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CITY OF SANTA FE, NEW MEXICO

ORDINANCE NO. 2015-34

AN ORDINANCE

**AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF SANTA FE;
CHANGING THE ZONING CLASSIFICATION FOR PROPERTIES COMPRISING AN
AREA OF APPROXIMATELY 2.20± ACRES LOCATED NORTH OF AGUA FRIA
STREET AND IDENTIFIED AS 2749 AND 2751 AGUA FRIA STREET WITHIN THE
CITY OF SANTA FE, SANTA FE COUNTY, STATE OF NEW MEXICO, FROM R-1
(RESIDENTIAL – 1 DWELLING UNIT PER ACRE) TO C-2 (GENERAL
COMMERCIAL), AND PROVIDING AN EFFECTIVE DATE. (“2749 AND 2751
AGUA FRIA STREET REZONING”, CASE #2015-44).**

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF SANTA FE:

Section 1. That certain parcels of land comprising 2.20± acres (the “Property”) located north of Agua Fria Street and identified as 2749 and 2751 Agua Fria Street within the City of Santa Fe, Santa Fe County, State of New Mexico, that are located within the municipal boundaries of the City of Santa Fe, are restricted to and classified as C-2 (General Commercial) as described in the legal description attached hereto [EXHIBIT A] and incorporated herein by reference.

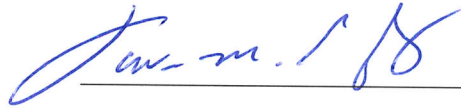
Section 2. The official zoning map of the City of Santa Fe adopted by Ordinance No. 2001-27 is hereby amended to conform to the changes in zoning classifications for the Properties set forth in Section 1 of this Ordinance.

Section 3. This rezoning action is approved with and subject to the conditions

1 attached hereto [EXHIBIT B] as may be approved by the Governing Body.

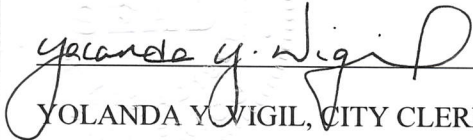
2 **Section 4.** This Ordinance shall be published one time by title and general summary
3 and shall become effective five days after publication.

4 PASSED, APPROVED and ADOPTED this 10th day of November, 2015.

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7 JAVIER M. GONZALES, MAYOR

8 ATTEST:

9 
10 YOLANDA Y. VIGIL, CITY CLERK

11 APPROVED AS TO FORM:

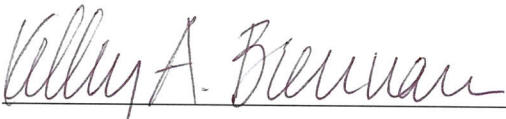
12 
13
14 KELLEY A. BRENNAN, CITY ATTORNEY

EXHIBIT A
ORDINANCE NO. 2015-34

DESCRIPTION PORTION OF LOT 1, S.H.C. 417

874208

A TRACT OF LAND LYING AND BEING SITUATE WITHIN SECTION 33, TOWNSHIP 17 NORTH, RANGE 9 EAST, N.M.P.M. SANTA FE COUNTY, NEW MEXICO, A PORTION OF LOT 1, S.H.C. 417 AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A POINT FROM WHENCE THE SOUTH 1/4 CORNER OF SECTION 33, T 17 N, R 9 E, N.M.P.M. BEARS N58°25'44"E, 211.04 FEET; THENCE N28°18'30"E, 61.25 FEET; THENCE N42°37'36"E, 61.51 FEET TO THE 1/4 CORNER;

THENCE FROM SAID POINT OF BEGINNING ALONG THE FOLLOWING BEARINGS AND DISTANCES S13°26'32"E, A DISTANCE OF 137.41 FEET; THENCE N30°39'57"W, A DISTANCE OF 121.40 FEET; THENCE N45°43'20"E, A DISTANCE OF 41.86 FEET TO THE POINT AND PLACE OF BEGINNING. CONTAINING AN AREA OF 0.057 ACRES MORE OR LESS.

