



HEARING ON SPECIAL EXCEPTIONS
TO THE COMPREHENSIVE CITY ZONING CODE

ZONING HEARING EXAMINER'S AGENDA

TUESDAY, August 21, 2007, 9:00 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.
City of Albuquerque Office of Administrative Hearings
Zoning Hearing Examiner
PO 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.*

OLD BUSINESS:

- 1. **06ZHE-01496** **1005212** **RICHMOND PARTNERS, LLC.** request(s) a special exception to Section 14. 16. 3. 1 (A). (27).: a VARIANCE of 17 parking spaces to the 41 parking space requirement for a proposed 8 unit commercial/residential development on all or a portion of Lot(s) 9A, Block(s) 33, University Heights Addition, zoned CCR and located at **117 RICHMOND SE (K-16)**

APPROVED
- 2. **07ZHE-00480** **1005509** **GROVER MANN** request(s) a special exception to Section 14. 16. 2. 6. (B). (14).: a VARIANCE of 2.5' to the 3' wall height allowance for a proposed 5'10" wall in the front yard setback area on all or a portion of Lot(s) 3, Block(s) 36, University Heights Addition, zoned R-1 and located at **406 DARTMOUTH DR SE (K-16)**

DEFERRED TO 9/26/07
- 3. **07ZHE-00622** **1005565** **CANDELARIA VILLAGE, LLC** request(s) a special exception to Section 14. 16. 2. 6. (D). (2).: a VARIANCE of 8' 4" to the 50' lot width requirement for a proposed dwelling on all or a portion of Lot(s) 38 P-1, Candelaria Village Subdivision, zoned R-1 and located at **1459 VALLE LANE NW (G-13)**

DEFERRED TO 10/24/07

4. **07ZHE-00282** **1005418** **JOSE LUIS ROMAN** request(s) a special exception to Section 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 6' high wall on all or a portion of Lot(s) 12, Block(s) W, Desert Flower Addition, zoned R-LT and located at **7301 PURPLE CONE ROAD SW (M-10)**
DEFERRED TO 9/26/07
5. **07ZHE-00631** **1005573** **EMMA SUAREZ** request(s) a special exception to Section 14. 16. 2. 6. (B). (5).: a **CONDITIONAL USE** to allow for a proposed family day care home in a residential zone on all or a portion of Lot(s) 12, Block(s) 10, Torreon Addition, zoned SU-2 M-R and located at **2001 ARNO ST SE (L-14)**
WITHDRAWN
6. **04ZHE-01622** **1003739** **THE SHELDON COMPANY, LLC** request(s) a special exception to Section 14. 16. 2. 16. (B). (6).: a **CONDITIONAL USE** to allow for dwelling units in a C-1 zone on all or a portion of Lot(s) 16A, Block(s) 8, Enchanted Mesa Subdivision, zoned C-1 and located at 2401 **CHELWOOD PARK BLVD NE (H-22)**
PENDING
7. a. **06ZHE-01483** **1005207** **PIPER GROUP LLC** request(s) a special exception to:
b. **06ZHE-01789**
c. **06ZHE-01790**
d. **06ZHE-01791**
e. **06ZHE-01792**
- a. University Neighborhoods Sector Plan DR 5. b.: a **VARIANCE** of 10' to the 10' side yard setback area requirement for a existing roof addition on the dwelling;
- b. University Neighborhoods Sector Plan Appendix 4. DR. 5. b.: a **VARIANCE** of 5' to the 5' side yard setback area requirement for an existing addition to the 7 dwellings;
- c. University Neighborhoods Sector Development Plan Appendix 4. DR. 6. a. (2).: a **VARIANCE** of 3,500 sf the 10,500 sf lot size area requirement for 7 existing dwelling units under 1 roof;
- d. University Neighborhoods Sector Development Plan Appendix 4. DR. 6. a. (2).: a **VARIANCE** of 2 parking spaces to the 11 off street parking space requirement for 7 existing dwelling units;
- e. University Neighborhoods Sector Development Plan Appendix 4. DR. 8.: a **VARIANCE** of 1,750 sf to the 2,800 sf usable open space requirement for 7 existing dwelling units,
- on all or a portion of Lot(s) 1, Block(s) 49, Terrace Addition, zoned SU-2 and located at **1524 LEAD AVE SE (K-15)**
APPROVED
8. **07ZHE-00677** **1005600** **VAN ROCCO** request(s) a special exception to Section 14. 16. 2. 5. (D).: a **VARIANCE** of 1,745 sf to the 10,890 sf minimum lot size for a proposed dwelling in a RA-2 zone on all or a portion of Lot(s) 134E, Tract(s) 134E, MRGCD Map 31, zoned RA-2 and located at **3814 RIO GRANDE, NW (F-13)**
DENIED
9. **07ZHE-00714** **1005628** **THAD & SHANNON PORCH** request(s) a special exception to Section 14. 16. 2. 6. (E). (4). (a).: a **VARIANCE** of 1'7" to the 5' side yard setback area requirement for a proposed sunroom addition to the dwelling on all or a portion of Lot(s) 23, Block(s) 3, Los Prados del Norte Addition, zoned R-D and located at **7005 CASA ELENA DRIVE NE (E-16)**
WITHDRAWN
10. **07ZHE-00713** **1005627** **LAWRENCE WOODS** request(s) a special exception to Section 14. 16. 3. 3. (B). (2). (e).: a **VARIANCE** of 1' to the 10' separation requirement between a dwelling and an accessory structure for a proposed addition to the dwelling on all or a portion of Lot(s) 6, Block(s) 2, Skyview West Amended Replat, zoned R-1 and located at **301 GARY LANE SW (K-10)**
APPROVED

