



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>MISCELLANEOUS APPLICATIONS</b>		<input type="checkbox"/> Extension of Infrastructure List or IIA (Form S3)
<input type="checkbox"/> Site Plan Administrative DFT (Forms P & P2)	<b>PRE-APPLICATIONS</b>	
<input type="checkbox"/> Final EPC Sign-off for Master Development/Site Plans - EPC (Form P2)	<input checked="" type="checkbox"/> Sketch Plat Review and Comment (Form S3)	
<input type="checkbox"/> Amendment to Infrastructure List (Form S3)	<input type="checkbox"/> Sketch Plan Review and Comment (Form S3)	
<input type="checkbox"/> Temporary Deferral of SW (Form S3)	<b>APPEAL</b>	
<input type="checkbox"/> Extension of IIA: Temp. Def. of SW (Form S3)	<input type="checkbox"/> Administrative Decision (Form A)	

**BRIEF DESCRIPTION OF REQUEST**

Home Remodeling. On the North East side of the existing home there will be a studio apartment; the bedroom and bathroom are part of the existing building, but the living room will be new construction measuring 250 sqft. On the south side of the existing home there will be an extensive addition which will include new master bedroom, new master bath, new bedroom #5, new half bath, new hall, new laundry all measuring 922 sqft.

**APPLICATION INFORMATION**

Applicant/Owner: Antonio Vega Ibarra and Olga I. Santana Hdz	Phone: 505 322 7589
Address: 205 Texas st. NE	Email: olgasantana160@gmail.com
City: Albuquerque	State: New Mexico
Professional/Agent (if any):	Zip: 87108
Address:	Phone:
City:	Email:
State:	Zip:
Proprietary Interest in Site:	List all owners:

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

Lot or Tract No.: 45, 46, 47 and 48	Block: 14	Unit: _____
Subdivision/Addition: 046 014 Mesa Verde	MRGCD Map No.:	UPC Code: 1019057369144419 02
Zone Atlas Page(s): K-19-Z	Existing Zoning: R-ML	Proposed Zoning: R-ML
# of Existing Lots: 4	# of Proposed Lots: 4	Total Area of Site (Acres): 0.3099

**LOCATION OF PROPERTY BY STREETS**

Site Address/Street: 205 Texas St NE Between: Tennessee and: Utah

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

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>[Signature]</i>	Date: 4-20-2023
Printed Name: Olga Inocencia Santana Hernández	<input checked="" type="checkbox"/> Applicant or <input type="checkbox"/> Agent

- \_\_\_ 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**

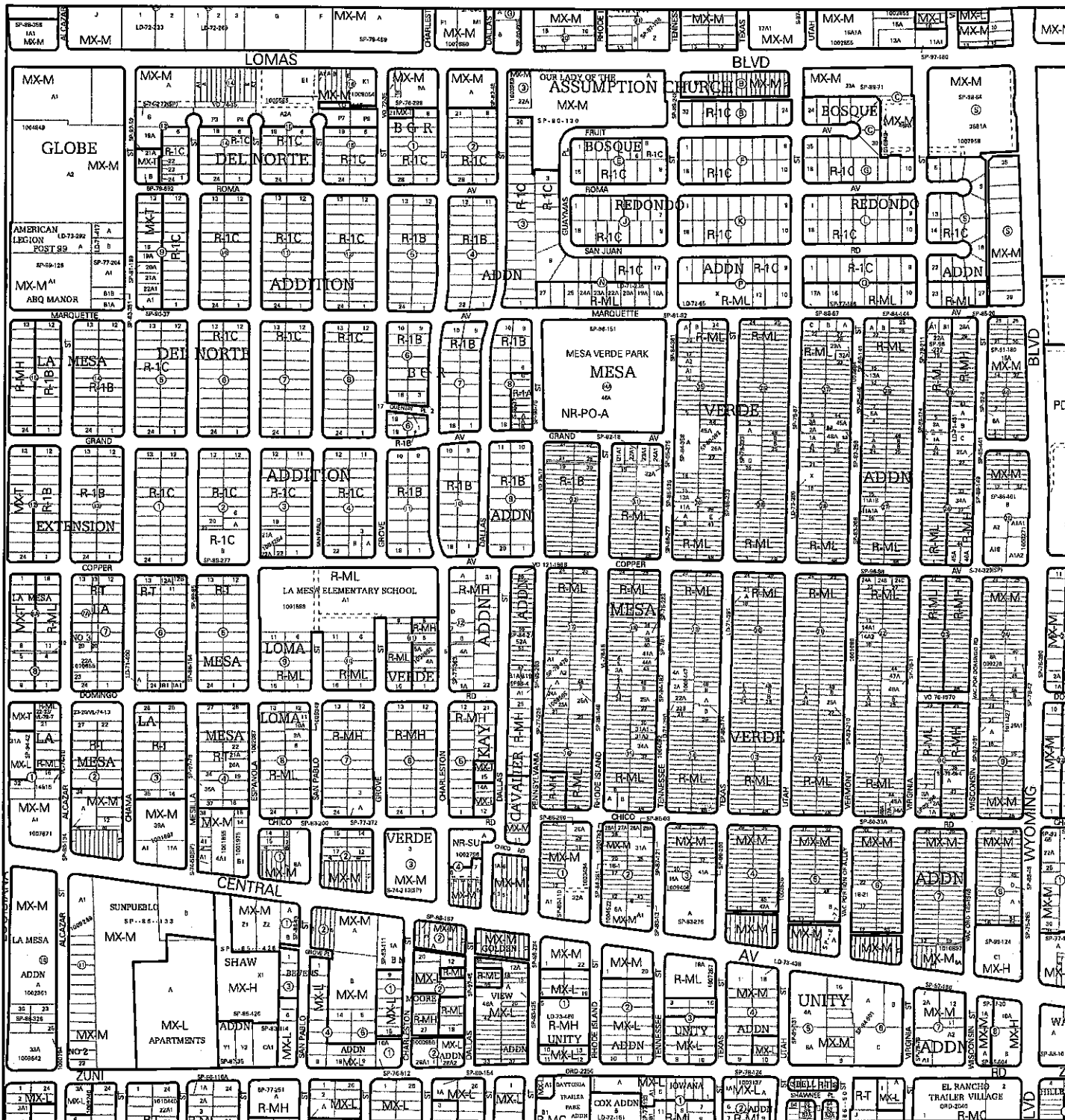
A Single PDF file of the complete application including all documents being submitted must be emailed to [PLNDRS@cabq.gov](mailto:PLNDRS@cabq.gov) prior to making a submittal. Zipped files or those over 9 MB cannot be delivered via email, in which case the PDF must be provided to City Staff using other 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) 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**

