



HEARING ON SPECIAL EXCEPTIONS
TO THE COMPREHENSIVE CITY ZONING CODE

ZONING HEARING EXAMINER'S AGENDA

TUESDAY, NOVEMBER 17, 2009 **8:00 A.M.**

PLAZA DEL SOL HEARING ROOM

BASEMENT LEVEL

600 SECOND STREET NW

(ON THE NORTHEAST CORNER OF 2ND STREET AND ROMA NW)

STAFF

Roberto Albertorio, Esq., Zoning Hearing Examiner

Tom Rojas, Deputy Zoning Hearing Examiner

Lucinda Montoya, Administrative Assistant

For Inquiries Regarding This Agenda, Please Call Lucinda Montoya at (505) 924-3918.

PLEASE ADDRESS ALL CORRESPONDENCE TO:

Roberto Albertorio, Esq.

Office of Administrative Hearings

P.O. Box 1293

Albuquerque, NM 87103

NOTICE TO PEOPLE WITH DISABILITIES: *If you have a disability and you require special assistance to participate in this hearing, please contact Lucinda Montoya at (505) 924-3918.*

INTERPRETER REQUIRED:

- | | | | |
|----|----------------------|---------------------|--|
| 1. | *IR* 09ZHE-
80317 | Project#
1007986 | ELIAS MERINO request(s) a special exception to Section PG. 45, SOUTH BROADWAY SDP and 14-16-3-19(A)(2)(a): a CONDITIONAL USE to allow for a wall over 3' in height in the front yard setback area for a proposed 6' high cinder block and wrought iron wall on all or a portion of Lot(s) 36, Block(s) 3, SUNSHINE ADDN zoned SU-2/MR, located at 1906 EDITH BLVD SE (L-14) |
| 2. | *IR* 09ZHE-
80318 | Project#
1007986 | ELIAS MERINO request(s) a special exception to Section PG. 45, SOUTH BROADWAY SDP and 14-16-3-19(A)(2)(a): a VARIANCE of 5' to the 20' front yard setback area requirement for a proposed porch on all or a portion of Lot(s) 36, Block(s) 3, SUNSHINE ADDN zoned SU-2/MR, located at 1906 EDITH BLVD SE (L-14) |
| 3. | *IR* 09ZHE-
80328 | Project#
1008001 | JORGE J. GUZMAN request(s) a special exception to Section 14-16-2-9(E)(1): a VARIANCE of 20' to the 20' front yard setback area requirement for an existing carport on all or a portion of Lot(s) 23, Block(s) 1, TAPIA MEADOWS zoned R-T, located at 1034 DRACO AVE SW (L-12) |
| 4. | *IR* 09ZHE-
80377 | Project#
1008044 | TERESA IBARRA request(s) a special exception to Section 14-16-2-9(B) and 14-16-2-6(B)(14): a CONDITIONAL USE to allow for a fence over 3' in height in the front yard setback area for an existing 5' high fence on all or a portion of Lot(s) 14, Block(s) 1, TAPIA MEADOWS zoned R-T, located at 1708 SIRIUS RD SW (L-12) |

5. ***IR* 09ZHE-80378** **Project# 1008044** **TERESA IBARRA** request(s) a special exception to Section 14-16-2-6(B)(12) and 14-16-2-9(B): a **CONDITIONAL USE** to allow for an existing carport in the front yard setback area on all or a portion of Lot(s) 14, Block(s) 1, TAPIA MEADOWS zoned R-T, located at **1708 SIRIUS RD SW** (L-12)
6. ***IR* 09ZHE-80319** **Project# 1007988** **IRMA VIDAL** request(s) a special exception to Section 14-16-3-19(A)(2)(a): a **CONDITIONAL USE** to allow for a wall over 3' in height in the front yard setback area for a proposed 5' high block and wrought iron wall on all or a portion of Lot(s) 7, Block(s) 2, VALENCIA ESTATES zoned R-D 9 DU/AC, located at **704 LIBBY AVE SW** (L-10)
7. ***IR* 09ZHE-80374** **Project# 1008041** **ENRIQUE RODRIGUEZ** request(s) a special exception to Section 14-16-2-6(B)(14): a **CONDITIONAL USE** to allow for a fence over 3' in height in the front yard setback area for an existing 6' high fence on all or a portion of Lot(s) 5, Block(s) 5, VALENCIA ESTATES zoned R-D 9 DU/AZ located at **7924 STEPHAN RD SW** (L-10)