11. **07ZHE-00718** **1005629** **JULIE TORRES** request(s) a special exception to Section 14. 16. 2. 25. (B). (9). (b).: a VARIANCE of two proposed wall signs to the two permitted wall signs for any one business requirement in the H-1 Historic Old Town Zone, Tract(s) 198, MRGCD Map 38, zoned H-1 Historic Old Town and located at **400 RIO GRANDE BLVD NW (J-13)**
DEFERRED TO 9/26/07
12. **07ZHE-00719** **1005629** **JULIE TORRES** request(s) a special exception to Section 14. 16. 2. 25. (B). (9). (c): a VARIANCE of 24 sq. ft. to the 8 sq. ft. wall sign area requirement for two proposed wall signs in the H-1 Historic OT zone. Tract(s) 198, MRGCD Map 38, zoned H-1 Historic Old Town and located at **400 RIO GRANDE BLVD NW (J-13)**
DEFERRED TO 9/26/07
13. **07ZHE-00691** **1005607** **DOGOBERTO MARQUEZ** request(s) a special exception to Section 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' 6" high fence on all or a portion of Lot(s) 35, Field Addition, zoned R-1 and located at **400 61st STREET SW (K-11)**
DEFERRED TO 9/26/07
14. **07ZHE-00702** **1005617** **JEAN HERRERA** request(s) a special exception to University Neighborhood Sector Plan page 70. DR 2. b. : a CONDITIONAL USE to allow for a proposed day care center on all or a portion of Lot(s) 21, Block(s) 22, University Heights Addition, zoned SU-2-DR and located at **307 VASSAR DRIVE SE (K-16)**
APPROVED WITH CONDITIONS

NEW BUSINESS:

15. **07ZHE-80006** **1006642** **PETERSON PROPERTIES** request(s) a special exception to Section 14. 16. 2. 16. (B). (5).: a CONDITIONAL USE to allow for a proposed drive up service window for a Walgreens Pharmacy on all or a portion of Lot(s) 2-17 & 32, 18A, 19A & 20A, Tract(s) TRA Unit A, Heritage Hills North Unit 1, and located at **8901 PASEO DEL NORTE NE (D-20)**
DEFERRED TO 10/24/07
16. **07ZHE-80007** **1006644** **PACIFIC PASEO DEVELOPMENT, LLC** request(s) a special exception to North I-25 Sector development Plan page 48. E. c. a CONDITIONAL USE to allow for retailing which is not permissive in the SU-2 IP zone on all or a portion of Lot(s) 1A, Block(s) 35, Tract(s) TRA, Unit B, North Albuquerque Acres, and located at **6200 HOLLY AVE NE (C-18)**
APPROVED WITH CONDITIONS
17. **07ZHE-80008** **1006646** **LAS COLINAS REALTY & DEVELOPMENT CO.** request(s) a special exception to Section 14.16. 2. 17. (A). (9). (d). (1).: a VARIANCE of 19' to the 26' freestanding, on premise, sign height requirement (within 200' of a freeway) for a proposed 45' high freestanding sign on all or a portion of Lot(s) 4C 2C, Horn Development Addition, zoned C-2 and located at **55 HOTEL CIRCLE NE (K-21)**
DEFERRED TO 9/26/07
18. **07ZHE-80005** **1006640** **ALEEM KASSAM** request(s) a special exception to Section 14.16.2.20. (C). (1).: a VARIANCE of 47.2' to the 36' structure height requirement for an existing six story hotel in a M-1 zone on all or a portion of Lot(s) B.C. Ringer, B.C. Ringer Addition, zoned M-1 and located at **5050 JEFFERSON NE (F-17)**
APPROVED

19. **07ZHE-80027** **1006670** **STAN & SARAH GUINN** request(s) a special exception to Section 14. 16. 2. 9. (A). (2).: a **CONDITIONAL USE** to allow for proposed townhouses in a SU-2 / R-1 zone on all or a portion of Lot(s) 5, Block(s) T, Atlantic & Pacific Addition, zoned SU-2, R-1 and located at **508 IRON AVE SW** (K-14)
DEFERRED TO 9/26/07
20. **07ZHE-80028** **1006670** **STAN & SARAH GUINN** request(s) a special exception to Section 14. 16. 2. 6. (B). (14). (a). (2).: a **CONDITIONAL USE** to allow for a wall over 3' in height in the required front yard setback area for a proposed 5' high wall on all or a portion of Lot(s) 5, Block(s) T, Atlantic & Pacific Addition, zoned SU-2, R-1 and located at **508 IRON AVE SW** (K-14)
DEFERRED TO 9/26/07
21. **07ZHE-80029** **1006670** **STAN & SARAH GUINN** request(s) a special exception to Section 14. 16. 2. 6. (E). (4).: a **VARIANCE** of 3' to the 5' side yard setback area requirement for proposed townhouses on all or a portion of Lot(s) 5, Block(s) T, Atlantic & Pacific Addition, zoned SU-2, R-1 and located at **508 IRON AVE SW** (K-14)
DEFERRED TO 9/29/07
22. **07ZHE-80030** **1006670** **STAN & SARAH GUINN** request(s) a special exception to Section 14. 16. 2. 6. (E). (5). (a).: a **VARIANCE** of 10' to the 15' rear yard setback area requirement for proposed townhouses on all or a portion of Lot(s) 5, Block(s) T, Atlantic & Pacific Addition, zoned SU-2, R-1 and located at **508 IRON AVE SW** (K-14)
DEFERRED TO 9/26/07
23. **07ZHE-80031** **1006672** **STAN & SARAH GUINN** request(s) a special exception to Section 14. 16. 2. 6. (B). (14). (a). (2).: a **CONDITIONAL USE** to allow for a wall over 3' in height in front yard setback area requirement for a proposed 5' high wall on all or a portion of Lot(s) 3 & 4, Block(s) T, Atlantic & Pacific Addition, zoned SU-2, R-1 and located at **504 IRON AVE SW** (K-14)
DEFERRED TO 9/26/07
24. **07ZHE-80032** **1006672** **STAN & SARAH GUINN** request(s) a special exception to Section 14. 16. 2. 6. (E). (5). (a).: a **VARIANCE** of 10' to the 15' rear yard setback area requirement for proposed townhouses on all or a portion of Lot(s) 3 & 4, Block(s) T, Atlantic & Pacific Addition, zoned SU-2, R-1 and located at **504 IRON AVE SW** (K-14)
DEFERRED TO 9/26/07
25. **07ZHE-80013** **1006652** **UNIVERSITY HEIGHTS UNITED METHODIST CHURCH** request(s) a special exception to University Neighborhood Sector Development Plan, page 70. DR. 4. a.: a **VARIANCE** of 1,950 sq ft to the 5,000 sf lot size requirement for one existing structure on all or a portion of Lot(s) 24, Block(s) 2, University Heights Addition, zoned SU-2 DR and located at **201 HARVARD SE** (K-16)
DEFERRED TO 9/26/07
26. **07ZHE-80014** **1006652** **UNIVERSITY HEIGHTS UNITED METHODIST CHURCH** request(s) a special exception to University Neighborhood Sector Development Plan, page 71. DR. 5. c.: a **VARIANCE** of 10' to the 15' rear yard setback area requirement for an existing structure on all or a portion of Lot(s) 24, Block(s) 2, University Heights Addition, zoned SU-2 DR and located at **201 HARVARD SE** (K-16)
DEFERRED TO 9/26/07

