



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 checked="" 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: Jubilee Development, LLC.		Phone: (505) 897-2229
Address: 191 Alameda Boulevard NE		Email: aleemhasham@gmail.com
City: Albuquerque	State: NM	Zip: 87114
Professional/Agent (if any): Consensus Planning, Inc.		Phone: (505) 764-9801
Address: 702 Eighth Street, NW		Email: fishman@consensusplanning.com
City: Albuquerque	State: NM	Zip: 87102
Proprietary Interest in Site: Contract Purchaser	List all owners: See attached	

BRIEF DESCRIPTION OF REQUEST

Site Plan-DRB for a multi-family development and Major Amendment to remove existing Site Plan for Subdivision. Preliminary Plat

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

Lot or Tract No.: 5	Block: 6	Unit: 26
Subdivision/Addition: Volcano Cliffs Unit 26	MRGCD Map No.:	UPC Code: 101106400611830101
Zone Atlas Page(s): C-11	Existing Zoning: MX-L	Proposed Zoning: N/A
# of Existing Lots: 1	# of Proposed Lots: 1	Total Area of Site (acres): 2.53

LOCATION OF PROPERTY BY STREETS

Site Address/Street: 9999 Rosa Parks Rd. NW Between: Paseo del Norte and: Rosa Parks Road

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

Project # 1009082

Signature:	Date: October 5, 2022
Printed Name: Jacqueline Fishman, AICP, Principal, Consensus Planning, Inc.	<input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent

FOR OFFICIAL USE ONLY

Case Numbers	Action	Fees	Case Numbers	Action	Fees
Meeting/Hearing Date:			Fee Total:		
Staff Signature:		Date:	Project #		

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 to City Staff using other on-line resources such as Dropbox or FTP.

INFORMATION REQUIRED FOR ALL ADMINISTRATIVE DECISIONS OR AMENDMENTS

- Letter of authorization from the property owner if application is submitted by an agent
- Zone Atlas map with the entire site clearly outlined and label

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)

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)
- The approved Site Plan being amended
- Copy of the Official Notice of Decision associated with the prior approval
- The proposed Site Plan, with changes circled and noted
Refer to the Site Plan Checklist for information needed on the proposed Site Plan.
- Completed Site & Building Design Considerations Form in accordance with IDO Section 5-2(D) for new commercial and multifamily development except if the development is industrial or the multifamily is less than 25 units

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)
- The approved Site Development Plan being amended
- Copy of the Official Notice of Decision associated with the prior approval
- The proposed Site Development Plan, with changes circled and noted
Refer to the Site Plan Checklist for information needed on the proposed Site Plan.
- Completed Site & Building Design Considerations Form in accordance with IDO Section 5-2(D) for new commercial and multifamily development except if the development is industrial or the multifamily is less than 25 units

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

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

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

September 26, 2022

City of Albuquerque
Development Review Board
600 Second Street NW
Albuquerque, New Mexico 87102

RE: Paseo del Norte and Kimmick NW – Site Plan-DRB, Preliminary, and Final Plat Applications

To Whom it may Concern:

The purpose of this letter is to authorize Consensus Planning, Inc. and RESPEC to act as our agents for a Site Plan-DRB and Preliminary and Final Plat request on the property located at the southwest corner of Paseo del Norte and Kimmick Drive NW.

The property is legally described as **00050006 Volcano Cliffs Subdivision, Unit 26*. Tract 5, U26 LLC. is the owner of the subject property.

Thank you for your consideration.

Sincerely,

A handwritten signature in black ink, appearing to read "Steve Metro", with a long horizontal flourish extending to the right.

Steve Metro
Managing Member
Tract 5 U26, LLC

September 26, 2022

City of Albuquerque
Development Review Board
600 Second Street NW
Albuquerque, New Mexico 87102

RE: Paseo del Norte and Kimmick NW – Site Plan-DRB, Preliminary and Final Plat Applications

To Whom it may Concern:

The purpose of this letter is to authorize Consensus Planning, Inc. and RESPEC to act as our agents for a Site Plan-DRB and Preliminary and Final Plat request on the property located at the southwest corner of Paseo del Norte and Kimmick Drive NW.

