



# County of Bernalillo

## State of New Mexico

Planning & Development Services  
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### NOTIFICATION OF DECISION COUNTY PLANNING COMMISSION

December 12, 2014

#### COMMISSIONERS

Debbie O'Malley, Chair  
District 1

Art De La Cruz, Vice Chair  
District 2

Maggie Hart Stebbins, Member  
District 3

Lonnie C. Talbert, Member  
District 4

Wayne A. Johnson, Member  
District 5

#### COUNTY MANAGER

Tom Zdunek

#### ELECTED OFFICIALS

Tanya R. Giddings  
Assessor

Maggie Toulouse Oliver  
Clerk

Willow Misty Parks  
Probate Judge

Dan Houston  
Sheriff

Manny Ortiz  
Treasurer

Western Albuquerque Land Holdings, Youth Development, Inc.  
P. O. Box 56790  
Albuquerque, NM 87187

SUBJECT: FILE NO: SPR-20130004

LEGAL DESCRIPTION: Consensus Planning, agent for Western Albuquerque Land Holdings, Youth Development, Inc., and Central New Mexico Community College and Martin Eckert, agent for Albuquerque Public Schools is proposing a Planned Communities Level A Master Plan called the Santolina Master Plan. The plan area is generally bounded by Interstate 40 to the north, 118th Street and the escarpment open space to the east, the Pajarito Mesa on the south, and the escarpment area adjacent to the Rio Puerco Valley on the west, encompassing projected sections 1, 2, 3, 4, 5, 8, 9, 10, 11, 12, 13, 14, 15, 16 & 17, T9N, R1E and sections 6, 7, 8, 16, 17, & 18, T9N, R2E and sections 32, 33, 34, 35, & 36, T10N, R1E and sections 30 & 31, T9N, R2E, N.M.P.M., Town of Atrisco Grant, Albuquerque, Bernalillo County, New Mexico and containing and approximately 13,700 acres, generally zoned A-1 Rural Agricultural. (CONTINUED FROM THE OCTOBER 1, 2014 HEARING)

**ACTION: RECOMMEND TO THE BOARD OF COUNTY COMMISSIONER'S APPROVAL OF A PLANNED COMMUNITIES LEVEL A MASTER PLAN CALLED THE SANTOLINA MASTER PLAN**

To Whom It May Concern:

At the December 3, 2014 public hearing, the County Planning Commission approved the request for a a Planned Communities Level A Master Plan called the Santolina Master Plan. The plan area is generally bounded by Interstate 40 to the north, 118th Street and the escarpment open space to the east, the Pajarito Mesa on the south, and the escarpment area adjacent to the Rio Puerco Valley on the west, encompassing projected sections 1, 2, 3, 4, 5, 8, 9, 10, 11, 12, 13, 14, 15, 16 & 17, T9N, R1E and sections 6, 7, 8, 16, 17, & 18, T9N, R2E and sections 32, 33, 34, 35, & 36, T10N, R1E and sections 30 & 31, T9N, R2E, N.M.P.M., Town of Atrisco Grant, Albuquerque, Bernalillo County, New Mexico and containing and approximately 13,700 acres, generally zoned A-1 Rural Agricultural.

The decision was based on the following Findings and is subject to the following Conditions.

Findings:

