

City of Santa Fe, New Mexico

Attachment D


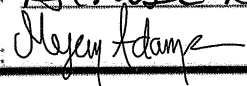
D-1: ENN Packet

D-2: ENN Meeting Notes



EARLY NEIGHBORHOOD NOTIFICATION MEETING

Request for Staff Attendance

Project Information		
Project Name:	Nueva Acequia Apartments	
Address:	1335 Camino De Jacobo, Santa Fe, NM 87507	Parcel Size: 6.6 Acres
Zoning:	C-2	Future Land Use: Transitional Mixed Use
Preapplication Conference Date:	07-24-2025	
Detailed Project Description:	A 159 unit Multi-Family Affordable Housing Development consisting of 2 buildings (Family Housing and Senior Housing), shared courtyard, parking and other site amenities.	
Property Owner Information		
Name:	Santa Fe County - Denise Benavidez, Deputy Director Community Development Department	
Address:	240 Grant Street, SF, NM 87501	
Phone:	(505) 986-6264	E-mail Address: debenavidez@santafecountynm.gov
Applicant/Agent Information (if different from owner):		
Name:	TWG Development, LLC - Megan Adams, Regional Director of Development	
Address:	1301 East Washington St, Suite 100, Indianapolis, IN 46202	
Phone:	(619) 889-3085	E-mail Address: madams@twgdev.com
Agent Authorization (if applicable):		
I am/We are the owner(s) and record title holder(s) of the property located at: 1335 Camino De Jacobo, Santa Fe, NM 87507		
I/We authorize Alexander Dzurec to act as my/our agent to execute this application.		
Signed:		Date: 9/19/25
Signed:	 Megan Adams, TWG	Date: September 17, 2025
Proposed ENN Meeting Dates:		
Provide 2 options:	Preferred Option	Alternative
DATE:	10/16/25	10/15/25
TIME:	5:30	5:30
LOCATION:	Zoom	Zoom



ENN GUIDELINES

Applicant Information

Project Name: Nueva Acequia Apartments

Name: Dzurec Alexander (Agent for the Applicant)

Address: 222 E. Marcy St., Suite 19

Santa Fe, NM 87501

Phone: (505) 216-7555 E-mail Address: dzurec@autotrophdesign.com

Please address each of the criteria below. Each criterion is based on the Early Neighborhood Notification (ENN) guidelines for meetings, and can be found in Section 14-3.1(F)(5) SFCC 2001, as amended, of the Santa Fe City Code. A short narrative should address each criterion (if applicable) in order to facilitate discussion of the project at the ENN meeting. These guidelines should be submitted with the application for an ENN meeting to enable staff enough time to distribute to the interested parties. For additional detail about the criteria, consult the Land Development Code.

(a) EFFECT ON CHARACTER AND APPEARANCE OF THE SURROUNDING NEIGHBORHOODS *For example: number of stories, average setbacks, mass and scale, landscaping, lighting, access to public places, open spaces and trails.*

The Nueva Acequia Apartments will have a beneficial effect on the surrounding neighborhood. This project will infuse life and activity into an vacant property that has been used, at times, as a homeless encampment. The project will feature two, 4 story buildings with stepped massing and architectural features to blend into the neighborhood context. It will include a courtyard feature with resident amenities, landscaping and appropriate parking for residents.

(b) EFFECT ON PROTECTION OF THE PHYSICAL ENVIRONMENT *For example: trees, open space, rivers, arroyos, floodplains, rock outcroppings, escarpments, trash generation, fire risk, hazardous materials, easements, etc.*

The current site is a relatively flat vacant lot, occasionally home to a homeless encampment. The site vegetation includes weeds, grasses and has a few chinese elm trees. There are no physical attributes of any importance. As such the Nueva Acequia Apartments will have a beneficial impact on the physical environment. The project will bring landscaping and improve an otherwise blighted lot.

(c) IMPACTS ON ANY PREHISTORIC, HISTORIC, ARCHAEOLOGICAL OR CULTURAL SITES OR STRUCTURES, INCLUDING ACEQUIAS AND THE HISTORIC DOWNTOWN *For example: the project's compatibility with historic or cultural sites located on the property where the project is proposed.*

There are no known historic, cultural or archaeological site on the property or adjacent areas. The Project will comply with City of Santa Fe Archeological requirements.

(d) RELATIONSHIP TO EXISTING DENSITY AND LAND USE WITHIN THE SURROUNDING AREA AND WITH LAND USES AND DENSITIES PROPOSED BY THE CITY GENERAL PLAN *For example: how are existing City Code requirements for annexation and rezoning, the Historic Districts, and the General Plan and other policies being met.*

The areas surrounding the site contain a mixture of uses and densities including Multi-family Apartments, Commercial / Retail Centers, Small Scale Commercial, Self Storage, Single Family Residential and a Mobile Home Park. The property is zoned C-2 which permits Multi-family Housing and the General Plan's Future Land Use for the site is designated as Transitional Mixed Use. Nueva Acequia Apartments fits well into this setting providing a transition between the higher intensity commercial and multi-family residential uses to the east and the smaller scale commercial and residential uses to the west of the property.

(e) EFFECTS ON PARKING, TRAFFIC PATTERNS, CONGESTION, PEDESTRIAN SAFETY, IMPACTS OF THE PROJECT ON THE FLOW OF PEDESTRIAN OR VEHICULAR TRAFFIC AND PROVISION OF ACCESS FOR THE DISABLED, CHILDREN, LOW-INCOME AND ELDERLY TO SERVICES *For example: increased access to public transportation, alternate transportation modes, traffic mitigation, cumulative traffic impacts, pedestrian access to destinations and new or improved pedestrian trails.*

The Nueva Acequia Apartments will have a beneficial effect on pedestrian safety, traffic, and parking in the surrounding area. This project is being developed concurrently with the Staybridge Inn & Suites, which will extend a new roadway (an extension of San Ignacio Rd.) to the project site. Nueva Acequia Apartments will continue that roadway to Camino de Jacobo, and connect a new road (Camino san Alberto) to the project's parking lot, providing 3 points of access to resident parking. The construction of new roadways will mitigate new traffic generated by the development and provide direct access for vehicles and pedestrians to the San Isidro Plaza shopping center and Zafarano Dr.. The project incorporates adequate parking for residents and includes street parking for overflow needs. Camino de Jacobo will be improved to Airport Rd.

(f) IMPACT ON THE ECONOMIC BASE OF SANTA FE *For example: availability of jobs to Santa Fe residents; market impacts on local businesses; and how the project supports economic development efforts to improve living standards of neighborhoods and their businesses.*

The project will provide construction jobs to Santa Fe residents. Additionally the project's location and street improvements (see above) will provide a direct connection for 159 new families to existing retail establishments and employment centers.

(g) EFFECT ON THE AVAILABILITY OF AFFORDABLE HOUSING AND AVAILABILITY OF HOUSING CHOICES FOR ALL SANTA FE RESIDENTS *For example: creation, retention, or improvement of affordable housing; how the project contributes to serving different ages, incomes, and family sizes; the creation or retention of affordable business space.*

The Nueva Acequia Apartments will have a beneficial effect on affordable housing in Santa Fe as the project includes 100% affordable units for both families and seniors.

(h) EFFECT UPON PUBLIC SERVICES SUCH AS FIRE, POLICE PROTECTION, SCHOOL SERVICES AND OTHER PUBLIC SERVICES OR INFRASTRUCTURE ELEMENTS SUCH AS WATER, POWER, SEWER, COMMUNICATIONS, BUS SYSTEMS, COMMUTER OR OTHER SERVICES OR FACILITIES *For example: whether or how the project maximizes the efficient use or improvement of existing infrastructure; and whether the project will contribute to the improvement of existing public infrastructure and services.*

The Project site is served by existing sewer in Camino de Jacobo and new water and power being constructed in the San Ignacio Rd. extension. No new infrastructure upgrades will be required for this project. Additionally, the connection to Zafarano Dr, via the San Ignacio Rd. extension provides better access to first responders to this area of Santa Fe.

(i) IMPACTS UPON WATER SUPPLY, AVAILABILITY AND CONSERVATION METHODS *For example: conservation and mitigation measures; efficient use of distribution lines and resources; effect of construction or use of the project on water quality and supplies.*

The Nueva Acequia Apartments will incorporate water conservation strategies such as low flow fixtures, efficient irrigation and native / xeric plant species into the project. Santa Fe County, which is a development partner, will transfer water rights, reserved for affordable housing, to the City of Santa Fe water bank ensure that adequate water supply is available for the development.

(j) EFFECT ON THE OPPORTUNITIES FOR COMMUNITY INTEGRATION AND SOCIAL BALANCE THROUGH MIXED LAND USE, PEDESTRIAN ORIENTED DESIGN, AND LINKAGES AMONG NEIGHBORHOODS AND RECREATIONAL ACTIVITY AND EMPLOYMENT CENTERS *For example: how the project improves opportunities for community integration and balance through mixed land uses, neighborhood centers and/or pedestrian-oriented design.*

As described in section (e), the project will improve streetscapes, and provide pedestrian and vehicular connections to surrounding areas and employment centers. The project is also located along a proposed Bicycle trail (Per MPO bicycle Master Plan) and a combined sidewalk / trail will be constructed on the site for future integration with the trail.

(k) EFFECT ON SANTA FE'S URBAN FORM *For example: how are policies of the existing City General Plan being met? Does the project promote a compact urban form through appropriate infill development? Discuss the project's effect on intra-city travel and between employment and residential centers.*

The Nueva Acequia Apartments are designed to reduce sprawl by placing appropriately scaled multi-family buildings on an infill site with quality pedestrian and bicycle connections into surrounding areas.

(l) ADDITIONAL COMMENTS (optional)



EARLY NEIGHBORHOOD NOTIFICATION MEETING

September 30, 2025

Dear Neighbor,

TWG Development, LLC is requesting approval of a Development Plan for the Nueva Acequia Apartments located at 1335 Camino De Jacobo, in accordance with Ch.14-3.8 and a variance in accordance with Ch.14-3.16 of the City of Santa Fe Code of Ordinances to the minimum parking requirements set forth in TABLE 14-8.6-1: Parking and Loading Requirements in the City of Santa Fe Land Development Code.

