



PLAN SNAPSHOT REPORT PA-2025-00036 FOR CITY OF ALBUQUERQUE

Plan Type: Pre-Application Review **Project:** **App Date:** 02/26/2025
Work Class: Sketch Plan **District:** City of Albuquerque **Exp Date:** 08/25/2025
Status: In Review **Square Feet:** 0.00 **Completed:** 03/12/2025
Valuation: \$0.00 **Assigned To:** **Approval**
Expire Date: 03/12/2026

Description: I would like to separate my parcel from my neighbor to the south parcel. It currently shows two legal address and we are both the legal owners of our own section but on the city GIS system it shows as only one parcel/lot

Parcel: 101305836043911850 **Main** **Address:** 1204 Sawmill Rd Nw **Main** **Zone:**
Albuquerque, NM 87104

Applicant
David Vilar
12804 Piru Blvd SE
Albuquerque, NM 87123
Business: (505) 412-9175

Plan Custom Fields

Existing Project Number/a		Existing Zoning	R-1A - Residential - Single-Family - Small Lot	Number of Existing Lots1	
Number of Proposed Lots	2	Total Area of Site in Acres	0.44	Site Address/Street	1204 Sawmill
Site Location Located Between Streets	Sawmill and 12th st	Case History	n/a	Do you request an interpreter for the hearing?	No
Square Footage of Existing Buildings	1100	Square Footage of Proposed Buildings	0	Lot and/or Tract Number	4B
Block Number	0000	Subdivision Name and/or Unit Number	MRGCD MAP 38	Legal Description	THE NLY POR OF TR 4-B MRGCD MAP #38 CONT 0.159 AC M/L TR 4B1 (AKA NLY POR OF TR 4B) MRGCD MAP 38 CONT 0.202 AC
Existing Zone District	R-1A	Zone Atlas Page(s)	J-13	Acreage	0.159
Calculated Acreage	0.154325	Council District	2	Community Planning Area(s)	Central ABQ
Character Protection Overlay	Sawmill/Wells Park – CPO-12	Development Area(s)	Consistency	Current Land Use(s)	01 Low-density Residential
IDO Use Development Standards Name	Sawmill/Wells Park – CPO-12, Sawmill/Wells Park – CPO-12, Valley Drainage Area	IDO Use Development Standards Subsection	Primary Building Stepback (5-11), Electronic Signs (Prohibitions) (5-12), Site Design and Sensitive Lands (5-2)	IDO Use Specific Standards Name	Sawmill/Wells Park – CPO-12
IDO Use Specific Standards Subsection	Car Wash (Prohibitions) (4-3(D)), Light Vehicle Fueling Station (Prohibitions) (4-3(D)), Drive-through or Drive-up Facility (Prohibitions) (4-3(F)), Dwelling Unit, Accessory (P) (4-3(F))	Metropolitan Redevelopment Area(s)	Sawmill/Wells Park	Pre-IDO Zoning District S-R	
Pre-IDO Zoning Description		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				

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Note	Created By	Date and Time Created
1. 3/11/25-Unable to open the Scale drawing of proposed Plat submitted 3/5/25-Emailed applicant to resubmit	Renee Zamora	03/11/2025 15:06
2. Complete and ready to be processed	Renee Zamora	03/12/2025 9:55

Invoice No.	Fee	Fee Amount	Amount Paid
INV-00008653	Technology Fee	\$3.50	\$0.00
	Sketch Plat/Plan Fee	\$50.00	\$0.00
Total for Invoice INV-00008653		\$53.50	\$0.00
Grand Total for Plan		\$53.50	\$0.00

Meeting Type	Location	Scheduled Date	Subject
DFT Meeting v.1	Zoom	03/19/2025	DFT

Workflow Step / Action Name	Action Type	Start Date	End Date
Application Screening v.1		03/12/2025 10:05	
Associate Project Number v.1	Generic Action		03/12/2025 10:06
DFT Meeting v.1	Hold Meeting	03/12/2025 10:06	03/12/2025 10:06
Screen for Completeness v.1	Generic Action		03/12/2025 10:06
Verify Payment v.1	Generic Action		
Application Review v.1			
Sketch Plat/Plan Review v.1	Receive Submittal		
DFT Comments Submittal v.1	Generic Action		

1204 Sawmill Rd NW

Albuquerque NM 87104

City of Albuquerque
Planning Department
600 2nd St NW
Albuquerque, NM 87102

Subject: Request for Replatting of Parcel

Dear Planning Department,

I am writing to formally request the replatting of my parcel to clearly delineate it as a separate property from the adjacent parcel. Although both properties currently have distinct legal descriptions and ownership, city records show them combined as a single elongated lot. This has led to issues such as lost mail and other administrative inconveniences.

