

AA

APPLICATION NO. 05AA 00314	PROJECT NO. 1001445
PROJECT NAME Wal-Mart	
EPC APPLICATION NO.	
APPLICANT / AGENT Tierra West (Karen)	PHONE NO. 858-3100
ZONE ATLAS PAGE A-13	
(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 7/2/05	DATE 2/24/05	DATE
COMMENTS:		

UTILITY DEV (505) 924-3989		
PLANS DISAPPROVED	DATE	DATE
PLANS APPROVED RAT	DATE 2/23/05	DATE
COMMENTS:		

TRANSPORTATION DEV (505) 924-3990		
PLANS DISAPPROVED NSF	DATE 2/18/05	DATE
PLANS APPROVED NSF	DATE 3/2/05	DATE
COMMENTS:		
<p>shut C106 - need to provide curbs around end of aisle or explain what is going on here. deliver route. Also provide curbs around lighting foundation (see site plan marked "ramp. count")</p>		

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 Bob Paul	DATE 4/5/05	DATE
COMMENTS:		
Minor Amendment. Complies w/ applicable requirements.		

Revised 3/3/04

(Return form with plat / site plan)

TIERRA WEST, LLC

8509 Jefferson NE
Albuquerque, NM 87113

(505) 858-3100
fax (505) 858-1118

twllc@tierrawestllc.com
1-800-245-3102

February 18, 2005

Mr. Bob Paulsen, Planner
Planning Department
City of Albuquerque
PO Box 1293
Albuquerque, NM 87103

**RE: Administrative Amendment for Tract M1A1, Seven Bar Ranch
Zone Atlas Page A13 & A14**

Dear Mr. Paulsen:

Tierra West LLC, on behalf of Wal-Mart Stores East, LP, request the approval of the Administrative Amendment to the Site Plan for Building Permit for the above referenced parcel of land. The site is located on 10224 Coors Boulevard Bypass NW between Ellison Drive NW and Cottonwood Drive NW. The site was originally built in the County and since then has been annexed into the City. The amendment is to allow the building of an additional 5000 square foot stockroom expansion. This will assist in the elimination of the storage trailers that are currently sitting on the property. This site is completely within the Cottonwood Mall area and does not impact any residential area.

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

Sincerely,


for Ronald R. Bohannon, P.E.

Enclosure/s

cc: Jane Bullock
Spencer Somerville

JN: 24085
RRB/kk

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 LUCG 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.

RONALD R. BOHANNAN, P.E.

Applicant name (print)

[Signature]
Applicant signature / date



Form revised June 04, October 2004

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

Application case numbers
 05AA - - 00314
 - - -
 - - -

[Signature] 2-18-05
 Planner signature / date

Project # 1001445

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

PAID RECEIPT

APPLICANT NAME Wal-Mart Stores East
AGENT Tierra West
ADDRESS _____
PROJECT & APP # 1001445/05 AA 00314
PROJECT NAME Seven Bar Ranch / Tr MIAI - Walmart
\$ _____ 441032/3424000 Conflict Management Fee
\$ _____ 441006/4983000 DRB Actions
\$ 45.00 441006/4971000 EPC/AA/LUCC 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.

