## A<sup>City of</sup> Ibuquerque



### DEVELOPMENT REVIEW BOARD APPLICATION

Please check the appropriate box(es) a of application.		r to supplemental			nts. All fees must be	
SUBDIVISIONS	Пр	inal Sign off of EPC s	Site Plan(s) <i>(Form P2)</i>	Π		
☐ Major – Preliminary Plat (Form P1)		Amendment to Site Pla		□ Va	acation of Public Right-of	Fuoy (Form \/)
☐ Minor – Preliminary/Final Plat (Form S2)	D-1000000000	CELLANEOUS APP	,		acation of Public Easeme	
☐ Major - Final Plat (Form S1)			cture List or IIA (Form S1)		acation of Private Easeme	
☐ Amendment to Preliminary Plat (Form S2)			infrastructure List (Form S2)	The second		ent(s) (Form V)
☐ Extension of Preliminary Plat (FormS1)		emporary Deferral of			-APPLICATIONS	
		sidewalk Waiver (For		A SK	cetch Plat Review and Co	omment (Form S2)
SITE PLANS	05/15/00	Vaiver to IDO (Form		* DD5		
☐ DRB Site Plan (Form P2)		Vaiver to DPM (Form	,	APPE		
BRIEF DESCRIPTION OF REQUEST		Alvei to Drivi (Form	V2)	⊔ ре	ecision of DRB (Form A)	
APPLICATION INFORMATION						
	Ec	o-Green Bu	.:\\d.:	P	hone: (Sor) Foo (	
Address: 1116 Glorieta St N.E.		D- GITTEVI DI	Maing		hone: (505) 582 - 9	
City: Albuquerque.			State: N M	Zi	mail: PRF Darryley p: 87112	iregmail.com
Professional/Agent (if and): JAG Plan	inina :	Zoning LLC	Juanita Garcia		hone: (505) 362 - 8	7913
Address: P.O. Box 7857		<i>J'</i>	J 000 117 11			
City: Albuquerque			State: N M	Ziį	mail: <u>Jage Jagpand</u> p: 8-7194	2.000
Proprietary Interest in Site: Property	Owner		List all owners: Dar		hitwood	
SITE INFORMATION (Accuracy of the existing	ng legal de	escription is crucial	! Attach a separate sheet if	necess	ary.)	
Lot or Tract No.: Tract B			Block:		nit:	
Subdivision/Addition: Lands of Ella			MRGCD Map No.:		PC Code: 101406129	
Zone Atlas Page(s): F-14 # of Existing Lots:	F-14 Existing Zoning: PD Proposed Zoning No Cha  # of Proposed Lots: 5 Total Area of Site (Acres): 2					
LOCATION OF PROPERTY BY STREETS	*	of Proposed Lots:	5	То	tal Area of Site (Acres):	≈,75
Site Address/Street: 704 Griegos Rd	NAI B	etween: 713	St. N.W.		9th St. NW	
CASE HISTORY (List any current or prior pro	THE RESERVE OF THE PERSON NAMED IN	, ,		and:		•
1010143 PR-2018-0013		ouse manifest (e) that	illay be relevant to your rec	quesi.,		
	10			•		
Signature: Houston Ma	100			Da	ite: /2/22/2	3020
Printed Name: Juanitre	arin	<u> </u>			Applicant or Applicant	XUXU
FOR OFFICIAL USE ONLY				100	7-0	
Case Numbers Ad	ction	Fees	Case Numbers		Action	Fees
						****
		1		γ		
Meeting Date:			T		e Total:	
Staff Signature:			Date:	Dre	niact #	

### FORM S2: SUBDIVISION OF LAND - MINOR ACTIONS

Date:

Please refer to the DRB minor case schedule for meeting dates and deadlines. Bring original Mylar or paper copy of plat with property owner's and City Surveyor's signatures on it to the meeting. Your attendance is required.