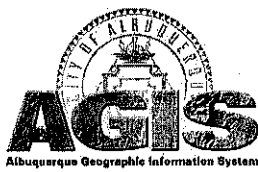
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- ✓ 1) DFT Application form completed, signed, and dated
- ✓ 2) Form S3 with all the submittal items checked/marked
- ✓ 3) Zone Atlas map with the entire site clearly outlined and labeled
- ✓ 5) Letter describing, explaining, and justifying the request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

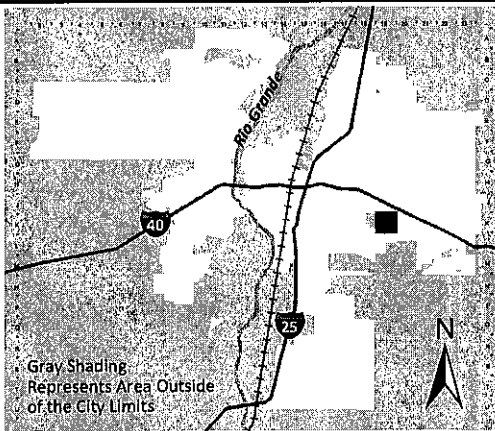


For more details about the Integrated Development Ordinance visit: <http://www.cbq.gov/planning/codes-policies-regulations/integrated-development-ordinance>

