

APPLICATION NO. 06AA-01793 | PROJECT NO. 1000572
 PROJECT NAME TRACT B THE PRESIDIO
 EPC APPLICATION NO.
 APPLICANT / AGENT CURTIS PROCTOR | PHONE NO. 761-9700
 ZONE ATLAS PAGE K-21
 (SDP for SUB), (SDP for BP), (FINAL PLATS), (MASTER DEV PLAN), (IR) **(AA)**

ONE STOP COMMENT FORM LOG

HYDROLOGY DEV (505) 924-3986

PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <u>BAB</u>	DATE <u>1/9/06</u>	DATE

COMMENTS:

UTILITY DEV (505) 924-3989

PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <u>NSF</u>	DATE <u>12/27/06</u>	DATE

COMMENTS:

TRANSPORTATION DEV (505) 924-3990

PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <u>NSF</u>	DATE <u>12/26/06</u>	DATE
	DATE <u>3/20/07</u>	DATE

COMMENTS:
SEE SITE PLAN MARKED "TRANSP."

PARKS AND REC (505) 768-5328

PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED	DATE	DATE

COMMENTS:

PLANNING (505) 924-3858

PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED <u>RBS</u>	DATE <u>21 Mar 07</u>	DATE

COMMENTS:
Remodel of existing warehouse building: new facade, new partial second floor, new track docks.
RBS

Revised 3/3/04

(Return form with plat / site plan)

01/09/07
02/13/07

94



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City of Albuquerque



DEVELOPMENT/ PLAN REVIEW APPLICATION

Supplemental form		Supplemental form	
SUBDIVISION	S	ZONING & PLANNING	Z
<input type="checkbox"/> Major Subdivision action		<input type="checkbox"/> Annexation	
<input type="checkbox"/> Minor Subdivision action		<input type="checkbox"/> County Submittal	
<input type="checkbox"/> Vacation	V	<input type="checkbox"/> EPC Submittal	
<input type="checkbox"/> Variance (Non-Zoning)		<input type="checkbox"/> Zone Map Amendment (Establish or Change Zoning)	
SITE DEVELOPMENT PLAN	P	<input checked="" type="checkbox"/> Sector Plan (Phase I, II, III)	
<input checked="" type="checkbox"/> ...for Subdivision Purposes (AMENDMENT)		<input checked="" type="checkbox"/> Amendment to Sector, Area, Facility or Comprehensive Plan	
<input type="checkbox"/> ...for Building Permit		<input type="checkbox"/> Text Amendment (Zoning Code/Sub Regs)	
<input type="checkbox"/> IP Master Development Plan			
<input type="checkbox"/> Cert. of Appropriateness (LUCC)	L		
STORM DRAINAGE		APPEAL / PROTEST of...	A
<input type="checkbox"/> Storm Drainage Cost Allocation Plan	D	<input type="checkbox"/> Decision by: DRB, EPC, LUCC, Planning Director or Staff, ZHE, Zoning Board of Appeal	

PRINT OR TYPE IN BLACK INK ONLY. The applicant or agent must submit the completed application in person to the Planning Department Development Services Center, 600 2nd Street NW, Albuquerque, NM 87102. Fees must be paid at the time of application. Refer to supplemental forms for submittal requirements.

APPLICANT INFORMATION:

NAME: TED WATERMAN, PRESIDENT PHONE: 505-248-1688
 ADDRESS: P.O. BOX 27500 CITY: ALBUQUERQUE STATE NM ZIP: 87125
 FAX: 505-248-1705 E-MAIL: _____

Proprietary interest in site: OWNER List all owners: _____

AGENT (if any): DEKKER / PERICH / SABATINI PHONE: 505-761-9700
 ADDRESS: 7601 JEFFERSON BLVD. #100 CITY: ALBUQUERQUE STATE NM ZIP: 87109
 FAX: 505-761-4222 E-MAIL: curtis@dpdesign.org

DESCRIPTION OF REQUEST ADMIN. AMENDMENT TO PREVIOUSLY APPROVED
ADMIN. AMENDMENT. BUILDING ELEVATION AND SITE PLAN MODIFICATIONS

Is the applicant seeking incentives pursuant to the Family Housing Development Program? Yes. No.

SITE INFORMATION: ACCURACY OF THE LEGAL DESCRIPTION IS CRUCIAL! ATTACH A SEPARATE SHEET IF NECESSARY.

Lot or Tract No: 1B Block: _____ Unit: _____
 Subdiv. / Addn: LENKURT PROPERTIES (TO BE REPLATED AS TRACT B THE PRESIDIO)
 Current Zoning: SU-1 Proposed zoning: SU-1 (NO CHANGE)
 Zone Atlas page(s): K-21-Z No. of existing lots: 1 No. of proposed lots: 1
 Total area of site (acres): _____ Density if applicable: _____ dwellings per gross acre: _____ dwellings per net acre: _____
 Within city limits? Yes. No , but site is within 5 miles of the city limits.) Within 1000FT of a landfill? No
 UPC No. See Attached Sheet MRGCD Map No. N/A
 LOCATION OF PROPERTY BY STREETS: On or Near: MORRIS (501 MORRIS)
 Between COPPER and CHICO

CASE HISTORY:

List any current or prior case number that may be relevant to your application (Proj., App., DRB-, AX, Z, V, S, etc.):
DRB - 99-17, AA-99-15

Check-off if project was previously reviewed by Sketch Plat/Plan , or Pre-application Review Team . Date of review: 11/21/06

SIGNATURE Curtis Proctor DATE 12/22/06
 (Print) CURTIS PROCTOR, DEKKER/PERICH/SABATINI Applicant _____ Agent

FOR OFFICIAL USE ONLY

Form revised 4/04

<input type="checkbox"/> INTERNAL ROUTING	Application case numbers	Action	S.F.	Fees
<input checked="" type="checkbox"/> All checklists are complete	<u>06 AA - 01793</u>	<u>ASPS</u>	<u>P(4)</u>	\$ <u>45.00</u>
<input checked="" type="checkbox"/> All fees have been collected	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> All case #s are assigned	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> AGIS copy has been sent	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Case history #s are listed	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> Site is within 1000ft of a landfill	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> F.H.D.P. density bonus	_____	_____	_____	\$ _____
<input checked="" type="checkbox"/> F.H.D.P. fee rebate	_____	_____	_____	\$ _____
	Hearing date <u>AA</u>			Total \$ <u>45.00</u>

Sandy Handley 12/26/06
 Planner signature / date

Project # 1000572

December 22, 2006

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

**Re: Application for Administrative Amendment
Factory Reutilization Project**

Street Address: 501 Morris NE (Lot 1B Lenkurt Properties)

**Legal Address: Lots 1-B, 2, 3, 5-A, 6, 7, and 8 Lenkurt Properties; Situate within Section 21,
Township 10 North, Range 4 East**

To be Re-Platted as Tract B The Presidio

Location: Existing Factory/Manufacturing Building between I-40 and Eubank Blvd.

