



<b>Please check the appropriate box(es) and refer to supplemental forms for submittal requirements. All fees must be paid at the time of application.</b>		
<b>SUBDIVISIONS</b>	<input type="checkbox"/> Final Sign off of EPC Site Plan(s) (Forms P2)	<input type="checkbox"/> Extension of IIA: Temp. Def. of S/W (Form V2)
<input type="checkbox"/> Major – Preliminary Plat (Forms S & S1)	<input type="checkbox"/> Amendment to Site Plan (Forms P & P2)	<input type="checkbox"/> Vacation of Public Right-of-way (Form V)
<input type="checkbox"/> Major – Bulk Land Plat (Forms S & S1)	<b>MISCELLANEOUS APPLICATIONS</b>	<input type="checkbox"/> Vacation of Public Easement(s) DRB (Form V)
<input type="checkbox"/> Extension of Preliminary Plat (Form S1)	<input type="checkbox"/> Extension of Infrastructure List or IIA (Form S1)	<input type="checkbox"/> Vacation of Private Easement(s) (Form V)
<input type="checkbox"/> Minor Amendment - Preliminary Plat (Forms S & S2)	<input type="checkbox"/> Minor Amendment to Infrastructure List (Form S2)	<b>PRE-APPLICATIONS</b>
<input type="checkbox"/> Minor - Final Plat (Forms S & S2)	<input type="checkbox"/> Temporary Deferral of SW (Form V2)	<input type="checkbox"/> Sketch Plat Review and Comment (Form S2)
<input type="checkbox"/> Minor – Preliminary/Final Plat (Forms S & S2)	<input type="checkbox"/> Sidewalk Waiver (Form V2)	<input checked="" type="checkbox"/> Sketch Plan Review and Comment (Form P2)
<b>SITE PLANS</b>	<input type="checkbox"/> Waiver to IDO (Form V2)	<b>APPEAL</b>
<input type="checkbox"/> DRB Site Plan (Forms P & P2)	<input type="checkbox"/> Waiver to DPM (Form V2)	<input type="checkbox"/> Decision of DRB (Form A)
<b>BRIEF DESCRIPTION OF REQUEST</b>		
Replat for Lot 2-A and 3- A in Navajoo Addition. Requesting review for a lot line adjustment. Current installed fence is approximately 5-7' west of my actual property line. Neighbor (1203 Summer Ave) and I both agree keeping fence in current location and making it the property line is ideal (see letter).		

<b>APPLICATION INFORMATION</b>		
Applicant/Owner: <b>Carla Caletti</b>		Phone: <b>415.531.8205</b>
Address: <b>1125 12th Street NW</b>		Email: <b>carla@carlacaletti.com</b>
City: <b>Albuquerque</b>	State: <b>NM</b>	Zip: <b>87104</b>
Professional/Agent (if any):		Phone:
Address:		Email:
City:	State:	Zip:
Proprietary Interest in Site: <b>Owner</b>		List <u>all</u> owners:
<b>SITE INFORMATION (Accuracy of the existing legal description is crucial! Attach a separate sheet if necessary.)</b>		
Lot or Tract No.: <b>2-A and 3-A</b>		Block: <b>13</b>
Subdivision/Addition: <b>Navajo</b>		Unit:
MRGCD Map No.:		UPC Code: <b>101305846838611815</b>
Zone Atlas Page(s): <b>see attached</b>	Existing Zoning: <b>Residential</b>	Proposed Zoning <b>same</b>
# of Existing Lots: <b>2</b>	# of Proposed Lots: <b>2</b>	Total Area of Site (Acres):
<b>LOCATION OF PROPERTY BY STREETS</b>		
Site Address/Street: <b>1125 12th Street</b>	Between: <b>Summer Ave</b>	and: <b>Sawmill</b>
<b>CASE HISTORY (List any current or prior project and case number(s) that may be relevant to your request.)</b>		

I certify that the information I have included here and sent in the required notice was complete, true, and accurate to the extent of my knowledge.

Signature: <i>Carla Caletti</i>	Date: <b>9/2/2022</b>
Printed Name: <b>Carla Caletti</b>	<input checked="" type="checkbox"/> Applicant or <input type="checkbox"/> Agent

## FORM P2: SITE PLAN – DRB

**Please refer to the DRB public meeting schedules for meeting dates and deadlines. Your attendance is required.**

A Single PDF file of the complete application including all documents being submitted must be emailed to [PLNDRS@cabq.gov](mailto: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 on-line resources such as Dropbox or FTP. PDF *shall be organized* with the Development Review Application and this Form P2 at the front followed by the remaining documents *in the order provided on this form*.

