



CITY OF ALBUQUERQUE

Albuquerque, New Mexico

Office of the Mayor

EC-19-292

INTER-OFFICE MEMORANDUM

December 10, 2018

TO: Klarissa Pena, President, City Council

FROM: Tim Keller, Mayor *TK*

Subject: Towne Crossing Avenue SE Vacation Project# PR-2018-001361
SD-2018-00105 VACATION OF PUBLIC RIGHT-OF-WAY

TIERRA WEST LLC agent(s) for BEN E. KEITH COMPANY AND SWIRE PACIFIC HOLDINGS, INC. request(s) the aforementioned action(s) for all or a portion of LOT 1A BULK OF PLAT OF LOT 1-A UNSER TOWNE CROSSING + LOT 8 SUBD PLAT OF UNSER TOWNE CROSSING, zoned NR-BP, located on UNSER BLVD. NW between LOS VOLCANES RD NW and GALLATIN PL NW containing approximately 53.4218 acre(s). (J-10)

Request: This is a request for vacation of public right of way for Towne Crossing Avenue NW which is located east of Unser Blvd NW.

Per Section 14-16-6-6(K)(2), the Development Review Board (DRB) shall make a recommendation and forward the application to City Council for inclusion on the consent agenda for approval without first going to any Council committee if the vacation involves: 1) More than 500 square feet or the entire width of a platted alley; 2) More than 5000 square feet or the entire street width of a street, including any or all of the public right-of-way. The area of this vacation is approximately 34,000 square feet and is the entire width of the street, therefore it is a DRB recommendation to City Council.

At the December 5, 2018 public hearing, the DRB concurred to recommend APPROVAL to City Council of the proposed vacation as shown on Exhibit "A" in the Planning file under Project# PR-2018-001361, based on the recommended Findings per Section 14-16-6-6(K) and subject to the Condition of Approval to replat the vacated property within one year of the City Council action, if approved.

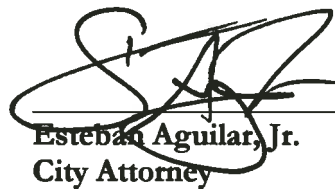
Title/ Subject of Legislation: Towne Crossing Avenue NW Vacation: Project# 2018-001361
SD-2018-00105 VACATION OF PUBLIC RIGHT-OF-WAY, DRB RECOMMENDATION
FOR APPROVAL

Approved:



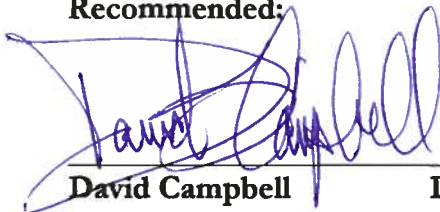
Sarita Nair Date
85 Chief Administrative Officer

Approved as to Legal Form:



Esteban Aguilar, Jr. Date
City Attorney 12-14-2018 (AV)

Recommended:



David Campbell Date
Planning Director 12/10/18

PLANNING DEPARTMENT
DEVELOPMENT SERVICES DIVISION
600 2nd Street NW, Ground Floor, 87102
P.O. Box 1293, Albuquerque, NM 87103
Office (505) 924-3946

OFFICIAL NOTIFICATION OF DECISION

December 7, 2018

Ben E Keith Company & Swire Pacific
Holdings, INC.
601 E 7th ST. Fort Worth TX 76102

Project# PR-2018-001361

Application#

SD-2018-00105 Vacation of Public Right of Way

SD-2018-00104 Vacation of Public Easement

LEGAL DESCRIPTION:

for all or a portion of LOT 1A BULK OF PLAT OF
LOT 1-A UNSER TOWNE CROSSING + LOT 8 SUBD
PLAT OF UNSER TOWNE CROSSING, zoned NR-
BP, located on UNSER BLVD. NW between LOS
VOLCANES RD NW and GALLATIN PL NW
containing approximately 53.4218 acre(s). (J-10)

On December 5, 2018, the Development Review Board (DRB) held a public hearing concerning the above referenced application and recommended approval of the request to vacate a portion of Town Crossing Avenue (SD-2018-00105) to City Council and approved the vacation of the public easement (SD-2018-00104), based on the following Findings and subject to the Conditions:

SD-2018-00105 Vacation of Public Right of Way

Findings:

1. This is a request to vacate a portion of Public Right of Way, Towne Crossing Avenue NW, south of Unser Blvd. The ROW is 40 feet wide and approximately 825 feet in length totalling approximately 34,000 sf in area.
2. The area of the vacation is outlined on the exhibit labelled R.O.W. and Easement Vacation Exhibit, dated 9-18-2018, which was submitted by the applicant and a copy is placed in the DRB file for a record.
3. The public welfare does not require that the public right-of-way or easement be retained because the portion of the road to the south that would have connected to Gallatin Place was vacated in 2016, this portion was not built and neither was the portion proposed to be vacated.
4. There is a net benefit to the public welfare because the development made possible by the vacation is clearly more beneficial to the public welfare than the minor

detriments resulting from the vacation, and there is no convincing evidence that any substantial property right is being abridged against the will of the owner of right. Both owners of the property surrounding the ROW agree to the vacation. The vacation does not impact the access to any other properties.

5. The applicant followed the property notice procedure, as shown in Table 6-1-1 of the IDO.
6. The City Council will make the final decision on this request because the vacation is over 5,000 square feet and the entire width of a street (6-6(K)(2)(e)).

Condition:

1. A replat showing the vacated property must be approved by the DRB and recorded within one year of City Council approval, if approved.

SD-2018-00104 Vacation of Public Easement

Findings:

1. This is a request to vacate a .1167 acre temporary Access Easement that was granted as a temporary turn around for the south end of Towne Crossing Ave. NW.
2. The area of the vacation is outlined on the exhibit Labelled R.O.W. and Easement Vacation Exhibit, dated 9-18-2018, which was submitted by the applicant and a copy is placed in the DRB file for a record.
3. The public welfare does not require that the public right-of-way or easement be retained because the portion of Towne Crossing Ave. NW that would have used the turn around was not built, so the turn around is not needed.
4. There is a net benefit to the public welfare because the development made possible by the vacation is clearly more beneficial to the public welfare than the minor detriments resulting from the vacation, and there is no convincing evidence that any substantial property right is being abridged against the will of the owner of right. Both owners of the property surrounding the ROW agree to the vacation. The vacation does not impact the access to any other properties.
5. The applicant followed the property notice procedure, as shown in Table 6-1-1 of the IDO.

Condition:

1. A replat showing the vacated property must be approved by the DRB and recorded within one year of DRB approval.

APPEAL: SD-2018-00105 The DRB action of the R/W vacation is a recommendation the City Council and is not subject to appeal pursuant to 6-4(T)(2). The decision of the City Council is subject to appeal pursuant to the City Council rules and procedures.

SD-2018-00104 - If you wish to appeal this decision, you must do so within 15 days of the DRB's decision or by **DECEMBER 20, 2018**. The date of the DRB's decision is not included in the 15-day period for filing an appeal, and if the 15th day falls on a Saturday, Sunday or Holiday, the next working day is considered as the deadline for filing the appeal.

Official Notice of Decision

Project # PR-2018-001361 SD-2018-00104, SD-2018-00105

December 5 2018

Page 3 of 3

For more information regarding the appeal process, please refer to Section 14-16-6-4(U) of the Integrated Development Ordinance (IDO). A Non-Refundable filing fee will be calculated at the Land Development Coordination Counter and is required at the time the appeal is filed.

You will receive notification if any person files an appeal. If there is no appeal, you can receive Building Permits at any time after the appeal deadline quoted above, provided all conditions imposed at the time of approval have been met. Applicants submitting for building permit prior to the completion of the appeal period do so at their own risk. Successful applicants are reminded that there may be other City regulations of the IDO that must be complied with, even after approval of the referenced application(s).

