

HISTORY

City Council Resolution 18-29



City of Albuquerque

Office of the City Clerk

Timothy M. Keller, Mayor

Trina Gurule, Acting City Clerk

Interoffice Memorandum

May 9, 2018

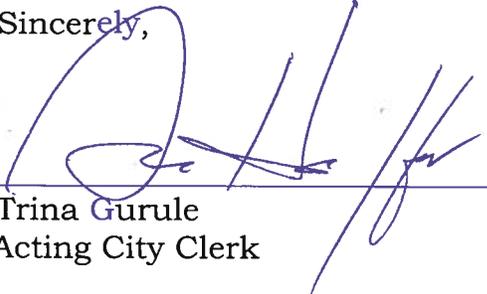
To: CITY COUNCIL

From: TRINA GURULE, ACTING CITY CLERK

Subject: BILL NO. R-18-29 ENACTMENT NO. R-2018-019

I hereby certify that on May 9, 2018, the Office of the City Clerk received Bill R-18-29 as signed by the president of the City Council, Ken Sanchez. Enactment No. R-2018-019 was passed at the May 7, 2018 City Council meeting. Mayor Keller did not sign the approved Resolution within the 10 days allowed for his signature and did not exercise his veto power. Pursuant to the Albuquerque City Charter Article XI, Section 3, this Resolution is in full effect without Mayor's approval or signature. This memorandum shall be placed in the permanent file for Bill No. R-18-29.

Sincerely,



Trina Gurule
Acting City Clerk

CITY of ALBUQUERQUE

TWENTY THIRD COUNCIL

COUNCIL BILL NO. F/S R-18-29 ENACTMENT NO. R-2018-019

SPONSORED BY: Trudy E. Jones and Isaac Benton

1 RESOLUTION

2 REPEALING AND REPLACING C/S R-17-240; ESTABLISHING A PROCESS FOR
3 IDO-RELATED ZONING CONVERSIONS THAT ARE TO BE PROCESSED BY
4 THE CITY PLANNING DEPARTMENT COMMENCING ON THE EFFECTIVE DATE
5 OF THE IDO, AND CONCLUDING WITHIN ONE YEAR THEREFROM.

6 WHEREAS, the City Council, the governing body of the City of
7 Albuquerque, has the authority to adopt and amend plans for the physical
8 development of areas within the planning and platting jurisdiction of the City
9 authorized by statute, Section 3-19-3, NMSA 1978, and by its home rule
10 powers; and

11 WHEREAS, the City's zoning powers are established by the City Charter, in
12 which Article I, Incorporation and Powers, allows the City to adopt new
13 regulatory structures and processes to implement the Albuquerque-Bernalillo
14 County Comprehensive Plan ("Comp Plan") and help guide future legislation;
15 Article IX, Environmental Protection, empowers the City to adopt regulations
16 and procedures to provide for orderly and coordinated development patterns
17 and encourage conservation and efficient use of water and other natural
18 resources; and Article XVII, Planning, establishes the City Council as the
19 City's ultimate planning and zoning authority; and

20 WHEREAS, the City amended the Comp Plan in 2001 via R-01-343
21 (Enactment No. 171-2001) to identify Community Planning Areas and provide
22 goals and policies to protect and enhance distinct community identity in each
23 area; and

24 WHEREAS, the City Council adopted an updated Comp Plan on March 20,
25 2017 via R-16-108 (Enactment No. R-2017-026), including an updated
26 community vision based on a Centers and Corridors approach to growth,
27 including an updated Centers and Corridors map with boundaries for Centers

[Bracketed/Underscored Material] - New
[Bracketed/Strikethrough Material] - Deletion

[Bracketed/Underscored Material] - New
[Bracketed/Strikethrough Material] - Deletion

1 and distances from the centerline for Corridors; priority designations for
2 transportation modes on each Corridor; and

3 WHEREAS, the Comp Plan establishes a hierarchy of Centers and
4 Corridors from the most to the least walkable, mixed-use, and dense, with
5 Downtown, Urban Centers, Premium Transit Corridors, and Main Street
6 Corridors all intended to be highly walkable, with a mix of residential and non-
7 residential land uses, and with higher-density and higher-intensity uses; and

8 WHEREAS, the Comp Plan includes goals and policies to protect
9 community health and maintain safe and healthy environments where people
10 can thrive; and

11 WHEREAS, the Comp Plan establishes a complementary set of
12 Development Areas – Areas of Change, where growth is encouraged and
13 higher-density and intensity uses are the most appropriate – and Areas of
14 Consistency, where the existing pattern of uses, density, and intensity is to be
15 maintained and reinforced over time; and

16 WHEREAS, the Integrated Development Ordinance (IDO) was drafted as
17 part of a citywide effort to update and replace the City’s 40-year-old, 1970’s-era
18 Comprehensive Zoning Code, and as the primary regulatory tool to implement
19 the Comp Plan for land within the municipal boundaries of the City of
20 Albuquerque; and

21 WHEREAS, the IDO’s stated purpose is to implement the Comp Plan;
22 ensure that all development in the City is consistent with the intent of other
23 plans and policies adopted by City Council; ensure provision of adequate
24 public facilities and services for new development; protect quality and
25 character of residential neighborhoods; promote economic development and
26 fiscal sustainability of the City; provide efficient administration of City land
27 use and development regulations; protect health, safety, and general welfare
28 of the public; provide for orderly and coordinated development patterns;
29 encourage conservation and efficient use of water and other natural
30 resources; implement a connected system of parks, trails, and open spaces to
31 promote improved outdoor activity and public health; provide reasonable
32 protection from possible nuisances and hazards and to otherwise protect and

[Bracketed/Underscored Material] - New
[Bracketed/Strikethrough Material] - Deletion

1 improve public health; and encourage efficient and connected transportation
2 and circulation systems for motor vehicles, bicycles, and pedestrians; and
3 WHEREAS, the IDO was drafted to be consistent with and implement Comp
4 Plan goals and policies; and
5 WHEREAS, the IDO helps to implement these goals and policies by
6 providing a set of zones (§14-16-2) that range from low intensity to high
7 intensity and designating the appropriate mix of land uses in each zone; and
8 WHEREAS, the City Council adopted an Official Zoning Map (§14-16-1-6)
9 that converted pre-existing zone districts from the City Comprehensive Zoning
10 Code to base zone districts in the IDO according to a set of zoning conversion
11 rules for base zones and Special Use zones (SU-1, SU-2, and SU-3) that
12 matched as closely as possible the permissive uses in each zone; and
13 WHEREAS, this conversion from approximately 1,200 zones to a set of 19
14 zones necessarily involved changes to individual allowable uses in many
15 zones; and
16 WHEREAS, as a result of the conversions some uses that were allowed in
17 the prior zone designations were changed to correspond with the Use Table in
18 the IDO (§14-16-4-2) that indicates land uses as permissive, conditional,
19 accessory, conditional accessory, conditional vacant, or temporary in each
20 zone district of the IDO; and
21 WHEREAS, the Community Planning Area assessment process is intended
22 to provide opportunities on a 5-year cycle to analyze and recommend zone
23 map amendments in specific geographic areas to better implement the Comp
24 Plan, particularly encouraging walkable, higher-density and higher-intensity
25 development in Centers and Corridors; and
26 WHEREAS, the intent of the IDO was to update the City's land use and
27 zoning framework for future development without eliminating or limiting the
28 ability of lawful, existing land uses to continue after the IDO's adoption; and
29 WHEREAS, the City understands that predictability of zoning and
30 compatibility of land use and zoning are essential in order to maintain and
31 strengthen economic value and viability for property owners and businesses,
32 and to ensure appropriate and adequate protections for neighboring
33 properties; and

[Bracketed/Underscored Material] - New
[Bracketed/Strikethrough-Material] - Deletion

1 WHEREAS, the Planning Department has committed to a phase II of the
2 City’s comprehensive zoning conversion process, where such amendments
3 fall within the criteria outlined by this resolution, are accompanied by written
4 participation requests and agreement from property owners, and satisfy
5 conversion rules consistent with the Comprehensive Plan and the IDO
6 implementation goals; and

7 WHEREAS, C/S R-17-240 was adopted by the City Council on November 13,
8 2017 and established the process for zoning conversions related to the phase
9 II IDO conversion; and

10 WHEREAS, C/S R-17-240 erroneously designated the EPC as the final
11 decision maker on zoning conversions under the phase II process where the
12 City Council is required to be the final decision maker in this process, and
13 thus needs to be repealed and replaced to make this correction and related
14 changes.

15 BE IT RESOLVED BY THE COUNCIL, THE GOVERNING BODY OF THE CITY OF
16 ALBUQUERQUE:

17 SECTION I. C/S R-17-240 is hereby repealed in its entirety, and replaced
18 with this resolution.

19 SECTION II. The City Planning Department shall administer a zoning
20 conversion process beginning on the effective date of the IDO pursuant to the
21 following:

22 Section 1. Outreach. The City Planning Department shall do outreach and
23 advertising citywide to alert property owners of the opportunity to participate
24 in the zone map amendment process pursuant to this resolution. Outreach
25 efforts shall include coordination with Neighborhood Associations and other
26 relevant organizations to share information about the potential opportunities
27 and implications of zone changes.

28 Section 2. Eligible Properties. The City Planning Department shall evaluate,
29 analyze, process and recommend a phase II zoning conversion per zoning
30 conversion rules consistent with the Comprehensive Plan and the IDO
31 implementation goals, city-wide, for properties that fall within at least one of
32 the following categories:

[Bracketed/Underscored Material] - New
[Bracketed/Strikethrough Material] - Deletion

- 1 **A. Nonconforming Use.** The zoning conversion could remedy a
- 2 nonconforming use of the property;
- 3 **B. Voluntary Downzone.** The zoning conversion would result in a less
- 4 intense or less dense IDO zone district in an Area of Consistency that is
- 5 compatible in scale and intensity with the existing land use at the site and
- 6 surrounding development patterns;
- 7 **C. Floating Zone Line.** The zoning conversion could remedy a boundary
- 8 that does not correspond to a lot line in either the Bernalillo County
- 9 Assessor’s data or Albuquerque Geographic Information Systems (AGIS) City
- 10 parcel data (i.e. a “floating zone line”);
- 11 **D. Prior Special Use Zoning.** The zoning conversion is for undeveloped
- 12 property previously regulated by the Residential and Related Uses Zone,
- 13 Developing Area (R-D), or by special use zoning (SU-1, SU-2 or SU-3), and an
- 14 IDO zone designation other than what was assigned through the Phase 1
- 15 conversion process would be more appropriate for the site; or
- 16 **E. Size Thresholds.** The zoning conversion is for property converted to
- 17 PD or NR-BP zone districts that does not meet size thresholds set by the IDO
- 18 for those zone districts.
- 19 **Section 3. Process.**
- 20 **A. Request Form; Participation Agreement.** The Planning Department shall
- 21 create a participation request and agreement form that must be completed by
- 22 the owner(s) or agent representing the owners of any premises that may be
- 23 eligible for inclusion in this phase II zoning conversion process;
- 24 **B. Acceptance.** Such form must be submitted to and accepted as complete
- 25 by the Planning Department within one year of the IDO becoming effective, but
- 26 will not be accepted prior to the IDO effective date. For purposes of this
- 27 section, participation forms will be deemed complete upon submittal of a
- 28 signed and fully completed participation request and agreement form together
- 29 with any supplemental material required by the Planning Department. Any
- 30 professional services costs associated with the preparation of materials
- 31 required for this submittal shall be borne by the individual property owners;
- 32 **C. Determination of Eligibility.** The Planning Department shall evaluate
- 33 each participation request to determine whether it reasonably falls within the

[Bracketed/Underscored Material] - New
[Bracketed/Strikethrough Material] - Deletion

1 criteria established by Section 2 of this Resolution. In the event that it does
2 not, the Planning Department shall decline to process the associated zoning
3 conversion. However, nothing shall prevent an owner so situated from
4 appealing this administrative determination by the Planning Department
5 through the appeal process established by the IDO, or from otherwise
6 pursuing a zone map amendment request for the subject premise through the
7 regular zone map amendment process established by the IDO;

8 **D. Final Decision Making Authority.** The Phase II zoning conversion called
9 for by this resolution is part of the comprehensive, City-wide rezoning
10 associated with the IDO, and becomes effective only upon a final legislative
11 action by the City Council. Property owners that are not eligible for the
12 process outlined by this resolution, or that are otherwise unsatisfied with the
13 zoning on their respective properties notwithstanding the results of this phase
14 II process, may seek an individual zone map amendment through the relevant
15 IDO zone map amendment process outlined in Section 14-16-6-7.

16 **Section 4. Stay of Enforcement Pending Completion.** The Planning
17 Department shall not enforce the provisions related to nonconforming uses in
18 Subsection 14-16-6-8 of the IDO for premises that are eligible for and
19 participating in the zoning conversion process established by this resolution
20 unless and until the final action on the relevant zoning conversion fails to cure
21 the nonconformity.

22 **Section 5. Use of Consultants.** The City shall engage consultants as
23 necessary to complete this project.

24 **Section 6. Cooperation with Departments.** All relevant City Departments
25 and Divisions, including but not limited to the Legal Department, Municipal
26 Development Department, Parks and Recreation Department, Cultural Services
27 Department, Senior Affairs Department, and the Office of Neighborhood
28 Coordination, shall work with the Planning Department as necessary to
29 coordinate and implement this project.

30
31
32

1 PASSED AND ADOPTED THIS 7th DAY OF May, 2018
2 BY A VOTE OF: 8 FOR 0 AGAINST.

3
4 Excused: Harris

5
6
7 

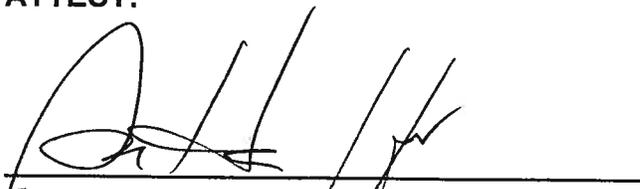
8 Ken Sanchez, President
9 City Council

10
11
12
13 APPROVED THIS _____ DAY OF _____, 2018

14
15 Bill No. F/S R-18-29

16
17
18
19
20 _____
21 Timothy M. Keller, Mayor
22 City of Albuquerque

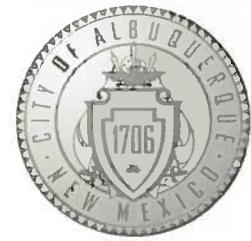
23
24
25 ATTEST:

26
27 

28
29 Trina Gurule, Acting City Clerk

[+Bracketed Material+] - New
[-Bracketed Material-] - Deletion

APPLICATION INFORMATION



November 29, 2018

Derek Bohannon, Chair
Environmental Planning Commission
c/o City of Albuquerque
600 Second Street NW
Albuquerque, NM 87102

Dear Chair Bohannon,

The Planning Department is pleased to submit the first of two batches of proposed zoning conversions for the Environmental Planning Commission's (EPC) review and recommendation to the City Council. These Phase 2 zoning conversions are intended to resolve issues not addressed by the adoption of the Integrated Development Ordinance (IDO) in November 2017 via Ordinance 17-49 (Enactment No. O-2017-025).

The City Council's adoption of the IDO established new zone districts and converted approximately 1,200 individual zones into one of the 20 new zone districts via a set of conversion rules. This Phase 1 zoning conversion matched permissive uses as closely as possible from the pre-existing zoning districts to the new IDO zone districts. These Phase 1 zoning conversions went into effect on May 17, 2018, following 6-month amendments adopted via Ordinance 18-11 (Enactment No. O-2018-009) (Exhibit 1).

There were five issues known at the time of the IDO adoption and the 6-month amendments that were not addressed through the Phase 1 conversion but that were included as criteria in Resolution 18-29, adopted by the City Council at the same time as the IDO 6-month amendments. Resolution 18-29 (Enactment No. R-2018-019) directed the Planning Department to create a voluntary process for property owners to resolve the following five zoning issues on properties throughout the city. These five issues are described briefly here and in more detail in a separate section below.

1. **Nonconforming Use:** The zoning conversion would remedy a nonconforming use of the property.
2. **Voluntary Downzone:** The zoning conversion would result in a less intense or less dense IDO zone district in an Area of Consistency that is compatible in scale and intensity with the existing land use at the site and surrounding development patterns.
3. **Floating Zone Line:** The zoning conversion would remedy a boundary that does not correspond to a lot line in either the Bernalillo County Assessor's data or Albuquerque Geographic Information Systems (AGIS) City parcel data (i.e. a "floating zone line").
4. **Prior Special Use or R-D Zoning:** The zoning conversion is for undeveloped property previously regulated by the Residential and Related Uses Zone, Developing Area (R-D), or by special use zoning (SU-1, SU-2, or SU-3), and an IDO zone designation other than what was assigned through the Phase 1 conversion process would be more appropriate for the site.
5. **Size Thresholds:** The zoning conversion is for property converted to Planned Development (PD) or Non-residential Business Park (NR-BP) zone districts that does not meet size thresholds set by the IDO for those zone districts.

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

This batch includes 122 properties whose owners have opted into this process. City staff has analyzed these requests to confirm eligibility via at least one of the criteria above. In some cases, staff has recommended a different zoning conversion than the property owner requested, based on context, the compatibility of the zone district with surrounding zones and uses, and consistency with other zoning conversions.

The EPC is a recommending body for this legislative process to review the requests per the Phase 2 zoning conversion rules for these properties. The EPC is to review the proposed zoning conversions and make a recommendation to the City Council for final decision. The criteria for decision are based on whether the proposed Phase 2 zoning conversion rules are consistent with the ABC Comprehensive Plan and the IDO implementation goals, city-wide, for properties that fall within at least one of the five categories outlined in Resolution 18-29.

Please see the attached list of properties for consideration by the EPC for conversion to a different IDO zone district (Exhibit 2). The list of properties includes the eligibility criteria, former zone, IDO zone, the zoning conversion requested by the property owner, and the zoning conversion recommended by staff. The list has been sorted according to the eligibility criterion to be applied. Within all categories other than Voluntary Downzone (which includes properties in Areas of Consistency exclusively), properties are grouped according to their Development Area – into either Areas of Consistency or Areas of Change.

Justification of Phase 2 Zoning Conversions (Batch 1) under the Criteria in R-18-29

1. Nonconforming Use

“Nonconforming uses” are uses that were legal when they were established on a property, but became nonconforming when the City changed zoning rules to prohibit the use in that zone district.

As the first comprehensive overhaul of the City’s zoning code since 1975, the IDO changed the allowances of uses in each zone district, which made some existing uses on some properties nonconforming.

Additionally, some properties had uses that were nonconforming as of the first Zoning Code or zoning established by a Sector Development Plan. As a 300-year old city, Albuquerque has numerous properties where the land use on the property has never matched the zoning established on the property, from the first zoning established in 1959 to subsequent zoning codes in 1965, 1975, or the hundreds of amendments since, nor in zoning established by Sector Development Plans that covered approximately half the city.

This voluntary zoning conversion process provides the opportunity to convert the zoning on these properties to a zone district that allows the existing use on the property, either conditionally or permissively. Staff looked at the surrounding land uses and zoning to recommend the most compatible and appropriate zone district.

ABC Comprehensive Plan policies that support this criterion for new zoning conversion rules and action that the Phase 2 conversion helps implement include the following:

Goal 5.6 City Development Areas

Encourage and direct growth to Areas of Change where it is expected and desired and ensure that development in and near Areas of Consistency reinforces the character and intensity of the surrounding area.

Policy 5.6.2 Areas of Change: Direct growth and more intense development to Centers, Corridors, industrial and business parks, and Metropolitan Redevelopment Areas where change is encouraged.

- b) Encourage development that expands employment opportunities.
- d) Encourage higher-density housing and mixed-use development as appropriate land uses that support transit and commercial and retail uses.
- e) Encourage job creation in business and industrial parks, near freight routes, and where adequate transitions and buffers can be provided to protect abutting residential uses.
- g) Encourage development where adequate infrastructure and community services exist.

Policy 5.6.3 Areas of Consistency: Protect and enhance the character of existing single-family neighborhoods, areas outside of Centers and Corridors, parks, and Major Public Open Space.

- b) Ensure that development reinforces the scale, intensity, and setbacks of the immediately surrounding context.
- e) In areas with predominantly non-residential uses, carefully consider zone changes from non-residential to mixed-use or residential zones for potential impact on land use compatibility with abutting properties, employment opportunities, and historic development patterns.

Policy 5.7.2 Regulatory Alignment: Update regulatory frameworks to support desired growth, high quality development, economic development, housing, a variety of transportation modes, and quality of life priorities.

Action 5.7.2.16 Work with property owners to identify mismatches between existing land uses, zoning, and the Comp Plan vision and recommend City-sponsored zone changes for the future.

2. Voluntary Downzone

Zone districts allow residential uses that range in density from multi-family (i.e. higher density) to single-family (i.e. lower density) dwellings. The IDO establishes protections in residential zone districts for low-density residential development, which includes single-family detached houses, duplexes, manufactured home communities, and townhouses. Many properties throughout Albuquerque developed with low-density residential uses, even though the zone district allowed high-density uses. For example, some property owners with single-family land uses and R-T zoning (which may allow townhouses and

duplexes as well as single-family detached homes) want the R-1 zone district, which more closely matches their land use.

The ABC Comprehensive Plan establishes Areas of Consistency, where the character, scale, and pattern of the built environment is to be protected and reinforced over time.

This voluntary zoning conversion process provides the opportunity to convert the zoning on properties in Areas of Consistency from a higher-density to a lower-density zone district that still allows the existing use on the property.

ABC Comprehensive Plan policies that support this criterion for new zoning conversion rules and action that the Phase 2 zoning conversion helps implement include the following:

Policy 4.1.2 Identity and Design: Protect the identity and cohesiveness of neighborhoods by ensuring the appropriate scale and location of development, mix of uses, and character of building design.

Policy 4.1.4 Neighborhoods: Enhance, protect, and preserve neighborhoods and traditional communities as key to our long-term health and vitality.

Policy 5.2.1 Land Uses: Create healthy, sustainable, and distinct communities with a mix of uses that are conveniently accessible from surrounding neighborhoods.

- c) Maintain the characteristics of distinct communities through zoning and design standards that are consistent with long-established residential development patterns.

Goal 5.6 City Development Areas

Encourage and direct growth to Areas of Change where it is expected and desired and ensure that development in and near Areas of Consistency reinforces the character and intensity of the surrounding area.

Policy 5.6.3 Areas of Consistency: Protect and enhance the character of existing single-family neighborhoods, areas outside of Centers and Corridors, parks, and Major Public Open Space.

- b) Ensure that development reinforces the scale, intensity, and setbacks of the immediately surrounding context.
- d) In areas with predominantly single-family residential uses, support zone changes that help align the appropriate zone with existing land uses.

Policy 5.7.2 Regulatory Alignment: Update regulatory frameworks to support desired growth, high quality development, economic development, housing, a variety of transportation modes, and quality of life priorities.

Action 5.7.2.16 Work with property owners to identify mismatches between existing land uses, zoning, and the Comp Plan vision and recommend City-sponsored zone changes for the future.

3. Former SU and R-D

Many of the City's previous zone districts established allowable uses and development standards for each property through a site plan and/or sector development plan. As of June 2017, there were approximately 23,525 properties zoned SU-1 or R-D. There were approximately 400 unique SU-2 zones established by an adopted sector development plan. Together, almost 40% of the acreage in the City was controlled by one-off regulations outside of the Zoning Code.

The Phase 1 conversion looked at the title/descriptor of the SU-1, SU-2, or SU-3 zone district and matched the bundle of uses as closely as possible to a new IDO zone district that allowed the same uses in a set of conversion rules adopted by the City Council. Where the development entitlements were unclear in the zone district title/descriptor, the property was converted to Planned Development (PD) – the IDO zone district that is site-plan controlled – to maintain the existing entitlements. This Phase 2 conversion allows more detailed contextual and site-specific research to determine the most appropriate conversion.

Some SU zone districts established allowable uses by referencing a base zone from the Zoning Code and identifying additional uses. The Phase 1 zoning conversion matched the base zone to the closest corresponding IDO zone district, potentially eliminating the additional allowable uses. For example, "SU-1 for C-1 and drive-through restaurant" converted to MX-L, which is the corresponding base zone for C-1 throughout the city.

Some SU zone districts established unique ranges of uses. The Phase 1 zoning conversion matched the uses as closely as possible, but some individual uses were not allowed in the IDO zone district that was assigned for the conversion. This Phase 2 conversion allows property owners intending to use one of the allowable uses from an SU zone to convert to an IDO zone district that allows that use.

Properties zoned R-D or SU-1 for PRD that were developed at the time of the Phase 1 zoning conversion were converted to the IDO zone district that matched the single-family land use (R-1) or townhouse land use (R-T). Properties with any other land use were converted to PD to maintain the existing entitlements. Undeveloped properties were converted to PD to ensure that the future development would still be subject to an approved site plan.

For undeveloped properties formerly zoned SU or R-D that have never had a site plan approved to further define allowable uses, this Phase 2 conversion allows a zoning conversion to a different IDO zone district than was assigned in the Phase 1 zoning conversion that is appropriate in that location and that reflects the intentions of the property owner for future development.

This voluntary zoning conversion process provides the opportunity to convert the zoning on these properties to an IDO zone district that better matches the intended future development on the property and that is compatible with the surrounding land uses and zone districts.

ABC Comprehensive Plan policies that support this criterion for new zoning conversion rules and actions that the Phase 2 zoning conversion helps implement include the following:

Policy 5.7.2 Regulatory Alignment: Update regulatory frameworks to support desired growth, high quality development, economic development, housing, a variety of transportation modes, and quality of life priorities.

- c) Avoid the use of SU-1 as a tool to negotiate design or use standards between stakeholders and limit its application to uses specified in the SU-1 zone.

Action 5.7.2.5 Minimize the use of Planned Developments and Special Use Permits by establishing by-right zoning for uses that implement the Centers and Corridors vision, with clear design standards for high-quality development and adequate transitions and buffers between uses of different intensity and scale.

Action 5.7.2.17 Minimize the use of Planned Development zones by encouraging an appropriate mix of permissive land uses in residential, mixed-use, and non-residential zones.

Action 5.7.2.18 Limit the list of uses allowed in the SU-1 zone to those that are unique, infrequently occurring, and not adequately addressed by other zones.

Policy 5.6.2 Areas of Change: Direct growth and more intense development to Centers, Corridors, industrial and business parks, and Metropolitan Redevelopment Areas where change is encouraged.

- b) Encourage development that expands employment opportunities.
- d) Encourage higher-density housing and mixed-use development as appropriate land uses that support transit and commercial and retail uses.
- e) Encourage job creation in business and industrial parks, near freight routes, and where adequate transitions and buffers can be provided to protect abutting residential uses.
- g) Encourage development where adequate infrastructure and community services exist.

Policy 5.6.3 Areas of Consistency: Protect and enhance the character of existing single-family neighborhoods, areas outside of Centers and Corridors, parks, and Major Public Open Space.

- b) Ensure that development reinforces the scale, intensity, and setbacks of the immediately surrounding context.
- c) Carefully consider zone changes from residential to non-residential zones in terms of scale, impact on land use compatibility with abutting properties, and context.
- e) In areas with predominantly non-residential uses, carefully consider zone changes from non-residential to mixed-use or residential zones for

potential impact on land use compatibility with abutting properties, employment opportunities, and historic development patterns.

4. Floating Zone Line

Throughout Albuquerque, for a variety of historical reasons, there are many properties with two zone districts on one parcel (i.e. a “floating” zone line). In the Phase 1 zoning conversion, each zone on the parcel converted to an IDO zone district, but the floating zone line was not resolved.

This Phase 2 zoning conversion process provides the opportunity to convert the zoning on these properties to one IDO zone district that matches the existing uses on the property and is compatible with the surrounding land uses and zoning.

ABC Comprehensive Plan policies that support this criterion for new zoning conversion rules include the following:

Policy 5.7.2 Regulatory Alignment: Update regulatory frameworks to support desired growth, high quality development, economic development, housing, a variety of transportation modes, and quality of life priorities.

Policy 5.6.2 Areas of Change: Direct growth and more intense development to Centers, Corridors, industrial and business parks, and Metropolitan Redevelopment Areas where change is encouraged.

- b) Encourage development that expands employment opportunities.
- d) Encourage higher-density housing and mixed-use development as appropriate land uses that support transit and commercial and retail uses.
- e) Encourage job creation in business and industrial parks, near freight routes, and where adequate transitions and buffers can be provided to protect abutting residential uses.
- g) Encourage development where adequate infrastructure and community services exist.

Policy 5.6.3 Areas of Consistency: Protect and enhance the character of existing single-family neighborhoods, areas outside of Centers and Corridors, parks, and Major Public Open Space.

- b) Ensure that development reinforces the scale, intensity, and setbacks of the immediately surrounding context.
- c) Carefully consider zone changes from residential to non-residential zones in terms of scale, impact on land use compatibility with abutting properties, and context.
- e) In areas with predominantly non-residential uses, carefully consider zone changes from non-residential to mixed-use or residential zones for potential impact on land use compatibility with abutting properties, employment opportunities, and historic development patterns.

5. Size Thresholds

The IDO establishes size thresholds for the Planned Development (PD) and Non-residential Business Park (NR-BP) zone districts. PD properties are required to be a minimum of 2 acres and a maximum of 20 acres. NR-BP properties are to be a minimum of 20 acres. Many properties that converted to either of these zone districts during the Phase 1 zoning conversion do not meet these size thresholds.

In the case of NR-BP properties, many are properties that once were part of a larger piece of land that was subsequently subdivided. These NR-BP properties less than 20 acres but controlled by a Master Development Plan were not deemed eligible for the Phase 2 zoning conversion process, as they need to remain NR-BP to make clear that they are subject to design controls in the approved Master Development Plan.

For PD properties less than 2 acres or greater than 20 acres and NR-BP properties less than 20 acres that were never subject to a Master Development Plan, this Phase 2 zoning conversion process provides the opportunity to convert to a different IDO zone district that matches the existing uses or previous entitlements on the property and is compatible with the surrounding land uses and zoning.

ABC Comprehensive Plan policies that support this criterion for new zoning conversion rules and actions that the Phase 2 zoning conversion helps implement include the following:

Policy 5.7.2 Regulatory Alignment: Update regulatory frameworks to support desired growth, high quality development, economic development, housing, a variety of transportation modes, and quality of life priorities.

- c) Avoid the use of SU-1 as a tool to negotiate design or use standards between stakeholders and limit its application to uses specified in the SU-1 zone.

Action 5.7.2.5 Minimize the use of Planned Developments and Special Use Permits by establishing by-right zoning for uses that implement the Centers and Corridors vision, with clear design standards for high-quality development and adequate transitions and buffers between uses of different intensity and scale.

Action 5.7.2.17 Minimize the use of Planned Development zones by encouraging an appropriate mix of permissive land uses in residential, mixed-use, and non-residential zones.

Action 5.7.2.18 Limit the list of uses allowed in the SU-1 zone to those that are unique, infrequently occurring, and not adequately addressed by other zones.

Policy 5.6.2 Areas of Change: Direct growth and more intense development to Centers, Corridors, industrial and business parks, and Metropolitan Redevelopment Areas where change is encouraged.

- b) Encourage development that expands employment opportunities.

- d) Encourage higher-density housing and mixed-use development as appropriate land uses that support transit and commercial and retail uses.
- e) Encourage job creation in business and industrial parks, near freight routes, and where adequate transitions and buffers can be provided to protect abutting residential uses.
- g) Encourage development where adequate infrastructure and community services exist.
- i) Discourage zone changes from industrial uses to either mixed-use or residential zones.

Policy 5.6.3 Areas of Consistency: Protect and enhance the character of existing single-family neighborhoods, areas outside of Centers and Corridors, parks, and Major Public Open Space.

- b) Ensure that development reinforces the scale, intensity, and setbacks of the immediately surrounding context.
- c) Carefully consider zone changes from residential to non-residential zones in terms of scale, impact on land use compatibility with abutting properties, and context.
- e) In areas with predominantly non-residential uses, carefully consider zone changes from non-residential to mixed-use or residential zones for potential impact on land use compatibility with abutting properties, employment opportunities, and historic development patterns.

Public Outreach

The Planning Department has done substantial advertising and outreach for this process as required by the language in R-18-29. Free advertising included Constant Contact emails sent to a distribution list of more than 10,000 people, including all Neighborhood Association representatives. Monthly articles appeared in the City's *Neighborhood News*. A slider with information appeared at the top of the ABC Libraries webpage from early September through early November.

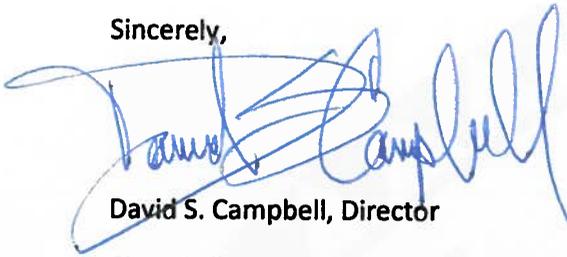
Paid advertising in September and October included ads in the *Albuquerque Journal* and the *Weekly Alibi*, radio ads on several I Heart Radio stations, and bus ads on City buses. Every property owner in Albuquerque received information about this process in English and Spanish via an insert in their tax bill from the Bernalillo County Treasurer in early November 2018.

Outreach included presenting to several neighborhood groups by request, as well as to the Apartment Association of New Mexico. Between August and October, staff distributed information at the Downtown Growers' Market, the Rail Yards Market, the Mile-Hi Market, and the International Festival. Staff offered weekly office hours for property owners and small groups.

Conclusion

These proposed zoning conversions support existing uses, allow new uses compatible with surrounding development, and encourage desirable development in appropriate locations in Albuquerque. The Planning Department is proud to submit the first batch of properties for Phase 2 IDO zoning conversions to the Environmental Planning Commission for consideration, as the first step of the review and approval process.

Sincerely,



David S. Campbell, Director

City of Albuquerque Planning Department



Please check the appropriate box and refer to supplemental forms for submittal requirements. All fees must be paid at the time of application.