### SKETCH PLAN – DRB

### SITE PLAN – DRB

### MAJOR AMENDMENT TO SITE PLAN – DRB

### EXTENSION OF SITE PLAN – DRB

\_\_\_ Interpreter Needed for Hearing? \_\_\_ if yes, indicate language: \_\_\_\_\_

PDF of application as described above

Zone Atlas map with the entire site clearly outlined and labeled

\_\_\_ Letter of authorization from the property owner if application is submitted by an agent

\_\_\_ Sites 5 acres or greater: Archaeological Certificate in accordance with IDO Section 14-16-6-5(A) (*not required for Extension*)

Justification letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-6(l)(3)

\_\_\_ Explanation and justification of requested deviations, if any, in accordance with IDO Section 14-16-6-4(P)

\_\_\_ *Note: If requesting more than allowed by deviation, a Variance – ZHE or Variance – DRB will be required, as applicable.*

\_\_\_ Proof of Pre-Application Meeting with City staff per IDO Section 14-16-6-4(B) (*not required for Extension*)

\_\_\_ Proof of Neighborhood Meeting per IDO Section 14-16-6-4(C) (*not required for extension*)

\_\_\_ Office of Neighborhood Coordination neighborhood meeting inquiry response

\_\_\_ Proof of email with read receipt OR Certified Letter offering meeting to applicable associations

\_\_\_ Completed neighborhood meeting request form(s)

\_\_\_ If a meeting was requested or held, copy of sign-in sheet and meeting notes

\_\_\_ Sign Posting Agreement

\_\_\_ Required notices with content per IDO Section 14-16-6-4(K)(1) (*not required for extension*)

\_\_\_ Office of Neighborhood Coordination notice inquiry response

\_\_\_ Copy of notification letter, completed notification form(s), proof of additional information provided in accordance with IDO Section 6-4(K)(1)(b), and proof of first-class mailing to affected Neighborhood Association representatives.

\_\_\_ Proof of emailed notice to affected Neighborhood Association representatives

\_\_\_ Buffer map and list of property owners within 100 feet (excluding public rights-of-way) provided by Planning Department or created by applicant, copy of notifying letter, completed notification forms(s), proof of additional information provided in accordance with IDO Section 6-4(K)(1)(b), and proof of first-class mailing

\_\_\_ Completed Site Plan Checklist

\_\_\_ Site Plan and related drawings

\_\_\_ Copy of the original approved Site Plan or Master Development Plan (*for amendments and extensions*)

\_\_\_ Sensitive Lands Site Analysis for new site design in accordance with IDO Section 5-2(C)

\_\_\_ Completed Site & Building Design Considerations Form in accordance with IDO Section 5-2(D) for all commercial and multifamily site plans except if the development is industrial or the multifamily is less than 25 units

\_\_\_ Landfill disclosure statement per IDO Section 14-16-6-4(S)(5)(d)(2.)(d.) if site is within a designated landfill buffer zone

\_\_\_ Infrastructure List, if required

### FINAL SIGN-OFF FOR MASTER DEVELOPMENT PLANS AND SITE PLANS - EPC

**Please refer to the DRB public meeting schedules for meeting dates and deadlines. Your attendance is required.**

A Single PDF file of the complete application including all documents being submitted must be emailed to [PLNDRS@cabq.gov](mailto: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 on-line resources such as Dropbox or FTP. PDF *shall be organized* with the Development Review Application and this Form P2 at the front followed by the remaining documents *in the order provided on this form*.

\_\_\_ Interpreter Needed for Hearing? \_\_\_ if yes, indicate language: \_\_\_\_\_

\_\_\_ PDF of application as described above

\_\_\_ Zone Atlas map with the entire site clearly outlined and labeled

\_\_\_ Letter of authorization from the property owner if application is submitted by an agent

\_\_\_ Solid Waste Department signature on Site Plan

\_\_\_ Signed Form DRWS Drainage Report, Grading and Drainage Plan, and Water & Sewer Availability Statement filing information

\_\_\_ Approved Grading and Drainage Plan

\_\_\_ Copy of Site Plan with Fire Marshal's stamp, i.e. "Fire 1" plan (*not required for Master Development Plans*)

\_\_\_ Copy of EPC Notice of Decision and letter explaining how each EPC condition has been met

\_\_\_ Site Plan and related drawings

\_\_\_ Infrastructure List, if require

Details Basemap

Share Print Measure 1125 12th St NW, Albuquerque, NM, 87104, USA

About Content Legend

- Legend
- zoneatlas
- City Limits
- Zone Atlas Grid





Carla Caletti

September 22, 2022

City of Albuquerque Planning Department  
Plaza del Sol Building  
600 Second NW  
Albuquerque, NM 87102

Dear Development Review Board,

I am the owner of 1125 12<sup>th</sup> Street, Albuquerque, NM, 87104. When purchasing the property in July of 2021, my neighbor and owner of 1203 Summer Steet, Chelsey Danielsen and I learned that our shared fence is located incorrectly.

