



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

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: Santa Monica Place Development, LLC		Phone: (505) 998-0163
Address: 6300 Riverside Plaza Lane NW, Suite 200		Email:
City: Albuquerque	State: NM	Zip: 87120
Professional/Agent (if any): Isaacson & Arfman, PA		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 all owners:	

BRIEF DESCRIPTION OF REQUEST
Approval of Final Plat

SITE INFORMATION (Accuracy of the existing legal description is crucial! Attach a separate sheet if necessary.)		
Lot or Tract No.: Tract 4-A-1	Block:	Unit:
Subdivision/Addition: Santa Monica Place	MRGCD Map No.: NA	UPC Code: 101806344807440202
Zone Atlas Page(s): D-18	Existing Zoning: R-LT	Proposed Zoning: Same
# of Existing Lots: 1	# of Proposed Lots: 27	Total Area of Site (acres): 4.6301

LOCATION OF PROPERTY BY STREETS		
Site Address/Street: Santa Monica Ave. NE	Between: San Pedro Dr. NE	and: Louisiana Blvd. NE

CASE HISTORY (List any current or prior project and case number(s) that may be relevant to your request.)
15DRB-70237; 15DRB-70247; 15DRB-70303; 15DRB-70304; 15DRB-70306; 15DRB-70307; 16DRB-70081; 16DRB-70082; 1010144; 16DRB-70083; 16DRB-70084

Signature: <i>Asa Nilsson-Weber</i>	Date: 1/15/19
Printed Name: Asa Nilsson-Weber	<input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent

FOR OFFICIAL USE ONLY		
Case Numbers	Action	Fees
-		
-		
-		
Meeting/Hearing Date:	Fee Total:	
Staff Signature:	Date:	Project #

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

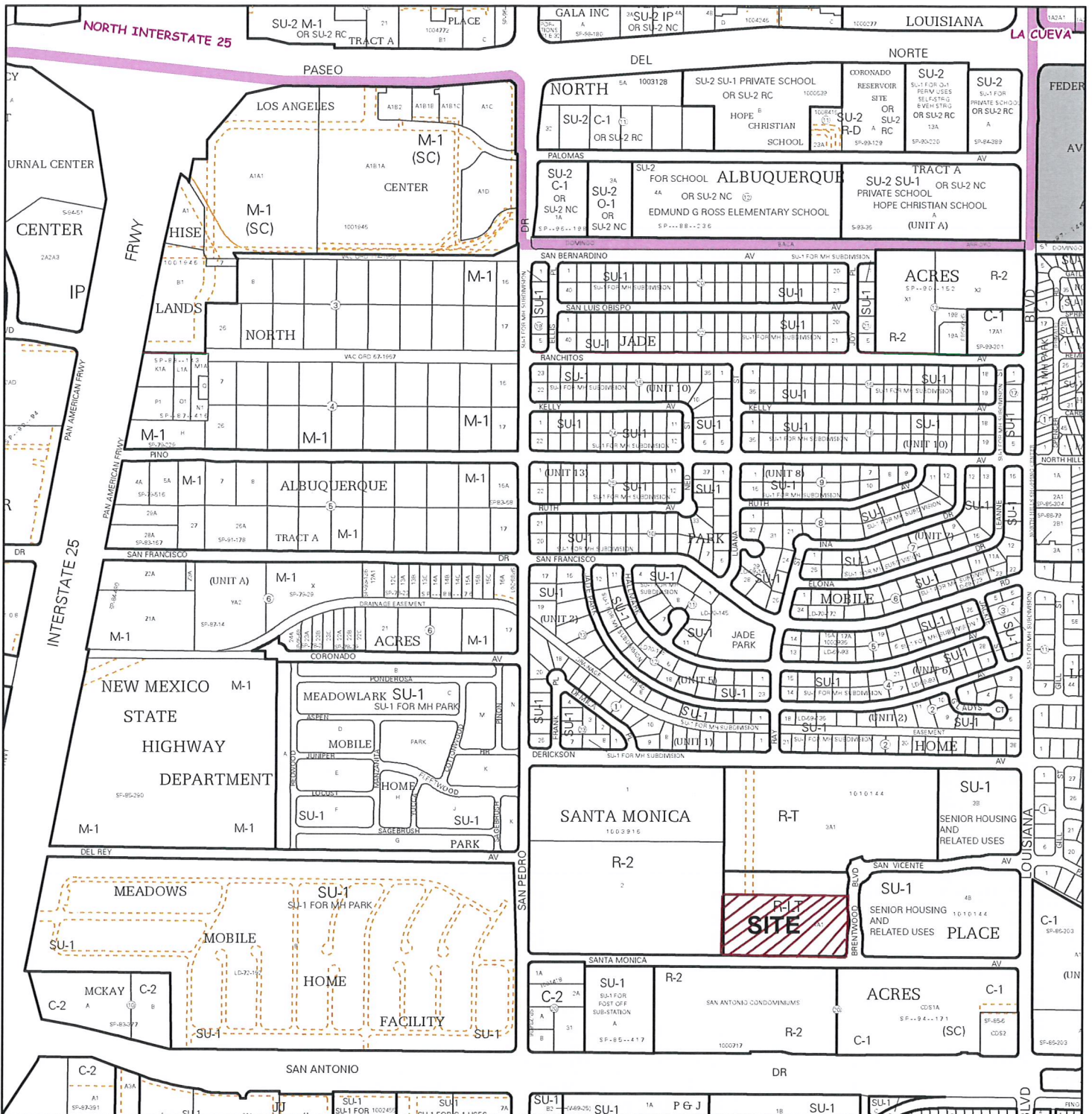
- Sites 5 acres or greater: Archaeological Certificate in accordance with IDO Section 14-16-6-5(A)
- Proposed Preliminary / Final Plat with property owner's and City Surveyor's signatures on the plat prior to submittal. (7 copies, folded)
- Cross sections of proposed streets (3 copies, 11" by 17" maximum)
- 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(I)
- 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

