APPLICATION FOR SPECIAL EXCEPTION
CITY OF ALBUQUERQUE, PLANNING DEPARTMENT

Office of the Zoning Hearing Examiner
600 2nd Street, NW, Suite 300, 87102
505.924.3918

APPLICATION INFORMATION–PLEASE PRINT

PROFESSIONAL / AGENT NAME (FIRST, LAST) _____ TELEPHONE (INCLUDE AREA CODE) (H) ___-___-____

MAILING ADDRESS _____ (W) ___-___-____

CITY _____ STATE _____ ZIP CODE _____ (C) ___-___-____

KARLA TENA
OWNER NAME (FIRST, LAST–IF ANY) _____ (H) 505-352-2280

8211 AMBERSTONE RD SW.
MAILING ADDRESS _____ (W) ___-___-____

ALBUQUERQUE NM 87121
CITY _____ STATE _____ ZIP CODE _____ (C) 505-304-4177

LEGAL DESCRIPTION OF PROPOSED SPECIAL EXCEPTION–PLEASE PRINT

8211 AMBERSTONE RD SW
STREET ADDRESS OF SPECIAL EXCEPTION _____ ZIP CODE _____

15
LOT(S) _____ TRACT(S) _____ F
BLOCK(s) _____

SUNRISE ESTATES UNIT 3
SUBDIVISION / ADDITION / MRGCD MAP NO _____

101 005 503 111 230 307
UNIFORM PROPERTY CODE _____

CRITERIA FOR DECISION– I have been given the Criteria for Decision requirements. Initial Here KT

EXPLANATION OF REQUEST– On additional sheet(s) of paper, please state why you want this Special Exception, based on the Criteria for Decision Requirements.

DRAWINGS OF REQUEST– **ATTACH THREE (3) COPIES.** Please follow instructions on the back of this form and attach the appropriate drawings.

ACKNOWLEDGEMENT– I hereby acknowledge that, to the best of my knowledge, this application is correct and complete and that I have received one or more signs that I have agreed to post and maintain as provided and where instructed. I understand that failure to properly post sign(s) is grounds for deferral of my case

Karla Tena
SIGNATURE _____ DATE 01-11-10

ZONING ENFORCEMENT OFFICE INTERNAL USE ONLY

PROJECT #: 1008145

APPLICATION #: 10ZHE80007

APPLICATION FOR: (CHECK AS APPROPRIATE)
- ☒ (ZHE01) Conditional Use
- ☐ (ZHE02) Expansion of a NonConforming Use
- ☐ (ZHE03) NonConforming Use / Status Established Building
- ☐ (ZHE04) Variance: ☐ Distance ☐ Setback ☐ Height ☐ Parking ☐ Size ☐ Other

