

PLANNING DEPARTMENT
URBAN DESIGN & DEVELOPMENT DIVISION
600 2nd Street NW, 3rd Floor, Albuquerque, NM 87102
P.O. Box 1293, Albuquerque, NM 87103
Office (505) 924-3860 Fax (505) 924-3339



OFFICIAL NOTIFICATION OF DECISION

May 21, 2021

Western Hills Investments LLC
PO Box 45688
Rio Rancho, NM 87114

Project #2021-005301
SI-2021-00452—Major Amendment Site Plan-EPC

LEGAL DESCRIPTION:

Tierra West, agent for Western Hills Investments LLC, requests the above action for Tract C-4-A, plat of Tracts C-3-A, C-3-B, C-3-C, and C-4-A, Seven Bar Ranch Addition, zoned NR-BP, located north of Ellison Dr. NW and east of Coors Bypass NW/Coors Blvd. NW, at 3615 NM 528 NW, approximately 2.0 acres (A-14)
Staff Planner: Catalina Lehner

On May 20, 2021, the Environmental Planning Commission (EPC) voted to DEFER Project # 2021-005301/SI-2021-00452, a Major Amendment to a Site Plan-EPC, for one month to the June 17, 2021 public hearing. Pursuant to IDO 14-16-6-4(N)(5)(a), written findings in support of a deferral decision are not required.

APPEAL: If you wish to appeal this decision, you must do so within 15 days of the EPC's decision or by **June 4, 2021**. The date of the EPC'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.

For more information regarding the appeal process, please refer to Section 14-16-6-4(V) of the IDO, Administration and Enforcement. A Non-Refundable filing fee will be calculated at the Land Development Coordination Counter and is required at the time the appeal is filed. It is not possible to appeal EPC Recommendations to City Council; rather, a formal protest of the EPC's Recommendation can be filed within the 15 day period following the EPC's recommendation.

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. Successful applicants are reminded that other regulations of the City Zoning Code must be complied with, even after approval of the referenced application(s).

OFFICIAL NOTICE OF DECISION

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Sincerely,

for Brennon Williams
Planning Director

BW/CL

cc: Tierra West LLC, rbb@tierrawestllc.com
Westside Coalition of NAs, Harry Hendriksen, hlhen@comcast.com
Westside Coalition of NAs, Rene Horvath, aboard111@gmail.com
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EPC file