

CITY OF ALBUQUERQUE

PLANNING DEPARTMENT
URBAN DESIGN & DEVELOPMENT DIVISION
600 2nd Street NW, 3rd Floor, 87102
P.O. Box 1293, Albuquerque, NM 87103
Office (505) 924-3860 Fax (505) 924-3339



OFFICIAL NOTIFICATION OF DECISION

May 10, 2018

Robert Gutierrez Invest. Co. LLC
804 Lead Ave. SW
ABQ, NM 87102

Project# 1005455
18EPC-40015 Site Development Plan
for Subdivision

LEGAL DESCRIPTION:

The above action for all or a portion of Lot B, El Jaral, zoned SU-1 for RA-1/Planned Development Area, located on the west side of Montoya Road NW, between Interstate-40 and Maximillian Road NW, containing approximately 5 acres.
(H-12) Staff Planner: Cheryl Somerfeldt

On May 10, 2018 the Environmental Planning Commission (EPC) voted to DEFER Project 1005455/18EPC-40015, a Site Development Plan for Subdivision, based on the following Findings and Conditions:

FINDINGS:

1. This is a request for a Site Development Plan for Subdivision for all or a portion of Lot B, El Jaral, located on the west side of Montoya Road NW between Interstate-40 and Maximillian Road NW.
2. The applicant has requested a 30-day deferral to the June 14, 2018 EPC hearing in order to further discuss the vacation of the 20' easement along the south property line.

www.cabq.gov

APPEAL: If you wish to appeal this decision, you must do so within 15 days of the EPC's decision or by **MAY 25, 2018**. The date of the EPC'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 14-16-4-4 of the Zoning Code. A Non-Refundable filing fee will be calculated at the Land Development Coordination Counter and is required at the time the appeal is filed. It is not possible to appeal EPC Recommendations to City Council; rather, a formal protest of the EPC's Recommendation can be filed within the 15 day period following the EPC's recommendation.

OFFICIAL NOTICE OF DECISION

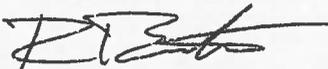
Project #1005455

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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. Successful applicants are reminded that other regulations of the City Zoning Code must be complied with, even after approval of the referenced application(s).

Sincerely,


for David S. Campbell
Planning Director

DSC/CS

cc: Robert Gutierrez Investment Co., LLC, 804 Lead Ave SW, ABQ, NM 87102
Arch + Plan Land Use Consultants, P.O. Box 25911, ABQ, NM 87125
Los Duranes NA, Lee Gamelsky, 2412 Miles Rd SE, ABQ, NM 87106
Los Duranes NA, William Herring, 3104 Coca Rd NW, ABQ, NM 87104
West Old Town NA, Benjamin Lovato, 2820 Azar Pl. NW, ABQ, NM 87104
West Old Town NA, Neri Holguin, 2523 Carson Rd NW, ABQ, NM 87104
North Valley Coalition, Doyle Kimbrough, 2327 Campbell Rd NW, ABQ, NM 87107
North Valley Coalition, Peggy Norton, P.O. Box 70232, ABQ, NM 87197