

CITY OF ALBUQUERQUE

Albuquerque, New Mexico Office of the Mayor

EC-19-482

INTER-OFFICE MEMORANDUM

July 25, 2019

TO:

Klarissa Peña, President, City Council

FROM:

Tim Keller, Mayor

Subject: San Mateo Place Right of Way Vacation SD-2019-00110 VACATION OF PUBLIC RIGHT-OF-WAY

Project# PR-2019-002485

Albuquerque Public School (APS) request(s) the aforementioned action(s) for all or a portion of SAN MATEO PLACE NE located south of CUTLER AV NE and north of INTERSTATE 40, containing approximately .398 acre(s). (M-21)

Request: This is a request for vacation of public right of way for a portion of San Mateo Place NE.

Per Section 14-16-6-6(K)(2) of the IDO, 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 square footage of this vacation is approximately 17,200 square feet and is the entire width of the street, therefore it is a DRB recommendation to City Council.

At the July 17, 2019 public hearing, the DRB had a consensus to recommend approval of the request to the City Council of the proposed vacation as shown on Exhibit "A" (attached) in the Planning file under Project# PR- 2019-002485, based on the recommended Findings, noted in the NOD, per Section 14-16-6-6(K) of the IDO.

Title/ Subject of Legislation: San Mateo Place Vacation: Project# 2019-002485 SD-2019-00110 VACATION OF PUBLIC RIGHT-OF-WAY, DRB RECOMMENDATION FOR APPROVAL

Approved:

Approved as to Legal Form:

Sarita Nair

Chief Administrative Officer

Esteban Aguilar, Jr.

City Attorney

Recommended:

25:JUL-2019 **Brennon Williams**

Date

Interim Planning Director

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

July 19, 2019

APS Amanda Velarde Director of Real Estate 915 Oak Street SE Albuquerque, NM 87109

Project# PR-2019-002485
Application# SD-2019-00110
VACATION OF PUBLIC RIGHT OF WAY

LEGAL DESCRIPTION:

for all or a portion of SAN MATEO PLACE NE located south of CUTLER AVE NE and north of I-40, containing approximately 18,435 SF. (K-9)

On July 17, 2019 the Development Review Board (DRB) held a public meeting concerning the above referenced application and recommended approval of the request based on the following Findings:

- 1. This is a request to vacate a portion of San Mateo Place Right of Way which is located south of Cutler Ave NE and north of I-40. The area of the vacation is approximately 18,435 square feet and is shown on the revised exhibit submitted July 17th.
- 2. Pursuant to section 14-16-6-6(K)(2)(e), the DRB will make a recommendation to City Council on the request because the area of the vacation contains more than 5,000 square feet and is the entire width of the Right of Way (R/W).
- 3. Albuquerque Public Schools (APS) is requesting the vacation and plans to incorporate the area into the Freedom High School campus which abuts the R/W to the east.
- 4. APS currently uses the area for parking and has a revocable permit from the City for such a use. (H-18-011). There is also an Airspace Agreement with NMDOT for the school to use a portion of their property for school parking. A copy of both documents is in the DMD file.
- 5. Vacation requests must meet the criteria in IDO Section 14-16-6-6-(K)(3)(a): The public welfare does not require that the public right of way or easement be retained:

Applicant's Justification: The thoroughfare is not being used as a road because it dead ends at the freeway.

Official Notice of Decision
Project # PR-2018-002485 Application# SD-2019-00110
July 19, 2019
Page 2 of 2

- 6. The proper notice was given as required by the IDO.
- 7. To complete the process, a replat is required and must be recorded within one year of the final decision which in this case is City Council.
- 8. Transportation and ABCWUA DRB representatives had conditions that must be met at the time of the replat.

Sincerely,

Kym Dicome DRB Chair

KD/mg

Wilson & Company 4401 Masthead Street NE Suite 150 Albq. NM 87109

DEVELOPMENT REVIEW BOARD

TRANSPORTATION DEVELOPMENT

DRB Project Number: 2019-002485 AGENDA ITEM NO: 06 APS San Mateo and Cutler SUBJECT: 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. DATE: July 17, 2019 Transportation Development 505-924-3991 or rmichel@cabg.gov My last day with the City of Albuquerque is July 26, 2019. Please include Jeanne Wolfenbarger (jwolfenbarger@cabg.gov) on future correspondence. ACTION: APPROVED __; DENIED __; DEFERRED __; COMMENTS PROVIDED __; WITHDRAWN ___ DELEGATED: TO: (TRANS) (HYD) (WUA) (PRKS) (CE) (PLNG)

Printed: 7/30/19 Page # 1

DEVELOPMENT REVIEW BOARD

Code Enforcement Comments

AGENDA ITEM	NO: _6
DRB Project Nu	umber: PR-2019-002485
Application Nu	mber:
Project Name: _	- 1, 10 10 - 2 10 10 10 10 10 10 10 10 10 10 10 10 10
Request: Vaca	tion Of Public Right of Way
COMMENTS:	
Code Enforce	ment has no objection to the requested vacation.
(Comments ma	ay continue onto the next page)
	omments provided are based upon the information received from the applicant/agent. If new or revised mitted, additional comments may be provided by Planning.
FROM:	Benjamin McIntosh, Code Enforcement Supervisor DATE: 7/17/2019 Planning Department
	924-3466 <u>bmcintosh@cabq.gov</u>
ACTION:	
APPROVED	_; DENIED; DEFERRED; COMMENTS PROVIDED; WITHDRAWN
DELEGATED:	(TRANS) (HYD) (WUA) (PRKS) (PLNG) (CE)

