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5 **BOARD OF TRUSTEES AND THE PLANNING, ZONING AND HISTORICAL APPROPRIATENESS COMMISSION**
6 **TOWN OF MESILLA**
7 **WORK SESSION**
8 **MONDAY, MARCH 22, 2021**
9 **5:00 P.M.**

10 **VIA TELECONFERENCE 1-346-248-7799, MEETING ID 983-7900-0389 PASSWORD 971704**

- 11
12 **TRUSTEES:** Nora Barraza, Mayor
13 Stephanie Johnson-Burick, Mayor Pro Tem
14 Carlos Arzabal, Trustee
15 Jesus Caro, Trustee
16 Veronica Garcia, Trustee
17
18 **PZHAC:** Yolanda Lucero, Chairperson
19 Judy Houston, Commissioner
20 Gerald Nevarez, Commissioner
21 Roman Prieto, Commissioner (absent)
22 Davie Salas, Commissioner
23
24 **STAFF:** Cynthia Stoechner-Hernandez, Town Clerk/Treasurer
25 Kevin Hoban, Fire Chief
26 Rod McGillivray, Public Works Director
27 Eddie Lerma, Marshal
28 Dorothy Sellers, Community Events Coordinator
29 Larry Shannon, Community Development Coordinator
30 Gloria Maya, Recorder

- 31
32
33 1. **DISCUSSION:** regarding draft ORDINANCE 2021-01: revisions to the Historic Residential Ordinance
34 Chapter 18.35.

35 Mayor Barraza:

- 36 - Encountering contradictions
37 - Clarification to definitions
38 - Provide attorney direction as to what is trying to be achieved
39

40 Trustee Arzabal:

- 41 - Recommend seeking legal opinion regarding definitions
42

43 Chairperson Lucero:

- 44 - Non-conforming lots
45 - Landscaping issues
46 - Number of units
47 - What is allowed in a yard?
48 - Multi-single family units
49

50 Commissioner Nevarez:

- 51 - Needed revisions to the ordinance

- 1 - Lots
- 2 - Possibility of Grandfathering
- 3 - Questioned a pergola being considered a permanent structure
- 4 - Decorated landscape features

5

6 Mayor Barraza:

- 7 - A storage shed is being considered as a structure
- 8 - Specific definitions
- 9 - Cemented additions would be considered a structure
- 10 - Size of shed could be limited
- 11 - Goals

12

13 Trustee Arzabal:

- 14 - 18.35 b
- 15 - Hardship

16

17 Mayor Barraza:

- 18 - Limited to structures allowed
- 19 - Variance would need to be requested

20

21 Commissioner Salas:

- 22 - Read section
- 23 - Number of dwellings needs to be addressed

24

25 Commissioner Nevarez:

- 26 - Language deals with size of lot
- 27 - Language in 18.35.0 narrows what is allowed
- 28 - Dwellings/structures that can be removed should not be included
- 29 - Definition of dwelling and ancillary buildings

30

31 Trustee Arzabal:

- 32 - Committee was formed to discuss these issues

33

34 Mayor Barraza:

- 35 - Issues are coming forth
- 36 - Mr. Maese considers a pergola a structure

37

38 Trustee Arzabal:

- 39 - Follow the ordinance
- 40 - Stressed the need for clear definitions

41

42 Ms. Stoechner-Hernandez:

- 43 - 18.35.030 addresses lot requirements

44

45 Trustee Garcia:

- 46 - Appropriate language for definition purposes
- 47 - Sheds turn into apartments, Bed and Breakfasts, etc.

