



Zoning Administrator

One Civic Plaza NW,
Wednesday, January 10, 2018
9:00 AM

STAFF

Nicholas Hamm, Zoning Administrator
Andrea Moreno, Administrative Officer II

Notice is hereby given that the Zoning Administrator for Bernalillo County will hold a hearing in the City/County Building, One Civic Plaza, NW, Vincent E. Griego Chambers, Basement Level, Room B2125 on Wednesday, January 10, 2018 at 9:00 a.m. for the purpose of considering the following requests:

1. ZA2017-0201 (F-36) E. Mtn.

Robin W. Nichols requests conditional use approval to allow a Non-profit Animal Facility on Tract 4, Lands of Poland and McCall, located at 24 Wrangler Rd., Zoned A-2, containing approximately 2.49 acres.

CONTINUED FROM DECEMBER 13, 2017 ZA HEARING

2. ZA2017-0209 (T-9) S. Valley

Charlotte and Robert S. Marquez request conditional use approval to allow a mobile home as a single family dwelling on an unplatted tract, NW1/4, SE1/4, NW1/4, SEC 33, 9N, 2E, located at 6010 Winchester Rd. SW, zoned A-1, containing approximately 10.02 acres.

CONTINUED FROM DECEMBER 13, 2017 ZA HEARING

3. ZA2017-0019 (B-15) N. Valley

Arch + Plan Land Use Consultants, agent for Casa de Rosa Acquisition L.P. and William Tucker, request an Administrative Amendment to an existing Special Use Permit for a Shelter Care Home (CSU-76-18) to allow a reduction in size from Tracts 6B2B, 12B2, MRGCD Map #22, containing approximately 5.48 acres to Proposed Tract B, Lands of Tucker and Casa de Rosa, (SRP2016-0061), containing approximately 3.59 acres, and allow an alternate site layout, zoned A-1 w/ SUP, located at 10127, 10021 and 10017 Guadalupe Trail NW.

DEFERRED FROM OCTOBER 11, 2017 ZA HEARING

4. ZA2017-0202 (N-12) S. Valley

Enrique Guillermo, agent for Jose Nieto requests a variance of 3 ft. 2 in. to the required 6 ft. minimum side yard setback distance (14 aggregate), on Tract 32C1A4B, MRGCD Map #46, located at 2316 Esequiel Rd. SW, zoned R-1, containing approximately .25 acres.

5. ZA2018-0001 (E-12) N. West

Pulte Homes of New Mexico Inc., requests an Administrative Amendment to an existing Special Use Permit for R-2 Uses (CSU2017-0005) to allow an alternate site layout on Tract A, La Orilla Estates, located at 3258 La Orilla Rd. NW, zoned A-1 w/ SUP, containing approximately 5.50 acres.

6. ZA2018-0002 (E-12) N. West

Pulte Group, agent for Village @ La Orilla LLC, requests an Administrative Amendment to an existing Special Use Permit for Specific C-2 Uses for a Restaurant with Full Service Liquor and a Movie Theater/Brew Pub, and C-1 Uses (CSU2016-0031) to allow an alternate site layout on Tracts B1, B2, B3, and B4, La Orilla Estates, located at 3200, 3236 & 3250 La Orilla Rd. NW, zoned A-1 SUP, containing approximately 8.18 acres.

7. ZA2018-0003 (R-7) S. Valley

Pat J. Sawvel Properties LLC, requests an Administrative Amendment to an existing Special Use Permit for the Specific C-2 Use of Outdoor Amusement Enterprise (Paintball, Archery Arena, Obstacle Training course), including Concession Stand and Office (CSU2017-0021), to allow an alternate site layout on Tract B, Land of Pat Hughes, located at 9725 Pajarito Rd. SW, zoned A-1 w/ SUP, containing approximately 10.08 acres.

8. ZA2018-0005 (P-35) E. Mtn.

Robert P. Marquez Jr., agent for Teen Challenge of New Mexico Inc., requests conditional use approval to allow a Church & Incidental facilities (Office & Meeting room) on Lot 27, Block 1, Sierra Encantada Subdivision, located at 1 Camino Oro Ct., zoned A-2, containing approximately .76 acres.

9. ZA2018-0007 (A-17) N. East

Theresa Ortiz requests conditional use approval to allow a mobile home as a single family dwelling on Tract B, Lands of Patricio Gurule Jr., located at 10453 Edith NE, zoned A-1, containing approximately .50 acres.