- 27. **07ZHE-80015** **1006652** **UNIVERSITY HEIGHTS UNITED METHODIST CHURCH** request(s) a special exception to University Neighborhood Sector Development Plan, page 71. DR. 7. a.: a VARIANCE of 2 parking spaces to the 2 required parking space requirement on all or a portion of Lot(s) 24, Block(s) 2, University Heights Addition, zoned SU-2 DR and located at **201 HARVARD SE (K-16)**
DEFERRED TO 9/26/07

- 28. **07ZHE-80016** **1006654** **UNIVERSITY HEIGHTS UNITED METHODIST CHURCH** request(s) a special exception to University Neighborhood Sector Development Plan, page 70. DR. 4. a.: a VARIANCE of 1,500 sq ft to the 5,000 sf lot size requirement for one existing structure on all or a portion of Lot(s) 23, Block(s) 2, University Heights Addition, zoned SU-2 DR and located at **203 HARVARD SE (K-16)**
DEFERRED TO 9/26/07

- 29. **07ZHE-80017** **1006654** **UNIVERSITY HEIGHTS UNITED METHODIST CHURCH** request(s) a special exception to University Neighborhood Sector Development Plan, page 71. DR. 5. c.: a VARIANCE of 10' to the 15' rear yard setback area requiremet for an existing structure on all or a portion of Lot(s) 23, Block(s) 2, University Heights Addition, zoned SU-2 DR and located at **203 HARVARD SE (K-16)**
DEFERRED TO 9/26/07

- 30. **07ZHE-80018** **1006654** **UNIVERSITY HEIGHTS UNITED METHODIST CHURCH** request(s) a special exception to University Neighborhood Sector Development Plan, page 71. DR. 7. a.: a VARIANCE of 2 parking spaces to the 2 required parking space requirement on all or a portion of Lot(s) 23, Block(s) 2, University Heights Addition, zoned SU-2 DR and located at **203 HARVARD SE (K-16)**
DEFERRED 59 9/26/07

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

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

IF YOU ARE AGENDA ITEMS 31 - 60

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

- 31. **07ZHE-80023** **1006666** **MARK VALENCIA** request(s) a special exception to the Section 14. 16. 3. 19. (A). (1). (a): a VARIANCE of 6' to the 3' wall height allowance for a proposed 9' high wall in the front yard setback area requirement on all or a portion of Lot(s) 2B, Coronado del Sol, zoned R-2 and located at **3723 ALAMOGORDO DR NW (G-11)**
APPROVED WITH CONDITIONS

- 32. **07ZHE-80024** **1006667** **MARK VALENCIA** request(s) a special exception to the Section 14. 16. 3. 19. (A). (1). (a): a VARIANCE of 6' to the 3' wall height allowance for a proposed 9' high wall in the front yard setback area requirement on all or a portion of Lot(s) 2A, Coronado del Sol, zoned R-2 and located at **3727 ALAMOGORDO DR NW (G-11)**
APPROVED WITH CONDITIONS