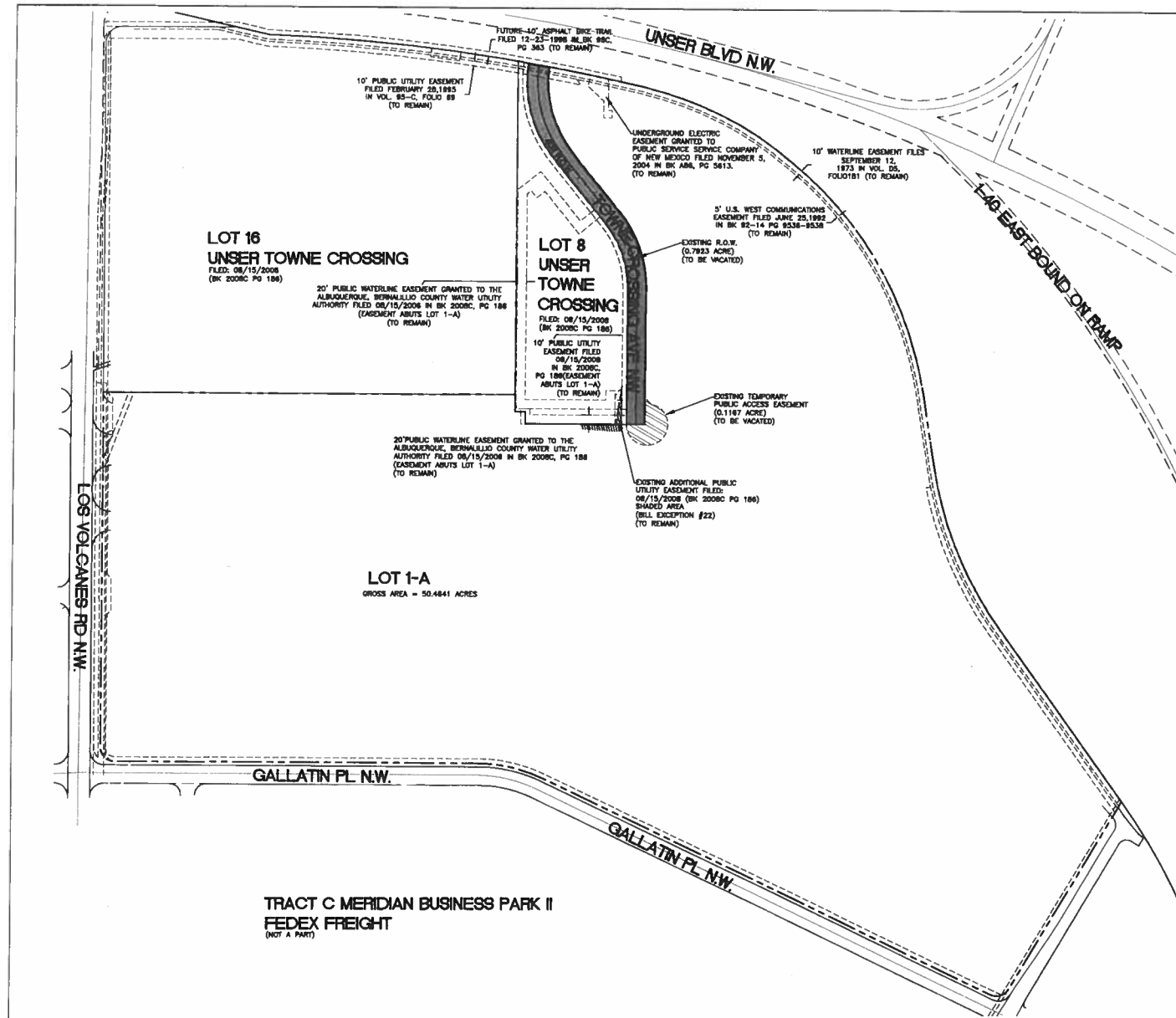
Sincerely,

A handwritten signature in black ink, appearing to read 'Kym Dicome', with a horizontal line extending to the right.

Kym Dicome
DRB Chair

KD/mg

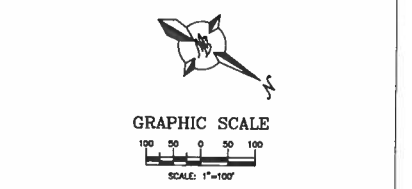
Tierra West LLC Ron Bohannon 5571 Midway Park Place NE ABQ NM 87109



LEGAL DESCRIPTION LOT 1-A UNSER TOWNE CROSSING

NOTES:
 1. STORM DRAIN EASEMENT, AND RIGHTS INCIDENT THEREON, IN FAVOR OF THE CITY OF ALBUQUERQUE A NEW MEXICO MUNICIPAL CORPORATION, RECORDED JUNE 30, 1995 IN BOOK 98-15, PAGES 4381-4383 AS DOCUMENT NO. 2008082798, RECORDS OF BERNALILLO COUNTY, NEW MEXICO, (AS SHOWN IN SURVEY)

- LEGEND**
- BOUNDARY LINE
 - - - EASEMENT
 - - - CENTERLINE
 - - - RIGHT-OF-WAY
 - ▨ RIGHT OF WAY VACATION
 - ▨ EASEMENT VACATION



ENGINEER'S SEAL RONALD R. BOWMAN P.E. 7088	GREEN FIELD SERVICE DISTRIBUTION CENTER R.O.W. AND EASEMENT VACATION EXHIBIT  TERRA WEST, LLC 5571 MONROE PARK PLACE NE ALBUQUERQUE, NM 87110 (505) 828-3100 www.terrawestllc.com	DRAWN BY LA
		DATE 08/18/2018
		201801A ROADWAY VACATION
		SHEET # C1
		JOB # 201801A

DEVELOPMENT REVIEW BOARD
TRANSPORTATION DEVELOPMENT

DRB Project Number: 2018-001361 (1000845)
Unser Towne Crossing

AGENDA ITEM NO: 06

SUBJECT: Vacation Of Private Easements, Vacation Of Public Right of Way

ENGINEERING COMMENTS:

1. No objection to the request.

Disclaimer: The comments provided are based upon the information received from the applicant. If new or revised information is submitted, additional comments may be provided by Transportation Development.

FROM: Racquel M. Michel, P.E.
Transportation Development
505-924-3991 or rmichel@cabq.gov

DATE: December 5, 2018

ACTION:

APPROVED __; DENIED __; DEFERRED __; COMMENTS PROVIDED __; WITHDRAWN __

DELEGATED: _____ TO: (TRANS) (HYD) (WUA) (PRKS) (CE) (PLNG)

**DEVELOPMENT REVIEW BOARD
HYDROLOGY SECTION**

James D. Hughes Principal Engineer 924-3986 jhughes@cabq.gov

DRB Project Number: 2018-001361 (1006833) Hearing Date: 12-05-2018
Project: Green Field Service Distribution Center Agenda Item No: 6

TYPE OF REQUEST:

<input type="checkbox"/> Sketch Plat	<input type="checkbox"/> Minor Preliminary / Final Plat	<input checked="" type="checkbox"/> Preliminary Plat	<input type="checkbox"/> Final Plat
<input type="checkbox"/> Temp Sidewalk Deferral	<input type="checkbox"/> Sidewalk Waiver/Variance	<input type="checkbox"/> Site Plan for Building Permit	<input type="checkbox"/> Site Plan for Subdivision
<input type="checkbox"/> SIA Extension (2yr)	<input type="checkbox"/> SIA Extension - Sidewalk	<input checked="" type="checkbox"/> Vacation of Public Easement	<input checked="" type="checkbox"/> Vacation of Public Right of Way

ENGINEERING COMMENTS:

- No objection to the vacations of the public access easement (Turnaround) and the public (40') right of way.
- The Vacation must be recorded on a Plat within one year and the following additional comments must be addressed prior to approval of that plat:
 - Infrastructure will be required unless a bulk land variance is granted.
 - All existing drainage easements must be identified on the plat including Maintenance responsibility and Beneficiary.
 - Additional cross lot drainage easements will be required on lot 1-A for the benefit of sheet drainage from lot 16 including maintenance and beneficiary.
 - Private drainage easements must be identified on lot 16 for the existing on-site ponds and master planned future ponds in accordance with the 2007 Meridian Business Park II. Use the standard drainage easement note on the City Hydrology Section web page to identify maintenance provisions.
- Informational comments:
 - This site is only allowed 0.1 CFS/acre discharge in the existing undeveloped state.
 - Onsite retention/detention ponds will be required with future development. This site is allowed only 2.7cfs discharge according to the plan approved in 2007.

RESOLUTION/COMMENTS:

Parks & Rec:

Water:

APPROVED __; DELEGATED__ TO: (TRANS) (HYD) (WUA) (PRKS) (PLNG)
SIGNED-OFF: __ (I.L.) (SPSD) (SPBP) (FINAL PLAT) (OTHER_____)
DEFERRED __ DATE____; DENIED __;
SIGNED: Hydrology Section; 505-924-3986

DEVELOPMENT REVIEW BOARD
HYDROLOGY SECTION
James D. Hughes Principal Engineer 924-3986 jhughes@cabq.gov

Transportation:

Planning:

APPROVED __; DELEGATED__ TO: (TRANS) (HYD) (WUA) (PRKS) (PLNG)
SIGNED-OFF: __ (I.L.) (SPSD) (SPBP) (FINAL PLAT) (OTHER_____)
DEFERRED __ DATE_____; DENIED __;
SIGNED: Hydrology Section; 505-924-3986

DEVELOPMENT REVIEW BOARD
TRANSPORTATION DEVELOPMENT

DRB Project Number: 2018-001361 (1000845)
Unser Towne Crossing

AGENDA ITEM NO:

SUBJECT: Vacation Of Private Easements, Vacation Of Public Right of Way

ENGINEERING COMMENTS:

1. No objection to the request.

*Please remember to send an electronic copy of all supplemental submittal documents.

Disclaimer: The comments provided are based upon the information received from the applicant. If new or revised information is submitted, additional comments may be provided by Transportation Development.

FROM: Racquel M. Michel, P.E.
Transportation Development
505-924-3991 or rmichel@cabq.gov

DATE: November 28, 2018

ACTION:

APPROVED __; DENIED __; DEFERRED __; COMMENTS PROVIDED __; WITHDRAWN __

DELEGATED: _____ TO: (TRANS) (HYD) (WUA) (PRKS) (CE) (PLNG)

DEVELOPMENT REVIEW BOARD

Code Enforcement Comments

AGENDA ITEM NO: 6

DRB Project Number: PR-2018-001361

Application Number: _____

Project Name: _____

Request: Vacation of Public Right of Way, Vacation of Private Easement

COMMENTS:

Code Enforcement has no objection to these requested vacations.

(Comments may continue onto the next page)

Disclaimer: The comments provided are based upon the information received from the applicant/agent. If new or revised information is submitted, additional comments may be provided by Planning.

FROM: Benjamin McIntosh, Code Enforcement Supervisor DATE: 12/5/2018
Planning Department
924-3466 bmcintosh@cabq.gov

ACTION:

APPROVED ____; DENIED ____; DEFERRED ____; COMMENTS PROVIDED ____; WITHDRAWN ____

DELEGATED: (TRANS) (HYD) (WUA) (PRKS) (PLNG) (CE)



DEVELOPMENT REVIEW BOARD

Planning Dept. - Major Case Comments

HEARING DATE/AGENDA ITEM NO. 6

DRB Project Number: PR-2018-001361

Application Number: SD-2018-00105 + -00104

Project Name: Ben E. Keith

Request: Preliminary/ Final Plat, Preliminary Plat, Final Plat, EPC Approved Site Plan for Building Permit, DRB Site Plan, Sidewalk Deferral, Sidewalk Waiver, Design Variance, Vacation Of Pvt Easements, Vacation Of Public Right of Way, Bulk Land Variance, IIA Extension – Sidewalk, IIA Extension – 2 Year, Preliminary Plat Amendment

COMMENTS:

- No objection to either request
- If the vacated R/W area is more than 5000 sf it must be approved by City Council. What is the area?

