



DEVELOPMENT REVIEW BOARD APPLICATION

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Please check the appropriate box of application.	x(es) and ref	er to supplemental	forms for submittal requ	iiremen	ts. All fees must be	paid at the time	
SUBDIVISIONS		Final Sign off of EPC S	Site Plan(s) <i>(Form P2)</i>				
☐ Major – Preliminary Plat (Form S1)		☐ Major Amendment to Site Plan (Form P2)			cation of Public Right-o	f-way <i>(Form V)</i>	
☐ Minor – Preliminary/Final Plat (Form	n S2) M	ISCELLANEOUS APP	LICATIONS	+	□ Vacation of Public Easement(s) DRB (Form V)		
☐ Major - Final Plat (Form S2)		Extension of Infrastruc	sture List or IIA (Form S1)		□ Vacation of Private Easement(s) (Form V)		
☐ Minor Amendment to Preliminary Pla S2)	et (Form	☐ Minor Amendment to Infrastructure List (Form S2)			PRE-APPLICATIONS		
☐ Extension of Preliminary Plat (Form S	S1) 🗆	☐ Temporary Deferral of S/W (Form V2)		X Sk	Sketch Plat Review and Comment (Form S2)		
		Sidewalk Waiver (Form			A CREEDITY IN TREVIEW AND COMMENT (FORM 32)		
SITE PLANS		Waiver to IDO (Form	V2)	APPE	:AL		
□ DRB Site Plan (Form P2)		Waiver to DPM (Form	V2)	☐ Decision of DRB (Form A)			
BRIEF DESCRIPTION OF REQUEST					= Section of Divid (Form A)		
CREATE 2 LO	TS FRO	M I EXICTI	UG LOT				
- Create C W	NO PICO	NO I EXIBITI	NG W				
				-			
APPLICATION INFORMATION							
Applicant: SAMUEL + A	BCILIA	GARCIA		Pł	none:		
Address: 4515 SAN 1510					nail:		
City: SUBUDUERQUE			State: NA	Zij	Zip: 87107		
Professional/Agent (if any):	PLAN L	AND USE CO		Ph	none:505.980.	B365	
Address: P.O. BOX 25911							
City: AUBUQUERQUE			State: NM	Zip: 87125			
Proprietary Interest in Site: OWNER			List all owners:				
SITE INFORMATION (Accuracy of the	existing legal	description is crucial	! Attach a separate sheet if	necessa	ary.)		
Lot or Tract No.: LOT 4			Block:	Unit:			
Subdivision/Addition: DEES LODITION			MRGCD Map No.: UPC Code: . 013 - 061 - 311 - 045-4		311.045.401.19		
		Existing Zoning:	R-A		Proposed Zoning		
# of Existing Lots:			2		Total Area of Site (Acres): 0.68 ±		
LOCATION OF PROPERTY BY STREE							
Site Address/Street: 4515 541 16					TALLE PEQUEL	10	
CASE HISTORY (List any current or p			t may be relevant to your re	equest.)			
PR 2020.	00340)					
On : /							
Signature: Drumbhum					te: 7.1.21		
Printed Name: DEPRICE API	CHULETA				Applicant or Agent		
FOR OFFICIAL USE ONLY							
Case Numbers	Action	Fees	Case Numbers		Action	Fees	
Meeting Date:		Fee	e Total:				
Staff Signature:			Date:	Pro	oject#		

FORM S2: SUBDIVISION OF LAND - MINOR ACTIONS

Please refer to the DRB minor case schedule for meeting dates and deadlines unless noted differently below. Bring original Mylar of plat with property owner's and City Surveyor's signatures on it to the meeting. Your attendance is required.

