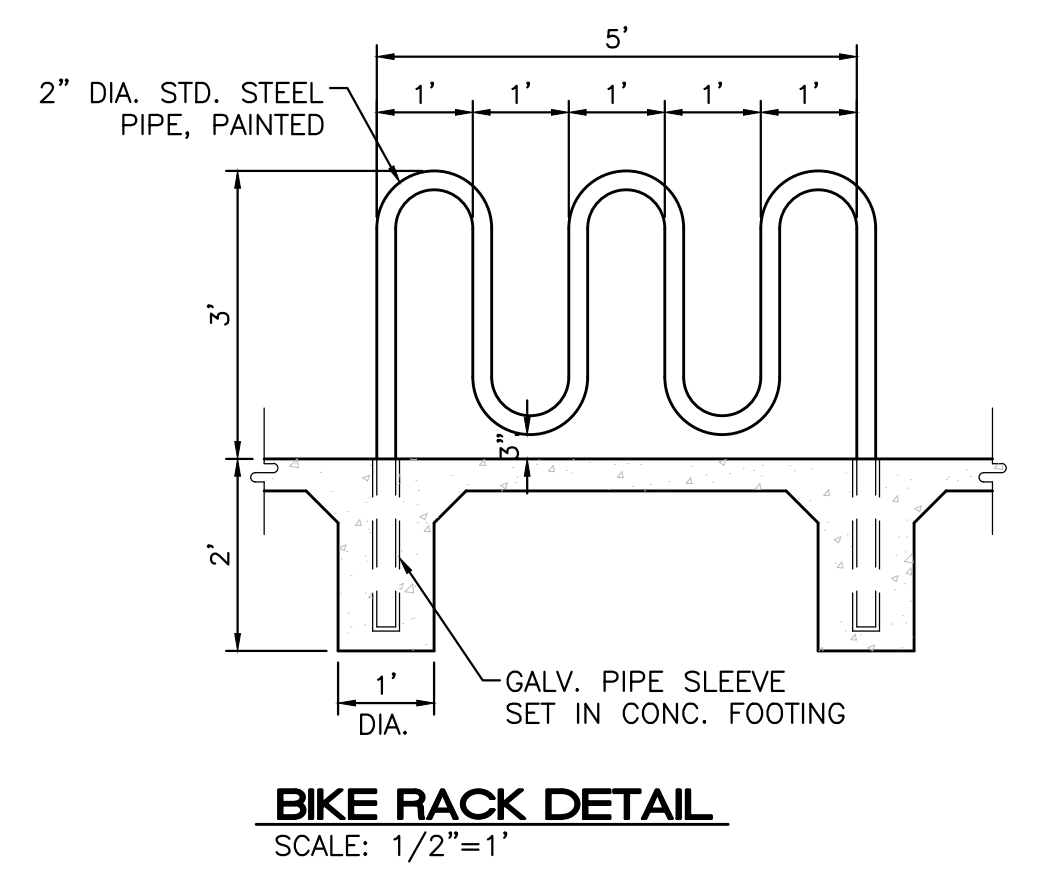
**8 INCH REINFORCED CONCRETE MASONRY WALL**

H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
2'-0"	8"	2'-0"	9"	#4 @32" O.C.	#4 @24" O.C.
2'-8"	8"	2'-0"	9"	#4 @32" O.C.	#4 @24" O.C.
3'-4"	8"	2'-4"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-0"	10"	2'-8"	9"	#4 @32" O.C.	#4 @24" O.C.
4'-8"	12"	3'-4"	10"	#5 @32" O.C.	#4 @18" O.C.
5'-4"	14"	3'-10"	10"	#6 @16" O.C.	#4 @18" O.C.
6'-0"	16"	4'-8"	12"	#6 @8" O.C.	#4 @12" O.C.

