

ALBUQUERQUE BUSINESS FIRST

COVER STORY

NEW LIFE FOR OLD TREASURES

Century-old New Mexico buildings
repurposed as hotels after
multimillion-dollar renovations

BY DYLAN S. ORTUNO, PAGE 12

T H E L I S T LARGEST EMPLOYERS AND CO-WORKING SPACES 18-19

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RESTAURANT NEWS

Three national chains open new locations

McDonald's, Dutch Bros and Panda
Express recently opened new stores,
and a local restaurant has moved.

DYLAN S. ORTUNO, 11

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BANKING AND FINANCE

Nusenda extends partnership with UNM

The credit union invested \$1.5 million to expand UNM's center.

BY ADA MENDOZA
amendoza@bizjournals.com

Nusenda Credit Union and the University of New Mexico (UNM) have announced a \$1.5 million investment to expand its Nusenda Center for Financial Capability (CFC).

The Nusenda Center for Financial Capability has been a financial resource for students on UNM's campus since 2018. The center's Program Manager, Michael Martinez, said the center "has interacted with over 20,000 students in some capacity." Through the financial center, students have learned how to make financial decisions that will help them navigate life, Nusenda Credit



ADA MENDOZA | ABF

UNM President Garnett Stokes, Chief Community Engagement Officer Sara Keller, Nusenda Center for Financial Capability Program Manager Michael Martinez and Nusenda CEO and President Michelle Dearholt

Union President and CEO Michelle Dearholt said. The center has also hired 18 UNM students to assist their peers in the program's duration.

"We want every student to know

that this resource exists for them, that they have a partner in Nusenda for whatever financial challenges that they may go through," Dearholt said. "I'm proud to celebrate the

Nusenda Center for Financial Capability and this exciting step in our long-standing partnership with the University of New Mexico."

The \$1.5 million investment from Nusenda Credit Union will provide \$150,000 annually over the next 10 years, UNM President Garnett Stokes said. Additionally, Nusenda contributed \$97,000 for the construction of the new office which will be used by the center's team to offer its services to more students. The office space will be located inside the university's Dean of Students suite, near the center's existing office, Martinez said.

"(CFC) has been so successful here at UNM that it is nationally recognized as a program for financial well-being for college-age students, and we were able to work with UNM to help replicate this at New Mexico State University," said Sara Keller, chief community engagement officer and executive director of the Nusenda Foundation.

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Matcha shop to open flagship at Winrock Town Center

The new location will nearly double the size of the tea shop.

BY MICHAEL COOK
mcook@bizjournals.com

After drawing hour-long lines as a pop-up and later opening a temporary storefront at Uptown's Winrock Town Center, Homebody Matcha is in the process of opening a permanent location at the center. It is expected to open later this year.

Homebody Matcha owner Janna Manalo started the business as a pop-up cart in October 2025 during one of Winrock Town Center's market festivals, where wait times reached two hours. The line remained steady even after all the other vendors had packed up and left.



Janna Manalo, owner of Homebody Matcha, is now in the process of building out a full-service cafe for a flagship location at Winrock Town Center.

After the strong turnout, Winrock Town Center signed a short-term lease with the pop-up for a temporary space in late December as an incubator tenant. Now, the matcha pop-up is planning to move a couple doors down to expand operations and make it their flagship storefront.

Darin Sand, senior vice president of development at Goodman Realty Group, said he approached the matcha pop-up after seeing the long lines at the festival, offering Manalo a new opportunity. They later worked together to secure an agreement for the shop's first 660-square-foot lobby space, though the terms were not disclosed.

"My thought was, give her an opportunity, and if she can draw some attention and business, it'll help energize the core of Winrock. What did we have to lose? And what did she have to lose?" Sand said.

The new permanent location is expected to open by December and will be about 1,200 square feet.

The vacant space will be built out from the ground up. Manalo said the interior build-out for the full-service cafe is estimated to cost about \$400,000.

Lease terms are still being negotiated.

Manalo, 21, is currently a junior at the University of New Mexico, studying business. She started the pop-up as a side project, but the turnout quickly made it her main focus. It began with an idea to showcase Asian culture by infusing traditional recipes and flavors. She is originally from the Philippines.

While attending classes, she purchased a cart from Facebook Marketplace for about \$500 to open shop on weekends.

The total startup cost was about \$3,000, mainly for high-quality ingredients. The shop offers ceremonial-grade matcha directly from Kyoto, Japan.

Since opening, supply costs have increased to about \$10,000 a month. The business started with around \$2,000 in October 2025. In May, the shop generated about \$80,000 in sales. She said that social media was the only marketing tool used to reach customers.

She started with a team of three employees. As the shop grew in popularity, it expanded to 23 employees earning \$15 an hour plus tips.

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Santa Fe names new airport director

John Dickinson steps into the role of airport director on July 18.

BY MATTHEW REICHBACH
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The city of Santa Fe named John Dickinson as the new director of the Santa Fe Regional Airport this week. Interim City Manager Brian Moya made the appointment of Dickinson. He has 18 years of experience in airport operations, security and other related fields, according to the release.

Dickinson will begin on July 18. The appointment to lead the Santa Fe Regional Airport is a homecoming of sorts. Dickinson was the Airport Operations Manager and Airport Security Manager at the airport when he worked there from 2019 to 2021. At that time, Dickinson oversaw

18
The years of industry experience Dickinson brings to the role.

airport operations and construction projects.

Dickinson is currently the airport manager for the city of South Lake Tahoe, California.

“I am honored to return to Santa Fe and serve the community once again,” Dickinson said. “Santa Fe Regional Airport has tremendous potential, and I look forward to working with airport staff, airline partners, tenants, elected officials and the public to continue improving services, enhancing safety and supporting economic opportunities for the region.”

He holds a Bachelor of Science in Aeronautical Science with a concentration in airport management from Embry-Riddle Aeronautical University.

“John’s extensive experience in airport management, infrastructure development, safety, security and strategic planning makes him exceptionally qualified to lead Santa Fe Regional Airport into its next



SANTA FE REGIONAL AIRPORT
John Dickinson will take over as director of the Santa Fe Regional Airport on July 18.

chapter,” Moya said. “His familiarity with our airport, combined with his proven record of delivering major projects and building strong partnerships, will be a tremendous asset to our community and the region.”

“Santa Fe Regional Airport is a critical economic driver and gateway to our community. John’s experience, vision and previous service to our airport make him uniquely positioned to build on our recent momentum and help guide future growth,” Santa Fe Mayor Michael J. Garcia said.

The airport’s last full-time director resigned in April 2025 to take a job at a regional airport in Waco, Texas. The airport has been without a permanent director since then.

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Film incentive brings \$55M into New Mexico

Twenty-six productions filmed in the zone so far this year.

BY DYLAN S. ORTUNO
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New figures from the New Mexico Film Office show that rural film spending brought in over \$55 million to the state last fiscal year, its highest total ever.

The state’s film office said the industry’s Uplift Zone incentive has brought in \$55.74 million in direct spending statewide throughout Fiscal Year 2026.

The previous high for the incentives impact was \$50.2 million in Fiscal Year 2022, according to the New Mexico Film Office.

A total of 26 productions have filmed at least partially in the zone so far this fiscal year.

The incentive is one of many the state offers, with this one specifically drawing productions to film 60 miles outside of either Albuquerque or Santa Fe city halls. Productions that do so can add a 10% tax



DYLAN ORTUNO | ABF

The New Mexico Film Office announced that its Uplift Zone tax incentive has brought in a record amount of direct spending so far this fiscal year.

credit to the already existing 25% base refundable tax credit for qualified New Mexico expenditures.

“New Mexico continues to set the standard for film incentives, with states across the country following our lead,” Governor Michelle Lujan Grisham said. “The Uplift incentive helps keep us compet-

itive, bringing jobs, production spending and continued economic opportunities to communities throughout the state. Productions may come for the incentives, but they return for our talented crews and strong industry infrastructure.”

Lujan Grisham notably increased the Rural Uplift incentive from its previous 5%

additional tax credit back in 2023 when she signed Senate Bill 12.

New Mexico Film Office Director Steve Graham similarly spoke highly of the impacts of the incentive.

“It’s about creating film opportunities far beyond New Mexico’s traditional production hubs to keep New Mexicans working,” Graham said. “For small towns, there is an immediate and significant impact. This record-setting year shows the value of investing in our communities and expanding the reach of New Mexico’s film industry.”

For example, a James Franco-starring film that finished production in November 2025 across Socorro, Truth or Consequences and Magdalena provided more than 100 jobs to New Mexicans while benefiting from the Rural Uplift zone.

And beyond productions, Lea County launched its own film office in late October 2025 as a way to help spur the area’s film scene while also specifically taking advantage of the Uplift Zone incentive.

“Lea County offers unique locations and is now fully prepared to capture the economic benefits of filming,” Graham said when the new film office opened.