OLD BUSINESS:

8. **09ZHE-80141** **Project# 1007778** **RICHARD WAGNER** request(s) a special exception to Section 14-16-3-19(A)(2)(a): a **VARIANCE** 3' to the 3' wall height allowance for a proposed 6' high wall in the front yard setback area on all or a portion of Lot(s) 1, Block(s) 60, UNIVERSITY HEIGHTS zoned R-1, located at **502 BRYN MAWR DR SE** (K-16)
9. **09ZHE-80268** **Project# 1007928** **TWRB INC. (RICK BENNETT/RBA INC. AGENT)** request(s) a special exception to Section Pg. 45 I. 1. a: a **CONDITIONAL USE** to allow for proposed apartments (60 units) in an M-1 zone on all or a portion of Lot(s) 1A1, LANDS OF RAYCO zoned SU-2, located at **423 WHEELER AVE SE** (M-14)
10. **09ZHE-80306** **Project# 1007973** **SKYVIEW CENTER (JOHN MYERS, AGENT)** request(s) a special exception to Section 14-16-2-17(B)(15): a **CONDITIONAL USE** to allow for proposed retail sale of alcoholic drink for consumption off premises in a C-2 zone on all or a portion of Lot(s) 2, SPROUL SECURITY SUBDIVISION NO 2 zoned C-2 (SC), located at **1500 TRAMWAY BLVD NE** (J-23)

NEW BUSINESS:

11. **09ZHE-80375** **Project# 1008042** **THE TANAGER CO. & BLAUGRUND TRUST (MYERS, OLIVER & PRICE, PC, AGENT)** request(s) a special exception to Section 14-16-2-21(B) and 14-16-2-20(B)(5): a **CONDITIONAL USE** to allow for proposed retailing (furniture store and office) in an M-2 zone on all or a portion of Lot(s) 9-16, Block(s) 17, PARIS ADDN zoned M-2, located at **1500 - 1512 1ST ST NW** (J-14)
12. **09ZHE-80321** **Project# 1007994** **KATHRYN MILLER** request(s) a special exception to Section 14-16-2-6(E)(3)(b): a **VARIANCE** of 9' to the 10' side yard setback area requirement for a proposed addition to the dwelling on all or a portion of Lot(s) 6, Block(s) 2, MCDUFFIE PLACE UNIT 3 zoned R-1, located at **3402 MACKLAND AVE NE** (J-16)
13. **09ZHE-80322** **Project# 1007994** **KATHRYN MILLER** request(s) a special exception to Section 14-16-2-6(E)(5)(a): a **VARIANCE** of 6' to the 15' rear yard setback area requirement for a proposed addition to the dwelling on all or a portion of Lot(s) 6, Block(s) 2, MCDUFFIE PLACE UNIT 3 zoned R-1, located at **3402 MACKLAND AVE NE** (J-16)
14. **09ZHE-80331** **Project# 1008006** **JAMES C. & CORA G. CHAVEZ** request(s) a special exception to Section 14-16-2-6(D) and 14-16-2-6(E)(4)(c)(2): a **VARIANCE** of 5' to the 10' side yard setback area requirement for a proposed addition to the dwelling on all or a portion of Lot(s) 172A, TRINITY RANCH zoned R-D, located at **5906 AZUELO AVE NW** (F-11)