Comments may continue onto the next page)

Disclaimer: The comments provided are based upon the information received from the applicant/agent. If new or revised information is submitted, additional comments may be provided by Planning.

FROM: Kym Dicome
Planning Department

DATE:



DEVELOPMENT REVIEW BOARD

Planning Dept. - Major Case Comments



Development Review Board (DRB)
Review Comments
Utility Development Section
Reviewer: Kristopher Cadena, P.E.
Phone: 505.289.3301

DRB Project No: PR-2018-001361	Date: 12/05/18	Item No: #6
Zone Atlas Page: J-10	Legal Description: Lot(s) LOT 1A BULK OF PLAT OF LOT 1-A UNSER TOWNE CROSSING + LOT 8 SUBD PLAT OF UNSER TOWNE CROSSING Location: UNSER BLVD. NW between LOS VOLCANES RD NW and GALLATIN PL NW	
Request For: SD-2018-00105 - VACATION OF PUBLIC RIGHT OF WAY SD-2018-00104 – VACATION OF PRIVATE EASEMENT		

ABCWUA Comment:

Please provide written description of how the following comments were addressed with the next submittal.

- 1. SD-2018-00105 - VACATION OF PUBLIC RIGHT OF WAY**
 - a. No objection.
 - b. Water Authority infrastructure is not affected.
- 2. SD-2018-00104 – VACATION OF PRIVATE EASEMENT**
 - a. No objection. Exhibit indicates it is for a vacation of an existing temporary public access easement.
 - b. Water Authority infrastructure is not affected.



Please check the appropriate box and refer to supplemental forms for submittal requirements. All fees must be paid at the time of application.

Administrative Decisions	<input type="checkbox"/> Historic Certificate of Appropriateness – Major (Form L)	<input type="checkbox"/> Wireless Telecommunications Facility Waiver (Form W2)
<input type="checkbox"/> Archaeological Certificate (Form P3)	<input type="checkbox"/> Historic Design Standards and Guidelines (Form L)	Policy Decisions
<input type="checkbox"/> Historic Certificate of Appropriateness – Minor (Form L)	<input type="checkbox"/> Master Development Plan (Form P1)	<input type="checkbox"/> Adoption or Amendment of Comprehensive Plan or Facility Plan (Form Z)
<input type="checkbox"/> Alternative Signage Plan (Form P3)	<input type="checkbox"/> Site Plan – EPC including any Variances – EPC (Form P1)	<input type="checkbox"/> Adoption or Amendment of Historic Designation (Form L)
<input type="checkbox"/> WTF Approval (Form W1)	<input type="checkbox"/> Site Plan – DRB (Form P2)	<input type="checkbox"/> Amendment of IDO Text (Form Z)
<input type="checkbox"/> Minor Amendment to Site Plan (Form P3)	<input type="checkbox"/> Subdivision of Land – Minor (Form S2)	<input type="checkbox"/> Annexation of Land (Form Z)
Decisions Requiring a Public Meeting or Hearing	<input type="checkbox"/> Subdivision of Land – Major (Form S1)	<input type="checkbox"/> Amendment to Zoning Map – EPC (Form Z)
<input type="checkbox"/> Conditional Use Approval (Form ZHE)	<input checked="" type="checkbox"/> Vacation of Easement or Right-of-way (Form V)	<input type="checkbox"/> Amendment to Zoning Map – Council (Form Z)
<input type="checkbox"/> Demolition Outside of HPO (Form L)	<input type="checkbox"/> Variance – DRB (Form V)	Appeals
<input type="checkbox"/> Expansion of Nonconforming Use or Structure (Form ZHE)	<input type="checkbox"/> Variance – ZHE (Form ZHE)	<input type="checkbox"/> Decision by EPC, LC, DRB, ZHE, or City Staff (Form A)

APPLICATION INFORMATION		
Applicant: Ben E Keith Company and Swire Pacific Holdings, Inc.		Phone:
Address: 601 E 7th Street		Email:
City: Forth Worth	State: Texas	Zip: 76102
Professional/Agent (if any): Tierra West, LLC - Ronald R. Bohannon		Phone: 505-858-3100
Address: 5571 Midway Park Place NE		Email: rrb@tierrawestllc.com
City: Albuquerque	State: New Mexico	Zip: 87109
Proprietary Interest in Site: Owner		List all owners:

BRIEF DESCRIPTION OF REQUEST
Major Amendment to Master Development Plan

SITE INFORMATION (Accuracy of the existing legal description is crucial! Attach a separate sheet if necessary.)		
Lot or Tract No.: LT 1A Bulk of Plat of Lot 1-A	Block:	Unit:
Subdivision/Addition: Unser Towne Crossing	MRGCD Map No.:	UPC Code:
Zone Atlas Page(s): J-10-Z	Existing Zoning: NR-BP	Proposed Zoning: NR-BP
# of Existing Lots: 1	# of Proposed Lots: 1	Total Area of Site (acres):

LOCATION OF PROPERTY BY STREETS 101005807714730501, 101005803804830609		
Site Address/Street: Unser Blvd. NW	Between: Los Volcanes Rd NW	and: Gallatin PL NW

CASE HISTORY (List any current or prior project and case number(s) that may be relevant to your request.)
1000845, 1006833

Signature:	Date: 11-7-2018
Printed Name: Ronald R. Bohannon	<input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent

FOR OFFICIAL USE ONLY		
Case Numbers	Action	Fees
SD-2018-00104	VPER-DRB	\$425
Meeting/Hearing Date: December 5, 2018	Fee Total: \$425	
Staff Signature:	Date: 11-7-18	Project # PR-2018-001361

FORM V: Vacations of Easements or Right-of-way and Variances – DRB

Please refer to the DRB case schedules for meeting / hearing dates and deadlines. Your attendance is required.

A single PDF file of the complete application including all plans and 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 on a CD.

☐ VARIANCE – DRB Requires Public Hearing

- ☐ Proof of Neighborhood Meeting per IDO Section 14-16-6-4(B)
- ☐ Scale drawing showing the location of the proposed variance or waiver, as applicable (7 copies, not to exceed 8.5" by 14")
- ☐ Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-6(L)(3), compliance with the DPM, and all improvements to be waived, as applicable
- ☐ If the request is based on a bulk land transfer, an application for Subdivision of Land – Minor shall be filed concurrently with the variance request and notice shall be provided on that plat regarding the applicant's agreement that building permits shall not be issued before further action by the DRB.
- ☐ Zone Atlas map with the entire site clearly outlined and labeled
- ☐ Required notices with content per IDO Section 14-16-6-4(K)(6)
 - ☐ Office of Neighborhood Coordination notice inquiry response and proof of emailed notice to affected Neighborhood Association representatives



VACATION OF PRIVATE EASEMENT Requires Public Hearing

VACATION OF PUBLIC EASEMENT OR RIGHT-OF-WAY – DRB Requires Public Hearing

VACATION OF PUBLIC EASEMENT OR RIGHT-OF-WAY – COUNCIL Requires Public Hearing

- ☒ Proof of Neighborhood Meeting per IDO Section 14-16-6-4(C)
- ☒ Copy of the complete document which created the easement(s) (7 copies, folded)
Not required for City owned public right-of-way.
- ☒ Drawing showing the easement or right-of-way to be vacated (7 copies, not to exceed 8.5" by 11")
- ☒ If easements, list number to be vacated 1 ROW & 1 Easement
- ☒ Justification letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-6(K)(3)
- ☒ Letter of authorization from the property owner if application is submitted by an agent
- ☒ Zone Atlas map with the entire site clearly outlined and labeled
- ☒ Required notices with content per IDO Section 14-16-6-4(K)(6)
 - ☒ Office of Neighborhood Coordination notice inquiry response, notifying letter, and proof of first class mailing
 - ☒ Proof of emailed notice to affected Neighborhood Association representatives
 - ☒ Buffer map and list of property owners within 100 feet (excluding public rights-of-way), notifying letter, and proof of first class mailing
- ☒ Sign Posting Agreement (not required for easements if IDO Section 14-16-6-6(K)(2)(a) is satisfied)

The vacation must be shown on a DRB approved plat recorded by the County Clerk within one year, or it will expire.

☐ TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

☐ EXTENSION OF THE IIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

- ☐ Drawing showing the sidewalks subject to the proposed deferral or extension (7 copies, not to exceed 8.5" by 14")
- ☐ Zone Atlas map with the entire site clearly outlined and labeled
- ☐ Letter describing, explaining, and justifying the deferral or extension

I, the applicant or agent, acknowledge that if any required information is not submitted with this application, the application will not be scheduled for a public meeting or hearing, if required, or otherwise processed until it is complete.

Signature:

Date: 11/7/2018

Printed Name:

Ronald R. Bohannon

☐ Applicant or ☒ Agent

FOR OFFICIAL USE ONLY

Project Number:

Case Numbers

PR-2018-001361

SD-2018-00104

Staff Signature:

Date:

11-7-18





Please check the appropriate box and refer to supplemental forms for submittal requirements. All fees must be paid at the time of application.