DEVELOPMENT REVIEW BOARD - HYDROLOGY SECTION

Dana Peterson, PE Senior Engineer | 505-924-3695 dpeterson@cabq.gov

DRB Project Number:	2019-002485		Hearing	g Date:	7-17-19
Project:	San Mateo PI ROW Va	acation	Agenda Iter	m No:	6
☐ Sketch Plat	☐ Minor Preliminary / Final Plat	☐ Preliminary	Plat	☐ Final	Plat
☐ Temp Sidewalk Deferral	☐ Sidewalk Waiver/Variance	☐ Site Plan fo☐ Site Plan fo		☐ Bulk	Land Plat
☐ SIA Extension	☐ DPM Variance	☐ Vacation of Easement	Public		ition of Public t of Way
 Extend the Define the An exhibit combined volume Provide a tooffsite flow Provide cross 	on) On the plat: vacation to the NMDOT Facronym for the CME Line should accompany the Plawith the adjacent lots copographic and features is and showing all storm disselect drainage easements,	e at showing how survey, showir rain, manholes ts naming mai	w the vacated ng the grades s, and inlets intenance an	d ROW s identify	will be ying incoming iciaries
RESOLUTION/COMM	MENTS:				
Code:					
Water:					
Transportation:					
Planning:					
□ DENIED	DELEGATED TO: TRAN Delegated For: SIGNED: I.L. SPSD		□ WUA □	□ PRKS PLAT	□ PLNG

4. Project #PR-2019-002274
 VA-2019-00228 — WAIVER
 VA-2019 VA-2019 SD-2019-00129 — PRELIMINARY/FINAL PLAT

CARTESIAN SURVEY'S INC agent(s) for TROYER HOMES request(s) the aforementioned action(s) for all or a portion of TRACTS 178B-2 & 177B-2A OF MRGCD MAP #35, zoned R-A, located on CAMILLO LANE NW between GABALDON RD NW and LEONORA DR NW, containing approximately .22 acre(s). (H-12)

PROPERTY OWNERS: TRUJILLO DAVID R & JANE M **REQUEST**: CONSOLIDATE 2 TRACTS INTO 1 TRACT

No objection.

5. Project #PR-2019-001948 (1003612/1003523/1000599) SD-2019-00006 – PRELIMINARY/FINAL PLAT SD-2019-00007 – VACATION OF PUBLIC EASEMENT THE GROUP agent(s) for NAZISH LLC request(s) the aforementioned action(s) for all or a portion of TRACT A PLAT OF PRIMA ENTRADA, zoned PC, located on SONTERRO AV NW, east of 98TH ST NW and north of I-40, containing approximately 0.71 acre(s). (H-9) [Deferred from 1/16/19, 4/17/19]

PROPERTY OWNERS: NAZISH LLC

REQUEST: VACATE A TEMP DRAINAGE EASEMENT AND REPLAT

EXISTING TRACT INTO 7 LOTS

No objection.

6. **Project #PR-2019-002485 SD-2019-00110** – VACATION OF PUBLIC RIGHT OF WAY

WILSON & COMPANY agent(s) for APS request(s) the aforementioned action(s) for all or a portion of SAN MATEO PLACE located south of CUTLER AVE NE and north of I-40, containing approximately 15,489 SF/.3638 acre(s). (K-9)[Deferred from 6/26/19, 7/10/19]

PROPERTY OWNERS: CITY OF ALBUQUERQUE
REQUEST: VACATION OF A PORTION OF SAN MATEO PL NE R/W

No objection.

· PAPKS + FEC COMMENTS



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

Phone: 505.289.3301

DRB Project No:	Date:	Item No:
PR-2019-002485	07/17/19	#6
Zone Atlas Page: K-09	Legal Description: Lot(s)	SAN MATEO PLACE LER AVE NE and north of I-40
Request For:		
SD-2019-00110 – VACAT	ION OF PUBLIC RIGHT OF W	'AY

ABCWUA Comment:

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

- 1. Approval is contingent upon a public waterline and sanitary sewer easement granted to the Water Authority with the same width as the existing right-of-way. There is an existing 36" water transmission line, 6" water distribution main and an 8" sanitary sewer located along the proposed area of vacation.
- 2. Is development proposed along the proposed area of vacation? Structures will not be allowed overtop the existing Water Authority infrastructure.



DEVELOPMENT REVIEW BOARD

Planning Dept. - Minor Case Comments

HEARING DATE/AGENDA ITEM NO. 6

Project Number: PR-2019-002485

Application Number: SD-2019-00110

Project Name: San Mateo Place Vacation

Request: Vacation of R/W

COMMENTS:

• No adverse comment. Exhibit was updated to include the southern tract.

(Comments may continue onto the next page)

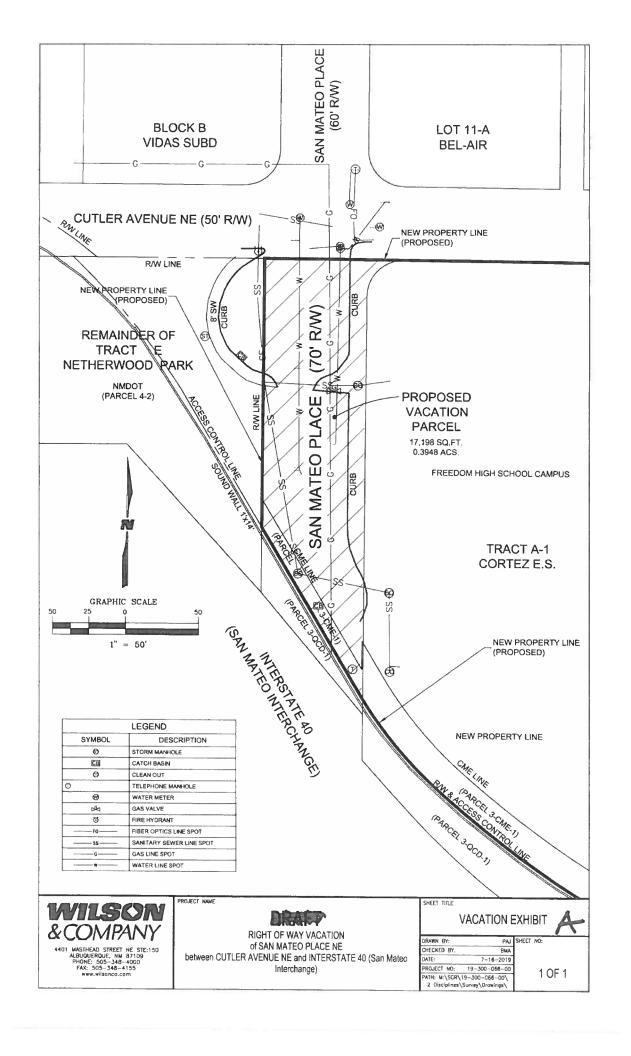
<u>Disclaimer</u>: The comments provided are based upon the information received from the applicant/agent. If new or revised information is submitted, additional comments may be provided by Planning.

