



PLAN SNAPSHOT REPORT PA-2025-00167 FOR CITY OF ALBUQUERQUE

Plan Type: Pre-Application Review **Project:** PR-2024-010456 (PR-2024-010456) **App Date:** 06/07/2025
Work Class: Sketch Plan **District:** City of Albuquerque **Exp Date:** 12/04/2025
Status: Fees Paid **Square Feet:** 0.00 **Completed:** NOT COMPLETED
Valuation: \$0.00 **Assigned To:** **Approval**
Description: Create One Lot from 3 Existing City Lots. **Expire Date:**

Parcel: 101405643237612803	Address: 611 Trumbull Ave Se Albuquerque, NM 87102	Zone:
101405642337612801	1424 Edith Ave Se Albuquerque, NM 87102	
101405642838612814	1424 Edith Blvd Se Albuquerque, NM 87102	
101405642837612802	1414 Edith Blvd Se Albuquerque, NM 87102	
101405642838112815	1424 Edith Blvd Se Albuquerque, NM 87102	
Main	1416 Edith Blvd Se Albuquerque, NM 87102	

Applicant
Juanita Garcia
P.O. Box 7857
Albuquerque, NM 87194
Business: (505) 362-8903

Surveyor
WAYJOHN SURVEYING, INC
WAYJOHN SURVEYING, INC
1609 2ND ST NW
ALBUQUERQUE, NM 87102
Business: (505) 255-2052

Plan Custom Fields

Existing Project Number	PR-2024-010456	Existing Zoning	MX-L - Mixed-Use - Low Intensity	Number of Existing Lots	3
Number of Proposed Lots	1	Total Area of Site in Acres	0.489	Site Address/Street	1414-1424 Edith Blvd SE
Site Location Located Between Streets	Trumbull Ave SE and Avenida Cesar Chavez SE	Case History	PS-2024-00100	Do you request an interpreter for the hearing?	No
Square Footage of Existing Buildings	0	Square Footage of Proposed Buildings	0	Lot and/or Tract Number	11, 12, 10
Block Number	36	Subdivision Name and/or Unit Number	EASTERN ADDN	Legal Description	* 010 036EASTERN ADD, * 012 036EASTERN ADD E 28FT OF W85FT L 12, * 011 036EASTERN ADD, * 012 036EASTERN ADD W 57FT L12, * 012 036EASTERN ADD E 57FT L 12
Existing Zone District	MX-L	Zone Atlas Page(s)	L-14	Acreage	0.1607, 0.0442, 0.1607, 0.0694, 0.0694
Calculated Acreage	0.17032461, 0.06452425, 0.18083012, 0.06435127, 0.06549625	Council District	2	Community Planning Area(s)	Central ABQ
Development Area(s)	Change	Current Land Use(s)	01 Low-density Residential, 17 Community	IDO Use Development Standards Name	Railroad and Spur Small Area
IDO Use Development Standards Subsection	Cumulative Impacts (5-2)	IDO Use Specific Standards Name	South Broadway Small Area, South Broadway		Small Area, Railroad and Spur Small Area, Railroad and Spur Small Area

PLAN SNAPSHOT REPORT (PA-2025-00167)

IDO Use Specific Standards Subsection	Paid Parking Lot or Parking Structure (Prohibitions) (4-3(D)), Dwelling Unit, Accessory (C) (4-3(F)), Commercial Uses (various) (4-3(D)), Industrial Uses (various) (4-3(E))	Metropolitan Redevelopment Area(s)	South Broadway	IDO Administration & Enforcement Name	Railroad and Spur Small Area
IDO Administration & Enforcement Subsection	Cumulative Impacts Analysis Requirements (6-4), Site Plan – EPC (6-6)	Pre-IDO Zoning District SU-2		Pre-IDO Zoning Description	NCR
FEMA Flood Zone	X	Total Number of Dwelling Units	0	Total Gross Square Footage2	0
Total Gross Square Footage4	0	Total Gross Square Footage	0	Total Gross Square Footage3	0

Attachment File Name	Added On	Added By	Attachment Group	Notes
Signature_Juanita_Garcia_6/7/2025.jpg	06/07/2025 13:38	Garcia, Juanita		Uploaded via CSS

Invoice No.	Fee	Fee Amount	Amount Paid
INV-00026484	Technology Fee	\$3.50	\$3.50
	Sketch Plat/Plan Fee	\$50.00	\$50.00
Total for Invoice INV-00026484		\$53.50	\$53.50
Grand Total for Plan		\$53.50	\$53.50

