



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 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 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		
<p>Looking to Convert existing Townhouse style 4plex into 4 individual condos for purpose of selling individually. As previously done by the previous owner at 8201 Trumbull Ave the building next door.</p>		
APPLICATION INFORMATION		
Applicant/Owner: James Davis		Phone: 505-702-5514
Address: 9305 Paisy Summer Ave SW		Email: james.davis@comcast.net
City: A/B	State: NM, 87121	Zip: 87108
Professional/Agent (if any):		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.: Lot 10-B	Block: S-A	Unit: E, F, G, H.
Subdivision/Addition: Casa Serenas	MRGCD Map No.:	UPC Code: 87108
Zone Atlas Page(s):	Existing Zoning:	Proposed Zoning:
# of Existing Lots:	# of Proposed Lots:	Total Area of Site (Acres):
LOCATION OF PROPERTY BY STREETS		
Site Address/Street: 8205 Trumbull SE	Between: Utah st SE	and: Texas st SE
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>James P. Davis</i>	Date: 8-9-24	<input checked="" type="checkbox"/> Applicant or <input type="checkbox"/> Agent
Printed Name: James P. Davis		

- ___ 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
- 7) Site sketch with measurements showing structures, parking, building setbacks, adjacent rights-of-way, and street improvements, if there is any existing land use



8/8/24

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 www.bernillo.gov/planning/gis.aspx.

Notes



To whom it may concern- we are trying to find out if changing the townhouse style fourplex apartments into condos is an option as we are looking into selling the property.

The building next door that shares the same complex at 8201 Trumbull Ave has already been subdivided into condos and each unit is occupied so rather than selling the unit as an apartment building, I thought it would be an improvement, but we are not sure if that is an option.

I know this application may be incomplete however, I hope this is enough information to be able to assist me with if this is even an option.

J & J Property
James P. Davis
505-702-5514



REQUEST FOR SPECIAL EXCEPTION

Variance
 Conditional Use
 Other
 Interpreter: Yes
 No

VA# _____ PR# _____

Received By:	
Date:	
Address of Request:	8205 Trumbull Ave SE
City:	Albuquerque
Lot:	10-B
Block:	5-A
Subdivision:	
State:	N.M
Zone:	
UPC#:	
Zip:	87108
Map page:	
Property Owner(s): James and Josie Davis	
Mailing Address:	9305 Daisy Summer Ave SW
City:	Albuquerque
Phone:	505-702-5514
State:	N.M
Zip:	87121
Email:	jamesdavis5933@comcast.net
Agent:	
Mailing Address:	
City:	
Phone:	
State:	
Zip:	
Email:	
Fee Total: \$	

Completed Application Requirements:

- Copy of relevant IDO section
- Letter of authorization (if agent representation)
- Proof of Pre-application Meeting (not required for a variance)
- Proof that neighborhood meeting requirements were met
- Proof that public notice requirements were met
- Photos (site and existing structures)
- Sketch plan
- Justification letter
- Sign posting

Approved for acceptance by:	Date:	Hearing Date:
------------------------------------	--------------	----------------------

ZONING OFFICIAL USE ONLY			
Request for exception to IDO Section: 14-16-			
Description of request:			
<input type="checkbox"/> Ownership verified on AGIS <input type="checkbox"/> Proof of ownership included <input type="checkbox"/> Letter of authorization included			
Case history number(s) from AGIS:			
APO:	CPO#	HPO#	VPO#
Wall variances not allowed in low-density residential development in these 2 areas per 5-7(D)(3)(e):			
1) CPO 3 and 2) Monte Vista / College View Historic Dist. - Mapped Area:			
2) CPO-8 states walls no more than 3 feet high, but may request a variance			