15. **09ZHE-80332** **Project# 1008006** **JAMES C. & CORA G. CHAVEZ** request(s) a special exception to Section 14-16-2-6(D) and 14-16-2-6(E)(5)(a): a VARIANCE of 7' to the 15' rear yard setback area requirement for a proposed addition on all or a portion of Lot(s) 172A, TRINITY RANCH zoned R-D, located at **5906 AZUELO AVE NW** (F-11)
16. **09ZHE-80354** **Project# 1008025** **CHARLES EMERY (ROGER CINELLI, AGENT)** request(s) a special exception to Section PG 95 (8)(A)(4): a VARIANCE of 5' to the 5' rear yard setback area parking requirement for parking for a proposed wellness center on all or a portion of Lot(s) 33A, Block(s) 43, VALLEY VIEW ADDN zoned CCR-3, located at **4610 COPPER AVE NE** (K-17)
17. **09ZHE-80356** **Project# 1008025** **CHARLES EMERY (ROGER CINELLI, AGENT)** request(s) a special exception to Section 14-16-3-10(E)(3)(c): a VARIANCE of 6' to the 6' rear yard landscaping buffer requirement for a proposed wellness center on all or a portion of Lot(s) 33A, Block(s) 43, VALLEY VIEW ADDN zoned CCR-3, located at **4610 COPPER AVE NE** (K-17)
18. **09ZHE-80357** **Project# 1008025** **CHARLES EMERY (ROGER CINELLI, AGENT)** request(s) a special exception to Section 14-16-3-10(E)(3)(b): a VARIANCE of 6' to the 6' side yard landscaping buffer requirement for a proposed wellness center on all or a portion of Lot(s) 33A, Block(s) 43, VALLEY VIEW ADDN zoned CCR-3, located at **4610 COPPER AVE NE** (K-17)
19. **09ZHE-80365** **Project# 1008034** **HABITATION INC. (HOLLY ARROYO, AGENT)** request(s) a special exception to Section 14-16-2-11(E)(4)(a) and pg. 33 Huning Highland SDP: a VARIANCE of 11' to the 15' rear yard setback area requirement to attach two existing dwelling units on all or a portion of Lot(s) 2, Block(s) 44, HUNING HIGHLAND zoned SU-2 / RO, located at **119 ELM ST NE** (K-15)
20. **09ZHE-80361** **Project# 1008031** **2121 MENAUL DEVELOPMENT PROPERTIES, LLC (ABQ ENGINEERING, AGENT)** request(s) a special exception to Section 14-16-3-10(E)(3): a VARIANCE of 1' to the 6' rear yard landscaping buffer requirement for a proposed storage building on all or a portion of Lot(s) E4A, MENAUL DEVELOPMENT AREA zoned M-1, located at **2121 WOODLAND AVE NE** (H-16)
21. **09ZHE-80364** **Project# 1008031** **2121 MENAUL DEVELOPMENT PROPERTIES, LLC (ABQ ENGINEERING, AGENT)** request(s) a special exception to Section 14-16-3-10(E)(3): a VARIANCE of 10' to the 10' front yard landscaping buffer requirement for a proposed storage building on all or a portion of Lot(s) E4A, MENAUL DEVELOPMENT AREA zoned M-1, located at **2121 WOODLAND AVE NE** (H-16)
22. **09ZHE-80366** **Project# 1008035** **THOMAS WELCH (ALEXANDER FINALE, AGENT)** request(s) a special exception to Section 14-16-3-1(A)(27): a VARIANCE of 5 parking spaces to the 11 required off street parking spaces requirement for 6 parking spaces in a C-1 zone on all or a portion of Lot(s) A1, Block(s) 13, TIJERAS PLACE ADDN zoned C-1, located at **420 SAN MATEO BLVD NE** (K-17)
23. **09ZHE-80370** **Project# 1008039** **MANUEL SAMORA (CONRAD SKINNER, AGENT)** request(s) a special exception to Section 14-16-2-13(F)(1): a VARIANCE of 10' to the 10' side yard setback area requirement for a proposed building on all or a portion of Lot(s) 13 & 14, Block(s) 23, PEREA ADDN zoned SU-2 / RC, located at **1216 LOMAS BLVD NW** (J-13)
24. **09ZHE-80372** **Project# 1008039** **MANUEL SAMORA (CONRAD SKINNER, AGENT)** request(s) a special exception to Section 14-16-2-13(F)(1): a VARIANCE of 5' to the 5' side yard landscaping buffer requirement for a proposed building on all or a portion of Lot(s) 13 & 14, Block(s) 23, PEREA ADDITION zoned SU-2 / RC, located at **1216 LOMAS BLVD NW** (J-13)

