

HIGH DESERT RESIDENTIAL OWNERS ASSOCIATION

c/o HOAMCO
10555 Montgomery Blvd NE, Suite 100
Albuquerque, NM 87111
505-314-5862

December 16, 2025

Ralph X. Atencio
6105 Club Cholla Court NE
Albuquerque, NM 87111

Dear Mr. Atencio,

This letter is presented by the High Desert Residential Owners Association (HDROA), of which you are a member, and is regarding the new home construction on your lot at 6105 Club Cholla Court NE, Albuquerque, NM 87111.

The HDROA is aware that the City of Albuquerque recently rejected a plan for grading and drainage that you submitted as part of your new construction plan, due to the lack of a sidewalk in your plan set. The HDROA, regarding your village, The Overlook, does not require a sidewalk in front of the property as part of new construction, and in fact, no properties within The Overlook are required to have sidewalks. Requiring a sidewalk on your property would negatively impact to aesthetic of the village, as it would not be in keeping with the HDROA community wide standard for estate and premier homes, and could negatively impact property values if not in keeping with the community-wide standard.

If you have any questions, please feel free to reach out to the High Desert HOAMCO office at 505-314-5862 or by email at highdesertmanger@hoamco.com.

Thank you.

Brandy Hetherington, CMCA
Community Manager
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