

FORM P3: ADMINISTRATIVE DECISIONS AND MINOR AMENDMENTS

A single PDF file of the complete application including all plans and 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.

ARCHEOLOGICAL CERTIFICATE

- Archaeological Compliance Documentation Form with property information section completed
- Only the information above is required unless the City Archaeologist determines that the application does not qualify for a Certificate of No Effect, in which case a treatment plan prepared by a qualified archaeologist that adequately mitigates any archeological impacts of the proposed development must be submitted and reviewed for a Certificate of Approval per the criteria in IDO Section 14-16-6-5(A)(3)(b)
- Letter of authorization from the property owner if application is submitted by an agent
- Zone Atlas map with the entire site clearly outlined and labeled

MINOR AMENDMENT TO SITE PLAN – ADMIN, EPC, or DRB

- Justification letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-4(Y)(2)
- Three (3) copies of all applicable sheets of the approved Site Plan being amended, folded
- Copy of the Official Notice of Decision associated with the prior approval
- Three (3) copies of the proposed Site Plan, with changes circled and noted
Refer to the Site Plan Checklist for information needed on the proposed Site Plan.
- Letter of authorization from the property owner if application is submitted by an agent
- Zone Atlas map with the entire site clearly outlined and labeled

Minor Amendments must be within the thresholds established in IDO TABLE 6-4-4. Any amendment beyond these thresholds is considered a Major Amendment and must be processed through the original decision-making body for the request.

MINOR AMENDMENT TO SITE DEVELOPMENT PLAN APPROVED PRIOR TO THE EFFECTIVE DATE OF THE IDO

- Justification letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-4(Z)(1)(a)
- Three (3) copies of all applicable sheets of the approved Site Development Plan being amended, folded
- Copy of the Official Notice of Decision associated with the prior approval
- Three (3) copies of the proposed Site Development Plan, with changes circled and noted
Refer to the Site Plan Checklist for information needed on the proposed Site Plan.
- Letter of authorization from the property owner if application is submitted by an agent
- Zone Atlas map with the entire site clearly outlined and labeled

Minor Amendments must be within the thresholds established in IDO TABLE 6-4-4. Any amendment beyond these thresholds is considered a Major Amendment and must be processed through the original decision-making body for the request.

ACCELERATED EXPIRATION SITE PLAN

- Justification letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-4(X)(2)(c)
- Site Plan to be Expired
- Letter of authorization from the property owner if application is submitted by an agent
- Zone Atlas map with the entire site clearly outlined and labeled

ALTERNATIVE SIGNAGE PLAN

- Proposed Alternative Signage Plan compliant with IDO Section 14-16-5-12(F)(5)
- Justification letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-5(C)(3)(b)
- Required notices with content per IDO Section 14-16-6-4(K)
 - Office of Neighborhood Coordination notice inquiry response and proof of emailed notice to affected Neighborhood Association representatives
 - Sign Posting Agreement
- Letter of authorization from the property owner if application is submitted by an agent
- Zone Atlas map with the entire site clearly outlined and labeled


ALTERNATIVE LANDSCAPE PLAN

- Justification letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-5-6(C)(16)
- Landscape Plan
- Letter of authorization from the property owner if application is submitted by an agent
- Zone Atlas map with the entire site clearly outlined and labeled

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: <i>Gabriel Rivera</i>	Date: <i>5-10-2021</i>
Printed Name: <i>Gabriel Rivera</i>	<input checked="" type="checkbox"/> Applicant or <input type="checkbox"/> Agent

FOR OFFICIAL USE ONLY

Project Number:	Case Numbers	
PR-2021-005621	SI-2021-00911	
	-	
	-	
Staff Signature:		
Date:		



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

Administrative Decisions	Decisions Requiring a Public Meeting or Hearing	Policy Decisions
<input type="checkbox"/> Archaeological Certificate (Form P3)	<input type="checkbox"/> Site Plan – EPC including any Variances – EPC (Form P1)	<input type="checkbox"/> Adoption or Amendment of Comprehensive Plan or Facility Plan (Form Z)
<input type="checkbox"/> Historic Certificate of Appropriateness – Minor (Form L)	<input type="checkbox"/> Master Development Plan (Form P1)	<input type="checkbox"/> Adoption or Amendment of Historic Designation (Form L)
<input type="checkbox"/> Alternative Signage Plan (Form P3)	<input type="checkbox"/> Historic Certificate of Appropriateness – Major (Form L)	<input type="checkbox"/> Amendment of IDO Text (Form Z)
<input type="checkbox"/> Minor Amendment to Site Plan (Form P3)	<input type="checkbox"/> Demolition Outside of HPO (Form L)	<input type="checkbox"/> Annexation of Land (Form Z)
<input type="checkbox"/> WTF Approval (Form W1)	<input type="checkbox"/> Historic Design Standards and Guidelines (Form L)	<input type="checkbox"/> Amendment to Zoning Map – EPC (Form Z)
	<input type="checkbox"/> Wireless Telecommunications Facility Waiver (Form W2)	<input type="checkbox"/> Amendment to Zoning Map – Council (Form Z)
		Appeals
		<input type="checkbox"/> Decision by EPC, LC, ZHE, or City Staff (Form A)

APPLICATION INFORMATION

Applicant: <u>Gabriel Rivera</u>	Phone: <u>350-1163</u>
Address: <u>One Civic Plaza</u>	Email: <u>jgrivera@cabq.gov</u>
City: <u>Albuquerque</u>	State: <u>NM</u>
Professional/Agent (if any):	Zip: <u>87103</u>
Address:	Phone:
City:	Email:
State:	Zip:
Proprietary Interest in Site:	List all owners:

BRIEF DESCRIPTION OF REQUEST

Minor Amendment to site plan to install awning at Bear Canyon Senior Center

SITE INFORMATION (Accuracy of the existing legal description is crucial! Attach a separate sheet if necessary.)

Lot or Tract No.: <u>CA</u>	Block: <u>0000</u>	Unit:
Subdivision/Addition: <u>FAR NE HEIGHTS SENIOR CENTER</u>	MRCGD Map No.:	UPC Code: <u>102106108111930444</u>
Zone Atlas Page(s): <u>F-21-2</u>	Existing Zoning: <u>R-7D</u>	Proposed Zoning:
# of Existing Lots: <u>1</u>	# of Proposed Lots:	Total Area of Site (acres): <u>4.86</u>

LOCATION OF PROPERTY BY STREETS

Site Address/Street: 4645 Pitt St. NE Between: and:

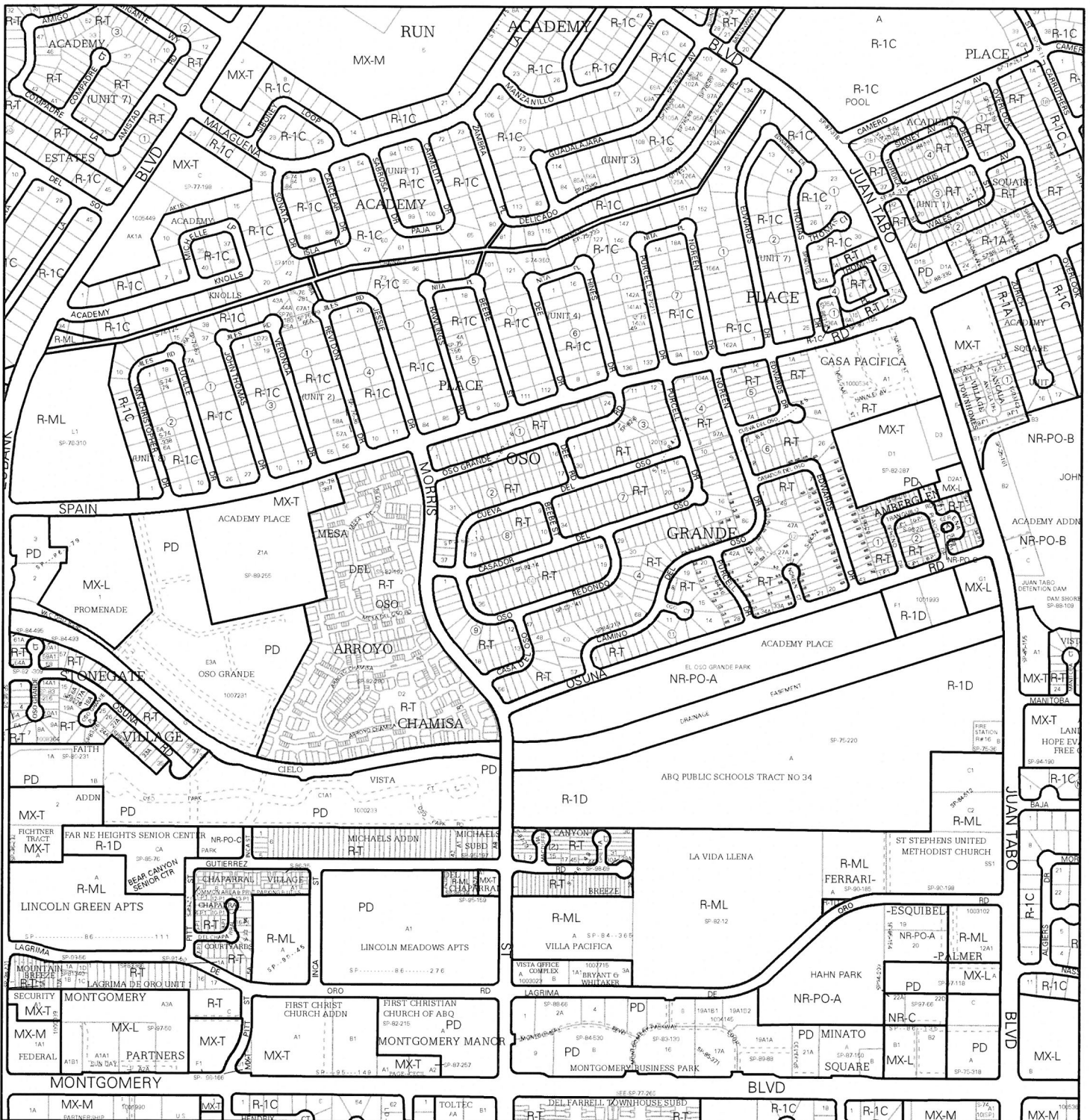
CASE HISTORY (List any current or prior project and case number(s) that may be relevant to your request.)

Signature: Gabriel Rivera Date: 5/10/2021
 Printed Name: Gabriel Rivera Applicant or Agent

FOR OFFICIAL USE ONLY

Case Numbers	Action	Fees	Case Numbers	Action	Fees
SI-2021-00911	AA				

Meeting/Hearing Date: Fee Total:
 Staff Signature: Date: Project # PR-2021-005621

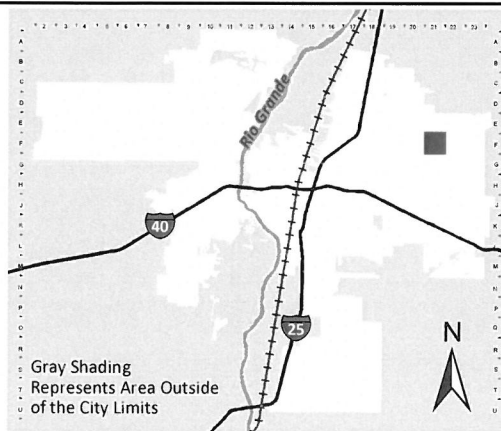


For more details about the Integrated Development Ordinance visit: <http://www.cabq.gov/planning/codes-policies-regulations/integrated-development-ordinance>

IDO Zone Atlas May 2018



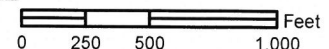
IDO Zoning information as of May 17, 2018
The Zone Districts and Overlay Zones
are established by the
Integrated Development Ordinance (IDO).

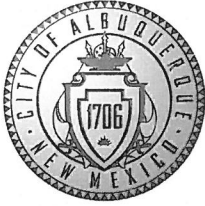


Gray Shading
Represents Area Outside
of the City Limits

Zone Atlas Page:
F-21-Z

- Easement
- Escarpment
- Petroglyph National Monument
- Areas Outside of City Limits
- Airport Protection Overlay (APO) Zone
- Character Protection Overlay (CPO) Zone
- Historic Protection Overlay (HPO) Zone
- View Protection Overlay (VPO) Zone





City of Albuquerque

Planning Department

Tim Keller, Mayor

May 27, 2021

To: Jay Rodenbeck, Senior Planner

From: Gabriel Rivera, Special Projects Coordinator Municipal Development

Subject: Administrative Amendment request for Bear Canyon Senior Center

Dear City of Albuquerque Planning Department,

The Department of Municipal Development is proposing to install an awning at the entrance to the building at the Bear Canyon Senior Center. The Bear Canyon Senior Center is located at 4645 Pitt Street, North East Albuquerque New Mexico, 87111.

The proposed awning will not change any features of the Bear Canyon Senior Center buildings. Likewise, no sidewalks plants, trees, lighting or parking lot area will need to be relocated or moved in the process.

The proposed awning will not be attached to any of the buildings at the Bear Canyon Senior Center. The awning will be free standing and will not change significantly the Master Plan of the Senior Center. The addition of the structure is to better distinguish the location of the entrance to the Center and will add shade and enhance the entrance to the facility.

We would recommend your support in the approval of an Administrative Amendment for the awning at the Bear Canyon Senior Center.