Case History: DRB-99-17, Z-98-114

To Whom It May Concern:

On behalf of our client, MW Development LLC., Dekker/Perich/Sabatini submits to you, a *Site Plan for Administrative Amendment* for the above mentioned project.

The justification for the change to the previously approved Administrative Amendment is due to the proposed addition of 22,820 sf of second floor office space to the building; which is a 12% increase of heated space of the original square footage of the building, and the original Administrative Amendment. Also the treatment of the renovated façade is proposed to be significantly different than what is proposed in the original Administrative Amendment. And subsequently additional parking will be provided.

The purpose of the project is to reutilize this building to create 207,050 sf for manufacturing, warehouse, office, and possible retail space. This will be accomplished by a remodel of the existing warehouse building by providing a new façade to the building, adding a partial second floor for office space of approximately 22,820 sf, and additional truck docking area.

We feel that this project will be a benefit to the community because it will transform this long under utilized building into a community asset; by providing additional community services and employment opportunity to the area. This project also features close proximity to Karl Malone Toyota to the northwest and Wal-Mart to the west.

The zoning, SU-1 with permissive and conditional uses of IP Zone, will remain unchanged, however, lot lines will be reconfigured internally to create infrastructure for the required parking, which at this time exceeds the City's minimum parking requirements. Over 16,000 sf of landscaping associated with the creation of the parking areas will be provided. Tree lined pedestrian friendly connections and jogging path from an extension of Copper Road are planned. All dock areas and refuse enclosures will be screened from Copper Road. Water features at the main entry points will further add to the pedestrian friendly ambiance of the new development.

The project will be called "Copper Pointe", and from an aesthetic standpoint this means that new materials and the commercial branding will be centered on this theme. Corrugated metal panels with factory painted finishes to match real copper will be used to highlight certain aspects of the façade. New facades will also feature brick and may feature specialized glazing to recall historic factory architecture.

If you have any questions regarding anything contained herein please do not hesitate to email my office @ curtisp@dpsdesign.org

Dekker/Perich/Sabatini Ltd.

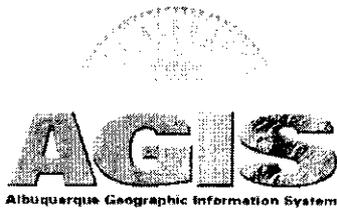


Curtis R. Proctor, AIA LEED AP
Project Manager

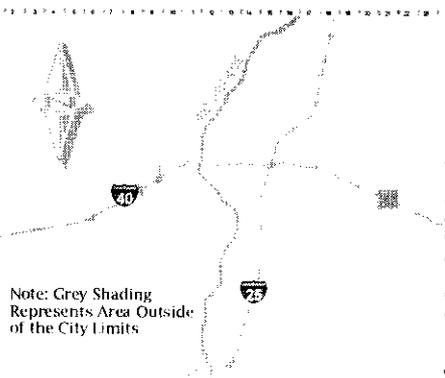
file,
Ted Waterman, MW Development, LLC



For more current information and more details visit: <http://www.cabq.gov/gis>



Map amended through: 10/25/2006



Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:

K-21-Z

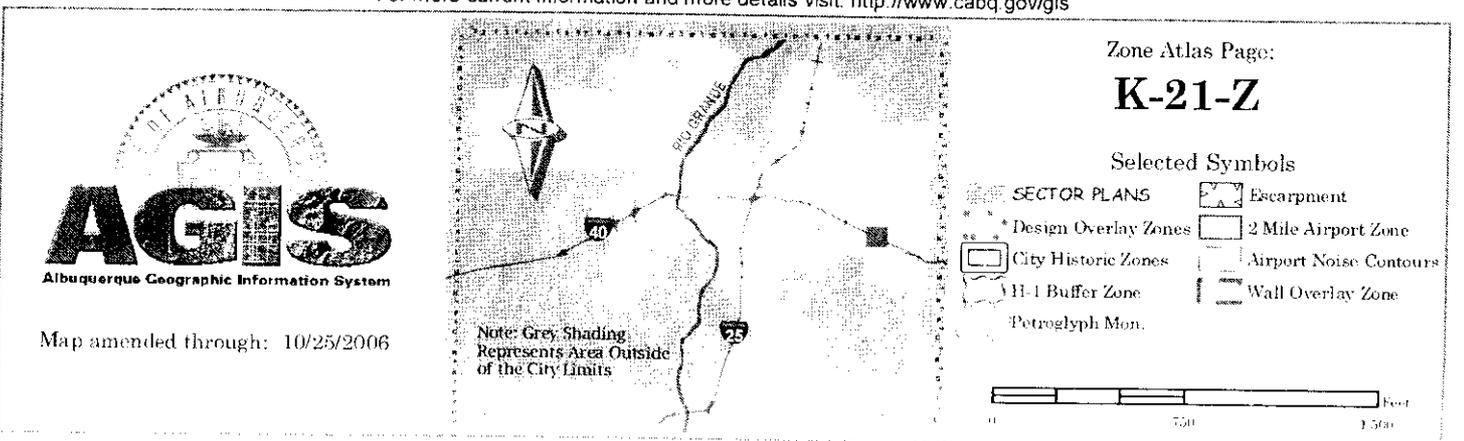
Selected Symbols

- | | | | |
|--|----------------------|--|------------------------|
| | SECTOR PLANS | | Escarpment |
| | Design Overlay Zones | | 2 Mile Airport Zone |
| | City Historic Zones | | Airport Noise Contours |
| | H-1 Buffer Zone | | Wall Overlay Zone |
| | Petroglyph Mon. | | |





For more current information and more details visit: <http://www.cabq.gov/gis>



ADMINISTRATIVE AMENDMENT INFORMATION SHEET

The Planning Department is authorized to approve minor changes to approved Site Development Plans. Minor changes may include expansion of building square footage not greater than 10% and/or other changes that will not have a harmful impact on adjacent property or street circulation. Refer to *Zoning Code* Section 14-16-2-22(A)(6).

Application Requirements

Administrative Amendment Applications are submitted at the Development and Building Services front counter. Each request is assigned an Application number and a Project number. Applications must include the following:

- Completed Application Form with fee submittal
- Letter of Authorization from the Property Owner (if application is submitted by an agent)
- Zone Atlas* page clearly denoting the subject site
- Copy of the most recent Official Notice of Decision pertaining to the subject site
- A letter describing the project and indicating the percent change in heated square footage (if applicable)
- 1 copy of the previously approved plan set (typically the DRB-approved set)
- 5 copies of the revised plan, including all relevant plan sheets. The plans must be clearly dated and labeled as revisions and all proposed changes must be clearly denoted. Changes to parking calculations, landscaping calculations and similar plan elements must be clearly indicated.
- Materials pertinent to Notification (if applicable, see below)

Notification

Amendments proposing a building expansion of more than 2% of the approved square footage and/or amendments which may substantially aggrieve* any person require notification by the applicant. In such instances, the *Zoning Code* requires notification to 2 officers of all Recognized Neighborhood Associations that bound or are adjacent to the subject site and notification to adjacent property owners. The term "adjacent," as it relates to Administrative Amendments, includes property contiguous to the subject site and property that would be contiguous if not for public rights-of-way. Therefore, properties across an alley or street from the subject site are considered adjacent. When notification is required, the following materials must be submitted with the application:

- Developer Inquiry Sheet (completed) from the Office of Neighborhood Coordination (924-3914) plus Notifying Letter (copy) and Certified Mail Receipts
- Zone Atlas* page highlighting adjacent properties (for which notice has been provided), List of adjacent property owners receiving notice, Notifying Letter (copy) and Certified Mail Receipts

Ownership of adjacent property can be determined by using the Bernalillo County Assessor's web site:

www.bernco.gov/assessor. **Notification letters** must clearly describe the project, identify the location of the subject property, provide a phone number for a project contact person, and indicate the phone number for the City Planning Department: 924-3860. The reverse side of this form provides a sample notification letter. Failure to adequately notify may result in delay, denial or forfeiture of approval.