SKETCH PLAT REVIEW AND COMMENT	se is required.
Interpreter Needed for Hearing?	be delivered via email, in which case view Application and this Form S2 at sacent rights-of-way, and street d must be emailed to be delivered via email, in which case view Application and this Form S2 at
Interpreter Needed for Hearing?if yes, indicate language: A <u>Single</u> PDF file of the complete application including all documents being submitted PLNDRS@cabq.gov prior to making a submittal. Zipped files or those over 9 MB cannot the PDF must be provided on a CD. PDF <u>shall be organized</u> with the Development Revither front followed by the remaining documents in the order provided on this form.  Zone Atlas map with the entire site clearly outlined and labeled  Letter describing, explaining, and justifying the request per the criteria in IDO Section Sites 5 acres or greater: Archaeological Certificate in accordance with IDO Section Proposed Preliminary / Final Plat with property owner's and City Surveyor's signatu (7 copies, folded)  Site sketch with measurements showing structures, parking, building setbacks, adja improvements (to include sidewalk, curb & gutter with distance to property line note copies, folded)  Sidewalk Exhibit and/or cross sections of proposed streets (3 copies, 11" by 17" ms Signed Form DRWS Drainage Report Grading and Drainage Plan, and Water & Se Proposed Infrastructure List, if applicable  Required notice with content per IDO Section 14-16-6-4(K)  Office of Neighborhood Coordination inquiry response and proof of emailed notic Association representatives  Landfill disclosure and Environmental Health Department signature line on the plat DXF file and hard copy of final plat data for AGIS submitted and approved	be delivered via email, in which case riew Application and this Form S2 at on 14-16-6-6(K) 14-16-6-5(A) ures on the plat prior to submittal. acent rights-of-way, and street ed) if there is any existing land use (7 eximum) ewer Availability submittal information ace to applicable Neighborhood
Note: Any application that requires major public infrastructure must be processed as a Sub	division of Land - Major. See Form S1.
Interpreter Needed for Hearing?if yes, indicate language: A <u>Single</u> PDF file of the complete application including all documents being submitted PLNDRS@cabq.gov prior to making a submittal. Zipped files or those over 9 MB cannot to the PDF must be provided on a CD. PDF <u>shall be organized</u> with the Development Reviet the front followed by the remaining documents in the order provided on this form. Zone Atlas map with the entire site clearly outlined and labeled Letter describing, explainling, and justifying the request per the criteria in IDO Section Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (7 copies, folded) Infrastructure List, if applicable	be delivered via email, in which case iew Application and this Form S2 at on 14-16-6-4(X)(2) pies, folded)
Note: Any application that does not qualify as a Minor Amendment in IDO Section 14-10 as a Major Amendment. See Form S1.	
I, the applicant or agent, acknowledge that if any required information is not submitted with this ap scheduled for a public meeting or hearing, if required, or otherwise processed until it is complete.	•
Signature: James daruu	Date: 12-22 - 2020
Printed Name Tuanta Garaa	☐ Applicant or Agent
FOR OFFICIAL USE ONLY	
Project Number: Case Numbers Staff Signature:	18/



December 22, 2020

Ms. Jolene Wolfley, Chair Development Review Board City of Albuquerque, Planning Department 600 2<sup>nd</sup> Street NW, Albuquerque NM 87102

Ms. Wolfley and members of the Development Review Board:

JAG Planning & Zoning, agent for Darryl Chitwood of Eco-Green Building, respectfully requests your review of a sketch plat.

The applicant intends to subdivide the property to create five separate lots from one lot and dedicate easements as shown. The property is zoned PD and the applicant is in the process of submitting a site plan to the Environmental Planning Commission for review and approval. The proposed site plan will be consistent with the proposed plat. The current legal description is TR B, LANDS OF ELLA G. ROSSITTER consisting of a total of .75 acres and the new legal description will be Lots A (0.1915 Gross, 0.1450 Net ac.), B (0.1761 Gross, 0.1288 Net ac), C (0.1304 Gross, 0.1195 Net ac.), D (0.1302 Gross, 0.1182 Net) & E (0.1302 Gross, 0.1194 Net ac.), LANDS OF ELLA G. ROSSITTER.

Thank you for your consideration on this matter. I can be reached at (505) 362-8903 or at jag@jagpandz.com.

