



DEVELOPMENT FACILITATION TEAM (DFT) APPLICATIONS

Effective 12/15/2022

Please check the appropriate box(es) and refer to supplemental forms for submittal requirements. All fees must be paid at the time of application.					
MISCELLANEOUS APPLICATIO	NS	Extension of Infrastruct	ure List or IIA (Form S3)		
□ Site Plan Administrative DFT (Forms P & P2)			PRE-APPLICATIONS		
□ Final EPC Sign-off for Master Development/Site PI	ans - EPC <i>(Form P2)</i>	Sketch Plat Review and	I Comment (Form S3)		
□ Amendment to Infrastructure List (<i>Form</i> S3)		□ Sketch Plan Review an	d Comment <i>(Form</i> S3)		
□ Temporary Deferral of S/W (Form S3)			APPEAL		
Extension of IIA: Temp. Def. of S/W (Form S3)		Administrative Decision	(Form A)		
BRIEF DESCRIPTION OF REQUEST			· ·		
Sketch Plat to consolidate Tracts P-2	with Tract 1 to	create one large n	arcel for the current Netflix		
Expansion.		create one large p			
APPLICATION INFORMATION					
Applicant/Owner: Kenneth Falcon (Netflix Studios	sIIC)		Phone:		
Address: 5808 Sunset Boulevard			Email: kfalcon@netflix.com		
City: Los Angeles		State: California	Zip: 90028		
Professional/Agent (if any): Bohannan Huston Inc.	(Michael Balaskovits	s, PE)	Phone: (505)823-1000		
Address: 7500 Jefferson St NE	`	. ,	Email: mbalaskovits@bhinc.com		
City: Albuquerque		State: NM	Zip: 87109		
Proprietary Interest in Site:		List <u>all</u> owners:			
SITE INFORMATION (Accuracy of the existing lega	al description is crucia	I! Attach a separate sheet	if necessary.)		
Lot or Tract No.: Tracts 1 and Tract P-2		Block: N/A	Unit: N/A		
odivision/Addition: Tracts 1 thru 3 Innovation Park II & Mesa del Sol Innovation Par		MRGCD Map No.:	UPC Code: 101605128311440102		
Zone Atlas Page(s): R-16-Z	Existing Zoning: PC		Proposed Zoning N/A		
# of Existing Lots: 2	# of Proposed Lots: 1		Total Area of Site (Acres): 148.5 acres		
LOCATION OF PROPERTY BY STREETS					
Site Address/Street: 5650 University Blvd.	Between: Eastma	n Crossing	^{and:} Stryker		
CASE HISTORY (List any current or prior project a	and case number(s) that	at may be relevant to your	request.)		
PR-2021-005573					
I certify that the information I have included here and	sent in the required not	ice was complete, true, and			
Signature: Multer			Date: March 20, 2023		
Printed Name: Michael Balaskovits, PE			□ Applicant or Agent		

FORM S3: ADMINISTRATIVE APPLICATIONS – Development Facilitation Team (DFT) as of 12/25/2022

AMENDMENT TO INFRASTRUCTURE LIST

A Single PDF file of the complete application including all documents being submitted must be emailed to <u>PLNDRS@cabq.gov</u> 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. <u>The PDF shall be organized in the number order below.</u>

- _____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) Proposed Amended Infrastructure List

_____ 6) Original Infrastructure List

TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

A Single PDF file of the complete application including all documents being submitted must be emailed to <u>PLNDRS@cabq.gov</u> 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) A scale drawing showing the location of the deferred sidewalk with appropriate dimensions

EXTENSION OF THE IIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

A Single PDF file of the complete application including all documents being submitted must be emailed to <u>PLNDRS@cabq.gov</u> 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. <u>The PDF shall be organized in the number order below.</u>

- _____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 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

