

DEVELOPMENT HEARING OFFICER - HYDROLOGY SECTION
Anthony Montoya, Jr., PE, Senior Engineer | 505-924-3314 amontoya@cabq.gov

DRB Project Number: 2021-005479 Hearing Date: 02-26-2025
9307 Central NE
Lots 1-7, 17,18, and X, Block 7
Project: Waggonman-Denison Addition Agenda Item No: 3

<input checked="" type="checkbox"/> Minor Preliminary / Final Plat	<input type="checkbox"/> Preliminary Plat	<input type="checkbox"/> Final Plat
<input type="checkbox"/> Temp Sidewalk Deferral	<input type="checkbox"/> Sidewalk Waiver/Variance	<input type="checkbox"/> Bulk Land Plat
<input type="checkbox"/> DPM Variance	<input type="checkbox"/> Vacation of Public Easement	<input type="checkbox"/> Vacation of Public Right of Way

ENGINEERING COMMENTS:

- Hydrology has a record document of an approved Grading/Drainage Plan for the Storage Facilities Addition to Santa tools dated 12/20/1996 (Hydrotrans No. K20D048), and an Engineer's Certification for the same site with engineer's stamp dated 10/03/1997.
- Hydrology has no objection to the Minor Preliminary / Final Plat action.
- An updated and approved Grading and Drainage Plan prepared by a licensed New Mexico civil engineer is required prior to Grading Permit or Building Permit if one of these conditions is met: (500 cy of grading, 1,000 sf of proposed building, or 10,000 sf of proposed paving).

☐ APPROVED
☐ DENIED

DELEGATED TO: ☐ TRANS ☐ HYD ☐ WUA ☐ PRKS ☐ PLNG
Delegated For: _____
SIGNED: ☐ I.L. ☐ SPSP ☐ SPBP ☐ FINAL PLAT
DEFERRED TO _____



Development Facilitation Team (DFT) – Review Comments

Reviewer: David G. Gutierrez, P.E. | Phone: 505-289-3381 | dggutierrez@abcwua.org

Project No: PR-2021-005479 Date: 4/23/2025 Agenda Item: # 3 Zone Atlas Page: K-20

Legal Description: Lots 1-7, 17, 18, AND “X”, Block 7, Wagonman-Denison Addition.

Request: Lot consolidation for 10 existing lots into 1 new lot, dedicate right-of-way to both frontages. Property has two existing commercial buildings with different MX zoning types. Will seek zone map amendment to unify.

Location: 9307 Central Ave NE between General Chennault St NE and General Patch St NE

Application For: SD-2024-00116 – PRILIMINARY/FINAL PLAT

1. No objection to the plat.
2. For future development, request an availability/serviceability statement online at the following link: http://www.abcwua.org/Availability_Statements.aspx. Requests shall include fire marshal requirements. An executed statement must be obtained to determine conditions for service.

DEVELOPMENT HEARING OFFICER

TRANSPORTATION DEVELOPMENT

DRB Project Number: 2021-005479
9307 Central Avenue

AGENDA ITEM NO: 3

SUBJECT: Preliminary/Final Plat

ENGINEERING COMMENTS:

1. All previous comments have been addressed. No objection.
2. For future development an approved TCL will be required before site plan or building permit. Also, a Traffic Scoping Form will need to be submitted to determine if a TIS will be required

FROM: Ernest Armijo, P.E.
Transportation Development
505-924-3991 or earmijo@cabq.gov

DATE: April 23, 2025

ACTION:

APPROVED __; DENIED __; DEFERRED __; COMMENTS PROVIDED __; WITHDRAWN __

DELEGATED: _____ TO: (TRANS) (HYD) (WUA) (PRKS) (CE) (PLNG)