

**Henry P. Roybal**  
Commissioner, District 1

**Miguel M. Chavez**  
Commissioner, District 2

**Robert A. Anaya**  
Commissioner, District 3



**Kathy Holian**  
Commissioner, District 4

**Liz Stefanics**  
Commissioner, District 5

**Katherine Miller**  
County Manager

**DATE:** July 28, 2016

**TO:** SLDC Hearing Officer

**FROM:** Mathew Martinez, Development Review Specialist. *HMA*

**VIA:** Penny Ellis-Green, Growth Management Director *PEG*  
Vicki Lucero, Building and Development Services Manager *VL*  
Wayne Dalton, Building and Development Services Supervisor *VD for*

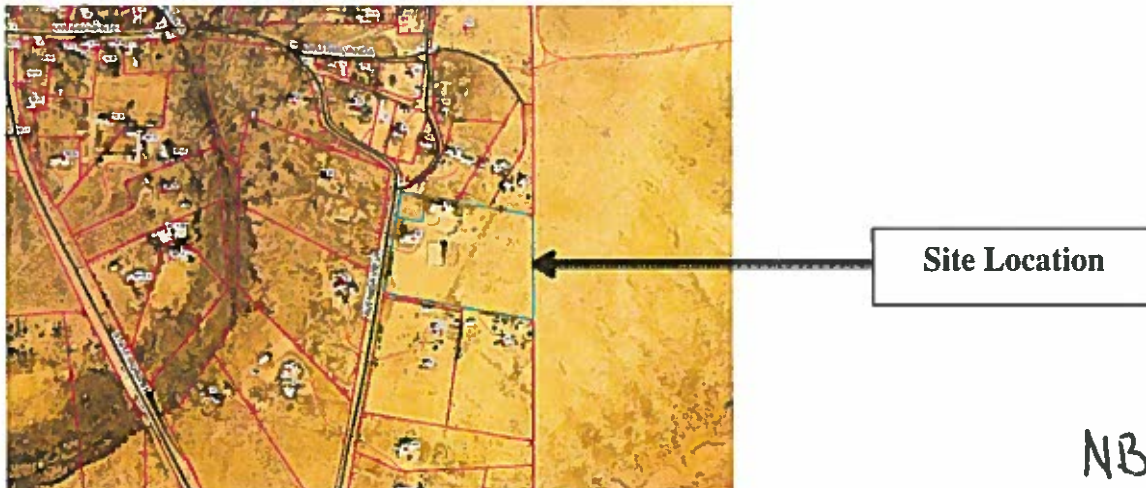
**FILE REF.:** Case # V 16-5160 Santa Fe County Galisteo Fire Station Variances

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**ISSUE:**

Santa Fe County, Applicant, requests variances of Chapter 8, Section 8.8.5, Side and Rear Setbacks and Chapter 7 Section 7.13.11.7, Water Harvesting of the Sustainable Land Development Code, Ordinance No. 2015-11 (SLDC). The Applicant proposes to add 1,192 square foot (sq. ft.) to an existing 3,365 sq. ft. unmanned Fire Station (Fire and Rescue Station) for a total of 4,557 sq. ft. The site is within the Galisteo Community District Overlay (GCD) and is zoned as Public/Institutional (GCD PI). Under the GCD Use Table a Fire and Rescue Station is allowed as a Permitted use. The property is located at 39 Avenida Vieja, off N.M. 41, within Township 14 North, Range 9 East, Section 36, (Commission District 3).

**Vicinity Map:**



*NBA -1*

## SUMMARY:

The Applicant acquired the property as evidenced by the warranty deed recorded in the records of the Santa Fe County Clerk in book 340 page 158 on October 20, 1976. The Applicant is requesting a 1,192 sq. ft. addition to an existing 3,365 sq. ft. volunteer unmanned fire station for a total of 4,557 sq. ft. The proposed addition will provide an additional apparatus bay, exercise room, and storage area.

The Applicant requests a variance of Chapter 8, Section 8.8.5, Side and Rear Setbacks, Table 8-17-1, which states that setbacks within a PI (Public Institutional) zone shall be a minimum of 40 feet. The Applicant states that in order to provide access to the new addition and a turning radius for trucks the new addition must be aligned with the existing facility. The current side setback for the existing building is 10' therefore the Applicants request the same 10' setback for the addition. Also, the proposed rear setback for the addition would be a little over 18', although the SLDC requires a 40' rear setback. Making this variance request for both the side and rear setbacks.

The Applicant additionally requests a variance of Chapter 7 Section 7.13.11.7, Water Harvesting. The Applicant states that there is already existing landscaping on the property, which includes four deciduous trees and shrubs that will remain, this existing landscaping is mature and does not require watering. The Applicant states that the parking lot is less than 40 spaces and there will be screening provided to the north of the addition by means of a coyote fence. The Applicant states that roof water will be oriented with downspouts and will direct water to existing trees with on-site ponding to the east of the building. The station is already screened with a landscape density that keeps with the natural landscaping in the area, characterized by more open land with little vegetation. Additionally, the station being unmanned does not provide staff who can maintain landscaping, therefore the variances are needed.