48

49 Mayor Barraza:

- 1 - Small tool sheds
2
3 Chairperson Lucero:
4 - Buildings without electrical or plumbing
5 - Multi-single family dwellings
6
7 Mayor Barraza:
8 - 1 dwelling with 2 apartments is currently the max
9
10 Chairperson Lucero:
11 - Could be 2 structures with 4 dwellings
12
13 Mayor Barraza:
14 - Dwelling is a house/building
15 - Duplex would be 1 dwelling with 2 apartments
16
17 Ms. Stoechner-Hernandez:
18 - Read ordinance 18.10
19
20 Mayor Barraza:
21 - Need to clarify definitions
22
23 Trustee Arzabal:
24 - Number of non-conforming lots in Mesilla
25
26 Mayor Barraza:
27 - Lack of manpower to complete tasks
28
29 Trustee Arzabal:
30 - Interpretation of definitions
31 - Give direction to committee
32
33 Commissioner Nevarez:
34 - Grandfather properties by a date
35
36 Mayor Barraza:
37 - Not legal
38 - Term "Grandfather" is not recognized
39 - Ensure concerns are addressed
40 - Proposed a face-to-face worksession
41
42 Trustee Garcia:
43 - Take all the concerns brought forth to the committee
44
45 Trustee Arzabal:
46 - Asked when the moratorium ends
47 Mayor Barraza:
48 - 3 months are remaining
49

- 1 Chairperson Lucero:
2 - Asked for clarification for “block radius”
3
- 4 Trustee Garcia:
5 - Keeps from comparing areas on the other side of Mesilla
6
- 7 Mayor Barraza:
8 - Clarify the radius which would keep it in the local site
9
- 10 Trustee Arzabal:
11 - Definition of a hardship
12
- 13 Commissioner Houston:
14 - Agrees to the use of a radius
15
- 16 Trustee Caro:
17 - Agrees to the use of a radius
18
- 19 Mayor Pro Tem Johnson-Burick:
20 - Agrees to the use of a radius
21 - Agrees to the removal of certain structures
22
- 23 Mayor Barraza:
24 - Definitions
25 - Increase square of feet of family units
26 - How and what we want to define
27 - Not up to interpretation
28
- 29 Chairperson Lucero:
30 - Utilities are not connected to sheds, garages, etc.
31 - Ensure not a living area
32 - Allow decorative landscaping structures
33
- 34 Commissioner Nevarez:
35 - Hobby shops need electrical, plumbing, internet, etc.
36
- 37 Mayor Barraza:
38 - Clear understanding as to what we want to accomplish
39 - A face-to-face worksession
40 - Committee will meet for further discussion
41
- 42 Chairperson Lucero:
43 - Inventory of historical structures in Mesilla
44 - Buyers are requesting to make changes to historical structures
45 - Integrity
46 - Guidance in addressing walls, fences, etc. in the commercial zone
47
- 48 Mayor Barraza:
49 - Iguado Plan identifies the historical structures

1 - Plaques mounted on the structure

2

3 Chairperson Lucero:

4 - Structures are torn or falling down

5

6 Mayor Barraza:

7 - Important to preserve Mesilla's history

8

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**BOARD OF TRUSTEES
TOWN OF MESILLA
REGULAR MEETING
MONDAY, MARCH 22, 2021
6:00 P.M.**

VIA TELECONFERENCE 1-346-248-7799, MEETING ID 983-7900-0389 PASSWORD 971704

TRUSTEES: Nora Barraza, Mayor
Stephanie Johnson-Burick, Mayor Pro Tem
Carlos Arzabal, Trustee
Jesus Caro, Trustee
Veronica Garcia, Trustee

STAFF: Cynthia Stoechner-Hernandez, Town Clerk/Treasurer
Kevin Hoban, Fire Chief
Rod McGillivray, Public Works Director
Eddie Lerma, Marshal
Gloria Maya, Recorder

1. PLEDGE OF ALLEGIANCE

Mayor Barraza led the Pledge of Allegiance.

2. ROLL CALL & DETERMINATION OF A QUORUM

Roll Call.

Present: Mayor Barraza, Mayor Pro-Tem Johnson-Burick, Trustee Arzabal, Trustee Caro, Trustee Garcia.

3. CHANGES TO THE AGENDA & APPROVAL

Mayor Barraza removed items g, h, i, and k from the consent agenda.

Motion: To approve agenda as amended, Moved by Mayor Pro Tem Johnson-Burick, Seconded by Trustee Garcia.

Roll Call Vote: Motion passed (**summary:** Yes =4).

