



City of Albuquerque
Environmental Planning Commission



Staff Report

HEARING DATE:	Thursday, October 15, 2026
PROJECT #:	PR-2024-010079
CASE #:	SP-2026-00073
AGENT:	Galloway
APPLICANT:	Montaño Plaza, LLC
APPLICATION:	Site Plan – EPC, Major Amendment
LEGAL DESCRIPTION:	All or a portion of Parcel 1-A-1-A-1 Plat of Parcel 1-A-1-A-1 Lands of Joel P. Taylor (Being a Replat of Parcels 1-A-1-A & 1-A-2-A Lands of Joel P. Taylor); Parcel 1-A-3 Replat Showing Parcels 1-A-1, 1-A-2 & 1-A-3 Plat of Lands of Joel P. Taylor; Parcel 2-A & 3-A Summary Replat Showing Parcels 1-A, 2-A, 3-A, 4-A & 5-A of the Lands of Joel P. Taylor Situated within Section 25 T11N R2E ; Parcel 4-A-1-A & 4-A-1-B Plat of Parcels 4-A1-A & 4-A1-B Lands of Joel P. Taylor; Parcel 5-A-1-A Plat of Parcels 5-A1-A & 5-A1-B Lands of Joel P. Taylor; Tracts 5-A1-B-1-A & 5-A1-B-1-B Correction Plat of Lands of Joel P. Taylor Tracts 5-A1-B-1-A & 5-A1-B-1-B; Tract 5-A2-A-1 Lands of Joel P. Taylor Tracts 5-A1-B-1 & 5-A2-A-1.
ADDRESS/LOCATION:	6000, 6010, and 6200 Coors Blvd NW, 6200 Coors Blvd NW C , 6001 and 6051 Winter Haven Rd NW, between Montaño Rd. NW and Montaño Plaza Dr. NW
PROPERTY AREA:	Approximately 25 acres
EXISTING ZONING:	MX-M (Mixed use- Medium Intensity)
STAFF PLANNER:	Catherine Heyne

CASE SUMMARY: Because the Site Plan boundary is within 660' of Major Public Open Space (MPOS), there is an automatic one-month deferral from the October 15, 2026 to the November 19, 2026 EPC hearing. The deferral period allows Indian Nations, Tribes, Pueblos, and Tribal representatives a 30-day period to submit any comment [IDO § 14-16-6-4(l)(1)(b)].

STAFF RECOMMENDATION: DEFERRAL of SP-2026-00073 to November 19, 2026.

From: [Maher, Nichole](#)
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Cc: [Jones, Megan D.](#); [Soriano, Daniel](#); [Heyne, Catherine M.](#); [Sloan, Terry](#); [Ahmie, Brandi](#)
Subject: October EPC Request for Tribal Comment
Date: Wednesday, September 9, 2026 2:07:31 PM
Attachments: [How to View Cases in ABQ-PLAN.pdf](#)
[Tribal Comment Memo October 2026 EPC.pdf](#)
[Outlook-qb3dwbuz.png](#)

Greetings,

Attached is the Environmental Planning Commission (EPC) Tribal Comment Memo for October 2026. There are 3 cases that are within 660 feet of Major Public Open Space (MPOS).

As required in IDO 14-16-6-4(I), the zone change request will be deferred for a month to allow Indian Nations, Tribes, and Pueblos and Tribal representatives up to 30 calendar days to comment after such a referral.

To view the application documents, click on the link of the Case # in the memo and it will take you to ABQ-PLAN. Click on the "Attachments" tab and it will show all the documents available for viewing and download. There is also an attached how-to-guide on looking up cases in ABQ-PLAN.

Please let me know if you have any questions.