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PNM and Blackstone Plan to Commit \$20 Million to Strengthen Skilled Trades Pathways in New Mexico



PNM and Blackstone, as part of Blackstone Infrastructure's proposed acquisition of TXNM Energy, announced plans to commit \$20 million to strengthen career pathways and expand skilled trades training across New Mexico.

The grant is designed to increase access to training, expand workforce pipelines, and create more opportunities for New Mexicans to build careers in construction, energy, and infrastructure – connecting students from early exposure through training, certification, and employment.

"Meeting New Mexico's growing energy needs depends on a strong, skilled workforce," said Don Tarry, President and CEO of PNM. "We are focused on building that pipeline – working with partners across labor, education, and community organizations to create real opportunities for New Mexicans."

"We see workforce development as foundational to long-term infrastructure investment," said Sebastien Sherman, Senior Managing Director at Blackstone Infrastructure. "We believe in supporting proven programs that connect people to skills, training, and careers – and helping strengthen those pathways at scale."

Expanding Early Exposure and High School Training

A key focus of the proposal is to increase awareness and early training opportunities for middle and high school students, helping more young people explore and prepare for careers in the trades. This includes:

- Significantly expanding PNM's Power Pros program, in partnership with IBEW, to eight additional schools across New Mexico – bringing in-classroom instruction and hands-on electrical and utility training to thousands more students
- Supporting and growing high-impact, union-led youth programs
- Expanding the New Mexico Chamber of Commerce Foundation's Be Pro Be Proud initiative, increasing student awareness of skilled trades career pathways

"PNM Power Pros gives students the opportunity to engage with real-world skills early and see a clear path into good paying jobs," said

Matthew Salas, Principal at ACE Leadership High School. "When students can see and experience these career paths early, it changes how they think about their future – and what's possible."

"The commitments to labor included in Blackstone Infrastructure's proposed acquisition of PNM are among the strongest we've seen for a utility transaction. They reflect a shared understanding that investing in a strong local workforce – and providing opportunities for local workers to build New Mexico's critical infrastructure – is key to the state's reliable, affordable, and clean energy future," said Darrell Deaguero, LIUNA Local 16 Business Manager.

Scaling Access to Training and Career Pathways

The commitment would also expand access and provide students support in training programs that connect directly to careers.

This includes:

- Building capacity in community college skilled trades programs
- Providing learners with scholarships, stipends, and wraparound support
- Supporting union-led pre-apprenticeship and apprenticeship programs, including IBEW, LiUNA, Carpenters, and UA Local 412 (including mobile training units)
- Adding more scholarships for Pueblo and Tribal communities through Native Forward

Building a Stronger Workforce for New Mexico's Future

If the proposed acquisition is completed, this \$20 million investment would help connect education, training, and employment across New Mexico's skilled trades ecosystem – supporting a more resilient workforce and expanding access to family-sustaining careers.

PNM and Blackstone will continue working with partners across labor, education, and community organizations to refine and implement these efforts in alignment with local workforce needs.

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DEFENSE COMPANY TO EXPAND, ADD 152 JOBS

The defense and space technology company BlackVe will add 152 jobs and expand its New Mexico headquarters, supported by more than \$1.55 million in economic incentives from the state and city of Albuquerque.

BlackVe manufactures spacecraft, and the expansion will include a 50,000-square-foot, light-industrial satellite manufacturing facility in Albuquerque.

"BlackVe is deeply proud to partner with New Mexico and the Albuquerque community, a region whose rich aerospace heritage matches our own vision for the United States in space," said BlackVe CEO Peter Wegner. "This partnership is not just about building advanced spacecraft; it is about investing in the local workforce, creating high-quality STEM careers for New Mexicans and inspiring the next generation of homegrown innovators to reach for the stars."

The state of New Mexico will provide \$1 million in Local Economic Development Act funds, while the city of Albuquerque will contribute \$250,000 in LEDA funds and a 20-year industrial revenue bond to aid the manufacturer. The city will also serve as the fiscal agent for all LEDA funding.

BlackVe was awarded up to \$295,000 in Job Training Incentive Program funding to hire and train nine employees.

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SOLAR BUILDINGS



BUILDSTWIFT MODULAR

An example of BuildSwift Modular's BaseBox product off grid.

SOLAR MODULAR BUILDINGS DEBUT AT SANTA FE EVENT

BuildSwift Modular had its BaseBox product at the Rodeo de Santa Fe.

A Santa Fe-based company showcased its solar-powered modular buildings a big Santa Fe event this summer.

BuildSwift Modular already showed its BaseBox product at the Rodeo de Santa Fe, where it served as the home of the official merchandise shop.

Charles Burkhardt told Business First that he started the business two and a half years ago, self-funding. Burkhardt runs a property management company in Santa Fe, which he said "keeps the lights on."

The impetus for the business was when Burkhardt saw the cost of other constructions.

"I thought, 'We could do it

probably faster, definitely less expensive and probably make them last a little bit longer, as well,'" he said.

The initial idea was around modular structures for disaster response. The structures can be deployed quickly, within a matter of hours depending on the extent of the amenities, are made of noncombustible materials and can be self-supporting. The structures also have double-paned windows, which are large enough to qualify as an exit if needed.

The company offers two models. The micro unit is 72 square feet and starts at \$15,399, while the studio unit is 152 square feet and starts at \$19,299.

The materials for the structures are built in China, then can be assembled on-site by the company or the buyer can choose to construct it themselves.

One add-on for the design is solar power. The solar package can fully power the small

**"There are
applications
for other
businesses
they could
even use
to generate
income."**

Charles Burkhardt,
Owner, BuildSwift
Modular

structures, including batteries for when there is no sun.

The structures can also be powered through an RV outlet or with a generator.

The solar package can keep an air conditioning system, which is a mini-split, going for six hours at full blast, Burkhardt said.

Burkhardt said they came to realize there were more potential applications than just for disaster recovery.

"I don't necessarily want to give people the road map, but there are applications for other businesses they could even use to generate income," he said.

He mentioned they could be used as a pop-up store, a concession stand or multiple units could be used as cooling stations at a festival.

"My primary focus now is sales," he said. "Eventually, we're going to move into the rental model as well."

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BIG NUMBER

\$480K

The price of the property, which features a single-family home and backyard art gallery. The single-family home has 1,041 square feet of living space and a 620-square-foot basement.

FOR SALE

Home with art gallery lists for \$480K

The mixed-use property permits over 30 business types.

A 100-year-old home in downtown Albuquerque with an independent art gallery in the backyard is for sale for \$480,000. The owners are seeking a buyer who will preserve the property's creative character and use it as a live-work space or an income-generating rental property.

The property owners, a couple who live on the property and have run the Old Walls Gallery for the past four years, have hosted a mix of group shows and events. When the property sells, the owners plan to pause gallery operations at their current location and reopen the gallery in Washington state at a later date.

They recently had a baby and are relocating to Washington to



OLD WALLS GALLERY

The property at 820 Kent Ave NW, with Old Walls Gallery in the backyard. It is utilized for hosting events and art exhibitions.

be with family and raise their child. The owners preferred not to be named.

"We have loved living and working in downtown Albuquerque. Running the gallery has shown just how diverse, creative and fun the area is. We hope someone will continue the property's creative story in

whatever way works for them," the couple said.

It is a 1926 single-family home with 1,041 square feet of living space and a 620-square-foot basement. It sits on a 0.12-acre lot. The estimated rent is about \$2,000 per month, according to the listing.

The property at 820 Kent

Ave. NW is zoned for mixed-use transitional, according to the listing that went live on June 12, by Real Broker LLC. The listing is attributed to Mark Rickert.

Permitted uses include office, boutique retail, a cafe or short-term rental use.

The gallery area has a paved patio with alley access, and a walk-up bar.

A potential buyer is advised to review the Albuquerque Integrated Development Ordinance for further information on permitted uses.

The gallery currently generates \$2,000 in revenue. Commercial property values are based on revenue, and this property currently generates about \$24,000 a year, according to Rickert.

A new operator could substantially increase revenue, Rickert suggested, by expanding open hours, adding ticketed events or activating the walk-up bar for private gatherings.

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RETAIL

Santa Fe Railyard property for lease

A Santa Fe Railyard suite that was just listed for sale offers locals an opportunity to establish a small restaurant, retail shop or other business in a prime tourism location.

The 793-square-foot property at 500 Market St., Suite 111, in Santa Fe, was listed for lease June 18 at a base rate of \$30 per square foot per year, plus \$7.63 per square foot per year in operating expenses. Tai Bixby and Jennifer Dyess of REA Real Estate Advisors are the listing agents.

"It's not so common that you get a small, retail space like this with the amount of traffic that this location enjoys," Bixby said.

Bixby added that locals have an upper hand in acquiring the property.