Thank you for your consideration,

Gabriel Rivera
Special Projects Coordinator
City of Albuquerque
Municipal Development CIP


One Civic Plaza, NW
Albuquerque, New Mexico 87103



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

IDO Zone Atlas

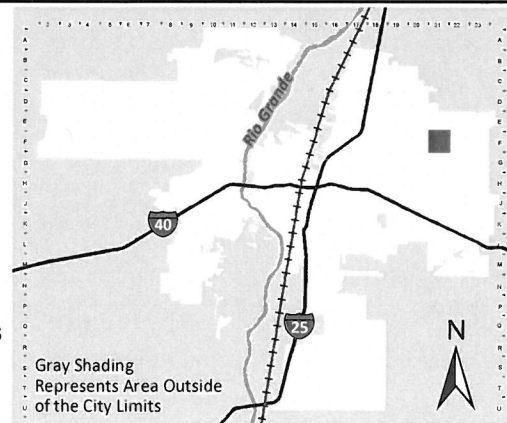
May 2018



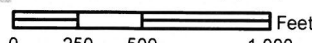
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Zone Atlas Page:
F-21-Z

- Easement
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Gray Shading Represents Area Outside of the City Limits





CITY OF ALBUQUERQUE INVOICE

COA, GABRIEL RIVERA

ONE CIVIC PLAZA

Reference NO: SI-2021-00911

Customer NO: CU-138120951

Date	Description	Amount
6/22/21	Application Fee (Manual)	\$50.00

Due Date: **6/22/21** Total due for this invoice: **\$50.00**

Options to pay your Invoice:

1. Online with a credit card: <http://posse.cabq.gov/posse/pub/lms/Default.aspx>
2. In person: Plaza Del Sol, 600 2nd St. NW, Albuquerque, NM 87102

PLEASE RETURN THE BOTTOM PORTION OF THIS INVOICE NOTICE WITH PAYMENT



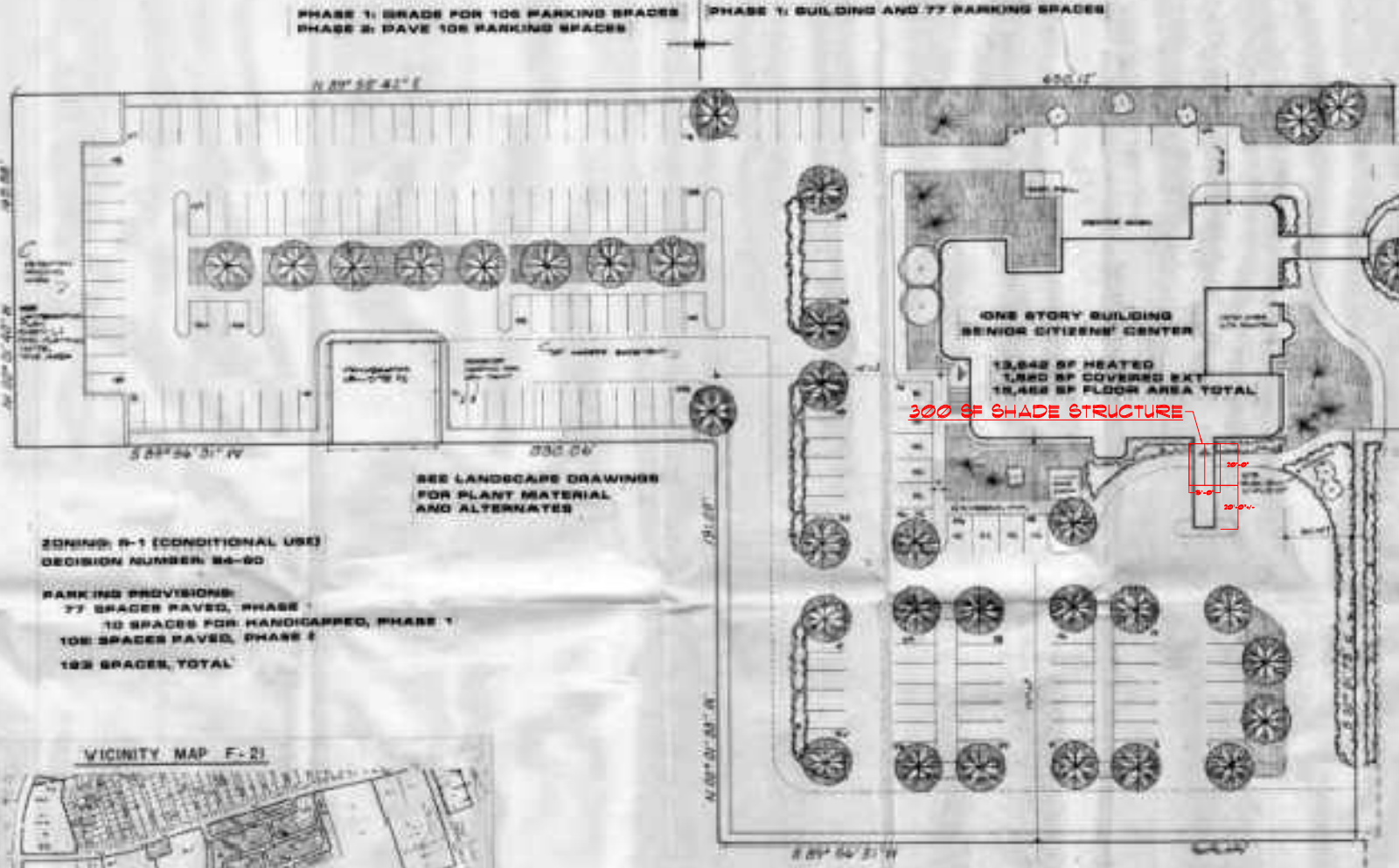
City of Albuquerque
PO Box 1293
Albuquerque, NM 87103

Date: 6/22/21
Amount Due: \$50.00
Reference NO: SI-2021-00911
Payment Code: 130
Customer NO: CU-138120951

COA, GABRIEL RIVERA
ONE CIVIC PLAZA
ALBUQUERQUE, NM 87103



130 0000SI20210091100099355113812107100000000000005000CU138120951



ZONING: R-1 (CONDITIONAL USE)
DECISION NUMBER: R4-80
PARKING PROVISIONS:
77 SPACES PAVED, PHASE 1
10 SPACES FOR HANDICAPPED, PHASE 1
102 SPACES PAVED, PHASE 2
192 SPACES, TOTAL



SITE DEVELOPMENT PLAN PACKAGE INDEX

- SITE DEVELOPMENT PLAN (R-1)
- BUILDING ELEVATIONS (R-1)
- SITE PLAN (R-1)
- CIVIL DRAWINGS
 - D-1 SITE PLAN
 - D-2 GRADING PLAN (SR. CENTER)
 - D-3 GRADING PLAN (PARK)
 - D-4 UTILITY PLAN
 - D-5 SITE DETAILS
- LANDSCAPE DRAWINGS
 - L-1 LANDSCAPE PLANTING (SR. CENTER)
 - L-2 LANDSCAPE IRRIGATION PLAN (SR. CENTER)
 - L-3 LANDSCAPE PLANTING PLAN (PARK)
 - L-4 LANDSCAPE IRRIGATION PLAN (PARK)

R-1 CONDITIONAL USE

Approved as to requirements:
 City Engineer: [Signature]
 City Planner: [Signature]
 City Council: [Signature]
 R4-80

RES: Approval of this Site Development Plan is contingent upon completion of the R-1 and the payment of that amount required by the City Council.

