

NOTICE OF PUBLIC HEARING
ZONING ADMINISTRATION



STAFF

Juanita Garcia, Zoning Administrator
Jessica Slater, Administrative Officer II

For inquiries concerning this agenda, please contact Jessica Slater at (505) 314-0316, or send written comments to Juanita Garcia, c/o Jessica Slater to 111 Union Square Street SE, Suite 100, Albuquerque New Mexico, 87102 or jslater@bernco.gov.

NOTICE TO PEOPLE WITH DISABILITIES: If you have a disability and require special assistance to participate in this hearing, please contact Jessica Slater, Planning & Development Services, at (505) 314-0316 or 768-4088 (TDD).

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 **Tuesday, October 13, 2015, at 9:00 a.m.** for the purpose of considering the following requests:

1. ZA2015-0053 (M-12) Cristina Morales, agent for Miguel Valdez requests a variance of 6 ft. to the required 6 ft. side yard setback distance on Lot 6, Wilbur Addition, located at 2221 Wilbur Ave. SW, zoned R-1, containing approximately .25 acres.
S. Valley **CONTINUED FROM AUGUST 11, 2015 ZA HEARING**
2. ZA2014-0071 (M-12) Cristina Morales, agent for Miguel Valdez requests a variance of 20 ft. to the required 20 ft. front yard setback distance on Lot 6, Wilbur Addition, located at 2221 Wilbur Ave. SW, zoned R-1, containing approximately .25 acres.
S. Valley **CONTINUED FROM AUGUST 11, 2015 ZA HEARING**
3. ZA2015-0080 (F-36) Robin W. Nichols requests conditional use approval to allow a non-profit animal facility on Lot 4, Lands of Poland & McCall, located at 24 Wrangler Rd., zone A-2, containing approximately 2.46 acres.
E. Mtn. **CONTINUED FROM SEPTEMBER 8, 2015 ZA HEARING**

4. ZA2015-0081 (C-16) N. Valley Roger Saul, agent for Baptist Church Pension Fund Inc. requests an Administrative Amendment to an existing Special Use Permit for a Mobile Home Park (CSU-70-108-6) to allow an alternate site layout on Tracts F, G & H, Lands of Chancy L. Bealmear, located at 118 Ortega Rd. NW, zoned A-1, containing approximately 1.43 acres.
CONTINUED FROM SEPTEMBER 8, 2015 ZA HEARING
5. ZA2015-0076 (F-15) N. Valley Derrick Archuleta-Arch + Plan Land Use Consultants, agent for Mary Carlotta Ballard requests conditional use approval to allow an accessory structure in excess of 600 sq. ft. (1800 sq. ft. workshop) on Tract 60B, MRGCD Map #32, Lot 26 & westerly portion of Lot 25, Sunrise Heights Addition, (proposed replat Lot 26A, Sunrise Heights Addition) located at 403 Tahoe Pl. NE, zoned M-H, containing approximately .44 acres.
6. ZA2015-0089 (L-10) S. Valley Richard M. and Karen J. Rodriguez request conditional use approval to allow a Day Care Center on Lot 8, Abeyta Subdivision, located at 1216 Abeyta Rd. SW, zoned A-1, containing approximately .90 acres.
7. ZA2015-0101 (L-10) S. Valley Richard M. and Karen J. Rodriguez request a variance of 4 ft. to the required 10 ft. separation distance between an accessory structure (covered patio) and the main building on Lot 8, Abeyta Subdivision, located at 1216 Abeyta Rd. SW, zoned A-1, containing approximately .90 acres.
8. ZA2015-0090 (S-10) S. Valley David Santistevan, agent for Perla R. Cruz Rodriguez, requests conditional use approval for an accessory structure in excess of 600 sq. ft. (2406 sq. ft. garage/carport) on Lot 59, Tierra De Sandia Subdivision, located at 3320 Morton Ln. SW, zoned R-1, containing approximately .51 acres.
9. ZA2015-0091 (L-12) S. Valley Gerardo and Gladys Delgado request a variance of 1 ft. 3 in. to the required 6 ft. minimum side yard setback distance on Lot 11, Booth Addition, located at 2005 Lake Dr. SW, zoned R-1, containing approximately .13 acres.
10. ZA2015-0092 (Q-10) S. Valley Sandy Lister and Vince Muller request conditional use approval to allow a recreational vehicle during construction of a single family dwelling on Tract A1, Lands of O'Mary, located at 4300 Padilla Rd. SW, zoned M-H, containing approximately .95 acres.
11. ZA2015-0093 (N-11) S. Valley Hugo Viramontes, agent for Brenda Flores, requests a variance of 6 ft. to the required 10 ft. separation distance between an accessory structure (covered patio) and a dwelling unit on Lot B, Milligan Addition, located at 2815 Linda Pl. SW, zoned R-1, containing approximately .34 acres.
12. ZA2015-0095 (C-16) N. Valley Precision Surveys, Inc., agent for Valle Grande MHC LLC, requests an Administrative Amendment to an existing Special Use Permit for Trailer Court (CSU-70-108-7) to allow an alternate site layout on Tracts 44C1, 44C2, 44D1, 44D2A, 44D2A2, 442B, MRGCD Map # 24, aka MRGCD Tracts 44C1, 44C2, 44D1, 44D2A1, 44D2A2, 44D2B1, 44D2B2, MRGCD Map #24, located at 8912-8920 & 9100 2nd St. NW, zoned A-1, containing approximately 5.77 acres.