1. This is a request for a Planned Communities Level A Master Plan called the Santolina Master Plan. The plan area is generally bounded by Interstate 40 to the north, 118th Street and the escarpment open space to the east, the Pajarito Mesa on the south, and the escarpment area adjacent to the Rio Puerco Valley on the west, encompassing projected sections 1, 2, 3, 4, 5, 8, 9, 10, 11, 12, 13, 14, 15, 16 & 17, T9N, R1E and sections 6, 7, 8, 16, 17, & 18, T9N, R2E and sections 32, 33, 34, 35, & 36, T10N, R1E and sections 30 & 31, T9N, R2E, N.M.P.M., Town of Atrisco Grant, Albuquerque, Bernalillo County, New Mexico and containing and approximately 13,851 acres, generally zoned A-1 Rural Agricultural.
2. The request for approval of the Santolina Level A Master Plan has been submitted in conjunction with a request for a zone change for Planned Communities (PC) Zoning in accordance with Section 19.5 of the Bernalillo County Zoning Code (Planned Communities Zone) (CZ-20130009).
3. The Santolina development will take place within the next 40-50 years in accordance with the Level A Santolina Master Plan and subsequent Level B and Level C Plans. The Plan is responsive to the population and economic growth that is anticipated to occur in the Albuquerque Metropolitan Area by the Mid-Region Council of Governments.
4. The plan includes goals of providing for mixed land uses, a broad range of housing, employment, educational, and recreational opportunities in distinct residential village centers, industrial/business parks, parks and Open space, an urban center, a business park, and a town center with an open space network that provides connections to all portions of the development. The plan area will have a total build-out of approximately 38,045 dwelling units with concentrations that eventually will be high enough to support transit and extensive open space, parks, and trail networks. The overall gross residential density of the Santolina Community shall not exceed 2.7 dwelling units per acre, as specified in the Level A Plan.
5. The Santolina Level A Master Plan is consistent with the Albuquerque/Bernalillo County Comprehensive Plan policies for the Reserve Area that call for substantial self-sufficiency and environmental sensitivity and development that is at no net cost to Bernalillo County.
6. The Santolina Level A Master Plan complies with the criteria found in the Planned Communities Criteria for Level A Master Plans for land use, transportation, environment and open space, and government and public services, in a manner that can serve as the basis for a Development Agreement between the County of Bernalillo and the applicant and for subsequent Level B and Level C Plans required for the development of the Santolina Community.
7. The Level A Development Agreement is being prepared for execution by the Board of County Commissioners and the Developer at the time of approval of the Level A Santolina Master Plan and Planned Communities Zoning to ensure compliance with the Level A Planned Communities Criteria and that the development will be at no net cost to Bernalillo County. Development agreements with other local governments are not required at this stage.

8. Section 19.5.A.2 PC Planned Communities Zone of the Zoning Code requires the Level A Development Agreement to govern the interim permissive and conditional uses until a Level B plan has been adopted. The area proposed for the Level A Santolina Planned Community currently has existing sites that contain Special Use Permits as approved and regulated by Section 18, Special Use Permits of the Zoning Code and potential sites for local and state economic development projects. The remaining portions of the Santolina boundary area is undeveloped and are expected to remain undeveloped until a Level B and Level C plan is adopted.
9. The proposed Santolina development is suited for approval as a planned community as a result of (1) a large contiguous tract of land primarily under a single ownership, (2) its location on the urban fringe with limited existing development or infrastructure and the potential to function as a self-sufficient community, (3) its proximity to existing suburban and urban areas, (4) its potential for a wide range of activities, land uses and housing types, (5) its opportunity for a network of community open space and recreation facilities, (6) its opportunity for an integrated multi-modal transportation network, and (7) its opportunity to provide a systematic and financially responsible provision of infrastructure and community facilities.
10. The Santolina Level A Transportation Plan and Land Use Plans recognize the importance of maintaining a reasonable balance between residential uses and employment uses throughout the development of the property. The jobs/housing balance is a critical component of the sustainability of Santolina.
11. The Santolina Level A Transportation Plan provides an acceptable transportation network that will adequately serve the proposed development, will connect to existing and proposed future roadways, and will be followed and further elaborated upon in subsequent Level B and Level C Planning.
12. A Santolina Level A Fiscal Impact Analysis and an Economic Impact Analysis have been prepared in conformity with the Level A Planned Communities Criteria and demonstrates substantial benefits to Bernalillo County. However, there are no concrete assurances that market demand currently exists for the development.
13. The Santolina Level A Master Plan provides for a permanent open space buffer and an internal open space network consistent with the Planned Communities Criteria and with the Albuquerque/Bernalillo County Comprehensive Plan. Per the Planned Communities Criteria, Major Public Open Space (MPOS) has been distinguished from other 'Open Space,' however the method of conveyance and proposed phasing of the conveyance of MPOS has not been identified, or included in the economic impact analysis and must be consistent with the policy of no net expense to the County.
14. The current version of the Level A Plan shows major arterials cutting through MPOS, which is not consistent with the purposes, policies, and uses for Major Public Open Space in the Comprehensive Plan or the Major Public Open Space Facility Plan. Several of the proposed roads on the east side of Santolina are consistent with the current draft of the Metropolitan Transportation Plan, and those proposed on the west side of Santolina are not.

