



# Town of Mesilla, New Mexico

## PZHAC REGULAR MEETING MINUTES SEPTEMBER 3, 2019

THE PLANNING, ZONING AND HISTORICAL APPROPRIATENESS COMMISSION (PZHAC) WILL HOLD ITS REGULARLY SCHEDULED MEETING TUESDAY, SEPTEMBER 3, 2019 AT 6:00 P.M. IN THE BOARD ROOM OF THE MESILLA TOWN HALL, 2231 AVENIDA DE MESILLA.

### I. PLEDGE OF ALLEGIANCE

### II. ROLL CALL AND DETERMINATION OF A QUORUM

*Commissioner Chair Hernandez And Commissioner Nevarez were absent. All others were present. A quorum was present. Commissioner Lucero was acting chair.*

### III. CHANGES/APPROVAL OF THE AGENDA

*There were no changes to the Agenda. A motion to approve the Agenda was made by Commissioner Houston, seconded by Commissioner Prieto, and approved by a vote of 3 - 0.*

### IV. \*ACCEPTANCE OF THE CONSENT AGENDA

*Note: Items on the agenda indicated by an asterisk (\*) are on the consent agenda and will be voted on with one motion unless a Commissioner requests that a specific item be removed for discussion.*

*There were no changes to the Consent Agenda. A motion to approve the Consent Agenda was made by Commissioner Prieto, seconded by Commissioner Houston and approved by a vote of 3 - 0.*

#### A. \*PZHAC MINUTES – PZHAC Work Session and Regular Meeting of August 13, 2019

*Approved as part of the Consent Agenda*

#### B. \*ADMINISTRATIVE APPROVAL

##### Zoning Permits

1. **Case 060949** – 3076 Los Arenales Street, submitted by Erasmo Campos for Sylvia Cabrales; a request for a zoning permit to reroof a dwelling at this address. Zoned: Residential/Agriculture (RA)

*Approved as part of the Consent Agenda*

### V. PZHAC NEW BUSINESS:

#### A. PUBLIC INPUT ON CASES

*None*

#### B. DECISIONS:

##### Zoning Permit:

1. **Case 060950** – 3000 Mesilla Verde Terrace, submitted by Robert Carson; a request for a zoning permit to construct a garage/storage/shop building in the backyard of a dwelling at this address. Zoned: Rural Farm (RA)

*Staff provided a brief review of this request. The PZHAC determined that there were no issues with the proposed request. The only issue that arose was the fact that the subject property is an odd shaped lot with two rear property lines, and the proposed structure encroach on one of the rear setbacks. The applicant stated that he could possibly rearrange the location of the structure so that it would not encroach on the setback. Commissioner Houston made a motion to table the request to allow the applicant to revise his plans. This was seconded by Commissioner Prieto and tabled by a vote of 3 – 0.*

2. **Case 060951** – 1770 Tierra de Mesilla, submitted by Los Migueles de Mesilla; a request for a zoning permit to allow the installation of a small stand-by generator at the northeast corner of an existing doctor’s office. Zoned: General Commercial (C).  
*Staff provided a brief review of this request. The PZHAC determined that there were no issues with the proposed request. A motion was made by Commissioner Prieto to approve the request, seconded by Commissioner Houston, and approved by a vote of 3 - 0.*
  
3. **Case 060952** – 2755 Boldt Street, submitted by Daniel J. Jones; a request for a zoning permit to allow a 12-foot by 40-foot addition containing a garage and studio to a dwelling at this address. Zoned: Historical Residential (HR)  
*Staff provided a brief review of this request. Tom Maese, Chief Inspector for CID, stated that since the structure would be within three feet of a property line, the exterior wall would need to be fire rated. The PZHAC determined that there were no other issues with the proposed request. A motion was made by Commissioner Houston to approve the request, seconded by Commissioner Prieto, and approved by a vote of 3 - 0.*

#### **VI. PUBLIC COMMENTS**

*Susan Kreuger – resident 18.45.040 Development standards.*

*Distributed copies of the Development Standards for the General Commercial District (Section 18.45.040) and stated that this section of the Code requires that the subdivider or developer of the property in this zoning district is required to build a uniform six-foot high wall between the subdivision and the neighboring agricultural land. The PZHAC should require that this wall be built. Since Eddie Binns is the current owner of the subdivision created by Ben Boldt and Ben Boldt is no longer around, Mr. Binns should be held responsible for building the wall.*

#### **VII. PZHAC/STAFF COMMENTS**

*None*

#### **VIII. ADJOURNMENT**

*The meeting was adjourned at 6:36 pm.*

#### **NOTICE**

If you need an accommodation for a disability to enable you to fully participate in the hearing or meeting, please contact us at 524-3262 at least 48 hours prior to the meeting.

Posted on 8/15/19 at the following locations: Town Hall - 2231 Avenida de Mesilla; Public Safety Building - 2670 Calle de Parian; Mesilla Community Center - 2251 Calle de Santiago; Shorty’s Food Mart - 2290 Avenida de Mesilla; Ristramnn Chile Co. - 2531 Avenida de Mesilla and the U.S. Post Office - 2253 Calle de Parian.