

**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

October 18, 2018

Wescott Properties LLC
7832 Academy Trail NE
ABQ NM 87109

Project# PR-2018-001595
Application# SD-2018-00088 (Preliminary/Final
Plat)

LEGAL DESCRIPTION:

All or a portion of lots 15-17 Atlantic and Pacific Addition, zoned RM-H and R-1D, located on Iron Street SW, between 6th and 7th streets, containing approximately .16 acre. (K-14)

On October 17, 2018, the Development Review Board (DRB) voted to APPROVE PR-2018-001595, SD-2018-00088, a Minor Preliminary/Final Plat, based on the following Findings:

1. This replat meets the requirements of the IDO and DPM .
2. The applicant notified the affected Neighborhood Associations as required by Table 6-1-1 of the IDO.
3. The minimum lot size for the R-MH zone is 10,000 square feet. This replat brings the lot closer to the required lot size and makes the lot less non-conforming in accordance with Section 14-16-5-4(C)(1)(b).

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

NOVEMBER 1, 2018. 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). A Non-Refundable filing fee will be calculated at the Land Development

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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

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