



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

<input type="checkbox"/> Administrative Decisions	<input type="checkbox"/> Historic Certificate of Appropriateness – Major (Form L)	<input type="checkbox"/> Wireless Telecommunications Facility Waiver (Form W2)
<input type="checkbox"/> Archaeological Certificate (Form P3)	<input type="checkbox"/> Historic Design Standards and Guidelines (Form L)	Policy Decisions
<input type="checkbox"/> Historic Certificate of Appropriateness – Minor (Form L)	<input type="checkbox"/> Master Development Plan (Form P1)	<input type="checkbox"/> Adoption or Amendment of Comprehensive Plan or Facility Plan (Form Z)
<input type="checkbox"/> Alternative Signage Plan (Form P3)	<input type="checkbox"/> Site Plan – EPC including any Variances – EPC (Form P1)	<input type="checkbox"/> Adoption or Amendment of Historic Designation (Form L)
<input type="checkbox"/> WTF Approval (Form W1)	<input type="checkbox"/> Site Plan – DRB (Form P2)	<input type="checkbox"/> Amendment of IDO Text (Form Z)
<input type="checkbox"/> Minor Amendment to Site Plan (Form P3)	<input checked="" type="checkbox"/> Subdivision of Land – Minor (Form S2)	<input type="checkbox"/> Annexation of Land (Form Z)
Decisions Requiring a Public Meeting or Hearing	<input type="checkbox"/> Subdivision of Land – Major (Form S1)	<input type="checkbox"/> Amendment to Zoning Map – EPC (Form Z)
<input type="checkbox"/> Conditional Use Approval (Form ZHE)	<input type="checkbox"/> Vacation of Easement or Right-of-way (Form V)	<input type="checkbox"/> Amendment to Zoning Map – Council (Form Z)
<input type="checkbox"/> Demolition Outside of HPO (Form L)	<input type="checkbox"/> Variance – DRB (Form V)	Appeals
<input type="checkbox"/> Expansion of Nonconforming Use or Structure (Form ZHE)	<input type="checkbox"/> Variance – ZHE (Form ZHE)	<input type="checkbox"/> Decision by EPC, LC, DRB, ZHE, or City Staff (Form A)

APPLICATION INFORMATION

Applicant: CARL HAWKINS (G.E.H DEVELOPMENT) Phone: 404-229-0065
 Address: 2535 SIFAGO ROAD NW Email: cphawks@gmail.com
 City: ALBUQUERQUE, NM 87107 State: NM Zip: 87107
 Professional/Agent (if any): _____ Phone: _____
 Address: _____ Email: _____
 City: _____ State: _____ Zip: _____
 Proprietary Interest in Site: _____ List all owners: _____

BRIEF DESCRIPTION OF REQUEST

Sub divide property into three buildable lots

SITE INFORMATION (Accuracy of the existing legal description is crucial! Attach a separate sheet if necessary.)

PARCEL ID 101406013013630658

Lot or Tract No.: Thirteen A (13-A) of Plat of Lots Block: _____ Unit: _____
 Subdivision/Addition: MAJOR ACRES MRGCD Map No.: _____ UPC Code: _____
 Zone Atlas Page(s): PLATBOOK 2009C Page 12A 13A Existing Zoning: _____ Proposed Zoning: _____
 # of Existing Lots: 1 G-14 # of Proposed Lots: 3 Total Area of Site (acres): _____

LOCATION OF PROPERTY BY STREETS

Site Address/Street: 924 MAJOR NW Between: CORNER 10th / MAJOR and: _____

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

Signature: [Signature] Date: 8-14-2018
 Printed Name: CARL HAWKINS
 Applicant or Agent

FOR OFFICIAL USE ONLY

Case Numbers	Action	Fees
<u>SD-2018-00267</u>	<u>SK</u>	<u>\$50.00</u>
		50.00
Meeting/Hearing Date: <u>August 22 2018</u>	Staff Signature: <u>[Signature]</u>	Fee Total: <u>\$50.00 001457</u>
Date: <u>8-14-18</u>	Project #	<u>PR-2018-00000</u>

FORM S2: SUBDIVISION OF LAND – MINOR ACTIONS

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

A single PDF file of the complete application including all plans and documents being submitted must be emailed to 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 on a CD.

A Variance – DRB for the Bulk Transfer of Land requires application on Form V in addition to this FORM S2.