15. The Santolina Level A Master Plan provides for a network of parks, recreation and open space facilities consistent with the Bernalillo County Parks, Open Space and Trails Master Plan. However, the current version of the economic analysis does not fully account for all the operational expenses of the proposed Parks and Open Space system at full build-out, including the costs of operating community centers, aquatic centers and the full cost of operating parks and open spaces, and therefore is not consistent with the policy of no net expense to the County. Also, in the current version of the Plan and corresponding fiscal analysis, the connection between phasing of development and the phasing of the conveyance and construction of appurtenant recreation and open space facilities is unclear, and therefore it is not possible to determine whether there will be sufficient funds from development to support the construction and operation of recreation facilities to support this development.
16. A Level 1 Archeological study has been conducted as required for a Level A Planned Communities Master Plan. More detailed investigations are required by the Planned Community Criteria for Level B and Level C plans, as well as by the Bernalillo County Subdivision Ordinance.
17. In accordance with the purpose and intent of its Water Conservation Ordinance to reduce per capita water use, encourage responsible use of water, and require conservation measures for new development and preserve water supplies within Bernalillo County, and in accordance with Policy L of the ABCWUAs Water Resource Management Strategy, the County has taken water supply availability and cumulative impacts into account in making a land use development decision and in determining the legal and physical availability of water for the Santolina Master Plan.
18. Through a letter dated 29 July 2014, ABCWUA has represented that they are capable of serving the master planned community, contingent upon the developer's ability to comply with ABCWUA current guidelines, policies, and ordinances, as amended from time to time. Through provision of the referenced letter and the associated representation by the ABCWUA, the applicant has demonstrated the physical and legal availability of water and wastewater as required in the Level A Planned Communities Criteria.
19. As represented by the applicant in Table A of applicant's 23 May 2014 memorandum which is included by the applicant in the 4 November 2014 revision to the Water Master Plan (page 3), the estimated water use (or average day use), at ultimate buildout is estimated to be 14,380 ac-ft/yr and is to be provided by the ABCWUA under terms and conditions to be determined by the ABCWUA as part of its development agreement.
20. The Santolina Level A Master Plan includes an acceptable plan for drainage and stormwater management that is consistent with the natural environment and addresses the requirements of Bernalillo County, AMAFCA, and the ABCWUA.
21. Bernalillo County has approximately \$450 million dollars in unfunded capital infrastructure facility needs currently in its 2014-2020 Capital Improvement Plan, and the financial impact of Santolina infrastructure development cannot add to this unfunded amount.
22. The proposed Santolina development is within the Albuquerque Public Schools (APS) district boundaries. The schools anticipated to be needed within the (over the next forty to fifty years) are

not included in APS's current Facilities Master Plan, and APS has not approved any school sites or construction of any schools within the Santolina Plan Area.

23. The request for Level A Planned Community Zoning for Santolina is consistent with Resolution 116-86. It provides an overall development strategy and master plan for the approximately 13,851 acre site over the next 40 to 50 years that is intended to result in a cohesive, sustainable community with economic benefits to Bernalillo County.
24. The request is consistent with the health, safety, and general welfare of the residents of Bernalillo County.

Conditions:

**Development Agreement/No Net Expense Agreement**

1. A Level A Development Agreement shall be entered into between Bernalillo County and the applicant which reflect this approval and a) clearly identifies responsibilities for development of and infrastructure and other facilities in Santolina; b) requires a link between housing and employment development in Santolina; c) maintains an overall residential density that is consistent with the Albuquerque/Bernalillo County Comprehensive Plan density requirements and is included in the Santolina Level A Plan; d) shall adhere to water use and conservation requirements of Bernalillo County and the Albuquerque/Bernalillo County Water Utility Authority.
2. Bernalillo County and the applicant agree on the "no net expense" clause of the Planned Community Criteria whereby the forthcoming Development Agreement shall explicitly state that Bernalillo County is not and never will be financially obligated to pay any net costs for any portion of future roadway, trail, sidewalk, landscaping, storm drainage, water and sewer, park and open space, fiber optic, natural gas, or electrical infrastructure within Santolina's plan boundaries.

