

POST EPC MEMORANDUM

TO: CABQ Development Facilitation Team (DFT)

FROM: Seth Tinkle, Planner & Megan Jones, Principal Planner

DATE: 3/28/24

RE: PR-2023-009209 SI-2023-014981- Major Amendment to Site Plan – EPC_6625 Bluewater Rd. NW

The agent (Kimley-Horn) for the Major Amendment to Site Plan at 6625 Bluewater Rd. NW has worked with Staff to fulfill post EPC requirements to meet Conditions of Approval, 1-10, for SI-2023-014981. See EPC Notice of Decision (NOD) dated 10/19/2023.

The applicant provided a letter which shall be included with the DFT submittal describing how each condition has been satisfied or will be met moving forward. Updated Site Plan drawings have been provided, which depict these conditions.

SI-2023-014981 – Site Plan – EPC 6625 Bluewater Rd. NW

1. Conditions 1 and 2 have been met or are agreed upon by the applicant. DFT Staff is responsible for reviewing that the Site Plan complies with all applicable City development standards and regulations, including the DPM before a building permit is issued.
2. Conditions 3 and 4 have been met. Parking lot lighting has been reduced to 18'-6" in height in accordance with CPO-2 regulations regarding Outdoor Lighting.
3. Condition 5 has been met. Proposed tree species are in compliance with the City of Albuquerque's Amended Pollen Ordinance (2004).
4. Condition 6 has been met. The approved Grading and Drainage Plan clearly identify the retention volume required for the increase in impervious area proposed by this plan.
5. Condition 7 has been met. A Request for Availability has been provided by the ABCWUA.
6. Condition 8 has been met. The agent has checked the Site Plan in regards to comments received by CEPTED and state that no revisions are required.
7. Condition 9 a and b have been met. The applicant has acknowledged that the developer shall be responsible for permanent improvements to the transportation facilities adjacent to the proposed development site plan, as required by the Development Facilitation Team. An approved Traffic Circulation Layout was acquired.
8. Condition 10 a and b have been met. The site plan was proved to the Solid Waste Management Department, who issued approval for access. The agent has checked that the site plan is to scale and includes the proposed refuse plan for the addition to this site.

Kimley Horn, Agent for Amerace Corporation, has satisfied all Conditions for NOD dated October 19, 2023. The DFT can move forward with reviewing the Site Plan approved by the EPC.

Megan Jones, Principal Planner
Current Planning, Urban Design & Development
City of Albuquerque Planning Department