INFORMATION REQUIRED FOR ALL MINOR SUBDIVISION APPLICATIONS

- Interpreter Needed for Hearing? if yes, indicate language: _____
- Zone Atlas map with the entire site clearly outlined and labeled

SKETCH PLAT REVIEW AND COMMENT

- Scale drawing of the proposed subdivision plat (7 copies, folded)
- Site sketch with measurements showing structures, parking, building setbacks, adjacent rights-of-way and street improvements, if there is any existing land use (7 copies, folded)
- Letter describing, explaining, and justifying the request

MAJOR SUBDIVISION FINAL PLAT APPROVAL

- Proposed Final Plat (7 copies, 24" x 36" folded)
- Design elevations & cross sections of perimeter walls (3 copies)
- Copy of recorded IIA
- DXF file and hard copy of final plat data for AGIS submitted and approved
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer


MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL

- Sites 5 acres or greater: Archaeological Certificate in accordance with IDO Section 14-16-6-5(A)
- Proposed Preliminary / Final Plat with property owner's and City Surveyor's signatures on the plat prior to submittal. (7 copies, folded)
- Cross sections of proposed streets (3 copies, 11" by 17" maximum)
- Site sketch with measurements showing structures, parking, building setbacks, adjacent rights-of-way and street improvements (to include sidewalk, curb & gutter with distance to property line noted) if there is any existing land use (7 copies, folded)
- Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-6(l)
- Form DRWS Drainage Report, Grading and Drainage Plan, and Water & Sewer Availability Statement submittal information
- Proposed Infrastructure List, if applicable
- Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buffer
- DXF file and hard copy of final plat data for AGIS submitted and approved

MINOR AMENDMENT TO PRELIMINARY PLAT


- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (7 copies, folded)
- Original Preliminary Plat, Infrastructure List, and/or Grading Plan (7 copies, folded)
- Infrastructure List, if applicable
- Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-4(X)(2)

Note: Any application that does not qualify as a Minor Amendment in IDO Section 14-16-6-4(X) must be processed as a Major Amendment. See Form S1.

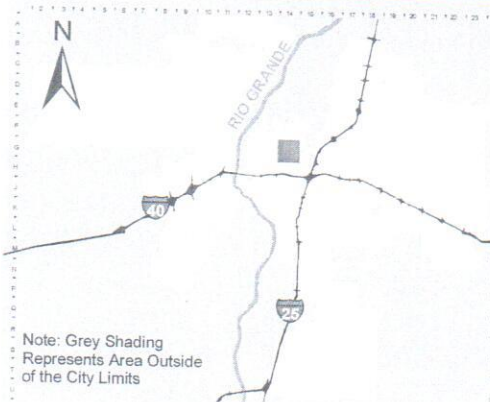
<i>I, the applicant or agent, acknowledge that if any required information is not submitted with this application, the application will not be scheduled for a public meeting or hearing, if required, or otherwise processed until it is complete.</i>	
Signature:	Date:
Printed Name:	<input type="checkbox"/> Applicant or <input type="checkbox"/> Agent
FOR OFFICIAL USE ONLY	
Project Number:	Case Numbers
PR-2018-001457	SD-2018-0067
Staff 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:
G-14-Z