25. **09ZHE-80373** **Project# 1008039** **MANUEL SAMORA (CONRAD SKINNER, AGENT)** request(s) a special exception to Section 14-16-2-13(F)(1): a VARIANCE of 6' to the 26' building height requirement for a proposed 32' high building on all or a portion of Lot(s) 13 & 14, Block(s) 23, PEREA ADDITION zoned SU-2 / RC, located at **1216 LOMAS BLVD NW (J-13)**
26. **09ZHE-80326** **Project# 1007998** **WILLIAM PEREA** request(s) a special exception to Section 14-16-3-3(B)(2)(d): a VARIANCE of 3' 6" to the 10' distance separation requirement between an existing accessory building and a dwelling unit on all or a portion of Lot(s) 124, ANTELOPE RUN PHASE 3 zoned R-D, located at **12032 CARIBOU AVE NE (E-22)**
27. **09ZHE-80336** **Project# 1008009** **DAVID & RAE LYNN STANLEY** request(s) a special exception to Section 14-16-2-22(B)(25)(b) and 14-16-2-6(A)(2)(a): a VARIANCE of 1' to the 10' distance separation requirement between an existing accessory building and a dwelling on all or a portion of Lot(s) 10, Block(s) 1, ACADEMY ESTATE UNIT 7 TRACT A-1 zoned SU-1 PRD, located at **9329 LAYTON LOOP NE (E-20)**
28. **09ZHE-80337** **Project# 1008009** **DAVID & RAE LYNN STANLEY** request(s) a special exception to Section 14-16-2-22(B)(25)(b) and 14-16-2-6(A)(2)(a): a VARIANCE of 2' to the 10' distance separation requirement between an existing accessory building and a dwelling on all or a portion of Lot(s) 10, Block(s) 1, ACADEMY ESTATE UNIT 7 TRACT A-1 zoned SU-1 PRD, located at **9329 LAYTON LOOP NE (E-20)**
29. **09ZHE-80339** **Project# 1008012** **WILLIAM MANDLY** request(s) a special exception to Section 14-16-2-22(B)(25)(b) and 14-16-2-6(A)(2)(e): a VARIANCE of 1' to the 10' distance separation requirement between an existing accessory building and a dwelling on all or a portion of Lot(s) 11, Block(s) 1, ACADEMY ESTATES UNIT 7 TRACT A-1 zoned SU-1 PRD, located at **9324 LAYTON LOOP NE (E-20)**
30. **09ZHE-80342** **Project# 1008012** **WILLIAM MANDLY** request(s) a special exception to Section 14-16-2-22(B)(25)(b) and 14-16-2-6(A)(2)(e): a VARIANCE of 5' to the 10' distance separation requirement between an existing accessory building and a dwelling on all or a portion of Lot(s) 11, Block(s) 1, ACADEMY ESTATES UNIT 7 TRACT A-1 zoned SU-1 PRD, located at **9324 LAYTON LOOP NE (E-20)**
31. **09ZHE-80346** **Project# 1008017** **JESS MUNOS** request(s) a special exception to Section 14-16-2-22(B)(25)(b) and 14-16-2-6(A)(2)(e): a VARIANCE of 5' to the 10' distance separation requirement between an existing accessory building and a dwelling on all or a portion of Lot(s) 9, Block(s) 1, ACADEMY ESTATES UNIT 7 TRACT A1 zoned SU-1 PRD, located at **9316 LAYTON LOOP NE (E-20)**
32. **09ZHE-80348** **Project# 1008019** **JAMIE & NORMA BELTRAN (JERRY MUNIZ, AGENT)** request(s) a special exception to Section BARELAS SDP PG. 71 and 14-16-2-9(E)(5): a VARIANCE of 6' 2" to the 10' distance separation requirement between existing residential buildings on all or a portion of Lot(s) 13 & 14, RAYNOLDS ADDN zoned SU-2 R-1, located at **715 10TH ST SW (K-13)**
33. **09ZHE-80382** **Project# 1008019** **JAMIE & NORMA BELTRAN (JERRY MUNIZ, AGENT)** request(s) a special exception to Section BARELAS SDP PG. 71 and 14-16-2-9(A)(1)(d): a CONDITIONAL USE to allow for uses permissive in the R-T zone (existing second dwelling) on all or a portion of Lot(s) 13 & 14, RAYNOLDS ADDN zoned SU-2 R-1, located at **715 10TH ST SW (K-13)**
34. **09ZHE-80352** **Project# 1008023** **ZANE JARRETT** request(s) a special exception to Section 14-16-3-3(B)(2)(d): a VARIANCE of 8' to the 10' distance separation requirement between an existing accessory building and a dwelling on all or a portion of Lot(s) 7, Block(s) 1, ACADEMY ESTATES UNIT 7 TRACT A-1 zoned SU-1, located at **9308 LAYTON LOOP NE (E-20)**

