



**ZONING HEARING EXAMINER'S AGENDA**

TUESDAY, August 20, 2019 9:00 A.M.

PLAZA DEL SOL HEARING ROOM  
BASEMENT LEVEL  
600 SECOND STREET NW  
(ON THE NORTHEAST CORNER OF 2<sup>ND</sup> STREET AND ROMA NW)

*Stan Harada, Esq., Zoning Hearing Examiner  
Lorena Patten-Quintana, ZHE Planner  
Suzie Sanchez, ZHE Administrative Assistant*

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For Inquiries Regarding This Agenda, Please Call The Planning Dept. at (505) 924-3894.

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**PLEASE ADDRESS ALL CORRESPONDENCE TO:**

***Stan Harada, Esq., Zoning Hearing Examiner  
Planning Department  
P.O. Box 1293  
Albuquerque, NM 87103***

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NOTICE TO PEOPLE WITH DISABILITIES: If you have a disability and you require special assistance to participate in this hearing, please contact Planning Information at (505) 924-3860.

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**\*INTERPRETER NEEDED:**

- |                  |                                |   |
|------------------|--------------------------------|---|
| 1. VA-2019-00205 | Project#<br>PR-2019-<br>002520 | Patricia Lopez requests a variance of 3 ft to the allowed encroachment of 3 ft from side lot line for a shade structure for Lot A1, La Vida Nueva Replat of TRC, located at 219 La Vida De Jean SW, zoned R-T [Section 14-16-5-1-F] |
|------------------|--------------------------------|---|

**OLD BUSINESS:**

- |                  |                                |  |
|------------------|--------------------------------|--|
| 2. VA-2019-00162 | Project#<br>PR-2019-<br>002380 | Murphy Oil USA, Inc. requests a conditional use to allow liquor retail for Lot 2, Block 1, Atrisco Land Grant, located at 99999 Central Ave SW, zoned NR-C [Section 14-16-4-3(D)(36)]              |
| 3. VA-2019-00163 | Project#<br>PR-2019-<br>002380 | Murphy Oil USA, Inc. requests a conditional use to allow liquor retail for Lot 1-A, Block 1, Atrisco Land Grant, located at located at 99999 Central Ave SW, zoned NR-C [Section 14-16-4-3(D)(36)] |

**NEW BUSINESS:**

4. VA-2019-00184      Project#  
PR-2019-  
002463      LLR Development requests a conditional use to allow artisan manufacturing on Lot 1C, Eden Lands, located at 1000 Gabaldon RD NW, zoned MX-T [Section 14-16-4-2]
5. VA-2019-00202      Project#  
PR-2019-  
002507      Kallison Ranch of Virginia Limited Partnership LLP requests a variance of 10 ft to the required 20 ft front yard setback for Lot B6, Cottonwood Corners, located at 3801 Ellison DR NW, zoned NR-BP [Section 14-16-5-1-E(1)]
6. VA-2019-00206      Project#  
PR-2019-  
002524      Salem Islar requests a variance of 5 ft to the required 5 ft garage setback from front façade for Lot 7, Block 7, Volcano Cliffs Unit 2, located at 7911 Kibo DR NW, zoned R-1D [Section 14-16-3-4(M)(5)(c)]
7. VA-2019-00207      Project#  
PR-2019-  
002525      Jane McIntyre requests a variance of 3 ft to the 3 ft maximum wall height for Lot 19, Block 9A, Academy Estates Unit 3, located at 8810 Spain RD NE, zoned R-T [Section 14-16-5-7(D)]
8. VA-2019-00208      Project#  
PR-2019-  
002528      Frank Silva requests a variance of 3 ft to the required 3 ft distance from a lot line for Lot 4, Salas Addn No1, located at 4317 Nicole CT SW, zoned R-1A [Section 14-16-5-1-F]
9. VA-2019-00210      Project#  
PR-2019-  
002548      James Villalobos requests a variance of 3 ft to the 3 ft maximum wall height for Lot 24, Block 7, La Reina De Los Altos Unit 1, located at 3213 Reina DR NE, zoned R-1C [Section 14-16-5-7(D)]
10. VA-2019-00212      Project#  
PR-2019-  
002567      Steve Terwilliger requests a permit to allow for a carport in the front yard setback for Lot 12, Block 20, Mesa Village Chapman, located at 1210 Clancy DR NE, zoned R-1C [Section 14-16-5-5(f)(2)]
11. VA-2019-00214      Project#  
PR-2019-  
002568      Sandra K DuBois requests a permit to allow for a carport in the front yard setback for Lot 15, Block 4, Central Park Addn, located at 709 Valencia DR SE, zoned R-1B [Section 14-16-5-5(f)(2)]
12. VA-2019-00215      Project#  
PR-2019-  
002569      Maria Purdum requests a conditional use to allow restaurant for Lot 8, McNeil Addn, located at 727 Tijeras Ave NW, zoned MX-T [Section 14-16-4-2]
13. VA-2019-00218      Project#  
PR-2019-  
002583      Linda and Mary and Donald Roth request a variance of 2 ft 6in to the required 5 ft side yard setback for Lot 14, Block 10, Loma Verde, located at 308 San Pablo ST NE, zoned R-ML [Section 14-16-5-1(C)]
14. VA-2019-00219      Project#  
PR-2019-  
002584      Donna Delery requests a variance of 2 ft to the 3 ft maximum wall height for Lot 17, Block 5, Laurelwood Unit 1B, located at 7704 Ranchwood DR NW, zoned R-T [Section 14-16-5-7(D)]
15. VA-2019-00220      Project#  
PR-2019-  
002042      Rachael Swards requests a variance of 40% to the required 60% of clear transparent windows on ground floor facade facing a street for Lot 12B1, El Rancho Grande 1, located at 8801 Gibson Blvd SW, zoned PD [Section 14-16-5-11(E)(2)(b)1]
16. VA-2019-00221      Project#  
PR-2019-  
002042      Rachael Swards requests a variance of 20% to the required 60% of clear transparent windows on ground floor facade facing a street for Lot 12B1, El Rancho Grande 1, located at 8801 Gibson Blvd SW, zoned PD [Section 14-16-5-11(E)(2)(b)1]

17. VA-2019-00222      Project#  
PR-2019-  
002594      Michele Cravens requests a variance of 3 ft to the 3 ft maximum wall height for Lot 2, Block 5, La Resolana Addn, located at 925 Avenida Del Sol NE, zoned R-1C [Section 14-16-5-7(D)]
  
18. VA-2019-00223      Project#  
PR-2019-  
002595      Courtney Mowrer requests a variance of 3 ft to the 3 ft maximum wall height for Lot 3B4, MRGCD Map 35, located at 2310 Wilma RD NW, zoned R-1A [Section 14-16-5-7(D)]
  
19. VA-2019-00224      Project#  
PR-2019-  
002237      Art Gardenswartz - Tramway CTN LLC requests a conditional use to allow a tap room on Lot A, Candelaria & Tramway SW, located at 12501 Candelaria RD NE, zoned MX-L [Section 14-16-4-2]