Administrative Decisions	<input type="checkbox"/> Historic Certificate of Appropriateness – Major (Form L)	<input type="checkbox"/> Wireless Telecommunications Facility Waiver (Form W2)
<input type="checkbox"/> Archaeological Certificate (Form P3)	<input type="checkbox"/> Historic Design Standards and Guidelines (Form L)	Policy Decisions
<input type="checkbox"/> Historic Certificate of Appropriateness – Minor (Form L)	<input type="checkbox"/> Master Development Plan (Form P1)	<input type="checkbox"/> Adoption or Amendment of Comprehensive Plan or Facility Plan (Form Z)
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Decisions Requiring a Public Meeting or Hearing	<input type="checkbox"/> Subdivision of Land – Major (Form S1)	<input type="checkbox"/> Amendment to Zoning Map – EPC (Form Z)
<input type="checkbox"/> Conditional Use Approval (Form ZHE)	<input checked="" type="checkbox"/> Vacation of Easement or Right-of-way (Form V)	<input type="checkbox"/> Amendment to Zoning Map – Council (Form Z)
<input type="checkbox"/> Demolition Outside of HPO (Form L)	<input type="checkbox"/> Variance – DRB (Form V)	Appeals
<input type="checkbox"/> Expansion of Nonconforming Use or Structure (Form ZHE)	<input type="checkbox"/> Variance – ZHE (Form ZHE)	<input type="checkbox"/> Decision by EPC, LC, DRB, ZHE, or City Staff (Form A)

APPLICATION INFORMATION

Applicant: Ben E Keith Company and Swire Pacific Holdings, Inc.		Phone:
Address: 601 E 7th Street		Email:
City: Forth Worth	State: Texas	Zip: 76102
Professional/Agent (if any): Tierra West, LLC - Ronald R. Bohannon		Phone: 505-858-3100
Address: 5571 Midway Park Place NE		Email: rrb@tierrawestllc.com
City: Albuquerque	State: New Mexico	Zip: 87109
Proprietary Interest in Site: Owner	List all owners:	

BRIEF DESCRIPTION OF REQUEST

Major Amendment to Master Development Plan

SITE INFORMATION (Accuracy of the existing legal description is crucial! Attach a separate sheet if necessary.)

Lot or Tract No.: LT 1A Bulk of Plat of Lot 1-A	Block:	Unit:
Subdivision/Addition: Unser Towne Crossing	MRGCD Map No.:	UPC Code:
Zone Atlas Page(s): J-10-Z	Existing Zoning: NR-BP	Proposed Zoning: NR-BP
# of Existing Lots: 1	# of Proposed Lots: 1	Total Area of Site (acres):

LOCATION OF PROPERTY BY STREETS

101005807714730501, 101005803804830609

Site Address/Street: Unser Blvd. NW	Between: Los Volcanes Rd NW	and: Gallatin PL NW
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CASE HISTORY (List any current or prior project and case number(s) that may be relevant to your request.)

1000845, 1006833

Signature:	Date: 11-7-2018
Printed Name: Ronald R. Bohannon	<input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent

FOR OFFICIAL USE ONLY

Case Numbers	Action	Fees
SD-2018-00105	V PRW-C	\$135.00
-	-	-
-	-	-
Meeting/Hearing Date: Dec. 5, 2018	Fee Total: \$135.00	
Staff Signature:	Date: 11-7-2018	Project # PR-2018-001361

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A single PDF file of the complete application including all plans and 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 on a CD.

☐ VARIANCE – DRB Requires Public Hearing

- ☐ Proof of Neighborhood Meeting per IDO Section 14-16-6-4(B)
- ☐ Scale drawing showing the location of the proposed variance or waiver, as applicable (7 copies, not to exceed 8.5" by 14")
- ☐ Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-6(L)(3), compliance with the DPM, and all improvements to be waived, as applicable
- ☐ If the request is based on a bulk land transfer, an application for Subdivision of Land – Minor shall be filed concurrently with the variance request and notice shall be provided on that plat regarding the applicant's agreement that building permits shall not be issued before further action by the DRB.
- ☐ Zone Atlas map with the entire site clearly outlined and labeled
- ☐ Required notices with content per IDO Section 14-16-6-4(K)(6)
- ☐ Office of Neighborhood Coordination notice inquiry response and proof of emailed notice to affected Neighborhood Association representatives



VACATION OF PRIVATE EASEMENT Requires Public Hearing

VACATION OF PUBLIC EASEMENT OR RIGHT-OF-WAY – DRB Requires Public Hearing

VACATION OF PUBLIC EASEMENT OR RIGHT-OF-WAY – COUNCIL Requires Public Hearing

- ☒ Proof of Neighborhood Meeting per IDO Section 14-16-6-4(C)
- ☒ Copy of the complete document which created the easement(s) (7 copies, folded)
Not required for City owned public right-of-way.
- ☒ Drawing showing the easement or right-of-way to be vacated (7 copies, not to exceed 8.5" by 11")
- ☒ If easements, list number to be vacated 1 ROW & 1 Easement
- ☒ Justification letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-6(K)(3)
- ☒ Letter of authorization from the property owner if application is submitted by an agent
- ☒ Zone Atlas map with the entire site clearly outlined and labeled
- ☒ Required notices with content per IDO Section 14-16-6-4(K)(6)
- ☒ Office of Neighborhood Coordination notice inquiry response, notifying letter, and proof of first class mailing
- ☒ Proof of emailed notice to affected Neighborhood Association representatives
- ☒ Buffer map and list of property owners within 100 feet (excluding public rights-of-way), notifying letter, and proof of first class mailing
- ☒ Sign Posting Agreement (not required for easements if IDO Section 14-16-6-6(K)(2)(a) is satisfied)

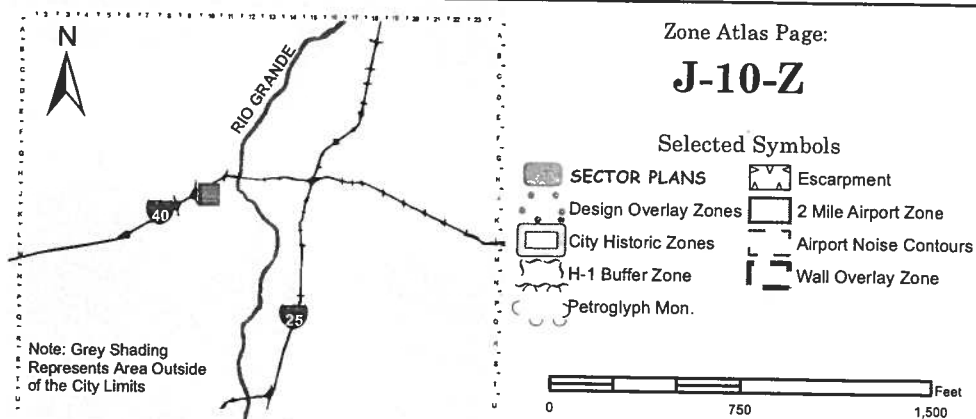
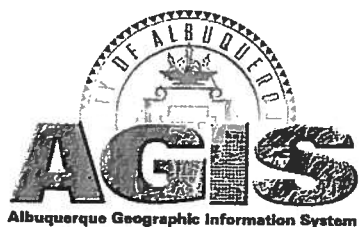
The vacation must be shown on a DRB approved plat recorded by the County Clerk within one year, or it will expire.

☐ TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

☐ EXTENSION OF THE IIA FOR TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

- ☐ Drawing showing the sidewalks subject to the proposed deferral or extension (7 copies, not to exceed 8.5" by 14")
- ☐ Zone Atlas map with the entire site clearly outlined and labeled
- ☐ Letter describing, explaining, and justifying the deferral or extension

I, the applicant or agent, acknowledge that if any required information is not submitted with this application, the application will not be scheduled for a public meeting or hearing, if required, or otherwise processed until it is complete.	
Signature:	Date: 11/7/2018
Printed Name: Ronald R. Bohannon	<input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent
FOR OFFICIAL USE ONLY	
Project Number: PR-2018-001361	Case Numbers: SD-2018-00105
Staff Signature:	
Date: 11-1-18	



TW

TIERRA WEST, LLC

November 1, 2018

Ms. Kim Dicome, Chairwoman
Development Review Board
P.O. Box 1293
Albuquerque, NM 87103

**RE: ATRISCO BUSINESS PARK VACATION OF PRIVATE EASEMENT
AND VACATION OF PUBLIC RIGHT-OF-WAY APPROVAL
601 GALLATIN PL NW ALBUQUERQUE NM
ZONE ATLAS PAGE J-10-Z**


Dear Ms. Dicome:

Tierra West, LLC on behalf of Ben E Keith Foods and Swire Pacific Holdings, Inc., requests approval of a vacation of private easement and vacation of public right-of-way.

Towne Crossing Ave is a remnant of a roadway right of way that originally extended from Unser Blvd to Gallatin Pl. The eastern portion of the right of way was previously vacated. The remnant portion is an undeveloped 40' wide right-of-way that extends east from Unser Blvd for approximately 825 lineal feet. A roadway has not been constructed in the easement and the easement only serves the BEK and SPH properties. The owners of both of these properties are in agreement with the vacation request. A small access easement that exists at the east end of the Town Crossing Ave right of way will also be vacated. This easement was meant to accommodate a turnaround for the dead end easement. No properties, other than those of BEK and SWP will be affected by the right of way or easement vacation. Access to the affected properties either exists today or will be provided off Los Volcanes Rd, Gallatin Pl or Fortuna Rd.

If you have any questions or need additional information regarding this matter, please do not hesitate to contact me.

Sincerely,



R Ronald R. Bohannon, PE

cc: Ben E. Keith, Ben E. Keith Company
Jeff Edwards, Swire Pacific Holdings, Inc.

JN: 2018014
RRB/vc/jg

5571 Midway Park Pl. NE Albuquerque, NM 87109
(505) 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

SIGN POSTING REQUIREMENTS

POSTING SIGNS ANNOUNCING PUBLIC HEARINGS

All persons making application to the City under the requirements and procedures established by the City Zoning Code or subdivision Ordinance are responsible for the posting and maintaining of one or more signs on the property, which the application describes. Vacations of public rights-of-way (if the way has been in use) also require signs. Waterproofed signs will be provided at the time of application. If the application is mailed, you must still stop at the Planning Division to pick up the sign.