FROM:

Kym Dicome

Planning Department

DATE: 7-16-19



Acity of lbuquerque



DEVELOPMENT REVIEW BOARD APPLICATION

Please check the appropriate boof application.	ox(es) and re	fer to	supplemental t	orms for submittal rec	uireme	nts. All fees must be	paid at the time	
SUBDIVISIONS	[☐ Fina	Sign off of EPC S	ite Plan(s) (Form P2)	Тпи	atlance for Carport with	in ooth a clife? (F	
☐ Major - Preliminary Plat (Form P1)		☐ Amendment to Site Plan (Form P2)			\neg	☐ Variance for Carport within setback(s) (Form V) ▼ Vacation of Public Right-of-way (Form V)		
☐ Minor - Preliminary/Final Plat (Form						Vacation of Public Easement(s) DRB (Form V)		
☐ Major - Final Plat (Form S1)			nsion of Infrastructi					
☐ Amendment to Prefiminary Plat (Fe				cture List (Form P1)		Vacation of Private Easement(s) (Form V)		
☐ Extension of Preliminary Plat (For			porary Deferral of S		_			
The state of the s			walk Waiver (Form		_ □ S	ketch Plat Review and C	Comment (Form P2)	
SITE PLANS					-			
☐ DRB Site Plan (Form XX)			ance to IDO (Form			PPEAL		
BRIEF DESCRIPTION OF REQUEST			ance to DPM (Form	 		□ Decision of DRB (Form A)		
	Regard			lace NE cul de s				
located adjacent to Free existing campus.	sedom Hig	n 50	nool. APS W	ould like to in	corpor	ate this prope	erty into our	
Citaboany Compas.		3						
APPLICATION INFORMATION					MII .			
Applicant: Albuquerque Publ	ic School	s			T	hone: (505) 765-	F050 1 6754 5	
Address: 915 Oak Street S						mail: amanda.vela		
City: Albuquerque				State: New Mexico	_	ip: 87106-4311	- Luceaps.edu	
Professional/Agent (if any): Wilson	& Compan	у, І	inc. A	ttn:Pat Jaramil	_	hone: (505) 348-4	042	
Address: 4401 Masthead St.	NE Su:	te:	150			mail:pajaramillo		
City: Albuquerque				State: New Mexico		ip: 87109		
Proprietary Interest in Site: adjace	nt proper	ty o	owner	List all owners: City				
SITE INFORMATION (Accuracy of the	e existing lega	l desc	ription is crucial!	Attach a separate sheet	f necess	sary.)		
Lot or Tract No.:				Block:	U	nit:		
Subdivision/Addition:				MRGCD Map No.:				
Zone Atlas Page(s): H-17-Z		Exist	ing Zoning:	UPC Code:				
# of Existing Lots:		# øf 1	Proposed Lots:	Proposed Zoning:				
LOCATION OF PROPERTY BY STREET		<u>/</u>		•				
Site Address/Street: San Mateo P			een: Cutler 1			Interstate 40		
CASE HISTORY (List any current or p	prior project as	nd cas	e number(s) that	may be relevant to your	equest.			
SP-98-125			-					
Sind the CAR	2 An		A					
Signature: PMMM (FMM) Date: 5-30-19								
Printed Name: Patrick A.	Jaramil	.lo,	Wilson &	Company	[Applicant or . Agent		
FOR OFFICIAL USE ONLY								
Case Numbers	Action	\dashv	Fees	Case Numbers		Action	Fees	
		_						
		+						
Meeting/Hearing Date:								
Staff Signature;				Data	_	e Total:		
	Date: Project #							

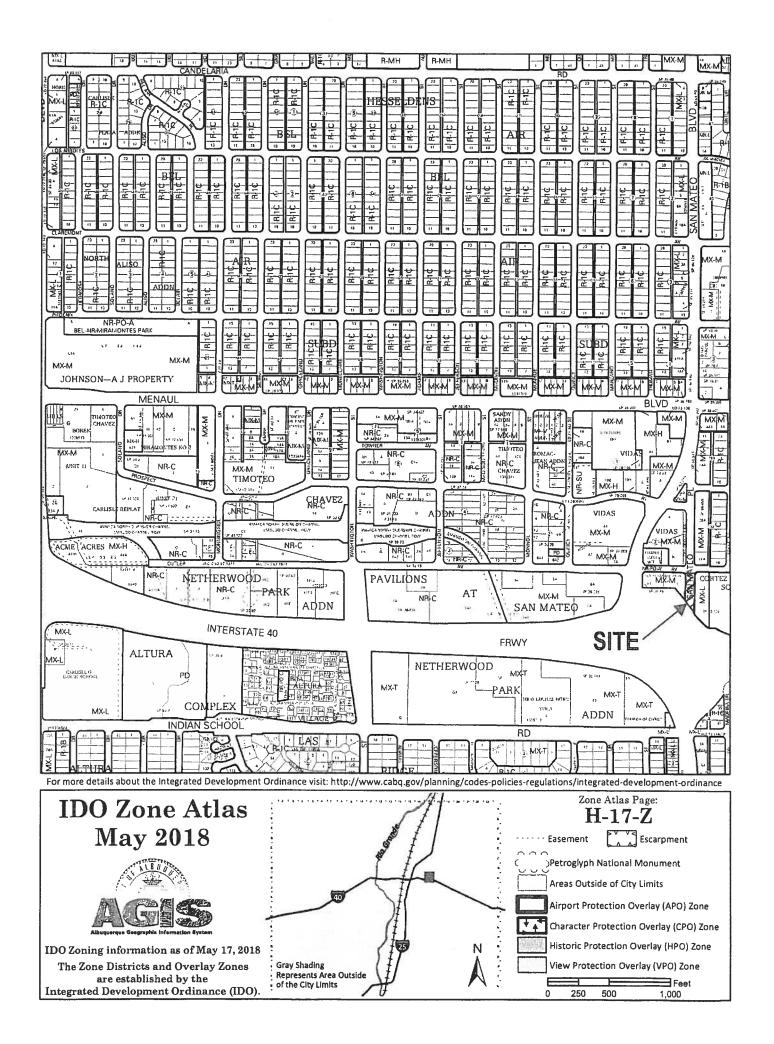
FORM V: Vacations of Easements or Right-of-way and Variances - DRB

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 <u>PLNDRS@cabq.gov</u> 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.

