



Town of Mesilla, New Mexico

PZHAC SPECIAL MEETING

AGENDA

MAY 22, 2020

DUE TO TECHNICAL DIFFICULTIES, THE REGULAR MEETING OF THE PLANNING, ZONING AND HISTORICAL APPROPRIATENESS COMMISSION (PZHAC) ON MAY 18, 2020 WAS CANCELLED. A SPECIAL VIRTUAL MEETING HAS BEEN RESCHEDULED VIA ZOOM OR PHONE FOR FRIDAY MAY 22, 2020 AT 1:30 PM. TO JOIN THE MEETING BY PHONE DIAL 1-346-248-7799, THEN ENTER Meeting ID 985 3179 0777, PASSWORD 368032.

I. PLEDGE OF ALLEGIANCE

II. ROLL CALL AND DETERMINATION OF A QUORUM

III. CHANGES/APPROVAL OF THE AGENDA

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.*

A. *PZHAC MINUTES – PZHAC Regular Meeting of May 4, 2020.

B. *ADMINISTRATIVE APPROVAL

Zoning Permit:

1. **Case 061041** – 2675 Calle Segunda, submitted by Carlos Arzabal; a request for a zoning permit to allow the repainting of an existing storage shed at this address. Zoned: Historical Residential (HR)
2. **Case 061042** – 2391 Calle de Parian, submitted by Robert Reynolds, a request for a zoning permit to allow a concrete pad to be installed next to a storage building on the property. Zoned: Historical Residential (HR)
3. **Case 061043** – 2445 Calle de Parian, submitted by Steve Delgado and Victoria Hernandez; a request for a zoning permit to allow the replacement of a small storage shed with a similar shed. Zoned: Historical Residential (HR)

V. PZHAC NEW BUSINESS:

A. PUBLIC INPUT ON CASES

Public input shall be received at larrys@mesillanm.gov at by 5:00 p.m. May 18th and will be read into the record. You will also be given an opportunity to speak during this time by joining in the meeting by phone and pressing *9 while in the teleconference. You will be prompted by the host when to begin speaking.

B. DECISIONS:

Zoning Permits:

1. **Case 061026** – 2149 Calle de Los Huertos, submitted by Martin Serna for Gabriel Quintana; a request for a zoning permit to allow the construction of a stucco wall around a courtyard at this address. Zoned: Historical Residential (HR)
2. **Case 061033** – 2230 Calle del Sur, submitted by Stephen Cadena; a request to for a zoning permit to construct a rock wall and a stucco wall on a property at this address. Zoned: Historic Residential (HR)
3. **Case 061044** – 2545 Calle Santa Ana, submitted by Oscar Freitze; a request for a zoning permit to install a fence along the west edge of a pecan grove at this address. Zoned: Historical Residential (HR)
4. **Case 061045** – 2391 Calle de Parian, submitted by Robert Reynolds, a request for a zoning permit to allow the replacement of a door and two windows on a storage building at this address. Zoned: Historical Residential (HR)
5. **Case 061046** – 1850 Calle de Mesilla, submitted by Nancy Clayshulte; a request for a zoning permit to install a farm fence around a pecan grove on this property. Zoned: Historic Residential (HR)
6. **Case 061047** – Calle Tercera, submitted by Frankie Torres, a request for a zoning permit to allow a rock wall to be constructed on the property lines of a residential property at this address. Zoned: Historical Residential (HR)

VI. PZHAC/STAFF COMMENTS

VII. ADJOURNMENT

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 5/19/20 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; Ristramn Chile Co. - 2531 Avenida de Mesilla and the U.S. Post Office - 2253 Calle de Parian.

PZHAC REGULAR
MEETING MINUTES
MAY 4, 2020

(PART OF CONSENT AGENDA)



Town of Mesilla, New Mexico

PZHAC MEETING AGENDA MAY 4, 2020

THE PLANNING, ZONING AND HISTORICAL APPROPRIATENESS COMMISSION (PZHAC) WILL HOLD A VIRTUAL MEETING VIA ZOOM OR PHONE MONDAY, MAY 4, 2020 AT 6:00 P.M. TO JOIN THE MEETING BY PHONE DIAL 1-346-248-7799, THEN ENTER Meeting ID 944-8493-5089, PASSWORD 026975.

I. PLEDGE OF ALLEGIANCE

II. ROLL CALL AND DETERMINATION OF A QUORUM

Attendance was electronic via "Zoom". All five PZHAC members were present, including newly appointed Commissioner Davie Salas. There was a quorum. Commissioner Lucero was acting chair.

III. CHANGES/APPROVAL OF THE AGENDA

There were no changes to the Agenda. Commissioner Prieto made a motion to approve the agenda, seconded by Commissioner Salas. The agenda was approved by a vote of 4 – 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. Commissioner Houston made a motion to approve the agenda, seconded by Commissioner Prieto. The agenda was approved by a vote of 3 – 0. (Commissioner Salas abstained from voting since he had no part in the minutes of the April 6 meeting.)

A. *PZHAC MINUTES – PZHAC Regular Work Session and Meeting of April 6, 2020.

Approved as part of the Consent Agenda

B. *ADMINISTRATIVE APPROVAL

Zoning Permit:

- Case 061029** – 2930 Estrada Road, submitted by Tom and Frannie Miller; a request for a zoning permit to allow the painting and staining of window frames and doors, the installation of pavers and flower beds in the yard, and the installation of animal pipe fences on a residential property at this address. Zoned: Rural/Agricultural (RA)
Approved as part of the Consent Agenda
- Case 061036** – 3026 Las Arenles, submitted by Alva D. Brownfield IV, a request for a zoning permit to allow the replacement of windows and doors, and the repainting of stucco on an existing dwelling at this address. Zoned: Rural/Agricultural (RA)
Approved as part of the Consent Agenda
- Case 061037** – 1940 Calle Pacana, submitted by Henry Newman; a request to install solar panels on an existing dwelling at this address. Zoned: Historical Residential (HR)
Approved as part of the Consent Agenda
- Case 061038** – 2409 Calle del Norte, submitted by Angela Garcia; a request for a zoning permit to allow repairs to lattice work on a carport, damage to a perimeter fence, and minor repairs to a yard damaged by wind at this address. Zoned: Historical Residential (HR)
Approved as part of the Consent Agenda
- Case 061039** – 2391 Calle de Parian, submitted by Robert Reynolds; a request for a zoning permit to repair and repaint the stucco and trim on an existing dwelling at this address. Zoned: Historical Residential (HR)
Approved as part of the Consent Agenda

V. PZHAC NEW BUSINESS:

A. PUBLIC INPUT ON CASES - None

Public input in writing shall be received at larrys@mesillanm.gov at by 5:00 p.m. May 4th and will be read into the record. You will also be given an opportunity to speak during this time by pressing *9 while in the teleconference. You will be prompted when to begin speaking.

B. DECISIONS:

Zoning Permits:

1. **Case 061040** – 1401 West Boutz Road, submitted by Samuel Torres for Xavier Jurado; a request for a zoning permit to construct a 30 foot by 40 foot metal storage building on a residential property at this address. Zoned: Rural Farm (RF) *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 Salas, and approved by a roll call vote of 4 – 0*

VI. PZHAC/STAFF COMMENTS - None

VII. ADJOURNMENT

The PZHAC voted to adjourn the meeting at 6:12 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 5/1/20 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; Ristramn Chile Co. - 2531 Avenida de Mesilla and the U.S. Post Office - 2253 Calle de Parian.

PZHAC NEW BUSINESS

MAY 18, 2020

ADMINISTRATIVE APPROVALS
(PART OF CONSENT AGENDA)

**ADMINISTRATIVE APPROVAL
BUILDING PERMIT REQUEST CASE 061041
[PZHAC CONSENT AGENDA – 5/18/20]**

Item:

Case 061041 – 2675 Calle Segunda, submitted by Carlos Arzabal; a request for a zoning permit to allow the repainting of an existing storage shed at this address. Zoned: Historical Residential (HR)

Description of Work Done:

The applicant would like to repaint a small wooden storage shed on the property. The color will be the same as the original. There will be no other work done on the shed, or any other structures on the property. There will be no changes to the visual appearance of the property.

Consistency with the Code:

Since the proposed repairs will not affect or change the appearance of the property, according to the applicant; and since the work will not consist of any additions or changes to the structure, the permit may be approved administratively. [(15.15.030(B) - **Application for building permit, Administrative Approval**).Administrative Approval Permit –“Applications that are minor repairs or maintenance and do not alter or create additions to structures (buildings), walls or any other permanent fixtures on site may be approved administratively by staff.... Once all required information is provided, the Community Development staff may approve and issue the permit.”]

PHOTO OF THE PROPERTY FROM CALLE SEGUNDA SHOWING THE SHED



Doña Ana County, NM

General Reference Maps

2014 Aerial | Addresses | County Address Points

Select Search Type: Account Number | Enter Value:

Maps

Legend

Map Themes
Parcels
UDC Zoning
Roads and Transportation
NM House Districts
NM Senate Districts
County Commission Districts
City Council Districts
Median Household Income
General Land Ownership

Account Number: [R0400600](#)
 Parcel Number: 4006138234043
 Owner: ARZABAL LUCAS C JR & JANNELLE M
 Mail Address: PO BOX 144
 Subdivision: SOUTHWEST ADDITION TO MESILLA 201
 Property Address: 2675 CALLE SEGUNDA
 Acres: 0



TOWN OF MESILLA
ZONING APPROVAL

OFFICIAL USE ONLY:

Case # 061041

Fee \$ 0.00

PERMISSION TO CONDUCT WORK
OR
OBTAIN A COMMERCIAL/RESIDENTIAL BUILDING PERMIT FROM CID

2231 Avenida de Mesilla, P.O. Box 10, Mesilla, NM 88046 (575) 524-3262 ext. 104

CASE NO. 061041 ZONE: HR CODE: M1 APPLICATION DATE: 5/1/20

Carlo Arzabal Name of Property Owner (575) 312-9024 Property Owner's Telephone Number

2675 Calle Segunda Mesilla Property Owner's Mailing Address City State Zip Code NM 88046

e lucas.arzabal@hotmail.com Property Owner's E-mail Address

SELF Contractor's Name & Address (If none, indicate Self)

Contractor's Telephone Number Contractor's Tax ID Number Contractor's License Number

Address of Proposed Work: 2675 Calle Segunda

Description of Proposed Work: paint existing shed. Same color

Estimated Cost: \$ 250.00 Signature of Applicant: [Signature] Date: 5-1-2020

Signature of property owner: _____

With the exception of administrative approvals, all permit requests must undergo a review process from staff, PZHAC and/or BOT before issuance of a zoning permit. **Plan sheets are to be no larger than 11 x 17 inches or shall be submitted electronically.**

