



# ZONING HEARING EXAMINER'S AGENDA

TUESDAY, January 16, 2024 9:00 A.M.

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

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All interested parties should appear at 9:00 am to hear any changes to the agenda.

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

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**PLEASE ADDRESS ALL CORRESPONDENCE TO:**

**Robert Lucero, Esq., Zoning Hearing Examiner at [wfooster@cabq.gov](mailto:wfooster@cabq.gov).**

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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-2023-00335 | Project#       | Edwin Lopez requests a permit for a tall wall major for Lot 785, Block 42,   |
|    |               | PR-2023-009543 | Atrisco Village U-3B of Hoffman City, located at 10505 Benavides RD SW, zoned R-1C [Section 14-16-5-7(D)(3)] <b>APPROVED</b> |

2. VA-2023-00336      Project#      Edwin Lopez requests a variance of 3 ft fence to the allowed 3ft in the front  
PR-2023-      yard for Lot 785, Block 42, Atrisco Village U-3B of Hoffman City, located at  
009543      10505 Benavides RD SW, zoned R-1C [Section 14-16-5-7(D)(1)]  
**APPROVED**
3. VA-2023-00361      Project#      Lorena Pena request for a permit carport for Lot 14, Block 66, Princess  
PR-2023-      Jeanne Park Addn, located at 11101 McKnight Ave NE, zoned R-1B  
009630      [Section 14-16-5-5(F)(2)(a)(3)(b)] **APPROVED**

## NEW BUSINESS:

4. VA-2023-00340      Project#      Brad Salzbrenners requests a variance of 3 feet 10 inches for an accessory  
PR-2023-      building taller than the existing house of 11 ft 8 inches for Lot 28, Block 48,  
009620      Four Hills Village Twelfth Installment, located at 1515 Soplo Rd SE, zoned  
R-1D [Section 14-16-5-1] **CONTINUANCE**
5. VA-2023-00341      Project#      Via Realty Group, LLC (Agent, Alan White) requests a variance of 150' to the  
PR-2023-      required 200' distance for an illuminated sign to be visible from a residential  
009621      zone for Lot B1, Block 11, Eastridge Addn Unit 4, located at 1520 Juan Tabo  
Blvd NE, zoned MX-L [Section 14-16-5-12(E)(5)(c)(1)] **APPROVED**
6. VA-2023-00344      Project#      Beverly Gonzales requests a variance of 3 feet to the allowed 3 feet fence  
PR-2023-      height in the front yard for Lot 12, Block 3, Katherine Nichole Addn, located  
009626      at 7222 Cleghorn RD NW, zoned R-T [Section 14-16- 5-7(D)(1)] **DEFERRAL**
7. VA- 2023-00353      Project#      Beverly Gonzales requests a permit fence major in the front yard for Lot 12,  
PR-2023-      Block 3, Katherine Nichole Addn, located at 7222 Cleghorn RD NW, zoned  
009626      R-T [Section 14-16- 5-7(D)(1)] **DEFERRAL**
8. VA-2023-00347      Project#      Kristin Ditlow & John Yuan request a wall permit major for Lot 19, Block 11,  
PR-2023-      Nor Este Estates, located at 7708 William Moyers Ave NE, zoned R-1B  
009627      [Section 14-16-5-7(D)(3)] **APPROVED**
9. VA-2023-00351      Project#      Petra Longoria requests a conditional use to allow for a family home daycare  
PR-2023-      for Lot 47, Block P1, Towers Sub Unit -2, located at 9108 Rialto Ave SW,  
009629      zoned R-1A [Section 14-16-4-3(F)(8)] **APPROVED WITH CONDITIONS**
10. VA-2023-00357      Project#      Eric Reichun (Agent, America's General Contractors) request a variance of  
PR-2018-      11ft 8in to the required 14ft setback to the northern lot line for a 17ft high  
001212      accessory structure for Lot 12, Block 31, Hunings Highland Addn, located at  
522 Edith Blvd SE, zoned R-1C [Section: 14-16-5-10(c)] **APPROVED**
11. VA-2023-00358      Project#      Eric Reichun (Agent, America's General Contractors) request a variance of  
PR-2018-      4ft for accessory building to be taller than the existing house of 13ft for Lot  
001212      12, Block 31, Hunings Highland Addn, located at 522 Edith Blvd SE, zoned  
R-1C [Section 14-16-5-11(C)(4)(b)] **APPROVED**
12. VA-2023-00359      Project#      Eric Reichun (Agent, America's General Contractors) requests a carport  
PR-2018-      permit for Lot 12, Block 31, Hunings Highland Addn, located at 522 Edith  
001212      Blvd SE, zoned R-1C [Section 14-16-5-5(F)(2)(a)(3)] **APPROVED**

13. VA-2023-00360      Project#      Eric Reichun (Agent, America's General Contractors) request a variance of 1  
PR-2018-      ft to the required 3ft setback for a Carport for Lot 12, Block 31, Hunings  
001212      Highland Addn, located at 522 Edith Blvd SE, zoned R-1C [Section 14-16-5-  
5(F)(2)(a)(3)(c)]
  
14. VA-2023-00362      Project#      File Companies (Agent, Tierra West) requests a variance of 19 ft to the  
PR-2023-      required 25 ft landscaped edge buffer along the eastern lot line for Lot 13,  
009365      Hall - - CH, located at 9705 Volcano RD NW, zoned NR-C [Section 14-16-5-  
6(E)(4)] **APPROVED**
  
15. VA-2023-00363      Project#      File Companies (Agent, Tierra West) requests a variance of 13 ft to the  
PR-2023-      required 25 ft landscaped edge buffer along the northern lot line for Lot 13,  
009365      Hall - - CH, located at 9705 Volcano RD NW, zoned NR-C [Section 14-16-5-  
6(E)(4)] **APPROVED**
  
16. VA-2023-00364      Project#      Parkland Hills, Inc. (Agent, JAG Planning & Zoning, LLC) requests a  
PR-2023-      variance of 3ft to the required 3ft wall on the street side for Lot B1, Parkland  
009640      Hills Inc., located at 2900 Central Ave SE, zoned MX-M [Section 14-16-5-7-  
(D)(1)] **APPROVED WITH CONDITION**
  
17. VA-2023-00365      Project#      Joe Romero (Agent, Maia Martin) requests a variance of 9 ft 11 ½ inches to  
PR-2023-      the required 45 ft open space landscape buffer for Lots 8-A-1 & 8-A-2, Block  
009649      2, Volcano Cliffs Unit 19, located at 7805 Aguila ST NW, zoned R-1D  
[Section 14-16-5-2(J)(2)(a)(1)] **DENIAL**
  
18. VA-2023-00366      Project#      Joe Romero (Agent, Maia Martin) requests a variance of 30 ft to the required  
PR-2023-      45 ft open space landscape buffer for Lot 8-A-1, Block 2, Volcano Cliffs Unit  
009650      19, located at 7809 Aguila ST NW, zoned R-1D [Section 14-16-5-  
2(J)(2)(a)(1)] **DENIAL**