



Effective 12/15/2022

Please check the appropriate box(es) and refer to supplemental forms for submittal requirements. All fees must be paid at the time of application.

MISCELLANEOUS APPLICATIONS		<input type="checkbox"/> Extension of Infrastructure List or IIA (Form S3)
<input type="checkbox"/> Site Plan Administrative DFT (Forms P & P2)	PRE-APPLICATIONS	
<input type="checkbox"/> Final EPC Sign-off for Master Development/Site Plans - EPC (Form P2)	<input type="checkbox"/> Sketch Plat Review and Comment (Form S3)	
<input type="checkbox"/> Amendment to Infrastructure List (Form S3)	<input checked="" type="checkbox"/> Sketch Plan Review and Comment (Form S3)	
<input type="checkbox"/> Temporary Deferral of S/W (Form S3)	APPEAL	
<input type="checkbox"/> Extension of IIA; Temp. Def. of S/W (Form S3)	<input type="checkbox"/> Administrative Decision (Form A)	
BRIEF DESCRIPTION OF REQUEST		
Request parcel 101005624825920306 (3821 Tower Rd SW) from the Roybal Family Trust request which is 1.15 acres in size, to be split in half to 0.575 acre each for the purpose of selling the lot adjacent to Tower Rd to Joseph & Christina Gonzales. The remaining lot will remain in the Roybal Family Trust.		
APPLICATION INFORMATION		
Applicant/Owner: Roybal Family Trust (Glenn & Audrey Roybal - Trustees)		Phone: (505)239-8101
Address: 715 Navarra Way SE		Email: glennroybal@gmail.com
City: Albuquerque	State: New Mexico	Zip: 87123
Professional/Agent (if any): N/A		Phone:
Address:		Email:
City:	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.: See attached sheet		Block: Unit:
Subdivision/Addition:		MRGCD Map No.: UPC Code: 101005624825920306
Zone Atlas Page(s):	Existing Zoning:	Proposed Zoning
# of Existing Lots: one	# of Proposed Lots: two	Total Area of Site (Acres): 1.15
LOCATION OF PROPERTY BY STREETS		
Site Address/Street: 3821 Tower Rd SW	Between: Tower Rd SW	and: 75th SW
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 set in the required notice was complete, true, and accurate to the extent of my knowledge.		
Signature: <i>Glenn G. Roybal</i>		Date: 19 April 2024
Printed Name: Glenn G. Roybal		<input checked="" type="checkbox"/> Applicant or <input type="checkbox"/> Agent

SITE INFORMATION

Parcel V:

Lot NUMBERED B-FOUR (B-4) of the Replat of Lot B in Unit No. Three, TOWN OF ATRISCO GRANT, as the same is shown and designated on the plat thereof filed in the office of the County Clerk of Bernalillo County, New Mexico on May 17, 1982.

- ___ 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 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

A Single PDF file of the complete application including all 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 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
- ✓ 5) Letter describing, explaining, and justifying the request
- ✓ 6) Scale drawing of the proposed subdivision plat or Site Plan
- N/A 7) Site sketch with measurements showing structures, parking, building setbacks, adjacent rights-of-way, and street improvements, if there is any existing land use



5/17/23	<p>This information is for reference only. Bernalillo County assumes no liability for errors associated with the use of these data. Users are solely responsible for confirming data accuracy when necessary. For current information visit http://www.bermco.gov/planning/gis.aspx.</p>	Notes
	<p>0 922.78 1,845.6 Feet</p>	

City of Albuquerque
Planning Department

To whom it may concern

Respectfully request parcel 101005624825920306 (3821 Tower Rd SW) which is a vacant lot from the Roybal Family Trust to be split in half. This parcel is 1.15 acres in size and is located north of Tower Road SW and east of 75th St SW. The purpose of splitting this parcel in half is to sell the lot adjacent to Tower RD SW to Joseph & Christina Gonzales, who made contact with me about purchasing the full 1.15 acres lot however they can't find the financing to purchase the full lot. During discussions with the Gonzales, it was determined that they could afford the smaller lot and this is the reason for the lot split.

