



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

SUBDIVISIONS		<input type="checkbox"/> Final Sign off of EPC Site Plan(s) (Form P2)	
<input type="checkbox"/> Major – Preliminary Plat (Form P1)	<input type="checkbox"/> Amendment to Site Plan (Form P2)	<input type="checkbox"/> Vacation of Public Right-of-way (Form V)	
<input type="checkbox"/> Minor – Preliminary/Final Plat (Form S2)	MISCELLANEOUS APPLICATIONS		<input type="checkbox"/> Vacation of Public Easement(s) DRB (Form V)
<input type="checkbox"/> Major - Final Plat (Form S1)	<input type="checkbox"/> Extension of Infrastructure List or IIA (Form S1)	<input type="checkbox"/> Vacation of Private Easement(s) (Form V)	
<input type="checkbox"/> Amendment to Preliminary Plat (Form S2)	<input type="checkbox"/> Minor Amendment to Infrastructure List (Form S2)	PRE-APPLICATIONS	
<input type="checkbox"/> Extension of Preliminary Plat (Form S1)	<input type="checkbox"/> Temporary Deferral of SW (Form V2)	<input checked="" type="checkbox"/> Sketch Plat Review and Comment (Form S2)	
	<input type="checkbox"/> Sidewalk Waiver (Form V2)		
SITE PLANS		<input type="checkbox"/> Waiver to IDO (Form V2)	APPEAL
<input type="checkbox"/> DRB Site Plan (Form P2)	<input type="checkbox"/> Waiver to DPM (Form V2)	<input type="checkbox"/> Decision of DRB (Form A)	
BRIEF DESCRIPTION OF REQUEST			
Sketch Plat Submittal - Single Family Residential			

APPLICATION INFORMATION		
Applicant: MDS Investments, LLC		Phone: 505-681-9932
Address: 4020 Vassar Drive NE, Ste H		Email: kyle@sc3development.com
City: Albuquerque	State: New Mexico	Zip: 87110
Professional/Agent (if any): Huitt-Zollars, Inc. (Scott Eddings)		Phone: 505-235-7211
Address: 333 Rio Rancho Blvd		Email: seddings@huitt-zollars.com
City: Rio Rancho	State: NM	Zip: 87124
Proprietary Interest in Site:	List <u>all</u> owners:	
SITE INFORMATION (Accuracy of the existing legal description is crucial! Attach a separate sheet if necessary.)		
Lot or Tract No.: A-1-A-1-A	Block:	Unit:
Subdivision/Addition: Mesa del Sol Innovation Park	MRGCD Map No.:	UPC Code: 101505026528120101
Zone Atlas Page(s): R-15, R-16, S-15, S-16, S-17, T-16 & T-17	Existing Zoning: PC	Proposed Zoning PC
# of Existing Lots: 1	# of Proposed Lots: 21	Total Area of Site (Acres): 1598.63
LOCATION OF PROPERTY BY STREETS		
Site Address/Street:	Between:	and:
CASE HISTORY (List any current or prior project and case number(s) that may be relevant to your request.)		

I certify that the information I have included here and sent in the required notice was complete, true, and accurate to the extent of my knowledge.

Signature:	Date: November 1, 2021
Printed Name: Scott Eddings	<input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent

FOR OFFICIAL USE ONLY					
Case Numbers	Action	Fees	Case Numbers	Action	Fees
Meeting 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 or paper copy of plat with property owner’s and City Surveyor’s signatures on it to the meeting. Your attendance is required.