"The SFRCC has rules in place that give preference to local, New Mexico tenants over national brands," Bixby said. "For example, let's say I had two coffee companies that wanted to go in: a Starbucks and let's say (a local store). In that case, SFRCC has the ability to reject the Starbucks, and then they would approve the local in that case."

Uses can include retail, office, personal services and more.

The property is currently occupied by Crepas-OH at The Railyard but will be available for prospective tenants on Sept. 1.

ROUNDUP

THREE NATIONAL CHAINS OPEN NEW LOCATIONS



DYLAN ORTUNO | SBF

Dutch Bros Coffee just opened a new Albuquerque location at 7330 San Antonio Dr. NE.

Plus, a local bakery closes and a vegan restaurant relocates.

Three national chains have expanded their presence across Albuquerque while a local restaurant relocates and another closed on June 30.

Handful of national chains open up in town

Maestas Development Group, an Albuquerque-based real estate developer, announced Dutch Bros Coffee, McDonald's and Panda Express have opened new locations across the city.

The new Dutch Bros Coffee location opened June 20 at 7330 San Antonio Drive NE.

The property site was previously listed for sale at \$1.9 million

under a single-tenant absolute triple net ground lease over 15 years by Flanagan Investment Real Estate brokers Cole Flanagan and Jake Mechenbier.

The 950-square-foot building sits on a 0.96-acre property.

The new Panda Express and McDonald's both opened at 2040 Gibson Blvd. SE and 2000 Gibson Blvd. SE, respectively.

Leighton Lindsey of Johansen Interior helped lead the construction, while Brett Hills of NAI SunVista represented Panda Express in the transaction.

Keith Meyer, Jim Wible and John Algermissen of NAI SunVista helped Maestas Development Group in securing the new McDonald's location.

They did not reveal construction costs for the projects immediately.

Pastry store closing for good

ABQ Sweet Spot, a located at 9250

"After much thought, we have made the difficult decision to close ABQ Sweet Spot at the end of June."

ABQ Sweet Spot, from a social post on June 17

Golf Course Road NW in Albuquerque, announced June 17 on social media that it would be closing its doors on June 30.

"After much thought, we have made the difficult decision to close ABQ Sweet Spot at the end of June," the business wrote. "We will not be accepting any orders for July or beyond."

Plant-based eatery opens relocated spot

Lucky Goose, a 100% plant-based restaurant that serves items like burgers, hot dogs and more, announced June 19 that it had relocated and is now open at 725 Central Ave. NE.

The restaurant was previously located at 3503 Central Ave. NE before the move. In addition to the new location, the business has another location at 4416 Wyoming Blvd. NE.



COVER
STORY

HISTORY RESTORED, HOSPITALITY RENEWED

Three New Mexico hotels each have their own unique history, with one dating back to an inn built in the 1600s, during Santa Fe's inception.



BY DYLAN ORTUNO
dortuno@bizjournals.com

Across New Mexico, a number of buildings still stand today with history dating back more than a century, with some even linked to Indigenous settlements or early Spanish colonies.

The Gallo Cliff Dwellings and Aztec Ruins National Monument are examples of life from the beginning of a different millennium, while buildings like the De Vargas Street House and the Palace of the Governors are time capsules of a pre-United States era.

The Palace of the Governors is the oldest continuously occupied public building in the country. It was built in 1610, being used by Spanish settlers for colonial administration, according to the New Mexico History Museum.

Today, Native artisans sell merchandise such as crafts and jewelry there, and the building connects to the rest of the museum and houses a gallery space.

Continued use of older buildings is not exclusive to monuments like the Palace of the Governors. Several landmark structures in New Mexico now serve commercial purposes, including as hotels.

From hospitals, to inns to former mansions, three iconic structures – now transformed into hotels – have managed to stand the test of time thanks to a strong shared desire to give purpose to these historical buildings that convey the culture and history of New Mexico.

CONTINUED ON PAGE 14

Renovations at La Fonda on the Plaza hotel included an expansion for the rooftop Bell Tower Bar.

RYAN HEFFERNAN

“I think it’s important for the soul of a city to try to maintain some connection to its past and try to figure out creative ways to use these old structures in a purposeful way for generations to come.”
Marc Bertram, co-owner of Hotel Parq Central

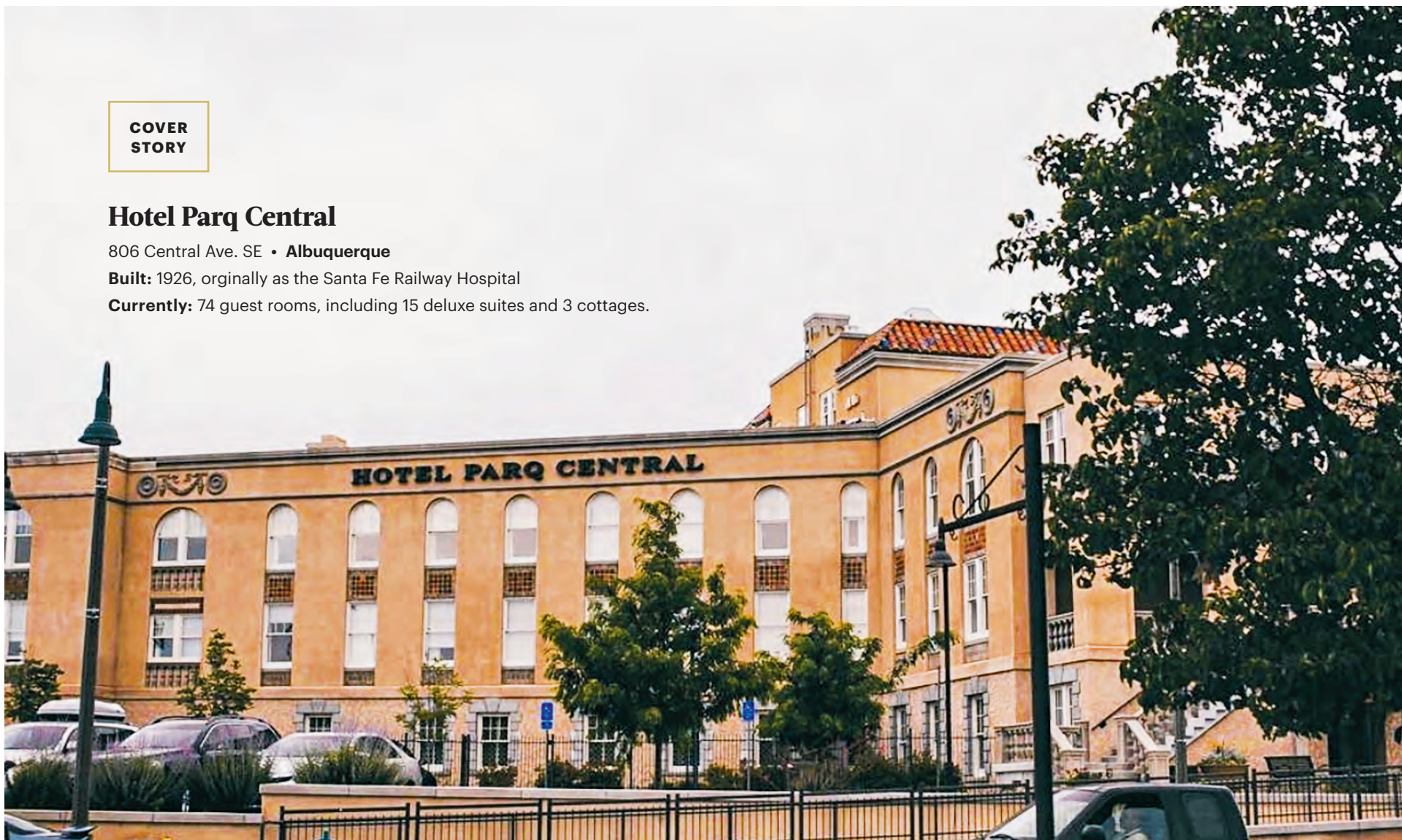
COVER
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Hotel Parq Central

806 Central Ave. SE • Albuquerque

Built: 1926, originally as the Santa Fe Railway Hospital

Currently: 74 guest rooms, including 15 deluxe suites and 3 cottages.



DREW SCHRIMISHER

CONTINUED FROM PAGE 13

Reviving old buildings

Hotel Parq Central, located at 806 Central Ave. SE in Albuquerque, celebrated its 100th anniversary this year.

It started as the Santa Fe Railway Hospital, which was first established in 1926, and served as a medical facility for railroad workers. The hospital had just four physicians before eventually expanding to as many as 156 physicians in 1968 across a number of specialties.

The building lasted a few more years before eventually closing

down in the 1980s and remaining vacant for a handful of years before a pair of local investors – co-owners Marc Bertram and David Oberstein – bought the property.

“My partner David Oberstein and I purchased the building in 2006,” Bertram said. “And then we transformed it into a 74-room boutique hotel.”