In accordance with the requirements of the City of Santa Fe's Early Neighborhood Notification regulations, this is to inform you that a meeting is scheduled for:

Time: 5:30 PM
When: October 15, 2025
Where: Online via zoom at the following link:

<https://us06web.zoom.us/j/87234065700>

Meeting ID: 872 3406 5700

One tap mobile
+12532050468,,87234065700# US
+12532158782,,87234065700# US (Tacoma)

Early Neighborhood Notification is intended to provide for an exchange of information between prospective applicants for development projects and the project's neighbors before plans become too firm to respond meaningfully to community input. Attached, please find a vicinity map and proposed site plan. If you have any questions or comments, please contact me at (505) 216-7555; dzurec@autotrophdesign.com.

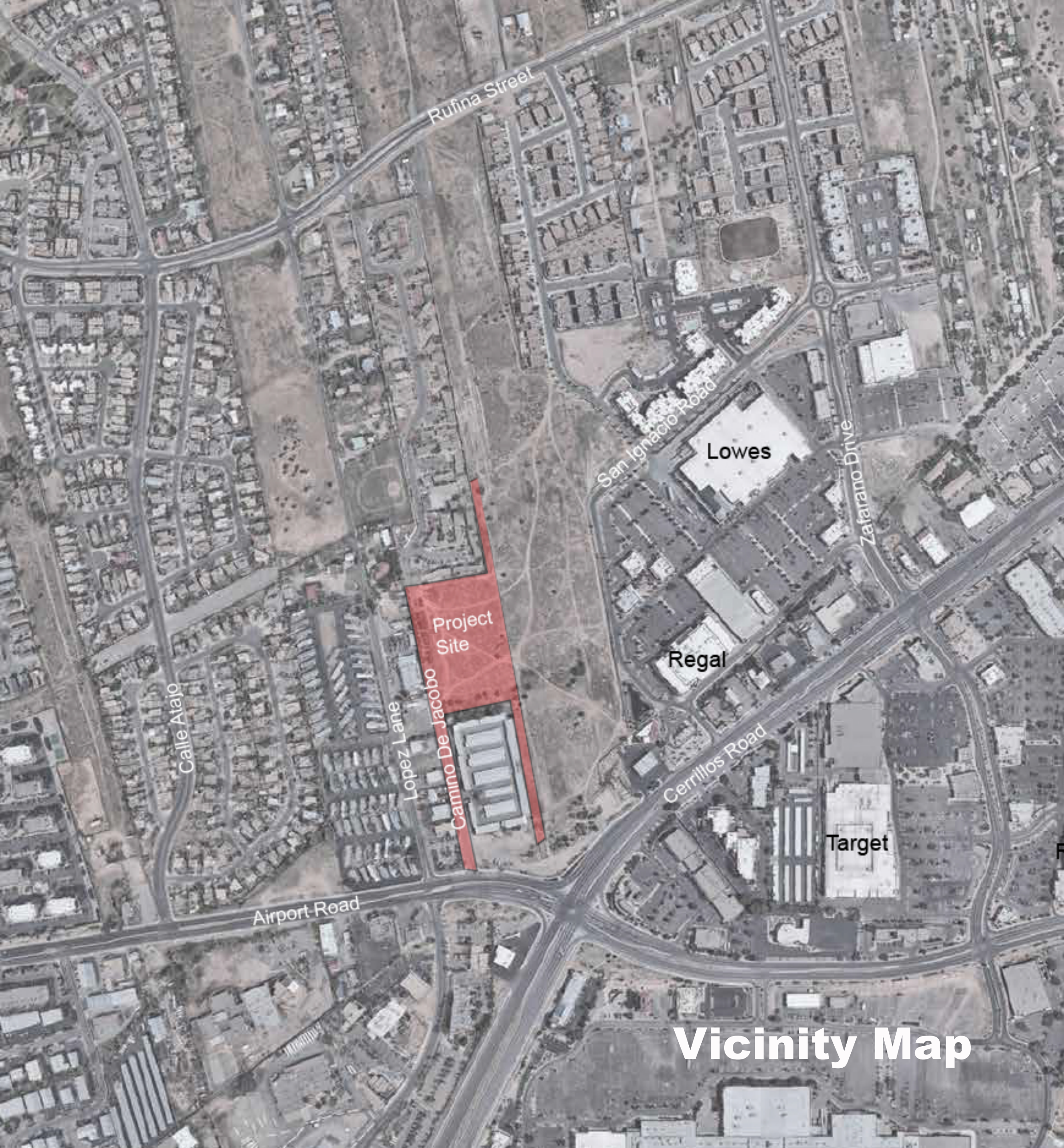
Sincerely,

Alexander Dzurec
Principal & Registered Architect, Autotroph Inc.

Attachments:

Vicinity map
Site plan

***Persons with disabilities in need of special accommodations or the hearing impaired needing an interpreter please contact the Land Use Department (955-6820) 5 days prior to the hearing or meeting date.**



Rufina Street

Calle Atajo

Lopez Lane

Camino De Jacobo

Airport Road

San Ignacio Road

Zafarano Drive

Cerrillos Road

Project Site

Lowes

Regal

Target

Vicinity Map



Santa Fe Public Schools

Property & Asset Management

Residential Development Impact Information Form

School Notification as required by City Ordinance 14-8.18 AFCC 1987

- 1. Project Name: Nueva Acequia Apartments
- 2. Location of Property: 1335 Camino De Jacobo, Santa Fe, NM 87507
- 3. Owner/Agent Name: TWG Development, LLC / Alexander Dzurec (Agent)
 Mailing Address: 222 E. Marcy St., Suite 19
 Phone & Fax: 505.216.7555

4. Unit Matrix

PROJECT EFFECT ON STUDENT POPULATION		
Unit Type	Unit Quantity	Average Price/Rent
Single Family (detached)	106 Family	\$1,054 / Mo
Single Family (attached)		
Townhome/ Apartment	53 Senior	\$1,080 / Mo
Multi-Family		
Commercial		

- 5. Elementary School Zone for Proposed Development: Kearny ES
- 6. Middle School Zone for Proposed Development: Milagro MS
- 7. High School Zone for Proposed Development: Santa Fe HS
- 8. Build out Rates (Year/s; #/yr): 159 Units by 2027

Educational Services Center
 610 Alta Vista
 Santa Fe, NM 87505
 Telephone (505) 467-2000
 www.sfps.info

For questions & submittal, contact:
 Santa Fe Public Schools, Property & Asset Management,
 2195 Zia Road, Santa Fe NM 87505
 505 467 3400



Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Tax Parcels

11218570 - REAL- 4201 AIRPORT RD

Parcel Number: 11218570

UPC: 1049096478061000000

[See Sketch and ProP-fill.Y. DescriP-tion Information](#)

4201 AIRPORT RD
SANTA FE, NM 87507

Owner Name:
SUNSET MOBILE HOME PARK LLC

Mailing Address:
LLE DEL SOL DRIVE
SANTA FE, NM 87501

Tax Code Area: CHR

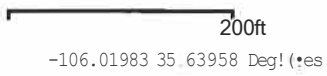
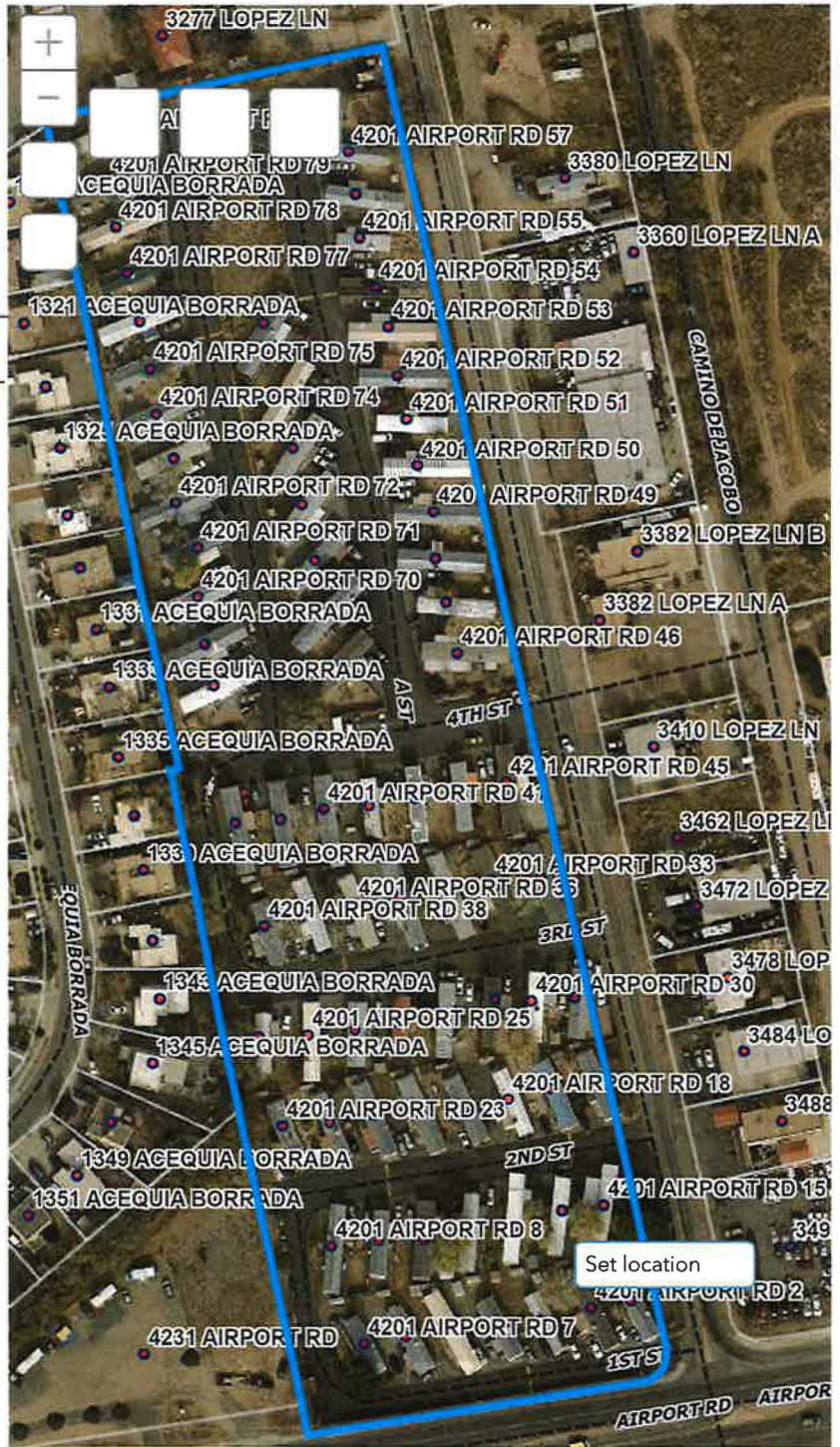
Legal Description:
8.537 AC T16N R9E S6 LOT 425 SUNSET MHP
Acres: 8.5370