The applicable requirements under the Santa Fe County Sustainable Land Development Code, Ordinance No. 2015-11 (SLDC), which govern this Application are the following:

Chapter 8, Section 8.8.5, Table 8-17-1, Side and Rear Setbacks depicts that greater than 12 feet but less than or equal to 24 feet are minimum Side and Rear setbacks of 40 feet. (Exhibit 5)

Chapter 7, Section 7.13.11.7.3, Water Harvesting, Catchment Requirements, Non-Residential Structures states:

- a. Systems shall be designed to capture rainwater from the roofed area.
- b. Cisterns shall be buried, partially buried or insulated and shall be connected to a pump and a drip irrigation system to serve landscaped areas. Alternatively, if captured water is to be used for domestic purposes, appropriate plumbing and pump may be used to convey that water to the point of use.
- c. Cisterns shall be sized to hold 1.5 gallons per square foot of roofed area or the equivalent of one month supply of water. (Exhibit 7)

Chapter 14, Section 14.9.7.1, Variances, Purpose, states:

The purpose of this section is to provide a mechanism in the form of a variance that grants a landowner relief from certain standards in this code where, due to extraordinary and exceptional situations or conditions of the property, the strict application of the code would result in peculiar and exceptional practical difficulties or exceptional and undue hardship on the owner. The granting of an area variance shall allow a deviation from the dimensional requirements of the Code, but in no way shall it authorize a use of land that is otherwise prohibited in the relevant zoning district.

Chapter 14, Section 14.9.7.4, Variance Review criteria states:

A variance may be granted by only a majority of all the members of the Planning Commission (or the Board, on appeal from the Planning Commission) where authorized by NMSA 1978, Section 3-21-8(C):

1. Where the request is not contrary to public interest;
2. Where, owing to special conditions, a literal enforcement of the SLDC will result in unnecessary hardship to the applicant; and
3. So that the spirit of the SLDC is observed and substantial justice is done.

Chapter 14, Section 14.9.7.5 Variance Conditions of approval.

1. The Planning Commission may impose conditions on a variance request necessary to accomplish the purposes and intent of the SLDC and the SGMP and to prevent or minimize adverse impacts on the general health, safety and welfare of property owners and area residents.
2. All approved variances run with the land, unless conditions of approval imposed by the Planning Commission specify otherwise.
3. All approved variances automatically expire within one year of the date of approval, unless the applicant takes affirmative action consistent with the approval.

As required by the SLDC, the Applicant presented the Application to the Technical Advisory Committee (TAC) on April 7, 2016, at the regular scheduled monthly meeting, which satisfied the requirements set forth in Chapter 4, Section 4.4.4.3 Pre-application TAC Meeting and Table 4-1.

Notice requirements were met as per Chapter 4, Section 4.6.3., General Notice of Application Requiring a Public Hearing, of the SLDC. In advance of a hearing on the Application, the Applicant provided an affidavit of posting of notice of the hearing, confirming that public notice

posting regarding the Application was made for fifteen days on the property, beginning on July 13, 2016. Additionally, notice of hearing was published in the legal notice section of the Santa Fe New Mexican on July 13, 2016, as evidenced by a copy of that legal notice contained in the record. Notice of the hearing was sent to owners of land within 500' of the subject property and a list of persons sent a mailing is contained in the record.

This Application was submitted on May 27, 2016.

**RECOMMENDATION:**

**Since there is already an existing building with a 10' side setback, it is unreasonable to require an addition to that structure to meet a 40' setback. During the 6 month review of the SLDC, Staff will be proposing an exception to setbacks for additions to existing structures.**

**The existing trees are mature and require little water. The roof drainage will be directed into the trees. Cistern sizing can be based on a one month water supply for landscaping. Water use for landscaping is so minimal that requiring a cistern would result in an unnecessary hardship.**

**The request for variances meets the variance review criteria set forth in Chapter 14, Section 14.9.7.4.**

**Staff requests the Hearing Officer memorialize findings of fact and conclusions of law in a written order. The Santa Fe County Planning Commission (SFCPC) will be holding a public hearing on this matter on August 18, 2016.**

**EXHIBITS:**

1. Applicants Request
2. Recorded Survey Plats
3. Recorded Warranty Deed
4. Aerial of Site and Surrounding Area
5. Chapter 8, Section 8.8.5, Table 8-17-1 Side and Rear Setbacks
6. Chapter 7, Section 7.13.11.7. 2(b) (Water Harvesting)
7. Noticing



RISKIN ASSOCIATES ARCHITECTURE  
227 East Palace Avenue, Suite C  
Santa Fe, New Mexico 87501  
tel 505.983.0722 fax 773.913.0722  
www.riskinassociates.com

## VARIANCE REQUESTS

Date  
Project

7.13.16  
Galisteo Fire Station - Addition

### Code Exceptions Requested

The County is requesting three variances:

- Setbacks (to be less than 40' side and rear)
- Cistern (to eliminate the requirement for a cistern)

The Galisteo Fire Station Addition is a 1192 sf addition to an existing 3365 sf volunteer, unmanned fire station for a total of 4557 sf. The station is owned and operated by Santa Fe County. The station is on a site of approximately 0.6 acres located in the village of Galisteo on Avenida Vieja. The maximum height of the existing facility is approximately 21' at the top of the end parapet wall. The proposed addition will be lower than the existing height. The addition provides an additional apparatus bay and an exercise room as well as some storage.