And to do so, they had to start from the ground up.

“When we redeveloped it, I can tell you that we basically gutted the entire building,” Bertram said. “So the original hospital was basically taken (down) from the walls to

the floors and all the windows were removed. And then in the original building, we rebuilt everything on the interior (as) brand new and we created the Apothecary Lounge on the rooftop.”

Bertram and Oberstein also renovated the boiler building and another building that served as housing for hospital physicians and nurses.

“And then we built three brand-new, small one-bedroom casita units,” Bertram said. “That was the only real construction from the ground up on the site.”

Bertram said that the redevelopment process cost \$21 million.

Continuing legacies

Another more than century-old hotel in the Land of Enchantment, La Fonda on the Plaza, sits at the site of Santa Fe’s first inn, originally established by Spanish colonists in 1607.

It eventually became an inn again in 1922 and was sold in 1925 to Atchison, Topeka & Santa Fe Railway. The railway company leased it to Fred Harvey and the Fred Harvey Company’s management, who made the building into a then-luxury inn under the Harvey House brand.

Harvey House was a chain of restaurants, hotels and other hospitality businesses built to cater to

railways, owned by the Fred Harvey Company, which was founded by Fred Harvey in 1867, according to historical records.

The inn went through a number of evolutions throughout the nearly 40 years under the Fred Harvey Company's guidance before being sold entirely to a Hawaiian-based hotel and resort company.

In 1968, the hotel was sold to Sam and Ethel Ballen, ending its run as a Harvey House.

The Ballens owned it until 2014, when a partnership of families took over. The hotel has been a member of Historic Hotels of America, a program of the National Trust for Historic Preservation, since 1991, according to its website.

"And the cool thing about that is, everything has kind of stayed within La Fonda," President Rik Blyth said. "There was never a wholesale sale of all the furnishings. There have been updates along the way and improvements, and we just recently added a bunch more electrical outlets in the rooms because everybody wants to plug in everything nowadays."

The hotel started with 40 rooms in its first iteration a century ago. It ultimately added space and now features 180 rooms, a parking garage and a ballroom.

In 2025, the hotel underwent a series of renovations that cost more than \$16 million.

"It's four times the size of what it was back when it first opened up," Blyth said. "But it's always been updated and improved sensitively."

Similar to La Fonda, Bottger Mansion had a prior history that made its transition an easy one into the destination stay it is now.

The house that stands now as a bed and breakfast was originally built in 1912 by Charles Bottger. It functioned as a home for Bottger until he died, when his stepdaughter Miguela started taking boarders to supplement her income.

A family dispute around 1970 ultimately led to the property sitting vacant for a few years before it was bought by a group outside of the family. It spent some time as a number of things, such as a gallery and restaurant, before ultimately becoming a bed and breakfast in 1989.



LA FONDA ON THE PLAZA

La Fonda on the Plaza

100 E San Francisco St. • **Santa Fe**

Built: 1922, with origins to the 1600s

Currently: 180 unique guest rooms, including the Terrance Inn (above middle), 15 exclusive rooms built around a rooftop terrace.

"The structural integrity of the house is still pretty intact," current Bottger Mansion co-owner Kathy Hiatt said. "(Previous owners) didn't do any major moving of, tearing down walls and all that sort of stuff. They did some remodeling upstairs, to add the bathrooms that make nice guest rooms and all that."

She added how the house has at least taken different looks depending on ownership, such as when an owner styled the interior as Victorian.

Hiatt took a similar approach to add a unique touch when she took ownership of the building.

"When I was doing research, I found out that there were a lot of important people to Albuquerque history that knew Charles Bottger," Hiatt said. "They were probably contemporaries, possibly friends. Some of them were pallbearers at his funeral. So the more research I did, I started renaming the rooms after people who were important to Albuquerque history."

The red tape of renovating such buildings

While all three businesses at the longstanding buildings have had different approaches in how they go about maintaining them, their history and age can bring hiccups to the table.

"First of all, it was a very complicated financing structure that involved new market tax credits and a city of Albuquerque Industrial Revenue Bond," Bertram said about Hotel Parq Central. "So the financing package was complicated (for the renovations). Then the building itself ... A hospital is probably similar to a hotel in some ways in terms of hospitality but it was maybe a two-year period of time that we took from start to finish to build it and because it was a historic building, we had to have every aspect of it approved by the National Park Service."

Hotel Parq Central, Bottger Mansion and La Fonda on the Plaza are all either directly or in districts that are part of the U.S. National Register of Historic Places.

The cities of Santa Fe and Albuquerque both have groups and laws

CONTINUED ON PAGE 16

**COVER
STORY**

Bottger mansion

110 San Felipe St NW
Albuquerque

Built: 1912 as a bed and breakfast.

Currently: 7 guest rooms and suites, all named after prominent local figures and themes.



KATHY HIATT

CONTINUED FROM PAGE 15

in place to help qualify and keep historic buildings up and running. The city of Santa Fe has a historic preservation division, while the city of Albuquerque has a Landmarks Commission and Integrated Development Ordinance, among others, to help protect and determine how historic buildings are handled.

"They pretty tightly let us know what we can and can't do to the building," Hiatt said of Bottger Mansion. "So we don't do anything without going through the channels and getting approvals and things like that. And everything we do is making sure that we are keeping in character with the building, so you don't put modern stuff on a historic building."

Bertram touched on how when he and Oberstein first obtained the building, they had ideas to make it things like a doctor's office.

"But in order to do that, we would have had to create a parking structure right in the middle of the campus," he said. "And we thought that would be terrible and really would not be aesthetically appealing to the historic nature of the building."

They mulled over other things like apartments or condos but ultimately chose a hotel after meeting with the Huning Highlands Neighborhood

Association, which oversees the district in which the hotel sits.

"We threw out the idea of a hotel, and they just loved that," Bertram said. "So, with their blessing, we proceeded to ... redevelop the entire thing into a boutique hotel."

The significance of keeping these buildings alive

Beyond providing locations for new businesses, these notable properties also serve a role in telling a city's history.

"I think it's important for the soul of a city to try to maintain some connection to its past and try to figure out creative ways to use these old structures in a purposeful way for generations to come," Bertram said. (Hotel Parq Central)'s "building has been sitting for 100 years, and now it's got a different vitality to it, it's a whole different use than it was, but it still has the history associated with it."

Blyth echoed Bertram's sentiment, saying the older buildings "have such great stories to tell."

"I mean, there's just been a crazy number of celebrities that come through to this day with film shootings and things going on," Blyth said when speaking about La Fonda's notable past. "We still have a number of celebrity guests that stay with us ... You want to recognize those memories. You do want to make improve-



When I was doing research, I found out that there were a lot of important people to Albuquerque history that knew Charles Bottger.... So the more research I did, I started renaming the rooms after people who were important to Albuquerque history."

Kathy Hiatt,
Bottger Mansion
co-owner

ments for today's traveler, but you also want to recognize what this hotel meant to other people."

He added how the hotel's art collection, which is owned by the hotel itself, has ties to historic figures and that by continuing to add to that, creates a "living museum as well as a historical hotel" feel to the business.

What's next for these buildings?

Despite any bumps in the road that may come with managing a historic building and its structures, all three of these destinations plan to continue operating as usual with no major concerns going forward.

Hiatt said the Bottger Mansion building was "amazing" as is, save occasionally having to deal with paint issues thanks to the harsh New Mexican sun and environment.

"But other than that, it's pretty good," she said.

La Fonda's Blyth said how things like the restaurants on-site, a wedding terrace above the parking garage and recent technological and electrical work are examples of what they've done recently to keep "improving what we have."