Plat Book/Page:
Current Deed: 1726/665
Previous Deed: 373/896

Neighborhood: SW COMM MH Parks

Property Class: MRES

Market Values
Land: \$350,747.00
Structures: \$1,882,150.00



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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Tax Parcels

58500573 - REAL - 3277 LOPEZ LN

Parcel Number: 58500573

UPC: 1049096460153000000

[See Sketch and ProP-fillY.DescriP-tion Information](#)

Physical Address:

3277 LOPEZ LN
SANTA FE, NM 87507

Owner Name:

PACHECO, LAWRENCE & GEORGEANNE REVOC TRUST

Mailing Address:

1725 W ALAMEDA ST
SANTA FE, NM 87501-1708

Tax Code Area: C-R

Legal Description:

T16N R9E S6, 1.500 AC~
Acres: 1.5000

Plat Book/Page: 296/19

Current Deed: 2026780 REC 01/19/2024

Previous Deed: 1219/560

Neighborhood: SouthWest R1 to R4

Property Class: SRES

Market Values

Land: \$172,222.00
Structures: \$492,853.00



200ft

-.06 02072 JS 64268 DNJCCS

Map rights reserved

Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Parcel Number, Owner, Address, U

Tax Parcels

58801859 - REAL- 52 CAMINO DE JACOBO

Parcel Number: 58801859

UPC: 1049096486208000000

[See Sketch and ProP-fill'Y. DescriQtion Information](#)

Physical Address:
52 CAMINO DE JACOBO
SANTA FE, NM 87507

Owner Name:
SANTA FE HOUSING AUTHORITY

Owner Mailing Address:
GENERAL DELIVERY
SANTA FE, NM 87501

Tax Code Area: C-R

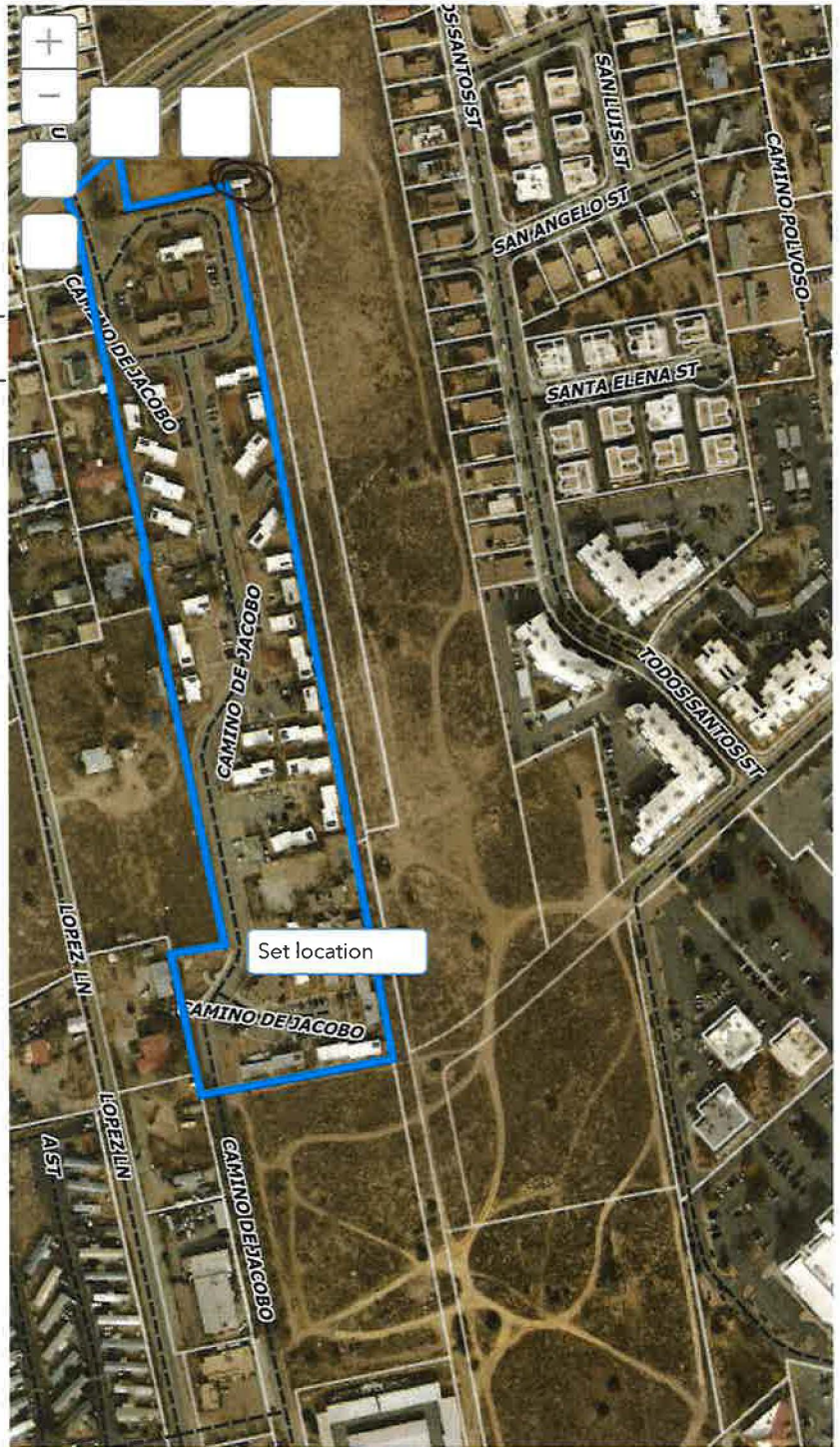
Legal Description:
T16N R9E S6, TRACT B-2, 15.00 AC~
Acres: 15.0000

Plat Book/Page:
Current Deed: 451 /849
Previous Deed: 434/401

Neighborhood: SouthWest RS to R12

Property Class: MRES

Market Values
Land: \$644,250.00
Structures: \$5,692,055.00



300ft
-106.01957 35.64336 Degrees

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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Tax Parcels

99308141 - REAL- 1385 CAMINO DE JACOBO

Parcel Number: 99308141

UPC: 1050096004060000000

[See Sketch and ProP-fillY.Descri12tion Information](#)

Physical Address:

1385 CAMINO DE JACOBO
SANTA FE, NM 87507

Owner Name:

AIRPORT CERRILLOS SELF STORAGE LLC

Owner Mailing Address:

58 LUZ DEL MUNDO
SANTA FE, NM 87508-9103

Tax Code Area: CI-N

Legal Description:

T16N R9E S6, TRACT A, 4.04 AC-
Acres: 4.04

Plat Book/Page: 897/50-50A 808/43

Current Deed: 2002942 REC 12/12/22

Previous Deed:

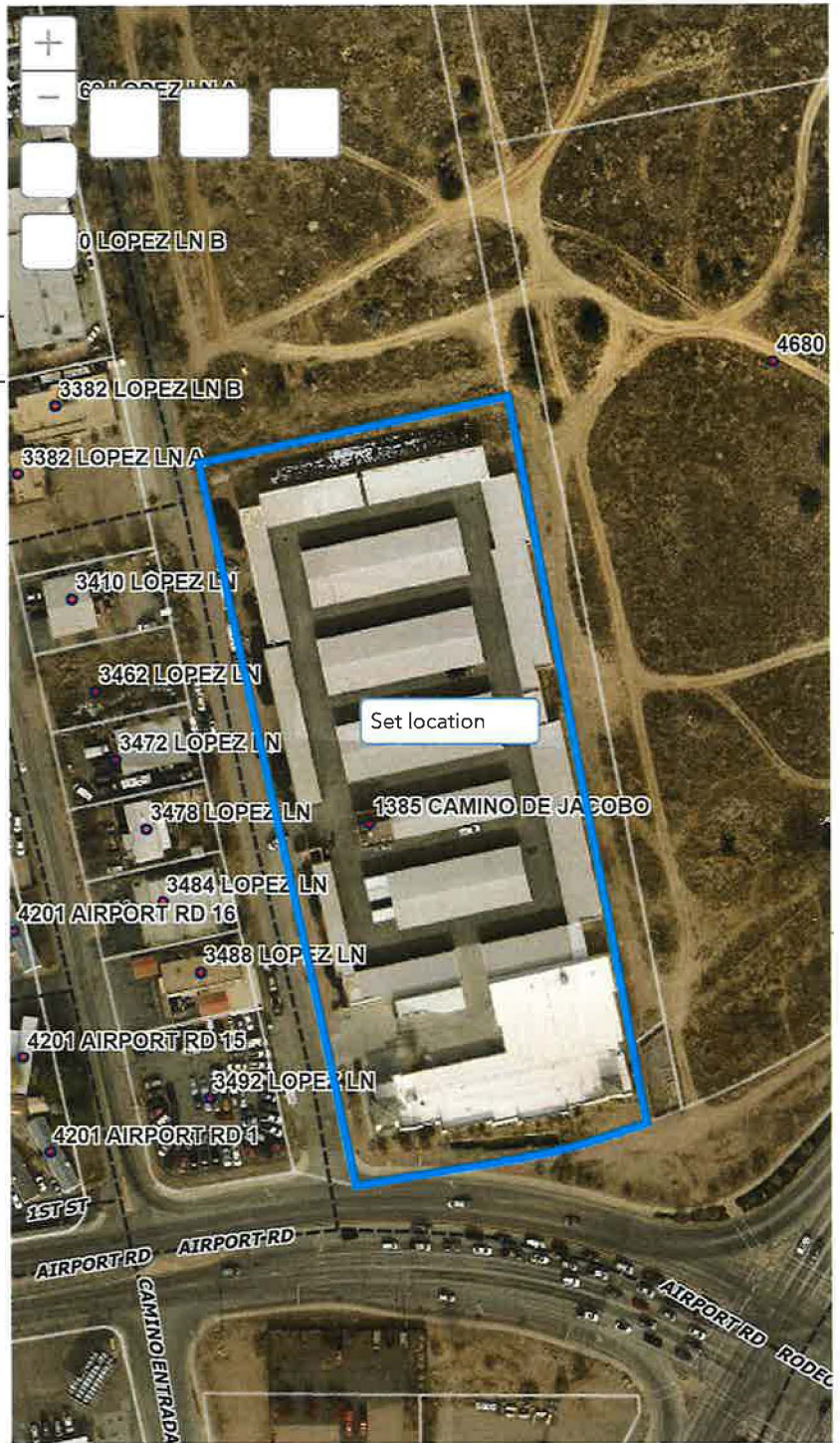
Neighborhood: LWR SF Mini Storage

Property Class: COMM

Market Values

Land: \$450,074.00

Structures: \$4,840,454.00



200ft

406.018733564054 Degrees

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Search for an address or locate on map

[.. - / Parcel Number, Owner, Address, U]

Tax Parcels

54019968 - REAL- 3166 LOPEZ LN

Parcel Number: 54019968

UPC: 1049096469180000000

[See Sketch and ProP-fillY. Descrir2tion Information](#)

Physical Address:
3166 LOPEZ LN
SANTA FE, NM 87507

Owner Name:
DIAZ, ELIAS K & LORENA G

Owner Mailing Address:
3166 LOPEZ LN
SANTA FE, NM 87507-7848

Tax Code Area: C-R

Legal Description:
T16N R9E 56, TRACTS A, B & PORT OF SHC 1244 TRACT
1, 3.167 AC~
Acres: 3.1670

Plat Book/Page: 924/27 9/219
Current Deed: 2057951 REC 04/30/2025
Previous Deed: 2044780 REC 10/25/2024

Neighborhood: SouthWest R1 to R4

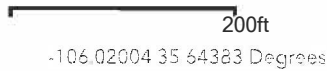
Property Class: SRES

Market Values
Land: \$239,913.00
Structures: \$215,429.00

Assessed Values
Land: \$71,424.00
Structures: \$104,596.00

Exemption Value: \$12,000.00

[See Notice of Value on Document Manag.\\$L](#)



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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

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Tax Parcels

56004836 - REAL - 3278 LOPEZ LN

Parcel Number: 56004836

UPC: 1049096487123000000

[See Sketch and ProP-filY.DescriQtion Information](#)

Physical Address:

3278 LOPEZ LN
SANTA FE, NM 87507

Owner Name:

TAPIA, BENE

Owner Mailing Address:

3268 CAMINO DE LOS LOPEZ
SANTA FE, NM 87507

Tax Code Area: CHR

Legal Description:

T16N R9E S6 PORTION OF SHC 688 TRACT 1 &
PORTION OF SHC 1244 TRACT 1

Acres: 0.723

Plat Book/Page:

Current Deed: 940/507
Previous Deed: 353 939

Neighborhood: South West FS to R12

Property Class: LOTR

Market Values

Land: \$133,581.00
Structures: \$0.00



-106 0198fl 3; 64227 Degree';

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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

..... J Parcel Number, Owner, Address, U

Tax Parcels

541 03680 - REAL - 3360 LOPEZ LN

Parcel Number: 54103680

UPC: 1049096492102000000

[See Sketch and ProP-fillY.Descri12tion Information](#)

Physical Address:

3360 LOPEZ LN
SANTA FE, NM 87507

Owner Name:

MENA, ISMAEL ARIEL

Owner Mailing Address:

40 SLOMAN LN
SANTA FE, NM 87507-7607

Tax Code Area: CI-N

Legal Description:

T16N R9E S6 & 7, LOCATED AT 3360 LOPEZ LANE-
Acres: 0.0000

Plat Book/Page:

Current Deed: 2050509 REC 01/13/2025
Previous Deed: 555/288 REC 07/01/1986

Neighborhood: SouthWest RS to R12

Property Class: COMM

Market Values

Land: \$120,500.00
Structures: \$582,804.00



-106.01972 35.64168 Degrees

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Search for an address or locate on map

Tax Parcels

54179182 - REAL - 3268 LOPEZ LN

Parcel Number: 54179182

UPC: 1049096483145000000

[See Sketch and ProP-fill!Y. DescriP-tion Information](#)

Physical Address:
3268 LOPEZ LN
SANTA FE, NM 87507

Owner Name:
TAPIA, BENE

Owner Mailing Address:
3268 CAMINO DE LOS LOPEZ
SANTA FE, NM 87507

Tax Code Area: CHR

Legal Description:
T16N R9E S6 SHC 688 TR 1
Acres: 0.0000

Plat Book/Page:
Current Deed: 769/830
Previous Deed: 284/605

Neighborhood: SouthWest FS to R12

Property Class: SPRES

Market Values
Land: \$141,106.00
Structures: \$313,090.00



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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

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Tax Parcels

56011630 - REAL - 3382 LOPEZ LN

Parcel Number: 56011630

UPC: 1049096492088000000

[See Sketch and ProP-fillY.DescriP-tion Information](#)

Physical Address:
3382 LOPEZ LN
SANTA FE, NM 87507

Owner Name:
BRECH ER, JAMES R & PHEBE

Owner Mailing Address:
19 EMBUDO DEL SOL
SANTA FE, NM 87505

Tax Code Area: CI-N

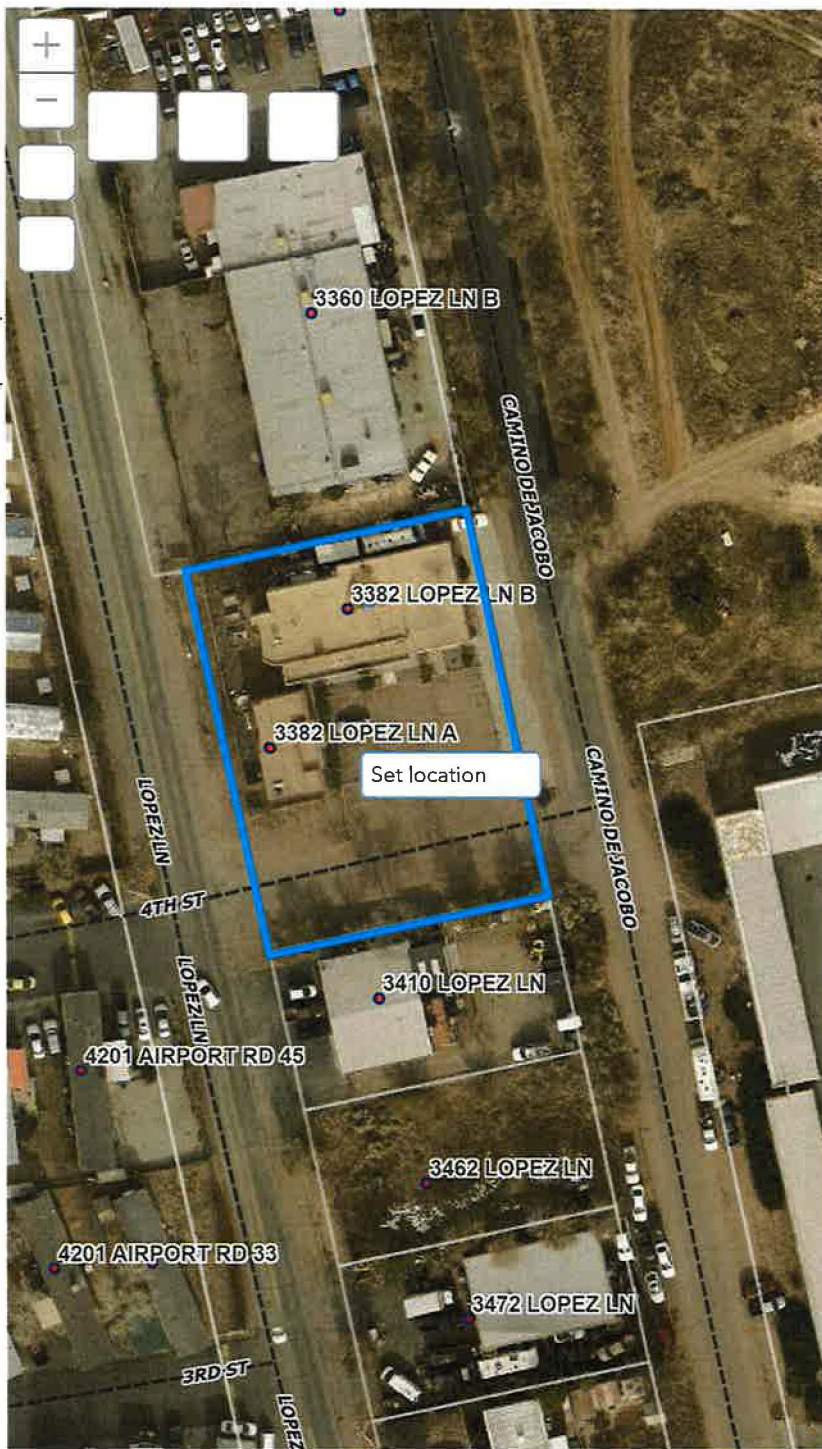
Legal Description:
LOT 9 DEL SOL UNIT 1 T16N R9E S6 .266 AC
Acres: 0.0000