A survey provided by CSI-Cartesian Surveys Inc. dated June 21,2021 indicates that the property line for my property's west boundary is approximately 5.7 feet west of the presently installed fencing.

My property line is in fact just inches away from the east side of Chelsey's house. We have both agreed a lot line adjustment would be ideal to both create a respectful privacy between our two houses and to also accommodate the necessary space for her to access both her west side door as well as the plumbing outside her side door.

For these reasons we are applying to the Development Review Board for a lot line adjustment.

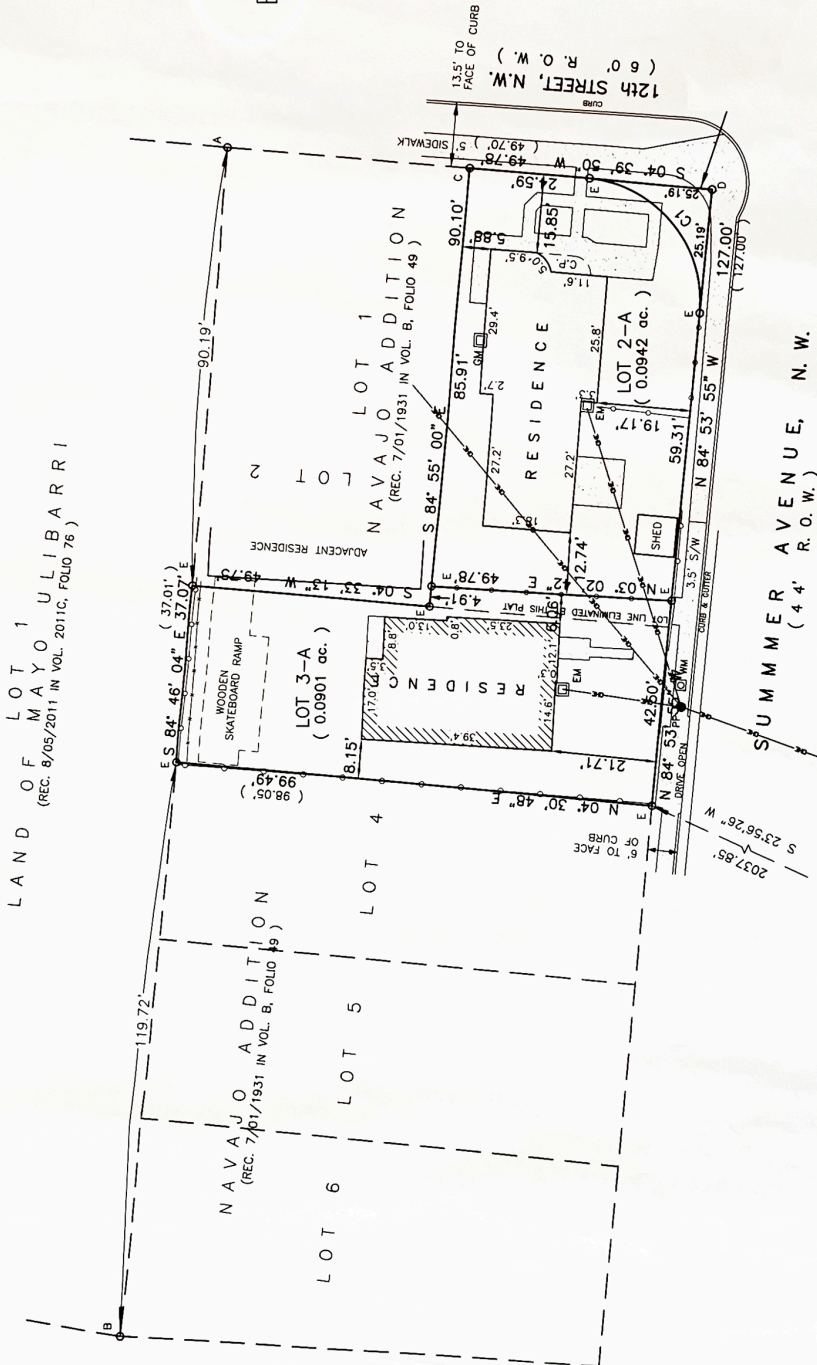
Sincerely,  
*Carla Caletti*

Carla Caletti

# LOTS 2-A AND 3-A, NAVAJO ADDITION

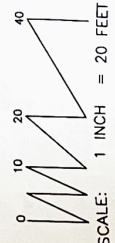
PLAT OF  
 A REPLAT OF LOTS 2 AND 3, NAVAJO ADDITION  
 WITHIN PROJECTED SECTION 18, T. 10 N., R. 3 E., N.M.P.M.  
 WITHIN THE TOWN OF ALBUQUERQUE GRANT  
 ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO  
 MARCH 2022

## EXISTING CONDITIONS



ACS MONUMENT "12-113"  
 X=1,517,168.012 US SURVEY FEET  
 Y=1,489,275.084 US SURVEY FEET  
 Ground-to-grid:  
 0.999684167  
 Mapping Angle:  
 000° 42.73"  
 NAD 83 CENTRAL ZONE  
 NAD 83

CURVE INFORMATION	RADIUS	LENGTH	DELTA	CHORD
C1	25.00'	39.46'	90° 26' 16"	S 49° 52' 57" W, 35.49'



FOUND/SET MONUMENT LEGEND:  
