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1 Menaul MR Area and the date, time and place where the Council will hold a  
2 public hearing to consider the adoption of this Resolution and such notice  
3 was published twice with the last publication at least twenty days prior to the  
4 Council hearing; and

5 WHEREAS, the Council has considered the Designation Report, including  
6 Findings, Determinations, and Conclusions in addition to the questions and  
7 comments submitted by members of the public concerning the proposed  
8 Menaul MR Area.

9 BE IT RESOLVED BY THE COUNCIL, THE GOVERNING BODY OF THE CITY OF  
10 ALBUQUERQUE:

11 SECTION 1. The City Council makes the following Findings of Fact with  
12 respect to the designation of the Menaul MR Area:

13 A. The Menaul MR Area is shown on the map attached hereto as Exhibit  
14 A. The Menaul MR Area is located along Menaul Boulevard, between Interstate  
15 25 and the North Diversion Channel. The geographic boundaries generally  
16 includes properties along the Menaul Boulevard corridor between Interstate 25  
17 and the North Diversion Channel, with Phoenix Avenue as a northern  
18 boundary and Interstate 40 as the southern boundary.

19 B. The Menaul MR Area meets the definition of a blighted area as  
20 defined in Section 3-60A-4(F) NMSA 1978 of the MR Code. The presence of the  
21 following conditions is substantially impairing the sound growth and  
22 economic health and well-being of the City: (1) a substantial number of  
23 deteriorated or deteriorating structures; (2) deterioration of site  
24 improvements; (3) a significant number of commercial or mercantile  
25 businesses have closed or significantly reduced their hours of operation due  
26 to the economic losses or loss of profit due to operating in the area; and (4)  
27 low levels of commercial activity or redevelopment.

28 C. The combination of the above stated factors is an economic and  
29 social burden and is a menace to the public health, safety, morals or welfare of  
30 the residents of Albuquerque, and the rehabilitation, conservation,  
31 redevelopment or development, or a combination thereof, of and in such area  
32 is necessary.

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1 SECTION 2. In accordance with the requirements of Section 3-60A-8 NMSA  
2 1978, the Council hereby designates the area that is described in Section 1.A  
3 above, and shown in the official Menaul MR Boundary map attached hereto as  
4 Exhibit A, to be a 'metropolitan redevelopment area' as defined by Section 3-  
5 60A-4 (M) NMSA 1978 and finds it to be appropriate for a metropolitan  
6 redevelopment project or projects. This area shall be referred to as the Menaul  
7 MR Area to distinguish it from other metropolitan redevelopment areas.

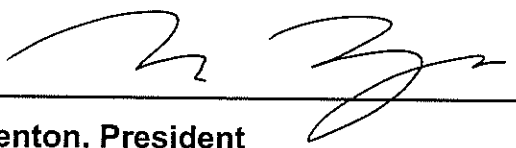
8 SECTION 3. The MRA of the City is hereby authorized and directed to  
9 prepare a Metropolitan Redevelopment Plan, as defined by Section 3-60A-4 (N)  
10 NMSA 1978, for the Menaul MR Area, which, without limitation, shall: (1) Seek  
11 to eliminate the problems created by the blighted conditions of the area; (2)  
12 Conform to and coordinate with the Albuquerque/Bernalillo County  
13 Comprehensive Plan, and any other applicable plans or policies; and (3) Be  
14 sufficient to indicate the proposed activities to be carried out in the area,  
15 including, but not limited to, any proposals for land acquisition,  
16 redevelopment, improvements, rehabilitation and conservation and the plan's  
17 relationship to definite local objectives respecting land uses, improved traffic  
18 patterns and controls, public transportation, public utilities, recreational and  
19 community facilities, housing facilities, commercial activities or enterprises,  
20 and other public improvements.

21 SECTION 4. INCORPORATION. This shall be incorporated into Chapter 1  
22 (Land Use), Article 12 Metropolitan Redevelopment Areas and Plans) of the  
23 Albuquerque Code of Resolutions.

24 SECTION 5. SEVERABILITY CLAUSE. If any section, paragraph, sentence,  
25 clause, word or phrase of this resolution is for any reason held to be invalid or  
26 unenforceable by any court of competent jurisdiction, such decision shall not  
27 affect the validity of the remaining provisions of this resolution. The Council  
28 hereby declares that it would have passed this resolution and each section,  
29 paragraph, sentence, clause, word or phrase thereof irrespective of any  
30 provisions being declared unconstitutional or otherwise invalid.

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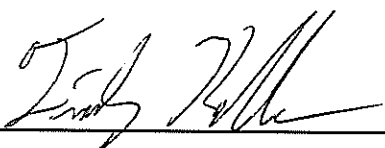
1 PASSED AND ADOPTED THIS 16<sup>th</sup> DAY OF May, 2022  
2 BY A VOTE OF: 9 FOR 0 AGAINST.



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10 Isaac Benton, President  
11 City Council


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13 APPROVED THIS 31 DAY OF May, 2022

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17 Bill No. R-21-230



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23 Timothy M. Keller, Mayor  
24 City of Albuquerque

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28 ATTEST:



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31 Ethan Watson, City Clerk

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