Meeting Type	Location	Scheduled Date	Subject
DFT Meeting v.1	Zoom	06/18/2025	DFT

Workflow Step / Action Name	Action Type	Start Date	End Date
Application Screening v.1		06/09/2025 12:01	06/09/2025 12:14
Associate Project Number v.1	Generic Action		06/09/2025 12:01
DFT Meeting v.1	Hold Meeting	06/09/2025 12:13	06/09/2025 12:14
Screen for Completeness v.1	Generic Action		06/09/2025 12:14
Verify Payment v.1	Generic Action		06/09/2025 12:14
Application Review v.1			
Sketch Plat/Plan Review v.1	Receive Submittal		
DFT Comments Submittal v.1	Generic Action		



June 9, 2025

Development Facilitation Team
City of Albuquerque, Planning Department
600 2nd Street NW, Albuquerque NM 87102

Development Facilitation Team:

JAG Planning & Zoning, agent for Shiloh Missionary Baptist Church, respectfully requests your review of a proposed Sketch Plat Application for the location of 608 Avenida Cesar Chavez SE, legally described as **Lots 10 through 12, Block 36, Eastern Addition**, containing approximately .4890 acres. The site is not within an Overlay Zone, as identified within the Integrated Development Ordinance (IDO).

The applicant intends to combine three lots to create one lot as shown on the plat. The proposed legal descriptions for new Lot will be **Lot 12-A, Block 36, Eastern Addition**.

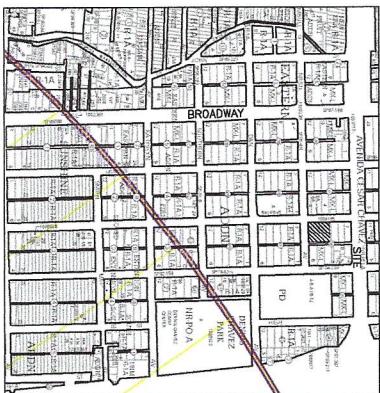
Thank you for your consideration on this matter. I can be reached at (505) 362-8903 or at jag@jagpandz.com.

Sincerely,

Juanita Garcia
Principal

JAG Planning and Zoning, LLC

VICINITY MAP (L-14) NO SCALE



PURPOSE OF PLAT
This plat has been prepared for the purpose of creating one lot from three existing lots.

NOTES

- Bearings shown on this plat are New Mexico State Plane Grid, Central Zone, NAD 83.
- Perimeter distances are field measurements made on the ground.
- Monuments recovered and accepted or re-set are noted on inscribed plat.
- No property within the area of requested plat shall at any time be subject to a deed restriction, covenant, or binding agreement prohibiting sale or collection from being installed on buildings or erected on the lot or parcels within the area of proposed plat. The foregoing requirement shall be a condition to approval of this plat.
- The subject properties (see above hereon) appear to lie within Zone X (Area of minimum flood hazard and determined to be outside the 1% annual chance floodplain) as shown on the National Flood Insurance Program Flood Insurance Rate Map Number 3500100346 Revised September 26, 2008.

PUBLIC UTILITY EASEMENTS

Public Utility Easements shown on this plat are granted for the common and joint use of:
A. Public Service Company of New Mexico ("PNU"), a New Mexico corporation, (PNU Electric) for installation, maintenance, and service of overhead and underground electrical lines, transformers, and other equipment and related facilities reasonably necessary to provide electrical services.
B. New Mexico Gas Company for installation, maintenance, and service of natural gas lines, valves and other equipment and related facilities reasonably necessary to provide gas service.
C. Qwest Corporation d/b/a CenturyLink, QC for the installation, maintenance, and service of such lines, cable, and other related equipment and facilities reasonably necessary to provide communication services.
D. Cable television service.
E. Public utility easements for installation, maintenance, and service of such lines, cable, and other related facilities reasonably necessary to provide cable services.
Included, is the right to build, rebuild, construct, reconstruct, locate, relocate, change, remove, replace, modify, renew, operate and maintain facilities for purposes described above, together with free access to, from, and over said easements, with the right and power to dig, bore, drill, pierce, cut, trench, excavate, and otherwise enter the land and the right to use the land to utilize the right of way and easement to extend services to customers of Grantee, including sufficient working area space for electric transformers, with the right and privilege to trim and remove trees, shrubs or bushes which interfere with the purposes set forth herein. No building, structure, or other improvement shall be erected or constructed on said easements, nor shall any well be drilled or operated thereon. Property owners shall be solely responsible for correcting any violations of National Electrical Safety Code by construction of pools, decking, or any structures adjacent to or near easements shown on this plat.
Easements shown on this plat:
1. Electric transformer/switchgear doors and five (5) feet on each side.
2. Electric transformer/switchgear doors and five (5) feet on each side.
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FOR BERNALILLO COUNTY MEASUREMENTS OFFICE USE ONLY
THIS IS TO CERTIFY THAT THESE ARE CURRENT AND PAID ON
UNIFORM 1014664230712902, 1014664230712903, 1014664230712904
PROPERTY OWNER OF RECORD:
STITCH MASONRY BAPTIST CHURCH
BERNALILLO COUNTY MEASUREMENTS OFFICE

