



OFFICIAL NOTICE OF DECISION

CITY OF ALBUQUERQUE
PLANNING DEPARTMENT
DEVELOPMENT REVIEW BOARD

April 26, 2017

Project# 1004989

17DRB-70092 PRELIMINARY PLAT

17DRB-70093 SIDEWALK WAIVER

17DRB-70094 SUBDIVISION DESIGN VARIANCE FROM MIN DPM STDS

17DRB-70095 TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION

BOHANNAN HUSTON INC agents for MESA VERDE DEVELOPMENT CO request the referenced/ above actions for Tract A-1, **WILDERNESS CANON UNIT 2 AT HIGH DESERT** zoned SU-2 HD/ R-R, located on the south side of HIGH DESERT PL NE and the north side of the BEAR CANYON ARROYO, east of TRAMWAY BLVD NE containing approximately 4 acres. (F-23)

At the April 26, 2017 development review board meeting with an approved grading and drainage plan engineer stamp dated 2/18/17 the preliminary plat was approved with conditions of resolution of waterline easement to the west, property lines be moved to the back of curb, and a drainage note for maintenance. The sidewalk waiver was approved as shown on exhibit c in the planning file with the condition of verification of setback. A subdivision design variance from minimum DPM design standards was approved as shown on exhibit in the planning file. The temporary deferral of construction of sidewalks on the interior streets was approved as shown on exhibit in the planning file.

If you wish to appeal this decision, you must do so by May 4, 2017, in the manner described below.

Appeal is to the Land Use Hearing Officer. Any person aggrieved with any determination of the Development Review Board may file an appeal on the Planning Department form, to the Planning Department, within 15 days of the Development Review Board's decision. The date the determination in question is issued is not included in the 15-day period for filing an appeal.

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. Such appeal shall be heard within 60 days of its filing.

You will receive notice if any other person files an appeal. Successful applicants are reminded that other requirements of the City must be complied with, even after approval of the referenced application(s).

A handwritten signature in cursive script, appearing to read "Jack Cloud".

Jack Cloud, DRB Chair