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: A Single PDF file of the complete application including all documents being submitted n prior to making a submittal. Zipped files or those over 9 MB cannot be delivered via ema provided on a CD. PDF shall be organized with the Development Review Application are the remaining documents in the order provided on this form. Zone Atlas map with the entire site clearly outlined and labeled 	ail, in which case the PDF must be
SKETCH PLAT REVIEW AND COMMENT Letter describing, explaining, and justifying the request Scale drawing of the proposed subdivision plat (7 copies, folded) Site sketch with measurements showing structures, parking, building setbacks, adjacen improvements, if there is any existing land use (7 copies, folded)	ıt rights-of-way and street
■ MAJOR SUBDIVISION FINAL PLAT APPROVAL (requires published notice, heard on to Letter describing, explaining, and justifying the request Copy of recorded IIA Proposed Final Plat (7 copies, 24" x 36" folded) Design elevations & cross sections of perimeter walls (3 copies) Landfill disclosure and EHD signature line on the Mylar if property is within a landfill buff DXF file and hard copy of final plat data for AGIS submitted and approved	
 ■ MINOR SUBDIVISION PRELIMINARY/FINAL PLAT APPROVAL Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-14. Sites 5 acres or greater: Archaeological Certificate in accordance with IDO Section 14-15. Form DRWS Drainage Report, Grading and Drainage Plan, and Water & Sewer Available Required notice with content per IDO Section 14-16-6-4(K)(6) Office of Neighborhood Coordination Public Notice Inquiry response. Proof of emailed notice to applicable Neighborhood Association representatives. Proposed Preliminary / Final Plat with property owner's and City Surveyor's signatures of (7 copies, folded) Sidewalk Exhibit and/or cross sections of proposed streets (3 copies, 11" by 17" maximusite site sketch with measurements showing structures, parking, building setbacks, adjacent improvements (to include sidewalk, curb & gutter with distance to property line noted) if copies, folded) Landfill disclosure statement per IDO Section 14-16-5-2(G) if site is within a designated Proposed Infrastructure List, if applicable DXF file and hard copy of final plat data for AGIS submitted and approved 	on the plat prior to submittal um) t rights-of-way and street there is any existing land use (7
 MINOR AMENDMENT TO PRELIMINARY PLAT OR INFRASTRUCTURE LIST Letter describing, explaining, and justifying the request per the criteria in IDO Section 14 Original Preliminary Plat, Infrastructure List, and/or Grading Plan (7 copies, folded) Proposed Amended Preliminary Plat, Infrastructure List, and/or Grading Plan (7 copies, Note: Any application that does not qualify as a Minor Amendment in IDO Section a Major Amendment. See Form S1. 	folded)
I, the applicant or agent, acknowledge that if any required information is not submitted with this scheduled for a public meeting or hearing, if required, or otherwise processed until it is complete.	s application, the application will not be
Signature: Drumpromute	Date: 7.1.21
Printed Name: DEPRICK APCHULETA	☐ Applicant or 🙀 Agent
FOR OFFICIAL USE ONLY	
Case Numbers: Project Number Staff Signature:	1 8 0

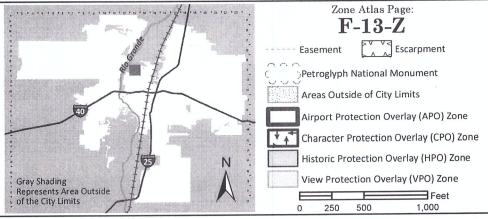


For more details about the Integrated Development Ordinance visit: http://www.cabq.gov/planning/codes-policies-regulations/integrated-development-ordinance





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

July 1, 2021

Jolene Wolfley, Chair City of Albuquerque Development Review Board 600 2nd St NW Albuquerque NM

RE: LOT 4, DEES ADDITION

Ms. Wolfley and members of the Board:

I would like to request Sketch Plat review for a minor subdivision for the above mentioned property. A Sketch Plat was presented to the DRB under PR 2020-003400 / PS 2020-00017 at the February 26, 2020 meeting. The subject application is the same request but seeking updated comments, since it has been over one year.

