

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

Mary Anne Pils  
1801 Bellamah Ave. NW Apt. 308  
Albuquerque, NM 87104

**Project# PR-2019-002029**  
**Application#**  
**SD-2019-00191** PRELIMINARY/FINAL PLAT  
**VA-2019-00418** WAIVER

### LEGAL DESCRIPTION:

For all or a portion of **LOT(S) 3-A & 4-A, BLOCK 4, SANTA FE ADDITION**, zoned R-1A, located at **805 SANTA FE** between 8th STREET and 9th STREET, containing approximately 0.1654 acre(s). (K-13)

On December 11, 2019, the Development Review Board (DRB) held a public meeting concerning the above referenced application and approved the request, with delegation to Planning to address a minor issue as discussed at the meeting, based on the following Findings:

1. This Preliminary/Final Plat realigns the boundary between existing lots 3 and 4 and eliminates the existing lot line that bisects existing dwellings on the site.
2. This Waiver is to the easement width based on site constraints.
3. The applicant provided the required notice as outlined in the IDO Table 6-1-1.

### Condition:

1. Final sign off is delegated to Planning for the DXF file.

**APPEAL:** If you wish to appeal this decision, you must do so within 15 days of the DRB's decision or by **DECEMBER 26, 2019**. 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.

Official Notice of Decision

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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. 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,

A handwritten signature in black ink, appearing to read "J. Wolfley". The signature is fluid and cursive, with the first letter "J" being particularly large and stylized.

Jolene Wolfley  
DRB Chair

JW/jr

Arch Plan Consultants PO BOX 25911 ABQ, NM 87125