# 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).



Gray Shading Represents Area Outside of the City Limits

## Zone Atlas Page: K-19-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

To whom it may concern

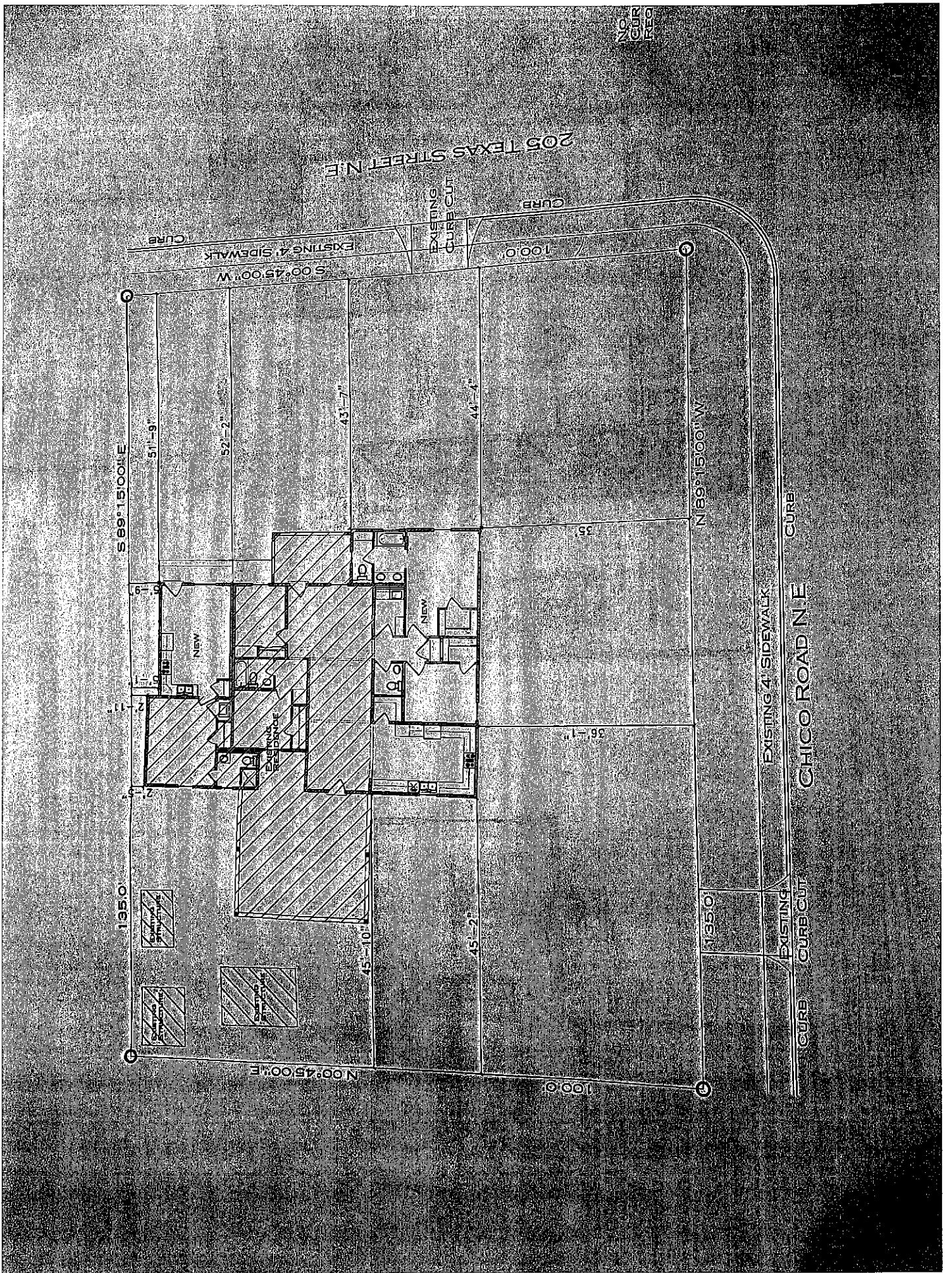
### Explaining and Justifying

The reason for this home remodel is to increase the living space for my family or six. The current living space is only 1155 sq ft which contains only two bedrooms and a half being too small for us. Part of the remodeling includes an adjacent studio apartment to the North of the existing house which we plan to rent to supplement my family's income.

### Description

On the North East side of the existing home there will be a studio apartment, the bedroom and the bathroom are part of the existing building, but the living room will be new construction measuring 250 sq ft.

On the south side of the existing home there will be an extensive addition which will include new master bedroom, new master bath, new bedroom # 5, new half bath, new laundry all measuring 922 sq ft

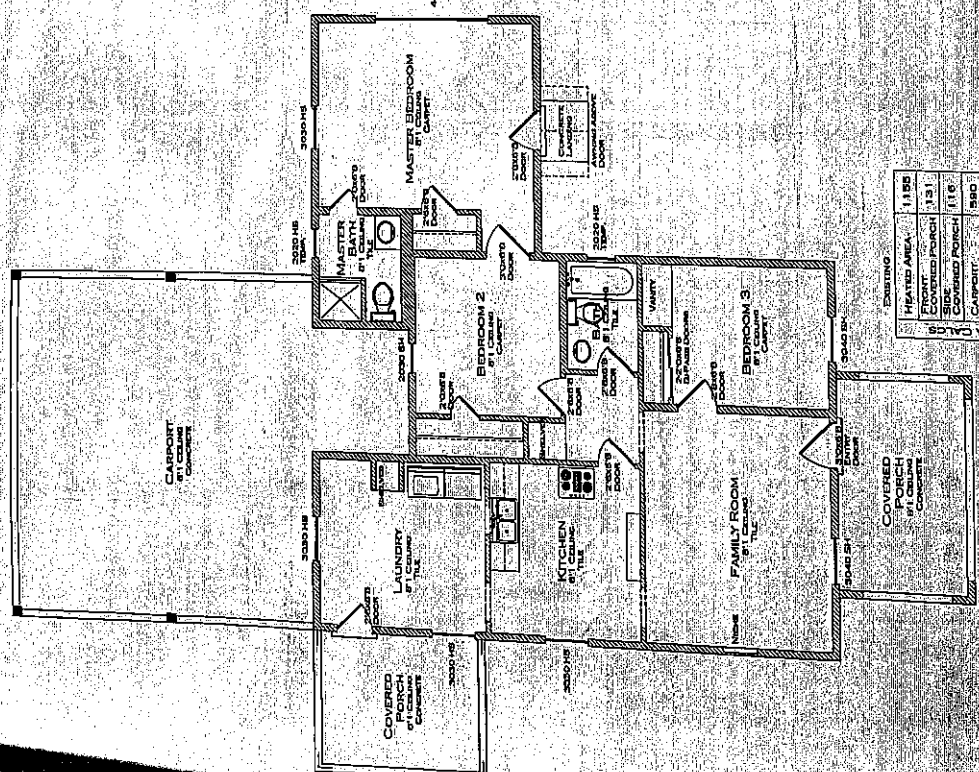
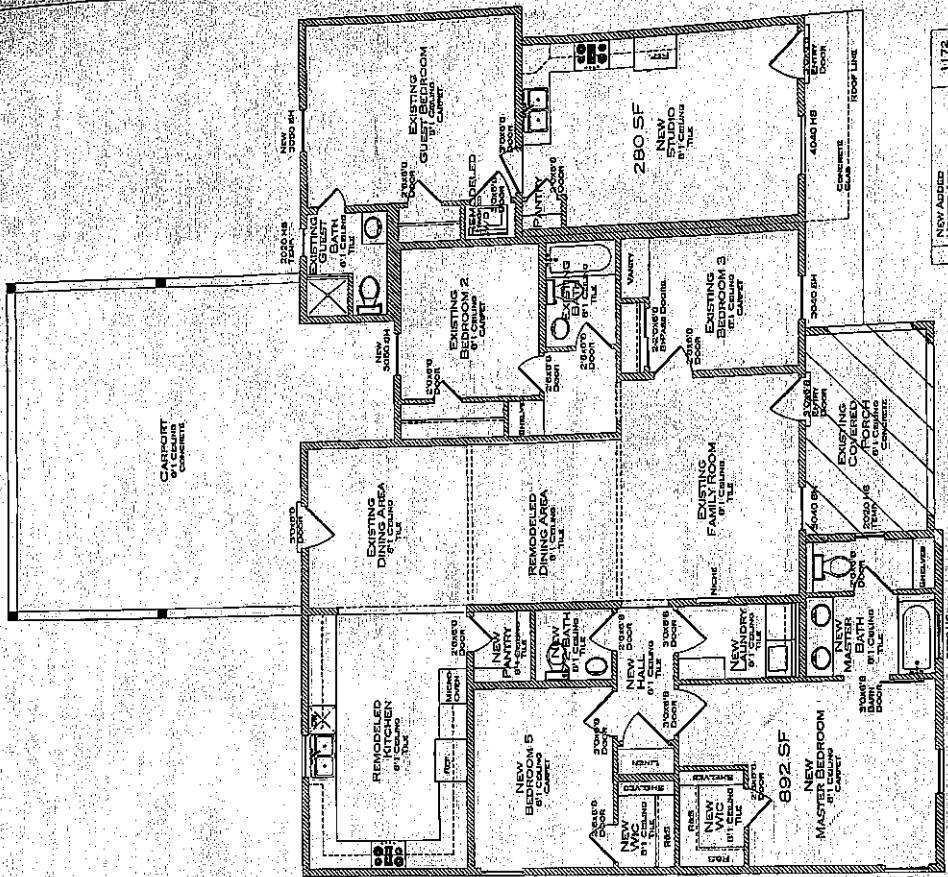




