

**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**

Zazish LLC  
8504 Waterford Pl NE  
Albuquerque, NM 87122

**Project# PR-2019-001948**  
**Application#**  
**SD-2022-00097 – AMENDMENT TO**  
**INFRASTRUCTURE LIST**  
**VA-2022-00172 – TEMPORARY DEFERRAL OF**  
**SIDEWALK CONSTRUCTION**

### **LEGAL DESCRIPTION:**

For all or a portion of:

**TRACT A, PLAT OF PRIMA ENTRADA** zoned **PC**,  
located on **SONTERRO** between **4TH ST** and  
**MIRASOL AVE** containing approximately **0.71**  
acre(s). **(J-9)**

On June 22, 2022, the Development Review Board (DRB) held a public meeting concerning the above referenced applications and approved the requests based on the following Findings:

### **SD-2022-00097 AMENDMENT TO INFRASTRUCTURE LIST**

1. This request amends the Infrastructure List previously approved on June 8, 2022 per PR-2019-001948/SD-2022-00064. The Infrastructure List is amended to depict the deferral of the construction of the sidewalk to be constructed along the north side of Sonterro Avenue NW.
2. The property is zoned PC. Future development must be consistent with the underlying zone district and DPM.

### **VA-2022-00172 TEMPORARY DEFERRAL OF SIDEWALK CONSTRUCTION**

1. The applicant proposes the temporary deferral of sidewalk construction along the north side of Sonterro Avenue NW per the exhibit included in the application submittal.
2. Transportation engineering had no objections.

Official Notice of Decision

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**APPEAL:** If you wish to appeal this decision, you must do so within 15 days of the DRB's decision or by **JULY 7, 2022**. 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). Appeals should be submitted via email to [PLNDRS@CABQ.GOV](mailto:PLNDRS@CABQ.GOV) (if files are less than 9MB in size). Files larger than 9MB can be sent to [PLNDRS@CABQ.GOV](mailto:PLNDRS@CABQ.GOV) using <https://wettransfer.com>. A Non-Refundable filing fee will be calculated and you will receive instructions about paying the fee online.

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 that reads "Jay Rodenbeck". The signature is written in a cursive, flowing style.

Jay Rodenbeck  
DRB Chair

JR

THE Group / Ron Hensley, 300 Branding Iron Road SE, Rio Rancho, NM 87122