Administrative Decisions	<input type="checkbox"/> Historic Certificate of Appropriateness – Major (Form L)	<input type="checkbox"/> Wireless Telecommunications Facility Waiver (Form W2)
<input type="checkbox"/> Archaeological Certificate (Form P3)	<input type="checkbox"/> Historic Design Standards and Guidelines (Form L)	Policy Decisions
<input type="checkbox"/> Historic Certificate of Appropriateness – Minor (Form L)	<input type="checkbox"/> Master Development Plan (Form P1)	<input type="checkbox"/> Adoption or Amendment of Comprehensive Plan or Facility Plan (Form Z)
<input type="checkbox"/> Alternative Signage Plan (Form P3)	<input type="checkbox"/> Site Plan – EPC including any Variances – EPC (Form P1)	<input type="checkbox"/> Adoption or Amendment of Historic Designation (Form L)
<input type="checkbox"/> WTF Approval (Form W1)	<input type="checkbox"/> Site Plan – DRB (Form P2)	<input checked="" type="checkbox"/> Amendment of IDO Text (Form Z)
<input type="checkbox"/> Minor Amendment to Site Plan (Form P3)	<input type="checkbox"/> Subdivision of Land – Minor (Form S2)	<input type="checkbox"/> Annexation of Land (Form Z)
Decisions Requiring a Public Meeting or Hearing	<input type="checkbox"/> Subdivision of Land – Major (Form S1)	<input type="checkbox"/> Amendment to Zoning Map – EPC (Form Z)
<input type="checkbox"/> Conditional Use Approval (Form ZHE)	<input type="checkbox"/> Vacation of Easement or Right-of-way (Form V)	<input type="checkbox"/> Amendment to Zoning Map – Council (Form Z)
<input type="checkbox"/> Demolition Outside of HPO (Form L)	<input type="checkbox"/> Variance – DRB (Form V)	Appeals
<input type="checkbox"/> Expansion of Nonconforming Use or Structure (Form ZHE)	<input type="checkbox"/> Variance – ZHE (Form ZHE)	<input type="checkbox"/> Decision by EPC, LC, DRB, ZHE, or City Staff (Form A)

APPLICATION INFORMATION

Applicant: <u>City of Albuquerque</u>		Phone:
Address:		Email:
City:	State:	Zip:
Professional/Agent (if any): <u>City of Albuq. Planning Dept. / UDD</u>		Phone: <u>505-924-3932</u>
Address: <u>600 2nd St NW, 3rd Flr.</u>		Email: <u>abcto2@cabq.gov</u>
City: <u>Albuquerque</u>	State: <u>NM</u>	Zip: <u>87102</u>
Proprietary Interest in Site: <u>NA</u>	List all owners: <u>NA</u>	

BRIEF DESCRIPTION OF REQUEST

Phase 2 IDO Zoning Conversions (Batch 1), city-wide

SITE INFORMATION (Accuracy of the existing legal description is crucial! Attach a separate sheet if necessary.)

Lot or Tract No.: <u>various</u>	Block:	Unit:
Subdivision/Addition:	MRGCD Map No.:	UPC Code:
Zone Atlas Page(s):	Existing Zoning:	Proposed Zoning:
# of Existing Lots:	# of Proposed Lots:	Total Area of Site (acres):

LOCATION OF PROPERTY BY STREETS

Site Address/Street:	Between:	and:
----------------------	----------	------

CASE HISTORY (List any current or prior project and case number(s) that may be relevant to your request.)

Signature: <u>[Signature]</u>	Date: <u>11/28/18</u>
Printed Name: <u>Mikaela Renz-Whitmore</u>	<input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent

FOR OFFICIAL USE ONLY

Case Numbers	Action	Fees
<u>RZ-2018-00057</u>	<u>AIDO</u>	<u>[initials]</u>
Meeting/Hearing Date: <u>January 10, 2018</u>	Fee Total: <u>[initials]</u>	
Staff Signature: <u>[Signature]</u>	Date: <u>11-29-18</u>	Project # <u>PR-2018-001843</u>

Form Z: Policy Decisions

Please refer to the EPC hearing schedule for public hearing dates and deadlines. Your attendance is required.

A single PDF file of the complete application including all plans and documents being submitted must be emailed to PLNDRS@cabq.gov prior to making a submittal. Zipped files or those over 9 MB cannot be delivered via email, in which case the PDF must be provided on a CD.

INFORMATION REQUIRED FOR ALL POLICY DECISIONS (Except where noted)

- Interpreter Needed for Hearing? _____ if yes, indicate language: _____
- Proof of Pre-Application Meeting with City staff per IDO Section 14-16-6-4(B)
- Letter of authorization from the property owner if application is submitted by an agent **Council R-18-29, Forms (122)**
- Traffic Impact Study (TIS) form *(not required for Amendment to IDO Text) see att.*
- Zone Atlas map with the entire site/plan amendment area clearly outlined and labeled *(not required for Amendment to IDO Text)* NOTE: For Annexation of Land, the Zone Atlas must show that the site is contiguous to City limits.

ADOPTION OR AMENDMENT OF COMPREHENSIVE PLAN

ADOPTION OR AMENDMENT OF FACILITY PLAN

- Plan, or part of plan, to be amended with changes noted and marked
- Letter describing, explaining, and justifying the request per the criteria in IDO Sections 14-16-6-7(A)(3) or 14-16-6-7(B)(3), as applicable
- Required notices with content per IDO Section 14-16-6-4(K)(6)
 - Office of Neighborhood Coordination notice inquiry response, notifying letter, and proof of first class mailing
 - Proof of emailed notice to affected Neighborhood Association representatives
 - Buffer map and list of property owners within 100 feet (excluding public rights-of-way), notifying letter, and proof of first class mailing

AMENDMENT TO IDO (TEXT) Phase 2 IDO Zoning Conversions (Batch 1)

- Section(s) of the Integrated Development Ordinance to be amended with changes noted and marked
- Justification letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-7(D)(3) **R-18-29**
- Required notices with content per IDO Section 14-16-6-4(K)(6)
 - Office of Neighborhood Coordination notice inquiry response, notifying letter, and proof of first class mailing
 - Buffer map and list of property owners within 100 feet (excluding public rights-of-way), notifying letter, and proof of first class mailing

ZONING MAP AMENDMENT - EPC

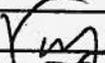
ZONING MAP AMENDMENT - COUNCIL

- Proof of Neighborhood Meeting per IDO Section 14-16-6-4(C)
- Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-7(F)(3) or Section 14-16-6-7(G)(3), as applicable
- Required notices with content per IDO Section 14-16-6-4(K)(6)
 - Office of Neighborhood Coordination notice inquiry response, notifying letter, and proof of first class mailing
 - Proof of emailed notice to affected Neighborhood Association representatives
 - Buffer map and list of property owners within 100 feet (excluding public rights-of-way), notifying letter, and proof of first class mailing
 - Sign-Resting Agreement

ANNEXATION OF LAND

- Application for Zoning Map Amendment *Establishment of zoning must be applied for simultaneously with Annexation of Land.*
- Petition for Annexation Form and necessary attachments
- Letter describing, explaining, and justifying the request per the criteria in IDO Section 14-16-6-7(E)(3)
- Board of County Commissioners (BCC) Notice of Decision

I, the applicant or agent, acknowledge that if any required information is not submitted with this application, the application will not be scheduled for a public meeting or hearing, if required, or otherwise processed until it is complete.

Signature: 	Date: 11/28/18
Printed Name: Mikaela Renz-Whitmore	<input type="checkbox"/> Applicant or <input checked="" type="checkbox"/> Agent
FOR OFFICIAL USE ONLY	
Project Number: PR-2018-001843	Case Numbers RZ-2018-00057
	
Staff Signature: 	
Date: 11-29-18	

CITY OF ALBUQUERQUE

TRAFFIC IMPACT STUDY (TIS) FORM

APPLICANT: City of Albuquerque DATE OF REQUEST: 11/26/18 ZONE ATLAS PAGE(S): city-wide

CURRENT:
ZONING various
PARCEL SIZE (AC/SQ. FT.) various

LEGAL DESCRIPTION: - various, approx. 140 lots
LOT OR TRACT # _____ BLOCK # _____
SUBDIVISION NAME _____

REQUESTED CITY ACTION(S):

ANNEXATION []
ZONE CHANGE []: From _____ To _____
SECTOR, AREA, FAC, COMP PLAN []
AMENDMENT (Map/Text)

SITE DEVELOPMENT PLAN:
SUBDIVISION* [] AMENDMENT []
BUILDING PERMIT [] ACCESS PERMIT []
BUILDING PURPOSES [] OTHER []

*Includes platting actions

PROPOSED DEVELOPMENT:

NO CONSTRUCTION/DEVELOPMENT
NEW CONSTRUCTION []
EXPANSION OF EXISTING DEVELOPMENT []

GENERAL DESCRIPTION OF ACTION:

OF UNITS: NA
BUILDING SIZE: NA (sq. ft.)
generally converting zoning to match existing land uses or entitlements if undeveloped land.

Note: changes made to development proposals / assumptions, from the information provided above, will result in a new TIS determination.

APPLICANT OR REPRESENTATIVE [Signature]

DATE 11/26/18

(To be signed upon completion of processing by the Traffic Engineer)

Planning Department, Development & Building Services Division, Transportation Development Section -
2ND Floor West, 600 2ND St. NW, Plaza del Sol Building, City, 87102, phone 924-3994

TRAFFIC IMPACT STUDY (TIS) REQUIRED: YES [] NO BORDERLINE []

THRESHOLDS MET? YES [] NO MITIGATING REASONS FOR NOT REQUIRING TIS: PREVIOUSLY STUDIED: []
Notes:

If a TIS is required: a scoping meeting (as outlined in the development process manual) must be held to define the level of analysis needed and the parameters of the study. Any subsequent changes to the development proposal identified above may require an update or new TIS.

[Signature]
TRAFFIC ENGINEER

11/26/18
DATE

Required TIS **must be completed prior to applying to the EPC and/or the DRB**. Arrangements must be made prior to submittal if a variance to this procedure is requested and noted on this form, otherwise the application may not be accepted or deferred if the arrangements are not complied with.

TIS -SUBMITTED 1/1/ _____
-FINALIZED 1/1/ _____
TRAFFIC ENGINEER _____ DATE _____

PRE-APPLICATION REVIEW TEAM (PRT) MEETING REQUEST

Pre-application Review Team (PRT) Meetings are available to help applicants identify and understand the allowable uses, development standards, and processes that pertain to their request. ***PRT Meetings are for informational purposes only; they are non-binding and do not constitute any type of approval.*** Any statements regarding zoning at a PRT Meeting are not certificates of zoning. The interpretation of specific uses allowed in any zone district is the responsibility of the Zoning Enforcement Officer (ZEO).

When you submit PRT notes to meet a Pre-application Meeting requirement in Table 6-1-1, you will be charged a \$50 PRT fee.

<i>Official Use only</i>		
PA#: _____	Received By: _____	Date: _____
APPOINTMENT DATE & TIME: _____		

Applicant Name: CABQ Planning Dept Phone#: 505-924-3932 Email: abcto@cabq.gov

PROJECT INFORMATION:

For the most accurate and comprehensive responses, please complete this request as fully as possible and submit any relevant information, including site plans, sketches, and previous approvals.

Size of Site: N/A Existing Zoning: N/A Proposed Zoning: N/A

Previous case number(s) for this site: N/A

Applicable Overlays or Mapped Areas: N/A

Residential – Type and No. of Units: N/A

Non-residential – Estimated building square footage: N/A No. of Employees: N/A

Mixed-use – Project specifics: N/A

LOCATION OF REQUEST:

Physical Address: Various properties - entire city Zone Atlas Page (Please identify subject site on the map and attach) var.

BRIEFLY DESCRIBE YOUR REQUEST (What do you plan to develop on this site?)

IDO Follow-up Zoning Conversion Process Batch 1 to be submitted to EPC. PRT required for Amendments to IDO text.

QUESTIONS OR CONCERNS (Please be specific so that our staff can do the appropriate research)

Please make sure Code Enforcement is able to attend so that we can confirm the approach for this process with both Current Planning and Code Enforcement staff.

PRE-APPLICATION REVIEW TEAM (PRT) MEETING NOTES

PA# 18-321 Date: 13 Nov 2018 Time: 2:00 pm

Address: _____

AGENCY REPRESENTATIVES AT MEETING:

Planning: Russell Brito

Code Enforcement: Ben McIntosh

Fire Marshall: Lt. Chinchilla

Transportation: _____

Other: _____

PRT DISCUSSIONS ARE FOR INFORMATIONAL PURPOSES ONLY!

THEY ARE NON-BINDING AND DO NOT CONSTITUTE ANY KIND OF APPROVAL..

Additional research may be necessary to determine the exact type of application and/or process needed. Factors unknown at this time and/or thought of as minor could become significant as the case progresses.

REQUEST: 100 Phase II Conversion Process Legislation

SITE INFORMATION:

Zone: All 100 zones Size: City-Wide

Use: _____ Overlay Zone: _____

Comp Plan Area Of: _____ Comp Plan Corridor: _____

Comp Plan Center: _____ MPOS or Sensitive Lands: _____

Parking: _____ MR Area: _____

Landscaping: _____ Street Trees: _____

Use Specific Standards: Per Council Bill R-29

Dimensional Standards: _____

*Neighborhood Organization/s: _____

**This is preliminary information only. Neighborhood Organization information is only accurate when obtained from the Office of Neighborhood Coordination (ONC) at www.cabq.gov/neighborhoods/resources.*

PROCESS:

Type of Action: Recommendation of Legislation

Review and Approval Body: EPC → City Council Is this PRT a requirement? yes

PRE-APPLICATION REVIEW TEAM (PRT) MEETING NOTES

PA# PA-18-321 Date: 13 Nov 2018 Time: 2:00 pm

Address: City-Wide

NOTES: Legislation - most closely related to a text amendment

- Mailed Notice - 1st Class to NAs
- Letter of Authorization - Property Owner Agreement Forms
- T.I.S. Form - reviewed and noted by Transportation Engineer
- Case History - IDO Adoption Ordinance and R-29
- Legal Advertisement - City will publish
- See 14-16-6-7(D) for procedure
- Review and Decision Criteria: per R-29

- After
- Ordinance (draft) - reviewed by Legal
- EPC
- Fiscal Impact Analysis - reviewed by Finance
 - Transmittal Memo - reviewed by Mayor's Office

ZONING CONVERSION RULES-

Batch 1 Properties

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
1	6400 Wyoming NE Albuquerque, NM 87109	101906247413440137	TRACT 4 PLAT OF TRS 1, 2, 3 & 4 ALBUQUERQUE ACADEMY CAMPUS CONT 24.1244 AC M/L	ALBUQUERQUE ACADEMY	CHANGE	SU-1 / PRD	MX-L	MX-M	MX-M	N	N	N	Y	N	This property was zoned SU-1 for PRD and is undeveloped, so Criterion 4 applies. 1 adjacent corner is MX-M, and another is in the zoning conversion process to become MX-M, and the 3 adjacent corners are within an Activity Center. The site is also not adjacent to any low-density residential zones or land uses. MX-M is an appropriate zone conversion for this site.
2	8032 Petroglyph Ave. NW Albuquerque, NM 87120	100905938147510921	LOT 1-P1 BLK 16 REPL FOR PARKWEST UNIT 4 COMPRISED OF TR A-1OF PARKWEST UNIT 5 CONT 0.1537 AC M/L OR 6,695 SF M/L	NORDENGREN CAROL SUE	CONSISTENCY	SU-1 / BED & BREAKFAST	R-MH	R-1B	R-1B	N	Y	N	N	N	This property was formerly zoned SU-1 for Bed and Breakfast, which converted to R-MH, where that use is first allowed permissively. The property is not being used as a bed and breakfast and the property owner has requested a downzone to R-1B, which is an appropriate zone conversion.
3	VENTURA AND CARMEL AVE. Albuquerque, NM 87122	102006427312040301	* 032 018NORTH ALBUQ ACRES UN3 TR3	RIO GRANDE REALTY & INVESTMENTS LLC	CONSISTENCY	R-D / 5 DU/A	PD	R-1C	R-1C	N	N	N	Y	Y	Land is undeveloped and was previously R-D, so Criterion 4 applies. The lot is less than 2 acres, which is less than the size threshold for PD, so Criterion 5 also applies.
4	1718 Broadway Blvd NE Albuquerque, NM 87102	101405850050413133	MRGCD MAP 37 TR 1-D EXC NLY PORTION OUT TO R/W HANNETT AVE NE CONT 0.41 AC	APODACA JESUS F	CONSISTENCY	SU-2 / C-3	MX-M	MX-H	NR-C	Y	N	N	N	N	The existing use on this property (construction contractor facility and yard) has been in operation since before the adoption of the Zoning Code in 1959 or any Sector Development Plans, so the use is legally nonconforming. This use is first allowed conditionally in MX-H and NR-C. NR-C is a more appropriate zone conversion given the context outside of a Center or a Corridor. This use will be considered and Approved Conditional use in the NR-C zone district.
5	308 Kathryn SE Albuquerque, NM 87102	101405633125542064	TR 419A1 MRGCD MAP 41	GONZALES RYAN	CHANGE	SU-2 / NCR	MX-L	R-1A	MX-T	N	N	N	Y	N	This property is undeveloped and was SU-2 prior to the adoption of the IDO, so Criterion #4 applies. MX-T is an appropriate zone conversion for this parcel, as a transition between the MX-L to the east and the R-1 to the west.
6	1401 5th St. NW Albuquerque, NM 87102	101405819840022804	* 011 020ALBRIGHT MOORE ADD L 11X12	PATRICK MCCLERNON ARCHTS/PLANNERS P A	CONSISTENCY	S-R	R-1A	MX-T	MX-T	Y	N	N	N	N	This property has an office that was made nonconforming by adoption of the IDO. Office is a use that is first permissive in the MX-T zone, which is an appropriate zone conversion.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
7	324, 326, 330 Arizona SE Albuquerque, NM 87108	101805731003040220	LOTS 18 THRU 22 BLK 10 FAIR GROUNDS ADD	HILAND MHP LLC	CONSISTENCY	C-3	NR-C	MX-H	R-MC	Y	N	N	N	N	This is a residential use in a Non-residential zone district, which pre-dates amendments to the Zoning Code prohibiting residential uses, so it is legally nonconforming. The only zone where the existing use (mobile home park) is permissive is R-MC.
9	827 Barelvas Ave. SW Albuquerque, NM 87102	101405703816832310	LT 3-A BLK 1 PLAT OF LT 3-A BLK 1 & LT 1-A BLK 2 OF THE RIOGRANDE PARK ADDN CONT 0.1870 AC M/L OR 8,146 SF M/L	NISLY TIM R	CONSISTENCY	SU-2 / R-1	R-1A	MX-L	R-T	Y	N	N	N	N	The configuration of the lot with multiple detached dwellings predates zoning, and is therefore legally nonconforming in R-1. R-T is the first zone where multiple dwellings are permissive on one lot.
10	804 Iron Ave. SW Albuquerque, NM 87102	101305751526643408	* 003 057RAYNOLDS & L4	GARRY MARK C/O 804 IRON LLC	CONSISTENCY	SU-2 / SU-1 MORTUARY	R-1A, MX-M	MX-M	MX-T	Y	N	Y	N	N	A conversion to MX-T would fix the floating zone line on the Bernalillo County Assessor's parcel. MX-T is a transitional zone between MX-M (east) and R-1 (west) and allows the existing uses on the site.
11	10750 Gemini Ct. NW Albuquerque, NM 87114	101106621937120820	LOT 49 PLAT FOR PARADISE SKIES UNIT 1 CONT 0.2454 AC M/L OR 10,690 SF M/L	SEHORN BARBARA	CONSISTENCY	R-T	R-T	R-1B	R-1B	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-1B is an appropriate zone conversion for this property.
12	113 Alvarado Dr. NE Albuquerque, NM 87108	101805712619132503	* 019 035TIJERAS PLACE L19 20 21 22 & L23	HERMANN STEVEN G & RONDA L	CHANGE	C-3	MX-H	NR-C	NR-C	Y	N	N	N	N	Plastics manufacturing, the existing use on the property, is considered light manufacturing, which is nonconforming in the MX-H zone district. This use is first permissive as a primary use in the NR-C zone district, so NR-C is an appropriate zone conversion.
13	7226 Central Ave. SW Albuquerque, NM 87121	101005732815040514; 101005730614640512; 101005734815440516	TR 55 UNIT 6 ATR GRT CONT 5 AC; TRACT 54 UNIT 6 ATRISCO GRANT & ALL VACATED STINSON SW ADJACENT; TR I PLAT OF TRS A THRU I COORS PLAZA (BEING A REPLAT OF TRS56, 57, 58 & 90 PORTIONS OF TRS 59 & 60 TR B TOWN OF ATRISCO GRANT UNIT NO 6 & A POR OF AIRPORT DRIVE SW) CONT 3.9513 AC	LOCK WILLIAM J TRUSTEE W KATHLEEN WILSON RVT & TRUSTEE DIXON FAMILY TRUST	CHANGE	SU-1 / PDA	NR-C	MX-H	MX-M	N	N	N	Y	N	The West Route 66 SDP allowed C-2, O-1, and R-2 uses for this site, with 30% of the site required to be developed with office or residential uses. The nearby parcels along Central Ave. are MX-M, so MX-M would be an appropriate conversion for this site.
14	1711 Griegos Rd. NW Albuquerque, NM 87107	101306141712141225	MRGCD MAP 31 TR 63A2A1B EXC POR TO R/W GRIEGOS RD NW CONT 0.234 AC	CORE CAPITAL FUNDING LLC C/O MEDINA ELMER	CONSISTENCY	C-1	MX-L	MX-T	MX-T	Y	N	N	N	N	This property currently has a legally nonconforming single-family use because it existed prior to the establishment of a Zoning Code in 1959. MX-T is an appropriate zone conversion to provide a transition between the MX-L and the R-A zones that are adjacent to this property.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
15	5226 Edwards Dr Albuquerque, NM 87111	102106141337810222	LT 1A BLK 6 PLAT OF LTS 97A-104A BLK 4 LTS 1A-7A BLK 5 LTS 1A-10A BLK 6 OSO GRANDE SUBD UNIT 3 CONT 8,250 SQ FT M/L	FASS ROBERT M & LINDA R	CONSISTENCY	SU-1 / PRD	R-T	R-1C	R-1A	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
16	6200 Rio Hondo Dr. NE Albuquerque, NM 87109	101906228118040637	* 016 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	STRUB JEANE E	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
19	2420 Broadway Blvd. NE Albuquerque, NM 87102	101505900236831112	THE S/2 OF LT 1 BLK 3 & THE W 25 FT POR OF VACATED ALAMEDA LATERAL LYING E OF & ADJ TO S/2 LT 1 BLK 3 FRANCISCAN ACRES REPL CONT 26,849 SQ FT M/L	MITCHELL JERRY V R	CONSISTENCY	SU-2 / R-1	R-1B, MX-T	MX-T	MX-T	N	N	Y	N	N	A conversion to MX-T would fix the floating zone line on the Bernalillo County Assessor's parcel. MX-T is a transitional zone between MX-M (north) and R-1 (south).
21	514 McKnight NW Albuquerque, NM 87102	101405921010831410	LT 5 BLK 7 BEZEMEK ADDN (EXCL PORT OUT TO R/W)	GARCIA FELIPE	CHANGE	S-MI	NR-LM	R-ML	MX-T	Y	N	N	N	N	Primary residential uses are nonconforming in NR-LM. Single-family use is permissive in MX-T, which is the most appropriate zone conversion given the surrounding industrial zoning.
22	1607 Silver SE Albuquerque, NM 87106	101505732524942504	* 010 054TERRACE ADDN	HAMMOND JAMES W & BARBARA KLINE	CONSISTENCY	SU-2 / SF	R-1B	R-ML	R-T	Y	N	N	N	N	This property was established as legally nonconforming in 2008 because there are three dwelling units on one lot. The IDO considers these three units to be townhouse units, not multi-family, based on IDO definitions, so R-T is an appropriate zoning conversion.
23	10308 Camino del Oso NE Albuquerque, NM 87111	10210613222340603	*3 11 OF UNIT 6 OSO GRANDE SUBDIVISION CONT .0964 AC MORE OR LESS	BAKER EDWIN C & ELIZABETH S CO- TRUSTEES BAKER RVT	CONSISTENCY	SU-1 / PRD	R-T	R-1A	R-1A	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
24	6223 Rio Hondo Dr. NE Albuquerque, NM 87109	101906224919031914	* 006 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	JERSAK MERVIN B & BRENDA L	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
25	6113 Rio Hondo Dr NE Albuquerque, NM 87109	101906226317131909	*11 4 A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT #2 BEAR CANYON VILLAGE	CALLAHAN MELINDA SUE	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
26	7513 Tamarron PI NE Albuquerque, NM 87109	101906223320940649	* 004 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	SPRINGER ERIC J TRUSTEE SPRINGER TRUST	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
27	6124 Rio Hondo Dr NE Albuquerque, NM 87109	101906228717640636	* 017 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	BREHM DEBBIE A	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
28	6108 Rio Hondo Dr NE Albuquerque, NM 87109	101906227315940632	* 021 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 OF BEAR CANYON VILLA	ARAGON VIRGINIA & BREHM DEBBIE	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
29	6211 Rio Hondo Dr NE Albuquerque, NM 87109	101906226017931911	* 009 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	KIRKPATRICK CAROLYN ROSE & JOHN ROY	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
30	6228 Rio Hondo Dr NE Albuquerque, NM 87109	101906225620640644	* 009 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	BROOKOVER JOANNE TRUSTEE OF RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
31	7521 Tamarron PI NE Albuquerque, NM 87109	101906224121440647	LOT 6 BLK 3 BEAR CANYON VILLAGE UNIT 2 (A REPL OF THE SECOND PORT OF TR M) CONT 0.1610 AC M/L OR 7,013 SQ FT M/L	STUMP LORETTA M TRUSTEE STUMP RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
32	6236 Rio Hondo NE Albuquerque, NM 87109	101906224821640646	* 007 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	BLACK SUSAN J MCHALE & JOHN F	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
33	6208 Rio Hondo NE Albuquerque, NM 87109	101906227318840639	* 014 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	COOK LOIS J	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
34	6109 Rio Hondo PI NE Albuquerque, NM 87109	101906226116931908	* 012 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	SAKALA KAREN J	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
36	1315 Mountain Rd NW Albuquerque, NM 87104	101305841832711401	LT 17A PLAT OF LOT 17-A BALLING ADDITION NO 1 CONT .9504 AC	MALLARD SIDNEY	CHANGE	S-MR / S-MRN	R-T	MX-L	MX-L	Y	N	N	N	N	The commercial use on this property is legally nonconforming, so Criterion #1 applies. The existing retail on the property is first allowed permissively as a primary use in MX-L, so MX-L is an appropriate zoning conversion.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
37	2419 Lead Ave SE Albuquerque, NM 87106	101605709917432102	* 013 010UNIVERSITY HTS ADD	CURTIS RENITA A & WASSEROTT BENJAMIN C	CONSISTENCY	SU-2 / C-1	MX-L	R-ML	R-ML	Y	N	N	N	N	The single-family use on this property today existed before zoning was established in 1959, so the use is legally nonconforming. R-ML is an appropriate zone conversion for this property because it allows the single-family use and is consistent with the zoning of the surrounding neighborhood.
38	3501 Coors Blvd NW Albuquerque, NM 87120	101106019522531003	TR A-37-1-A PLAT OF TRACT A-37-1- A NORTHEAST UNIT TOWN OFATRISCO GRANT CONT 4.2236 AC	GLOBAL STORAGE COORS LLC	CHANGE	SU-1 / O-1 FOR INDOOR & OUTDOOR STORAGE	MX-T	MX-L	NR-C	Y	N	N	N	N	Self-storage with outdoor access to each unit is not allowed in the MX-T zone district. The use is legally nonconforming and and is first allowed in NR-C.
39	3421 Coors Blvd NW Albuquerque, NM 87120	101106019520231002	TR A-36-A (REPL OF TR A-36) TOWN OF ATRISCO GRANT NORTHEASTUNIT CONT 4.0394 AC M/L	MORTAJI MICHAEL H & BAGHAE-POUR PARASTO	CHANGE	SU-1 / USES PERMISSIVE & CONDITIONAL IN O-1 AND INDOOR AND OUTDOOR STORAGE	MX-T	NR-C	NR-C	N	N	N	Y	N	There was recently a zone map amendment approved on this property to SU-1/O-1 for indoor & outdoor storage. The site plan associated with the SU-1 zoning shows exterior-access self-storage, which is first allowed in NR-C. The property to the north is also in this process to convert to NR-C.
40	9651 Irving Blvd NW Albuquerque, NM 87114	101306530811840440	TRACT C PLAT OF TRACTS A, B & C COTTONWOOD POINTE BEINGA REPLAT OF TRACTS E, F & G ADOBE WELLS SUBDIVISIONCONT 6.7675 AC	EAGLE VISTA LLC ATTN: BRAD B ALLEN	CONSISTENCY	SU-1 / IP C-2 R- 2 USES	NR-BP	MX-M	MX-M	N	N	N	Y	N	The former zoning on this undeveloped site was SU-1 for IP C-2 R-2 uses, so this property had mixed-use entitlements prior to adoption of the IDO. MX-M is an appropriate zone conversion. Note that there is an existing Site Plan that governs development on this site and the other tracts zoned NR-BP to the north.
41	6219 Rio Hondo Dr NE Albuquerque, NM 87109	101906225218631913	* 007 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	RONEY ANSEL LOUISE	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
42	6104 Rio Hondo Dr NE Albuquerque, NM 87109	101906227015140631	* 022003 A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	HARTSELL SHARON	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
43	6232 Rio Hondo Dr NE Albuquerque, NM 87109	101906225221040645	* 008 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	VENCZEL EVA V	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
44	6112 Rio Hondo Dr NE Albuquerque, NM 87109	101906227716140633	* 020 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 OF THE BEAR CANYON V	DELGADO JOSE F & DONNA M CO- TRUSTEES DELGADO RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
45	1416 6th St NW Albuquerque, NM 87102	101405818942522809	LTS 22, 23 & 24 BLK 20 ALBRIGHT MOORE ADDITIONCONT .2967 AC +/-	KILMER ERIC	CONSISTENCY	S-R	R-1A	MX-L	MX-L	Y	N	N	N	N	This use became nonconforming with the adoption of the IDO. MX-L is an appropriate zone conversion as small general retail is first permissive as a primary use in MX-L.
46	2221 Edith Blvd SE Albuquerque, NM 87102	101405642005640404	* 011 019TORREON ADD	MACIAS CARMEN M	CHANGE	SU-2 / HC	NR-C	MX-H	MX-T	Y	N	N	N	N	Single-family dwellings are not allowed in NR-C. This property was made an approved conditional use with the adoption of the South Broadway SDP and is legally nonconforming under the IDO, so this property qualifies for a zoning conversion under Criterion #1. MX-T is an appropriate zoning conversion because it allows single-family dwellings.
47	7512 Tamarron Pl NE Albuquerque, NM 87109	101906224119631916	* 004 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	MULLEN THOMAS ALBERT & LYNDA LEA TRUSTEES MULLEN TRUST	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
48	210 San Pasquale NW Apt E Albuquerque, NM 87104	101305819725220637	* E OF SAN PASQUALE PLACE BEING A DIV OF TR 57 MRGCD MAP #38 CONT 2685 SQ FT	POPP MARIE	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone to R-T.
49	10410 Oso Grande Rd NE Albuquerque, NM 87111	102106130633811729	* 3 3 OSO GRANDE SUBD UNIT #1 CONT 0.101 AC	BERUBE WAYNE PATRICK	CONSISTENCY	SU-1 / PRD	R-T	R-1A	R-1A	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
50	4400 Paseo del Norte NE Albuquerque, NM 87113	101706309537020175 CA	TR OF LAND WITHIN NW 1/4 SEC 23 T11N R3ECONT 79.9990 AC	PUBLIC SERVICE CO OF NM	CHANGE	IP	NR-BP	NR-GM	NR-GM	Y	N	N	N	N	The electric generation facility on this property began development prior to the adoption of the first Zoning Code in 1959, so the use is legally nonconforming. Per 14-16-4-3(E)(8)(c), electric generation facilities are only allowed in NR-GM. NR-GM is an appropriate zone conversion.
51	248 Muriel St NE Albuquerque, NM 87123	102105750703440711; 102105750703040712; 102105750703940710	* 014 018EAST CEN BUSINESS; * 013 018EAST CEN BUSINESS; * 015 018EAST CEN BUSINESS	DEL TECH AUTOMOTIVE LLC	CHANGE	SU-2 / C-3	MX-H	NR-C	NR-C	Y	N	N	N	N	Auto repair and outdoor vehicle storage were allowed uses in the C-3 zone and are no longer allowed in the MX-H zone, so this use is legally nonconforming. Light and heavy vehicle repair is first permissive in NR-C, which would be an appropriate zone conversion. Outdoor vehicle storage would be considered an approved conditional use for this property if the zoning is converted to NR-C.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
52	8512 Tierra Morena PI NE Albuquerque, NM 87122	102006405231921307	LT 14-P1 CORRECTION PLAT OF TIERRA MORENA SUBDIVISIONCONT .1964 AC +/-	DURAN JUANITA C	CONSISTENCY	SU-2 / O-1 & R-T	MX-T	R-1B	R-1B	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-1B is an appropriate zone conversion for this property.
53	8419 Tierra Morena PI NE Albuquerque, NM 87122	102006401433521316	LT 5-P1 CORRECTION PLAT OF TIERRA MORENA SUBDIVISIONCONT .1215 AC +/-	DURAN JUANITA C	CONSISTENCY	SU-2 / O-1 & R-T	MX-T	R-1B	R-1B	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-1B is an appropriate zone conversion for this property.
54	6312 Mojave Aster Way NE Albuquerque, NM 87111	102306219426431403	TR 45-A-1 PLAT FOR LT 45-A-1 & TR 1-A-1 THE LEGENDS AT HIGHDESERT (BEING COMPRISED OF LT 45-A & TR 1-A THE LEGENDSAT HIGH DESERT) CONT .1106 AC	FROW ERIC & SUSAN	CONSISTENCY	SU-2 / HD/C-1	MX-L	R-T	R-T	Y	N	N	N	N	The single-family dwelling on this property is legally nonconforming in the MX-L zone, so it is eligible for a zoning conversion. R-T is an appropriate zoning conversion given the zoning in the surrounding area.
55	701 Roma Ave NW Albuquerque, NM 87102	101405808608432007	* 138 012ARMIJO BROS ADD L138 TO 140	701 ENTERPRISE LLC	CONSISTENCY	SU-2 / DNA-MR	R-ML	R-MH	R-MH	Y	N	N	N	N	The existing use on the property (bed and breakfast) is legally nonconforming. This use is first permissive as a primary use in the R-MH zone district, which is an appropriate zone conversion for this property.
56	6216 Rio Hondo Dr NE Albuquerque, NM 87109	101906226719440641	* 012 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	SEIBERT JACK E	CONSISTENCY	R-3	R-MH		R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
57	7416 Cielo Grande NE Albuquerque, NM 87109	101906217030221712	* 12 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	SCROGGINS RICK & BALDWIN CAROLYN KAY	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
58	7412 Cielo Grande NE Albuquerque, NM 87109	101906216430221713	* 13 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	HUDSON JAMES F & SANDRA R	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
59	6640 Casa Loma NE Albuquerque, NM 87109	101906217327421608	* 4 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	REED RAY P & MARY W TRUSTEES REED RVLT	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
60	7501 Tamarron PI NE Albuquerque, NM 87109	101906222020140652	* 001 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	LACKEY ALAN W & FAEYLYN WYLDER LACKEY	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
61	6704 Vista del Monte NE Albuquerque, NM 87109	101906218829320121	* 21 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	LEE DAVID HAU TAK & GEORGETTE	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
62	6100 Rio Hondo Dr NE Albuquerque, NM 87109	101906226815140630	* 023 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	STOCKTON J B JR & BROYLES LINDA L TRUSTEES STOCKTON & BROYLES LVT	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
63	7523 Quemado Ct NE Albuquerque, NM 87109	101906223724631006	* 6 6 REPLAT OF THE THIRD PORTION OF TRACT M UNIT 2 BEAR CANYON VILLAGE	SANCHEZ LANCE & MELISSA	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
64	7412 Burlison Dr NE Albuquerque, NM 87109	101906213923430655	*17G 5 A REPLAT OF THE CENTRAL PORTION OF TRACT G BLK 5 BEAR CANYON VILLAGE UNIT	RICKER KARL S	CONSISTENCY	R-2	R-ML	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
65	7436 Burlison Dr NE Albuquerque, NM 87109	101906216423030661	* B 5 A REPL OF LTS 9-G THRU 15-G IN TR G BLK 5 OF UNIT #2 OF BEAR CANYON VILLAGE ADDN CONT 0.1295 AC	SOFILKANICH RICHARD R & JANICE L TRUSTEES SOFILKANICH LVT	CONSISTENCY	R-2	R-ML	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
66	7432 Burlison Dr NE Albuquerque, NM 87109	101906215923130660	* C 5 A REPL OF LTS 9-G THRU 15-G IN TR G BLK 5 OF UNIT #2 OF BEAR CANYON VILLAGE ADDN CONT 0.1062 AC	MCINTYRE DONALD C TRUSTEE MCINTYRE RVT	CONSISTENCY	R-2	R-ML	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
67	6620 Vista del Monte NE Albuquerque, NM 87109	101906219028220119	* 19 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	BATY LINDA S	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
68	6117 Rio Hondo Dr NE Albuquerque, NM 87109	101906226717531910	* 010 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	CLYNE TRAVIS A & BURDETT MARIE VALOIS	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
70	6128 Quemado Dr NE Albuquerque, NM 87109	101906224318231903	* 016 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	HALEY MICHAEL D & STEVENS DONALD L	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
71	6220 Rio Hondo Dr NE Albuquerque, NM 87109	101906226219840642	* 011 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	SANCHEZ HERMAN JR	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
72	6224 Rio Hondo Dr NE Albuquerque, NM 87109	101906225920140643	* 010 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	GEARY DAVID L TRUSTEE GEARY RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
73	6204 Rio Hondo Dr NE Albuquerque, NM 87109	101906227818440638	* 015 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	DUDLEY TONIMARIE S & JAMES N JR	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
74	6101 Rio Hondo Dr NE Albuquerque, NM 87109	101906225516131906	* 014 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	JOHNSON SHIRLEY A & FRANK L	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
75	6215 Rio Hondo Dr NE Albuquerque, NM 87109	101906225718131912	* 008 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	AMBRIZ MAURICIO A	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
76	6105 Rio Hondo Dr NE Albuquerque, NM 87109	101906225916531907	LT 13 BLK 4 TRACT M UNIT 2 BEAR CANYON VILLAGE ADDNCONT 0.10 AC	RUSSO GENEVIEVE	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
77	7500 Tamarron PI NE Albuquerque, NM 87109	101906222918931901	* 001 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	RENEGAR MARY DELLORA	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
78	7517 Tamarron PI NE Albuquerque, NM 87109	101906223721140648	* 005 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	KEARNY MAY E C/O STEPHANIE KEARNY	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
79	6120 Quemado Dr NE Albuquerque, NM 87109	101906224916931905	* 018 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	ROTHBERG RIHA	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
80	7526 Quemado Ct NE Albuquerque, NM 87109	101906222622831014	* 5-A 5 A REPL OF LOTS 5 & 6 BLK 5 IN A REPL OF THE THIRD PORT OF TR "M" OF UNIT # BEAR CANYON VILLAGE ADD'N	BRUSKAS JAMES L & MARY E	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
81	6635 Casa Loma NE Albuquerque, NM 87109	101906216929221709	* 9 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	ROMERO LEONARDO R JR	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
82	7531 Quemado Ct NE Albuquerque, NM 87109	101906224223231008	* 8 6 REPLAT OF THE THIRD PORTION OF TRACT M UNIT 2 BEAR CANYON VILLAGE	MATTHES SUZANNE V TRUSTEE MATTHES RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
83	6420 Truchas Dr NE Albuquerque, NM 87109	101906212823330627	LOT 18G PLAT OF LTS 18G, 19G, 20G & 21G BLK 5 BEAR CANYON VILLAGE UNIT 2 REPL OF TR G CONT 3,815 SQ FT M/L	AMBROGI BONNIE JEAN	CONSISTENCY	R-2	R-ML	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
84	7428 Marilyn NE Albuquerque, NM 87109	101906216825320108	* 8 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	SCHOOLEY WILLIAM M & MELISSA L	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
85	7432 Marilyn NE Albuquerque, NM 87109	101906217325220109	* 9 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	EVANS BONNIE DEAN LVT	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
89	7416 Marilyn Ave NE Albuquerque, NM 87109	101906215325620105	* 5 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	MOORS RICHARD E & CHRISTINE E	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
90	7427 Marilyn Ave NE Albuquerque, NM 87109	101906217026321604	* 8 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	DUNNING STEVEN H & ALICE HOLLY SPEAGLE CO TRUSTEES OF THE STEVEN H DUNNING ETAL	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
91	7433 Marilyn Ave NE Albuquerque, NM 87109	101906217526321605	* 7 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	NARVAEZ GILBERT & CELMIRA	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
92	7424 Marilyn Ave NE Albuquerque, NM 87109	101906216325420107	* 7 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	SILVA NARSISO S TRUSTEE SILVA RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
93	6612 Vista del Monte NE Albuquerque, NM 87109	101906219227220117	* 17 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	TARIN ELIZABETH S	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
94	6608 Vista del Monte NE Albuquerque, NM 87109	101906219326720116	* 16 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	BACA ESTHER C	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
95	6604 Vista del Monte NE Albuquerque, NM 87109	101906219526320115	* 15 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	EVERETT CHARLES W	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
96	6700 Vista del Monte NE Albuquerque, NM 87109	101906218928720120	* 20 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	KLEINER MARK L	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
97	6631 Casa Loma NE Albuquerque, NM 87109	101906216429321708	* 8 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	ROSS BINNIE LYNN RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
98	6636 Casa Loma NE Albuquerque, NM 87109	101906216827421609	* 3 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	HALL LINDSEY	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
99	6627 Casa Loma NE Albuquerque, NM 87109	101906215829321707	* 7 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	SYLVESTER CHARLES & ERMA TRUSTEES SYLVESTER RVT	CONSISTENCY	R-3	R-T, R-MH	R-T	R-T	N	Y	Y	N	N	This property is eligible for a zoning conversion as a voluntary downzone and because there is a floating zone line across the property. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
100	6628 Casa Loma NE Albuquerque, NM 87109	101906215727521611	* 1 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	PADILLA STEVEN	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
101	7408 Cielo Grande NE Albuquerque, NM 87109	101906216030321714	* 14 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	GORDON CAROLYN	CONSISTENCY	R-3	R-T, R-MH	R-T	R-T	N	Y	Y	N	N	This property is eligible for a zoning conversion as a voluntary downzone and because there is a floating zone line across the property. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
102	6432 Truchas NE Albuquerque, NM 87109	101906213124330672	LOT 21G PLAT OF LTS 18G, 19G, 20G & 21G BLK 5 BEAR CANYON VILLAGE UNIT 2 REPL OF TR G CONT 4,888 SQ FT M/L	UNDERWOOD BRENDA G	CONSISTENCY	R-2	R-ML	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
109	5901 Wyoming NE (Tr A- 4A) Albuquerque, NM 87109	101906238506340402	TR A-4A PLAT FOR TRACTS A-1A AND A-4A NORTH TOWN PLAZA(BEING COMPRISED OF TRACTS A-1 AND A-4 NORTH TOWNPLAZA) CONT 13.2267 AC	WRI NORTH TOWNE LLC C/O WEINGARTEN REALTY INVESTORS	CHANGE	SU-1 / SHOPPING CNTR	MX-L	MX-M	MX-M	Y	N	N	N	N	This shopping center includes establishments over 10,000 SF in size but less than 50,000 SF, which means it is considered "general retail, medium," which is legally nonconforming in the MX-L zone district. This use is first allowed in the MX-M zone district, so that is an appropriate zone conversion.
110	7423 Cielo Grande NE Albuquerque, NM 87109	101906218630920124	* 24 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	IVENER BRIAN & BONNIE TRUSTEES IVENER TRUST	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
111	7417 Cielo Grande NE Albuquerque, NM 87109	101906217531020126	* 25 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	ROBERTSON FRANCES JEANNE TRUSTEE ROBERTSON LVT	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
112	7509 Tamarron PI NE Albuquerque, NM 87109	101906222920740650	* 003 003 A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT# 2 BEAR CANYON VILLAGE	ROGERS MICHAEL F & ELISE T	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
113	7504 Tamarron PI NE Albuquerque, NM 87109	101906223319131918	* 002 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	ROVETO MELISSA A	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
114	9201, 9209, 9213, 9212, 9204, 9200 Desert Ridge Pointe Ct NE (Desert Ridge Point Subdivision) Albuquerque, NM 87122	101906526607040203; 101906527307040204; 101906528007040205; 101906527205940201; 101906528105940208; 101906528905940207	SUBDIVISION CONT .1968 AC; LT 4 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .1937 AC; LT 5 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .1937 AC; LT 1 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .2517 AC; LT 8 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .2518 AC; LT 7 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .1671 AC	ABQ DEVELOPMENT LLC	CONSISTENCY	R-D / 7 DU/A	PD	R-T	R-1B	N	N	N	Y	Y	This property is undeveloped and was previously R-D, so Criterion 4 applies. The 6 combined parcels equal less than 2 acres, which is less than the size threshold for PD, so Criterion 5 also applies. R-1B is an appropriate zone conversion given the previous entitlements of 7 DU/acre.
115	Wilderness Canyon at High Desert Albuquerque, NM 87111	102306148226710518; 102306148525910517; 102306149025610516; 102306149525310515; 102306150225010514; 102306150724410513; 102306151023410511; 102306151022810510; 102306150822110509; 102306149722610508; 102306149022910507; 102306148323210506; 102306147523410505; 102306147624110504; 102306147524710503; 102306147325310502; 102306147125910501; 102306147925110603; 102306148824310601; 102306149723810602	LOTS 1-19 P-1 PLAT OF WILDERNESS CANON AT HIGH DESERT (TRACT A-1 OF WILDERNESS CANON AT HIGH DESERT); TR A PLAT OF WILDERNESS CANON AT HIGH DESERT (TRACT A-1 OF WILDERNESS CANON AT HIGH DESERT) CONT .6321 AC	ABQ DEVELOPMENT LLC	CONSISTENCY	SU-2 / HD/R-R	PD	R-T	R-T	N	N	N	Y	N	This area is undeveloped and was previously zoned SU-2/R-R in the High Desert SDP, so Criterion 4 applies. The SU-2/R-R zone allowed a mix of low density residential and small-scale multi-family development. R-T is an appropriate zone conversion given the previous entitlements and the fact that the area has already been subdivided in a single-family or townhouse pattern.
116	7420 Marilyn Ave NE Albuquerque, NM 87109	101906215825520106	* 6 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	DEHERRERA LENA A	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
117	7509 Quemado Ct NE Albuquerque, NM 87109	10190622224331003	* 3 6 REPLAT OF THE THIRD PORTION OF TRACT M OF UNIT 2 BEARCANYON VILLAGE	RODRIGUEZ ANGEL E & ROBERTA J	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
118	7452 Burlison Dr NE Albuquerque, NM 87109	101906218022930665	*07G 5 REPLAT OF THE CENTRAL PORTION OF TRACT G BLK 5 BEAR CANYON VILLAGE UNIT 2	ERAS SHARON GOODRICH	CONSISTENCY	R-2	R-ML	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
119	6200 Quemado Dr NE Albuquerque, NM 87109	101906223518131902	* 015 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	POTTS RADA LYNN	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
120	7415 Marilyn Ave NE Albuquerque, NM 87109	101906215426521601	* 11 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	VALDEZ DALE & NORMA H	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
121	1604 Walter St SE Albuquerque, NM 87102	101405646622211404	LTS 9-A & 9-B BLK 47 SUMMARY PLAT SHOWING REDIVISION OF LOT9 BLOCK 47 NOW LOTS 9-A & 9-B OF EASTERN ADDITIONCONT .1630 AC +/-	JUDKINS JOHN W	CONSISTENCY	SU-2 / MR	R-1A	R-ML	R-T	Y	N	N	N	N	The existing use on this property (duplex) is nonconforming, so it qualifies for the zoning conversion process. Duplex is first allowed in this configuration in the R-T zone district, so that is an appropriate zone conversion for this property.
124	601 Yale Blvd SE Albuquerque, NM 87106	101505649949910904	TR A OF MUNICIPAL ADDN #14 CONT 7.2974 AC	CITY OF ALBUQUERQUE	CHANGE	SU-2 / YCC	MX-M	NR-C	NR-C	Y	N	N	N	N	This transit facility includes storage and repair of heavy vehicles (buses), which is nonconforming in the MX-M zone. This use is first allowed in NR-C, so that is an appropriate zone conversion for this property.
125	Western Trail between Unser and Atrisco Albuquerque, NM 87120	101006150616140712	TR C BULK PLAT FOR TRACTS A, B, C & D LAVA TRAILSSUBDIVISION CONT .8246 AC	CITY OF ALBUQUERQUE	CONSISTENCY	SU-1 / FOR RESIDENTIAL	PD	MX-L	MX-L	N	N	N	Y	Y	This property was previously zoned SU-1 and is undeveloped, so Criterion #4 applies. It is also PD less than 2 acres, so Criterion #5 applies as well. A conversion to MX-L would be consistent with the properties to the west. The property immediately abutting to the west is also owned by CABQ Transit, so a conversion to MX-L would make the zoning for the entire premises consistent.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
126	9000 Sunset Gardens SW Albuquerque, NM 87121	100905629141820312	LT E PORT OF TR 40 UNIT 2 TOWN OF ATRISCO GRANTCONT 1.4800 AC	RIOS BENEDICTO JR & RIOS GABRIEL	CONSISTENCY	R-D / R-1	PD	MX-L	MX-T	N	N	N	Y	Y	This property is undeveloped and was previously zoned R-D, so Criterion #4 applies. It is also PD less than 2 acres, so Criterion #5 applies as well. The property is at a corner adjacent to NR-BP, where some non-residential development may be appropriate, but is abutting R-1 zoned land, so MX-T is an appropriate zone conversion to allow for transitional development.
127	7023 Calle Almeria NE Albuquerque, NM 87113	101606246149510951	LOT 34 P1 PLAT OF BERNADO DEL NORTE SUBDIVISIONA REPLAT OF TRACT J VISTA DEL NORTE CONT .1117 AC	SCHWARZ MARIAN R & CEPEDA LIDIA	CONSISTENCY	R-T	R-T	R-1	R-1A	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
128	5809 Anaheim Ave NE Albuquerque, NM 87199	101806417916730806	*10 2 WEST VUMOOR SUBD REPLAT OF LTS 11 12 21 22 & W 52FT OF LTS 13 & 20 BLK 15	JOHNSON WILLIAM H & M KAY TRUSTEE JOHNSON TRUST	CONSISTENCY	SU-2 / SU-1 MH SUBD OR SU-2 C	PD	MX-T	R-MC	N	N	N	N	Y	This lot is zoned PD and is less than the 2 acre size threshold for PD, so this property qualifies for the zoning conversion under Criterion #5. The existing use on this property (mobile home) is only allowed in the R-MC zone district, so R-MC is the only appropriate zoning conversion for this property.
129	6228 Caramel Dr NE Albuquerque, NM 87113	101806424317131130	* A 002VUE-MOR ADDN COMP PORTION LT 14 & 15 & 18 BLK 15 TR A UNIT B NORTH ALBUQUE	JOHNSON WILLIAM H & MARY KAY TRUSTEE JOHNSON TRUST	CONSISTENCY	SU-2 / SU-1 MH SUBD OR SU-2 NC	PD	MX-T	R-MC	N	N	N	N	Y	This lot is zoned PD and is less than the 2 acre size threshold for PD, so this property qualifies for the zoning conversion under Criterion #5. The existing use on this property (mobile home) is only allowed in the R-MC zone district, so R-MC is the only appropriate zoning conversion for this property.
130	5815 Anaheim Ave NE Albuquerque, NM 87113	101806418516730807	*9 2 WEST VUMOOR SUBD REPLAT OF LTS 11 12 21 22 & W52 FT OF LTS 13 & 20 BLK 15	JOHNSON M KAY & WILLIAM H TRUSTEE JOHNSON TRUST	CONSISTENCY	SU-2 / SU-1 MH SUBD OR SU-2 C	PD	MX-T	R-MC	N	N	N	N	Y	This lot is zoned PD and is less than the 2 acre size threshold for PD, so this property qualifies for the zoning conversion under Criterion #5. The existing use on this property (mobile home) is only allowed in the R-MC zone district, so R-MC is the only appropriate zoning conversion for this property.
131	9020 El Ojito Ct NW Albuquerque, NM 87114	101206430742312131	LT 8 PLAT OF LAS MIRADAS TOWNHOUSES CONT .1743 AC	ULIBARRI JOSEPH	CONSISTENCY	SU-1 / PDA TO INCLUDE C-3 USES	NR-C	R-T	R-T	Y	N	N	N	N	The single-family home on this property is non-conforming because Residential uses are not allowed in the NR-C zone. R-T is an appropriate zone conversion for this area that is platted for single-family or townhouse dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
133	5200 Edwards Dr NE Albuquerque, NM 87111	102106142335610216	LT 7A BLK 6 PLAT OF LTS 97A-104A BLK 4 LTS 1A-7A BLK 5 LTS 1A-10A BLK 6 OSO GRANDE SUBD UNIT 3 CONT 5,400 SQ FT M/L	WHELAND JAMIE MARIE & GEBEL CHRIS	CONSISTENCY	SU-1 / PRD	R-T	R-1	R-1A	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
134	10416 Oso Grande NE Albuquerque, NM 87111	102106131033811728	* 4 3 OSO GRANDE SUBD UNIT #1 CONT 0.101 AC	OLIVER NORMA A	CONSISTENCY	SU-1 / PRD	R-T	R-1	R-1A	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
135	6301 Orfeo Trail NW Albuquerque, NM 87114	101006516102531906	LT 104 PLAT OF VITTORIA SUBDIVISION AT VENTANA RANCHA REPLAT OF TRACT J VENTANA RANCH CONT .1439 AC	BEVINS LAUREL L & ROGER D	CONSISTENCY	R-2	R-ML	R-1A	R-1A	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size and have detached single-family dwellings, R-1A is an appropriate zone conversion.
138	Tennyson St NE Albuquerque, NM 87122	102206249148210202; All/portion of 102206249148210201	TR N-3-A BULK LAND PLAT TRS N-3- A & N-7-A TANOAN PROPERTIES (BEING A REPL OF TRS N-3, N-4 & N- 7 REVISION PLAT OF TANOAN PROPERTIES) CONT 13.8323 AC; TR N-2 (EXC PORT OUT TO R/W) OF TANOAN PROPERTIES CONT 1.9840 AC M/L OR 86,423 SQ FT M/L	AMERICUS LLC	CONSISTENCY	R-D / 24 DU/A MAX NOT TO EXCEED 321 UNITS	PD	R-MH	R-MH	N	N	N	Y	N	This undeveloped property was previously zoned R-D, so Criterion #4 applies. R-MH is an appropriate zoning conversion given the surrounding context.
139	Tennyson St NE Albuquerque, NM 87122	102306201035120302	TRACT 18 PLAT OF HIGH DESERT CONT 4.6794 AC M/L OR 203,835 SQ FT M/L	AMERICUS LLC	CONSISTENCY	R-D	PD	MX-L	MX-L	N	N	N	Y	N	This undeveloped property was previously zoned R-D, so Criterion #4 applies. The property abuts Tramway Blvd and Academy Rd, as well as an MX-L zone district to the west, so MX-L is an appropriate zone conversion.
141	4924 Purcell Dr NE Albuquerque, NM 87111	102106138426710819	LT 40-A BLK 12 (REPLAT OF LOTS 34 THRU 47 BLK 12) OSO GRANDE SUBN UNIT 7 CONT 5,205 SF M/L	MCGULGAN JANE LINCOLN & ROSS JOHN THEODORE	CONSISTENCY	SU-1 / PRD	R-T	R-1A	R-1A	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Organized by FORM ID

