

November 21, 2025

Planning Department
City of Albuquerque
600 2nd St NE
Albuquerque, NM 87102

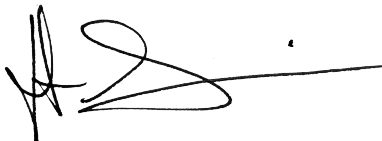
RE: Lots 3-A, 3-B, & 3-C being a replat of Lots 3 & 4, Block 17, Tract 1, Unit 3, North Albuquerque Acres
Subject: Preliminary Plat Extension

Isaacson & Arfman, Inc., as agent for Las Ventanas Homes, (the Developer) hereby request approval for an extension of the approved preliminary plat to subdivide Lots 3 & 4 into Lots 3-A, 3-B, & 3-C, a 3 total single family lot development. The site was previously heard by DFT staff on June 05, 2024 for Sketch Plat PS-2024-00096 and the Preliminary Plat was approved by the DHO on December 04, 2024 (PR-2019-002573).

Per IDO 6-4(W)(4) we request the preliminary plat be extended. The development of this site requires a floodwall to protect the existing FEMA floodplain and the developer has been working to engage a contractor that can complete this specific work. At this time they feel they are close to their final selection but need more time to secure the proper contracts. Extending the Preliminary Plat is for good cause and will allow the developer sufficient time to prepare the Final Plat documents required.

Thank you for your consideration on this matter and we are poised to provide additional information upon your request.

Sincerely,
Isaacson & Arfman Inc.



Justin Thor Simenson
President