FOR OFFICIAL USE ONLY

PZHAC Administrative Approval BOT Approved Date: _____
 Approved Date: _____ Disapproved Date: _____
 Disapproved Date: _____ Approved with Conditions
 Approved with conditions

PZHAC APPROVAL REQUIRED: ___ YES NO BOT APPROVAL REQUIRED: ___ YES NO

CID PERMIT/INSPECTION REQUIRED: ___ YES NO ___ SEE CONDITIONS

CONDITIONS: SHED WILL BE SAME COLOR, NO CHANGES TO STRUCTURE

PERMISSION ISSUED / DENIED BY: [Signature] ISSUE DATE: 5/1/20

- THIS APPLICATION SHALL INCLUDE ALL OF THE FOLLOWING:
- Plot plan with legal description to show existing structures, adjoining streets, driveway(s), improvements & setbacks. Verification shall show that the lot was LEGALLY subdivided through the Town of Mesilla or that the lot has been in existence prior to February 1972.
 - Site Plan with dimensions and details.
 - Foundation plan with details.
 - Floor plan showing rooms, their uses and dimensions.
 - Cross section of walls
 - Roof and floor framing plan
 - Proof of legal access to the property.
 - Drainage plan.
 - Details of architectural style and color scheme (checklist included for Historical zones) – diagrams and elevations.
 - Proof of sewer service or a copy of septic tank permit; proof of water service (well permit or statement from the Public Utility providing water services).
 - Proof of legal access to the property.
 - Other information as necessary or required by the City Code or Community Development Department (See other side.)

**ADMINISTRATIVE APPROVAL
BUILDING PERMIT REQUEST CASE 061042
[PZHAC CONSENT AGENDA – 5/18/20]**

Item:

Case 061042 – 2391 Calle de Parian, submitted by Robert Reynolds, a request for a zoning permit to allow a concrete pad to be installed next to a storage building on the property. Zoned: Historical Residential (HR)

Description of Work Done:

The applicant would like to install a concrete slab (flatwork) around the north side (front) and east side of a storage building on this property. The building will be used by the applicant for his hobbies. There will be no other work done under this permit. (The applicant is replacing the door and windows on the structure, but this is covered under Permit 061045).

Consistency with the Code:

Since the proposed inspection and possible repairs will not affect or change the appearance of the property, according to the applicant; and since the work will not consist of any additions or changes to heated/cooled areas of the structure, the permit may be approved administratively. [(15.15.030(B) - **Application for building permit, Administrative Approval**).Administrative Approval Permit –“Applications that are minor repairs or maintenance and do not alter or create additions to structures (buildings), walls or any other permanent fixtures on site may be approved administratively by staff.... Once all required information is provided, the Community Development staff may approve and issue the permit.”]

PHOTO OF THE STRUCTURE FROM CALLE DE PARIAN



Doña Ana County, NM

General Reference Maps

2014 Aerial

Select Search Type:

Maps

Legend

Map Themes

Parcels

UDC Zoning

Roads and Transportation

NM House Districts

NM Senate Districts

County Commission Districts

City Council Districts

Median Household Income

General Land Ownership

Account Number: [R0400521](#)

Parcel Number: 4006138172012

Owner: REYNOLDS ROBERT G & ROSEMARIE

Mail Address: PO BOX 1000

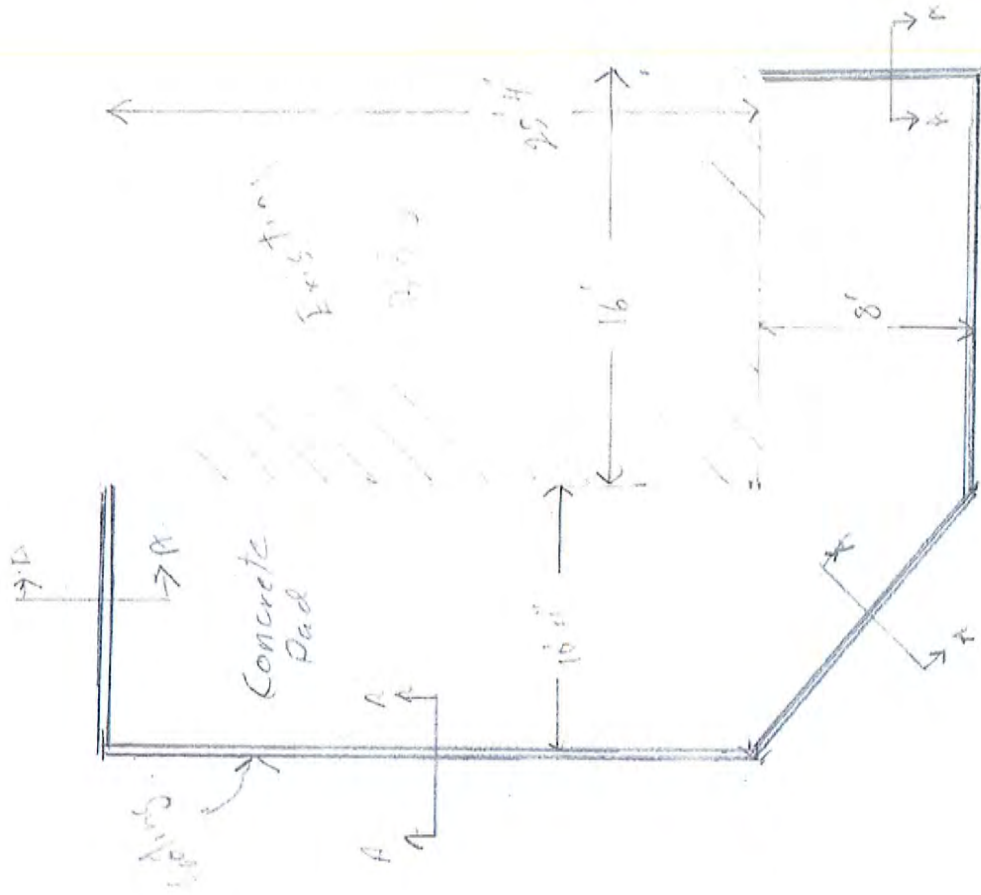
Subdivision:

Property Address: 2391 CALLE DE

PARIAN

Acres: 0





See also p. 4



Concrete Pad
421 ft²

Foundation

**TOWN OF MESILLA
ZONING APPROVAL**

061042
77.00

**PERMISSION TO CONDUCT WORK
OR
OBTAIN A COMMERCIAL/RESIDENTIAL BUILDING PERMIT FROM CID**

2231 Avenida de Mesilla, P.O. Box 10, Mesilla, NM 88046 (575) 524-3262 ext. 104

CASE NO. 061042 ZONE: HR CODE: M1 APPLICATION DATE: 5/5/20

Robert Reynolds 5756440829
Name of Property Owner Property Owner's Telephone Number
PO Box 1000 Mesilla NM 88046
Property Owner's Mailing Address City State Zip Code
rmesilla@gmail.com
Property Owner's E-mail Address
self

Contractor's Name & Address (If none, indicate Self)

Contractor's Telephone Number Contractor's Tax ID Number Contractor's License Number

Address of Proposed Work: Building East of 2391 Calle de Parian

Description of Proposed Work: Concrete pad East and North of building east of 2391 Calle de Parian. Total square feet 421. See attachment.

\$ 2,000 Estimated Cost [Signature] Signature of Applicant 5/5/2020 Date

Signature of property owner: [Signature]

With the exception of administrative approvals, all permit requests must undergo a review process from staff, PZHAC and/or BOT before issuance of a zoning permit. Plan sheets are to be no larger than 11 x 17 inches or small for submitted electronically.

FOR OFFICIAL USE ONLY

PZHAC Approved/Disapproved N/A Approved Date
 Approved Date Disapproved Date
 Disapproved Date Approved/Disapproved
 Approved with conditions

ADJACENT PROPERTY RESIDENTS YES NO NOT APPLICABLE TO FRONT LOT YES NO

EXISTING STRUCTURES (IF/WHICH APPLICABLE) YES NO NOT APPLICABLE

FLATWORK - NO CHANGES TO APPEARANCE OF STRUCTURES OR PROPERTY

ISSUED [Signature] PERMIT DATE 5/13/20

THIS APPLICATION SHALL INCLUDE ALL OF THE FOLLOWING:

1. Plot plan with legal description to show existing structures, adjoining streets, driveway(s), improvements & setbacks. Verification shall show that the lot was **LEGALLY** subdivided through the Town of Mesilla or that the lot has been in existence prior to February 1972.
2. Site Plan with dimensions and details.
3. Foundation plan with details.
4. Floor plan showing rooms, their uses and dimensions.
5. Cross section of walls
6. Roof and floor framing plan
8. Proof of legal access to the property.
9. Drainage plan.
10. Details of architectural style and color scheme (checklist included for Historical zones) – diagrams and elevations.
11. Proof of sewer service or a copy of septic tank permit; proof of water service (well permit or statement from the Public Utility providing water services).
12. Proof of legal access to the property.
13. Other information as necessary or required by the City Code or Community Development Department (See other side.)

**ADMINISTRATIVE APPROVAL
BUILDING PERMIT REQUEST CASE 061043
[PZHAC CONSENT AGENDA – 5/18/20]**

Item:

Case 061043 – 2445 Calle de Parian, submitted by Steve Delgado and Victoria Hernandez; a request for a zoning permit to allow the replacement of a small storage shed with a similar shed. Zoned: Historical Residential (HR)

Description of Work Done:

The applicant intends to replace a small (about 50 square foot) metal storage building with a very similar but smaller (30 square foot) metal storage building. The new shed will be moved slightly further away from the dwelling. There will be no changes to the appearance of the dwelling or property.

Consistency with the Code:

Since the proposed inspection and possible repairs will not affect or change the appearance of the property, according to the applicant; and since the work will not consist of any additions or changes to heated/cooled areas of the structure, the permit may be approved administratively. [(15.15.030(B) - **Application for building permit, Administrative Approval**).**Administrative Approval Permit** –“Applications that are minor repairs or maintenance and do not alter or create additions to structures (buildings), walls or any other permanent fixtures on site may be approved administratively by staff.... Once all required information is provided, the Community Development staff may approve and issue the permit.”]