The property is legally described as *Tract 1, Block 2, Plat of Tract 1, Block 2 Volcano Cliffs Subdivision Unit 26*. Group II U26 VC, LLC. is the owner of the subject property.

Thank you for your consideration.

Sincerely,

A handwritten signature in black ink, appearing to read "Steve Metro", with a horizontal line extending to the right.

Steve Metro
Managing Member
Group II U26 VC LLC



City of Albuquerque
P.O. Box 1293 Albuquerque, NM 87103
Planning Department
Alan Varela, Interim Director

Tim Keller, Mayor
Sarita Nair, CAO

DATE:

SUBJECT:

Case Number(s):

Agent:

Applicant:

Legal Description:

Zoning:

Acreage:

Zone Atlas Page(s):

CERTIFICATE OF NO EFFECT: Yes No

CERTIFICATE OF APPROVAL: Yes No

SUPPORTING DOCUMENTATION:

SITE VISIT:

RECOMMENDATIONS:

SUBMITTED BY:

SUBMITTED TO:

Date



City of Albuquerque
P.O. Box 1293 Albuquerque, New Mexico 87103
Planning Department
Suzanne Lubar, Director

Richard J. Berry, Mayor
October 19, 2012

Robert J. Perry, CAO

SUBJECT: ALBUQUERQUE ARCHAEOLOGICAL ORDINANCE—Compliance Documentation

Project Number(s): SAD 228, COA Project No. 693391

Case Number(s): 1009082 (11 DRB-70350)

Agent: Wilson & Company, (Envir Sub Marron & Associates)

Applicant: COA SAD 228

**Legal Description: Lots 1-A, 2A-1, 2A-2, 2A-3, 3A-1 and 4A, Block 3, Unit 26;
Lots 5A-1, 5A-2, 5A-3, 6A, 7A-1, 7A-2, 7A-3, 7A-4 and 7A-5, Block 2,
Unit 26;
Lots 6, 7A, 7B, 7C, 7D, 7E and 7F, Block 6, Unit 26;
All in Volcano Cliffs Subdivision, Bernalillo County, New Mexico**

Zoning: SU-2 VCMX

Acreage: 13.39 acres

Zone Atlas Page: C-11-Z

CERTIFICATE OF NO EFFECT: Yes _____ No _____

CERTIFICATE OF APPROVAL: Yes X No _____

TREATMENT PLAN REVIEW: Data recovery proposed for sites LA 69709 and LA 170178, located in Special Assessment District 228. Proposed level of work and field methodology for both sites is adequate to obtain sufficient data. Recommend that archaeological monitoring of construction activities along the common boundary between SAD 228 and Petroglyph National Monument also be included in proposed scope of work to ensure compliance with New Mexico Historic Sites Act (in particular, site LA 52083 which is located right at the boundary).

SUPPORTING DOCUMENTATION: Proposal Letter from Shelly Herbst (Marron & Associates) to Steven Metro (Wilson & Company) dated October 15, 2012.

