

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 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 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) 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 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 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

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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 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**

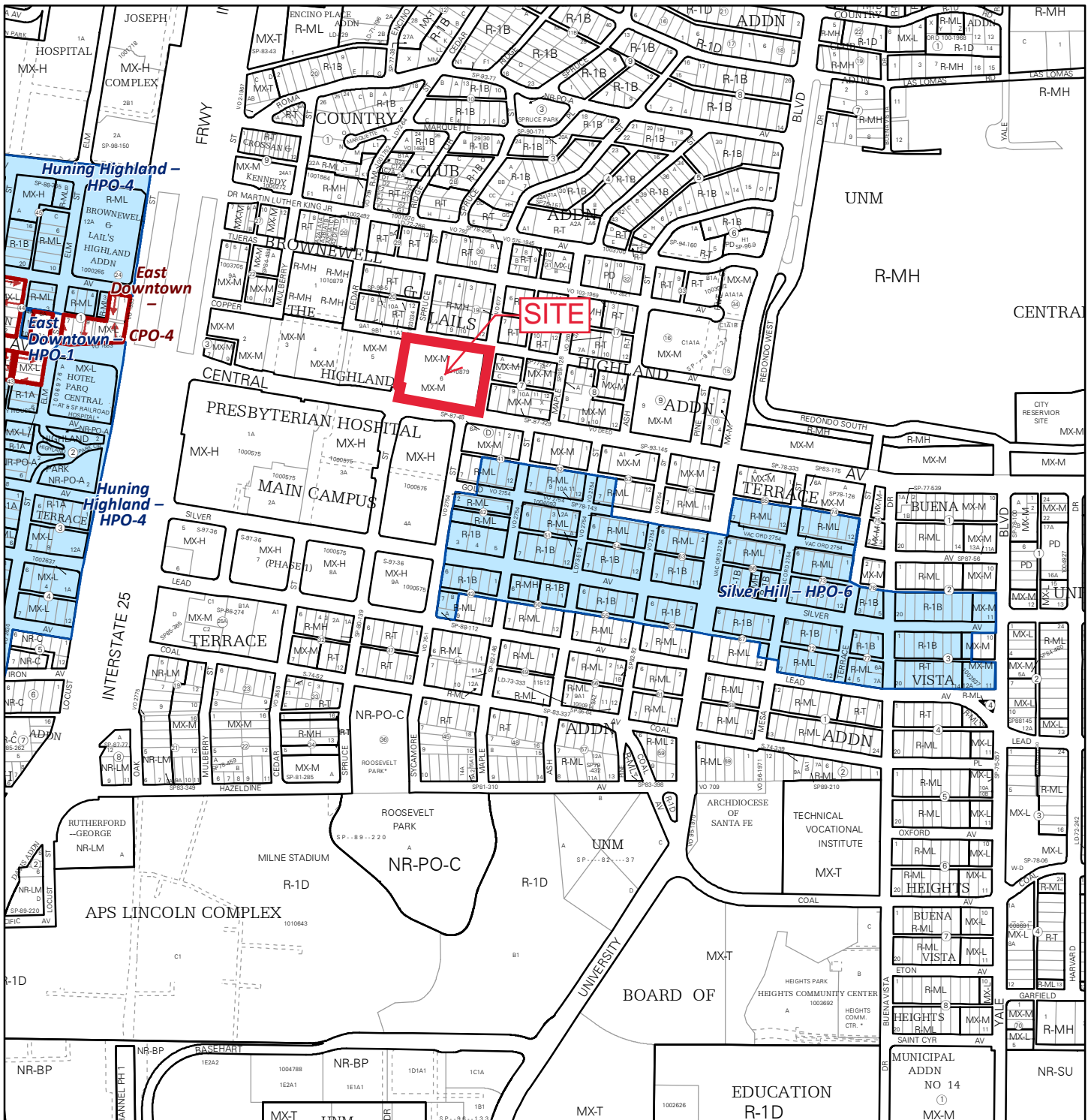
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- ___ 1) DFT Application form completed, signed, and dated
- ___ 2) Form S3 with all the submittal items checked/marked
- ___ 3) Zone Atlas map with the entire site clearly outlined and labeled
- ___ 4) Letter of authorization from the property owner 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 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 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 describing, explaining, and justifying the request
- ___ 5) Scale drawing of the proposed subdivision plat or Site Plan
- ___ 6) Site sketch with measurements showing structures, parking, building setbacks, adjacent rights-of-way, and street improvements, if there is any existing land use