Ш	VAI	RIANCE – 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 walver, 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 state the variance request and notice shall be provided on that state the variance request and notice shall be provided to the variance request and notice shall be provided to the variance request and notice shall be provided to the variance request and notice shall be provided to the variance request and notice shall be provided to the variance request and notice shall be provided to the variance of the variance request and notice shall be provided to the variance of the variance request and notice shall be provided to the variance of the variance request and notice shall be provided to the variance of t
		the variance request and notice shall be provided on that plat regarding the applicant's agreement that building permits shall not be invested before further action by the 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
П	VAC	CATION OF PRIVATE EASEMENT Requires Public Hearing
	VAC	CATION OF DIRECT ASSEMBLY OF DISCUSS PUBL PROPERTY.
×	VAC	CATION OF PUBLIC EASEMENT OR RIGHT OF WAY - DRB Requires Public Hearing
	VA.	CATION OF PUBLIC EASEMENT OR RIGHT OF WAY - COUNCIL Requires Public Hearing
	170	Proof of Neighborhood Meeting per IDO Section 14-16-6-4(C)
	YEN	Copy of the complete document which created the easement(s) (7 copies, folded) Not required for City owned public right-of-way.
	V	Drawing showing the essement or gight of way to be proceed (7 and to 1)
	JA	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
	7	Institution later describing containing and butters
	<u>~</u>	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
	フ	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)
		5 3 3 3 3 3 3 3 3 3 3 3 3 3 3 3 3 3 3 3
	The	vacation must be shown on a DRB approved plat recorded by the County Clerk within one year, or it will expire.
_		PRV
ш	TEN	PORARY DEFERRAL OF SIDEWALK CONSTRUCTION
	EXT	ENSION 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 Alias map with the entire site clearly outlined and labeled
	_	Letter describing, explaining, and justifying the deferral or extension

Signature:	optired, or otherwise processed until it is comp	Date: 5-30-19
Printed Name: Patrick A. Jefan	nillo, Wilson & Company	☐ Applicant or Agent
FOR OFFICIAL USE ONLY	是美国的政治,其他民间是否是其	
Project Number:	Case Numbers	-CULIS.
	•	
	•	[F](Y[1706]))]]
Staff Signature:		
Date:		





May 30, 2019

Kym Dicome, Chairperson Development Review Board City of Albuquerque P.O. Box 1293 Albuquerque, NM 87103

RE: JUSTIFICATION for REQUEST FOR RIGHT OF WAY VACATION:

SAN MATEO PLACE NE (at intersection of San Mateo Place NE and Cutler Avenue NE)

ZONE ATLAS PAGE: H-17-Z

Dear Chairman Dicome:

Wilson & Company, Inc. on behalf of Albuquerque Public Schools respectfully request the vacation of an unused dead end portion of San Mateo Place NE right-of-way, located adjacent to Freedom High School. APS would like to incorporate this property into their existing campus. The City of Albuquerque is the property owner of record for the right-of-way shown on Zone Atlas page H-17-Z. APS owns the property to the East and NMDOT owns the property to the West. It is bounded on the South by the Interstate 40 Frontage Road right of way (San Mateo Interchange). With the right of way currently being unused as a thoroughfare, the public welfare does not require the retention of the public right-of-way per IDO Part 14-16-6-6(K)(3)(a).

Thank you for your attention concerning this matter. If you have any questions please contact me at 505-348-4042 or Ben Aragon, PS at 505-348-4067.

Sincerely,

Patrick A. Jaramillo

Agent, Wilson & Company, Inc.





Amanda Velarde, MBA Director of Real Estate amanda.velarde@aps.edu

May 8, 2019

Developmental Review Board City of Albuquerque Kym Dicome, Chairperson PO Box 1293 Albuquerque, NM 87103

Reference: San Mateo Place NE cul de sac and Right of Way Vacation

Dear Kym:

Please accept Wilson & Company, Inc. as Albuquerque Public Schools' (APS) authorized representative for the above referenced project. This letter is for all planning and vacation purposes, regarding San Mateo Place NE cul de sac and unused right of way, located adjacent Freedom High School. APS would like to incorporate this property into our existing campus.

The City of Albuquerque is the property owner of record for the right of way property shown on Zone Atlas page H-18-Z located to the north and south by between Cutler Ave and Interstate 40 and to east and west by Freedom high School and New Mexico Department of Transportation property.

Thank you for your attention concerning this matter. If you have any questions please contact me at 505-765-5950 x 67515 or Ben Aragon at Wilson & Company at 505-348-4067

Sincerely,

Amanda Velarde, MBA
Director of Real Estate
Albuquerque Public Schools

Amanda Velarde, MBA Director of Real Estate amanda.velarde@aps.edu

July 11, 2019

Kim Dicome
City of Albuquerque
DRB Chairperson, Planning Department

RE: Albuquerque Public Schools' (APS) DRB Case Comments Vacation of San Mateo Place

Dear Kym;

As reference to the DRB comments on June 26th concerning APS' request to vacate San Mateo Place Right of Way (ROW), APS intends to continue using the property for parking for teachers and staff.

APS' reason for requesting this Vacation is to fence the ROW with our existing campus. APS' new security standards include exterior perimeter fencing of all our campuses.

The City of Albuquerque has granted APS a Revocable Permit, so the ROW may be fenced while we are going through the vacation process.

NM Department of Transportation (NMDOT) has granted APS an Airspace Agreement; NMDOT has access as needed, to maintain the sound barrier wall. See the attached Exhibit A- an aerial which shows the configuration of these contagious parcels including NMDOT property, City ROW and the APS Campus.