TIERRA WEST LLC
8509 JEFFERSON NE
ALBUQUERQUE, NM 87113
(505) 858-3100

1936

95-677/1070

PAY TO THE ORDER OF

DATE

2/18/05

City of Albuquerque
Forty Five and _____

\$ 45.00

DOLLARS

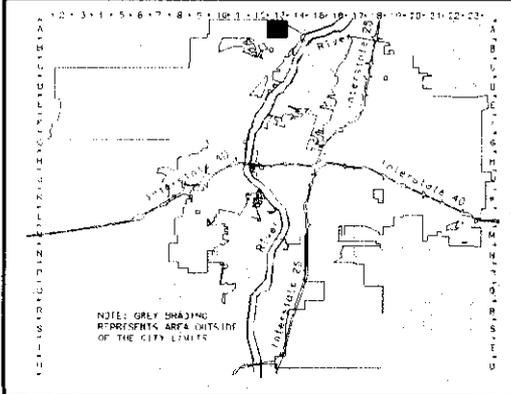
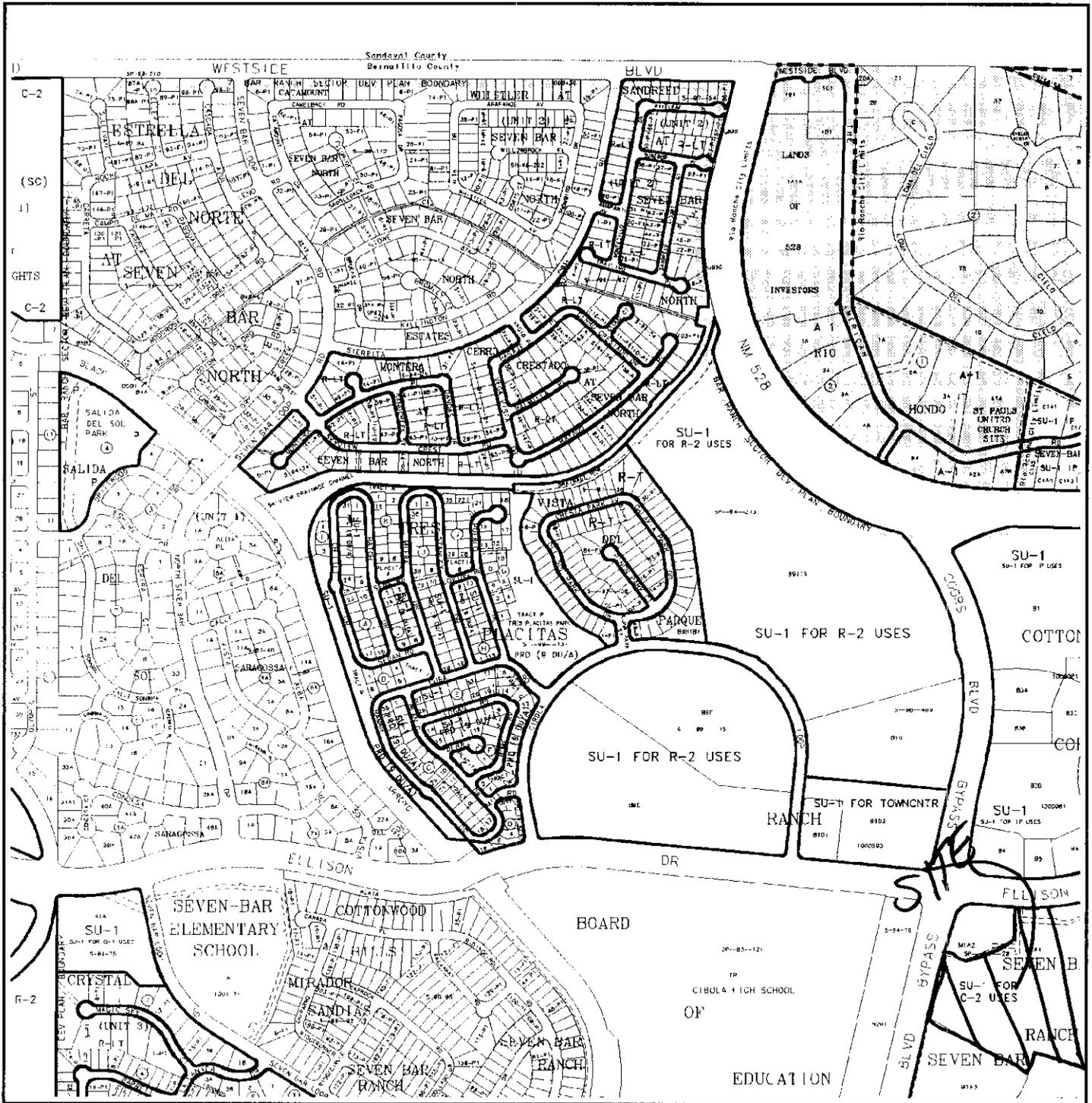
HIGH DESERT STATE BANK
Member FDIC
8110 Ventura NE
Albuquerque, NM 87122



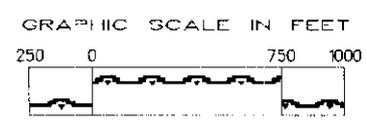
FOR 24085-99 AA Submittal

⑈001936⑈ ⑆107006677⑆

Donna Bohannan
201813



CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
 A Division of Geographic Information Systems
 © Copyright 2003