### Setbacks - Exception Requested

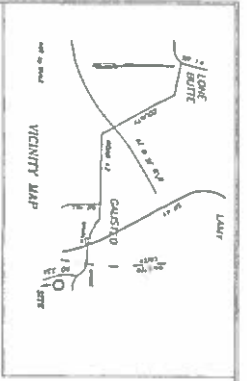
The new code (section 8.8.5) requires side and rear setbacks of 40' for a building between 12 and 24 feet. The existing facility has a 10' side setback. In order to provide access to the new addition and turning radii for trucks, the addition needs to be aligned with the existing facility; therefore we are requesting an exception to the code to allow the same 10' setback for the new addition. Since there is approximately 50' rear setback currently, we are also requesting an exception to the rear setback requirement to allow the addition to be contiguous to the existing building. The setback will be a little over 18'.

### Water Harvesting - Exception Requested

We are requesting an exception to 7.13.11.7 which requires a cistern, since the landscaping on-site is mature and requires little to no water and we are not adding additional landscaping. The existing roofwater will be oriented with downspouts and channels to direct-water existing trees. We will pond water on-site to the east of the building.

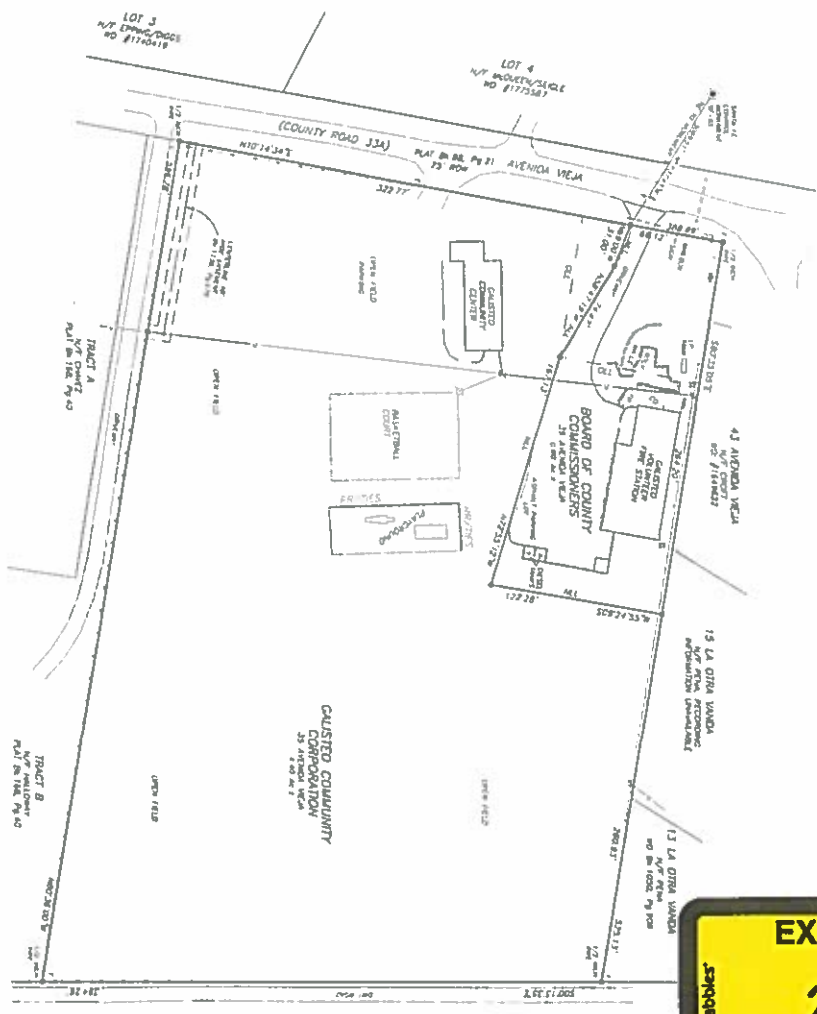


NBA-5



**SANTA FE COUNTY APPROVAL, NOTES AND CONDITIONS**  
**APPROVALS:**  
 16-1024  
 COUNTY DEVELOPMENT No. \_\_\_\_\_  
 COUNTY LAND USE ADMINISTRATION \_\_\_\_\_  
 COUNTY PLANNING AND ZONING \_\_\_\_\_  
 COUNTY HEALTH DEPARTMENT \_\_\_\_\_  
 COUNTY FIRE DEPARTMENT \_\_\_\_\_  
 COUNTY PUBLIC WORKS \_\_\_\_\_  
 COUNTY PUBLIC SAFETY \_\_\_\_\_  
 COUNTY PUBLIC UTILITIES \_\_\_\_\_  
 COUNTY PUBLIC DEFENSE \_\_\_\_\_  
 COUNTY PUBLIC EDUCATION \_\_\_\_\_  
 COUNTY PUBLIC HOUSING \_\_\_\_\_  
 COUNTY PUBLIC LIBRARY \_\_\_\_\_  
 COUNTY PUBLIC PARKS AND RECREATION \_\_\_\_\_  
 COUNTY PUBLIC SOCIAL SERVICES \_\_\_\_\_  
 COUNTY PUBLIC TRANSPORTATION \_\_\_\_\_  
 COUNTY PUBLIC UTILITIES \_\_\_\_\_  
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 16-1024  
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 COUNTY LAND USE ADMINISTRATION \_\_\_\_\_  
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 COUNTY PUBLIC LIBRARY \_\_\_\_\_  
 COUNTY PUBLIC PARKS AND RECREATION \_\_\_\_\_  
 COUNTY PUBLIC SOCIAL SERVICES \_\_\_\_\_



