

Ivy Avalos
Mayor

Ruben Reyes
At Large

Cesar Nevarez
District 1



Alejandro Garcia
District 2/ Mayor ProTem

Rudy Cruz, Jr.
District 3

Yvonne Colon-Villalobos
District 4

Adriana Rodarte
City Manager

NOTICE OF A REGULAR MEETING
OF THE
PLANNING AND ZONING COMMISSION
OF THE
CITY OF SOCORRO, TEXAS

THE FACILITY IS WHEELCHAIR ACCESSIBLE AND ACCESSIBLE PARKING SPACES ARE AVAILABLE. REQUESTS FOR ACCOMMODATION FOR INTERPRETIVE SERVICES MUST BE MADE 48 HOURS PRIOR TO THIS MEETING. PLEASE CONTACT THE CITY CLERK'S OFFICE AT (915) 858-2915 FOR FURTHER INFORMATION.

LA INSTALACIÓN ES ACCESIBLE PARA SILLAS DE RUEDAS Y HAY PLAZAS DE ESTACIONAMIENTOS DISPONIBLES. LAS SOLICITUDES DE ADAPTACIÓN PARA SERVICIOS DE TRADUCCION DEBEN HACERSE 48 HORAS ANTES DE ESTA REUNIÓN. COMUNÍQUESE CON LA OFICINA DEL SECRETARIO DE LA CIUDAD AL (915) 858-2915 PARA OBTENER MÁS INFORMACIÓN.

NOTICE IS HEREBY GIVEN THAT A REGULAR MEETING OF THE PLANNING AND ZONING COMMISSION OF SOCORRO, TEXAS WILL BE HELD ON TUESDAY THE 1ST DAY OF AUGUST 2023 AT 5:30 P.M. AT THE CITY HALL CHAMBERS, 860 N. RIO VISTA RD., SOCORRO, TEXAS AT WHICH TIME THE FOLLOWING WILL BE DISCUSSED:

THIS WRITTEN NOTICE, THE MEETING AGENDA, AND THE AGENDA PACKET, ARE POSTED ONLINE AT [HTTP://COSTX.US/PLANNING-ZONING/](http://costx.us/planning-zoning/) THE PUBLIC CAN ALSO ACCESS THE MEETING BY CALLING TOLL FREE NUMBER 844-854-2222 ACCESS CODE 579797 BY 4:30 PM MOUNTAIN STANDARD TIME (MST) ON AUGUST 1ST, 2023 TO SIGN UP FOR PUBLIC COMMENT AND THE AGENDA ITEM THEY WISH TO COMMENT ON. THE PUBLIC THAT SIGNED UP TO SPEAK WILL BE CALLED UPON BY THE PRESIDING OFFICER DURING THE MEETING.

1. Call to order
2. Establishment of Quorum

Approved by: LR

3. Notice to the Public– Open Forum

The time is reserved for members of the public who would like to address the Commission on any items that are not on the Commission Agenda and that are within the jurisdiction of the Commission. No action shall be taken.

4. Consent Agenda

- a) Approval of Meeting minutes of June 20,2023.

NOTICE TO THE PUBLIC AND APPLICANTS

The staff report for an agenda item may include conditions, exceptions, or modifications. The Commission’s motion to approve an item in accordance with the staff report or with all staff comments means that any modifications, waivers, exceptions requested by the applicant and recommended for approval by staff and any staff recommended conditions, have been approved, without necessitating that the Commission restate the modifications, exceptions, waivers, or conditions as part of the motion to approve and that any findings required to be made by the Commission, have been made.

