



THE PLANNING, ZONING AND HISTORICAL APPROPRIATENESS COMMISSION (PZHAC) WILL HOLD A WORK SESSION MEETING ON MONDAY, MAY 6, 2013, AT 5:30 P.M. IN THE BOARD ROOM OF THE MESILLA TOWN HALL, 2231 AVENIDA DE MESILLA.

1. Case: 012175 – 1368 Snow Road, Shannon & Cheryl Killingsworth, a special use permit for a horse motel. Zone: Rural-Farm (RF) (10 minutes).
The applicant stated that he wanted to open a horse motel at his property on Snow Road. The Commission asked the applicant if it was going to be like a boarding facility. The applicant stated no, that the facility would just be for the passersby on I-10 that need a place to rest their horse for the night. The applicant stated that he understood that the subdivision applications for both he and Mr. Luna would have to be completed before the Special Use Permit will be issued.
2. Case 012172 – 2114 Union Avenue, Roman Prieto, a building permit to construct a 15x26x9 paint booth on the back side of property. Zone: Rural Farm (RF). (5 minutes)
Mr. Prieto presented his case to the Commission, stating that he would like to construct a paint booth within one of their back carport structures already in existence. The commission asked about the information from the Fire Chief in the packet. Staff stated that Mr. Prieto would have to comply with all requirements by the Fire Chief for the fire inspection as well as CID requirements as far as electrical work is concerned.
3. Case 012183 – 3002 La Mesilla Circle, Jesse Navarro, a building permit for an addition to the current home. Zone: Historic-Residential (HR) (2 minutes).
Mr. Navarro presented his case to the Commission. He stated that he is still unsure on what he would like to do with the property because it would cost about the same to add on as it would to reconstruct the home. Commissioner Lucero told the applicant that she was very familiar with this area and the home and stated that she knows that the home needs quite a bit of work. The applicant stated they were still unsure of what route they wanted to take. Staff asked the applicant if he would like to remove the application from approval on tonight's agenda until he has a better idea of what he would like to do with the home. The applicant stated that he would like to remove this application from the agenda and will work with staff to complete a new application when he and his family are sure on what they want to do.
4. Case 012184 – 3002 La Mesilla Circle, Jesse Navarro, a building permit for a workshop at the back of the property. Zone: Historic-Residential (HR). (3 minutes)
Mr. Navarro presented the case to the Commission stating that he would like to place a prefabricated building toward the back of his home, approximately 12x12 to be used as a personal workshop. The Commission stated that they would require a blue-print or plan of the building to be placed in the back yard as part of the application. The applicant stated that he would get that information the staff.

THE PLANNING, ZONING AND HISTORICAL APPROPRIATENESS COMMISSION (PZHAC) WILL HOLD A REGULAR MEETING ON MONDAY, MAY 6, 2013, AT 6:00 P.M. IN THE BOARD ROOM OF THE MESILLA TOWN HALL, 2231 AVENIDA DE MESILLA.

1. **PLEDGE OF ALLEGIANCE 6:00 PM**
2. **ROLL CALL AND DETERMINATION OF A QUORUM**
Commissioner Prieto, Commissioner Lucero, Commissioner Hernandez, Commissioner Contreras and Commissioner Seifert were all in attendance. A Quorum was present.
3. **CHANGES TO THE AGENDA**
ACCEPTANCE OF THE CONSENT AGENDA *Commissioner Hernandez asked that case 012183 be removed from the agenda for reasons as stated in the work session and that the agenda be accepted. The motion was seconded by Commissioner Contreras; all in favor, and the motion carried.*

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.*

4. *PZHAC Minutes:

Regular Meeting Minutes of April 2, 2013.

5. PZHAC NEW BUSINESS:

Special Use Permit Request:

***A PUBLIC HEARING MUST BE HELD PRIOR TO ACTION ON THE FOLLOWING ITEM;
FOLLOWED BY A ROLL CALL VOTE. ***

- Case: 012175 – 1368 Snow Road, Shannon & Cheryl Killingsworth, a special use permit for a horse motel. Zone: Rural-Farm (RF).
Dr. Seifert opened the floor for a public hearing for the above referenced case. No public was in attendance. Dr. Seifert closed the public hearing and asked staff to present the facts of the case. The applicant had presented his information during the work session. The Commission stated that they would require that the applicant complete his summary subdivision process and that Mr. Luna be required to also complete this subdivision process before the Special Use Permit could be issued. Dr. Seifert asked for a motion to that effect. Dr. Seifert asked if any of the commissioners had any other questions for staff or the applicant. Seeing none, Dr. Seifert called for a roll call vote.
Aye- (4); Commissioner Lucero, Commissioner Hernandez, Commissioner Contreras and Dr. Seifert.
Nay- (0)

Business License Requests:

- Case 2013-0526 – Door to door sales, Vivint Inc. A business license application for installation, service, monitoring of home automation systems. Zone: All.
Staff presented the facts of the case. In the past, door to door salesman have been stopped by the Marshal's office and told to get a business license. These vendors are being proactive in asking for a business license whereas many do not get a license. Commissioner Contreras made a motion to approve the application, seconded by Commissioner Hernandez. All in favor and the motion carried.
- Case 2013-0527 – Door to door sales, Arm Security, Inc. A business license application for a direct dealer company for Vivint's automation systems. Zone: All.
Staff presented the facts of the case. This vendor would be similar to the previous approved application. Commissioner Contreras made a motion to approve the application, seconded by Commissioner Hernandez. All in favor, and motion carried.
- Case 2013-0528 – 1680 D Calle de Alvarez, Mark J. Gallardo, a business license application for a doctor's office. Zone: Commercial (C).
Staff presented the facts of the case. The proposed Doctor's office would be located next to an existing doctor's office. The Fire Chief had recently conducted a fire inspection of the office, so a new inspection would not be required. Commissioner Lucero made a motion to approve the application, Commissioner Hernandez seconded. All in favor, and motion carried.

