

**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**

Albuquerque Indian Center  
105 Texas SE  
ABQ, NM

**Project# PR-2019-002261**  
**Application#**  
**SD-2019-00186 PRELIMINARY/FINAL PLAT**

### **LEGAL DESCRIPTION:**

All or a portion of all or a portion of lot(s) 5-14, block(s) 3 of **UNITY ADDITION SUBDIVISION**, zoned MX-L, located on **ZUNI RD SE** between **TENNESSEE ST SE** and **TEXAS ST SE**, containing approximately 1.5450 acre(s).

On November 13, 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 minor issues as stated in the comments and discussed at the meeting, based on the following Findings:

1. This Preliminary/Final Plat consolidates the existing 10 tract into 2 new tracts, Lots 12-A, .4634 acres and lot 5A, 1.0816 acres. The plat dedicates right-of-way at the south east and west corners of the site along Zuni Road.
2. The site is zoned MX-L and has no minimum lot size.
3. The applicant provided the required notice as outlined in the IDO Table 6-1-1.
4. There is no major public infrastructure tied to this plat.  
Condition:
  1. Final sign off delegated to Planning for the DXF file approval.
  2. The applicant will obtain final sign off from Planning by NOVEMBER 27, 2019 or the case may be scheduled for the next DRB hearing and could 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 1, 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

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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,

A handwritten signature in black ink, appearing to read "J. Wolfley".

Jolene Wolfley  
DRB Chair

JW/mg

Cartesian Surveys PO Box 44414 Rio Rancho NM 87174