

1 CITY OF SANTA FE, NEW MEXICO

2 ORDINANCE NO. 2020-29

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5 AN ORDINANCE

6 AMENDING AND REMOVING VARIOUS CONDITIONS OF APPROVAL FROM  
7 ORDINANCE NO. 1998-4, WHICH ADOPTED CONDITIONS OF APPROVAL FOR AN  
8 OFFICE PLANNED UNIT DEVELOPMENT FOR PROPERTY LOCATED AT 719, 721, 723,  
9 AND 723 ½ DON DIEGO AVENUE BETWEEN CERRILLOS ROAD AND WEST BUENA  
10 VISTA STREET (CASE NO. 2020-2267; AMENDING “CASTILLO COMPOUND ZONING  
11 AND DEVELOPMENT PLAN EXTENSION,” CASE NO. M 1997-32).

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13 BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF SANTA FE:

14 Section 1. Ordinance No. 1998-4 imposed various Conditions of Approval on the  
15 following real property (the “Property”), which comprises approximately 0.40 acres, is zoned C1-  
16 PUD, and is located within the municipal boundaries of the City of Santa Fe:

17 Lots 9, 10, 11, 12, 13, and 14 of Block 2, Don Diego Addition, Santa Fe, New Mexico.

18 Section 2. The Conditions of Approval adopted by Ordinance No 1998-4, which is  
19 attached hereto as “Exhibit A” and incorporated by reference, are hereby amended as follows:

20 1. Amend Condition #1 to read, “Commercial uses shall be limited to the following uses  
21 only: arts and crafts studios, galleries and shops, gift shops for the sale of arts and crafts,  
22 restaurants (fast service/take-out, no drive-through/drive-up), and business and  
23 professional offices.”

24 2. Amend Condition #2 to read, “The architectural styles of the existing buildings shall be  
25 preserved, provided, however, that additions, renovations, and new construction shall be

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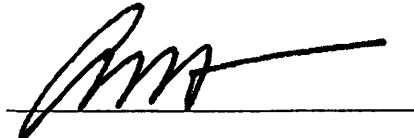
allowed if compatible with the architectural styles of the existing buildings.”

3. **Amend** condition #3 to read, “A mixture of residential, office, and commercial uses as limited herein shall be allowed in the existing buildings subject to approval of staff and in compliance with applicable regulations.”

4. **Remove** Conditions #4-15.

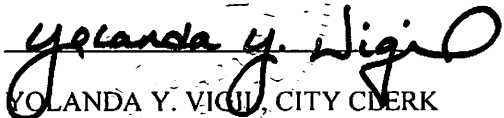
**Section 3.** This Ordinance shall be published one time by title and general summary and shall become effective five days after publication.

PASSED, APPROVED, and ADOPTED this 22<sup>nd</sup> day of October, 2020.



ALAN WEBBER, MAYOR

ATTEST:



YOLANDA Y. VICIL, CITY CLERK

APPROVED AS TO FORM:



ERIN K. McSHERRY CITY ATTORNEY

*Bill No. 2020-29*

*Legislation/2020/Ordinances/2020-29 Castillo Compound Zoning and Development Plan Amendments*

Exhibit A to Ordinance 2020- 29

CITY OF SANTA FE, NEW MEXICO

ORDINANCE NO. 1998-4

AN ORDINANCE

AMENDING ORDINANCE NO. 68, 1982 TO ADOPT CONDITIONS OF APPROVAL FOR AN OFFICE PLANNED UNIT DEVELOPMENT; AND PROVIDING AN EFFECTIVE DATE. PROPERTY LOCATED AT 719, 721, 733 AND 733 1/2 DON DIEGO AVENUE BETWEEN CERRILLOS ROAD AND WEST BUENA VISTA. (CASTILLO COMPOUND ZONING AND DEVELOPMENT PLAN EXTENSION CASE NO. M 1997-32).

BE IT ORDAINED BY THE GOVERNING BODY OF THE CITY OF SANTA FE:


Section 1. The Conditions of Rezoning, attached hereto and referenced herein as "Exhibit A" are hereby adopted for the property described as follows:

Lots 9, 10, 11, 12, 13 and 14 of Block 2, Don Diego Addition, Santa Fe, New Mexico.

Section 2. This Ordinance shall be published one time by title and general summary and shall become effective five (5) days after such publication.

Section 3. The rezoning action with respect to the property affected by this Ordinance is subject to the time restrictions set forth in Section 14-9.19 SFCC 1987.

PASSED, APPROVED AND ADOPTED this 28th day of January, 1998.

  
DEBBIE JARAMILLO, MAYOR

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ATTEST:

*Yolanda Y. Vigil*  
YOLANDA Y. VIGIL, CITY CLERK

APPROVED AS TO FORM:

*MARK*  
MARK A. BASHAM, CITY ATTORNEY

**Exhibit A to Ordinance No. 1998-4**

**Castillo Compound Zoning and Development Plan**

**Conditions of Approval**

1. Commercial uses to be limited to office only; and
2. Requiring that the footprint and the architectural styles of the existing buildings be preserved; and
3. A mixture of residential and office use to be allowed in the existing building subject to approval of staff and in compliance with zoning requirements for residential uses.
4. To maintain and repair the three existing buildings with their current architectural styles and with no future second story additions;
5. To keep and repair the low walls and fences with plantings on the property lines;
6. To build new wall and/or fences continuously along the Don Cubero Alley to limit the visibility and automobile access between the Castillo property and Don Cubero;
7. To not allow general automobile ingress or egress between Don Cubero and the Castillo property;
8. To build an emergency automobile gate on Don Cubero, which will only be used for emergency ingress and egress between Don Cubero and the Castillo property;
9. To keep the existing landscaping but provide a general clean-up;
10. To meet the City of Santa Fe's additional landscaping requirements as required;
11. To build any new parking areas with basecourse or decomposed granite instead of the asphalt shown on the 1984 plans;
12. To tear down the existing garage and carport, due to their decomposed condition;
13. To not allow parking on the City land between the Castillo property and Don Diego Street;

14. That all improvements as shown as the final development plan be in place prior to the occupancy of the existing structure by any non-residential use. The landscaping may be completed after occupancy, although such work must be contracted prior to occupancy by any non-residential use.
15. The existing structures must comply with all City commercial building codes prior to occupancy by any non-residential use.