DESCRIPTION LOT 22

A TRACT OF LAND LYING AND BEING SITUATE WITHIN SECTION 33, TOWNSHIP 17 NORTH, RANGE 9 EAST, N.M.P.M. SANTA FE COUNTY, NEW MEXICO, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A POINT FROM WHENCE THE SOUTH 1/4 CORNER OF SECTION 33, T 17 N, R 9 E, N.M.P.M. BEARS N28°18'30"E, 61.25 FEET; THENCE N42°37'36"E, 61.51 FEET TO THE 1/4 CORNER;

THENCE FROM SAID POINT OF BEGINNING ALONG THE FOLLOWING BEARINGS AND DISTANCES S14°23'17"E, A DISTANCE OF 469.25 FEET TO THE NORTH RIGHT OF WAY (NEW) OF AGUA FRIA ROAD; THENCE ALONG THE NEW RIGHT OF WAY ALONG AGUA FRIA S59°45'02"W, A DISTANCE OF 119.41 FEET; THENCE N30°48'22"W, A DISTANCE OF 314.99 FEET; THENCE N13°26'32"W, A DISTANCE OF 137.41 FEET; THENCE N58°25'44"E, A DISTANCE OF 211.04 FEET TO THE POINT AND PLACE OF BEGINNING. CONTAINING AN AREA OF 1.845 ACRES MORE OR LESS.

DESCRIPTION PORTION OF LOT 27

A TRACT OF LAND LYING AND BEING SITUATE WITHIN SECTION 33, TOWNSHIP 17 NORTH, RANGE 9 EAST, N.M.P.M. SANTA FE COUNTY, NEW MEXICO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS;

BEGINNING AT A POINT FROM WHENCE THE SOUTH 1/4 CORNER OF SECTION 33, T 17 N, R 9 E, N.M.P.M. BEARS N28°18'30"E, 61.25 FEET; THENCE N42°37'36"E, 61.51 FEET TO THE 1/4 CORNER;

THENCE FROM SAID POINT OF BEGINNING ALONG THE FOLLOWING BEARINGS AND DISTANCES S21°22'31"E, A DISTANCE OF 456.85 FEET TO THE NORTH RIGHT OF WAY (NEW) OF AGUA FRIA ROAD; THENCE ALONG THE NEW RIGHT OF WAY ALONG AGUA FRIA S59°45'02"W, A DISTANCE OF 57.77 FEET; THENCE N14°23'17"W, A DISTANCE OF 469.25 FEET TO THE POINT AND PLACE OF BEGINNING. CONTAINING AN AREA OF 0.299 ACRES MORE OR LESS.

2749 and 2751 Agua Fria Rezone—Conditions of Approval

EXHIBIT B for Ordinance No. 2015-34

Case #2015-44 – 2749 and 2751 Agua Fria Rezone

Conditions	Department	Staff
<p>The Traffic Engineer conducted a review of the preliminary subdivision plat and provided the following comments which are noted as Conditions of Approval:</p> <ol style="list-style-type: none"> 1. The applicant shall dedicate sufficient Right-of-Way (ROW) to the City of Santa Fe for a future auxiliary lane along the frontage of the properties on Agua Fria Street. The Dedication Plat shall be reviewed and approved by the Public Works Department prior to recordation. 2. The applicant shall grant access easements from lots 1 and 34 through Lot 22 via a shared access driveway to Agua Fria Street. 3. The applicant shall include the following notes on said plat: <ul style="list-style-type: none"> • At such time that a Developer of any of lots 1, 22 or 34 applies for a building permit, development plan approval, or requests a business license that increases the intensity of use of the properties; the developer shall consult with the Public Works Department to determine the need for a right-turn deceleration lane. If it is determined to be necessary by the Public Works Department, the Developer shall construct an auxiliary lane per approval of the Public Works Department. • At such time that a Developer of any of lots 1, 22 or 34 applies for a building permit, development plan approval, or requests a business license that increases the intensity of use of the subject properties; the Developer shall close the driveway from lot 34 to Agua Fria Street and utilize the shared access granted by this plat. 	<p>Traffic Engineering</p>	<p>John Romero/ Sandra Kassens</p>
<p>All future buildings require separate water meters.</p>	<p>Water Division</p>	<p>Dee Beingessner</p>
<p>Prior to the development or improvement of the property, owners and developers of the property shall obtain a technical sewer evaluation review by the City of Santa Fe Wastewater Division.</p>	<p>Wastewater Division</p>	<p>Stan Holland</p>