**EXHIBIT**  
**2.**  
 sheets

**COUNTY OF SANTA FE**  
 COUNTY CLERK  
 COUNTY CLERK'S OFFICE  
 100 N. SAN JUAN STREET, SUITE 100  
 SANTA FE, NEW MEXICO 87501  
 (505) 424-3500  
 www.santafe-county.org



**SPECIAL BUILDING PERMIT CONDITIONS**  
 THE APPROVAL OF AN ADJUSTMENT PERMITS SUBMISSION SYSTEM IS SUBJECT TO THE FOLLOWING SPECIAL BUILDING PERMIT CONDITIONS:  
 1. THE ADJUSTMENT PERMIT SHALL BE VALID FOR A PERIOD OF 180 DAYS FROM THE DATE OF ISSUANCE. IF THE PERMIT IS NOT COMPLETED WITHIN THIS PERIOD, THE PERMIT SHALL BE DEEMED VOID.  
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**ATTORNEY:**  
 NAME OF THE PARTY REQUESTING THE ADJUSTMENT PERMIT:  
 NAME OF THE PARTY REQUESTING THE ADJUSTMENT PERMIT:  
 NAME OF THE PARTY REQUESTING THE ADJUSTMENT PERMIT:  
 NAME OF THE PARTY REQUESTING THE ADJUSTMENT PERMIT:

**LEGEND:**  
 1. AREA TO BE ADJUSTED  
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**TITLE AND INTEREST INFORMATION FOR THE COUNTY CLERK:**  
 LOT LINE ADJUSTMENT PREPARED FOR  
 GALISTEO COMMUNITY CORPORATION TRACT  
 AND  
 BOARD OF COUNTY COMMISSIONERS TRACT  
 RECORDED IN PLAT BK 799, PG 06  
 WITHIN SECTIONS 1A, 14N, 8E, 14N PM  
 RANGE 18N, COUNTY OF SANTA FE, NEW MEXICO.  
 APPROVED THIS 15th DAY OF MARCH 2016  
 COUNTY CLERK

**RAMSON SURTOS, INC.**  
 PROFESSIONAL LAND SURVEYORS  
 100 N. SAN JUAN STREET, SUITE 100  
 SANTA FE, NEW MEXICO 87501  
 (505) 424-3500  
 www.ramsonsurtos.com

NBA-6



WARRANTY DEED

340158

Galisteo Community Corporation

for consideration paid, grant to Board of County Commissioners, Santa Fe County

the following described real estate in Santa Fe County, New Mexico:

That certain tract lying, situated and being within the E. W. Eaton Grant, Santa Fe County, New Mexico and being more particularly described as follows, to wit:

Beginning at an iron pipe set at the N.W. corner of this tract, from which a rock set for the N.E. corner of the Galisteo Grant bears NB7°24'W - 1445.6' distant, thence S79°53'E - 100.0' to the NE corner of this tract, thence S10°53'W -100.0' to the SE corner of this tract, thence N79°53'W - 100.0' to the SW corner of this tract, thence N10°53'E -100.0' to the point and place of beginning.

Said tract contains .230± acres and represents the northwest portion of tract described on that certain plat by Guy Hayden, N.M.L.S. No. 4070, titled "Lands Platted 22 July '75, Galisteo Community Corp., Santa Fe County, New Mexico".

with warranty covenants. WITNESS hand and seal this 20th day of October 1976

(Seal) Roman Attenberger (Seal)

(Seal) (Seal)

ACKNOWLEDGMENT FOR NATURAL PERSONS

STATE OF NEW MEXICO COUNTY OF Santa Fe

The foregoing instrument was acknowledged before me this 20th day of October 1976

by Roman Attenberger (Name or Names of Person or Persons Acknowledging)

My commission expires: (Seal)

Notary Public

COUNTY OF SANTA FE JSO #3971298

ACKNOWLEDGMENT FOR CORPORATION

STATE OF NEW MEXICO COUNTY OF Santa Fe

The foregoing instrument was acknowledged before me this 20th day of October 1976

by Roman Attenberger (Name of Officer) President of Galisteo Community Corp. (Name of Corporation Acknowledging)

New Mexico (State of Incorporation) corporation, on behalf of said corporation.