Sincerely,

Juan ita Garcia

Principal

JAG Planning & Zoning, LLC

Jarcia







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



Easement

Petroglyph National Monument

Areas Outside of City Limits

Airport Protection Overlay (APO) Zone

Character Protection Overlay (HPO) Zone

Historic Protection Overlay (VPO) Zone

View Protection Overlay (VPO) Zone

Feet

500

1,000

250



VICINITY MAP No. F-14

PROJECT NUMBER:

SECTION 32, TOWNSHIP 11 NORTH, RANGE 3 EAST, N.M.P.M.
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

DECEMBER 2020

ELLENA GALLEGOS GRANT

M T N N N

LANDS OF ELLA G. LOTS A,

ROSSITER

PLAT OF B

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## LEGAL DESCRIPTION

THE WEST PORTION OF TRACT LETTERED "B" OF THE REVISED PORTION OF TRACTS 1, 2 AND 3, LANDS OF ELLA G. ROSSITER, ALBUQUERQUE, NEW MEXICO, AS THE SAME IS SHOWN & DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNAULLO COUNTY, NEW MEXICO ON FEBRUARY 4, 1947 IN VOLUME A1, FOLIO 2.

# PURPOSE OF PLAT:

THE PURPOSE OF THIS PLAT IS TO CREATE FIVE (5) LOTS FROM ONE (1) LOT AND GRANT ALL EASEMENTS AS SHOWN.

### GENERAL NOTES:

- UNLESS NOTED, No. 4 REBAR WITH CAP STAMPED P.S.#11463 WERE SET AT ALL PROPERTY CORNERS.

- THIS PLAT SHOWS ALL EASEMENTS OF RECORD.
   TOTAL AREA OF PROPERTY: 0.7582 ACRES.
   BASIS OF BEARINGS IS THE NEW MEXICO STATE PLANE COORDINATE SYSTEM, CENTRAL ZONE, NAO 1983.

- 5: DISTANCES ARE GROUND, BEARINGS ARE GRID.

  6: BEARINGS AND DISTANCES SHOWN IN PARENTHESIS ARE RECORD.

  7: DATE OF FIELD WORK: <u>OCTOBER 2020.</u>

  8: NO PROPERTY WITHIN THE AREA OF THIS PLAT SHALL AT ANY TIME BE SUBJECT TO A DEED RESTRICTION, COVENANT, OR BINDING AGREEMENT PROHIBITING SOLAR COLLECTORS FROM BEING INSTALLED ON BUILDINGS OR ERECTED ON LOTS OR PARCELS WITHIN THE AREA OF PROPOSED PLAT
- PLATS USED TO ESTABLISH BOUNDARY.

- A: TRACT B LANDS OF ELLA G. ROSSITER

  RIED: FEBRUARY 4, 1947 IN VOLUME AO1, PAGE 2

  10: THE PROPERTY SHOWN HEREGON IS LOCATED WITHIN FEMA ZONE X, WHICH IS NOT CONSIDERED TO BE WITHIN THE 100 YEAR FLOOD PLAIN FIRM PANEL No. 35001C0119G DATED 9/26/08

# PUBLIC UTILITY EASEMENTS

Public Utility Eccentrals attorn on this plot are agented for the common and plot use of:

A. Bubble, Stander, Common, of Mere Mariado, (PMM.<sup>2</sup>). In the Mariado opporation, (PMM. In Bushr) for installation, minintensiones, and service of contributed and underground electrical lines, transformers, and either equipment and related focilities resolutely received to provide electrical services.

S. Watt. Mariado. Catt. Common/y for installation, minintensions, and service of natural gos area.

S. Watt. Mariado. Catt. Common/y for installation, minintensions, and services of such lines, cobbs, and other related explaines resolutely necessary to provide a natural gas areados.

S. Watt. Mariado Stat. Common/y for the installation, minintensions, and services of such lines, cobbs, and other related equipment and disallate resonably necessary to provide Cobbs particular.

included, is the right to build rebuild, construct, recentruct, loader, relocate, change, remove, replace, modify, refere, agerciae and ornical foliations for purposes survived above, and sufficient content of form, and the purposes and forth herein and with the right to utilitate the right of way and apartment to anterior to customers of Constee, including sufficient working area space for electific transformers, with the right can build the right of way and apartment to anterior street, and prolegal to this and remove breas, another or bushed and which ineffers with the purposes as if orth herein. All buildings afficient working area space for electific transformers, with the right can building slight, pool (observations of substances), had talk, concrete or wood pool decking, or other structure shall be excited to representations of hotizonal Bectrical Selecty Code by covers shall be safely constructed an area of the structure shall be safely or constructed and the substances of the structure of the structur

approxing this plat, Public Serice Company of New Mexico (PNM), QNEST D/R/A CENTURILINK and New doc 8st Company (NMSC) list not conduct a Title Search of the proporties shown hereon. Consequently, A. (DNEST D/R/A CENTURINK and NMSCC do not waiter or release any searched re-consentent rights which y have been granted by prior plat, replat or other document and which are not shown on this plat.