**12 INCH REINFORCED CONCRETE MASONRY WALL**

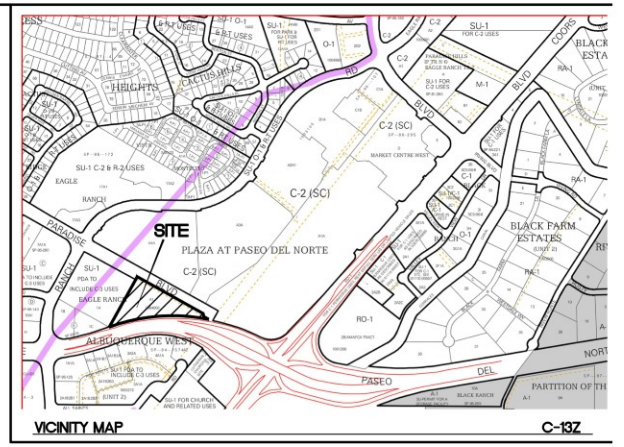
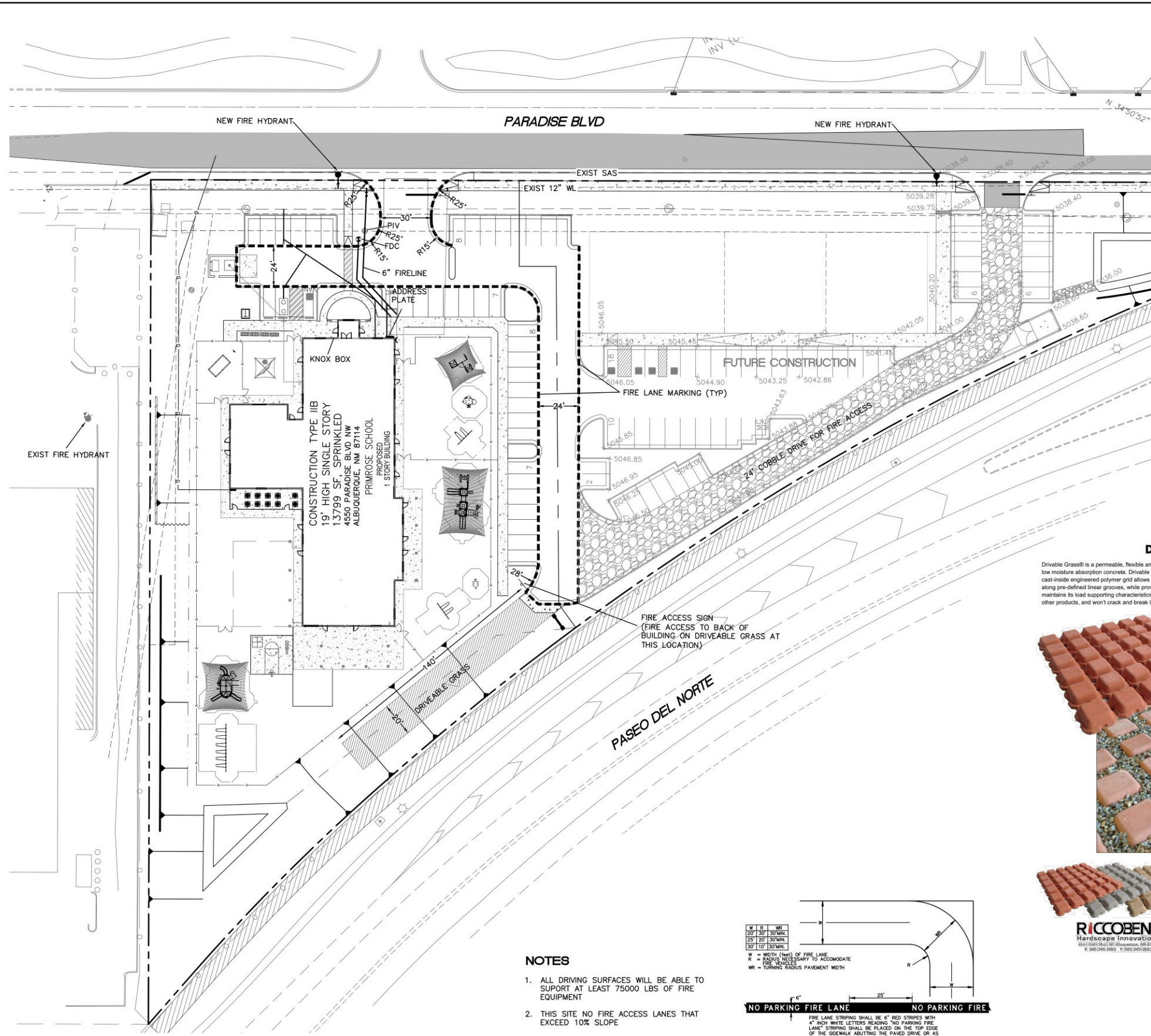
H	A	B	T	Y-BARS	X-BARS
ft.-in.	in.	ft.-in.	in.		
5'-4"	14"	3'-8"	10"	#6 @18" O.C.	#4 @24" O.C.
6'-0"	15"	4'-2"	12"	#4 @16" O.C.	#4 @18" O.C.
6'-8"	16"	4'-6"	12"	#6 @24" O.C.	#5 @18" O.C.
7'-4"	18"	4'-10"	12"	#6 @16" O.C.	#5 @18" O.C.
8'-0"	20"	5'-4"	12"	#7 @18" O.C.	#6 @12" O.C.
8'-8"	20"	5'-8"	12"	#7 @16" O.C.	#6 @12" O.C.