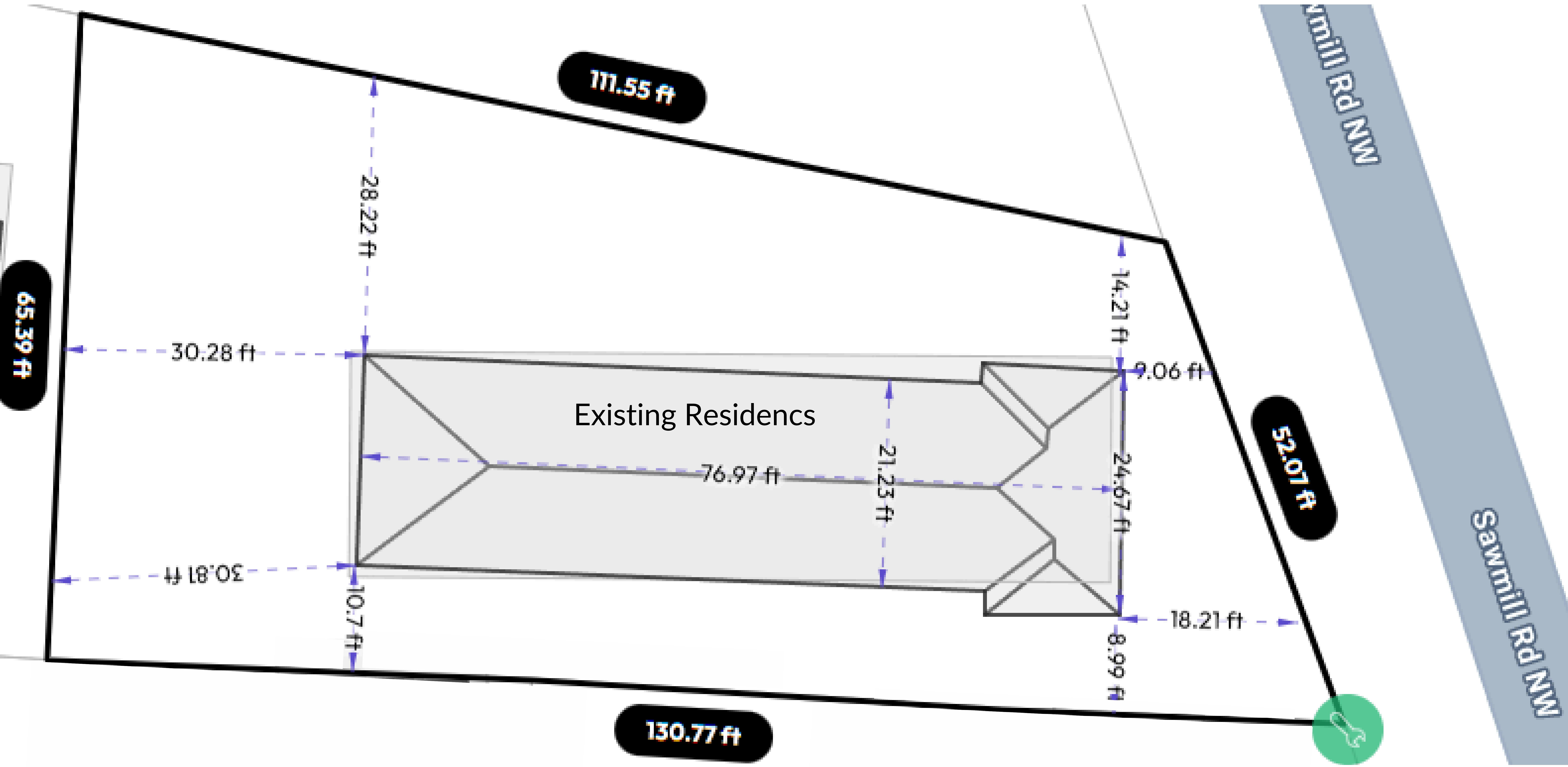
Resolving this issue through replatting would significantly benefit not only us as current owners but also future property owners and subsequent generations, by simplifying property management and administrative processes.