Form ID	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Criteria					Staff Notes
										1	2	3	4	5	
142	4400 Paseo del Norte NE Albuquerque, NM 87113	101706304049120145 CA	TR OF LAND WITHIN N/2 NW/4 NW/4 NW/4 SEC 23 T11N R3E EXC NLY	PUBLIC SERVICE CO OF NM	CHANGE	IP	NR-BP	NR-GM	NR-GM	N	N	N	N	Y	This parcel is less than 20 acres and in the NR-BP zone district without a Master Development Plan, so Criterion #5 applies. This lot is part of a premises with the lot to the south, which is proposed to convert to NR-GM due to the nonconforming use on that lot, so NR-GM is an appropriate zone conversion.
143	6632 Casa Loma NE Albuquerque, NM 87109	101906216227521610	* 2 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	OBOROTOVA MARINA A	CONSISTENCY	R-3	R-MH	R-T	R-T	N	Y	N	N	N	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 1: Nonconforming Use

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development		Requested Zone	Recom-mended Zone	Staff Notes	
					Area	Pre-IDO Zone				
^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.										
PROPERTIES IN AREA OF CHANGE										
12	113 Alvarado Dr. NE Albuquerque, NM 87108	101805712619132503	* 019 035TIJERAS PLACE L19 20 21 22 & L23	HERMANN STEVEN G & RONDA L	CHANGE	C-3	MX-H	NR-C	NR-C	Plastics manufacturing, the existing use on the property, is considered light manufacturing, which is nonconforming in the MX-H zone district. This use is first permissive as a primary use in the NR-C zone district, so NR-C is an appropriate zone conversion.
21	514 McKnight NW Albuquerque, NM 87102	101405921010831410	LT 5 BLK 7 BEZEMEK ADDN (EXCL PORT OUT TO R/W)	GARCIA FELIPE	CHANGE	S-MI	NR-LM	R-ML	MX-T	Primary residential uses are nonconforming in NR-LM. Single-family use is permissive in MX-T, which is the most appropriate zone conversion given the surrounding industrial zoning.
36	1315 Mountain Rd NW Albuquerque, NM 87104	101305841832711401	LT 17A PLAT OF LOT 17-A BALLING ADDITION NO 1 CONT .9504 AC	MALLARD SIDNEY	CHANGE	S-MR / S-MRN	R-T	MX-L	MX-L	The commercial use on this property is legally nonconforming, so Criterion #1 applies. The existing retail on the property is first allowed permissively as a primary use in MX-L, so MX-L is an appropriate zoning conversion.
38	3501 Coors Blvd NW Albuquerque, NM 87120	101106019522531003	TR A-37-1-A PLAT OF TRACT A-37-1-A NORTHEAST UNIT TOWN OFATRISCO GRANT CONT 4.2236 AC	GLOBAL STORAGE COORS LLC	CHANGE	SU-1 / O-1 FOR INDOOR & OUTDOOR STORAGE	MX-T	MX-L	NR-C	Self-storage with outdoor access to each unit is not allowed in the MX-T zone district. The use is legally nonconforming and and is first allowed in NR-C.
46	2221 Edith Blvd SE Albuquerque, NM 87102	101405642005640404	* 011 019TORREON ADD	MACIAS CARMEN M	CHANGE	SU-2 / HC	NR-C	MX-H	MX-T	Single-family dwellings are not allowed in NR-C. This property was made an approved conditional use with the adoption of the South Broadway SDP and is legally nonconforming under the IDO, so this property qualifies for a zoning conversion under Criterion #1. MX-T is an appropriate zoning conversion because it allows single-family dwellings.
50	4400 Paseo del Norte NE Albuquerque, NM 87113	101706309537020175 CA	TR OF LAND WITHIN NW 1/4 SEC 23 T11N R3ECONT 79.9990 AC	PUBLIC SERVICE CO OF NM	CHANGE	IP	NR-BP	NR-GM	NR-GM	The electric generation facility on this property began development prior to the adoption of the first Zoning Code in 1959, so the use is legally nonconforming. Per 14-16-4-3(E)(8)(c), electric generation facilities are only allowed in NR-GM. NR-GM is an appropriate zone conversion.
51	248 Muriel St NE Albuquerque, NM 87123	102105750703440711; 102105750703040712; 102105750703940710	* 014 018EAST CEN BUSINESS; * 013 018EAST CEN BUSINESS; * 015 018EAST CEN BUSINESS	DEL TECH AUTOMOTIVE LLC	CHANGE	SU-2 / C-3	MX-H	NR-C	NR-C	Auto repair and outdoor vehicle storage were allowed uses in the C-3 zone and are no longer allowed in the MX-H zone, so this use is legally nonconforming. Light and heavy vehicle repair is first permissive in NR-C, which would be an appropriate zone conversion. Outdoor vehicle storage would be considered an approved conditional use for this property if the zoning is converted to NR-C.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 1: Nonconforming Use

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.										
109	5901 Wyoming NE (Tr A-4A) Albuquerque, NM 87109	101906238506340402	TR A-4A PLAT FOR TRACTS A-1A AND A-4A NORTH TOWN PLAZA(BEING COMPRISED OF TRACTS A-1 AND A-4 NORTH TOWNPLAZA) CONT 13.2267 AC	WRI NORTH TOWNE LLC C/O WEINGARTEN REALTY INVESTORS	CHANGE	SU-1 / SHOPPING CNTR	MX-L	MX-M	MX-M	This shopping center includes establishments over 10,000 SF in size but less than 50,000 SF, which means it is considered "general retail, medium," which is legally nonconforming in the MX-L zone district. This use is first allowed in the MX-M zone district, so that is an appropriate zone conversion.
124	601 Yale Blvd SE Albuquerque, NM 87106	101505649949910904	TR A OF MUNICIPAL ADDN #14 CONT 7.2974 AC	CITY OF ALBUQUERQUE	CHANGE	SU-2 / YCC	MX-M	NR-C	NR-C	This transit facility includes storage and repair of heavy vehicles (buses), which is nonconforming in the MX-M zone. This use is first allowed in NR-C, so that is an appropriate zone conversion for this property.
PROPERTIES IN AREA OF CONSISTENCY										
4	1718 Broadway Blvd NE Albuquerque, NM 87102	101405850050413133	MRGCD MAP 37 TR 1-D EXC NLY PORTION OUT TO R/W HANNETT AVE NE CONT 0.41 AC	APODACA JESUS F	CONSISTENCY	SU-2 / C-3	MX-M	MX-H	NR-C	The existing use on this property (construction contractor facility and yard) has been in operation since before the adoption of the Zoning Code in 1959 or any Sector Development Plans, so the use is legally nonconforming. This use is first allowed conditionally in MX-H and NR-C. NR-C is a more appropriate zone conversion given the context outside of a Center or a Corridor. This use will be considered and Approved Conditional use in the NR-C zone district.
6	1401 5th St. NW Albuquerque, NM 87102	101405819840022804	* 011 020ALBRIGHT MOORE ADD L 11X12	PATRICK MCCLERNON ARCHTS/ PLANNERS P A	CONSISTENCY	S-R	R-1A	MX-T	MX-T	This property has an office that was made nonconforming by adoption of the IDO. Office is a use that is first permissive in the MX-T zone, which is an appropriate zone conversion.
7	324, 326, 330 Arizona SE Albuquerque, NM 87108	101805731003040220	LOTS 18 THRU 22 BLK 10 FAIR GROUNDS ADD	HILAND MHP LLC	CONSISTENCY	C-3	NR-C	MX-H	R-MC	This is a residential use in a Non-residential zone district, which predates amendments to the Zoning Code prohibiting residential uses, so it is legally nonconforming. The only zone where the existing use (mobile home park) is permissive is R-MC.
9	827 Barelav Ave. SW Albuquerque, NM 87102	101405703816832310	LT 3-A BLK 1 PLAT OF LT 3-A BLK 1 & LT 1-A BLK 2 OF THE RIOGRANDE PARK ADDN CONT 0.1870 AC M/L OR 8,146 SF M/L	NISLY TIM R	CONSISTENCY	SU-2 / R-1	R-1A	MX-L	R-T	The configuration of the lot with multiple detached dwellings predates zoning, and is therefore legally nonconforming in R-1. R-T is the first zone where multiple dwellings are permissive on one lot.
10^	804 Iron Ave. SW Albuquerque, NM 87102	101305751526643408	* 003 057RAYNOLDS & L4	GARRY MARK C/O 804 IRON LLC	CONSISTENCY	SU-2 / SU-1 MORTUARY	R-1A, MX-M	MX-M	MX-T	A conversion to MX-T would fix the floating zone line on the Bernalillo County Assessor's parcel. MX-T is a transitional zone between MX-M (east) and R-1 (west) and allows the existing uses on the site.
14	1711 Griegos Rd. NW Albuquerque, NM 87107	101306141712141225	MRGCD MAP 31 TR 63A2A1B EXC POR TO R/W GRIEGOS RD NW CONT 0.234 AC	CORE CAPITAL FUNDING LLC C/O MEDINA ELMER	CONSISTENCY	C-1	MX-L	MX-T	MX-T	This property currently has a legally nonconforming single-family use because it existed prior to the establishment of a Zoning Code in 1959. MX-T is an appropriate zone conversion to provide a transition between the MX-L and the R-A zones that are adjacent to this property.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 1: Nonconforming Use

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.										
22	1607 Silver SE Albuquerque, NM 87106	101505732524942504	* 010 054TERRACE ADDN	HAMMOND JAMES W & BARBARA KLINE	CONSISTENCY	SU-2 / SF	R-1B	R-ML	R-T	This property was established as legally nonconforming in 2008 because there are three dwelling units on one lot. The IDO considers these three units to be townhouse units, not multi-family, based on IDO definitions, so R-T is an appropriate zoning conversion.
37	2419 Lead Ave SE Albuquerque, NM 87106	101605709917432102	* 013 010UNIVERSITY HTS ADD	CURTIS RENITA A & WASSEROTT BENJAMIN C	CONSISTENCY	SU-2 / C-1	MX-L	R-ML	R-ML	The single-family use on this property today existed before zoning was established in 1959, so the use is legally nonconforming. R-ML is an appropriate zone conversion for this property because it allows the single-family use and is consistent with the zoning of the surrounding neighborhood.
45	1416 6th St NW Albuquerque, NM 87102	101405818942522809	LTS 22, 23 & 24 BLK 20 ALBRIGHT MOORE ADDITIONCONT .2967 AC +/-	KILMER ERIC	CONSISTENCY	S-R	R-1A	MX-L	MX-L	This use became nonconforming with the adoption of the IDO. MX-L is an appropriate zone conversion as small general retail is first permissive as a primary use in MX-L.
54	6312 Mojave Aster Way NE Albuquerque, NM 87111	102306219426431403	TR 45-A-1 PLAT FOR LT 45-A-1 & TR 1-A- 1 THE LEGENDS AT HIGHDESERT (BEING COMPRISED OF LT 45-A & TR 1- A THE LEGENDSAT HIGH DESERT) CONT .1106 AC	FROW ERIC & SUSAN	CONSISTENCY	SU-2 / HD/C-1	MX-L	R-T	R-T	The single-family dwelling on this property is legally nonconforming in the MX-L zone, so it is eligible for a zoning conversion. R-T is an appropriate zoning conversion given the zoning in the surrounding area.
55	701 Roma Ave NW Albuquerque, NM 87102	101405808608432007	* 138 012ARMIJO BROS ADD L138 TO 140	701 ENTERPRISE LLC	CONSISTENCY	SU-2 / DNA-MR	R-ML	R-MH	R-MH	The existing use on the property (bed and breakfast) is legally nonconforming. This use is first permissive as a primary use in the R-MH zone district, which is an appropriate zone conversion for this property.
121	1604 Walter St SE Albuquerque, NM 87102	101405646622211404	LTS 9-A & 9-B BLK 47 SUMMARY PLAT SHOWING REDIVISION OF LOT9 BLOCK 47 NOW LOTS 9-A & 9-B OF EASTERN ADDITIONCONT .1630 AC +/-	JUDKINS JOHN W	CONSISTENCY	SU-2 / MR	R-1A	R-ML	R-T	The existing use on this property (duplex) is nonconforming, so it qualifies for the zoning conversion process. Duplex is first allowed in this configuration in the R-T zone district, so that is an appropriate zone conversion for this property.
131	9020 El Ojito Ct NW Albuquerque, NM 87114	101206430742312131	LT 8 PLAT OF LAS MIRADAS TOWNHOUSESCONT .1743 AC	ULIBARRI JOSEPH	CONSISTENCY	SU-1 / PDA TO INCLUDE C-3 USES	NR-C	R-T	R-T	The single-family home on this property is non-conforming because Residential uses are not allowed in the NR-C zone. R-T is an appropriate zone conversion for this area that is platted for single-family or townhouse dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 2: Voluntary Downzone

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.										
PROPERTIES IN AREA OF CONSISTENCY										
2	8032 Petroglyph Ave. NW Albuquerque, NM 87120	100905938147510921	LOT 1-P1 BLK 16 REPL FOR PARKWEST UNIT 4 COMPRISED OF TR A-10F PARKWEST UNIT 5 CONT 0.1537 AC M/L OR 6,695 SF M/L	NORDENGREN CAROL SUE	CONSISTENCY	SU-1 / BED & BREAKFAST	R-MH	R-1B	R-1B	This property was formerly zoned SU-1 for Bed and Breakfast, which converted to R-MH, where that use is first allowed permissively. The property is not being used as a bed and breakfast and the property owner has requested a downzone to R-1B, which is an appropriate zone conversion.
11	10750 Gemini Ct. NW Albuquerque, NM 87114	101106621937120820	LOT 49 PLAT FOR PARADISE SKIES UNIT 1 CONT 0.2454 AC M/L OR 10,690 SF M/L	SEHORN BARBARA	CONSISTENCY	R-T	R-T	R-1B	R-1B	This property is eligible for a zoning conversion as a voluntary downzone. R-1B is an appropriate zone conversion for this property.
15	5226 Edwards Dr Albuquerque, NM 87111	102106141337810222	LT 1A BLK 6 PLAT OF LTS 97A-104A BLK 4 LTS 1A-7A BLK 5 LTS 1A-10A BLK 6 OSO GRANDE SUBD UNIT 3 CONT 8,250 SQ FT M/L	FASS ROBERT M & LINDA R	CONSISTENCY	SU-1 / PRD	R-T	R-1C	R-1A	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
16	6200 Rio Hondo Dr. NE Albuquerque, NM 87109	101906228118040637	* 016 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	STRUB JEANE E	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
23	10308 Camino del Oso NE Albuquerque, NM 87111	102106132222340603	*3 11 OF UNIT 6 OSO GRANDE SUBDIVISION CONT .0964 AC MORE OR LESS	BAKER EDWIN C & ELIZABETH S CO-TRUSTEES BAKER RVT	CONSISTENCY	SU-1 / PRD	R-T	R-1A	R-1A	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
24	6223 Rio Hondo Dr. NE Albuquerque, NM 87109	101906224919031914	* 006 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	JERSAK MERVIN B & BRENDA L	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
25	6113 Rio Hondo Dr NE Albuquerque, NM 87109	101906226317131909	*11 4 A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT #2 BEAR CANYON VILLAGE	CALLAHAN MELINDA SUE	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
26	7513 Tamarron Pl NE Albuquerque, NM 87109	101906223320940649	* 004 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	SPRINGER ERIC J TRUSTEE SPRINGER TRUST	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
27	6124 Rio Hondo Dr NE Albuquerque, NM 87109	101906228717640636	* 017 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	BREHM DEBBIE A	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 2: Voluntary Downzone