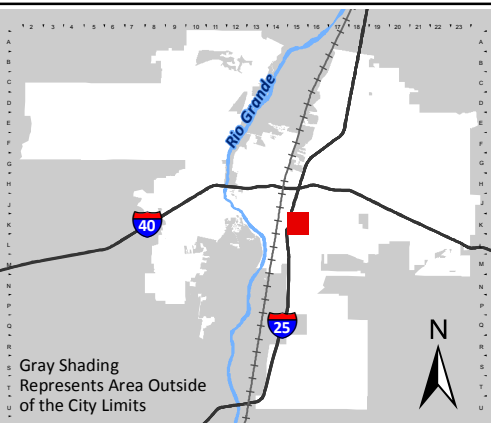
For more details about the Integrated Development Ordinance visit: <http://www.cabq.gov/planning/codes-policies-regulations/integrated-development-ordinance>

IDO Zone Atlas May 2018




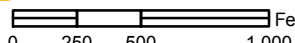
IDO Zoning information as of May 17, 2018
The Zone Districts and Overlay Zones
are established by the
Integrated Development Ordinance (IDO).

Zone Atlas Page:
K-15-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

Gray Shading
Represents Area Outside
of the City Limits

February 1, 2022

Ms. Jolene Wolfley, DRB Chair
Albuquerque Planning Department
600 North 2nd Street NW
Albuquerque, NM 87102

Dear Ms. Wolfley,

The purpose of this letter is to authorize Consensus Planning, Inc. to act as agents for Cedar Investors/Titan Development for an extension of the infrastructure list and related actions necessary to finalized the Site Development Plan for the Highlands East project. The property is legally described as Tract 6, Plat of the Highlands, located at 1301 Central Avenue NE and containing approximately 2.85 acres.

Sincerely,



Kurt Browning
Cedar Investors, LLC
c/o Titan Development

c: Joshua Rogers, Titan Development

ORIGINAL

Figure 12
REQUIRED INFRASTRUCTURE

EXHIBIT "A"
 TO SUBDIVISION IMPROVEMENTS AGREEMENT
 DEVELOPMENT REVIEW BOARD (D.R.B.) REQUIRED INFRASTRUCTURE LIST

DRB Project No. _____

101115
1004623/18 DRB-70006

**Site Plan for Building Permit
 EAST BLOCK - THE HIGHLANDS**

Following is a summary of PUBLIC/PRIVATE Infrastructure required to be constructed or financially guaranteed for the above development. This Listing is not necessarily a complete listing. During the SIA process and/or in the review of the construction drawings, if the DRC Chair determines that appurtenant items and/or unforeseen items have not been included in the infrastructure listing, the DRC Chair may include those items in the listing and related financial guarantee. Likewise, if the DRC Chair determines that appurtenant or non-essential items can be deleted from the listing, those items may be deleted as well as the related portions of the financial guarantees. All such revisions require approval by the DRC Chair, the User Department and agent/owner. If such approvals are obtained, these revisions to the listing will be incorporated administratively. In addition, any unforeseen items which arise during construction which are necessary to complete the project and which normally are the Subdivider's responsibility will be required as a condition of project acceptance and close out by the City.

SIA Sequence #	COA DRC Project #	Size	Type of Improvement	Location	From	To	Private Inspector	City Inspector	City Cnst Engineer	
PUBLIC ROADWAY IMPROVEMENTS										
			ONSTREET PARKING IMPROVEMENTS	PAVED ROADWAY, STRIPING, CURB AND GUTTER, SIDEWALK	SYCAMORE ST. NE	CENTRAL AVE.	COPPER AVE.			
			EASTERN CURB AND GUTTER ADJUSTMENT	NARROW ENTRANCE AT SPRUCE AND CENTRAL	SPRUCE ST. & CENTRAL AVE.	44' WIDE	36' WIDE			
			ONSTREET PARKING IMPROVEMENTS	PAVED ROADWAY, STRIPING, CURB AND GUTTER, SIDEWALK	COPPER AVE.	SPRUCE ST.	SYCAMORE AVE.			
PUBLIC WATERLINE IMPROVEMENTS										
		6" DIA WL	WATERLINE W/ NEC. VALVES, FH'S PER APPROVED FIRE ONE PLAN, MJS & RJS (APPROX 770 LF) REMOVAL AND ABANDONMENT OF EX. WATERLINE AND ADDITION OF LINE STOP MAY BE REQUIRED	COPPER AVE.	CEDAR ST.	SYCAMORE ST.				
		16" EXISTING WL	REMOVE EXISTING 16" WATER LINE AND INSTALL A LINE STOP	ALONG VACATED SPRUCE ROW.	CENTRAL AVE.	COPPER AVE.				
PUBLIC DRAINAGE IMPROVEMENTS										
		21" EX. SD	REMOVE EXISTING PUBLIC STORM DRAIN AND ASSOCIATED APPURTENCES WITHIN EXISTING EASEMENT.	COPPER AVE.	INTERSECTION OF SPRUCE ST. AND COPPER AVE.	CEDAR ST.				
		SINGLE TYPE 'A' INLET	REMOVE AND RELOCATE EXISTING PUBLIC STORM DRAIN INLET	SYCAMORE ST.	COPPER AVE.	CENTRAL AVE.				
		24" RCP STORM DRAIN	NEW STORM DRAIN TO ACCEPT DRAINAGE FROM EXISTING INLETS AT SPRUCE ST. AND COPPER AVE.	COPPER AVE. AND PUBLIC EASEMENT	SPRUCE ST.	CEDAR ST.				
		20' PUBLIC STORM DRAIN EASEMENT	PUBLIC STORM DRAIN EASEMENT GRANTED VIA PAPER DOCUMENT	TRACT 5	SPRUCE AND COPPER	CEDAR				
		NOTE:	CERTIFICATION OF THE GRADING AND DRAINAGE PLAN IS REQUIRED FOR RELEASE OF FINANCIAL GUARANTEES							
		NOTE:	STORM DRAIN INCLUDES ALL MANHOLES AND INLETS							