"We're frozen as far as space. ... We take up an entire city block, and there's nowhere to expand," Blyth said. "But we've had some very cool improvements, and ... we'll continue to do that." ❧

Coworking Spaces

RANKED BY NUMBER OF LOCATIONS IN NEW MEXICO

	Name Website	Address Phone	No. of NM locations	No. of NM members	Monthly cost price range	Coworking options	Membership contact
1	REGUS managing former Office Alternatives www.myregus.com	4801 Lang Ave. NE #110, Albuquerque 87109 505-623-6280	6	10,000	\$100–\$2,500	Virtual office membership, day meeting space, events, trainings, private offices	Tiffany Vigil, city manager for ABQ Tiffany.Vigil@iwgplc.com Zach Clark, sales director zachary.clark@iwgplc.com
2	Heritage Ascent Executive Offices heritagerec.com/properties/heritage-ascent	6565 America's Pkwy. #200, Albuquerque 87112 5053770222	3	NA	\$250–\$600	Executive offices, internal offices, cubicles and standup desks by the hour, week, month and year	Suzanne Lubar, president slubar@heritagerec.com
3	FatPipe NM fatpipenm.com	200 Broadway Blvd. NE, Albuquerque 87102 505-463-5077	2	56	\$50–\$500	Flexible office space, meeting areas, events and classes	Laura Jepsen, director laura@fatpipenm.com Lisa Adkins, COO lisa@fatpipenm.com
4	NewSpace Nexus Launchpad newspacenexus.org	2420 Alamo Ave. SE #104, Albuquerque 87106 505-677-5925	2	NA	\$0–\$2,500	Events, prototyping, work stations, meetings and conference rooms	Casey DeRaad, CEO casey@newspacenexus.org Ariel DeHerrera, VP Programs arial@newspacenexus.org
5	Quelab quelab.net	1511 Central Ave. NE, Albuquerque 87106 505-750-4522	1	140 ¹	\$25–\$50	Laser cutters, design lab - wide format photo printer and vinyl cutter, CNC wood router, CNC plasma cutter, 3D printer lab, photography darkroom, wood shop, fiber arts, machine shop, welding, melting furnace, WiFi, whiteboards, data projector and game room	John "JT" Benedetto, office manager jt@quelab.net
6	Co-Fe co-fe.co	314 S. Guadalupe St., Santa Fe 87501 505-690-3094	1	135	\$195–\$1,900	Open seat (hot desks), dedicated desks, and private offices	Ted Harrison, managing member tharrison@co-fe.co
7	Santa Fe Business Incubator sfbi.net	3900 Paseo del Sol, Santa Fe 87507 505-424-1140	1	81	\$100–\$300	Part-time (open desk access, wi-fi, common areas, 20% discount on conference room rentals, event invitations); full-time (open desk access, wi-fi, common areas, 4 hr/month conference room, 8 hr/month private office	Dana Catron, President & CEO danacatron@sfbf.net Carl McLendon, program manager cmclendon@sfbf.net
8	The BioScience Center LLC thebiosciencecenter.com	5901 Indian School Rd. NE, Albuquerque 87110 505-200-9500	1	35 ¹	\$260–\$1,600	Month to month office space, laboratories through annual lease	Stuart Rose, founder stuart.rose@thebiosciencecenter.com
9	SAM Properties LLC sampropertiesnm.com	8206 Louisiana Blvd. NE #A, Albuquerque 87113 505-308-8662	1	26	\$495–\$995	Executive and virtual office space in a class A building, with an ideal location for a low monthly cost	Kathy McConeghey, office manager sampropertiesreception@gmail.com Phil Prevender, principal sampropertiesnm@gmail.com
10	The Enterprise Center at San Juan College sanjuancollege.edu/enterprisecenter	5101 College Blvd., Farmington 87402 505-566-3699	1	16	\$180–\$400	Flexible coworking stations (half-day or full-day rentals), Affiliate Memberships with access to conference rooms and mailboxes, and Makerspace memberships providing access to collaborative prototyping and fabrication facilities	Martin Brady, director of business incubation and acceleration initiatives bradym@sanjuancollege.edu
11	UNM Rainforest Innovations - Cecchi Venture Lab innovations.unm.edu/venturelab/	101 Broadway Blvd. NE, Albuquerque 87102 505-272-7900	1	14	\$150–\$625	7 physical offices and virtual program that provides access to meeting space	Amber Ortega, office admin aortega@innovations.unm.edu
12	CoLab at Second Street Studios colabatsecondstreet.com	1807 2nd St. #40, Santa Fe 87505 505-986-0700 ext. 11	1	12 ¹	\$350	Desk rentals and private offices	Rachel Darnell, property manager rachel@obersteinproperties.com
12	Ideas & Coffee Coworking ideasandcoffee.com	5021 Indian School Rd. NE #500, Albuquerque 87110 505-232-7992	1	12 ¹	\$50–\$175	Day passes, monthly packages	Jamii Corley, catalyst info@ideasandcoffee.com
12	MainStreet MarketPlace Los Alamos projectYLosAlamos.com	150 Central Park Square, Los Alamos 87544 505-661-4862	1	12 ¹	\$20–\$250	Coworking space and event venue, collaborative program of Los Alamos Commerce and Development Corporation, Los Alamos County and Los Alamos National Laboratory	projectY Cowork, membership/program manager projectycowork@losalamos.org
12	WESST Enterprise Center https://www.wesst.org/	609 Broadway Blvd. NE, Albuquerque 87102 505-246-6900	1	12	\$350–\$5,500	Incubation and affiliate incubator, memberships only. Production Studio in Albuquerque	Lindsey Kay, president lkay@wesst.org
16	Q Station qstation.tech	3225 Central Ave. NE, Albuquerque 87106 505-608-3115	1	NA	NA	Government, businesses, academia and organizations to collaborate, create and innovate	Randy Trask, CEO info@qstation.tech

¹ Data as of 2025

ABOUT THE LIST: Information on The List was supplied by individual companies through questionnaires and company websites and could not be independently verified by Albuquerque Business First. Only those that responded to our inquiries were listed. In case of ties, companies are ranked by the total members in New Mexico. **NOTES:** NA - not applicable, not available or not approved. Originally published July 3, 2026.

RANKED BY TOTAL LOCAL EMPLOYMENT

¹ Source: # Employees (2026) ² Data as of 2025 from ABQ Economic Development Department, combined citizen and military employment ³ Data as of 2025
⁴ Source: # Employees (2025)

NOTES: NA - not applicable, not available or not approved. Originally published July 3, 2026.