**Jobs-housing**

3. The Santolina development shall achieve a reasonable balance between residential uses and employment uses such that it maintains the characteristics of a self-sustaining community. As stated in the Santolina Level A Master Plan, an approximate jobs to housing ratio of 2-1 shall be achieved with a goal of creating no less than 75,000 jobs as indicated in the Level A Santolina Plan at the time of full buildout of Santolina. A mechanism for ensuring the ratio shall be provided in subsequent Level B Plans, such that the anticipated job development shall occur in relation to residential development.

**Transportation**

4. The applicant will revise the Transportation Master Plan of the Santolina Level A Master Plan prior to a Level B submittal, or future development activities such as platting actions or building permits, that generate 500 or more cumulative peak hour trips when upon coordination with the developer BCPWD deems it necessary. Items of revision shall include, but are not limited to, the following (these items shall also be addressed in the Santolina Level A Master Plan):
  - a. The language that clarifies that there shall be no-net expense to the County regarding the funding of transportation improvements associated with the development of Santolina and the removal of all language that releases Santolina from constructing development driven

improvements outside the Santolina boundaries must occur in the appropriate Level A document.

- b. Revise the language that clarifies how the job-to-housing ratio will be monitored, reported, and evaluated during the subsequent Level B submittals for Santolina as it pertains to traffic demands (see page 41). Jobs-to-housing data west of Rio Grande and outside Santolina can be considered in context, provided the data are not located within another master plan area.
  - c. The *Santolina Access Management Plan (SAMP)* with the Traversable Median column added to Access Spacing Standards Table on Page 3 is approved. The SAMP shall be added to the Santolina Level 'A' Transportation Master Plan.
  - d. Revise the Level A Transportation Network model as required by BCPWD. Revision/reanalysis shall include, but not be limited to, the 118<sup>th</sup> St./I-40 interchange, the new proposed arterial roadways, the new urban center layout, and any other changes to the Santolina roadway network. In accordance with PCC criteria, when substantial variations are identified to the Level A Master Plan, subsequent revision/reanalysis of the Level A Transportation Network model shall be required, when upon coordination with the developer, BCPWD deems it necessary.
  - e. All appropriate items in the Addendum to the Transportation Master Plan dated November 4, 2014 shall be placed in the appropriate Level A document.
5. Written approval from the NMDOT will be obtained prior to the improvement or expansion of State roads identified in the Level A submittal. NMDOT and FHWA (Federal Highway Administration) review and approval will also be required for any Level B plan defining any required modifications and improvements to Interstate 40 and to other state facilities as a result of the development of Santolina and its roadway network. The approvals shall itemize financial obligations with participation and commitments spelled out. The coordination of the timeframes for the offsite roadway improvements and the Plan phasing will also need to be identified.
  6. Funding for arterial streets and linkages, which are needed for Santolina and not programmed in the Bernalillo County Capital Improvements Program (CIP) or the Metropolitan Transportation Plan (MTP), shall be identified and submitted to the County for recommendation for inclusion in the CIP or the MTP. Any additional arterial streets and linkages or additional transportation capacity identified as part of any Level B analysis to be necessary to serve development of Santolina will be the financial responsibility of the developer.

#### **Utilities/Drainage/Stormwater/Wastewater Management**

7. The submitted Drainage (Stormwater) Master Plan, dated December 1, 2014, contains an addendum which includes minor inconsistencies within the calculations to the revised Land Use Master Plan. However, these inconsistencies do not alter the concept of the overall Drainage Master Plan and therefore are acceptable for this Level A Master Plan. The applicant must provide a Drainage (Stormwater) Master Plan consistent with the proposed Level A Master Plan with any Level B submittal.
8. Prior to approval of any subsequent level planning document, the applicant will provide a fully executed development agreement with the ABCWUA. The development agreement shall be structured to ensure compliance with the ABCWUA's existing guidelines, policies, and ordinances and as may be amended from time to time. The development agreement will, at a minimum,

