



## PLAN SNAPSHOT REPORT MINOR\_PLT-2025-00031 FOR CITY OF ALBUQUERQUE

**Plan Type:** Minor Plat  
**Work Class:** Minor Plat  
**Status:** In Review  
**Valuation:** \$0.00  
**Description:** combine 3 lots into 1

**Project:** PR-2022-007322 (PR-2022-007322)  
**District:** City of Albuquerque  
**Square Feet:** 0.00  
**Assigned To:**

**App Date:** 07/01/2025  
**Exp Date:** NOT AVAILABLE  
**Completed:** NOT COMPLETED  
**Approval Expire Date:**

<b>Parcel:</b> 102205614847121124 102205613247021112 Main	<b>Address:</b> 12201 Central Ave Ne Albuquerque, NM 119 Burma Dr Ne Albuquerque, NM 87123 12201 Central Ave Ne Main Albuquerque, NM 87123	<b>Zone:</b>
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Owner/Developer City of Albuquerque MRA Home: (505) 810-7502 Mobile: (505) 810-7502	Surveying Firm WAYJOHN SURVEYING, INC WAYJOHN SURVEYING, INC 1609 2ND ST NW ALBUQUERQUE, NM 87102 Business: (505) 255-2052	Applicant Stephanie Shumsky PO Box 1293 Albuquerque, NM 87103 Business: (505) 810-7502	Agent Stephanie Shumsky PO Box 1293 Albuquerque, NM 87103 Business: (505) 810-7502
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### Plan Custom Fields

Existing Project NumberN/A	Existing Zoning	MX-H - Mixed Use - High Intensity	Number of Existing Lots3
Number of Proposed Lots 1	Total Area of Site in Acres	1.1576	Site Address/Street 12201 Central Ave., NE & 119 Burma
Site Location Located Between Streets Juan Tabo Ave. & Burma	Case History	N/A	Do you request an interpreter for the hearing? No
Lot and/or Tract Number 1B1	Block Number	0000	Subdivision Name and/or Unit Number CHANSLORS
Legal Description LT 1-B-1 OF LTS 1-A-2-A & 1-B-1 BLK 1 CHANSLOR'SREPL OF GALLAGHER ADDN CON' 0.8570 AC M/L, * 016 001GALLAGHER E 25FT OF LOT 15	Existing Zone District	MX-H	Zone Atlas Page(s) L-22
Acreage 0.857, 0.2342	Calculated Acreage	0.86099214, 0.3152455	Council District 9
Community Planning Area(s) East Gateway	Development Area(s)	Change	Current Land Use(s) 15   Vacant
IDO Use Development Standards Name East Gateway Small Area, East Gateway Small Area, East Gateway Small Area, Central Avenue	IDO Use Development Standards Subsection	On-premises Signs (5-12), Off-premises Signs (Prohibitions) (5-12), Electronic Signs (Prohibitions) (5-12), On-premises Signs (Neon Signs along Central Avenue) (5-12)	Metropolitan Redevelopment Area(s) East Gateway
Corridor Type Major Transit (MT) Area	IDO Administration & Enforcement Name	Central Avenue	IDO Administration & Enforcement Subsection Demolition Outside of an HPO (Neon Signs along Central Avenue) (6-6)
Pre-IDO Zoning District SU-2	Pre-IDO Zoning Description	EG-C	Major Street Functional Classification 2 - urban principal arterial
FEMA Flood Zone X	Total Number of Dwelling Units	0	Total Gross Square Footage 0
Total Gross Square 0	Footage3		Total Gross Square 0

# PLAN SNAPSHOT REPORT (MINOR\_PLT-2025-00031)

Footage4

Total Gross Square 0  
Footage2

Attachment File Name	Added On	Added By	Attachment Group	Notes
Signature_Stephanie_Shumsky_7/1/2025.jpg	07/01/2025 14:47	Shumsky, Stephanie		Uploaded via CSS

Note	Created By	Date and Time Created
<p>1. Annette Ortiz sent e-mail 7/22/25 Good afternoon Stephanie,</p> <p>Thank you for your Minor Plat submittal. Before I can accept this as a completed submittal, I do need more information.</p> <p><input type="checkbox"/> Form PLT – I see you uploaded this document, you are missing all signatures on the document. You do need to get all signatures on that document by Hydrology, Transportation, &amp; Bernalillo County Water Dept. I did see the email from David, and are willing to work with you on his signature, here are the contacts for Hydrology and Transportation. Please upload to your submittal in ABQ-Plan with signature on this doc.</p> <ul style="list-style-type: none"> <li>o Tiequan Chen Hydrology tchen@cabq.gov 505-924-3695</li> <li>o Ernest Armijo Transportation earmijo@cabq.gov 505-924-3991</li> </ul> <p><input type="checkbox"/> Proposed Preliminary/Final Plat – the plat you uploaded is missing signatures from the surveyor that created the plat, Property owner (City of Alb), Utilities, &amp; AMAFCA. These signature are required to be on the plat when a Minor Plat is submitted. Please upload to your submittal in ABQ-Plan with these signatures.</p> <p><input type="checkbox"/> Sidewalk Exhibit and/or cross sections of proposed streets – I see you uploaded a blank doc labeled Sidewalk Exhibit. This exhibit is required. Please upload to your submittal in ABQ-Plan</p> <p><input type="checkbox"/> Proposed Infrastructure List – please upload if this is applicable. Jay will be able to answer this for you is it is needed.</p> <p><input type="checkbox"/> Proof of email notice to affected Neighborhood Association representatives – I see you did uploaded the notification documents, the email notice with submittal information is needed to make sure all representatives were notified. Please upload to your submittal in ABQ-Plan.</p> <p><input type="checkbox"/> Proof of Tribal meeting – This document is missing from your submittal. I did email you stating that the project lots are not within 660' from Tribal area. Please upload that email to your submittal in ABQ-Plan.</p> <p>If you could please upload needed documents to your submittal asap, as we do know your application is important, and will need time for staff to review submittal for the next DHO hearing on July 16th.</p> <p>If you have any questions, and/or need additional help, please feel free to contact me.</p>	Renee Zamora	07/22/2025 15:44