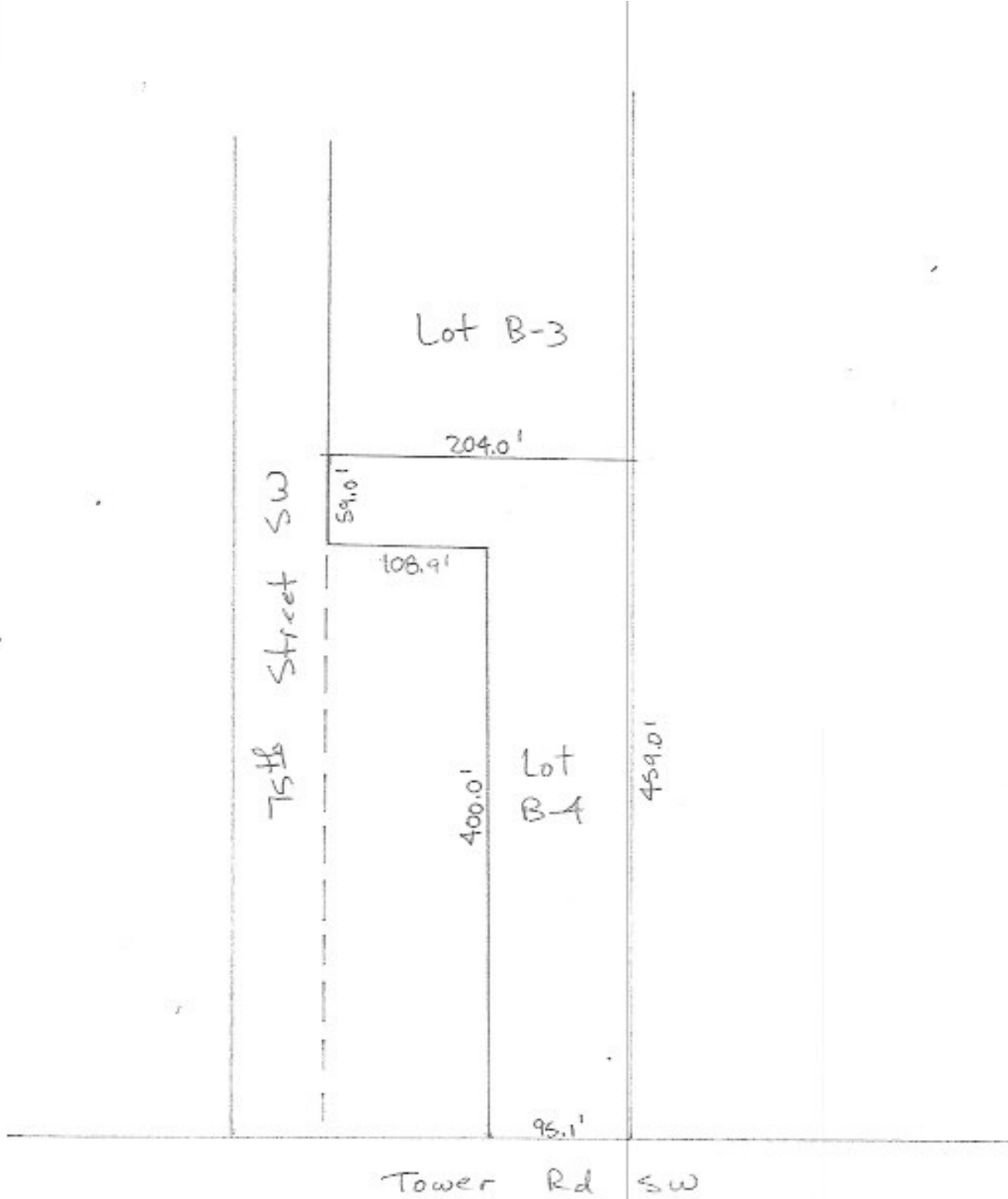
All utilities, water, sewer, and gas are available to the lot and the plan for the Gonzales is to purchase the lot and have a manufactured house for the lot.