Process / Timeframe

Upon receipt of a complete application, the request is reviewed by Hydrology, Utility Development, and Transportation Planning before final review by the Development Review Division. Oftentimes the Zoning Enforcement office also reviews the submittal, particularly if the request relates to signage. The entire process typically takes 10 or more business days.

Appeal

There is a 15-day period from the date of the final approval for filing appeals with the Planning Department. Appeals to Administrative Amendments are made to the City Council through the Land Use Hearing Officer.

* Applicants who have reason to believe that one or more persons may be substantially aggrieved by a proposed Administrative Amendment shall comply with the Notification process specified above. Significant delays will result if the Development Review Division determines that adequate Notification has not been provided.

06096
G/COR
12/21/06

December 21, 2006

To Whom It May Concern:

I, Ted Waterman give Dekker/Parish/Sabatini Ltd. permission to act as agent on behalf of

Ted A Waterman, M W Development, LLC in regards to all EPC and DRB matters pertaining

to the project at 501 Morris (Copper Pointe).

Thank you,



Ted A. Waterman
Managing Partner
MW Development

E-Mail: waterman@watermaninc.net

City of Albuquerque
Planning Department
Development Services Division
P.O. Box 1293
Albuquerque, New Mexico 87103

Date: October 16, 1998

OFFICIAL NOTIFICATION OF DECISION

Cinemark USA Inc.
7502 Greenville Ave.
Suite 800 LB-9
Dallas, Tx 75231

FILE: Z-98-114

LEGAL DESCRIPTION: Lenkurt Site, zoned SU-1 Industrial Park, located on the northwest corner of Morris Street NE and Chico Road south of I-40, containing approximately 50 acres. (K-21) Russell Brito, Staff Planner

On October 15, 1998, the Environmental Planning Commission voted to approve Z-98-114, a site development plan for subdivision, for the Lenkurt Site, zoned SU-1 for Industrial Park, based on the following Findings and subject to the following Conditions:

FINDINGS:

1. This is a request for approval of a site development plan for subdivision which proposes to create eight lots out of an existing, approximately 50 acre site located at the northwest corner of the Chico Road and Morris Street intersection.
2. The submittal furthers the applicable Goals and policies of the *Comprehensive Plan* by creating the opportunity for a variety and choice in work areas and life styles. It proposes new commercial development located in an existing commercially zoned area.
3. The submittal meets the requirements of the *Zoning Code* by specifying all of the elements of a site development plan for subdivision.
4. The applicant has taken measures to reduce off-site impacts relative to noise, lighting, pollution, and traffic on nearby residential environments, but it would appear that some level of off-site impact is unavoidable.

CONDITIONS:

1. The minimum building setbacks for each lot shall be specified in the form of a summary table or list on Sheet 1.

OFFICIAL NOTICE OF DECISION

OCTOBER 15, 1998

Z-98-114

PAGE 2

2. The Building Height criteria on sheet 6 shall be eliminated since the applicant has now specified building height maximums for each lot on the site plan.
-

On October 15, 1998, the Environmental Planning Commission voted to approve Z-98-114, a site development plan for building permit, for an approximately 22.4 acre portion of the Lenkurt Site (Lot 3, Lenkurt Site), zoned SU-1 for Industrial Park, based on the following Findings and subject to the following Conditions of Approval.

FINDINGS:

1. This is a request for approval of a site development plan for building permit for an approximately 21.66 acre site (Lot 3) located at the northwest corner of the Chico and Morris Streets intersection. The proposed use for this site is a 96,000 sq. ft. movie theater with 20 screens.
2. The submitted site plan furthers the applicable Goals and policies of the *Comprehensive Plan* by creating a variety and choice in work areas and life styles. It proposes new development that shall respect existing neighborhood, environmental, and social conditions and resources, located in an existing commercially zoned area.
3. The submittal will be adequate with some additions and changes.
4. The applicant has taken measures to reduce off-site impacts relative to noise, lighting, pollution, and traffic on nearby residential environments, but it would appear that some level of off-site impact is unavoidable.
5. In addition to the transportation improvements and/or monetary contributions for appropriate transportation infrastructure, the applicant has agreed to provide the sum of \$50,000 to be used for traffic operation improvements within the vicinity of the site when the City determines that such improvements are warranted.
6. We urge the applicant to consider co-location of cellular antennas on their building.

CONDITIONS:

1. The color range of the tile accent panels on the elevations shall be specified. The color for the "mid-earthtoned," split faced block on the east elevation shall be specified to match the other facades.
2. Lighting for the monument signs shall be down lighting to minimize fugitive and reflected light.
3. No pole mounted signage.
4. No off premise billboard signs.

5. All cellular antennas shall be integrated architecturally into the proposed building architecture.
6. Provide bike storage at the theater at 400 square feet and the future hotel at 400 square feet.
7. Signage shall be limited as follows:
 - pads less than 10,000 square feet shall have a maximum letter size of 3 feet
 - pads greater 10,000 square feet shall have a maximum letter size of 4 feet.
 - any major buildings shall have a maximum letter size of 5 feet.
8. Building mounted signage shall not face any residential site, to the east and south.
9. Cut through access through parking lots shall be eliminated at any main interior drives. Planted medians with sidewalks shall be added with shade trees at 25 feet on center and 5 x 5 planters. The medians shall be a minimum of 10 feet wide.
10. Way finding signage to the site shall be established.
11. All non building mounted signage shall be monument signage.
12. All pedestrian way crossings at drive aisles shall have textured concrete or alternative surface to asphalt. The pedestrian crossing shall be a minimum of 6 feet in width.
13. The parking allowed on all lots with the exception of Lot 3 shall be limited to the minimum is the maximum per the designated use. Lot 3 shall be restricted to 1 space per 3.3 seats.
14. Street trees along Chico and Morris shall be large calliper Sycamore trees; a recommended calliper size will be 3 ½ inches diameter.
15. Sidewalks to the east and west side of the theater shall be a minimum of 15 feet in width with shade trees in 5 x 5 planters at 25 feet on center.
16. The top of all HVAC equipment shall be less than or equal to the top of any screening or parapets. The existing building when remodeled shall conform to this requirement.
17. Reduce the drives to Chico and Morris to 24 feet or to the extent allowed by the Traffic Engineering Office.
18. Architectural design guidelines shall be developed for the pads. They shall be specific as to the use of the materials offsets and design features. All architectural guidelines shall be submitted to the EPC prior to any future development on the site with the exception of Lot 3.
19. Traffic Engineer Conditions of approval should include:
 - Implementation of and/or monetary contributions for appropriate transportation infrastructure as required by the Traffic Impact Study. The mitigation measures as negotiated by the Developer and the Traffic Engineer will be specified for inclusion on the required infra-structure list to be approved