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.										
28	6108 Rio Hondo Dr NE Albuquerque, NM 87109	101906227315940632	* 021 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 OF BEAR CANYON VILLA	ARAGON VIRGINIA & BREHM DEBBIE	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
29	6211 Rio Hondo Dr NE Albuquerque, NM 87109	101906226017931911	* 009 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	KIRKPATRICK CAROLYN ROSE & JOHN ROY	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
30	6228 Rio Hondo Dr NE Albuquerque, NM 87109	101906225620640644	* 009 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	BROOKOVER JOANNE TRUSTEE OF RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
31	7521 Tamarron Pl NE Albuquerque, NM 87109	101906224121440647	LOT 6 BLK 3 BEAR CANYON VILLAGE UNIT 2 (A REPL OF THE SECOND PORT OF TR M) CONT 0.1610 AC M/L OR 7,013 SQ FT M/L	STUMP LORETTA M TRUSTEE STUMP RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
32	6236 Rio Hondo NE Albuquerque, NM 87109	101906224821640646	* 007 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	BLACK SUSAN J MCHALE & JOHN F	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
33	6208 Rio Hondo NE Albuquerque, NM 87109	101906227318840639	* 014 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	COOK LOIS J	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
34	6109 Rio Hondo Pl NE Albuquerque, NM 87109	101906226116931908	* 012 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	SAKALA KAREN J	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
41	6219 Rio Hondo Dr NE Albuquerque, NM 87109	101906225218631913	* 007 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	RONEY ANSEL LOUISE	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
42	6104 Rio Hondo Dr NE Albuquerque, NM 87109	101906227015140631	* 022003 A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	HARTSELL SHARON	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
43	6232 Rio Hondo Dr NE Albuquerque, NM 87109	101906225221040645	* 008 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	VENCZEL EVA V	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 2: Voluntary Downzone

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.										
44	6112 Rio Hondo Dr NE Albuquerque, NM 87109	101906227716140633	* 020 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 OF THE BEAR CANYON V	DELGADO JOSE F & DONNA M CO- TRUSTEES DELGADO RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
47	7512 Tamarron Pl NE Albuquerque, NM 87109	101906224119631916	* 004 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	MULLEN THOMAS ALBERT & LYNDA LEA TRUSTEES MULLEN TRUST	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
48	210 San Pasquale NW Apt E Albuquerque, NM 87104	101305819725220637	* E OF SAN PASQUALE PLACE BEING A DIV OF TR 57 MRGCD MAP #38 CONT 2685 SQ FT	POPP MARIE	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone to R-T.
49	10410 Oso Grande Rd NE Albuquerque, NM 87111	102106130633811729	* 3 3 OSO GRANDE SUBD UNIT #1 CONT 0.101 AC	BERUBE WAYNE PATRICK	CONSISTENCY	SU-1 / PRD	R-T	R-1A	R-1A	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
52	8512 Tierra Morena Pl NE Albuquerque, NM 87122	102006405231921307	LT 14-P1 CORRECTION PLAT OF TIERRA MORENA SUBDIVISIONCONT .1964 AC +/-	DURAN JUANITA C	CONSISTENCY	SU-2 / O-1 & R- T	MX-T	R-1B	R-1B	This property is eligible for a zoning conversion as a voluntary downzone. R-1B is an appropriate zone conversion for this property.
53	8419 Tierra Morena Pl NE Albuquerque, NM 87122	102006401433521316	LT 5-P1 CORRECTION PLAT OF TIERRA MORENA SUBDIVISIONCONT .1215 AC +/-	DURAN JUANITA C	CONSISTENCY	SU-2 / O-1 & R- T	MX-T	R-1B	R-1B	This property is eligible for a zoning conversion as a voluntary downzone. R-1B is an appropriate zone conversion for this property.
56	6216 Rio Hondo Dr NE Albuquerque, NM 87109	101906226719440641	* 012 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	SEIBERT JACK E	CONSISTENCY	R-3	R-MH		R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
57	7416 Cielo Grande NE Albuquerque, NM 87109	101906217030221712	* 12 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	SCROGGINS RICK & BALDWIN CAROLYN KAY	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
58	7412 Cielo Grande NE Albuquerque, NM 87109	101906216430221713	* 13 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	HUDSON JAMES F & SANDRA R	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
59	6640 Casa Loma NE Albuquerque, NM 87109	101906217327421608	* 4 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	REED RAY P & MARY W TRUSTEES REED RVLT	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 2: Voluntary Downzone

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.										
60	7501 Tamarron Pl NE Albuquerque, NM 87109	101906222020140652	* 001 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	LACKEY ALAN W & FAEYLYN WYLDER LACKEY	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
61	6704 Vista del Monte NE Albuquerque, NM 87109	101906218829320121	* 21 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	LEE DAVID HAU TAK & GEORGETTE	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
62	6100 Rio Hondo Dr NE Albuquerque, NM 87109	101906226815140630	* 023 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	STOCKTON J B JR & BROYLES LINDA L TRUSTEES STOCKTON & BROYLES LVT	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
63	7523 Quemado Ct NE Albuquerque, NM 87109	101906223724631006	* 6 6 REPLAT OF THE THIRD PORTION OF TRACT M UNIT 2 BEAR CANYON VILLAGE	SANCHEZ LANCE & MELISSA	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
64	7412 Burlison Dr NE Albuquerque, NM 87109	101906213923430655	*17G 5 A REPLAT OF THE CENTRAL PORTION OF TRACT G BLK 5 BEAR CANYON VILLAGE UNIT	RICKER KARL S	CONSISTENCY	R-2	R-ML	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
65	7436 Burlison Dr NE Albuquerque, NM 87109	101906216423030661	* B 5 A REPL OF LTS 9-G THRU 15-G IN TR G BLK 5 OF UNIT #2 OF BEAR CANYON VILLAGE ADDN CONT 0.1295 AC	SOFILKANICH RICHARD R & JANICE L TRUSTEES SOFILKANICH LVT	CONSISTENCY	R-2	R-ML	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
66	7432 Burlison Dr NE Albuquerque, NM 87109	101906215923130660	* C 5 A REPL OF LTS 9-G THRU 15-G IN TR G BLK 5 OF UNIT #2 OF BEAR CANYON VILLAGE ADDN CONT 0.1062 AC	MCINTYRE DONALD C TRUSTEE MCINTYRE RVT	CONSISTENCY	R-2	R-ML	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
67	6620 Vista del Monte NE Albuquerque, NM 87109	101906219028220119	* 19 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	BATY LINDA S	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
68	6117 Rio Hondo Dr NE Albuquerque, NM 87109	101906226717531910	* 010 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	CLYNE TRAVIS A & BURDETT MARIE VALOIS	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 2: Voluntary Downzone

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
<i>^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.</i>										
70	6128 Quemado Dr NE Albuquerque, NM 87109	101906224318231903	* 016 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	HALEY MICHAEL D & STEVENS DONALD L	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
71	6220 Rio Hondo Dr NE Albuquerque, NM 87109	101906226219840642	* 011 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	SANCHEZ HERMAN JR	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
72	6224 Rio Hondo Dr NE Albuquerque, NM 87109	101906225920140643	* 010 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	GEARY DAVID L TRUSTEE GEARY RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
73	6204 Rio Hondo Dr NE Albuquerque, NM 87109	101906227818440638	* 015 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	DUDLEY TONIMARIE S & JAMES N JR	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
74	6101 Rio Hondo Dr NE Albuquerque, NM 87109	101906225516131906	* 014 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	JOHNSON SHIRLEY A & FRANK L	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
75	6215 Rio Hondo Dr NE Albuquerque, NM 87109	101906225718131912	* 008 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	AMBRIZ MAURICIO A	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
76	6105 Rio Hondo Dr NE Albuquerque, NM 87109	101906225916531907	LT 13 BLK 4 TRACT M UNIT 2 BEAR CANYON VILLAGE ADDNCONT 0.10 AC	RUSSO GENEVIEVE	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
77	7500 Tamarron Pl NE Albuquerque, NM 87109	101906222918931901	* 001 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	RENEGAR MARY DELLORA	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
78	7517 Tamarron Pl NE Albuquerque, NM 87109	101906223721140648	* 005 003A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	KEARNY MAY E C/O STEPHANIE KEARNY	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
79	6120 Quemado Dr NE Albuquerque, NM 87109	101906224916931905	* 018 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	ROTHBERG RIHA	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 2: Voluntary Downzone

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.										
80	7526 Quemado Ct NE Albuquerque, NM 87109	101906222622831014	* 5-A 5 A REPL OF LOTS 5 & 6 BLK 5 IN A REPL OF THE THIRD PORT OF TR "M" OF UNIT # BEAR CANYON VILLAGE ADD'N	BRUSKAS JAMES L & MARY E	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
81	6635 Casa Loma NE Albuquerque, NM 87109	101906216929221709	* 9 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	ROMERO LEONARDO R JR	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
82	7531 Quemado Ct NE Albuquerque, NM 87109	101906224223231008	* 8 6 REPLAT OF THE THIRD PORTION OF TRACT M UNIT 2 BEAR CANYON VILLAGE	MATTHES SUZANNE V TRUSTEE MATTHES RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
83	6420 Truchas Dr NE Albuquerque, NM 87109	101906212823330627	LOT 18G PLAT OF LTS 18G, 19G, 20G & 21G BLK 5 BEAR CANYON VILLAGE UNIT 2 REPL OF TR G CONT 3,815 SQ FT M/L	AMBROGI BONNIE JEAN	CONSISTENCY	R-2	R-ML	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
84	7428 Marilyn NE Albuquerque, NM 87109	101906216825320108	* 8 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	SCHOOLEY WILLIAM M & MELISSA L	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
85	7432 Marilyn NE Albuquerque, NM 87109	101906217325220109	* 9 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	EVANS BONNIE DEAN LVT	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
89	7416 Marilyn Ave NE Albuquerque, NM 87109	101906215325620105	* 5 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	MOORS RICHARD E & CHRISTINE E	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
90	7427 Marilyn Ave NE Albuquerque, NM 87109	101906217026321604	* 8 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	DUNNING STEVEN H & ALICE HOLLY SPEAGLE CO TRUSTEES OF THE STEVEN H DUNNING ETAL	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
91	7433 Marilyn Ave NE Albuquerque, NM 87109	101906217526321605	* 7 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	NARVAEZ GILBERT & CELMIRA	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 2: Voluntary Downzone

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.										
92	7424 Marilyn Ave NE Albuquerque, NM 87109	101906216325420107	* 7 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	SILVA NARSISO S TRUSTEE SILVA RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
93	6612 Vista del Monte NE Albuquerque, NM 87109	101906219227220117	* 17 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	TARIN ELIZABETH S	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
94	6608 Vista del Monte NE Albuquerque, NM 87109	101906219326720116	* 16 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	BACA ESTHER C	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
95	6604 Vista del Monte NE Albuquerque, NM 87109	101906219526320115	* 15 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	EVERETT CHARLES W	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
96	6700 Vista del Monte NE Albuquerque, NM 87109	101906218928720120	* 20 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	KLEINER MARK L	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
97	6631 Casa Loma NE Albuquerque, NM 87109	101906216429321708	* 8 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	ROSS BINNIE LYNN RVT	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
98	6636 Casa Loma NE Albuquerque, NM 87109	101906216827421609	* 3 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	HALL LINDSEY	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
99*	6627 Casa Loma NE Albuquerque, NM 87109	101906215829321707	* 7 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	SYLVESTER CHARLES & ERMA TRUSTEES SYLVESTER RVT	CONSISTENCY	R-3	R-T, R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone and because there is a floating zone line across the property. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
100	6628 Casa Loma NE Albuquerque, NM 87109	101906215727521611	* 1 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	PADILLA STEVEN	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 2: Voluntary Downzone

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development		Requested Zone	Recom-mended Zone	Staff Notes	
					Area	Pre-IDO Zone				
<i>^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.</i>										
101*	7408 Cielo Grande NE Albuquerque, NM 87109	101906216030321714	* 14 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	GORDON CAROLYN	CONSISTENCY	R-3	R-T, R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone and because there is a floating zone line across the property. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
102	6432 Truchas NE Albuquerque, NM 87109	101906213124330672	LOT 21G PLAT OF LTS 18G, 19G, 20G & 21G BLK 5 BEAR CANYON VILLAGE UNIT 2 REPL OF TR G CONT 4,888 SQ FT M/L	UNDERWOOD BRENDA G	CONSISTENCY	R-2	R-ML	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
110	7423 Cielo Grande NE Albuquerque, NM 87109	101906218630920124	* 24 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	IVENER BRIAN & BONNIE TRUSTEES IVENER TRUST	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
111	7417 Cielo Grande NE Albuquerque, NM 87109	101906217531020126	* 25 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	ROBERTSON FRANCES JEANNE TRUSTEE ROBERTSON LVT	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
112	7509 Tamarron PI NE Albuquerque, NM 87109	101906222920740650	* 003 003 A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT# 2 BEAR CANYON VILLAGE	ROGERS MICHAEL F & ELISE T	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
113	7504 Tamarron PI NE Albuquerque, NM 87109	101906223319131918	* 002 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	ROVETO MELISSA A	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
116	7420 Marilyn Ave NE Albuquerque, NM 87109	101906215825520106	* 6 1 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	DEHERRERA LENA A	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
117	7509 Quemado Ct NE Albuquerque, NM 87109	101906222224331003	* 3 6 REPLAT OF THE THIRD PORTION OF TRACT M OF UNIT 2 BEARCANYON VILLAGE	RODRIGUEZ ANGEL E & ROBERTA J	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
118	7452 Burlison Dr NE Albuquerque, NM 87109	101906218022930665	*07G 5 REPLAT OF THE CENTRAL PORTION OF TRACT G BLK 5 BEAR CANYON VILLAGE UNIT 2	ERAS SHARON GOODRICH	CONSISTENCY	R-2	R-ML	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
119	6200 Quemado Dr NE Albuquerque, NM 87109	101906223518131902	* 015 004A REPLAT OF THE SECOND PORTION OF TRACT M OF UNIT # 2 BEAR CANYON VILLAGE	POTTS RADA LYNN	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 2: Voluntary Downzone

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
<i>^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.</i>										
120	7415 Marilyn Ave NE Albuquerque, NM 87109	101906215426521601	* 11 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	VALDEZ DALE & NORMA H	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
127	7023 Calle Almeria NE Albuquerque, NM 87113	101606246149510951	LOT 34 P1 PLAT OF BERNADO DEL NORTE SUBDIVISIONA REPLAT OF TRACT J VISTA DEL NORTE CONT .1117 AC	SCHWARZ MARIAN R & CEPEDA LIDIA	CONSISTENCY	R-T	R-T	R-1	R-1A	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
133	5200 Edwards Dr NE Albuquerque, NM 87111	102106142335610216	LT 7A BLK 6 PLAT OF LTS 97A-104A BLK 4 LTS 1A-7A BLK 5 LTS 1A-10A BLK 6 OSO GRANDE SUBD UNIT 3 CONT 5,400 SQ FT M/L	WHELAND JAMIE MARIE & GEBEL CHRIS	CONSISTENCY	SU-1 / PRD	R-T	R-1	R-1A	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
134	10416 Oso Grande NE Albuquerque, NM 87111	102106131033811728	* 4 3 OSO GRANDE SUBD UNIT #1 CONT 0.101 AC	OLIVER NORMA A	CONSISTENCY	SU-1 / PRD	R-T	R-1	R-1A	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
135	6301 Orfeo Trail NW Albuquerque, NM 87114	101006516102531906	LT 104 PLAT OF VITTORIA SUBDIVISION AT VENTANA RANCHA REPLAT OF TRACT J VENTANA RANCH CONT .1439 AC	BEVINS LAUREL L & ROGER D	CONSISTENCY	R-2	R-ML	R-1A	R-1A	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size and have detached single-family dwellings, R-1A is an appropriate zone conversion.
141	4924 Purcell Dr NE Albuquerque, NM 87111	102106138426710819	LT 40-A BLK 12 (REPLAT OF LOTS 34 THRU 47 BLK 12) OSO GRANDE SUBN UNIT 7 CONT 5,205 SF M/L	MCGULGAN JANE LINCOLN & ROSS JOHN THEODORE	CONSISTENCY	SU-1 / PRD	R-T	R-1A	R-1A	This property is eligible for a zoning conversion as a voluntary downzone. Because the majority of properties in this neighborhood match the R-1A lot size, and many of the houses are built on the lot line, which is only allowed in the R-1A "flavor" of R-1, R-1A is an appropriate zone conversion.
143	6632 Casa Loma NE Albuquerque, NM 87109	101906216227521610	* 2 2 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	OBOROTOVA MARINA A	CONSISTENCY	R-3	R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 3: Floating Zone Line

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
<p align="center">^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.</p>										
PROPERTIES IN AREA OF CONSISTENCY										
10^	804 Iron Ave. SW Albuquerque, NM 87102	101305751526643408	* 003 057RAYNOLDS & L4	GARRY MARK C/O 804 IRON LLC	CONSISTENCY	SU-2 / SU-1 MORTUARY	R-1A, MX-M	MX-M	MX-T	A conversion to MX-T would fix the floating zone line on the Bernalillo County Assessor's parcel. MX-T is a transitional zone between MX-M (east) and R-1 (west) and allows the existing uses on the site.
19	2420 Broadway Blvd. NE Albuquerque, NM 87102	101505900236831112	THE S/2 OF LT 1 BLK 3 & THE W 25 FT POR OF VACATED ALAMEDA LATERAL LYING E OF & ADJ TO S/2 LT 1 BLK 3 FRANCISCAN ACRES REPL CONT 26,849 SQ FT M/L	MITCHELL JERRY V R	CONSISTENCY	SU-2 / R-1	R-1B, MX-T	MX-T	MX-T	A conversion to MX-T would fix the floating zone line on the Bernalillo County Assessor's parcel. MX-T is a transitional zone between MX-M (north) and R-1 (south).
99^	6627 Casa Loma NE Albuquerque, NM 87109	101906215829321707	* 7 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	SYLVESTER CHARLES & ERMA TRUSTEES SYLVESTER RVT	CONSISTENCY	R-3	R-T, R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone and because there is a floating zone line across the property. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.
101^	7408 Cielo Grande NE Albuquerque, NM 87109	101906216030321714	* 14 3 REPL OF TRS H & J UNIT 2 BEAR CANYON VILLAGE	GORDON CAROLYN	CONSISTENCY	R-3	R-T, R-MH	R-T	R-T	This property is eligible for a zoning conversion as a voluntary downzone and because there is a floating zone line across the property. R-T is an appropriate zoning conversion because this area has a mix of attached and detached dwellings.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 4: Prior Special Use Zoning

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
<p align="center">^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.</p>										
PROPERTIES IN AREA OF CHANGE										
1	6400 Wyoming NE Albuquerque, NM 87109	101906247413440137	TRACT 4 PLAT OF TRS 1, 2, 3 & 4 ALBUQUERQUE ACADEMY CAMPUS CONT 24.1244 AC M/L	ALBUQUERQUE ACADEMY	CHANGE	SU-1 / PRD	MX-L	MX-M	MX-M	This property was zoned SU-1 for PRD and is undeveloped, so Criterion 4 applies. 1 adjacent corner is MX-M, and another is in the zoning conversion process to become MX-M, and the 3 adjacent corners are within an Activity Center. The site is also not adjacent to any low-density residential zones or land uses. MX-M is an appropriate zone conversion for this site.
5	308 Kathryn SE Albuquerque, NM 87102	101405633125542064	TR 419A1 MRGCD MAP 41	GONZALES RYAN	CHANGE	SU-2 / NCR	MX-L	R-1A	MX-T	This property is undeveloped and was SU-2 prior to the adoption of the IDO, so Criterion #4 applies. MX-T is an appropriate zone conversion for this parcel, as a transition between the MX-L to the east and the R-1 to the west.
13	7226 Central Ave. SW Albuquerque, NM 87121	101005732815040514; 101005730614640512; 101005734815440516	TR 55 UNIT 6 ATR GRT CONT 5 AC; TRACT 54 UNIT 6 ATRISCO GRANT & ALL VACATED STINSON SW ADJACENT; TR I PLAT OF TRS A THRU I COORS PLAZA (BEING A REPLAT OF TRS56, 57, 58 & 90 PORTIONS OF TRS 59 & 60 TR B TOWN OF ATRISCO GRANT UNIT NO 6 & A POR OF AIRPORT DRIVE SW) CONT 3.9513 AC	LOCK WILLIAM J TRUSTEE W KATHLEEN WILSON RVT & TRUSTEE DIXON FAMILY TRUST	CHANGE	SU-1 / PDA	NR-C	MX-H	MX-M	The West Route 66 SDP allowed C-2, O-1, and R-2 uses for this site, with 30% of the site required to be developed with office or residential uses. The nearby parcels along Central Ave. are MX-M, so MX-M would be an appropriate conversion for this site.
39	3421 Coors Blvd NW Albuquerque, NM 87120	101106019520231002	TR A-36-A (REPL OF TR A-36) TOWN OF ATRISCO GRANT NORTHEASTUNIT CONT 4.0394 AC M/L	MORTAJI MICHAEL H & BAGHAE-POUR PARASTO	CHANGE	SU-1 / USES PERMISSIVE & CONDITIONAL IN O-1 AND INDOOR AND OUTDOOR STORAGE	MX-T	NR-C	NR-C	There was recently a zone map amendment approved on this property to SU-1/O-1 for indoor & outdoor storage. The site plan associated with the SU-1 zoning shows exterior-access self-storage, which is first allowed in NR-C. The property to the north is also in this process to convert to NR-C.
PROPERTIES IN AREA OF CONSISTENCY										
3^	VENTURA AND CARMEL AVE. Albuquerque, NM 87122	102006427312040301	* 032 018NORTH ALBUQ ACRES UN3 TR3	RIO GRANDE REALTY & INVESTMENTS LLC	CONSISTENCY	R-D / 5 DU/A	PD	R-1C	R-1C	Land is undeveloped and was previously R-D, so Criterion 4 applies. The lot is less than 2 acres, which is less than the size threshold for PD, so Criterion 5 also applies.
40	9651 Irving Blvd NW Albuquerque, NM 87114	101306530811840440	TRACT C PLAT OF TRACTS A, B & C COTTONWOOD POINTE BEINGA REPLAT OF TRACTS E, F & G ADOBE WELLS SUBDIVISIONCONT 6.7675 AC	EAGLE VISTA LLC ATTN: BRAD B ALLEN	CONSISTENCY	SU-1 / IP C-2 R- 2 USES	NR-BP	MX-M	MX-M	The former zoning on this undeveloped site was SU-1 for IP C-2 R-2 uses, so this property had mixed-use entitlements prior to adoption of the IDO. MX-M is an appropriate zone conversion. Note that there is an existing Site Plan that governs development on this site and the other tracts zoned NR-BP to the north.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 4: Prior Special Use Zoning

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
<p>^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.</p>										
114^	9201, 9209, 9213, 9212, 9204, 9200 Desert Ridge Pointe Ct NE (Desert Ridge Point Subdivision) Albuquerque, NM 87122	101906526607040203; 101906527307040204; 101906528007040205; 101906527205940201; 101906528105940208; 101906528905940207	LT 3 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .1968 AC; LT 4 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .1937 AC; LT 5 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .1937 AC; LT 1 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .2517 AC; LT 8 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .2518 AC; LT 7 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .1671 AC	ABQ DEVELOPMENT LLC	CONSISTENCY	R-D / 7 DU/A	PD	R-T	R-1B	This property is undeveloped and was previously R-D, so Criterion 4 applies. The 6 combined parcels equal less than 2 acres, which is less than the size threshold for PD, so Criterion 5 also applies. R-1B is an appropriate zone conversion given the previous entitlements of 7 DU/acre.
115	Wilderness Canyon at High Desert Albuquerque, NM 87111	102306148226710518; 102306148525910517; 102306149025610516; 102306149525310515; 102306150225010514; 102306150724410513; 102306151023410511; 102306151022810510; 102306150822110509; 102306149722610508; 102306149022910507; 102306148323210506; 102306147523410505; 102306147624110504; 102306147524710503; 102306147325310502; 102306147125910501; 102306147925110603; 102306148824310601; 102306149723810602	LOTS 1-19 P-1 PLAT OF WILDERNESS CANON AT HIGH DESERT (TRACT A-1OF WILDERNESS CANON AT HIGH DESERT); TR A PLAT OF WILDERNESS CANON AT HIGH DESERT (TRACT A-1OF WILDERNESS CANON AT HIGH DESERT) CONT .6321 AC	ABQ DEVELOPMENT LLC	CONSISTENCY	SU-2 / HD/R-R	PD	R-T	R-T	This area is undeveloped and was previously zoned SU-2/R-R in the High Desert SDP, so Criterion 4 applies. The SU-2/R-R zone allowed a mix of low density residential and small-scale multi-family development. R-T is an appropriate zone conversion given the previous entitlements and the fact that the area has already been subdivided in a single-family or townhouse pattern.
125^	Western Trail between Unser and Atrisco Albuquerque, NM 87120	101006150616140712	TR C BULK PLAT FOR TRACTS A, B, C & D LAVA TRAILSSUBDIVISION CONT .8246 AC	CITY OF ALBUQUERQUE	CONSISTENCY	SU-1 / FOR RESIDENTIAL	PD	MX-L	MX-L	This property was previously zoned SU-1 and is undeveloped, so Criterion #4 applies. It is also PD less than 2 acres, so Criterion #5 applies as well. A conversion to MX-L would be consistent with the properties to the west. The property immediately abutting to the west is also owned by CABQ Transit, so a conversion to MX-L would make the zoning for the entire premises consistent.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 4: Prior Special Use Zoning

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
<p align="center">^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.</p>										
126^	9000 Sunset Gardens SW Albuquerque, NM 87121	100905629141820312	LT E PORT OF TR 40 UNIT 2 TOWN OF ATRISCO GRANTCONT 1.4800 AC	RIOS BENEDICTO JR & RIOS GABRIEL	CONSISTENCY	R-D / R-1	PD	MX-L	MX-T	This property is undeveloped and was previously zoned R-D, so Criterion #4 applies. It is also PD less than 2 acres, so Criterion #5 applies as well. The property is at a corner adjacent to NR-BP, where some non-residential development may be appropriate, but is abutting R-1 zoned land, so MX-T is an appropriate zone conversion to allow for transitional development.
138	Tennyson St NE Albuquerque, NM 87122	102206249148210202; All/portion of 102206249148210201	TR N-3-A BULK LAND PLAT TRS N-3-A & N-7-A TANOAN PROPERTIES (BEING A REPL OF TRS N-3, N-4 & N-7 REVISION PLAT OF TANOAN PROPERTIES) CONT 13.8323 AC; TR N-2 (EXC PORT OUT TO R/W) OF TANOAN PROPERTIES CONT 1.9840 AC M/L OR 86,423 SQ FT M/L	AMERICUS LLC	CONSISTENCY	R-D / 24 DU/A MAX NOT TO EXCEED 321 UNITS	PD	R-MH	R-MH	This undeveloped property was previously zoned R-D, so Criterion #4 applies. R-MH is an appropriate zoning conversion given the surrounding context.
139	Tennyson St NE Albuquerque, NM 87122	102306201035120302	TRACT 18 PLAT OF HIGH DESERT CONT 4.6794 AC M/L OR 203,835 SQ FT M/L	AMERICUS LLC	CONSISTENCY	R-D	PD	MX-L	MX-L	This undeveloped property was previously zoned R-D, so Criterion #4 applies. The property abuts Tramway Blvd and Academy Rd, as well as an MX-L zone district to the west, so MX-L is an appropriate zone conversion.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 5: Size Thresholds

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
<p>^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.</p>										
PROPERTIES IN AREA OF CHANGE										
142	4400 Paseo del Norte NE Albuquerque, NM 87113	101706304049120145 CA	TR OF LAND WITHIN N/2 NW/4 NW/4 NW/4 SEC 23 T11N R3E EXC NLY	PUBLIC SERVICE CO OF NM	CHANGE	IP	NR-BP	NR-GM	NR-GM	This parcel is less than 20 acres and in the NR-BP zone district without a Master Development Plan, so Criterion #5 applies. This lot is part of a premises with the lot to the south, which is proposed to convert to NR-GM due to the nonconforming use on that lot, so NR-GM is an appropriate zone conversion.
PROPERTIES IN AREA OF CONSISTENCY										
3^	VENTURA AND CARMEL AVE. Albuquerque, NM 87122	102006427312040301	* 032 018NORTH ALBUQ ACRES UN3 TR3	RIO GRANDE REALTY & INVESTMENTS LLC	CONSISTENCY	R-D / 5 DU/A	PD	R-1C	R-1C	Land is undeveloped and was previously R-D, so Criterion 4 applies. The lot is less than 2 acres, which is less than the size threshold for PD, so Criterion 5 also applies.
114^	9201, 9209, 9213, 9212, 9204, 9200 Desert Ridge Pointe Ct NE (Desert Ridge Point Subdivision) Albuquerque, NM 87122	101906526607040203; 101906527307040204; 101906528007040205; 101906527205940201; 101906528105940208; 101906528905940207	LT 3 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .1968 AC; LT 4 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .1937 AC; LT 5 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .1937 AC; LT 1 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .2517 AC; LT 8 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .2518 AC; LT 7 PLAT FOR DESERT RIDGE POINTE SUBDIVISION CONT .1671 AC	ABQ DEVELOPMENT LLC	CONSISTENCY	R-D / 7 DU/A	PD	R-T	R-1B	This property is undeveloped and was previously R-D, so Criterion 4 applies. The 6 combined parcels equal less than 2 acres, which is less than the size threshold for PD, so Criterion 5 also applies. R-1B is an appropriate zone conversion given the previous entitlements of 7 DU/acre.
125^	Western Trail between Unser and Atrisco Albuquerque, NM 87120	101006150616140712	TR C BULK PLAT FOR TRACTS A, B, C & D LAVA TRAILSSUBDIVISION CONT .8246 AC	CITY OF ALBUQUERQUE	CONSISTENCY	SU-1 / FOR RESIDENTIAL	PD	MX-L	MX-L	This property was previously zoned SU-1 and is undeveloped, so Criterion #4 applies. It is also PD less than 2 acres, so Criterion #5 applies as well. A conversion to MX-L would be consistent with the properties to the west. The property immediately abutting to the west is also owned by CABQ Transit, so a conversion to MX-L would make the zoning for the entire premises consistent.
126^	9000 Sunset Gardens SW Albuquerque, NM 87121	100905629141820312	LT E PORT OF TR 40 UNIT 2 TOWN OF ATRISCO GRANTCONT 1.4800 AC	RIOS BENEDICTO JR & RIOS GABRIEL	CONSISTENCY	R-D / R-1	PD	MX-L	MX-T	This property is undeveloped and was previously zoned R-D, so Criterion #4 applies. It is also PD less than 2 acres, so Criterion #5 applies as well. The property is at a corner adjacent to NR-BP, where some non-residential development may be appropriate, but is abutting R-1 zoned land, so MX-T is an appropriate zone conversion to allow for transitional development.
128	5809 Anaheim Ave NE Albuquerque, NM 87199	101806417916730806	*10 2 WEST VUMOOD SUBD REPLAT OF LTS 11 12 21 22 & W 52FT OF LTS 13 & 20 BLK 15	JOHNSON WILLIAM H & M KAY TRUSTEE JOHNSON TRUST	CONSISTENCY	SU-2 / SU-1 MH SUBD OR SU-2 C	PD	MX-T	R-MC	This lot is zoned PD and is less than the 2 acre size threshold for PD, so this property qualifies for the zoning conversion under Criterion #5. The existing use on this property (mobile home) is only allowed in the R-MC zone district, so R-MC is the only appropriate zoning conversion for this property.

RULES FOR ZONING CONVERSION - BATCH 1 PROPERTIES

Criteria 5: Size Thresholds

Form ID^	Property Address	UPC	Legal Description	Owner Name	Development Area	Pre-IDO Zone	IDO Zone	Requested Zone	Recommended Zone	Staff Notes
^ indicates that this property also qualifies under another zone conversion criteria. This application includes a spreadsheet of Batch 1 properties organized by Form ID, which can be referenced to find the other zoning conversion criteria that applies to this property.										
129	6228 Caramel Dr NE Albuquerque, NM 87113	101806424317131130	* A 002VUE-MOR ADDN COMP PORTION LT 14 & 15 & 18 BLK 15 TR A UNIT B NORTH ALBUQUE	JOHNSON WILLIAM H & MARY KAY TRUSTEE JOHNSON TRUST	CONSISTENCY	SU-2 / SU-1 MH SUBD OR SU-2 NC	PD	MX-T	R-MC	This lot is zoned PD and is less than the 2 acre size threshold for PD, so this property qualifies for the zoning conversion under Criterion #5. The existing use on this property (mobile home) is only allowed in the R-MC zone district, so R-MC is the only appropriate zoning conversion for this property.
130	5815 Anaheim Ave NE Albuquerque, NM 87113	101806418516730807	*9 2 WEST VUMOOD SUBD REPLAT OF LTS 11 12 21 22 & W52 FT OFLTS 13 & 20 BLK 15	JOHNSON M KAY & WILLIAM H TRUSTEE JOHNSON TRUST	CONSISTENCY	SU-2 / SU-1 MH SUBD OR SU-2 C	PD	MX-T	R-MC	This lot is zoned PD and is less than the 2 acre size threshold for PD, so this property qualifies for the zoning conversion under Criterion #5. The existing use on this property (mobile home) is only allowed in the R-MC zone district, so R-MC is the only appropriate zoning conversion for this property.

OUTREACH & ADVERTISING



PUBLISHED BY THE CITY OF ALBUQUERQUE OFFICE OF NEIGHBORHOOD COORDINATION

NEIGHBORHOOD NEWS

NOVEMBER 2018



“

“To be a good neighbor is one of life’s richest joys.”

– THE DAILY QUIPPLE”

THANKFUL IN NOVEMBER!



FOLLOW-UP ZONE CONVERSIONS

Thank you to the Wells Park Neighborhood Association and Bear Canyon Neighborhood Association for fantastic efforts to help property owners in their areas understand and take advantage of the free process to convert Integrated Development Ordinance (IDO) zones to better match existing land uses on their properties.

You can find out about the voluntary zone conversion process by going to the project website and downloading information brochures and forms for property owners in English and Spanish at: www.abc-zone.com/post-ido-voluntary-zone-conversion-process

Planning staff will submit the first batch of zone conversions into the City's review and approval process at the end of November. It takes time for staff to analyze each property owner form to confirm eligibility, so submit your form soon to be included in the first batch that will be submitted to the City's review and approval process in May 2019.

Mail: CABQ Planning Department, UDD/Long Range,
PO Box 1293, Albuquerque, NM 87103
E-mail: abctoz@cabq.gov

In person: Plaza del Sol, 600 2nd St. NW, ground floor
at the Development Review Services counter

If you would like help designing a flyer tailored to your neighborhood, or have staff come to one of your Neighborhood Association meetings to explain the process and help property owners fill out the form to opt in, call 505-924-3960 and ask for the ABC-Z team. The team also takes appointments and walk-ins on Friday afternoons from 2-4 p.m.

DO I NEED A ZONE CONVERSION?



Does your property fall under one of these categories?

NONCONFORMING USE:

IS YOUR USE NOT ALLOWED IN YOUR ZONE?

VOLUNTARY DOWNZONE:

DO YOU WANT A LESS-INTENSE ZONE CATEGORY?

FORMER SU OR R-D ZONE:

DO YOU HAVE AN UNDEVELOPED PROPERTY THAT USED TO BE ZONED SU-1, SU-2, SU-3, OR R-D?