We understand, as part of the vacation, typically, the ROW would be shared between the two adjacent owners. APS has requested a letter from NMDOT stating that they will agree to waive their interest to the property. As soon as we receive NMDOT's letter we will forward it to you. APS' intent is to replat the entire San Mateo Place ROW into our existing Freedom High School parcel.

APS is aware of all the utilities within the San Mateo Place ROW and are open to granting ALL utility companies easements to access this ROW, as needed. We have had a meeting with Kris Cadena Principal Engineer- ABCWUA to start this process of granting a permanent easement to access property as needed.

In addition, we are in discussion with City Right of Way -Scott Howell and City Real Property-Charley Salas Ramos. The City of Albuquerque is working on completing an appraisal on the property and we are looking at the best options to convey the property to APS, if it is a donation, fee simple or exchange.

CONFIDENTIALITY NOTICE: This document may contain confidential information. All information is intended only for the use of the named recipient. If you are not the named recipient, you are not authorized to read, disclose, copy, distribute or take any action in reliance on the information and any action other than immediate delivery to the named recipient is strictly prohibited. If you have received this document in error, do not read the information and please immediately notify sender by telephone to arrange for a return of the original documents. If you are the named recipient you are not authorized to reveal any of this information to any other unauthorized person. If you did not receive all pages listed or if pages are not legible, please immediately notify sender by phone.



We appreciate the opportunity to work together with the City on creating One Albuquerque.

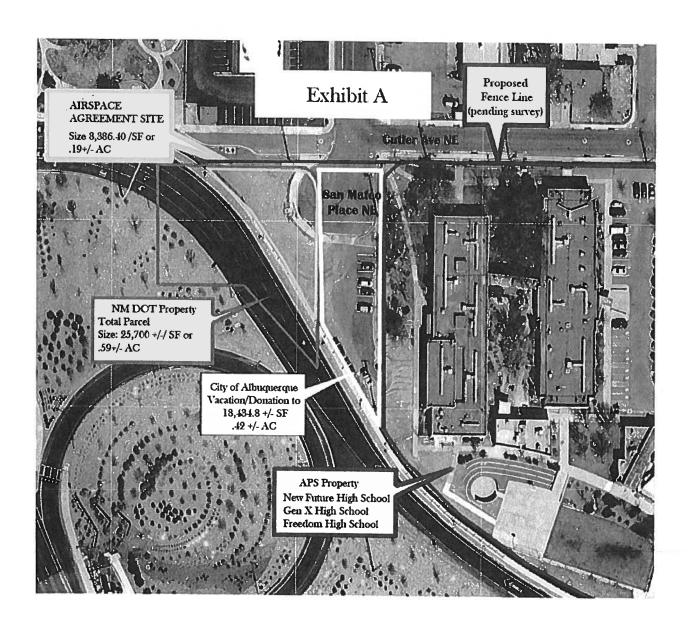
Please let us know if you have any additional questions or comments.

Sincerely,

Amanda Velarde, MBA

APS Director of Real Estate

CONFIDENTIALITY NOTICE: This document may contain confidential information. All information is intended only for the use of the named recipient. If you are not the named recipient, you are not authorized to read, disclose, copy, distribute or take any action in reliance on the information and any action other than immediate delivery to the named recipient is strictly prohibited. If you have received this document in error, do not read the information and please immediately notify sender by telephone to arrange for a return of the original documents. If you are the named recipient you are not authorized to reveal any of this information to any other unauthorized person. If you did not receive all pages listed or if pages are not legible, please immediately notify sender by phone.



CONFIDENTIALITY NOTICE: This document may contain confidential information. All information is intended only for the use of the named recipient. If you are not the named recipient, you are not authorized to read, disclose, copy, distribute or take any action in reliance on the information and any action other than immediate delivery to the named recipient is strictly prohibited. If you have received this document in error, do not read the information and please immediately notify sender by telephone to arrange for a return of the original documents. If you are the named recipient you are not authorized to reveal any of this information to any other unauthorized person. If you did not receive all pages listed or if pages are not legible, please immediately notify sender by phone.

SIGN POSTING AGREEMENT

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. Waterproof signs are provided at the time of application. If the application is mailed, you must still stop at the Development Services Front Counter 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 Development Services Front Counter at a charge of \$3.75 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 at least two feet from the ground.
- C. No barrier shall prevent a person from coming within five feet of the sign to read it.

NUMBER

- A. One sign shall be posted on each paved street frontage. Signs may be 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 a full plywood backing works best to keep the sign in place, especially during high winds.
- 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 po	sted from June	11 Z019 T	· June	26.2019	
5. REMO		<i>F</i> **		,	_

- 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 Development Services Front Counter Staff. I understand (A) my obligation to keep the sign(s) posted for (15) days and (B) where the sign(s) are to be located. I am being given a copy of this sheet.

(Applicant or Agent)

(Date)

PROJECT NUMBER: PR-2019 -002485

(Staff Member)

Rev. 1/11/05

Jaramillo, Patrick A.

From:

Quevedo, Vicente M. <vquevedo@cabq.gov>

Sent:

Monday, May 13, 2019 12:24 PM

To:

Jaramillo, Patrick A.

Subject:

Neighborhood Meeting Inquiry_San Mateo Place and Cutler_DRB

Attachments:

IDOZoneAtlasPage_H-17-Z.PDF; Neighborhood Meeting Inquiry_San Mateo Place and

Cutler_DRB.xlsx

Patrick,

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 Lin
				2824 Chama St
District 7 Coalition of Neighborhood Associations	David	Haughawout	davidh2420@comcast.net	NE
District 7 Coalition of Neighborhood Associations	Lynne	Martin	lmartin900@aol.com	1531 Espejo NE

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



Confidentiality Notice: This e-mail, including all attachments is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited unless specifically provided under the New Mexico Inspection of Public Records Act. If you are not the intended recipient, please contact the sender and destroy all copies of this message.



Affidavit

I, Patrick A. Jaramillo of Wilson & Company, Inc., Engineers & Architects make oath and say:

That I emailed notifications for Neighborhood Meeting about Future Development Action to the neighborhood contacts listed below and received no response as of today's date, May 31, 2019.