My commission expires: (Seal) 1-16-77

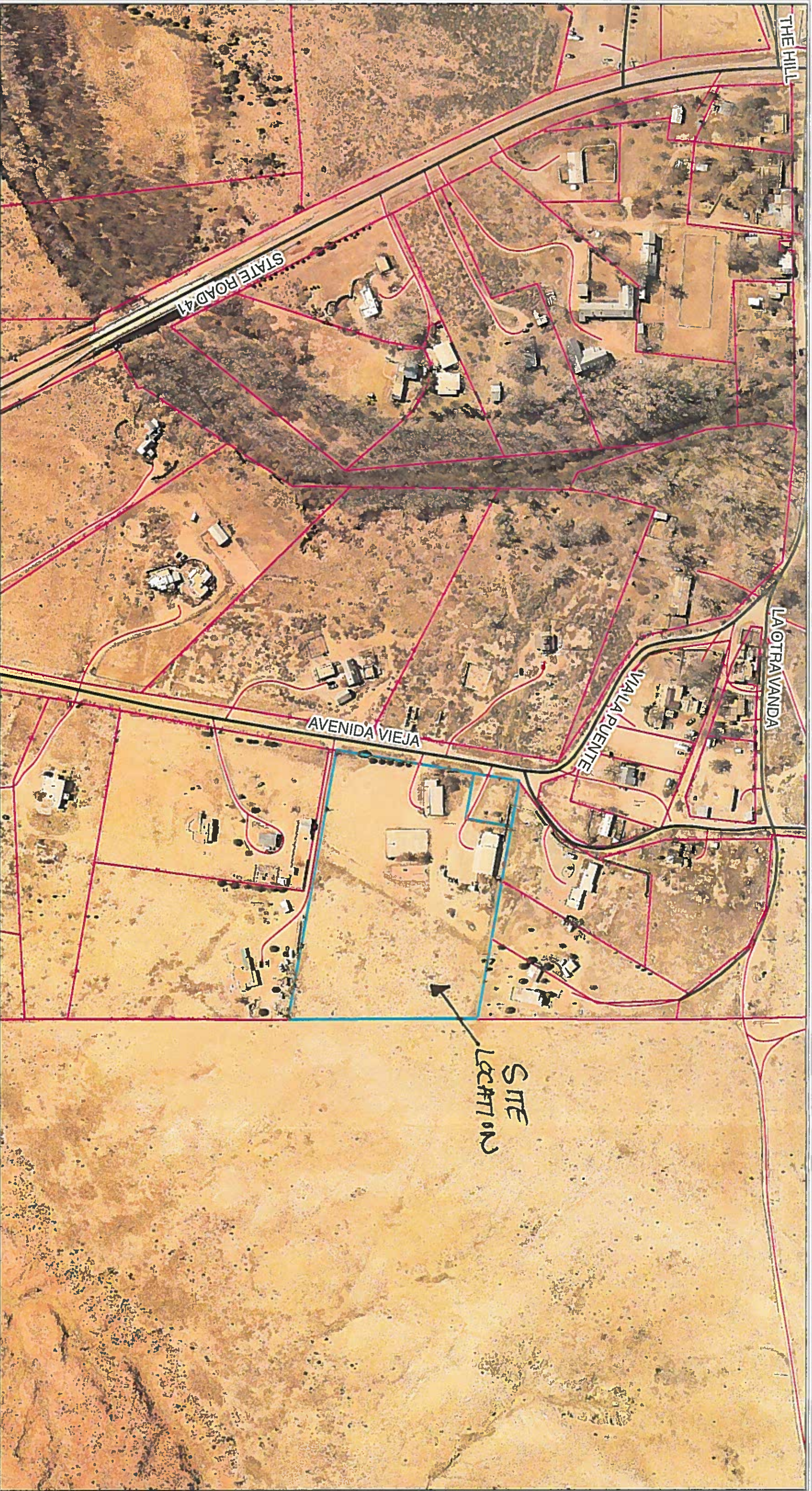
(Seal) Notary Public

STATE OF NEW MEXICO FOR RECORDER'S USE ONLY I hereby certify that this instrument was filed for record on the 20 day of Oct A. S. 1976 at 1:25 o'clock P M and was duly recorded in my book 310 page 58 of the records of Santa Fe County. Witness My Hand and Seal of Office DANNY ONTIZ County Clerk, Santa Fe County, N. M.

EXHIBIT 3

NBA-7





**Legend**

-  Roads
-  DRIVEWAYS
-  PARCELS

tabbles®

**EXHIBIT**

4.

1:2,400  
1 inch represents 200 feet



SITE  
LOCATION

2015 Imagery  
2 FOOT CONTOURS

This information is for reference only.  
Santa Fe County assumes no liability for  
errors associated with the use of these data.  
User are solely responsible for  
confirming data accuracy.

NBA-8

July 6, 2016





**8.8.3. Dimensional Standards.** The dimensional standards within the PI district are outlined in Table 8-17 below.

**8.8.4. Review/approval procedures.** All PI developments must meet the design standards of this section in addition to the applicable standards of Chapter 7. A conceptual plan shall be required for all phased development in accordance with procedures outlined in Chapter 4.

**Table 8-17: Dimensional Standards – PI (Public/Institutional).**

P/I Zoning District	P/I
Density	2.5*
Frontage (minimum, feet)	40
Lot width (minimum, feet)	n/a
Lot width (maximum, feet)	n/a
Height (maximum, feet)	48
Lot coverage (maximum, percent)	80

\*density shall be 1 acre if the surrounding zoning district is RC, or reduced to 0.75 acres if the surrounding zoning district is TC.



**8.8.5. Side and Rear Setbacks.** For buildings in the PI district that are over 12 feet in height, side and rear setbacks adjacent to any A/R, RUR, RUR-F, RUR-R, RES-F, RES-E, R-C, or TC districts, and any predominantly single-family detached or attached dwelling districts or sub-districts in areas subject to community district zoning, as well as any existing or approved development consisting of predominantly single-family detached dwellings or 1- or 2-story duplex or single-family detached dwellings in MU or PDD districts, are outlined in Table 8-17.1 below.

