

# CITY of ALBUQUERQUE

## TWENTY FOURTH COUNCIL

COUNCIL BILL NO. R-21-207 ENACTMENT NO. \_\_\_\_\_

SPONSORED BY: Diane G. Gibson

1 RESOLUTION  
2 ADOPTING THE MENAUL REDEVELOPMENT STUDY AND  
3 RECOMMENDATIONS AS CITY POLICY.

4 WHEREAS, the Menaul Boulevard corridor is characterized by its  
5 important role within the economy of Albuquerque; and

6 WHEREAS, the area is well located and central to Albuquerque with  
7 access to both Interstate 25 (I-25) and Interstate 40 (I-40) and is in close  
8 proximity to the rail lines and the airport; and

9 WHEREAS, Menaul is home to many locally owned small businesses  
10 that provide retail, dining options, and other services, as well as larger retail  
11 and hospitality chains, and

12 WHEREAS, generally the retail and service business are located along  
13 Menaul, with hotels located in proximity to I-25 and I-40, and light industrial  
14 and storage uses located between Menaul and I-40, and between Menaul,  
15 Candelaria, I-25 and the North Diversion channel; and

16 WHEREAS, while this is an important area for Albuquerque's economy,  
17 it is also an area that has problems with crime and vandalism, business  
18 disinvestment, and vacant or under-utilized buildings; and

19 WHEREAS, the Menaul Redevelopment Study (the study) boundaries  
20 are Candelaria Road to the north, San Mateo Boulevard to the east, I-40 to the  
21 south, and I-25 to the west, and excluding single family residential  
22 development; and

23 WHEREAS, the study included a business owner survey, two  
24 community meetings, a SWOT (Strengths, Weaknesses, Opportunities, and  
25 Threats) analysis, and site visits and research by the consultants; and

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1           WHEREAS, the recommendations identified with and by the community  
2 are contained within the study; and

3           WHEREAS, the recommendations in the study propose a Metropolitan  
4 Redevelopment Area designation for a portion of the study area, identify  
5 opportunity sites, encourage continued dialogue with business owners,  
6 include measures to increase public safety, create a visitors center, and  
7 include improvements for street lighting, transit, trails, landscaping, and  
8 buildings and sidewalks; and

9           WHEREAS, the study seeks to document the existing conditions that  
10 may be contributing to a lack of investment and disinvestment with the area;  
11 and

12           WHEREAS, the recommendations in the study aim to improve lighting in  
13 the area, address safety, and to support the redevelopment and investment in  
14 the Menaul area.

15 **BE IT RESOLVED BY THE COUNCIL, THE GOVERNING BODY OF THE CITY OF**  
16 **ALBUQUERQUE:**

17           **SECTION 1.** The Menaul Redevelopment Study, attached hereto as  
18 Attachment 1, shall be considered the current policy document for the Menaul  
19 area. The funding to further the recommendations in the study shall include  
20 but not be limited to Council set-aside funds, the CIP Program, and City  
21 requests for State Capital Outlay.

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