District 7 Coalition of Neighborhood Associations Lynne Martin David Haughawout

5-31-19

Date

Jaramillo, Patrick A.

From:

Jaramillo, Patrick A.

Sent:

Wednesday, May 15, 2019 9:06 AM

To:

lmartin900@aol.com

Cc:

davidh2420@comcast.net; Aragon, Benjamin M.

Subject:

Neighborhood Meeting about Future Development Action

Attachments:

19306600_VacBase Exhibit (1).pdf; IDOZoneAtlasPage_H-17-Z.PDF

Tracking:

Recipient

Delivery

Read

lmartin900@aol.com

davidh2420@comcast.net

Aragon, Benjamin M.

Delivered: 5/15/2019 9:06 AM

Read: 5/15/2019 9:07 AM

Dear Lynne Martin,

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 Right of Way Vacation proposed in or near your neighborhood before we submit an application. This would be an informal meeting where Wilson & Company, Inc., Engineers & Architects (Agent for Albuquerque Public Schools) would present the proposal, and we could discuss any ideas or concerns you may have.

Contact Information

Patrick Jaramillo (505) 348-4042 pajaramillo@wilsonco.com

Project or Development Proposal

San Mateo Place NE (between Cutler Avenue & Interstate 40 (San Mateo Interchange)

Wilson & Company, Inc., Engineers & Architects, Agent for Albuquerque Public Schools

Right of way Vacation

Regarding San Mateo Place NE cul de sac and unused right of way located east of and adjacent to Freedom High School, APS would like vacate the right of way to incorporate into our existing campus.

Per the IDO, you have 15 days from today 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 May 31, 2019.

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 email.

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: Vacating that portion of San Mateo Place NE lying between Cutler Avenue NE and Interstate 40 (San Mateo Interchange) to incorporate this property into the Freedom High School campus.

Useful Links

Integrated Development Ordinance (IDO):

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

IDO Interactive Map

https://tinyurl.com/IDOzoningmap

Sincerely,

Patrick Jaramillo, Wilson & Company, Inc., Engineers & Architects, (Agent for Albuquerque Public Schools)

Jaramillo, Patrick A.

From:

Jaramillo, Patrick A.

Sent:

Wednesday, May 15, 2019 9:06 AM

To:

davidh2420@comcast.net

Cc:

Imartin900@aol.com; Aragon, Benjamin M.

Subject:

Neighborhood Meeting about Future Development Action

Attachments:

19306600_VacBase Exhibit (1).pdf; IDOZoneAtlasPage_H-17-Z.PDF

Tracking:

Recipient

Delivery

Read

davidh2420@comcast.net

Imartin900@aol.com

Aragon, Benjamin M.

Delivered: 5/15/2019 9:06 AM

Read: 5/15/2019 9:07 AM

Dear David Haughawout,

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 Right of Way Vacation proposed in or near your neighborhood before we submit an application. This would be an informal meeting where Wilson & Company, Inc., Engineers & Architects (Agent for Albuquerque Public Schools) would present the proposal, and we could discuss any ideas or concerns you may have.

Contact Information

Patrick Jaramillo (505) 348-4042 pajaramillo@wilsonco.com

Project or Development Proposal

San Mateo Place NE (between Cutler Avenue & Interstate 40 (San Mateo Interchange)

Wilson & Company, Inc., Engineers & Architects, Agent for Albuquerque Public Schools

Right of way Vacation

Regarding San Mateo Place NE cul de sac and unused right of way located east of and adjacent to Freedom High School, APS would like vacate the right of way to incorporate into our existing campus.

Per the IDO, you have 15 days from today 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 May 31, 2019.

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 email.

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: Vacating that portion of San Mateo Place NE lying between Cutler Avenue NE and Interstate 40 (San Mateo Interchange) to incorporate this property into the Freedom High School campus.

Useful Links

Integrated Development Ordinance (IDO):

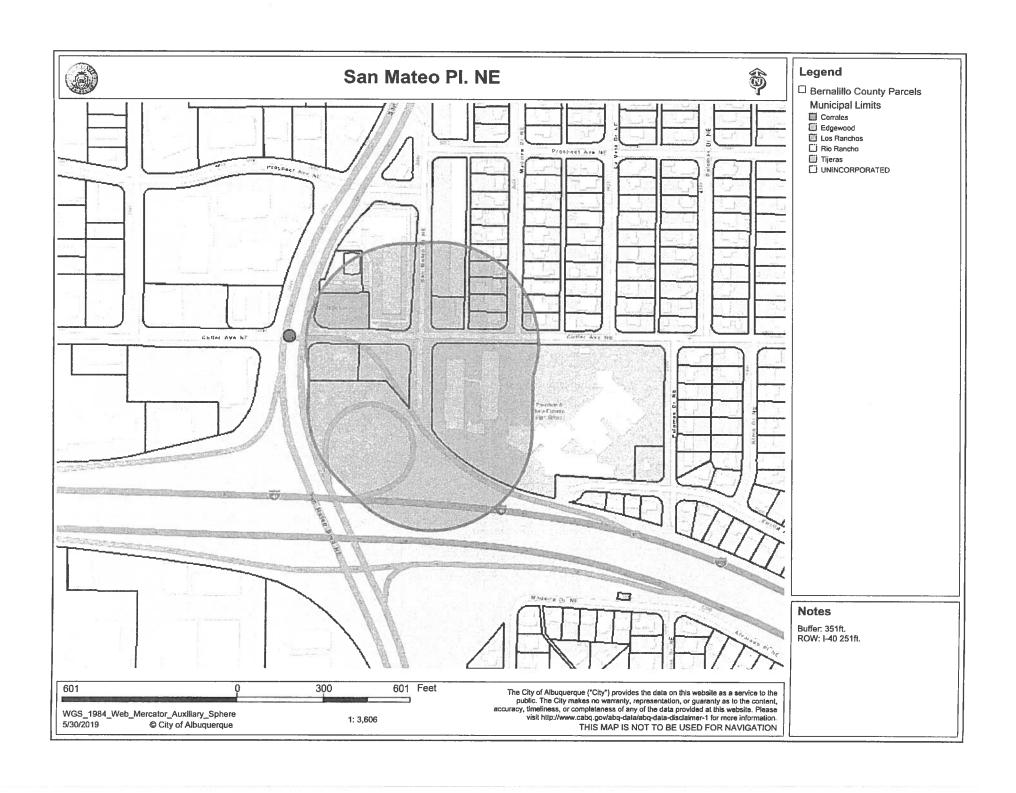
http://documents.cabq.gov/planning/IDO/IDO-Effective-2018-05-17.pdf

