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**CITY OF SANTA FE, NEW MEXICO**

**ORDINANCE NO. 2007-47**

**AN ORDINANCE**

**AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF SANTA FE;  
CHANGING THE CLASSIFICATION FROM R-1 (RESIDENTIAL 1 DWELLING UNIT  
PEER ACRE) TO MU (MIXED USE); AND PROVIDING AN EFFECTIVE DATE WITH  
RESPECT TO A CERTAIN PARCEL OF LAND COMPRISING 3.708 ACRES MORE  
OR LESS LOCATED AT THE SOUTHEAST CORNER OF AIRPORT ROAD AND  
BUFFALO GRASS ROAD AND LYING WITHIN SECTION 12, TOWNSHIP 16N,  
RANGE 8E, N.M.P.M AND PROVIDING AN EFFECTIVE DATE. ("WESTON STUDIO  
GALLERY REZONING (CASE NO. ZA 2007-06),**

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

**Section 1.** The following real property (the "Property") located within the  
municipal boundaries of the city of Santa Fe, which has been annexed pursuant to Case  
No. ZA 2007-06 is restricted to and classified as Mixed Use (MU.)

A certain parcel of land lying within Section 12, Township 16N, Range 8E,  
N.M.P.M., and adjacent Airport Road right-of-way pursuant to Section 3-17-18 NMSA  
1978, both shown on the Annexation Plat (Exhibit A) and more particularly described in  
the attached Legal Description (Exhibit B) and incorporated herein by reference.

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

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**Section 3.** Pursuant to Chapter 14 of the City Code of the City of Santa Fe, New Mexico Article 14-3.5(D)(1) the rezoning action with respect to the subject property affected by this Ordinance is subject to the time restrictions set forth (Two-year Review/Rescission).

**Section 4.** The rezoning action with respect to the subject property affected by this Ordinance is subject to the conditions of approval as more fully described in "Exhibit C" attached hereto and incorporated by reference.



**Section 5.** This Ordinance shall be published one time by the title and general summary and shall become effective five days after such publication.

**PASSED, APPROVED AND ADOPTED** this 28<sup>th</sup> day of November, 2007.



**DAVID COSS, MAYOR**

**ATTEST:**

  
  
**YOLANDA** CLERK

**APPROVED AS TO FORM:**

  
**FRANK D. KATZ, CITY ATTORNEY**



**EXHIBIT B:**

**ORDINANCE NO. 2007- 47**

**LEGAL DESCRIPTION  
WESTON STUDIO GALLERY REZONING FROM R-1 TO MU**

**(CASE NO. ZA2007-06)**

**LEGAL DESCRIPTION FOR AREA "A"**

BEGINNING AT A POINT ON THE SOUTH RIGHT OF WAY OF AIRPORT ROAD FROM WHENCE A CITY OF SANTA FE CONTROL MONUMENT NO. 1007 BEARS S20°15'30"E, A DISTANCE OF 563.02 FEET; THENCE S20°13'00"E, A DISTANCE OF 296.02 FEET TO A POINT; THENCE S04°36'02"E, A DISTANCE OF 233.90 FEET; THENCE FROM SAID POINT AND PLACE OF BEGINNING S80°37'00"W, ALONG THE SOUTH-RIGHT-OF-WAY OF AIRPORT ROAD, NEW MEXICO STATE HIGHWAY AND TRANSPORTATION DEPARTMENT RIGHT-OF-WAY MAP PROJECT #SP-PS-1546 (200) 02, A DISTANCE OF 1074.36 FEET TO A POINT; THENCE N20°13'00"W, A DISTANCE OF 101.83 FEET TO A POINT; THENCE N80°37'00"E, ALONG THE NORTH RIGHT-OF-WAY OF AIRPORT ROAD, A DISTANCE OF 1263.05 FEET TO A POINT; THENCE S20°10'40"E, A DISTANCE OF 101.80 FEET TO A POINT; THENCE ALONG THE SOUTH RIGHT-OF-WAY OF AIRPORT ROAD A DISTANCE OF 194.69 FEET TO THE POINT AND PLACE OF BEGINNING.

CONTAINING AN AREA OF 2.899 ACRES, MORE OR LESS.

**LEGAL DESCRIPTION FOR AREA "B"**

A TRACT OF LAND LYING AND BEING WITHIN SECTION 12, T16N, R8E, N.M.P.M. SANTA FE COUNTY, STATE OF NEW MEXICO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHEAST CORNER OF THIS TRACT FROM WHENCE A CITY OF SANTA FE CONTROL MONUMENT NO. 1007 BEARS S04°36'02"E, A DISTANCE OF 233.90 FEET; THENCE FROM SAID POINT AND PLACE OF BEGINNING N20°13'00"W, A DISTANCE OF 296.02 FEET TO A POINT; THENCE N20°15'30"W, A DISTANCE OF 563.02 FEET TO A POINT; THENCE S80°37'00"W, ALONG THE SOUTH-RIGHT-OF-WAY OF AIRPORT ROAD, NEW MEXICO STATE HIGHWAY AND TRANSPORTATION DEPARTMENT RIGHT-OF-WAY MAP PROJECT #SP-PS-1546 (200) 02, A DISTANCE OF 40.73 FEET TO A POINT; THENCE S20°15'30"E, A DISTANCE OF 563.02 FEET TO A POINT; THENCE S20°13'00"E, A DISTANCE OF 296.02 FEET TO A POINT; THENCE N73°36'12"E, A DISTANCE OF 40.09 FEET TO THE POINT AND PLACE OF BEGINNING.

CONTAINING AN AREA OF 0.816 ACRES, MORE OR LESS.

**LEGAL DESCRIPTION FOR AREA "C"**

A TRACT OF LAND LYING AND BEING WITHIN SECTION 12, T16N, R8E, N.M.P.M. SANTA FE COUNTY, STATE OF NEW MEXICO AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT THE SOUTHWEST CORNER OF THIS TRACT FROM WHENCE A CITY OF SANTA FE CONTROL MONUMENT NO. 1007 BEARS S04°36'02"E, A DISTANCE OF 233.90 FEET; THENCE FROM SAID POINT AND PLACE OF BEGINNING N20°13'00"W, A DISTANCE OF 296.02 FEET TO A POINT; THENCE N20°15'30"W, A DISTANCE OF 563.02 FEET TO A POINT; THENCE N80°37'00"E, A DISTANCE OF 194.69 FEET TO A POINT; THENCE S20°10'40"E, A DISTANCE OF 835.15 FEET TO A POINT; THENCE S73°36'12"W, A DISTANCE OF 190.67 FEET TO THE POINT AND PLACE OF BEGINNING.

CONTAINING AN AREA OF 3.708 ACRES, MORE OR LESS.

**EXHIBIT C:  
CONDITIONS OF APPROVAL  
ORDINANCE NO. 2007- 47**

**WESTON STUDIO GALLERY REZONING FROM R-1 TO MU**

**(CASE NO. ZA 2007-06)**

Prior to submittal for final development plan, the plan must comply with requirements as provided by the following City Departments at the time of subdivision:

1. Development shall build to "Energy Star" standards.
2. Final Development Plan shall be submitted to City of Santa Fe Planning Commission for approval.
3. Comply with memo dated July 11, 2008 from John Romero, Public Works Department, Engineering Division, Traffic Impacts Section