- 33 **07ZHE-80025** **1006668** **MARK VALENCIA** request(s) a special exception to the Section 14. 16. 3. 19. (A). (1). (a): a VARIANCE of 6' to the 3' wall height allowance for a proposed 9' high wall in the front yard setback area requirement on all or a portion of Lot(s) 1B, Coronado del Sol, zoned R-2 and located at **3731 ALAMOGORDO DR NW (G-11)**
APPROVED WITH CONDITIONS
- 34 **07ZHE-80026** **1006671** **MARK VALENCIA** request(s) a special exception to the Section 14. 16. 3. 19. (A). (1). (a): a VARIANCE of 6' to the 3' wall height allowance for a proposed 9' high wall in the front yard setback area requirement on all or a portion of Lot(s) 1A, Coronado del Sol, zoned R-2 and located at **3737 ALAMOGORDO DR NW (G-11)**
APPROVED WITH CONDITIONS
- 35 **07ZHE-80011** **1006650** **RICHARD & SUSAN DEICHSEL** request(s) a special exception to the Downtown Neighborhood Area Sector Development Plan, page 15. (TH) a VARIANCE of 15' to the required 15' rear yard setback area for a proposed detached garage on all or a portion of Lot(s) 11, 12, 13, 14 & 15, Block(s) 28, Perea Addition, zoned SU-2 TH and located at **508 14th ST NW (J-13)**
DENIED
- 36 **07ZHE-80012** **1006650** **RICHARD & SUSAN DEICHSEL** request(s) a special exception to the Downtown Neighborhood Area Sector Development Plan, page 15. (TH) a VARIANCE of 9' to the 10' separation between a dwelling unit and accessory structure area requirement for a proposed detached garage on all or a portion of Lot(s) 11, 12, 13, 14 & 15, Block(s) 28, Perea Addition, zoned SU-2 TH and located at **508 14th ST NW (J-13)**
DENIED
- 37 **07ZHE-00721** **1005630** **SHAWN UNRUH** request(s) a special exception to Section 14. 16. 2. 6. (E). (5). (a): a VARIANCE of 3' to the required 15' rear yard setback area for a proposed therapeutic pool in a R-1 zone on all or a portion of Lot(s) 19, Block(s) 1, Casa Grande Estates Unit 1, zoned R-1 and located at **3004 MATADOR DR NE (H-23)**
APPROVED
- 38 **07ZHE-00732** **1005638** **EDNA TORREZ** request(s) a special exception to Section 14. 16. 2. 9. (E). (4). (a): a VARIANCE of 3' to the 15' rear yard setback area requirement for an existing addition to the dwelling on all or a portion of Lot(s) 94, Eldorado Park Unit 3, zoned R-T and located at **532 DEAN DR SW (L-9)**
APPROVED
- 39 **07ZHE-00734** **1005639** **BIANCA JUGANARU** request(s) a special exception to the Section 14.16. 2. 6. (E). (5). (a): a VARIANCE of 12.5' to the 15' rear yard setback area requirement for a proposed dwelling on all or a portion of Lot(s) 2, Block(s) 25, Eastern Addition, zoned SU-2 MR and located at **1205 HIGH ST SE (L-14)**
APPROVED
- 40 **07ZHE-00729** **1005635** **ELFIDO AGUIRRE** request(s) a special exception to Section 14. 16. 2. 6. (E). (4). (a). (b): a VARIANCE of 1'3" to the 5' side setback area requirement for a proposed covered porch addition to the dwelling on all or a portion of Lot(s) 1-A, Block(s) 1, Northern Heights Addition, zoned R-1 and located at **5705 GLENRIO RD NW (J-11)**
APPROVED WITH CONDITIONS