ALBUQUERQUE, NEW MEXICO

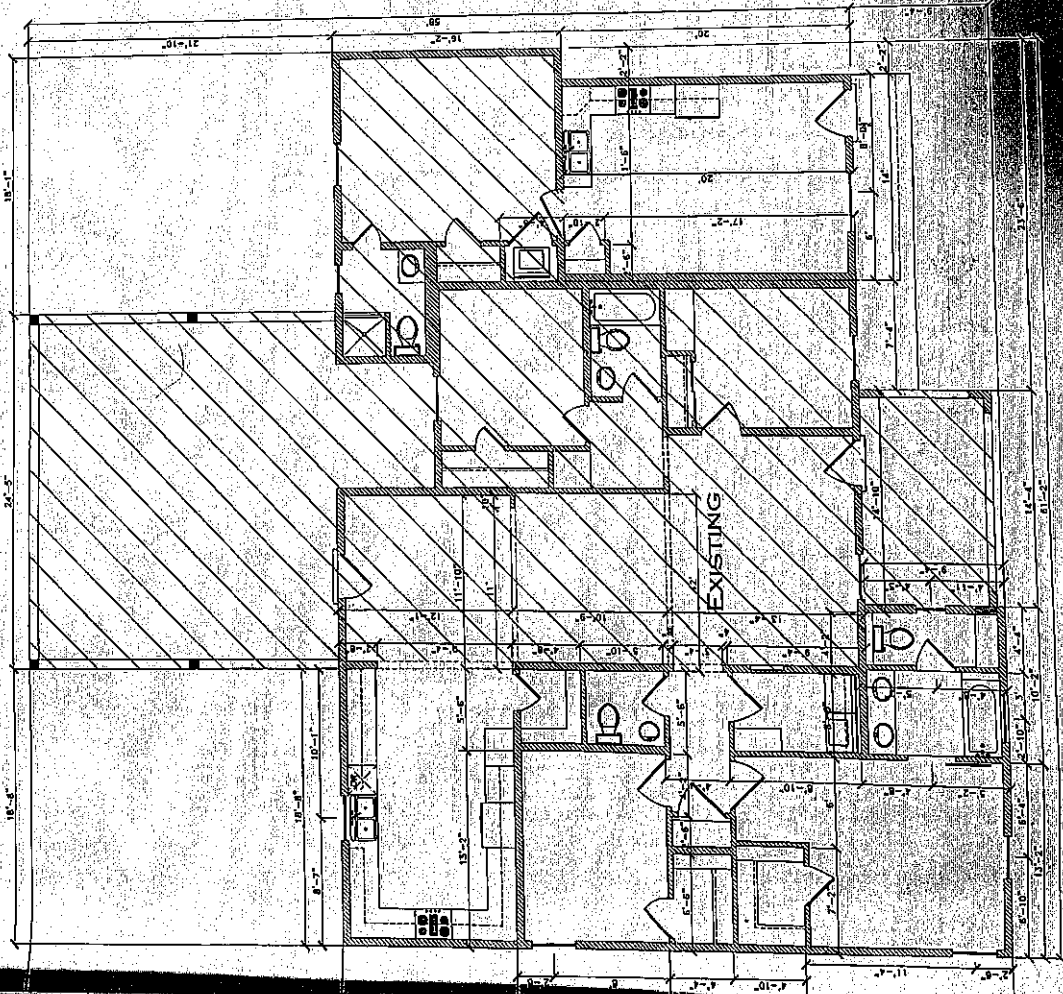
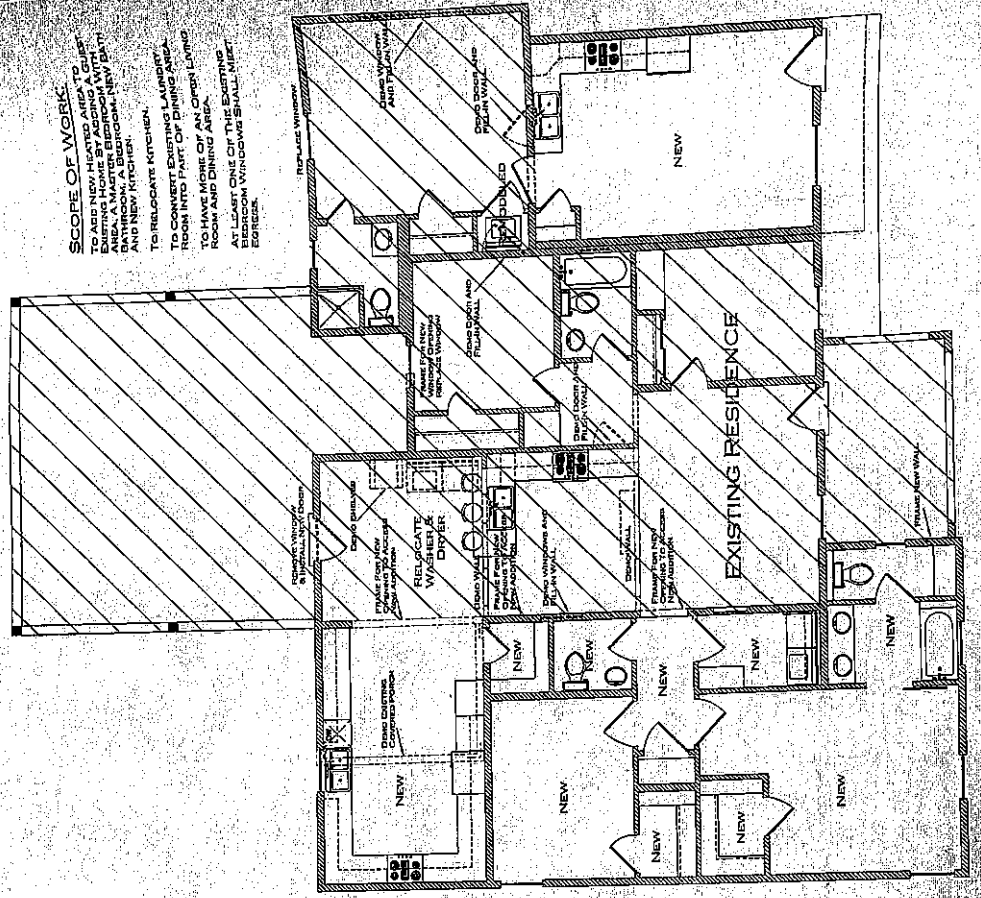
205 TEXAS ST - ADDITION