- 5. **Consider and Take Action** on the proposed approval of Cesar Unit One Replat “A”, being Replat of Lot 1 and Lot 2, Block 1, Cesar Unit One Subdivision, located at Nuevo Hueco Tanks Blvd. El Paso County, TX.
- 6. **Consider and Take Action** on the proposed approval of Vinedo Acres Replat “I” to create three residential lots from one lot, being Lot 4, Block E, Vinedo Acres Subdivision, located at 345 Tokay Ave., Socorro, TX.
- 7. **Planning and Zoning Commissioners Report.**
- 8. **Planning and Zoning Department Report.**
- 9. **Adjournment**

EXECUTIVE SESSION

The Planning and Zoning Commission of the City of Socorro may retire into EXECUTIVE SESSION pursuant to Section 3.08 of the City of Socorro Charter and the Texas Government Code, Sections 551, Subchapter D to discuss any of the following: (The items listed below are matters of the sort routinely discuss in Executive Session, but the Planning and Zoning Commission of the City of Socorro may move to Executive Session any of the items on this agenda, consistent with the terms of the Open Meetings Act.) The Planning and Zoning Commission will return to open session to take any final action and may also, at any time during the meeting, bring forward any of the following items for public discussion, as appropriate.

Section 551.071 CONSULTATIONS WITH ATTORNEY
Section 551.072 DELIBERATION REGARDING REAL PROPERTY
Section 551.073 DELIBERATION REGARDING PROSPECTIVE GIFT
Section 551.074 PERSONNEL MATTERS
Section 551.076 DELIBERATION REGARDING SECURITY
Section 551.087 DELIBERATION REGARDING ECONOMIC DEVELOPMENT NEGOTIATION

NOTICE TO PROPERTY OWNER

The Commission Policy requires that the applicant or representative be present at the public hearing for their item(s). Failure of the applicant or his/her/its representative to be present may result in the deletion of the matter from the agenda or such matter may be tabled until such time as the applicant or his/her/its representative is present.

I, the undersigned authority hereby, certify that the above notice of meeting of the Planning and Zoning Commission of Socorro, Texas is a correct copy and that I posted this notice at least seventy-two (72) hours preceding the scheduled meeting at City Council Chambers, 860 N. Rio Vista, Socorro, Texas.


DATED 14TH DAY OF JULY 2023.

By: 
Judith Rodriguez, Planning & Zoning Secretary

DATE & TIME POSTED: 7/28/2023 3pm /BY: JR

ALL PLANNING AND ZONING COMMISSION AGENDAS ARE PLACED ON THE INTERNET AT THE ADDRESS BELOW:

([HTTP://COSTX.US/PLANNING-ZONING/](http://COSTX.US/PLANNING-ZONING/))

Approved by: 

Ivy Avalos
Mayor

Ruben Reyes
At Large

Cesar Nevarez
District 1



Alejandro García
District 2 / Mayor ProTem

Rudy Cruz Jr.
District 3

Yvonne Colon-Villalobos
District 4

Adriana Rodarte
City Manager

**PLANNING AND ZONING COMMISSION MEETING MINUTES
JUNE 20, 2023 @ 5:30 P.M.**

MEMBERS PRESENT:

Andrew Arroyos
David Estrada
Enrique Cisneros
Osvaldo Reza

MEMBERS ABSENT:

Julie Dominguez and Maria Martinez

STAFF PRESENT

Yadira Magana, Planning and Zoning Clerk
Judith Rodriguez, Planning and Zoning Clerk
Merwan Bhatti, City Attorney
Lorraine Quimiro, City Planner Director of Development
Jose Botello, Planner
Lizbeth Castro, Recreation Coordinator
Estevan Gonzales, Information Technology Director

1. Call to Order

Mr. Andrew Arroyos called to order at 5:38 pm

2. Establishment of Quorum

Quorum with 4 commissioners present.

3. Notice to the Public-Open Forum

None

4. Consent Agenda

- a) Public hearing request for the proposed amendment to the City of Socorro's Master Plan and Rezoning of Lot 18, Block 3, Friedman Estates Unit 1, located at 11531 Ernest Road, Socorro, TX from R-1 (Single Family Residential) to R-2 (Medium Density Residential) to allow for a Multi-Family Residential Development.
- b) Public hearing request for the proposed amendment to the City of Socorro's Master Plan and Rezoning of the west 2/3 of Tract 30 and all of Tracts 31-39, Leigh Clark Survey 298, located at 12400 Gateway Blvd. East, Socorro, TX from Unclassified to IC-MUD (Industrial/Commercial Mixed-Use Developments) to allow for the development of an industrial park.
- c) Approval of Meeting minutes of June 6, 2023.

