



February 3, 2025

Landscape Architecture  
Urban Design  
Planning Services

Jolene Wolfley, Chair  
Development Facilitation Team (DFT)  
City of Albuquerque  
600 Second Street NW Albuquerque, New Mexico 87102

302 Eighth St. NW  
Albuquerque, NM 87102

RE: DFT Sketch Plan Review – 98<sup>th</sup> Street and Volcano Road

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Dear Ms. Wolfley,

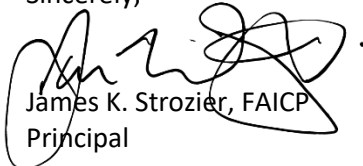
The purpose of this letter is to request a sketch plat review for a proposed multi-family development located at the corner of 98<sup>th</sup> Street and Volcano Road. The legal description of the site is Portion of Lot 27, Block 9 of Original Townsite of Westland Atrisco Grant containing 9.1093 acres.

The site has been vacant for years and will need to be subdivided into two lots. The northern lot will be developed into an affordable housing multi-family development and purchased by Tirol Housing. The southern lot will remain with existing owner. The Applicant is proposing an affordable housing multi-family community with 195 housing units. The development will have 95 1-bedroom units, 80 2-bedroom units, and 20 3-bedroom units. The current zoning is Non-Residential Business Park (NR-BP) and the proposed zoning is MX-M.

The applicant is seeking DFT's review and comments based on the proposed sketch plan. The intent of the application is to be fully informed of all requirements that may be imposed under the regulations of the IDO and utility management to obtain approval of a Preliminary/Fina Plan.

Thank you in advance for your review and consideration.

Sincerely,



James K. Strozier, FAICP  
Principal

PRINCIPALS

James K. Strozier, FAICP  
Jacqueline Fishman, AICP

ASSOCIATES

Ken Romig, PLA, ASLA  
Margaret Ambrosino, AICP