SKETCH PLAT REVIEW AND COMMENT

- Interpreter Needed for Hearing? _____ if yes, indicate language: _____
- 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 on a CD. PDF *shall be organized with the Development Review Application and this Form S2 at the front followed by the remaining documents in the order provided on this form.*
 - Zone Atlas map with the entire site clearly outlined and labeled
 - 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, adjacent rights-of-way, and street improvements, if there is any existing land use (7 copies, folded)

MAJOR SUBDIVISION FINAL PLAT APPROVAL

- Interpreter Needed for Hearing? _____ if yes, indicate language: _____
- 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 on a CD. PDF *shall be organized with the Development Review Application and this Form S2 at the front followed by the remaining documents in the order provided on this form.*
 - Zone Atlas map with the entire site clearly outlined and labeled
 - Proposed Final Plat (7 copies, 24” x 36” folded)
 - Design elevations & cross sections of perimeter walls (3 copies)
 - Copy of recorded IIA
 - Landfill disclosure and EHD signature line on the plat if property is within a landfill buffer
 - DXF file and hard copy of final plat data for AGIS submitted and approved

SUBDIVISION OF LAND – MINOR (PRELIMINARY/FINAL PLAT APPROVAL)


- Interpreter Needed for Hearing? _____ if yes, indicate language: _____
- 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 on a CD. PDF *shall be organized with the Development Review Application and this Form S2 at the front followed by the remaining documents in the order provided on this form.*
 - Zone Atlas map with the entire site clearly outlined and labeled
 - Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-6(K)
 - 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)
 - 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)
 - Sidewalk Exhibit and/or cross sections of proposed streets (3 copies, 11” by 17” maximum)
 - Signed Form DRWS Drainage Report Grading and Drainage Plan, and Water & Sewer Availability submittal information
 - Proposed Infrastructure List, if applicable
 - Required notice with content per IDO Section 14-16-6-4(K)
 - Office of Neighborhood Coordination inquiry response and proof of emailed notice to applicable Neighborhood Association representatives
 - Landfill disclosure and Environmental Health Department signature line on the plat if property is within a landfill buffer
 - DXF file and hard copy of final plat data for AGIS submitted and approved

Note: Any application that requires major public infrastructure must be processed as a Subdivision of Land - Major. See Form S1.

MINOR AMENDMENT TO PRELIMINARY PLAT

- Interpreter Needed for Hearing? _____ if yes, indicate language: _____
- 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 on a CD. PDF *shall be organized with the Development Review Application and this Form S2 at the front followed by the remaining documents in the order provided on this form.*
 - Zone Atlas map with the entire site clearly outlined and labeled
 - Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-4(X)(2)
 - 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

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, 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.	
Signature:	Date:
Printed Name:	<input type="checkbox"/> Applicant or <input type="checkbox"/> Agent
FOR OFFICIAL USE ONLY	
Project Number:	Case Numbers
-	-
-	-
-	-
Staff Signature:	
Date:	

November 1, 2021

DRB Chairman and Board Member
City of Albuquerque
Planning Department
600 Second Street NW
Albuquerque, NM 87102

**RE: Mesa Del Sol Innovation Park – PR-2020-801296
Sketch Plat Tracts 1-20 and Tract A-1-A-1-A-1
(Zone Atlas R15, R16, S15, S16, S17, T16 & T17)**

Dear Chairman and DRB Board Members:

Huitt-Zollars, Inc, on behalf of MDS Investments LLC, is submitting a sketch plat for approximately 20 Tracts on a portion of Tract A-1-A-1-A. Tract A-1-A-1-A is approximately 1598-acres.

