

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

Holly Partners, LLC
904 Copperhead Ct. NE
Albuquerque, NM 87113

Project# PR-2020-003443
Application#
SD-2021-00112 – AMENDMENT TO
INFRASTRUCTURE LIST

LEGAL DESCRIPTION:

For all or a portion of: **TRACT 20A-1, VACATION AMENDED PLAT & REPLAT OF PARADISE NORTH** zoned MX-L and MX-M, located at **the SOUTHWEST CORNER OF UNSER AND MCMAHON** between **BANDELIER ST and UNSER BLVD**, containing approximately 19.09 acre(s). (A-11)

On June 16, 2021, the Development Review Board (DRB) held a public meeting concerning the above referenced application and approved the request based on the following Findings:

1. This request amends the Infrastructure List previously approved on May 5, 2021 per SD-2021-00027 to separate the improvements into Phase 1 and Phase 2.
2. The property is zoned MX-L and MX-M. Future development must be consistent with the underlying zone district.
3. The scheduling of Phase 2 shall rapidly follow Mid-Region Council of Governments Road Access Committee "RAC" acceptance.

APPEAL: If you wish to appeal this decision, you must do so within 15 days of the DRB's decision or by **JULY 1, 2021**. 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 Integrated Development Ordinance (IDO). Appeals should be submitted via email to PLNDRS@CABQ.GOV (if files are less than 9MB in size). Files larger than 9MB can be sent to PLNDRS@CABQ.GOV using <https://wettransfer.com>. A Non-Refundable filing fee will be calculated and you will receive instructions

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about paying the fee online.

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". The signature is fluid and cursive, with the first letter of the first name being a large, stylized "J".

Jolene Wolfley
DRB Chair

JW/jr

Tierra West, LLC, 5571 Midway Park Place NE, Albuquerque, NM 87109