 A: FOUND 2" STEEL PIPE  
 B: FOUND #4 REBAR - NO CAP  
 C: FOUND #4 REBAR WITH CAP "LS 11463"  
 D: FOUND "+ IN CONCRETE  
 E: SET #4 REBAR WITH CAP "WALJOHN PS 14269"

COUNTY CLERK RECORDING LABEL HERE

LAND OF LOT 1  
 MAYO ULIBARRI  
 (REC. 8/05/2011 IN VOL. 2011C, FOLIO 76)

NAVAJO ADDITION  
 (REC. 7/01/1931 IN VOL. B, FOLIO 49)

LOT 1  
 NAVAJO ADDITION  
 (REC. 7/01/1931 IN VOL. B, FOLIO 49)

RESIDENCE  
 LOT 2-A  
 (0.0942 ac.)

RESIDENCE  
 LOT 3-A  
 (0.0901 ac.)

SUMMER AVENUE, N. W.  
 (4' R. O. W.)

12th STREET, N.W.  
 (6' R. O. W.)

DATE: 06/21/21  
SCALE: 1"=30'  
CREW: AR  
DRAWN BY: MR  
JOB NO.: 211266

CSI-CARTESIAN  
SURVEYS INC.  
P.O. BOX 44414 RIO RANCHO, N.M. 87174  
Phone (505) 896-3050 Fax (505) 891-0244

IMPROVEMENT LOCATION REPORT  
LOT 2, BLOCK 13,  
NAVAJO ADDITION  
CITY OF ALBUQUERQUE  
BERNALILLO COUNTY, NEW MEXICO

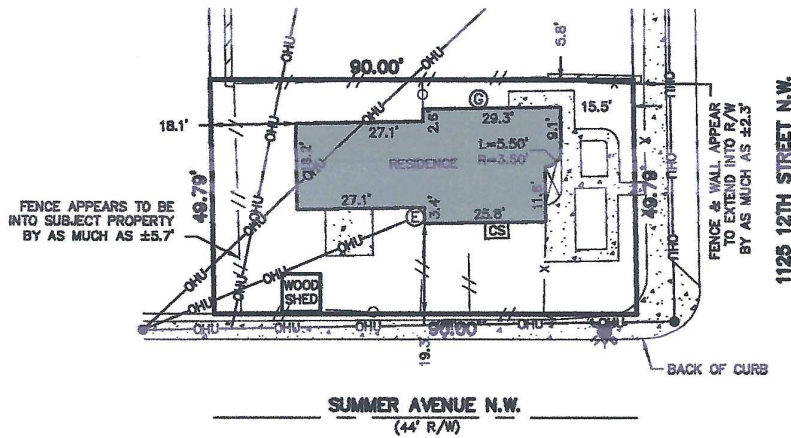
**LEGEND**

- COVERED AREA
- CONCRETE
- BLOCK WALL
- CHAINLINK FENCE
- WOOD FENCE
- WIRE FENCE
- UTILITY POLE
- OVERHEAD UTILITY LINE
- ELECTRIC METER
- GAS METER
- FIRE HYDRANT
- CRAWL SPACE

**NOTE 1.** BASED UPON SCALING, THIS PROPERTY LIES WITHIN FLOOD ZONE X WHICH IS DEFINED AS AN AREA OF MINIMAL FLOOD HAZARD. AS DETERMINED BY F.E.M.A. AND SHOWN ON THE FLOOD INSURANCE RATE MAP DATED SEPTEMBER 26, 2008, MAP NO. 35001C0331H.