*******LUNCH BREAK*******

HEARING WILL RESUME PROMPTLY
AT 1:30 P.M. WITH ITEM #35

IF YOU ARE AGENDA ITEMS #35 - #68

PLEASE COME TO THE HEARING AT 1:30 P.M.

35. **09ZHE-80349** **Project#** **MARGARET A. MILLIGAN** request(s) a special exception to Section 14-16-2-22(B)(25)(b) and 14-16-3-3(E)(4)(a): a VARIANCE of 4' 7" to the 10' distance separation requirement between existing accessory structures on all or a portion of Lot(s) 2, ACADEMY ESTATES UNIT 7 TRACT A1 zoned SU-1 / PRD, located at **9325 LAYTON LOOP NE (E-20)**
1008020
36. **09ZHE-80350** **Project#** **MARGARET A. MILLIGAN** request(s) a special exception to Section 14-16-2-22(B)(25)(b) and 14-16-3-3(B)(2)(e): a VARIANCE to 3' 6" to the 10' distance separation requirement between existing accessory structures on all or a portion of Lot(s) 2, ACADEMY ESTATES UNIT 7 TRACT A1 zoned SU-1 / PRD, located at **9325 LAYTON LOOP NE (E-20)**
1008020
37. **09ZHE-80367** **Project#** **DEAN ARGYRES** request(s) a special exception to Section 14-16-3-3(B)(2)(e): a VARIANCE of 7' to the 10' distance separation requirement between an existing accessory building and a dwelling on all or a portion of Lot(s) 8, Block(s) 2, DIETZ FARM ADDN UNIT 1 zoned RA-2, located at **4208 GLENARBOR CT NW (F-13)**
1008036
38. **09ZHE-80324** **Project#** **WILLIAM CRAIG GINN** request(s) a special exception to Section 14-16-2-6(E)(3)(b): a VARIANCE of 9' to the 10' side yard setback area requirement for a proposed covered patio on all or a portion of Lot(s) 10, Block(s) 13, WILLOW WOOD UNIT 4 zoned R-1, located at **1146 TONY SANCHEZ DR SE (L-21)**
1007996
39. **09ZHE-80320** **Project#** **DOUGLAS LOPEZ** request(s) a special exception to Section 14-16-3-19(A)(1)(a): a VARIANCE of 2' 4" to the 3' wall height allowance to allow for an existing 5' 4" high wall in the front yard setback area on all or a portion of Lot(s) 9, Block(s) 4, CALDWELLS zoned R-2, located at **616A & 616B MADISON ST NE (J-17)**
1007990
40. **09ZHE-80327** **Project#** **GENE NEWSOME** request(s) a special exception to Section 14-16-3-3(A)(4)(a)(1): a VARIANCE of 9' 6" to the 8' rear yard wall height allowance to allow for an existing 17' 6" high wall on all or a portion of Lot(s) 7, DESERT RIDGE AT LA CUEVA zoned R-D, located at **8635 DESERT DAWN NE (C-19)**
1008000
41. **09ZHE-80333** **Project#** **JAMES & KAREN HEPBURN** request(s) a special exception to Section 14-16-3-19(A)(2): a VARIANCE of 3' to the 3' fence height allowance to allow for a proposed 6' high fence in the front yard setback area on all or a portion of Lot(s) I, KEYSTONE ADDN zoned R-1, located at **807 WASHINGTON ST SE (L-17)**
1008007
42. **09ZHE-80334** **Project#** **JAMES & KAREN HEPBURN** request(s) a special exception to Section 14-16-3-19(A)(2): a VARIANCE of 2' to the 6' fence height requirement (side yard) for an existing 8' high fence facing a public street on all or a portion of Lot(s) I, KEYSTONE ADDN zoned R-1, located at **807 WASHINGTON ST SE (L-17)**
1008007