Search by Address Number: 8201 Street: TRUMBULL

OR

Search by Parcel Parcel ID: _____

Filter By

Tax Year
2023 ▼

Options Sort by: Parcel ID ▼ Ascending ▼

Search

Results [Click rows to view property details](#) Displaying 1 - 5 of 5

Parcel ID ▲	Owner Name	Parcel Address	Tax Roll
101905638141112604	DELUCA SALVATORE	8201 TRUMBULL AVE SE	RP
101905638141112604AA	HERNANDEZ FATIMA MELISSA	8201 TRUMBULL AVE SE	RP
101905638141112604AB	SANDOVAL JASON	8201 TRUMBULL AVE SE	RP
101905638141112604AC	NAJERA MANUEL B	8201 TRUMBULL AV SE	RP
101905638141112604AD	TIERSCH NADINE	8201 TRUMBULL AVE SE	RP

Printable Version

Results Page: [1]

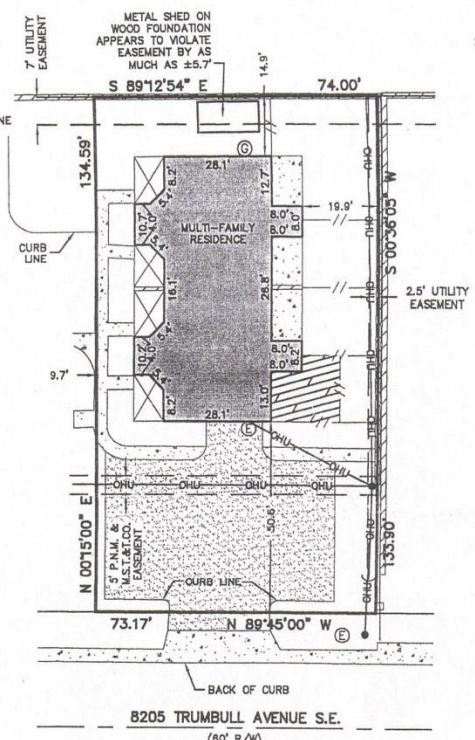
DATE: 01-23-19
 SCALE: 1"=30'
 CREW: AR, RG
 DRAWN BY: MR/CML
 JOB NO: 19017B

CSI-CARTESIAN SURVEYS INC.
 P.O. BOX 44414 RIO RANCHO, N.M. 87174
 Phone (505) 896-3050 Fax (505) 891-0244

IMPROVEMENT LOCATION REPORT
LOT 10-B, BLOCK 5-A,
CASA SERENAS
CITY OF ALBUQUERQUE
BERNALILLO COUNTY, NEW MEXICO

- LEGEND**
- COVERED AREA
 - CONCRETE
 - ASPHALT
 - WOOD DECK
 - BLOCK WALL
 - WOOD FENCE
 - METAL FENCE
 - UTILITY POLE
 - OVERHEAD UTILITY LINE
 - ANCHOR
 - ELECTRIC METER
 - GAS METER

- NOTE:**
- BASED UPON SCALING, THIS PROPERTY LIES WITHIN FLOOD ZONE X WHICH IS DEFINED AS AN AREA AN AREA OF MINIMAL FLOOD HAZARD. AS DETERMINED BY F.E.M.A. AND SHOWN ON THE FLOOD INSURANCE RATE MAP DATED AUGUST 16, 2012, MAP NO. 35001C0358H.
 - THIS LOT IS SUBJECT TO THE CONDITIONS OF TITLE AFFECTING THE INSURED PREMISES AS CONTAINED ON THE NOTES ON THE RECORDED PLAT.
 - THIS REPORT IS NOT FOR USE BY A PROPERTY OWNER FOR ANY PURPOSE. THIS IS NOT A BOUNDARY SURVEY AND MAY NOT BE SUFFICIENT FOR THE SURVEY EXCEPTION FROM AN OWNER'S TITLE POLICY. IT MAY OR MAY NOT REVEAL ENCROACHMENTS, OVERLAPS, CONFLICTS IN BOUNDARY LINES, SHORTAGES IN AREA, OR OTHER MATTERS WHICH WOULD BE DISCLOSED BY AN ACCURATE BOUNDARY SURVEY.



This map/plan is being furnished as an aid in locating the herein described land in relation to adjoining streets, natural boundaries and other lands. This is not a survey of the land depicted. Except to the extent a policy of title insurance is expressly modified by endorsement, if any, the Company does not insure dimensions, encroachments, distances, location of easements, acreage or other matters shown thereon.



