

**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 20, 2019

Dos Vientos, LLC
PO BOX 26207
ABQ, NM 87125

Project# PR-2018-001429
Application#
SI-2019-00169 PRELIMINARY /FINAL PLAT

LEGAL DESCRIPTION:

All or a portion of
LOTS 1, 2, WESTERN HALF OF 3, THE EAST HALF
OF LOT 3, 4, AND THE REMAINING PORTIONS OF
LOTS 5 AND 6 TOGETHER WITH THE VACATED
PORTION OF COMMERCIAL STREET , NE,
ADJACENT TO SAID LOT 1, BLOCK 2,
COMMERCIAL ADDITION, zoned NR-LM, located
on JOHN ST NE south of LOMAS BLVD NE and
west of BROADWAY BLVD NE, containing
approximately 0.2574 acre(s). (J-14

On September 18, 2019, the Development Review Board (DRB) held a public meeting concerning the above referenced application and Approved the Preliminary and Final Plat, based on the following Findings:

SI-2019-00160 PRELIMINARY /FINAL PLAT

1. This preliminary/final plat consolidates lots 1-5 into one lot, Tract A, .2547 acres.
2. Property is zoned NR-LM and has no minimum lot size.
3. The plat incorporates the vacation of Commercial Street (SD-2018-0082) which was approved by DRB on September 19, 2018. The vacation was conditioned that the plat must be recorded within one year which means the Plat must be recorded by September 19, 2019.
4. The applicant provided the required notice as outlined in the IDO Table 6-1-1.
5. There is no infrastructure tied this request.

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

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OCTOBER 3, 2019. 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 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,



Maggie Gould
Acting DRB Chair

KD/mg
ARCH +PLAN PO BOX 25911 ABQ NM 87125