The applicant is responsible for ensuring that the signs remain posted throughout the 15-day period prior to public hearing. Failure to maintain the signs during this entire period may be cause for deferral or denial of the application. Replacement signs for those lost or damaged are available from the Planning Division at a charge of \$3.00 each.

1. LOCATION

- A. The sign shall be conspicuously located. It shall be located within twenty feet of the public sidewalk (or edge of public street). Staff may indicate a specific location.
- B. The face of the sign shall be parallel to the street, and the bottom of the sign shall be two to seven feet from the ground.
- C. No barrier shall prevent a person from coming within five feet of the sign in order to read it.

2. NUMBER

- A. One sign shall be posted on each paved street frontage. Signs maybe required on unpaved street frontages.
- B. If the land does not abut a public street, then in addition to a sign placed on the property a sign shall be placed on and at the edge of the public right-of-way of the nearest paved City street. Such a sign must direct readers toward the subject property by an arrow and an indication of distance.

3. PHYSICAL POSTING

- A. A heavy stake with two crossbars or full plywood backing works best to keep the sign in place, especially during high winds.
- B. Large headed nails or staples are best for attaching signs to a post or backing; the sign tears out less easily.

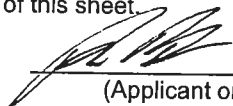
4. TIME

Signs must be posted from 11/20/18 To 12/5/18.

5. REMOVAL

- A. The sign is not to be removed before the initial hearing on the request.
- B. The sign should be removed within five (5) days after the initial hearing.

I have read this sheet and discussed it with the Planning Division staff. I understand (A) my obligation to keep the sign(s) posted for fifteen (15) days and (B) where the sign(s) are to be located. I am being given a copy of this sheet.



(Applicant or Agent)

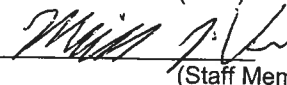
11.7.2018

(Date)

I issued 1

signs for this application,

11/7/18
(Date)



(Staff Member)

gww

TIERRA WEST, LLC

November 1, 2018

Ms. Kym Dicome, Chair
Development Review Board
P.O. Box 1293
Albuquerque, NM 87103

**RE: AIRPORT PARKING SUNPORT
PURCHASE OF RIGHT OF WAY REQUEST
GOOD FAITH ATTEMPT OF PUBLIC NOTICE**

Dear Chairwoman Dicome:

This letter is inform you that on October 4, 2018 a required public notice was sent by certified mail to the following Neighborhood Association(s) per the City of Albuquerque's Integrated Development Ordinance (IDO):

- Los Volcanes Neighborhood Association
- Avalon Neighborhood Association

The neighborhood associations were notified of a pending request to vacate the remnant portion of Towne Crossing Ave NW. This undeveloped 40' wide right-of-way extends east from Unser Blvd for approximately 825 lineal feet. A roadway has not been constructed in the easement and the easement only serves the BEK and SPH properties. A small access easement that exists at the east end of the Town Crossing Ave right of way will also be vacated. This easement was meant to accommodate a turnaround for the dead end easement. No properties, other than those of BEK and SWP will be affected by the right of way or easement vacation. Per IDO section 14-16-6 6-4(K)(2)(e) the applicant shall be required to provide public notice 15 consecutive days before a monthly public meeting or hearing. Our good faith attempt to provide the information to the neighborhood associations was completed and within the requested timeframe. As of present day Ted Trujillo with Los Volcanes NA called to ask questions about the vacation and said he did not have any concerns with the vacation action and did not need to meet with Tierra West, LLC and/or the owner.

Attached, please find evidence of the stamped certified mail receipt.

If you have any questions or need additional information regarding this matter, please do not hesitate to contact me.

Sincerely,



For: Ronald R. Bohannon, P.E.

cc: Ted Trujillo, Los Volcanes NA

5571 Midway Park Pl. NE
Albuquerque, NM 87109
(505) 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

Doug Cooper, Los Volcanes NA
Lucy Anchondo, Avalon NA
Jerome Olander, Ben E. Keith Company
Jeff Edwards, Swire Pacific Holdings, Inc.

Enclosure/s:

JN: 2018014
RRB/vc/jg

Jaimie Garcia

From: Quevedo, Vicente M. <vquevedo@cabq.gov>
Sent: Tuesday, October 02, 2018 2:59 PM
To: Jaimie Garcia
Subject: Public Notice Inquiry_601 Gallatin Place NW_DRB
Attachments: IDOZoneAtlasPage_J-10-Z.PDF; Public Notice Inquiry_601 Gallatin Place NW_DRB.xlsx

Follow Up Flag: Follow up
Flag Status: Flagged

Jaime,

See list of associations below and attached regarding your DRB submittal. In addition, we have included web links below that will provide you with additional details about the new Integrated Development Ordinance (IDO) requirements. The web links also include notification templates that you may utilize when contacting each association. Thank you.

Association Name	First Name	Last Name	Email	Address Line 1	City	State	Zip	Mobile Phone	Phone
Los Volcanes NA	Ted	Trujillo	nedcarla@live.com	6601 Honeylocust Avenue NW	Albuquerque	NM	87121	5058508375	5058360:
Los Volcanes NA	Doug	Cooper	douglascooper@hotmail.com	6800 Silkwood Avenue NW	Albuquerque	NM	87121	5054171560	

IDO – Public Notice Requirements & Template: <https://www.cabq.gov/planning/urban-design-development/public-notice>

IDO – Neighborhood Meeting Requirements & Template: <https://www.cabq.gov/planning/urban-design-development/neighborhood-meeting-requirement-in-the-integrated-development-ordinance>

IDO - Administration & Enforcement section: <http://documents.cabq.gov/planning/IDO/IDO-Effective-2018-05-17-Part6.pdf>

Respectfully,

Vicente M. Quevedo, MCRP
Neighborhood Liaison
Office of Neighborhood Coordination
City of Albuquerque – City Council
(505) 768-3332

Website: www.cabq.gov/neighborhoods



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From: webmaster=cabq.gov@mailgun.org [<mailto:webmaster=cabq.gov@mailgun.org>] **On Behalf Of** webmaster@cabq.gov

Sent: Tuesday, October 02, 2018 7:38 AM

To: Office of Neighborhood Coordination <onc@cabq.gov>

Subject: Public Notice Inquiry Sheet Submission

Public Notice Inquiry For:

Development Review Board

If you selected "Other" in the question above, please describe what you are seeking a Public Notice Inquiry for below:

Contact Name

Jaimie Garcia

Telephone Number

505-858-3100

Email Address

jgarcia@tierrawestllc.com

Company Name

Tierra West, LLC

Company Address

5571 Midway Park Place NE

City

Albuquerque

State

NM

ZIP

87109

Legal description of the subject site for this project:

LT 1A BULK OF PLAT OF LOT 1-A UNSER TOWNE CROSSING

Physical address of subject site:

601 GALLATIN PL NW

Subject site cross streets:

UNSER BLVD NW, LOS VOLCANES RD NW

Other subject site identifiers:

This site is located on the following zone atlas page:

J-10-Z

=====
This message has been analyzed by Deep Discovery Email Inspector.

If this email is spam, report it to www.OnlyMyEmail.com

From: Jaimie Garcia
Sent: Wednesday, November 07, 2018 10:09 AM
To: nedcarla@live.com; douglascooper@hotmail.com
Cc: Ron Bohannon (rrb@tierrawestllc.com); Vince Carrica (VCarrica@tierrawestllc.com)
Subject: Vacation of Private Easement and Vacation of Public Right-of-Way
Attachments: 2018014 BEK Vacation Full Submittal Packet 11.07.18.pdf

Email Notice

To: Mr. Ted Trujillo (Los Volcanes NA) and Mr. Doug Cooper (Los Volcanes NA)

RE: **Public Notice of Vacation of Private Easement and Vacation of Public Right-of-Way**

Dear Mr. Ted Trujillo (Los Volcanes NA) and Mr. Doug Cooper (Los Volcanes NA),

In accordance with the procedures of the City of Albuquerque's Integrated Development Ordinance (IDO) **Subsection 14-16-6-4(K)(2) Mailed Public Notice**, we are notifying you as a [Neighborhood Association Representative that Tierra West, LLC on behalf of Ben E. Keith Company and Swire Pacific Holdings, Inc. will be submitting an application(s) for Vacation of Public Easement and a Vacation of Public Right-Of-Way, Towne Crossing Ave, to be reviewed and decided by the Development Review Board.

1. Property Owner **Ben E. Keith Company and Swire Pacific Holdings, Inc.**
2. Agent **Tierra West, LLC**
3. Subject Property Address **601 Gallatin PI NW Albuquerque NM 87121**
4. Location Description **East of Unser Blvd and Towne Crossing Ave NW**
5. Zone Atlas Page **J-10-Z**
6. Legal Description **Lot 1-A Unser Towne Crossing**
7. Area of Property **50.3474 Acres**
8. IDO Zone **NR-BP**
9. Center or Corridor Area
10. Center or Corridor Area
11. Current Use **Undeveloped**
12. Deviation(s) **none**
13. Variance(s) **none**
14. More detailed Description of the Request/Project

Towne Crossing Ave is a remnant of a roadway right of way that originally extended from Unser Blvd to Gallatin PI. The eastern portion of the right of way was previously vacated. The remnant portion is an undeveloped 40' wide right-of-way that extends east from Unser Blvd for approximately 825 lineal feet. A roadway has not been constructed in the easement and the easement only serves the BEK and SPH properties. The owners of both of these properties are in agreement with the vacation request. A small access easement that exists at the east end of the Town Crossing Ave right of way will also be vacated. This easement was meant to accommodate a turnaround for the dead end easement. No properties, other than those of BEK and SWP will be affected by the

right of way or easement vacation. Access to the affected properties either exists today or will be provided off Los Volcanes Rd, Gallatin PI or Fortuna Rd.

