



ZONING HEARING EXAMINER'S AGENDA

TUESDAY, June 16, 2020 9:00 A.M.

Zoom Meeting
<https://cabq.zoom.us/j/91153837814>
Meeting ID: 911 5383 7814
 One tap mobile
 +13462487799,,91153837814# US (Houston)
 +16699006833,,91153837814# US (San Jose)

Dial by your location
 +1 346 248 7799 US (Houston)
 +1 669 900 6833 US (San Jose)
 +1 253 215 8782 US (Tacoma)
 +1 312 626 6799 US (Chicago)
 +1 646 558 8656 US (New York)
 +1 301 715 8592 US (Germantown)
 Meeting ID: 911 5383 7814
 Find your local number:
<https://cabq.zoom.us/u/acl3TB3Ndl>

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

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

PLEASE ADDRESS ALL CORRESPONDENCE TO:

Robert Lucero, Esq., Zoning Hearing Examiner at suzannasanchez@cabq.gov

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.

***INTERPRETER NEEDED:**

- | | | |
|------------------|--------------------------------|---|
| 1. VA-2020-00055 | Project#
PR-2020-
003378 | Jose Sanchez requests a variance of 3 feet to the 3 foot maximum wall height for Lot 40, Block E, Buena Ventura, located at 309 Glorieta ST NE, zoned R-1B [Section 14-16-5-7(D)] APPROVED |
|------------------|--------------------------------|---|

2. VA-2020-00092 Project#
PR-2020-003567 Valente Ochoa (Agent, Rogelio Ochoa) requests a conditional use to allow light vehicle sales and rental for Lot 19, Block 8, Mesa Park Addn Clarks -- Ora M Replat of Blk 8, located at 421 Louisiana Blvd SE, zoned MX-L [Section 14-16-4-2] **APPROVED**

NEW BUSINESS:

3. VA-2019-00453 Project#
PR-2019-003211 Victor Vela Moreno & Ricardo Vela Moreno request a conditional use to allow outdoor vehicle storage for Lot 32, Block 20, East Central Business, located at 301 Muriel ST NE, zoned NR-C [Section 14-16-4-2] **APPROVED**
4. VA-2020-00033 Project#
PR-2020-003346 Elmer Villarreal requests a conditional use to allow a dwelling unit for Lot 9, Sloan HM, located at 336 63RD ST NW, zoned R-1B [Section 14-16-4-2] **APPROVED**
5. VA-2020-00034 Project#
PR-2020-003347 PMI Properties LLC (Agent, The Group/Ron Hensley) requests a variance of 50 ft to the required 50 ft separation from a protected lot for Lot Tract 1-A-2, Block A, Monterey Manor Subd, located at 12001 Sierra Grande Ave NE, zoned MX-M [Section 14-16-5-9(F)] **APPROVED**
6. VA-2020-00035 Project#
PR-2020-003347 PMI Properties LLC (Agent, The Group/Ron Hensley) requests a variance of 15 ft to the required 15 ft wide landscaping buffer for Lot Tract 1-A-2, Block A, Monterey Manor Subd, located at 12001 Sierra Grande Ave NE, zoned MX-M [Section 14-16-5-6(E)(2)(a)] **APPROVED**
7. VA-2020-00036 Project#
PR-2020-003348 Roger Avants requests a variance of 3 feet to the 3 feet maximum wall height for Lot 8, Executive Hills, located at 605 Executive Hills LA SE, zoned R-1D [Section 14-16-5-7(D)] **APPROVED WITH CONDITIONS**
8. VA-2020-00037 Project#
PR-2020-003350 Ray Frappier (Agent, Arturo Paez) requests a variance of 2 feet to the 3 foot maximum wall height for Lot 8, Block 3, Santilla Place, located at 6001 Central Ave NE, zoned MX-M [Section 14-16-5-7(D)] **APPROVED WITH CONDITIONS**
9. VA-2020-00042 Project#
PR-2020-003355 Covenant Presbyterian Church (Agent, Forest Owens) requests a variance of 95 feet for a sign within 200 feet of a residential zone district for Lot 8E, Block 1, Covenant Presbyterian Church, located at 9315 Candelaria RD NE, zoned MX-L [Section 14-16-5-12(E)(5)(c)] **APPROVED**
10. VA-2020-00056 Project#
PR-2020-003390 Huyen Le (Agent, Peter Le) requests a conditional use to allow light vehicle sales and rentals on Lot C, Block C, Waggoman & Denison Addn, located at 8900 Central AVE SE, zoned M-XL [Section 14-16-4] **APPROVED**
11. VA-2020-00058 Project#
PR-2020-003426 Billy Williams Jr requests a variance of 3 feet to the 3 foot maximum wall height for Lot 1, Block 1, Apodaca & Sedillo Addn, located at 1400 8TH ST SW, zoned MX-T [Section 14-16-5-7(D)] **DEFERRED**
12. VA-2020-00059 Project#
PR-2020-003437 Jose Carrillo Huizar (Agent, Ubaldo Huizar) requests a variance of 2 feet to the 3 feet maximum wall height for Lot 7, Block F, Bosque Redondo Addn, located at 8208 Fruit Ave NE, zoned R-1C [Section 14-16-5-7(D)] **APPROVED**