SITE VISIT: n/a

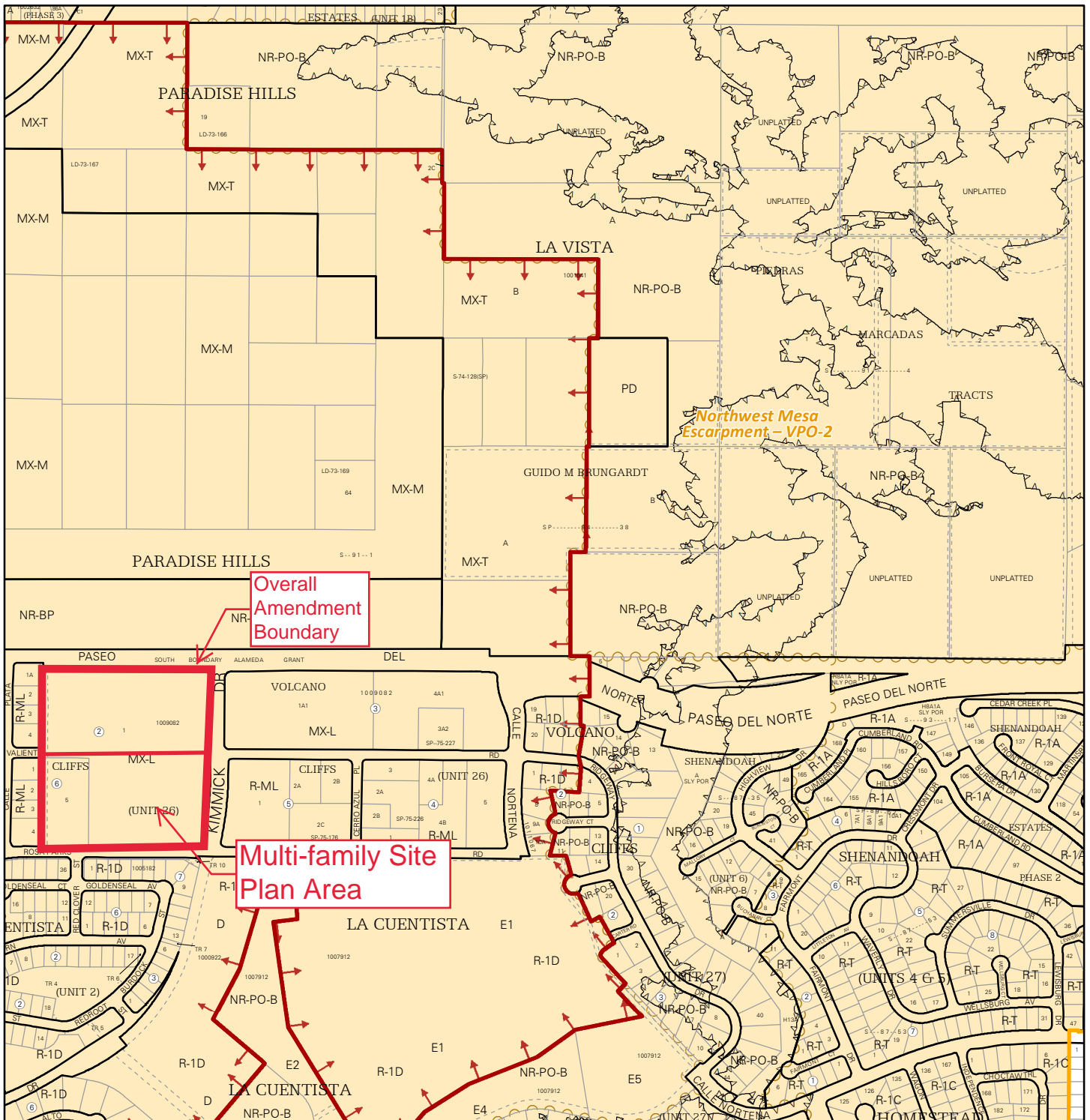
RECOMMENDATION(S):

- **CERTIFICATE OF APPROVAL IS ISSUED (ref O-07-72).**

SUBMITTED:


Matthew Schmader, PhD

Superintendent, Open Space Division
City Archaeologist



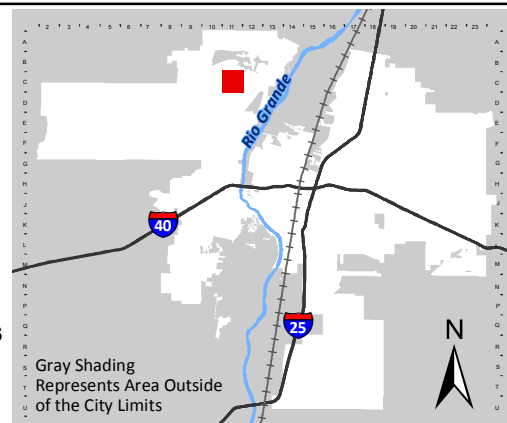
For more details about the Integrated Development Ordinance visit: <http://www.cabq.gov/planning/codes-policies-regulations/integrated-development-ordinance>

IDO Zone Atlas May 2018



Albuquerque Geographic Information System

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:
C-11-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

0 250 500 1,000 Feet