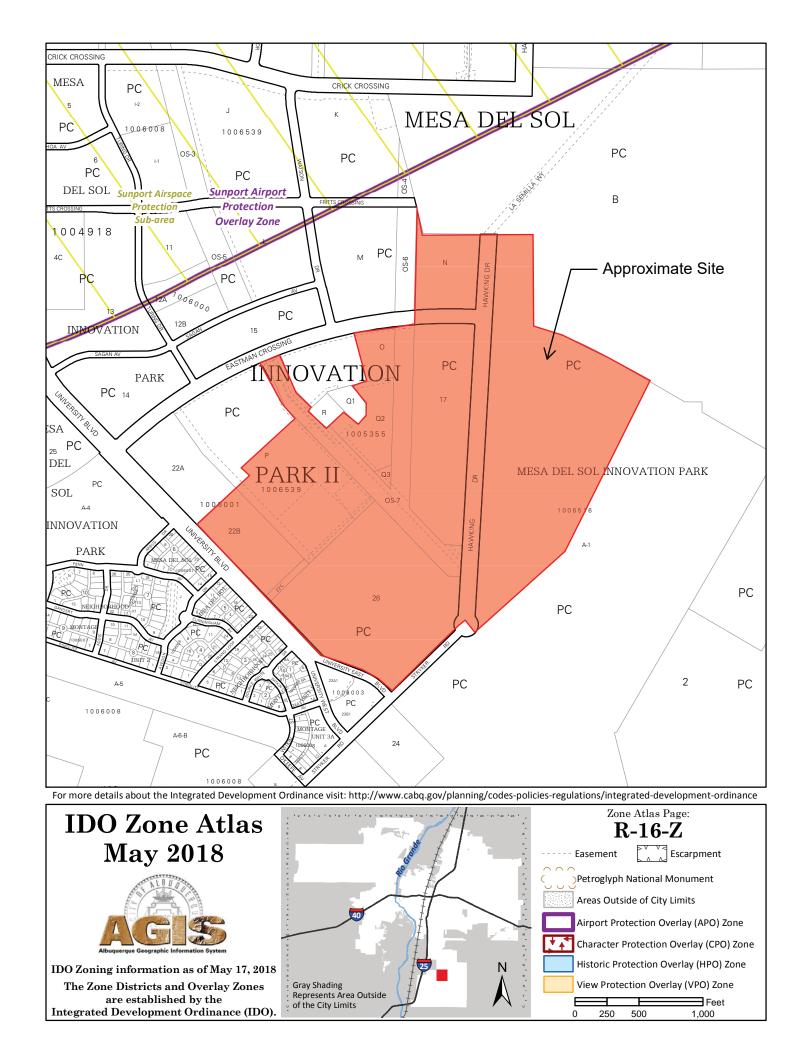
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- _____ 1) DFT Application form completed, signed, and dated
- _____ 2) Form S3 with all the submittal items checked/marked
- _____ 3) Zone Atlas map with the entire site clearly outlined and labeled
- _____4) Letter of authorization from the property 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

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 <u>PLNDRS@cabq.gov</u> 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. <u>The PDF shall be organized in the number order below.</u>

- X 1) DFT Application form completed, signed, and dated
- X_2 2) Form S3 with all the submittal items checked/marked
- \mathbf{X} 3) Zone Atlas map with the entire site clearly outlined and labeled
- X 5) Letter describing, explaining, and justifying the request
- X 6) Scale drawing of the proposed subdivision plat or Site Plan
- N/A 7) Site sketch with measurements showing structures, parking, building setbacks, adjacent rightsof-way, and street improvements, if there is any existing land use



Bohannan 🛦 Huston

March 19, 2023

7500 Jefferson St. NE Albuquerque, NM 87109-4335

www.bhinc.com

voice: 505.823.1000 facsimile: 505.798.7988 toll free: 800.877.5332

DFT Planning - COA 415 Silver Ave SW Albuquerque, NM 87102

Re: Justification Letter – Sketch Plat: Replat of Tract 1 of Tracts 1 thru 3 (Mesa del Sol Innovation Park II and Tract P-1 Replat of Tract P Mesa del Sol Innovation Park) PR-2021-005573

Dear Development Facilitation Team,

Bohannan Huston, Inc. has prepared a Sketch Plat for the above referenced location to be scheduled for the next DFT meeting on March 29th, 2023. The purpose of the sketch plat is to consolidate Tracts P-2 with Tract 1 to create one large parcel for the current Netflix Expansion. The site will be approximately 148.5 acres.

