

**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

March 8, 2019

City of Albuquerque Fire Dept and
Department of Municipal Development
P.O. Box 1293
Albuquerque, NM 87103

Project# PR-2018-001431
Application# SD-2019-00055
PRELIMINARY/FINAL PLAT

LEGAL DESCRIPTION:

For all or a portion of PARCEL D WITHIN LOT 23, BLOCK 31, SNOW HEIGHTS ADDN and VACATED PORTIONS OF SNOW HEIGHTS CIRCLE NE, zoned MX-M (NR-SU), located on MENAUL BLVD NE, west of EUBANK BLVD NE and east of GLORIETA ST NE, containing approximately 1.2105 acre(s). (H-20)

On March 6, 2019 the Development Review Board (DRB) held a public meeting concerning the above referenced application and approved the request, with delegation to Planning and Transportation to address minor as stated in the comments and discussed at the hearing based on the following Findings:

1. This preliminary/final plat removes the existing lots and incorporates the vacated right of way of Snow Heights Circle to create one new lot of 1.21 acre.
2. The property is zoned MX-M and has no minimum lot size. There was an EPC approved zone change from MX-M to NR-SU but the official map has not been changed in AGIS.
3. The applicant met the notification requirements of the IDO.

Conditions:

1. Final sign off is delegated to Planning to check for DFX file and utility signatures and to Transportation to address their comments.
2. The applicant will obtain final sign off from Planning by **March 20, 2019** or the case may be scheduled for the next DRB hearing and could be denied per the DRB Rules of Procedure.

Official Notice of Decision

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APPEAL: If you wish to appeal this decision, you must do so within 15 days of the DRB's decision or by **MARCH 21, 2019**. The date of the DRB's decision is not included in the 15-day period for filing an appeal, and if the 15th day falls on a Saturday, Sunday or Holiday, the next working day is considered as the deadline for filing the appeal.

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

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

Sincerely,



Kym Dicome
DRB Chair

KD/mg

Cartesian Surveys PO BOX 44414 Rio Rancho NM 87174