PHOTO OF THE PROPERTY FROM CALLE DE PARIAN



Doña Ana County, NM

General Reference Maps

2014 Aerial **Addresses** County Address Points

Select Search Type: Account Number Enter Value:

Maps

Legend

Map Themes
Parcels
UDC Zoning
Roads and Transportation
NM House Districts
NM Senate Districts
County Commission Districts
City Council Districts
Median Household Income
General Land Ownership

Account Number: [R0400491](#)
 Parcel Number: 4006138146044
 Owner: DELGADO STEVE I &
 VICTORIA M HERNANDEZ
 Mail Address: PO BOX 131
 Subdivision:
 Property Address: 2445 CALLE DE
 PARIAN
 Acres: 0



Shed that is going to be replaced.



Arrow (Common: 6-ft x 5-ft; Interior Dimensions: 5.5-ft x 4.5-ft) EZEE Shed Galvanized Steel Storage Shed



**TOWN OF MESILLA
ZONING APPROVAL**

OFFICIAL USE ONLY:

Case # 061043

Fee \$ 0.00

**PERMISSION TO CONDUCT WORK
OR
OBTAIN A COMMERCIAL/RESIDENTIAL BUILDING PERMIT FROM CID**

2231 Avenida de Mesilla, P.O. Box 10, Mesilla, NM 88046 (575) 524-3262 ext. 104

CASE NO. 061043 ZONE: ur CODE: M1 APPLICATION DATE: 5/5/20

Name of Property Owner: Steve Delgado Victoria Hernandez Property Owner's Telephone Number: 575-644-7045

Property Owner's Mailing Address: 4540 Moricopa Ave Las Cruces City: Las Cruces State: NM Zip Code: 88001

Property Owner's E-mail Address: SV1107@gmail.com

Contractor's Name & Address (If none, indicate Self): SELF

Contractor's Telephone Number: _____ Contractor's Tax ID Number: _____ Contractor's License Number: _____

Address of Proposed Work: 2445 Calle de Perian

Description of Proposed Work: Move & replace storage shed with new one on different part of Back Yard. Moving old shed away from house.

Estimated Cost: \$ 150 Signature of Applicant: _____ Date: 5-5-20

Signature of property owner: _____

With the exception of administrative approvals, all permit requests must undergo a review process from staff, PZHAC and/or BOT before issuance of a zoning permit. Plan sheets are to be no larger than 11 x 17 inches or shall be submitted electronically.

FOR OFFICIAL USE ONLY

PZHAC Administrative Approval BOT Approved Date: _____
 Approved Date: _____ Disapproved Date: _____
 Disapproved Date: _____ Approved with Conditions
 Approved with conditions

PZHAC APPROVAL REQUIRED: ___ YES NO BOT APPROVAL REQUIRED: ___ YES NO

CID PERMIT/INSPECTION REQUIRED: ___ YES NO ___ SEE CONDITIONS

CONDITIONS: REPLACEMENT SHED WILL NOT AFFECT APPEARANCE OF PROPERTY.
OLD SHED WILL BE REMOVED
TL

PERMISSION ISSUED/DENIED BY: [Signature] ISSUE DATE: 5/13/20

- THIS APPLICATION SHALL INCLUDE ALL OF THE FOLLOWING:
1. Plot plan with legal description to show existing structures, adjoining streets, driveway(s), improvements & setbacks. Verification shall show that the lot was LEGALLY subdivided through the Town of Mesilla or that the lot has been in existence prior to February 1972.
 2. Site Plan with dimensions and details.
 3. Foundation plan with details.
 4. Floor plan showing rooms, their uses and dimensions.
 5. Cross section of walls
 6. Roof and floor framing plan
 8. Proof of legal access to the property.
 9. Drainage plan.
 10. Details of architectural style and color scheme (checklist included for Historical zones) – diagrams and elevations.
 11. Proof of sewer service or a copy of septic tank permit; proof of water service (well permit or statement from the Public Utility providing water services).
 12. Proof of legal access to the property.
 13. Other information as necessary or required by the City Code or Community Development Department (See other side.)

The following are requirements to be included with all building permit applications for new structures or additions to existing structures, as well as other construction or fixtures that will be permanent in nature and affect the appearance or use of the property. (This includes fences, well houses, storage units, metal sheds, photo-voltaic panels that can be seen from the ground, etc.)

BUILDING PERMIT REQUIREMENTS

A. Completed application, including:

1. Applicant's name
2. Applicant/property owners contact information
3. Physical address of property
4. Description of work to be done, including dimensions of any construction or repairs
5. Value of work to be done
6. Property owner's signature on the application

B. Include all information required in the checklist at the bottom of the application.

C. Additional information required:

Pictures of old shed & new shed are included.

PZHAC NEW BUSINESS

MAY 18, 2020

PZHAC DECISIONS

ZONING PERMITS

PZHAC ACTION FORM
BUILDING PERMIT 061026
[PZHAC REVIEW – 5/18/20]

Item:

Case 061026 – 2149 Calle de Los Huertos, submitted by Martin Serna for Gabriel Quintana; request for a zoning permit to allow the construction of stucco wall around a courtyard at this address. Zoned: Historical Residential (HR)

This case was originally supposed to heard at the April 6, 2020 PZHAC Meeting, but it was determined by the Mayor that the proposed work would be affected by the current moratorium on building in the HR zone and therefore was removed from the agenda. It is now being heard at this meeting as a result of a determination that walls and fences are not affected by the intent of the resolution prohibiting new construction in the HR zone.

Staff Analysis:

The applicant has extensively landscaped the property at this address. Now the applicant would like to install a three to four foot high stucco wall around a portion of the landscaped area. The wall will run along part of the front (west) property line and along part of the side (north) property line for a total of 104 feet and will be stuccoed to match the existing dwelling. There will be two openings for gates about four feet wide. These openings will have arches that go over the gates. This project will complete the landscaping of the property.

Estimated Cost: @ \$10,500.00

Consistency with the Code:

The PZHAC will need to determine that the wall when finished, will be consistent with the other properties in the HR zoning district. Additionally, the request appears to meet all other development and application requirements of the Code.

The PZHAC will also need to determine that the request, as submitted, is consistent with all other sections of the **Building and Zoning Codes** that may be applied to this project.

Findings:

- The PZHAC has jurisdiction to review and approve this request.
- The proposed work consists of constructing a wall around part of a residential property at this address.
- The PZHAC has determined that the proposed wall will meet all applicable Code requirements.

PZHAC OPTIONS:

1. Recommend approval of the building permit to the BOT.
2. Recommend approval of the building to the BOT with conditions.
3. Reject the permit.

PZHAC ACTION:

PHOTOS OF PROPERTY FROM CALLE DE LOS HUERTOS



Doña Ana County, NM

General Reference Maps

2014 Aerial **Addresses** County Address Points

Select Search Type: Account Number Enter Value:

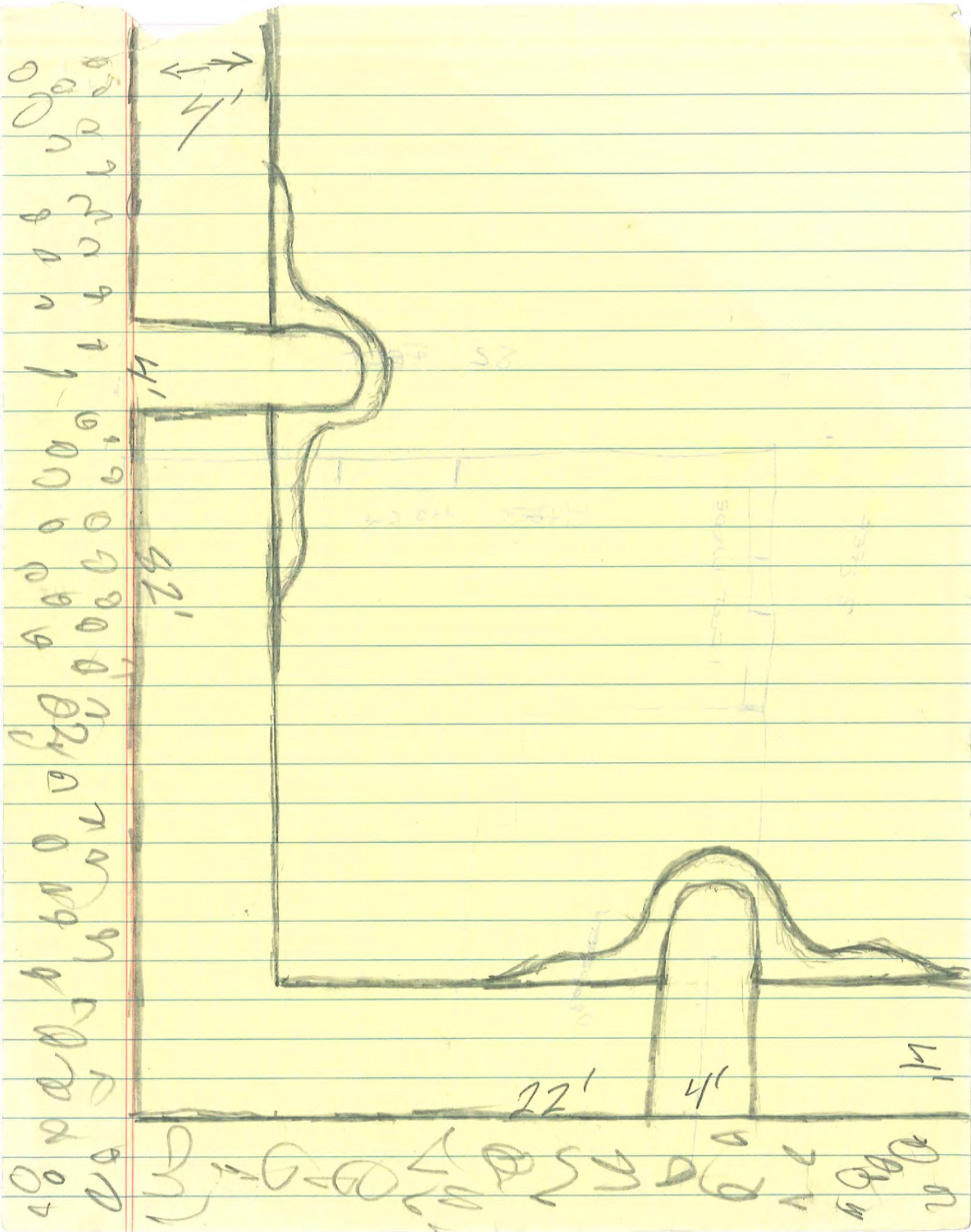
Maps

Legend

Map Themes
Parcels
UDC Zoning
Roads and Transportation
NM House Districts
NM Senate Districts
County Commission Districts
City Council Districts
Median Household Income
General Land Ownership

Account Number: [R0401146](#)
 Parcel Number: 4006137063464
 Owner: QUINTANA GABRIEL
 Mail Address: 33 S GULFSTREAM AVE #802
 Subdivision: USRS TR 11A-155A , 11A-155B1 , 11A-155B2 , ETC.
 REPLAT NO 1 (BK 18 PG 603 - 9628891)
 Property Address: 2149 CALLE DE HUERTOS
 Acres: 0