The anticipated public [meeting/hearing] for this request will be on December 5, 2018 at 9:00am in the Hearing Room (Basement Level) of Plaza Del Sol 600 2nd St NW, Albuquerque NM 87102. You can check the agenda for the relevant decision-making body online here: <http://www.cabq.gov/planning/boards-commissions> or call the Planning Department at 505-924-3860.

Please contact me with any questions or concerns at 505-858-3100.

Useful Links

Integrated Development Ordinance (IDO):

<http://documents.cabq.gov/planning/IDO/IDO-Effective-2018-05-17.pdf>

City of Albuquerque Planning Department

<https://www.cabq.gov/planning>

Sincerely,
Ronald R. Bohannon, P.E.

Enclosure/s

cc:
JN:
RRB/

PRIVILEGED AND CONFIDENTIAL

The information contained in this electronic mail message is confidential, may be privileged, and is intended only for the use of the individual(s) named above or their designee. If you are not the intended recipient of this message, you are hereby notified that any dissemination, distribution, or copying of this communication is strictly prohibited. Any unauthorized interception of this message is illegal under the law. If you have received this message in error, please immediately notify me by return message or by telephone and delete the original message from your email system. Thank you.



TIERRA WEST, LLC

Public Notice

November 6, 2018

RE: Public Notice of Vacation of Private Easement and Vacation of Public Right-of-Way

To whom it may concern,

In accordance with the procedures of the City of Albuquerque's Integrated Development Ordinance (IDO) **Subsection 14-16-6-4(K)(2) Mailed Public Notice**, we are notifying you as a nearby Property Owner that Tierra West, LLC on behalf of Ben E. Keith Company and Swire Pacific Holdings, Inc. will be submitting an application(s) for a Vacation of Public Easement and a Vacation of Public Right-Of-Way, Towne Crossing Ave., to be reviewed and decided by the Development Review Board.

1. Property Owner **Ben E. Keith Company and Swire Pacific Holdings, Inc**
2. Agent **Tierra West, LLC**
3. Subject Property Address **601 Gallatin Pl NW Albuquerque NM 87121**
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8. IDO Zone **NR-BP**
9. Center or Corridor Area
10. Center or Corridor Area
11. Current Use **Undeveloped**
12. Deviation(s) **none**
13. Variance(s) **none**
14. More detailed Description of the Request/Project

Towne Crossing Ave is a remnant of a roadway right of way that originally extended from Unser Blvd to Gallatin Pl. The eastern portion of the right of way was previously vacated. The remnant portion is an undeveloped 40' wide right-of-way that extends east from Unser Blvd for approximately 825 lineal feet. A roadway has not been constructed in the easement and the easement only serves the BEK and SPH properties. The owners of both of these properties are in agreement with the vacation request. A small access easement that exists at the east end of the Town Crossing Ave right of way will also be vacated. This easement was meant to accommodate a turnaround for the dead end easement. No properties, other than those of BEK and SWP will be affected by the right of way or easement vacation. Access to the affected properties either exists today or will be provided off Los Volcanes Rd, Gallatin Pl or Fortuna Rd.

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5571 Midway Park Pl. NE Albuquerque, NM 87109
(505) 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

<http://www.cabq.gov/planning/boards-commissions> or call the Planning Department at 505-924-3860.

Please contact me with any questions or concerns at 505-858-3100.

Useful Links


Integrated Development Ordinance (IDO):

<http://documents.cabq.gov/planning/IDO/IDO-Effective-2018-05-17.pdf>

City of Albuquerque Planning Department

<https://www.cabq.gov/planning>

Sincerely,


For: Ronald R. Bohannon, P.E.

Enclosure/s

cc:

JN:

RRB/

GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORPORATION
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

HAZELTON DENISE
755 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

MERIDIAN REALTY LTD CO
PO BOX 6363
ALBUQUERQUE NM 87197-6363

CHAVEZ LEROY & GONZALES ANGELICA
801 CESARS PALACE DR NW
ALBUQUERQUE NM 87121-1312

MJ HOSPITALITY LLC
11900 GIACOMO AVE SE
ALBUQUERQUE NM 87123

CHAVEZ ROBERT E & CYNTHIA
7316 THUNDERBIRD CT NW
ALBUQUERQUE NM 87121

JIRON CANDIDO R JR & JUANITA M
10516 BOX CANYON PL NW
ALBUQUERQUE NM 87114

RSC PROPERTIES LLC
1717 LOUISIANA BLVD NE SUITE 111
ALBUQUERQUE NM 87110

FERNANDEZ MICHAEL J & DOROTHY A
7816 GRAYSON RD NW
ALBUQUERQUE NM 87120-5551

GARCIA FRANCISCO J & ALLENDE
FAZHCIRA A
7840 GRAYSON RD NW
ALBUQUERQUE NM 87120-5551

HERRERA MONICA
748 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1344

STATE HIGHWAY COMM
PO BOX 1149
SANTA FE NM 87504-1149

STAMPLEY MARIA A
863 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

GORDON TRACY
PO BOX 5254
BERNALILLO NM 87004

*GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORPORATION
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

MARTINEZ ROBERT A & GOOD
STEPHANIE J
747 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

GDCLV LLC ATTN: GERALD LUCERO
7301 LOS VOLCANES RD NW
ALBUQUERQUE NM 87121-8452

* MERIDIAN REALTY LTD CO
PO BOX 6363
ALBUQUERQUE NM 87197-6363

SANTISTEVAN PRISCILLA M TRUSTEE
SANTISTEVAN RVT
813 CESARS PALACE DR NW
ALBUQUERQUE NM 87121-1312

TRUJILLO CONNIE & DIEGO
555 N LUNA DR
LAS VEGAS NM 87701-9779

ANAYA DAISY ANN & ANAYA JASMINE
JESSICA
710 CESARS PALACE DR NW
ALBUQUERQUE NM 87105-1300

* MERIDIAN REALTY LTD CO
PO BOX 6363
ALBUQUERQUE NM 87197-6363

G E RIO GRANDE DISTRIBUTION
CENTER LLC
123 W SAN FRANCISCO ST SUITE 200
SANTA FE NM 87501-2111

*GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORPORATION
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

STATE HIGHWAY DEPT
PO BOX 1149
SANTA FE NM 87504-1149

CITY OF ALBUQUERQUE
PO BOX 1293
ALBUQUERQUE NM 87103

LEGACY CHURCH INC
7201 CENTRAL AVE NW
ALBUQUERQUE NM 87121-2007

SWIRE PACIFIC HOLDINGS INC DBA
SWIRE COCA COLA USA
12634 S 265 W
DRAPER UT 84020-7930

DURAN LARRY
7828 GRAYSON RD NW
ALBUQUERQUE NM 87120-5551

EGGERS CYNTHIA TRUSTEE EGGERS
RVT
2928 PAYNE RD SW
ALBUQUERQUE NM 87121

KLEIN MARIA E
7712 BLOSSOM WOOD PL NW
ALBUQUERQUE NM 87120

MUIR ALAN M
815 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

PINO KELLEN J
732 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

G & A LTD CO
PO BOX 6363
ALBUQUERQUE NM 87197

GONZALES JAMES A & RAMONA C
821 CEASAR'S PALACE DR NW
ALBUQUERQUE NM 87121

• MJ HOSPITALITY LLC
11900 GIACOMO AVE SE
ALBUQUERQUE NM 87123

DORE DANIEL L
7832 GRAYSON RD NW
ALBUQUERQUE NM 87120-5551

RODRIGUEZ PEGGY
717 CAESARS PALACE DR NW
ALBUQUERQUE NM 87121-1369

GUTIERREZ DANIELLE
723 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

JARAMILLO ERICA L
756 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

G BRUNACINI & SON DEVELOPMENT
LLC
P O BOX 6363
ALBUQUERQUE NM 87197-6363

• GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORPORATION
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

• STATE HIGHWAY DEPT
PO BOX 1149
SANTA FE NM 87504-1149

EAGLE INVESTORS INC
4505 ATHERTON WAY NW
ALBUQUERQUE NM 87120

TRUJILLO ERNEST A & ELIZABETH A
705 CESARS PALACE DR NW
ALBUQUERQUE NM 87105

BENAVIDEZ CHRISTINA A
7824 GRAYSON RD NW
ALBUQUERQUE NM 87120

BECKER LINDA M
7708 BLOSSOM WOOD PL NW
ALBUQUERQUE NM 87120-6537

BD DEVELOPMENT II LLC
PO BOX 6992
ALBUQUERQUE NM 87192

ENCHANTMENT HOMES OF NM LLC
PO BOX 67305
ALBUQUERQUE NM 87193

JARAMILLO ATANACIO JR & DOLORES
721 CEASARS PALACE DR NW
ALBUQUERQUE NM 87120

CLOWN MARIO G
731 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1345

CITY OF ALBUQUERQUE
PO BOX 1293
ALBUQUERQUE NM 87103

LOPEZ ARISTEO
7405 MINT PL NW
ALBUQUERQUE NM 87105

PACHECO ANTONIO
739 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

VP TIERRA POINTE LLC
850 NEW BURTON RD SUITE 201
DOVER DE 19901-5451

MARTINEZ LORETTA L
832 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1346

MORROW NICHOLAS S
859 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

MCLAUGHLIN ROBERT J
2525 CAMINO ESTRIBO
SANTA FE NM 87505-5825

PRESBYTERIAN HEALTHCARE SERVICES
REAL ESTATE OFFICE
PO BOX 26666
ALBUQUERQUE NM 87125-6666

CARPENTER DANNY L
1220 BLOSSOM WOOD PL NW
ALBUQUERQUE NM 87120-6590

SANCHEZ CHRISTINA M
7416 MINT PL NW
ALBUQUERQUE NM 87121-1315

NYDES PROPERTIES LTC CO
PO BOX 4247
SANTA FE NM 87502

MENDEZ DAVID
852 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1346

PADILLA PETE S
7321 THUNDERBIRD CT NW
ALBUQUERQUE NM 87121

HOAK VICTOR
816 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1346

MYGRANT MICHAEL R & CATHERINE L
TRUSTEES MYGRANT LVT
3271 ARDEN RD
HAYWARD CA 94545-3901

RICKETSON VIRGINIA
7413 MINT PL NW
ALBUQUERQUE NM 87105

MTGLO INVESTORS LP C/O
SHELLPOINT MORTGAGE SERVICING
55 BEATTIE PL SUITE 500
GREENVILLE SC 29601-5116

GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORPORATION
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

