## CITY of ALBUQUERQUE TWENTY-FIFTH COUNCIL

COUNCIL BILL NO. R-22-92 ENACTMENT NO. R-2023-037

SPONSORED BY: Tammy Fiebelkorn

1	RESOLUTION				
2	APPROVING THE MENAUL METROPOLITAN REDEVELOPMENT AREA PLAN				
3	WHEREAS, the State of New Mexico has enacted the Metropolitan				
4	Redevelopment Code (herein the "Code"), Chapter 3, Article 60A, Sections 1-48				
5	NMSA 1978, as amended, which authorizes the City of Albuquerque, New				
6					
7					
8	WHEREAS, pursuant to Section 3-60A-8 (A) NMSA 1978 of the Code, on May				
9	16, 2022, the City Council (the "Council"), the governing body of the City, after				
10	notice and public hearing as required by the Code, duly passed and adopted				
11	Council Resolution R-21-230, which designated the Menaul Metropolitan				
12	Redevelopment Area and established its boundaries; and				
13	WHEREAS, that Resolution made certain findings declaring, among other				
14	things, the Menaul Metropolitan Redevelopment Area as blighted, and that				
15	rehabilitation, conservation, development or redevelopment of the Menaul				
16	Metropolitan Redevelopment Area is necessary in the interest of the public				
17	health, safety, morals or welfare of the residents of the City; and				
18	WHEREAS, public meetings on the proposed plan were held on August 11,				
19	2022 and November 29, 2022 and notice of the meetings was provided via the				
20	project website and via email to interested property owners, business owners,				
21	and neighborhood association representatives; and				
22	WHEREAS, at the February 16th, 2023 Albuquerque Development				
23	Commission meeting, the Albuquerque Development Commission				
24	recommended approval to the City Council of the Menaul Metropolitan				
25	Redevelopment Area Plan; and				

- 1 WHEREAS, pursuant to Section 3-60A-9 (B) NMSA 1978 of the Code, the
- 2 Albuquerque Development Commission meeting was noticed to the public
- 3 was provided via the project website; emailed to interested property owners,
- 4 business owners, neighborhood association representatives; a published
- 5 notice in the newspaper; and mailed notice to property owners within the
- 6 designated Menaul Metropolitan Redevelopment Area; and
- 7 WHEREAS, the City has conducted at least one public hearing on the
- 8 proposed Menaul Metropolitan Redevelopment Area Plan prior to final
- 9 consideration of the plan, after proper notice as required by Section 3-60A-9
- 10 (B) NMSA 1978 of the Code; and
- 11 WHEREAS, the Menaul Metropolitan Redevelopment Area Plan proposes
- 12 activities that will aid in the elimination and prevention of blight conditions
- 13 including a substantial number of deteriorated or deteriorating structure,
- 14 deterioration of site improvements, a significant number of commercial or
- 15 mercantile businesses have closed, and low levels of commercial activity and
- 16 redevelopment; and
- 17 WHEREAS, the Menaul Metropolitan Redevelopment Area Plan identifies
- 18 multiple strategies for revitalization of the area including identifying
- 19 opportunity sites and redevelopment projects, infrastructure and
- 20 transportation projects, and other supportive actions; and
- 21 WHEREAS, investment in and redevelopment of the Menaul Metropolitan
- 22 Redevelopment Area is critical to the sound growth and economic health of the
- 23 City; and
- 24 WHEREAS, implementing the Menaul Metropolitan Redevelopment Area Plan
- 25 is in the interest of public health, safety, and welfare of the residents of
- 26 Albuquerque.
- 27 BE IT RESOLVED BY THE COUNCIL, THE GOVERNING BODY OF THE CITY OF
- 28 ALBUQUERQUE:
- 29 SECTION 1. The City Council, after having conducted a public hearing
- 30 pursuant to the code, finds that:
- 31 A. The proposed redevelopment of the Menaul Metropolitan
- 32 Redevelopment Area will aid in the elimination and prevention of blight or
- 33 conditions which lead to the development of blight;

- B. The Menaul Metropolitan Redevelopment Area Plan does not require the relocation of any families or individuals from their dwellings; therefore, a method for providing relocation assistance is not required;

  C. The Menaul Metropolitan Redevelopment Area Plan conforms to the Albuquerque/Bernalillo County Comprehensive Plan;
  - D. The Menaul Metropolitan Redevelopment Area Plan affords maximum opportunity consistent with the needs of the community for the rehabilitation and redevelopment of the Menaul Metropolitan Redevelopment Area by private enterprise and the objectives of the Menaul Metropolitan Redevelopment Area Plan justify the proposed activities as public purposes and needs.
- SECTION 2. The Menaul Metropolitan Redevelopment Area Plan as attached as Exhibit A, and made a part hereof, is approved in all respects.
- SECTION 3. INCORPORATION. This shall be incorporated into Chapter 1
  (Land Use), Article 12 (Metropolitan Redevelopment Areas and Plans) of the
  Albuquerque Code of Resolutions.
- SECTION 4. SEVERABILITY CLAUSE. If any section, paragraph, sentence, clause, word or phrase of this resolution is for any reason held to be invalid or unenforceable by any court of competent jurisdiction, such decision shall not affect the validity of the remaining provisions of this resolution. The Council hereby declares that it would have passed this resolution and each section, paragraph, sentence, clause, word or phrase thereof irrespective of any provisions being declared unconstitutional or otherwise invalid.

X:\CL\SHARE\CL-Staff\\_Legislative Staff\Legislation\25 Council\R-92final.doc

	1	PASSED AND ADOPTED	THIS1st	DAY OF	May , 2023
	2	BY A VOTE OF: 9	FOR	0	AGAINST.
	3				
	4				
	5				
	6			Q 1	
	7			100	
	8		Pat Davis, Presid	ent	
	9		City Council		
<u>  Material</u> +] - New <del>(aterial-</del> ] - Deletion	10				
	11	•			
	12	10	m		
	13	APPROVED THIS	DAY OF _//2	/	, 2023
	14		/		
	15				4
	16	Bill No. R-22-92			
	17		10	11	
	18		5.63		
	5.00		Sim fr Me	th	
	- 20		Timothy M. Keller	, Mayor	
ate	21		City of Albuquerq	ue	
	22				
ore aph	23				
arsc arot	24				
Yud ¥	25				
[+Bracketed/Underscored Materia [-Bracketed/Strikethrough Material-	26	ATTEST:			
	27	1 11	1 1 110 40		
	28				
	29 30	Ethan Watson, City Clerk			
	31				
	32				
	33				
	34		4		