Respectfully

Glenn & Audrey Roybal



Handwritten signatures of Glenn and Audrey Roybal. The signature for Glenn Roybal is written above the signature for Audrey Y. Roybal.



Site Plan

Scale 1" = 100'-0"

Search Maps Cancel

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Albuquerque · United States

Palace of Tears · Berlin

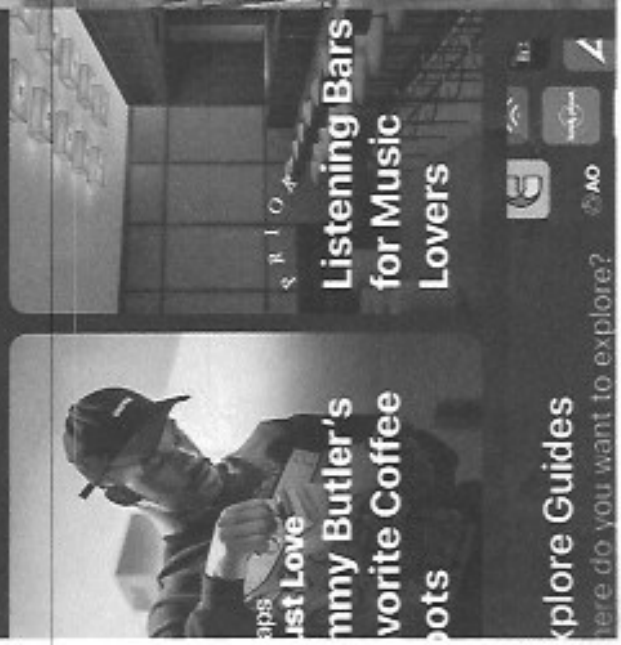
Friedrichstrasse train station · B...

Nearby

Breakfast Transit Static

Fast Food Coffee Shop:

Places We Love



Jimmy Butler's favorite coffee spots

Listening Bars for Music Lovers

Explore Guides
Where do you want to explore?