- GENERAL NOTES:**
- ALL CONCRETE IS TO BE 4000 PSI @ 28 DAYS.
  - MINIMUM COMPACTION UNDER FOOTINGS IS TO BE 95% PER ASTM. D 1557 FOR A DEPTH OF 12" MOISTURE CONTENT IS TO BE ± 2.0%.
  - BACK FILL AGAINST WALLS IS TO BE HAND-PLACED AND COMPACTED.
  - ALL BARS ARE TO BE GRADE 60, ASTM 615.
  - TRUSS TYPE DUR-O-WALL EVERY OTHER COURSE.
  - DOWELS SHALL BE AT LEAST EQUAL IN SIZE AND SPACING TO Y-BARS, SHALL PROJECT A MINIMUM OF 30 BAR DIA. INTO THE FILLED BLOCK CORES, AND SHALL EXTEND TO THE TOE OF THE FOOTING.
  - PROVIDE KEY FOR 8" AND 12" WALLS WHERE H EXCEEDS 6'-0"
  - USE EITHER EXPANSION JOINTS ON 20' CENTERS OR PILLASTERS EVERY 16'.
  - BOND BEAM, 1-#4 BARS FOR WALLS UNDER 3'-4", 2-#4 BARS FOR WALLS UNDER 5'-4", 2-#5 BARS FOR WALLS OVER 5'-4".



ENGINEER'S SEAL	<b>PRIMROSE SCHOOL OF NW ALBUQUERQUE</b>	DRAWN BY pm
	<b>CONSTRUCTION DETAILS</b>	DATE 5-1-18
		DRAWING
		SHEET #
	<b>TERRA WEST, LLC</b>	<b>6</b>
	5571 MIDWAY PARK PL NE ALBUQUERQUE, NEW MEXICO 87109 (505) 858-3100 www.tierrowestllc.com	JOB # 2017092
RONALD R. BOHANNAN P.E. #7868		



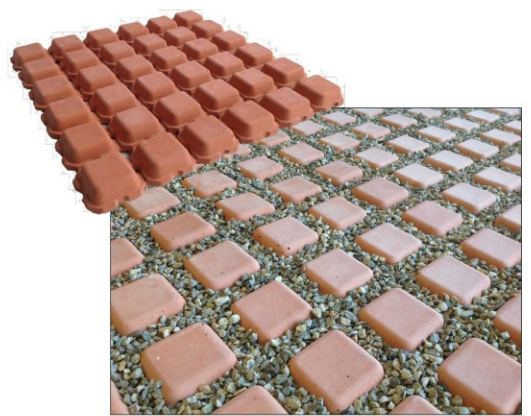


**LEGEND**

	CURB & GUTTER
	BOUNDARY LINE
	EASEMENT
	EXISTING CURB & GUTTER
	FIRE LANE STRIPING
	EXISTING FIRE HYDRANT
	PROPOSED FIRE HYDRANT

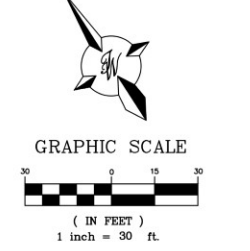
**Drivable Grass®**

Drivable Grass® is a permeable, flexible and plantable concrete pavement system. This product is made of wet cast, low moisture absorption concrete. Drivable Grass® is cast with holes to allow for infiltration and root penetration. A cast-in-place engineered polymer grid allows Drivable Grass® to flex and conform to irregular ground surface contours along pre-defined linear grooves, while providing the intended structural support needed for daily use. Drivable Grass® maintains its load supporting characteristics even when saturated. The design also eliminates sharp edges common in other products, and won't crack and break like rigid concrete or pop up like plastic.

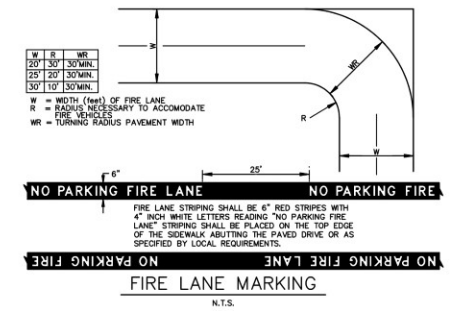


**RICCOBENE**  
Hardscape Innovations

Product	1000
Overall Area (sq ft)	24.24 x 13'
Concrete Strength	3000 PSI
Weight of each block	40 lbs
Block thickness	1 1/2"
Material/Finish	60% (13000 lbs) Salt
Concrete/Rebar Area	30%
Concrete/Rebar Area	30%
Area covered per pallet	140 sq ft
Color	Red (See Color "Specimen")
W.C. (lbs)	100 lbs



- NOTES**
- ALL DRIVING SURFACES WILL BE ABLE TO SUPPORT AT LEAST 75000 LBS OF FIRE EQUIPMENT
  - THIS SITE NO FIRE ACCESS LANES THAT EXCEED 10% SLOPE



	<b>PRIMROSE SCHOOL OF NW ALBUQUERQUE</b> <b>FIRE ONE PLAN</b>	DRAWN BY pm DATE 8-18-2020 DRAWING
		SHEET # <b>7</b> JOB # 2017092





