

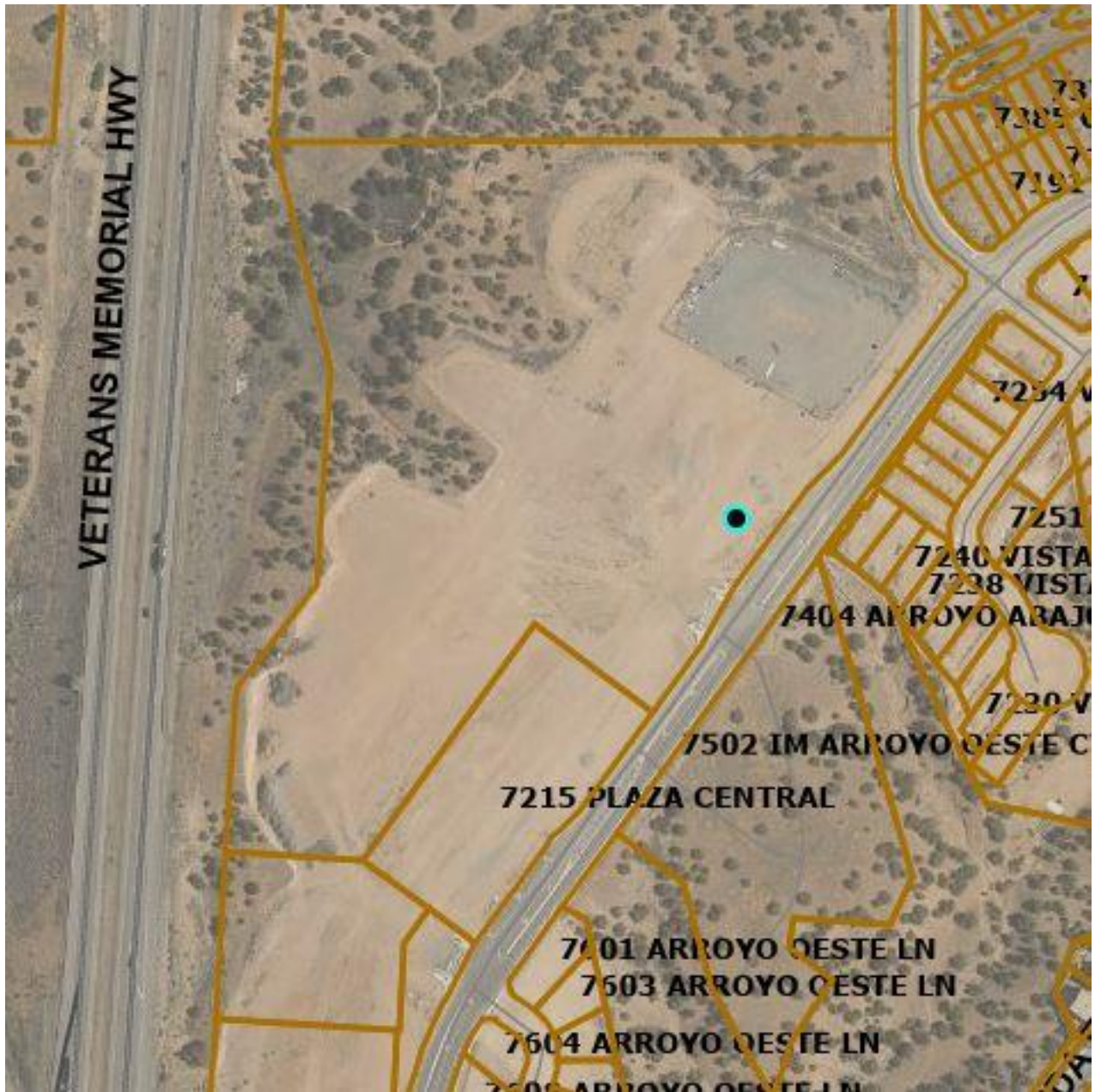
# **City of Santa Fe, New Mexico**

## **Attachment B Maps and Photos**

- 1. Aerial View**
- 2. Existing Conditions Photos**
- 3. Current Zoning Map**
- 4. Future Land Use Zoning Map**
- 5. Tierra Contenta Phase 2C Master Plan**

## Aerial Photo

The property is within Tierra Contenta, located near the southwestern corner of the City of Santa Fe limits. It is bordered by two existing roads, Plaza Central and Contenta Ridge, which will house 3 entrances to the development. The property has easy access to State Highway 599 via Jaguar Dr and Airport Rd.



## Existing Conditions

The property is currently vacant and has been graded by previous owners.