EUCARIZ AVE SW

ARIZ AVE SW

STINSON ST SW

75TH ST SW

TOWER RD SW

TOWER RD SW

TOWER RD SW



SP 04-22-776
Zone Atlas L-10-2

82 25952

REPLAT OF

LOT B IN TRACT 2
UNIT NO. THREE

Plat No. SP-82-129

Approved 5-17-82

J. P. [Signature]
Planning Director
City of Albuquerque

TOWN OF ATRISCO GRANT
BERNALILLO COUNTY, NEW MEXICO

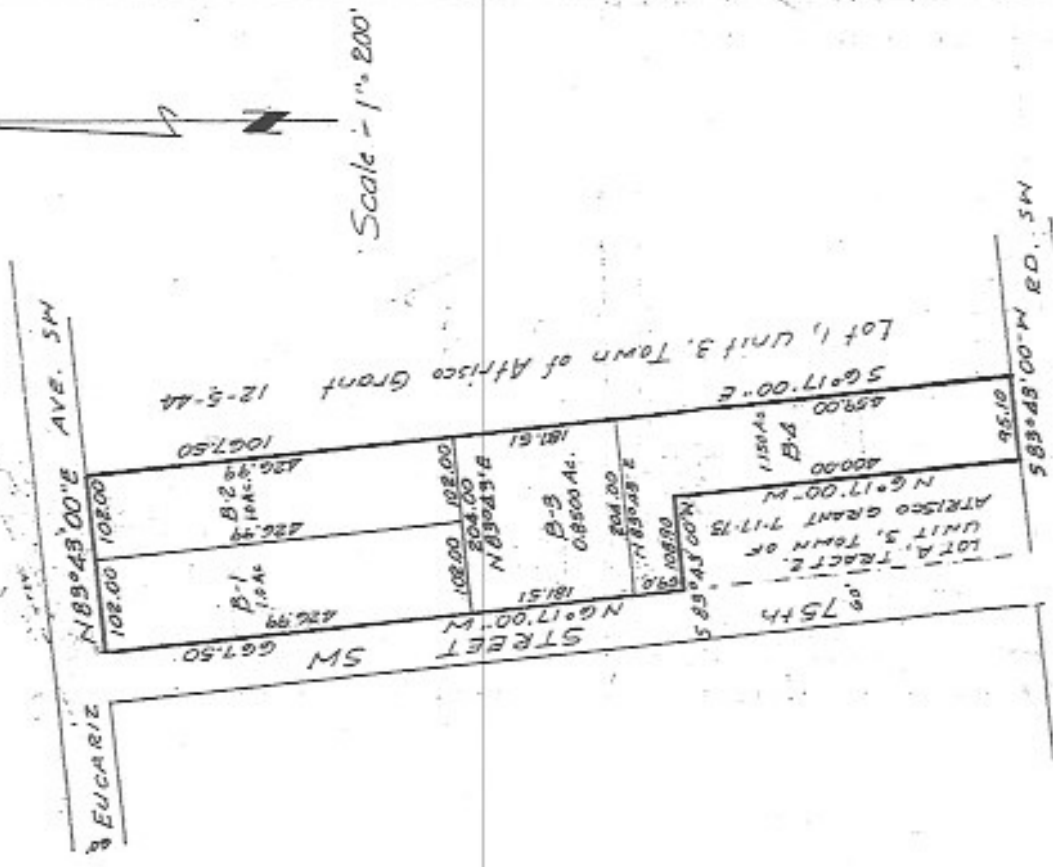
APRIL 22, 1982

State of New Mexico }
County of Bernalillo } SS
This instrument was filed for record
on

2:40 MAY 17 1982

[Signature], Clerk & Recorder
Deputy Clerk

NOTES:
Property corners staked with rebar.
Bearings based on Plat of Tract 2, Unit 3
Town of Atrisco Grant, filed 7-17-1973.



B19.171

B19.171

A certain parcel of land situate in Section 27, Township 10 North, Range 2 East, New Mexico Principal Meridian, and being identified as Lot 1 in Tract Two (2) in Unit No. Three, Town of Atrisco Grant, Bernalillo County, New Mexico, as the same is shown and designated on the plat thereof filed in the office of the County Clerk of Bernalillo County, New Mexico, on July 17, 1973.

Platted as shown hereon and comprising Lots B-1, B-2, B-3 and B-4 in Tract 2 of Unit No. Three, TOWN OF ATRISCO GRANT, Bernalillo County, New Mexico, as shown hereon is with the free consent of and in accordance with the wishes and desires of the undersigned owners and proprietors thereof.

Frank Magueta OWNER

STATE OF NEW MEXICO) SS
COUNTY OF BERNALILLO)

On this 6 day of May, 1982, the foregoing instrument was acknowledged before me.

My commission expires 7 Sept 1984
Oliver Trujillo Notary Public



I, Oliver Trujillo, a New Mexico Registered Land Surveyor, do hereby certify that the plat shown hereon was prepared by me or under my direct supervision, meets the minimum requirements of the Albuquerque Subdivision Ordinance, shows all easements of record and is true and correct to the best of my knowledge and belief.

Oliver Trujillo
Oliver Trujillo
N.M.L.S. No. 6937

FRANK G. BENAVIDEZ, SURVEYOR
2035 Isleta Blvd SW
Albuquerque, NM
984-1623 or 873-2161

Vicinity Map No Scale

B19.171

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