



## **ORDINANCE 23-11**

### **AN ORDINANCE AMENDING THE TOWN OF TAOS ZONING MAP AND THE TOWN OF TAOS LAND USE DEVELOPMENT CODE**

**This ordinance amends the Town of Taos official zoning map with respect to one parcel, 426 Cordoba Lane, totaling approximately 1 acre, Exhibit 'A', with UPC Number 1074148331200 and Owner Number 77715.**

**WHEREAS**, the property owner filed a petition to change the zone on one parcel, approximately 1 acre, from C-2 "General Commercial" Zone to R-4 "Residential" Zone; and

**WHEREAS**, the proposed rezoning is appropriate given the existing zones in the vicinity of the subject property; and

**WHEREAS**, the Planning and Zoning Commission held a duly published, noticed, and posted meeting and public hearing on the zone change on June 7, 2023 and subsequently recommended that zone change be approved by the Taos Town Council; and

**WHEREAS**, The Town Council held a duly published, noticed, and posted public hearing on July 25, 2023 for the purpose of taking evidence relative to, considering, and deliberating upon the present zone change ordinance; and

**WHEREAS**, the Town Council finds that the proposed zone change meets the requirements set forth in the Land Use Development Code as:

1. The amendment is consistent with the direction and intent of the existing Town of Taos master plan;
2. The amendment is consistent with the purpose and intent of Town of Taos zoning regulations;
3. The amendment to this title is consistent with the existing land use in the affected neighborhood;
4. The benefit to the neighborhood will outweigh any potential adverse impact upon the surrounding properties;

5. The amendment to this title will not create a danger to the public health, safety, or welfare, nor cause an extraordinary public expense, or create a nuisance, and
6. The amendment is justified by a change in condition in the vicinity.

**NOW, THEREFORE, BE IT ORDAINED** by the Governing Body of the Town of Taos, meeting in Regular Session this 25<sup>th</sup> day of July 2023, and after having held a public hearing on the matter, that the following Ordinance is hereby amended, adopted, approved and ratified:

**Zone Change of the following parcel as follows:**

1. **426 Cordoba Lane, UPC: 1074148331200, Owner Number 77715, approximately 1-acre change from C-2 “General Commercial” Zone to R-4 “Residential” Zone.**

**See Exhibit A for Map of Subject Changes and Existing Zone**

This ordinance shall become effective as provided by law.

**ORDAINED, ADOPTED, AND APPROVED** this 25<sup>th</sup> day of July 2023 by the following vote:

<b>Mayor Pascualito Maestas</b>	<b><u>Yes</u></b>
<b>Mayor Pro Tem Darien Fernandez</b>	<b><u>Yes</u></b>
<b>Councilmember Nathaniel Evans</b>	<b><u>Yes</u></b>
<b>Councilmember Marietta Fambro</b>	<b><u>Yes</u></b>
<b>Councilmember Corilia Ortega</b>	<b><u>Yes</u></b>

**TOWN OF TAOS**

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**Pascualito Maestas, Mayor**

**ATTEST:**

**APPROVED AS TO FORM**

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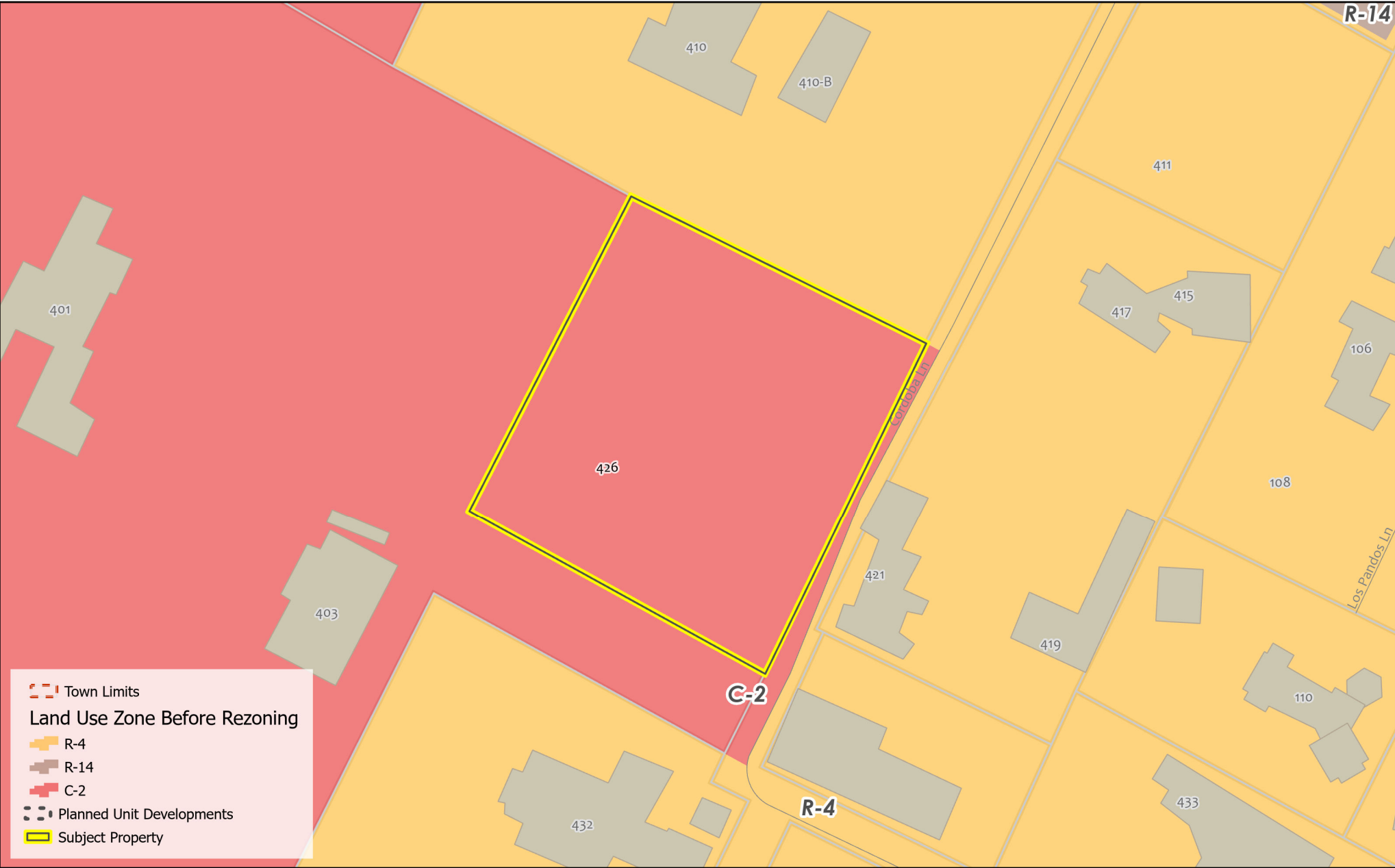
**Francella Garcia, Town Clerk**

