



CITY OF ALBUQUERQUE  
OFFICE OF ADMINISTRATIVE HEARINGS  
ZONING HEARING EXAMINER  
NOTIFICATION OF DECISION

Veronica Arteaga requests a variance of 2ft to the 3ft maximum wall height for Lot 48, Block 11, Skyview West Amended Replat, located at 416 Judith LA SW, zoned R-1B [Section 14-16-5-7(D)]

Special Exception No:..... **VA-2020-00235**  
Project No: ..... **Project#2020-004153**  
Hearing Date: ..... 09-15-20  
Closing of Public Record: ..... 09-15-20  
Date of Decision: ..... 09-30-20

On the 15th day of September, 2020, property owner Veronica Arteaga (“Applicant”) appeared before the Zoning Hearing Examiner (“ZHE”) requesting a variance of 2ft to the 3ft maximum wall height (“Application”) upon the real property located at 416 Judith LA SW (“Subject Property”). Below are the ZHE’s finding of fact and decision:

FINDING:

1. Applicant is granted a deferral of this matter to allow Applicant and the public to timely submit additional evidence in this matter.

DECISION:

DEFERRAL of the Application to be heard at the ZHE hearing at 9:00 a.m. on October 20, 2020.

APPEAL:

If you wish to appeal this decision, you must do so by October 15, 2020 pursuant to Section 14-16-6-4(U), of the Integrated Development Ordinance, you must demonstrate that you have legal standing to file an appeal as defined.

Successful applicants are reminded that other regulations of the City must be complied with, even after approval of a special exception is secured. This decision does not constitute approval of plans for a building permit. If your application is approved, bring this decision with you when you apply for any related building permit or occupation tax number. Approval of a conditional use or a variance application is void after one year from date of approval if the rights and privileges are granted, thereby have not been executed, or utilized.



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Robert Lucero, Esq.  
Zoning Hearing Examiner

cc:

ZHE File  
Zoning Enforcement  
Veronica Arteaga, varteaga30@yahoo.com