**TOWN OF MESILLA
ZONING APPROVAL**

OFFICIAL USE ONLY:

Case # 061027

Fee \$ _____

**PERMISSION TO CONDUCT WORK
OR
OBTAIN A COMMERCIAL/RESIDENTIAL BUILDING PERMIT FROM CID**

2231 Avenida de Mesilla, P.O. Box 10, Mesilla, NM 88046 (575) 524-3262 ext. 104

CASE NO. _____ ZONE: _____ CODE: _____ APPLICATION DATE: _____

GABRIEL QUINTANA 941-539-5709
Name of Property Owner Property Owner's Telephone Number
2149 CALLE DE LOS HUERTOS LAS CRUCES, NM 88005
Property Owner's Mailing Address City State Zip Code

Property Owner's E-mail Address _____
Rocio Serna 1025 LARRY DR LAS CRUCES, NM, 88001
Contractor's Name & Address (If none, indicate Self)
575-644-8691 473165283 384637
Contractor's Telephone Number Contractor's Tax ID Number Contractor's License Number

Address of Proposed Work: 2149 CALLE DE LOS HUERTOS

Description of Proposed Work: Cover YARD IN FRONT OF PROPERTY 1' x 10' x 4'

\$10,500 Rocio Serna 3-5-2020
Estimated Cost Signature of Applicant Date

Signature of property owner: _____

With the exception of administrative approvals, all permit requests must undergo a review process from staff, PZHAC and/or BOT before issuance of a zoning permit. Plan sheets are to be no larger than 11 x 17 inches or shall be submitted electronically.

FOR OFFICIAL USE ONLY

PZHAC Administrative Approval **BOT** Approved Date: _____
 Approved Date: _____ Disapproved Date: _____
 Disapproved Date: _____ Approved with Conditions
 Approved with conditions

PZHAC APPROVAL REQUIRED: ___ YES ___ NO BOT APPROVAL REQUIRED: ___ YES ___ NO

CID PERMIT/INSPECTION REQUIRED: ___ YES ___ NO ___ SEE CONDITIONS

CONDITIONS: _____

PERMISSION ISSUED/DENIED BY: _____ ISSUE DATE: _____

THIS APPLICATION SHALL INCLUDE ALL OF THE FOLLOWING:

1. _____ Plot plan with legal description to show existing structures, adjoining streets, driveway(s), improvements & setbacks. Verification shall show that the lot was **LEGALLY** subdivided through the Town of Mesilla or that the lot has been in existence prior to February 1972.
2. _____ Site Plan with dimensions and details.
3. _____ Foundation plan with details.
4. _____ Floor plan showing rooms, their uses and dimensions.
5. _____ Cross section of walls
6. _____ Roof and floor framing plan
8. _____ Proof of legal access to the property.
9. _____ Drainage plan.
10. _____ Details of architectural style and color scheme (checklist included for Historical zones) – diagrams and elevations.
11. _____ Proof of sewer service or a copy of septic tank permit; proof of water service (well permit or statement from the Public Utility providing water services).
12. _____ Proof of legal access to the property.
13. _____ Other information as necessary or required by the City Code or Community Development Department (See other side.)

PZHAC ACTION FORM
ZONING PERMITS 061033
[PZHAC REVIEW – 5/18/20]

Items:

Case 061033 – 2230 Calle del Sur, submitted by Stephen Cadena; a request to for a zoning permit to construct a rock wall and a stucco wall on a property at this address. Zoned: Historic Residential (HR)

This case was originally supposed to heard at the April 6, 2020 PZHAC Meeting, but it was determined by the Mayor that the proposed work would be affected by the current moratorium on building in the HR zone and therefore was removed from the agenda. It is now being heard at this meeting as a result of a determination that walls and fences are not affected by the intent of the resolution prohibiting new construction in the HR zone.

Staff Analysis:

The applicant would like to build a 5 foot 6 inch high rock wall along the southern property line. This rock wall will be similar in style and color to other rock walls constructed on property lines in the area. In addition to the rock wall, the applicant plans to construct a 10 inch wide by 5 foot 6 inch high stuccoed wall at the southwest corner of the property and along the east side of the dwelling in order to provide privacy for the dwelling (see attached site plan for the locations of the walls).

Estimated Cost: \$2000.00

Consistency with the Code:

The PZHAC will need to determine that the walls will be consistent with Chapters 18.33 (Historic Preservation) and 18.35 (HR-Residential Cultural Historic zone) of the Code.

18.33.080 Historical appropriateness permit.

A. Identification. A permit for a certificate of historical appropriateness shall be required before any of the following actions or work is undertaken: new construction, exterior alteration, demolition or removal. All work or acts of new construction or exterior alteration requiring a permit for a certificate of appropriateness shall comply with the design criteria established by the precedent styles within the development zone of the proposed work.

18.35.030 Exterior appearance.

An application for a permit which would authorize construction, modification, moving or destruction which would affect the exterior appearance of any structure, sign, or other improvement affecting use or function must first be approved by the commission. [Ord. 94-06 § 1; prior code § 11-2-11.4.C]

The PZHAC will need to determine that the proposed walls will be consistent with other walls in the Town. The PZHAC will also need to determine that the request, as submitted, is consistent with the all other sections of the **Building and Zoning Codes** that may be applied to this project.

Findings that need to be made:

- The PZHAC has jurisdiction to review and approve this request.
- The proposed work consists of constructing a rock wall on a property line and a stucco privacy wall on a property at this address.
- The PZHAC has determined that the proposed walls meet all applicable Code requirements.

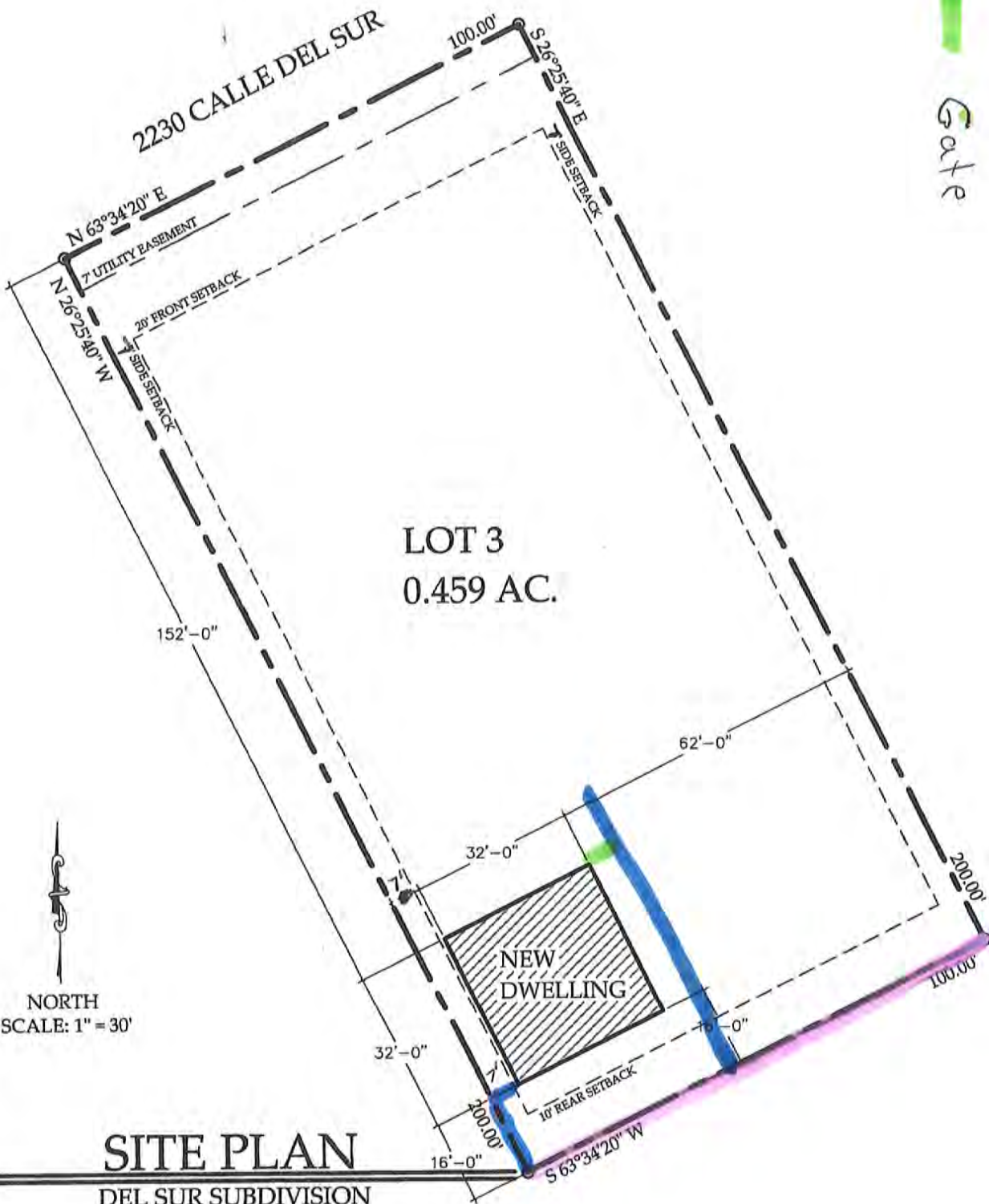
PZHAC OPTIONS:

- 1. Recommend approval of the zoning permit to the BOT.**
- 2. Recommend approval of the zoning permit to the BOT with conditions.**
- 3. Reject the application.**

PZHAC ACTION:

PHOTOS OF PROPERTY FROM CALLE DEL SUR





█ Gate
█ 18" plastered wall 5' 6" tall
█ Rock wall 5' 6" tall

SITE PLAN

DEL SUR SUBDIVISION
 LOT 3
 TOWN OF MESILLA, DONA ANA COUNTY
 NEW MEXICO

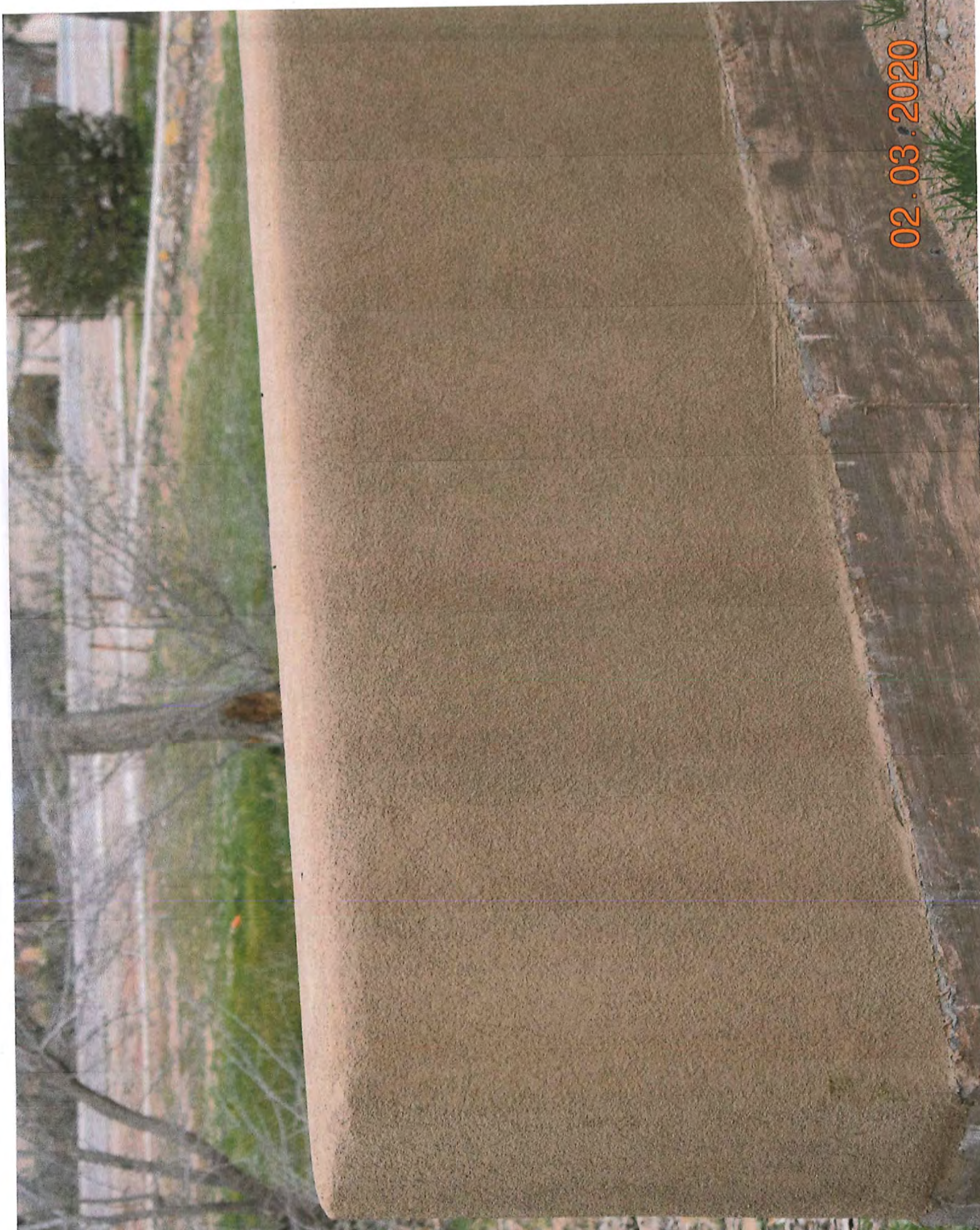
Cadworks
 Home Designs &
 Drafting
 P.O. BOX 1872
 Las Cruces, N.M. 88004
 Office: (575) 523-7720

DATE	11/1/17
DRAWN BY	UMPHRESS
FILE NAME	SC-828S17
<small>DISCLAIMER ALL MEASUREMENTS, DIMENSIONS, & SPECIFICATIONS, INCLUDING ALL BLDG MATERIALS ARE TO BE CHECKED BY OWNER & CONTRACTOR & ARE THE RESPONSIBILITY OF THE OWNER & CONTRACTOR. THE STRUCTURAL INTEGRITY OF THIS PROJECT IS THE RESPONSIBILITY OF THE CONTRACTOR AND OWNER. THIS DRAWING IS AN INSTRUMENT OF OWNER AND CONTRACTOR. THIS DRAWING MAY NOT BE REPRODUCED OR REPRODUCTIONS HEREOF USED WITHOUT THEIR WRITTEN PERMISSION.</small>	

PROJECT NAME:	Steve Cadena
---------------	--------------

SHEET TITLE	SITE PLAN
SHEET NO.	3 OF 3

02.03.2020





02.03.2020

TOWN OF MESILLA
ZONING APPROVAL
 PERMISSION TO CONDUCT WORK
 OR
 OBTAIN A COMMERCIAL/RESIDENTIAL BUILDING PERMIT

OFFICIAL USE ONLY:
 Case # _____
 Fee \$ _____

2231 Avenida de Mesilla, P.O. Box 10, Mesilla, NM 88046 (575) 524-3262 ext. 104

CASE NO. _____ ZONE: _____ CODE: _____ APPLICATION DATE: _____

Steven Cadena (575) 800-9216
 Name of Applicant/Owner Applicant's Telephone Number

PO Box 489 Mesilla NM 88046
 Applicant's/Owner's Mailing Address City State Zip Code

sapasc@msn.com
 Applicant's/Owner's E-mail Address

SELF
 Contractor's Name & Address (If none, indicate Self)

Contractor's Telephone Number _____ Contractor's Tax ID Number _____ Contractor's License Number _____

Address of Proposed Work: 2230 calle del sur Mesilla

Description of Proposed Work: building a Rock wall at back end of property. building a 10" thick thick wall around dwelling. Neighbor is in favor of wall between properties.

\$ 3000.00 Steven A Cadena 3/13/20
 Estimated Cost Signature of Applicant Date

Signature of property owner if applicant is not the property owner: _____

With the exception of administrative approvals, all permit requests must undergo a review process from staff, PZHAC and BOT before issuance of a building permit. Recorded proof of ownership with legal description of property (deed or current tax bill) along with verification of legally subdivided status of the property are required. **Plan sheets are to be no larger than 11 x 17 inches.**

FOR OFFICIAL USE ONLY

PZHAC Administrative Approval Approved Date: _____
 Approved Date: _____ Disapproved Date: _____
 Disapproved Date: _____ Approved with Conditions
 Approved with conditions

FIRE INSPECTION/APPROVAL REQUIRED: ___ YES ___ NO ___ SEE CONDITIONS

CID PERMIT/INSPECTION REQUIRED: ___ YES ___ NO ___ SEE CONDITIONS

CONDITIONS: _____

PERMISSION ISSUED/DENIED BY: _____ **ISSUE DATE:** _____

- This Application will include the following, if checked:
1. _____ Plot plan with legal description to show existing structures, adjoining streets, driveway(s), improvements & setbacks. Verification shall show that the lot was **legally** subdivided through the Town of Mesilla or that the lot has been in existence prior to February 1972.
 2. _____ Site Plan with dimensions and details.
 3. _____ Proof of legal access to the property.
 4. _____ Drainage plan.
 5. _____ Architectural style and color scheme – diagrams or elevations (Historical and commercial zones only).
 6. _____ Proof of sewer service or a copy of septic tank permit; proof of water service (well permit or statement from the Public Utility providing water services).
 7. _____ Other information as necessary or required by the City Code or Community Development:

PZHAC ACTION FORM
ZONING PERMITS 061044
[PZHAC REVIEW – 5/18/20]

Items:

Case 061044 – 2545 Calle Santa Ana, submitted by Oscar Freitze; a request for a zoning permit to install a fence along the west edge of a pecan grove at this address. Zoned: Historical Residential HR)

This case is being heard at this meeting as a result of a determination by the Mayor that walls and fences are not affected by the intent of the resolution prohibiting new construction in the HR zone.

Staff Analysis:

The applicant would like to install a five foot high agricultural type fence along the west property line of a property containing a small pecan orchard in order to delineate which trees are on his property. The property line runs through the pecan grove with a jog in the line between rows of trees (see attached aerial diagram showing the property line). The fence will consist of wire or sheep fence on metal uprights and will not affect the overall appearance of the property.

Estimated Cost: \$1500.00

Consistency with the Code:

The PZHAC will need to determine that the fence will be consistent with Chapters 18.33 (Historic Preservation) and 18.35 (HR-Residential Cultural Historic zone) of the Code.

18.33.080 Historical appropriateness permit.

A. Identification. A permit for a certificate of historical appropriateness shall be required before any of the following actions or work is undertaken: new construction, exterior alteration, demolition or removal. All work or acts of new construction or exterior alteration requiring a permit for a certificate of appropriateness shall comply with the design criteria established by the precedent styles within the development zone of the proposed work.

18.35.030 Exterior appearance.

An application for a permit which would authorize construction, modification, moving or destruction which would affect the exterior appearance of any structure, sign, or other improvement affecting use or function must first be approved by the commission. [Ord. 94-06 § 1; prior code § 11-2-11.4.C]

The PZHAC will need to determine that the proposed fence will be consistent with other fences in the Town. The PZHAC will also need to determine that the request, as submitted, is consistent with all other sections of the **Building and Zoning Codes** that may be applied to this project.