FLOATING ZONE LINE:

DOES YOUR PROPERTY HAVE MORE THAN 1 ZONE?

SIZE THRESHOLDS FOR PD OR NR-BP :

IS YOUR PROPERTY ZONED PD AND LESS THAN 2 ACRES OR GREATER THAN 20 ACRES? OR ZONED NR-BP AND LESS THAN 20 ACRES?

WHAT DO I DO NOW?

If you answered yes to any of these questions, you may be eligible for a free zoning conversion.

Get more information or opt in now at TINYURL.COM/IDOZONECONVERSION



KNOW YOUR ZONE!

Did you know that your zoning changed when the Integrated Development Ordinance (IDO) went into effect on May 17, 2018? You're not alone! All zoning in the City of Albuquerque changed.

Visit this website to look up your zone:
<https://tinyurl.com/IDOzonelookup>

KNOW YOUR ZONE

LOOK-UP



Go to tinyurl.com/zonelookup.

This is the website developed by the CABQ Planning Department to help you find your zone.

SEARCH



Type your address in the search bar and hit enter.

Be sure to include your quadrant (NE, SE, NW, SW).

DISCOVER



Click on your property to see your zone.

You will see a combination of letters or numbers separated by a dash (R-IB or MX-H).

KNOW



Your zone will be described in the in the summary table.

The IDO has 19 zones in 3 categories: Residential, Mixed-use, and Non-residential.

Now you know your zone!

Keep in mind, you may be eligible for a free zone conversion. Learn more at tinyurl.com/zoneconversion.



To find out how the Zone Conversion process works, visit:
abc-zone.com/faq/how-can-my-neighborhood-association-help-support-follow-zone-conversion-process

NEEDLE PICKUP WORKSHOP UNITES NEIGHBORS



A clear Saturday morning on October 20 found members of the Bel Air Neighborhood Association and the North Eastern Association of Residents (NEAR) learning how to pick up needles and syringes at Bel-Air Park. Fortified with coffee and doughnuts, these residents (shown at left) worked with Francelli Lugo and Kaitlin Greenberg of the City's Environmental Health Department, learning how to safely pick up and dispose of the needles that had become a safety and health hazard at the park.

NEAR is offering training to other groups on safe needle pickup. E-mail: flops2@juno.com or jomartin87112@zoho.com to learn more.



NEIGHBORHOOD NEWS

OCTOBER 2018



NEWS



“

“A good neighbor is a priceless treasure.”

– CHINESE PROVERB

”

FALL INTO AUTUMN IN ALBUQUERQUE!



FOLLOW-UP ZONE CONVERSIONS

The City of Albuquerque is offering a free, one-year process for property owners to convert their IDO zoning to address five issues that the initial zoning conversion did not fix. See the project webpage for explanations of each issue, including how to look up whether it might apply to your property, and for downloadable information brochures for property owners in English and Spanish: <https://abc-zone.com/post-ido-voluntary-zone-conversion-process>

Zoning will only be converted on eligible properties where the property owner has opted in via the necessary steps. If you think property owners in your area might be interested in this process, your Neighborhood or Homeowner Association can help by spreading the word about this opportunity and helping property owners complete the necessary steps!

If you would like to make an appointment with planning staff or if you would like to request that Planning staff attend an upcoming event in your area, please call 505-924-3860 and ask to speak with a member of the ABC-Z Team or email your request to: abctoz@cabq.gov. Planning staff also takes walk-ins on Friday afternoons from 2-4 p.m.

DO I NEED A ZONE CONVERSION?



Does your property fall under one of these categories?

NONCONFORMING USE:

IS YOUR USE NOT ALLOWED IN YOUR ZONE?

VOLUNTARY DOWNZONE:

DO YOU WANT A LESS-INTENSE ZONE CATEGORY?

FORMER SU OR R-D ZONE:

DO YOU HAVE AN UNDEVELOPED PROPERTY THAT USED TO BE ZONED SU-1, SU-2, SU-3, OR R-D?

FLOATING ZONE LINE:

DOES YOUR PROPERTY HAVE MORE THAN 1 ZONE?

SIZE THRESHOLDS FOR PD OR NR-BP :

IS YOUR PROPERTY ZONED PD AND LESS THAN 2 ACRES OR GREATER THAN 20 ACRES? OR ZONED NR-BP AND LESS THAN 20 ACRES?

WHAT DO I DO NOW?

If you answered yes to any of these questions, you may be eligible for a free zoning conversion.

Get more information or opt in now at [TINYURL.COM/IDOZONECONVERSION](https://tinyurl.com/idozoneconversion)



KNOW YOUR ZONE!

Did you know that your zoning changed when the Integrated Development Ordinance (IDO) went into effect on May 17, 2018? You're not alone! All zoning in the City of Albuquerque changed.

Visit this website to look up your zone:
<https://tinyurl.com/IDOzonelookup>

KNOW YOUR ZONE

LOOK-UP

Go to tinyurl.com/zonelookup.
This is the website developed by the CABQ Planning Department to help you find your zone.

SEARCH

Type your address in the search bar and hit enter.
Be sure to include your quadrant (NE, SE, NW, SW).

DISCOVER

Click on your property to see your zone.
You will see a combination of letters or numbers separated by a dash (R-IB or MX-H).

KNOW

Your zone will be described in the in the summary table.
The IDO has 19 zones in 3 categories: Residential, Mixed-use, and Non-residential.

Now you know your zone!

Keep in mind, you may be eligible for a free zone conversion.
Learn more at tinyurl.com/zoneconversion.

ONE ALBUQUERQUE planning

To find out how the Zone Conversion process works, visit:
abc-zone.com/faq/how-can-my-neighborhood-association-help-support-follow-zone-conversion-process

OUTREACH ESSENTIAL FOR SOUTHEAST AREA COMMAND

Community outreach, including "Coffee With A Cop," is the most essential tool in working with residents, businesses and neighborhoods in the Southeast Area Command, and the impact is direct for many residents.

"Recently, a resident researched statutes regarding temporary tags on vehicles, which is has been a safety issue for officers," said Laura Kuehn, Crime Prevention Specialist. "This gentleman put together a packet of information, including statutes in other states and current legislation here in New Mexico, and presented it to our officers so they could, in turn, make a case to our chain of command. That's a direct result



of him meeting our officers at Coffee With a Cop, so we really find this outreach beneficial and encourage residents to participate."

Pictured from left: Lt. John Gonzales, Officer Marcia Benavides, Officer Chris Small, Sgt. Larry Middleton and CPS Laura Kuehn.



NEIGHBORHOOD NEWS

AUGUST 2018



NEWS



“ONE ALBUQUERQUE” CHALLENGE HIGHLIGHTS VOLUNTEERISM

Have you joined in the “One Albuquerque” Challenge yet? This citywide service challenge will celebrate organizations that are working to make a difference in their communities and across the city and encourage everyone to get involved.

The aim is to excite and inspire volunteers of all ages and raise awareness about organizations doing amazing work, and in need of volunteers and resources, year-round. This year’s challenge theme is Connecting Youth and Elders, and there are many ways to get involved!

You can:

- Coordinate a service project for friends and family
- Coordinate a service project for the broader community
- Sign-up to volunteer for an existing project
- Engage from home
- Challenge your friends, family and coworkers to get involved
- Tell everyone how you are rising to the challenge using #ThisIsABQ
- Donate directly to an organization working to connect youth and elders

continued on page 3

Do you have unused paint, antifreeze, old cleaning supplies or other similar household items lying around or taking up space in your garage or back yard? Why not get rid of them on Saturday, August 18?

That's when the City's Solid Waste Management Department, Department of Municipal Development Engineering Division, Bernalillo County, and Advanced Chemical Transport will jointly host and sponsor a free Household Hazardous Waste Collection Event.

Residents of Albuquerque and Bernalillo County are encouraged to bring their household hazardous waste items on this drop-off day. Examples of household hazardous waste include items that can burn easily (flammable), corrode or irritate the skin (corrosive), or poison humans and animals (toxic.) For more information, call 311 or visit: www.cabq.gov/solidwaste

Below are items that will be accepted and items that will not be accepted at this event. •

ACCEPTED ITEMS

Paint
Automotive Oil and Gasoline
Antifreeze
Cleaning Supplies
Finishes and Stains
Aerosols, Pesticides and Herbicides
Poisons
Corrosives/Photo Graphics
Batteries
Fertilizers and Pool Chemicals
Fluorescent Light Bulbs
Mercury

ITEMS NOT ACCEPTED

Cylinders
Fire Extinguishers
Appliances (Stoves, Refrigerators, etc.)
Metals and Paper
Medical Waste and Needles
Medications
Computers
TVs/Stereos/Electronics
Asbestos
Ammunition/Gunpowder/Explosives
Radioactive Materials
Smoke Detectors

FREE ZONING Conversions

Long Range staff in the Planning Department should have forms available soon for property owners to opt in to the process for zoning conversions during the one-year window following the adoption of the Integrated Development Ordinance (IDO). You can find forms and learn more about the process at:

www.abc-zone.com/post-ido-voluntary-zone-conversion-process •



NEIGHBORHOOD NEWS

JULY 2018



NEWS



TECHNOLOGY PAIRS SENIORS AND TEENS

We've all been there. A new smartphone, some new apps, a new e-mail address, or a new computer we're trying to figure out, and if we can't, we call our kid and have them help us. The current generation of high school and middle school students have grown up with technology in a way no previous generations ever have. And bringing their knowledge and expertise to the table to help senior citizens learn to use technology is the basis for Trish Lopez's innovative program, [Teeniors](#).

"We give teens a chance to show their natural patience and compassion, and we give seniors the opportunity to connect in a way many of them never have."

– TRISH LOPEZ

event three years ago. "My son sat down with her and, slowly and calmly, showed her how to take

photos, text, adjust privacy settings and much more. It planted the idea for pairing teens with seniors to give both groups a chance to interact and appreciate each other's knowledge."

Teeniors connects tech-savvy youth with seniors who want to use technology to enhance their lives. The teens provide one-on-one tutoring and coaching for any type of cell or smart phone, SmartTVs, laptop

or desktop computer, printers, navigating the

"My own mother had trouble figuring out her smartphone," said Lopez, pictured above third from right, who developed Teeniors as part of a start-up

continued on page 3

When you ask the staff at the Northeast Area Command what their top priority is after protecting the public, you would hear the term “community outreach” from everyone.

“Reaching out to our community is the key element to us being successful,” said Area Commander Joseph Burke. “When we work closely with students, parents, senior citizens, everyone in our area, it enhances community policing because everyone is invested.”

A significant aspect of community policing is having officers who actively go into the community and address issues presented by stakeholders in the Area Command. Whether it is individual residents, schools, apartment complexes, neighborhood associations or business coalitions, the officers work closely to help address problems and empower these people and groups to also take part in community policing.

“Prevention and education are essential tools in community policing and engaging with the public, followed by enforcement, which necessarily is the last aspect of what we do to keep our community safe,” said Commander Burke. “What we are working toward is showing our neighborhoods that we are a resource for them, and that there are other resources they can utilize to take an active role in their personal safety, and the safety of their homes, businesses and schools.”

Among the many types of outreach the NE Area Command does on a regular basis is the popular “Coffee with a Cop,” which in addition to being held at businesses, is also held at area high schools. A recent one at La Cueva High School garnered much interest and feedback from students, teachers and faculty, and allowed officers to offer ideas and suggestions for increased school campus safety.

We really encourage our youth to interact with us as much as possible,” said Commander Burke. “This is an excellent way for them to both share their perspective and maybe gain a better understanding of our side, too.”

To learn more about the Northeast Area Command, connect with a Crime Prevention Specialist, or schedule a visit with the officers, visit: www.cabq.gov/police/area-commands/northeast-area-command •



Coffee with a Cop at La Cueva High School

FREE ZONING Conversions

Long Range Staff in the Planning Department should have forms available soon for property owners to opt in to the process for zoning conversions during the one-year window following the adoption of the Integrated Development Ordinance (IDO). You can find forms and learn more about the process at:

www.abc-zone.com/post-ido-voluntary-zone-conversion-process •



NEIGHBORHOOD NEWS

JUNE 2018



From left: Jill Garcia, Michell Morley, Ben Lucero, Nathan Davidson, Nate Cox, and Esmeralda Baca.

PROGRAM PROMOTES MULTI-HOUSING SAFETY

A neighborhood is made up of houses and the people who live in them, within a specific area of the city. However, neighborhoods also encompass private businesses and multi-unit housing such as apartments. And just like a residence or business, apartments are also affected by crime.

To combat this and to help create a stronger sense of community within apartment complexes, the Albuquerque Police Department's Foothills Area Command partners with apartments in their area to be part of the Albuquerque Crime Free Multi-Housing Program. The Foothills program currently has 17 multi-housing units who are part of

the program, most recently joined by the Mirabella Heights apartments, a large complex just south of the Manzano Mesa Multigenerational Center.

Michell Morley, Manager of Mirabella Heights, committed the complex to a higher safety standard when she took on her job.

"I've worked closely with APD, particularly Jill Garcia, the Foothills Crime Prevention Specialist, who got

us connected to the program," said Morley. "Since installing our signs and committing to have our staff

"This program is really about relationship building between apartment residents, their management, and APD."

**JILL GARCIA
CRIME PREVENTION
SPECIALIST**

continued on page 3

ABC - Z UPDATE FOR JUNE 2018

By Mikaela Renz-Whitmore
Planner,
City of Albuquerque

THE INTEGRATED
DEVELOPMENT
ORDINANCE
(IDO) BECAME
EFFECTIVE
THURSDAY, MAY
17

The IDO became effective on May 17, 2018, completely replacing the 1970s Zoning Code, Subdivision Ordinance, and regulations in the Sector Development Plans.

See the Planning webpage at: www.cabq.gov/planning to view the IDO in your browser, download as a PDF, or view a hard copy at any city library.

Neighborhood Meetings

The IDO requires potential applicants to offer to meet with

Neighborhood Associations for projects that will require a public meeting or hearing. You will have 15 days to respond to the offer and 30 days to schedule and hold the meeting. If you decline the meeting or do not respond within 15 days, the applicant can submit to the City for review and approval.

Next Steps

Voluntary Zone Conversion
For the next year, Long Range Planning staff will work with



IMPROVING PLACE FROM PLANNING TO ZONING

Please note that the IDO requires notice to Neighborhood Associations via e-mail for many projects that you would not have received before, so keep an eye on your inbox!

Thank you to everyone involved in this effort!

Your involvement
has helped improve
the land use and
zoning system
in Albuquerque.

property owners wanting to opt in to the Voluntary Zone Conversion Process to address the criteria established by City Council via Resolution 18-29:

- Nonconforming Use: convert from a zone that makes an existing land use nonconforming to the IDO zone that first allows the existing land use.
- Voluntary Downzone: downzone a property in an Area of Consistency (e.g. R-T to R-1).
- Floating Zone Line: fix zone lines that do not match platted lot lines.
- Prior Special Use Zoning: convert a vacant property formerly zoned with a Special Use zone (e.g. SU-1, SU-2, or SU-3) to a more appropriate IDO zone.
- Size Thresholds: convert a property with NR-BP or PD zoning that does not comply with the minimum and maximum lot sizes for those zone districts in the IDO to a more appropriate IDO zone.

Property owners can opt in via this online form: <http://arcg.is/1PLufe>

If you have already put a pin on your property using the Zone Conversion Map, thank you. Please be patient while we

get in touch with everyone, draft forms, and work on analysis.

Annual Update of the IDO

Beginning in 2019, the Planning Department will submit text changes to the IDO every year in July. In the meantime, send your comments and suggestions to: abcto@cabq.gov.

Community Planning Area Assessments

Beginning August 2019, Long Range Planning staff will work with stakeholders in each of the City's 12 Community Planning Areas to design the new ongoing cycle of assessments. Over the course of this planning year, staff will perform a baseline analysis and needs assessment to recommend an order of the CPAs, which City Council will ultimately

decide.

The actual assessment cycle is scheduled to begin in June 2020. ●

The Official Zoning Map is available via two online tools:

Advanced Map Viewer:

www.cabq.gov/gis/advanced-map-viewer

IDO Zoning Interactive Map:

www.cabq.gov/planning/agis-maps/agis-interactive-map-gallery

Project information, frequently asked questions, a link to the Comprehensive Plan, updates, presentations, handouts, and video from previous trainings are available online at:

www.abc-zone.com

Improving Place from
Planning to Zoning



Reminder! Public Hearing

Be part of the review/decision process for Phase 2 Zoning Conversions

Phase 2 Zoning Conversions

Review/Decision Process

Join us for the first hearing of the Phase 2 Zoning Conversion process in the Basement Hearing Room, Plaza del Sol, 600 2nd St. NW. Sign up to speak anytime before the agenda item is called. The Environmental Planning Commission hearing begins at 8:30 a.m. This is the third item on the agenda, and the Environmental Planning Commission has agreed that this item will not be heard before 10 a.m.

- **Environmental Planning Commission (EPC) Public Hearing:** Thursday, January 10, 2019, beginning no earlier than 10 a.m.

Free 2-hour parking is available on the north side of Plaza del Sol.

The EPC agenda and staff report will be posted on the [Planning Department webpage](#) by the end of the day.

Batch 1 Properties

Over 120 property owners completed forms in the fall to opt in to the Phase 2 zoning conversion process to resolve issues not addressed in Phase 1 by the adoption of the [Integrated Development Ordinance](#).

Planning staff submitted these properties as Batch 1 to the City's review/decision process in late November for the EPC hearing in January.

To see the properties included in Batch 1, visit [this online interactive map](#) and/or see [this spreadsheet](#).

Batch 1 properties are shown on the map with blue hatching. Clicking on the property will show a pop-up box with key information, including:

- the Form ID (which tracks with the form submitted by the property owner)
- pre-IDO and current IDO zoning
- which criteria make the property eligible for this process
- the zoning conversion for the property recommended by staff



<https://tinyurl.com/batch1zc>

Batch 2

Still considering whether you need a zone conversion? Did you get a postcard from the City in the mail?

It's not too late! Get your property owner form submitted to us by **April 15, 2019** to ensure that your property is part of the second and final batch submitted to the City's review and approval process in May 2019.

- Download, complete, and submit the Property Owner form in [English](#) or [Spanish](#)
- **Submit by Mail:** CABQ Planning Department, UDD/Long Range, PO Box 1293, Albuquerque, NM 87103
- **Submit by Email:** abcto@cabq.gov
- **In person delivery:** Plaza del Sol, 600 2nd St. NW Albuquerque, NM 87102. Bring form(s) to the Development Review Services desk on the west side of the ground floor of the building.

The [project webpage](#) offers more information, instructions for the process, and resources for [Neighborhood Associations](#) who may want to help people navigate this process.

If you need help or have questions, you can email abcto@cabq.gov or call 924-3860 and ask to speak to a Long Range staff member.

We also offer appointments or take walk-ins on Friday afternoons from 2-4 p.m.

INTEGRATED DEVELOPMENT ORDINANCE

KNOW YOUR ZONE

LOOK-UP

Go to tinyurl.com/IDOzonelookup.

This is the website developed by the CABQ Planning Department to help you find your zone.

SEARCH

Type your address in the search bar and hit enter.

Be sure to include your quadrant (NE, SE, NW, SW).

DISCOVER

Click on your property to see your zone.

You will see a combination of letters or numbers separated by a dash (R-IB or MX-H).

KNOW

Your zone will be described in the in the summary table.

The IDO has 19 zones in 3 categories: Residential, Mixed-use, and Non-residential.

Now you know your zone!

Keep in mind, you may be eligible for a free zone conversion. Learn more at tinyurl.com/IDOzoneconversion.

ONE ALBUQUERQUE planning

DO I NEED A ZONE CONVERSION?

Does your property fall under one of these categories?

NONCONFORMING USE:
IS YOUR USE NOT ALLOWED IN YOUR ZONE?

VOLUNTARY DOWNZONE:
DO YOU WANT A LESS-INTENSE ZONE CATEGORY?

FORMER SU OR R-D ZONE:
DO YOU HAVE AN UNDEVELOPED PROPERTY THAT USED TO BE ZONED SU-1, SU-2, SU-3, OR R-D?

FLOATING ZONE LINE:
DOES YOUR PROPERTY HAVE MORE THAN 1 ZONE?

SIZE THRESHOLDS FOR PD OR NR-BP :
IS YOUR PROPERTY ZONED PD AND LESS THAN 2 ACRES OR GREATER THAN 20 ACRES?
OR ZONED NR-BP AND LESS THAN 20 ACRES?

WHAT DO I DO NOW?

If you answered yes to any of these questions, you may be eligible for a free zoning conversion.

Get more information or opt in now at TINYURL.COM/IDOZONECONVERSION

ONE ALBUQUERQUE planning

Learn more

Eligible Properties

Staff has been mailing notice to owners of properties that are eligible for the Phase 2 Zoning Conversion process.

As more properties are identified, they will be added to this map.

If your property is shown as eligible for this process, let us know if you have questions!

- **Email** abctoz@cabq.gov
- **Call** 924-3860 and ask to speak to a Long Range staff member
- **Visit** with Long Range staff at office hours on Friday afternoons from 2-4 p.m.



<https://tinyurl.com/zc-eligible>

Visit the Eligible Properties Map

Improving Place from
Planning to Zoning



Upcoming Public Hearing

Be part of the review/decision process for Phase 2 Zoning Conversions

Phase 2 Zoning Conversion Review/Decision Process

Over 120 property owners completed forms to opt in to the Phase 2 zoning conversion process to resolve issues not addressed in Phase 1 by the adoption of the [Integrated Development Ordinance](#).

Planning staff submitted these properties as Batch 1 to the City's review/decision process in late November for a hearing by the Environmental Planning Commission (EPC) in January.



<https://tinyurl.com/batch1zc>

To see the properties included in Batch 1, visit [this online interactive map](#) and/or see [this spreadsheet](#).

Batch 1 properties are shown on the map with blue hatching. Clicking on the property will show a pop-up box with key information, including:

- the Form ID (which tracks with the form submitted by the property owner)
- pre-IDO and current IDO zoning
- which criteria make the property eligible for this process
- the zoning conversion for the property recommended by staff

Join us for a study session and the first hearing of the Phase 2 Zoning Conversion process in the Basement Hearing Room, Plaza del Sol, 600 2nd St. NW. No public comments will be taken at the study session, but public comments WILL be taken at the public hearing.

- **Study Session:** Thursday, December 13, starting after EPC cases on the agenda that day but no earlier than 3:00 p.m.
- **EPC Hearing:** Thursday, January 10, 2019, beginning at 8:30 a.m.

Free 2-hour parking is available on the north side of Plaza del Sol.

To be included in the staff report for EPC consideration, send written comments by **9 a.m. on December 31, 2018**. Comments received after this deadline will be added to the case file for consideration at the next step in the review/decision process.

- **Email:** abcto@cabq.gov
- **Mail/hand-delivery:** Planning Department, c/o Catalina Lehner, 600 2nd St. NW, Albuquerque, NM, 87102

The EPC agenda, application materials, and staff report will be available **January 3, 2019** on the [Planning Department webpage](#).

Voluntary Follow-up Zone Conversions

KNOW YOUR ZONE

LOOK-UP



Go to tinyurl.com/IDOzonelookup.

This is the website developed by the CABQ Planning Department to help you find your zone.

SEARCH



Type your address in the search bar and hit enter.

Be sure to include your quadrant (NE, SE, NW, SW).

DISCOVER



Click on your property to see your zone.

You will see a combination of letters or numbers separated by a dash (R-IB or MX-H).

KNOW



Your zone will be described in the in the summary table.

The IDO has 19 zones in 3 categories: Residential, Mixed-use, and Non-residential.

Now you know your zone!

Keep in mind, you may be eligible for a free zone conversion. Learn more at tinyurl.com/IDOzoneconversion.



DO I NEED A ZONE CONVERSION?



Does your property fall under one of these categories?

NONCONFORMING USE:

IS YOUR USE NOT ALLOWED IN YOUR ZONE?

VOLUNTARY DOWNZONE:

DO YOU WANT A LESS-INTENSE ZONE CATEGORY?

FORMER SU OR R-D ZONE:

DO YOU HAVE AN UNDEVELOPED PROPERTY THAT USED TO BE ZONED SU-1, SU-2, SU-3, OR R-D?

FLOATING ZONE LINE:

DOES YOUR PROPERTY HAVE MORE THAN 1 ZONE?

SIZE THRESHOLDS FOR PD OR NR-BP :

IS YOUR PROPERTY ZONED PD AND LESS THAN 2 ACRES OR GREATER THAN 20 ACRES? OR ZONED NR-BP AND LESS THAN 20 ACRES?

WHAT DO I DO NOW?

If you answered yes to any of these questions, you may be eligible for a free zoning conversion.

Get more information or opt in now at TINYURL.COM/IDOZONECONVERSION



Do you own property in Albuquerque?

Have you checked your zoning since May 17, 2018 when the [Integrated Development Ordinance \(IDO\)](#) went into effect?

The IDO converted over 1,200 zones into a new set of about 20 zones that generally allow the same uses.

To look up your zone, visit this [IDO Zone Look-up Map](#), type in your address in the search bar, click on your property, and then read the zone district shown in a pop-up box. A link in the pop-up box will open a PDF with the uses allowed in that zone.

If you need help or have questions, you can email abcto@cabq.gov or call 924-3860 and ask to speak to a Long Range staff member.

We also offer appointments or take walk-ins on Friday afternoons from 2-4 p.m.

If your property falls under any of the categories above, you may be eligible for a free zone conversion between now and May 2019.

It's not too late! Get your property owner form submitted to us by **April 15, 2019** to be part of the second and final batch submitted to the City's review and approval process in May 2019.

- Property owner form in [English](#) and [Spanish](#)
- **Submit by Mail:** CABQ Planning Department, UDD/Long Range, PO Box 1293, Albuquerque, NM 87103
- **Submit by Email:** abcto@cabq.gov
- **In person delivery:** Plaza del Sol, 600 2nd St. NW Albuquerque, NM 87102. Bring form(s) to the Development Review Services desk on the west side of the ground floor of the building.

The [project webpage](#) offers more information,

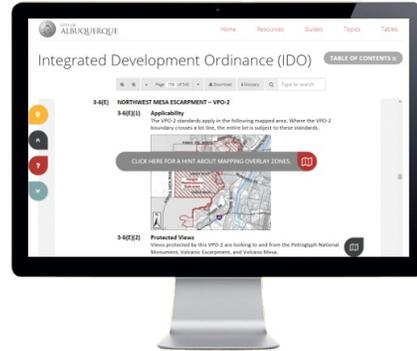
instructions for the process, and resources for [Neighborhood Associations](#) who may want to help people navigate this process.

Learn more

Interactive IDO

A new, [interactive version](#) of the Integrated Development Ordinance is available online.

- Access the [Interactive IDO Zoning Map](#) as a pop-up window without needing to leave the IDO document.
- Click on pins throughout the document that give you hints about mapping or link you to websites with more information.
- Turn on a glossary tool to underline all defined terms and see definitions in pop-up labels when you hover over each term.
- Use online tools to learn more about which review/decision processes might apply to a particular project.



<https://ido.abc-zone.com>

[This website](#) includes step-by-step guides that walk you through finding answers to commonly asked questions including:

- What uses are allowed on a particular property?
- Where in the city can a particular use develop?
- What development standards apply on a particular property?
- What review/decision process will a particular project have to go through?

Visit the Interactive IDO

ABC-Z Project Team | City of Albuquerque | 505-924-3860 | abctoz@cabq.gov | [Project Website](#)



Zoning of all properties in the City of Albuquerque converted to a new set of zones in the Integrated Development Ordinance on May 17, 2018.

The City is offering property owners a voluntary, free process for zoning conversions for eligible properties until May 17, 2019.



To see if your property may be eligible or to opt in to the process, visit: <https://abc-zone.com/post-ido-voluntary-zone-conversion-process>



Zoning of all properties in the City of Albuquerque converted to a new set of zones in the Integrated Development Ordinance on May 17, 2018.

The City is offering property owners a voluntary, free process for zoning conversions for eligible properties until May 17, 2019.



To see if your property may be eligible or to opt in to the process, visit: <https://abc-zone.com/post-ido-voluntary-zone-conversion-process>



Zoning of all properties in the City of Albuquerque converted to a new set of zones in the Integrated Development Ordinance on May 17, 2018.

The City is offering property owners a voluntary, free process for zoning conversions for eligible properties until May 17, 2019.



To see if your property may be eligible or to opt in to the process, visit: <https://abc-zone.com/post-ido-voluntary-zone-conversion-process>



Zoning of all properties in the City of Albuquerque converted to a new set of zones in the Integrated Development Ordinance on May 17, 2018.

The City is offering property owners a voluntary, free process for zoning conversions for eligible properties until May 17, 2019.



To see if your property may be eligible or to opt in to the process, visit: <https://abc-zone.com/post-ido-voluntary-zone-conversion-process>



Zoning of all properties in the City of Albuquerque converted to a new set of zones in the Integrated Development Ordinance on May 17, 2018.

The City is offering property owners a voluntary, free process for zoning conversions for eligible properties until May 17, 2019.



To see if your property may be eligible or to opt in to the process, visit: <https://abc-zone.com/post-ido-voluntary-zone-conversion-process>



La zonificación de todas las propiedades en la ciudad de Albuquerque se convirtió en un nuevo conjunto de zonas en la Ordenanza de Desarrollo Integrado el 17 de mayo de 2018.

La Ciudad ofrece a los propietarios un proceso voluntario y gratuito para conversiones de zonificación para propiedades que califican hasta el 17 de mayo de 2019.



Para ver si su propiedad califica o para participar del proceso, visite:
<https://abc-zone.com/post-ido-voluntary-zone-conversion-process>



La zonificación de todas las propiedades en la ciudad de Albuquerque se convirtió en un nuevo conjunto de zonas en la Ordenanza de Desarrollo Integrado el 17 de mayo de 2018.

La Ciudad ofrece a los propietarios un proceso voluntario y gratuito para conversiones de zonificación para propiedades que califican hasta el 17 de mayo de 2019.



Para ver si su propiedad califica o para participar del proceso, visite:
<https://abc-zone.com/post-ido-voluntary-zone-conversion-process>



La zonificación de todas las propiedades en la ciudad de Albuquerque se convirtió en un nuevo conjunto de zonas en la Ordenanza de Desarrollo Integrado el 17 de mayo de 2018.

La Ciudad ofrece a los propietarios un proceso voluntario y gratuito para conversiones de zonificación para propiedades que califican hasta el 17 de mayo de 2019.



Para ver si su propiedad califica o para participar del proceso, visite:
<https://abc-zone.com/post-ido-voluntary-zone-conversion-process>



La zonificación de todas las propiedades en la ciudad de Albuquerque se convirtió en un nuevo conjunto de zonas en la Ordenanza de Desarrollo Integrado el 17 de mayo de 2018.

La Ciudad ofrece a los propietarios un proceso voluntario y gratuito para conversiones de zonificación para propiedades que califican hasta el 17 de mayo de 2019.



Para ver si su propiedad califica o para participar del proceso, visite:
<https://abc-zone.com/post-ido-voluntary-zone-conversion-process>



La zonificación de todas las propiedades en la ciudad de Albuquerque se convirtió en un nuevo conjunto de zonas en la Ordenanza de Desarrollo Integrado el 17 de mayo de 2018.

La Ciudad ofrece a los propietarios un proceso voluntario y gratuito para conversiones de zonificación para propiedades que califican hasta el 17 de mayo de 2019.



Para ver si su propiedad califica o para participar del proceso, visite:
<https://abc-zone.com/post-ido-voluntary-zone-conversion-process>

Own property in Albuquerque?

CABQ Library Website Banner &
ABQ Ride Bus Advertisement

**Do you know your zone
changed?**

**Look up your zone
today!**

Go to: tinyurl.com/ZoneLookUp

**¿Es usted propietario en
Albuquerque?**

**¿Sabe que su zonificación
ha cambiado?**

**¡Descubrir su
zonificación hoy!**

Haga clic en: tinyurl.com/ZoneLookUp

KNOW YOUR ZONE

Alibi Print Advertisement

LOOK-UP



Go to tinyurl.com/zonelookup.

This is the website developed by the CABQ Planning Department to help you find your zone.

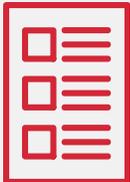
SEARCH



Type your address in the search bar and hit enter.

Be sure to include your quadrant (NE, SE, NW, SW).

DISCOVER



Click on your property to see your zone.

You will see a combination of letters or numbers separated by a dash (R-IB or MX-H).

KNOW



Your zone will be described in the in the summary table.

The IDO has 19 zones in 3 categories: Residential, Mixed-use, and Non-residential.

Now you know your zone!

Keep in mind, you may be eligible for a free zone conversion.

Learn more at tinyurl.com/zoneconversion.



KNOW YOUR ZONE

LOOK-UP



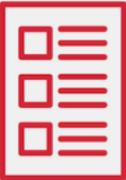
Go to tinyurl.com/IDOzonelookup.

SEARCH



Type your address in the search bar and hit enter.

DISCOVER



Click on your property to see your zone.

KNOW



Your zone will be described in the summary table.

Now you know your zone!

Keep in mind, you may be eligible for a free zone conversion.

Learn more at tinyurl.com/zoneconversion.



DO YOU OWN PROPERTY IN ABQ?

**IS YOUR USE NOT ALLOWED IN
YOUR ZONE?**

**DO YOU WANT A LESS INTENSE
ZONE CATEGORY?**

**DO YOU HAVE AN UNDEVELOPED
PROPERTY THAT USED TO BE ZONED
SU-1, SU-2, SU-3, OR R-D?**

**DOES YOUR PROPERTY HAVE MORE
THAN 1 ZONE?**

**IS YOUR PROPERTY ZONED PD AND
LESS THAN 2 ACRES OR GREATER
THAN 20 ACRES?
OR ZONED NR-BP AND LESS
THAN 20 ACRES?**

If you answered yes to any of these questions,
you may be eligible for a free zoning conversion.

Get more information or opt in now at
TINYURL.COM/IDOZONECONVERSION

NOTIFICATION &
NEIGHBORHOOD INFORMATION

Toffaleti, Carol G.

From: Renz-Whitmore, Mikaela J.
Sent: Friday, November 09, 2018 8:36 AM
To: Quevedo, Vicente M.
Cc: Toffaleti, Carol G.
Subject: RE: Public Notice Inquiry_CABQ Municipal Limits_City Project

Thanks!

MIKAELA RENZ-WHITMORE

o 505.924.3932
e mrenz@cabq.gov

From: Quevedo, Vicente M.
Sent: Friday, November 09, 2018 8:34 AM
To: Renz-Whitmore, Mikaela J.
Subject: Public Notice Inquiry_CABQ Municipal Limits_City Project

Mikaela,

See list of associations attached regarding your City Project submittal that require mailed notification. In addition, we have included web links below that will provide you with additional details about the new Integrated Development Ordinance (IDO) requirements. The web links also include notification templates that you may utilize when contacting each association. Please feel free to contact our office if you have any questions or require any additional information. Thank you.