**AMENDMENT AND EXTENSION AGREEMENT TO**  
**Procedure "B"**  
**2<sup>nd</sup> Extension**

**Project Name: Primrose School**

**Project Number: 612482**

This Amendment and Extension Agreement is made upon the date of the latest signature below, by and between the City of Albuquerque, New Mexico ("City"), whose address is P. O. Box 1293 (One Civic Plaza), Albuquerque, New Mexico 87103, and **Paradise Hills Holding Company, Inc.** ("Developer"), a **New Mexico Corporation**, [state the type of business entity e.g. "New Mexico corporation," "general partnership," "individual," etc.], whose email address is **m mclaughlin@yahoo.com**, whose address is **10355 Centerpark Dr. Suite 200** (City) **Houston**, (State) **TX** (Zip Code) **77043** and whose telephone number is **(713) 464-7757**, in Albuquerque, New Mexico, and is entered into as of the date of final execution of this Agreement.

WHEREAS, the parties agree that the word "Subdivider" used in any previous Agreements is replaced with the word "Developer" for this Agreement. This change has no substantive effect on any other provision of the agreement.

WHEREAS, the City and the Developer entered into an Agreement on the **6th** day of **February, 2018**, which was recorded on **February 7, 2018**, pages **1** through **10**, as Document No. **2018011501** in the records of Bernalillo County Clerk, State of New Mexico, by which the Developer agreed to complete the construction of certain infrastructure improvements on or before the **3rd** day of **October 2019**; and

WHEREAS, the Earlier Agreement was amended by an **Assignment & Amendment** Agreement dated **October 4, 2019** recorded on **October 7, 2019**, pages **1** through **4**, as Document No. **201908556** in the records of Bernalillo County Clerk, State of New Mexico, assigning the agreement to **Paradise Hills Holding Company, Inc.** and extending the construction deadline to **October 3, 2020**; and

WHEREAS, the Earlier Agreement was amended by an **1st Extension** Agreement dated **November 2, 2020** recorded on **December 16, 2020**, pages **1** through **4**, as Document No. **2020127934** in the records of Bernalillo County Clerk, State of New Mexico, extending the construction deadline to **October 3, 2021**; and

WHEREAS, the Earlier Agreement was amended by an **2<sup>nd</sup> Extension and Amendment to Agreement** dated **September 17, 2021** recorded on **September 23, 2021**, pages **1** through **9**, as Document No. **2021113189** in the records of Bernalillo County Clerk, State of New Mexico, assigning the agreement to **Paradise Hills Holding Company, Inc.** and extending the construction deadline to **October 3, 2022**; and

THEREFORE, the Developer and the City agree to amend the Original Agreement as follows:

- 1. Amending paragraph 4. Work Order Requirements: Paragraph 4 in the original Agreement is deleted and replaced by the following amended paragraph 4:

The Developer must procure a New Mexico licensed Contractor to construct the improvements per the specifications contained in the City-approved construction drawings. The Contractor shall provide proof of proper licensure to complete the improvements. If the Contractor that has been identified by the Developer does not possess all of the proper licenses for the improvements then proof of proper licensure of the subcontractors must be provided. The Developer’s Contractor shall obtain a Performance & Warranty bond and a Labor & Materials bond utilizing the bond templates provided and approved by the City. The mandatory bonds obtained by the Contractor are independent of, and in addition to, the Financial Guaranty provided by the Developer. If the Developer or the City determines that the Contractor failed to faithfully construct or maintain the specified and warranted work, the Developer and the City shall each have standing to make claim on the applicable bonds.

- 2. Extension of Agreement:

WHEREAS, it appears that the Developer will be unable to complete construction of the improvements by the deadline specified in the Agreement; and

WHEREAS, the City is willing to grant Developer an extension of time in which to complete construction of all or part of the improvements, provided the Developer posts an acceptable financial guaranty, as required by the City's Integrated Development Ordinance and the Development Process Manual; and

WHEREAS, the Developer is able to provide the required financial guaranty;

NOW THEREFORE in consideration of the above and the mutual promises contained herein, the parties agree:

- 3. The required completion date for construction of the improvements, is extended (Complete either A or B:)

- A. For all improvements, the **6th** day of **October, 2024**.

- B. On portions of the improvements as follows:

<u>IMPROVEMENTS</u>	<u>COMPLETION DATE</u>
_____	_____
_____	_____
_____	_____

- B. With this Extension Agreement, Developer has provided the City with the following financial guaranty:



Type of Financial Guaranty: Cashiers Check No. 9835224862/02053701811 & 9891635514

Amount: \$ 176,415.51

Name of Financial Institution or Surety providing Guaranty:  
\_\_\_\_\_

Date City first able to call Guaranty (Construction Completion Deadline):

**October 6, 2024**

If Guaranty is a Letter of Credit or Loan Reserve, then last day City able to call Guaranty is: **December 6, 2024**

Additional information: \_\_\_\_\_  
\_\_\_\_\_

4. Other Terms Unchanged: Except as amended herein, the terms and conditions of the Original Agreement will remain unchanged and will continue in full force and effect unless there is a conflict between the terms and conditions of this Amendment, and the terms and conditions of the Original Agreement, in which case the terms and conditions of the Amendment to the Original Agreement will control.