OFFICIAL NOTICE OF DECISION

OCTOBER 15, 1998

Z-98-114

PAGE 4

- by the DRB as part of site plan sign-off.
- Construction of various on-site and off-site improvements as negotiated by the Developer and the Traffic Engineer, including -
 - ... modifications access points to the adjacent shopping center;
 - ... signalization of the Morris/Elizabeth and Central intersection.
 - The site access facilities, internal circulation pattern, and structure - driveway locations, orientation, & configuration must be to the satisfaction of the Traffic Engineer.
 - Provision of adequate pedestrian circulation with disabled features within the development and to the adjacent streets. Unidirectional handicapped ramps should be used at all entrances.
 - Provision of adequate parking with standard dimensions.
 - Coordination of refuse container locations and access with the Solid Waste Department.
 - Coordination of pedestrian and bicycle access to the adjacent streets and transit enhancement features with the Transit Department.
 - Coordination of fire lanes and emergency access locations with the Fire Department.
 - Provision of a bicycle facility within the site that connects to the Interstate 40 Bikeway.
 - Location of walls, fences, and signs must meet the clear sight distance requirements.
 - The site plan must identify surrounding uses and provide dimensions where appropriate, i.e., structures, street rights-of-way, medians, drive aisles, parking spaces, walls, signs, etc.

IF YOU WISH TO APPEAL THIS DECISION, YOU MUST DO SO BY OCTOBER 30, 1998 IN THE MANNER DESCRIBED BELOW. A NON-REFUNDABLE FILING FEE OF \$50 IS REQUIRED AT THE TIME THE APPEAL IS FILED.

Appeal to the City Council: Persons aggrieved with any determination of the Environmental Planning Commission acting under this ordinance and who have legal standing as defined in Section 14-16-4-4.B.2 of the City of Albuquerque Comprehensive Zoning Code may file an appeal to the City Council by submitting written application on the Planning Department form to the Planning Department within 15 days of the Planning Commission's decision. The date the determination in question is issued is not included in the 15-day period for filing an appeal, and if the fifteenth day falls on a Saturday, Sunday or holiday as listed in the Merit System Ordinance, the next working day is considered as the deadline for filing the appeal. The City Council may decline to hear the appeal if it finds that all City plans, policies and ordinances have been properly followed. If it decides that all City plans, policies and ordinances have not been properly followed, it shall hear the appeal. Such appeal, if heard, shall be heard within 45 days of its filing.

YOU WILL RECEIVE NOTIFICATION IF ANY OTHER 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. SUCCESSFUL APPLICANTS ARE REMINDED THAT OTHER REGULATIONS OF THE CITY MUST BE COMPLIED WITH, EVEN AFTER APPROVAL OF THE REFERENCED APPLICATION(S).

Sincerely,


FOR Bob McCabe
Planning Director

BM/RB/ac

- cc: John A. Myers 6400 Uptown Blvd. NE Suite 100-W Albuquerque, NM 87110
Jane Holliday South Los Altos N.A. 328 Espejo NE Albuquerque, NM 87123
Donna Fox South Los Altos N.A. 200 General Chenault NE Albuquerque, NM 87123
John Donnellon Towne Park Plaza H.O.A. 10815 Griffith Park NE Albuquerque, NM 87123
Mark Harberts Mile High N.A. 626 Grace NE Albuquerque, NM 87123
Mike Garcia Mile High N.A. P.O. Box 23211 Albuquerque, NM 87129
Harold Daum Princess Jeanne N.A P.O. Box 11846 Albuquerque, NM 87192 -0846 Anthony Carrillo Princess
Jeanne N.A. 11304 Love Avenue, NE Albuquerque, NM 87112
Jeanne H. Hamrick, 10500 Schenley Park Rd. NE, Albuquerque, NM 87123-4816
Jane Marceau, 345 Maxine NE, Albuquerque, NM 87123
Maxine L. Spencer, 624 Gretta NE, Albuquerque, NM 87123
Lawrence Ball, 621 Gretta NE, Albuquerque, NM 87123
Kathy Venice, 629 Gretta NE, Albuquerque, NM 87123
Jeanette Carrillo, 10912 Central Pr. Dr. NE, Albuquerque, NM 87123
Jim Danek, 11021 La Grange Dr. NE, Albuquerque, NM 87123
Chris Gunning, 6801 Jefferson NE, Albuquerque, NM 87110
Representative Mimi Stewart, 313 Moon NE, Albuquerque, NM 87123
Dan Segura, 408 Shirley NE, Albuquerque, NM 87123
Terry Brown, P.O. Box 92051, Albuquerque, NM 87199
Jeanette Carrillo, 10912 Central Pr. Dr. NE, Albuquerque, NM 87123
Joanne Darrow, 11028 Griffith Pr. NE, Albuquerque, NM 87123
Ruth King, 10916 Clyburn Park Dr. NE, Albuquerque, NM 87123
John McReynolds, 10732 Pennyback NE, Albuquerque, NM 87123
Dan Segura, 10732 Shirley NE, Albuquerque, NM 87123
Stefen Verchinski, 2700 Uptown NE, Albuquerque, NM 87110

7005 1620 0001 2729 9865

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Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 5.12

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 Street, Apt. No.,
 or PO Box No. *Towne Park N.A.*
 City, State, ZIP+4 *10824 Penna. Ave. NE
 ALBUQU. NM 87123*

PS Form 3800, June 2002

See Reverse for Instructions

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Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 5.12

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Sent To *Kathleen Gardiner Princes*
 Street, Apt. No.,
 or PO Box No. *1075 Beth. Ave*
 City, State, ZIP+4 *Albu. NM 87112*

PS Form 3800, June 2002

See Reverse for Instructions

7005 1620 0001 2729 9858

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Postage	\$ 0.87
Certified Fee	2.40
Return Receipt Fee (Endorsement Required)	1.85
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 5.12

Postmark
Here

Sent To *Andrew Baughman*
 Street, Apt. No.,
 or PO Box No. *Princes Jeffrey N.A.*
 City, State, ZIP+4 *1112 Constitution Ave NE
 ALBUQU. NM 87112*

PS Form 3800, June 2002

See Reverse for Instructions

7005 1620 0001 2729 9995

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Postage	\$ 0.87
Certified Fee	2.40
Return Receipt Fee (Endorsement Required)	1.85
Restricted Delivery Fee (Endorsement Required)	
Total Postage & Fees	\$ 5.12

Postmark
Here

Sent To *Jeanne Hamrick Towne Park N.A.*
 Street, Apt. No.,
 or PO Box No. *10500 Schenley NE*
 City, State, ZIP+4 *Albuquerque, NM 87123*

PS Form 3800, June 2002

See Reverse for Instructions



City of Albuquerque

PLEASE NOTE: The Neighborhood Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter - you will need to get an updated letter from our office. It is your responsibility to provide current information - outdated information may result in a deferral of your case.