12/1  
3

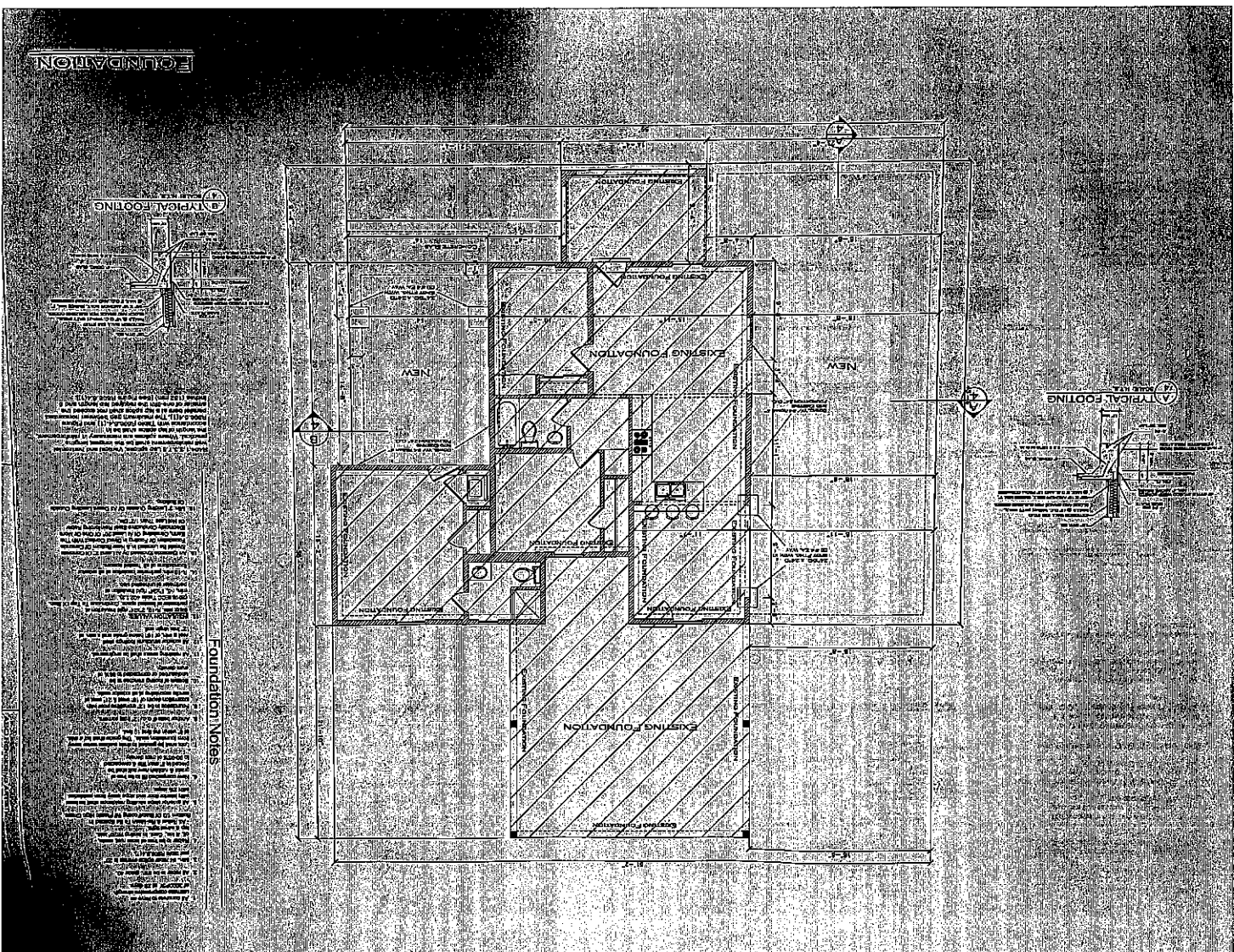


DEMO PLAN  
SCALE: 1/4" = 1'-0"

**SCOPE OF WORK:**  
TO DEMO EXISTING AREA A QUOTE TO QUOTE HOME BY ADDING NEW BATH AREA, A MASTER BEDROOM, NEW HALL AND NEW KITCHEN.  
TO RELOCATE KITCHEN.  
TO DEMO EXISTING LAUNDRY ROOM AND MOVE INTO PART OF Dining Room TO MAKE MORE OF AN OPEN LIVING ROOM AND DINING AREA.  
AT LEAST ONE OF THE EXISTING BEDROOM WINDOWS SHALL BE RELOCATED.