IDO – Public Notice Requirements & Template: <https://www.cabq.gov/planning/urban-design-development/public-notice>

IDO – Neighborhood Meeting Requirements & Template: <https://www.cabq.gov/planning/urban-design-development/neighborhood-meeting-requirement-in-the-integrated-development-ordinance>

IDO - Administration & Enforcement section: <http://documents.cabq.gov/planning/IDO/IDO-Effective-2018-05-17-Part6.pdf>

Respectfully,

Vicente M. Quevedo, MCRP
Neighborhood Liaison
Office of Neighborhood Coordination
City of Albuquerque – City Council
(505) 768-3332

Website: www.cabq.gov/neighborhoods



Confidentiality Notice: This e-mail, including all attachments is for the sole use of the intended recipient(s) and may contain confidential and privileged information. Any unauthorized review, use, disclosure or distribution is prohibited unless specifically provided under the New Mexico Inspection of Public Records Act. If you are not the intended recipient, please contact the sender and destroy all copies of this message.

From: webmaster=cabq.gov@mailgun.org [<mailto:webmaster=cabq.gov@mailgun.org>] **On Behalf Of** webmaster@cabq.gov

Sent: Thursday, November 08, 2018 3:59 PM

To: Office of Neighborhood Coordination <onc@cabq.gov>

Subject: Public Notice Inquiry Sheet Submission

Public Notice Inquiry For:

City Project

If you selected "Other" in the question above, please describe what you are seeking a Public Notice Inquiry for below:

Phase 2 IDO Zoning Conversion (Package 1) - a legislative process

Contact Name

Mikaela Renz-Whitmore, Long Range Manager

Telephone Number

(505) 924-3932

Email Address

mrenz-whitmore@cabq.gov

Company Name

City of Albuquerque

Company Address

Planning Department/3rd Floor, 600 2nd St. NW

City

Albuquerque

State

NM

ZIP

87102

Legal description of the subject site for this project:

city-wide

Physical address of subject site:

Subject site cross streets:

city-wide

Other subject site identifiers:

This site is located on the following zone atlas page:

city-wide

=====

This message has been analyzed by Deep Discovery Email Inspector.

Public Notice Inquiry_CABQ Municipal Limits_City Project.xls

Association Name	First Name	Last Name	Address Line 1	Address Line 2	City	State	Zip
ABQ Park NA	James	Sundsmo	7501 Prospect Avenue NE		Albuquerque	NM	87110
ABQ Park NA	Alex	Morgan	7414 Leah Drive NE		Albuquerque	NM	87110
Academy Acres North NA	Irene	Minke	6504 Dungan Avenue NE		Albuquerque	NM	87109
Academy Acres North NA	Fred	Aiken	P.O. Box 90181		Albuquerque	NM	87199
Academy Estates East NA	Larry	Pope	9000 Galaxia Way NE		Albuquerque	NM	87111
Academy Estates East NA	Jeannette	Fantl	5605 Brockton Court NE		Albuquerque	NM	87111
Academy Hills Park NA	William	Tallman	5909 Canyon Pointe Court NE		Albuquerque	NM	87111
Academy Hills Park NA	Donald	Couchman	6441 Concordia Road NE		Albuquerque	NM	87111
Academy North NA	Patricia	Tode	8305 Racheleigh Road NE		Albuquerque	NM	87109
Academy North NA	Wallace	Miller	7117 Hollis Street NE		Albuquerque	NM	87109
Academy Park HOA	Chris	Ocksrider	6733 Kelly Ann Road NE		Albuquerque	NM	87109
Academy Park HOA	William	Pratt	6753 Kelly Ann Road NE		Albuquerque	NM	87109
Academy Ridge East NA	Mary	Johnson	10712 Academy Ridge Road NE		Albuquerque	NM	87111
Academy Ridge East NA	Jim	Munroe	6208 Academy Ridge Court NE		Albuquerque	NM	87111
Acequia Jardin HOA	Marianne	Dickinson	2328 Rio Grande Boulevard NW		Albuquerque	NM	87104
Acequia Jardin HOA	Mary	Zeremba	2320 Rio Grande Boulevard NW		Albuquerque	NM	87104
Alameda North Valley Association	Mark	Rupert	909 Tijeras Avenue NW	#116	Albuquerque	NM	87102
Alameda North Valley Association	Steve	Wentworth	8919 Boe Lane NE		Albuquerque	NM	87113
Alamosa NA	Jerry	Gallegos	5921 Central Avenue NW		Albuquerque	NM	87105
Alamosa NA	Jeanette	Baca	901 Field SW		Albuquerque	NM	87121
Alban Hills NA	Jim	Wolcott	6420 Camino Del Arbol NW		Albuquerque	NM	87120
Alban Hills NA	Patsy	Nelson	3301 La Rambla NW		Albuquerque	NM	87120
Albuquerque Meadows Residents Association	Robert	Stetson	7112-69 Pan American Freeway NE		Albuquerque	NM	87109
Albuquerque Meadows Residents Association	Clayton	Walters	7112-201 Pan American Freeway NE		Albuquerque	NM	87109
Altura Addition NA	Denise	Hammer	1735 Aliso Drive NE		Albuquerque	NM	87110
Altura Addition NA	Colin	Adams	1405 Solano Drive NE		Albuquerque	NM	87110
Altura Park NA	Jonathan	Stern	4232 Aspen NE		Albuquerque	NM	87110
Altura Park NA	Efren	Teran	4138 Coe Drive NE		Albuquerque	NM	87110
Alvarado Gardens NA	Diana	Hunt	2820 Candelaria Road NW		Albuquerque	NM	87107
Alvarado Gardens NA	Trudy	Merriman	2617 Decker Road NW		Albuquerque	NM	87107
Alvarado Park NA	Gloria	Dominguez	1800 Palomas NE		Albuquerque	NM	87110
Alvarado Park NA	Darcy	Bushnell	2017 Alvarado NE		Albuquerque	NM	87110
Amberglenn HOA Incorporated	Tamela	Lewis	2952 Pueblo Alto		Santa Fe	NM	87507
Amberglenn HOA Incorporated	Paul	Feroli	4908 Sereno Drive NE		Albuquerque	NM	87111
Anderson Heights Master Association Incorporated	Giezell	Edison	2823 Richmond Drive NE		Albuquerque	NM	87107
Anderson Hills HOA	Larry	LaPitz	3120 Rio Plata Drive SW		Albuquerque	NM	87121
Anderson Hills HOA	Cindy	McCormick	2823 Richmond Drive NE		Albuquerque	NM	87107
Anderson Hills NA	Jan	LaPitz	3120 Rio Plata Drive SW		Albuquerque	NM	87121
Anderson Hills NA	Larry	LaPitz	3120 Rio Plata Drive SW		Albuquerque	NM	87121
Antelope Run NA	Monica	Camarillo	12008 Caribou Avenue NE		Albuquerque	NM	87111
Antelope Run NA	Alex	Robinson	12033 Ibex Avenue NE		Albuquerque	NM	87111
Arroyo Del Oso North NA	Max	Dubroff	7812 Charger Trail NE		Albuquerque	NM	87109
Arroyo Del Oso North NA	Scott	Knowles	7832 Academy Trail NE		Albuquerque	NM	87109
Arroyo Del Sol Condominium Association Incorporated	Giezell	Edison	2823 Richmond Drive NE		Albuquerque	NM	87107
Arroyo Del Sol Condominium Association Incorporated	Mary	Hartman	9798 Coors Boulevard NW	Building A	Albuquerque	NM	87114
Avalon NA	Samantha	Pina	423 Elohim Court NW		Albuquerque	NM	87121
Avalon NA	Lucy	Anchondo	601 Stern Drive NW		Albuquerque	NM	87121
Barelas NA	Julia	Archibeque-Guerra	5515 Territorial Road NW		Albuquerque	NM	87120
Barelas NA	Alicia	Romero	803 Pacific Avenue SW		Albuquerque	NM	87102
Bear Canyon NA	Patricia Ann	Beck	7518 Bear Canyon Road NE		Albuquerque	NM	87109
Bear Canyon NA	Karl	Scheuch	6113 Torreon Drive NE		Albuquerque	NM	87109
BelAir NA	Jay	Edwards	2742 Sierra NE		Albuquerque	NM	87110

Public Notice Inquiry_CABQ Municipal Limits_City Project.xls

BelAir NA	Barb	Johnson	2700 Hermosa Drive NE		Albuquerque	NM	87110
Big Bend NA	William	Slauson	3737 Big Bend Road NE		Albuquerque	NM	87111
Big Bend NA	Julie	Roberson	3740 Big Bend Road NE		Albuquerque	NM	87111
Bosque Montano HOA Incorporated	Pamela	Meyer	4121 Eubank Blvd. NE		Albuquerque	NM	87111
Bosque Montano HOA Incorporated	Howie	Kaibel	3504 Calle Floresta Court NW		Albuquerque	NM	87120
Cactus Ridge NA	Peggy	Biedermann	4709 Silver Hair Road		Albuquerque	NM	87114
Cactus Ridge NA	Paula	Willis	4709 Silver Hair NW		Albuquerque	NM	87114
Campus NA	Susan	Brumbaugh	621 Vassar Drive NE		Albuquerque	NM	87106
Campus NA	Sara	Osborne	409 Vassar Drive NE		Albuquerque	NM	87106
Cherry Hills Civic Association	Ellen	Dueweke	8409 Cherry Hills Road NE		Albuquerque	NM	87111
Cherry Hills Civic Association	Andrew	Robertson	6916 Rosewood Road NE		Albuquerque	NM	87111
Cielito Lindo NA	Karl	Hattler	3705 Camino Capistrano NE		Albuquerque	NM	87111
Cielito Lindo NA	Patricia	Duda	3720 Camino Capistrano NE		Albuquerque	NM	87111
Cimino Compound Owners Association Incorporated	Suzanne	Murphy	3939 Rio Grande Boulevard NW	#7	Albuquerque	NM	87107
Cimino Compound Owners Association Incorporated	Patricia	England	3939 Rio Grande Boulevard NW	#24	Albuquerque	NM	87107
Citizens Information Committee of Martineztown	Richard	Martinez	601 Edith Boulevard NE		Albuquerque	NM	87102
Citizens Information Committee of Martineztown	Frank	Martinez	501 Edith Boulevard NE		Albuquerque	NM	87102
Classic Uptown NA	David	Haughawout	2824 Chama Street NE		Albuquerque	NM	87110
Classic Uptown NA	Robert	Lah	2901 Mesilla Street NE		Albuquerque	NM	87110
Clayton Heights Lomas del Cielo NA	Eloisa	Molina-Dodge	1704 Buena Vista SE		Albuquerque	NM	87106
Clayton Heights Lomas del Cielo NA	Isabel	Cabrera	1720 Buena Vista SE		Albuquerque	NM	87106
Comanche Foothills NA	Karen	Cunningham	3008 Camino De La Sierra NE		Albuquerque	NM	87111
Comanche Foothills NA	Paul	Beck	3008 Camino De La Sierra NE		Albuquerque	NM	87111
Conchas Park NA	Dianne	Peterson	9121 Claremont Avenue NE		Albuquerque	NM	87112
Coronado Terrace HOA	Bob	Martinson	13104 Calle Azul SE		Albuquerque	NM	87123
Coronado Terrace HOA	Debra	Sessa	13100 Calle Azul SE		Albuquerque	NM	87123
Cottonwood Trails HOA	Regan	Eyerman	2904 River Willow Trail NW		Albuquerque	NM	87120
Cottonwood Trails HOA	Mary Jo	Chavez	6601 Santo Lina Trail NW		Albuquerque	NM	87120
Countrywood Area NA	Paul	Phelan	8201 Countrywood Drive NE		Albuquerque	NM	87109
Countrywood Area NA	Christine	Messersmith	7904 Woodridge Drive NE		Albuquerque	NM	87109
Crestview Bluff Neighbors Association	Nelson	Gallegos	604 Redbluff Avenue SW		Albuquerque	NM	87105
Crestview Bluff Neighbors Association	Twyla	McComb	414 Crestview Drive SW		Albuquerque	NM	87105
Del Bosque HOA Incorporated	Kate	Davis	664 Bosque Verde Lane NW		Albuquerque	NM	87104
Del Bosque HOA Incorporated	Patricia	Cream	652 Rio Azul Lane NW		Albuquerque	NM	87104
Del Norte NA	Craig	Ilg	6316 Baker Avenue NE		Albuquerque	NM	87109
Del Norte NA	Julita Ann	Leavell-Ilg	6316 Baker Avenue NE		Albuquerque	NM	87109
Del Webb Mirehaven NA	Larry	Leahy	2120 Coyote Creek Trail NW		Albuquerque	NM	87120
Del Webb Mirehaven NA	Rorik	Rivenburgh	9204 Bear Lake Way NW		Albuquerque	NM	87120
Downtown Neighborhoods Association	Holly	Siebert	408 11th Street NW		Albuquerque	NM	87102
Downtown Neighborhoods Association	David	McCain	1424 1/2 Lomas Boulevard NW		Albuquerque	NM	87104
Eastrange Piedra Vista NA	Rick	Paulsen	1008 Rocky Point Court NE		Albuquerque	NM	87123
Eastrange Piedra Vista NA	Tom	Miles	1009 Matia Court NE		Albuquerque	NM	87123
Eastridge NA	Gail	Rasmussen	12225 Cedar Ridge NE		Albuquerque	NM	87112
Eastridge NA	Verrity	Gershin	12017 Donna Court NE		Albuquerque	NM	87112
EDo NA Incorporated	Vince	DiGregory	PO Box 14616		Albuquerque	NM	87191
EDo NA Incorporated	Rob	Dickson	PO Box 27439		Albuquerque	NM	87125
El Camino Hermoso HOA	Ruth	Gardner	4725 San Pedro Drive NE	Unit #30	Albuquerque	NM	87109
El Camino Hermoso HOA	Sharon	Harrison	4725 San Pedro NE	Unit #2	Albuquerque	NM	87109
El Camino Real NA	Chris	Christy	PO Box 27288		Albuquerque	NM	87125
El Camino Real NA	Linda	Trujillo	PO Box 27288		Albuquerque	NM	87125
Elder Homestead NA	Carmen	Pennington	1004 San Pedro SE		Albuquerque	NM	87108
Elder Homestead NA	Marian	Jordan	816 Arizona SE		Albuquerque	NM	87108
Embudo Canyon HOA	Alfred	Papillon	3400 Del Agua Court NE		Albuquerque	NM	87111

Public Notice Inquiry_CABQ Municipal Limits_City Project.xls

Embudo Canyon HOA	Christopher	Keaty	3512 Agua Sarca Court NE		Albuquerque	NM	87111
Embudo Canyon NA	Judy	Minks	1209 Parsons NE		Albuquerque	NM	87112
Embudo Canyon NA	Jason	Lechtenberg	13605 Rebonito Court NE		Albuquerque	NM	87112
Enchanted Park NA	Ed	Plunkett	2408 Hiawatha Drive NE		Albuquerque	NM	87112
Enchanted Park NA	Gary	Beyer	11620 Morenci Avenue NE		Albuquerque	NM	87112
Fair West NA	Dorothy	Kerwin	720 Valencia NE		Albuquerque	NM	87108
Fair West NA	James	Farmin	621 Alvarado Drive NE		Albuquerque	NM	87108
Four Hills Village HOA	Herb	Wright	PO Box 50505		Albuquerque	NM	87181
Four Hills Village HOA	James	Cochran	PO Box 50505		Albuquerque	NM	87181
Gardens on the Rio Grande HOA	Sky	Gross	308 Laguna Seca NW		Albuquerque	NM	87104
Gardens on the Rio Grande HOA	Julia	Clarke	2630 Aloysia Lane NW		Albuquerque	NM	87104
Gavilan Addition NA	Connie	Romero	444 Gavilan Place NW		Albuquerque	NM	87107
Gavilan Addition NA	Bret	Haskins	5912 Pauline Street NW		Albuquerque	NM	87107
Glenwood Hills NA	Matthew	Connelly	5005 Calle De Tierra NE		Albuquerque	NM	87111
Glenwood Hills NA	Forest	Owens	12812 Cedarbrook NE		Albuquerque	NM	87111
Grande Heights Association	Dr. Joe	Valles	5020 Grande Vista Court NW		Albuquerque	NM	87120
Grande Heights Association	Richard	Kirschner	5004 Grande Vista Court NW		Albuquerque	NM	87120
Greater Gardner & Monkbridge NA	David	Wood	158 Pleasant Avenue NW		Albuquerque	NM	87107
Greater Gardner & Monkbridge NA	Marcia	Finical	141 Griegos Road NW		Albuquerque	NM	87107
Heritage East Association of Residents	Paul	Jessen	9304 San Rafael Avenue NE		Albuquerque	NM	87109
Heritage East Association of Residents	Karl	Benedict	9415 DeVargas Loop NE		Albuquerque	NM	87109
Heritage Hills NA	John	Woods	8513 Plymouth Rock Road NE		Albuquerque	NM	87109
Heritage Hills NA	Christy	Burton	8709 Palomar Avenue NE		Albuquerque	NM	87109
High Desert Residential Owners Association	Christopher	Lopez	10555 Montgomery Boulevard NE	Building 1, Suite 100	Albuquerque	NM	87111
High Desert Residential Owners Association	Tom	Murdock	5601 Mariola Place NE		Albuquerque	NM	87111
Highland Business and NA Incorporated	Clark	Brown	465 Jefferson NE		Albuquerque	NM	87108
Highland Business and NA Incorporated	Omar	Durant	305 Quincy Street NE		Albuquerque	NM	87108
Highlands North NA	Susan	Hudson	6609 Arroyo Del Oso Avenue NE		Albuquerque	NM	87109
Highlands North NA	Peggy	Clark	6504 Arroyo Del Oso Avenue NE		Albuquerque	NM	87109
Historic Old Town Property Owners Association	Jim	Hoffsis	2012 South Plaza Street NW		Albuquerque	NM	87104
Historic Old Town Property Owners Association	Kathy	Hiatt	110 San Felipe Street NW		Albuquerque	NM	87104
Hodgin NA	Cathy	Intemann	3816 Delamar NE		Albuquerque	NM	87110
Hodgin NA	Kathy	Kleyboecker	3912 Morningside Drive NE		Albuquerque	NM	87110
Hoffmantown NA	Pamela	Pettit	2710 Los Arboles Place NE		Albuquerque	NM	87112
Hoffmantown NA	Stephanie	O'Guin	2711 Mesa Linda Drive NE		Albuquerque	NM	87112
Holiday Park NA	Timothy	Engelmann	11421 Bar Harbor Place NE		Albuquerque	NM	87111
Holiday Park NA	Jack	O'Guinn	11516 Golden Gate Avenue NE		Albuquerque	NM	87111
Huning Castle NA	Deborah	Allen	206 Laguna Boulevard SW		Albuquerque	NM	87104
Huning Castle NA	Harvey	Buchalter	1615 Kit Carson SW		Albuquerque	NM	87104
Huning Highland Historic District Association	Ann	Carson	416 Walter SE		Albuquerque	NM	87102
Huning Highland Historic District Association	Bonnie	Anderson	321 High St. SE		Albuquerque	NM	87102
Indian Moon NA	Lynne	Martin	1531 Espejo NE		Albuquerque	NM	87112
Indian Moon NA	Ronald	Zawistoski	8910 Princess Jeanne NE		Albuquerque	NM	87112
Inez NA	Donna	Yetter	2111 Hoffman Drive NE		Albuquerque	NM	87110
Inez NA	Evelyn	Feltner	2014 Utah Street NE		Albuquerque	NM	87110
Jerry Cline Park NA	Eric	Shirley	900 Grove Street NE		Albuquerque	NM	87110
Jerry Cline Park NA	Ron	Goldsmith	1216 Alcazar Street NE		Albuquerque	NM	87110
John B Robert NA	Lars	Wells	11208 Overlook NE		Albuquerque	NM	87111
John B Robert NA	Sue	Hilts	11314 Overlook NE		Albuquerque	NM	87111
Juan Tabo Hills NA	Catherine	Cochrane	11705 Blue Ribbon SE		Albuquerque	NM	87123
Juan Tabo Hills NA	Richard	Lujan	11819 Blue Ribbon NE		Albuquerque	NM	87123
Keystone Park HOA	Betty	Campbell	8025 Classic NE		Albuquerque	NM	87109
Keystone Park HOA	Ellen	Harvey	8021 Classic NE		Albuquerque	NM	87109

Public Notice Inquiry_CABQ Municipal Limits_City Project.xls

Kirtland Community Association	Elizabeth	Aikin	1524 Alamo Ave SE		Albuquerque	NM	87106
Kirtland Community Association	Kimberly	Brown	PO Box 9731		Albuquerque	NM	87119
Knapp Heights NA	Daniel	Regan	4109 Chama Street NE		Albuquerque	NM	87109
Knapp Heights NA	Courtney	McKelvey	7209 Prairie Road NE		Albuquerque	NM	87109
La Cuentista Subdivision Unit 1 HOA Incorporated	James	Grage	6427 Camino De Paz NW		Albuquerque	NM	87120
La Cuentista Subdivision Unit 1 HOA Incorporated	Michael	Martin	8119 Chicory Drive NW		Albuquerque	NM	87120
La Luz Del Sol NA	Paul	Isham	54 Mill Road NW		Albuquerque	NM	87120
La Luz Del Sol NA	Arthur	Woods	33 Wind Road NW		Albuquerque	NM	87120
La Luz Landowners Association	Kathy	Adams	5 Arco NW		Albuquerque	NM	87120
La Luz Landowners Association	Jonathan	Abdalla	6 Tumbleweed NW		Albuquerque	NM	87120
La Mesa Community Improvement Association	Idalia	Lechuga-Tena	537 San Pablo Street NE		Albuquerque	NM	87108
La Mesa Community Improvement Association	Dayna	Mares	639 Dallas Street NE		Albuquerque	NM	87108
La Sala Grande NA Incorporated	Shelby	Vering	3413 La Sala Del Oeste NE		Albuquerque	NM	87111
La Sala Grande NA Incorporated	John	Jackson	8600 La Sala Del Sur NE		Albuquerque	NM	87111
Ladera Heights NA	Marie	Ludi	6216 St. Josephs Avenue NW		Albuquerque	NM	87120
Ladera Heights NA	Allan	Ludi	6216 St. Josephs Avenue NW		Albuquerque	NM	87120
Ladera West NA	Shariesse	McCannon	2808 El Tesoro Escondido NW		Albuquerque	NM	87120
Ladera West NA	Karen	Buccola	7716 Santa Rosalia NW		Albuquerque	NM	87120
Las Casitas Del Rio HOA	Tim	Conklin	3600 Panicum Road NW		Albuquerque	NM	87120
Las Casitas Del Rio HOA	Danielle	Wierengo	3608 Panicum Road NW		Albuquerque	NM	87120
Las Casitas Del Rio Unit 2 Subdivision HOA	Nita	Day	6127 Deergrass Circle NW		Albuquerque	NM	87120
Las Casitas Del Rio Unit 2 Subdivision HOA	Colette	Schobbins	6155 Deergrass Circle NW		Albuquerque	NM	87120
Las Lomas NA	Nancy	Griego	8024 Corte Del Viento NW		Albuquerque	NM	87120
Las Lomas NA	David	Skowran	8116 Corte De Aguila NW		Albuquerque	NM	87120
Las Terrazas NA	Lauren	Hidalgo	8400 Vista Verde Place NW		Albuquerque	NM	87120
Las Terrazas NA	Mario	Hidalgo	8400 Vista Verde Place NW		Albuquerque	NM	87120
Laurelwood NA	Aaron	Rodriguez	2015 Aspenwood Drive NW		Albuquerque	NM	87120
Laurelwood NA	Gregie	Duran	2003 Pinonwood NW		Albuquerque	NM	87120
Lee Acres NA	Christine	Burrows	901 Solar Road NW		Albuquerque	NM	87107
Lee Acres NA	Donna	Knezek	900 Solar Road NW		Albuquerque	NM	87107
Little Turtle HOA Incorporated	Rhonda	Thurston	7557 Prairie Road NE		Albuquerque	NM	87109
Little Turtle HOA Incorporated	Donna	Chavez	8500 Jefferson Street NE	Suite B	Albuquerque	NM	87113
Loma Del Rey NA	Jessica	Armijo	3701 Erbbe Street NE		Albuquerque	NM	87111
Loma Del Rey NA	Brian	Eagan	8416 Hilton Avenue NE	Apt. 4B	Albuquerque	NM	87111
Los Alamos Addition NA	Don	Dudley	302 Sandia Road NW		Albuquerque	NM	87107
Los Alamos Addition NA	Jeremy	Wilcox	305 Sandia Road NW		Albuquerque	NM	87107
Los Duranes NA	Lee	Gamelsky	2412 Miles Road SE		Albuquerque	NM	87106
Los Duranes NA	William	Herring	3104 Coca Road NW		Albuquerque	NM	87104
Los Poblanos NA	Don	Newman	5723 Guadalupe Trail NW		Albuquerque	NM	87107
Los Poblanos NA	Karon	Boutz	1007 Sandia Road NW		Albuquerque	NM	87107
Los Volcanes NA	Doug	Cooper	6800 Silkwood Avenue NW		Albuquerque	NM	87121
Los Volcanes NA	Ted	Trujillo	6601 Honeylocust Avenue NW		Albuquerque	NM	87121
Mark Twain NA	Joel	Wooldridge	1500 Indiana NE		Albuquerque	NM	87110
Mark Twain NA	Barbara	Lohbeck	1402 California Street NE		Albuquerque	NM	87110
Martineztown Work Group	Rosalie	Martinez	507 Rosemont NE		Albuquerque	NM	87102
Martineztown Work Group	David	Naranjo	720 Cordero Road NE		Albuquerque	NM	87102
McDuffie Twin Parks NA	Timothy	Carlton-McQueen	4027 Mackland Avenue NE		Albuquerque	NM	87110
McDuffie Twin Parks NA	Mark	Hyland	3607 Calle Del Monte NE		Albuquerque	NM	87110
McKinley NA	Marjorie	Padilla	3616 Aztec Road NE		Albuquerque	NM	87110
McKinley NA	Geraldine	Griego	3018 Solano Drive NE		Albuquerque	NM	87110
Mesa Del Sol NA	Joy	Ziener	5601 Addis Avenue SE		Albuquerque	NM	87106
Mesa Del Sol NA	James	Thompson	2227 Stieglitz Avenue SE		Albuquerque	NM	87106
Mesa Ridge HOA Incorporated	Kevin	Wilcox	5843 Mesa Vista Trail NW		Albuquerque	NM	87120

Public Notice Inquiry_CABQ Municipal Limits_City Project.xls

Mesa Ridge HOA Incorporated	Mike	Padilla	5836 Mesa Vista Trail NW		Albuquerque	NM	87120
MidTown A&E Merchant Association	Bryan	Pletta	4130 Cutler Avenue NE		Albuquerque	NM	87110
MidTown A&E Merchant Association	Mary	Tarango	4300 Cutler Avenue NE		Albuquerque	NM	87110
Mile Hi NA	Johanna	Bair	1312 Cagua Dr NE		Albuquerque	NM	87110
Mile Hi NA	Cynthia	Serna	1616 Cardenas Drive NE		Albuquerque	NM	87110
Molten Rock NA	Mary Ann	Wolf-Lyerla	5608 Popo Drive NW		Albuquerque	NM	87120
Molten Rock NA	Christine	Davis	5615 Popo Drive NW		Albuquerque	NM	87120
Monte Largo Hills NA	Tom	Burkhalter	13104 Summer Place NE		Albuquerque	NM	87112
Monte Largo Hills NA	Susan	Law	13101 Summer Place NE		Albuquerque	NM	87112
Montecito Estates Community Association	John	Hughes	6709 Mete Sol Drive NW		Albuquerque	NM	87121
Montecito Estates Community Association	Kim	Corcoran	8500 Jefferson Street NE	Suite B	Albuquerque	NM	87113
Montecito West Community Association Incorporated	Jody	Willoughby	7850 Jefferson Street NE	Suite 130	Albuquerque	NM	87109
Montecito West Community Association Incorporated	Brandy	Hetherington	7850 Jefferson Street NE	Suite 130	Albuquerque	NM	87109
Monterey Manor NA	Tom	Donham	1012 Casa Grande Place NE		Albuquerque	NM	87112
Monterey Manor NA	Cindy	Miller	12208 Casa Grande Avenue NE		Albuquerque	NM	87112
Monticello NA	Daniel	Poli	12 Juan Road NE		Albuquerque	NM	87123
Monticello NA	Dan	Getz	43 Monticello NE		Albuquerque	NM	87123
Mossman NA	Marya	Sena	3418 Dakota NE		Albuquerque	NM	87110
Mossman NA	Lori	Jameson	3543 Dakota NE		Albuquerque	NM	87110
Mossman South NA	Rebecca	Gardner	3106 Florida NE		Albuquerque	NM	87110
Mossman South NA	Patricia	Cotterell	3113 Georgia NE		Albuquerque	NM	87110
Near North Valley NA	Marit	Tully	PO Box 6953		Albuquerque	NM	87197
Near North Valley NA	Joe	Sabatini	3514 6th Street NW		Albuquerque	NM	87107
Netherwood Park NA	William	Gannon	1726 Notre Dame NE		Albuquerque	NM	87106
Netherwood Park NA	Susan	Bennett	1708 Vassar Drive NE		Albuquerque	NM	87106
New Vistas Subdivision HOA Incorporated	Donald	Kiger	4115 New Vistas Court NW		Albuquerque	NM	87114
New Vistas Subdivision HOA Incorporated	Tasha	Brachle	4104 New Vistas Court NW		Albuquerque	NM	87114
Nob Hill NA	Curtis	Bayer	201 Aliso Drive SE	Unit 11	Albuquerque	NM	87108
Nob Hill NA	Gary	Eyster	316 Amherst Drive NE		Albuquerque	NM	87106
Nor Este NA	Jason	Young	6901 Schist Avenue NE		Albuquerque	NM	87113
Nor Este NA	Jim	Griffie	PO Box 94115		Albuquerque	NM	87199
North Albuquerque Acres Community Association	Carol	Ambabo	8921 Glendale NE		Albuquerque	NM	87122
North Albuquerque Acres Community Association	Lorri	Zumwalt	11304 Eagle Rock NE		Albuquerque	NM	87122
North Campus NA	Erin	Phillips	1228 Vassar Drive NE		Albuquerque	NM	87106
North Campus NA	Julianna	Koob	1200 Columbia NE		Albuquerque	NM	87106
North Domingo Baca NA	Judie	Pellegrino	8515 Murrelet NE		Albuquerque	NM	87113
North Domingo Baca NA	Lorna	Howerton	8527 Murrelet NE		Albuquerque	NM	87113
North Eastern Association of Residents	Nancy	Pressley-Naimark	9718 Apache NE		Albuquerque	NM	87112
North Eastern Association of Residents	Jo	Martin	2208 Lester Drive NE	#409	Albuquerque	NM	87112
North Edith Commercial Corridor Association	Christine	Benavidez	10417 Edith Boulevard NE		Albuquerque	NM	87113
North Edith Commercial Corridor Association	Robert	Warrick	444 Niagara NE		Albuquerque	NM	87113
North Hills NA	Lynda	Chrisman	7233 Remington Drive NE		Albuquerque	NM	87109
North Hills NA	Elise	Kraf	7209 Gatling Drive NE		Albuquerque	NM	87109
North Valley Coalition	Peggy	Norton	P.O. Box 70232		Albuquerque	NM	87197
North Valley Coalition	Doyle	Kimbrough	2327 Campbell Road NW		Albuquerque	NM	87104
North Wyoming NA	Nanci	Carriveau	8309 Krim Drive NE		Albuquerque	NM	87109
North Wyoming NA	Tracy	Guidry	8330 Krim Drive NE		Albuquerque	NM	87109
Oakland Estates HOA	Kathy	Sumbry-Wilkins	8916 Lochnager Lane NE		Albuquerque	NM	87113
Oakland Estates HOA	Thomas	Potts	6800 Glenlochy Way NE		Albuquerque	NM	87113
Ocotillo HOA	Melissa	David	8224 Desert Lily Lane NE		Albuquerque	NM	87122
Ocotillo HOA	Michael	Chase	9912 Sand Verbena Trail NE		Albuquerque	NM	87122
Old Town Business Association Incorporated	Michelle	LaMeres	206 San Felipe Street NW	#1	Albuquerque	NM	87104
Old Town Business Association Incorporated	Heather	Arnold	2113 Charlevoix Street NW		Albuquerque	NM	87104

Public Notice Inquiry_CABQ Municipal Limits_City Project.xls

Onate NA	Phyllis	Chavez	1808 Shirlane NE		Albuquerque	NM	87112
Orchards at Anderson Heights Subassociation Incorporated	Cindy	McCormick	2823 Richmond Drive NE		Albuquerque	NM	87107
Orchards at Anderson Heights Subassociation Incorporated	Arina	Caster	2823 Richmond Drive NE		Albuquerque	NM	87107
Oso Grande NA	Beth	Baker	10308 Camino Del Oso NE		Albuquerque	NM	87111
Oso Grande NA	Alicia	Quinones	4921 Noreen Court NE		Albuquerque	NM	87111
Oso Park Condominium Association Incorporated	Camelou	Cavalier	PO Box 67590		Albuquerque	NM	87193
Oxbow Bluff HOA	Ron	Schlecht	4118 Silvery Minnow Place NW		Albuquerque	NM	87120
Oxbow Bluff HOA	Laura	Mason	4119 Silvery Minnow Place NW		Albuquerque	NM	87120
Oxbow Park HOA	Andrea	Otero-Looney	3901 Tundra Swan NW		Albuquerque	NM	87120
Oxbow Park HOA	Bob	Nashwinter	3828 Tundra Swan NW		Albuquerque	NM	87120
Oxbow Village HOA	Raul	Garcia	3831 Oxbow Village Lane NW		Albuquerque	NM	87120
Oxbow Village HOA	Nick	Harrison	3800 Oxbow Village Lane NW		Albuquerque	NM	87120
Palomas Park NA	Ann	Wagner	7209 Gallinas NE		Albuquerque	NM	87109
Palomas Park NA	William	Marsh	7504 Laster Avenue NE		Albuquerque	NM	87109
Paradise Hills Civic Association	Maria	Warren	5020 Russell Drive NW		Albuquerque	NM	87114
Paradise Hills Civic Association	Tom	Anderson	10013 Plunkett Drive NW		Albuquerque	NM	87114
Parkland Hills NA	Rob	Leming	712 Truman Street SE		Albuquerque	NM	87108
Parkland Hills NA	Cecilia Brooke	Cholka	4916 Pershing Avenue SE		Albuquerque	NM	87108
Parkway NA	Mary	Loughran	8015 Fallbrook Place NW		Albuquerque	NM	87120
Parkway NA	Ruben	Aleman	8005 Fallbrook NW		Albuquerque	NM	87120
Peppertree Royal Oak Residents Association	Art	Verardo	11901 San Victorio Avenue NE		Albuquerque	NM	87111
Peppertree Royal Oak Residents Association	Cheri	Schlagel	12508 Tamarac Trail NE		Albuquerque	NM	87111
Piedras Marcadas NA	Lawrence	Fendall	8600 Tia Christina Drive NW		Albuquerque	NM	87114
Piedras Marcadas NA	Susan	Deese-Roberts	9124 Laura Lee Place NW		Albuquerque	NM	87114
Princess Jeanne NA	Carolyne	DeVore-Parks	10904 Love Avenue NE		Albuquerque	NM	87112
Prospector's Point Condominium Association Incorporated	Jeanne	Cunio	5801 Lowell Street NE	#6D	Albuquerque	NM	87111
Prospector's Point Condominium Association Incorporated	Rich	Valdez	5801 Lowell Street NE	#30C	Albuquerque	NM	87111
Pueblo Alto NA	David	Michalski	735 Adams Street NE		Albuquerque	NM	87110
Pueblo Alto NA	Joe	Woodward	920 Monroe Street NE		Albuquerque	NM	87110
Quail Ridge HOA	Andrea	Cobb	13122 Marble Avenue NE		Albuquerque	NM	87112
Quail Ridge HOA	Patricia	Bird	1035 Omaha Street NE		Albuquerque	NM	87112
Quaker Heights NA	Orlando	Martinez	5808 Jones Place NW		Albuquerque	NM	87120
Quaker Heights NA	Vanessa	Alarid	5818 Jones Place NW		Albuquerque	NM	87120
Quigley Park NA	Eric	Olivas	2708 Valencia Drive NE		Albuquerque	NM	87110
Quigley Park NA	Lisa	Whalen	2713 Cardenas Drive NE		Albuquerque	NM	87110
Quintessence NA	Andrea	Landaker	10012 Coronado Avenue NE		Albuquerque	NM	87122
Quintessence NA	Jim	Frey	7432 Sandia Glow Court NE		Albuquerque	NM	87122
Quivera Estates HOA	Cesar	Rodriguez	8300 Via Alegre NE		Albuquerque	NM	87122
Quivera Estates HOA	Paul	Harrison	8305 Via Alegre NE		Albuquerque	NM	87122
Rancho Encantado HOA	John	Vigil	5801 Mesa Sombra Place NW		Albuquerque	NM	87120
Rancho Encantado HOA	John	Marco	4500 Mesa Rincon Drive NW		Albuquerque	NM	87120
Rancho Sereno NA	Sander	Rue	7500 Rancho Solano Court NW		Albuquerque	NM	87120
Rancho Sereno NA	Debra	Cox	8209 Rancho Paraiso NW		Albuquerque	NM	87120
Raynolds Addition NA	Margaret	Lopez	1315 Gold Avenue SW		Albuquerque	NM	87102
Raynolds Addition NA	Bob	Tilley	806 Lead Avenue SW		Albuquerque	NM	87102
Richland Hills HOA	John	Dailey	8728 Springhill Drive NW		Albuquerque	NM	87114
Richland Hills HOA	Chris	Roth	8701 Silvercrest Court NW		Albuquerque	NM	87114
Rinconada Point Association Incorporated	Joni	Ulibarri	3220 Fritzie NW		Albuquerque	NM	87120
Rinconada Point Association Incorporated	Connie	Gilman	3212 Schumacher Street NW		Albuquerque	NM	87120
Rio Grande Boulevard NA	Jim	Kenney	2416 Arbor Road NW		Albuquerque	NM	87107
Rio Grande Boulevard NA	Eleanor	Walther	2212 Camino De Los Artesanos NW		Albuquerque	NM	87107
Rio Grande Compound HOA	Ann	King	3004 Calle De Alamo NW		Albuquerque	NM	87104
Rio Grande Compound HOA	Lisa	Feierman	3001 Calle Del Bosque NW		Albuquerque	NM	87104