Date: December 20, 06

TO CONTACT NAME: Curtis Proctor
 COMPANY/AGENCY: Dekker/Perich/Sabatini
 ADDRESS/ZIP: 7601 Sefferson Blvd. NE # 100
 PHONE/FAX #: 761-9700 (FOX - 761-4222)

Thank you for your inquiry of 12-20-06 (date) requesting the names of **Recognized**

Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at 501 Morris NE Between I-40 and Eubank, Tracts A and B The Presidio - Being a Replat zone map page(s) K-21 OF LOTS 1-B, 2, 3, 5-A, 6, 7 and 8, The Lenkurt Property Sec. 21, T10N, R4E

Our records indicate that the **Recognized Neighborhood Association(s)** affected by this proposal and the contact names are as follows:

Princess Jeanne N.A.
 Neighborhood Association
 Contacts: Andrew Baughman
1112 Constitution Ave.
NE-87112 - 681-8156(w)
Kathleen Sardine
1075 Betts NE-87112
293-1968(w)

Towne Park N.A.
 Neighborhood Association
 Contacts: L. Scott Varner
10824 Pennyback NE/87123
294-7791(w)
Seanne Hamrick
10500 Schenley NE/87123
291-1504(w)

See reverse side for additional Neighborhood Association Information: YES { } NO {X}

Please note that according to O-92 you are required to notify each of these contact persons by **CERTIFIED MAIL, RETURN RECEIPT REQUESTED, BEFORE** the Planning Department will accept your application filing. **IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

Dalaina L. Carmona
 OFFICE OF NEIGHBORHOOD COORDINATION

Attention: Both contacts per neighborhood association need to be notified.

NOTICE TO APPLICANTS

Suggested Information for Neighborhood Notification Letters... Applicants for Zone Change, Site Plan, Sector Development Plan approval or an amendment to a Sector Development Plan by the EPC, DRB, LUCC, etc. are required under Council Bill O-92 to notify all affected recognized neighborhood associations **PRIOR TO FILING THE APPLICATION TO THE PLANNING DEPARTMENT.** Because the purpose of the notification is to ensure communication as a means of identifying and resolving problems early, it is essential that the notification be fully informative.

We recommend that the Notification Letter include the following information:

- The street address of the subject property.
- The legal description of the property, including lot or tract number (if any), block number (if any), and name of the subdivision.
- A physical description of the location, referenced to streets and existing land uses.
- A complete description of the actions requested of the EPC:
- If a **ZONE CHANGE OR ANNEXATION**, the name of the existing zone category and primary uses and the name of the proposed category and primary uses (i.e., "from the R-T Townhouse zone, to the C-2 Community Commercial zone").
- If a **SITE DEVELOPMENT OR MASTER DEVELOPMENT PLAN** approval or amendments describe the physical nature of the proposal (i.e., "an amendment to the approved plan to allow a drive-through restaurant to be located just east of the main shopping center entrance off Montgomery Blvd.").
- If a **SECTOR DEVELOPMENT PLAN OR PLAN AMENDMENT** a general description of the plan area, plan concept, the mix of zoning and land use categories proposed and description of major features such as location of significant shopping centers, employment centers, parks and other public facilities.
- The name, address and telephone number of the applicant and of the agent (if any). In particular the name of an individual contact person will be helpful so that neighborhood associations may contact someone with questions or comments.

Information from the Office of Neighborhood Coordination (ONC)

The following information should always be in each application packet that you submit for an EPC or DRB application. Listed below is a "Checklist" of the items needed.

- [] ONC's "Official" Letter to the applicant and "Attachment A" (if there are associations). A copy must be submitted with application packet **-OR-**
- [] The ONC "Official" Letter (if there are no associations). A copy must be submitted with application packet.
- [] Copies of Letters to Neighborhood Associations (if there are associations). A copy must be submitted with application packet.
- [] Copies of the certified receipts to Neighborhood Associations (if there are associations). A copy must be submitted with application packet.

Just a reminder - Our ONC "Official" Letter is only valid for a one (1) month period and if you haven't submitted your application by this date, you will need to get an updated letter from our office.

(Below this line for ONC use only)

Date of Inquiry: 12-20-06 Time Entered: 3:32pm ONC Rep. Initials: DC

December 21, 2006

Andrew Baughman
Princess Jeanne N.A.
1112 Constitution Ave. NE
Albuquerque, NM 87112

Kathleen Jardine
Princess Jeanne N.A.
1075 Betts NE
Albuquerque, NM 87112

L. Scott Varner
Towne Park N.A.
10824 Pennyback NE
Albuquerque, NM 87123

Jeanne Hamrick
Towne Park N.A.
10500 Schenley NE
Albuquerque, NM 87123

**Re: Application for Administrative Amendment
Factory Reutilization Project**

Street Address: 501 Morris NE (Lot 1-B)

Legal Address: Lots 1-B, 2, 3, 5-A, 6, 7, and 8 Lenkurt Properties; Situate within Section 21,
Township 10 North, Range 4 East

Location: Existing Factory/Manufacturing Building between I-40 and Eubank Blvd.

Case History: DRB-99-17, Z-98-114

All:

On behalf of our client, MW Development, LLC, Dekker/Perich/Sabatini submits to you, this notification of submittal to the City of Albuquerque for a *Site Plan for Administrative Amendment* for the above mentioned project.

The intent of the project is to remodel the existing warehouse building by providing a new façade to the building, adding a partial second floor for office space of approximately 20,000 sf, and additional truck docking area. The purpose of the remodel is to reutilize this building to create approximately 200,000 sf for manufacturing, warehouse, office, and possibly retail tenants. We feel that this project will be a benefit to the community because it will transform this under utilized building into a community asset; by providing additional community services and employment opportunity to the area. This project also features close proximity to Karl Malone Toyota to the northwest and Wal-Mart and Lowe's to the east.

The zoning, SU-1 with permissive and conditional uses of IP Zone, will remain unchanged, however, lot lines will be reconfigured internally to create infrastructure for the required parking, which at this time exceeds the City's minimum parking requirements. Over 16,000 sf of landscaping associated with the creation of the parking areas will be provided. Tree lined pedestrian friendly connections and jogging path from an extension of Copper Road are planned. All dock areas and refuse enclosures will be screened from Copper Road. Water features at the main entry points will further add to the pedestrian friendly ambiance of the new development.

The project will be called "Copper Pointe", and from an aesthetic standpoint this means that new materials and the commercial branding will be centered on this theme. Corrugated metal panels with factory painted finishes to match real copper will be used to highlight certain aspects of the façade. New facades will also feature brick and specialized glazing to recall historic factory architecture.