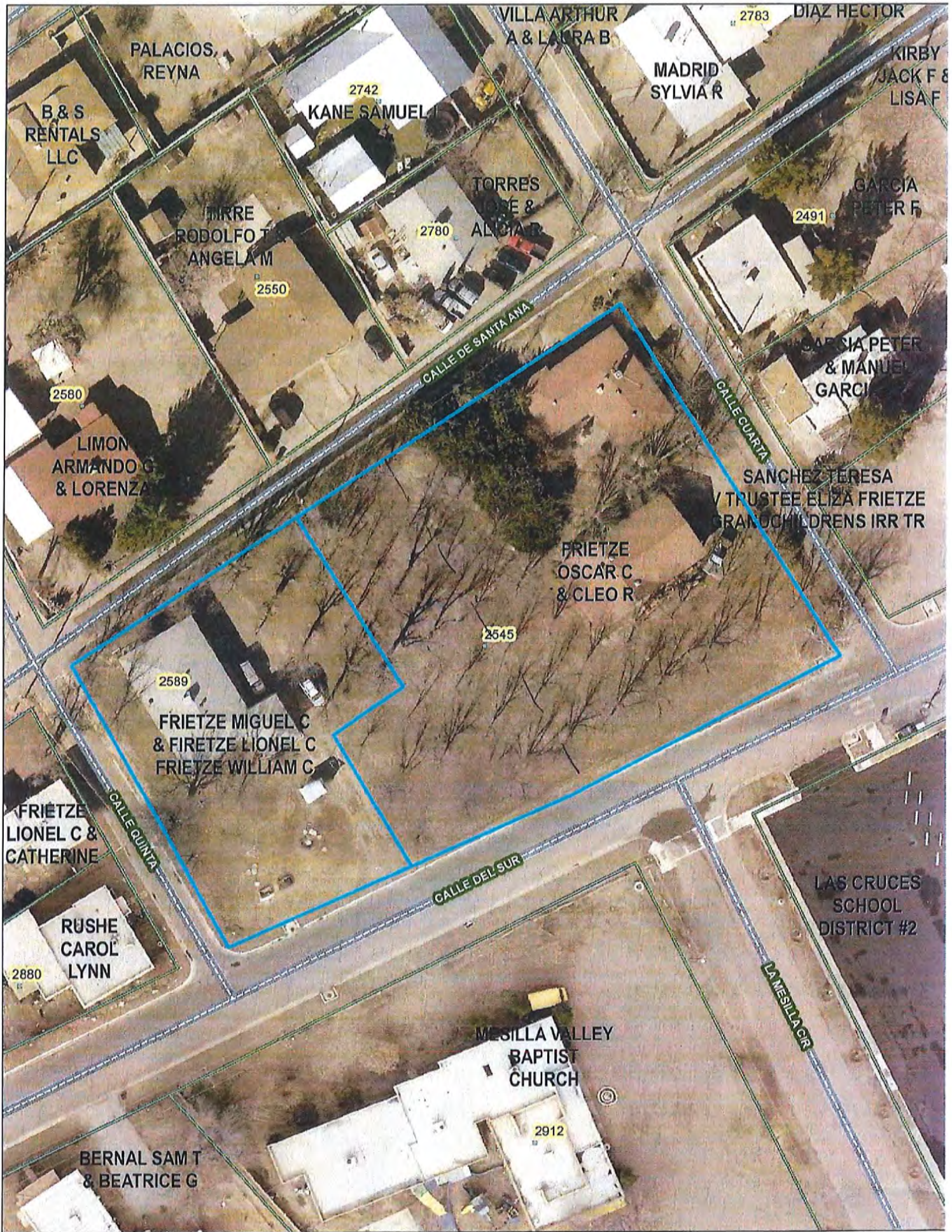
Findings that need to be made:

- The PZHAC has jurisdiction to review and approve this request.
- The proposed work consists of installing an agricultural fence along a property line in a pecan grove at this address.
- The PZHAC has determined that the proposed renovation meets all applicable Code requirements.

PZHAC OPTIONS:

- 1. Recommend approval of the zoning permit to the BOT.**
- 2. Recommend approval of the zoning permit to the BOT with conditions.**
- 3. Reject the application.**

PZHAC ACTION:



PALACIOS
REYNA

B & S
RENTALS
LLC

KANE SAMUEL

VILLA ARTHUR
A & LAURA B

MADRID
SYLVIA R

2783 DIAZ HECTOR

KIRBY
JACK F &
LISA F

TORRES
RODOLFO T
ANGELA M

2550

TORRES
JOSE &
ALICIA B

2780

GARCIA
PETER F

2491

2580

LIMON
ARMANDO G
& LORENZA

GARCIA PETER
& MANUEL
GARCIA

CALLE CUARTA

SANCHEZ TERESA
W TRUSTEE ELIZA FRIETZE
GRANDCHILDRENS IRR TR

FRIETZE
OSCAR C
& CLEO R

2545

2589
FRIETZE MIGUEL C
& FRIETZE LIONEL C
FRIETZE WILLIAM C

FRIETZE
LIONEL C &
CATHERINE

CALLE QUINTA

RUSHE
CAROL
LYNN

2880

CALLE DEL SUR

LAS CRUCES
SCHOOL
DISTRICT #2

LA MESILLA GR

MESILLA VALLEY
BAPTIST
CHURCH

2912

BERNAL SAM T
& BEATRICE G



PHOTOS OF PROPERTY FROM CALLE DEL SUR



OFFICIAL USE ONLY:

Case # 061044

Fee \$ 68.00

TOWN OF MESILLA

APPLICATION FOR RESIDENTIAL BUILDING PERMIT

2231 Avenida de Mesilla, P.O. Box 10, Mesilla, NM 88046 (575) 524-3262 ext. 104

CASE NO. 061044 ZONE: M1 CODE: HR APPLICATION DATE: 4/7/20

Name of Applicant Oscar C. Frietze Applicant's Telephone Number (575) 621-1004

Mailing Address P.O. Box 454 Mesilla City N.M. State 88046 Zip Code

Contractor's Name & Address (If none, indicate Self) self

Contractor's Telephone Number N/A Contractor's Tax ID Number N/A Contractor's License Number N/A

Address of Proposed Work: 2545 Calle Santa Anna + Calle 12^a Sur (Mesilla)
Description of Proposed Work: WIRE FENCE 99 FT

Estimated Cost \$ 1500.00 Signature of Applicant [Signature] Date 4-7-20

With the exception of administrative approvals, all permit applications must undergo a review process from staff, PZHAC and BOT before issuance of a building permit. Recorded proof of ownership with legal description of property (deed or current tax bill) along with verification of legally subdivided status of the property are required. **Plan sheets are to be no larger than 11 x 17 inches.**

FOR OFFICIAL USE ONLY

PZHAC Administrative Approval BOT Approved Date: _____
 Approved Date: _____ Disapproved Date: _____
 Disapproved Date: _____ Approved with Conditions
 Approved with conditions

CONDITIONS: PZHAC REVIEW AND BOT APPROVAL REQUIRED.

REVIEW ISSUED BY: _____ ISSUE DATE: _____
PERMIT ISSUED BY: _____ ISSUE DATE: _____

This application includes:

1. Plot plan with legal description to show existing structures, adjoining streets, driveway(s), improvements & setbacks. Verification shall show that the lot was legally subdivided through the Town of Mesilla or that the lot has been in existence prior to February 1972.
2. Foundation Plan with details.
3. Floor Plans showing rooms, their uses and dimensions.
4. Cross Sections of walls.
5. Roof and floor framing plan. (If manufactured trusses, submit layout of trusses and stamped engineer design plan.)
6. Drainage plan.
7. Architectural style and color scheme (Historical and commercial zones only).
8. Proof of sewer service or a copy of septic tank permit; proof of water service (well permit or statement from the Public Utility providing water services).

PZHAC ACTION FORM
ZONING PERMITS 061045
[PZHAC REVIEW – 5/18/20]

Items:

Case 061045 – 2391 Calle de Parian, submitted by Robert Reynolds, a request for a zoning permit to allow the replacement of a door and two windows on a storage building at this address. Zoned: Historical Residential (HR)

Staff Analysis:

The applicant would like to replace two windows and a door on the structure. The current windows are single pane windows with multiple panes. The new windows will be double pane. The current door is wood and is in deteriorated condition and falling apart. The new door will be wood in a similar style to the existing door.

This structure is listed in the Historic Register for the Town and was described as an “ugly place/does not fit in at all.” Additionally, its condition was described as “fair/deteriorated” (see attached). The structure appears to have been renovated since the inventory was taken in 1979 and appears to be in much better condition now than when it was first inventoried. Its architectural style is now similar to the dwelling on the property, as well as other dwellings and structures in the area. The windows to be replaced also appear to have been upgraded from the original windows. The replacement windows will be very similar in appearance to the current windows.

Estimated Cost: \$1000.00

Consistency with the Code:

The PZHAC will need to determine that the door and windows will be consistent with Chapters 18.33 (Historic Preservation) and 18.35 (HR-Residential Cultural Historic zone) of the Code.

18.33.080 Historical appropriateness permit.

A. Identification. A permit for a certificate of historical appropriateness shall be required before any of the following actions or work is undertaken: new construction, exterior alteration, demolition or removal. All work or acts of new construction or exterior alteration requiring a permit for a certificate of appropriateness shall comply with the design criteria established by the precedent styles within the development zone of the proposed work.

18.35.030 Exterior appearance.

An application for a permit which would authorize construction, modification, moving or destruction which would affect the exterior appearance of any structure, sign, or other improvement affecting use or function must first be approved by the commission. [Ord. 94-06 § 1; prior code § 11-2-11.4.C]

The PZHAC will need to determine that the proposed work to the structure will be consistent with other structures in the Town. The PZHAC will also need to determine that the request, as submitted, is consistent with all other sections of the **Building and Zoning Codes** that may be applied to this project.

Findings that need to be made:

- The PZHAC has jurisdiction to review and approve this request.
- The proposed work consists of replacing a door and two windows on a storage structure on a property at this address.
- The PZHAC has determined that the proposed replacements meet all applicable Code requirements.

PZHAC OPTIONS:

- 1. Recommend approval of the zoning permit to the BOT.**
- 2. Recommend approval of the zoning permit to the BOT with conditions.**
- 3. Reject the application.**

PZHAC ACTION:

Doña Ana County, NM

General Reference Maps

2014 Aerial

Select Search Type:

Maps

Legend

Map Themes

Parcels

UDC Zoning

Roads and Transportation

NM House Districts

NM Senate Districts

County Commission Districts

City Council Districts

Median Household Income

General Land Ownership

Account Number: [R0400521](#)
 Parcel Number: 4006138172012
 Owner: REYNOLDS ROBERT G & ROSEMARIE
 Mail Address: PO BOX 1000
 Subdivision:
 Property Address: 2391 CALLE DE PARIAN
 Acres: 0



PERT SHEET?

