

Alto Lakes Special Zoning District

ALSZD MINUTES JUNE 04, 2025

1. Call meeting to order JIM @ 9:00 AM
2. Attendance:
James Abbott/Chair: Present X Absent ____
Robert McWilliams: Present Absent X ____
Chris Goff/STR: Present X Absent ____
Cindi Nutter (A): Present: X Absent ____
Brett Smith (A): Present: ____ Absent X
Russell Smith (A): Present: ____ Absent X
Keith Spaniel: Present ____ Absent X
3. Pledge of Allegiance led by: JIM
4. Approval of **Agenda** for 06/04/2025: Motion: **CHRIS** Second **CINDI**
5. Approval of **Minutes** from 05/21/2025: Motion: **CHRIS** Second: **CINDI**

PERMIT REQUESTS

1. OWNER: **WILLIAM & KATHERINE CASIAS**
CONTRACTOR:
ADDRESS: **202 FAWN**
SUBD: **DPW** UNIT: **1** BLK: **1** LOT: **31**
REQUEST: **VARIANCE; MOVE HOUSE 15' FEET TO ACCOMMODATE NEIGHBORS**
MOTION: **CHRIS** SECOND: **CINDI**
COMMENTS: **VARIANCE APPROVED; FEE \$300**
2. OWNER: **E DEAN JENKINS**
CONTRACTOR: **BRIAN HOLT**
ADDRESS: **1412 HIGH MESA**
SUBD: **HM** UNIT: **2** BLK: **8** LOT: **8**
REQUEST: **REPLACE DECK AND HANDRAILS WITH TREX**
MOTION: **CHRIS** SECOND: **JIM**
COMMENTS: **PERMIT ISSUED; PENDING VOR; FEE \$432.50**

3. OWNER: TOM & GAIL MARTIN
CONTRACTOR: DALE MOEBUS
ADDRESS: 208 BRENTWOOD
SUBD: SB UNIT: 2 BLK: 3 LOT: 14A
REQUEST: REPLACE EXISTING DECK WITH COMPOSITE; REPLACE HANDRAILS;
EXTEND DECK
MOTION: CHRIS SECOND: CINDI
COMMENTS: PERMIT ISSUED; FEE \$333.00

4. OWNER: GLEN BRAUDT
CONTRACTOR: JACK JOHNSON
ADDRESS: 1376 HIGH MESA
SUBD: HM UNIT: 1 BLK: 3 LOT: 2
REQUEST: CONVERT EXISTING DRIVEWAY TO CIRCULAR DRIVE
MOTION: CHRIS SECOND: JIM
COMMENTS: PERMIT ISSUED; FEE \$125

SHORT TERM RENTALS

UPDATE ON SHORT TERM RENTALS: STR PERMITS/COMPLIANCE INSPECTIONS

STR PERMIT ISSUED ALONG WITH COMPLIANCE TO HUMMINGBIRD.

PERMIT FOLLOW UP & NEW BUSINESS

1. NEW TOPICS:

2. **RED TAG(S): 148 EAGLE RIDGE, WORK BEING DONE WITHOUT A PERMIT FROM ALSZD, OVERFLOW OF ITEMS BEING STORED IN OPEN OUTDOOR AREAS, DITCHES AROUND ENTIRE BACKYARD AND SIDEYARDS, DIRT WORK IN EXCESS, LARGE QUANTITIES OF CEMENT BLOCK IN YARD – RED TAG IS STILL ACTIVE, DAILY FINES ARE ACCURED FROM 4/30/25 UNTIL PROPERTY IS REINSPECTED AND IN COMPLIANCE, RED TAG \$200 + \$150 INSPECTION FEE + \$150 FOR ADDITIONAL INSPECTION + \$50 A DAY. JASON SEIDENBERGER (AUTHORIZED REP FOR PATRICIA SEIDENBERGER PROPERTY OWNER) WAS ALSO INSTRUCTED TO SUBMIT JOINT PERMIT APPLICATION WITH ALL NECESSARY DOCUMENTS NO LATER THAN 5/15/25 @ 3 PM TO ABBY IN THE CLUB OFFICE, IF SUBMISSION IS NOT RECEIVED AND COMPLETE 2ND RED TAG WILL BE ISSUED, FOR THE PROJECTS HE TALKED ABOUT, ADDITION, COURTYARD, DOG RUN. 2ND RED TAG ISSUED 5/23/25; EMAILED PROPERTY OWNER AND SENT CERTIFIED LETTER WITH OUTSTANDING FEES/FINES AND SPECIFIED ITEMS TO BE RESOLVED. WAITING ON OUTCOME OF ACC MEETING WITH THE SEINDENBERGERS.**

3. PUBLIC COMMENTS:

4. COMMISSIONER COMMENTS:

5. REPLATS:

OLD BUSINESS

1. ISSUES/CONCERNS/COMPLAINTS:

2. PAST ACTIONS

INFORMAL DISCUSSIONS:

1. GENERAL COMMENTS:
2. ACC – ANY COMMENTS/CONCERNS:

TREASURER'S REPORT

1. TOTAL PERMIT FEES RECEIVED: **\$1190.50**
2. BANK ACCOUNT BALANCE : **\$26,452.73**
3. INVOICE APPROVALS – **COMPLIANCE INSPECTION(S)**

NEXT REGULAR MEETING WILL BE **June 18, 2025 AT 9:00 AM**; STAG ROOM OF ALG&CC, 1 MULLIGAN DR, ALTO, NM. **SUBMISSION DEADLINE FOR PERMIT APPLICATIONS IS 3:00 PM June 12, 2025**, CONTACT ABBY IN THE ALG&CC OFFICE FOR INSTRUCTIONS OR EMAIL TO HER AT, ABBYNEV@ALTOLAKESGOLF.COM SHORT TERM RENTAL AND COMPLIANCE PERMITS CONTACT ALSZD DIRECTLY, EMAIL: INFO.ALSZD@GMAIL.COM

ADJOURNMENT:

PLEASE NOTE: THE AGENDA FOR THE MEETING CAN BE REVISED AND PUBLISHED UP TO 72 HOURS PRIOR TO THE MEETING AND WILL BE POSTED ON THE PUBLIC BULLETING BOARD AT ALG&CC AS WELL AS ON OUR WEBSITE NMALSZD.COM AT ANY TIME DURING THE OPEN MEETING ACTHE COMMISSION MAY CLOSE THE MEETING TO THE PUBLIC TO DISCUSS MATTERS NOT SUBJECT TO THE NEW MEXICO OPEN MEETING ACT. THE COMMISSION MAY REVISE THE ORDER OF AGENDA ITEMS CONSIDERED AT THE OPEN MEETING.

