

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

City of Albuquerque
500 Westover Drive #12694
Sanford, NC 27330

Project# PR-2019-002694
Application#
SD-2019-00213 PRELIMINARY/FINAL PLAT

LEGAL DESCRIPTION:

All or a portion of: **TR B-2** PLAT OF TRS A-1, B-1 & B-2 PARCELS 4-3AM, 4-3B, 4-4 & 7-2 TOWN WEST CONT 0.5388 AC M/L OR 23,470 SF M/L LOT B2, **TOWER WEST SUBDIVISION**, zoned MX-L, located on **TOWER RD SW**, Albuquerque, NM between **97th ST SW** and **94th, ST SW**, containing approximately 0.2652 acre(s). (L-9)

On December 11, 2019, the Development Review Board (DRB) held a public meeting concerning the above referenced application and approved the request, with delegation to Planning to address minor issues as discussed at the meeting, based on the following Findings:

1. This Preliminary/Final Plat combines one existing tract and vacated right-of-way into a new tract.
2. The applicant provided the required notice as outlined in the IDO Table 6-1-1.

Condition:

1. Final sign off delegated to Planning for the modification to the plat depicting the split-zoning of the new tract.
2. The applicant will obtain final sign off from Planning by December 26, 2019 or the case may be scheduled for the next DRB hearing and could be denied per the DRB Rules of Procedure.

APPEAL: If you wish to appeal this decision, you must do so within 15 days of the DRB's decision or by **DECEMBER 26, 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.

Official Notice of Decision

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For more information regarding the appeal process, please refer to Section 14-16-6-4(U) of the Integrated 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,

A handwritten signature in black ink, appearing to read "J. Wolfley".

Jolene Wolfley
DRB Chair

JW/jr

Cartesian Surveys PO BOX 44414 Rio Rancho 87174