Sincerely,

Michael Balaskovits, PE Senior Vice President Community Development and Planning



- Spatial Data 🔺
- Advanced Technologies **A**



- DBR No. 20ng Atlas Index No. R16 Grans Subthiving Areage: 162,78 Acres Total Number of Tracts Created: 3 Tracts Total Area of Vacated Public Steer Bright-Orlwy: 10.5524 Acres Date of Survey: July August 2021 Part al located white Beccin 22 and 23, T 9 N, R 3 E: N.M.P.M. No public interes are created.
- 8.

PURPOSE OF PLAT

POSE OF PLAT Any Anti-Alta Rupetin to tradit digit datafitig bits into inner lands and incess and incertain to tradit digit datafitig bits into inner discipated in Mass D and Parki IA Rupeting Dina a Da same are shown and discipated in Mass D and Data IA (Data IA) and Park IA (Data IA) and IA (Data IA) and designated in Data IA) and Park IA (Data IA) and Tase OF-A are the are and designated in Data IA) and Park IA (Data Bas Da Sal Ianovacho IA) in IA (Ragata IA) (Data IA) and Park IA) and Park IA) and Park IA). And IA IA (Data IA) and Park IA) and Park IA) and Park IA) and Park IA) (Data IA) and Park IA) and Park IA) and Park IA) and Park IA) (Data IA) and Park IA) and Park IA) and Park IA) and Park IA) (Data IA) and Park IA) and Park IA) and Park IA) and Park IA) (Data IA) and Park IA) and Park IA) and Park IA) and Park IA) (Data IA) and Park IA) and Park IA) and Park IA) and Park IA) (Data IA) and Park IA) and Park IA) and Park IA) and Park IA) (Data IA) and Park IA) and Park IA) and Park IA) and Park IA) IA) (Data IA) and Park IA) and Park IA) and Park IA) and Park IA) IA) (Data IA) (Data IA) and Park IA) and Park IA) (Data IA) (Data IA) (Data IA) IA) (Data ahows and designated Bulk L - Per Plat Track A-9-C-1, A-1 Park) as Doc No. 20201000 PUBLIC UTILITY EASEMENTS

- PUBLIC UTILITY EASEMENTS shown on this plat are granted for the co L Public Service Company of New Mexico ("PNM"), a New Mexico corporation, (PNM Back for installation, maintenance, and service of overhead and underground electrical lines, transformers, and other equipment and related facilities reasonably necessary to provide
- New Mexico Gas Company for installation, maintenance, and service of natural gas lines, valves and other equipment and facilities reasonably necessary to provide natural gas.
- vest Corporation of bia CenturyLink QC for the installation, maintenaince, and service of th lines, cable, and other related equipment and facilities reasonably necessary to wide communication services.

D. Cable TV for the installation, maintenance, and service of such lines related equipment and facilities reasonably necessary to provide Cal

Over after induces the right of way and easement to e e, including sufficient working area space for elect get to trim and remove trees, shrubs or bushes with sterein. No building, sign, pool (above ground or as sool decking, or other structure shall be erected or stall any well be drilled or operated thereon. Proper arrameting any violations of National Electrical Si

Easements or electric transformer/switchgears, as installed, shall extend ten (10) feet in former/switchgear doors and five (5) feet on each side.

ving this plat, Public Service Company of New Mexico (PNM), New Mexico Ges (y (NMGC) and Gwest Copportion DIMA CenturyLink (GWEST) did not conduct a Title the properties allowin hereon. Consequently, PMM, MMGC and GWEST on the wave any essement or essement rights which may have been granted by prior plat, replat document and which are not show on this plat.

