

**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

MDS Development, LLC
4020 Vassar Drive NE, Suite H
Albuquerque, NM 87107

Project# PR-2020-004138
Application#
SD-2021-00076 PRELIMINARY/FINAL PLAT

LEGAL DESCRIPTION:

For all or a portion of:

**TRACT A-1-A-5 & TRACT A4, MESA DEL SOL
INNOVATION PARK** zoned PC, located on
BOBBY FOSTER, containing approximately
33.3 acre(s). (R-15)

May 5, 2021, the Development Review Board (DRB) held a public meeting concerning the above referenced application and approved the request, with delegation to Planning, based on the following Findings:

1. This Preliminary/Final Plat subdivides two existing lots into four new lots (Tract A-1-A-5-A, 2.8104 acres in size; Tract A-1-A-5-B, 4.9562 acres in size; Tract A-1-A-5-C, 7.5462 acres in size; and Tract A-4-A, 11.9075 acres in size).
2. The property is zoned PC. Future development must be consistent with the Mesa del Sol Level B Master Plan.
3. The applicant provided the required notice as outlined in the IDO Table 6-1-1.
4. An Infrastructure List was approved with this Preliminary/Final Plat. A recorded Infrastructure Improvements Agreement (IIA) must be submitted.

Conditions:

1. Final sign-off is delegated to Planning for utility/AMAFCA signatures, AGIS DXF file, and the recorded IIA.
2. The applicant will obtain final sign off from Planning by August 5, 2021 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

Project # PR-2020-004138 Application# SD-2021-00076

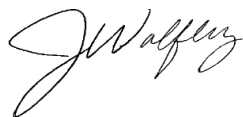
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APPEAL: If you wish to appeal this decision, you must do so within 15 days of the DRB's decision or by **MAY 20, 2021**. The date of the DRB's decision is not included in the 15-day period for filing an appeal, and if the 15th day falls on a Saturday, 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 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", written in a cursive style.

Jolene Wolfley
DRB Chair

JW/jr

Huitt-Zollars, Inc/Scott Eddings, 333 Rio Rancho Blvd, Rio Rancho, NM 87124