If you have any questions regarding anything contained herein please do not hesitate to email my office @ curtisp@dpsdesign.org

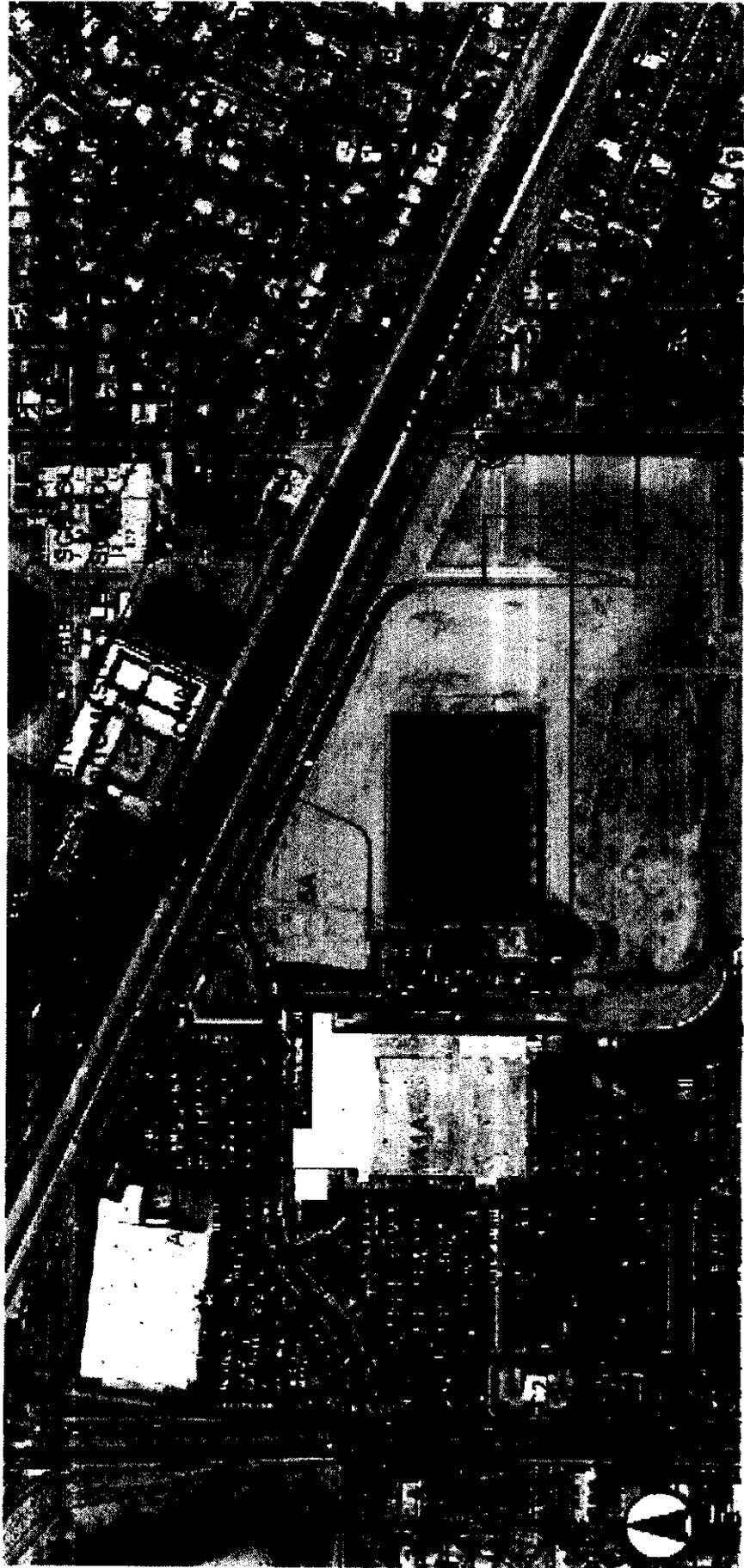
Dekker/Perich/Sabatini Ltd.



Curtis R. Proctor, AIA LEED AP
Project Manager

File:

Encl: Site Plan
Elevations
Aerial Photo





For more current information and more details visit: <http://www.cabq.gov/gis>

Map amended through: 10/25/2006

Note: Grey Shading Represents Area Outside of the City Limits

Zone Atlas Page:
K-21-Z

Selected Symbols

SECTOR PLANS	Escarpment
Design Overlay Zones	2 Mile Airport Zone
City Historic Zones	Airport Noise Contours
1/4-1 Buffer Zone	Wall Overlay Zone
Petroglyph Mon.	

0 500 1,000 Feet



City of Albuquerque

PLEASE NOTE: The Neighborhood Association information listed in this letter is valid for one (1) month. If you haven't filed your application within one (1) month of the date of this letter - you will need to get an updated letter from our office. It is your responsibility to provide current information - outdated information may result in a deferral of your case.

Date: December 20, 06

TO CONTACT NAME: Curtis Proctor
 COMPANY/AGENCY: Dekker/Perich/Sabatini
 ADDRESS/ZIP: 7601 Sefferson Blvd. NE # 100
 PHONE/FAX #: 761-9700 (FAX - 761-4222)

Thank you for your inquiry of 12-20-06 (date) requesting the names of **Recognized**

Neighborhood Associations who would be affected under the provisions of O-92 by your proposed project at 501 Morris NE Between I-40 and Eubank, Tracts A and B The Presidio - Being a Replat zone map page(s) K-21 OF Lots 1-B, 2, 3, 5-A, 6, 7 and 8, The Lenkurt Properties Sec 21, T10N, R4E

Our records indicate that the **Recognized Neighborhood Association(s)** affected by this proposal and the contact names are as follows:

Princess Jeanne N.A.
 Neighborhood Association
 Contacts: Andrew Baughman
1112 Constitution Ave.
NE-8712 - (681-8156)(w)
Kathleen Jardine
1075 Betts NE - 8712
293-1968(w)

Towne Park N.A.
 Neighborhood Association
 Contacts: L. Scott Varner
10824 Pennyback NE/87123
294-7791(w)
Jeanne Hamrick
10500 Schenley NE/87123
291-1504(w)

See reverse side for additional Neighborhood Association Information: YES () NO (X)

Please note that according to O-92 you are required to notify each of these contact persons by **CERTIFIED MAIL. RETURN RECEIPT REQUESTED. BEFORE** the Planning Department will accept your application filing. **IMPORTANT! FAILURE OF ADEQUATE NOTIFICATION MAY RESULT IN YOUR APPLICATION HEARING BEING DEFERRED FOR 30 DAYS.** If you have any questions about the information provided, please contact our office at (505) 924-3914 or by fax at 924-3913.

Sincerely,

Dalaina L. Carmona
 OFFICE OF NEIGHBORHOOD COORDINATION

Attention: Both contacts per neighborhood association need to be notified.