COUNTY CLERK RECORDING LABEL HERE

SURVEY LEGAL DESCRIPTION

Lots numbered Ten (10), Eleven (11), and Twelve (12), in Block numbered Thirty-six (36), EASTERN ADDITION to the City of Albuquerque, New Mexico, as the same is shown and designated on the Map of said Addition, filed in the office of the Probate Clerk and Ex-Officio Recorder of Bernalillo County, New Mexico, on May 31, 1892, in Plat Book C-1, folio 1711.

FREE CONSENT

The granting of the property as described above is with the free consent and in accordance with the desire of the undersigned owner(s), said owner(s) warrant(s) that they hold complete and undivided title in fee simple to the land described.

Authorized Representative of Stitch Masonry Baptist Church

ACKNOWLEDGMENT
STATE OF NEW MEXICO
COUNTY OF BERNALILLO

On this _____ day of _____, 2025, the foregoing instrument was acknowledged by:
Authorized Representative of Stitch Masonry Baptist Church.

My Commission expires _____

Notary Public

PLAT OF
LOT 12-A, BLOCK 36
EASTERN ADDITION

A REPLAT OF THE LOTS 10, 11, & 12
BLOCK 36, EASTERN ADDITION
WITHIN PROJECTED SECTION 29, T. 10 N., R. 3 E., N.M.P.M.
TOWN OF ALBUQUERQUE GRANT
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
MAY 2025

PROJECT NUMBER: _____

Application Number: _____

Utility Company Approvals:

PNU Electric Services

New Mexico Gas Company

Qwest Corporation D/B/A CenturyLink QC

Consent:

City Approvals:

City Surveyor

Hydrology

Traffic Engineering, Transportation Division

ABQWA

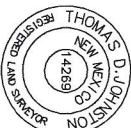
Parks and Recreation Department

AMTCA

City Engineering

Code Enforcement

Planning Department



SURVEYOR'S CERTIFICATE
I, _____, licensed as a Professional Surveyor, under the laws of the State of New Mexico, do hereby certify that this plat was prepared by me or under my supervision, that I am responsible for this plat, that it shows all easements of the recorded plat and mode known to me by the title company, utility companies or by other sources. Subsequent Ordinances, and meets the Minimum Standards for Land Surveys as adopted by the New Mexico State Board of Licensure for Professional Engineers and Surveyors, effective March 12, 2022 and is true and correct to the best of my knowledge and belief.

Thomas D. Johnston, N.M.P.S. No. 14289

Date

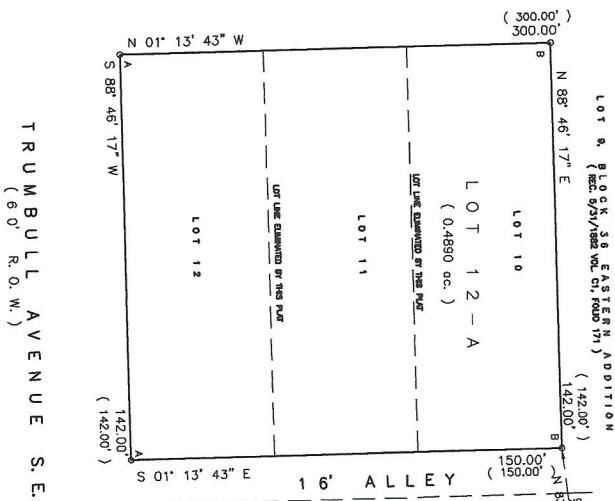
INSURE PREPARATION FOR COUNTY CLERK
OWNER: STITCH MASONRY BAPTIST CHURCH
DRAWN: L J P
CHECKED: T D J
SP10124.DWG
27 MAY 2025
SHEET 1 OF 2