DIMENSIONS



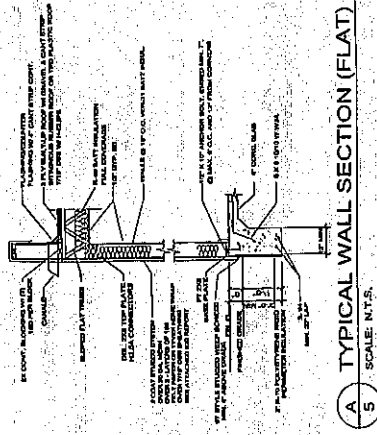
FOUNDATION

TYPICAL FOOTING

TYPICAL FOOTING

Foundation Notes

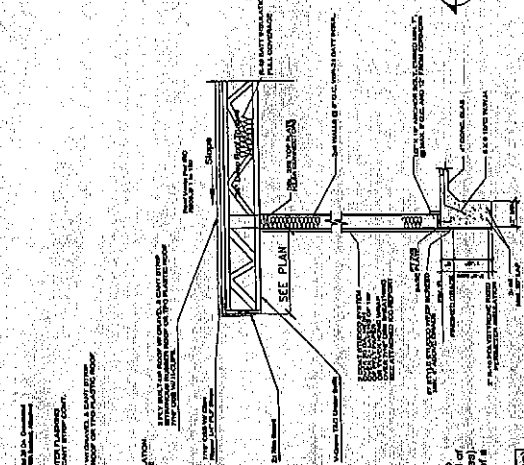




**A TYPICAL WALL SECTION (FLAT)**  
SCALE: N.T.S.

- Anchor internal bearing walls to concrete slab with 1" x 10" Anchor Bolt Embed Min. 7" @ Max. 6" O.C. And 12" Pipe Corners.
- Use Simpson or equal lagging ties and anchors at appropriate connections whether specifically indicated on plans or not.
- 4" cast surface must be used at intersections of roof surfaces and vertical wall surfaces. Flat roof applications only.
- Min. 1/2" Backing At Headers & Beams To 6" Width. All Headers & 1" x 4" Long Joists Shall Have Double Trimmers At Both Bearing Points.
- Roof sloping @ 2% O.C. in large metal clips.
- All Vents Leds To Be Nailed 12" O.C. With 4x4 Nails. All Member Iron Leds & 4 Member Trusses To Be Bolted 18" O.C. With 1/2" x 8" Bolts.
- All Peds In Direct Contact With Concrete Shall Have Post Base With Min. 1" Air Gap Or 1-1/2" Treaded Plate Rein For To Concrete With Post Nailed On Top.

**B TYPICAL Roof Truss To Exterior Wall Top Flute Connector (R2.5A)**



**Parapet Detail**  
SCALE: N.T.S.

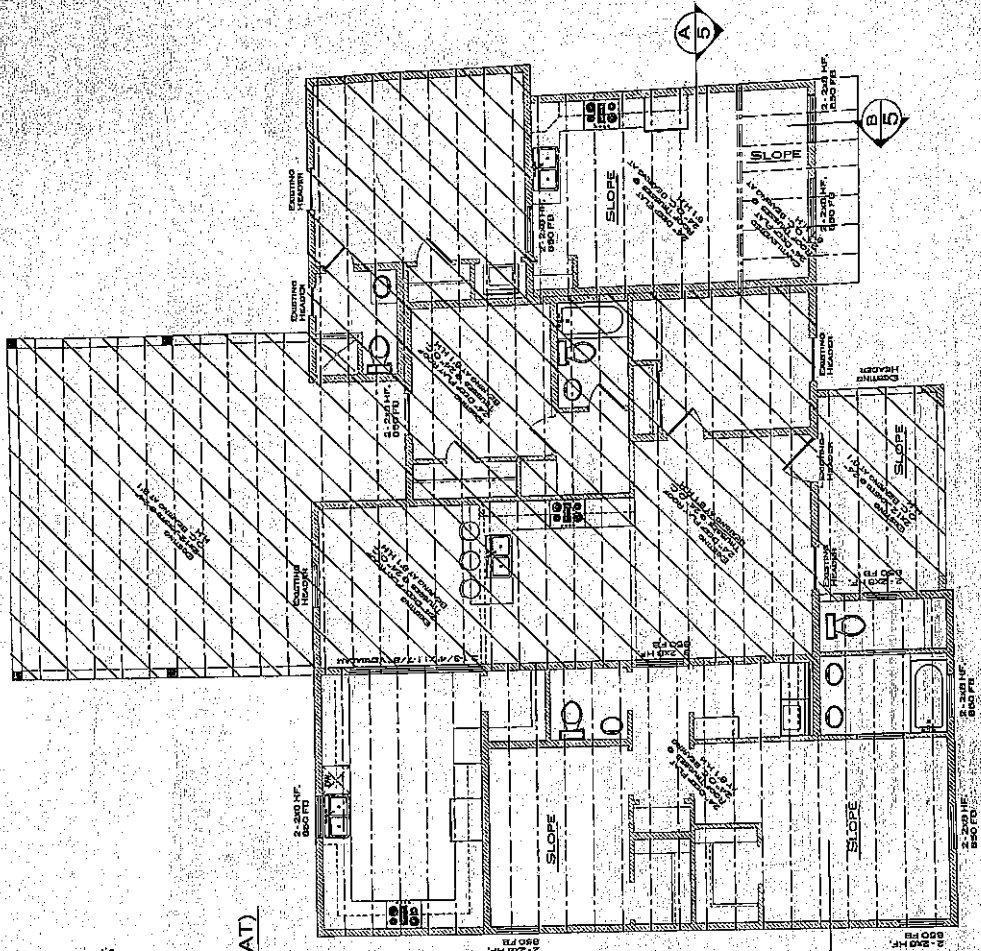


**TYPICAL CANTILEVERED WALL SECTION**  
SCALE: N.T.S.

**General Notes**

R202.7.5 Supports for headers. Headers shall be supported on each end by anchors in accordance with Table R202.7(1) or R202.7(2). The full-height stud adjacent to each end of the header shall be 16 inches x 10 (135 inches). The minimum number of full-height studs at each end of a header shall be in accordance with Table R202.7.6.