AGENT/OWNER

DEVELOPMENT REVIEW BOARD MEMBER APPROVALS

MICHAEL J. BALASKOVITS
 PREPARED BY: PRINT NAME DATE
 2/13/2018

[Signature]
 DRB CHAIR DATE
 2-14-18

[Signature]
 PARKS & GENERAL SERVICES DATE
 2/14/18

BOHANNAN HUSTON INC.
 FIRM:

[Signature]
 TRANSPORTATION DEVELOPMENT DATE
 2/14/18

AMAFCA DATE

[Signature]
 SIGNATURE

[Signature]
 UTILITY DEVELOPMENT DATE
 2/14/18

[Signature]
 CITY ENGINEER DATE
 2-14-2018

MAXIMUM TIME ALLOWED TO CONSTRUCT IMPROVEMENTS WITHOUT A DRB EXTENSION

[Empty Box]

DATE

DESIGN REVIEW COMMITTEE REVISIONS

REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT/OWNER

Current DRC
Project Number: _____

FIGURE 12

Date Submitted: _____
Date Site Plan Approved: _____
Date Preliminary Plat Approved: _____
Date Preliminary Plat Expires: _____
DFT/DHO Project No.: _____
DFT Application No.: _____

REQUIRED INFRASTRUCTURE

**EXHIBIT "A"
TO INFRASTRUCTURE IMPROVEMENTS AGREEMENT
DEVELOPMENT FACILITATION TEAM (DFT) REQUIRED INFRASTRUCTURE LIST**

**Site Plan for Building Permit
EAST BLOCK - THE HIGHLANDS**

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Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification		
							Private Inspector	P.E.	City Cnst Engineer
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/
							/	/	/

The items listed below are on the CCIP and approved for Impact Fee credits. Signatures from the Impact Fee Administrator and the City User Department is required prior to DHO approval of this listing. The Items listed below are subject to the standard SIA requirements.

Financially Guaranteed DRC #	Constructed Under DRC #	Size	Type of Improvement	Location	From	To	Construction Certification			
							Private Inspector	P.E.	City Cnst Engineer	
<input type="text"/>	<input type="text"/>						/	/	/	
<input type="text"/>	<input type="text"/>						/	/	/	
							Approval of Creditable Items:		Approval of Creditable Items:	
							Impact Fee Administrator Signature Date		City User Dept. Signature Date	

NOTES

If the site is located in a floodplain, then the financial guarantee will not be released until the LOMR is approved by FEMA.
Street lights per City requirements.

- 1 _____
- 2 _____
- 3 _____

AGENT / OWNER	DEVELOPMENT FACILITATION TEAM APPROVALS
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Josh Lutz, PE

NAME (print)

PLANNING - date

PARKS & RECREATION - date

Bohannon Huston, Inc.

FIRM

TRANSPORTATION DEVELOPMENT - date

AMAFCA - date

SIGNATURE - date

UTILITY DEVELOPMENT - date

CODE ENFORCEMENT - date

CITY ENGINEER - date

HYDROLOGY - date

DESIGN REVIEW COMMITTEE REVISIONS
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REVISION	DATE	DRC CHAIR	USER DEPARTMENT	AGENT /OWNER