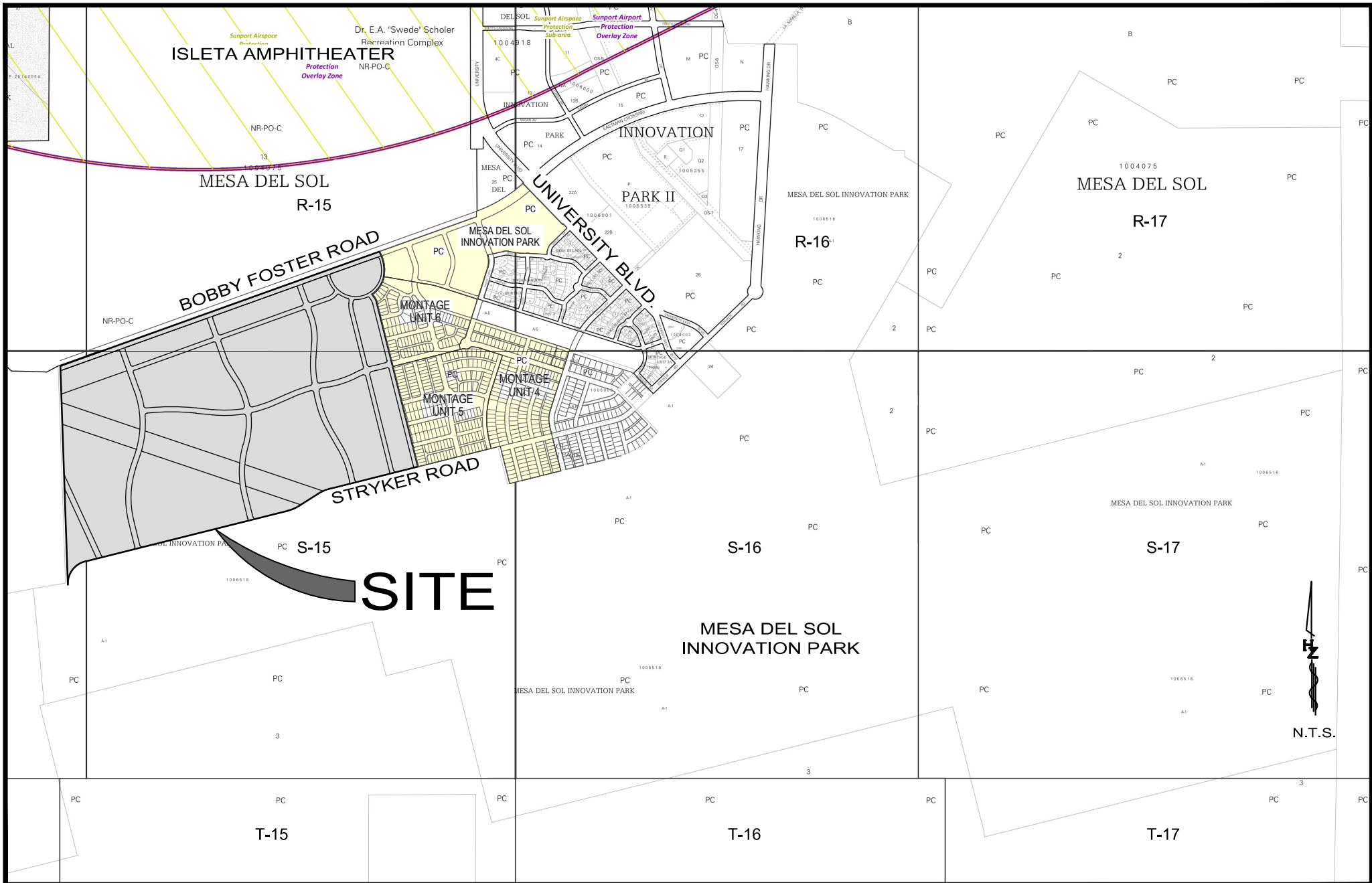
If you have any questions or need additional information regarding this matter, please do not hesitate to contact me at 505-235-7211.

Sincerely,
Huitt-Zollars, Inc.