**NOTE 2.** THIS LOT IS SUBJECT TO THE CONDITIONS OF TITLE AFFECTING THE INSURED PREMISES AS CONTAINED ON THE NOTES ON THE RECORDED PLAT.

**NOTE 3.** THIS REPORT IS NOT FOR USE BY A PROPERTY OWNER FOR ANY PURPOSE. THIS IS NOT A BOUNDARY SURVEY AND MAY NOT BE SUFFICIENT FOR THE SURVEY EXCEPTION FROM AN OWNER'S TITLE POLICY. IT MAY OR MAY NOT REVEAL ENCROACHMENTS, OVERLAPS, CONFLICTS IN BOUNDARY LINES, SHORTAGES IN AREA, OR OTHER MATTERS WHICH WOULD BE DISCLOSED BY AN ACCURATE BOUNDARY SURVEY.



This map/plat/ILR is being furnished as an aid in locating the herein described land in relation to adjoining streets, natural boundaries, and other lands. This is not a survey of the land depicted. Except to the extent of a policy of title insurance is expressly modified by endorsement, if any, the Company does not insure dimensions, encroachments, distances, location of easements, acreage or other matters shown thereon.



*Brian J. Martinez*  
N.M.R.P.S. No. 18374

**LEGAL DESCRIPTION**

LOT NUMBERED TWO (2), A SUBDIVISION OF LOT NUMBERED THIRTEEN (13) OF THE NAVAJO ADDITION TO THE CITY OF ALBUQUERQUE, NEW MEXICO, AS SAID LOT IS SHOWN AND DESIGNATED ON THE PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO, ON JULY 1, 1931.

This is to certify  
To Title Company: FIDELITY NATIONAL TITLE ; To Underwriter: FIDELITY NATIONAL TITLE INSURANCE CO.

To Lender: \_\_\_\_\_ that on JUNE 21ST, 2021, I, Brian J. Martinez, N.M.R.P.S. No. 18374, made an inspection of the premises situated at LOT 2, BLOCK 13, NAVAJO ADDITION BERNALILLO County, New Mexico briefly described as (Address if applicable): 1125 12TH STREET N.W.

Plat Reference: Bearings, distances and/or curve data are taken from the following plat (include filing information if plat is filed). \_\_\_\_\_  
**SEE LEGAL DESCRIPTION**

NOTE: The error of closure is less than one foot of error for every 10,000 feet along the perimeter of the legal description provided. Easements shown hereon are as listed in the Title Commitment No. 110212 provided by the Title Company. Improvement location is based on previous property surveys. No monuments were set. This tract is subject to all easements, restrictions, and reservations of record which pertain. This report is not to be relied on for the establishment of fences, buildings or other future improvements.

**THIS IS NOT A BOUNDARY SURVEY FOR USE BY A PROPERTY OWNER FOR ANY PURPOSE (THIS INCLUDES BUILDING PERMITS)**

I further certify as to the existence of the following at the time of my last inspection:

1. Evidence of rights of way, old highways or abandoned roads, lanes, trails or driveways, sewer, drains, water, gas, or oil pipe lines on or crossing said premises (show location, if none visible, so indicate): e
2. Springs, streams, rivers, ponds, or lakes located, bordering on or through said premises: e
3. Evidence of cemeteries or family burial grounds located on said premises (show location): e
4. Overhead utility poles, anchors, pedestals, wires or lines overhanging or crossing said premises and serving other properties (show location): e
5. Joint driveways or walkways, joint garages, party walls or rights of support, steps or roofs in common or joint garages: e
6. Apparent encroachments. If the building, projections or cornices thereof, or signs affixed thereto, fences or other indications of occupancy appear to encroach upon or overhang adjoining property, or the like appear to encroach upon or overhang inspected premises, specify all such (show location): e
7. Specific physical evidence of boundary lines on all sides: SEE ABOVE SKETCH
8. Is the property improved? (If structure appears to encroach on adjiners show approximate distances): YES
9. Indications of recent building construction, alterations or repairs: SEE ABOVE SKETCH
10. Approximate distance of structure from at least two lot lines must be shown: SEE ABOVE SKETCH

• NOT APPLICABLE, UNLESS INDICATED OTHERWISE ON THE ABOVE SKETCH  
setback and setback violations are not shown hereon