Mayor Pro-Tem Johnson-Burick Yes

Trustee Arzabal Yes

Trustee Caro Yes

Trustee Garcia Yes

4. PUBLIC INPUT – The public is invited to address the Board for up to 3 minutes.

Public input in writing shall be received at cynthias-h@mesillanm.gov an hour before the meeting begins on the day of the meeting 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.

Ms. Stoechner-Hernandez read input from Mr. Prieto and Ms. Krueger (attached).

Mayor Barraza held a Moment of Silence for Mesilla residents.

5. STATEMENT REGARDING CLOSED SESSION AND ROLL CALL VOTE – discussion during the closed session was limited to personnel matters in the Court pursuant to NMSA 1978 Chapter 10-15-1(H)(2) held March 12, 2021 at 9:30 a.m. – Board of Trustees.

1 **Motion: To approve discussion during the Closed Session held on March 12, 2021 which was limited to**
2 **personnel matters in the Court pursuant to NMSA 1978 Chapter 10-15-1(H)(2); no action taken, Moved by**
3 **Mayor Pro Tem Johnson-Burick, Seconded by Trustee Garcia.**

4
5 **Roll Call Vote:** Motion passed (**summary:** Yes =3).
6 Mayor Pro-Tem Johnson-Burick Yes
7 Trustee Arzabal abstained
8 Trustee Caro Yes
9 Trustee Garcia Yes

10
11 **6. APPROVAL OF CONSENT AGENDA: (The Board will be asked to approve by one motion the following**
12 **items of recurring or routine business. The Consent Agenda is marked with an asterisk *)**

13 **Motion: To approve consent agenda as amended, Moved by Mayor Pro Tem Johnson-Burick, Seconded by**
14 **Trustee Garcia.**

15
16 **Roll Call Vote:** Motion passed (**summary:** Yes =4).
17 Mayor Pro-Tem Johnson-Burick Yes
18 Trustee Arzabal Yes
19 Trustee Caro Yes
20 Trustee Garcia Yes

- 21
22 a) ***BOT MINUTES** – Minutes of a Regular Meeting on March 8, 2021. ***Approved by***
23 ***consent agenda***
24 b) ***PZHAC Case 061170 w/conditions** – 1915 Calle Pecana, submitted by Charles and
25 Marilyn McMurry; a request for a zoning permit to allow the construction of a rock wall
26 around the residential property at this address. Zoned: Historic Residential (HR).
27 ***Approved by consent agenda***
28 c) ***PZHAC Case 061171 w/conditions** – 2649 Calle del Sur, submitted by Paul Barraza; a
29 request for a zoning permit to allow the applicant to enclose a car port on an existing
30 dwelling at this address. Zoned: Historic Residential (HR). ***Approved by consent agenda***
31 d) ***PZHAC Case 061172** – 2445 Calle de Parian, submitted by Steve Delgado and Victoria
32 Hernandez; a request for a summary subdivision to remove a lot line between two
33 properties at the rear of a residential property at this address. Zoned: Historic
34 Residential (HR). ***Approved by consent agenda***
35 e) ***PZHAC Case 061173 w/conditions** – 2445 Calle de Parian, submitted by Steve Delgado
36 and Victoria Hernandez; a request for a zoning permit to allow the construction of a
37 covered porch on the rear of a dwelling at this address. Zoned: Historic Residential
38 (HR). ***Approved by consent agenda***
39 f) ***PZHAC Case 061174 w/conditions** – 2011 Avenida de Mesilla, submitted by Grady
40 Oxford for “The Bean Café”; a request for a zoning permit to allow the applicant to
41 replace the front doors on a coffee shop on a property at this address. Zoned Historic
42 Commercial (HC). ***Approved by consent agenda***
43 g) ***PZHAC Case 061176 w/conditions** – 1305 Tierra de Mesilla, submitted by Blanca
44 Huizar for “Casa Blanka; A request for a zoning permit to allow the applicant to construct
45 a six-foot-high decorative iron fence around a commercial property at this address
46 zoned General Commercial (C).

47
48 Mayor Barraza stated this case was removed from consent agenda because the applicant started
49 project without a permit, so construction was stopped. She questioned the cost of the project,
50 analysis, and Commissioner Prieto’s concerns.

51
52 Ms. Stoechner-Hernandez read 18.45.040.

