



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>SUBDIVISIONS</b>	<input type="checkbox"/> Final Sign off of EPC Site Plan(s) (Form P2)	
<input type="checkbox"/> Major – Preliminary Plat (Form P1)	<input type="checkbox"/> Amendment to Site Plan (Form P2)	<input type="checkbox"/> Vacation of Public Right-of-way (Form V)
<input type="checkbox"/> Minor – Preliminary/Final Plat (Form S2)	<b>MISCELLANEOUS APPLICATIONS</b>	<input type="checkbox"/> Vacation of Public Easement(s) DRB (Form V)
<input type="checkbox"/> Major - Final Plat (Form S1)	<input checked="" type="checkbox"/> Extension of Infrastructure List or IIA (Form S1)	<input type="checkbox"/> Vacation of Private Easement(s) (Form V)
<input type="checkbox"/> Amendment to Preliminary Plat (Form S2)	<input type="checkbox"/> Minor Amendment to Infrastructure List (Form S2)	<b>PRE-APPLICATIONS</b>
<input type="checkbox"/> Extension of Preliminary Plat (Form S1)	<input type="checkbox"/> Temporary Deferral of SW (Form V2)	<input type="checkbox"/> Sketch Plat Review and Comment (Form S2)
	<input type="checkbox"/> Sidewalk Waiver (Form V2)	
<b>SITE PLANS</b>	<input type="checkbox"/> Waiver to IDO (Form V2)	<b>APPEAL</b>
<input type="checkbox"/> DRB Site Plan (Form P2)	<input type="checkbox"/> Waiver to DPM (Form V2)	<input type="checkbox"/> Decision of DRB (Form A)
<b>BRIEF DESCRIPTION OF REQUEST</b>		
Approval of IIA Extension		

<b>APPLICATION INFORMATION</b>		
Applicant: Titan Nob Hill, LLC		Phone: (505) 998-0163
Address: 6300 Riverside Plaza Lane NE, Suite 200		Email:
City: Albuquerque	State: NM	Zip: 87120
Professional/Agent (if any): Isaacson & Arfman, Inc. (Asa Nilsson Weber)		Phone: (505) 268-8828
Address: 128 Monroe Street NE		Email: asaw@iacivil.com
City: Albuquerque	State: NM	Zip: 87108
Proprietary Interest in Site: Owner	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.: Lot 1-A	Block: 2	Unit:
Subdivision/Addition: Mesa Grande Addition	MRGCD Map No.: NA	UPC Code: 101705719324134701
Zone Atlas Page(s): K-17	Existing Zoning: MX-M	Proposed Zoning NA
# of Existing Lots: 1	# of Proposed Lots: 1	Total Area of Site (Acres): 2.2496
<b>LOCATION OF PROPERTY BY STREETS</b>		
Site Address/Street: 4101 Central Av NE	Between: Sierra Dr NE	and: Montclair Dr NE
<b>CASE HISTORY (List any current or prior project and case number(s) that may be relevant to your request.)</b>		
PR-2018-001542; SD-2018-00089; VA-2018-00151; SI-2018-00133; SD-2018-00102		

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.

Signature: <i>Asa Nilsson-Weber</i>	Date: 5/26/21
Printed Name: Asa Nilsson-Weber	<input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent

<b>FOR OFFICIAL USE ONLY</b>					
Case Numbers	Action	Fees	Case Numbers	Action	Fees
Meeting Date:				Fee Total:	
Staff Signature:	Date:			Project #	



**FORM S1: SUBDIVISION OF LAND – MAJOR**

*Please refer to the DRB public meeting schedule for meeting dates and deadlines. Your attendance is required.*