Largest Employers

RANKED BY TOTAL LOCAL EMPLOYMENT

	Business name Website	Address Phone	Local employment	Total local employment (prior year)	Total employment	Business description	Year founded	Top local executive
26	Nusenda Credit Union nusenda.org	4100 Pan American Fwy. NE Albuquerque 87107 505-889-7755	907	950	982 ¹	Locally owned and operated credit union for 90 years with over 290,000 members, nearly 1,000 employees, and 33 branches	1936	Michelle Dearholt, CEO
27	University of New Mexico (UNM) Comprehensive Cancer Center unmhealth.org/cancer	1201 Camino de Salud NE Albuquerque 87131 505-272-4946	874	674	874 ¹	Cancer diagnosis and comprehensive cancer treatment; medical oncology; surgical oncology; radiation oncology	2000	Dr. Yolanda Sanchez, director and CEO
28	TXNM Energy Inc. txnmenergy.com	414 Silver Ave. SW Albuquerque 87102 505-241-2700	870	NA	1,755 ¹	Holding company with two electric utilities	NA	Patricia Collawn, executive chair Don Tarry, president and CEO
29	Santa Fe Community College sfcc.edu	6401 Richards Ave. Santa Fe 87508 505-428-1000	677	NA	726 ¹	Two-year community college	1983	Rebecca Rowley, president Margaret Peters, vice president for academic and student affairs
30	Yearout Mechanical, LLC yearout.com	8501 Washington St. NE Albuquerque 87113 505-884-0994	600	275	800 ¹	A full-service mechanical contractor, offering expertise in HVAC, plumbing, and process piping	1963	Phil Campagna, president/CEO Phil Campagna, president
31	TLC Company Inc. tlcplumbing.com	5000 Edith Blvd. NE Albuquerque 87107 505-761-9696	599	600	600 ¹	A residential and commercial services and construction company	1987	Dale Armstrong, CEO
32	Sunward Federal Credit Union slfcu.org	3707 Juan Tabo Blvd. NE Albuquerque 87111 505-293-0500	556	NA	556 ²	Science and engineering laboratory	1948	Stephanie Sherrodd, CEO
33	Presbyterian-Plains Regional Medical Center phs.org	2100 N. Martin Luther King Jr. Blvd. Clovis 88101 575-769-2141	550	474	14,613 ¹	Cancer care, home healthcare and hospice, primary care and specialty services.	1975	Bill Priest, hospital chief executive
34	Adelante Development Center goadelante.org	3900 Osuna Rd. NE Albuquerque 87109 505-341-2000	522	NA	522 ¹	Employment, residential support services, day programs, assistive equipment, shredding, scanning, facilities support	1978	Rebecca Sanford, CEO
35	Eldorado Hotel & Spa eldoradohotel.com	309 W. San Francisco St. Santa Fe 87501 505-988-4455	500	500	1,500 ²	Luxury Santa Fe hotel that includes private event space, Agave restaurant and Nidah spa	1986	Hal Leonard, regional general manager
35	Hotel Chimayó de Santa Fe hotelchimayo.com	125 Washington Ave. Santa Fe 87501 505-988-4900	500	500	1,500 ²	Located just off the Plaza in Santa Fe, featuring El Rincón Cafe, and Low 'n Slow Bar featuring Hawt pizza	1990	Sarah Skaggs, regional general manager
35	Hotel St. Francis hotelstfrancis.com	210 Don Gaspar Ave. Santa Fe 87501 505-983-5700	500	500	1,500 ²	On-site restaurant and bar, indoor and outdoor patio seating and decor made by local artisans	1924	Sarah Skaggs, regional general manager
35	Inn and Spa at Loretto hotelloretto.com	211 Old Santa Fe Trl. Santa Fe 87501 505-988-5531	500	1,500	1,500 ¹	A hotel and spa equipped with a fitness center, pool, restaurant and meeting spaces	2005	Hal Leonard, general manager
39	Presbyterian Santa Fe Medical Center phs.org	4801 Beckner Rd. Santa Fe 87507 505-772-1234	493	426	14,292 ¹	Health care company	2018 ³	Callie Miller, hospital chief executive
40	Presbyterian Española Hospital phs.org	1010 Spruce St. Española 87532 505-753-7111	481	472	14,613 ¹	Multi-specialty clinic, sleep laboratory	1997	Brenda Romero, hospital chief executive
41	Holy Cross Hospital holycrossmedicalcenter.org	1397 Weimer Rd. Taos 87571 575-758-8883	475	450	550 ¹	Improve the health of individuals, families and communities through the delivery of health care	1936	James Kiser, CEO
42	Jaynes Corporation jaynescorp.com	2906 Broadway Blvd. NE Albuquerque 87107 505-345-8591	475	405	485 ¹	General contractor for health care institutions, businesses and federal, state and local government agencies.	1946	Shad James, president/CEO Jennifer Deal, CFO Matt Sanchez, CRO
43	Edgewater Federal Solutions edgewaterit.com	6605 Uptown Blvd. NE Albuquerque 87110 301-874-8566	442	NA	442 ²	Leading provider of advanced data, AI/ML, and digital transformation solutions for the federal government	NA	Rodger Jones, president
44	New Mexico Operations - Honeywell FM&T honeywell.com	2100 Air Park Rd. SE Albuquerque 87106 877-841-2840	418	NA	418 ²	Primary management and operating contractor for the U.S. Department of Energy's Nuclear Security Administration	NA	Jeff Conner, director of New Mexico operations
45	Lincoln County Medical Center phs.org	211 Sudderth Dr. Ruidoso 88345 505-257-8200	385	332	14,613 ¹	Emergency department, surgery, mother-to-be classes	1972	Todd Oberheu, hospital chief executive
46	AUI Inc. auiinc.net	7420 Reading Ave. SE Albuquerque 87105 505-242-4848	385	NA	385 ¹	Heavy civil construction	1981	Sam Baca Darrin Howells Patrick Shaw, co-owners
47	J.B. Henderson Construction Co. Inc. jbhenderson.com	501 Eubank Blvd. SE Albuquerque 87123 505-292-8955	350	310	750 ¹	General and mechanical contractor for manufacturing, industrial, commercial and institutional sites	1959	Mark Henderson, CEO John Stroud, president
48	Vitality Works vitalityworks.com	8500 Bluewater Rd. NW Albuquerque 87121 505-268-9950	350	330	350 ¹	Turn key manufacturer of herbal and other supplements for the natural, mass and direct to consumer market	1982	Mitch Coven, CEO Jonathan Priest, COO
49	APIC Solutions apicmsi.com	7401 Snaproll St. NE Albuquerque 87109 505-345-1381	325	400	525 ¹	Electrical contractor and special technology systems integrator for government, education, and health care	2012	Chris Pickard, president Jesse Pickard, CEO
50	Indian Pueblo Cultural Center campus indianpueblo.org	2401 12th St. NW Albuquerque 87104 505-843-7270	309	300	309 ¹	The campus includes a museum, cultural center, restaurants, meetings and events venue and Native artisan offerings	1976	Monique Fragua, president/CEO

¹ Source: # Employees (2026) ³ Santa Fe Medical Center opened in 2018, while Presbyterian Health Care was founded in 1908

² Source: # Employees (2025)

ABOUT THE LIST: Information on The List was obtained through Albuquerque Business First research or supplied by individual employers through questionnaires that ABF could not independently verify. In case of ties, organizations are ranked by total employment and then listed alphabetically if ties remain. For information about this and other Albuquerque Business First Lists, please contact Data Reporter Brody Foster at bfooster@bizjournals.com.

NOTES: NA - not applicable, not available or not approved. Originally published July 3, 2026.

Albuquerque Public Records is a weekly summary and limited display of public records and legal filings collected from courthouses, government offices and other federal, state and municipal online data portals covering Bernalillo, Sandoval and Santa Fe counties.

SEE ALL THE DATA

Listings for each category may vary from week to week because of information availability and space constraints. To see all of the public records from every category collected for the Albuquerque area, visit bit.ly/ABF_Records. In addition, the scorecard at right tracks records for the entire calendar year to provide a global view of the key categories collected.

THE SECTIONS

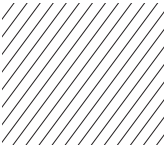
Albuquerque Public Records is a limited view of records collected weekly by American City Business Journals, parent company of Albuquerque Business First.

VARIABLES & LIMITATIONS

Records by category and count will vary by week due to normal volatility in recording volume, information availability, filing schedules and access constraints regulated by each public-filing entity.

QUESTIONS

To learn more about the collection methods, coverage areas and usage restrictions related to American City Business Journals, please contact us at 877-593-4157



ABF scorecard

A weekly and year-to-date summary of public records collected by Albuquerque Business First through June 26, 2026.

Bankruptcies	Building Permits
■ NC	▲ 48
Current Week	Current Week
0	72
Week Prior	Week Prior
0	24
2026	2026
7	1,214
2025	2025
8	981

Federal Tax Liens	Judgments
▼ 1	▼ 5
Current Week	Current Week
0	0
Week Prior	Week Prior
1	5
2026	2026
26	53
2025	2025
62	42

New Corporations	Lawsuits
■ NC	▼ 3
Current Week	Current Week
0	35
Week Prior	Week Prior
0	38
2026	2026
0	988
2025	2025
0	838

Mechanic's Liens	State Tax Liens
■ NC	▲ 14
Current Week	Current Week
3	31
Week Prior	Week Prior
3	17
2026	2026
55	606
2025	2025
92	369

■ = NO CHANGE

NOTE: RECORDS COLLECTED FROM JAN. 1 THROUGH THE CURRENT REPORTING PERIOD

Building permits

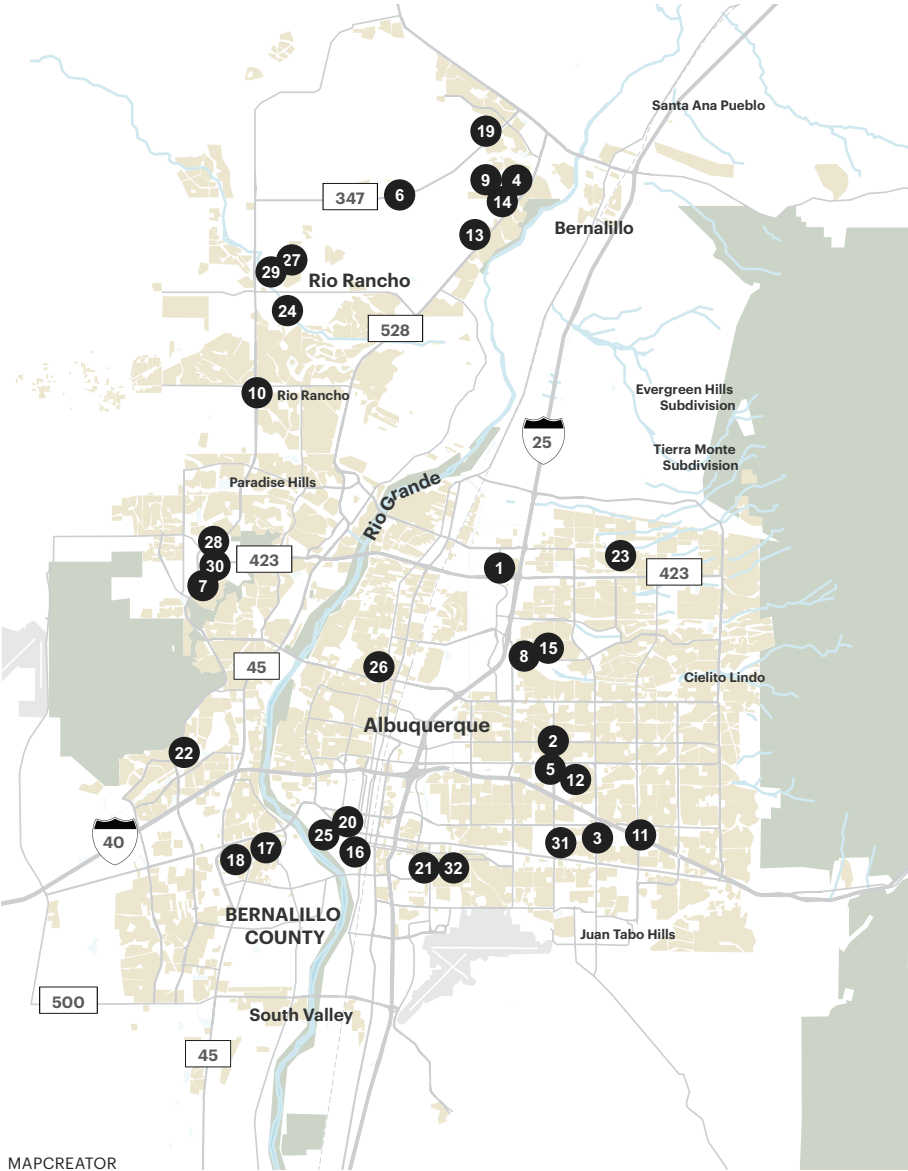
A ranking of the largest commercial and residential permits, ranked by dollar value of estimated project costs, filled and collected by ACBJ through June 26, 2026.