IDO Interactive Map

https://tinyurl.com/IDOzoningmap

Sincerely,

Patrick Jaramillo, Wilson & Company, Inc., Engineers & Architects, (Agent for Albuquerque Public Schools)



JARIWALA ROSHNI 2424 SAN MATEO BLVD NE ALBUQUERQUE NM 87110 VIGIL VALORIE & KREBBS MONIQUE 2408 MADEIRA DR NE ALBUQUERQUE NM 87110

JANSSON ROBERT J 2413 MADEIRA DR NE ALBUQUERQUE NM 87110

CORDOVA ROBERT J & LYDIA T 2414 MADEIRA DR NE ALBUQUERQUE NM 87110-4030

RAKER RICK & HERNANDEZ MARIO PO BOX 66521 ALBUQUERQUE NM 87193-6521 KILGORE BONNIE
210 DOROTHY ST NE
ALBUQUERQUE NM 87123-2813

UPFOLD ELIZABETH ANN PO BOX 35214 ALBUQUERQUE NM 87176

NM DEPT OF TRANSPORTATION PO BOX 1149 SANTA FE NM 87504-1149

BOMBACH CHARLES & CO REALTORS & GOFF ESTATE INC 8411 HARDWARE DR NE E7 ALBUQUERQUE NM 87109

JARIWALA ROSHNI 2424 SAN MATEO BLVD NE ALBUQUERQUE NM 87110 NM DEPARTMENT OF TRANSPORTATION PO BOX 1149 SANTA FE NM 87504-1149 PAINE DANA 920 MADEIRA DR NE ALBUQUERQUE NM 87108-1424

COUGHLIN LORI 2417 MADERIA DR NE ALBUQUERQUE NM 87110-4029 CITY OF ALBUQUERQUE PO BOX 1293 ALBUQUERQUE NM 87103-2248 TLNAM INC 2424 SAN MATEO BLVD NE ALBUQUERQUE NM 87110-4053

RAUGHT ROBERT J 2400 SAN MATEO PL NE ALBUQUERQUE NM 87110-4057

BOARD OF EDUCATION PO BOX 25704 ALBUQUERQUE NM 87125-0704



May 30, 2019

District 7 Coalition of Neighborhood Associations David Haughawout 2824 Chama Street NE Albuquerque, NM 87110

RE:

SUBMISSION NOTIFICATION FOR PUBLIC HEARING for REQUEST FOR RIGHT OF WAY VACATION:

SAN MATEO PLACE NE (at intersection of San Mateo Place NE and Cutler Avenue NE)

ZONE ATLAS PAGE: H-17-Z

To Whom it May Concern:

Wilson & Company, Inc. (Agent) on behalf of Albuquerque Public Schools will be submitting a request for Public Right-of-Way Vacation action. The vacation of an unused dead end portion of San Mateo Place NE right-of-way, located adjacent to Freedom High School is requested by APS so as to incorporate this property into their existing campus. The City of Albuquerque is the property owner of record for the right-of-way shown on Zone Atlas page H-17-Z (attached). APS owns the property to the East and NMDOT owns the property to the West. It is bounded on the South by the Interstate 40 Frontage Road right of way (San Mateo Interchange).

The public hearing date is scheduled for June 26, 2019 at 9 a.m. in the Plaza Del Sol Hearing Room at 600 2nd Street NW.

Thank you for your time and attention concerning this matter. If you have any questions please contact me at 505-348-4042 or Ben Aragon, P.S. at 505-348-4067.

Sincerely,

Patrick A. Jaramillo

Agent, Wilson & Company, Inc.

Patrick a. Jaramillo



May 30, 2019

District 7 Coalition of Neighborhood Associations Lynne Martin 1531 Espejo NE Albuquerque, NM 87112

RE: SUBMISSION NOTIFICATION FOR PUBLIC HEARING for REQUEST FOR RIGHT OF WAY VACATION:

SAN MATEO PLACE NE (at intersection of San Mateo Place NE and Cutler Avenue NE)

ZONE ATLAS PAGE: H-17-Z

To Whom it May Concern:

Wilson & Company, Inc. (Agent) on behalf of Albuquerque Public Schools will be submitting a request for Public Right-of-Way Vacation action. The vacation of an unused dead end portion of San Mateo Place NE right-of-way, located adjacent to Freedom High School is requested by APS so as to incorporate this property into their existing campus. The City of Albuquerque is the property owner of record for the right-of-way shown on Zone Atlas page H-17-Z (attached). APS owns the property to the East and NMDOT owns the property to the West. It is bounded on the South by the Interstate 40 Frontage Road right of way (San Mateo Interchange).

The public hearing date is scheduled for June 26, 2019 at 9 a.m. in the Plaza Del Sol Hearing Room at $600 \, 2^{nd}$ Street NW.

Thank you for your time and attention concerning this matter. If you have any questions please contact me at 505-348-4042 or Ben Aragon, P.S. at 505-348-4067.

Sincerely,

Patrick A. Jaramillo

Agent, Wilson & Company, Inc.

Patrick a. Jaramillo



May 30, 2019

Jariwala Roshni 2424 San Mateo Blvd. NE Albuquerque, NM 87110

RE:

SUBMISSION NOTIFICATION FOR PUBLIC HEARING for REQUEST FOR RIGHT OF WAY VACATION:

SAN MATEO PLACE NE (at intersection of San Mateo Place NE and Cutler Avenue NE)

ZONE ATLAS PAGE: H-17-Z

To Whom it May Concern:

Wilson & Company, Inc. (Agent) on behalf of Albuquerque Public Schools will be submitting a request for Public Right-of-Way Vacation action. The vacation of an unused dead end portion of San Mateo Place NE right-of-way, located adjacent to Freedom High School is requested by APS so as to incorporate this property into their existing campus. The City of Albuquerque is the property owner of record for the right-of-way shown on Zone Atlas page H-17-Z (attached). APS owns the property to the East and NMDOT owns the property to the West. It is bounded on the South by the Interstate 40 Frontage Road right of way (San Mateo Interchange).

