



# CITY OF ALBUQUERQUE

## ZONING HEARING EXAMINER

### PUBLIC HEARING

### Changes and Corrections

1. [VA-2026-00032](#)  
PR-2024-011133  
**Staff Deferral Request**

Allan Holmquist (Owner) and Jonathan Turner (Agent, Consensus Planning) request a Variance of 43.5 feet to the minimum required 45-foot landscape buffer for lots adjacent to Major Public Open Space for \*008 006 Wells Sandia Manor Subdivision, located at 400 Camino de la Sierra NE, zoned R-1D (L-23)  
IDO Section 14-16-5-2(J)(2)(a)
2. [MZP-2026-00022](#)  
**Staff Postponement Request**

Enrique Rodriguez (Owner) & Enrico Gradi-YES Housing Inc. (Applicant) request a Major Wall/Fence Permit for an existing 4-foot, opaque, metal panel Wall/Fence in the front setback of the property for Lot 5 Block 5 Plat of Valencia Estates Subdivision continuous .1155 AC, located at 7924 Stephan Rd SW, zoned R-1A. IDO section; 14-16-5-7(D)(2), 14-16-6-6(H), Table 5-7-1
3. [VA-2026-00049](#)  
**Staff Postponement Request**

Enrique Rodriguez (Owner) & Enrico Gradi-YES Housing Inc. (Applicant) request a Variance of 1 foot to the allowed 3-foot Wall/Fence height in the front setback of the property and a Variance of 3 feet to the allowed 3-foot Wall/Fence height on the front side-yard zoned for Lot 5 Block 5 Plat of Valencia Estates Subdivision continuous.1155 AC, located at 7924 Stephan Rd SW, zoned R-1A  
IDO section; 14-16-5-7(D)(2), 14-16-6-6(O) Table 5-7-1