Building Permit Requests:

- Case 012172 – 2114 Union Avenue, Roman Prieto, a building permit to construct a 15x26x9 paint booth on the back side of the property. Zone: Rural-Farm (RF).
Commissioner Prieto excused himself from voting on this case stating personal interest. Dr. Seifert asked staff to present the facts of the case. Staff stated that most facts were presented during the work session for discussion. The Commission stated that they would require the necessary paperwork from the Fire Chief and the inspections from CID as conditions to this application. Staff stated that a CID permit would be required for this application anyway, therefore, the necessary inspections would have to be completed. Staff also stated that she is still waiting for the Fire Chief's clearance before issuing the applicants business license which was approved previously by the board. Commissioner Contreras made a motion to approve the applications with the conditions that the applicant be required to get a CID permit and complete the fire inspection. The motion was seconded by Commissioner Lucero. All in favor, and the motion passed.
- Case 012178 – 2813 Erminda Street, Celina Garcia, a building permit to construct a courtyard wall in the front yard. Zone: Historic-Residential (HR).
Pat with Earthworks presented the facts to the Commission. Staff added on stating that the courtyard wall would not exceed the 6 foot requirements and the wall would remain the same color as the home. Commissioner Contreras made a motion to accept the application, seconded by Commissioner Hernandez. All in favor, and the motion carried.

- Case 012182 – 2975 Calle del Sur, Henry Dimatteo, a building permit to construct a garage. Zone: Historic-Residential (RF).
Staff presented the facts of the case to the Commission. The Commission saw no issues with this case and asked that staff ensure that the setbacks be maintained. Staff stated she would ensure they were. Commissioner Contreras made a motion to accept the application, seconded by Commissioner Lucero. All in favor, and motion carried.
- ~~Case 012183 – 3002 La Mesilla Circle, Jesse Navarro, a building permit for an addition to the current home. Zone: Historic-Residential (HR). *Removed from the agenda~~
- Case 012184 – 3002 La Mesilla Circle, Jesse Navarro, a building permit for a workshop at the back of the property. Zone: Historic-Residential (HR).
Staff presented the facts of the case. The applicant had stated that he would bring a prefabricated workshop to install in the back yard. The applicant also stated that the color would remain beige. Commissioner Lucero moved to approve the application with the condition that the applicant provide a blue-print of the prefabricated workshop to staff at the time the permit is issued. Seconded by Commissioner Contreras. All in favor, and motion carried.

6. *ADMINISTRATIVE (CONSENT) APPROVALS:

- Case 012173 – 2770 Buena Tierra Court, Robert Kolosseus, a building permit for interior work on the house. Zone:
- Case 012174 – 1755 Avenida de Mercado, Las Cruces Academy, a temporary sign permit. Zone: Commercial (C).
- Case 012176 – 2501 Calle del Norte, Neri Frieze, a building permit to repaint and replaster. Zone: Historic-Residential (HR).
- Case 012179 – 2226 B Guadalupe St., Pinnacle Management Group, a sign permit application for a “For Lease” sign. Zone: Historic-Residential (HR).
- Case 012180 – 2557 Calle de Parian, Carolyn Cosse, a building permit to replace windows. Zone: Historic-Residential (HR).
- Case 012181 – 2185 Calle de Guadalupe, Brookhill Investments, a building permit for repainting. Zone: Historic-Residential (HR).

7. PUBLIC COMMENTS

8. PZHAC/STAFF COMMENTS

Cynthia Stoechner-Hernandez, CDC, presented the Commissioners with a list of her Code Enforcement warnings so far. Commissioner Lucero stated that she was very thankful to have someone doing Codes. Ms. Stoechner-Hernandez also stated that there are a few large projects that may be coming before the commission in the future. Ms. Stoechner-Hernandez also stated that she would be completing a bulleted list from the Conference she, Commissioner Lucero, and Commissioner Contreras had attended. Commissioner Lucero stated that this conference was so good and full of information. Ms. Stoechner-Hernandez stated that she would present any other conference or learning opportunities to the Commission if they were interested.

Commissioner Lucero and Commissioner Hernandez both stated they had some codes issues that they would like to talk to staff about after the meeting.

9. NEXT REGULAR BOARD MEETING – MONDAY, MAY 20, 2013

- 10. PZHAC ADJOURNMENT 6:45 p.m.** *Commissioner Lucero made a motion for adjournment, seconded by Commissioner Hernandez. All in favor and motion carried.*

Dr. Kim Seifert, PZHAC Chair

Cynthia Stoechner-Hernandez, CDC