10. ZA2018-0008 (T-10) S. Valley

Mari Elena Sanchez De Castillo requests conditional use approval to allow an accessory structure in excess of 600 sq. ft. (900 sq. ft. garage) on Lot 7, R & A Acres Subdivision, located at 2633 Rushing Rd. SW, zoned M-H, containing approximately .88 acres.

11. ZA2018-0009 (Q-10) S. Valley

Christopher and April Mamahua request conditional use approval to allow a Commercial Animal Establishment (Hobby Breeder & Sales) on Tract A, Lands of J H Hill & E N Ratliff, located at 5100 Coors Blvd. SW, zoned A-1, containing approximately 1.22 acres.

12. ZA2018-0010 (M-12) S. Valley

Sites Southwest, agent for Robert & Arlene Vigil requests conditional use approval to allow two Apartments on Lot 2B5, MRGCD Map #43, located at 2053 Isleta Blvd. SW, zoned SD-IMU, containing approximately .65 acres.

13. ZA2018-0011 (G-29) E. Mtn.

James A. Chavez P.C., agent for Riviera de Sandia MHC LLC, requests an Administrative Amendment to an existing Special Use Permit for a Mobile Home Court (CSU-69-13), to allow an alternate site layout on an unplatted tract, N1/2, N1/2, NE1/4, SW1/4 & N1/2, N1/2, NW1/4, SE1/4, T10N R5E SEC 2, located at 12145 North Highway 14, zoned A-2 w/ SUP, containing approximately 21.87 acres.

14. ZA2018-0012 (N-5W) Far West

KGI Wireless, agent for Chavez Family Trust LLC, requests an Administrative Amendment to an existing Special Use Permit for a Cellular Phone Transmission Tower (CSU-96-29), to allow replacement of 3 sector mounts, 6 panel antennas, remove 2 omni antennas and add 2 junction boxes, 1 hybrid cable & 3 RRH's on an unplatted tract, aka Tract B-1, Midway Ranch, located at 18501 I-40 West Frontage Rd., zoned A-1 w/ SUP, containing approximately 64.06 acres.

15. ZA2018-0013 (E-15) N. Valley

Robert Munro, agent for Robert O'Niell requests a variance of 19 ft. 3 in. to the required 30 ft. front yard setback distance on Lot C2, GHS Subdivision, located at 7016 B 2nd St. NW, zoned M-1, containing approximately 1.54 acres.

16. ZA2017-0196 (U-11) S. Valley

David Flores, agent for Adam Flores, Nep Jr. & Della J. Sanchez,

requests conditional use approval to allow a mobile home for a (3) year period in addition to a single family dwelling for a medical hardship on

Tract 9, MRGCD Map #60, located at 7512 Sanchez Rd. SW, zoned A-1, containing approximately .42 acres.

CONTINUED FROM DECEMBER 13, 2017 ZA HEARING

17. ZA2017-0093 (T-10) S. Valley

Anthony and Sandra Castro, request conditional use approval to allow a mobile home for a (3) year period in addition to a single family dwelling for a medical hardship on Lot 1, Lands of Bobby Joe Ray, located at 6900 Ray Ln. SW, zoned A-1, containing approximately 3.56 acres.

DEFERRED FROM SEPTEMBER 13, 2017 ZA HEARING

18. ZA2018-0006 (N-10) S. Valley

Pedro and Elsy M. Gamboa, request conditional use approval to allow a mobile home for a (3) year period in addition to a single family dwelling for a medical hardship on Tract A-4, Lands of G. S. Barboa, located at 3900 Blake Rd. SW, zoned A-1, containing approximately 1.12 acres.

For inquiries concerning this agenda, please contact Andrea Moreno at (505) 314-0350, or send written comments at least 48 hours prior to the ZA Hearing date to Nicholas Hamm, Zoning Administrator, c/o Andrea Moreno at 111 Union Square Street SE, Suite 100, Albuquerque New Mexico, 87102 or amoreno@berncogov.

NOTICE TO PEOPLE WITH DISABILITIES: If you have a disability and require special assistance to participate in this hearing, please contact Andrea Moreno, Planning & Development Services, at (505) 314-0350 or 468-7088 (TDD).

NOTICE TO PEOPLE WITH DISABILITIES:

If you are an individual with a disability who is in need of a reader, amplifier, qualified sign language interpreter or any form of auxiliary aid or service to attend or participate in the hearing(s) or meeting(s), please contact the Commission Administrator at (505) 468-7083 or TDD (505) 468-7088 at least one week prior to the meeting or as soon as possible. Public documents, including the agenda and minutes, can be provided in various accessible formats.

Please contact the County Manager's Office at either of the above numbers if a summary or other type of accessible format is needed.