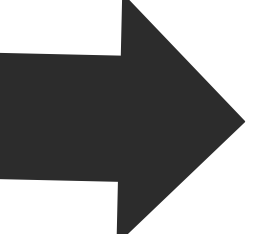
We are fully committed to cooperating with our neighbor to ensure an efficient and agreeable resolution to this matter.

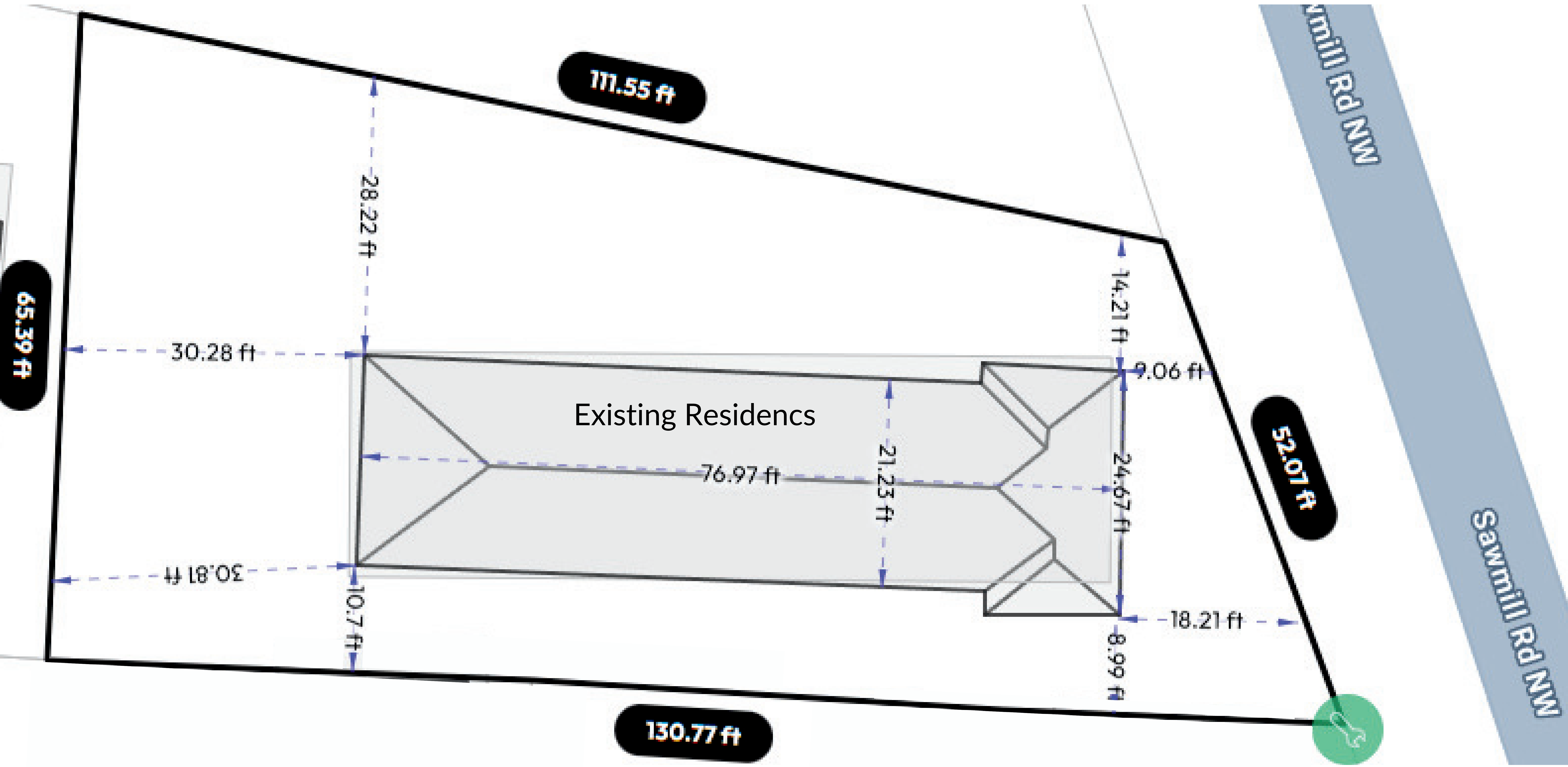
Thank you for your consideration. Please feel free to reach out if you need any additional information.