address residential, industrial, institutional and commercial water conservation provisions, guidelines, and design standards needed to meet the water usage requirements stated in the 29 July 2014 ABCWUA letter. The development agreement will also, at a minimum, address infrastructure improvements, direct and indirect potable reuse, and water supply charges, as well as provide a Phasing Plan consistent with ABCWUA policies. The development agreement shall be structured to ensure that total projected water use at ultimate build out will not exceed 14,380 Ac-Ft/Yr as indicated in Table A of applicants 23 May 2014 memorandum included in the 4 November 2014 revision to the Water Master Plan. This condition shall in no way constrain the ABCWUA from imposing such requirements as it may further deem necessary.

9. Prior to approval of any subsequent level planning document, the applicant shall, based on the approved ABCWUA development agreement, provide to the County a written explanation of the projected Master Plan water use and phasing and subsequent level plans within the context of the 2024 Water Conservation Plan Goal and Program Update (July 2013) or subsequent updates.
10. Prior to approval of any subsequent level planning document, the applicant shall provide to the County a water conservation plan that is compliant with Bernalillo County and ABCWUA's guidelines, standards and requirements and which achieves the conservation goals expressed in the Bernalillo County Ordinance and ABCWUA's *2024 Water Conservation Plan Goal and Program Update, July 2013* and which requires compliance with subsequent revisions of the such guidelines, standards, requirements, and plans.
11. Water and wastewater issues for the Santolina Master Planned Community shall be resolved between the Albuquerque/Bernalillo County Water Utility Authority (ABCWUA) and the applicant prior to any Level B approval. An agreement between the applicant and ABCWUA and regarding timing, responsibilities, and maintenance of water and sewer facilities required to service Santolina will be developed and agreed upon prior to any Level B approval.
12. A drainage plan and stormwater management plan shall be submitted at the time of any Level B submittal with provisions for revision as needed to ensure consistency with any EPA-issued municipal separate stormwater system permit provisions or requirements as issued for the Urbanized Area of Bernalillo County.

#### **Air Quality**

13. Prior to any Level B Plan approval, the developer shall provide documentation that the proposed development will comply with Albuquerque/Bernalillo County Air Quality Standards and will demonstrate the intent to comply with air quality standards established by the Environmental Protection Agency (EPA).

#### **Parks, Open Space and Trails, Archaeological Resources**

14. Development of Parks, Trails, and Open Space shall comply with the Level A Master Plan. Any changes to the types and general locations of open space or parks and recreation facilities other than neighborhood parks, as shown in the current draft of the Plan, shall require an amendment to the Plan. All capital and operational costs for proposed parks facilities, trails and the open space system shall be identified and included as part of the updated economic analysis prior to the conclusion of the Level A Development Agreement, consistent with the policy of no net expense.

The basis for determining the operational costs will be the population of the unincorporated areas of the County, including Santolina, which is the source of service for the County. Any discrepancies in funding levels proposed for parks, recreation and open space facilities in Santolina identified after the approval of the Level A master plan and development agreement shall be addressed in subsequent Level B plans and development agreements. The subsequent Level B development agreements shall identify the method of conveyance and costs/funding of all recreation and open space facilities, as well as responsibilities for jurisdiction, replacement, maintenance, and operations, and these agreements shall also provide mechanisms for resolving issues related to overlapping jurisdictions, e.g., stormwater management and public open space. The method of conveyance for Major Public Open Space and its phasing shall be identified and included in the Level A development agreement.

15. The Planned Communities Criteria requirements regarding the study and mitigation of archaeological and geotechnical resources shall be followed in Level B and Level C Santolina Plans. Prior to any Level B approval, documentation regarding the completed study and mitigation measures within the Level B plan area shall be provided.

#### **APS**

16. The developer will work cooperatively with APS to logically locate sites and (at APS's sole discretion) to secure long-term options for those sites at a mutually agreed to price. Any future schools in Santolina will be developed consistent with the no net expense provisions of the Planned Communities Criteria. A Development Agreement shall be entered into between APS and the developer prior to any Level B submittal for Santolina.
17. Level B and C Plans shall be required prior to development of the Santolina Level A Master Plan Community. Level B and C development agreements, as prescribed in the Planned Communities Criteria, shall be provided. Consistency between Level A, Level B, and Level C plans shall be required throughout the development of Santolina. Changes to the Santolina Level A Plan, including but not limited to overall transportation, infrastructure, open space, and land use networks and configuration approved at Level A, will require approval by the Board of County Commissioners, as required by Section 19.5 of the County Zoning Ordinance.

