

**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**

September 12, 2018

Eastside Development Inc  
PO Box 57060  
ABQ, NM 87187

**Project# PR-2018-001326**  
Application#  
**SD-2018-00066**- Minor Amendment to  
Preliminary Plat  
**SD-2018-00055** – Final Plat

### **LEGAL DESCRIPTION:**

(Amendment to Preliminary Plat) All or a portion of TRACT A PLAT FOR TRACTS A,B & C JUAN TABO HILLS WEST & TRACT 1-A-1 CORRECTED PLAT FOR JUAN TABO HILLS UNIT 2, zoned PD, located on JUAN TABO BLVD between JUAN TABO HILLS and TIJERAS ARROYO, containing approximately 98.47 acre(s). (M-21)  
(Final Plat) TRACT A PLAT for TRACTS A, B & C of JUAN TABO HILLS WEST, zoned PD, located at 10801 POCONO RD SE west of JUAN TABO BLVD SE and south of the TIJERAS ARROYO, containing approximately 19.2454 acre(s).

On September 12, 2018, the Development Review Board (DRB) voted to Approve PR-2018-0011326 SD-2018-00066, a Minor Amendment to a Preliminary Plat and PR-2018-0011326 SD-2018-00055, a Final Plat based on the following Findings:

#### **PR-2018-0011326 SD-2018-00066**

1. The DRB approved minor changes that relocated Lot 1 Block 13 and renamed said lot as Lot 16 , Block 13. The grading plan was revised to reflect the new elevation of lot 16, unit 13.

#### **PR-2018-0011326 SD-2018-00055**

1. Pursuant to 6-6(J)(3)(b) the application for a Final Plat includes all changes, conditions, and requirements contained in the Preliminary Plat approval.
2. The plat dedicates the required easements and rights of way.

Official Notice of Decision

Project # PR-2018-001326 SD-2018-00066, SD-2018-00055,

September 12, 2018

Page 2 of 2

3. All outstanding requirements of the Pre-Annexation Agreement + the Amendment to the Pre-Annexation Agreement shall be adequately addressed prior to release of work order and financial guarantee.

**APPEAL:** If you wish to appeal this decision, you must do so within 15 days of the DRB's decision or by **SEPTEMBER 27, 2018**. The date of the DRB's decision is not included in the 15-day period for filing an appeal, and if the 15<sup>th</sup> 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). 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