



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

Victoria Otero requests a permit for a taller wall permit-major in the front yard setback for Lot 23, Los Tomases Addn, located at 741 Cordova PL NW, zoned R-1B [Section 14-16-5-7(D)(3)(g)]

Special Exception No:..... **VA-2022-00049**
Project No: **Project#2022-006682**
Hearing Date: 04-19-22
Closing of Public Record: 04-19-22
Date of Decision: 05-04-22

On the 19th day of April, 2022, property owner Victoria Otero (“Applicant”) appeared before the Zoning Hearing Examiner (“ZHE”) requesting a permit for a taller wall permit-major in the front yard setback (“Application”) upon the real property located at 741 Cordova PL NW (“Subject Property”). Below are the ZHE’s finding of fact and decision:

FINDINGS:

1. Applicant is requesting a permit for a taller wall permit-major in the front yard setback.
2. Applicant requested a deferral of this matter from the April 19, 2022 ZHE hearing to the May 17, 2022 ZHE hearing, because Applicant was unavailable on April 19, 2022.
3. The ZHE finds that the deferral would be appropriate.

DECISION:

DEFERRAL of this matter to the May 17, 2022 ZHE hearing

APPEAL:

If you wish to appeal this decision, you must do so by May 19, 2022 pursuant to Section 14-16-6-4(V), 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.



Robert Lucero, Esq.
Zoning Hearing Examiner

cc:

ZHE File
Zoning Enforcement
Victoria Otero, vicotero1@comcast.net



CITY OF ALBUQUERQUE
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NOTIFICATION OF DECISION

Victoria Otero requests a variance of 3 ft to allow for a 6 ft wood fence in the front yard setback for Lot 23, Los Tomases Addn, located at 741 Cordova PL NW, zoned R-1B [Section 14-16-5-7(D)(3)(g)]

Special Exception No:..... **VA-2022-00051**
Project No: **Project#2022-006682**
Hearing Date: 04-19-22
Closing of Public Record: 04-19-22
Date of Decision: 05-04-22

On the 19th day of April, 2022, property owner Victoria Otero (“Applicant”) appeared before the Zoning Hearing Examiner (“ZHE”) requesting a variance of 3 ft to allow for a 6 ft wood fence in the front yard setback (“Application”) upon the real property located at 741 Cordova PL NW (“Subject Property”). Below are the ZHE’s finding of fact and decision:

FINDINGS:

1. Applicant is requesting a variance of 3 ft to allow for a 6 ft wood fence in the front yard setback.
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DECISION:

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