Photo taken on Plaza Central, 6/30/25, looking west at the property. A small, paved driveway exists providing access to the property.



Photo taken standing on the property looking east to Plaza Central. Note the surrounding residential development.



Photo taken standing on the property, looking north towards the existing R-7 townhome and condominium development.



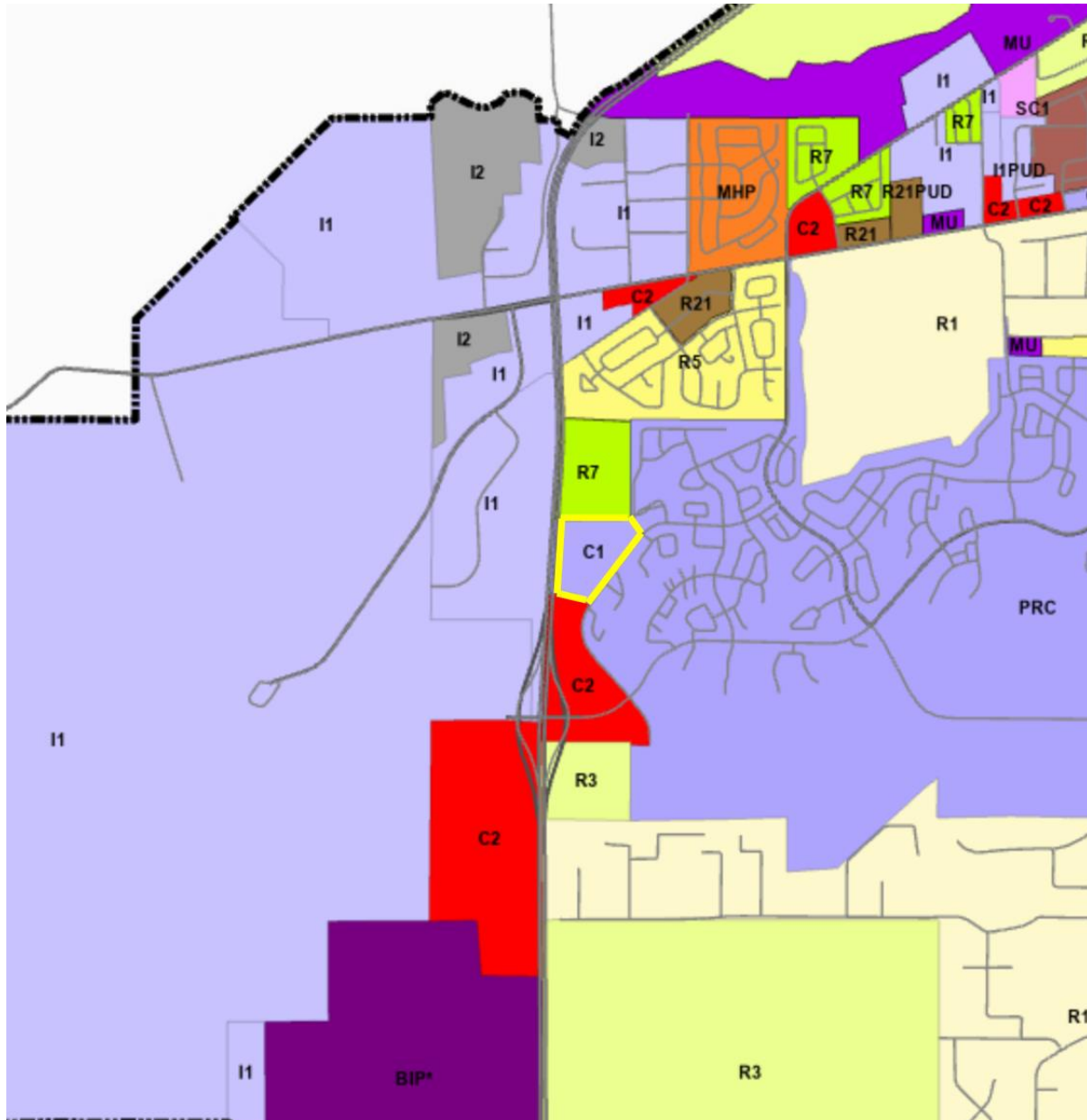
Photo taken standing on the eastern edge of the property near Plaza Central, looking west at the proposed development site.



Photo taken standing on the property looking south. The parcel south of the proposed development is under the same ownership but currently has no plans for future development.