SITE DEVELOPMENT PLAN FAR NORTHEAST HEIGHTS SENIOR CITIZENS' CENTER



BEAR CANYON SENIOR CENTER
 4645 PITT STREET, NE
 ALBUQUERQUE, NM 87111



SITE DEVELOPMENT PLAN

FAR NORTHEAST HEIGHTS SENIOR CITIZENS' CENTER

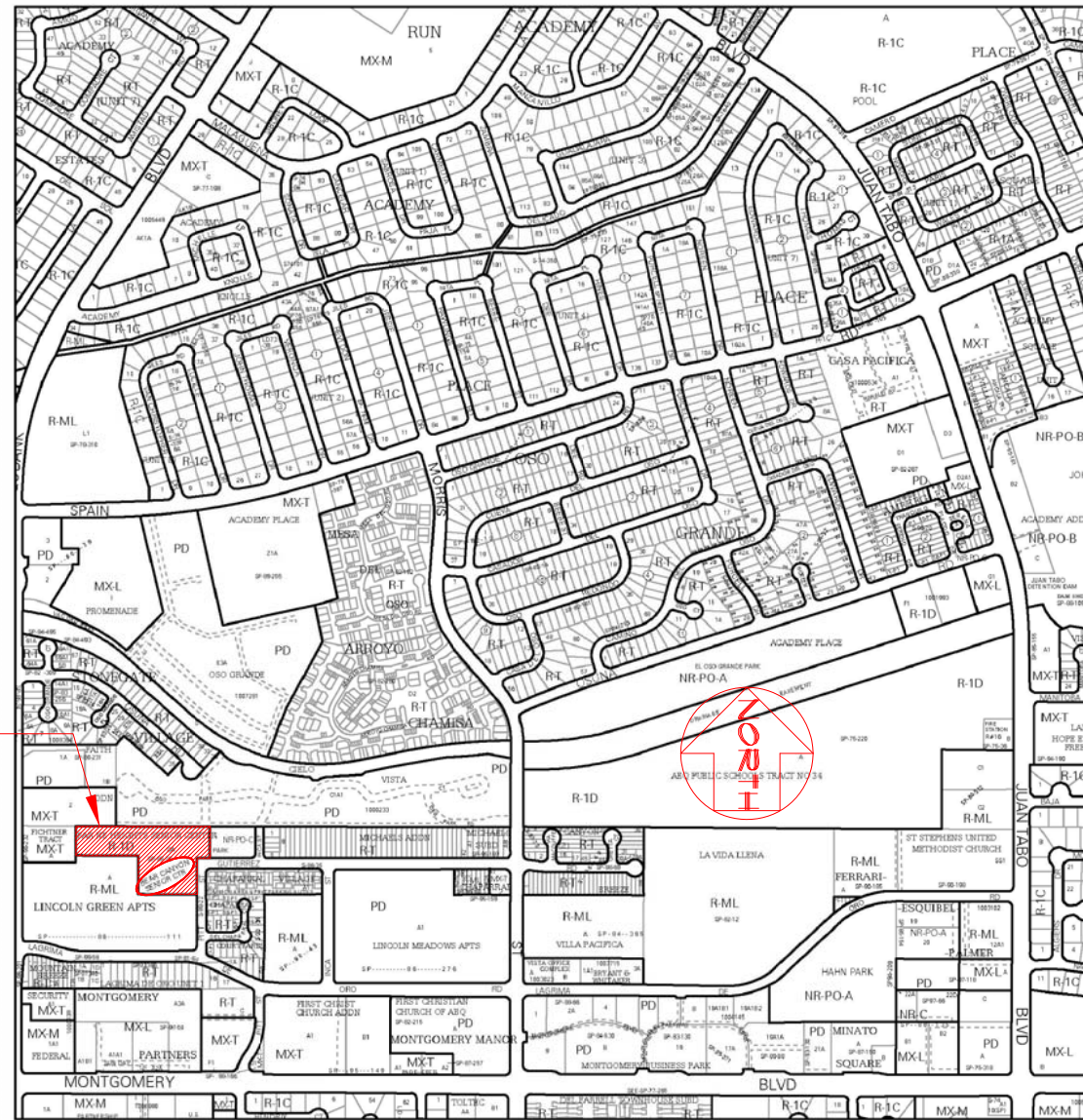


15' X 20' SHADE STRUCTURE
 BEAR CANYON SENIOR CENTER
 4645 PITT STREET, NE
 ALBUQUERQUE, NM 87111
 AMENDMENT 001 | MARCH 26, 2021

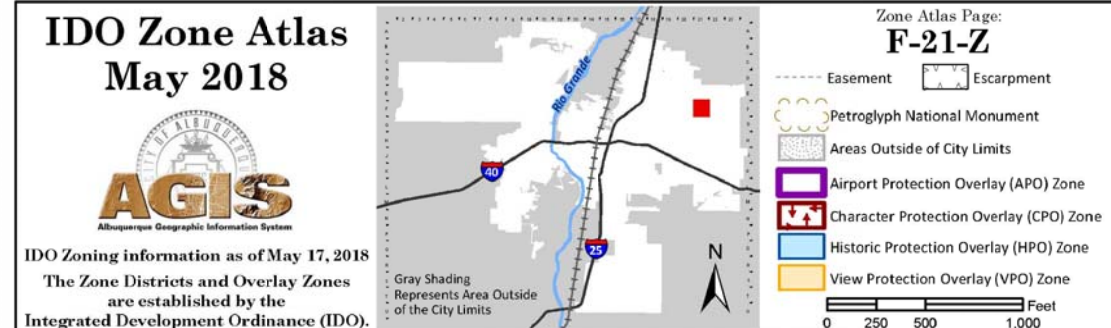
WO# 57031

BEAR CANYON SENIOR CENTER

**4645 PITT STREET, NE
ALBUQUERQUE, NM 87111**



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



15' x 20' SHADE STRUCTURE	
BEAR CANYON SENIOR CENTER	
4645 PITT STREET, NE	
ALBUQUERQUE, NM 87111	
AMENDMENT 002	MARCH 26, 2021

WO# 57031
11" x 17" format



City Address: 4645 PITT ST NE
County Address: 4645 PITT ST NE
2/9/2021
www.cabq.gov/gis
City of Albuquerque Property Report

Ownership Data from [Bernalillo County Assessor](#)

(County Assessor's data for tax year 2018)

Owner Name: CITY OF ALBUQUERQUE

Owner Address: PO BOX 1293, ALBUQUERQUE NM 87103-1293

UPC: 102106108111930444

Tax Year: 2018 **Tax District:** A1A

Legal Description: TR CA PLAT OF FAR NORTHEAST HEIGHTS SENIOR CENTER(EXCL NWLY PORT AKA PONDEROSA WELL NO 2 SITE)CONT 4.8639 +/- AC

Property Class: C **Document Number:** 94123323 101194

Acres: 4.73

City Zoning and Services

IDO Zone District: R-1D

IDO District Definition: Single-Family (Extra Large Lot)

Old Zoning Designation: R-1

Old Zoning Description:

Land Use: 17 | Community

Lot: CA Block: 0000 **Subdivision:** FAR NE HEIGHTS SENIOR CENTER

Police Beat: 534 **Area Command:** FOOTHILLS

Jurisdiction: ALBUQUERQUE

Zone Atlas Page: [F21](#) (opens in new window)

City Neighborhood Association: N/A

Residential Trash Pickup:

Political Districts

City Council District: [8 - Trudy E. Jones](#)

County Commission District: 5 - Charlene E. Pyskoty

NM House of Representatives: Elizabeth L. Thomson

NM Senate: Bill G. Tallman

School Districts

Elementary: MITCHELL

Middle: EISENHOWER

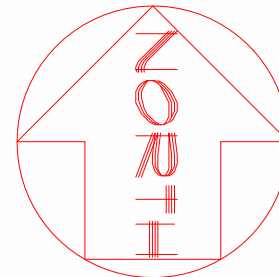
High School: ELDORADO

FEMA [Flood Zone:](#) X

For questions about floodplain information, please contact the COA Floodplain Manager at 924-3986 or email gcjerne@cabq.gov

Run another Search [here](#)

This report was created by the GIS group of DTI. Please send comments to GIS@cabq.gov. Please wait while the map loads below...