- MAJOR SUBDIVISION PRELIMINARY PLAT APPROVAL
- MAJOR AMENDMENT TO PRELIMINARY PLAT
- BULK LAND SUBDIVISION

- Interpreter Needed for Meeting? \_\_\_\_\_ if yes, indicate language: \_\_\_\_\_
- \_\_\_ 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 on a CD. PDF shall be organized with the Development Review Application and this Form S1 at 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 of authorization from the property owner if application is submitted by an agent
- \_\_\_ Sign Posting Agreement
- \_\_\_ Sites 5 acres or greater: Archeological Certificate in accordance with IDO Section 14-16-6-5(A)
- \_\_\_ TIS Traffic Impact Study Form
- \_\_\_ Form DRWS Drainage Report, Grading and Drainage Plan, and Water & Sewer Availability Statement submittal information
- \_\_\_ Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-6(L)
- \_\_\_ Proof of Sketch Plat per IDO Section 14-16-6-6(L)(2)(b)
- \_\_\_ Required notices with content per IDO Section 14-16-6-4(K)
  - \_\_\_ Office of Neighborhood Coordination notice inquiry response
  - \_\_\_ Copy of notification letter and proof of first class mailing
  - \_\_\_ Proof of emailed notice to affected Neighborhood Association representatives
  - \_\_\_ Buffer map and list of property owners within 100 feet (excluding public rights-of-way) provided by Planning Department or created by applicant, copy of notifying letter, and proof of first class mailing
- \_\_\_ Preliminary Plat including the Grading Plan with property owner's and City Surveyor's signatures on the plat (7 copies, 24" x 36" folded)
- \_\_\_ Sidewalk Exhibit and/or 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)
- \_\_\_ Landfill disclosure statement on the plat per IDO Section 14-16-6-4(S)(5)(d)(2).(d.) if site is within a designated landfill buffer zone
- \_\_\_ Proposed Infrastructure List

- EXTENSION OF PRELIMINARY PLAT
- INFRASTRUCTURE LIST EXTENSION OR **AN INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA) EXTENSION**

*For temporary sidewalk deferral extension, use Form V.*

- 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 on a CD. PDF shall be organized with the Development Review Application and this Form S1 at 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 of authorization from the property owner if application is submitted by an agent
- Letter describing, explaining, and justifying the request per IDO Section 14-16-6-4(X)(4)
- Preliminary Plat or site plan reduced to 8.5" x 11"
- Copy of DRB approved infrastructure list

<p><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, if required, or otherwise processed until it is complete.</i></p>	
<p>Signature: <u>Asa Nilsson-Weber</u></p>	<p>Date: <u>5/26/21</u></p>
<p>Printed Name: Asa Nilsson-Weber</p>	<p><input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent</p>
<p><b>FOR OFFICIAL USE ONLY</b></p>	
<p>Case Numbers: _____</p>	<p>Project Number: _____</p>
<p>Staff Signature: _____</p>	
<p>Date: _____</p>	







6300 Riverside Plaza  
Lane NW, Suite 200  
Albuquerque, NM 87120

May 25, 2021

Jolene Wolfley, Chair  
Development Review Board  
City of Albuquerque  
600 Second Street NW  
Albuquerque, New Mexico 87102

RE: DRB Application – Urban Living Apartments at Nob Hill

Dear Chair Wolfley:

The purpose of this letter is to authorize Isaacson and Arfman, Inc. to act as our agents for DRB application for our property legally described as Lot 1-A, Block 2, Mesa Grande Addition.

Thank you for your consideration.

Sincerely,

A handwritten signature in black ink, appearing to read 'JR', followed by a long horizontal flourish.

Josh Rogers  
Titan Development



May 26, 2021

Ms. Jolene Wolfley  
DRB Chair  
City of Albuquerque  
600 2nd Street NW  
Albuquerque, NM 87103

**RE: PR-2018-001542 – Nob Hill Apartments; Zone Atlas Map K-17  
Extension of Infrastructure Improvement Agreement (IIA)**

Dear Ms. Wolfley:

Isaacson & Arfman, Inc. acting as agents for the developer of the above referenced site located between Central Ave. and Copper Ave. NE and east of Montclair St. NE is submitting an application for a one- year extension of the IIA.

The site plan with associated infrastructure list was approved by DRB on November 28, 2018, and is nearing the end of construction. Approximately 85% of the construction has been completed to date. See below for justifications for the extension meeting the requirements per the referenced sections in the IDO.

- The IIA is still valid—it expires on June 28, 2021—and meets the requirements per below sections in the IDO.
  - 6-4(X)(2)(a) The period of validity is extended pursuant to Subsection 14-16-6-4(X)(4) (Extensions of Period of Validity) or another provision of this IDO or the DPM.
  - 6-4(X)(4)(a) **General Provisions**
    1. For each permit or approval for which Table 6-4-3 shows an expiration period, except an impact fee assessment or a Site Plan, the original decision-making body may approve 1 extension of validity for good cause shown for a time not to exceed the original period of validity for that permit or approval, provided that all of the following requirements are met:
      - a. The applicant or property owner submits a written request for the time extension before the expiration of the original permit or approval with the Planning Director.

