

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

Enrico Quintana and Michelle Gallegos
8035 Kibo Dr. NW
Albuquerque, NM 87120

Project# PR-2023-008608
Application#
SD-2023-00144 VACATION OF PUBLIC
EASEMENT

LEGAL DESCRIPTION:

Requests the aforementioned action(s) for all or a portion of **LOT 12 BLOCK 7, VOLCANO CLIFFS SUBDIVISION UNIT 5** zoned **R-1D**, located at **8035 KIBO DR. NW between SHIPROCK CT. AND END OF CUL DE SAC** containing approximately **.27** acre(s).
(E-10)

On August 9, 2023, the Development Hearing Officer (DHO) held a public hearing concerning the above-referenced application and approved the request, based on the following Findings:

1. The applicant proposes to vacate an existing 7-foot public utility easement as depicted on Vacation Exhibit "A" and on Improvement Location Report (ILR # 213974), which are included in the application submittal on file for the application. Per Table 6-4-3 of the IDO, a platting application must be submitted depicting the vacated easement within 1-year of the approval of this request.
2. The applicant justified the vacation request for the easements pursuant to 14-16-6-6-(M)(3) of the IDO. The public welfare does not require that the easement be retained, as the easement will be non-functional and unnecessary with the replat of the site.

Official Notice of Decision

Project # PR-2023-008608 Application# SD-2023-00144

Page 2 of 2

APPEAL: If you wish to appeal this decision, you must do so within 15 days of the DHO's decision or by **AUGUST 25TH, 2023**. The date of the DHO'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(V) of the Integrated Development Ordinance (IDO). Appeals should be submitted via email to PLNDRS@CABQ.GOV (if files are less than 9MB in size). For files larger than 9 MB in size, please send an email to PLNDRS@cabq.gov and request that staff send you a link via Smartfile to upload the files to. 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 that reads "David S. Campbell". The signature is written in a cursive style with a large, stylized initial "D".

David S. Campbell
Development Hearing Officer

DSC/bs

Aldrich Land Surveying- Tim Aldrich, P.O.Box 30701, Albuquerque, NM 87190


PR-2023-008608_August_9_2023 - Notice of Decision

Final Audit Report

2023-08-13

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