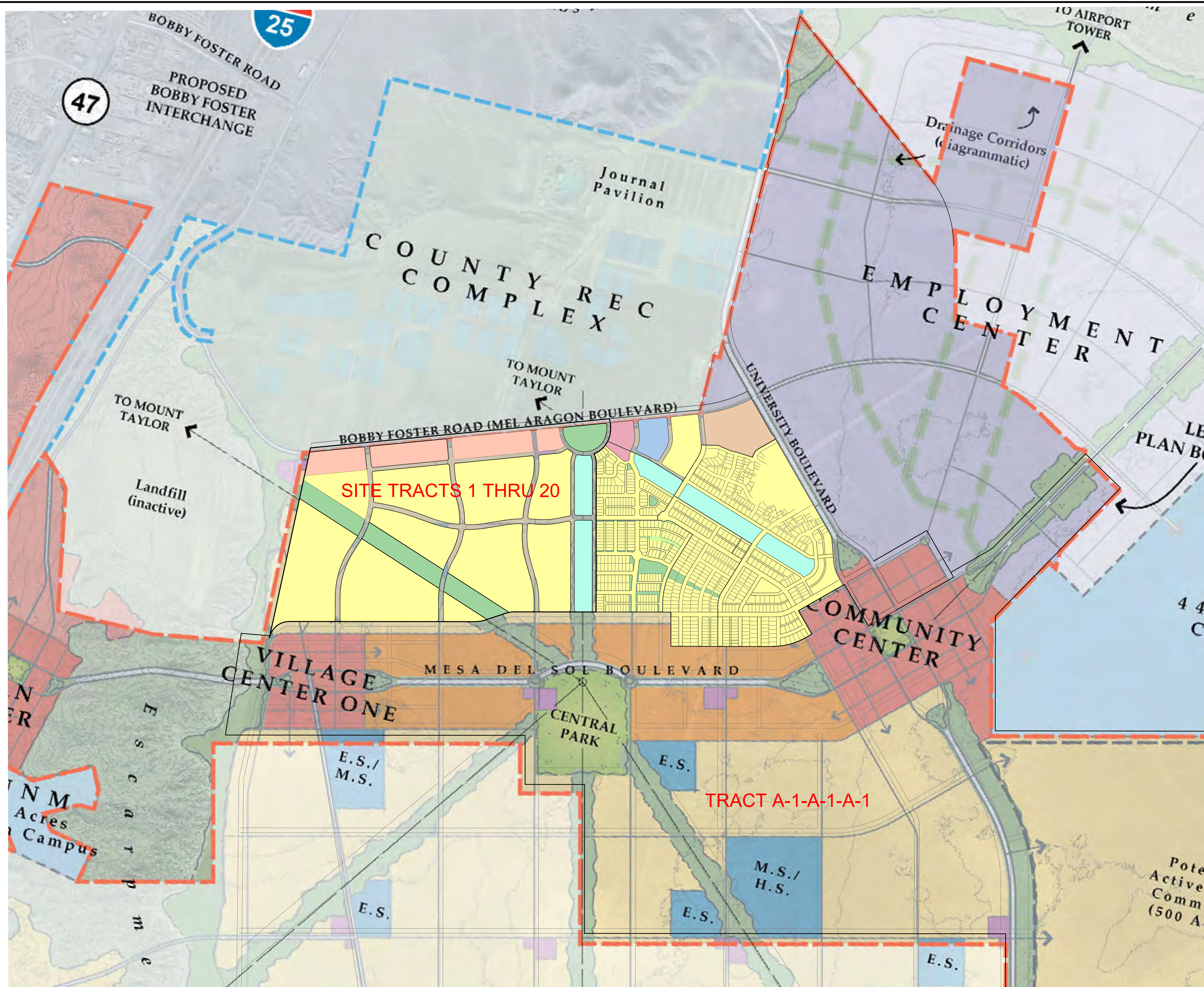
Scott Eddings, P.E.
Project Manager

CC: Kyle Bodhaine



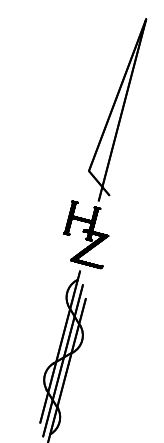
COA ZONE ATLAS PAGE:
 R-15, R-16, S-15, S-16, S-17, T-16 & T-17
LOCATION MAP
 NOT TO SCALE

Plotted: 11/11/2021 5:35:40 PM, By: Edginga, Scott
 Syt: 03/30/2014 01 - MDS Bobby Foster Improvements/08 Cuervo/05/05.1 Sketch Plot: Summit/Drawings/Site
 Last Saved: 11/11/2021 5:25:35 PM, Settings



LEGEND

	MEDIUM DENSITY SINGLE FAMILY
	MEDIUM LOW DENSITY SINGLE FAMILY
	HIGH DENSITY
	PARK
	COMMERCIAL
	MIXED USE
	SCHOOL
	MAJOR ACCESS ROAD
	OPEN SPACE
	POND / DRAINAGE