Respectfully,



Nichole Maher

Sr. Administrative Assistant
Current Planning/EPC | UD&D

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cabq.gov/planning



**CITY OF ALBUQUERQUE
PLANNING DEPARTMENT**

INTER - OFFICE MEMORANDUM

TO:

**ALL PUEBLO COUNCIL OF
GOVERNORS
FORT SILL APACHE TRIBE
JICARILLA APACHE NATION
MESCALERO APACHE TRIBE
NAVAJO NATION
OHKAY OWINGEH
PUEBLO OF ACOMA
PUEBLO OF COCHITI
PUEBLO OF ISLETA
PUEBLO OF JEMEZ
PUEBLO OF LAGUNA
PUEBLO OF NAMBE
PUEBLO OF PICURIS**

**PUEBLO OF POJOAQUE
PUEBLO OF SAN FELIPE
PUEBLO OF SAN ILDEFONSO
PUEBLO OF SANDIA
PUEBLO OF SANTA ANA
PUEBLO OF SANTA CLARA
PUEBLO OF SANTO DOMINGO
PUEBLO OF TAOS
PUEBLO OF TESUQUE
PUEBLO OF ZIA
PUEBLO OF ZUNI
TO'HAIILEE' NAVAJO CHAPTER
YSLETA DEL SUR**

FROM: Mikaela Renz-Whitmore, Urban Design and Development Division, Planning Department

DATE: September 9, 2026

SUBJECT: ENVIRONMENTAL PLANNING COMMISSION CASE DISTRIBUTION

The City of Albuquerque respectfully requests agency comments for the development review case below, which is within an area that requires referral for tribal engagement pursuant to the Integrated Development Ordinance §14-16-6-4(I).

Below are the legal descriptions for the cases scheduled for public hearing before the Environmental Planning Commission on **Thursday, October 15, 2026**.

Each case below has a link that will take you to the application materials in ABQ-PLAN. You can review the documents under the "Attachments" section. Please see the separate attachment on how to view cases in ABQ-PLAN.

The case planner, noted below, is available for any questions by email or can set up a Zoom meeting by request: PlanningEPC@cabq.gov

All comments are due by October 9, 2026.

SUBMIT COMMENTS TO: <https://cabq.gov/epc-agency-comment>

(Please submit comments via the above Agency Comment Portal link, not as email submittals.)

Case # [ZMA-2026-00014](#)

Zoning Map Amendment (Zone Change)

Within 660 of MPOS

Modulus Architects & Land Use Planning, agent for Isaiah 61:3, requests a Zoning Map Amendment (Zone Change) from MX-M to MX-L for all or a portion of Lot 1A1, Block 3, VOLCANO CLIFFS UNIT 26, located at 99999 Valiente Rd NW, between Paseo del Norte NW & Kimmick Rd NW, approximately 7.2901 acres. (C-11)

Staff Planner: Daniel Soriano

Project # PR-2021-005572

Case # [SP-2026-00043](#)

Site Plan – EPC, Major Amendment

Within 660 of MPOS

Supreme Investments, agent for Virgil Gil, Jr. and Deborah Heath requests a Site Plan - EPC, Major Amendment for all or a portion of Lot 23, UNPLATTED/BOND RANCHES, 11C, Block 0000, VOLCANO CLIFFS UNIT 6, UNPLATTED/ABQ & U S GOVERNMENT, VOLCANO CLIFFS UNIT 6, located at 99999 GILA RD NW D, between Quivera Dr and Vista Lucas St NW, approximately 6.7, 0.94 acres. (D-09)

Staff Planner: Daniel Soriano

Project # PR-2024-010079

Case # [SP-2026-00073](#)

Site Plan – EPC, Major Amendment

Within 660 of MPOS

Consensus Planning, Inc. & Molzen Corbin, agent for SPX Real Estate Corp. requests a Site Plan – EPC, Major Amendment to all or a portion of Lot 3A, 4A1A, Block 0000, TAYLOR--JOEL P, located at 6200 COORS BLVD NW, approximately 30 acres. (E-12)

Staff Planner: Catherine Heyne