#### **Development of Santolina and Plan Amendments**

18. The Santolina Development Agreement shall include a section that pertains to Interim Uses. This section shall indicate that all sites within the Santolina Level A boundary area governed by a Special Use Permit or any site expected to be developed with local, state and/or federal support shall be governed by Sections 18, Special Use Permits and Section 24, Administration of the Zoning Code until a Level B Plan, affecting such site, has been adopted by Bernalillo County. No building permits or subdivision plats (except for the boundary of the subject property) shall be granted on all remaining sites until a Level B and Level C plan affecting the subject property have been approved. No special use permit shall be issued without a demonstration of available infrastructure and utilities, including water, electricity and sewer, to be installed before, or concurrently with, development of the site.
19. Prior to Level B Plan or Zoning submittals, the boundary of subject property shall be legally platted.

20. Minor corrections to the plan, such as typographical and grammatical corrections, editorial changes agreed to by County staff, or small changes to acreage related to surveying may be incorporated in the final, adopted version of the plan.
21. The request shall comply with all applicable Bernalillo County ordinances and standards.
22. Prior to the Board of County Commissioner's hearing the applicant shall make the following modifications to the Level A Plan (dated 12/1/14) as required by staff and agencies:
  - a) Chapter 4, Zoning, p. 47, under Amendment Process: Remove the language "Substantial changes" and replace with "Amendments"; add that the process also applies to Level B and or Level C Plans.
  - b) Chapter 4, Zoning, p. 47. Add the following sentence under Level A Governance and Interim Uses (after ..Bernalillo County..) "No building permits or subdivision plats shall be granted on all remaining sites until a Level B and Level C plan affecting the subject have been adopted."
  - c) Change the language "publicly funded" on page 92 to "proposed for public funding."
  - d) Chapter 6, Transportation, Level A Master Plan on page 95: remove the sentence "The policy supersedes other policies that may be in place for roadways within Santolina" regarding the SAMP, and remove "(by others)" regarding the extension of Gibson Boulevard.
  - e) Exhibit 1 must be corrected to indicate that the Estrella Development has not been approved by Bernalillo County; a portion of the area shown on the map has been approved for development under the Westland Master Plan.

If you wish to appeal this decision, you must do so by 12:00 noon on **December 29, 2014** in the manner described below. A filing fee of \$75.00 is required for properties consisting of one (1) acre or less, and \$100.00 is required for all others.

**APPEALS:** Appeal of any denial or approval of an application by the County Planning Commission may be submitted in writing to the office of the Zoning Director within 15 days after the date of the notice of decision by the County Planning Commission.

The date of the notice of decision in question shall not be included in the 15-day period for filing an appeal, and if the fifteenth day falls on a Saturday, Sunday or holiday, the next working day shall be considered as the deadline for filing the appeal.

A building permit or Certificate of Occupancy & Compliance shall not be issued until any appeal is decided, or the time for filing such appeal has expired.

**WRITTEN NOTICE OF APPEAL SHALL BE FILED WITH THE ZONING DIRECTOR ON THE PRESCRIBED FORM ALONG WITH PAYMENT OF THE REQUIRED FILING FEE.**

If you have any questions, please feel free to contact me directly at 314-0385.

