

Regina Okoye

From: Regina Okoye
Sent: Friday, October 3, 2025 10:29 AM
To: 'presidentnygren@navajo-nsn.gov'; 'President.BuuNygren@navajo-nsn.gov'; 'Gary.Lewis@navajo-nsn.gov'; 'tohajiilee@navajochapters.org'; 'nmorris@naataanii.org'; 'Governor@poamail.org'; 'Alorenzo@poamail.org'; 'TBChino@poamail.org'; 'Governor@cochiti.org'; 'tribal_Secretary@cochiti.org'; 'Eugene.Jiron@Isletapueblo.com'; 'Charles.Jojola@isletapueblo.com'; 'Rodney.Jones@Isletapueblo.com'; 'elaine.montoya@isletapueblo.com'; 'George.Shendo@jemezpuablo.org'; 'Ltoledo@jemezpuablo.org'; 'Vince.A.Toya@jemezpuablo.org'; 'Jaime.Loretto@jemezpuablo.org'; 'Carnell.Chosa@jemezpuablo.org'; 'Matthew.Gachupin@jemezpuablo.org'; 'Governor@pol-nsn.gov'; 'asilva-jose@pol-nsn.gov'; 'rsarracino@pol-nsn.gov'; 'wherrerajr@pol-nsn.gov'; 'gao@pol-nsn.gov'; 'rsmith@pol-nsn.gov'; 'Governor@Nambepueblo.org'; 'Dmartinez@Nambepueblo.org'; 'governor@ohkay.org'; 'executiveassistant@ohkay.org'; 'governor@picurispueblo.org'; 'tribalsecretary@picurispueblo.org'; 'JCroybal@pojoaque.org'; 'Ledwards@pojoaque.org'; 'javiarrial@pojoaque.org'; 'javiarrial@pojoaque.org'; 'ahoop@pojoaque.org'; 'Gov.AOrtiz@sfpueblo.com'; 'jdrywater@sfpueblo.com'; 'ROrtiz@sfpueblo.com'; 'pstout@sfpueblo.com'; 'Governor@Sanlpueblo.org'; 'governorsassistant@Sanlpueblo.org'; 'snmontoya@sandiapueblo.nsn.us'; 'Governor@Santaana-nsn.gov'; 'Ltgov@Santaana-nsn.gov'; 'Governor@Santaclarapueblo.org'; 'Govsecretary@Santaclarapueblo.org'; 'Governor@Kewa-nsn.us'; 'beverly.garcia@kewa-nsn.us'; 'Lt.governor@kewa-nsn.us'; 'Governor@taospueblo.com'; 'Tromero@taospueblo.com'; 'governor@pueblooftesuque.org'; 'audrap@pueblooftesuque.org'; 'Governor@Ziapueblo.org'; 'Ursula.Toribio@Ziapueblo.org'; 'Ltgovernor@Ziapueblo.org'; 'Arden.Kucate@ashiwi.org'; 'Vanessa.Ukestine@ashiwi.org'; 'Michael.Silvas@ydsp-nsn.gov'; 'atorres@ydsp-nsn.gov'; 'Lgranillo@ydsp-nsn.gov'; 'James.Mountain@exec.nm.gov'; 'jatencio@indianpueblo.org'; 'districtmgr@19pueblosdistrict.org'; 'Administration@19PueblosDistrict.org'; 'Adrian.notsinneh@janadmin.com'; 'jimmy.garcia@jan-nsn.gov'; 'onotsinneh@janadmin.com'; 'Tpadilla@mescaleroapachetribe.com'; 'Tcochise@mescaleroapachetribe.com'; 'fsat@fortsillapache-nsn.gov'
Cc: Angela Williamson (awilliamson@modulusarchitects.com)
Subject: Tribal Meeting Request for a Proposed Project in the City of Albuquerque - 99999 VALIENTE NW (x2 lots)
Attachments: CABQ_Public_Notice_Checklist.pdf; TribalMeetingRequest-Print&Fill.pdf; NM Tribes & Leaders List 2025 - IDO- updated Sep 2025.pdf; 251082_Plat_REV.PDF; Zone Atlas.pdf

Tracking:

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Angela Williamson (awilliamson@modulusarchitects.com)

Delivery

Delivered: 10/3/2025 10:30 AM

**Tribal Meeting Request
for a Proposed Project in the City of Albuquerque**

Date of Request*: 10/3/25

This request for a Tribal Meeting for a proposed project is provided as required by Integrated Development Ordinance (IDO) [IDO §14-16-6-4\(B\)](#)¹ to Tribal Representatives on the attached list* from the City's tribal liaison Office of Native American Affairs.² The proposed project is within 660 feet of Major Public Open Space or tribal land.