Public Notice Inquiry_CABQ Municipal Limits_City Project.xls

Rio Oeste HOA	Stephan	Von Kalben	4105 Palacio Real Avenue NW		Albuquerque	NM	87120
Rio Oeste HOA	Orlando	Gonzales	4101 Zarzuela Avenue NW		Albuquerque	NM	87120
Riverview Heights NA	Jan	Harrington	P.O. Box 12654		Albuquerque	NM	87195
Riverview Heights NA	Cyrus	Toll	1306 Riverview Drive NW		Albuquerque	NM	87105
Route 66 West NA	Cherise	Quezada	10304 Paso Fino Place SW		Albuquerque	NM	87121
Route 66 West NA	Paul	Fava	505 Parnell Drive SW		Albuquerque	NM	87121
San Antonio Condominium HOA	Rod	Skiver	2823 Richmond Drive NE		Albuquerque	NM	87107
San Antonio Condominium HOA	Cindy	McCormick	2823 Richmond Drive NE		Albuquerque	NM	87107
San Blas HOA	Anna	Vigil-Baca	6623 San Blas Place NW		Albuquerque	NM	87120
San Blas HOA	Heidi	Marchand	6627 San Blas Place NW		Albuquerque	NM	87120
San Gabriel Area NA	Cynthia	Klaila	10024 Natalie Court NE		Albuquerque	NM	87111
San Gabriel Area NA	Dan	Jones	3917 Inca Court NE		Albuquerque	NM	87111
San Jose NA	Robert	Brown	2200 William Street SE		Albuquerque	NM	87102
San Jose NA	Olivia	Price Greathouse	408 Bethel Drive SE		Albuquerque	NM	87102
Sandia High School Area NA	Ed	Mascarenas	8217 Dellwood Road NE		Albuquerque	NM	87110
Sandia High School Area NA	Michael	Kious	7901 Palo Duro NE		Albuquerque	NM	87110
Sandia Vista NA	Lucia	Muñoz	316 Dorothy Street NE		Albuquerque	NM	87123
Sandia Vista NA	Brenda	Gebler	PO Box 50219		Albuquerque	NM	87181
Santa Barbara Martineztown NA	Rosalie	Martinez	507 Rosemont NE		Albuquerque	NM	87102
Santa Barbara Martineztown NA	Loretta	Naranjo Lopez	1127 Walter NE		Albuquerque	NM	87102
Santa Fe Village NA	Bruce	Armstrong	4988 Butte Place NW		Albuquerque	NM	87120
Santa Fe Village NA	Dennis	Newton	6815 Lamar Avenue NW		Albuquerque	NM	87120
Sawmill Area NA	Ralph	Roybal	1735 Band Saw Place NW		Albuquerque	NM	87104
Sawmill Area NA	Julie	Henss	1724 Band Saw Place NW		Albuquerque	NM	87104
Sawmill Community Land Trust	Nancy	Deskin	990 18th Street NW	2nd Floor	Albuquerque	NM	87104
Semillas y Raices Neighborhood Community Group	Carol	Krause	800 Mountain Road NE		Albuquerque	NM	87102
Semillas y Raices Neighborhood Community Group	Monique	Bell	1113 Edith Boulevard NE		Albuquerque	NM	87102
Seven Bar North HOA	Jack	Corder	2207 Golf Course Road	Suite B	Rio Rancho	NM	87124
Seven Bar North HOA	Peter	Conlin	11015 Snowbird Drive NW		Albuquerque	NM	87114
Siesta Hills NA	Kathy	Pierson	6413 Mitchell SE		Albuquerque	NM	87108
Siesta Hills NA	Tamaya	Toulouse	1424 Hertz Drive SE		Albuquerque	NM	87108
Silver Hill NA	James	Montalbano	1409 Silver Avenue SE		Albuquerque	NM	87106
Silver Hill NA	Elizabeth	Doak	1606 Silver Avenue SE		Albuquerque	NM	87106
Silver Platinum Downtown NA	Leon	Garcia	205 Silver Avenue SW	#419	Albuquerque	NM	87102
Silver Platinum Downtown NA	Ronald	Casias	205 Silver Avenue SW	#428	Albuquerque	NM	87102
Singing Arrow NA	Ilena	Estrella	12928 Marva Place SE		Albuquerque	NM	87123
Singing Arrow NA	Wanda	Umber	12520 Piru SE		Albuquerque	NM	87123
Skyview West NA	Beatrice	Purcella	201 Claire Lane SW		Albuquerque	NM	87121
Skyview West NA	Tony	Chavez	305 Claire Lane SW		Albuquerque	NM	87121
Snow Heights NA	Julie	Nielsen	8020 Bellamah Avenue NE		Albuquerque	NM	87110
Snow Heights NA	Laura	Garcia	1404 Katie Street NE		Albuquerque	NM	87110
Sonora HOA	Joletha	Sturdy	6915 Suerte Place NE		Albuquerque	NM	87113
Sonora HOA	W. Chris	Davis	6604 Tesoro Place NE		Albuquerque	NM	87113
South Broadway NA	Gwen	Colonel	900 John Street SE		Albuquerque	NM	87102
South Broadway NA	Frances	Armijo	915 William SE		Albuquerque	NM	87102
South Guadalupe Trail NA	Margaret	Freeman	1505 Plaza Encantada NW		Albuquerque	NM	87107
South Guadalupe Trail NA	Andy	Apple	5116 Guadalupe Trail NW		Albuquerque	NM	87107
South Los Altos NA	Eileen	Jessen	420 General Hodges Street NE		Albuquerque	NM	87123
South Los Altos NA	Allen	Osborn	245 Espejo NE		Albuquerque	NM	87123
South San Pedro NA	Reynaluz	Juarez	816 San Pedro SE		Albuquerque	NM	87108
South San Pedro NA	Donna	Orozco-Geist	933 San Pedro SE		Albuquerque	NM	87108
Southeast Heights NA	Michael	Gallegos	308 Adams Street SE		Albuquerque	NM	87108
Southeast Heights NA	John	Pate	1007 Idlewilde Lane SE		Albuquerque	NM	87108

Public Notice Inquiry_CABQ Municipal Limits_City Project.xls

Spanish Walk NonProfit Corporation	Jerri	Paul-Seaborn	610 Camino Espanol NW		Albuquerque	NM	87107
Spanish Walk NonProfit Corporation	Sandra	Nunn	602 Camino Espanol NW		Albuquerque	NM	87107
Spruce Park NA	James	Tolbert	424 Spruce NE		Albuquerque	NM	87106
Spruce Park NA	Peter	Feibelman	1401 Sigma Chi Road NE		Albuquerque	NM	87106
SR Marmon NA	Monnet	Serafin	1722 Vasilion Place NW		Albuquerque	NM	87120
SR Marmon NA	Julian	Morales	6328 Keswick Place NW		Albuquerque	NM	87120
St Josephs Townhouse Association	Marie	Ludi	6216 St. Josephs Avenue NW		Albuquerque	NM	87120
St Josephs Townhouse Association	Allan	Ludi	6216 St. Josephs Avenue NW		Albuquerque	NM	87120
Stardust Skies North NA	Tillery	Dingler	7727 Hermanson Place NE		Albuquerque	NM	87110
Stardust Skies North NA	Mary	Hawley	7712 Hendrix Road NE		Albuquerque	NM	87110
Stardust Skies Park NA	Matt	Stratton	7309 Bellrose NE		Albuquerque	NM	87110
Stardust Skies Park NA	Kim	Lovely-Peake	7100 Bellrose NE		Albuquerque	NM	87110
Stinson Tower NA	Lucy	Arzate-Boyles	3684 Tower Road SW		Albuquerque	NM	87121
Stinson Tower NA	Eloy	Padilla Jr.	7619 Greywolf Road SW		Albuquerque	NM	87121
Stonebrooke Estates HOA Incorporated	Edy	Klein	9798 Coors Boulevard NW	Bldg. A	Albuquerque	NM	87114
Stonebrooke Estates HOA Incorporated	Carl	Gervais	7225 Pebble Stone Place NE		Albuquerque	NM	87113
Story Rock HOA	Hector	Gomez	6027 Arrow Point Road NW		Albuquerque	NM	87120
Story Rock HOA	Levi	Bowman	6003 Arrow Point Road NW		Albuquerque	NM	87120
Stronghurst Improvement Association Incorporated	Mark	Lines	3010 Arno Street NE		Albuquerque	NM	87107
Stronghurst Improvement Association Incorporated	William	Sabatini	2904 Arno Street NE		Albuquerque	NM	87107
Summit Park NA	Elisha	Allen	817 Amherst Drive NE		Albuquerque	NM	87106
Summit Park NA	Jan	Schuetz	3501 Calle Del Ranchero NE		Albuquerque	NM	87106
Sunstar NA	Ken	Williams	3639 Sunstar SW		Albuquerque	NM	87105
Sunstar NA	Rebecca	Jimenez	3601 Sunstar SW		Albuquerque	NM	87105
Supper Rock NA	Ken	O'Keefe	600 Vista Abajo Drive NE		Albuquerque	NM	87123
Supper Rock NA	Kathleen	Schindler-Wright	407 Monte Largo Drive NE		Albuquerque	NM	87123
Sycamore NA	Mardon	Gardella	411 Maple Street NE		Albuquerque	NM	87106
Sycamore NA	Peter	Schillke	1217 Coal Avenue SE		Albuquerque	NM	87106
Symphony HOA Incorporated	Jaime	Jaramillo	2001 Allegretto Trail NW		Albuquerque	NM	87104
Symphony HOA Incorporated	Michelle	Lombard	1512 Presto Way NW		Albuquerque	NM	87104
Taylor Ranch NA	Jolene	Wolfley	7216 Carson Trail NW		Albuquerque	NM	87120
Taylor Ranch NA	Rene	Horvath	5515 Palomino Drive NW		Albuquerque	NM	87120
The Courtyards NA	Jackie	Cooke	8015 Dark Mesa NW		Albuquerque	NM	87120
The Courtyards NA	Jayne	Aubele	2919 Monument Drive NW		Albuquerque	NM	87120
The Enclave at Oxbow HOA	Forrest	Uppendahl	3900 Rock Dove Trail NW		Albuquerque	NM	87120
The Enclave at Oxbow HOA	Jill	Greene	3915 Fox Sparrow Trail NW		Albuquerque	NM	87120
The Estates at Mirehaven Community Association Incorporated	Angela	Manzanedo	9100 Del Webb Lane NW		Albuquerque	NM	87120
The Estates at Mirehaven Community Association Incorporated	Julie	Karl	9100 Del Webb Lane NW		Albuquerque	NM	87120
The Estates at Tanoan HOA	Lucy	Barabe	7025 Moon Glow Court NE		Albuquerque	NM	87111
The Estates at Tanoan HOA	Darrell	Spren	10412 City Lights Drive NE		Albuquerque	NM	87111
The Lofts @ 610 Central SW Owners Association Incorporated	Kaatje	van der Gaarden	610 Central Avenue SW	3E	Albuquerque	NM	87102
The Lofts @ 610 Central SW Owners Association Incorporated	Janelle	Gutierrez	610 Central Avenue SW	#3H	Albuquerque	NM	87102
The Manors at Mirehaven Community Association Incorporated	Jody	Willoughby	7850 Jefferson Street NE	Suite 130	Albuquerque	NM	87109
The Manors at Mirehaven Community Association Incorporated	Brandy	Hetherington	7850 Jefferson Street NE	Suite 130	Albuquerque	NM	87109
The Paloma Del Sol NA	Wayne	Kipling	4809 San Timoteo Avenue NW		Albuquerque	NM	87114
The Paloma Del Sol NA	Paul	Jones	4808 San Timoteo Avenue NW		Albuquerque	NM	87114
The Presidio HOA	Joseph	Nastav	9798 Coors Boulevard NW	Building A	Albuquerque	NM	87114
The Presidio HOA	Cassandra	Derrick	10928 Arguello Trail SE		Albuquerque	NM	87123
The Quail Springs NA	Kay	Fulton	7316 Quail Springs Place NE		Albuquerque	NM	87113
The Quail Springs NA	Dr. Betty	Fisher	7311 Quail Springs Place NE		Albuquerque	NM	87113
The Terraces at Peppertree HOA Incorporated	Deborah	Fincke	6115 Parktree Place NE		Albuquerque	NM	87111
The Terraces at Peppertree HOA Incorporated	Glen	Magee	6105 Parktree Place NE		Albuquerque	NM	87111
The Trails at Seven Bar South HOA Incorporated	Michelle	Measles	10318 Dayflower Drive NW		Albuquerque	NM	87114

Public Notice Inquiry_CABQ Municipal Limits_City Project.xls

The Trails at Seven Bar South HOA Incorporated	Mohammed	Moabed	10124 Calabacillas Court NW		Albuquerque	NM	87114
Thomas Village NA	Debbie	Ridley	3247 Calle De Deborah NW		Albuquerque	NM	87104
Thomas Village NA	Richard	Meyners	3316 Calle De Daniel NW		Albuquerque	NM	87104
Trementina HOA	Ava	Mueller	8500 Jefferson Street NE		Albuquerque	NM	87113
Trementina HOA	John	Coffman	7232 Via Contenta NE		Albuquerque	NM	87113
Tres Volcanes NA	Rick	Gallagher	8401 Casa Gris Court NW		Albuquerque	NM	87120
Tres Volcanes NA	Thomas	Borst	1908 Selway Place NW		Albuquerque	NM	87120
Trumbull Village Association	T. Alyce	Ice	6902 4th Street NW	#11	Albuquerque	NM	87107
Trumbull Village Association	Joanne	Landry	7501 Trumbull SE		Albuquerque	NM	87108
Tuscany NA	Harry	Hendriksen	10592 Rio del Sol NW		Albuquerque	NM	87114
Tuscany NA	Janelle	Johnson	PO Box 6270		Albuquerque	NM	87197
University Heights NA	Don	Hancock	105 Stanford SE		Albuquerque	NM	87106
University Heights NA	Julie	Kidder	120 Vassar SE		Albuquerque	NM	87106
Valley Gardens NA	Robert	Price	2700 Desert Garden Lane SW		Albuquerque	NM	87105
Valley Gardens NA	Antoinette	Dominguez	4519 Valley Park Drive SW		Albuquerque	NM	87105
Vecinos Del Bosque NA	Harrison (Tai)	Alley	1316 Dennison SW		Albuquerque	NM	87105
Vecinos Del Bosque NA	Rod	Mahoney	1838 Sadora Road SW		Albuquerque	NM	87105
Victory Hills NA	Erin	Engelbrecht	PO Box 40298		Albuquerque	NM	87196
Victory Hills NA	Patricia	Willson	505 Dartmouth Drive SE		Albuquerque	NM	87106
Villa De Paz HOA Incorporated	Judith	Kanester	53 Calle Monte Aplanado NW		Albuquerque	NM	87120
Villa De Paz HOA Incorporated	Jacque	Mangham	6170 Cotton Tail Road NE		Rio Rancho	NM	87144
Villa De Villagio HOA	James	Morrow	10848 Como Drive NW		Albuquerque	NM	87114
Villa De Villagio HOA	Susie	Sollien	8500 Jefferson Street NE	Suite B	Albuquerque	NM	87113
Villa Del Rio HOA	Isaac	Brito	3309 Calle Vigo NW		Albuquerque	NM	87104
Villa Del Rio HOA	Richard	Davis	3304 Calle Vigo NW		Albuquerque	NM	87104
Vineyard Estates NA	David	Zarecki	8405 Vintage Drive NE		Albuquerque	NM	87122
Vineyard Estates NA	Elizabeth	Meek	8301 Mendocino Drive NE		Albuquerque	NM	87122
Vista De La Luz HOA	Jack	Corder	2207 Golf Course Road	Suite B	Rio Rancho	NM	87124
Vista De La Luz HOA	Sherrol	Maratta	3301-R Coors Boulevard NW	#121	Albuquerque	NM	87120
Vista Del Mundo NA	Dennis	Roach	13812 Spirit Trail NE		Albuquerque	NM	87112
Vista Del Norte Alliance	Janelle	Johnson	PO Box 6270		Albuquerque	NM	87197
Vista Del Norte Alliance	Fred	Harsany	PO Box 6270		Albuquerque	NM	87197
Vista Del Rey Condo Association	Agnes	Holswade	2900 Vista Del Rey	Unit 15D	Albuquerque	NM	87112
Vista Del Rey Condo Association	Marvin	Oglesby	2900 Vista Del Rey NE	Unit 27B	Albuquerque	NM	87112
Vista Grande NA	Richard	Schaefer	3579 Sequoia Place NW		Albuquerque	NM	87120
Vista Grande NA	Berent	Groth	3546 Sequoia Place NW		Albuquerque	NM	87120
Vista Magnifica Association	Ava	Battaglia	1701 Bluffside Drive NW		Albuquerque	NM	87105
Vista Magnifica Association	Lorelei	Novak	1520 Buck Court NW		Albuquerque	NM	87105
Vista Montecito HOA Incorporated	Euca	Burrows White	9200 Picacho Lane NW		Albuquerque	NM	87114
Vista Montecito HOA Incorporated	Michael	Chavez	9207 San Leandro Lane NW		Albuquerque	NM	87114
Wells Park NA	Mike	Prando	611 Bellamah NW		Albuquerque	NM	87102
Wells Park NA	Doreen	McKnight	1426 7th Street NW		Albuquerque	NM	87102
West Bluff NA	Patrishia	Dyea	5012 Bridges Avenue NW		Albuquerque	NM	87120
West Bluff NA	Kimberlee	Tolon McCandless	3208 Vista Grande Drive NW		Albuquerque	NM	87120
West La Cueva NA	Peggy	Neff	8305 Calle Soquelle NE		Albuquerque	NM	87113
West La Cueva NA	Michael	Gonzales	8201 La Milpita Street NE		Albuquerque	NM	87113
West Mesa NA	Frank	Gonzales	9024 Santa Catalina Avenue NW		Albuquerque	NM	87121
West Mesa NA	Steven	Budenski	5732 La Anita Avenue NW		Albuquerque	NM	87105
West Old Town NA	Kendra	Roberston	2319 Edna Avenue NW		Albuquerque	NM	87104
West Old Town NA	GP Ben	Lovato	2820 Azar Place NW		Albuquerque	NM	87104
West Park NA	Les	Fraser	2215 New York Avenue SW	#A	Albuquerque	NM	87104
West Park NA	Sarah	Mandala	2225 Alhambra SW		Albuquerque	NM	87104
Western Trails Estates HOA	Jacqlyn	Jones	5511 Bridgeport Road NW		Albuquerque	NM	87120

Public Notice Inquiry_CABQ Municipal Limits_City Project.xls

Western Trails Estates HOA	Marc	Lombardo	5512 Bridgeport Road NW		Albuquerque	NM	87120
Westgate Heights NA	Eric	Faull	1335 El Rancho Drive SW		Albuquerque	NM	87121
Westgate Heights NA	Matthew	Archuleta	1628 Summerfield Place SW		Albuquerque	NM	87121
Wildflower Area NA	Charles	Bates	5000 Watercress Drive NE		Albuquerque	NM	87113
Wildflower Area NA	Larry	Caudill	4915 Watercress Drive NE		Albuquerque	NM	87113
Willow Wood NA	Samantha	Martinez	823 Glacier Bay Street SE		Albuquerque	NM	87123
Willow Wood NA	Jonathan	Hollinger	11700 Isle Royale Road SE		Albuquerque	NM	87123
Windmill Manor Place Subdivision HOA	Cynthia	Grajeda James	5301 Tierra Amada Street NW		Albuquerque	NM	87120
Windmill Manor Place Subdivision HOA	Lisa	Woods	5304 Tierra Amada Street NW		Albuquerque	NM	87120
Winrock South NA	John	Kinney	7110 Constitution Avenue NE		Albuquerque	NM	87110
Winrock South NA	Virginia	Kinney	7110 Constitution Avenue NE		Albuquerque	NM	87110
Winrock Villas Condo Association	Heather	Pithan	1601 Pennsylvania Street NE		Albuquerque	NM	87110
Winrock Villas Condo Association	Keith	Myers	1601 Pennsylvania Street NE		Albuquerque	NM	87110
Yale Village NA	Donald	Love	2125 Stanford Drive SE		Albuquerque	NM	87106
Yale Village NA	Kim	Love	2122 Cornell Drive SE		Albuquerque	NM	87106

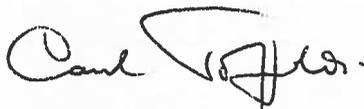
Nov. 29, 2018

Re. PR-2018-001843, Phase 2 IDO Zoning Conversions (Batch 1)

Public Notice – Mailed Notice to Neighborhood Assoc. Representatives

For information, the following individuals received one letter:

<i>First Name</i>	<i>Last Name</i>	<i>Association Name</i>
Giezell	Edison	Anderson Heights Master Association Incorporated Arroyo Del Sol Condominium Association Incorporated
Jack	Corder	Seven Bar North HOA Vista De La Luz HOA
Cindy	McCormick	Anderson Hills HOA Orchards at Anderson Heights Subassociation Incorporated San Antonio Condominium HOA
Larry	LaPitz	Anderson Hills HOA Anderson Hills NA
Rosalie	Martinez	Martineztown Work Group Santa Barbara Martineztown NA
Marie	Ludi	Ladera Heights NA St Josephs Townhouse Association
Allan	Ludi	Ladera Heights NA St Josephs Townhouse Association
Brandy	Hetherington	Montecito West Community Association Incorporated The Manors at Mirehaven Community Association Incorporated
Jody	Willoughby	Montecito West Community Association Incorporated The Manors at Mirehaven Community Association Incorporated
Janelle	Johnson	Tuscany NA Vista Del Norte Alliance



Carol Toffaleti
Senior Planner/Long Range
CABQ Planning Department

CITY OF ALBUQUERQUE



November 28, 2018

Mr. Michael Vos
Development Coordinator
Planning Department
City of Albuquerque
600 2nd St. NW
Albuquerque, NM 87102

Re. November 2018 EPC Submittal – Public Mailed Notice Certification
Amendment to Integrated Development Ordinance (IDO) Map – Phase 2 Zoning
Conversions (Batch 1)

Dear Mr. Vos,

Please accept this letter as certification of Mailed Notice as required by the IDO.

I, Carol Toffaleti, do hereby certify and attest that I personally delivered 480 letters to the City of Albuquerque's mail room* for first class stamping and delivery to the U.S. Post Office today. The letters were addressed to all Neighborhood Association representative, as provided by the Office of Neighborhood Coordination for this city-wide request and as shown on the attached exhibits.

PO Box 1293

Albuquerque

NM 87103

www.cabq.gov

Sincerely,

Carol Toffaleti
Senior Planner/Long Range
Planning Department
600 2nd Street NW, Third Floor
Albuquerque NM 87102

*

Received by Larry D. English Date 11-28-18

DFAS/Purchasing/Office Services (mail room)

November 27, 2018

Authorized Representative
City of Albuquerque Recognized or Registered Neighborhood Association



Dear Neighborhood Association Representative,

On November 29, 2018, the Planning Department will submit into the City's review and decision process the first of two batches of Phase 2 zoning conversions to address issues not resolved with the Phase 1 zoning conversions that were approved by City Council with the adoption in November 2017 of the Integrated Development Ordinance (IDO), the City's new zoning code, which went into effect on May 17, 2018.

This first batch of proposed zoning conversions includes approximately 140 properties. The property owners have opted into the process by signing a form, and City staff has confirmed that the properties qualify for the process via at least one of the following five criteria established by City Council in Resolution 18-29:

1. **Nonconforming Use:** The zoning conversion would remedy a nonconforming use of the property.
2. **Voluntary Downzone:** The zoning conversion would result in a less intense or less dense IDO zone district in an Area of Consistency that is compatible in scale and intensity with the existing land use at the site and surrounding development patterns.
3. **Floating Zone Line:** The zoning conversion would remedy a boundary that does not correspond to a lot line in either the Bernalillo County Assessor's data or Albuquerque Geographic Information Systems (AGIS) City parcel data (i.e. a "floating zone line").
4. **Prior Special Use or R-D Zoning:** The zoning conversion is for undeveloped property previously regulated by the Residential and Related Uses Zone, Developing Area (R-D), or by special use zoning (SU-1, SU-2, or SU-3), and an IDO zone designation other than what was assigned through the Phase 1 conversion process would be more appropriate for the site.
5. **Size Thresholds:** The zoning conversion is for property converted to Planned Development (PD) or Non-residential Business Park (NR-BP) zone districts that does not meet size thresholds set by the IDO for those zone districts.

This zoning conversion process is a legislative action and will be heard by the Environmental Planning Commission (EPC) for review and recommendation to the City Council. (See date and time of the public hearing below.) The City Council's Land Use, Planning, and Zoning (LUPZ) committee will review and recommend the zoning conversions to the full City Council, and the City Council will make the final decision. Each step in this process includes public hearings that you can attend and where you can sign up to speak. Written comments will also become part of the public record and be considered throughout the process.

EPC Hearing:

Thursday, 10 January 2019, 8:30 am in the Basement Hearing Room, Plaza del Sol, 600 2nd Street NW

The agenda and staff report that will include details about the first batch of properties will be posted online on January 3, 2019: <https://www.cabq.gov/planning/boards-commissions/environmental-planning-commission/epc-agendas-reports-minutes>

The public file is also available for viewing at the Planning Department, 3rd Floor, during office hours.

The EPC will have a **study session** to hear presentations from Planning Department staff about the Phase 2 zoning conversions and ask clarifying questions. No public comment is taken at study sessions, but the public is welcome to attend and get the same information and details as the EPC:

EPC Study Session:

Thursday, 13 December 2018, 3:00 pm in the Basement Hearing Room, Plaza del Sol, 600 Second Street NW

Send **written comments** to the Environmental Planning Commission by:

email: EPC Chair Derek Bohannon
c/o Planning Department
abctoz@cabq.gov

regular mail: EPC Chair Derek Bohannon
c/o COA Planning Department, Third Floor
600 Second Street NW
Albuquerque NM 87102

- To be included in the staff report for EPC consideration, send comments by **9 a.m. on Monday, December 31, 2018.**
- To submit limited, clarifying materials for EPC consideration, send comments by **9 a.m. on Tuesday, January 8, 2019.**

Written comments received after these deadlines will be forwarded to City Council.

The Planning Department has done substantial advertising and outreach for this process, including emails to Neighborhood Association representatives and a distribution list of more than 10,000 people; monthly articles in the Neighborhood News; ads in the Albuquerque Journal, Weekly Alibi, local radio stations, the ABC Library webpage; and an insert in English and Spanish in tax bills sent to every property owner in Albuquerque in early November 2018. Between August and October, staff distributed information at the Downtown Growers' Market, the Rail Yards Market, the Mile-Hi Market, and the International Festival and presented to several neighborhood groups by request, as well as to the Apartment Association of New Mexico. Staff offered weekly office hours for property owners and small groups.

Staff will continue advertising this free zoning conversion process and collecting forms from property owners to take advantage of this opportunity until May 2019. To be included in the second and final batch of zoning conversions that will be submitted into the City's review and decision process by May 16, 2019, property owners should submit their forms as soon as possible. Staff is available to provide more information or assistance to property owners in your area. More information is available on the project webpage:

<https://abc-zone.com/post-ido-voluntary-zone-conversion-process>

Please contact any of the following members of Planning Department staff, if you have any questions about this application or the EPC process:

Russell Brito
UD&D Manager
505.924.3337
rbrito@cabq.gov

Mikaela Renz-Whitmore
Long Range Manager
505.924.3932
mrenz-whitmore@cabq.gov

Carol Toffaleti
Long Range Senior Planner
505.924.3345
cgtoffaleti@cabq.gov

Sincerely,



Mikaela Renz-Whitmore, Long Range Manager
City of Albuquerque Planning Department

