

**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**

PV Durango, LLC (Kevin Wechter)  
4350 La Jolla Village Drive, Suite 110  
San Diego, CA. 92122

**Project# PR-001996**  
Application#  
**SD-2020-00124 - AMENDMENT TO PRELIMINARY  
PLAT**

### **LEGAL DESCRIPTION:**

All or a portion of **LOT 22 BLOCK 13, NORTH ALBUQUERQUE ACRES TRACT A UNIT B, DURANGO UNIT 1** zoned R-1, located on **WOODMONT AVE**, containing approximately 11.42 acre(s). (C-9)

On July 15, 2020, the Development Review Board (DRB) held a public meeting concerning the above referenced application and approved the request, based on the following Findings:

1. This is an amendment to the originally approved Preliminary Plat and Infrastructure List for Durango Units 4 and 5 to reflect changes along Weminuche Road due to the removal of Hillerman Street from the Durango Unit 3 Preliminary Plat. This amendment does not extend the expiration date of the already approved Preliminary Plat.
2. This Amended Preliminary Plat subdivides 11.42 acres into 39 residential tracts.
3. The property is zoned R-1B. Future development must be consistent with the underlying zoning.
4. The applicant provided the required notice as outlined in the IDO Table 6-1-1.
5. There is an amended Infrastructure List for improvements tied to the amended Preliminary Plat. This Infrastructure List was electronically-signed by all DRB members after the hearing.

### Conditions:

1. The plat will be conditioned to follow IDO 5-2(H)(2)(A)11 to prevent and mitigate construction impact per the DPM to preserve the North Geological Window of the Petroglyph National Monument.

Official Notice of Decision

Project # PR-2018-001996, SD-2019-00028, SD-2019-00023, SD-2019-00030, SD-2019-00031

August 14, 2019

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Sincerely,

A handwritten signature in black ink, appearing to read "J. Wolfley". The signature is fluid and cursive, with the first letter of each word being capitalized and prominent.

Jolene Wolfley  
DRB Chair

JW/jr

Price Land Development Group (Scott Steffen), 303 Roma Avenue NW, Suite 110, ABQ, NM 87102