### **Current Zoning Map**

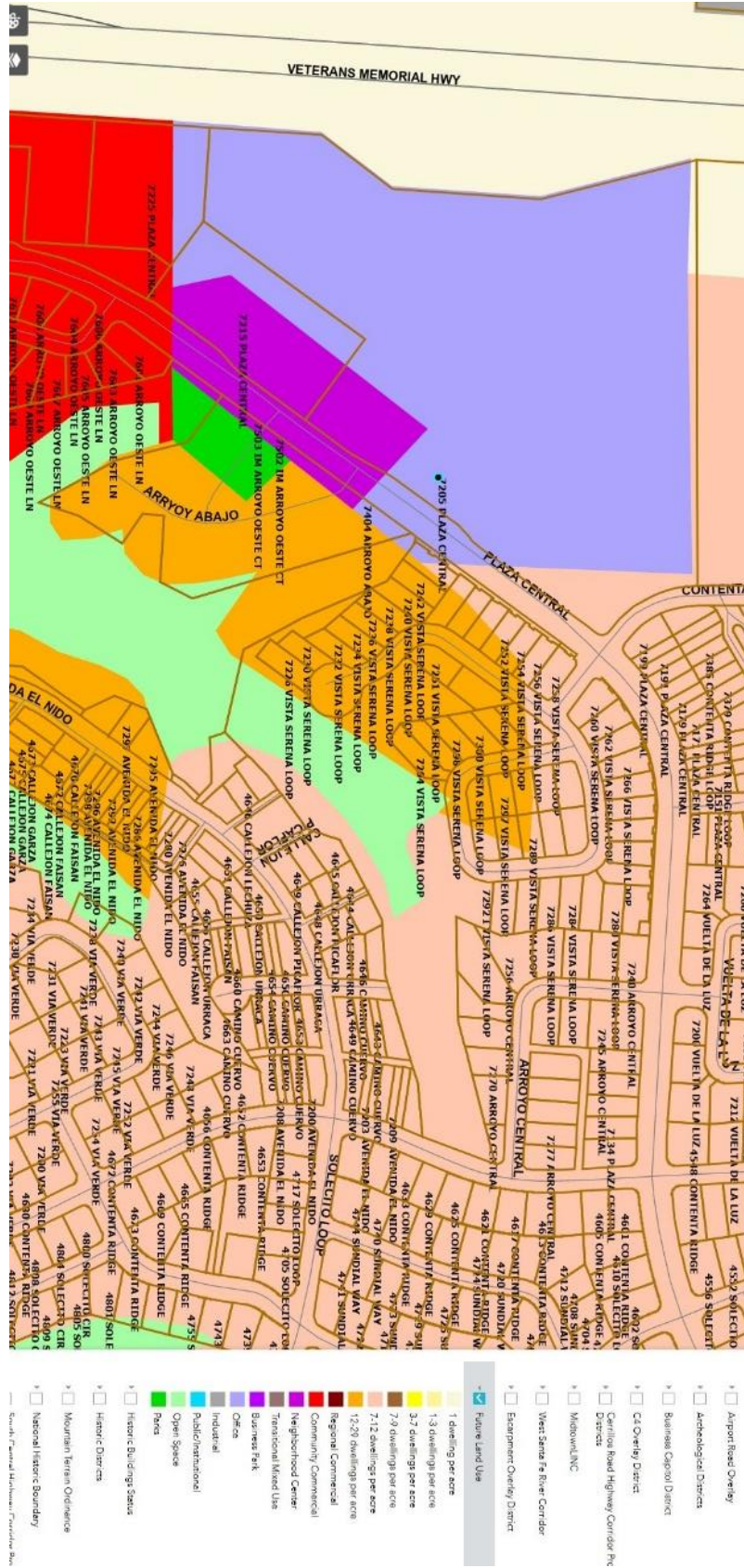
7205 Plaza Central is outlined in yellow and zoned C-1, Office and Related Commercial. Surrounding uses include PRC, Planned Residential Community, to the east, which houses much of Tierra Contenta. North of the property is a developed R-7 district with many townhomes and condominiums. South of the property is currently vacant but zoned C-2, General Commercial. West of the property is the right-of-way for State Highway 599 and adjacent to that are I-1, Light Industrial, zones.



7205 Plaza Central is outlined in yellow.

### Future Land Use Map

The future land use of this property is intended to be office space, shown in light purple. The future land use of the surrounding properties to the north and east, in light pink, is residential 7-12 dwelling units per acre, while the dark orange to the east is 12-29 residential dwelling units per acre. The red to the south of the property is to be community commercial. The dark purple and lime green southeast of the property are intended to be a neighborhood center and park respectively.



## Tierra Contenta Phase 2C Master Plan

7205 Plaza Central is on the western edge of this map, in dark pink, labeled Office/Business Incubator.

