

**CASE NO. MP/PDP/DP 09-5180
MASTER PLAN AMENDMENT/PRELIMINARY AND FINAL DEVELOPMENT
PLAN
PAUL PARKER, PARKER NM 599, APPLICANT**

ORDER

THIS MATTER came before the Board of County Commissioners (hereinafter referred to as “the BCC”) for hearing on January 12, 2010, on the Application of Paul Parker, Parker NM 599, (hereinafter referred to as “the Applicant”), for a Master Plan Amendment to allow a reduction of the building setback from a previously approved Master Plan and Preliminary and Final Development Plan (“Master Plan”) for an office building consisting of 13,000 square feet and a warehouse building consisting of 8,000 square feet for a total of 21,000 square feet on 5.8 acres. The BCC, having reviewed the Application and supplemental materials, staff reports and conducted a public hearing on the request, finds that the Application is well taken and should be granted, and makes the following findings of fact and conclusions of law:

1. The Applicant requests amending its approved Master Plan to allow a reduction of the building setback from 340 feet to 270 feet for an office building and warehouse building on 5.8 acres.
2. The property is located north of New Mexico Highway 599 at 62 Paseo De River, within Sections 2 & 11, Township 16 North, Range 8 East, (Commission District 2).
3. In support of the Application, the Agent for the Applicant stated that the Applicant is in agreement with Staff conditions.

4. No member of the public spoke against the Application.
5. Staff recommends the following conditions of approval, if the Commission approves the Application:
 - a. The Master Plan amendment with appropriate signatures shall be recorded with the County Clerk.
 - b. The development plan with appropriate signatures shall be recorded with the County Clerk.
 - c. Compliance by the Applicant with all review comments from the following: State Engineer, NM Environment Department, NM Department of Transportation, State Historic Preservation Division, County Hydrologist, County Fire Marshal and Building and Development Services.
 - d. The Applicant shall comply with all requirements of the County Land Development Code.
 - e. The Applicant shall be required to submit a financial guarantee, in an amount approved by the County, for all improvements including but not limited to fire protection, roads, retention pond and landscaping prior to the recordation of the final development plan. The financial guarantee for landscaping and re-vegetation will be kept until the plantings have taken, for a minimum of one year after installation.
6. After conducting a public hearing on the request and having heard from the Applicant and the public, the Board of County Commissioners hereby approves

the request for an amendment to the Master Plan and Preliminary and Final Development Plan conditioned on Applicant complying with Staff recommendations as stated above.

IT IS THEREFORE ORDERED that the Application is approved, and the Applicant is allowed an amendment to the Master Plan and Preliminary and Final Development Plan subject to the conditions set forth herein.

I certify that the Application was approved by the Board of County Commissioners on this _____ day of _____, 2010.

The Board of County Commissioners of Santa Fe County

By: _____
BCC Chairperson

ATTEST:

Valerie Espinoza, County Clerk

Approved as to form:

Stephen C. Ross, County Attorney