Will Plotner, Jr.
 N.M.R.P.S. No. 14271

LEGAL DESCRIPTION

LOT NUMBERED TEN-B (10-B) IN BLOCK NUMBERED FIVE-A (5-A) OF CASA SERENAS, AS THE SAME IS SHOWN AND DESIGNATED ON THE AMENDED PLAT THEREOF, FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO ON DECEMBER 24, 1984, IN PLAT BOOK C28, PAGE 193.

This is to certify: To Title Company: STEWART TITLE; To Underwriter: STEWART TITLE GUARANTY CO.

To Lender: LEGACY MORTGAGE that on JANUARY 23RD 2019, I, Will W. Plotner, Jr., N.M.R.P.S. No. 14271, made an inspection of the premises situated at LOT 10-B, BLOCK 5-A, CASA SERENAS, BERNALILLO County, New Mexico briefly described as (Address if applicable): 8205 TRUMBULL AVENUE S.E.

Plat Reference: Bearings, distances and/or curve data are taken from the following plat (include filing information if plat is filed). SEE LEGAL DESCRIPTION

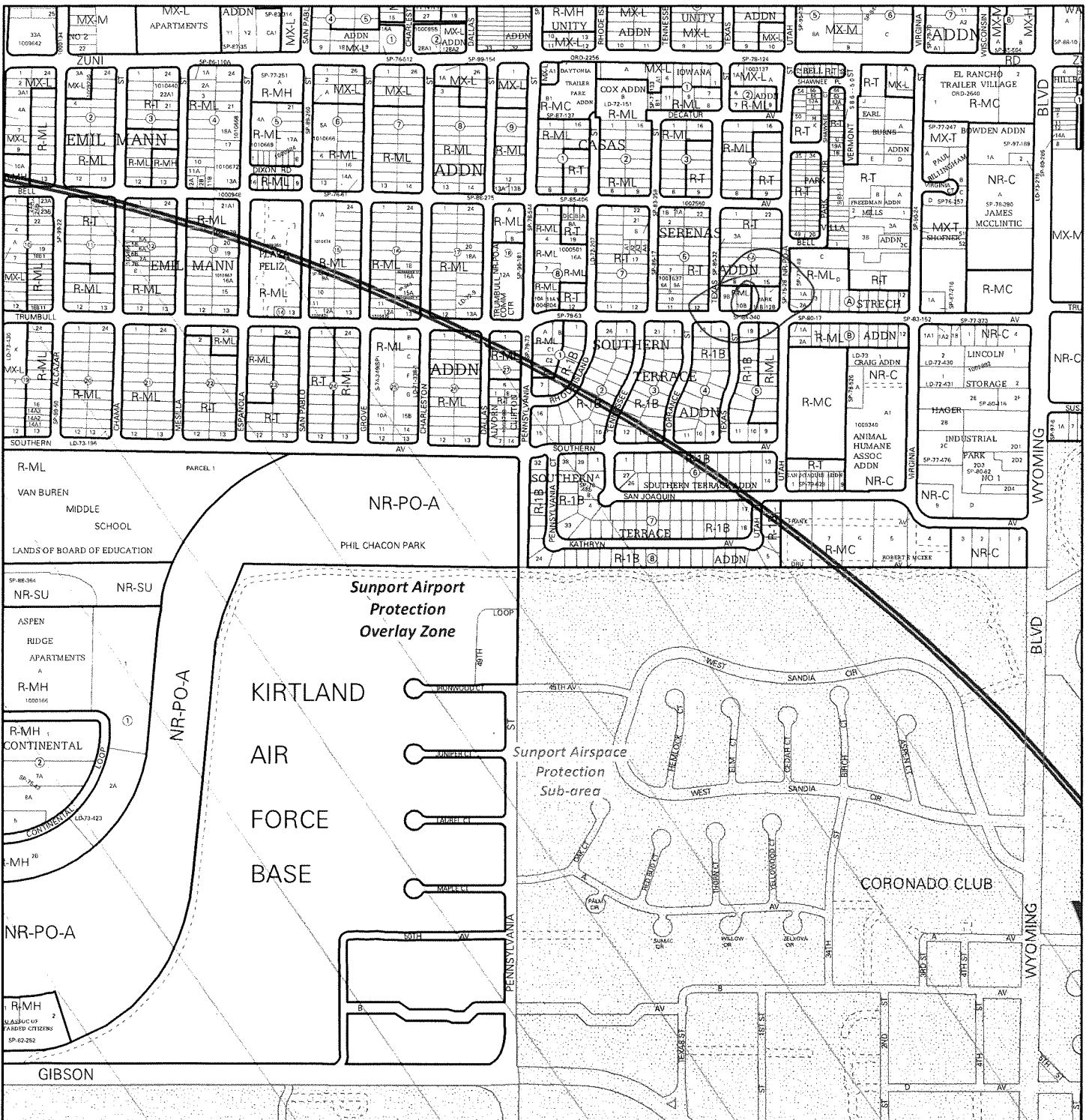
NOTE: The error of closure is less than one foot of error for every 10,000 feet along the perimeter of the legal description provided. Easements shown hereon are as listed in the Title Commitment No. 01147-51563 provided by the Title Company. Improvement location is based on previous property surveys. No monuments were set. This tract is subject to all easements, restrictions, and reservations of record which pertain. This report is not to be relied on for the establishment of fences, buildings or other future improvements.