and - 11 scale, Handle by APOCO Bullivering, OFFICE OF PLATE and Publications, East, Parl, ang

7/12/2022 12 AT R \$25.00	10 PM Page: 1 B: 2022C P: 0	of 3 D69 Linda St	over, Berna	lillo County	

7/12/22

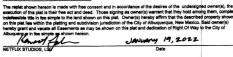
LEGAL DESCRIPTION

DOCH 2022065392

Tract (and Ti Park II 19, 20, 2006, I Del So

162.78 acres more or less

FREE CONSENT AND DEDICATION





2 Proceside

on 20th day of This instrument was acknowledged be by NETFLIX STUDIOS, LLC

Sin My Commission Expires: 07 50 2004

NOTES

1. 2. 3.

- UICs UICs Is subject to Flood Zone X as determined on FIRM Map 35001C0555H, revised August 16, 2012. Date of Survey: July-August. 2021. Beas of Sentings is the inverse between City of Albuquarque Control Stations ¹⁴, R16* having NN NAD 33 State Plane Grid Coordinates Central Zone. N 14, 433,858 and E = 1, 532,715,858 and ¹³, G16* having NN NAD 33 State Plane Grid Coordinates Central Zone. N 14, 453,058 and E = 1, 532,715,858 and ¹³, G16* having NN NAD 53 State Plane Grid Coordinates Central Zone. N 14, 450,058 and E = 1, 532,715,858 and ¹³, G16* having NN NAD 53 State Plane Grid Coordinates Central Zone. N 14, 450,058 and E = 1, 532,715,858 and ¹³, G16* having NN NAD 53 State Plane And Zoned Sentings are stated on the G16-binous in the state of Coordinates NV 15107°E. Harden Sentings or rescide on the subject to of purcle's within the area of proposed Plant. The foregoing requirement shall be a condition to approval of this plane. 14 compare creating with this platelling the monumented with a 6* reter and plastic survey cap stamped "PHILLIPS PS 15517* or nel and weather stamped "PHILLIPS PS 15517". 4.5.6
- JURISDICTIONAL AFFIDAVIT
- I Barry S. Philips, a registered Professional New Mexico Surveyor, hereby affirm that the property described on the platting and auditivation jurisdiction of the City of Albuquerque.
- nal Su veyor 15517

onal Surveyor 15517

SURVEYOR'S CERTIFICATION:

. Barry S. Phillips a Registered Professional New Mexico Surveyor No 15517, certify that I am responsible for this aurway and that this plat was prepared by me or under my supervision, shows assisting searments as shown on the plats of record, or made known to me by the owner, USIN companies, or other interested parties and conforms to the Minimum Requirements of the Board of the companies, or other interested parties and conforms to the Minimum Requirements of the Board of the companies, or other interested parties and conforms to the Minimum Requirements of the Board of the companies, or other interested parties and conforms to the Minimum Requirements of the Board of the companies, or other interested parties and conforms to the Minimum Requirements of the Board of the companies, or other interested parties and conforms to the Minimum Requirements of the Board of the companies, or other interested parties and conforms to the Minimum Requirements of the Board of the companies, or other interested parties and conforms to the Minimum Requirements of the Board of the companies, or other interested parties and conforms to the Minimum Requirements of the Board of the companies, or other interested parties and conforms to the Minimum Requirements of the Minimum Requirements of the Board of the companies, or other interested parties and conforms to the Minimum Requirements of the M



