



January 22, 2026

Development Hearing Officer
City of Albuquerque, Planning Department
600 2nd Street NW, Albuquerque NM 87102

Development Hearing Officer (DHO):

JAG Planning & Zoning, agent for Some Investments, Gary Peterson, Randy Bloomer and John McClintic, respectfully requests your review and approval of an extension of a Major Preliminary Plat that was granted on January 22, 2025. The subject site is located at 600 Moon SE, 510 Moon ST SE, 9610 Trumbull SE and 9701 Trumbull RD SE, legally described as **Block 56-A, Tract A, Lots 6-10, Blocks 25 & 26, Skyline Heights Addition**, containing approximately 6.1948 acres. Specifically, the application request consists of the following:

Major Subdivision Application:

The property owners intend to incorporate vacated portions of Santa Clara Ave SE, Altez ST SE and Erbbe St SE right-of-way with adjacent properties, dedicate private and public easements as shown on the plat and also, creating a new lot. Santa Clara Ave SE and Altez ST SE were recently approved for a vacation of right-of-way on April 3, 2024 (EC-24-88) and this portion of Erbbe was vacated in 1957 by the City Commission and reserved as a public utility easement.

Santa Clara and Altez are proposed to remain as private vehicular access easements and will also be identified as being public utility easements to acknowledge the existing public utility infrastructure that currently exists within these roads. Altez Road does not contain any type of utility infrastructure; therefore, that portion of Altez Road will remain as a private vehicular access easement only. All of the properties associated with this plat application will incorporate half of Santa Clara Road, while Block 56-A will incorporate all of Altez and the remaining half of Santa Clara. The only other property owner adjacent to these roads is the Albuquerque Bernalillo County Water Utility Authority (ABCWUA), and they have not expressed opposition to previous applications that have been submitted for these properties.

The subject site is not located within an Overlay Zone and is zone NR-C, which means that the proposed lots do not have to comply with Contextual Standards as identified in the IDO.

Infrastructure List

The extension includes an approved infrastructure list that demonstrates new sidewalks along Southern and the need to repair the sidewalks along both Southern and Moon.

We respectfully request the approval of this extension of this preliminary plat.

Thank you for your consideration on this matter.

Sincerely,

Juanita Garcia

Juanita Garcia
Principal
JAG Planning & Zoning, LLC