



May 5th, 2025

Development Facilitation Team
Plaza Del Sol Building
600 2nd NW
Albuquerque, NM 87102

RE: SKETCH PLAT FOR VACATION OF EASEMENT AND SUBDIVISION FOR A SITE LEGALLY DESCRIBED AS 37 TRACT A SKYLINE HEIGHTS SUBD

Development Facilitation Team

Tierra West LLC is requesting a Sketch Plat review and comments for subsequent DHO – Subdivision and DHO – Vacation of Easement. The parcel is located at 301 Eubank legally described as 37 TRACT A SKYLINE HEIGHTS SUBD (the subject site).

Planning Context

The parcel is zoned NR-LM, there are parcels zoned MX-H to the north and east of the site and parcels zoned NR-LM to the west and south. See Figure 1 below.

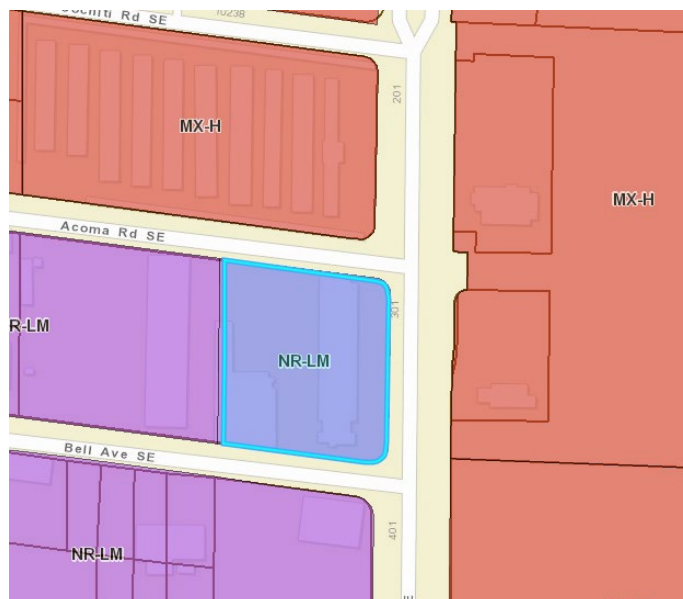
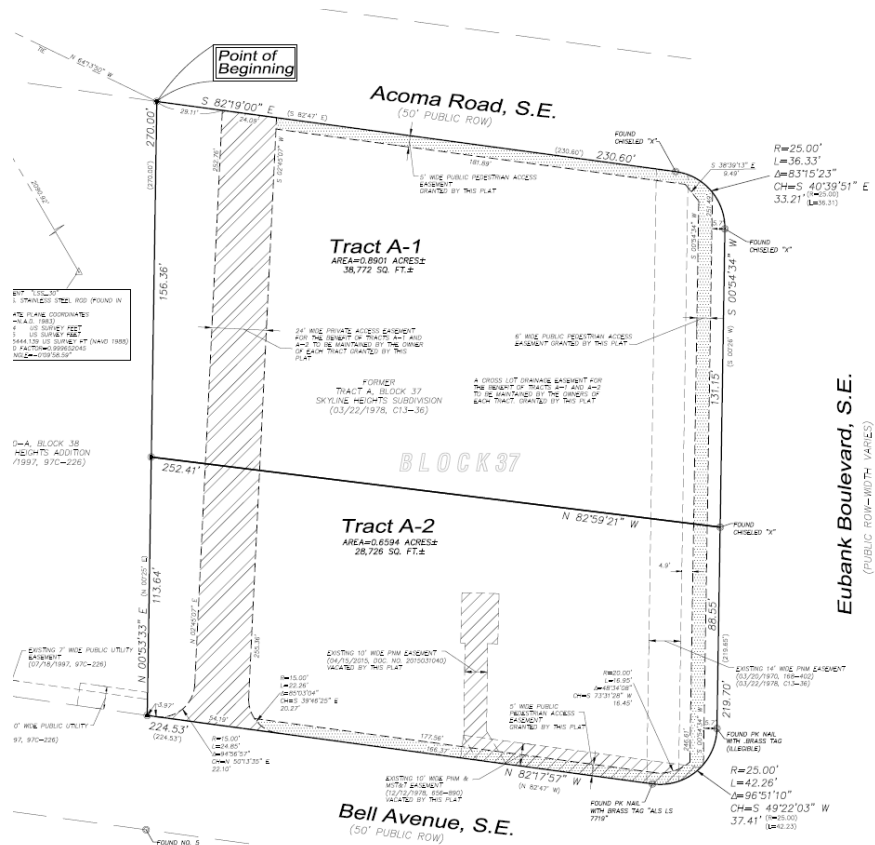


Figure 1: Zoning

There are two structures on the site which are to be demolished.

Request – Subdivision

Part one of this request is a DHO – Subdivision. The subject site is one parcel, and we are requesting to subdivide into two parcels. See Figure 2 below.



Request – Vacation of Easement

Part two of this request is to vacate two public easements as follows (see attachment):

1. Existing 10' wide PNM Easement
2. Existing 10' Wide PNM and MST&T Easement

Conclusion

This request is for a sketch plat review and comment by the Development Facilitation Team. As part of this submittal, please find the proposed, sketch plat, easement vacation exhibit, and zone atlas map.

If you have any questions or need additional information, please do not hesitate to contact me.

Sincerely,

Sergio Lozoya
Sr. Planner

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SI/jn