43. **09ZHE-80363** **Project# 1008033** **DAVID TOMPKINS** request(s) a special exception to Section 14-16-3-3(A)(4): a VARIANCE of 3' to the 3' wall height allowance for a proposed 6' high wall in the front and side yard setback areas on all or a portion of Lot(s) 10, Block(s) 29, MESA PARK ADDN zoned R-1, located at **6601 KATHRYN AVE SE (L-18)**
44. **09ZHE-80368** **Project# 1008037** **CHRIS HAMILTON** request(s) a special exception to Section 14-16-3-19(1)(a): a VARIANCE of 3' 3" to the 3' wall height allowance to allow for a proposed 6' 3" high wall in the front yard setback area on all or a portion of Lot(s) 14, Block(s) 16, KATHERINE NICHOLE ADDN zoned R-1, located at **4008 71ST ST NW (G-10)**
45. **09ZHE-80379** **Project# 1008045** **JAMIE BENEFIELD** request(s) a special exception to Section 14-16-3-19(A)(1)(a): a VARIANCE of 3' to the 3' wall height allowance for a proposed 6' high wall in the front yard setback area on all or a portion of Lot(s) 5, Block(s) 1, ATRISCO COURT zoned R-T, located at **9810 RYNE CT SW (L-9)**
46. **09ZHE-80345** **Project# 1008016** **JESUS DOMINGUEZ** request(s) a special exception to Section 14-16-3-3(A)(4)(a)1: a VARIANCE 2' 5" to the 3' wall height allowance to allow for an existing 5' 5" high wall in the front yard setback area on all or a portion of Lot(s) 16, Block(s) 3, TAPIA MEADOWS zoned R-T, located at **1009 RIGEL ST SW (L-12)**
47. **09ZHE-80344** **Project# 1008016** **JESUS DOMINGUEZ** request(s) a special exception to Section 14-16-2-9(B) and 14-16-2-6(B)(14)(a)2: a CONDITIONAL USE to allow for a wall over 3' in height in the front yard setback area for an existing 5' high wall on all or a portion of Lot(s) 16, Block(s) 3, TAPIA MEADOWS zoned R-T, located at **1009 RIGEL ST SW (L-12)**
48. **09ZHE-80343** **Project# 1008015** **NICHOLAS PISANO** request(s) a special exception to Section 14-16-4-13: a STATUS ESTABLISHED BUILDING REVIEW to allow for a second dwelling on one lot in an R-1 zone on all or a portion of Lot(s) 16 AND 17, Block(s) 34, UNIVERSITY HEIGHTS zoned R-1, located at **215 RICHMOND DR SE (K-16)**
49. **09ZHE-80288** **Project# 1007947** **TOMMY HUFNAGEL** request(s) a special exception to Section Pg. 79 Paragraph A and 14-16-2-17(B)(11): a CONDITIONAL USE to allow for existing outdoor storage/activity of inoperable vehicles in a SU-2/C zone on all or a portion of Lot(s) A, Block(s) 8, Tract(s) A, NORTHERN ADDN zoned C, located at **915 1ST ST (J-14)**
50. **09ZHE-80325** **Project# 1007997** **MATTHEW KEHOE** request(s) a special exception to Section 14-16-2-18(B)1 and 14-16-2-17(B)(11): a CONDITIONAL USE to allow for existing outdoor storage (sheet metal, plumbing and heating parts) in a C-3 zone on all or a portion of Lot(s) 5-7, BUENA TIERRA ADDN zoned C-3, located at **3014 4TH ST NW (H-14)**
51. **09ZHE-80369** **Project# 1008038** **JEFF JINNETT (RYAN STAUDHAMMER, AGENT)** request(s) a special exception to Section P. 79 IV. A. 2. and 14-16-2-17(B)(11): a CONDITIONAL USE to allow for existing outdoor activity (musical entertainment) at the Marble Brewery outdoor patio in a SU-2/C zone on all or a portion of Lot(s) 9A, Block(s) 5, NORTHERN ADDN zoned SU-2, located at **111 MARBLE AVE NW (J-14)**
52. **09ZHE-80323** **Project# 1007995** **RAMON GARCIA-BENCOMO (HUESTES DE LA FE)** request(s) a special exception to Section 14-16-2-17(B)(20): a CONDITIONAL USE to allow for proposed activities (church services) in a tent in a C-2 zone on all or a portion of Lot(s) 18-20, MANUEL SANCHEZ zoned C-2, located at **4616 SECOND ST NW (G-14)**

