

NOTICE OF PUBLIC HEARING

ZONING ADMINISTRATION



STAFF

Nicholas Hamm, Zoning Administrator
Sonia Gutierrez, Administrative Officer II

For inquiries concerning this agenda, please contact Sonia Gutierrez at (505) 314-0322, or send written comments at least 48 hours prior to the ZA Hearing date to Nicholas Hamm, Zoning Administrator, c/o Sonia Gutierrez at 415 Silver Avenue SW, 2nd Floor, Albuquerque, NM, 87102 or sogutierrez@bernco.gov.

Para mas informacion referente a esta audiencia por favor llame a Sonia Gutierrez en nombre de Nicholas Hamm o provisional Zoning Administrator o para enviar sus comentarios por escrito es necesario tu entregar 48 horas antes de la fecha de la audiencia a 415 Silver Avenue SW, 2nd Floor, (505) 314-0350. Es necesario traer un interprete si no habla ingles.

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

Notice is hereby given that the Zoning Administrator for Bernalillo County will hold a virtual hearing in the Agave Conference Room (2W01), 415 Silver Avenue SW, Albuquerque, NM 87102, on **Wednesday, September 8, 2021 at 9:00 a.m.** for the purpose of considering the below requests.

This hearing will be conducted as a Public Zoom Video Conference. Members of the public may attend via the web at this address: <https://bit.ly/3m7idqJ> or by calling the following number: +1 669 900 6833 and entering Meeting ID: 815 8902 2219 and Password: 970784

Virtual attendance by all parties is encouraged to protect public health. Physical attendance by applicants or authorized agents is limited per the County's most current Administrative Instruction. Parties who wish to speak at the hearing must register at the following link: <http://www.bernco.gov/boards-commissions/speak-at-a-meeting.aspx>

1. ZA2020-0031 (B-16) N. Valley Arch & Plan Land Use Consultants, LLC, agent for Scott Barlow, request conditional use approval to allow an accessory structure over 600 sq. ft. (garage 665 sq. ft.), on proposed Lot A-2, Hughes Estates, located at 209 Sombrero Lp. NE, zoned R-1, containing approximately 1.04 acres.
CONTINUED FROM THE MARCH 11, 2020 HEARING
2. ZA2021-0072 (B-16) N. East Kim Rodute-Wolf & Carl Garcia, agents for Randy Roy & Amy Joel Swapp, request a variance of 3 ft. to the required 10 ft. side yard (north) setback, on Tract 169B1, MRGCD Map 23, located at 9814 2nd St. NW, zoned A-1, containing approximately 1.15 acres. **CONTINUED FROM THE AUGUST 11, 2020 HEARING**
3. ZA2021-0075 (B-24) N. East Jeanne Soule & Harry E. Meihaus, request conditional use approval to allow an accessory structure over 600 sq. ft. (1,200 sq. ft detached accessory), on Lot 5, Sandia Heights Addition, located at 5 Sandia Heights Dr. NE, zoned R-1, containing approximately 1.16 acres.
4. ZA2021-0076 (F-15) N. Valley Cynthia M. & Charlie R. Estrada, request conditional use approval to allow an accessory structure over 600 sq. ft. (2,400 sq. ft. garage/storage), on Lot 36A, Vineyard Addition No. 1, located at 535 Muscatel Ave. NE, zoned M-H, containing approximately 1 acre.
5. ZA2021-0077 (B-15) N. Valley Brett J. & Shelly L. Harrington, requests conditional use approval to allow a Home Occupation (Academic Therapy) with visits to the site from clients, on Lot 5, Block A, Western Meadows Subdivision Unit 1, located at 1013 Western Meadows Ct. NW, zoned R-1, containing approximately .50 acres.
6. ZA2021-0078 (Q-10) S. Valley Grace T. & Bill Estrada, request conditional use approval to allow an accessory structure over 600 sq. ft. (2,400 sq. ft. garage/storage), on Lot 5, JH Richards Land Division, located at 4233 Padilla Rd. SW, zoned M-H, containing approximately 1.27 acres.
7. ZA2021-0079 (D-31) E. Mtns Wave LLC., requests an Administrative Amendment to an existing Special Use Permit (CSU2015-0014), to allow an alternate site layout, on Tracts 1 and 2A, Lands of Petes Half Breed, located at 12548 and 12540A North Highway 14, zoned C-1 w/ SUP, containing approximately 2.8 acres.
8. ZA2021-0080 (C-16) N. Valley Bryan Del Curto, agent for H. Jeanette Gutierrez, requests a variance of 17 ft. to the required 25 ft. front yard (south) setback, on Tract 118B1A5, MRGCD Map 24, located at 8708 2nd St. NW D, zoned A-1, containing approximately .19 acres.
9. ZA2021-0081 (C-16) N. Valley Bryan Del Curto, agent for H. Jeanette Gutierrez, requests a variance of 13 ft. to the required 25 ft. rear yard (north) setback, on Tract 118B1A5, MRGCD Map 24, located at 8708 2nd St. NW D, zoned A-1, containing approximately .19 acres.
10. ZA2021-0082 (D-31) E. Mtns Adrianna Gallegos, requests conditional use approval to allow a Home Occupation (Mental Health Therapy) with visits to the site from clients, on Tract 4AR1, Lands of James R. See, located at 9 Gaudain Loop, zoned M-H, containing approximately .50 acres.
11. ZA2021-0084 (B-17) N. Valley Roberta M. Zamora, agent for Aromaz Investments, LLC and Albuquerque International Balloon Fiesta, Inc., requests an Administrative Amendment to an existing Special Use Permit (ZCSU2016-0028), to reduce the site area, on Lots A & B, Lands of Balloon Fiesta Edith, located at 10316 and 10424 Edith Blvd. NE, zoned A-1 w/ SUP, containing approximately 18.8 acres.

12. ZA2021-0035 (N-12) S. Valley Peggy Pennington, 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 20C, Replat of AFC Subdivision No. 1, located at 1461 Barcelona Rd. SW, zoned R-1, containing approximately 1 acre.
CONTINUED FROM THE MAY 12, 2021 HEARING
13. ZA2021-0083 (M-12) S. Valley Joyce & Homer Rhodes, agents for Santiago Jr. & Juanita Baca, 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 214, MRGCD Map 43, located at 2047 Perry Rd. SW, zoned R-1, containing approximately .68 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 multiple dwelling units)
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 St 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.berncogov>.

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**