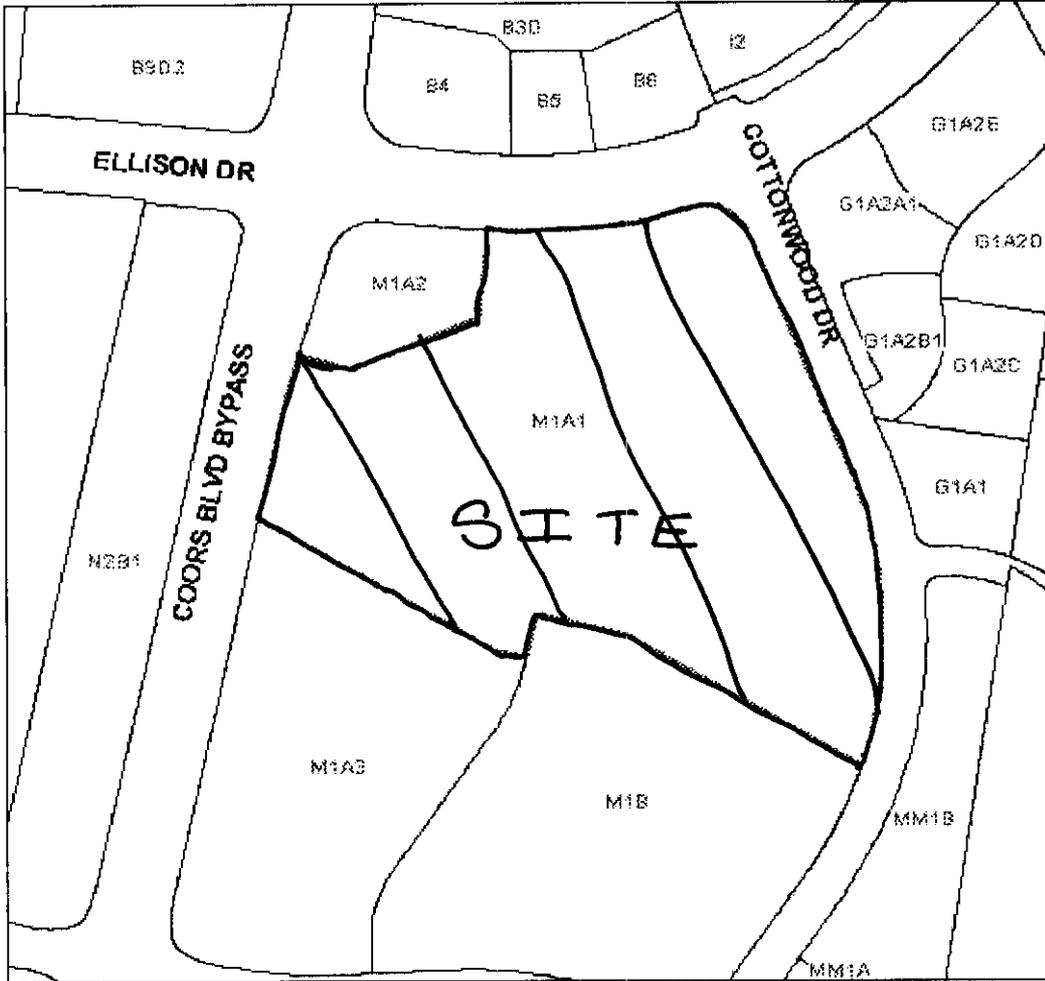
Zone Atlas Page
A-13-Z
 Map Amended through July 31, 2003

ACTIVATE BUTTONS BY 'CLICKING' ON THE MAP

- Zoom In
- Id Address
- Id ZM
- Pan
- Zoom Out

LAYER LEGEND

- STREET NAMES
- PARKS
- CITY LIMITS
- ZONE MAP GRID
- NBR BOUNDARY
- COMMUNITY PLAN
- WATER LINES
- SEWER LINES
- STORM DRAINS
- ZONING
- LOT NUMBERS
- ZIP CODES
- COUNCIL DISTRICT
- FLOOD ZONES (dis)
- PARCELS
- CONTROL STATION
- SENATE DIST.
- REPRESENTATIVE I
- COUNTY COMMISS
- PARCEL ADDRESS
- CRIMINAL ACTIVITY
- PUBLIC FACILITIES
- LAND USE
- 1960 CITY LIMITS
- LANDFILLS/BUFFE
- CRP LOCATIONS



ReDraw Screen

SHOW LOCATION M

SHOW 1999 AERIAI

Selected Address: 10224 COORS BLVD BYPASS NW

Zoning: SU-1 FOR C-2 USES Lot/Block/Subd: M1A1 , 0000 , SEVEN BAR RANCH

Council District/Name: FIVE , CADIGAN County Commission: 4 Rep District/Sen District: 23 , 10

Nbr Assoc: Nothing Selected

Sector Plan: 7 BAR RANCH Comp. Plan: Established Urban

Voter Pct: 2B

High Sch District: CIBOLA Mid Sch District: TAYLOR Elem Sch District: SEVEN BAR

ZoneMap Page: A13 Jurisdiction: CITY

Police Beat: 0/NONE

Flood Zone: ZONE X

Comm Plan Area: WEST SIDE

UPC #: 101306653000740401

Owner Name: WAL-MART STORES EAST LTDPTNS

Owner Street Address: 702 SW 8TH ST

Owner City/State/Zip: BENTONVILLE / AR / 72716 0555 AR

Note: Accuracy for Owner info cannot be guaranteed correct.

Please check with the Bernalillo County Assessor for official data.