CITY OF ALBUQUERQUE:



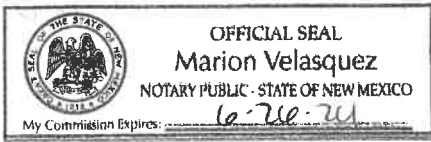
DocuSigned by:  
By: Shahab Biazar  
Shahab Biazar, P.E., City Engineer

Agreement is effective as of (Date): 10/13/2022 | 7:17 AM MDT

CITY'S NOTARY

STATE OF NEW MEXICO            )  
  )  
COUNTY OF BERNALILLO        )

This instrument was acknowledged before me on 13<sup>th</sup> day of October, 2022, by Shahab Biazar, P.E., City Engineer of the City of Albuquerque, a municipal corporation, on behalf of said corporation.



[Signature]  
Notary Public  
My Commission Expires: June 26, 2024

PLANNING DEPARTMENT  
DEVELOPMENT SERVICES DIVISION  
600 2nd Street NW, Ground Floor, 87102  
P.O. Box 1293, Albuquerque, NM 87103  
Office (505) 924-3946

## OFFICIAL NOTIFICATION OF DECISION

Paradise Hills Holding Company Inc.  
C/O McLaughlin Michael A  
10355 Centrepark Drive, Suite 200  
Houston, TX 77043

**Project# PR-2018-001183**  
**Application#**  
**SD-2022-00127 EXTENSION OF INFRASTRUCTURE**  
**IMPROVEMENTS AGREEMENT**

### LEGAL DESCRIPTION:

For all or a portion of:  
**TRACT A-1 UNIT 2, ALBUQUERQUE WEST**  
zoned **NR-C**, located at **4570 PARADISE BLVD**  
**between PASEO DEL NORTE NW and COORS**  
**BLVD NW** containing approximately **3.4816**  
acre(s). **(C-13)**

On September 21, 2022, the Development Review Board (DRB) held a public meeting concerning the above referenced application and approved the request based on the following Findings:

1. This is a request to extend the Infrastructure Improvements Agreement (IIA). It is a request for a 2-year extension.
2. Pursuant to 14-16-6-4(X)(4)(a) of the IDO the DRB, the original approving body, has made a decision using the same procedure required for the initial approval.
3. This action will extend the approval of the IIA to October 6, 2024.

**APPEAL:** If you wish to appeal this decision, you must do so within 15 days of the DRB's decision or by **OCTOBER 6, 2022**. The date of the DRB's decision is not included in the 15-day period for filing an appeal, and if the 15<sup>th</sup> day falls on a Saturday, Sunday or Holiday, the next working day is considered as the deadline for filing the appeal.

Official Notice of Decision

Project # PR-2018-001183 Application# SD-2022-00127

Page 2 of 2

For more information regarding the appeal process, please refer to Section 14-16-6-4(U) of the Integrated Development Ordinance (IDO). Appeals should be submitted via email to [PLNDRS@CABQ.GOV](mailto:PLNDRS@CABQ.GOV) (if files are less than 9MB in size). Files larger than 9MB can be sent to [PLNDRS@CABQ.GOV](mailto:PLNDRS@CABQ.GOV) using <https://wettransfer.com>. A Non-Refundable filing fee will be calculated and you will receive instructions about paying the fee online.

You will receive notification if any person files an appeal. If there is no appeal, you can receive Building Permits at any time after the appeal deadline quoted above, provided all conditions imposed at the time of approval have been met. Applicants submitting for building permit prior to the completion of the appeal period do so at their own risk. Successful applicants are reminded that there may be other City regulations of the IDO that must be complied with, even after approval of the referenced application(s).

Sincerely,

A handwritten signature in black ink, appearing to read "J. Wolfley". The signature is fluid and cursive, with the first letter of the first name being a large, stylized "J".

Jolene Wolfley  
DRB Chair

JW/jr

Tierra West, LLC, 5571 Midway Park Place NE, Albuquerque, NM 87109



# CITY OF ALBUQUERQUE



## FINANCIAL GUARANTY AMOUNT

August 30, 2022

Type of Estimate: I.I.A. Procedure B with FG

Project Description:

Project ID #: 612482

Primrose School

Requested By: Jon Niski

Approved Estimate Amount: \$ 109,644.53

Contingency Amount: 10.00% \$ 10,964.45

Subtotal: \$ 120,608.98

PO Box 1293

NMGRT: 7.750% \$ 9,347.20

Subtotal: \$ 129,956.18

Albuquerque

Engineering Fee: 6.60% \$ 8,577.11

NM 87103

Testing Fee: 2.00% \$ 2,599.12

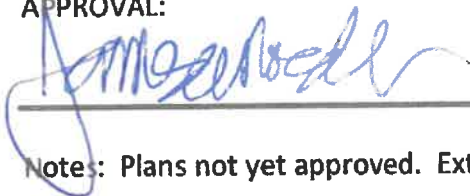
Subtotal: \$ 141,132.41

www.cabq.gov

FINANCIAL GUARANTY RATE: 1.25

TOTAL FINANCIAL GUARANTY REQUIRED: \$ 176,415.51

APPROVAL:

