

**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

December 7, 2018

Jackson Real Estate Services, INC
6124 Downey ST NE
ABQ NM 87109

Project# PR-2018-001681
Application# SI-2018-00194 Site Development
Plan for Building Permit

LEGAL DESCRIPTION:

for all or a portion of TRACT 52 UNIT 2, TOWN OF ATRISCO GRANT, zoned PD, located on SUNSET GARDENS RD. SW, between 82ND ST SW and 86th ST SW, containing approximately 6.1 acre(s).

On December 5, 2018, the Development Review Board (DRB) held a public meeting concerning the above referenced application and approved the request, with delegation to Planning to address remaining minor issues as stated in the comments and as discussed at the based on the following Findings and subject to the Conditions:

Findings:

1. The EPC delegated final sign –off authority of this Site Development Plan for Building Permit to the DRB on June 14, 2018. The site plan will allow the development of an 81 unit complex with associated open space and parking.
2. The site plan was reviewed under the old zoning code (pre-IDO) because the request was submitted prior to the implementation date of the IDO (May 17, 2018). The submitted plan meets the conditions set by EPC.

Conditions:

1. Final sign off is delegated to Planning until the Infrastructure Improvements Agreement has been recorded and a copy submitted to Planning.
2. The applicant will obtain final sign off from Planning by June 5, 2019 or the case will be scheduled for the next DRB hearing and can be denied per the DRB Rules of Procedure.

APPEAL: If you wish to appeal this decision, you must do so within 15 days of the DRB’s decision or by **DECEMBER 20, 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.

Official Notice of Decision
Project # PR-2018-0011681 SI-2018-00194
December 5 2018
Page 2 of 2

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
Consensus Planning fishman@consensusplanning.com