SECTION NO 14-16-2-6(B)(5) REFERENCE SECTION NO: N/A

(LEGAL AD) ACTION DESCRIPTION A CONDITIONAL USE TO ALLOW A PROPOSED FAMILY DAY CARE HOME IN A R-LT ZONE

SECTOR DEVELOPMENT AREA: N/A

ZONED R-LT ZONE MAP PAGE: M-10 NO. OF SIGNS ISSUED: 2

AMBERSTONE RD SW + CORRIZ DR SW
POST SIGN(S) / STREET ADDRESS OF PROPOSED SPECIAL EXCEPTION

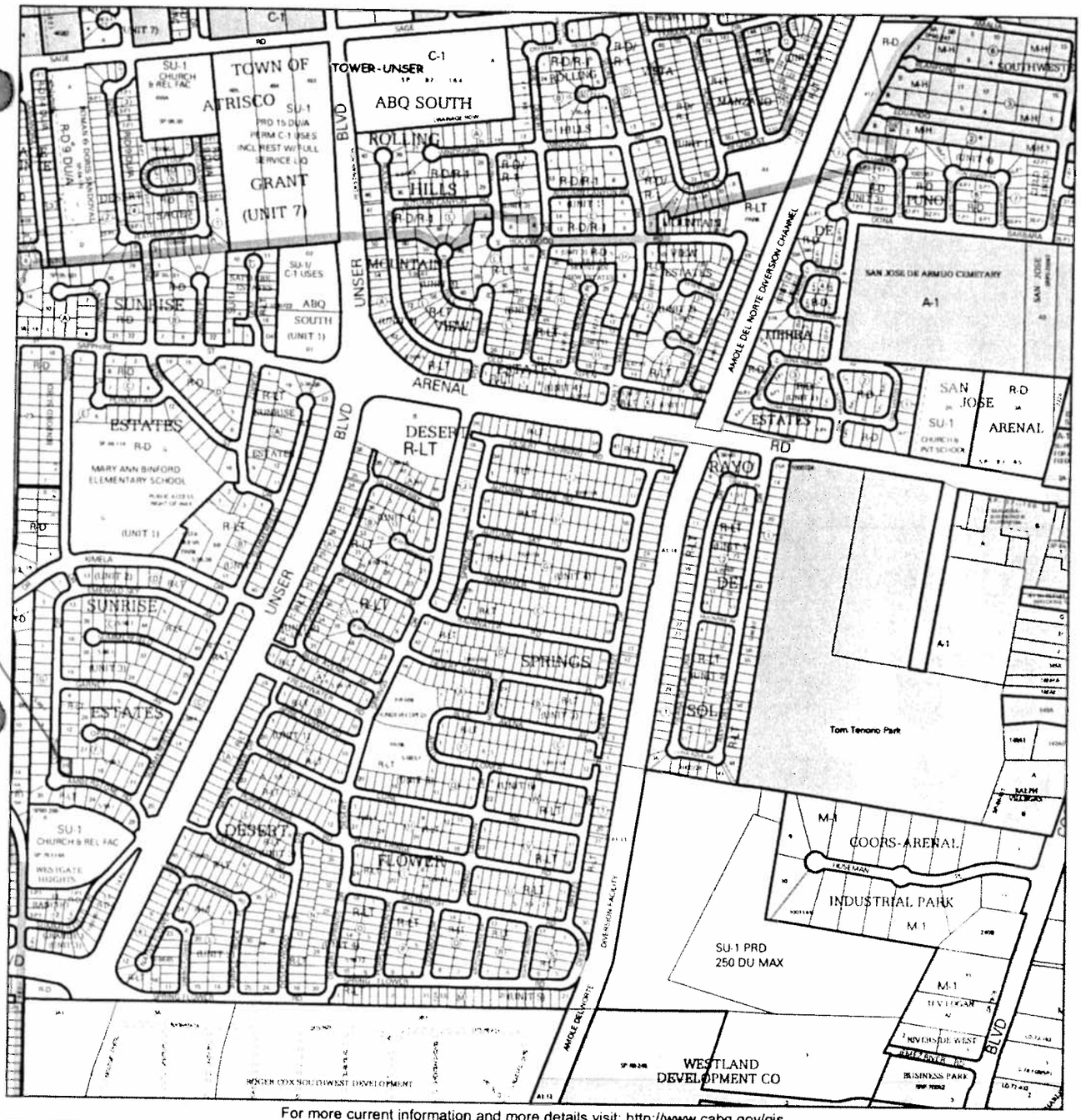
J. TURNER
APPLICATION RECEIVED BY Z E O (PRINT FULL NAME) _____ 1/11/10 DATE

03-16-10
DATE OF PUBLIC HEARING

FEE: $ 145.00

(APN) 441018 / 4971000 $ 35.00
(CMP) 441032 / 3424000 $ 10.00
(ZHE) 441006 / 3451000 $ 100.00

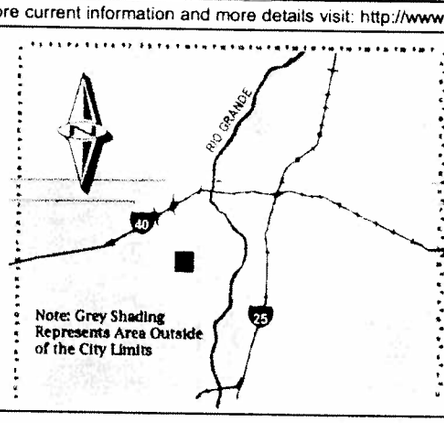
SITE



For more current information and more details visit: http://www.cabq.gov/gis

AGIS
Albuquerque Geographic Information System

Map amended through: 6/5/2009



Zone Atlas Page:

M-10-Z

Selected Symbols

- SECTOR PLANS
- Design Overlay Zones
- City Historic Zones
- H-1 Buffer Zone
- Petroglyph Mon.
- Escarpment
- 2 Mile Airport Zone
- Airport Noise Contours
- Wall Overlay Zone

0 750 1,500 Feet

January 11, 2010

To whom this may concern:

I really enjoy taking care of children and I have experience in the job. I have kids and I've also worked in a daycare before. The adjacent properties have no trouble with the daycare and there is no damage to the surrounding areas. I have a good relationship with all my neighbors. The daycare will be located in 8211 Amberstone Rd SW Albuquerque New Mexico.

