



July 17th, 2025

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

**RE: SENSITIVE LANDS ANALYSIS FOR 37 TRACT A SKYLINE HEIGHTS SUBD,
301 EUBANK**

Dear Development Hearing Officer,

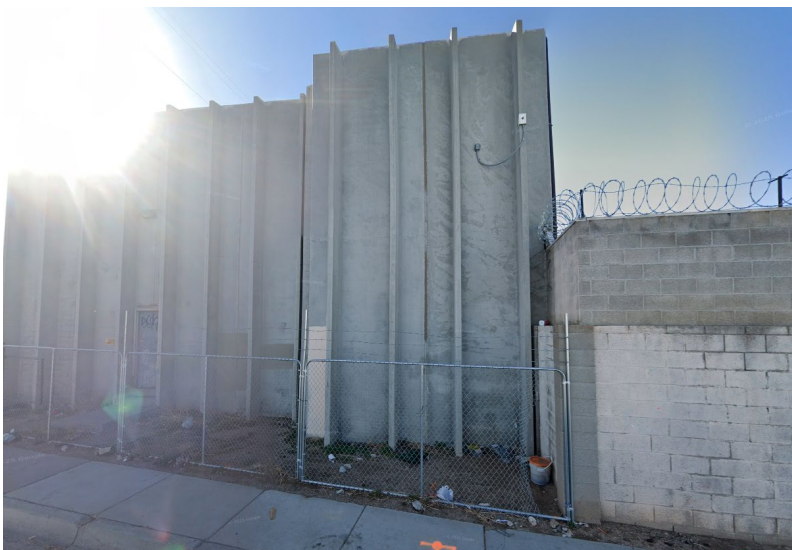
This report outlines the constraints identified within the proposed DHO – Minor Subdivision Application. The subject site is located on Eubank Blvd SE between Bell Ave SE and Acoma Rd SE and is legally described as 37 TRACT A SKYLINE HEIGHTS SUBD.

The subject site is zoned Non-Residential – Light Manufacturing and is currently vacant and has been previously developed.

Tierra West, LLC has performed a Sensitive Lands Analysis Report land, documenting the below:

Item:	Presence:	Commentary:
Floodplains and Flood Hazard	Area of minimal flood hazard.	The site is an area with minimal flood risk.
Steep Slopes	None	The overall site is not in an area with steep slopes
Unstable Soils	None	Based on USDS Web Soil Survey Data, the site soils are mainly sandy.
Wetlands (Constant supply of water)	None	No areas of standing water are present on site.
Arroyo	None	No Arroyos were identified.
Irrigation Facilities	None	No irrigation facilities were identified.
Escarpment	None	No areas of escarpment were identified.
Large stands of mature trees	None	No trees present.
Archeological sites	None	No archaeological issues have been uncovered.

The sensitive lands analysis has found that none of the above features have been determined to constrain the development of the site. Additionally, none of the above features have been determined to be present on this site.



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

Sincerely,

A handwritten signature in black ink, appearing to be 'SLozoya'.

Sergio Lozoya
Sr. Planner

JN: 2024052
sl/jn/RRB