YES NO

NEW MEXICO HISTORIC BUILDING INVENTORY
FORM 1: BUILDINGS & STRUCTURES 6-6-79

SURVEY DATE 3. BY

CHECK DATE 4. BY

COMPUTER DATE 6. BY

FILE DATE 8. BY

REVISION DATE 10. BY



COUNTY *MIST*

13. FIELD MAP

14. NUMBER

15. UTM REFERENCE NUMBER

113 330 950 3571 950
ZONE EASTING NORTHING

SPECIFIC LOCATION

*in house west of SW corner
Calle Padua and Calle de Peacho*

17. CITY/TOWN *Mesilla*
18. ZIP *88046*

20. I.D. # *183202208*

22. ROLL # 23. NEG #

19. LAND GRANT OR RESERVATION
MESILLA CIVIL COLONY

24. LOCATION OF NEG.

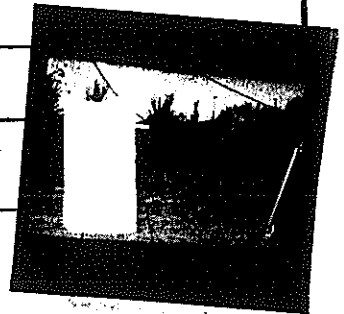
LEGAL DESCRIPTION: TOWNSHIP NS RANGE EW SECTION 1/4 1/4 1/4

ARCHITECTURAL STYLE

26. NUMBER OF STORIES

beled under block
FOUNDATION MATERIAL(S)

*one Henry Bunch
BOX 1188 Mesilla 88046*



EXTERIOR WALL SURFACE(S)

exposed CMU

4.006.138.172.012

FENESTRATION (TYPE, DIVISIONS, SURROUNDS, SILLS, ARRANGEMENTS)

large plate glass

DOOR/ENTRANCE (TYPE/SURROUNDS)

wood door with large lite

ROOF(S) (NUMBER/SHAPE/MATERIAL/DETAILS)

medium gable

CHIMNEY(S) (NUMBER/EXTERIOR-INTERIOR/MATERIALS)

EXTERIOR DETAILS

Ugly place / does not fit in at all

COMMENTS

DATE OF CONSTRUCTION

ESTIMATED *1960*
SOURCE OF DATE

36. ACTUAL

ARCHITECT/ENGINEER/BUILDER

SOURCE OF INFORMATION

NAME

41. PRESENT *empty*

42. HISTORIC *stage / residence*

CONDITION

GOOD FAIR DETERIORATED

DEGREE OF REMODELING

MODERATE MAJOR

45. IMMEDIATE SURROUNDINGS

residential / open

46. RELATION TO SURROUNDINGS

SIMILAR NOT SIMILAR

47. ARCHITECTURAL CONTRIBUTION TO SURROUNDINGS

PLUS NEUTRAL MINUS

48. OVERALL SIGNIFICANCE

NATIONAL STATE LOCAL NONE

49. ASSOCIATED BUILDINGS?

YES NO

50. WHAT TYPE?

51. IF INVENTORIED, LIST I.D. #'S

52. SEE BACK?

YES NO

- 206 A stuccoed house with a brick halfwall veneer, this building has a gabled roof with a gabled roof over the small front porch. est. 1935. (N)
- 207 This is a stuccoed house with a gabled roof and metal casement windows. There is a gabled garage apart from the house to the west. est. 1950. (N)
- 208 This tiny, square-plan house with a low gabled roof has unplastered concrete block walls. est. 1955. (I)
- 209 This is a stuccoed, gabled roof house with aluminum frame windows. est. 1955. (N)
- 210 This ell shaped house has metal casement windows and a gabled roof. est. 1950. (N)
- 211 This is a stuccoed adobe house with wood frame windows, a flat roof with parapet, and exposed viga ends. est. 1930. (C)
- 212 This unplastered adobe house, square-plan with an addition on the west side, has a roof over the core of the house with overhanging eaves. The windows are wood frame and viga ends are visible on the north side. est. 1925. (C)
- 213 Currently undergoing remodeling, this unplastered adobe house has a flat roof, wood and metal casement windows. A room has been added to the west side. est. 1925. (C)
- 214 This is a square-plan stuccoed adobe house with wood and aluminum frame windows. It has a shed roof porch spanning the width of the facade. est. 1930. (C)
- 215 This rectangular-plan stuccoed adobe house with aluminum frame windows has a gabled roof and a shed roof porch spanning the width of the facade. est. 1930. (C)
- 216 This flat roofed unplastered adobe house now is being drastically remodeled. It has new French doors on the facade, the parapet has been heightened considerably by the addition of concrete block, and the doorway has new arched brick surrounds. est. 1930. (C)
- 217 This stuccoed adobe residence has a flat roof, parapet, wood and aluminum frame windows, canales, and a carport adjacent to the house. est. 1930. (C)
- 218 This is a gabled roof house, stuccoed, with aluminum frame windows. est. 1955. (N)
- 219 This unplastered adobe house has wood and aluminum frame windows, a flat roof at two levels, and a porch on the south side. est. 1920. (C)

Assesory Bldg

3.2
1375
1250
68750

PHOTOS OF PROPERTY FROM CALLE DE PARIAN



**TOWN OF MESILLA
ZONING APPROVAL**

061045
SB.00

**PERMISSION TO CONDUCT WORK
OR
OBTAIN A COMMERCIAL/RESIDENTIAL BUILDING PERMIT FROM CID**

2231 Avenida de Mesilla, P.O. Box 10, Mesilla, NM 88046 (575) 524-3262 ext. 104

CASE NO. 061045 ZONE: HR CODE: M1 APPLICATION DATE: 5/5/20

Robert Reynolds _____ 5756440829 _____
 Name of Property Owner _____ Property Owner's Telephone Number _____
 PO Box 1000 _____ Mesilla _____ NM _____ 88046 _____
 Property Owner's Mailing Address _____ City _____ State _____ Zip Code _____
 rmesilla@gmail.com _____
 Property Owner's E-mail Address _____
 self _____
 Contractor's Name & Address (If none, indicate Self) _____

Contractor's Telephone Number _____ Contractor's Tax ID Number _____ Contractor's License Number _____

Address of Proposed Work: Building East of 2391 Calle de Parian

Description of Proposed Work: Replace Front Door and the two windows. Replacement door will be wood. Windows will be like JELD-WEN 41.5 x 47.5 V-2500 Series White Vinyl Single Hung Window with Colonial.

\$ 1,000 _____
 Estimated Cost _____ Signature of Applicant _____ Date 5/5/2020

Signature of property owner: Robert Reynolds

With the exception of administrative approvals, all permit requests must undergo a review process from staff, PZHAC and/or BOT before issuance of a zoning permit. (Plan sheets are to be no larger than 11 x 17 inches or shall be submitted electronically.)

FOR OFFICIAL USE ONLY

PZHAC Approved Not Approved Bot Review Date _____
 Approved Not Approved Bot Review Date _____
 Approved Not Approved Bot Review Date _____
 Approved Not Approved Bot Review Date _____

APPROVED FOR PERMIT APPROVED FOR PERMIT APPROVED FOR PERMIT APPROVED FOR PERMIT
 APPROVED FOR PERMIT APPROVED FOR PERMIT APPROVED FOR PERMIT APPROVED FOR PERMIT
 PZHAC REVIEW & BOT FINAL APPROVAL REQUIRED

THIS APPLICATION SHALL INCLUDE ALL OF THE FOLLOWING:

1. Plot plan with legal description to show existing structures, adjoining streets, driveway(s), improvements & setbacks. Verification shall show that the lot was **LEGALLY** subdivided through the Town of Mesilla or that the lot has been in existence prior to February 1972.
2. Site Plan with dimensions and details.
3. Foundation plan with details.
4. Floor plan showing rooms, their uses and dimensions.
5. Cross section of walls
6. Roof and floor framing plan
8. Proof of legal access to the property.
9. Drainage plan.
10. Details of architectural style and color scheme (checklist included for Historical zones) – diagrams and elevations.
11. Proof of sewer service or a copy of septic tank permit; proof of water service (well permit or statement from the Public Utility providing water services).
12. Proof of legal access to the property.
13. Other information as necessary or required by the City Code or Community Development Department (See other side.)

PZHAC ACTION FORM
ZONING PERMITS 061046
[PZHAC REVIEW – 5/18/20]

Items:

Case 061046 – 1850 Calle de Mesilla, submitted by Nancy Clayshulte; a request for a zoning permit to install a farm fence around a pecan grove on this property. Zoned: Historic Residential (HR)

This case is being heard at this meeting as a result of a determination by the Mayor that walls and fences are not affected by the intent of the resolution prohibiting new construction in the HR zone.

Staff Analysis:

The applicant would like to install a five to six foot high agricultural type fence along a property line on Avenida de Mesilla in order to keep trespassers out of a small pecan orchard that is on the property. This is a triangular shaped property that is bordered on the west by Motel Boulevard, on the east by Avenida de Mesilla, and the on the north by a commercial property. A six foot high chain link fence currently runs along the property line on Motel Boulevard. The north part of the property contains a dwelling that is occupied by the applicant's niece.

The fence will consist of wire or sheep fence on metal uprights that will run from the chain link fence that terminates at the intersection of Motel Boulevard and Avenida de Mesilla to the driveway for the dwelling at the north end of the property. The applicant has been informed that since the fence will run along a front property line along Avenida de Mesilla, chain link will not be allowed as a fence material.

Estimated Cost: \$2000.00

Consistency with the Code:

The PZHAC will need to determine that the fence will be consistent with Chapters 18.33 (Historic Preservation) and 18.35 (HR-Residential Cultural Historic zone) of the Code.

18.33.080 Historical appropriateness permit.

A. Identification. A permit for a certificate of historical appropriateness shall be required before any of the following actions or work is undertaken: new construction, exterior alteration, demolition or removal. All work or acts of new construction or exterior alteration requiring a permit for a certificate of appropriateness shall comply with the design criteria established by the precedent styles within the development zone of the proposed work.

18.35.030 Exterior appearance.

An application for a permit which would authorize construction, modification, moving or destruction which would affect the exterior appearance of any structure, sign, or other improvement affecting use or function must first be approved by the commission. [Ord. 94-06 § 1; prior code § 11-2-11.4.C]

The PZHAC will need to determine that the proposed fence will be consistent with other fences in the Town. The PZHAC will also need to determine that the request, as submitted, is consistent with all other sections of the **Building and Zoning Codes** that may be applied to this project.

Findings that need to be made:

- The PZHAC has jurisdiction to review and approve this request.
- The proposed work consists of installing a wire agricultural style fence along a property line in order to keep trespassers out of a pecan orchard at this address.
- The PZHAC has determined that the proposed fence meets all applicable Code requirements.

PZHAC OPTIONS:

- 1. Recommend approval of the zoning permit to the BOT.**
- 2. Recommend approval of the zoning permit to the BOT with conditions.**
- 3. Reject the application.**

PZHAC ACTION:

PHOTO OF PROPERTY FROM AVENIDA DE MESILLA



PHOTO FROM MOTEL BLVD. SHOWING CHAIN LINK FENCE



**TOWN OF MESILLA
ZONING APPROVAL**

OFFICIAL USE ONLY:

Case # 061046

Fee \$ 77.00

**PERMISSION TO CONDUCT WORK
OR
OBTAIN A COMMERCIAL/RESIDENTIAL BUILDING PERMIT FROM CID**

2231 Avenida de Mesilla, P.O. Box 10, Mesilla, NM 88046 (575) 524-3262 ext. 104

CASE NO. 061046 ZONE: HR CODE: M1 APPLICATION DATE: 5/11/20

Name of Property Owner <u>Nancy Clayshulte.</u>		Property Owner's Telephone Number <u>575.644.1724</u>	
PO Box "P"	Mesilla	NM	88046
Property Owner's Mailing Address <u>Ancy5737@yahoo.com</u>	City	State	Zip Code
Property Owner's E-mail Address <u>Self</u>			
Contractor's Name & Address (If none, indicate Self)			
Contractor's Telephone Number	Contractor's Tax ID Number	Contractor's License Number	

Address of Proposed Work: 1850 Avenida De Mesilla

Description of Proposed Work: Put up farm fencing in front of the pecan field to discourage trespassing as we have had major issues recently. We would also add a gate to allow tractor access at the south end of the fence.