1 Mayor Barraza asked if the applicant is aware that the fence should not be higher than 3 ft. and the setback
2 requirements.

3
4 Ms. Stoechner-Hernandez read the section. PZHAC placed condition that the fence would be solely on the
5 applicant's property.

6
7 Mayor Barraza stated she hopes the applicant understands that the fence will need to be 3 ft. in from the
8 property line. Read section again.

9
10 Chairperson Lucero stated the security fence will be 30 ft. inside the property.

11
12 Mayor Barraza asked if the applicant is going to go in 30 ft. from the property line all around the lot.

13
14 Chairperson Lucero responded yes; the fence will be inside the property.

15
16 Commissioner Salas stated Mr. Shannon told the commissioners that the 6 ft. fence height would be allowed if
17 he stayed inside of the property.

18
19 Mayor Barraza asked for confirmation that the fence would be 30 ft. from the property line.

20
21 Chairperson Lucero responded the fence along Hwy. 28 on to Tierra de Mesilla will be 30 ft from the property
22 line. She cannot recall how far from the property line the fence will be, but it will not be on the property line.
23 The cost is listed at \$35,000.

24
25 Mayor Barraza stated the requirement is 3 ft. and asked what did the PZHAC approve?

26
27 Chairperson Lucero stated we do not have specific what is allowed in the Commercial Zone. The PZHAC and
28 CID concluded that what was voted on was appropriate.

29
30 Mayor Barraza stated the board needs to insure there is a 3 ft. setback with the condition that on Hwy 28 there
31 would be a 30 ft. setback; 6 ft. (height) fence would be around the property.

32
33 Mayor Pro Tem Johnson-Burick stated she would like more specifics and details before voting on this case.
34 She feels there is a lot of uncertainty.

35
36 **Motion: To postpone PZHAC Case 061176 w/conditions – 1305 Tierra de Mesilla, submitted by Blanca Huizar**
37 **for “Casa Blanca”; A request for a zoning permit to allow the applicant to construct a six-foot-high**
38 **decorative iron fence around a commercial property at this address zoned General Commercial (C), Moved**
39 **by Mayor Pro Tem Johnson-Burick, Seconded by Trustee Caro.**

40
41 **Roll Call Vote:** Motion passed (**summary:** Yes =4).

42 Mayor Pro-Tem Johnson-Burick Yes

43 Trustee Arzabal Yes

44 Trustee Caro Yes

45 Trustee Garcia Yes

46
47
48 h) ***PZHAC Case 061177 w/conditions – 2510 Calle de Parian, submitted by Stephan**
49 **Carrasco, a request for a zoning permit to allow installation of two antique wood gates**
50 **and a six-foot-high rock wall to be constructed along the west edge of a residential**
51 **property at this address. Zoned: Historic Residential (HR)**

52
53 Mayor Barraza read analysis; asked for clarification on what is being presented for approval.

1
2 Chairperson Lucero stated PZHAC did not approve the gates; will be presented at the next meeting.
3 Approved was a 6 ft. rock wall, with clear site, on the west edge of property.
4

5 Mayor Barraza clarified the board will be voting on the 6 ft. rock wall only.
6

7 Chairperson Lucero stated the applicant requested an 8 ft. rock wall; PZHAC approved the rock wall to
8 be at 6 ft.
9

10 Mayor Pro Tem Johnson-Burick asked if the applicant is aware that the rock wall was approved at 6 ft.
11

12 Chairperson Lucero responded CID will be doing the inspections. Mr. Maese from CID is aware of the
13 conditions.
14

15 **Motion: To approve Case 061177 w/conditions – 2510 Calle de Parian, submitted by Stephan Carrasco, a**
16 **request for a zoning permit to allow installation of a six-foot-high rock wall to be constructed along the west**
17 **edge of a residential property at this address. Zone: Historic Residential (HR), Moved by Mayor Pro Tem**
18 **Johnson-Burick, Seconded by Trustee Arzabal.**
19