13. ZA2015-0096 (C-16) N. Valley Precision Surveys, Inc., agent for Valle Grande MHC LLC, requests an Administrative Amendment to an existing Special Use Permit for Mobile Home Park (CSU-71-3) to allow an alternate site layout on Tracts 57B1, 67A, 57B, 67C, C16 114, MRGCD Map #24, aka MRGCD Tracts 57B1, 67A3, 57B2, 67C, 67A2, MRGCD Map #24, located at 8900/8936 2nd St. NW, zoned A-1, containing approximately 8.68 acres.
14. ZA2015-0097 (Q-13) S. Valley RBA, agent for Joy Junction Inc. requests an Administrative Amendment to an existing Special Use Permit for a Religious Services and Education Facility, Retail Sales, (Non-Profit) and Institutional Uses (Emergency & Long Term Shelter and Counseling for Homeless Women & Families (CSU-20001) to allow an alternate site plan on Tracts A, B, C, Joy Junction, located at 4500 2nd St. SW, zoned A-1, containing approximately 52 acres.
15. ZA2015-0088 (P-12) S. Valley Jose G. and Nestora Lucero request conditional use approval to allow a mobile home for a three (3) year period in addition to a single family dwelling for a medical hardship on Lot 8, Jackson Subdivision, located at 1708 Del Sur Dr. SW, zoned M-H, containing approximately .36 acres.

**Distribution: County Commissioners
County Manager
Deputy County Manager for Community Services Division
Director, Planning & Development Services
Fire Marshal's Office
Property owners within 200 feet of subject site
(300' for medical hardship requests)
Public Works Division
Recognized neighborhood associations
Zoning Administration files**

An application, which may affect your property, has been filed with the Zoning Administration Office for public hearing. It is highlighted on the enclosed sheet. The date, time, and location of the hearing are shown at the top of the sheet. For additional information, contact the Planning & Development Services at 111 Union Square Street SE, Suite 100 or (505) 314-0350. Inquiries should be referred to by case number. The Notice of Public Hearing can also be found on the Internet at <http://www.bernco.gov>.

Una aplicacion que puede afectar su propiedad ha sido sometida en la oficina de la Administracion De Zona. Una marca en amarillo significa el caso en esta carta. El dia, tiempo, y el lugar para la junta esta escrito en la forma, 111 Union Square Street SE, Suite 100, (505) 314-0350.

**ES NECESARIO TRAER UN INTERPRETE
SI NO HABLA INGLES**