MAPPED	CONTRACTOR	SITE ADDRESS	PROPERTY DESCRIPTION	VALUE	RECORDED DATE
1	Hastco Construction/Shaylon Kuehler	8200 Jefferson St. NE, Albuquerque 87113	Loop Industrial District Unit 3	\$15,700,000	6/08/26
2	Klinger Constructors LLC	2600 Louisiana Blvd. NE, Albuquerque 87110	Broad Acres Addition	\$4,500,000	6/03/26
3	All-Rite Construction Inc.	400 Wyoming Blvd. NE, Albuquerque 87123	Municipal Addn. No. 2	\$2,807,717	6/12/26
4	Little Bubba's Construction LLC	7320 Nagoya Rd. NE, Rio Rancho 87144		\$1,490,012	4/28/26
5	Manuel Bolivar	2201 Louisiana Blvd. NE, Albuquerque 87110	Jeannedale Unit 5	\$700,000	6/12/26
6	NA	9950 Paseo Del Volcan SW, Rio Rancho 87144		\$640,000	4/24/26
7	Compass Engineering & Construction Services LLC	6612 Kimmick Dr. NW, Albuquerque 87120	Volcano Cliffs Unit 18	\$600,000	6/05/26
8	Courtney Purpura	6001 Osuna Rd. NE, Albuquerque 87109	Rhodes Acres (tenant improvement)	\$570,000	6/04/26
9	NA	3403 Finnegan Ct. NE, Rio Rancho 87144		\$550,000	4/23/26
10	Modulus Design LLC	1141 Commercial Dr. SE, Rio Rancho 87124		\$509,693	4/22/26
11	BCG Homes Inc.	10401 Copper Ave. NE, Albuquerque 87123	Towne Park Plaza	\$410,000	6/11/26
12	Courtney Purpura	6565 Americas Pkwy. NE, Albuquerque 87110	Park Square Addition	\$400,000	6/01/26
13	Crescent Custom Homes Inc.	2160 Chihuahua Rd. NE, Rio Rancho 87144		\$375,000	4/22/26
14	Sonoran Development LLC	7228 Nagoya Rd. NE, Rio Rancho 87144		\$329,160	4/23/26
15	Courtney Purpura	6001 Osuna Rd. NE, Albuquerque 87109	Rhodes Acres (tenant improvement)	\$305,000	6/03/26
16	Fifth Element Design & Construction LLC	710 Cromwell Ave. SW, Albuquerque 87102	MRGCD Map 40	\$300,000	6/12/26
17	NA	635 Jornada St. SW, Albuquerque 87105	Vista Pacifica	\$300,000	6/12/26
18	Arturo Dominguez	6432 Dennison Rd. SW, Albuquerque 87121	Alamosa Addn.	\$300,000	6/10/26
19	Hakes Brothers Construction LLC	6922 Zachary Rd. NE, Rio Rancho 87144	Lomas Encantadas 1F Block 2 Lot 4	\$264,117	4/28/26
20	Joe Anaya	719 Alcalde Place SW, Albuquerque 87104	Huning Castle Addn.	\$254,000	6/08/26
21	Sammy Mena	1042 Buena Vista Dr. SE, Albuquerque 87106	Clayton Heights	\$250,000	6/09/26
22	E-Qual Construction LLC	2220 Unser Blvd. NW, Albuquerque 87120	Ladera Industrial Center	\$250,000	6/05/26
23	Hakes Brothers Construction LLC	8502 Valentino Ct. NE, Albuquerque	N. ABQ Acres Tract 3 Unit 3	\$234,641	6/11/26
24	TQM LLC	2513 Garden Rd. NE, Rio Rancho 87124		\$230,000	4/30/26
25	Joe Anaya	715 Alcalde Place SW, Albuquerque 87104	Huning Castle Addition	\$226,776	6/05/26
26	Pulte Development New Mexico Inc.	6361 Angelou La NW, Albuquerque 87120	La Cuentista Phase 4	\$220,674	6/08/26
27	TQM LLC	2776 Seaforth Cir. NE, Rio Rancho	Scottish Isle Block 2 Lot 54	\$215,000	4/24/26
28	Pulte Development New Mexico Inc.	8361 Vonnegut Ln. NW, Albuquerque	La Cuentista Phase 4	\$213,186	6/08/26
29	DRH Southwest Construction Inc.	2413 Eglisfield Loop, Rio Rancho 87144	Stonegate Phase 2 Block 9 Lot 7	\$212,988	4/22/26
30	Pulte Development New Mexico Inc.	8360 Vonnegut Ln. NW, Albuquerque	La Cuentista Phase 4	\$201,550	6/08/26
31	Veronica Leyba	217 Mesilla St. NE, Albuquerque 87108	La Mesa	\$201,306	6/11/26
32	Sammy Mena	1042 Buena Vista Dr. SE, Albuquerque 87106	Clayton Heights	\$200,000	6/12/26

NOTE: ONLY BUILDING PERMITS WITH VERIFIABLE ADDRESSES IN THE GREATER ALBUQUERQUE AREA WERE MAPPED; RIO RANCHO AND SANTA FE'S MARCH RECORDS WERE THE MOST RECENT PROVIDED FOR THIS WEEK'S FILINGS.

Plotting the permits

The map below offers a geographic breakdown of some of the largest commercial and residential building permits filed during Albuquerque's current collection period. Details on specific locations, parties, dollar values and the nature of each project, when available, can be found in the adjacent table.



Listing Spotlight

Downtown home with gallery for sale
A 100-year-old home in downtown Albuquerque with an independent art gallery in the backyard is for sale for \$480,000. The owners are seeking a buyer who will preserve the property's creative character and use it as a live-work space or an income-generating rental property. The couple who own on the property have run the Old Walls Gallery for the past four years and have hosted a mix of group shows and events. **Read more on p. 10.**



OLD WALLS GALLERY

Commercial real estate deals

The week's most-recently recorded commercial property transactions by party, address, recording date and value (mortgage amount) as publicly available.

BUYER	ADDRESS	RECORDED DATE	VALUE
Gabriela Gamboa Garcia and Daniela I. Morales	921 Romadora Ln. SW, Albuquerque 87121	6/04/26	\$417,600
Loren Forbes and Cactus Rain Holdings LLC	665 NM 333, Tijeras 87059	6/05/26	NA
Ping Ding and Phillip Arnold Croteau	1919 San Mateo Blvd. NE, Albuquerque 87110	6/04/26	NA
GSAC Holdings LLC	1919 Eubank Blvd. NE, Albuquerque 87112	6/04/26	NA
File Estates LLC	11500 Cochiti Rd. SE, Albuquerque 87123	6/03/26	NA
J. Kerwin Hollowwa & Carol C. Hollowwa Revocable Trust/J. Kerwin Hollowwa	1304 Central Ave. SW, Albuquerque 87102	6/03/26	NA
J. Kerwin Hollowwa & Carol C. Hollowwa Revocable Trust/J. Kerwin Hollowwa	1304 Central Ave. SW, Albuquerque 87102	6/03/26	NA

SOURCE: ICE MORTGAGE TECHNOLOGY

Lawsuits Filed

These civil lawsuits in Albuquerque-area courts are filed against businesses and business owners. Information is listed by case and case number. This file reflects suits collected through June 26, 2026.