HEADER SPAN (FEET)	MAXIMUM STUD SPACING (INCHES)	PER TABLE FOOTING
< 3	16	24
4	1	1
4	2	2
8	3	2
12	5	3



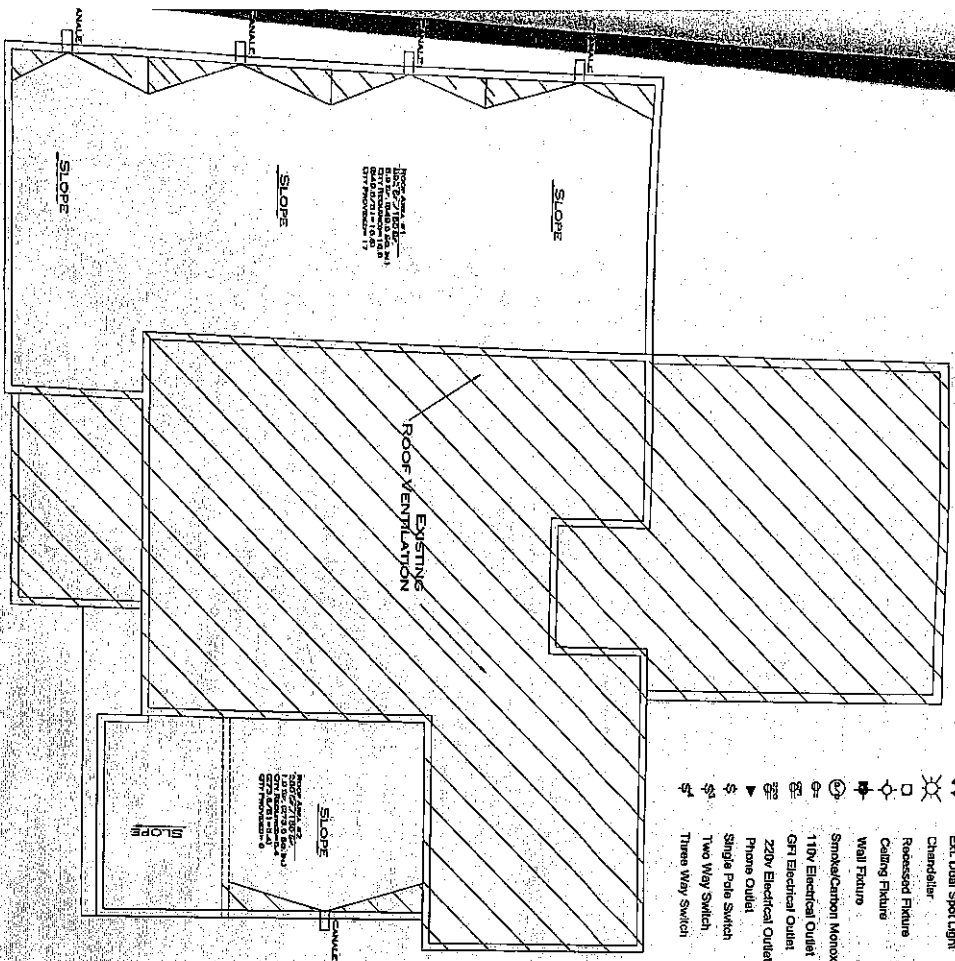
**FRAME**  
SCALE: 1/4" = 1'-0"

### Electrical Legend

- 1x4 fluorescent outlet & fixture
- Exhaust Fan
- Chandelier
- Ceiling Fan w/ Light
- Recessed Fixture
- WP Recessable
- Ceiling Fixture
- WP
- Wall Fixture
- Smoke/Carbon Monoxide Detector
- 110V Electrical Outlet
- 220V Electrical Outlet
- Phone Outlet
- Single Pole Switch
- Two Way Switch
- Three Way Switch
- Cable TV Take
- Pendant Light
- Water Proof Light Fixture