53. **09ZHE-80353** **Project# 1008024** **MANZANO MEADOWS, LLC (ARCH & PLAN LAND USE CONSULTANTS, AGENT)** request(s) a special exception to Section 14-16-2-27(A) and 14-16-2-26(B): a CONDITIONAL USE to allow for a proposed parking structure in a P-R zone on all or a portion of Lot(s) 2A, Block(s) 4, BRENTWOOD HILLS zoned P-R, located at **12514 MENAUL BLVD NE (H22)**
54. **09ZHE-80376** **Project# 1008043** **PAUL PADILLA** request(s) a special exception to Section 14-16-2-6(B)(1) and PG 108 NOB HILL HIGHLAND SDP: a CONDITIONAL USE to allow for a proposed accessory living quarters in an R-1 zone on all or a portion of Lot(s) 1, Block(s) 20A, MESA GRANDE ADDN zoned R-1, located at **400 MORNINGSIDE DR SE (K-17)**
55. **09ZHE-80329** **Project# 1008002** **SAKHON PHANOMSACK** request(s) a special exception to Section 14-16-2-6(B)(3): a CONDITIONAL USE to allow for a proposed carport in the front yard setback area on all or a portion of Lot(s) 34, Block(s) N, HOFFMANTOWN ADDN zoned R-1, located at **8411 LOS ARBOLES NE (H-20)**
56. **09ZHE-80340** **Project# 1008013** **GERALD L. PRODENCIO (GILBERT AUSTIN, AGENT)** request(s) a special exception to Section 14-16-2-6(B)(3): a CONDITIONAL USE to allow for a proposed carport in the front yard setback area on all or a portion of Lot(s) 19, Block(s) 49, BELAIR zoned R-1, located at **2842 BELAIR DR NE (H-17)**
57. **09ZHE-80341** **Project# 1008014** **JOSHUA J. STARK (GILBERT AUSTIN, AGENT)** request(s) a special exception to Section 14-16-2-6(B)(3): a CONDITIONAL USE to allow for a proposed carport in the front yard setback area on all or a portion of Lot(s) 2, Block(s) 19A, MESA DEL NORTE ADDN zoned R-1, located at **904 MESILLA ST NE (J-19)**
58. **09ZHE-80355** **Project# 1008026** **WILLIAM O. WARREN JR. (GILBERT AUSTIN, AGENT)** request(s) a special exception to Section 14-16-2-6(B)(3): a CONDITIONAL USE to allow for a proposed carport in the front and side yard setback areas on all or a portion of Lot(s) 7, Block(s) 13, ELDER HOMESTEAD ADDN zoned R-1, located at **924 FLORIDA ST SE (L-18)**
59. **09ZHE-80347** **Project# 1008018** **RICARDO RONQUILLO JR.** request(s) a special exception to Section 14-16-2-9(B) and 14-16-2-6(B)(3): a CONDITIONAL USE to allow for an existing carport in the front yard setback area on all or a portion of Lot(s) 46, VISTA MANZANO UNIT 1 zoned R-D, located at **1318 OJO SARCO ST SW (M-10)**
60. **09ZHE-80330** **Project# 1008004** **HELEN SAYERS** request(s) a special exception to Section 14-16-2-6(B)(14): a CONDITIONAL USE to allow for wall over 3' in height in the front yard setback area for a proposed 5' high wall on all or a portion of Lot(s) 2, Block(s) 15, SNOW HEIGHTS ADDN zoned R-1, located at **1904 HANNETT AVE NE (J-19)**
61. **09ZHE-80335** **Project# 1008008** **MARIA LUISA JARAMILLO** request(s) a special exception to Section 14-16-2-9(B) and 14-16-2-6(B)(14)(a)2: a CONDITIONAL USE to allow for a wall over 3' in height in the front yard setback area for an existing 5' high wall on all or a portion of Lot(s) 8, Block(s) 3, TAPIA MEADOWS zoned RT, located at **1041 RIGEL ST SW (L-12)**
62. **09ZHE-80338** **Project# 1008010** **JOANN JARAMILLO** request(s) a special exception to Section 14-16-2-9(B) and 14-16-2-6(B)(14)(a)2: a CONDITIONAL USE to allow for a fence over 3' in height in the front yard setback area for an existing 5' high wrought fence on all or a portion of Lot(s) 7, Block(s) 3, TAPIA MEADOWS zoned RT, located at **1045 RIGEL ST SW (L-12)**
63. **09ZHE-80351** **Project# 1008021** **JOHN STRADER** request(s) a special exception to Section 14-16-2-5(B)(1) ref 14-16-2-4(B)(1) and 14-16-2-6(B)(14)(a)2: a CONDITIONAL USE to allow for a fence over 3' in height in the front yard setback area for a proposed 5' high fence on all or a portion of Lot(s) 15, LIVINGSTON PLACE ADDN zoned RA-2, located at **1305 LOS ARBOLES AVE NW (G-13)**