- 41 **06ZHE-01371** **1005158** **GERRY VILLALONGJA** request(s) a special exception to the Section 14.16. 2. 6. (B). (3). (a): a VARIANCE of 10' to the 20' side yard setback area requirement for a proposed detached garage on a corner lot on all or a portion of Lot(s) 7, Block 2, Candelight Foothills, Unit 1, Phase 1, zoned R-1 and located at **1401 NEMESIA PL NE** (J-23)
APPROVED
- 42 **07ZHE-00725** **1005633** **KLAUS GIESEN** 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) 25-A, Alvarado Gardens Unit 1, zoned RA-2 and located at **2201 MATTHEW NW** (G-13)
APPROVED
- 43 **07ZHE-80001** **1006620** **OSVALDO MUNOZ** request(s) a special exception to the 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 requirement on all or a portion of Lot(s) 6, Block(s) 5, La Mesa, zoned R-T and located at **323 ESPANOLA NE** (K-19)
DEFERRED TO 9/26/07
- 44 **07ZHE-80010** **1006648** **TROY HOWARD** request(s) a special exception to the Section 14. 16. 3. 19. (A). (1). (a): a VARIANCE of 2' to the 3' wall height allowance for a proposed 5' high wall in the front yard setback area requirement on all or a portion of Lot(s) 5, Alvarado Gardens, Unit 1, zoned RA-2 and located at **2311 CAMPBELL RD** (G-13)
APPROVED
- 45 **07ZHE-80035** **1006679** **RENEE ARMIJO** request(s) a special exception to the Section 14. 16. 3. 19. (A). (1). (a): a VARIANCE of 3.37' to the 3' fence height allowance for a proposed 6.37' high fence in the front yard setback area on all or a portion of Lot(s) 10, Block 3, Santa Fe Addition, zoned SU-2 R-1 and located at **724 PACIFIC AVE SW** (K-13)
DEFERRED TO 9/26/07
- 46 **07ZHE-80020** **1006660** **PATRICK JR. & HEATHER C. REYNOLDS** request(s) a special exception to the Section 14. 16. 2. 4 (C): a VARIANCE of 1' to the 26' structure height allowance for a proposed 27' high dwelling on all or a portion of Lot(s) 10, Black Farm Estates, Unit 1, zoned RA-1 and located at **9509 LYNDAL LN NW** (C-13)
APPROVED
- 47 **07ZHE-80033** **1006675** **CAROL LOVATO** request(s) a special exception to the Section 14. 16. 2. 11 (D). (2). (1): a VARIANCE of 1,658 sf to the 5,000 sf lot size requirement for two existing dwellings on all or a portion of Lot(s) 8, Block(s) 7, Gardener Addition, and located at **4500 JUPITER ST NW** (G-14)
DENIED
- 48 **07ZHE-80021** **1006662** **DAN RICH** request(s) a special exception to the Section 14.16.3.2 (B). (4): a VARIANCE of 2 proposed freestanding, on-premise, signs on a shopping center site, to the one on-premise sign, per 300' of street frontage requirement on all or a portion of Lot(s) Y2A1, Taylor Ranch, zoned C-2 (SC) and located at **6911 & 6971 TAYLOR RANCH RD NW** (D-11)
APPROVED WITH CONDITIONS
- 49 **07ZHE-00723** **1005631** **ALFREDO GALINDO** request(s) a special exception to Section 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 for a proposed 5' high wall on all or a portion of Lot(s) 24, Block(s) 53, Raynolds Addition, zoned SU-2 R-1 and located at **1223 STOVER AVE SW** (K-13)
DEFERRED TO 9/26/07