Thank You,

Karla Tena

Claudia Delgado

(4) Growing plants, noncommercial.

(5) Private Commons Development, not less than two acres in area, if allowed in a Sector Development Plan or area plan governing the site.

(6) Public park.

(7) Public school, including caretaker's mobile home.

(8) Public utility structure, provided its location is in accord with an adopted facility plan and a site development plan for building permit purposes has been approved by the Planning Commission.

(9) Real estate office and an incidental sign in connection with a specific development, provided it is not used as living quarters during the time it is used as an office, and further provided that it is limited to a period of one year unless the time is extended through approval by the Zoning Enforcement Officer. A site plan and floor plan approved by the Zoning Enforcement Officer is required prior to establishment of this activity.

(10) Wireless Telecommunications Facility which is concealed or located on a public utility structure, provided the requirements of § 14-16-3-17 of this Zoning Code are met.

(11) Family Housing Development, as defined by the Family Housing Development Ordinance, Section 4.

(B) ***Conditional Uses.***

(1) Accessory living quarters.

(2) Animal keeping, noncommercial, the species being other than those which are permissive in this section.

(3) Carport in the required front or side setback area, provided:

a. No part is within three feet of a property line, other than a right-of-way line.

b. No building wall is ever built within a required setback area.

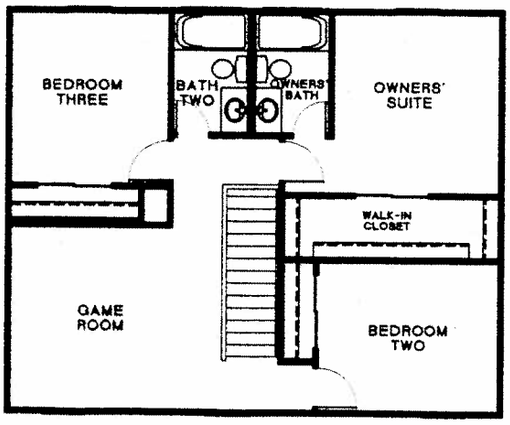
c. The specific carport proposed is in harmony with the building site.

(4) Construction office in connection with a specific construction project provided it is limited to a period of one year unless the time is extended through a new conditional use.

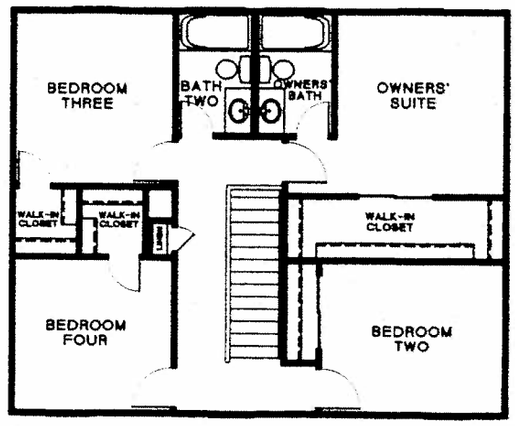
(5) Family day care home, with any sign limited as for home occupations. There shall be an outdoor play area adequately enclosed with a wall or fence. At least one member of the residing family shall serve as a provider of care. The activity shall be licensed by the state as a family day care home. (See also the permissive use provisions.)

(6) Front yard setback of not less than fifteen feet if there is no front yard driveway and vehicle access is only to the rear yard from an alley or if the garage setback is not less than 25 feet and compromises no more than 50% of the width of the street-facing building façade and driveways and off-street parking areas cover no more than 60% of the area of the front yard.