COUNTY CLERK RECORDING LABEL HERE

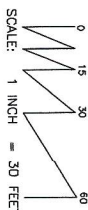
PLAT OF
LOT 12-A, BLOCK 36
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A REPLAT OF THE LOTS 10, 11, & 12
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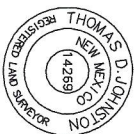
EDITH BOULEVARD S. E.
(60' R. O. W.)



ACS MONUMENT 1.25, 28"
O = 1.250816, 0.03 US SURVEY FOOT
Ground-to-gnd: 0.999978539
Mapping: Airphoto Zone 12D
MAGNETIC ZONE 12D 83



A: SET #4 REBAR WITH CAP "WAYJOHN PS 14269"
B: SET PK NAIL AND DISK "WAYJOHN PS 14269"



1609 2ND STREET NW
ALBUQUERQUE, N.M. 87102
PHONE: (505) 255-2052 FAX: (505) 255-2887

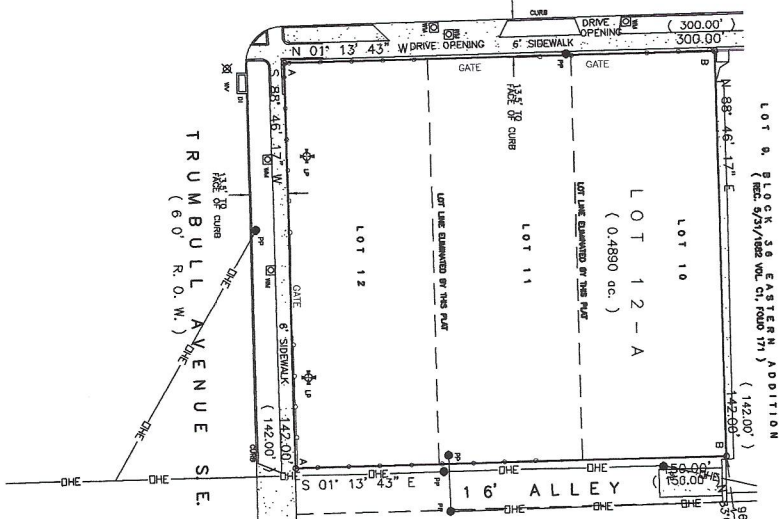
INDICING INFORMATION FOR COUNTY CLERK	DRAWN: L J P	SCALE: 1" = 30'	FILE NO.
OWNER: SHILOH MISSIONARY BAPTIST CHURCH	CHECKED: T D J		SP-1-01-2024
LOCATION: SECTION 29, T10N, R3E	DRAWING NO. SP10124.DWG		27 MAY 2025 SHEET 2 OF 2
SUBDIVISION: DEDITION			

EXISTING CONDITIONS AND SIDEWALK EXHIBIT

COUNTY CLERK RECORDING LABEL HERE

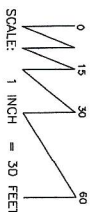
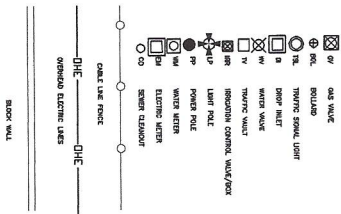
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TOWN OF ALBUQUERQUE GRANT
ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO
MAY 2025

EDITH BOULEVARD S. E.
(60' R. O. W.)

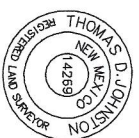


ACS MONUMENT 1" = 30'
G.S. 14269
Ground-to-ground: 0.0732, 0.053
G.S. 14269
N.M.S.P. CENTRAL ZONE NAD 83