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**Christopher Stachura, Town Attorney**

426 Cordoba Ln  
Before Zone Change

UPC 1 074 148 331 200  
Owner #77715

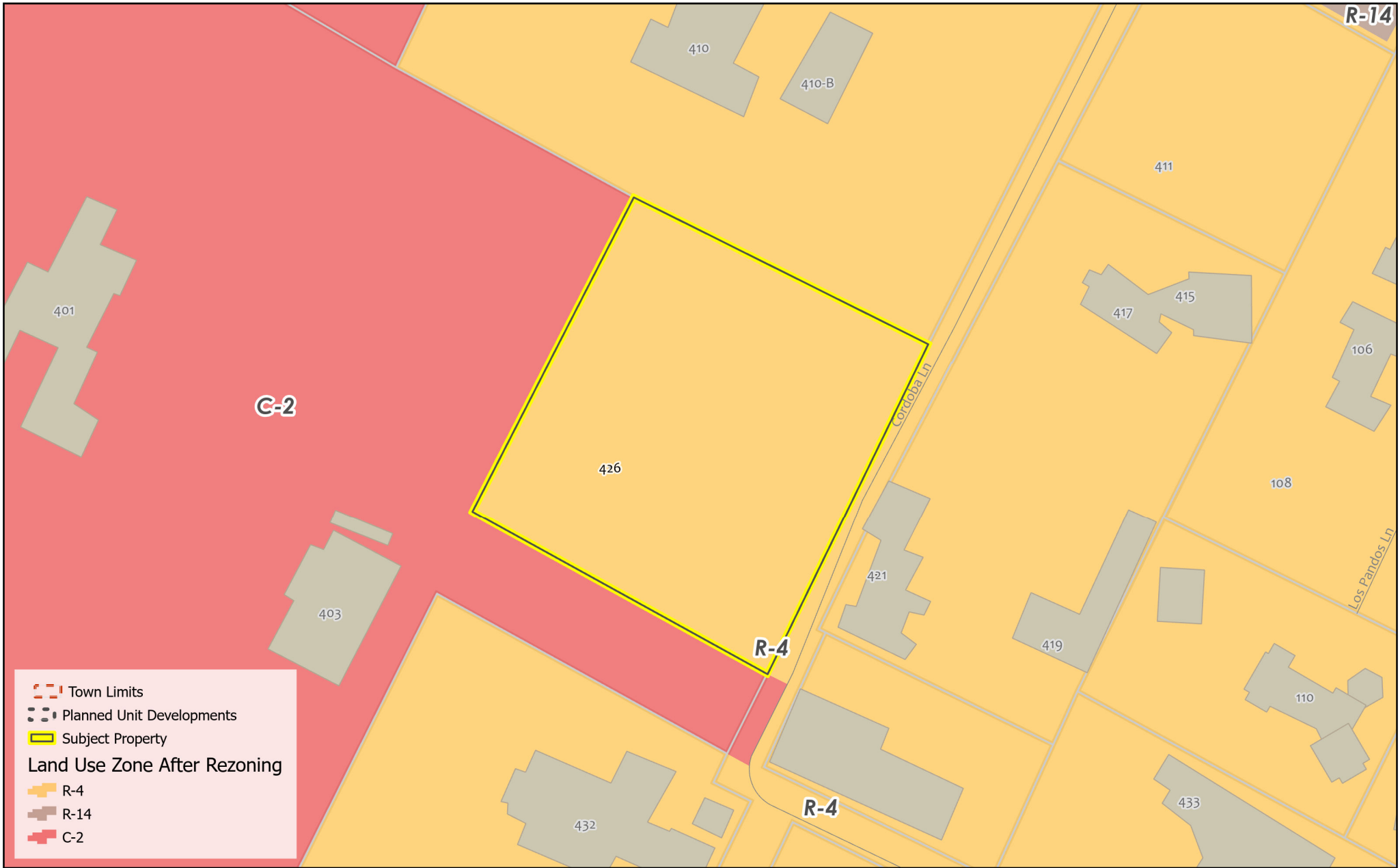


Author: Tim Corner, GIS Analyst, Town of Taos  
 Date: 3/27/2023  
 Map: Cordoba Ln 426 Rezoning Project - 426 CORDOBA LN - 1 074 148 331 200 - 77715 - TVI LLC - 77715

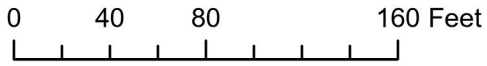
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426 Cordoba Ln  
After Zone Change

UPC 1 074 148 331 200  
Owner #77715



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