

# 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 111 Union Square St SE, Suite 100, Albuquerque, NM, 87102 or [sogutierrez@bernco.gov](mailto: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 111 Union Square St SE, Suite 100, (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 Zoning Conference Room, 111 Union Square St SE, Albuquerque, NM 87102, on **Wednesday, December 9, 2020 at 9:00 a.m.** for the purpose of considering the below requests.

Due to the State's Emergency Order, 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/3lxeUfH> or by calling the following number: +1 669 900 6833 and entering Meeting ID: 813 7925 0541 and Password: 157304

Virtual attendance by all parties is encouraged to protect public health. Physical attendance by applicants or authorized agents is limited to two parties per application. 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. ZA2020-0095 (M-12) S. Valley Jim Byrd, agent for Pi Hui Van Sumeren, requests an Administrative Amendment to an existing Special Use Permit (CSU-75-17), to allow an alternate site layout, Jones Parcel, located at 2261 Kelly Ave. SW, zoned R-1 w/ SUP, containing approximately 1.1 acres. **CONTINUED FROM NOVEMBER 10, 2020 ZA HEARING**
2. ZA2020-0101 (C-23) N. East Arthur & Sidartha Ellis, request conditional use approval to allow an accessory structure over 600 sq. ft. (garage/storage/art studio structure 1,957 sq. ft.), on Lot 407A, Sandia Heights South Subdivision, Unit 4, located at 407 Live Oak Loop NE, zoned R-1, containing approximately 1.20 acres.
3. ZA2020-0103 (H-12) N. Valley Consensus Planning , Inc., agent for Carolyn Gonzalez, Yvonne Sanchez, Jennifer Anderson, Kenny Anderson, Jeffrey Anderson, and Andrew Anderson, requests conditional use approval to allow a Clustered Housing Development, on Tract 160B2, 160B3A, 163B2, and 163B3A, MRDCD Map 35, located at 3125 Duranes Rd NW, zoned SD-LD A-1, containing approximately 2.88 acres.
4. ZA2020-0104 (N-11) S. Valley Frank S. & Lori L. Chavez, request conditional use approval to allow a carport in the required side yard setback, on Lot H, Milligan Addition, located at 2700 Linda Pl. SW, zoned R-1, containing approximately .33 acres.
5. ZA2020-0105 (N-11) S. Valley Frank S. & Lori L. Chavez, request conditional use approval to allow an accessory structure over 600 sq. ft. (storage 1,600 sq. ft.), on Lot H, Milligan Addition, located at 2700 Linda Pl. SW, zoned R-1, containing approximately .33 acres.
6. ZA2020-0106 (E-16) N.Valley Devin Nguyen, Assoc. AIA, agent for Thuc Nu Pham, requests conditional use approval to allow an accessory structure over 600 sq. ft. (garage/ shade structure 2,200 sq. ft.), on Lot 30, Vineyard Addition No. 3, located at 601 Niagara Ave. NE, zoned M-H, containing approximately 1.0 acres.
7. ZA2020-0051 (T-10) S. Valley Anthony P & Sandra Castro 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 Proposed Tract 1-B, Lands of Bobby Joe Ray, located at 6900 Ray Ln NW, zoned A-1, containing approximately 1.75 acres. **CONTINUED FROM JUNE 10, 2020 ZA HEARING**

**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.bernco.gov>.**

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**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**