



ALBUQUERQUE DEVELOPMENT COMMISSION

PRESENT

Mona Ghattas
Fred Mondragon

ABSENT

Bill Miera

Action Summary

Thursday, November 16, 2023 2:00 P.M.
Public Zoom Video Conference

Members of the public may attend via the web at this address: <https://cabq.zoom.us/j/86874138971>
or by calling the following number: 1 301 715 8592 and entering Meeting ID: 868 7413 8971

1. **Call to Order**

2:00 pm.

2. **Changes and/or Additions to the Agenda**

None

3. **Approval of Minutes for October 19, 2023 Meeting**

A motion was made to approve the October 19, 2023 Action Summary by Commissioner Mondragon. Commissioner Ghattas seconded the motion. Motion carried 2-0.

4. **Announcements / General Public Comments (for items not on the agenda)**

None

5. **MRA Director's Report**

Updates on the open position for an MRA redevelopment project manager, kickoff of the Downtown MRA Plan, Albuquerque Rail Trail site investigation at Central crossing, Albuquerque Rail Trail Old Town community input meeting, Imperial Inn progress, Nuevo Atrisco groundbreaking, Route 66 Sign Program applications, MRA FY25 Budget

6. **New Agenda Items**

A. Case #2023-10 SOMOS Development Agreement

Motion: Based on the findings in the staff report, the ADC recommends to City Council approval, in form, of the Development and Disposition Agreement with Greater Albuquerque Housing Partnership for the development of the SOMOS housing project. Motion made by Commissioner Ghattas. Commissioner Mondragon seconded the motion. Motion carried 2-0.

Findings:

1. As provided in the New Mexico State Metropolitan Redevelopment Code and the Metropolitan Redevelopment Agency Ordinance for the City of Albuquerque, MRA issued a Request for Proposal #01-2023 on July 19, 2023, soliciting redevelopment proposals for the subject property which were due on

August 31, 2023.

2. Legal notice was published in the Albuquerque Journal on August 1 and August 8, 2023.
3. MRA received one (1) responsive proposal to RFP 01-2023 from Greater Albuquerque Housing Partnership, which met the Threshold Criteria and satisfactorily addressed the Evaluation Criteria.
4. On October 19, 2023, ADC recommended that the MRA staff proceed to negotiations with GAHP on the proposed SOMOS Project at Central & Alcazar and to return to the ADC to present the negotiated development agreement.
5. A mutually-agreed Development and Disposition Agreement was negotiated between the parties to advance the Near Heights Redevelopment Plan by:
 - a. Developing a parcel along a corridor that was identified as a priority in the Near Heights Plan by adding 70 units of housing.
 - b. Advancing the goal of an International Marketplace by adding small-scale retail for local startup businesses and enhancing the connection between Talin Market and the subject property.
 - c. Eliminating blight by developing a currently vacant and chain-link fenced lot that gathers weeds and litter.

B. Case #2023-11 MRA 2023 Annual Report

Motion: ADC recommends to the City Council approval of the MRA 2023 Annual Report. Motion made by Commissioner Ghattas. Commissioner Mondragon seconded the motion. Motion carried 2-0.

7. Adjourn to December 21, 2023 at 2:26 pm.