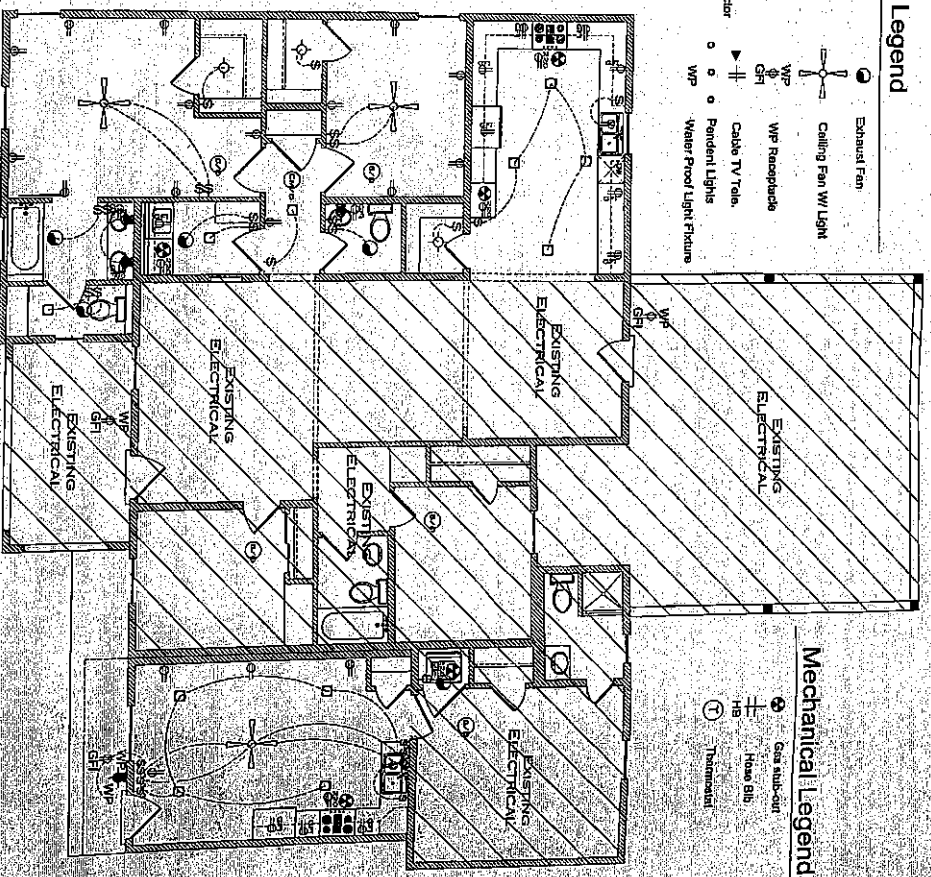
### Mechanical Legend

- Gas sub-out
- Room S/B
- Thermostat



INTAKE	3	5	
BRAND	GENERAL	OVERALL	NET FREE AREA
CIVIL INC.	SPECS.	SIZE (IN)	(SCL. IN.)
59	STUCCO	16X8	51
	VENT		

### ROOF VENTILATION

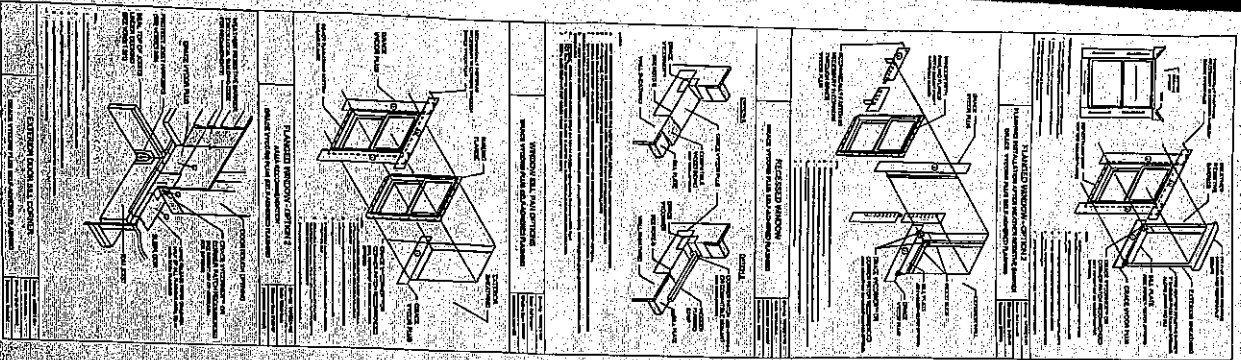


### Elec/Mech. Notes

1. Provide outlet in location shown Outside Storage Room.
2. Provide Smoke Alarm Inside & Outside Bedroom Down in Apartment Space.
3. Smoke Alarm Shall Be Located Not Less Than 3 Feet From Ceiling. Provide A Minimum Of 2" Opening Or A Minimum Free Area Equivalent To A 2" Opening. Minimum Required By Local Code.
4. All electric conductors to have carbon monoxide detector as well as smoke detector.
5. All conductors to be hard wired together.
6. Provide wires in PVC for rough work.
7. Provide water proof light fixture and outlet in outside storage room.
8. All outlets and switches shall be in accordance with local code.
9. Direction is this and locate panel and wiring.
10. All outlets to be 18" above finished floor.
11. Provide 4 wire panel cabinet through exterior wall.
12. 220V outlets for range and dryer.
13. Ground fault interrupters on all kitchen, bath, garage, entry and outside door outlets.
14. All low voltage signaling provisions shall be provided to a signaling equipment.
15. Provide 16' alarm system per requirements.

### ELECTRICAL

SCALE: 2/4" = 1'-0"



- GENERAL NOTES**
1. All work shall be in accordance with the specifications and drawings. The contractor shall be responsible for obtaining all necessary permits and approvals.
  2. The contractor shall maintain the site in a safe and sanitary condition at all times.
  3. All materials shall be of the highest quality and shall be approved by the architect.
  4. The contractor shall be responsible for the protection of existing work.
  5. All work shall be completed within the specified time frame.
  6. The contractor shall be responsible for the removal and disposal of all debris.
  7. All work shall be completed in accordance with the applicable building codes.
  8. The contractor shall be responsible for the safety of all workers and the public.
  9. All work shall be completed in accordance with the applicable environmental regulations.
  10. The contractor shall be responsible for the maintenance of all records.
  11. All work shall be completed in accordance with the applicable fire codes.
  12. The contractor shall be responsible for the protection of all utilities.

**Roofing, Flashings, Penetrations**

Roofing shall be in accordance with the specifications and drawings. The contractor shall be responsible for obtaining all necessary permits and approvals. All work shall be completed in accordance with the applicable building codes and environmental regulations.