G & A LTD
PO BOX 6363
ALBUQUERQUE NM 87197

GALLATIN DEVELOPMENT LLC &
CLIFFORD ABQ C/O BURKE &
ASSOCIATES LLC
3336 E 32ND ST SUITE 217
TULSA OK 74135-4442

RAEL JOSEPH J
7836 GRAYSON RD NW
ALBUQUERQUE NM 87120

PIJ PROPERTIES LLC
9400 HOLLY AVE NE BLDG 4
ALBUQUERQUE NM 87122-2948

STATE HIGHWAY DEPT
PO BOX 1149
SANTA FE NM 87501

GONZALES ANNA M
7409 MINT PL NW
ALBUQUERQUE NM 87121-1316

NEW MEXICO REAL ESTATE LIMITED
PARTNERSHIP
PO BOX 8000-351
V2S 6H1

• GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORP
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

GALLEGOS ROBERT P & D PADILLA
800 CESARS PALACE RD NW
ALBUQUERQUE NM 87105-1307

IRON MOUNTAIN RECORDS MGMT INC
1 FEDERAL ST FLOOR 7
BOSTON MA 02110-2003

GALLARDO GUS & SUSIE
709 CAESARS PALACE DR NW
ALBUQUERQUE NM 87121

CASTILLO ASHLEY S
808 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

STATE HIGHWAY DEPT
PO BOX 1149
SANTA FE NM 87501

SAENZ VERONICA
848 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

RIO GRANDE ENGINEERING
9171 GLENDALE AVE NE
ALBUQUERQUE NM 87122-3805

JIMENEZ ANGELA A R
7820 GRAYSON RD NW
ALBUQUERQUE NM 87120

CARR STEVEN
754 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

• RIO GRANDE ENGINEERING
9171 GLENDALE AVE NE
ALBUQUERQUE NM 87122-3805

ENCHANTMENT HOMES OF NM LLC
PO BOX 67305
ALBUQUERQUE NM 87193

MAESTAS GEORGE L & LILLIAN M
7320 THUNDERBIRD CT NW
ALBUQUERQUE NM 87121-1325

• GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORPORATION
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

WADE DENE
728 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

TTK PROPERTIES LLC
713 CESARS PALACE DR NW
ALBUQUERQUE NM 87121-1369

GRAYLAND CORPORATION & J2C LLC &
CLIFFORD JACK J & LEE RVT & ETAL
PO BOX 35640
ALBUQUERQUE NM 87176-5640

• GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORPORATION
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

GREATER ALBUQUERQUE HABITAT FOR
HUMANITY
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110

• MERIDIAN REALTY LTD CO
PO BOX 6363
ALBUQUERQUE NM 87197-6363

GAIER ANTHONY LEWIS & TERESA
JEANNE
7716 BLOSSOM WOOD PL NW
ALBUQUERQUE NM 87120

ROYBAL JEANETTE
764 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1344

UNSER JERI
844 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

GARCIA TONY L
1300 TARRINGTON DR NW
ALBUQUERQUE NM 87120

• STATE HIGHWAY COMM
PO BOX 1149
SANTA FE NM 87504-1149

CASTILLO ROSARIO
724 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

HINOJOS SONIA
824 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1346

YANKEE FANS LLC C/O MAYME
BRUNACINI
4310 WELLESLEY DR NE
ALBUQUERQUE NM 87107-4824

WATTS CHRISTINE D
751 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

CITY OF ALBUQUERQUE
PO BOX 1293
ALBUQUERQUE NM 87103

BRUNACINI DEVELOPMENT LTD CO
PO BOX 6363
ALBUQUERQUE NM 87197

VIGIL GLORIA
7408 MINT PL NW
ALBUQUERQUE NM 87121-1315

HERRERA KRISTINA A
820 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1346

• STATE HIGHWAY COMM
PO BOX 1149
SANTA FE NM 87504-1149

BONAVITA ANGELO M
1304 TARRINGTON DR NW
ALBUQUERQUE NM 87120-5540

ANGLADA PATRICIA
735 MESA DEL RIO ST NW
ALBUQUERQUE NM 87112

ESPARZA LORENA Y
828 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1346

LA MAME LLC
4310 WELLESLEY DR NE
ALBUQUERQUE NM 87107

GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORPORATION
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

GUTIERREZ DANIEL JOSEPH TRUSTEE
GUTIERREZ RVL
832 TRUMAN ST NE
ALBUQUERQUE NM 87110

GORDON TRACY
PO BOX 5254
BERNALILLO NM 87004

MALLORY KEITH J & SANDRA L
2717 SAN MATEO BLVD NE
ALBUQUERQUE NM 87110-3143

GUTIERREZ ROBERT C & DONNA J
805 CESARS PALACE DR NW
ALBUQUERQUE NM 87121

LOVATO EMILY A
759 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1345

• NEW MEXICO STATE HIGHWAY DEPT
PO BOX 1149
SANTA FE NM 87501

GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORPORATION
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

LAMAR MONIKA
720 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1344

MARTINEZ DIANE
812 CEASARS PALACE DR NW
ALBUQUERQUE NM 87121

TORRES GERALD P & ROSALIE M
7719 BLOSSOMWOOD PL NW
ALBUQUERQUE NM 87120

JONES GINA I CORVETTO
12047 SE 214TH ST
KENT WA 98031-2285

LEH DEAN T
719 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1345

HOWARD W HERBERT & BARBARA L
HERBERT RVT HERBERT W HOWARD JR
& JEAN F
5212 VALLE VISTA NW
ALBUQUERQUE NM 87120-2417

BACA SYLVIA
720 CEASARS PALACE DR NW
ALBUQUERQUE NM 87121-1300

• CITY OF ALBUQUERQUE
PO BOX 1293
ALBUQUERQUE NM 87103

IRON MOUNTAN RECORDS
MANAGMENT INC
1 FEDERAL ST FLOOR 7
BOSTON MA 02110-2003

PERALES ERIC
7800 GRAYSON RD NW
ALBUQUERQUE NM 87120

MARQUEZ ISAAC F
716 CESARS PALACE DR NW
ALBUQUERQUE NM 87121

CLICK DAUNE D & CLICK LORIE
7401 MINT PL NW
ALBUQUERQUE NM 87121

• CITY OF ALBUQUERQUE
PO BOX 1293
ALBUQUERQUE NM 87103

HOHNER DUSTIN T & HOHNER SHAWN
P
760 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

JARAMILLO URSULA VICTORIANA
809 CESARS PALACE DR NW
ALBUQUERQUE NM 87121

YANKEE FANS LLC C/O MAYME
BRUNACINI
4310 WELLESLEY DR NE
ALBUQUERQUE NM 87107-4824

LOWE KIMBERLE
736 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121

CORDOVA RENEE A
812 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1346

GRAYLAND CORPORATION & J2C LLC &
CLIFFORD JACK J & LEE RVT & ETAL
PO BOX 35640
ALBUQUERQUE NM 87176-5640

• BD DEVELOPMENT II LLC
PO BOX 6992
ALBUQUERQUE NM 87192

GUTIERREZ LARRY P
512 CINLANTRO LN NW
ALBUQUERQUE NM 87104-1770

CORDOVA CYNTHIA M
PO BOX 66883
ALBUQUERQUE NM 87193

GALLEGOS ROSLYNN L
804 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1346

WAYMEL ROBERT FRANK & LINDSELL
STEPHANIE CLARE
743 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1345

• GREATER ALBUQUERQUE HABITAT FOR
HUMANITY
4900 MENAUL BLVD NW
ALBUQUERQUE NM 87110

• GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORPORATION
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

BUSTILLOS MELISSA
836 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1346

CHAVEZ JENNIFER L
1300 ALWOOD DR NW
ALBUQUERQUE NM 87120-4090

GUTIERREZ PHILIP L & JUANITA V
804 CESARS PALACE DR NW
ALBUQUERQUE NM 87105-1307

BRYANT SHADE K
840 MESA DEL RIO ST NW
ALBUQUERQUE NM 87121-1346

• GREATER ALBUQUERQUE HABITAT FOR
HUMANITY NEW MEXICO 501C3 NON
PROFIT CORPORATION
4900 MENAUL BLVD NE
ALBUQUERQUE NM 87110-3042

I-40 GATEWAY WEST LLC
PO BOX 28216
SCOTTSDALE AZ 85255

• STATE HIGHWAY DEPT
PO BOX 1149
SANTA FE NM 87501

• STATE HIGHWAY DEPT
PO BOX 1149
SANTA FE NM 87501

• STATE HIGHWAY DEPT
PO BOX 1149
SANTA FE NM 87501

• AMAFCA
2600 PROSPECT AVE NE
ALBUQUERQUE NM 87107-1836

• LORENTZEN JOHN
2909 YALE BLVD SE
ALBUQUERQUE NM 87106

• LORENTZEN JOHN
2909 YALE BLVD SE
ALBUQUERQUE NM 87106

MARRUFO JEANETTE B & ANTONIA B
TORRES & MATTHEW BLEA & PATRICIA
GARCIA ETAL
2317 BARTOLO AVE SW
ALBUQUERQUE NM 87105

• LORENTZEN JOHN
2909 YALE BLVD SE
ALBUQUERQUE NM 87106

• LORENTZEN JOHN
2909 YALE BLVD SE
ALBUQUERQUE NM 87106

LORENTZEN JOHN & LOIS
2909 YALE BLVD SE
ALBUQUERQUE NM 87106-4232

INLAND PROPERTIES INC
2482 DOUGLAS RD
V5C 6C9 CANADA

LORENTZEN JOHN
2909 YALE BLVD SE
ALBUQUERQUE NM 87106

• LORENTZEN JOHN
2909 YALE BLVD SE
ALBUQUERQUE NM 87106

• LORENTZEN JOHN
2909 YALE BLVD SE
ALBUQUERQUE NM 87106

LORENTZEN JOHN
2909 YALE BLVD SE
ALBUQUERQUE NM 87106

• LORENTZEN JOHN
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ALBUQUERQUE NM 87106