  
\_\_\_\_\_

DATE:

  
\_\_\_\_\_

Note: Plans not yet approved. Extension for I.I.A. -- 2022 Unit Prices

**PROJECT: INFRASTRUCTURE IMPROVEMENTS FOR ALBUQUERQUE SPORTING CENTER PHASE I**  
**OPINION OF PROBABLE COST**

2017092  
 COA Project No. 612482  
 8/10/2022

ITEM NO.	DESCRIPTION	UNIT	QUANTITY	BUDGET	
				U. PRICE	CAL. COST
<b>UTILITIES</b>					
801.002	6" WL PIPE, W/O FIT	LF	24	\$39.28	\$942.72
801.059	NON PRESS CONN. W/FIT, WL	EA	2	\$2,200.31	\$4,400.62
801.065	DI FIT, MJ, 4-14" WL	LB	350	\$4.40	\$1,540.00
801.081	6" GATE VLV	EA	2	\$1,371.53	\$2,743.06
801.105	VLV BOX A	EA	2	\$761.31	\$1,522.62
801.113	FH, 4'	EA	1	\$3,920.58	\$3,920.58
802.510	1 1/2"-2" WTR MTR BOX	EA	1	\$1,026.81	\$1,026.81
802.620	1" Water Service Line, new single conn to exist, SD 2362	EA	1	\$1,950.60	\$1,950.60
xxx	New 6" SAS SVC	EA	1	\$1,681.12	\$1,681.12
				<b>SUBTOTAL</b>	\$19,728.13
<b>ROADWAY</b>					
301.020	SUBGRADE PREP, 12"	SY	1,841	\$3.67	\$6,756.47
302.010	ABS, 6"	SY	861	\$8.07	\$6,948.27
343.140	SAW AC PVMT, <6"	LF	445	\$6.01	\$2,674.45
336.022	ASP CONC., SUPERPAVE 2", M	SY	718	\$17.82	\$12,794.76
336.022	ASP CONC., SUPERPAVE 2", M	SY	718	\$17.82	\$12,794.76
336.120	TK CT	SY	718	\$0.44	\$315.92
340.030	VLY GUT AND CURB, PCC	SY	70	\$88.01	\$6,160.70
340.050	Curb & Gutter, Standard, PCC, incl sub prep, cip. SD 2415	LF	115	\$26.33	\$3,027.95
340.010	Sidewalk, 4" thick, PCC, incl sub comp., cip. SD 2430	SY	90	\$58.67	\$5,280.30
340.025	Wheelchair Access Ramp, 4" PCC, Std. Curb., cip.	EA	2	\$2,452.61	\$4,905.22
336.050	Bike Trail Asphalt Concrete, uerpave, 2" thick, cip.	SY	971	\$19.07	\$18,516.97
				<b>SUBTOTAL</b>	\$80,175.77
<b>PROJECT SUBTOTAL</b>					\$99,903.90
4.010	Staking 1.43%				\$1,428.63
6.050	Mob 4.26%				\$4,255.91
30.020	NPDES Permitting 0.63%				\$629.39
19.010	Construction Traffic Control & Barricading 3.43%				\$3,426.70
<b>SUBTOTAL</b>					\$109,644.53
NM Gross Receipts Tax (7.88%)					\$8,639.99
<b>SUBTOTAL</b>					\$118,284.52
Engineering Design Review Fees (3.5%)					\$4,139.96
Testing Fee By City (1.5%)					\$1,774.27
Inspection By City (2.05%)					\$2,365.69
<b>SUBTOTAL</b>					\$126,564.44
Contingencies 10%					\$12,656.44
<b>GRAND TOTAL</b>					\$139,220.88
<b>125% Guarantee Amount</b>					\$174,026.10

Approved as basis of financial guaranty for I.I.A. extension,  
 updated to 2022 unit prices -- August 30, 2022





City of Albuquerque Planning Department  
Design Review and Construction Services Invoice

Project Name: Primrose School

CPN:612482

PURPOSE	ACCOUNT NUMBER	FUND NUMBER	DEPARTMENT ID	AMOUNT
ENGINEERING FEES, DESIGN DEPOSIT	441004	110	4961000	\$
FINANCIAL GUARANTY REQUEST (\$75)	441004	110	4961000	\$
FINANCIAL GUARANTY REDUCTION (\$200)	441004	110	4961000	\$
REVOCABLE PERMITS AND LICENSE AGREEMENTS	425015	110	4961000	\$
FUNDS FOR THE FINANCIAL GUARANTY	233100	110	4961000	\$69,541.00
ALT SIDEWALK AGREEMENT <sup>1</sup>	461615	305	7545360	\$
SIDEWALK VERIFICATION (\$100)	444012	110	4961000	\$
RECORDING FEES (\$25/AGREEMENT)	521010	110	4961000	\$
PAY FACTOR	460100	305	7545090	\$
<b>TOTAL AMOUNT</b>				\$

<sup>1</sup> Alternative Sidewalk Agreements require a Sidewalk Verification.