13. VA-2020-00060 Project# PR-2020-003438 Daniel Gaillour requests a variance of 3 feet to the 3 foot maximum wall height for Lot 2, Block 16, Santa Fe Addn, located at 917 8th ST SW, zoned R-1A [Section 14-16-5-7(D)] **DEFERRED**
14. VA-2020-00071 Project# PR-2020-003464 Donald Woodman requests a variance of 1 foot to the 3 feet maximum wall height for Lot 4, Block 8, Hunings Highland Addn, located at 213 Arno ST SE, zoned R-1A [Section 14-16-5-7(D)] **APPROVED**
15. VA-2020-00075 Project# PR-2020-003467 Garcia Alfonso Eloy, Gonzales Maria Isela and Garcia Giovanni (Agent, Deysi Garcia) request a conditional use to allow a family home daycare for Lot 41, Westview Townhomes Addn, located at 9731 Western AVE SW, zoned R-T [Section 14-16-4-2] **APPROVED WITH CONDITIONS**
16. VA-2020-00079 Project# PR-2020-003062 Dowry LLC / John Seaver requests a conditional use to allow outdoor storage for Lot A3A, Thunderbird Partnership, located at 9170 Coors BLVD NW, zoned M-XL [Section 14-16-4-2] **APPROVED**
17. VA-2020-00090 Project# PR-2020-003563 Ian Vanderwoude requests a variance of 3 feet to the 3 feet maximum wall height for Lot 9, Block 8, McDuffie Place Addn Unit 3, located at 3301 Mountain Rd NE, zoned R-1C [Section 14-16-5-7(D)] **APPROVED**
18. VA-2020-00095 Project# PR-2020-003587 Julie Elizabeth Kilpatrick and Linda Kay Cecil (Agent, Garcia/Kraemer & Assoc.) request a variance of 5 ft to the required 20 ft front yard setback for Lot 1, Snow-Michael J & Elizabeth, located at 2728 Decker Ave NW, zoned R-A [Section 14-16-5-1(C)] **APPROVED WITH CONDITIONS**
19. VA-2020-00097 Project# PR-2020-003610 Bruce Jr Hill and Melissa Hill request a variance of 3 feet to the 3 feet maximum wall height for Lot 9, Block A, Summer Ray Unit 2, located at 6401 Sunny Day CT NW, zoned R-1A [Section 14-16-5-7(D)] **APPROVED**
20. VA-2020-00100 Project# PR-2020-003649 Matthew J. Reno requests a variance of 2 feet to the 3 feet maximum wall height for Lot 1, Block 15, Faiths, located at 4601 Summer Ave NE, zoned R-1C [Section 14-16-5-7(D)] **APPROVED**
21. VA-2020-00101 Project# PR-2020-003651 Jose Salazar (Agent, Gilbert Austin) request a permit to allow a carport in the front yard setback for Lot 26, Block 2, Academy Acres Unit 1, located at 6301 Cathy Ave NE, zoned R-1B [Section 14-16-5-5(F)(2)(a)2] **APPROVED**
22. VA-2020-00102 Project# PR-2020-003715 Carolyn Drummond-Hay requests a variance of 3 feet to the 3 foot maximum wall height for Lot 14, Block H, Vista Encantada Replat, located at 2912 San Pedro DR NE, zoned R-1C [Section 14-16-5-7(D)] **DEFERRED**
23. VA-2020-00104 Project# PR-2020-003716 First Unitarian Church requests a variance of 5 feet to the 3 foot maximum wall height for Lot 8D1, Block B, Indian Acres, located at 3701 Carlisle Blvd NE, zoned MX-T [Section 14-16-5-7(D)] **WITHDRAWN**
24. VA-2020-00108 Project# PR-2020-001935 Gary Hines (Agent, Consensus Planning) requests a variance to the location of the delivery service window (drive-through service window) on the corner side of the building facing the street for Lot 38A, Block A, Sombra Del Monte, located at 2505 Wyoming Blvd NE, zoned MX-L [Section 14-16-5-5(I)(1)(e)] **WITHDRAWN**

25. VA-2020-00109 Project#
PR-2020-003779 US Eagle Federal Credit Union (Agent, Consensus Planning) requests a variance of 120 feet to the maximum 15 foot street side yard setback for Lot A, Block 5, Broad Acres Subd, located at 7201 Menaul Blvd NE, zoned MX-M [Section 14-16-5-1(D)] **APPROVED**
26. VA-2020-00110 Project#
PR-2020-003779 US Eagle Federal Credit Union (Agent, Consensus Planning) requests a variance of 14.1% to the required 60% of clear transparent windows on ground floor façade facing Menaul Blvd for Lot A, Block 5, Broad Acres Subd, located at 7201 Menaul Blvd NE, zoned MX-M [Section 14-16-5-11-(E)(2)(b)1] **APPROVED**
27. VA-2020-00111 Project#
PR-2020-003779 US Eagle Federal Credit Union (Agent, Consensus Planning) requests a variance of 37.4% to the required 60% of clear transparent windows on ground floor façade facing Espanola Street for Lot A, Block 5, Broad Acres Subd, located at 7201 Menaul Blvd NE, zoned MX-M [Section 14-16-5-11-(E)(2)(b)1] **APPROVED**
28. VA-2020-00112 Project#
PR-2020-003779 US Eagle Federal Credit Union (Agent, Consensus Planning) requests a variance of 45.0% to the required 20 feet depth that interior space must be visible from the façade facing Menaul Blvd for Lot A, Block 5, Broad Acres Subd, located at 7201 Menaul Blvd NE, zoned MX-M [Section 14-16-5-11-(E)(2)(b)1b] **APPROVED**
29. VA-2020-00113 Project#
PR-2020-003779 US Eagle Federal Credit Union (Agent, Consensus Planning) requests a variance of 75.0% to the required 20 foot depth that interior space must be visible from the façade facing Espanola Street for Lot A, Block 5, Broad Acres Subd, located at 7201 Menaul Blvd NE, zoned MX-M [Section 14-16-5-11-(E)(2)(b)1b] **APPROVED**