**Table 8-17-1: Side and Rear Setbacks – PI (Public/Institutional).**

Building Height	Minimum Side and Rear Setbacks
Greater than 12 but less than or equal to 24 feet	40 feet
Greater than 24 but less than or equal to 36 feet	100 feet
Greater than 36 but less than or equal to 48 feet	150 feet

**8.9. MIXED USE ZONING DISTRICT (MU).**

**8.9.1. Purpose.** The Mixed Use (MU) district provides for areas of compact development with primarily residential and some commercial uses. The MU district provides a full range of housing choices and promotes a sense of community, vitality, and adequate facilities and services. The purpose of the MU designation is to accommodate compact communities, which typically have public gathering places or community facilities with a mix of associated land use such as residential and neighborhood-scale retail, small businesses, and local commercial uses. Community facilities may include schools, post offices, community centers, and recreational facilities, multi-modal transportation facilities that promote bicycling, equestrian activities, park and ride, and transit.

**8.9.2. Applicability.** The MU district requires residential uses and allows commercial, retail, recreational, community and employment uses. A variety of housing types are allowed in this district, including duplexes, multi-family and single family. A housing density is given (as shown in Table 8-18) if at least 10% of the developed square footage within the MU district is allocated to commercial/retail use intended to serve the local community.



NBA-9

**2. Fugitive Water.** Fugitive water is prohibited. No person, firm, corporation, county, state, federal, municipal or other governmental facility or operation shall cause or permit the occurrence of fugitive water.

a. Fugitive water means the pumping, flow, release, escape or leakage of any water from any pipe, valve, faucet, irrigation system or facility onto any hard surface such that water accumulates as to either create individual puddles in excess of ten (10) square feet in size or cause flow along or off of the hard surface or onto adjacent property or the public right-of-way, arroyo, or other water course, natural or manmade. Fugitive water also means, during the irrigation of landscaping, the escape or flow of water away from the landscaping plants being irrigated even if such flow is not onto a hard surface.

b. Fugitive water shall not include:

i. Incidental run-off caused by vehicle washing provided that a shut-off nozzle is in use;

ii. Periodic draining of swimming pools and spas;

iii. Storm run-off, including snowmelt run-off;

iv. Flowing resulting from temporary water system failures or malfunctions;

v. Water applied, such as in the cleaning of hard surfaces, to prevent or abate public health, safety or accident hazards when alternate methods are not available. The washing of outdoor eating areas and sidewalks is not included in this exemption,

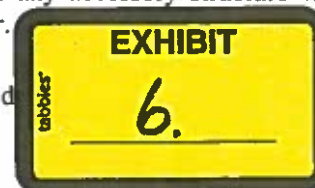
vi. Flow resulting from vandalism, high winds, emergencies and acts of God; or

vii. The occurrence of an unforeseeable or unpreventable failure or malfunction of plumbing or irrigation system hardware, prior to the issuance of a formal warning notice. Once a formal warning notice has been issued, the water user is instructed not to operate the faulty system until it is appropriately repaired, unless operating the system is integral to the operation of the facility. Once a warning notice has been issued, subsequent fugitive water events at the same location will be subject to issuance of citations.

**7:13:11.7. Water Harvesting.**

**1. Rainwater Catchment Systems.**

a. Rainwater catchment systems are required for all new construction whose roof area is 2,500 square feet or greater. Rainwater catchment systems are required for all remodeling of an existing structure whose roof area, after the remodeling, is 2,500 square feet or greater. Rainwater catchment systems are required of any accessory structure whose roof surface is 500 square feet or greater.





b. Systems shall be designed to capture rainwater from a minimum of 85% of the roofed area.

c. Structures whose roof surface is 2,500 sq. ft. or greater shall install a cistern that is buried or partially buried and insulated. The cistern shall be connected to a pump and a drip irrigation system to serve landscaped areas. Alternatively, if captured water is to be used for domestic purposes, appropriate plumbing and pumps may be used to convey water to the point of use.

d. A structure whose roof surface is 2,500 sq. ft. or less, and any accessory structure shall install as its rainwater catchment system: (i) rain barrels, (ii) cisterns, or (iii) passive water harvesting systems using berms, swales, or tree wells. The system shall capture water from at least 85% of the roofed surface.

c. Cisterns shall be sized to hold 1.15 gallons per square foot of roof area.

## **2. Catchment Requirements, Residential Structures.**

a. Systems shall be designed to capture rainwater from a minimum of 85% of the roofed area.

b. Structures whose roof surface is 2,500 sq. ft. or greater shall install a cistern that is buried or partially buried and insulated. The cistern shall be connected to a pump and a drip irrigation system to serve landscaped areas. Alternatively, if captured water is to be used for domestic purposes, appropriate plumbing and pumps may be used to convey that water to the point of use.

c. A structure whose roof surface is 2,500 sq. ft. or less, and any accessory structure whose roof surface is 500 sq. ft. or greater shall install rain barrels, cisterns or other water catchment system including passive water harvesting and infiltration techniques, berms, swales, and tree wells to capture rainwater from a minimum of 85% of the roofed area.

d. Cisterns shall be sized to hold 1.15 gallons per square foot of roof area that is captured.

## **3. Catchment Requirements, Non-residential structures:**

a. Systems shall be designed to capture rainwater from the roofed area.

b. Cisterns shall be buried, partially buried or insulated and shall be connected to a pump and a drip irrigation system to serve landscaped areas. Alternatively, if captured water is to be used for domestic purposes, appropriate plumbing and pumps may be used to convey that water to the point of use.

c. Cisterns shall be sized to hold 1.5 gallons per square foot of roofed area or the equivalent of a one month supply of water.