Selected Symbols

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

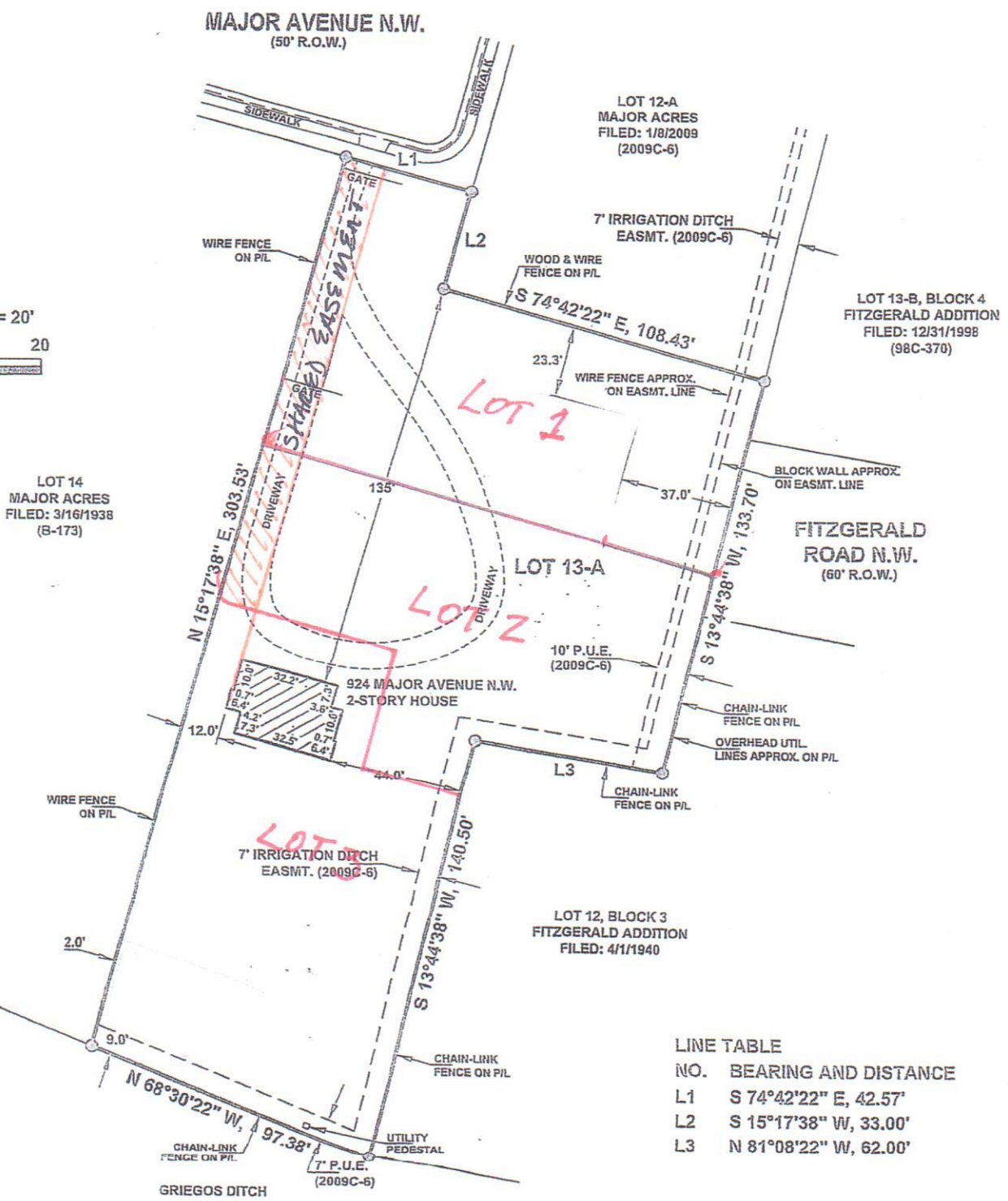
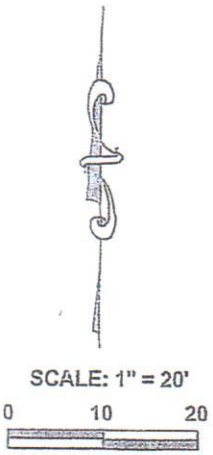
0 750 1500 Feet

HAWKINS 924 MAJOR NW MINOR SUB-DIVISION

PLAT REFERENCE:

Bearings, distances and/or curve data are taken from the following plat (include filing information if plat is filed).
 .lot numbered Thirteen-A (13-A) of plat of Lots 12-A and 13-A of Major Acres, being a replat of a portion of Lot 11 and all of Lots 2 and 13, Major Acres, situate within the Town of Albuquerque Grant, Projected Section 5, Township 10 North, Range 3 East, Bernalillo County, City of Albuquerque, Bernalillo County, New Mexico, as the same is shown and designated of the plat of said addition filed in the office of the County Clerk of Bernalillo County, New Mexico, on January 8, 2009, in Plat Book 2009C, page 6.

NOTE: The error of closure is 0 feet along the perimeter of the legal description provided. Easements shown hereon are as listed in Title Commitment No. SP000031778 provided by the Title Company.



LINE TABLE

NO.	BEARING AND DISTANCE
L1	S 74°42'22" E, 42.57'
L2	S 15°17'38" W, 33.00'
L3	N 81°08'22" W, 62.00'

G&H Development, L.L.C.

PO Box 6800

Albuquerque, NM 87197-6800

Telephone: 4042—229-0065

Email: cphawks@gmail.com

8.14.2018

City of Albuquerque
Development Review and Planning

This letter describes, explains and justifies a request for a minor subdivision of land .8152 acres of land located at 924 Major NW.

This wholly own property is at the corner of 10th and Major NW and consists of 35,510 square feet. There is a single building of historical significance on the property that will be retained and refurbished. The remainder of the property has been partially cleared and prepared for construction.

In compliance with zoning regulations I would like to divide the property into three approximately 10,000 square foot lots and construct a single-family dwelling on each of the lots.

These dwellings will be affordable, environmentally friendly, highly efficient and arranged in a compound. The compound will utilize the existing single gate access to Major NW and all three will be accessed via a driveway defined as a shared easement.

The first of these building has been designed by G&H in conjunction with Architect Daniel Martinez of Martinez Design Group Inc. Post construction a qualified buyer has committed to the purchase of the first home.

The construction of this project will be managed by JSN Design and Build and the major components of the build have already been bid out. Should you so desire the plans for house #1 they are available for review.

Thank you for your time in considering this request

Yours truly



Carl Hawkins
General Manager