

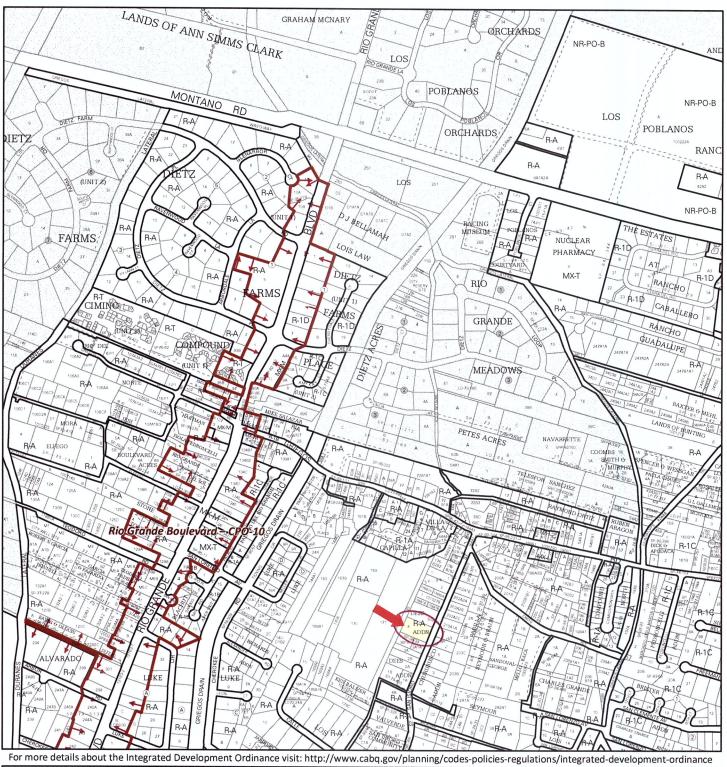


DEVELOPMENT FACILITATION TEAM (DFT) APPLICATIONS

Effective 11/16/2023

Please check the appropriate box(es) and time of application.	refer to supplementa	l forms for submittal requ	uirements. All fees must be paid at the
MISCELLANEOUS APPLICATI	ONS	☐ Extension of Infrastructu	re List or IIA (Form S3)
☐ Site Plan Administrative DFT (Forms SP & P2)			PRE-APPLICATIONS
☐ Final EPC Sign-off for Master Development/Site	Plans - EPC (Form P2)	■ Sketch Plat Review and	Comment (Form S3)
☐ Infrastructure List or Amendment to Infrastructure	e List (<i>Form S3</i>)	☐ Sketch Plan Review and	
☐ Temporary Deferral of S/W (Form S3)			APPEAL
☐ Extension of IIA: Temp. Def. of S/W (Form S3)		☐ Decision of Site Plan Adı	ministrative DFT (Form A)
BRIEF DESCRIPTION OF REQUEST			
Subdivision: 1 lot into 2 lots			
APPLICATION INFORMATION			
Applicant/Owner: Samuel Garcia			Phone:
Address: 4515 San Isidro St NW			Email:
City: Albuquerque		State: NM	Zip: 87107
Professional/Agent (if any): ARCH+PLAN La	nd Use Consultant	s LLC	Phone: 505-980-8365
Address: P.O. Box 25911			Email: arch.plan@comcast.net
City: Albuquerque		State: NM	zip: 87125
Proprietary Interest in Site: OWNEr		List <u>al</u> l owners:	
SITE INFORMATION (Accuracy of the existing le	gal description is crucia	al! Attach a separate sheet i	f necessary.)
Lot or Tract No.: LOt 4		Block:	Unit:
Subdivision/Addition: Dees Addition	_	MRGCD Map No.:	UPC Code: 1-013-061-311-045-401-19
Zone Atlas Page(s): F-13	Existing Zoning: R-	A	Proposed Zoning
# of Existing Lots: 1	# of Proposed Lots:	2	Total Area of Site (Acres): 0.68
LOCATION OF PROPERTY BY STREETS			
Site Address/Street: 4515 San Isidro St	Between: Avenid	a Cristo Rey	and: Calle Pequeno
CASE HISTORY (List any current or prior project	and case number(s) th	at may be relevant to your r	equest.)
PR 2020-003400			
I certify that the information I have included here an Signature: Printed Name: Derrick Archuleta	nd sent in the required no	tice was complete, true, and a	Date: 2/5/24 □ Applicant or ■ Agent
Domok Alchaeta			☐ Applicant of ■ Agent