Bonnie Anderson
321 High St. SE
Albuquerque, NM 87102

Frances Armijo
915 William SE
Albuquerque, NM 87102

Monique Bell
1113 Edith Boulevard NE
Albuquerque, NM 87102

Robert Brown
2200 William Street SE
Albuquerque, NM 87102

Ann Carson
416 Walter SE
Albuquerque, NM 87102

Ronald Casias
205 Silver Avenue SW #428
Albuquerque, NM 87102

Gwen Colonel
900 John Street SE
Albuquerque, NM 87102

Leon Garcia
205 Silver Avenue SW #419
Albuquerque, NM 87102

Janelle Gutierrez
610 Central Avenue SW #3H
Albuquerque, NM 87102

Carol Krause
800 Mountain Road NE
Albuquerque, NM 87102

Margaret Lopez
1315 Gold Avenue SW
Albuquerque, NM 87102

Richard Martinez
601 Edith Boulevard NE
Albuquerque, NM 87102

Frank Martinez
501 Edith Boulevard NE
Albuquerque, NM 87102

Rosalie Martinez
507 Rosemont NE
Albuquerque, NM 87102

Doreen McKnight
1426 7th Street NW
Albuquerque, NM 87102

David Naranjo
720 Cordero Road NE
Albuquerque, NM 87102

Loretta Naranjo Lopez
1127 Walter NE
Albuquerque, NM 87102

Mike Prando
611 Bellamah NW
Albuquerque, NM 87102

Olivia Price Greathouse
408 Bethel Drive SE
Albuquerque, NM 87102

Alicia Romero
803 Pacific Avenue SW
Albuquerque, NM 87102

Mark Rupert
909 Tijeras Avenue NW #116
Albuquerque, NM 87102

Holly Siebert
408 11th Street NW
Albuquerque, NM 87102

Bob Tilley
806 Lead Avenue SW
Albuquerque, NM 87102

Kaatje van der Gaarden
610 Central Avenue SW 3E
Albuquerque, NM 87102

Deborah Allen
206 Laguna Boulevard SW
Albuquerque, NM 87104

Heather Arnold
2113 Charlevoix Street NW
Albuquerque, NM 87104

Isaac Brito
3309 Calle Vigo NW
Albuquerque, NM 87104

Harvey Buchalter
1615 Kit Carson SW
Albuquerque, NM 87104

Julia Clarke
2630 Aloysia Lane NW
Albuquerque, NM 87104

Patricia Cream
652 Rio Azul Lane NW
Albuquerque, NM 87104

Kate Davis
664 Bosque Verde Lane NW
Albuquerque, NM 87104

Richard Davis
3304 Calle Vigo NW
Albuquerque, NM 87104

Nancy Deskin
990 18th Street NW 2nd Floor
Albuquerque, NM 87104

Marianne Dickinson
2328 Rio Grande Boulevard NW
Albuquerque, NM 87104

Lisa Feierman
3001 Calle Del Bosque NW
Albuquerque, NM 87104

Les Fraser
2215 New York Avenue SW #A
Albuquerque, NM 87104

Sky Gross
308 Laguna Seca NW
Albuquerque, NM 87104

Julie Henss
1724 Band Saw Place NW
Albuquerque, NM 87104

William Herring
3104 Coca Road NW
Albuquerque, NM 87104

Kathy Hiatt
110 San Felipe Street NW
Albuquerque, NM 87104

Jim Hoffsis
2012 South Plaza Street NW
Albuquerque, NM 87104

Jaime Jaramillo
2001 Allegretto Trail NW
Albuquerque, NM 87104

Doyle Kimbrough
2327 Campbell Road NW
Albuquerque, NM 87104

Ann King
3004 Calle De Alamo NW
Albuquerque, NM 87104

Michelle LaMeres
206 San Felipe Street NW #1
Albuquerque, NM 87104

Michelle Lombard
1512 Presto Way NW
Albuquerque, NM 87104

GP Ben Lovato
2820 Azar Place NW
Albuquerque, NM 87104

Sarah Mandala
2225 Alhambra SW
Albuquerque, NM 87104

David McCain
1424 1/2 Lomas Boulevard NW
Albuquerque, NM 87104

Richard Meyners
3316 Calle De Daniel NW
Albuquerque, NM 87104

Debbie Ridley
3247 Calle De Deborah NW
Albuquerque, NM 87104

Kendra Roberston
2319 Edna Avenue NW
Albuquerque, NM 87104

Ralph Roybal
1735 Band Saw Place NW
Albuquerque, NM 87104

Mary Zeremba
2320 Rio Grande Boulevard NW
Albuquerque, NM 87104

Harrison (Tai) Alley
1316 Dennison SW
Albuquerque, NM 87105

Ava Battaglia
1701 Bluffside Drive NW
Albuquerque, NM 87105

Steven Budenski
5732 La Anita Avenue NW
Albuquerque, NM 87105

Antoinette Dominguez
4519 Valley Park Drive SW
Albuquerque, NM 87105

Jerry Gallegos
5921 Central Avenue NW
Albuquerque, NM 87105

Nelson Gallegos
604 Redbluff Avenue SW
Albuquerque, NM 87105

Rebecca Jimenez
3601 Sunstar SW
Albuquerque, NM 87105

Rod Mahoney
1838 Sadora Road SW
Albuquerque, NM 87105

Twyla McComb
414 Crestview Drive SW
Albuquerque, NM 87105

Lorelei Novak
1520 Buck Court NW
Albuquerque, NM 87105

Robert Price
2700 Desert Garden Lane SW
Albuquerque, NM 87105

Cyrus Toll
1306 Riverview Drive NW
Albuquerque, NM 87105

Ken Williams
3639 Sunstar SW
Albuquerque, NM 87105

Elizabeth Aikin
1524 Alamo Ave SE
Albuquerque, NM 87106

Elisha Allen
817 Amherst Drive NE
Albuquerque, NM 87106

Susan Bennett
1708 Vassar Drive NE
Albuquerque, NM 87106

Susan Brumbaugh
621 Vassar Drive NE
Albuquerque, NM 87106

Isabel Cabrera
1720 Buena Vista SE
Albuquerque, NM 87106

Elizabeth Doak
1606 Silver Avenue SE
Albuquerque, NM 87106

Gary Eyster
316 Amherst Drive NE
Albuquerque, NM 87106

Peter Feibelman
1401 Sigma Chi Road NE
Albuquerque, NM 87106

Lee Gamelsky
2412 Miles Road SE
Albuquerque, NM 87106

William Gannon
1726 Notre Dame NE
Albuquerque, NM 87106

Mardon Gardella
411 Maple Street NE
Albuquerque, NM 87106

Don Hancock
105 Stanford SE
Albuquerque, NM 87106

Julie Kidder
120 Vassar SE
Albuquerque, NM 87106

Julianna Koob
1200 Columbia NE
Albuquerque, NM 87106

Donald Love
2125 Stanford Drive SE
Albuquerque, NM 87106

Kim Love
2122 Cornell Drive SE
Albuquerque, NM 87106

Eloisa Molina-Dodge
1704 Buena Vista SE
Albuquerque, NM 87106

James Montalbano
1409 Silver Avenue SE
Albuquerque, NM 87106

Sara Osborne
409 Vassar Drive NE
Albuquerque, NM 87106

Erin Phillips
1228 Vassar Drive NE
Albuquerque, NM 87106

Peter Schillke
1217 Coal Avenue SE
Albuquerque, NM 87106

Jan Schuetz
3501 Calle Del Ranchero NE
Albuquerque, NM 87106

James Thompson
2227 Stieglitz Avenue SE
Albuquerque, NM 87106

James Tolbert
424 Spruce NE
Albuquerque, NM 87106

Patricia Willson
505 Dartmouth Drive SE
Albuquerque, NM 87106

Joy Ziener
5601 Addis Avenue SE
Albuquerque, NM 87106

Andy Apple
5116 Guadalupe Trail NW
Albuquerque, NM 87107

Karon Boutz
1007 Sandia Road NW
Albuquerque, NM 87107

Christine Burrows
901 Solar Road NW
Albuquerque, NM 87107

Arina Caster
2823 Richmond Drive NE
Albuquerque, NM 87107

Don Dudley
302 Sandia Road NW
Albuquerque, NM 87107

Giezell Edison
2823 Richmond Drive NE
Albuquerque, NM 87107

Patricia England
3939 Rio Grande Boulevard NW #24
Albuquerque, NM 87107

Marcia Finical
141 Griegos Road NW
Albuquerque, NM 87107

Margaret Freeman
1505 Plaza Encantada NW
Albuquerque, NM 87107

Bret Haskins
5912 Pauline Street NW
Albuquerque, NM 87107

Diana Hunt
2820 Candelaria Road NW
Albuquerque, NM 87107

T. Alyce Ice
6902 4th Street NW #11
Albuquerque, NM 87107

Jim Kenney
2416 Arbor Road NW
Albuquerque, NM 87107

Donna Knezek
900 Solar Road NW
Albuquerque, NM 87107

Mark Lines
3010 Arno Street NE
Albuquerque, NM 87107

Cindy McCormick
2823 Richmond Drive NE
Albuquerque, NM 87107

Trudy Merriman
2617 Decker Road NW
Albuquerque, NM 87107

Suzanne Murphy
3939 Rio Grande Boulevard NW #7
Albuquerque, NM 87107

Don Newman
5723 Guadalupe Trail NW
Albuquerque, NM 87107

Sandra Nunn
602 Camino Espanol NW
Albuquerque, NM 87107

Jerri Paul-Seaborn
610 Camino Espanol NW
Albuquerque, NM 87107

Connie Romero
444 Gavilan Place NW
Albuquerque, NM 87107

Joe Sabatini
3514 6th Street NW
Albuquerque, NM 87107

William Sabatini
2904 Arno Street NE
Albuquerque, NM 87107

Rod Skiver
2823 Richmond Drive NE
Albuquerque, NM 87107

Eleanor Walther
2212 Camino De Los Artesanos NW
Albuquerque, NM 87107

Jeremy Wilcox
305 Sandia Road NW
Albuquerque, NM 87107

David Wood
158 Pleasant Avenue NW
Albuquerque, NM 87107

Curtis Bayer
201 Aliso Drive SE Unit 11
Albuquerque, NM 87108

Clark Brown
465 Jefferson NE
Albuquerque, NM 87108

Cecilia Brooke Cholka
4916 Pershing Avenue SE
Albuquerque, NM 87108

Omar Durant
305 Quincy Street NE
Albuquerque, NM 87108

James Farmin
621 Alvarado Drive NE
Albuquerque, NM 87108

Michael Gallegos
308 Adams Street SE
Albuquerque, NM 87108

Marian Jordan
816 Arizona SE
Albuquerque, NM 87108

Reynaluz Juarez
816 San Pedro SE
Albuquerque, NM 87108

Dorothy Kerwin
720 Valencia NE
Albuquerque, NM 87108

Joanne Landry
7501 Trumbull SE
Albuquerque, NM 87108

Idalia Lechuga-Tena
537 San Pablo Street NE
Albuquerque, NM 87108

Rob Leming
712 Truman Street SE
Albuquerque, NM 87108

Dayna Mares
639 Dallas Street NE
Albuquerque, NM 87108

Donna Orozco-Geist
933 San Pedro SE
Albuquerque, NM 87108

John Pate
1007 Idlewilde Lane SE
Albuquerque, NM 87108

Carmen Pennington
1004 San Pedro SE
Albuquerque, NM 87108

Kathy Pierson
6413 Mitchell SE
Albuquerque, NM 87108

Tamaya Toulouse
1424 Hertz Drive SE
Albuquerque, NM 87108

Patricia Ann Beck
7518 Bear Canyon Road NE
Albuquerque, NM 87109

Karl Benedict
9415 DeVargas Loop NE
Albuquerque, NM 87109

Christy Burton
8709 Palomar Avenue NE
Albuquerque, NM 87109

Betty Campbell
8025 Classic NE
Albuquerque, NM 87109

Nanci Carriveau
8309 Krim Drive NE
Albuquerque, NM 87109

Lynda Chrisman
7233 Remington Drive NE
Albuquerque, NM 87109

Peggy Clark
6504 Arroyo Del Oso Avenue NE
Albuquerque, NM 87109

Max Dubroff
7812 Charger Trail NE
Albuquerque, NM 87109

Ruth Gardner
4725 San Pedro Drive NE Unit #30
Albuquerque, NM 87109

Tracy Guidry
8330 Krim Drive NE
Albuquerque, NM 87109

Sharon Harrison
4725 San Pedro NE Unit #2
Albuquerque, NM 87109

Ellen Harvey
8021 Classic NE
Albuquerque, NM 87109

Brandy Hetherington
7850 Jefferson Street NE Suite 130
Albuquerque, NM 87109

Susan Hudson
6609 Arroyo Del Oso Avenue NE
Albuquerque, NM 87109

Craig Ilg
6316 Baker Avenue NE
Albuquerque, NM 87109

Paul Jessen
9304 San Rafael Avenue NE
Albuquerque, NM 87109

Scott Knowles
7832 Academy Trail NE
Albuquerque, NM 87109

Elise Kraf
7209 Gatling Drive NE
Albuquerque, NM 87109

Julita Ann Leavell-Ilg
6316 Baker Avenue NE
Albuquerque, NM 87109

William Marsh
7504 Laster Avenue NE
Albuquerque, NM 87109

Courtney McKelvey
7209 Prairie Road NE
Albuquerque, NM 87109

Christine Messersmith
7904 Woodridge Drive NE
Albuquerque, NM 87109

Wallace Miller
7117 Hollis Street NE
Albuquerque, NM 87109

Irene Minke
6504 Dungan Avenue NE
Albuquerque, NM 87109

Chris Ocksrider
6733 Kelly Ann Road NE
Albuquerque, NM 87109

Paul Phelan
8201 Countrywood Drive NE
Albuquerque, NM 87109

William Pratt
6753 Kelly Ann Road NE
Albuquerque, NM 87109

Daniel Regan
4109 Chama Street NE
Albuquerque, NM 87109

Karl Scheuch
6113 Torreon Drive NE
Albuquerque, NM 87109

Robert Stetson
7112-69 Pan American Freeway NE
Albuquerque, NM 87109

Rhonda Thurston
7557 Prairie Road NE
Albuquerque, NM 87109

Patricia Tode
8305 Racheleigh Road NE
Albuquerque, NM 87109

Ann Wagner
7209 Gallinas NE
Albuquerque, NM 87109

Clayton Wallers
7112-201 Pan American Freeway NE
Albuquerque, NM 87109

Jody Willoughby
7850 Jefferson Street NE Suite 130
Albuquerque, NM 87109

John Woods
8513 Plymouth Rock Road NE
Albuquerque, NM 87109

Colin Adams
1405 Solano Drive NE
Albuquerque, NM 87110

Johanna Bair
1312 Cagua Dr NE
Albuquerque, NM 87110

Darcy Bushnell
2017 Alvarado NE
Albuquerque, NM 87110

Timothy Carlton-McQueen
4027 Mackland Avenue NE
Albuquerque, NM 87110

Patricia Cotterell
3113 Georgia NE
Albuquerque, NM 87110

Tillery Dinger
7727 Hermanson Place NE
Albuquerque, NM 87110

Gloria Dominguez
1800 Palomas NE
Albuquerque, NM 87110

Jay Edwards
2742 Sierra NE
Albuquerque, NM 87110

Evelyn Feltner
2014 Utah Street NE
Albuquerque, NM 87110

Laura Garcia
1404 Katie Street NE
Albuquerque, NM 87110

Rebecca Gardner
3106 Florida NE
Albuquerque, NM 87110

Ron Goldsmith
1216 Alcazar Street NE
Albuquerque, NM 87110

Geraldine Griego
3018 Solano Drive NE
Albuquerque, NM 87110

Denise Hammer
1735 Aliso Drive NE
Albuquerque, NM 87110

David Haughawout
2824 Chama Street NE
Albuquerque, NM 87110

Mary Hawley
7712 Hendrix Road NE
Albuquerque, NM 87110

Mark Hyland
3607 Calle Del Monte NE
Albuquerque, NM 87110

Cathy Intemann
3816 Delamar NE
Albuquerque, NM 87110

Lori Jameson
3543 Dakota NE
Albuquerque, NM 87110

Barb Johnson
2700 Hermosa Drive NE
Albuquerque, NM 87110

John Kinney
7110 Constitution Avenue NE
Albuquerque, NM 87110

Virginia Kinney
7110 Constitution Avenue NE
Albuquerque, NM 87110

Michael Kious
7901 Palo Duro NE
Albuquerque, NM 87110

Kathy Kleyboecker
3912 Morningside Drive NE
Albuquerque, NM 87110

Robert Lah
2901 Mesilla Street NE
Albuquerque, NM 87110

Barbara Lohbeck
1402 California Street NE
Albuquerque, NM 87110

Kim Lovely-Peake
7100 Bellrose NE
Albuquerque, NM 87110

Ed Mascarenas
8217 Dellwood Road NE
Albuquerque, NM 87110

David Michalski
735 Adams Street NE
Albuquerque, NM 87110

Alex Morgan
7414 Leah Drive NE
Albuquerque, NM 87110

Keith Myers
1601 Pennsylvania Street NE
Albuquerque, NM 87110

Julie Nielsen
8020 Bellamah Avenue NE
Albuquerque, NM 87110

Eric Olivas
2708 Valencia Drive NE
Albuquerque, NM 87110

Marjorie Padilla
3616 Aztec Road NE
Albuquerque, NM 87110

Heather Pithan
1601 Pennsylvania Street NE
Albuquerque, NM 87110

Bryan Pletta
4130 Cutler Avenue NE
Albuquerque, NM 87110

Marya Sena
3418 Dakota NE
Albuquerque, NM 87110

Cynthia Serna
1616 Cardenas Drive NE
Albuquerque, NM 87110

Eric Shirley
900 Grove Street NE
Albuquerque, NM 87110

Jonathan Stern
4232 Aspen NE
Albuquerque, NM 87110

Matt Stratton
7309 Bellrose NE
Albuquerque, NM 87110

James Sundsmo
7501 Prospect Avenue NE
Albuquerque, NM 87110

Mary Tarango
4300 Cutler Avenue NE
Albuquerque, NM 87110

Efren Teran
4138 Coe Drive NE
Albuquerque, NM 87110

Lisa Whalen
2713 Cardenas Drive NE
Albuquerque, NM 87110

Joe Woodward
920 Monroe Street NE
Albuquerque, NM 87110

Joel Wooldridge
1500 Indiana NE
Albuquerque, NM 87110

Donna Yetter
2111 Hoffman Drive NE
Albuquerque, NM 87110

Jessica Armijo
3701 Erbbe Street NE
Albuquerque, NM 87111

Beth Baker
10308 Camino Del Oso NE
Albuquerque, NM 87111

Lucy Barabe
7025 Moon Glow Court NE
Albuquerque, NM 87111

Paul Beck
3008 Camino De La Sierra NE
Albuquerque, NM 87111

Monica Camarillo
12008 Caribou Avenue NE
Albuquerque, NM 87111

Matthew Connelly
5005 Calle De Tierra NE
Albuquerque, NM 87111

Donald Couchman
6441 Concordia Road NE
Albuquerque, NM 87111

Jeanne Cunion
5801 Lowell Street NE #6D
Albuquerque, NM 87111

Karen Cunningham
3008 Camino De La Sierra NE
Albuquerque, NM 87111

Patricia Duda
3720 Camino Capistrano NE
Albuquerque, NM 87111

Ellen Dueweke
8409 Cherry Hills Road NE
Albuquerque, NM 87111

Brian Eagan
8416 Hilton Avenue NE Apt. 4B
Albuquerque, NM 87111

Timothy Engelmann
11421 Bar Harbor Place NE
Albuquerque, NM 87111

Jeannette Fantl
5605 Brockton Court NE
Albuquerque, NM 87111

Paul Ferioli
4908 Sereno Drive NE
Albuquerque, NM 87111

Deborah Fincke
6115 Parktree Place NE
Albuquerque, NM 87111

Karl Hattler
3705 Camino Capistrano NE
Albuquerque, NM 87111

Sue Hilts
11314 Overlook NE
Albuquerque, NM 87111

John Jackson
8600 La Sala Del Sur NE
Albuquerque, NM 87111

Mary Johnson
10712 Academy Ridge Road NE
Albuquerque, NM 87111

Dan Jones
3917 Inca Court NE
Albuquerque, NM 87111

Christopher Keaty
3512 Agua Sarca Court NE
Albuquerque, NM 87111

Cynthia Klaila
10024 Natalie Court NE
Albuquerque, NM 87111

Christopher Lopez
10555 Montgomery Boulevard NE
Building 1, Suite 100
Albuquerque, NM 87111

Glen Magee
6105 Parktree Place NE
Albuquerque, NM 87111

Pamela Meyer
4121 Eubank Blvd. NE
Albuquerque, NM 87111

Jim Munroe
6208 Academy Ridge Court NE
Albuquerque, NM 87111

Tom Murdock
5601 Mariola Place NE
Albuquerque, NM 87111

Jack O'Guinn
11516 Golden Gate Avenue NE
Albuquerque, NM 87111

Forest Owens
12812 Cedarbrook NE
Albuquerque, NM 87111

Alfred Papillon
3400 Del Agua Court NE
Albuquerque, NM 87111

Larry Pope
9000 Galaxia Way NE
Albuquerque, NM 87111

Alicia Quinones
4921 Noreen Court NE
Albuquerque, NM 87111

Julie Roberson
3740 Big Bend Road NE
Albuquerque, NM 87111

Andrew Robertson
6916 Rosewood Road NE
Albuquerque, NM 87111

Alex Robinson
12033 Ibex Avenue NE
Albuquerque, NM 87111

Cheri Schlagel
12508 Tamarac Trail NE
Albuquerque, NM 87111

William Slauson
3737 Big Bend Road NE
Albuquerque, NM 87111

Darrell Spreen
10412 City Lights Drive NE
Albuquerque, NM 87111

William Tallman
5909 Canyon Pointe Court NE
Albuquerque, NM 87111

Rich Valdez
5801 Lowell Street NE #30C
Albuquerque, NM 87111

Art Verardo
11901 San Victorio Avenue NE
Albuquerque, NM 87111

Shelby Vering
3413 La Sala Del Oeste NE
Albuquerque, NM 87111

Lars Wells
11208 Overlook NE
Albuquerque, NM 87111

Gary Beyer
11620 Morenci Avenue NE
Albuquerque, NM 87112

Patricia Bird
1035 Omaha Street NE
Albuquerque, NM 87112

Tom Burkhalter
13104 Summer Place NE
Albuquerque, NM 87112

Phyllis Chavez
1808 Shirlane NE
Albuquerque, NM 87112

Andrea Cobb
13122 Marble Avenue NE
Albuquerque, NM 87112

Carolyn DeVore-Parks
10904 Love Avenue NE
Albuquerque, NM 87112

Tom Donham
1012 Casa Grande Place NE
Albuquerque, NM 87112

Verrity Gershin
12017 Donna Court NE
Albuquerque, NM 87112

Agnes Holswade
2900 Vista Del Rey Unit 15D
Albuquerque, NM 87112

Susan Law
13101 Summer Place NE
Albuquerque, NM 87112

Jason Lechtenberg
13605 Rebonito Court NE
Albuquerque, NM 87112

Jo Martin
2208 Lester Drive NE #409
Albuquerque, NM 87112

Lynne Martin
1531 Espejo NE
Albuquerque, NM 87112

Cindy Miller
12208 Casa Grande Avenue NE
Albuquerque, NM 87112

Judy Minks
1209 Parsons NE
Albuquerque, NM 87112

Marvin Oglesby
2900 Vista Del Rey NE Unit 27B
Albuquerque, NM 87112

Stephanie O'Guin
2711 Mesa Linda Drive NE
Albuquerque, NM 87112

Dianne Peterson
9121 Claremont Avenue NE
Albuquerque, NM 87112

Pamela Pettit
2710 Los Arboles Place NE
Albuquerque, NM 87112

Ed Plunkett
2408 Hiawatha Drive NE
Albuquerque, NM 87112

Nancy Pressley-Naimark
9718 Apache NE
Albuquerque, NM 87112

Gail Rasmussen
12225 Cedar Ridge NE
Albuquerque, NM 87112

Dennis Roach
13812 Spirit Trail NE
Albuquerque, NM 87112

Ronald Zawistoski
8910 Princess Jeanne NE
Albuquerque, NM 87112

Charles Bates
5000 Watercress Drive NE
Albuquerque, NM 87113

Christine Benavidez
10417 Edith Boulevard NE
Albuquerque, NM 87113

Larry Caudill
4915 Watercress Drive NE
Albuquerque, NM 87113

Donna Chavez
8500 Jefferson Street NE Suite B
Albuquerque, NM 87113

John Coffman
7232 Via Contenta NE
Albuquerque, NM 87113

Kim Corcoran
8500 Jefferson Street NE Suite B
Albuquerque, NM 87113

W. Chris Davis
6604 Tesoro Place NE
Albuquerque, NM 87113

Dr. Betty Fisher
7311 Quail Springs Place NE
Albuquerque, NM 87113

Kay Fulton
7316 Quail Springs Place NE
Albuquerque, NM 87113

Carl Gervais
7225 Pebble Stone Place NE
Albuquerque, NM 87113

Michael Gonzales
8201 La Milpita Street NE
Albuquerque, NM 87113

Lorna Howerton
8527 Murrelet NE
Albuquerque, NM 87113

Ava Mueller
8500 Jefferson Street NE
Albuquerque, NM 87113

Peggy Neff
8305 Calle Soquelle NE
Albuquerque, NM 87113

Judie Pellegrino
8515 Murrelet NE
Albuquerque, NM 87113

Thomas Potts
6800 Glenloch Way NE
Albuquerque, NM 87113

Susie Sollien
8500 Jefferson Street NE Suite B
Albuquerque, NM 87113

Joletha Sturdy
6915 Suerte Place NE
Albuquerque, NM 87113

Kathy Sumbry-Wilkins
8916 Lochnager Lane NE
Albuquerque, NM 87113

Robert Warrick
444 Niagara NE
Albuquerque, NM 87113

Steve Wentworth
8919 Boe Lane NE
Albuquerque, NM 87113

Jason Young
6901 Schist Avenue NE
Albuquerque, NM 87113

Tom Anderson
10013 Plunkett Drive NW
Albuquerque, NM 87114

Peggy Biedermann
4709 Silver Hair Road
Albuquerque, NM 87114

Tasha Brachle
4104 New Vistas Court NW
Albuquerque, NM 87114

Euca Burrows White
9200 Picacho Lane NW
Albuquerque, NM 87114

Michael Chavez
9207 San Leandro Lane NW
Albuquerque, NM 87114

Peter Conlin
11015 Snowbird Drive NW
Albuquerque, NM 87114

John Dailey
8728 Springhill Drive NW
Albuquerque, NM 87114

Susan Deese-Roberts
9124 Laura Lee Place NW
Albuquerque, NM 87114

Lawrence Fendall
8600 Tia Christina Drive NW
Albuquerque, NM 87114

Mary Hartman
9798 Coors Boulevard NW Building A
Albuquerque, NM 87114

Harry Hendriksen
10592 Rio del Sol NW
Albuquerque, NM 87114

Paul Jones
4808 San Timoteo Avenue NW
Albuquerque, NM 87114

Donald Kiger
4115 New Vistas Court NW
Albuquerque, NM 87114

Wayne Kippling
4809 San Timoteo Avenue NW
Albuquerque, NM 87114

Edy Klein
9798 Coors Boulevard NW Bldg. A
Albuquerque, NM 87114

Michelle Measles
10318 Dayflower Drive NW
Albuquerque, NM 87114

Mohammed Moabed
10124 Calabacillas Court NW
Albuquerque, NM 87114

James Morrow
10848 Como Drive NW
Albuquerque, NM 87114

Joseph Nastav
9798 Coors Boulevard NW Building A
Albuquerque, NM 87114

Chris Roth
8701 Silvercrest Court NW
Albuquerque, NM 87114

Maria Warren
5020 Russell Drive NW
Albuquerque, NM 87114

Paula Willis
4709 Silver Hair NW
Albuquerque, NM 87114

Kimberly Brown
PO Box 9731
Albuquerque, NM 87119

Jonathan Abdalla
6 Tumbleweed NW
Albuquerque, NM 87120

Kathy Adams
5 Arco NW
Albuquerque, NM 87120

Vanessa Alarid
5818 Jones Place NW
Albuquerque, NM 87120

Ruben Aleman
8005 Fallbrook NW
Albuquerque, NM 87120

Julia Archibeque-Guerra
5515 Territorial Road NW
Albuquerque, NM 87120

Bruce Armstrong
4988 Butte Place NW
Albuquerque, NM 87120

Jayne Aubele
2919 Monument Drive NW
Albuquerque, NM 87120

Thomas Borst
1908 Selway Place NW
Albuquerque, NM 87120

Levi Bowman
6003 Arrow Point Road NW
Albuquerque, NM 87120

Karen Buccola
7716 Santa Rosalia NW
Albuquerque, NM 87120

Mary Jo Chavez
6601 Santo Lina Trail NW
Albuquerque, NM 87120

Tim Conklin
3600 Panicum Road NW
Albuquerque, NM 87120

Jackie Cooke
8015 Dark Mesa NW
Albuquerque, NM 87120

Debra Cox
8209 Rancho Paraiso NW
Albuquerque, NM 87120

Christine Davis
5615 Popo Drive NW
Albuquerque, NM 87120

Nita Day
6127 Deergrass Circle NW
Albuquerque, NM 87120

Gregie Duran
2003 Pinonwood NW
Albuquerque, NM 87120

Patrisha Dyea
5012 Bridges Avenue NW
Albuquerque, NM 87120

Regan Eyerman
2904 River Willow Trail NW
Albuquerque, NM 87120

Rick Gallagher
8401 Casa Gris Court NW
Albuquerque, NM 87120

Raul Garcia
3831 Oxbow Village Lane NW
Albuquerque, NM 87120

Connie Gilman
3212 Schumacher Street NW
Albuquerque, NM 87120

Hector Gomez
6027 Arrow Point Road NW
Albuquerque, NM 87120

Orlando Gonzales
4101 Zarzuela Avenue NW
Albuquerque, NM 87120

James Grage
6427 Camino De Paz NW
Albuquerque, NM 87120

Cynthia Grajeda James
5301 Tierra Amada Street NW
Albuquerque, NM 87120

Jill Greene
3915 Fox Sparrow Trail NW
Albuquerque, NM 87120

Nancy Griego
8024 Corte Del Viento NW
Albuquerque, NM 87120

Berent Groth
3546 Sequoia Place NW
Albuquerque, NM 87120

Nick Harrison
3800 Oxbow Village Lane NW
Albuquerque, NM 87120

Lauren Hidalgo
8400 Vista Verde Place NW
Albuquerque, NM 87120

Mario Hidalgo
8400 Vista Verde Place NW
Albuquerque, NM 87120

Rene Horvath
5515 Palomino Drive NW
Albuquerque, NM 87120

Paul Isham
54 Mill Road NW
Albuquerque, NM 87120

Jacqlyn Jones
5511 Bridgeport Road NW
Albuquerque, NM 87120

Howie Kaibel
3504 Calle Floresta Court NW
Albuquerque, NM 87120

Judith Kanester
53 Calle Monte Aplanado NW
Albuquerque, NM 87120

Julie Karl
9100 Del Webb Lane NW
Albuquerque, NM 87120

Richard Kirschner
5004 Grande Vista Court NW
Albuquerque, NM 87120

Larry Leahy
2120 Coyote Creek Trail NW
Albuquerque, NM 87120

Marc Lombardo
5512 Bridgeport Road NW
Albuquerque, NM 87120

Mary Loughran
8015 Fallbrook Place NW
Albuquerque, NM 87120

Marie Ludi
6216 St. Josephs Avenue NW
Albuquerque, NM 87120

Allan Ludi
6216 St. Josephs Avenue NW
Albuquerque, NM 87120

Angela Manzanedo
9100 Del Webb Lane NW
Albuquerque, NM 87120

Sherrol Maratta
3301-R Coors Boulevard NW #121
Albuquerque, NM 87120

Heidi Marchand
6627 San Blas Place NW
Albuquerque, NM 87120

John Marco
4500 Mesa Rincon Drive NW
Albuquerque, NM 87120

Michael Martin
8119 Chicory Drive NW
Albuquerque, NM 87120

Orlando Martinez
5808 Jones Place NW
Albuquerque, NM 87120

Laura Mason
4119 Silvery Minnow Place NW
Albuquerque, NM 87120

Shariesse McCannon
2808 El Tesoro Escondido NW
Albuquerque, NM 87120

Julian Morales
6328 Keswick Place NW
Albuquerque, NM 87120

Bob Nashwinter
3828 Tundra Swan NW
Albuquerque, NM 87120

Patsy Nelson
3301 La Rambla NW
Albuquerque, NM 87120

Dennis Newton
6815 Lamar Avenue NW
Albuquerque, NM 87120

Andrea Otero-Looney
3901 Tundra Swan NW
Albuquerque, NM 87120

Mike Padilla
5836 Mesa Vista Trail NW
Albuquerque, NM 87120

Rorik Rivenburgh
9204 Bear Lake Way NW
Albuquerque, NM 87120

Aaron Rodriguez
2015 Aspenwood Drive NW
Albuquerque, NM 87120

Sander Rue
7500 Rancho Solano Court NW
Albuquerque, NM 87120

Richard Schaefer
3579 Sequoia Place NW
Albuquerque, NM 87120

Ron Schlecht
4118 Silvery Minnow Place NW
Albuquerque, NM 87120

Colette Schobbins
6155 Deergrass Circle NW
Albuquerque, NM 87120

Monnet Serafin
1722 Vasilion Place NW
Albuquerque, NM 87120

David Skowran
8116 Corte De Aguila NW
Albuquerque, NM 87120

Kimberlee Tolon McCandless
3208 Vista Grande Drive NW
Albuquerque, NM 87120

Joni Ulibarri
3220 Fritzie NW
Albuquerque, NM 87120

Forrest Uppendahl
3900 Rock Dove Trail NW
Albuquerque, NM 87120

Dr. Joe Valles
5020 Grande Vista Court NW
Albuquerque, NM 87120

John Vigil
5801 Mesa Sombra Place NW
Albuquerque, NM 87120

Anna Vigil-Baca
6623 San Blas Place NW
Albuquerque, NM 87120

Stephan Von Kalben
4105 Palacio Real Avenue NW
Albuquerque, NM 87120

Danielle Wierengo
3608 Panicum Road NW
Albuquerque, NM 87120

Kevin Wilcox
5843 Mesa Vista Trail NW
Albuquerque, NM 87120

Jim Wolcott
6420 Camino Del Arrebol NW
Albuquerque, NM 87120

Jolene Wolfley
7216 Carson Trail NW
Albuquerque, NM 87120

Mary Ann Wolf-Lyerla
5608 Popo Drive NW
Albuquerque, NM 87120

Arthur Woods
33 Wind Road NW
Albuquerque, NM 87120

Lisa Woods
5304 Tierra Amada Street NW
Albuquerque, NM 87120

Lucy Anchondo
601 Stern Drive NW
Albuquerque, NM 87121

Matthew Archuleta
1628 Summerfield Place SW
Albuquerque, NM 87121

Lucy Arzate-Boyles
3684 Tower Road SW
Albuquerque, NM 87121

Jeanette Baca
901 Field SW
Albuquerque, NM 87121

Tony Chavez
305 Claire Lane SW
Albuquerque, NM 87121

Doug Cooper
6800 Silkwood Avenue NW
Albuquerque, NM 87121

Eric Faull
1335 El Rancho Drive SW
Albuquerque, NM 87121

Paul Fava
505 Parnell Drive SW
Albuquerque, NM 87121

Frank Gonzales
9024 Santa Catalina Avenue NW
Albuquerque, NM 87121

John Hughes
6709 Mete Sol Drive NW
Albuquerque, NM 87121

Larry LaPitz
3120 Rio Plata Drive SW
Albuquerque, NM 87121

Jan LaPitz
3120 Rio Plata Drive SW
Albuquerque, NM 87121

Eloy Padilla Jr.
7619 Greywolf Road SW
Albuquerque, NM 87121

Samantha Pina
423 Elohim Court NW
Albuquerque, NM 87121

Beatrice Purcella
201 Claire Lane SW
Albuquerque, NM 87121

Cherise Quezada
10304 Paso Fino Place SW
Albuquerque, NM 87121

Ted Trujillo
6601 Honeylocust Avenue NW
Albuquerque, NM 87121

Carol Ambabo
8921 Glendale NE
Albuquerque, NM 87122

Michael Chase
9912 Sand Verbena Trail NE
Albuquerque, NM 87122

Melissa David
8224 Desert Lily Lane NE
Albuquerque, NM 87122

Jim Frey
7432 Sandia Glow Court NE
Albuquerque, NM 87122

Paul Harrison
8305 Via Alegre NE
Albuquerque, NM 87122

Andrea Landaker
10012 Coronado Avenue NE
Albuquerque, NM 87122

Elizabeth Meek
8301 Mendocino Drive NE
Albuquerque, NM 87122

Cesar Rodriguez
8300 Via Alegre NE
Albuquerque, NM 87122

David Zarecki
8405 Vintage Drive NE
Albuquerque, NM 87122

Lorri Zumwalt
11304 Eagle Rock NE
Albuquerque, NM 87122

Catherine Cochrane
11705 Blue Ribbon SE
Albuquerque, NM 87123

Cassandra Derrick
10928 Arguello Trail SE
Albuquerque, NM 87123

Ilena Estrella
12928 Marva Place SE
Albuquerque, NM 87123

Dan Getz
43 Monticello NE
Albuquerque, NM 87123

Jonathan Hollinger
11700 Isle Royale Road SE
Albuquerque, NM 87123

Eileen Jessen
420 General Hodges Street NE
Albuquerque, NM 87123

Richard Lujan
11819 Blue Ribbon NE
Albuquerque, NM 87123

Samantha Martinez
823 Glacier Bay Street SE
Albuquerque, NM 87123

Bob Martinson
13104 Calle Azul SE
Albuquerque, NM 87123

Tom Miles
1009 Matia Court NE
Albuquerque, NM 87123

Lucia Muñoz
316 Dorothy Street NE
Albuquerque, NM 87123

Ken O'Keefe
600 Vista Abajo Drive NE
Albuquerque, NM 87123

Allen Osborn
245 Espejo NE
Albuquerque, NM 87123

Rick Paulsen
1008 Rocky Point Court NE
Albuquerque, NM 87123

Daniel Poli
12 Juan Road NE
Albuquerque, NM 87123

Kathleen Schindler-Wright
407 Monte Largo Drive NE
Albuquerque, NM 87123

Debra Sessa
13100 Calle Azul SE
Albuquerque, NM 87123

Wanda Umber
12520 Piru SE
Albuquerque, NM 87123

Jack Corder
2207 Golf Course Road Suite B
Rio Rancho, NM 87124

Chris Christy
PO Box 27288
Albuquerque, NM 87125

Rob Dickson
PO Box 27439
Albuquerque, NM 87125

Linda Trujillo
PO Box 27288
Albuquerque, NM 87125

Jacque Mangham
6170 Cotton Tail Road NE
Rio Rancho, NM 87144

James Cochran
PO Box 50505
Albuquerque, NM 87181

Brenda Gebler
PO Box 50219
Albuquerque, NM 87181

Herb Wright
PO Box 50505
Albuquerque, NM 87181

Vince DiGregory
PO Box 14616
Albuquerque, NM 87191

Camelou Cavalier
PO Box 67590
Albuquerque, NM 87193

Jan Harrington
P.O. Box 12654
Albuquerque, NM 87195

Erin Engelbrecht
PO Box 40298
Albuquerque, NM 87196

Fred Harsany
PO Box 6270
Albuquerque, NM 87197

Janelle Johnson
PO Box 6270
Albuquerque, NM 87197

Peggy Norton
P.O. Box 70232
Albuquerque, NM 87197

Marit Tully
PO Box 6953
Albuquerque, NM 87197

Fred Aiken
P.O. Box 90181
Albuquerque, NM 87199

Jim Griffee
PO Box 94115
Albuquerque, NM 87199

Tamela Lewis
2952 Pueblo Alto
Santa Fe, NM 87507