\$ <u>2000</u>	<u>Jans</u>	Date <u>5/11/2020</u>
Estimated Cost	Signature of Applicant	
Signature of property owner: <u>Nancy Clayshulte</u>		

With the exception of administrative approvals, all permit requests must undergo a review process from staff, PZHAC and/or BOT before issuance of a zoning permit. Plan sheets are to be no larger than 11 x 17 inches or shall be submitted electronically.

FOR OFFICIAL USE ONLY

PZHAC	<input type="checkbox"/> Administrative Approval	BOT	<input type="checkbox"/> Approved Date: _____
	<input type="checkbox"/> Approved Date: _____		<input type="checkbox"/> Disapproved Date: _____
	<input type="checkbox"/> Disapproved Date: _____		<input type="checkbox"/> Approved with Conditions
	<input type="checkbox"/> Approved with conditions		

PZHAC APPROVAL REQUIRED: YES NO BOT APPROVAL REQUIRED: YES NO

CID PERMIT/INSPECTION REQUIRED: YES NO SEE CONDITIONS

CONDITIONS: PZHAC REVIEW & BOT APPROVAL REQUIRED

PERMISSION ISSUED/DENIED BY: _____ ISSUE DATE: _____

THIS APPLICATION SHALL INCLUDE ALL OF THE FOLLOWING:

1. Plot plan with legal description to show existing structures, adjoining streets, driveway(s), improvements & setbacks. Verification shall show that the lot was **LEGALLY** subdivided through the Town of Mesilla or that the lot has been in existence prior to February 1972.
2. Site Plan with dimensions and details.
3. Foundation plan with details.
4. Floor plan showing rooms, their uses and dimensions.
5. Cross section of walls
6. Roof and floor framing plan
8. Proof of legal access to the property.
9. Drainage plan.
10. Details of architectural style and color scheme (checklist included for Historical zones) – diagrams and elevations.
11. Proof of sewer service or a copy of septic tank permit; proof of water service (well permit or statement from the Public Utility providing water services).
12. Proof of legal access to the property.

PZHAC ACTION FORM
ZONING PERMITS 061047
[PZHAC REVIEW – 5/18/20]

Items:

Case 061047 – Calle Tercera, submitted by Frankie Torres, a request for a zoning permit to allow a rock wall to be constructed on the property lines of a residential property at this address. Zoned: Historical Residential (HR)

This case is being heard at this meeting as a result of a determination by the Mayor that walls and fences are not affected by the intent of the resolution prohibiting new construction in the HR zone.

Staff Analysis:

The applicant would like to build a six foot high rock wall along the eastern (rear) as a continuation of a rock wall that is being built on a neighboring property to the east. This will be built by the same contractor that is building the wall for the neighbor and will be identical to that wall. Additionally, the applicant would like to have the same contractor build a similar five foot high wall across the front of the property. (The wall will need to meet clear-sight-triangle requirements at any driveways from the property to the street.)

The applicant originally started construction of the wall without first obtaining a zoning permit from the Town but was stopped and informed that a permit would be necessary. The applicant was also informed that the proposed walls would need to be reviewed by the PZHAC, with final approval by the BOT. A penalty fee was subsequently applied to the permit fee.

Estimated Cost: \$8075.00

Consistency with the Code:

The PZHAC will need to determine that the walls will be consistent with Chapters 18.33 (Historic Preservation), 18.35 (HR-Residential Cultural Historic zone), and 18.60 (Wall, fence, or hedge) of the Code.

18.33.080 Historical appropriateness permit.

A. Identification. A permit for a certificate of historical appropriateness shall be required before any of the following actions or work is undertaken: new construction, exterior alteration, demolition or removal. All work or acts of new construction or exterior alteration requiring a permit for a certificate of appropriateness shall comply with the design criteria established by the precedent styles within the development zone of the proposed work.

18.35.030 Exterior appearance.

An application for a permit which would authorize construction, modification, moving or destruction which would affect the exterior appearance of any structure, sign, or other improvement affecting use or function must first be approved by the commission. [Ord. 94-06 § 1; prior code § 11-2-11.4.C]

18.60.340 Wall, fence, or hedge.

A. Height (see illustration in Appendix A).

1. A six-foot maximum height above ground surface level shall be permitted on any part of the required setbacks of front yards or side yards abutting a street in H-R and H-C zones; provided, such wall, fence or hedge is in accord with subsections (D) and (G) of this section.

The PZHAC will need to determine that the proposed walls will be consistent with other walls in the Town. The PZHAC will also need to determine that the request, as submitted, is consistent with all other sections of the **Building and Zoning Codes** that may be applied to this project.

Findings that need to be made:

- The PZHAC has jurisdiction to review and approve this request.
- The proposed work consists of constructing rock walls on front and rear property lines at this address.
- The PZHAC has determined that the proposed walls meet all applicable Code requirements.

PZHAC OPTIONS:

- 1. Recommend approval of the zoning permit to the BOT.**
- 2. Recommend approval of the zoning permit to the BOT with conditions.**
- 3. Reject the application.**

PZHAC ACTION:

Doña Ana County, NM

General Reference Maps

2014 Aerial **Addresses** County Address Points

Select Search Type: Account Number Enter Value:

Maps

Legend

Map Themes

Parcels

UDC Zoning

Roads and Transportation

NM House Districts

NM Senate Districts

County Commission Districts

City Council Districts

Median Household Income

General Land Ownership

Account Number: [R0400564](#)
Parcel Number: 4006138203056
Owner: TORRES FRANCISCO J
Mail Address: 3575 TILE AVE
Subdivision: SOUTHWEST ADDITION
TO MESILLA 201
Property Address: 2631 CALLE
TERCERA
Acres: 0



PHOTO OF FRONT OF PROPERTY FROM CALLE TERCERA



PHOTO OF REAR OF PROPERTY FROM CALLE SEGUNDA



PLAT OF SURVEY

OF A 0.192 ACRE TRACT AND A 0.247 ACRE TRACT
 LOCATED IN SECTION 36, T.238., R.1E.
 N.M.P.M. OF THE U.S.R.S. SURVEYS
 BEING LOT 6 & 7, BLOCK C
 SOUTHWEST ADDITION TO THE
 TOWN OF MESILLA, PLAT FILED
 FEBRUARY 4, 1943, IN BOOK 9, PAGE 76
 OF THE DONA ANA COUNTY RECORDS
 AS U.S.R.S. TRACT 11A-140 AND
 PART OF U.S.R.S. TRACT 11A-141C
 TOWN OF MESILLA
 DONA ANA COUNTY
 NEW MEXICO

drawn by	S. Fealo
FILED as	RR, c.s.
JOB NO.	18-01-0030
DATE	January 19, 2018

INSTRUMENT OF RECORD
 FILED
 INSTRUMENT 02210312 & 01311133
 OF THE DONA ANA COUNTY RECORDS

PROPERTY IS IN AN "X" DESIGNATED ZONE,
 AS SHOWN ON THE FLOOD INSURANCE RATE MAP
 COMMUNITY PANEL NO. 35033C1093 O
 EFFECTIVE JULY 6, 2016



SURVEYOR'S CERTIFICATE

THIS IS TO CERTIFY THAT I AM A REGISTERED LAND SURVEYOR, THAT THIS PLAT WAS PREPARED FROM FIELD NOTES OF AN ACTUAL SURVEY MADE BY ME OR UNDER MY DIRECTION AND THAT IT IS TRUE AND CORRECT, MEETING THE MINIMUM REQUIREMENTS OF THE STANDARDS FOR LAND SURVEYS IN NEW MEXICO AS ASSUMED BY THE NEW MEXICO STATE BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS, TO THE BEST OF MY KNOWLEDGE AND BELIEF.

T.G. Scanlon
 TED G. SCANLON - BY NO. 9433
 2990 N. MAIN STREET, STE. 3C, LAS CRUCES, NEW MEXICO 88001

January 19, 2018
 DATE OF SURVEY



1" = 40'
 Scale in Feet

SCANNON & ASSOCIATES
ENGINEERS AND SURVEYORS LLC
 2990 N. MAIN STREET, STE. 3C
 LAS CRUCES, NEW MEXICO 88001
 PHONE (575) 523-1443
 FAX (575) 523-9909

THIS IS A BOUNDARY SURVEY PLAT OF AN EXISTING TRACT OR TRACTS OF LAND. IT IS NOT A LAND DIVISION OR SUBDIVISION AS DEFINED IN THE NEW MEXICO STATUTES.

TOWN OF MESILLA
ZONING APPROVAL

PERMISSION TO CONDUCT WORK
OR
OBTAIN A COMMERCIAL/RESIDENTIAL BUILDING PERMIT FROM CID

OFFICIAL USE ONLY: Case # 061047 Fee \$ 280.00
88046 (575) 524-3262 ext. 104

2231 Avenida de Mesilla, P.O. Box 10, Mesilla, NM

CASE NO. 061047 ZONE: H1R CODE: M1 APPLICATION DATE: 5/1/20

Name of Property Owner Francisco Torres Property Owner's Telephone Number 575-644-3490

Property Owner's Mailing Address City State Zip Code
3575 Tile Ave Las Cruces NM 88001

Property Owner's E-mail Address
chulas.woodfiregill@gmail.com

Contractor's Name & Address (If none, indicate Self)
BJ Calderon

Contractor's Telephone Number Contractor's Tax ID Number Contractor's License Number
575-650-4196

Address of Proposed Work: 0631 Calle Tercera

Description of Proposed Work: 6' Rockwall on east side of property
4' Rockwall on west side of property

Estimated Cost
\$8,075.00

Signature of Applicant

[Signature]

Date 4/24/20

Signature of property owner: [Signature] 4/24/20

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	<input type="radio"/>	Approved Date:		<input type="radio"/>	Disapproved Date:
	<input type="radio"/>	Disapproved Date:		<input type="radio"/>	Approved with Conditions
	<input type="radio"/>	Approved with conditions			

PZHAC APPROVAL REQUIRED: YES NO BOT APPROVAL REQUIRED: YES NO

CID PERMIT/INSPECTION REQUIRED: YES NO SEE CONDITIONS

CONDITIONS:

**PZHAC + BOT APPROVAL REQUIRED.
FEE WAS DOUBLED FOR STARTING WITHOUT A PERMIT**

PERMISSION ISSUED/DENIED BY: _____ ISSUE DATE: _____

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