Plat Book/Page: 66/23
Current Deed: 1407/552-553
Previous Deed: 588/213

Neighborhood: SW COMM Industrial

Property Class: COMM

Market Values
Land: \$92,525.00
Structures: \$334,436.00



-106.01958 35.64108 Dup0es

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Search for an address or locate on map

Tax Parcels

56011629 - REAL- 3410 LOPEZ LN

Parcel Number: 56011629

UPC: 1049096495086000000

[See Sketch and ProP-fillY.DescriP-tion Information](#)

Physical Address:

3410 LOPEZ LN
SANTA FE, NM 87507

Owner Name:

MOLINAR, SIGIFREDO & NAVIT REVOC TRST

Owner Mailing Address:

7038 VALENTINE LOOP
SANTA FE, NM 87507-4608

Tax Code Area: CI-N

Legal Description:

T16N R9E S6, DEL SOL S/D, UNIT 1, LOT 8, 0.201 AC~
Acres: 0.0000

Plat Book/Page: 66/023

Current Deed: 1986632 REC 04/22/2022

Previous Deed: 1915979 REC 05/11/2020

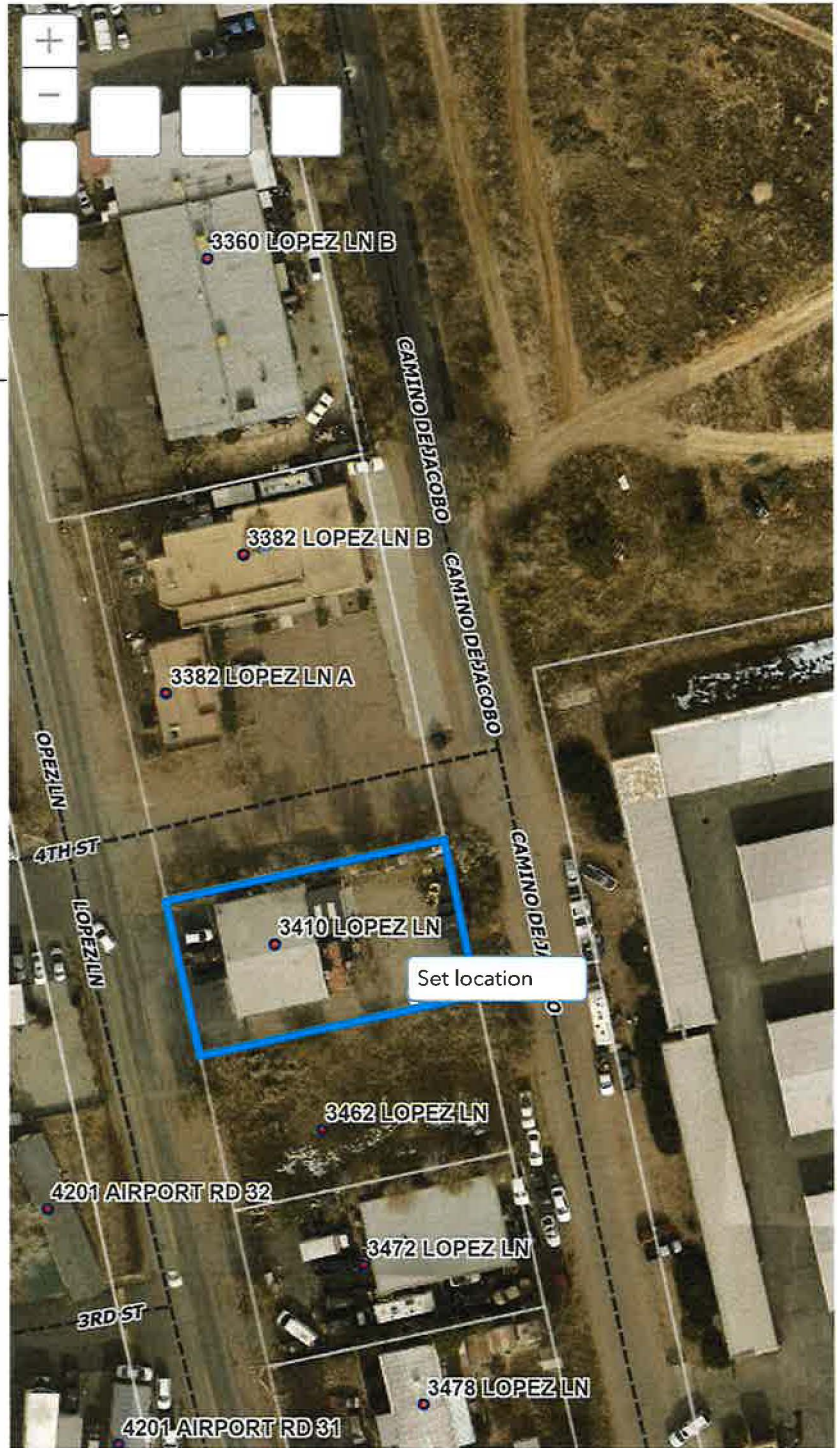
Neighborhood: SW COMM Industrial

Property Class: COMM

Market Values

Land: \$82,186.00

Structures: \$130,111.00



-106.01935 35 64077 Degrees

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Search Parcels

Search for an address or locate on map

Tax Parcels

56011628 - REAL- 3462 LOPEZ LN

Parcel Number: 56011628

UPC: 1049096496070000000

[See Sketch and ProP-fillY.DescriP-tion Information](#)

Physical Address:

3462 LOPEZ LN
SANTA FE, NM 87507

Owner Name:

MOLINAR, SIGIFREDO & NAVIT E

Owner Mailing Address:

7038 VALENTINE LOOP
SANTA FE, NM 87507-4608

Tax Code Area: CI-N

Legal Description:

T16N R9E S6, DEL SOL S/D, LOT 7, 0.20 AC -
Acres: 0.0000

Plat Book/Page: 66/23

Current Deed: 2053182 REC 02/20/2025

Previous Deed: 1938676 REC 12/28/2021

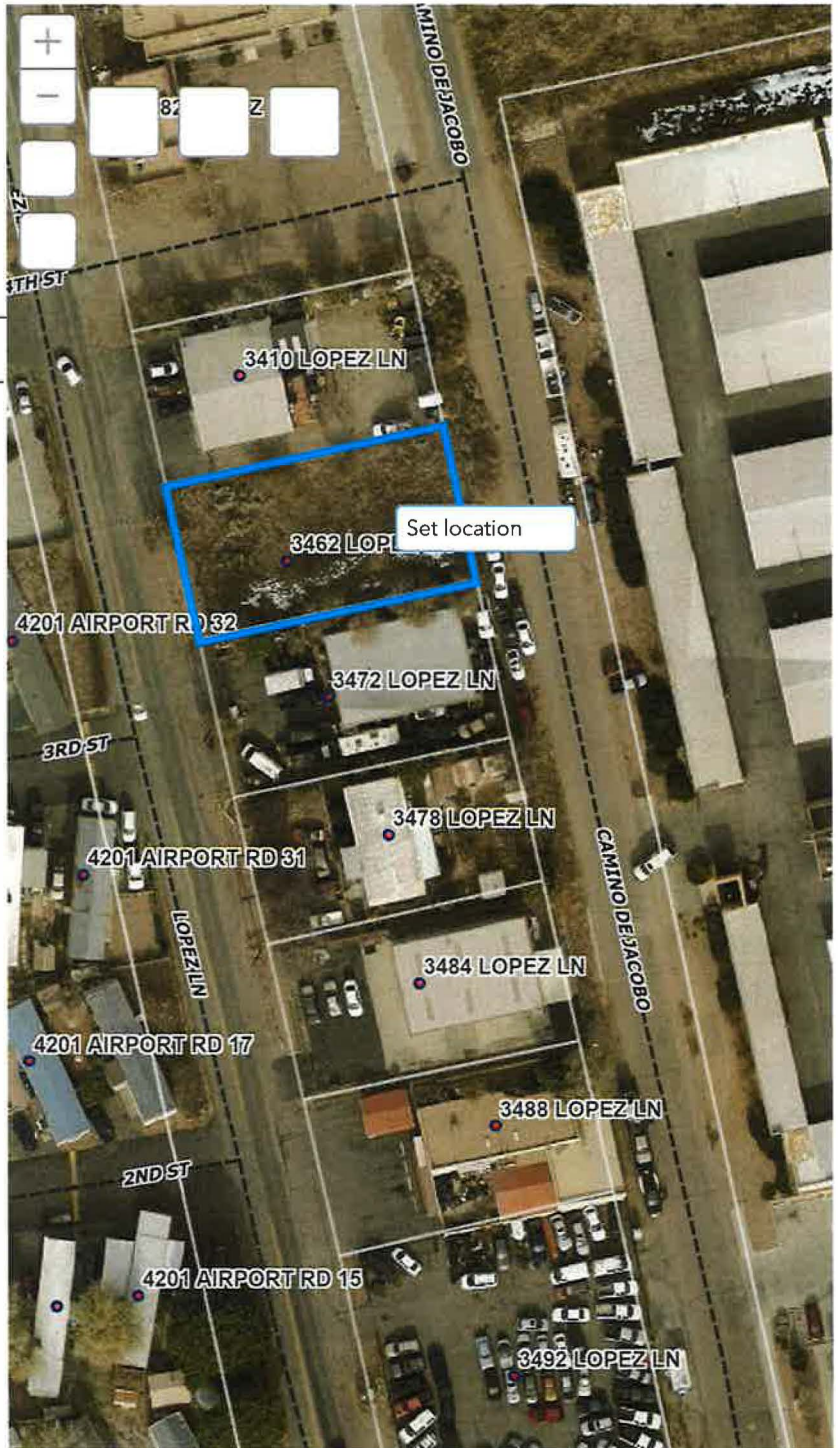
Neighborhood: SW COMM Industrial

Property Class: VAC

Market Values

Land: \$82,029.00

Structures: \$0.00



-106 01932 35.64062 Degrees

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Tax Parcels

56011627 - REAL- 3472 LOPEZ LN

Parcel Number: 56011627

UPC: 1049096498062000000

[See Sketch and ProP-fil'Y.Descri2tion Information](#)

