

PLANNING DEPARTMENT
URBAN DESIGN & DEVELOPMENT DIVISION
600 2nd Street NW, 3rd Floor, Albuquerque, NM 87102
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OFFICIAL NOTIFICATION OF DECISION

September 21, 2023

A Management Corporation
4461 Irving Blvd. NW
Albuquerque, NM 87114

Project # PR-2023-009105

RZ-2023-00028 - Zoning Map Amendment (Zone Change)

SI-2023-01402 - Site Plan – EPC, Major Amendment

SI-2023-01377 - Site Plan- EPC

LEGAL DESCRIPTION:

Tierra West LLC, agent for A Management Corporation, requests a zoning map amendment from MX-T to MX-L for a portion of Lots 2-A and 2-B; a Site Plan-EPC Major Amendment and a Site Plan-EPC for all or a portion of Lots 2-A, 2-B, 2-C and 2-D, (Being a Replat of Tract 2, Cottonwood Crossing Phase II) and Lots 1, 2, 3, 4 5 and 6, Plat of Lots 1, 2, 3, 4, 5 & 6 (Being a Replat of Tracts 14-A & 14-B Black Ranch), Cottonwood Crossing Phase II, located east of Coors Blvd. at the intersection of Coors Blvd. NW and 7 Bar Loop Rd. NW, zoned MX-T, MX-L, and NR-PO-B, containing approximately 10 acres.
(B-14-Z) Staff Planner: Megan Jones

On September 21, 2023 the Environmental Planning Commission (EPC) voted to DEFER Project # PR-2023-009105, RZ-2023-00028 - Zoning Map Amendment, SI-2023-01402 - Site Plan – EPC Major Amendment, SI-2023-01377 - Site Plan- EPC, for one month to the October 19, 2023 regular EPC hearing.

APPEAL: If you wish to appeal this decision, you must do so within 15 days of the EPC's decision or by **October 6, 2023**. 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 Integrated Development Ordinance (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 an EPC Recommendation to the City Council since this is not a final decision.

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 IDO must be complied with, even after approval of the referenced application(s).

Sincerely,

Catalina Lehner

for Alan M. Varela,
Planning Director

AV/CL/MJ

cc: A management Corporation, pierre@amestoy.net
Tierra West LLC, dbohannan@tierrawestllc.com
Legal, dking@cabq.gov
EPC File