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2909 YALE BLVD SE
ALBUQUERQUE NM 87106

LORENTZEN JOHN
2909 YALE BLVD SE
ALBUQUERQUE NM 87106

• LORENTZEN JOHN
2909 YALE BLVD SE
ALBUQUERQUE NM 87106

• STATE HIGHWAY DEPT
PO BOX 1149
SANTA FE NM 87501

CITY OF ALBUQUERQUE
PO BOX 1293
ALBUQUERQUE NM 87103

• CITY OF ALBUQUERQUE
PO BOX 1293
ALBUQUERQUE NM 87103

BEN E KEITH COMPANY
601 E 7TH ST
FORT WORTH TX 76102

SWIRE PACIFIC HOLDINGS INC DBA
SWIRE COCA-COLA USA
12634 S 265 W
DRAPER UT 84020-7930



TIERRA WEST, LLC

Neighborhood Meeting Letter

October 3, 2018

Ms. Lucy Anchondo
Avalon NA
423 Elohim Court NW
Albuquerque, NM 87121

**RE: NEIGHBORHOOD MEETING ABOUT FUTURE DEVELOPMENT APPLICATION
601 GALLATIN PL NW ALBUQUERQUE NM 87121**

Dear Ms. Anchondo,

In accordance with the procedures of the City of Albuquerque's Integrated Development Ordinance (IDO) **Subsection 14-16-6-4(C) Neighborhood Meeting**, we are providing you an opportunity to discuss a Vacation of Private Easement and Vacation of Public Right of Way proposed in or near your neighborhood before we submit an application. This would be an informal meeting where Tierra West, LLC would present the proposal, and we could discuss any ideas or concerns you may have.

Contact Information

Ronald R. Bohannon, 505-858-3100

Project or Development Proposal

601 Gallatin PL NW Albuquerque, NM 87121
Ben E. Keith Company
DRB- Vacation of Private Easement and
Vacation of Public Right of Way

Tierra West, on behalf of Ben E. Keith Company (BEK) and on behalf of Swire Pacific Holdings, Inc. (SWP) will be submitting a request to vacate the remnant portion of Towne Crossing Ave NW along with a small access easement.

Per the IDO, you have 15 days from October 4, 2018 to respond, by either 1) requesting a meeting or 2) declining the meeting. If you do not respond within 15 days, you are waiving the opportunity for a Neighborhood Meeting, and we can submit our application anytime thereafter. We would like to submit our application on October 22, 2018.

If you would like to meet, please let us know when your next regular neighborhood meeting is scheduled or provide a few alternative dates that fall within 30 days of your response to this letter.

5571 Midway Park Pl. NE
Albuquerque, NM 87109
(505) 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

Before submitting our application, we will send Mailed and/or Emailed Public Notice as required by IDO Table 6-1-1 to make you aware of the public hearing at which the project will be reviewed and decided by the City.

The following is what we are currently proposing for this development: As previously mentioned, Tierra West will be submitting a request to vacate the remnant portion of Towne Crossing Ave NW. This undeveloped 40' wide right-of-way extends east from Unser Blvd for approximately 825 lineal feet. A roadway has not been constructed in the easement and the easement only serves the BEK and SPH properties. A small access easement that exists at the east end of the Town Crossing Ave right of way will also be vacated. This easement was meant to accommodate a turnaround for the dead end easement. No properties, other than those of BEK and SWP will be affected by the right of way or easement vacation. Attached is an easement vacation exhibit that details the request.

Useful Links

Integrated Development Ordinance (IDO):

<http://documents.cabq.gov/planning/IDO/IDO-Effective-2018-05-17.pdf>

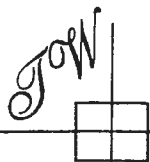
Sincerely,


Ronald R. Bohannon, P.E.

cc: Ted Trujillo, Los Volcanes NA
Doug Cooper, Los Volcanes NA
Lucy Anchondo, Avalon NA
Jerome Olander, Ben E. Keith Company
Jeff Edwards, Swire Pacific Holdings, Inc.

JN: 2018014

RRB/vc/jg



TIERRA WEST, LLC

Neighborhood Meeting Letter

October 3, 2018

Mr. Ted Trujillo
Los Volcanes NA
6601 Honeylocust Avenue NW
Albuquerque, NM 87121

**RE: NEIGHBORHOOD MEETING ABOUT FUTURE DEVELOPMENT APPLICATION
601 GALLATIN PL NW ALBUQUERQUE NM 87121**

Dear Mr. Trujillo,

In accordance with the procedures of the City of Albuquerque's Integrated Development Ordinance (IDO) **Subsection 14-16-6-4(C) Neighborhood Meeting**, we are providing you an opportunity to discuss a Vacation of Private Easement and Vacation of Public Right of Way proposed in or near your neighborhood before we submit an application. This would be an informal meeting where Tierra West, LLC would present the proposal, and we could discuss any ideas or concerns you may have.

Contact Information

Ronald R. Bohannon, 505-858-3100

Project or Development Proposal

601 Gallatin PL NW Albuquerque, NM 87121
Ben E. Keith Company
DRB- Vacation of Private Easement and
Vacation of Public Right of Way

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5571 Midway Park Pl. NE
Albuquerque, NM 87109
(505) 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

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Useful Links

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<http://documents.cabq.gov/planning/IDO/IDO-Effective-2018-05-17.pdf>

Sincerely,



Ronald R. Bohannon, P.E.

cc: Ted Trujillo, Los Volcanes NA
Doug Cooper, Los Volcanes NA
Lucy Anchondo, Avalon NA
Jerome Olander, Ben E. Keith Company
Jeff Edwards, Swire Pacific Holdings, Inc.

JN: 2018014

RRB/vc/jg



TIERRA WEST, LLC

Neighborhood Meeting Letter

October 3, 2018

Mr. Doug Cooper
Los Volcanes NA
6800 Silkwood Avenue NW
Albuquerque, NM 87121

**RE: NEIGHBORHOOD MEETING ABOUT FUTURE DEVELOPMENT APPLICATION
601 GALLATIN PL NW ALBUQUERQUE NM 87121**

Dear Mr. Cooper,

In accordance with the procedures of the City of Albuquerque's Integrated Development Ordinance (IDO) **Subsection 14-16-6-4(C) Neighborhood Meeting**, we are providing you an opportunity to discuss a Vacation of Private Easement and Vacation of Public Right of Way proposed in or near your neighborhood before we submit an application. This would be an informal meeting where Tierra West, LLC would present the proposal, and we could discuss any ideas or concerns you may have.

Contact Information

Ronald R. Bohannon, 505-858-3100

Project or Development Proposal

601 Gallatin PL NW Albuquerque, NM 87121
Ben E. Keith Company
DRB- Vacation of Private Easement and
Vacation of Public Right of Way

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5571 Midway Park Pl. NE Albuquerque, NM 87109
(505) 858-3100 fax (505) 858-1118 1-800-245-3102
tierrawestllc.com

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Useful Links

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Sincerely,



Ronald R. Bohannon, P.E.

cc: Ted Trujillo, Los Volcanes NA
Doug Cooper, Los Volcanes NA
Lucy Anchondo, Avalon NA
Jerome Olander, Ben E. Keith Company
Jeff Edwards, Swire Pacific Holdings, Inc.

JN: 2018014

RRB/vc/jg

7018 0360 0000 6484 1776

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<input type="checkbox"/> Return Receipt (electronic)	\$ _____
<input type="checkbox"/> Certified Mail Restricted Delivery	\$ _____
<input type="checkbox"/> Adult Signature Required	\$ _____
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____

Postage
 \$ 0.47

Total Postage and
 \$ 6.67

Sent To
 Doug Cooper
 Los Volcanes NA
 6800 Silkwood Avenue NW
 City, State, ZIP+4® Albuquerque, NM 87121

PS Form 3800, April 2015 PSN 7530-02-000-9047

Postmark
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<input checked="" type="checkbox"/> Return Receipt (hardcopy)	\$ <u>2.15</u>
<input type="checkbox"/> Return Receipt (electronic)	\$ _____
<input type="checkbox"/> Certified Mail Restricted Delivery	\$ _____
<input type="checkbox"/> Adult Signature Required	\$ _____
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____

Postage
 \$ 0.47

Total Postage and
 \$ 6.67

Sent To
 Ted Trujillo
 Los Volcanes NA
 6601 Honeylocust Avenue NW
 City, State, ZIP+4® Albuquerque, NM 87121

PS Form 3800, April 2015 PSN 7530-02-000-9047 See Reverse for Instructions

Postmark
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Extra Services & Fees (check box, add fee as appropriate)

<input checked="" type="checkbox"/> Return Receipt (hardcopy)	\$ <u>2.15</u>
<input type="checkbox"/> Return Receipt (electronic)	\$ _____
<input type="checkbox"/> Certified Mail Restricted Delivery	\$ _____
<input type="checkbox"/> Adult Signature Required	\$ _____
<input type="checkbox"/> Adult Signature Restricted Delivery	\$ _____

Postage
 \$ 0.47

Total Postage and
 \$ 6.67

Sent To
 Lucy Anchondo
 Los Volcanes NA

Postmark
Here