UTILITY APPROVALS:	
PUBLIC SERVICE COMPANY OF NEW MEXICO	DATE
NEW MEXICO GAS COMPANY	DATE
QWEST CORPORATION D/B/A CENTURYLINK QC	DATE
COMCAST	DATE
CITY APPROVALS:	
CITY SURVEYOR	DATE
*REAL PROPERTY DIVISION (CONDITIONAL)	DATE
**ENVIRONMENTAL HEALTH DEPARTMENT (CONDITIONAL)	DATE
TRAFFIC ENGINEERING, TRANSPORTATION DIVISION	DATE
ABCWUA	DATE
PARKS AND RECREATION DEPARTMENT	DATE

THE SUBDIVISION HEREON DESCRIBED IS WITH THE FREE COLSENTY AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERESCHED OWNERS AND PROPRIETOR THEREOF. SAID OWNER AND THE DESCRIBENT OF THE UNDERSCHED WITH AND ALL EASEMENTS AS MAY BE CREATED BY THIS PLATI THOSE SIGNING AS OWNERS WARRANT THAT THEY HOLD MACKET THEM COMPLETE AND INDEFEASIBLE TILLE IN FEE SIMPLE TO THE LAND SUBDIVIDED.

ACKNOWLEDGMENT STATE OF NEW MEXICO ) S.S. COUNTY OF BERNALLLO ) THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A THIS DAY OF	ACKNOWLEDGMENT STATE OF NEW MEXICO ) S.S. COUNTY OF BERNALLLO ) THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME A NOTARY PI THIS DAY OF	WLEDGE	BY:	THIS INSTRI	STATE OF I	ACKNOWLEDGMENT
S.S. (NOWLEDGED BEFORE ME A	S.S.  CHOWLEDGED BEFORE ME A NOTARY F	S.S. KNOWLEDGED BEFORE ME A NOTARY PUBLIC 20	DAY	JMENT WAS ACH	BERNALILLO )	GMENT
FORE ME A	FORE ME A NOTARY F	FORE ME A NOTARY PUBLIC	OF _	KNOWLEDGED BE	S.S.	
	NOTARY F	NOTARY PUBLIC	20	FORE ME A		

MEETS THE N NEW MEXICO.

, ANTHONY L. HARRIS, A DULY PROFESSIONAL LICENSED LAND SURVEYOR, UNDER THE LAWS OF THE STATE OF NEW MEXICO, DO HEREBY CERTIFY THAT THE PLAT WAS PREPARED UNDER MY DIRECT SUPERVISION, THAT I AM RESPONSIBLE FOR SAID PLAT AND MEETS THE REQUIREMENTS FOR MONUMENTATION AND SURVEY OF THE AUBUQUEDUE SUBDIVISION CHOINANCE AND IS TRUE AND CORRECT OT HE BEST OF MY KNOWLEDGE AND BELLEF AND MELTER AND THE MINIMUM REQUIREMENTS FOR LAND SURVEYS AS SET FORTH BY THE STATE OF

STATE OF NEW MEXICO ) S.S. COUNTY OF BERNALILLO ) S.S. SURVEYORS CERTIFICATE:

CODE ENFORCEMEN

DATE DATE DATE DATE

DRB CHAIRPERSON, PLANNING DEPARTMENT

CITY ENGINEER AMAFCA

PROPERTY OWNER OF RECORD: BERNALILLO CO. TREASURER'S OFFICE

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON

B-MAIL: harriss 250—2273 urveying51@gmail.com

MY COMMISSION EXPIRES:

NOTARY PUBLIC

GIVEN UNDER MY HAND AND SEAL AT ALBUQUERQUE, NEW MEXICO, THIS WITH DAY OF DECEMBER 2020

SHEET 1 OF 2