The public hearing date is scheduled for June 26, 2019 at 9 a.m. in the Plaza Del Sol Hearing Room at $600 \, 2^{\text{nd}}$ Street NW.

Thank you for your time and attention concerning this matter. If you have any questions please contact me at 505-348-4042 or Ben Aragon, P.S. at 505-348-4067.

Sincerely,

Patrick A. Jaramillo

Agent, Wilson & Company, Inc.

Patrick a. Jaramillo



> TLNAM INC 2424 SAN MATEO BLVD NE ALBUQUERQUE NM 87110-4053



SHARED OWNERSHIP - COLLABORATION INTENSITY - DISCIPLINE - SOLUTIONS



4401 Masthead Street NE, Suite 150 Albuquerque, NM 87109

> DISTRICT 7 COALITION OF NEIGHBORHOOD ASSOCIATIONS ATTN: DAVID HAUGHAWOUT 2824 CHAMA STREET NE ALBUQUERQUE NM 87110

Hasier 05/31/2019 US POST/AGE \$000.50°



ZIP 87109 011E11681711

Hasler 05/31/2019 15 2051/AGE \$000.500



ZIP 87109 011E11681711



INTERISTRY - DISCIPLINE - SOLUTIONS



> COUGHLIN LORI 2417 MADERIA DR NE ALBUQUERQUE NM 87110-4029



SHARED OWNERSHIP - COLLABORATION INTENSITY - DISCIPLINE - SOLUTIONS



4401 Masthead Street NE, Suite 150 Albuquerque, NM 87109

> UPFOLD ELIZABETH ANN PO BOX 35214 ALBUQUERQUE NM 87176

Hasler 05/31/2019 \$000.500



ZIP 87109 011E11681711

Hasier 05/31/2019 \$000.500



ZIP 87109 011E11681711





Hasler 05/31/2019 \$000.500



ZIP 87109 011E11681711

CORDOVA ROBERT J & LYDIA T 2414 MADEIRA DR NE ALBUQUERQUE NM 87110-4030



SHARED OWNERSHIP • COLLABORATION INTENSITY • DISCIPLINE • SQLUTIONS



4401 Masthead Street NE, Suite 150 Albuquerque, NM 87109 Hasler 05/31/2019 US POSTAGE \$000.50^o



ZIP 87109 011E11681711

JARIWALA ROSHNI 2424 SAN MATEO BLVD NE ALBUQUERQUE NM 87110



SHARED OWNERSHIP - COLLABORATION IMFERSITY - DISCIPLINE - SOLUTIONS



Hasler 05/31/2019 US POSTAGE \$000.50°



ZIP 87109 011E11681711

RAKER RICK & HERNANDEZ MARIO PO BOX 66521 ALBUQUERQUE NM 87193-6521



SHARED CWHERSHIP - COLLABORATION INTERISTY - DISCIPLINE - SOLUTIONS



4401 Masthead Street NE, Suite 150 Albuquerque, NM 87109 Hasler 05/31/2019 \$000.500



ZIP 87109 011E11681711

NM DEPARTMENT OF TRANSPORTATION PO BOX 1149 SANTA FE NM 87504-1149



SHARED OWNERSHIP - COLLABORATION INTENSITY - DISCIPLINE - SOLUTIONS



Hasler 05/31/2019 US POSTAGE \$000.500



ZIP 87109 011E11681711

CITY OF ALBUQUERQUE PO BOX 1293 ALBUQUERQUE NM 87103-2248



SHARED OWNERSHIP - COLLABORATION INTERISTY - DISCIPLINE - SOLUTIONS



4401 Masthead Street NE, Suite 150 Albuquerque, NM 87109 Hasler 05/31/2019 \$000.500



ZIP 87109 011E11681711

BOARD OF EDUCATION PO BOX 25704 ALBUQUERQUE NM 87125-0704





Hasler 05/31/2019 \$000.500



ZIP 87109 011E11681711

JANSSON ROBERT J 2413 MADEIRA DR NE ALBUQUERQUE NM 87110



SHARED OWNERSHIP - COLLABORATION INTENSITY - DISCIPLINE - SOLUTIONS



4401 Masthead Street NE, Suite 150 Albuquerque, NM 87109 Hasier 05/31/2019 US POSTAGE \$000.500



ZIP 87109 011E11681711

KILGORE BONNIE 210 DOROTHY ST NE ALBUQUERQUE NM 87123-2813





Haster 05/31/2019 \$000.500



ZIP 87109 011E11681711

BOMBACH CHARLES & CO REALTORS & GOFF ESTATE INC 8411 HARDWARE DR NE E7 ALBUQUERQUE NM 87109



SHARED OWNERSHIP • COLLABORATION INTENSITY • DISCIPLINE • SOLUTIONS



4401 Masthead Street NE, Suite 150 Albuquerque, NM 87109 Hasler 05/31/2019 USEPSEASE \$000.500



ZIP 87109 011E11681711

PAINE DANA
920 MADEIRA DR NE
ALBUQUERQUE NM 87108-1424



SHARED OWNERSHIP • COLLABORATION PITENSITY • DISCIPLINE • SOLUTIONS



> DISTRICT 7 COALITION OF NEIGHBORHOOD ASSOCIATIONS ATTN: LYNNE MARTIN 1531 ESPEJO NE ALBUQUERQUE NM 87112

Hasler 05/31/2019 \$000.509



ZIP 87109 011E1168171





PO Box 94000 Albuquerque, NM 87199-4000 505.348.4000

SUNFLOWER BANK 22400 CHECK DATE

May 31, 2019

PAY Six Hundred Thirty Five and 00/100 Dollars

City of Albuquerque Planning Department PO Box 1293 Albuquerque, NM 87103

635.00

YOID AFTER 90 DAYS

AMOUNT

Application Fee

TWO SIGNATURES REQUIRED OVER \$50,000.00

#224664# #101100621#0109146348#