Physical Address:

3472 LOPEZ LN
SANTA FE, NM 87507

Owner Name:

DAVIDS SOBRALIA PROPERTIES.LLC

Owner Mailing Address:

11 PENNYCT
SANTA FE, NM 87507

Tax Code Area: CI-N

Legal Description:

LOT 6 DEL SOL UNIT 1T16N R9E S6 .200 AC
Acres: 0.0000

Plat Book/Page:

Current Deed: 1792988 REC 05/06/2016 MAV
Previous Deed: 1549499

Neighborhood: SW COMM Industrial

Property Class: COMM

Market Values

Land: \$82,029.00
Structures: \$219,772.00



-106.01929 35.64043 Degrees

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Tax Parcels

56011626 - REAL- 3478 LOPEZ LN

Parcel Number: 56011626

UPC: 1049096502057000000

[See Sketch and ProP-fillY. DescriP-tion Information](#)

Physical Address:

3478 LOPEZ LN
SANTA FE, NM 87507

Owner Name:
VIGIL, DIANA E

Owner Mailing Address:
3478 LOPEZ LN
SANTA FE, NM 87507

Tax Code Area: CIR

Legal Description:
T16N R9 S6, LOT 5, DEL SOL S/D, UN IT 1, 0.200 AC-
Acres: 0.2000

Plat Book/Page: 66/23
Current Deed: 1735567 REC 4/29/2014 KM
Previous Deed: 637/162

Neighborhood: SW COMM Industrial

Property Class: LOTR

Market Values

Land: \$59,207.00
Structures: \$12,979.00



40ft
-106.01895 35.64018 Degrees

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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Tax Parcels

56011625 - REAL - 3484 LOPEZ LN

Parcel Number: 56011625

UPC: 1049096500048000000

[See Sketch and ProP-fil!Y.DescriP-tion Information](#)

Physical Address:

3484 LOPEZ LN
SANTA FE, NM 87507

Owner Name:

BACA, EDWARD B & BARBARA C

Owner Mailing Address:

3 ALTEZITA
SANTA FE, NM 87508

Tax Code Area: CI-N

Legal Description:

T16N R9E S6 .199 AC LOT 4 DEL SOL UNIT 1
Acres: 0.1990

Plat Book/Page: 66/23

Current Deed: 2085/708

Previous Deed: 1901 /004

Neighborhood: SW COMM Industrial

Property Class: COMM

Market Values

Land: \$81,868.00

Structures: \$184,124.00



-106 01 926 JS 64004 De91 ccs

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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Tax Parcels

56011624 - REAL - 3488 LOPEZ LN

Parcel Number: 56011624

UPC: 1049096501042000000

[See Sketch and ProP-fil!Y. Descrri:ition Information](#)

Physical Address:

3488 LOPEZ LN
SANTA FE, NM 87507

Owner Name:

DAVIDS SOBRALIAS PROPERTIES LLC

Owner Mailing Address:

11 PENNYCT
SANTA FE, NM 87507-7009

Tax Code Area: CI-N

Legal Description:

LOT 3, .199 AC, DEL SOL SID, UNIT 1, S6 T16N R9E
Acres: 0.0000

Plat Book/Page: 66/23

Current Deed: 1985058 REC 04/04/2022

Previous Deed: 1372442 REC 03/24/05

Neighborhood: SW COMM Industrial

Property Class: COMM

Market Values

Land: \$81,868.00

Structures: \$219,006.00



-106 01 71 i :S 63986 DH, Jtees

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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Tax Parcels

99305303 - REAL- 3492 AIRPORT RD

Parcel Number: 99305303

UPC: 1049096517032000000

[See Sketch and ProP-filY.Descri12tion Information](#)

Physical Address:

3492 AIRPORT RD
SANTA FE, NM 87507

Owner Name:

RIVIERA, DAVID & LETTICIA MAGANA

Owner Mailing Address:

3492 LOPEZ LN
SANTA FE, NM 87507

Tax Code Area: CI-N

Legal Description:

56 T16N R9E DEL SOL 1
Acres: 0.3853

Plat Book/Page: PB319P050 PMP/IR

Current Deed:

Previous Deed:

Neighborhood: SW COMM Industrial

Property Class: COMM

Market Values

Land: \$123,957.00

Structures: \$38,704.00



40ft

-106.01909 35.63959 Degrees

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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Tax Parcels

910014293 - REAL - 3480 TODOS SANTOS ST

Parcel Number: 910014293

UPC: 1050096031200000000

[See Sketch and ProP-lilly Description Information](#)

Physical Address:

3480 TODOS SANTOS ST
SANTA FE, NM 87507

Owner Name:

SAN ISIDRO APTS 2 OOZB LLC

Owner Mailing Address:

3021 CITRUS CIR STE 130
WALNUT CREEK, CA 94598-2635

Tax Code Area: CHR

Legal Description:

T16N R9E S5, SAN ISIDRO VILLAGE, TRACTY, 2.265 AC~
Acres: 2.265

Plat Book/Page: 854/38 848/14 601/39
Current Deed: 1887151 REC05/24/2019 MCB
Previous Deed: 1762679 4/24/15 gjv

Neighborhood: SW COMM Apartments

Property Class: MRES

Market Values

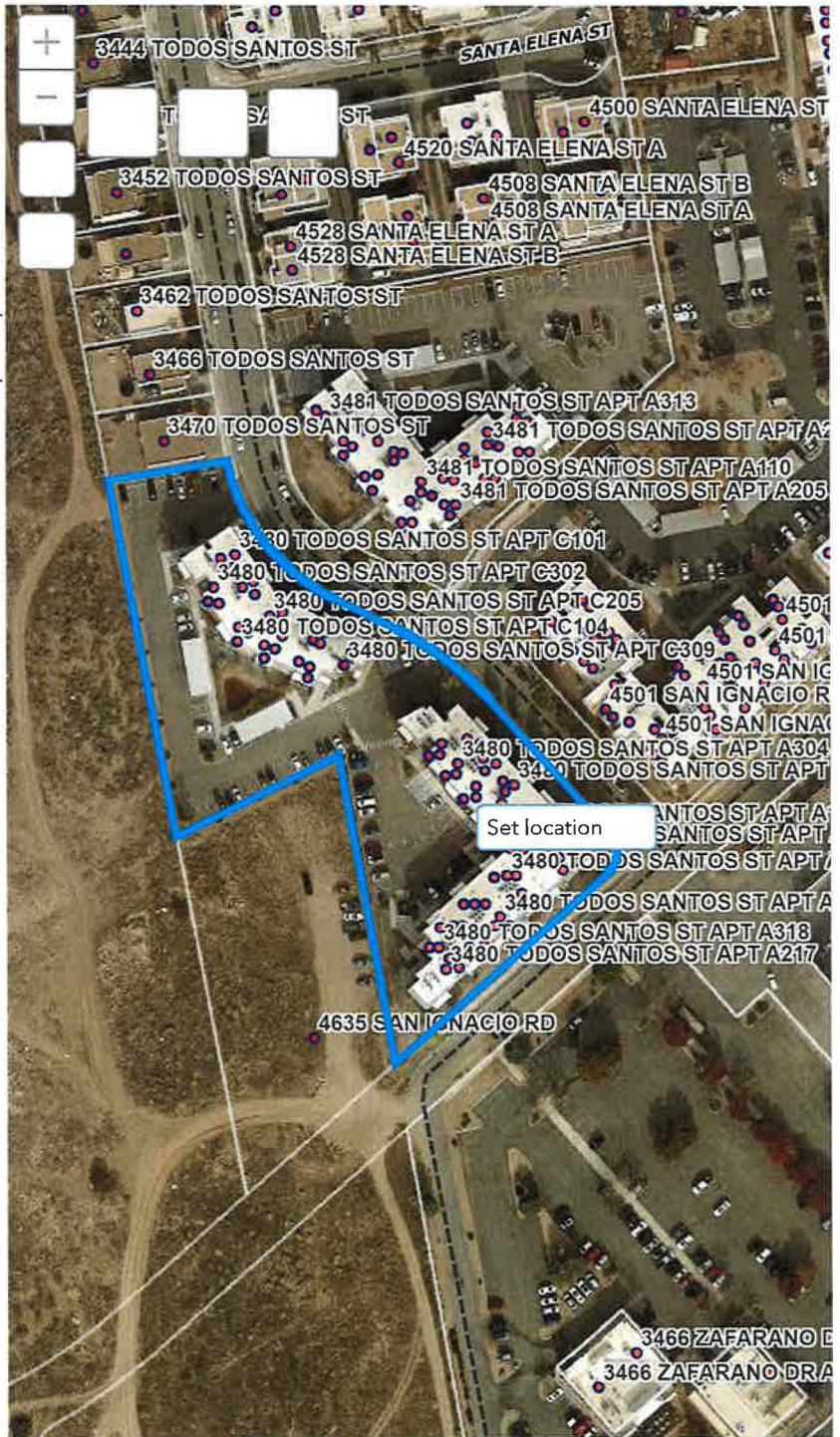
Land: \$326,279.00
Structures: \$7,826,968.00

Assessed Values

Land: \$326,279.00
Structures: \$7,826,968.00

Exemption Value: \$

[See Notice of Value on Document Manaqfil.](#)



-106 01702 35 64421 Deg:0res

All rights rese, ved

Search Parcels

Search for an address or locate on map

[..., [Parcel Number, Owner, Address, U

Tax Parcels

11982976- REAL- 4079 CERRILLOS RD

Parcel Number: 11982976

UPC: 1050096061057000000

[See Sketch and Property Description Information](#)