PREPARED BY: Marion Velasquez PHONE 5059243997

DATE: 10.12.22

This invoice can be paid at any City of Albuquerque Treasury location. **Bring three copies of this invoice to Treasury.** The most convenient location may be at Plaza Del Sol, 600 2<sup>nd</sup> St NW. Provide a copy of the receipt to DRC, Suite 400 600 2<sup>nd</sup> St. NW, or e-mail to a Design Review and Construction employee:



HOLD DOCUMENT AT ANGLE TO VIEW ARTIFICIAL WATERMARK ON BACK

**CHASE**

Remitter: **ROGERS TAMMY**

Pay To The **CITY OF ALBUQUERQUE**  
Order Of:

Pay: **SIXTY NINE THOUSAND FIVE HUNDRED  
FORTY ONE DOLLARS AND 00 CENTS**

Do not write outside this box

Memo: \_\_\_\_\_  
Note: For information only. Comment has no effect on bank's payment.

**CASHIER'S CHECK**

Date

10/06/2022

Void after 7 years

9891635514

440

253

Drawer: **JPMORGAN CHASE BANK, N.A.**

*Rebecca Griffin*

Rebecca Griffin, Chief Administrative Officer  
JPMorgan Chase Bank, N.A.  
Columbus, OH

\*\*\* 69,541.00 \*\*

⑈9891635514⑈ ⑆044000037⑆ 758661375⑈

28211107 NEW 01/21 8810004306



City of Albuquerque

Reference Number: 2022285002-8  
Date/Time: 10/12/2022 10:57:48 AM

Departmental Deposit  
2022285002-8-1  
Departmental Deposit 1@ \$69,541.00  
GL #: |110|233100|4961000|  
Total: \$69,541.00

1 ITEM TOTAL: \$69,541.00

TOTAL: \$69,541.00

\*DUPLICATE RECEIPT 10/12/2022 10:58:05 AM\*

Check \$69,541.00  
Bank Account #: \*\*\*\*1375  
Check Number: 9891635514  
Bank Routing #: \*\*\*\*0037  
Address:  
Total Received: \$69,541.00



Thank you for your payment.

Current DRC Project Number: \_\_\_\_\_  
 Date Submitted: 1-8-2021  
 Date Site Plan Approved: \_\_\_\_\_  
 Date Preliminary Plat Approved: \_\_\_\_\_  
 Date Preliminary Plat Expires: \_\_\_\_\_  
 DRB Project No.: (1004000) PR-2016-001183  
 DRB Application No.: SD-2020-00199

**FIGURE 12**  
**INFRASTRUCTURE LIST**  
 (Rev. 2-16-19)

**EXHIBIT "A"**  
**TO SUBDIVISION IMPROVEMENTS AGREEMENT**  
**DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST**

Paradise Hills Holding Company  
**PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN**  
 Tract A-1 Albuquerque West Unit 2

**EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION**

Following is a summary of PUBLIC/PRIVATE infrastructure required to be constructed or financially guaranteed for the above development. This listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification	
							Inspector	City Const Engineer
		6'	Sidewalk	Paradise Blvd.	West Property Line	East Curb Return of Entrance	/	/
		20' F- E	Permanent Paving Curb & Gutter (South Side)	Paradise Blvd.	West Property Line	East Curb Return of Entrance	/	/
		8"	Fire Hydrant	Paradise Blvd.	12" Waterline	North Boundary Line	/	/
		10'	Asphalt Trail	Paseo Del Norte	West Property Line	East Property Line	/	/
							/	/
							/	/
							/	/
							/	/
							/	/

The items listed below are on the CCJP and approved for impact fee credits. Signatures from the Impact Fee Administrator and the City User Department is required prior to DRB approval of this listing. The items listed below are subject to the standard SIA requirements.






Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification	
							Private Inspector	City Crst Engineer
							/	/
							/	/

Approval of Creditable Items:  
 Impact Fee Administrator Signature \_\_\_\_\_ Date \_\_\_\_\_  
 City User Dept. Signature \_\_\_\_\_ Date \_\_\_\_\_

**NOTES**

If the site is located in a floodplain, then the financial guarantee will not be released until the LOMR is approved by FEMA.  
 Street lights per City requirements.