SHADE STRUCTURE



15' X 20' SHADE STRUCTURE

BEAR CANYON SENIOR CENTER

4645 PITT STREET, NE

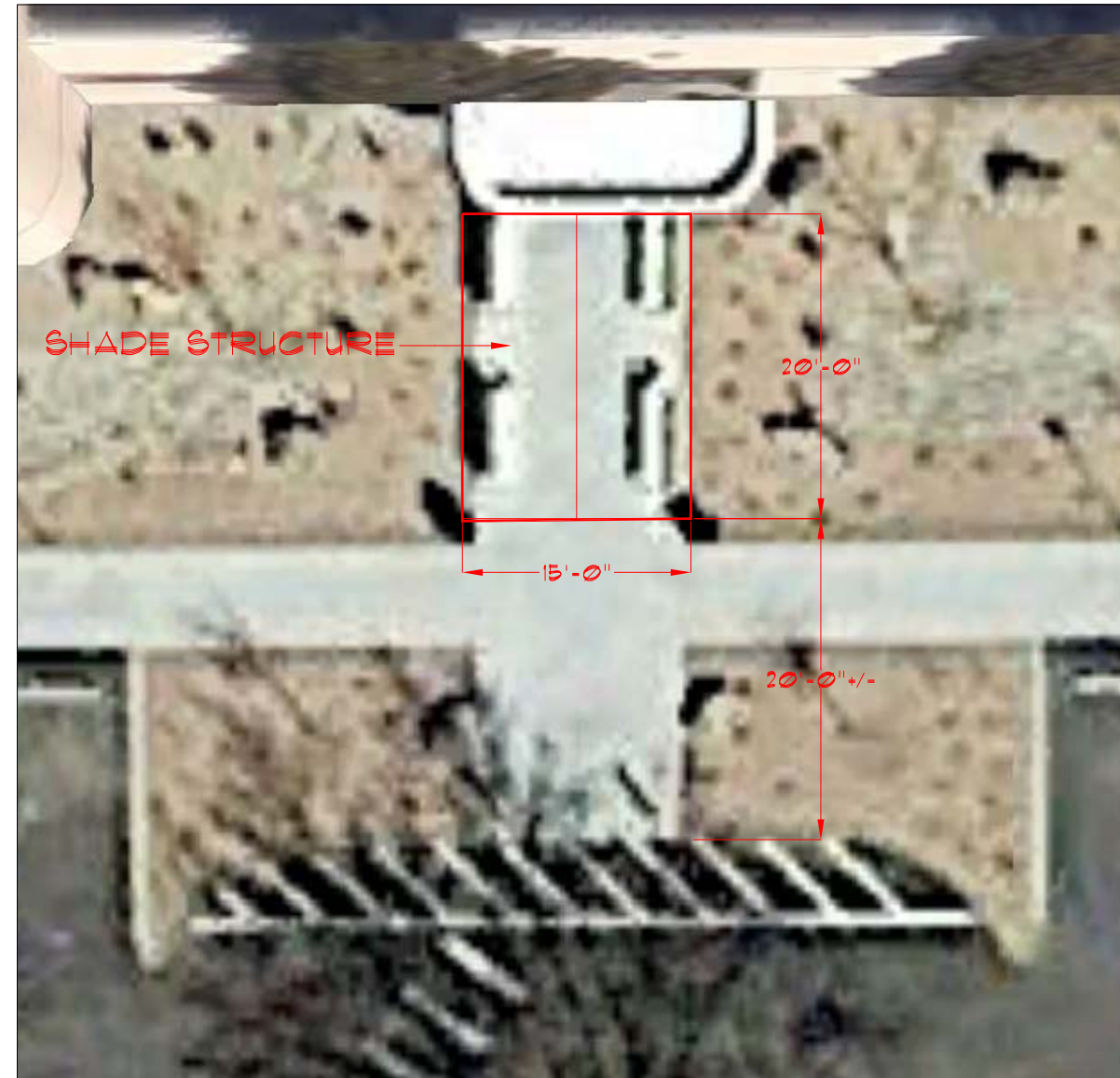
ALBUQUERQUE, NM 87111

AMENDMENT 004 MARCH 26, 2021

WO# 57031
11" x 17" format




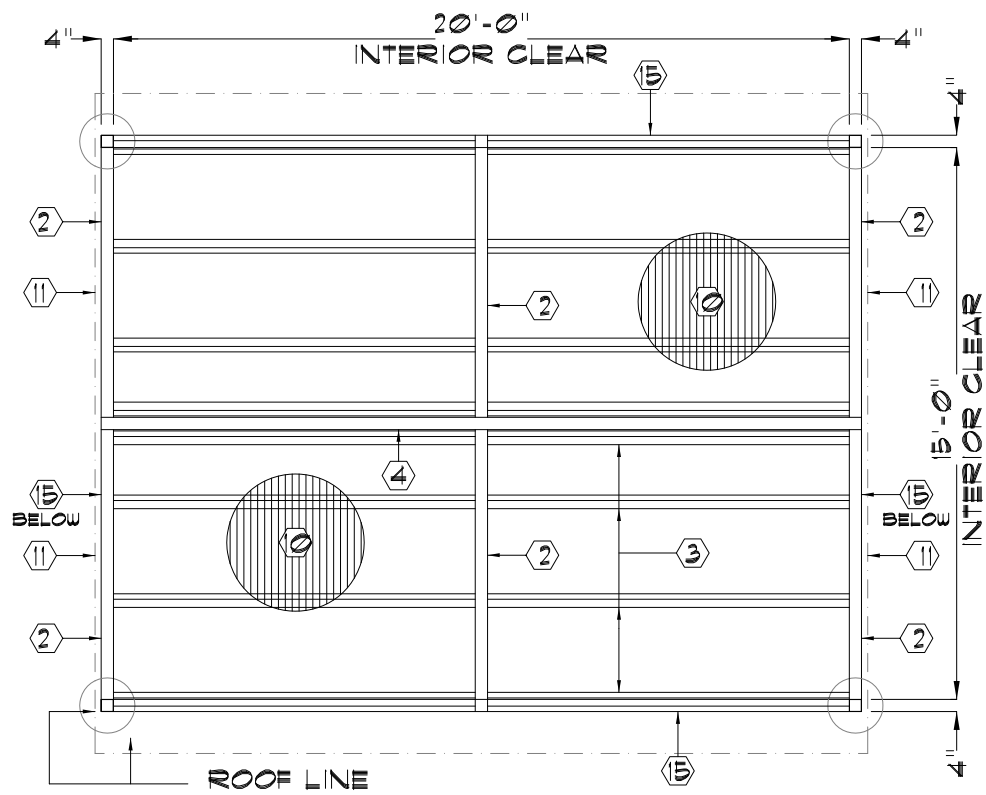