Physical Address:
4079 CERRILLOS RD
SANTA FE, NM 87507

Owner Name:
4079 CERRILLOS HOLDINGS LLC

Owner Mailing Address:
PO BOX 812216
BOCA RATON, FL 33481-2216

Tax Code Area: CI-N

Legal Description:
LOT 2 .892 AC T16N R9E S5
Acres: 0.8920

Plat Book/Page: 550/002
Current Deed: 1808701 REC 11/02/2016 MCB
Previous Deed: 1675269 REC 07/16/2012 MCB

Neighborhood: MID Cerrillos GenC2 PFI

Property Class: VAC

Market Values
Land: \$582,795.00
Structures: \$581,116.00

Assessed Values
Land: \$582,795.00
Structures: \$581,116.00

Exemption Value: \$

[See Notice of Value on Document Manager](#)



100ft
-106 01745 35 64014 Degrees

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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Tax Parcels

910009579 - REAL - 3984 RUFINA ST

Parcel Number: 910009579

UPC: 1049096510264000000

[See Sketch and ProP-fillY. DescriP-tion Information](#)

Physical Address:
3984 RUFINA ST
SANTA FE, NM 87507

Owner Name:
NAVA, VICTOR H DIAZ & BLANCA E CARLOS TORRES

Owner Mailing Address:
3984 RUFINA ST
SANTA FE, NM 87507-7309

Tax Code Area: C1R

Legal Description:
PARCEL 2, 2.39 AC, 56 T16N R9E
Acres: 2.4200

Plat Book/Page: 784/36
Current Deed: 1995852 REC 08/22/2022
Previous Deed: 1858352 REC 05/24/2018

Neighborhood: SouthWest R1 to R4

Property Class: LOTR

Market Values
Land: \$209,800.00
Structures: \$0.00



300ft
-106.01665 35.64419 Degrees

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Search Parcels

Search for an address or locate on map

Parcel Number, Owner, Address, U

Tax Parcels

99303869 - REAL- 3978 RUFINA ST

Parcel Number: 99303869

UPC: 1050096002239000000

See Sketch and ProP-fill.Y.DescriP-tion Information

Physical Address: 3978 RUFINA ST SANTA FE, NM 87507

Owner Name: GARCIA, ALFREDO

Owner Mailing Address: 618 E GARCIA ST SANTA FE, NM 87501

Tax Code Area: CI-N

Legal Description: T16N R9E 56, GARCIA LOT B, 9.503 AC~ Acres: 9.50

Plat Book/Page: 903/9-12

Current Deed:

Previous Deed:

Neighborhood: SouthWest R1 to R4

Property Class: VAC

Market Values Land: \$493,127.00 Structures: \$0.00



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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Tax Parcels

99303867 - REAL- 4640 SAN IGNACIO RD

Parcel Number: 99303867

UPC: 1050096039116000000

[See Sketch and ProP-fill!Y. DescriP-tion Information](#)

Physical Address:
4640 SAN IGNACIO RD
SANTA FE, NM 87507

Owner Name:
VSP HOSPITALITY LLC

Owner Mailing Address:
6013 SHADY BROOK DR
AMARILLO, TX 79124-1326

Tax Code Area: CI-N

Legal Description:
T16N R9E S5, LOT A-1, 3.218 AC-
Acres: 3.218

Plat Book/Page: 914/23-28 909/43 903/9-12
Current Deed: 2027916 REC 02/07/2024
Previous Deed: 1585056 REC 12/04/2009

Neighborhood: MID Cerrillos GenC2 SEC

Property Class: VAC

Market Values
Land: \$1,330,598.00
Structures: \$0.00



300ft
-106.01776 35.64241 Degrees

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Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Tax Parcels

99303866 - REAL - 4680 SAN IGNACIO RD

Parcel Number: 99303866

UPC: 1050096023091000000

[See Sketch and ProP-fillY.DescriQtion Information](#)

Physical Address:
4680 SAN IGNACIO RD
SANTA FE, NM 87507

Owner Name:
PLAZA CAMINO REAL NM LLC

Owner Mailing Address:
131 WEST STREET
DANBURY,CT 06810

Tax Code Area: CI-N

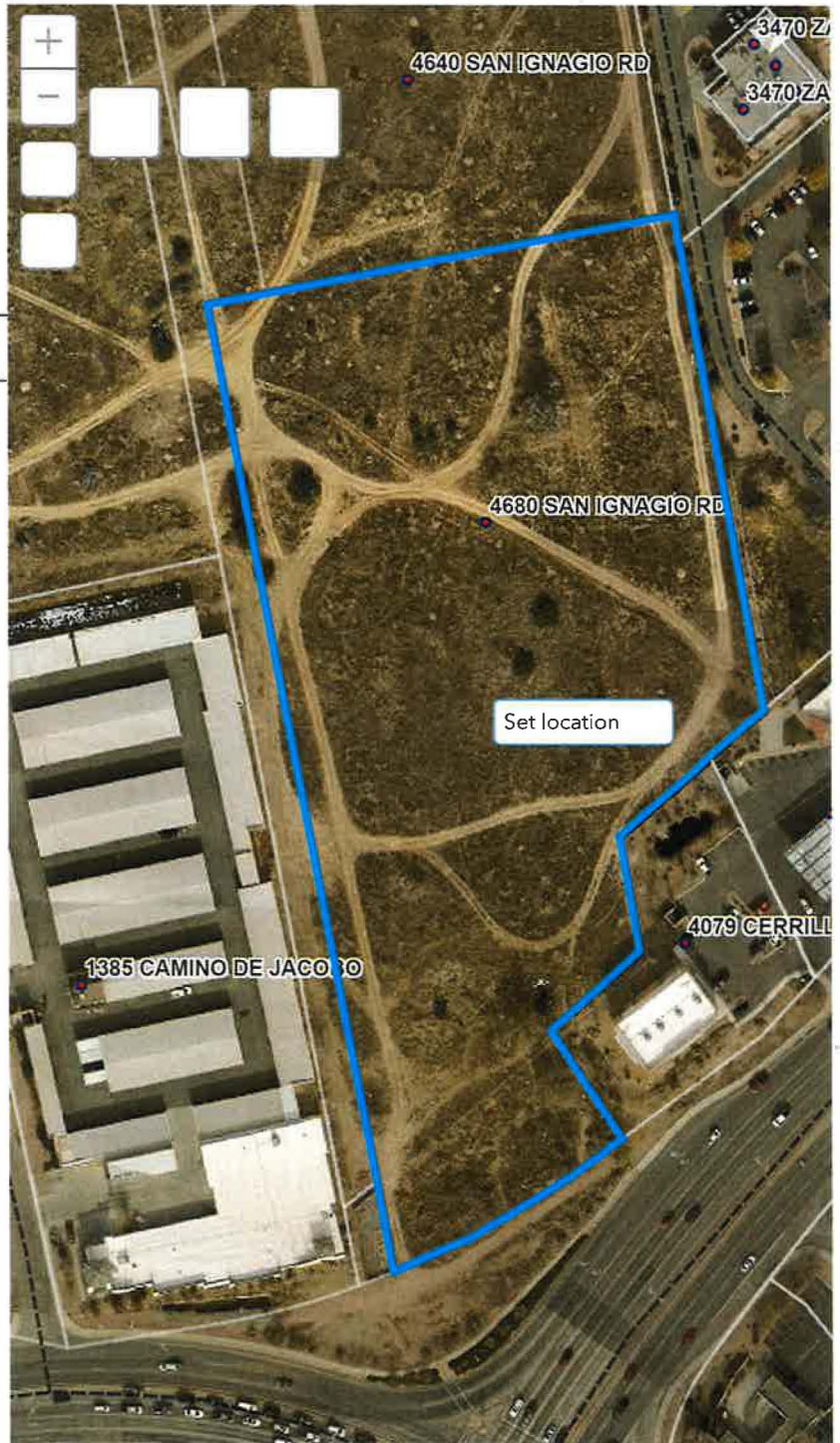
Legal Description:
T16N R9E S5, LOT A-2, 6.816 AC-
Acres: 6.82

Plat Book/Page: 903/9-12
Current Deed: 1364638 REC 01/27/2005 MAV/HENRY GARCIA
Previous Deed:

Neighborhood: MID Cerrillos GenC2 SEC

Property Class: VAC

Market Values
Land: \$1,080,941.00
Structures: \$0.00



200ft

-106 01747 35.64093 Degrees

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Property Account Summary

As Of 9/19/2025 Status: Active

Account No.: 58206461 **Alternate Property Number:** 1049096476001000000
Account Type: REAL **Primary Host Property**
TCA: CI-N
Situs Address: 4200 AIRPORT RD
 SANTA FE NM 87507
Legal: TR 1 LAMPHERE S/D .490 AC SEC 6 & 7

Parties:

Role	Name & Address
Owner	SMITH, MAX L C/O ALLSUPS CONV STORE #254 P O BOX 1907 CLOVIS NM 881011907
Taxpayer	SMITH, MAXL C/O ALLSUPS CONV STORE #254 P O BOX 1907 CLOVIS NM 881011907

Property Values:

Value Name	2025	2024	2023	2022	2021
Net Taxable Value Total (TVR)	\$106,335	\$96,735	\$96,735	\$96,735	\$90,542

Property Characteristics:

Tax Year	Characteristic	Value
2025	REAL PROP USE CODE	COMMERCIAL
	PLAT BOOK PAGE	
	Most Recent Deed	424/363
	ACRES	0.4900
	ALTID	TR 1 LAMPHERE SID

Exemptions:

(End of Report)



Property Account Summary
As Of 9/19/2025 Status: Active

Account No.: 10534302 **Alternate Property Number:** 1050095010505000000
 Account Type: REAL Primary Host Property
 TCA: CI-N
 Situs Address: 4151 CERRILLOS RD
 SANTA FE NM 87507
 Legal: IN FOLDER T16N R 9E S 7 TR 900 .83 AC

Parties:

Role	Name & Address
Owner	COTTON BUTANE CO INC FERRELLGAS, L P ATTN TAX DEPT ONE LIBERTY PLAZA LIBERTY MO 64068
Taxpayer	COTTON BUTANE CO INC FERRELLGAS, L P ATTN TAX DEPT ONE LIBERTY PLAZA LIBERTY MO 64068

Property Values:

Value Name	2025	2024	2023	2022	2021
Net Taxable Value Total (TVR)	\$263,069	\$265,559	\$269,735	\$249,246	\$247,725

Property Characteristics:

Tax Year	Characteristic	Value
2025	REAL PROP USE CODE	COMMERCIAL
	PLAT BOOK PAGE	
	Most Recent Deed	193/139
	ACRES	0.0000
	ALTID	T16N R 9E S 7 .830 AC

Exemptions:

(End of Report)



Santa Fe County Tax Parcel Viewer

Search Parcels

Search for an address or locate on map

Tax Parcels

18900015 - REAL- 2511 & 2515 CAMINO ENTRADA

Parcel Number: 18900015

UPC: 1049095510467000000

[See Sketch and ProRfilY. Description Information](#)

Physical Address:

2511 & 2515 CAMINO ENTRADA
SANTA FE, NM 87507

Owner Name:

CITY OF SANTA FE

Owner Mailing Address:

200 LINCOLN AVE
SANTA FE, NM 875018184



2024/25 EagleView Pictor

300ft
106 019S1 35,63710 Deq,.....