- 1 \_\_\_\_\_
- 2 \_\_\_\_\_
- 3 \_\_\_\_\_

AGENT / OWNER		DEVELOPMENT REVIEW BOARD MEMBER APPROVALS	
NAME (print) <b>Ronald R. Bohannon</b> FIRM <b>TIERRA WEST LLC.</b> SIGNATURE - date  1/25/21	DRB CHAIR - date  Feb 2, 2021 NAME (print) <b>Joanne Wolfenbarger</b> FIRM <b>TRANSPORTATION DEVELOPMENT</b> SIGNATURE - date  Feb 2, 2021	PARKS & RECREATION - date  Jan 26, 2021 NAME (print) <b>Carl Garcia</b> FIRM <b>AMAFCA</b> SIGNATURE - date  Jan 29, 2021	CITY ENGINEER - date _____ - date
DESIGN REVIEW COMMITTEE REVISIONS			

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER



**Bernalillo County, NM**  
415 Silver Ave. SW, 2nd Floor  
P.O. Box 542  
Albuquerque, NM 87102

**Receipt: 1389743**

<b>Product</b>	<b>Name</b>	<b>Extended</b>
AMND	Amendment	\$25.00
	# Pages	15
	Document #	2022092402
	# Of Entries	0
<b>Total</b>		<b>\$25.00</b>

Tender (Check) \$25.00  
Check# 4990  
Paid By TIERRA WEST LLC  
Phone # 5058583100

Thank You!

**10/17/22 3:05 PM msouchet**

Current DRC  
Project Number: \_\_\_\_\_

**FIGURE 12**

Date Submitted: 1-8-2021

Date Site Plan Approved: \_\_\_\_\_

**INFRASTRUCTURE LIST**

(Rev. 2-16-18)

Date Preliminary Plat Approved: \_\_\_\_\_

**EXHIBIT "A"**

Date Preliminary Plat Expires: \_\_\_\_\_

**TO SUBDIVISION IMPROVEMENTS AGREEMENT  
DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST**

DRB Project No.: (1004000) PR-2018-001183

DRB Application No.: SD-2020-00199

Paradise Hills Holding Company

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

Tract A-1 Albuquerque West Unit 2

EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This Listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector	P.E.	City Cnst Engineer
		6'	Sidewalk	Paradise Blvd.,	West PropertyLine	East Curb Return of Entrance	/	/	/
		20' F- E	Permanent Paving Curb & Gutter (South Side)	Paradise Blvd.	West Property Line	East Curb Return of Entrance	/	/	/
		6"	Fire Hydrant	Paradise Blvd.	12" Waterline	North Boundary Line	/	/	/
		10'	Asphalt Trail	Paseo Del Norte	West Property Line	East Property Line	/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/



The items listed below are on the CCIP and approved for Impact Fee credits. Signatures from the Impact Fee Administrator and the City User Department is required prior to DRB approval of this listing. The items listed below are subject to the standard SIA requirements.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification			
							Private Inspector	P.E.	City Cnst Engineer	
<input type="text"/>	<input type="text"/>						/	/	/	
<input type="text"/>	<input type="text"/>						/	/	/	
Approval of Creditable Items:							Approval of Creditable Items:			
Impact Fee Administrator Signature							City User Dept. Signature		Date	Date

**NOTES**

If the site is located in a floodplain, then the financial guarantee will not be released until the LOMR is approved by FEMA.  
Street lights per City requirements.

- 1 \_\_\_\_\_  
\_\_\_\_\_
- 2 \_\_\_\_\_  
\_\_\_\_\_
- 3 \_\_\_\_\_  
\_\_\_\_\_

AGENT / OWNER	DEVELOPMENT REVIEW BOARD MEMBER APPROVALS	
<u>Ronald P. Bohannon</u> NAME (print)	<u>J. Waffey</u> DRB CHAIR - date Feb 2, 2021	<u>Cheryl Sommerfeldt</u> PARKS & RECREATION - date Jan 26, 2021
<u>TIERRA WEST LLC.</u> FIRM	<u>Jeanne Wolfenbarger</u> TRANSPORTATION DEVELOPMENT - date Jan 26, 2021	AMAFCA - date
<u>[Signature]</u> 1/25/21 SIGNATURE - date	<u>Kristopher Cadena</u> UTILITY DEVELOPMENT - date Feb 2, 2021	<u>Carl Garcia</u> CODE ENFORCEMENT - date Jan 29, 2021
	<u>Ernest Armijo</u> CITY ENGINEER - date Jan 26, 2021	_____ - date

**DESIGN REVIEW COMMITTEE REVISIONS**

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER













# PR-2018-001183\_SD-2020-00199\_Infrastructure\_List\_Approved\_1-20-21


Final Audit Report

2021-02-02

Created:	2021-01-26
By:	Jay Rodenbeck (jrodenbeck@cabq.gov)
Status:	Signed
Transaction ID:	CBJCHBCAABAAgpxbph-FoeDTQdS8AePaM7eyWydYdtFN

## "PR-2018-001183\_SD-2020-00199\_Infrastructure\_List\_Approved\_1-20-21" History


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