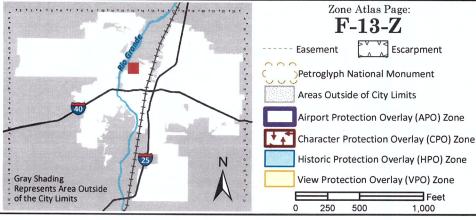
	4) Letter of authorization from the property owner if application is submitted by an agent
	5) Letter describing, explaining, and justifying the deferral or extension
	6) Drawing showing the sidewalks subject to the proposed deferral or extension
	_
	INFRASTRUCTURE LIST EXTENSION OR AN INFRASTRUCTURE IMPROVEMENTS AGREEMENT (IIA)
	EXTENSION
	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) 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
V	SKETCH PLAT OR SKETCH PLAN REVIEW AND COMMENT
	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.
	X1) DFT Application form completed, signed, and dated
	X
	2) Form S3 with all the submittal items checked/marked
	3) Zone Atlas map with the entire site clearly outlined and labeled
	4) Letter describing, explaining, and justifying the request
	5) Scale drawing of the proposed subdivision plat or Site Plan
	6) Site sketch with measurements showing structures, parking, building setbacks, adjacent rights-
	of-way, and street improvements, if there is any existing land use







IDO Zoning information as of May 17, 2018 The Zone Districts and Overlay Zones are established by the Integrated Development Ordinance (IDO).



ARCH+PLAN LAND USE CONSULTANTS ALBUQUERQUE NM

February 5, 2024

Development Facilitation Team City of Albuquerque 600 2nd St NW Albuquerque NM

RE: LOT 4, DEES ADDITION

Development Facilitation Team:

I would like to request Sketch Plat review and updated DFT comments for a minor subdivision (one lot into two lots) for the above mentioned property. A Sketch Plat was presented to the DRB under PR 2020-003400 / PS 2021-00081 at the July 7, 2021 meeting.

The property owner would like to subdivide existing Lot 4, Dees Addition into two lots. Proposed Lot 4-A is to be 0.4045± net acres Lot 4-B is to be 0.2561± net acres on property zoned R-A (Residential and Agricultural).

The property has an existing single family dwelling on proposed Lot 4-B.

The site is located within the Near North Valley Planning Area and governed by the Area of Consistency of the Albuquerque/Bernalillo County Comprehensive Plan.

Thank you for your time and consideration of the proposed application.

Sincerely,

Derrick Archuleta, MCRP

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Principal

PUBLIC UTILITY EASEMENTS

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DISCLAIMER

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ADVANTAGE

PROJECTED SECTION 31,T.II N.R.3 E.,N.M.P.M., TOWN OF ATRISCO GRANT CITY OF ALBUQUERQUE,BERNALILLO COUNTY,NEW MEXICO DEES ADDITION BEING A REPLAT OF LOT NOVEMBER 2023 DEES ADDITION

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DATE SAMUEL GARCIA

ARCILIA GARCIA

NOTARY ACKNOWLEDGEMENT

STATE OF NEW MEXICO COUNTY OF BERNALILLO

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME.

MY COMMISSION EXPIRES.