PLAINTIFFS	DEFENDANTS	RECORDED DATE	JURISDICTION
Martha Powers-Lujan	Wal-Mart/Wal-Mart Stores Inc.	6/15/26	Bernalillo
Darwin Llewellyn Pitts	Public Service Co. of New Mexico/ TXNM Energy Inc.	6/16/26	Bernalillo
Doris Helene Dixon	Patricia Gallagher/Paul Miller/ Zeyde Corp. et al.	6/16/26	Bernalillo
Marvin Dean Gonzales	Peter Defries Corp.	6/16/26	Bernalillo
Elissa Garcia Tatum/Terry Tatum	Roswell Hospital Corp./Rio Pecos Medical Associates Inc.	6/16/26	Bernalillo
Kelton Shaw	Tyler Peralto/City Vending Two LLC	6/16/26	Bernalillo
RM MCI LLC	PKC Construction Co./The Ohio Casualty Insurance Co.	6/16/26	Bernalillo
Andrew Blaisdell	Chance Nail/City of Albuquerque	6/16/26	Bernalillo
Marcos Salinas	City of Albuquerque/Michael Barela	6/17/26	Bernalillo
Rebecca Delmedico	Hopeworks/Monarch Properties Inc.	6/17/26	Bernalillo
David Jones	Deep Lakshmi LLC	6/17/26	Bernalillo
Womens Specialists of New Mexico Ltd.	NFP Corporate Services Inc./Hub International Ltd./Bernadette Green et al.	6/17/26	Bernalillo
Bradbury Stamm Construction Inc.	Board of Regents of the UNM/ Layton Construction Co. LLC/ Jaynes Corp. et al.	6/17/26	Bernalillo
Chad Gruber	Barelas Community Coalition Inc.	6/18/26	Bernalillo
Charles Cordova	Rio Vista Church of the Nazarene/ Timothy Dulen/Jeff Moore et al.	6/18/26	Bernalillo
Fernando Munoz	East Gardens Mobile Home Park/ Kingsley Management Corp./Craig Chavez et al.	6/18/26	Bernalillo
Patricia Landeros Soriano	CYFD	6/18/26	Bernalillo
Roselin Sanchez	Primera Agua Hospitality LLC/ FiveM Companies LLC/Manzer Agency LLC	6/18/26	Bernalillo
Ford Motor Credit Co. LLC	Snyder Construction LLC	6/19/26	Bernalillo

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Are you an expert on a topic that impacts the local business community? Interested in sharing those insights? Send guest column submission ideas to sbrooks@bizjournals.com for consideration. Once received, an ABF editorial member will be in touch.

JOBS

These are the most in-demand jobs. They all share a common trait.

The jobs employers are trying their hardest to fill all require one thing – a human to be physically present.

That's the big takeaway from Indeed's latest study on the workers employers are searching for the most on the jobs platform. That means in an increasingly rocky and bifurcated job market, there are still some jobs that will be highly sought after, Indeed found.

"Even in a market that feels discouraging, there are pockets of real opportunity where employers aren't just open to hiring, they're going out of their way to find people," said Priya Rathod, workplace trends editor at Indeed. "Knowing where that demand lives changes the entire job search strategy."

Those jobs and their median salaries include:

- **Nursing:** \$85,831
- **Physical Therapist:** \$93,565
- **Industrial Mechanic:** \$69,665
- **Sales Account Executive & Manager:** \$75,343
- **Heavy & Tractor-Trailer Truck Driver:** \$70,202
- **HVAC & Refrigeration Technician:** \$77,728
- **Speech-Language Pathologist:** \$81,942
- **Registered Behavior Technician:** \$44,969
- **Occupational Therapist:** \$89,861
- **Facilities Maintenance:** \$60,023

The most sought-after jobs also reinforce how healthcare has been a substantial driver of new jobs and a perennial pain point for employers looking to hire, Indeed said. Ongoing shortages of needed workers combined with an aging population means healthcare jobs will only grow more valuable – and employers need to take note.

"That dynamic means employers need to raise the bar when competing to fill high-demand roles. They should expect to be more proactive and not wait for applicants to find them,"



MAUDIB

These are the most in-demand jobs. They all share a common trait.

Rathod said.

She cited recent Indeed data that found that 93% of recruiters lost a top candidate because the process moved too slowly.

"If you have a strong candidate, the window may be shorter than you think," Rathod said.

At the same time skilled trades are seeing a retirement wave, with a workforce retiring faster than workers are signing up to replace them.

"The pipeline of young and early-career workers entering these fields hasn't kept pace, and the work itself can't be offshored or automated. Someone has to fix the boiler, service the industrial equipment and keep the facilities running," Indeed said.

Most of the jobs on the list also don't require a four-year degree, and that includes trade jobs and also sales executives, a job that tends to prioritize performance and communication skills over educational background, Indeed said.

The Indeed report echoes an earlier



Andy Medici,
senior reporter,
The Playbook

Monster Market Report for the third quarter of 2025, which found that health-care roles continue to dominate company job postings. So-called "essential" roles involving goods and services also showed strong demand.

Remote workers are seeing lower salaries, on average, than their in-person counterparts. New research from JobLeads, which analyzed more than 121,000 tech job postings across 42 roles, found the average remote worker earns \$7,703 a year less than their in-office colleagues – with a \$120,215 average on-site salary compared to \$112,512 for a remote worker.

More than eight in 10 of the tech roles examined (86%) pay less when they are remote versus when they are conducted in the office.

However, there's one particular class of workers who draw higher pay when their work is done remote: executives. According to JobLeads, the average annual salary for an on-site executive is \$148,289, compared to \$171,807 for a remote executive role.

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DeAnza Valencia

Beatty & Wozniak PC

Senior Legal Counsel and Government Affairs Professional

Beatty & Wozniak, P.C. has welcomed DeAnza Valencia as Senior Legal Counsel and Government Affairs Professional.

DeAnza is a government affairs and policy strategist with deep experience at the state, regional and federal levels. She brings a unique background spanning law, lobbying, communications, and public policy. She has a proven track record of shaping legislative and regulatory outcomes, helping clients effectively engage with state legislatures, agencies, and key stakeholders.

A native New Mexican, DeAnza is committed to supporting the continued growth and sustainability of the state's energy economy. She works closely with clients to build relationships with policymakers, navigate regulatory and legislative processes, and position their businesses for long-term success.



PROFESSIONAL SERVICES

New Hire



Jeffery Gordon

Constellation Consulting LLC

Marketing & Outreach Manager

Jeffery Gordon is the new Marketing & Outreach Manager at Constellation Consulting. A University of New Mexico graduate, he spent most of his career in local TV news. Jeff spent eight years at KOB 4 as a news producer and occasional sports anchor, earning a local Emmy. Jeff spent a year at Casey Optical Too as the Marketing Director, helping that office win an ABQ The Magazine 'Best of the City' award. He also contributes to UNM Lobos coverage at The Pit Press.

PROFESSIONAL SERVICES

Promotion



Danielle LaJoie

Constellation Consulting LLC

Associate Director of Strategic Partnerships

Constellation Consulting—a New Mexico-based public health firm—has announced the recent promotion of Danielle LaJoie to Associate Director of Strategic Partnerships.

Danielle joined Constellation in 2025, bringing over a decade of experience advancing community impact through partnerships between nonprofit, philanthropy, corporate, and government entities. She is committed to community leadership and serves as incoming Board President of the New Mexico Public Health Association.

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General News

Dr. Nicholas "Nico" Dayan-Chavez Joins INTERA Incorporated as Chief People Officer

INTERA Inc.

(512) 425-2000

www.intera.com

Albuquerque, NM — INTERA Incorporated, a science and engineering consulting firm with US and international operations, announces Dr. Nicholas "Nico" Dayan-Chavez as Chief People Officer effective December 1, 2025. Nico brings extensive HR and organizational leadership experience across healthcare, academia, and financial services. He holds a PhD in Human Sciences and Gerontology from the University of Nebraska and has led major initiatives in organizational development and talent strategy. Before joining INTERA, he served as Chief People and Culture Officer and Chief Administrative Officer at Tri-Core Reference Laboratories, overseeing HR for 1,400 employees across 55 locations. A U.S. Air Force Gulf War veteran, he also serves in community roles, including Board Chair for Albuquerque's "March for Babies."



"We are fortunate to bring someone with Nico's depth of experience to INTERA," said CEO Peter Castiglia, who thanked outgoing HR leader Jennifer Louviere for 33 years of service.

CONSTRUCTION

General News

Pluma Construction Announces Strategic Appointments to Board of Advisors

Pluma Construction

(505) 345-0755

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www.plucys.com

Pluma Construction is proud to announce the appointment of four accomplished leaders to its Board of Advisors: Patrick Scanlan, Financial Advisor with Raymond James; Tom Garrity, President of The Garrity Group Public Relations; Kenneth DeBettignies, Vice President at UMB Bank, n.a.; and Chris Pacheco, DBA – Principal at Pluma Construction and Principal at Victus Real Estate and Development.

These appointments bring institutional-grade financial acumen, high-level strategic communications expertise, and senior banking leadership to Pluma's governance structure. Collectively, Patrick, Tom, and Kenneth have advised business owners, managed complex capital relationships, shaped public narratives,



Pluma
Construction

and guided organizations through growth cycles, market shifts, and risk environments. Their addition reflects a deliberate move to elevate oversight, strengthen balance sheet strategy, and sharpen Pluma's market positioning as the company continues to scale.

TO SUBMIT YOUR INFORMATION: Chris Jansen • cjansen@bizjournals.com • 602-308-6540



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