SANTA FE COUNTY

Property Account Summary

As Of 9/19/2025 Status: Active

Account No.: 18900015 Alternate Property Number: 104909551046700000
 Account Type: REAL
 TCA: CI-N
 Situs Address: 2511 & 2515 CAMINO ENTRADA
 SANTA FE NM 87507
 Legal: POLICE STATION/MUNICIPAL COURT T16N R 9E S 7 TRACT 5 (1.276 AC) & TRACT 6 (3.139 AC)

Parties:

Role	Name & Address
Owner	CITY OF SANTA FE 200 LINCOLN AVE SANTA FE NM 875018184
Taxpayer	CITY OF SANTA FE 200 LINCOLN AVE SANTA FE NM 875018184

ATTN: Rachael Hamilton, Land Use Planner

Property Values:

Value Name	2025	2024	2023	2022	2021
Exemption Amount (EAR)	\$2,098,566	\$2,018,024	\$1,757,715	\$1,625,176	\$1,562,771
Net Taxable Value Total (TVR)	\$0	\$0	\$0	\$0	\$0

Property Characteristics:

Tax Year	Characteristic	Value
2025	REAL PROP USE CODE	COMMERCIAL
	PLAT BOOK PAGE	171/007
	Most Recent Deed	573/814
	ACRES	4.315
	ALTID	T16N R 9E S 7 4.315 AC

Exemptions:

Tax Year	Description	Count	Amount	Assessment Basis
2025	Exempt Government	1	\$2,098,566	Ratio Total Value (RAVT)
2024	Exempt Government	1	\$2,018,024	Ratio Total Value (RAVT)
2023	Exempt Government	1	\$1,757,715	Ratio Total Value (RAVT)

(End of Report)

SUNSET MOBILE HOME PARK LLC
4201 AIRPORT RD
SANTA FE, NM 87507

SUNSET MOBILE HOME PARK LLC
223 VALLE DEL SOL DRIVE
SANTA FE, NM 87501

**PACHECO, LAWRENCE &
GEORGEANNE REVOC TRUST**
3277 LOPEZ LN
SANTA FE, NM 87507

SANTA FE HOUSING AUTHORITY
52 CAMINO DE JACOBO
SANTA FE, NM 87507

**AIRPORT CERRILLOS SELF
STORAGE LLC**
1385 CAMINO DE JACOBO
SANTA FE, NM 87507

**PACHECO, LAWRENCE &
GEORGEANNE REVOC TRUST**
1725 W ALAMEDA ST
SANTA FE, NM 87501-1708

**AIRPORT CERRILLOS SELF
STORAGE LLC**
58 LUZ DEL MUNDO
SANTA FE, NM 87508-9103

DIAZ, ELIAS K & LORENA G
3166 LOPEZ LN
SANTA FE, NM 87507

TAPIA, BEN E
3278 LOPEZ LN
SANTA FE, NM 87507

MENA, ISMAEL ARIEL
3360 LOPEZ LN
SANTA FE, NM 87507

MENA, ISMAEL ARIEL
40 SLOMAN LN
SANTA FE, NM 87507-7607

TAPIA, BEN E
3268 CAMINO DE LOS LOPEZ
SANTA FE, NM 87507

TAPIA, BEN E
3268 LOPEZ LN
SANTA FE, NM 87507

TAPIA, BEN E
3268 CAMINO DE LOS LOPEZ
SANTA FE, NM 87507

BRECHER, JAMES R & PHEBE
3382 LOPEZ LN
SANTA FE, NM 87507

**MOLINAR, SIGIFREDO & NAVIT
REVOC TRST**
3410 LOPEZ LN
SANTA FE, NM 87507

**MOLINAR, SIGIFREDO & NAVIT
REVOC TRST**
7038 VALENTINE LOOP
SANTA FE, NM 87507-4608

BRECHER, JAMES R & PHEBE
19 EMBUDO DEL SOL
SANTA FE, NM 87505

MOLINAR, SIGIFREDO & NAVIT E
3462 LOPEZ LN
SANTA FE, NM 87507

MOLINAR, SIGIFREDO & NAVIT E
7038 VALENTINE LOOP
SANTA FE, NM 87507-4608

**DAVIDS SOBRALIA
PROPERTIES.LLC**
3472 LOPEZ LN
SANTA FE, NM 87507

**DAVIDS SOBRALIA
PROPERTIES.LLC**
11 PENNY CT
SANTA FE, NM 87507

VIGIL, DIANA E
3478 LOPEZ LN
SANTA FE, NM 87507

BACA, EDWARD B & BARBARA C
3484 LOPEZ LN
SANTA FE, NM 87507

BACA, EDWARD B & BARBARA C
3 ALTEZITA
SANTA FE, NM 87508

**DAVIDS SOBRALIA
PROPERTIES.LLC**
3488 LOPEZ LN
SANTA FE, NM 87507

**RIVIERA, DAVID & LETTICIA
MAGANA**
3492 AIRPORT RD
SANTA FE, NM 87507

**RIVIERA, DAVID & LETTICIA
MAGANA**
3492 LOPEZ LN
SANTA FE, NM 87507

SAN ISIDRO APTS 2 OOZB LLC
3480 TODOS SANTOS ST
SANTA FE, NM 87507

SAN ISIDRO APTS 2 OOZB LLC
3021 CITRUS CIR STE 130
WALNUT CREEK, CA 94598-2635

4079 CERRILLOS HOLDINGS LLC
4079 CERRILLOS RD
SANTA FE, NM 87507

4079 CERRILLOS HOLDINGS LLC
PO BOX 812216
BOCA RATON, FL 33481-2216

**NAVA, VICTOR H DIAZ & BLANCA E
CARLOS TORRES**
3984 RUFINA ST
SANTA FE, NM 87507

GARCIA, ALFREDO
3978 RUFINA ST
SANTA FE, NM 87507

GARCIA, ALFREDO
618 E GARCIA ST
SANTA FE, NM 87501

VSP HOSPITALITY LLC
4640 SAN IGNACIO RD
SANTA FE, NM 87507

VSP HOSPITALITY LLC
6013 SHADY BROOK DR
AMARILLO, TX 79124-1326

PLAZA CAMINO REAL NM LLC
4680 SAN IGNACIO RD
SANTA FE, NM 87507

PLAZA CAMINO REAL NM LLC
31 WEST STREET
DANBURY, CT 06810

SMITH, MAX L
C/O ALLSUPS CONV STORE #254
4200 AIRPORT RD
SANT A FE NM 87507

SMITH, MAX L
C/O ALLSUPS CONV STORE #254
PO BOX 1907
CLOVIS NM 881011907

COTTON BUTANE CO INC
FERRELLGAS, LP
ONE LIBERTY PLAZA
LIBERTY MO 64068

COTTON BUTANE CO INC
FERRELLGAS, LP
4151 CERRILLOS RD
SANTA FE NM 87507

CITY OF SANTA FE
2511 CAMINO ENTRADA
SANTA FE, NM 87507

CITY OF SANTA FE
2515 CAMINO ENTRADA
SANTA FE, NM 87507

CITY OF SANTA FE
**ATTN: RACHEL HAMILTON LAND USE
PLANNER**
200 LINCOLN AVE
SANTA FE, NM 87501



**ENN (Early Neighborhood Notification) Meeting Notes
Nueva Acequia Apartments
October 15, 2025**

Attendance:

Alexander Dzurec, Architect Autotroph
Megan Adams, TWG Development/ Property Owner
Dominic Kej, TWG Development
Allen Dauterman, TWG Development
Josh Foster, TWG Development
Mike Gomez, Civil Consultant Santa Fe Engineering
Claudia Horn, Landscape Consultant Design Office
Josie Butler, Affordable Housing Consultant Project Moxie
Jenn Lopez, Affordable Housing Consultant Project Moxie
Denise Benavidez, Santa Fe County
LaToya Ricketts, Santa Fe County
Ruben Macias, Santa Fe County
Jonathan M Butler, Santa Fe County
Anne Wodarczyk, Santa Fe County
Krishna Reddy, Jaynes Corporation
Jonatan Diaz, Jaynes Corporation
Kristina Olivent, Project Manager Autotroph
Anita Sandoval, Autotroph

City Staff Members:

Rachael Hamilton, Planner
Adrianna Velasquez,

Interested Parties:

Paul Olafson, Former Santa Fe County Official

Members of the Press:

Mike Easterling, Santa Fe New Mexican

Neighbors:

Marsha Emmerton

Discussion Topics:

Project Overview, Site Location and Surrounding Context
Multi-Generational Housing Community/ affordability and Funding
Road Construction both New and Improved for better connectivity &
traffic flow Parking Plan
Sustainable Design Features
Building Aesthetics and design Considerations