20 **Roll Call Vote:** Motion passed (summary: Yes =4).
21

22 Mayor Pro-Tem Johnson-Burick Yes

23 Trustee Arzabal Yes

24 Trustee Caro Yes

25 Trustee Garcia Yes

- 26 i) ***PZHAC Case 061179 – 2532 Calle de Cura, submitted by Ralph Lucero; a request for a**
27 **zoning permit to allow a small shed on a residential property at this address. Zoned:**
28 **Historic Residential (HR).**
29

30 Mayor Barraza asked is this for the house or for the apartment?
31

32 Commissioner Salas clarified it is for the house.
33

34 **Motion: To approve PZHAC Case 061179 – 2532 Calle de Cura, submitted by Ralph Lucero; a request for a**
35 **zoning permit to allow a small shed on a residential property (house) at this address. Zoned: Historic**
36 **Residential (HR), Moved by Trustee Arzabal, Seconded by Trustee Garcia.**
37

38 **Roll Call Vote:** Motion passed (summary: Yes =4).
39

40 Mayor Pro-Tem Johnson-Burick Yes

41 Trustee Arzabal Yes

42 Trustee Caro Yes

43 Trustee Garcia Yes

- 44 j) ***PZHAC Case 061182 – 1717 Boutz Road, Apartments 3 & 4, submitted by John Wright;**
45 **a request for a zoning permit to allow the applicant to repair and repaint the exterior**
46 **stucco and close off two exterior doors on two apartments at this address. Zoned**
47 **Historic Residential (HR). *Approved by consent agenda***
48

- 49 k) ***PZHAC Case 061184 – 2309 #3 Calle de Santiago, submitted by Jennifer Tyson for**
50 **“Co-Lab Artisans Loft”; a request for a sign permit to allow the applicant to install an on-**
51 **premises directory sign on part of a commercial property on which the store is located.**
52 **Zoned Historic Commercial (HC).**

1 Mayor Barraza stated she understands they are promoting their business, but she is concerned with
2 the sign being close to the stop sign and not be at the actual business location. She asked PZHAC
3 why the sign was approved.
4

5 Ms. Stoechner-Hernandez stated a previous business, Old Tea Barrel Company, was approved by the
6 PZHAC and the board for a similar sign permit.
7

8 Mayor Barraza stated a sign is required to be so many feet off the ground; what if the boutique comes
9 for a sign permit.
10

11 Ms. Stoechner-Hernandez responded PZHAC approved the permit since the sign would be on the post
12 and no one would run it to it.
13

14 Trustee Arzabal stated the town needs to help these businesses survive during this pandemic.
15

16 Mayor Barraza asked Marshal Lerma if he sees an issue with the sign being placed at that location.
17

18 Marshal Lerma responded he will check on that.
19

20 Mayor Pro Tem Johnson-Burick stated she remembers the previous sign did not interfere with the
21 stop or one-way signs. This is a perfect example of setting precedence and should be approved if it is
22 not a safety issue.
23

24 **Motion: To approve PZHAC Case 061184 – 2309 #3 Calle de Santiago, submitted by Jennifer Tyson for “Co-
25 Lab Artisans Loft”; a request for a sign permit to allow the applicant to install an on-premises directory sign
26 on part of a commercial property on which the store is local. Zoned Historic Commercial (HC), Moved by
27 Trustee Arzabal, Seconded by Trustee Garcia.**
28

29 Trustee Garcia asked who the property owner is. She asked if the owner should be on the application.
30

31 Mayor Barraza responded the Tafoya’s own the front and back building.
32

33 Ms. Stoechner-Hernandez responded she can request a letter from the Tafoya’s if that is the board’s wishes to
34 have it part of the file.
35

36 Trustee Garcia responded she would appreciate that being done.
37

38 Mayor Barraza stated we need to ensure it does not become a safety issue. There are exceptions being made
39 during this pandemic; asked are we going to go back enforcing the ordinances when this pandemic is over.
40

41 Trustee Arzabal stated this sign meets the ordinance.
42

43 Mayor Barraza responded the sign should be on the business requesting the permit.
44

45 Trustee Arzabal responded the PZHAC approved the sign with a 5-0 vote. Businesses are going under during
46 this time.
47

48 Mayor Barraza stated we must look at a creative way to divert tourist to businesses that are off the plaza.
49

50 **Roll Call Vote:** Motion passed (**summary:** Yes =4).