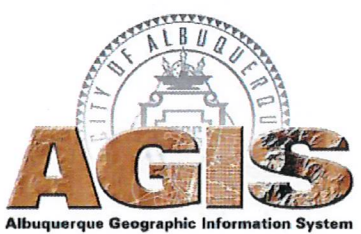
- Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (7 copies, folded)
- Original Preliminary Plat, Infrastructure List, and/or Grading Plan (7 copies, folded)
- Infrastructure List, if applicable
- Letter describing, explaining, and justifying the request per the criteria in 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.

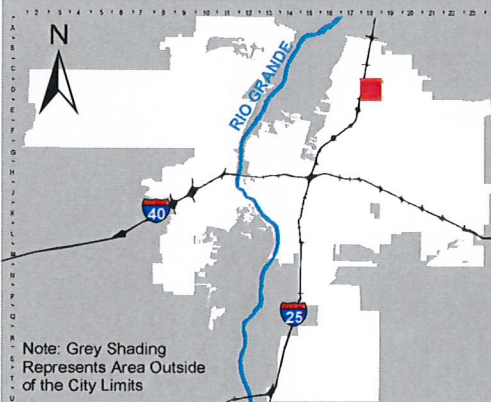
<i>I, the applicant or agent, acknowledge that if any required information is not submitted with this application, the application will not be scheduled for a public meeting or hearing, if required, or otherwise processed until it is complete.</i>	
Signature: <u>Asa Nilsson-Weber</u>	Date: <u>1/15/19</u>
Printed Name: <u>Asa Nilsson-Weber</u>	<input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent
FOR OFFICIAL USE ONLY	
Project Number: _____	Case Numbers: _____
_____	_____
_____	_____
Staff Signature: _____	
Date: _____	



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



Map amended through: 1/28/2016

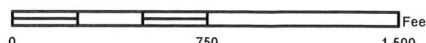


Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
D-18-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





City of Albuquerque
P.O. Box 1293 Albuquerque, New Mexico 87103

Planning Department

Martin J. Chavez, Mayor

Richard Dineen, Director

Interoffice Memorandum

October 30, 2007

Subject: Albuquerque Archaeological Ordinance—Compliance Documentation

Project Number(s):

Case Number(s):

Agent:

Applicant: Del Rey Investments LLC

Legal Description: Tract A (Unit A) Block 19, North Albuquerque Acres

Acreage: 58.5 acres

Zone Atlas Page: D-18

CERTIFICATE OF NO EFFECT: Yes No

CERTIFICATE OF APPROVAL: Yes No

SUPPORTING DOCUMENTATION:

Geotechnical Investigation, Monterra del Rey by Western Technologies Inc (August 30, 2007).