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NOTARY PUBLIC

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THIS IS TO CERTIFY THAT TAXES ARE CIRRENT AND PAID ON U.P.C. #1013/061311/04/54/01/9, LOT 4, DEES ADDITION

BERMILLO COUNTY IMPACT FIES WILL BE ASSESSED. AT THE TIME OF BUILDING PERMIT APPLICATION, FOR QUESTIONS REGARDING FIES ANOMITS CONTACT THE EMPELALLILO COUNTY ZONING BUILDING AND PLANLING EFFT. PROFERTY OWNER OF RECORDS
SANAEL GARCIA AND ARCILIA GARCIA BERNALILLO COUNTY TREASURES OFFICE

PURPOSE OF PLAT

THE PURPOSE OF THIS PLAT IS TO CREATE TWO (2) TRACTS FROM ONE (I) EXISTING TRACT,

PROJECT NO.

APPLICATION NO.

DATE DATE DATE TRAFFIC EUGINEERING, TRANSPORTATION ENVIRONMENTAL HEALTH DEPARTMENT PARKS & RECAREATION DEPARTMENT REAL PROPERTY DIVISION FIRE MARSHALL'S OFFICE DRB CHAIRPERSON CODE ENFORCEMENT CITY SURVEYOR. B.C.MUA.

M.R.G.C.D. NOTE:

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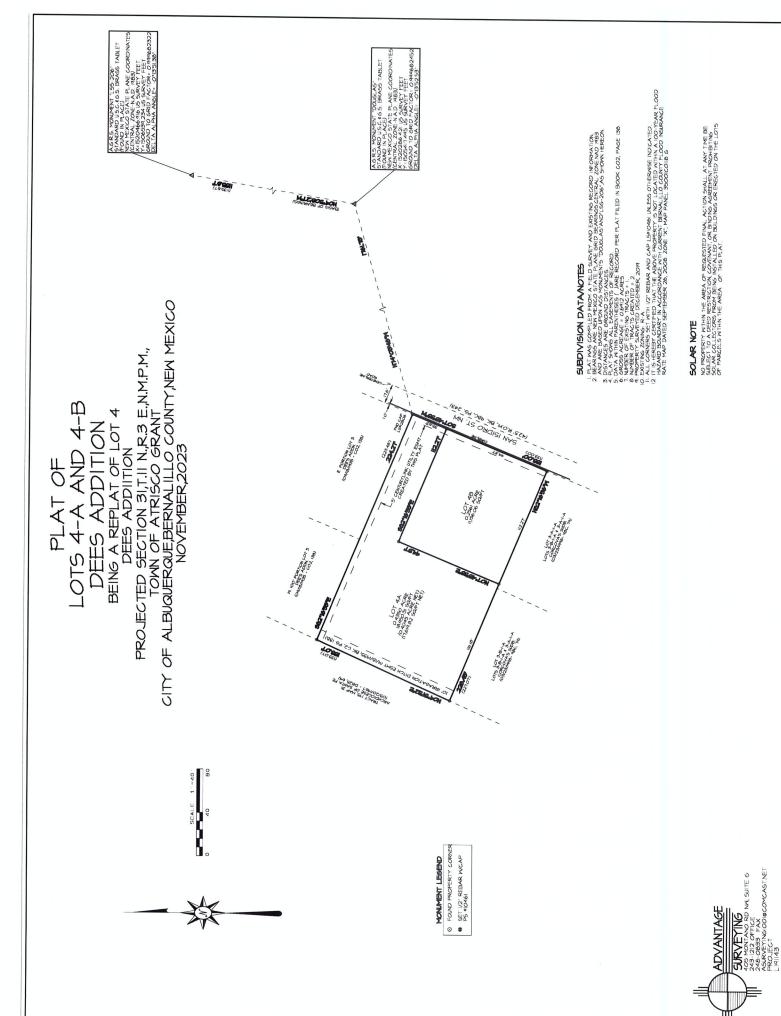
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SURVEYORS CERTIFICATION

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