51 Mayor Pro-Tem Johnson-Burick Yes

52 Trustee Arzabal Yes

53 Trustee Caro Yes

1 Trustee Garcia Yes

2

3 **7. NEW BUSINESS:**

4 ****A public hearing must be held with item A****

5 a) **First reading and Public Hearing of Ordinance 2021-01:** revisions to the Historic Residential
6 Ordinance 18.35. – **Board of Trustees. *Removed First Reading.***

7 **Motion: To close Regular Meeting and open Public Hearing, Moved by Trustee Arzabal, Seconded by**
8 **Trustee Garcia.**

9

10 **Roll Call Vote:** Motion passed (**summary:** Yes =4).

11 Mayor Pro-Tem Johnson-Burick Yes

12 Trustee Arzabal Yes

13 Trustee Caro Yes

14 Trustee Garcia Yes

15

16 Opened Public Hearing at 6:52 p.m.

17

18 Ms. Stoechner-Hernandez read letter from Ms. Krueger.

19

20 **Motion: To close Public Hearing and open Regular Meeting, Moved by Mayor Pro Tem Johnson-Burick,**
21 **Seconded by Trustee Arzabal.**

22

23 **Roll Call Vote:** Motion passed (**summary:** Yes =4).

24 Mayor Pro-Tem Johnson-Burick Yes

25 Trustee Arzabal Yes

26 Trustee Caro Yes

27 Trustee Garcia Yes

28

29 Opened Regular Meeting at 6:54 p.m.

30

31 b) **For Approval:** An agreement with Las Cruces Public Schools for a School Resource Officer
32 (SRO) and a Community Services Officer (CSO) beginning March 17, 2021 and ending May 26,
33 2021. – **Edward Lerma, Marshal.**

34 Mayor Barraza reviewed changes recommended by town attorney. This has been approved by the Las Cruces
35 Public School Board pending approval of our changes.

36 **Motion: To approve an agreement with Las Cruces Public Schools for a School Resource Officer (SRO) and a**
37 **Community Services Officer (CSO) beginning March 17, 2021 and ending May 26, 2021, Moved by Trustee**
38 **Arzabal, Seconded by Trustee Johnson-Burick.**

39

40 Trustee Garcia asked if the town would have to hire a new CSO?

41

42 Mayor Barraza responded we are looking at having Mr. Rivera come back.

43

44 **Roll Call Vote:** Motion passed (**summary:** Yes =4).

45 Mayor Pro-Tem Johnson-Burick Yes

46 Trustee Arzabal Yes

47 Trustee Caro Yes

48 Trustee Garcia Yes

49

50 **8. BOARD OF TRUSTEE COMMITTEE REPORTS**

1 Trustee Arzabal: CFO met on Friday; next CFO meeting in May.

2

3 Mayor Pro Tem Johnson-Burick: MPO meeting April 14th.

4

5 Mayor Barraza: SCTR meeting on Wednesday.

6

7 **9. BOARD OF TRUSTEE/STAFF COMMENTS**

8

9 Marshal Lerma gave an update on arrests and search warrants.

10

11 Trustee Arzabal asked if the mayor has considered opening the board meetings to the public.

12

13 Mayor Barraza responded she has considered the option.

14

15 Trustee Arzabal stated he believes we are going into the red.

16

17 Mayor Barraza stated the weekly report shows we are at 4.62 positivity rate.

18

19 Mayor Pro Tem Johnson-Burick asked for a way to inform the residents of the funding that is available for
20 utilities and rent. She was disheartened when she saw that the yuccas and trees were removed from Mr.
21 Taylor's home.

22

23 Mayor Barraza responded Mr. McGillivray and staff are working on that area which be replaced with pavers.
24 The town has absorbed the cost since Mr. Taylor did not want to pick up the responsibility. If the trees and
25 yucca had not been removed, they would lift the pavers causing a safety hazard. Mr. McGillivray is working
26 with Mr. Taylor. Ms. Sellers has put the funding information on the website.

