PLAN SNAPSHOT REPORT PA-2026-00058
FOR CITY OF ALBUQUERQUE

Plan Type:	Pre-Application Review	**Project:**	PR-2026-000026 (PR-2026-000026)	**App Date:**	02/16/2026
Work Class:	Sketch Plat	**District:**	City of Albuquerque	**Exp Date:**	08/15/2026
Status:	Fees Due	**Square Feet:**	0.00	**Completed:**	NOT COMPLETED
Valuation:	$0.00	**Assigned To:**		**Approval Expire Date:**	

Description: Re-plat to create two lots from three lots. The Sketch Plat application is in conjunction with the Sketch Plan Application for Palindrome.

Parcel:	1012058398324410414	**Address:**	99999 Soto Ave Nw Albuquerque, NM 87104	**Zone:**	
	101205849730910402		2401 Central Ave Nw Albuquerque, NM 87104		
	101205843831610401 Main		99999 Soto Ave Nw Albuquerque, NM 87104		
			2411 Central Ave Nw Albuquerque, NM 87104		
			2401 Central Ave Nw Albuquerque, NM 87104		
			2403 Central Ave Nw Albuquerque, NM 87104		
			2411 Central Ave Nw Main Albuquerque, NM 87104		

Agent	Applicant	Owner	Applicant
Jim Strozier	Nate Erwin	Nate Erwin	Charlene Johnson
302 8TH ST NW	Home: (503) 288-6210	Home: (503) 288-6210	302 8th St NW
ALBUQUERQUE, NM 87102	Business: (503) 288-6210	Business: (503) 288-6210	Albuquerque, NM 87102
Business: (505) 764-9801	Mobile: (503) 288-6210	Mobile: (503) 288-6210	Business: (505) 764-9801
Mobile: (505) 235-6803			Mobile: (505) 331-2375

Plan Custom Fields

Existing Project Number	N/A	Existing Zoning	MX-M - Mixed-Use - Medium Intensity	Number of Existing Lots	3
Number of Proposed Lots	2	Total Area of Site in Acres	2.26	Site Address/Street	2411 Central Av. NW 2401 Central Ave. NW 2403 Central Ave. NW
Site Location Located Between Streets	Simonds Street and Rio Grande Boulevard	Case History	N/A	Do you request an interpreter for the hearing?	No
Square Footage of Existing Buildings	0	Square Footage of Proposed Buildings	147304	Lot and/or Tract Number	20, 19, 22, 18, 21
Block Number	2	Subdivision Name and/or Unit Number	TRACTION PARK ADDN	Legal Description	002EAST 75 FT OF LOT 22 & WEST 90 FT OF LOT 23 TRACTION PARK ADDN, W'LY 1/2 OF LT 18 & ALL OF LTS 19 THRU 21 & W'LY 25 FT OF LT22 BLK 2 TRACTION PARK ADDITION CONT 1.1211 AC
Existing Zone District	MX-M	Zone Atlas Page(s)	J-12	Acreage	0.7576, 1.1211
Calculated Acreage	0.80861493, 1.056368	Council District	2	Community Planning Area(s)	Central ABQ
Development Area(s)	Change	Current Land Use(s)	04	Commercial Services	IDO Use Development Standards Name	Central Avenue, Valley Drainage Area

IDO Use Development Standards Subsection	On-premises Signs (Neon Signs along Central Avenue) (5-12), Site Design and Sensitive Lands (5-2)	Metropolitan Redevelopment Area(s)	Historic Central	Corridor Type	Main Street (MS) Area, Major Transit (MT) Area
IDO Administration & Enforcement Name	Central Avenue	IDO Administration & Enforcement Subsection	Demolition Outside of an HPO (Neon Signs along Central Avenue) (6-6)	Pre-IDO Zoning District	C-2
Pre-IDO Zoning Description		Major Street Functional Classification	2 - urban principal arterial	FEMA Flood Zone	X
Total Number of Dwelling Units	141	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_Charlene_Johnson_2/17/2026.jpg	02/16/2026 19:17	Johnson, Charlene		Uploaded via CSS

Invoice No.	Fee			Fee Amount	Amount Paid
INV-00077746	Sketch Plat/Plan Fee			$50.00	$0.00
	Technology Fee			$3.50	$0.00
			Total for Invoice INV-00077746	**$53.50**	**$0.00**
			Grand Total for Plan	**$53.50**	**$0.00**

Meeting Type	Location	Scheduled Date	Subject
DFT Meeting v.1	Zoom	03/04/2026	Sketch Plat/Plat

Workflow Step / Action Name	Action Type	Start Date	End Date
Application Screening v.1		02/18/2026 11:17	02/18/2026 12:57
Associate Project Number v.1	Generic Action		02/18/2026 11:18
DFT Meeting v.1	Hold Meeting	02/18/2026 12:56	02/18/2026 11:18
Screen for Completeness v.1	Generic Action		02/18/2026 11:18
~~Verify Payment v.1~~	Generic Action		02/18/2026 12:57
Application Review v.1			
Sketch Plat/Plan Review v.1	Receive Submittal		
DFT Comments Submittal v.1	Generic Action		