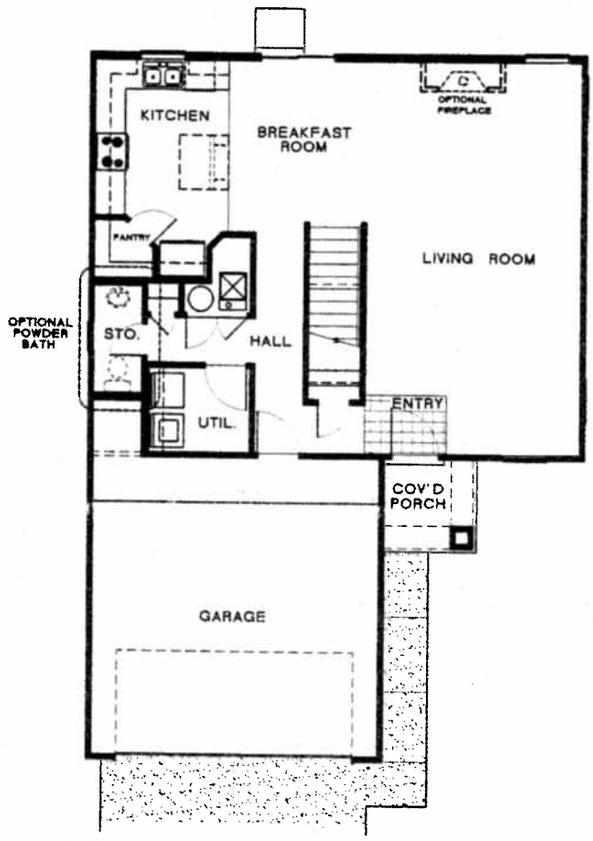
THE TRILLIUM



SECOND FLOOR



OPTIONAL SECOND FLOOR



FIRST FLOOR

SIVAGE THOMAS HOMES
designed for life

Copyright © Sivage-Thomas Homes, Inc.

For Additional Information On This Feature Home,
Or our Summerfield community call 839-6858.

Renderings are artist's conceptions and may vary slightly from actual home. Windows and/or skylights may vary with exterior design. Homes may be built in reverse of plans shown depending on site conditions. Landscaping shown on renderings is not included in the price of the home. Minor architectural changes may be made from time to time at the option of the builder. Model homes may feature upgrade options at additional expense. Please consult your Sivage Thomas New Home Sales Professional for details.

01/00

ZONE GRID

No Features found.

OWNERSHIP

Rec	UPC CODE	OWNER
1	101005503111230307	VILLEGAS GUTIERREZ JULIE TRUSTEE RALPH VILLEGAS RE

ZONING

Rec	ZONING	DESCRIPTION
1	R-LT	

ZONE GRID

Rec	ZONE ATLAS GRID
1	M10

PARCELS

Rec	NUMBER	NAME	DESIGNATION	QUADRANT	LOT	BLOCK	SUBDIVIS
1	8211	AMBERSTONE	RD	SW	15	F	SUNRISE ESTAT

ZONE GRID

No Features found.

ZONE GRID

No Features found.

NEIGHBORHOODS

Rec	COASDE.AGIS.NEIGHBORHOODASSOCIATIONS.ASSOCIATIONNAME	COASDE.AC
1	WESTGATE HEIGHTS	R

ZONE GRID

No Features found.

COUNCIL

Rec	COUNCILOR NAME	COUNCIL DISTRICT
1	SANCHEZ	1

ZIPCODES

Rec	ZIPCODE
1	87121

ZONE GRID

No Features found.

ZONING HEARING EXAMINER'S SPECIAL EXCEPTION APPLICATION CHECKLIST

TO APPLY FOR A SPECIAL EXCEPTION, THE FOLLOWING DOCUMENTS MUST BE SUBMITTED (PLEASE CHECK BOX):

[✓] Three (3) copies of the site plan.

[✓] Drawing showing the following:

a. All dimension of property and buildings and all structures on adjoining lots that are within 25 feet of the proposed Special Exception.
b. If the Special Exception request is a variance, please show clearly the point of variance and the height, width, and any appropriate dimensions of structures and/or parking spaces.

[✓] Letter stating why applicant is requesting this Special Exception, based on the Criteria for Decision Requirements.

[✓] Zone Atlas page with parcel **clearly marked**.

[✓] Copy of Ordinance, referencing Section Number that pertains to request.

[N/A] Traffic Engineering Review – Any request for constructing a structure (carport, wall/fence, shade structure, etc.) in the front and street side yard must contact the Traffic Engineer.

[✓] Applicant is strongly encouraged to go to Office of Neighborhood Coordination (Plaza del Sol, Basement) to obtain names of Neighborhood Associations that may be affected by this request.

[✓] Yellow Signs – Sign must be posted in a conspicuous location fifteen (15) days prior to the hearing. Failure to do so may result in a deferral (delay of hearing).

[N/A] If applicant requires an **INTERPRETER**, check box in KIVA.

[✓] Applicant received Special Exception Booklet.

Enforcement Officer J. Turner
(PLEASE PRINT NAME)

Date: 1/11/10

PLEASE ATTACH THIS FORM TO THE ORIGINAL APPLICATION FOR ZHE OFFICE