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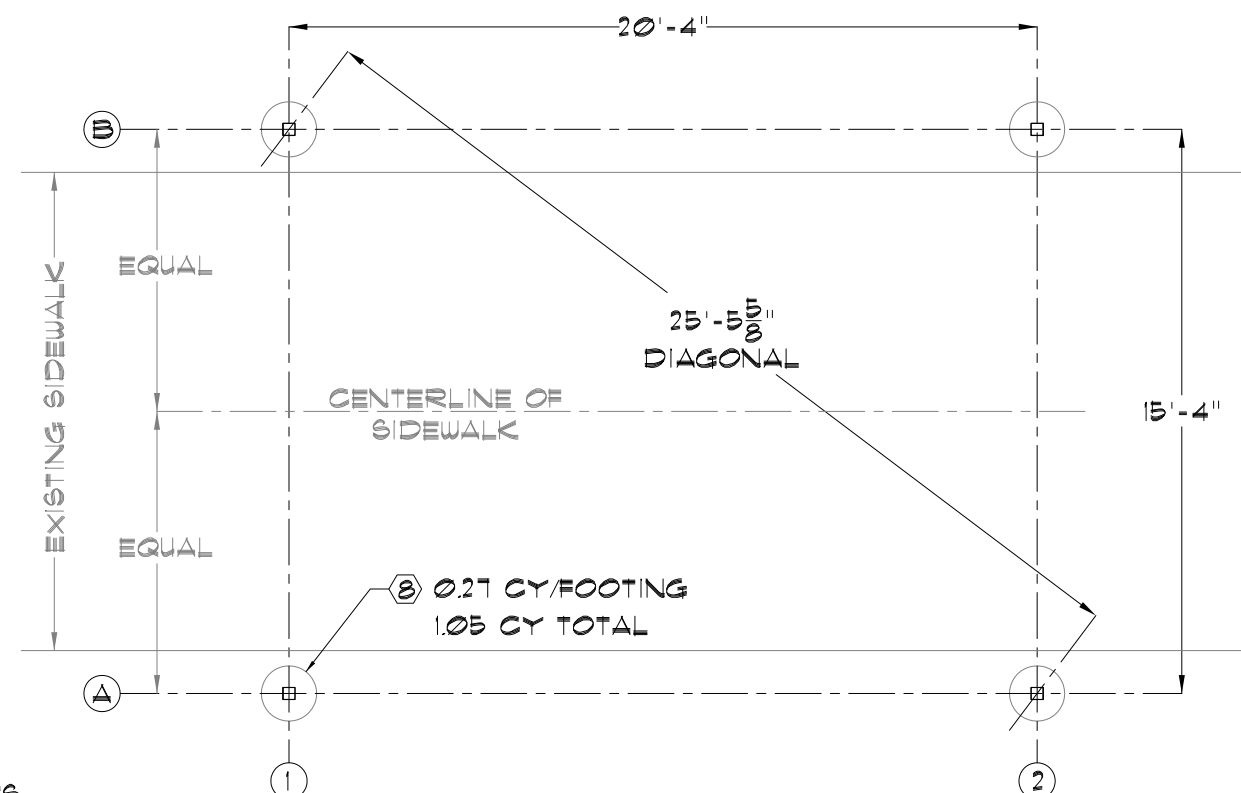
SHADE STRUCTURE 

WO# 57031

	
15' X 20' SHADE STRUCTURE	
BEAR CANYON SENIOR CENTER	
4645 PITT STREET, NE	
ALBUQUERQUE, NM 87111	
AMENDMENT 005	MARCH 26 2021