Sincerely,

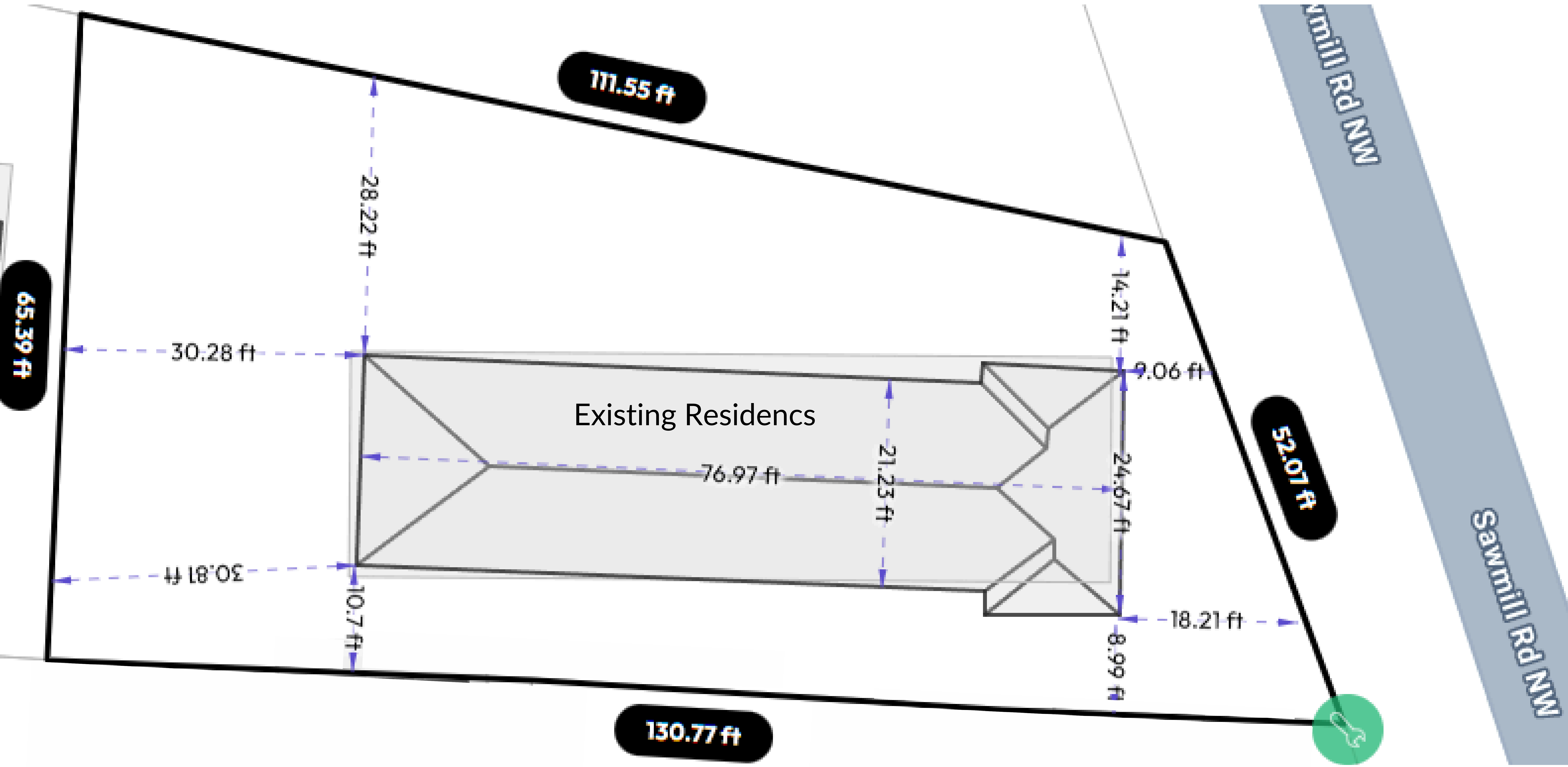
David Vilar



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