The application is not yet submitted. If you would like to have a Tribal Meeting about this proposed project, please respond to this request within 15 days.³

Email address to respond yes or no: Yes

The applicant may specify a Tribal Meeting date that must be at least 15 days from the Date of Request above, unless you agree to an earlier date.

All NM Tribes have 15 calendar days from the date of this offer letter (10.3.25) in which to respond. Once we are notified that you would like a meeting, a meeting must be scheduled for a date within 30 calendar days but no fewer than 15 calendar days after the Neighborhood Association accepts the meeting request, unless an earlier date is agreed upon.

- 1. Subject Property Address* Unassigned Addresses - 99999 VALIENTE NW (x2 lots)
Location Description South East Corner of Paseo and Kimmick
- 2. Property Owner* VOLCANO CLIFFS INC & GROUP I U26 VC LLC RM 115
- 3. Agent/Applicant* [if applicable] Property Owner / Modulus Architects & Land Use Planning, Inc.
- 4. Application(s) Type* per IDO [Table 6-1-1](#) [mark all that apply]

- Archaeological Certificate
- Master Development Plan
- Subdivision of Land
 - Bulk Land
 - Minor
 - Major
- Zoning Map Amendment – EPC
- Zoning Map Amendment – Council

Summary of project/request**:

DHO Major Subdivision Action to Subdivide the subject property into 4 legal tra

Dedicate additional right-of-way to the City of Albuquerque along the project frontage as shown and grant easements. We will are also seeking an Archaeological Certificate.

5. This type of application will be decided by*: City Staff

OR at a public hearing by:

Development Hearing Officer (DHO) Environmental Planning Commission (EPC)

City Council

6. Where more information about the project can be found*5:

Preferred project contact name: Regina Okoye, Vice President

Email: rokoye@modulusarchitects.com

Phone: 505.338.1499 (Ext. 1003)

Online website or project page:

Attachments:

Additional Project Information:

1. Zone Atlas Page(s)*6 C-11-Z

2. Architectural drawings, elevations of the proposed building(s) or other illustrations of the proposed application, as relevant*: Attached to notice or provided via website noted above

3. The following exceptions to IDO standards will be requested for this project*:

Deviation(s) Variance(s) Waiver(s)

Explanation:

N/A

Additional Information from IDO Zoning Map*7:

1. Area of Property [typically in acres] +/- 12 acres

2. IDO Zone District MX-L

and MX-M

[Note: Items with an asterisk (*) are required.]

3. Overlay Zone(s) [if applicable] CPO-13 and VPO-2
4. Center or Corridor Area [if applicable] Premium Transit and Commuter Corridor/ Not within a Center
5. Current Land Use(s) [vacant, if none] Vacant

Useful Links:

Integrated Development Ordinance (IDO):

<https://ido.abc-zone.com/>

IDO Interactive Map

<https://tinyurl.com/IDOzoningmap>

City of Albuquerque Contacts:

[Planning Department Webpage](#)

Email: devhelp@cabq.gov

Phone: 505-924-3860

[Office of Native American Affairs](#)

Brandi Ahmie, Tribal Liaison

Email: bahmie@cabq.gov Phone:

505-768-4547

Regina Okoye, Vice President

Modulus Architects & Land Use Planning, Inc.

8220 San Pedro Dr. NE, Suite 520 (Paseo Nuevo Building)

Albuquerque, New Mexico 87113

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Meet Modulus Link Here: [Meet Modulus Architects & Land Use Planning Here!](#)

Website: www.modulusarchitects.com

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