THIS IS NOT A BOUNDARY SURVEY FOR USE BY A PROPERTY OWNER FOR ANY PURPOSE (THIS INCLUDES BUILDING PERMITS)

I further certify as to the existence of the following at the time of my last inspection:

- Evidence of rights of way, old highways or abandoned roads, lanes, trails or driveways, sewer, drains, water, gas, or oil pipe lines on or crossing said premises (show location, if none visible, so indicate): —
- Springs, streams, rivers, ponds, or lakes located, bordering on or through said premises: —
- Evidence of cemeteries or family burial grounds located on said premises (show location): —
- Overhead utility poles, anchors, pedestals, wires or lines overhanging or crossing said premises and serving other properties (show location): —
- Joint driveways or walkways, joint garages, party walls or rights of support, steps or roofs in common or joint garages: —
- Apparent encroachments, if the building, projections or cornices thereof, or signs affixed thereto, fences or other indications of occupancy appear to encroach upon or overhang adjoining property, or the like appear to encroach upon or overhang inspected premises, specify all such (show location): —
- Specific physical evidence of boundary lines on all sides: SEE ABOVE SKETCH
- Is the property improved? (if structure appears to encroach on adjacers show approximate distances): YES
- Indications of recent building construction, alterations or repairs: SEE ABOVE SKETCH
- Approximate distance of structure from at least two lot lines must be shown: SEE ABOVE SKETCH


• NOT APPLICABLE, UNLESS INDICATED OTHERWISE ON THE ABOVE SKETCH
 setback and setback violations are not shown hereon



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

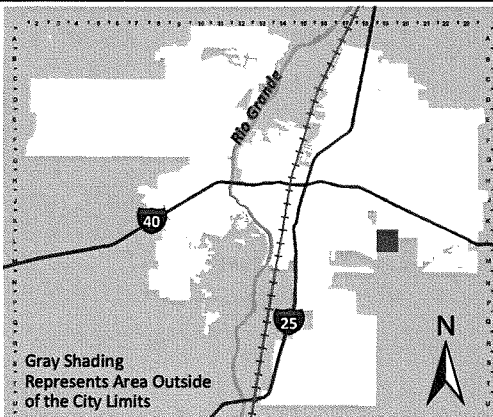
IDO Zone Atlas

May 2018











IDO Zoning information as of May 17, 2018
The Zone Districts and Overlay Zones are established by the Integrated Development Ordinance (IDO).

Zone Atlas Page:
L-19-Z



Gray Shading Represents Area Outside of the City Limits

-  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