# PLAN SNAPSHOT REPORT (MINOR\_PLT-2025-00031)

2. Good afternoon Stephanie,  
I was just checking in with you regarding your Preliminary/Final Platting action. I haven't seen anything added to the pdf's since July 16th. I wanted to touch base with you to see how you want to proceed with this application.  
Please see below, the documents still needed for this application to be added to a DHO agenda;

- ☐ Form PLT with signatures from Hydrology, Transportation, and ABCWUA – This is missing from your submittal, once you have all signatures on this form, please upload to your submittal in ABQ-Plan.
- ☐ Proposed Preliminary/Final Plat with the surveyor's, property owner's, City Surveyor's, utility, and AMAFCA signatures on the Plat – This is missing from your submittal with all signatures. Please upload this to your submittal in ABQ-Plan.
- ☐ Signed letter of authorization from the property owner – This letter is missing from the submittal. The person in charge of the division responsible for this project would need to sign and give you permission to do all actions needed to finish this project. Please upload to your submittal in ABQ-Plan.
- ☐ Letter describing, explaining, and justifying the request per the criteria in IDO 14-16-6-6(K)(3). This is missing from your submittal. Please use the section listed in the IDO to put your letter together. Please upload to your submittal in ABQ-Plan.
- ☐ Office of the Neighborhood Coordination notice inquiry response – You have that added in the pdf's in your submittal. Due to this being submitted in July, you will need to reach out to this office to request an updated contact list of Neighborhood Associations in the area of the project. When you upload this, please keep all notification stuff together in 1 pdf. Please upload to your submittal in ABQ-Plan.
- ☐ Proof of email notice to affected Neighborhood Association representatives per IDO 14-16-6-4(J)(2) – Attached are the notification documents needed to notify the Neighborhood Association contacts. Please fill them out and submittal with your notifications to the Neighborhood Association contacts. Please make sure to keep all notification documents together in 1 pdf. Upload to your submittal in ABQ-Plan.  
Please make sure to email me once everything is uploaded to your submittal. If you're no longer moving forward with this submittal, please send an email to withdraw the application so we can close out the application in ABQ-Plan.  
Please feel free to contact me if you need anything.

Annette Ortiz

09/17/2025 16:53

3. Received email from Stephanie saying she uploaded everything and if they can be in DHO hearing Dec. 17th. After reviewing, the Letter of Justification is missing, and the Public notifications are from June and July 2025. She will need to upload the letter of justification, and reach out to ONC to get an updated contact list for Neighborhood Association in the area of her project and renotify. Jay say we can have it processed for DHO hearing Dec. 17th. She will need to have those documents by Friday, Dec. 12th. (12/11)

Annette Ortiz

12/11/2025 13:21

Invoice No.	Fee	Fee Amount	Amount Paid
NOT INVOICED	Technology Fee	\$0.00	\$0.00
	Technology Fee	\$0.00	\$0.00
	Technology Fee	\$0.00	\$0.00
	<b>Total for Invoice NOT INVOICED</b>	<b>\$0.00</b>	<b>\$0.00</b>
<b>Grand Total for Plan</b>		<b>\$0.00</b>	<b>\$0.00</b>

Hearing Type	Location	Scheduled Date	Status	Subject
DHO Hearing v.1	Zoom	12/17/2025	Scheduled	Minor Plat

Workflow Step / Action Name	Action Type	Start Date	End Date
December 11, 2025	City of Albuquerque		

## PLAN SNAPSHOT REPORT (MINOR\_PLT-2025-00031)

<b>Application Screening v.1</b>		12/11/2025 13:21	12/11/2025 13:48
Associate Project Number v.1	Generic Action	12/11/2025 13:21	
Screen for Completeness v.1	Generic Action	12/11/2025 13:23	
Verify Payment v.1	Generic Action	12/11/2025 13:48	
<b>Application Review v.1</b>		12/11/2025 13:49	
DHO Hearing v.1	Hold Hearing	12/11/2025 13:49	12/11/2025 13:49
Minor Plat Review v.1	Receive Submittal		
DFT Comments Submittal v.1	Generic Action		
<b>Notice of Decision v.1</b>			
Upload Notice of Decision v.1	Generic Action		
Confirm AGIS Approval and Upload v.1	Generic Action		
<b>Conditions of Approval v.1</b>			
Add in Conditions of Approval v.1	Generic Action		
<b>Signature v.1</b>			
Confirm Conditions Satisfied v.1	Generic Action		
Confirm Latest PLAT Uploaded v.1	Generic Action		
Signature Review for Plats v.1	Receive Submittal		
Change Plan Approval Expiration Date v.1	Generic Action		
Confirm Recorded Plat is Uploaded v.1	Generic Action		
<b>Linked Applications v.1</b>			
Linked Major Final Plat v.1	Create Plan Case		