MESA DEL SOL INNOVATION PARK II BEING A REPLAT OF TRACTS N, O, Q-2, Q-3, T7, 26, OS-7 and TRACT A-1-A-6 BULK LAND PLAT FOR MESA DEL SOL INNOVATION PARK II (A REPLAT OF TR8 1, 12, 16, 4-A-2, 4-A-3 & 4-A-4, MESA DEL SOL INNOVATION PARK) BULK LAND PLAT FOR MESA OS-1, OS-2, OS-3 AND OS-4, MESA DEL SOL INNOVATION PARK, BULK LAND PLAT FOR MESA DEL SOL INNOVATION PARK (A REPLAT OF TRACT 4-A-1 A 4-8, MESA DEL SOL INNOVATION PARK PLAT TRACT 4-1-4 a, 40 ATACT 4-1-4-4, 40 RESA DEL SOL INNOVATION PARK A-6-1, A-1-A-1, A-1-A-2, A-1-4-3, A1-A-4 MID A-1-A-5 MESA DEL SOL INNOVATION PARK) SECTION 22 and 23

SECTION 22 and 23 TOWNSHIP 9 NORTH, RANGE 3 EAST N.M.P.M. CITY OF ALBUQUERQUE BERNALILLO COUNTY, NEW MEXICO AUGUST 2021

PROJECT NUMBER: 2021-005573

Application Number: SD-2021-00171		
PLAT APPROVAL Utility Approvals:		
KH	05/05/2022	
PNM Electric Services	Date	
Jeff Estvanko Digitally signed by Jeff E Date: 2022.05.05 15:16:3		
New Mexico Gas Company	Date	
Abdul A Bhuiyan	4/25/2022	
Century Link	Date	
Mike Mortus	04/25/2022	
Comcest	Date	
City Approvals:		
Loven N. Risenhoover P.S.	1/27/2022	_
City Surveyor	Date	
Einest armigo	Jul 8, 20)2
Traffic Engineering, Transportation Division	Date	
Blaine Carter	Jul 8, 20)2
ABCINUA	Date	2
hout tone fildt	Jul 8, 20	22
Parks and Recreation Department	Date	
1. Ran	4/25/2022	
AMAECA	Date	
Shahab Biazar	Jul 11, 20	02
City Engineer/Hydrology	Date	
Aff Helm	Jul 8, 20)2
Code Enforcement	Date	
Monda	Jul 11, 20	02
DRB Chairperson, Planning Department	Date	
4/ 4.0	guly 11, 2022	

LANDFILL DISCLOSURE STATEMENT

SHEET 1 OF 3

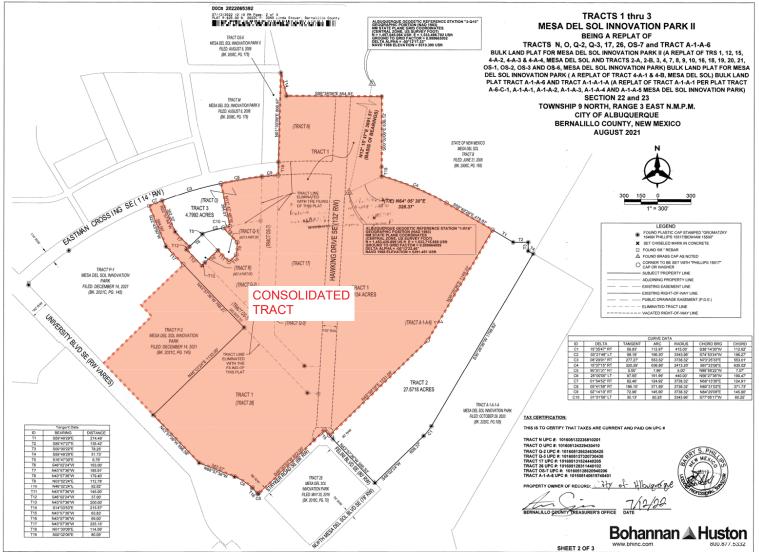
r or is à for fill site. Due to the ect property is loca rmer landfill, certai isional engineer wi

> Bohannan A Huston 800.877.5332 www.bhinc.com

January 14 2022

2022





21-Jul-2022 - 2.57 (H, Plober by, PCAUNA 1220088/SURVEY/02_OFFICE/06_PLAT/East Plat/20220088_East_Plat.dwg

