

SANTA FE COUNTY

Ordinance No. 1987-7

600197

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6 An Ordinance amendment which creates a mechanism by
7 which authority may be delegated to the Land Use
8 Administrator to administratively approve modifications to
9 lot and street layouts under certain conditions, said
10 modifications are subject to previously adopted conditions
11 regarding density, intensity, usage and compatibility as
12 approved by the appropriate review and legislative bodies.
13 Amending The Santa Fe County Land Development Code,
14 Ordinance No. 1980-6.

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16 BE IT ORDAINED BY THE BOARD OF COUNTY COMMISSIONERS OF SANTA
17 FE COUNTY, THAT ORDINANCE NO. 1980-6 BE AMENDED AS FOLLOWS:

18 Article V., 5.6 - Administrative approval of lot layout.

19 In Commercial, industrial or high density residential
20 subdivisions which are to be developed in phases or in cases
21 where a condominium proposes to convert to a subdivision,
22 the Board of County Commissioners may delegate authority to
23 the Land Use Administrator to administratively approve a
24 specific lot layout plan when it determines that due to the
25 size, scale or marketing requirements that approval of a

1 plat with a specific lot layout is not in the best interest
2 of the County and developer. Before seeking approval of a
3 plat, the developer shall first file a petition with the
4 Board requesting that it be permitted to obtain approval
5 pursuant to this Section. If the Board approves the
6 petition, it will direct that the development request be
7 submitted to the County Development Review Committee
8 ("CDRC"). Before final plat approval, the Board may rescind
9 its intent to delegate if it determines that such delegation
10 is not in the best interest of the County.

11 After such a delegation is made, the CDRC and Board
12 shall establish development standards applicable to the
13 subdivision as authorized by the Code and other applicable
14 ordinances and laws, establish the maximum number of lots to
15 be permitted, intensity of use, required improvements, and
16 shall approve both the preliminary and final plat which will
17 be known and designated as a "master plat". The master plat
18 and all subsequently filed plat amendments shall be filed
19 with the County Clerk. The County Clerk is authorized to
20 accept for filing amended "master plats" approved by a
21 signed certificate of the Land Use Administrator stating
22 that the master plat has been approved by the Board and CDRC
23 pursuant to this Code Section and that he has been delegated
24 authority to approve plat amendments establishing new lots.

25 Once the authority is delegated, the Land Use

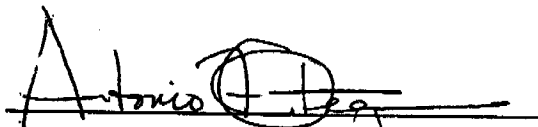
600199

1 Administrator will review lot layout proposals and may
2 approve such proposals if they are consistent with the Santa
3 Fe County Land Development Code and General Plan, the
4 development plan and plat approved by the BCC and CDRC,
5 sound planning principles, the County's master Road plan
6 with applicable County policy's and ordinances, and with
7 applicable laws. After administrative approval is made, a
8 plat amending the master plat approved by the BCC and CDRC
9 shall be filed, which amended plat shall include all lots
10 previously approved.

11 Effective Date: Upon adoption, this ordinance shall be
12 effective on the 30th day after it is filed with the County
13 Clerk and the New Mexico State Records Administrator
14

15 PASSED, APPROVED, AND ADOPTED THIS 14TH DAY OF DECEMBER,
16 1987 AS AN AMENDMENT TO ORDINANCE NUMBER 1980-6.

17 SANTA FE BOARD OF COUNTY COMMISSIONERS

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20 ANTONIO F. ORTEGA, CHAIRMAN

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22 APPROVED AS TO LEGAL FORM AND SUFFICIENCY:

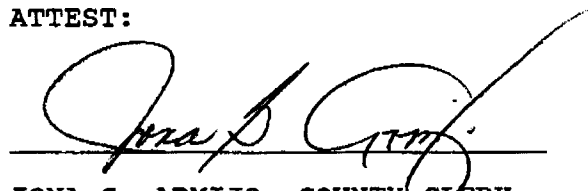
23 CAMPOS AND SANCHEZ, P.A.

24 
25

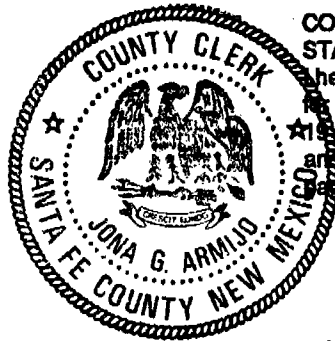
COUNTY ATTORNEY

600200

ATTEST:


JONA G. ARMIJO. COUNTY CLERK

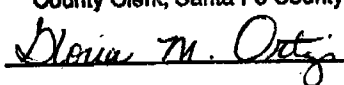
This ordinance was recorded in the Santa Fe County Ordinance Book on the 28 day of DECEMBER, 1987 and was filed with the State Records Administrator on the 28 day of DECEMBER, 1987.



COUNTY OF SANTA FE
STATE OF NEW MEXICO

639,272
JSS
I hereby certify that this instrument was filed for record on the 28 day of DEC A.D. 87 at 4.02 o'clock p.m. and was duly recorded in book 600, page 197-200 of the records of Santa Fe County.

Witness my Hand and Seal of Office
Jona G. Armijo
County Clerk, Santa Fe County, N.M.


Deputy