

PRE-APPLICATION REVIEW TEAM (PRT) MEETING NOTES

PA# 18-349 Date: 12-11-2018 Time: 1:30pm

Address: 10000 Central Ave. NW

NOTES: setbacks per NR-C zones

- Permitted Uses per NR-C zone 35' height
- gas station - additional standards near residential
- drive through permissive accessory to another business

Site Plan

100' Process - Show Water Availability, Grading, Drainage Plan

based on: - Neighborhood Meeting inquiry - 15 days

larger 5 acres \Rightarrow DRB to accept or decline

OPTIONS more than 50 du or 50000 gsf \Rightarrow DRB meeting

May bring entire site to DRB 30 days to

renewed to 100 standards schedule meeting

② May choose to pursue platting action first
plat via DRB

subdivide -

and for each lot less than 5 acres or less than
50000 gsf can do separate building permits no DRB

Neighborhood Notification - part in request to ONC for NA area

235 - Rev. Parking per use - Table 5-5-1

p. 236 \rightarrow Shared Parking Calculation for Restaurants/Retail Groupings
Table 5-5-3

Transportation - 2 entrances shown not allowed; TIS required

drive 200' from ^{north} corner

150' fm south corner

PRE-APPLICATION REVIEW TEAM (PRT) MEETING NOTES

PA# 18-349 Date: 12-11-2018 Time: 1:30 pm

Address: 10000 Central Avenue SW

AGENCY REPRESENTATIVES AT MEETING:

Planning: Chief Amfitt

Code Enforcement: _____

Fire Marshall: _____

Transportation: _____

Other: _____

PRT DISCUSSIONS ARE FOR INFORMATIONAL PURPOSES ONLY!

THEY ARE NON-BINDING AND DO NOT CONSTITUTE ANY KIND OF APPROVAL..

Additional research may be necessary to determine the exact type of application and/or process needed. Factors unknown at this time and/or thought of as minor could become significant as the case progresses.

REQUEST: 641 Station, Car Wash, Drive through, Restaurant, Auto Parts Store

SITE INFORMATION:

Zone: NR-C Size: +- 9 acres

Use: _____ Overlay Zone: _____

Comp Plan Area Of: _____ Comp Plan Corridor: Premium Transit Corridor

Comp Plan Center: _____ MPOS or Sensitive Lands: NA

Parking: _____ MR Area: _____

Landscaping: _____ Street Trees: _____

Use Specific Standards: _____

Dimensional Standards: _____

*Neighborhood Organization/s: _____

*This is preliminary information only. Neighborhood Organization information is only accurate when obtained from the Office of Neighborhood Coordination (ONC) at www.cabq.gov/neighborhoods/resources.

PROCESS:

Type of Action: _____

Review and Approval Body: _____ Is this PRT a requirement? _____