Sincerely,

ENRICO GRADI

Enrico Gradi  
Community Development Manager

EG/fs

cc: File

Kevin Grovet, Public Works  
Christi L. Tanner, Public Works  
Consensus Planning, 302 8<sup>th</sup> St NW, Albuquerque, NM 87102  
Albuquerque Public Schools, Brad Winter, P.O. Box 25704, Albuquerque, NM 87125  
Melinda Taber, USDOT/FAA,  
Real Estate and Utilities Group, ASW-53, 2601 Meacham Blvd., FT. Worth, TX 76137  
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Rudy and Angel Garcia, 1200 Don Francison PL. NW, Albuquerque, NM 87105  
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Claus Zahn, 9 Dama Rd., Los Lunas, NM 87031  
Toan Luong, 1835 Shadow Leader, Albuquerque, NM 87123  
James Thomas, 2641 San Mateo NE, Albuquerque, NM 87110  
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Richard Austin, 8423 Mendocino, Dr. NE, Albuquerque, NM 87122  
Rod Mohoney, 1838 Sadora Rd. SW, Albuquerque, NM 87105  
Andrew Gingench, MRCOG, 809 Copper Ave, NW, Albuquerque, NM 87102  
Marisol Archuleta, 3615 Big Cottonwood Dr. SW, Albuquerque, NM 87105  
Diane Reese, 1620 Bernard Thomas Lane SW, Albuquerque, NM 87105  
Michael Reed, 2401 Black Mesa Loop SW, Albuquerque, NM 87105  
Nathan Perez, 2250 Hyde Street, San Francisco, CA 94109  
Zoe Economou, 214 Riverside Dr. SW, Albuquerque, NM 87105  
Marcia Fernandez and Rip Anderson, 2401 Violet SW, Albuquerque, NM 87105  
Senoria Garcia, 1923 Arenal Rd. SW, Albuquerque, NM 87105  
Phillip Kleh, 803 Vassar Dr. SE, Albuquerque, NM 87106  
Conrad Zahn, 9 Dama Rd., Los Lunas, NM 87031  
Adam Rubinstein, 1431 ½ La Vega SW, Albuquerque, NM 87105  
Jay Phelan, 545 Shirk Ln. SW, Albuquerque, NM 87105  
Donald L. Hall, 9101 Lagrima de Orone, Albuquerque, NM 87111  
Lauro Silva, 5005 5<sup>th</sup> St SW, Albuquerque, NM 87105  
Pat McCraw, 3301-R Coors #296, Albuquerque, NM 87121  
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Sara Juarez, 933 Nashville SW, Albuquerque, NM 87105

Roberto Roibal, 2233 Don Felipe Rd. SW, Albuquerque, NM 87105  
Juan Reynosa, 211 10<sup>th</sup> St SW, Albuquerque, NM 87102  
James Santiago Maestas, 5734 Evans Rd. SW, Albuquerque, NM 87105  
Virginia Neeochee, 1212 Montrosa SW, Albuquerque, NM 87105  
Jorge Garica, 1212 Montos Pl. SW, Albuquerque, NM 87105  
Joe Berumen, 11930 Central SW, Albuquerque, NM 87121  
Rene Horvath, 5515 Palomino Dr. NE, Albuquerque, NM 87120  
Pablo and Andrea Lopez, 1843 Five Points Rd. SW, Albuquerque, NM 87105  
Peter Eschman, 1916 Conita Real Ave. SW, Albuquerque, NM 87105  
Elaine Heband, 1513 Escalante SW, Albuquerque, NM 87104  
Susan Elliott, 2231 Lakeview Rd. SW, Albuquerque, NM 87105  
Julie Stephens, 4800 Congress NW, Albuquerque, NM 87114  
Town of Atrisco Grant, Jerome Padilla, 2708 Rosendo Garcia SW, Atrisco, New Mexico 87105  
Jerry Gallegos, 6013 Sunset Gardens SW, Albuquerque, NM 87121  
Dave D. Meinke, 1826 Poplar Lane SW, Bldg #2, Albuquerque, NM 87105  
Jose and Flora Sanchez, 5838 Isleta Blvd. SW, Albuquerque, NM 87105  
Tomasita Espinoza, P.O. Box 72465, Albuquerque, NM 87195  
Sylvia Diaz-Donville, P.O. Box 7143, Albuquerque, NM 87194  
Onesimus Al-Amin, 6135 Full Moon Ave. NW, Albuquerque, NM 87114  
Sisto Abeyta, 2140 Margo Rd. SW, Albuquerque, NM 87105  
Joseph A. Wasson Jr. and Sandra Salas Wasson, 2948 Joe Sanchez SW, Albuquerque, NM 87105  
Bradley Conway, 2105 Gold Ave. SE, Albuquerque, NM 87106  
Janice Varela, 805 Early St., Santa Fe, NM 87505  
Pilar Trujillo, P.O. Box 1026, Chimayo, NM 87522  
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Janelle Astorga, 1912 John St. SE, Albuquerque, NM 87102  
Justice Irons, 2512 Los Padilla Rd. SW, Albuquerque, NM 87105  
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Col. Robert F. Cunningham & Kathryn Malone, 1826 Poplar Lane SW, Albuquerque, NM 87105  
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Jack L. and Margie Mortley, 2830 Rio Bravo SW, Albuquerque, NM 87105  
John Garcia, 4100 Wolcott NE, #B, Albuquerque, NM 87109  
Susan Selbin, 2431 Northwest Cir. NW, Albuquerque, NM 87104  
Kyle Harwood, 1660 A Old Pecos Trail, Santa FE, 87505  
Bea Aragon, 6021 Beck Road SW, Albuquerque, NM 87105  
Paul Silverman/Erin Muffoetto, 115 Gold Ave. SW, #115, Albuquerque, NM 87102  
James Topmiller, 7500 Jefferson NE, Albuquerque, NM 87109  
Ted and Jeff Garrett, 1130 Laves Eve NW, Albuquerque, NM 87114  
Brad Lagorio, 2405 Meadow Rd. SW, Albuquerque, NM 87105  
Candelaria Patterson, 7608 Elderwood NW, Albuquerque, NM 87120