- 50 **07HE-80034** **1006677** **EDWARD PRASEK** request(s) a special excpetin to Section 14.16.2.6 (B). (14). (a). (1): a CONDITIONAL USE to allow for a wall over 3' in height in front yard setback area requirement for a proposed 4' high wall less than 10' from the property line on all or portion of Lot(s) 10, Block(s) 1, Douglas Macarthur Addition, zoned R-1 and located at **600 DOUGLAS MACARTHUR RD NW (F-14)**
APPROVED WITH CONDITIONS
- 51 **07ZHE-00730** **1005630** **ART ESQUIBEL** request(s) a special exception to Section 14. 16. 2. 6. (B). (12): a CONDITIONAL USE to allow for a proposed shade structure in the required rear yard setback area on all or a portion of, Lot(s) 25, Block(s) 25, Tract(s) Unit 2, Knolls of Paradise Hills, zoned R-1 and located at **9809 BRUCE CT NW (B-13)**
APPROVED
- 52 **07ZHE-00731** **1005673** **JEROME SCHROER** request(s) a special exception to Section 14. 16. 2. 9. (B): a CONDITIONAL USE to allow for a proposed shade structure in the required rear yard setback area on all or a portion of Lot(s) 18, Encanto Village Unit 1, zoned R-T and located at **7405 VIA TRANQUILO SW (L-10)**
APPROVED
- 53 **07ZHE-00724** **1005632** **JIM C. THOMPSON** 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) 29, Block(s) 5, zoned R-1 and located at **8800 LA BARRANCA AVE NE (F-20)**
APPROVED
- 54 **07ZHE-80004** **1006638** **DOUG GRUBBS** request(s) a special exception to the Section 14.16.2.6 (B). (3): a CONDITIONAL USE to allow for a proposed carport in the front & side yard setback area requirement on all or a portion of Lot(s) 18, Block C, Mesa Arriba Addition, zoned R-1 and located at **9624 SHOSHONE RD NE (G-20)**
APPROVED
- 55 **07ZHE-80003** **1006634** **DIANE FRANKLIN** request(s) a special exception to Section 14. 16. 2. 12. (B). (1): a CONDITIONAL USE to allow a proposed carport in the required front yard setback area on all or a portion of Lot(s) 9, Block(s) 26, O'Sullivan's, zoned R-3 and located at **1343 RICHMOND NE (J-16)**
APPROVED
- 56 **07ZHE-80002** **1006628** **DAVID LAWLESS** request(s) a special exception to Section 14. 16. 2. 6. (B). (1): a CONDITIONAL USE to allow for a proposed accessory living quarters on all or a portion of Lot (s) 18, Block(s) 15, Wagner-W-J, zoned R-1 and located at **2101 LA VETA DR NE (J-18)**
APPROVED WITH CONDITIONS
- 57 **07ZHE-80022** **1006664** **DAVE SOVA** request(s) a special exception to to Section 14. 16. 2. 20. (B). (1). (i): a CONDITIONAL USE to allow for a proposed salvage yard for sale of used material in an M-1 zone on all or a portion of Lot(s) 41B, 41B2, 57C1, 57C2, Smith-Conwell, MRGCD Map 37, zoned SU-2 M-1 and located at **1608 BROADWAY BLVD NE (J-14)**
DEFERRED TO 10/24/07
- 58 **07ZHE-80019** **1006658** **ROBERT GATAN** request(s) a special exception to Section 14. 16. 2. 17. (B). (18): a CONDITIONAL USE to to allow for the proposed manufacturing of countertops in a C-2 zone on all or a portion of Lot(s) 8-10, Block 7, Waggoman-Dennison Addition, zoned C-2 and located at **9319 CENTRAL AVE NE (K-20)**
APPROVED WITH CONDITIONS

- 59 **07ZHE-00735** **1005640** **MARTIN OLIVAS** request(s) a special exception to Section 14. 16. 2. 9. (A). (d).: a CONDITIONAL USE to allow for two existing dwellings on one lot on all or a portion of Lot(s) 3, Block(s) D, Eastern Addition, zoned SU-2 M-R and located at **908 WILLIAMS SE** (K-14)
DEFERRED TO 9/26/07
- 60 **07ZHE-00039** **1005329** **GLEN E. BUGGE & CHRIS P. ANDERSON** request(s) a special exception to Section 14. 16. 4. 13. (A). (C). (1).: a STATUS ESTABLISHED BUILDING to allow for an existing (3 dwelling units) in a R-1 zone on all or a portion of Lot(s) 12, Block(s) 3, Carlisle Del Cero Addition, zoned R-1 and located at **4209 DELAMAR AVE NE** (G-17)
DEFERRED TO 9/26/07