Designed By:
HUITT-ZOLLARS
 Huitt-Zollars, Inc. Albuquerque
 6501 Americas Pkwy NE, Suite 550
 Albuquerque, New Mexico 87110
 Phone (505) 883-8114 Fax (505) 883-5022

**MESA DEL SOL INNOVATION PARK
 SC³ DEVELOPMENT**

TITLE: SITE SKETCH

Design Review Committee	City Engineer	Mo./Day/Yr.	Mo./Day/Yr.
City Project No. 775444	Zone Map No. R-15-Z, R-16-Z	Sheet 1	Of 1

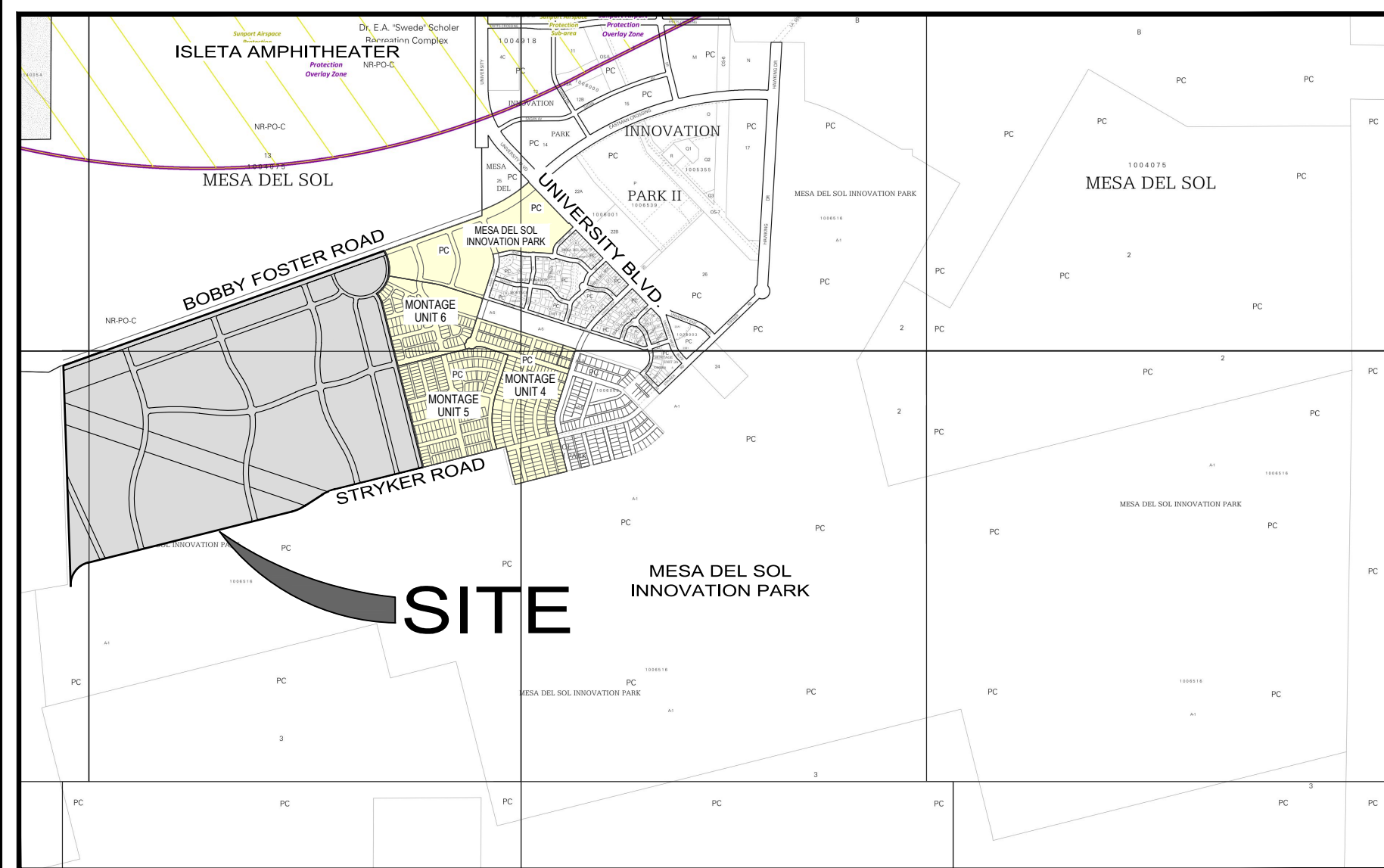
AS BUILT INFORMATION		BENCH MARKS		SURVEY INFORMATION		ENGINEER'S SEAL	
CONTRACTOR	DATE	FOUND MONUMENT "15-12-1989"	DATE	NO.	BY	NO.	DATE
STARTED BY	DATE	STANDARD 3/16" ALUMINUM DISC	DATE	REVISIONS	REMARKS	DESIGNED BY: SAE	DATE: OCT. 26, 2021
INSPECTOR'S VERIFICATION BY	DATE	NEW MEXICO STATE PLANE COORDINATES (CENTRAL ZONE-N.A.D. 1983)	DATE	DESIGN		DRAWN BY: LRT	DATE: OCT. 26, 2021
FIELD RANGE BY	DATE	N=147,534.83	DATE	CHECKED BY: SAE		DWG NAME: Site Sketch.dwg	PROJ #: R313014.01
CORRECTED BY	DATE	E=151,124.74	DATE				DATE: OCT. 26, 2021
MICRO-FILM INFORMATION	DATE	ELEV=486.627 (NAVD. 1988)	DATE				
RECORDED BY	DATE	GROUND TO GRID FACTOR=0.99865508	DATE				
No.		MAPPING ANGLE=0°14'33.77"	DATE				