Phase I Environmental Site Assessment, Monterra del Rey by Western Technologies Inc (August 6, 2007).

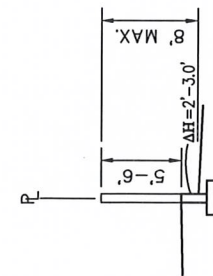
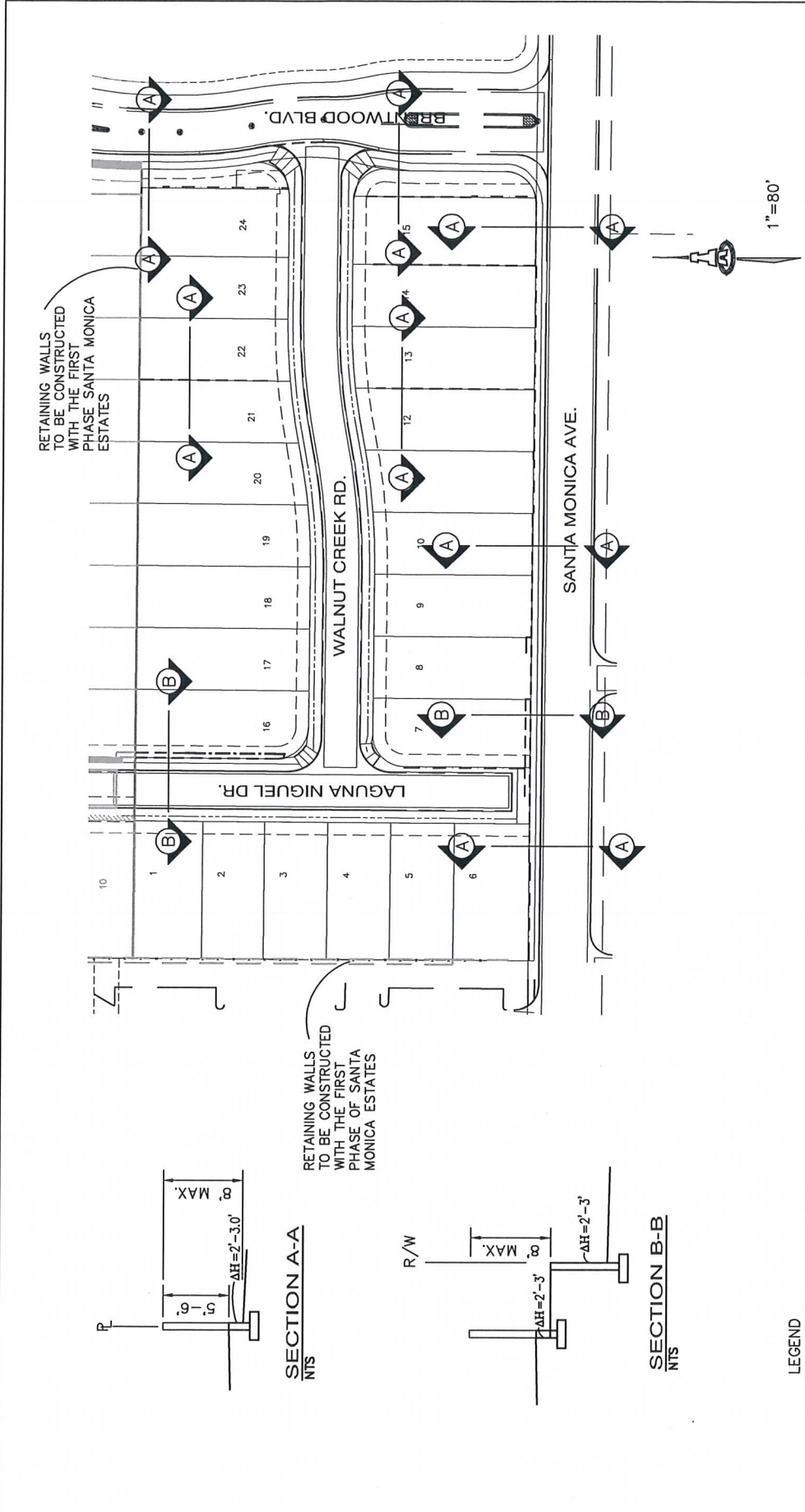
SITE VISIT: n/a

RECOMMENDATION(S):