Andres Romero, 7411 Isleta SW, Albuquerque, NM 87105  
Laurel E. Drew, 1905 Gun Club Rd. SW, Albuquerque, NM 87105  
Susanne Bronon, 300 Tulave Pl. NE, Albuquerque, NM 87106  
Jean Merriman, 1816 Van Court SW, Albuquerque, NM 87105  
Louis Head, 802 Headingly Ave. NW, Albuquerque, NM 87107  
Emma Sandoval, 1128 18<sup>th</sup> St NW, Albuquerque, NM 87104  
Juan Reynosa, 211 10<sup>th</sup> St. SW, Albuquerque, NM 87102  
Senator Linda M. Lopez, 9132 Suncrest SW, Albuquerque, NM 87121  
Kristine Suozzi, 1312 Bryn Mawr NE, Albuquerque, NM 87106  
Jacque Garcia, 7424 Euclid Ave. NE, Albuquerque, NM 87110  
Monica Trujillo, 561 Coronado Dr., Bernalillo, NM 87004  
Maria Gallegos, 6939 Via del Cerro NE, Albuquerque, NM 87113  
James Chavez, 2708 Rosendo Garica SW, Albuquerque, NM 87105  
Dustin Chavez-Davis, 611 Leas Ave SW, #708, Albuquerque, NM 87102  
Daniel Michel, 423 11<sup>th</sup> ST. SW, Albuquerque, NM 87102  
Bradie Mitchell, 6517 Mesa Solana Pl. NW, Albuquerque, NM 87120  
Adrian N. Carver, 433 Carlisle Blvd. NE, Albuquerque, NM 87106  
Vicente Garica, 370 Atrisco Ave. SW, Albuquerque, NM 87105  
Loren Gomez, 2700 Rosendo Garica SW, Albuquerque, NM 87105  
Javier Benavidez, 1115 Barelaz SW, Albuquerque, NM 87102  
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Camilla Feibelman, 524 Dartmouth Pl. SE, Albuquerque, NM 87106  
Luther C. Garcia, 7904 Coors Blvd. SW, Albuquerque, NM 87121  
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Carol Bennson, 1749 Miracerros Pl. NE, Albuquerque, NM 87106  
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Janet Greenwald, 215 Hartline SW, Albuquerque, NM 87105  
Marilyn Baner, 2109 Lakeview SW, Albuquerque, NM 87105  
Sara Keeney, 1112 La Fonta Rd. SW, Albuquerque, NM 87105  
Jimmy Petitt, 1321 Jeaneete SW, Albuquerque, NM 87105  
Marla Painter, 506 Valley High SW, Albuquerque, NM 87105  
Ellanor Chavez, 1307 Del Mastro SW, Albuquerque, NM 87105  
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