SKETCH PLAT
 TRACTS 1 - 20 AND TRACT A-1-A-1-A-1
 OF
 MESA DEL SOL INNOVATION PARK
 (A REPLAT OF TRACT A-1-A-1-A)

WITHIN SECTIONS 21, 22, 23, 26, 27, 28 & 29 T. 9 N., R. 3 E., N.M.P.M.

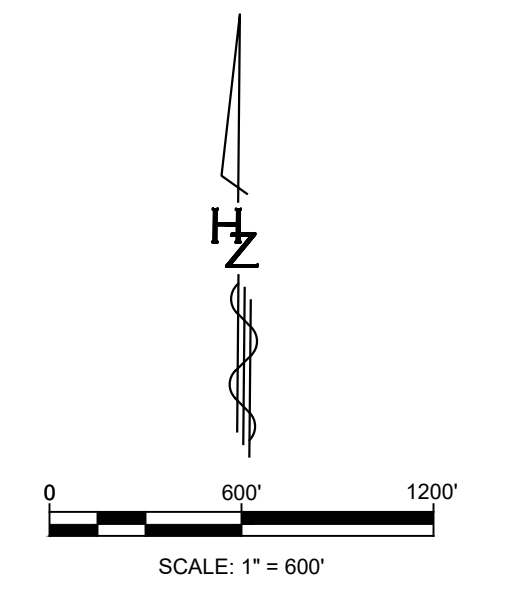
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
 NOVEMBER, 2021
 SHEET 1 OF 2



COA ZONE ATLAS PAGE:
 R-15, R-16, S-15, S-16, S-17, T-16 & T-17
LOCATION MAP
 NOT TO SCALE



TRACT A-1-A-1-A-1
 1347.2 Ac.