# PUBLIC NOTICE

Notice is hereby given that an application has been filed with Santa Fe County for **A VARIANCE OF CHAPTER 8, SECTION 8.8.5 SIDE & REAR SETBACKS & CHAPTER 7 SECTION 7.13.11.7 WATER HARVESTING OF ORDINANCE NO. 2015-11 THE SUSTAINABLE LAND DEVELOPMENT CODE (SLOC)**. THE APPLICANT PROPOSES TO ADD 1,260 SF TO AN EXISTING 3,365 SF. UNMANNED FIRE STATION (FIRE & RESCUE STATION) FOR A TOTAL OF 4,625 SF. THE SITE IS WITHIN THE GAUSTED COMMUNITY DISTRICT OVERLAY (GCO) & IS ZONED AS PUBLIC/INSTITUTIONAL (GCO PI). UNDER THE GCO USE TABLE A FIRE & RESCUE STATION IS ALLOWED AS A PERMITTED USE.

Name of Applicant **SANTA FE COUNTY**  
Address of Request **39 AVENIDA VIEJA**  
Legal Description: Section **30** Township **14 NORTH**  
Range **9 EAST** NMPM Santa Fe County, New Mexico  
A **PUBLIC HEARING** will be held/ ~~made~~ at the Old Santa Fe County Courthouse, corner of Palace and Grand Avenues, Santa Fe, New Mexico on/ ~~the~~ the **28<sup>TH</sup>** day of **JULY**, 2016, at **3 PM** before the **SFC HEARING OFFICER & ON AUG 18, 2016 AT 4 PM BEFORE THE SFC PLANNING COMMISSION**.  
Further information can be obtained by contacting, **Commissioner** the Land Use Department, P.O. Box 276, Santa Fe, NM 87504  
Phone (505)986-6225. Development Permit # **16-5160**

## JOIN OUR TEAM



NBA-13

# 505-992-3087

[volfire@santafecountynm.gov](mailto:volfire@santafecountynm.gov)







COUNTY  
CTS DIVISION  
DOVAL - PROJECT MANAGER  
MEDA SUITE 20C  
SANTA FE, NM 87501

Ranchitos de Galisteo Water Users  
Association - Roger Taylor  
54 Camino de Los Angelitos  
Galisteo, NM 87540

COUNTY  
CTS DIVISION  
DOVAL - PROJECT MANAGER  
MEDA SUITE 20C  
SANTA FE, NM 87501

Ranchitos de Galisteo Water Users  
Association - Roger Taylor  
54 Camino de Los Angelitos  
Galisteo, NM 87540

COUNTY  
PROJECTS DIVISION  
DOVAL - PROJECT MANAGER  
LAMEDA SUITE 20C  
SANTA FE, NM 87501

Galisteo Community Association  
Mr. Wayne King  
22 Avenida Vieja  
Galisteo, NM 87540