The property owner would like to subdivide existing Lot 4 into two lots. Proposed Lot 4-A is to be 0.4097± net acres Lot 4-B is to be 0.2510± 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

Principal



VICINITY MAP ZONE ATLAS F-13-Z

PUBLIC UTILITY EASEMENTS

PUBLIC UTILITY EASEMENTS SHOWN ON THIS PLAT ARE GRANTED FOR THE COMMON AND JOINT USE OF:

- USE OF:

 A PUBLIC SERVICE COMPANY OF MEN MEXICO. [PARM A NEW MEXICO COPPORATION, DOWN

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 OTHER RELATED EQUIPMENT AND FACILITIES REASONABLY NECESSARY TO PROVIDE CABLE

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DISCLAIMER

IN APPROVING THIS PLAT, PUBLIC SERVICE DOMPANY OF MEN MEXICO (FINE) AND MEN MEXICO GAS COMPANY (MARCO DID NOT COMORET A TITLE SEARCH OF THE PRODERTIES SHOWN HEREON, CONSEQUENTLY, PMN AND MORE DO NOT WATE NOR RELEASE ANY EASEMENT OR EASEMENT RIGHTS WHICH ARE MEET GRANTED BY PRIOR PLAT, REPLAT OR DIMER DOCUMENT AND WHICH ARE NOT SHOWN ON THIS PLAT.

UTILITY APPROVALS

PUBLIC SERVICE COMPANY OF NEW MEXICO (PNM)	DATE
GWEST CORPORATION DB4 CENTURY LINK QC	DATE
COMCAST CABLE	CATE
NEW MEXTCO GAS COMPANY (NMGC)	0.13



PLAT OF LOTS 4-A & 4-B DEES ADDITION

BEING A REPLAT OF LOT 4 DEES ADDITION

PROJECTED SECTION 31, T.11 N.B. 2 E.N.M.P.M., TOWN OF ATRISCO GRANT, BERNALILLO COUNTY, NEW MEXICO FEBRUARY, 2020

LEGAL DESCRIPTION

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BENJAMIN ARCHULETA

NOTARY ACKNOWLEDGEMENT

STATE OF NEW MEXICO COUNTY OF BERNALILLO

THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS ______ DAY OF

MY COMMISSION EXPIRES

NOTARY PUBLIC

ADDITIONAL NOTES

- ADDITIONAL NOTES

 1. A GRADINS AND DRAINAGE PLAT PREPARED BY A NEW MEXICO RESISTERED ENGINEER MAY BE REQUIRED WITH FUTURE DEVELOPMENT OF THESE LOTS.

 1. CROSS LOT DRAINAGE WAST NOT BE INCREASED OR IMPACTED BY DEVILOPMENT OF THESE LOTS.

 3. OTHERS COTTON THE PROPERTY OF THE PROPAGE OF THE PR

SUBDIVISION DATA/NOTES

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PURPOSE OF PLAT

THE PURPOSE OF THIS PLAT IS TO CREATE TWO (2) TRACTS FROM ONE (1) EXISTING TRACT.

THIS IS TO CERTIFY THAT TAXES ARE CURRENT AND PAID ON UPC NO. ___ PROPERTY OWNER OF RECORD ____ BEANALILLO COUNTY TRESURERS OFFICE

APPROVALS DRB CASE:

DRB CHAIRPERSON. PLANNING DEPARTMENT	DATE
CITY SURVEYOR	DATE
FIRE MARSHALL'S OFFICE	DATE
REAL PROPERTY DIVISION	DATE
ENVIRONMENTAL HEALTH DEPARTMENT	DATE
TRAFFIC ENGINEERING, TRANSPORTATION	CATE
A, M, 4 . F . C . A .	DATE
A.S.C.W.U A.	DATE
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SURVEYORS CERTIFICATION

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MY KNOWLEDGE AND SELEF.

Lorenzo C. Dominguez LORENZO E DOMINGUEZ INMLS CO.

2/10/2020



SHEET 1 OF 2

PLAT OF LOTS 4-A & 4-B DEES ADDITION

BEING A REPLAT OF LOT 4

DEES ADDITION
PROJECTED SECTION 31, T.11 N..R.3 E., N.M.P.M.

PROJECTED SECTION 31, T.11 N.. R.3 E., N.M.P.M.,
TOWN OF ATRISCO GRANT, BERNALILLO COUNTY, NEW MEXICO
FEBRUARY, 2020

LEGEND

- A WATER METER A GAS METER
- & ELEC METER
- POWER POLE

-X- FENCE (X) LINE

---- OVERHEAD UTILITIES

CONCRETE

