

From: [Williams, Brennon](#)
To: [Kirk Randall](#)
Cc: [Biazar, Shahab](#); [Wolfenbarger, Jeanne](#); [Bret Wahlen](#); [Jeff Randall](#); [Sorensen, Steve](#); [Michel, Racquel M.](#); [Metro, Kristal D.](#)
Subject: RE: Smith's Fuel (F18-D057), Project #1010174, 14 DRB-70263 and Appeal AC-14-9, DRC 791982
Date: Tuesday, September 16, 2014 12:37:51 PM

That's correct.

Sincerely,

Brennon Williams

Code Compliance Manager
Planning Department
City of Albuquerque
600 2nd St. NW, Suite 500
Albuquerque, NM 87102
bnwilliams@cabq.gov

From: Kirk Randall [<mailto:kirkr@awagreatbasin.com>]
Sent: Tuesday, September 16, 2014 12:32 PM
To: Williams, Brennon
Cc: Biazar, Shahab; Wolfenbarger, Jeanne; Bret Wahlen; Jeff Randall; Sorensen, Steve; Michel, Racquel M.; Metro, Kristal D.
Subject: RE: Smith's Fuel (F18-D057), Project #1010174, 14 DRB-70263 and Appeal AC-14-9, DRC 791982

Thank you Mr. Williams for your quick response, so if I understand you correctly, we are good to pull a building permit for this project without having to combine the parcels?

Kirk Randall PLS

Senior Project Manager



2010 N. Redwood Road
Salt Lake City, UT 84116
D: 801.410.8520
C: 801.403.6847
kirkr@awagreatbasin.com
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Please note a new direct number, email and our new website

From: Williams, Brennon [<mailto:bnwilliams@cabq.gov>]
Sent: Tuesday, September 16, 2014 12:21 PM
To: Kirk Randall
Cc: Biazar, Shahab; Wolfenbarger, Jeanne
Subject: RE: Smith's Fuel (F18-D057), Project #1010174, 14 DRB-70263 and Appeal AC-14-9, DRC 791982

Mr. Randall –

There is not a requirement within the zoning code necessitating the replatting of these two lots held in single ownership (i.e., “premises” as defined by the code) into a single parcel.

Please let me know if you have any additional questions.

Sincerely,

Brennon Williams

Code Compliance Manager
Planning Department
City of Albuquerque
600 2nd St. NW, Suite 500
Albuquerque, NM 87102
bnwilliams@cabq.gov

From: Kirk Randall [<mailto:kirkr@awagreatbasin.com>]

Sent: Tuesday, September 16, 2014 10:58 AM

To: Williams, Brennon

Cc: Biazar, Shahab

Subject: FW: Smith's Fuel (F18-D057), Project #1010174, 14 DRB-70263 and Appeal AC-14-9, DRC 791982

Dear Mr. Williams,

We are in the process of obtaining permits to construct a fuel center at the corner of Montgomery and Louisiana and are trying to confirm the need to consolidate 2 parcels into one to receive these permits. Could you please review the email chain and original question below as this better describes our situation and as you can see this question has been deferred to you.

We appreciate your help, I have included the same attachments for your reference as with the original request.

Let me know if you need any additional information,

Thanks,

Kirk Randall PLS

Senior Project Manager



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From: Metro, Kristal D. [<mailto:KMetro@cabq.gov>]
Sent: Friday, September 05, 2014 10:51 AM
To: Kirk Randall
Cc: Biazar, Shahab; Michel, Racquel M.
Subject: RE: Smith's Fuel (F18-D057), Project #1010174, 14 DRB-70263 and Appeal AC-14-9, DRC 791982

Mr. Randall,

After further discussion, we have agreed to defer the decision regarding replat to Zoning.

Sincerely,

Kristal Metro, City of Albuquerque Transportation Development

From: Kirk Randall [<mailto:kirkr@awagreatbasin.com>]
Sent: Friday, August 29, 2014 3:18 PM
To: Michel, Racquel M.; Metro, Kristal D.
Cc: Cloud, Jack W.; Biazar, Shahab; Bret Wahlen; Sorensen, Steve; Roger Gough (roger.gough@sfdc.com); Jeff Randall
Subject: Smith's Fuel (F18-D057), Project #1010174, 14 DRB-70263 and Appeal AC-14-9, DRC 791982

Dear Ms. Michel,

We are writing in regards to the proposed Smith's #485 Fuel Center at 6941 Montgomery Blvd. NE and the requirement per your departments review letter dated June 18, 2014 (F18-D057) to consolidate the parcels into a single lot prior to TCL approval. (see attached letter)

This seems to be a pretty standard procedure in Albuquerque that we have done before but since as you are probably aware our attempt to do this has been appealed (see attached notice), we are questioning the need to make this a requirement for this project, I have been searching the city codes etc. and other than references in the International Building Code regarding setbacks and fire protection etc. which are a little vague and open to interpretation, we cannot really find anything that would require this action.

Since the canopy portion of our project would be what was straddling a parcel line (see attached site plan), we are wondering if even the building codes would apply? Or if possibly something like a recorded deed restriction on these parcels not to be sold separately would satisfy the need?

As always, Smith's strives to follow all procedures and requirements for a project and we are not looking to not do that, but before we spend a lot of time and energy to deal with this appeal we would like to make sure it is a necessary part of the project and would appreciate it if you could refer us to the code requirements or take under consideration the nature of this project with this request.

We appreciate your help and consideration,

Mr. Cloud and Mr. Biazar, I have copied you on this question as well and would also appreciate any input from you regarding this.

Thanks everyone,

Kirk Randall PLS

Senior Project Manager



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