



December 15, 2025

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

RE: Solar Carport - Credit Union Association of New Mexico - 4200 Wolcott Ave. NE, Albuquerque, NM

Ocotillo Solar Electric, on behalf of CU Services, LLC is submitting a Minor Amendment to Site Plan application for review. The subject property is located within a portion of UPC101706323516630601 which consists of 0.81 acres. This development is utilizing a portion of the already developed Credit Union Association of New Mexico parking lot. This property is located south of Wolcott Ave NE and east of Hancock Ct NE. The area of impact will be on the east side of the Credit Union Association of New Mexico's parking lot. The subject property is zoned as NR-BP.

This plan is developed with the intent to provide covered parking with integrated solar power electric generation for the Credit Union Association of New Mexico at this location. The extent of the design within this construction document includes the solar panel covered carport and its accompanying civil and electrical infrastructure. All improvements shown herein are a part of this solar carport infrastructure plan.

- Install support piers.
- Install of a carport encompassing (11) parking spaces.
- Install of solar electrical components and integration into PNM infrastructure.

Per IDO Section 6-4(Y)(1)(a) Amendments of Pre-IDO Approvals - Minor Amendments, this request for a Minor Amendment by the Planning Director meets the requirement criteria set forth in the IDO below.

- a. The existing site development plan specifies the requirement in place at the time of approval, and the requested change still meets the original requirements.**

Response:

The proposed site plan under this application will cover (11) standard parking spaces with a solar carport for shade and electricity generation for the Credit Union Association of New Mexico. The site and building general dimensions will remain the same and use unchanged.

- b. The requested change is within the thresholds for the minor amendments established in Table 6-4-4, cumulative of prior deviations or minor amendments.**



Response: The requested change is within the thresholds for the minor amendments established in Table 6-4-4:

- Building Gross Floor Area: **no changes**
- Front setback: **no changes**
- Site setback: **no changes**
- Rear setback: **no changes**
- Building height, maximum: **no changes**
- Wall and fence height: **no changes**
- Parking: **no changes**

c. **The requested change does not require major public infrastructure, significant changes to access the subject property, or a traffic impound study, which would warrant additional review by the original decision-making body.**

Response: No modifications to public infrastructure, site access, or site/building uses are proposed which would warrant a traffic impact study.

d. **No deviations, variances, or waivers shall be granted for minor amendments.**

Response: No deviations, variances, or waivers are requested with this application.

The engineering, architectural, and construction practices will be implemented with the professional standard of care. We greatly appreciate your time and review of our application submission. In accordance with the submittal checklists, we are submitting electronically with all required information. Please contact me at 505-228-8900 or dom@ocotillosolar.com should you have any questions.

Sincerely,

A handwritten signature in black ink, appearing to read "Dominic Westeen".

Dominic Westeen