A motion was made by Andrew Arroyos *to approve* seconded by David Estrada.
Motion carried.

Ayes: Andrew Arroyos, Enrique Cisneros, David Estrada, and Osvaldo Reza.

Nays:

Abstain:

Absent: Julie Dominguez and Maria Martinez.

REGULAR AGENDA-DISCUSSION AND ACTION

- 5. Public hearing request for the proposed amendment to the City of Socorro's Master Plan and Rezoning of Block 1, Lot 2, Sombra De Piro Subdivision, located at 566 Buford Road, Socorro, TX from R-1 (Single Family Residential) to C-1 (Light Commercial) to allow for a parking area.

Public Hearing opened at **5:39** pm

No speakers for Public Hearing.

Public Hearing closed at **5:39** pm

- 6. **Consider and Take Action** on the proposed amendment to the City of Socorro's Master Plan and Rezoning of Block 1, Lot 2, Sombra De Piro Subdivision, located at 566 Buford Road, Socorro, TX from R-1 (Single Family Residential) to C-1 (Light Commercial) to allow for a parking area.

Speaker during presentation: Applicants Maria Estela Padilla and Marty Loya

A motion was made by David Estrada *to re-open Public Hearing* seconded by Enrique Cisneros.

Motion carried.

Ayes: Andrew Arroyos, Enrique Cisneros, David Estrada, and Osvaldo Reza.

Nays:

Abstain:

Absent: Julie Dominguez and Maria Martinez.

Public Hearing opened at **5:53 pm**

Danny Sanchez and Marty Loya spoke during Public Hearing.

Public Hearing closed at **6:10 pm**

A motion was made by Enrique Cisneros *to approve it the way that it is* seconded by Andrew Arroyos

Motion carried.

Ayes: Andrew Arroyos, Enrique Cisneros, David Estrada, and Osvaldo Reza.

Nays:

Abstain:

Absent: Julie Dominguez and Maria Martinez.

7. Public hearing request for the proposed amendment to the City of Socorro's Master Plan and Rezoning of Tract 1-A-8, Leigh Clark Survey #293 ABST 6257, located at 1221 Jaime Road, Socorro, TX from R-1 (Single Family Residential) to C-2 (General Commercial) with a Conditional Use Permit to allow for Commercial Truck Parking.

Public Hearing opened at **6:22 pm**

No speakers for Public Hearing

Public Hearing closed at **6:22 pm**

8. **Consider and Take Action** the proposed amendment to the City of Socorro's Master Plan and Rezoning of Tract 1-A-8, Leigh Clark Survey #293 ABST 6257, located at 1221 Jaime Road, Socorro, TX from R-1 (Single Family Residential) to C-2 (General Commercial) with a Conditional Use Permit to allow for Commercial Truck Parking.

A motion was made by Andrew Arroyos *to approve* seconded by Enrique Cisneros.

Motion carried

Ayes: Andrew Arroyos, Enrique Cisneros, David Estrada, and Osvaldo Reza

Nays:

Abstain:

Absent: Julie Dominguez and Maria Martinez.

9. Public hearing request for the proposed amendment to the City of Socorro's Master Plan and Rezoning of Block E, Lot 4, Vinedo Acres Subdivision, located at 345 Tokay Avenue, Socorro, TX from R-1 (Single Family Residential) to RM-1 (Mobile Home Subdivision District) to allow for the placement of Mobile Homes and to subdivide property.