**SKETCH PLAT
TRACTS 1 - 20 AND TRACT A-1-A-1-A-1
OF
MESA DEL SOL INNOVATION PARK
(A REPLAT OF TRACT A-1-A-1-A)**

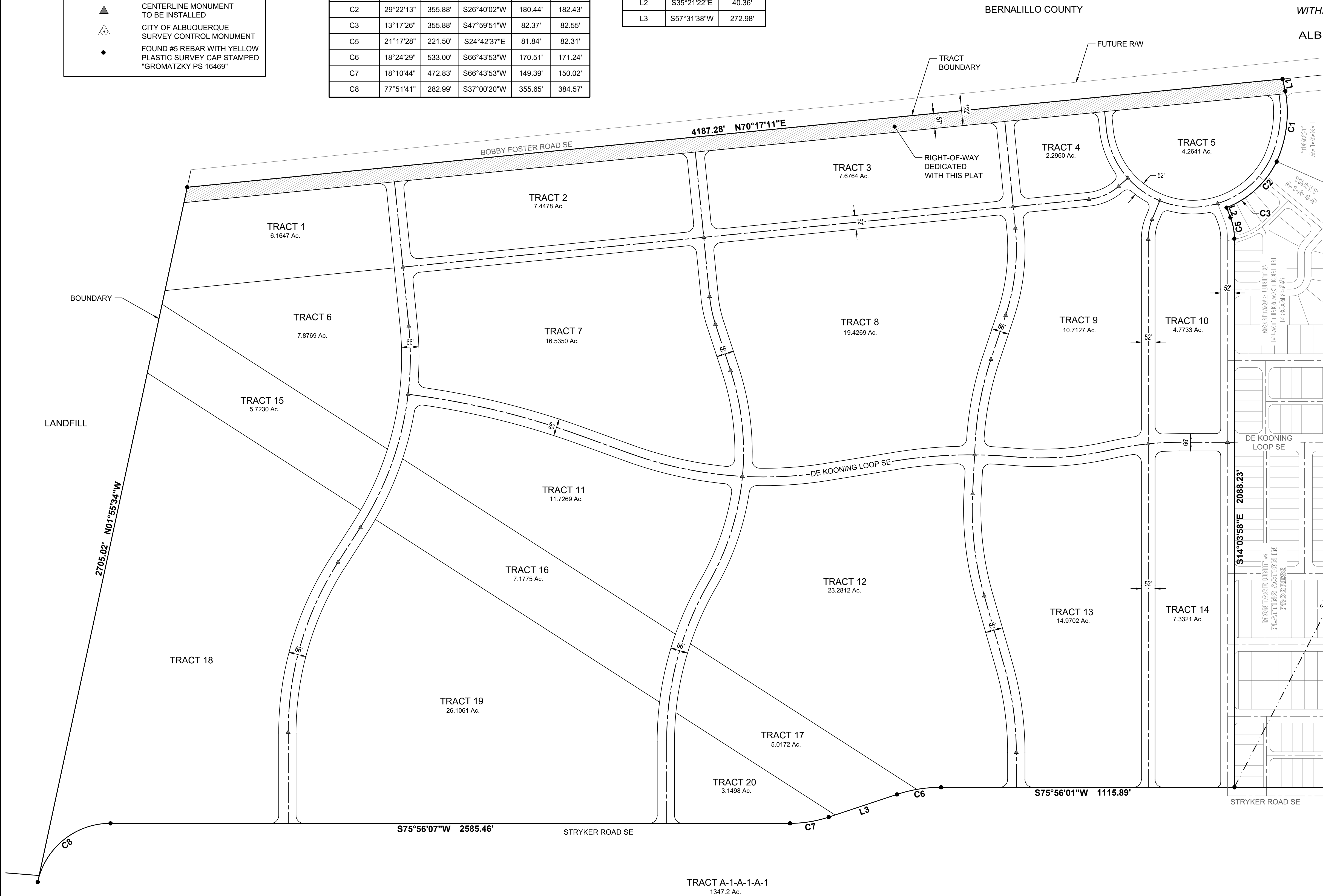
WITHIN SECTIONS 21, 22, 23, 26, 27, 28 & 29 T. 9 N., R. 3 E., N.M.P.M.

ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
NOVEMBER, 2021
SHEET 2 OF 2

LEGEND	
	SUBDIVISION BOUNDARY LINE
	NEW RIGHT OF WAY LINE
	NEW LOT LINE
	EXIST RIGHT OF WAY LINE
	CENTERLINE MONUMENT TO BE INSTALLED
	CITY OF ALBUQUERQUE SURVEY CONTROL MONUMENT
	FOUND #5 REBAR WITH YELLOW PLASTIC SURVEY CAP STAMPED "GROMATZKY PS 16469"

CURVE TABLE					
CURVE NO.	DELTA	RADIUS	CHORD BEARING	CHORD LENGTH	ARC LENGTH
C1	34°35'16"	454.30'	S7°01'16"E	270.10'	274.25'
C2	29°22'13"	355.88'	S26°40'02"W	180.44'	182.43'
C3	13°17'26"	355.88'	S47°59'51"W	82.37'	82.55'
C5	21°17'28"	221.50'	S24°42'37"E	81.84'	82.31'
C6	18°24'29"	533.00'	S66°43'53"W	170.51'	171.24'
C7	18°10'44"	472.83'	S66°43'53"W	149.39'	150.02'
C8	77°51'41"	282.99'	S37°00'20"W	355.65'	384.57'

LINE TABLE		
LINE NO.	BEARING	DISTANCE
L1	S27°18'23"E	47.42'
L2	S35°21'22"E	40.36'
L3	S57°31'38"W	272.98'



- SUBDIVISION DATA**
- DRB NO.
 - ZONE ATLAS INDEX NOS.: R-15, R-16, R-17, S-14, S-15, S-16, S-17, T-16 & T-17
 - GROSS SUBDIVISION ACREAGE: 1598.6338 ACRES
 - NUMBER OF EXISTING TRACTS: 1
 - NUMBER OF TRACTS CREATED: 21
 - PLAT IS LOCATED WITHIN PROJECTED SECTIONS 21, 22, 23, 26, 27, 28 & 29, T9N, R3E N.M.P.M. BERNALILLO COUNTY, NEW MEXICO
 - ZONING: PC
 - DATE OF SURVEY: OCTOBER 2021

PURPOSE OF PLAT
THE PURPOSE OF THIS PLAT IS TO SUBDIVIDE TRACT A-1-A-1-A AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT THEREOF FILED 10/29/2020 AS DOCUMENT NO. 2020108296, INTO TWENTY-ONE (21) TRACTS.

LEGAL DESCRIPTION
TRACT A-1-A-1-A OF THE BULK LAND PLAT TRACT A-1-A-6 AND TRACT A-1-A-1-A (A REPLAT OF TRACT A-1-A-1 PER PLAT TRACT A-6-C-1, A-1-A-1, A-1-A-2, A-1-A-3, A-1-A-4 AND A-1-A-5 OF MESA DEL SOL INNOVATION PARK DOCUMENT, ALBUQUERQUE, NEW MEXICO OF BERNALILLO COUNTY, NEW MEXICO ON OCTOBER 29, 2020 IN BOOK 2020C, PAGE 0105 AS DOCUMENT NO 2020108296.
TRACT CONTAINS 1598.6338 ACRES MORE OR LESS.

- SURVEY NOTES**
- UNLESS OTHERWISE NOTED, ALL BOUNDARY CORNERS SHOWN THUS (•) SHALL BE MARKED BY A #5 REBAR STAMPED.
 - ALL STREET CENTERLINE MONUMENTATION SHALL BE INSTALLED AT DESIGNATED CENTERLINE P.C.'S, P.T.'S, ANGLE POINTS AND STREET INTERSECTIONS AND SHOWN THUS (▲) WILL BE MARKED BY A FOUR (4") ALUMINUM CAP STAMPED "CITY OF ALBUQUERQUE, CENTERLINE MONUMENTATION, DO NOT DISTURB, P.L.S. XXXX".
 - THE TRACT BOUNDARY WILL BE TIED TO THE NEW MEXICO STAT PLANE COORDINATE SYSTEM AS SHOWN NAD83 CENTRAL ZONE.
 - BASIS OF BEARINGS WILL BE NEW MEXICO STATE PLANE COORDINATE SYSTEM NAD83 CENTRAL ZONE.
 - DISTANCES ARE GROUND DISTANCES U.S. SURVEY FOOT.

"5_R15, 2006"
N.M. STATE PLANE COORDINATES
N=1,452,149.458 E=1,529,053.738
CENTRAL ZONE NAD 1983
MAPPING ANGLE = -00°12'47.60"
GRID TO GROUND = 0.999664300
ELEV. = 5306.674 (NAVD 1988)