LEGEND

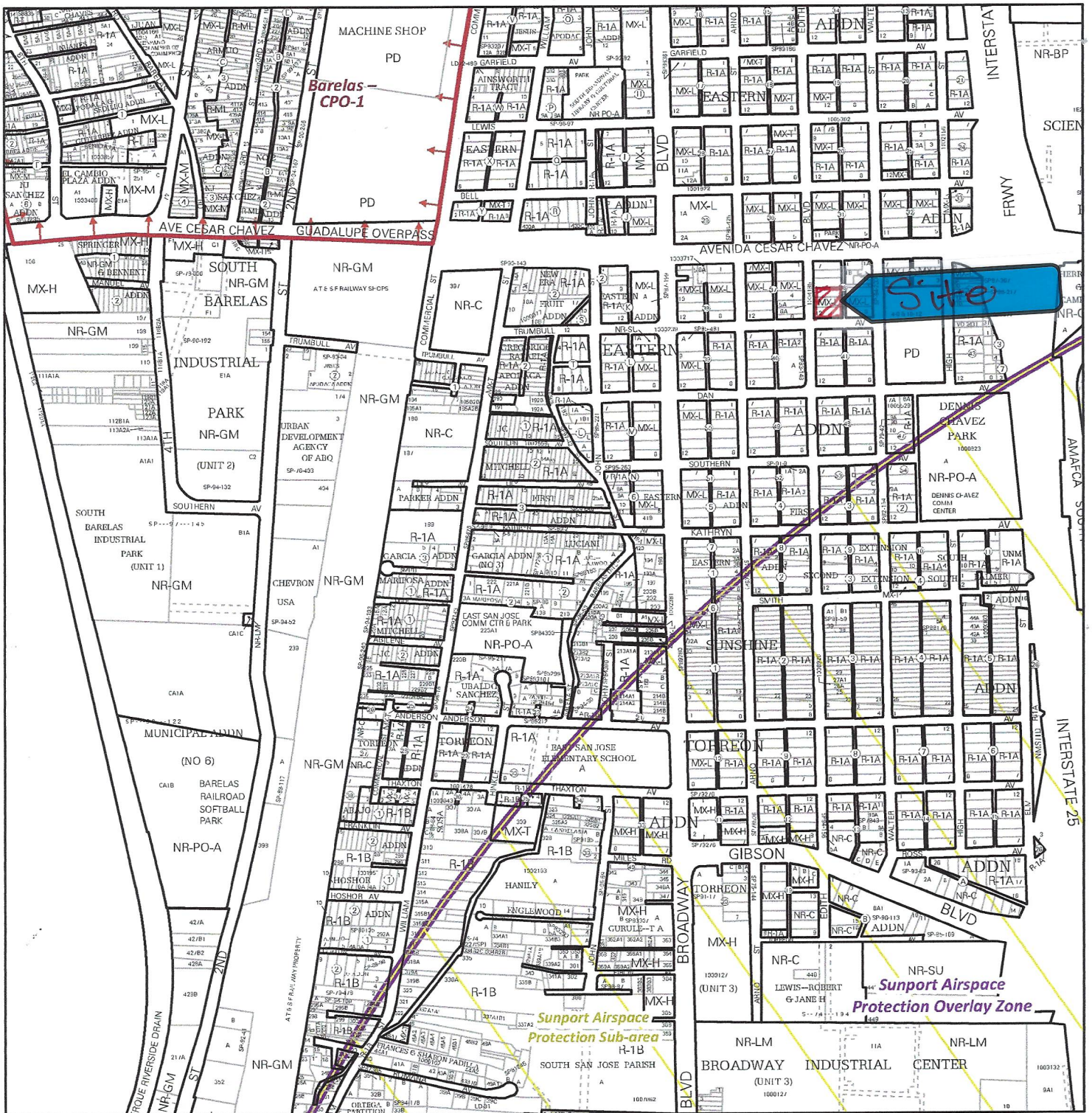


o FOUND/SET MONUMENT LEGEND:
A: SET #4 REBAR WITH CAP "WAYJOHN PS 14269"
B: SET PK NAIL AND DISK "WAYJOHN PS 14269"



1609 2nd STREET NW
ALBUQUERQUE, N.M. 87102
PHONE: (505) 255-2052 FAX: (505) 255-2887

<p>NEEDING INFORMATION FOR COUNTY CLERK: OWNER: CHURCH DRAWING: SP10124.DWG SUBMISSION: EASTERN</p>	<p>DRAWN: LJP CHECKED: TDJ DATE: 27 MAY 2025</p>	<p>FILE NO.: SP-1-01-2024 EXHIBIT</p>
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For more details about the Integrated Development Ordinance visit: <http://www.cabq.gov/planning/codes-policies-regulations/integrated-development-ordinance>