If you have questions regarding this submittal, please email me at [asaw@iacivil.com](mailto:asaw@iacivil.com).

Thank you.

Sincerely,  
**ISAACSON & ARFMAN, INC.**



Asa Nilsson-Weber, P.E.

Attachments



**INFRASTRUCTURE LIST**

(Rev. 2-16-18)

EXHIBIT "A"

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

URBAN LIVING APARTMENTS @ NOB HILL

PROPOSED NAME OF PLAT

**LOTS 1-19 and Vacated Alley, Block 2, Mesa Grande Addition  
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	Constructed Under	Size	Type of Improvement	Location	From	To	Construction Certification	
							Inspector	P.E.
		Std./Med.	Curb & Gutter	Central Ave	Montclair St.	Sierra St.	/	/
		Std./Depr.		Montclair Dr.	Central Ave.	Copper Ave		
		Std.		Copper Ave.	Montclair St	45' East		
		Std.		Copper Ave.	Sierra St.	90' West		
		Std./Depr.		Sierra St.	Central Av.	Copper Ave.		
		3'	Alley Gutter*	Montclair St.	Central Av. 32' North	Central Av. 68' North	/	/
				Montclair St.	Central Av. 92' North	Central Av. 186' North		
				Sierra St.	Central Av. 202' No.	Central Av. 337' No.		
				Sierra St.	Central Av. 40' North	Central Av. 105' North		
		10'	PCC Sidewalk	Central Av.	Montclair St.	Sierra St.	/	/
		6'		Montclair St.	Central Av.	Copper Ave.		
		6'		Copper Av.	Montclair St.	46' East - Sierra		
		6'		Sierra St.	Copper Ave	Central Ave		
		26' -30'	Entrances w/ 25' Returns	Montclair St.	237' Noth of Central		/	/
				Sierra St.	147' Noth of Central			
		10'	Rem. & Repl. Residential HMA	Sierra St.	Central Av.	Copper Av.	/	/
		Dbl 'C'	Rem. & Repl. SD Inlet w/ connector pipe* to north ROW for Pvt SD	Central Av.	55' East of Montclair		/	/
		3 x 2' wide	Sidewalk Culverts *(FC to Prop. Line)	Copper Ave.	40' east of Montclair		/	/

ORIGINAL



Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Inspector	P.E.	City Cnst Engineer
		8"	Fire Line (2)	Copper Av.	49' East of Montclair	/	/	/	
				Copper Av.	98' West of Sierra St	/	/	/	
		3"	Water Service & Vault	Copper Av.	92' West of Sierra St.	/	/	/	
		3/4"	Irrigation Meter	Copper Av.	79' West of Sierra St.	/	/	/	
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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 SJA requirements.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Inspector	P.E.	City Cnst Engineer
							/	/	/
							/	/	/
Approval of Creditable Items:							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. Includes the Rem. & Repl. Of two (2) streets lights along Montclair

- 1 All SAS MH & water lines installations include the Rem. & Repl. of HMA
- 2 Entrances include City Sid. Valley Gutters, Filets, PCC ADA ramps and Res HMA
- 3 All onstreet parking includes HMA and striping & signage
- 4 \* denotes final size to be determined at DRC

**AGENT / OWNER**

**Fred C. Arfman**  
 NAME (print) 11-28-18  
 DRB CHAIR - date 11/28/18  
**Isaacson & Arfman, P.A.**  
 FIRM 11-28-18  
 SIGNATURE - date 11/28/18

**DEVELOPMENT REVIEW BOARD MEMBER APPROVALS**

[Signature] 11/28/18 11/28/18  
 DRB CHAIR - date PARKS & RECREATION - date

[Signature] 11/28/18  
 TRANSPORTATION DEVELOPMENT - date AMAFCA - date

[Signature] 11/28/18  
 UTILITY DEVELOPMENT - date CODE ENFORCEMENT - date

[Signature] 11/28/2016  
 CITY ENGINEER - date \_\_\_\_\_ - date

**DESIGN REVIEW COMMITTEE REVISIONS**

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER