

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 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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- ___ 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) 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

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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
- ___ 5) Letter describing, explaining, and justifying the request
- ___ 6) Scale drawing of the proposed subdivision plat or Site Plan
- ___ 7) Site sketch with measurements showing structures, parking, building setbacks, adjacent rights-of-way, and street improvements, if there is any existing land use



homewise[®]

January 08, 2024

City of Albuquerque Planning Department
600 Second Street NW
Albuquerque, NM 87102

To whom it may concern,

This letter provides authorization to Thompson Engineering Consultants to act as agent for Homewise, Inc., the property owner of the Sombra del Oeste subdivision, on all matters related to applying for the DFT review and submitting the revised infrastructure list through the City of Albuquerque Planning Department.

Sincerely,

 1/9/24

Eugene Chavez
Real Estate Development Construction
Director Homewise, Inc.

Santa Fe Homeownership Center: 1301 Siler Road, Building D, Santa Fe, NM 87507 505.983.WISE (9473) fax: 505.983.4655
Albuquerque Homeownership Center: 500 2nd Street SW, Albuquerque, NM 87102 505.243.6566 fax: 505.545.6804

www.homewise.org



INFRASTRUCTURE LIST

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

SOMBRA DEL OESTE
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

TRACTS 12-B-1-B AND 12-B-1-A, EL RANCHO GRANDE UNIT 1
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		City Cnst Engineer
							Inspector	P.E.	
<input type="text"/>	<input type="text"/>	12' WIDE	MEDIAN OPENING WITH 100' LEFT TURN LANE AND 84' TRANSITION	GIBSON BLVD.	VALLEY COTTONWOOD DR.	184' WEST	/	/	/
<input type="text"/>	<input type="text"/>	10' WIDE	ASPHALT MULTI-PURPOSE TRAIL	GIBSON BLVD.	VALLEY COTTONWOOD DR.	WEST PROPERTY LINE	/	/	/
<input type="text"/>	<input type="text"/>	28' F-F	PAVING, CURB AND GUTTER, 5' SIDEWALKS ON BOTH SIDES*	VALLEY COTTONWOOD DR.	GIBSON BLVD.	GOLDEN RAIN TREE AVE.	/	/	/
<input type="text"/>	<input type="text"/>	26' F-F	PAVING, CURB AND GUTTER, 5' SIDEWALKS ON BOTH SIDES*	GOLDEN RAIN TREE AVE	SMOKETREE DR.	EAST PROPERTY LINE	/	/	/
<input type="text"/>	<input type="text"/>	26' F-F	PAVING, CURB AND GUTTER, 5' SIDEWALKS ON BOTH SIDES*	MOUNTAIN ASH AVE.	SMOKETREE DR.	VALLEY COTTONWOOD DR.	/	/	/
<input type="text"/>	<input type="text"/>	26' F-F	PAVING, CURB AND GUTTER, 5' SIDEWALKS ON BOTH SIDES*	SMOKETREE DR.	GIBSON BLVD.	10' SOUTH OF NORTH PROPERTY LINE	/	/	/
<input type="text"/>	<input type="text"/>	8"	WATER LINE W/ VALVES, FH, MJ'S, AND RJ'S	GIBSON BLVD.	SMOKETREE DR.	WEST PROPERTY LINE	/	/	/
<input type="text"/>	<input type="text"/>	8"	WATER LINE W/ VALVES, FH, MJ'S, AND RJ'S	SMOKETREE DR.	GIBSON BLVD.	10' SOUTH OF NORTH PROPERTY LINE	/	/	/

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
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		8"	WATER LINE W/ VALVES, FH, MJ'S, AND RJ'S	VALLEY COTTONWOOD DR.	GIBSON BLVD.	GOLDEN RAINTREE AVE.	/	/	/
		8"	WATER LINE W/ VALVES, FH, MJ'S, AND RJ'S	MOUNTAIN ASH AVE.	SMOKETREE DR.	VALLEY COTTONWOOD DR.	/	/	/
		8"	WATER LINE W/ VALVES, FH, MJ'S, AND RJ'S	GOLDEN RAINTREE AVE.	SMOKETREE DR.	EAST PROPERTY LINE	/	/	/
		8"	SANITARY SEWER LINE W/ MANHOLES	VALLEY COTTONWOOD DR.	GIBSON BLVD.	GOLDEN RAINTREE AVE.	/	/	/
		8"	SANITARY SEWER LINE W/ MANHOLES	MOUNTAIN ASH AVE.	SMOKETREE DR.	VALLEY COTTONWOOD DR.	/	/	/
		8"	SANITARY SEWER LINE W/ MANHOLES	GOLDEN RAINTREE AVE.	SMOKETREE DR.	EAST PROPERTY LINE	/	/	/
		8"	SANITARY SEWER LINE W/ MANHOLES	SMOKETREE DR.	MOUNTAIN ASH AVE.	10' SOUTH OF NORTH PROPERTY LINE	/	/	/
		24"	STORM DRAIN W/ MANHOLES AND STORM INLETS	VALLEY COTTONWOOD DR.	50' SOUTH OF SMOKETREE AVE.	35' SOUTH OF GOLDEN RAINTREE AVE.	/	/	/
		1,704 CF	DETENTION POND A	TRACT 1			/	/	/
		2,408 CF	DETENTION POND B	TRACT 4			/	/	/
		3,157 CF	DETENTION POND C	TRACT 3			/	/	/

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector	P.E.	City Cnst Engineer
		1,250 CF	RETENTION POND D	TRACT B			/	/	/
							/	/	/
							/	/	/
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							/	/	/
							/	/	/
							/	/	/
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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 SIA requirements.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification			
							Private		City Cnst Engineer	
							Inspector	P.E.		
<input type="text"/>	<input type="text"/>						/	/	/	
<input type="text"/>	<input type="text"/>						/	/	/	
<input type="text"/>	<input type="text"/>						/	/	/	
							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.

1 Sidewalks to be constructed or deferred in accordance with the Sidewalk Exhibit.
* All Sidewalks to be deferred along frontage of lots.

2 Pond Stabilization to follow Section 1013 for the Ponds in Tracts 1, 3, 4, and B.

AGENT / OWNER

DEVELOPMENT FACILITATION TEAM APPROVALS

DAVID B. THOMPSON, P.E.

NAME (print)

PLANNING - date

PARKS & RECREATION - date

THOMPSON ENGR. CONS., INC.

FIRM

TRANSPORTATION DEVELOPMENT - date

AMAFCA - date

 1/10/2024

SIGNATURE - date

UTILITY DEVELOPMENT - date

CODE ENFORCEMENT - date

CITY ENGINEER - date

_____ - date

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT /OWNER

Current DRC
Project Number: _____

FIGURE 12

Date Submitted: 1/10/2024
Date Site Plan Approved: _____
Date Preliminary Plat Approved: _____
Date Preliminary Plat Expires: _____
DFT Project No.: PR-2019-002042
DFT Application No.: _____

INFRASTRUCTURE LIST

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

**SOMBRA DEL OESTE
PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN**

**TRACTS 12-B-1-B AND 12-B-1-A, EL RANCHO GRANDE UNIT 1
EXISTING LEGAL DESCRIPTION PRIOR TO PLATTING ACTION**

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							Private		City Cnst Engineer
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<input type="text"/>	<input type="text"/>	8"	WATER LINE W/ VALVES, FH, MJ'S, AND RJ'S	GIBSON BLVD.	BARBADOS AVE.	VALLEY COTTONWOOD DR.	/	/	/
<input type="text"/>	<input type="text"/>	8"	SANITARY SEWER LINE W/ MANHOLES	STAMPEDE DR.	BAY MARE AVE.	GIBSON BLVD.	/	/	/
<input type="text"/>	<input type="text"/>	8"	SANITARY SEWER LINE W/ MANHOLES	GIBSON BLVD.	STAMPEDE DR.	VALLEY COTTONWOOD DR.	/	/	/
<input type="text"/>	<input type="text"/>	24"	STORM DRAIN W/ MANHOLES	GIBSON BLVD.	BARBADOS AVE.	80' EAST OF VALLEY COTTONWOOD DR.	/	/	/
<input type="text"/>	<input type="text"/>						/	/	/
<input type="text"/>	<input type="text"/>						/	/	/
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<input type="text"/>	<input type="text"/>						/	/	/	
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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 _____

AGENT / OWNER	DEVELOPMENT FACILITATION TEAM APPROVALS
----------------------	--

DAVID B. THOMPSON, P.E.
NAME (print)

THOMPSON ENGR. CONS., INC.
FIRM

 1/10/2024
SIGNATURE - date

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DESIGN REVIEW COMMITTEE REVISIONS
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REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT /OWNER

Current DRC
Project Number: _____

FIGURE 12

Date Submitted: 4/28/2023

Date Site Plan Approved: _____ Date

Preliminary Plat Approved: _____ Date

Preliminary Plat Expires: _____

DFT Project No.: _____ PR-2019-002042

DFT Application No.: _____ SD-2023-00118

INFRASTRUCTURE LIST

EXHIBIT "A"

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

SOMBRA DEL OESTE

PROPOSED NAME OF PLAT AND/OR SITE DEVELOPMENT PLAN

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		8"	WATER LINE W/ VALVES, FH, MJ'S, AND RJ'S	GIBSON BLVD.	BARBADOS AVE.	VALLEY COTTONWOOD DR.	/	/	/
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<input type="text"/>	<input type="text"/>						/	/	/
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AGENT / OWNER	DEVELOPMENT FACILITATION TEAM APPROVALS		
DAVID B. THOMPSON, P.E. NAME (print)	<i>Jay Rodenbeck</i> PLANNING - date Oct 24, 2023	<i>Whitney Belan</i> PARKS & RECREATION - date Oct 24, 2023	
THOMPSON ENGR. CONS., INC. FIRM	<i>Ernest Armijo</i> TRANSPORTATION DEVELOPMENT - date Oct 25, 2023	<i>Jeff Palmer</i> AMAFCA - date Oct 25, 2023	
<i>David B. Thompson</i> SIGNATURE - date 4/28/2023	<i>Qui Gu</i> UTILITY DEVELOPMENT - date Nov 1, 2023	<i>Jeff Palmer</i> CODE ENFORCEMENT - date Oct 25, 2023	
	<i>Shahab Biazar</i> CITY ENGINEER - date Oct 25, 2023	<i>Regina Cho</i> HYDROLOGY - date Oct 25, 2023	

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT / OWNER