27

28 Ms. Stoenher-Hernandez stated we have received flyers from the county which have been posted around
29 Mesilla. The information is on Mesilla's and county's website. We have received some payments from the
30 county for the residents. Residents that are 2 months or more behind are being given that information.

31

32 Trustee Garcia asked if the town followed the procedure required to remove the yuccas which is the State
33 Flower. She asked if the town has money in the budget to purchase the brick.

34

35 Mayor Barraza responded Mr. Taylor had offered to install the pavers if the town purchased them. He removed
36 the flagstone without letting anyone know. A special license is needed to install the pavers.

37

38 Trustee Garcia asked how much this is costing the town and does the town have the money.

39

40 Mayor Barraza responded \$12,000; Mr. McGillivray is working on finding the monies. Project may have to be
41 done in phases.

42

43 Trustee Garcia asked what was done with the yuccas?

44

45 Mayor Barraza responded she will check with Mr. McGillivray and get back to her. She knows the church get
46 yuccas for Palm Sunday.

47

48 Trustee Garcia responded the church gets permits. She hopes the town continues doing that type of work all
49 around the town.

50

51 Mayor Barraza stated areas are being addressed around town.

52

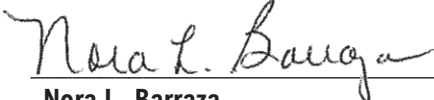
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10. ADJOURNMENT

The Town of Mesilla Trustees unanimously agreed to adjourn the meeting. (Summary: Yes-4)


MEETING ADJOURNED AT 7:11 P.M.

APPROVED THIS 12th DAY OF April 2021.



Nora L. Barraza
Mayor

ATTEST:



Cynthia Stoechner-Hernandez
Town Clerk/Treasurer



ATTACHMENTS

I am writing this in reference to Case 061176- 1305 Tierra de Mesilla. Section 18.45 which is written strictly for the C zones, clearly states in 18.45.040 letter O number 1, that a fence 6 feet in height should not be allowed in any part of the required setback in the front or side yards.

O. Wall, Fencing, Hedge, C Zone.

1. Height. A three-foot maximum height above natural ground surface level shall be permitted on any part of the required setback in the front yard and a four-foot maximum height above natural ground surface level shall be permitted on any part of the required set back in the side yards; provided, the height of such wall, fence or hedge is in accord with subsection (O)(2) of this section.

In 18.45.040 letter D number 3 a setback requirement is given at a minimum of 3 feet but a maximum number is not given.

D. Yards.

3. In the event the structure meets UBC fire-resistive requirements, then the setback requirement for any yard in the C zone shall be a minimum of three feet.

My biggest concern is that we are setting a precedent for future development in the area to also have some type of 6 foot fence along their front and side yard setbacks. Is that what we'd like to see in the rest of the C zone as we drive through the streets of the Mercado area, and see large fencing lining the roads.

Thank you for your time and consideration,

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a
n

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r

Cynthia Stoechner-Hernandez

From: Susan krueger <skrueger575@msn.com>
Sent: Monday, March 22, 2021 3:38 PM
To: Cynthia Stoechner-Hernandez
Cc: Susan krueger
Subject: Public Input for 3/22/2021 BOT meeting

Public Input from Susan Krueger

Consent Agenda, Case 061177:

The staff write-up states the proposed wall along the west property line will be six feet; however, under "Building Permit Requirements C.," Toby Carrasco states the wall will be 8 ft. high except in the front where it will be , "no higher than 4ft."

Please confirm with Mr. Carrasco the maximum wall height is six feet from grade and within the clear sight triangle the maximum height is three feet from grade.

DISCUSSION and PUBLIC HEARING

Suggestions regarding Draft Ordinance 2021-01:

1. 18.35.030 A.: change "county recorder" to "county clerk," unless Dona Ana County has officially designated this position and/or title.
2. 18.35.030 A. and 18.35.030 B.: to stay with the facts of what happened and when it happened, adjust the effective date from "1972" to "March 15, 1972."
3. I'm not sure of the numbering here, maybe 18.35.08(?)0 "Development standards", Section B. "Population Density": regarding the "maximum number of dwellings allowed on any property " delete "a shop, a storage shed, or a garage" since they are not considered "dwellings" in the code.