



PLAN SNAPSHOT REPORT PA-2025-00052 FOR CITY OF ALBUQUERQUE

Plan Type: Pre-Application Review **Project:** PR-2021-005678 (PR-2021-005678) **App Date:** 03/11/2025
Work Class: General **District:** City of Albuquerque **Exp Date:** 09/07/2025
Status: In Review **Square Feet:** 0.00 **Completed:** NOT COMPLETED
Valuation: \$0.00 **Assigned To:** **Approval**
Expire Date:
Description: We are proposing a 5,200 SF convenience store and fueling station at the intersection of 4th St. and Menaul Blvd.

Parcel: 101405929935410704	Main	Address: 401 Menaul Blvd Nw Albuquerque, NM 87107	Main	Zone:
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Applicant
Jared Heitkamp
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STE 300
Colorado Springs, CO 80920
Business: (719) 575-0100
Mobile: (419) 778-9825

Engineer
Matrix Design Group Matrix
Design Group
2435 Research Parkway
Suite 300
Albuquerque, NM 87113
Business: (719) 575-0100

Plan Custom Fields

Existing Project Number(s)		Number of Existing Lots1		Total Area of Site in Acres	1.47
Total Area of Site in Square Feet	63844	Site Location Between Streets	Intersection of 4th St. and Menaul Blvd.	Case History	Two previous Case Numbers for the site: RZ-2019-00067, VA-2021-00250
Amending an existing site plan?	No	Question #1	Does the municipality have water and sewer availability, if so, where are those lines located and who is the provider?	Question #3	Is natural gas available, if so, where are the gas lines located and who is the provider?
Question #2	What are the locations of the nearest power lines, and who is the provider for those lines?	Question #4	Will a traffic study be required for this project?	Question #5	Is this site located within any overlay districts, if so, where can the standards for each applicable overlay district be located?
What is the Request for Traffic, Planning, Utilities, Review / Collaboration for		Lot and/or Tract Number	A	Block Number	0000
Subdivision Name and/or Unit Number	FOURTH & MENAUL LTD	Legal Description	TR A REPL OF LANDS OF FOURTH & MENAUL LTD CONT 1.4906 AC M/L	Existing Zone District	MX-M
Zone Atlas Page(s)	H-14	Acreage	1.4906	Calculated Acreage	1.45931
Council District	2	Community Planning Area(s)	Near North Valley	Development Area(s)	Change
Current Land Use(s)	06 Industrial	Character Protection Overlay	North 4th Corridor – CPO-9	IDO Use Specific Standards Name	North 4th Corridor – CPO-9, Railroad and Spur Small Area, Railroad and Spur Small Area
IDO Use Specific Standards Subsection	Liquor Retail (Restrictions) (4-3(D)), Commercial Uses (various) (4-3(D)), Industrial Uses (various) (4-3(E))	IDO Use Development Standards Name	North 4th Corridor – CPO-9, North 4th Corridor – CPO-9, Railroad and Spur Small Area, Valley Drainage Area	IDO Use Development Standards Subsection	Off-premises Signs (Prohibitions) (5-12), Electronic Signs (Prohibitions) (5-12), Cumulative Impacts (5-2), Site Design and Sensitive Lands (5-2)
IDO Administration & Enforcement Name	Railroad and Spur Small Area	IDO Administration & Enforcement	Cumulative Impacts Analysis Requirements	Subsection	(6-4), Site Plan – EPC (6-6)

PLAN SNAPSHOT REPORT (PA-2025-00052)

Major Street Functional 3 - urban minor arterial Classification	FEMA Flood Zone	X	Pre-IDO Zoning Description	OR SU-2 NFTOD
Pre-IDO Zoning District C-3, C-2	Metropolitan Redevelopment Area(s)	North Corridor	Total Number of Dwelling Units	0
Total Gross Square Footage	5200	Total Gross Square Footage2	0	

Attachment File Name	Added On	Added By	Attachment Group	Notes
Signature_Jared_Heitkamp_3/11/2025.jpg	03/11/2025 15:55	Heitkamp, Jared		Uploaded via CSS

Invoice No.	Fee	Fee Amount	Amount Paid
INV-00010420	Pre-Application Meeting Fee	\$50.00	\$50.00
	Technology Fee	\$3.50	\$3.50
Total for Invoice INV-00010420		\$53.50	\$53.50
Grand Total for Plan		\$53.50	\$53.50

Workflow Step / Action Name	Action Type	Start Date	End Date
Application Intake v.1		03/12/2025 15:02	03/31/2025 13:27
Associate Project Number v.1	Generic Action		03/31/2025 13:27
Screen for Completeness v.1	Generic Action		03/12/2025 15:02
Application Review v.1			
Pre-Application Review - General v.1	Receive Submittal		
Create Pre-Application Review Team Notes v.1	Create Report		