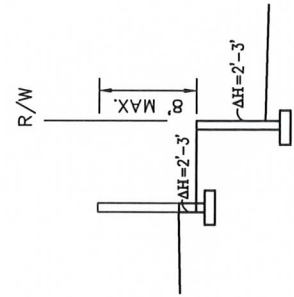
- *CERTIFICATE OF NO EFFECT IS ISSUED (ref O-07-72 Section 72 Section 4B(2)—extensive previous land disturbance)*

SUBMITTED:

Matthew Schmader, PhD
Superintendent, Open Space Division
Acting City Archaeologist



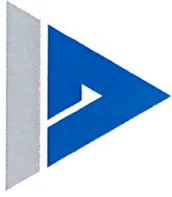
RETAINING WALLS TO BE CONSTRUCTED WITH THE FIRST PHASE OF SANTA MONICA ESTATES



- LEGEND
- - - - PERIMETER WALL RETAINING < 2'
 - - - PERIMETER WALL WITH SINGLE RETAINING WALL (SECTION A-A)
 - == PERIMETER WALL WITH DOUBLE RETAINING WALL (SECTION B-B)

ISAACSON & ARFMAN, P.A.
Consulting Engineering Associates
 128 Monroe Street N.E.
 Albuquerque, New Mexico 87108
 Ph. 505-268-8828 www.isaifirm.com

SANTA MONICA ESTATES,
 UNIT 2
 PERIMETER WALL EXHIBIT
 2/26/16



January 14, 2019

Ms. Kym Dicome
DRB Chair
City of Albuquerque
600 2nd Street NW
Albuquerque, NM 87103

**RE: Santa Monica Estates, Unit 2; Zone Atlas Map: D-18
DRB Project No. 1010144**

Dear Ms. Dicome:

Isaacson & Arfman, acting as agents for the Owner of the above referenced site, is submitting a request for approval of Final Plat.

The site is located north of Santa Monica Ave., NE and west of Louisiana Blvd, NE, and south of the Santa Monica Estates 88-lot subdivision. The proposed development consists of 24 single-detached units and 3 open space tracts.

Please let me know if you have any questions regarding this submittal or if you need additional information.

Sincerely,

ISAACSON & ARFMAN, P.A.

Åsa Nilsson-Weber, P.E.

Attachments

FORM DRWS: DRAINAGE REPORT / WATER & SANITARY SEWER AVAILABILITY
THIS FORM IS REQUIRED WITH THE DEVELOPMENT REVIEW BOARD APPLICATION
FOR MAJOR SUBDIVISIONS AND SITE DEVELOPMENT PLANS.

PROJECT NAME: Santa Monica Estates Unit 2

AGIS MAP # D18

LEGAL DESCRIPTIONS: Tract 4-A-1, Santa Monica Place

DRAINAGE REPORT

A drainage report, as per the Drainage Ordinance, was submitted to the City of Albuquerque Public Works Department, Hydrology Division (2nd Floor Plaza del Sol) on 2/26/16 (date).

Ruth Lozano
Applicant/Agent

12/22/17
Date

[Signature]
Hydrology Division Representative

12/22/17
Date

WATER AND SEWER AVAILABILITY STATEMENT

A Water and Sewer Availability Statement for this project was requested from the City of Albuquerque Utilities Development Division (2nd floor, Plaza del Sol) on 12-6-17 (date).

Ruth Lozano
Applicant/Agent

12/22/17
Date

[Signature]
Utilities Division Representative

12/22/17
Date

PROJECT # 1010144

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

SANTA MONICA ESTATES, Unit 2
PROPOSED NAME OF PLAT

TRACT 4-A-1, SANTA MONICA PLACE
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 incorporated 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 Cnst Engineer
		8"	WATERLINE Waterline PVC C-900	Laguna Niguel Dr	Existing 8" Waterline at North End	Walnut Creek Rd	/	/
		4"	Waterline PVC C-900	Laguna Niguel Dr	Walnut Creek Rd	Lots 5/6	/	/
		8"	Waterline PVC C-900	Walnut Creek Rd	Laguna Niguel Dr	Existing 8" Waterline at Brentwood Ave	/	/
		8"	Rem & Dispose WL Stub and gate valve	Tract A - North of Walnut Creek Rd.			/	/
							/	/
							/	/
							/	/
							/	/
							/	/
							/	/