December 21, 2006
(revised) February 23, 2007

Andrew Baughman
Princess Jeanne N.A.
1112 Constitution Ave. NE
Albuquerque, NM 87112

Kathleen Jardine
Princess Jeanne N.A.
1075 Betts NE
Albuquerque, NM 87112

L. Scott Varner
Towne Park N.A.
10824 Pennyback NE
Albuquerque, NM 87123

Jeanne Hamrick
Towne Park N.A.
10500 Schenley NE
Albuquerque, NM 87123

**Re: Revised
Application for Administrative Amendment
Factory Reutilization Project**
Street Address: 501 Morris NE (Lot 1-B)
**Legal Address: Lots 1-B, 2, 3, 5-A, 6, 7, and 8 Lenkurt Properties; Situate within Section 21,
Township 10 North, Range 4 East**
Location: Existing Factory/Manufacturing Building between I-40 and Eubank Blvd.
Case History: DRB-99-17, Z-98-114

All:

On behalf of our client, MW Development, LLC, Dekker/Perich/Sabatini submits to you, this notification of submittal to the City of Albuquerque for a *Site Plan for Administrative Amendment* for the above mentioned project.

The intent of the project is to remodel the existing warehouse building by providing a new façade to the building, adding a partial second floor for office space of approximately 20,000 sf, and additional truck docking area. The purpose of the remodel is to reutilize this building to create approximately 200,000 sf for manufacturing, warehouse, office, and possibly retail tenants. We feel that this project will be a benefit to the community because it will transform this under utilized building into a community asset; by providing additional community services and employment opportunity to the area. This project also features close proximity to Karl Malone Toyota to the northwest and Wal-Mart and Lowe's to the east.

The zoning, SU-1 with permissive and conditional uses of IP Zone, will remain unchanged, however, lot lines will be reconfigured internally to create infrastructure for the required parking, which at this time exceeds the City's minimum parking requirements. Over 16,000 sf of landscaping associated with the creation of the parking areas will be provided. Tree lined pedestrian friendly connections and jogging path from an extension of Copper Road are planned. All dock areas and refuse enclosures will be screened from Copper Road. Water features at the main entry points will further add to the pedestrian friendly ambiance of the new development.

In order to comply with the applicable building code a 60 foot yard must be created about the entire perimeter of the building. In order to accomplish this, an area of approximately 1,500 square feet will be demolished from the existing equipment room. And the plat will be amended to provide a "NO BUILD ZONE EASEMENT" south of this area of the building. The easement will be partially on the property currently owned by Centex Homes.

The project will be called "Copper Pointe", and from an aesthetic standpoint this means that new materials and the commercial branding will be centered on this theme. Corrugated metal panels with factory painted finishes to match real copper will be used to highlight certain aspects of the façade. New facades will also feature brick and specialized glazing to recall historic factory architecture.

If you have any questions regarding anything contained herein please do not hesitate to call or email my office @ curtisp@dpsdesign.org

Dekker/Perich/Sabatini Ltd.



Curtis R. Proctor, AIA LEED AP
Associate

File:

Encl: Site Plan
Elevations
Aerial Photo
Renderings

FORM P(4): SITE PLAN REVIEW - ADMINISTRATIVE APPROVAL OR AMENDMENT

- SITE DEVELOPMENT PLAN FOR BUILDING PERMIT IN THE DOWNTOWN SU-3 ZONE**
 - ___ Copy of the pre-application meeting findings (A pre-application meeting is required for Downtown 2010 projects.)
 - ___ Site plan and related drawings (folded to fit into an 8.5" x 14" pocket) 6 copies
 - ___ Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
 - ___ Letter briefly describing and justifying the request
 - ___ Letter of authorization from the property owner if application is submitted by an agent
 - ___ Notifying letter and certified mail receipts to owners of adjacent properties if required by pre-application meeting
 - ___ Infrastructure List, if relevant to the site plan
 - ___ Completed Site Plan for Building Permit Checklist
 - ___ Solid Waste Management Department signature on Site Plan if relevant
 - ___ Blue-line copy of Site Plan with Fire Marshal's stamp
 - ___ Copy of the LUCC approval if the site is in an historic overlay zone
 - ___ Fee (see schedule)
 - ___ Any original and/or related file numbers are listed on the cover application

- AMENDMENT TO SITE DEVELOPMENT PLAN FOR SUBDIVISION**
- AMENDMENT TO SITE DEVELOPMENT PLAN FOR BUILDING PERMIT**
- CONCEALED OR SITE DEVELOPMENT PLAN CONTROLLED WIRELESS TELECOM FACILITY**

NOTE: The requirements specified below apply to the previous 3 plan types, unless otherwise noted.

- Proposed Site Plan, with changes circled and noted if amended (folded to fit into an 8.5" x 14" pocket) 5 copies
- Copy of approved Site Plan being amended if applicable (folded to fit into an 8.5" x 14" pocket) 1 copy
- Zone Atlas map with the entire property(ies) precisely and clearly outlined and crosshatched (to be photocopied)
- Letter briefly describing and justifying the request
- Letter of authorization from the property owner if application is submitted by an agent
- Copy of EPC or DRB Notice of Decision (not required for WTF)
- Fee (see schedule)
- Any original and/or related file numbers are listed on the cover application

NOTE: The next two items are also required if the square footage change is 2% or more of any building's gross floor area

- Notifying letter & certified mail receipts addressed to owners of adjacent properties
- Office of Neighborhood Coordination inquiry response, notifying letter, certified mail receipts

NOTE: Only for wireless telecommunications facilities that are concealed and/or subject to site development plan review, the following materials are required for application submittal in addition to all those listed above:

- ___ Co-location evidence as described in Zoning Code §14-16-3-17(A)(5)
- ___ Notarized statement declaring # of antennas accommodated. Refer to §14-16-3-17(A)(10)(d)2
- ___ Letter of intent regarding shared use. Refer to §14-16-3-17(A)(10)(e)
- ___ Letter of description as above also addressing concealment issues, if relevant. Refer to §14-16-3-17(A)(12)(a)
- ___ Distance to nearest existing free standing tower, and its owner's name, if the proposed facility is also a tower
- ___ Registered Engineer's stamp on the Site Development Plans
- ___ Office of Community & Neighborhood Coordination inquiry response as above based on 1/4 mile radius

PLEASE NOTE; If you are applying for approval of a telecom site to be located on City of Albuquerque property, there are several additional requirements. Contact Debbie Stover at 924-3940 for details.

I, the applicant, acknowledge that any information required but not submitted with this application will likely result in deferral of actions.

CURTIS PROCTOR
 Applicant name (print)
Curtis Proctor 12/22/00
 Applicant signature / date



Form revised June 04, October 2004

- Checklists complete
- Fees collected
- Case #s assigned
- Related #s listed

Application case numbers
 06AA- _____ - 01793

Sandy Sandley 12/26/00
 Planner signature / date
 Project # 1000572

ONE STOP SHOP
CITY OF ALBUQUERQUE PLANNING DEPARTMENT
Development & Building Services

PAID RECEIPT

APPLICANT NAME TED WATERMAN
AGENT DEKKER/PERICH/SABATINI
ADDRESS 7601 JEFFERSON BLVD #100
PROJECT & APP # 1000572/06AA01793
PROJECT NAME T.R.B - THE PRESIDIO

\$ _____ 441032/3424000 Conflict Management Fee
\$ _____ 441006/4983000 DRB Actions
\$ 45.00 441006/4971000 EPC(AA)UCC Actions & All Appeals
\$ _____ 441018/4971000 Public Notification
\$ _____ 441006/4983000 DRAINAGE PLAN REVIEW OR TRAFFIC IMPACT STUDY***
() Major/Minor Subdivision () Site Development Plan () Bldg Permit
() Letter of Map Revision () Conditional Letter of Map Revision
() Traffic Impact Study
\$ 45.00 TOTAL AMOUNT DUE

***NOTE: If a subsequent submittal is required, bring a copy of this paid receipt with you to avoid an additional charge.