SEARCH FOR OTHER SERVICES AROUND THIS ADDRESS



WAL*MART
realty

WAL-MART STORES INC. * 2001 S.E. 10TH STREET * BENTONVILLE, ARKANSAS 72716-0550

February 10, 2005

City of Albuquerque
Environmental Planning Commission
Development Review Board
PO Box 1239
Albuquerque, NM 87103

**RE: Tract M1A1, Seven Bar Ranch (Administrative Amendment)
Wal-Mart Store #1397**

To Whom It May Concern:

As the Owner/Developer, I hereby grant Tierra West LLC to act as agent on behalf of Wal-Mart Stores East, LP, on matters pertaining to any and all submittals to the City of Albuquerque regarding the above referenced project.

JANE Bullock

Print Name

Jane Bullock

Sign Name

2/14/05

Date



City of Albuquerque
P.O. Box 1293, Albuquerque, NM 87103

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.

February 9, 2005

Planning Department
One Stop Shop Division
Plaza Del Sol Building
600 Second St. NW
Second Floor (924-3860)

This letter will serve to notify you that on February 9, 2005:

Contact Name: **KAREN KLINE**

Company or Agency: TIERRA WEST, LLC
8509 Jefferson NE / 87113
Phone: 858-3100 Fax: 858-1118

contacted the Office of Neighborhood Coordination requesting the contact names for any Recognized Neighborhood Associations affected by their request concerning a Zoning Action or Site Development Plan, etc. at **TRACT M1A1, SEVEN BAR RANCH LOCATED ON 10224 COORS BLVD. BYPASS NW BETWEEN ELLISON DRIVE NW AND COTTONWOOD DRIVE NW, Zone Map A-13**

Our records indicate that as of February 9, 2005, there were no Recognized Neighborhood Associations in this area.

If you have any questions about the information provided, please contact me at (505) 924-3914 or via an e-mail message at juliaking@cabq.gov or by fax at (505) 924-3913.

Sincerely,

Julia King

Julia King
Senior Office Assistant
OFFICE OF NEIGHBORHOOD COORDINATION
PLANNING DEPARTMENT

The association(s) listed below is an "unrecognized" association and doesn't need to be "officially" notified of the project, but as a common courtesy you are welcomed to let them know.

planningrmaform(10/27/04)

TIERRA WEST, LLC

8509 Jefferson NE
Albuquerque, NM 87113

Phone: 505-858-3100
Fax: 505-858-1118

FACSIMILE TRANSMITTAL

To: OFFICE OF NEIGHBORHOOD COORDINATION
FAX: 924-3913
TOTAL OF (2) PAGES

From: KAREN KLINE (kkline@tierrawestllc.com)

Subject: HOMEOWNERS ASSOCIATION INFORMATION
JN: 24085

Date: February 9, 2005

PLEASE FORWARD INFORMATION ON ALL RECOGNIZED AND UNRECOGNIZED HOMEOWNER ASSOCIATIONS IN THE AREA OF THE PROPERTY DESCRIBED AS:

Tract M1A1, Seven Bar Ranch

LOCATED ON 10224 Coors Blvd Bypass NW
LEGAL DESCRIPTION
STREET NAME OR OTHER IDENTIFYING LANDMARK

BETWEEN Ellison Dr NW AND Cottonwood Drive NW
STREET NAME OR OTHER IDENTIFYING LANDMARK

THE SITE IS INDICATED ON THE FOLLOWING ZONE ATLAS SHEET: **A13**
PLEASE CALL IF YOU HAVE ANY QUESTIONS.

SHOULD YOU HAVE ANY QUESTIONS REGARDING THIS TRANSMITTAL OR ANY OTHER ITEMS PERTAINING TO THIS PROJECT, PLEASE DO NOT HESITATE TO CONTACT OUR OFFICE.

IF YOU DO NOT RECEIVE ALL PAGES OF THIS TRANSMITTAL, OR IF MATERIAL IS NOT LEGIBLE, PLEASE CONTACT OUR OFFICE FROM 8:00 AM TO 5:00 PM, MST, MONDAY THROUGH FRIDAY. THANK YOU.

C:\NEIGHBORHOOD-NOTIF.WPD

TRANSMISSION VERIFICATION REPORT

TIME : 02/09/2005 08:59
NAME : TIERRA WEST
FAX : 505-858-1118
TEL : 505-858-3100

DATE, TIME	02/09 08:58
FAX NO./NAME	9243913
DURATION	00:00:39
PAGE(S)	02
RESULT	OK
MODE	STANDARD ECM

TIERRA WEST, LLC

8509 Jefferson NE
Albuquerque, NM 87113

Phone: 505-858-3100
Fax: 505-858-1118

FACSIMILE TRANSMITTAL

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