ORIGINAL

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Inspector	Private P.E.	City Cnst Engineer
		8"	SANITARY SEWER Sanitary Sewer Line SDR-35	Laguna Niguel Dr	Existing 8" SAS at North End	15' South of Lot 6	/	/	/
		8"	Sanitary Sewer Line SDR-35	Walnut Creek Rd	Laguna Niguel Dr	15' East of Lot 24	/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
		30' F-F	PAVING Residential Paving C&G on Both Sides 4' Wide PCC Sidewalk **	Laguna Niguel Dr	North End	Walnut Creek Rd	/	/	/
		30' F-F	Residential Paving C&G on Both Sides 4' Wide PCC Sidewalk West Side Only **	Laguna Niguel Dr	Walnut Creek Rd	South Terminus	/	/	/
		30' F-F	Residential Paving C&G on Both Sides 4' Wide PCC Sidewalk **	Walnut Creek Rd	Laguna Niguel Dr	Brentwood Blvd	/	/	/
							/	/	/
							/	/	/

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Inspector	P.E.	City Cnst Engineer
		5' Wide	PCC Sidewalk on North Side Only	Santa Monica Ave	West Property Line	East Property Line	/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
		18"	STORM SEWER Storm Drain Connector Pipes	Laguna Niguel Dr	Existing 24" SD at North End	Lots 2/3	/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/

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	
							Inspector	City Cnst 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. Water infrastructure to include services, valves, fittings, valve boxes, and fire hydrants as required
2. Catch basin and manholes connection included with storm sewer pipe.
3. Sanitary sewer to include manholes and service connections as required.
4. Signage and striping per DRC.
- **5. Sidewalks which front the lots will be deferred and built during the construction of the individual houses.
6. Engineer's Certification of the private grading & drainage, including retaining walls and perimeter walls, prior to release of financial guarantee.

AGENT / OWNER _____ **DEVELOPMENT REVIEW BOARD MEMBER APPROVALS**

Åsa Nilsson-Weber
NAME (print)

Isaacson & Arfman, P.A.
FIRM

Åsa Nilsson-Weber - 1/17/18
SIGNATURE - date

Åsa Nilsson-Weber 1-17-2018
DRB CHAIR - date

Rozanne McMillin 1/17/18
TRANSPORTATION DEVELOPMENT - date

Jon Entgaard 1/17/2018
UTILITY DEVELOPMENT - date

James D. Buehler 1/17/2018
CITY ENGINEER - date

[Signature] 1/17/18
PARKS & GENERAL RECREATION - date

_____ AMAFCA - date

_____ - date

_____ - date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER



Åsa Weber <asaw@iacivil.com>

FW: Santa Monica Estates Unit 2

1 message

Russ Hugg <russhugg@survtek.com>
To: Åsa Weber <asaw@iacivil.com>

Tue, Jul 10, 2018 at 9:14 AM

FYI- DXF approval

Surv-Tek, Inc.*Russ Hugg**9384 Valley View Drive, Albuquerque, NM 87114**Phone (505) 897-3366 Fax (505) 897-3377**russhugg@survtek.com**Russ P. Hugg**NMPS No. 9750*

From: Ochoa, Alex [mailto:aochoa@cabq.gov]
Sent: Tuesday, July 10, 2018 8:34 AM
To: Russ Hugg <russhugg@survtek.com>; Planning Plat Approval <platgisreview@cabq.gov>
Cc: Dicome, Kym <kdicome@cabq.gov>
Subject: RE: Santa Monica Estates Unit 2

Hi Russ,

Your DXF for project #1010144, Santa Monica Estates unit 2 has been approved. This email will notify the DRB office.

Thanks,

Alex

=====

Alex Ochoa

GIS Coordinator

City of Albuquerque

Planning Department-AGIS Division

505-924-3805

aochoa@cabq.gov

AGIS Maps

From: Russ Hugg [mailto:rushugg@survtek.com]
Sent: Tuesday, July 10, 2018 7:49 AM
To: Planning Plat Approval
Subject: Santa Monica Estates Unit 2

Morning

Attached is our DXF and PDF for DRB 1010144
Bearings are grid and distances are ground
Please let me know if you have any questions

Thanks

Surv-Tek, Inc.

Russ Hugg

9384 Valley View Drive, Albuquerque, NM 87114

Phone (505) 897-3366 Fax (505) 897-3377

rushugg@survtek.com

Russ P. Hugg

NMPS No. 9750

=====

This message has been analyzed by Deep Discovery Email Inspector.