DEKKER/PERICH/SABATINI, LTD 12-92
7601 JEFFERSON NE SUITE 100
ALBUQUERQUE, NM 87109
(505) 761-9700
FED #85-0367023

WELLS FARGO NEW MEXICO, N.A. 0204
Albuquerque, NM 87103-1081
95-219-1070

038972

CHECK NO.

Forty five & 00/100

DATE OF ALBUQUERQUE AMOUNT

12/21/06

\$ 45.00

PAY TO THE ORDER OF CITY OF ALBUQUERQUE

VOID AFTER 90 DAYS
RECEIVED IN 00071213
Activity 12/21/06
Amount \$45.00
MP

⑈038972⑈ ⑆107002192⑆ 1047519568⑈

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Andrew Baughman
Princess Jeanne N.A.
11112 Constitution Ave. NE
Albuquerque, NM 87112

A. Signature Agent Addressee
Andrew Baughman
 B. Received by (Printed Name) C. Date of Delivery
A.M. Baughman *2/23/07*
 D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.
 4. Restricted Delivery? (Extra Fee) Yes

2. Article Number

(Transfer from service label) 7005 1820 0001 2729 9872

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

L. Scott Varner
Towne Park N.A.
10824 Pennyback NE
Albuquerque, NM 87123

COMPLETE THIS SECTION ON DELIVERY
 A. Signature Agent Addressee
L. Scott Varner
 B. Received by (Printed Name) C. Date of Delivery
Scott Varner *2/23/07*
 D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.
 4. Restricted Delivery? (Extra Fee) Yes

2. Article Number

(Transfer from service label) 7005 1820 0001 2729 9896

PS Form 3811, February 2004

Domestic Return Receipt

102595-02-M-1540

SENDER: COMPLETE THIS SECTION

- Complete items 1, 2, and 3. Also complete item 4 if Restricted Delivery is desired.
- Print your name and address on the reverse so that we can return the card to you.
- Attach this card to the back of the mailpiece, or on the front if space permits.

1. Article Addressed to:

Jeanne Hamrick
Towne Park N.A.
10500 Schenley NE
Albuquerque, NM 87123

COMPLETE THIS SECTION ON DELIVERY
 A. Signature Agent Addressee
Jeanne A. Hamrick
 B. Received by (Printed Name) C. Date of Delivery
Jeanne A. Hamrick *2/23/07*
 D. Is delivery address different from item 1? Yes
 If YES, enter delivery address below: No

3. Service Type
 Certified Mail Express Mail
 Registered Return Receipt for Merchandise
 Insured Mail C.O.D.
 4. Restricted Delivery? (Extra Fee) Yes

2. A

0

000

102595-02-M-1540

CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$ 0.39	Postmark Here
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)	1.85	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 4.64	

Sent To: Kathleen Jardine
Princess Jeanne N.A.
1075 Betts NE
Albuquerque, NM 87112

PS Form 3800, June 2002 See Reverse for Instructions

U.S. Postal Service
CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$ 0.39 0.39	Postmark Here
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)	1.85	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 4.64	

Sent To: Jeanne Hamrick
Towne Park N.A.
10500 Schenley NE
Albuquerque, NM 87123

PS Form 3800, June 2002 See Reverse for Instructions

U.S. Postal Service
CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$ 0.39	Postmark Here
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)	1.85	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 4.64	

Sent To: Andrew Baughman
Princess Jeanne N.A.
1112 Constitution Ave. NE
Albuquerque, NM 87112

PS Form 3800, June 2002 See Reverse for Instructions

CERTIFIED MAIL RECEIPT
(Domestic Mail Only; No Insurance Coverage Provided)

For delivery information visit our website at www.usps.com

OFFICIAL USE

Postage	\$ 0.39	Postmark Here FEB 22 2007
Certified Fee	2.40	
Return Receipt Fee (Endorsement Required)	1.85	
Restricted Delivery Fee (Endorsement Required)		
Total Postage & Fees	\$ 4.64	

Sent To: L. Scott Varner
Towne Park N.A.
10824 Pennyback NE
Albuquerque, NM 87123

PS Form 3800, June 2002 See Reverse for Instructions

1498 6229 2729 9891
7005 1820 0001 1000 0290 5000

Detker/Perich/Sabat

Copper Pointe

Administrative Amendment

I-40 & Morris

Albuquerque, New Mexico

REVISIONS

1	
2	
3	

ELEVATIONS & SITE DETAILS

DATE	12.22.2006
PROJECT NO	06036
DESIGN NAME	

KEYED NOTES

1. TRANSPARENT PANEL, 1/8" ALUMINUM COLOR PAINT
2. CLEAR CORRUGATED GRANITE PANELS, CLEAR VISION PANEL, N
3. MEDIUM BRONZE ALUMINUM FRAME
4. LIGHT BRONZE GLAZING IN MEDIUM BRONZE ALUMINUM FRAME
5. CLEAR GLAZING IN MEDIUM BRONZE ALUMINUM DOOR FRAME
6. DOOR IN HOLLOW METAL FRAME, COLOR DARK BROWN, BRONZE
7. EXTERIOR BRONZE METAL DOOR HANDLE, COLOR DARK BROWN
8. BRONZE KEYPAD LIGHT FIXTURE
9. PIVOTAL METAL PANEL, #1
10. STEEL SHAPE STRUCTURE, PAINTED, COLOR BRONZE
11. EXISTING STEEL COLUMN, PAINTED, COLOR GALVANIZED STEEL
12. PERSONAL HINGE FROM FRONT OF METAL SCREEN, SEE NOTES
13. SCREEN HINGE FROM FRONT OF METAL SCREEN, SEE NOTES
14. BUILDING COLOR AND FONT TO BE SELECTED BY TRAVANT.
15. BUILDING MOUNTED TRAVANT SIGNAGE, ALUMINUM DIECAST CHANNEL, SIZE 1 1/2" x 200 5/8"

FINISH LEGEND

- STUCCO - COLOR DARK TAN
- STUCCO - COLOR LIGHT TAN
- BRICK - UTILITY SIZE (MAX) 5M TO SHAWNEE BRICK #5037BL, COLOR TUSCON
- CONC - EXISTING 1" BROWN COMMON FACE
- METAL PANEL, #1 - CORRUGATED, PAINTED, COLOR COPPER
- METAL PANEL, #2 - CORRUGATED, PAINTED, COLOR DARK GRAY