64. **09ZHE-80358** **Project# 1008027** **JOHN & KIM BELL** request(s) a special exception to Section 14-16-2-6(B)(14)(a)(1) and 14-16-3-19(A)(2)(a): a CONDITIONAL USE to allow for a wall over 3' in height in the front yard setback area for a proposed 5' high wall on all or a portion of Lot(s) 8, Block(s) 7, DALE BELLAMAH ADDITION zoned R-1, located at **5610 HANNETT AVE NE** (J-18)
65. **09ZHE-80359** **Project# 1008028** **LILIA ANDRADE** request(s) a special exception to Section 14-16-2-9(B) and 14-16-2-6(B)(14): a CONDITIONAL USE to allow for a wall over 3' in height in the front yard setback area for a proposed 5' high wall on all or a portion of Lot(s) 6, Block(s) 2, TAPIA MEADOWS zoned R-T, located at **1711 SIRIUS AVE SW** (L12)
66. **09ZHE-80360** **Project# 1008030** **GEORGE & BRIGID OVITT (FREDERICK HART, AGENT)** request(s) a special exception to Section 14-16-2-6(B)14(A)1: a CONDITIONAL USE to allow for a wall over 3' in height in the front yard setback area for a proposed 5' high wall on all or a portion of Lot(s) 19, LOBO ADDN zoned R-1, located at **1320 PRINCETON DR NE** (K-17)
67. **09ZHE-80380** **Project# 1008046** **BILLIE LATTANZA** request(s) a special exception to Section 14-16-2-6(B)(14)(a) and 14-16-3-19(A)(2)(a): a CONDITIONAL USE to allow for a fence over 3' in height in the front yard setback area for an existing 5' high fence on all or a portion of Lot(s) 22, Block(s) 1, TAPIA MEADOWS zoned R-T, located at **1038 DRACO AVE SW** (L-12)
68. **09ZHE-80371** **Project# 1008040** **DISMAS CHARITIES, INC. (CONSENSUS PLANNING, AGENT)** request(s) a special exception to Section 14-16-2-18(B)(1) and 14-16-2-17(B)(4): a CONDITIONAL USE to allow for the expansion of the existing 64 residents to 120 proposed residents for the approved Community Residential Program (03ZHE-02155) on all or a portion of Lot(s) F1, MENAUL DEVELOPMENT AREA zoned C-3 Heavy Commercial Zone, located at **2331 MENAUL BLVD NE** (H-16)