A ROOF FRAMING PLAN
 3/16" = 1'-0"
 NORTH

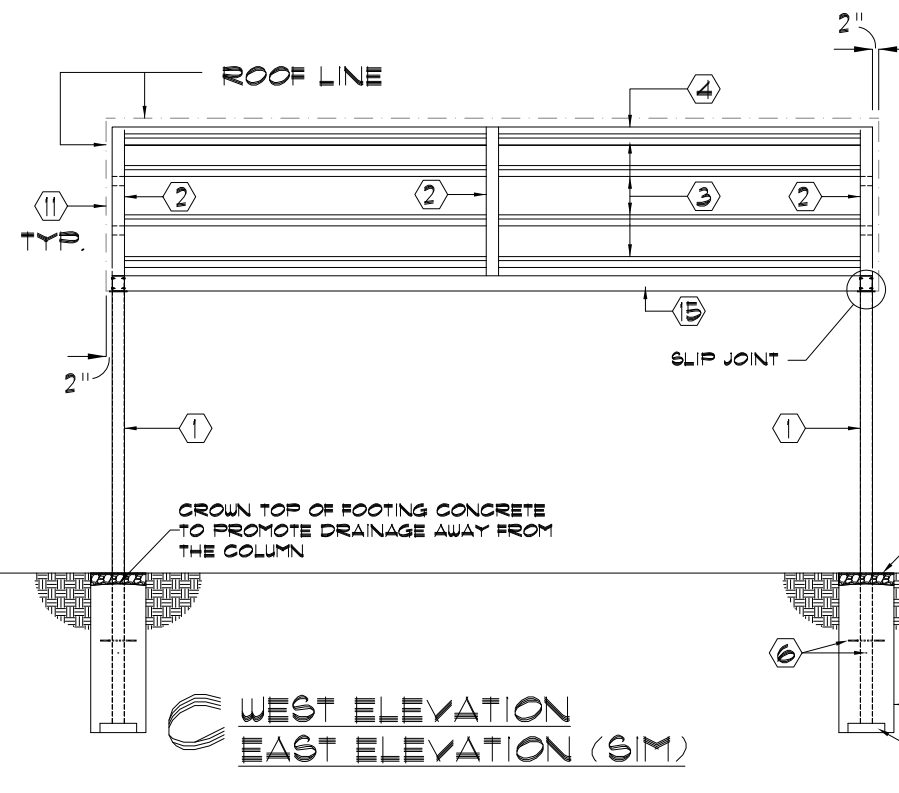


B FOOTING FRAMING PLAN
 3/16" = 1'-0"
 NORTH

KEYED NOTES

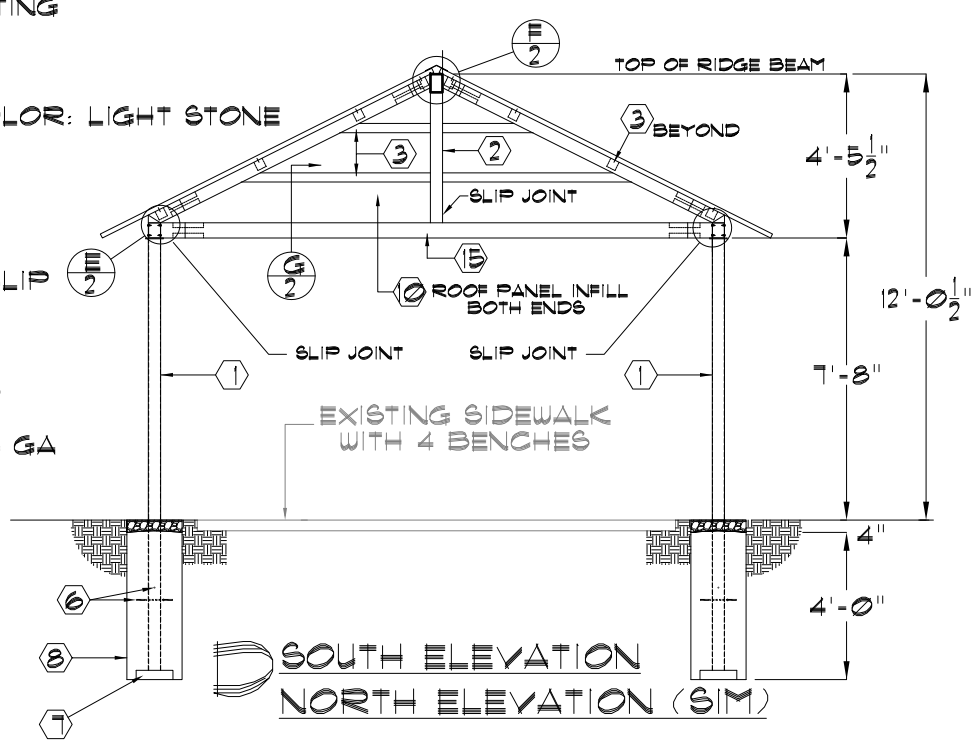
- ① HSS 4" X 4" X 14 GA COLUMNS
- ② HSS 4" X 4" X 14 GA RAFTERS
- ③ HSS 3" X 3" X 14 GA JOIST
- ④ HSS 6" X 4" X 11 GA RIDGE BEAM
- ⑤ #12 TEK SCREWS
- ⑥ #5 REBAR X 1'-0"
- ⑦ CONCRETE PAYER

NOTE: PAINT ITEMS 1-4 AND 13-16 WITH PPG SMOKY ASH PC167



**C WEST ELEVATION
 EAST ELEVATION (SIM)**

- ⑧ 18" DIAMETER X 4'-0" FOOTING
- ⑨ ROOF RIDGE CAP
- ⑩ 26 GA ROOF PANELS - COLOR: LIGHT STONE
- ⑪ EDGE TRIM
- ⑫ DRIP EDGE
- ⑬ L 2" X 2" X 0'-3" X 14 GA CLIP
- ⑭ PL 1/4" X 6" X 0'-6"
- ⑮ HSS 5" X 4" X 11 GA BEAMS
- ⑯ L 1 1/2" X 1 1/2" X 0'-10" X 14 GA



**D SOUTH ELEVATION
 NORTH ELEVATION (SIM)**

GENERAL STRUCTURAL NOTES

- INTERNATIONAL BUILDING CODE, 2015 EDITION
- ACI 318-05
- AISC MANUAL OF STEEL CONSTRUCTION 8TH EDITION
- 2. DESIGN LOADS:
 - A. Vertical:
 - 1. Roof Live Load = 20 psf (non-reduced)
 - B. Horizontal:
 - 1. Seismic *
 - Site Class D
 - Importance Factor = 1.00
 - 2. WIND *
 - ULTIMATE WIND SPEED = 115 mph
 - Importance Factor = 1.00
 - * Allowable 1/3 stress increase for combined gravity and lateral loading.
 - C. Assumed maximum allowable soil bearing pressure: 1,500 psf. The foundations have been designed upon the assumption that the underlying soils are neither expansive or subject to consolidation and will provide suitable support for the structure. A geotechnical investigation was not performed and the soil conditions are the responsibility of the owner.
- 3. GENERAL:
 - A. The Contractor shall verify all dimensions in the field.
 - B. The Contractor shall be responsible for providing safe and adequate shoring for all parts of the structure during construction.
- 4. MATERIALS:
 - A. Cast-in-place Concrete:
 - 1. Hardrock Concrete (Unit Wt.=150 pcf)
 - a. 2,500 psi @ 28 days (air entrained) - All exterior concrete.
 - B. Structural Steel:
 - 1. All cold formed structural steel tubing shall conform to ASTM A500 Grade B, Fy = 46 ksi.
 - 2. All miscellaneous steel members and connections shall conform to ASTM A36
 - 3. All welding shall be done by certified welders and shall be in accordance with the latest standards of the AWS and AISC.
 - C. Lightgage Structural Steel:
 - 1. Carbon sheet steel must meet the minimum requirements of ASTM A570 Grade 50 ksi for 12 gage, ASTM A570 Grade 50 ksi or Grade 33 ksi for 14 and 16 gage and Grade 33 ksi for 18 gage and lighter members. Carbon sheet steel products must be thoroughly coated with a rust inhibitive paint.
 - 2. All structural members shall be designed in accordance with American Iron and Steel Institute (AISI) "Specification for the Design of Cold-Formed Steel Structural Members" 1986 edition, with 1989 amendments.
 - 3. Provide all miscellaneous accessories as per manufacturer's recommendations.
 - 4. Erect lightgage steel framing as per manufacturer's recommendations.