NBA-15

... - - - - -  
COUNTY  
LANDS DIVISION  
VAL - PROJECT MANAGER  
MEDA SUITE 20C  
LAMY, NM 87501

THERESA BOHN &  
JAMES RUSSELL GODMAN JR.  
43 AVENIDA VIEJA  
LAMY, NM 87540

COUNTY  
LANDS DIVISION  
VAL - PROJECT MANAGER  
MEDA SUITE 20C  
LAMY, NM 87501

HENRY E. & CAROLINE SINGLETON  
90 SAN CRISTOBAL RANCH RD.  
GALISTEO, NM 87504-7519

COUNTY  
LANDS DIVISION  
VAL - PROJECT MANAGER  
MEDA SUITE 20C  
LAMY, NM 87501

SAN CRISTOBAL RANCH  
SC RANCH RD. 22-A  
LAMY, NM 87540

NBA-16

COUNTY  
ECTS DIVISION  
OVAL - PROJECT MANAGER  
AMEDA SUITE 20C  
NM 87501

SERAPIO ANAYA  
4 LA OTRA BANDA  
LAMY, NM 87540

COUNTY  
ECTS DIVISION  
OVAL - PROJECT MANAGER  
AMEDA SUITE 20C  
NM 87501

DR. T ROY CHAN &  
JO ANN CHAN  
8 CAMINO COSTADINO  
SANTA FE, NM 87508

COUNTY  
ECTS DIVISION  
OVAL - PROJECT MANAGER  
MEDA SUITE 20C  
JM 87501

CHARLES & BARBARA  
HOLLOWAY  
31 AVENIDA VIEJA  
GALISTEO, NM 87540-9701

NBA -17



... 87501  
COUNTY  
PROJECTS DIVISION  
VAL - PROJECT MANAGER  
LAMEDA SUITE 20C  
NM 87501

CLYDE & MARY B. PENA  
507 ESCUDERO  
SANTA FE, NM 87501

... 87501  
COUNTY  
PROJECTS DIVISION  
LAMEDA SUITE 20C  
NM 87501

JOSEPH RICHARD ANAYA  
137 22<sup>ND</sup> AVE.  
TEXAS CITY, PR 77590

COUNTY  
PROJECTS DIVISION  
VAL - PROJECT MANAGER  
LAMEDA SUITE 20C  
NM 87501

DORA JEAN MOYA  
23 VIA LA PUETE  
GALISTEO, NM 87540

NBA-18

COUNTY  
ECTS DIVISION  
IOVAL - PROJECT MANAGER  
AMEDA SUITE 20C  
NM 87501

SINGLETON PROPERTIES LLC  
90 SAN CRISTOBAL RANCH RD.  
LAMY, NM 87540

COUNTY  
JECTS DIVISION  
DOVAL - PROJECT MANAGER  
LAMEDA SUITE 20C  
NM 87501

MATHEW MCQUEEN &  
CAROLINE SEIGEL  
P.O. BOX 1236  
SANTA FE, NM 87504

COUNTY  
ECTS DIVISION  
OVAL - PROJECT MANAGER  
AMEDA SUITE 20C  
NM 87501

ANTHONY A. CHAVEZ  
27 AVENIDA VIEJA  
LAMY, NM 87504

NBA-19

COUNTY  
ECTS DIVISION  
OVAL - PROJECT MANAGER  
AMEDA SUITE 20C  
NM 87501

RICHARD A. GRISCOM  
900 N SWITZER CANYON DR.  
APT 141  
FLAGSTAFF, AZ. 86001-4841

COUNTY  
IECTS DIVISION  
OVAL - PROJECT MANAGER  
AMEDA SUITE 20C  
NM 87501

CLYDE & MARY B. PENA  
507 ESCUDERO  
SANTA FE, NM 87505

COUNTY  
CTS DIVISION  
VAL - PROJECT MANAGER  
MEDA SUITE 20C  
M 87501

LOUIS R. & JULIA  
1950 HAMMOND RD.  
SANTA FE, NM 87507

NBA-20



COUNTY  
CTS DIVISION  
JVAL - PROJECT MANAGER  
MEDA SUITE 20C  
VM 87501

ANTONIO A. CHAVEZ  
27 AVENIDA VIEJA  
LAMY, NM 87540

COUNTY  
CTS DIVISION  
JVAL - PROJECT MANAGER  
MEDA SUITE 20C  
IM 87501

ROBERT A. ANAYA  
123 LITTLE RANCH RD.  
STANLEY, NM87056-7011

CTS DIVISION  
JVAL - PROJECT MANAGER  
MEDA SUITE 20C  
IM 87501

EDWARD A. EPPING &  
MARGARET DIGGS  
32 AVENIDA VIEJA  
GALISTEO, NM 87540

NBA-21

# SANTA FE NEW MEXICAN

202 E. Marcy  
PO Box 2048  
Santa Fe, NM 87504  
Phone: 505-983-3303  
FAX: 505-984-1785

## Ad Proof/ Order Confirmation/ Invoice

SF COUNTY  
PO BOX 276,  
SANTA FE NM 87504

505-986-6375  
<dolivas@co.santa-fe.nm.us

Account Number 2438

Order Number 0000172174  
Ordered By Lisa Griego  
Ad Cost \$101.35      Sales Rep omartinez  
Tax Amount \$8.42      Order Taken by: omartinez  
Total Amount \$109.77      Payment \$0.00  
Amount Due \$109.77  
PO Number PENDING

Ad Number 0000172174-01  
Product Santa Fe New Mexican-SFNM Daily  
Placement Legals - Legal Notices  
Classification Legal Notices-Legals Classified  
Ad Type Legal  
Ad Size : 1.0 X 145 Li  
Color <NONE>  
Run Dates  
7/13/2016

NBA-22

# SANTA FE NEW MEXICAN

Ad Proof / Order Confirmation / Invoice

LEGAL # 81289

CASE # V 16-5160  
Santa Fe County  
Galisteo Fire  
Station.

## NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held to consider a request by Santa Fe County, Applicant, requests variances of Chapter 8, Section 8.8.5 Side and Rear Setbacks and Chapter 7 Section 7.13.11.7 Water Harvesting of Ordinance No. 2015-11 the Sustainable Land Development Code (SLDC). The applicant proposes to add 1,260 sf to an existing 3,365 sf unmanned Fire Station (Fire and Rescue Station) for a total of 4,625 sf. The site is within the Galisteo Community District Overlay (GCD) and is zoned as Public/Institutional (GCD PI). Under the GCD Use Table a Fire and Rescue Station is allowed as a Permitted use. The property is located at 39 Avenida Vieja, Off N.M. 41, within Township 14 North, Range 9 East, Section 36, (Commission District 3).

A public hearing will be held in the County Commission Chambers of the Santa Fe County Courthouse, corner of Grant and Palace Avenues, Santa Fe, New Mexico on the 28th day of July 2016, at 3:00 p.m. on a petition to the Santa Fe County Hearing Officer and on the 18th day of August 2016, at 4:00 p.m. on a petition to the Santa Fe County Planning Commission.

Please forward all comments and questions to the County Land Use Administration Office at 936-6225.

All interested parties will be heard at the Public Hearing prior to the Hearing Officer/Planning Commission taking action.

All comments, questions and objections to the proposal may be submitted to the County Land Use Administrator in writing

Account Number

2438

Ad Order Number

0000172174

SF COUNTY

to P.O. Box 276, Santa Fe, New Mexico 87504-0276; or presented in person at the hearing.

Published in the Santa Fe New Mexican on July 13, 2016.

NBA-23