Since 1947

RADER

AWNING

15' X 20' SHADE STRUCTURE

BEAR CANYON SENIOR CENTER

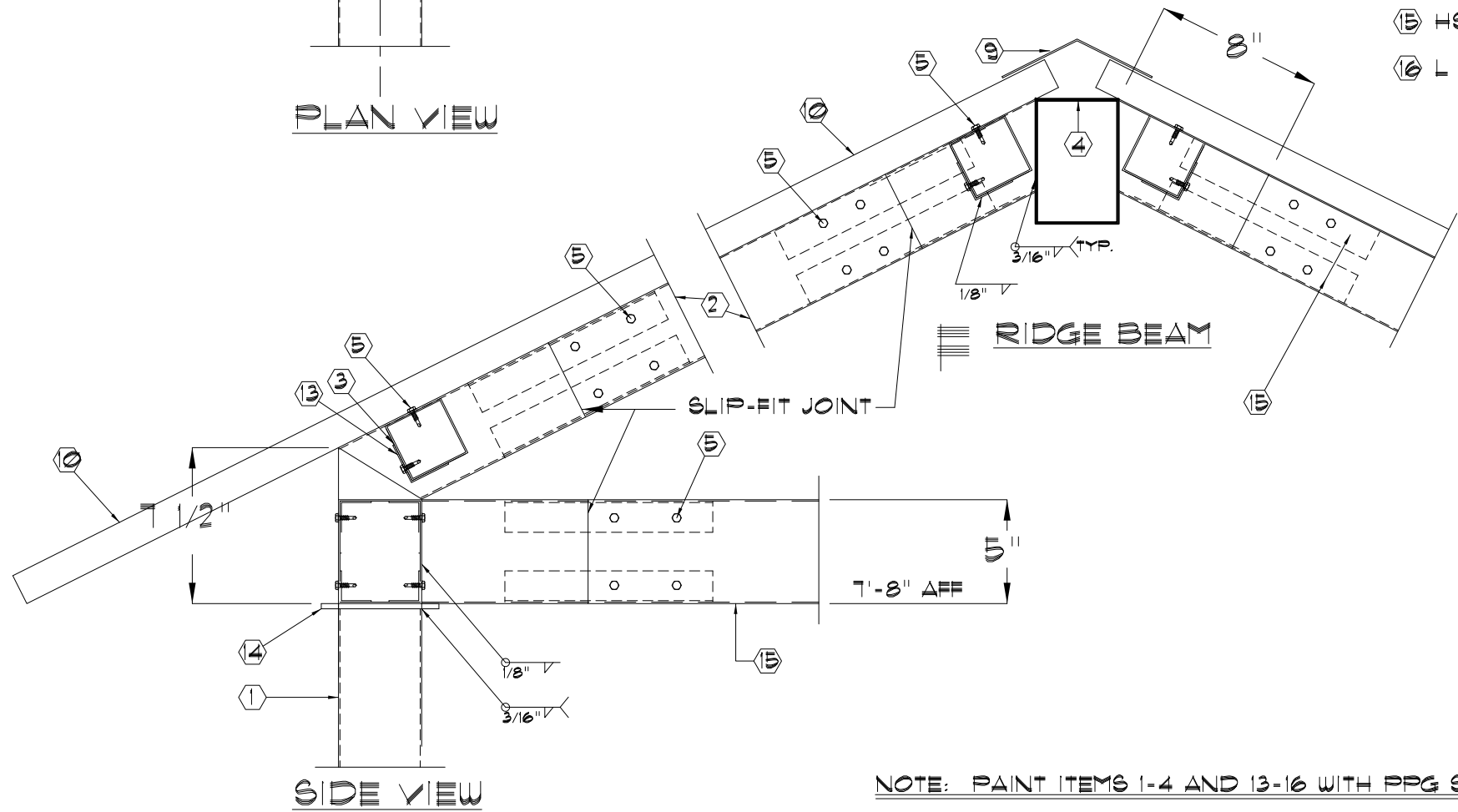
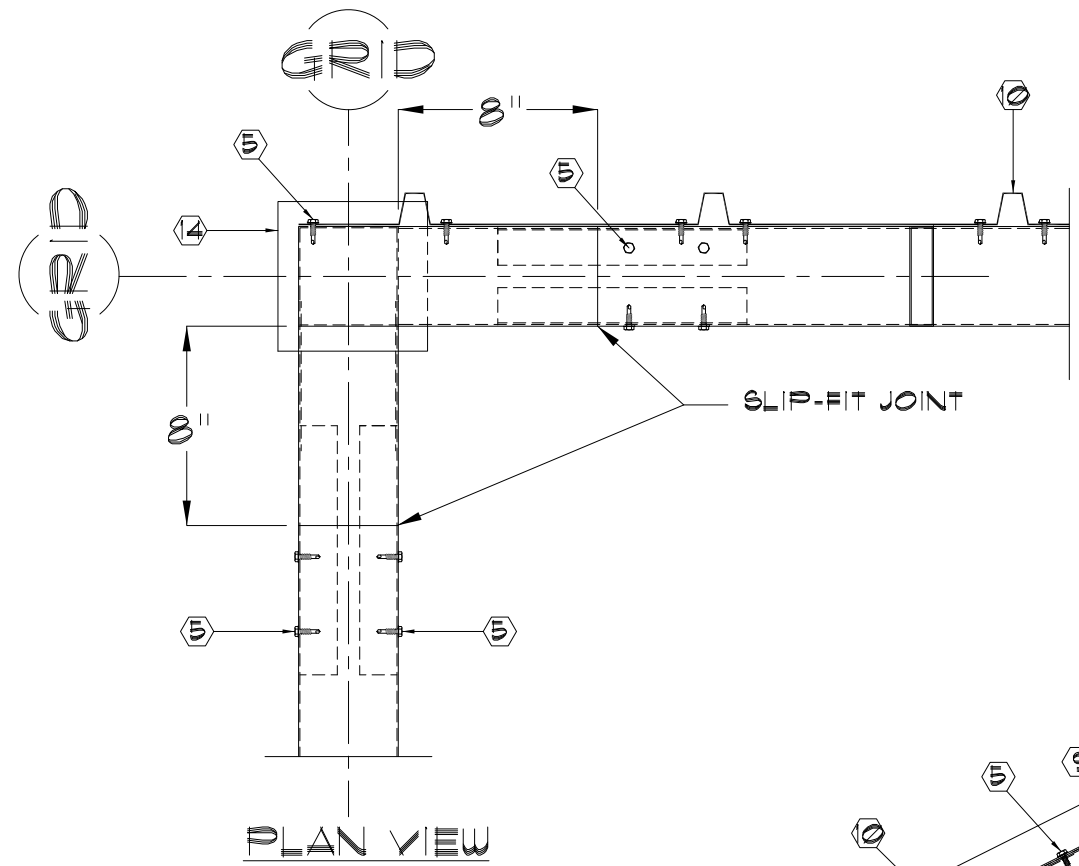
4645 PITT STREET, NE

ALBUQUERQUE, NM 87111

STRUCT001

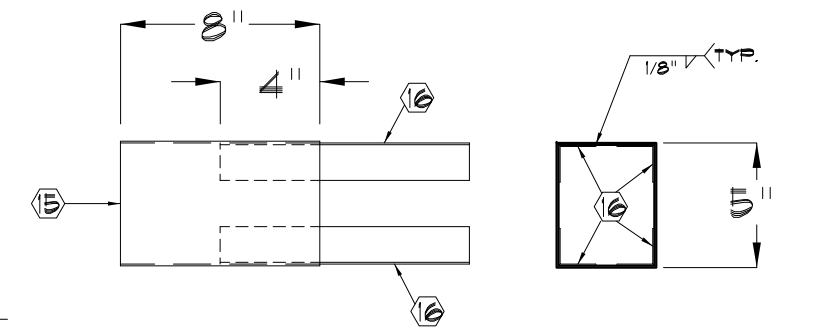
FEBRUARY 9, 2021

WO# 57031
 11" x 17" format

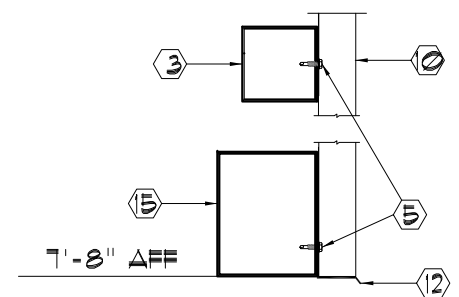


KEYED NOTES

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||| SLIP CONNECTION DETAIL
SIMILAR FOR ② SLIP CONN.



TRIMMING

NOTE: PAINT ITEMS 1-4 AND 13-16 WITH PPG SMOKY ASH PCT6T

||| COLUMN/BEAM CONNECTION
SCALE: 1 1/2" = 1'-0"



Since 1947

RADER

AWNING

15' x 20' SHADE STRUCTURE
BEAR CANYON SENIOR CENTER
4645 PITT STREET, NE
ALBUQUERQUE, NM 87111

STRUCT002 FEBRUARY 9, 2021

WO# 57031
11" x 17" format