Public Hearing opened at 6:30 pm

No speakers for Public Hearing

Public Hearing closed at 6:30 pm

10. **Consider and Take Action** the proposed amendment to the City of Socorro's Master Plan and Rezoning of Block E, Lot 4, Vinedo Acres Subdivision, located at 345 Tokay Avenue, Socorro, TX from R-1 (Single Family Residential) to RM-1 (Mobile Home Subdivision District) to allow for the placement of Mobile Homes and to subdivide property.

Speaker during presentation: Applicant's representative Isaac Rodriguez.

A motion was made by Enrique Cisneros *to approve* seconded by Andrew Arroyos.

Motion carried

Ayes: Andrew Arroyos, Enrique Cisneros, David Estrada, and Osvaldo Reza

Nays:

Abstain:

Absent: Julie Dominguez and Maria Martinez.

11. **Consider and Take Action** on the proposed approval of a Preliminary Plat for Horizon Park Unit One, being all of Tracts 2A, 3B1, 4C1L, and 9A2, Block 3, Socorro Grant, El Paso County, Texas.

Andrew Arroyos abstained from this item at 6:51 pm.

Speaker: Jorge Azcarate from CEA group

A motion was made by Enrique Cisneros *to approve with staff recommendations and requesting the updated traffic impact analysis and the approval of the master plan showing all the streets, the apartment complex, and all the egress streets* seconded by Osvaldo Reza.

Motion carried

Ayes: Enrique Cisneros, David Estrada, and Osvaldo Reza

Nays:

Abstain: Andrew Arroyos

Absent: Julie Dominguez and Maria Martinez

12. Planning and Zoning Commissioners Report.

Enrique Cisneros made a requisition to staff regarding ways to identify the properties and parcels that are closest to I-10 to include them in future land use. Also, he spoke on behalf of business owners to have workshops regarding this matter. Commissioner David Estrada mentioned site plans to be designed by an engineer or at least at a scale to be presented to obtain permits. Andrew Arroyos and Enrique Cisneros asked if commissioners could add some restrictions or timelines on what applicants can or cannot do and if it is possible to have some clarification and legal advice for commissioners.

13. Planning and Zoning Department Report.

Mr. Lorraine Quimiro spoke:

- Mentioning the Pre-construction meeting with TXDOT.
- Extensions in Nuevo Hueco.
- TXDOT workshop coming up on July 19, 2023, regarding freight parking.
- Upcoming meetings with the Matrix consulting company regarding the Comprehensive Plan update.

14. Adjournment

A motion was made by Andrew Arroyos *to adjourn* seconded by Osvaldo Reza.
Motion carried.

Ayes: Andrew Arroyos, David Estrada, Enrique Cisneros, and Osvaldo Reza.

Nays:

Abstain:

Absent: Julie Dominguez and Maria Martinez.

Meeting adjourned at 7:31 pm.

Andrew Arroyos, Chairman

Date minutes were approved.

Judith Rodriguez, Secretary

Date minutes were approved.



**CITY OF SOCORRO
PLANNING & ZONING COMMISSION
MEETING DATE: AUGUST 1, 2023**

**REPLAT APPLICATION
STAFF REPORT**

SUBJECT: REQUEST FOR APPROVAL OF A SUBDIVISION REPLAT

NAME: CAESAR UNIT ONE REPLAT "A"

PROPERTY ADDRESS: NUEVO HUECO TANKS BLVD.

PROPERTY LEGAL DESCRIPTION: REPLAT OF LOT 1 AND LOT 2, BLOCK 1, CAESAR UNIT ONE

PROPERTY OWNER: CESAR INVESTMENTS, L.P.

REPRESENTATIVE: GEORGES HALLOUL

PROPERTY AREA: 2.03 ACRES

CURRENT ZONING: N/A (SOCORRO'S 2-MILE ETJ)

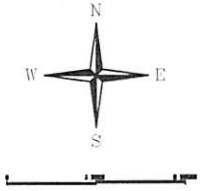
CURRENT LAND USE: VACANT

FLOOD MAP: According to the Flood Insurance Rate Maps, the referenced property lies within Zone X; (Community Panel # 480212 0236-B/ FEMA, September 4, 1991).

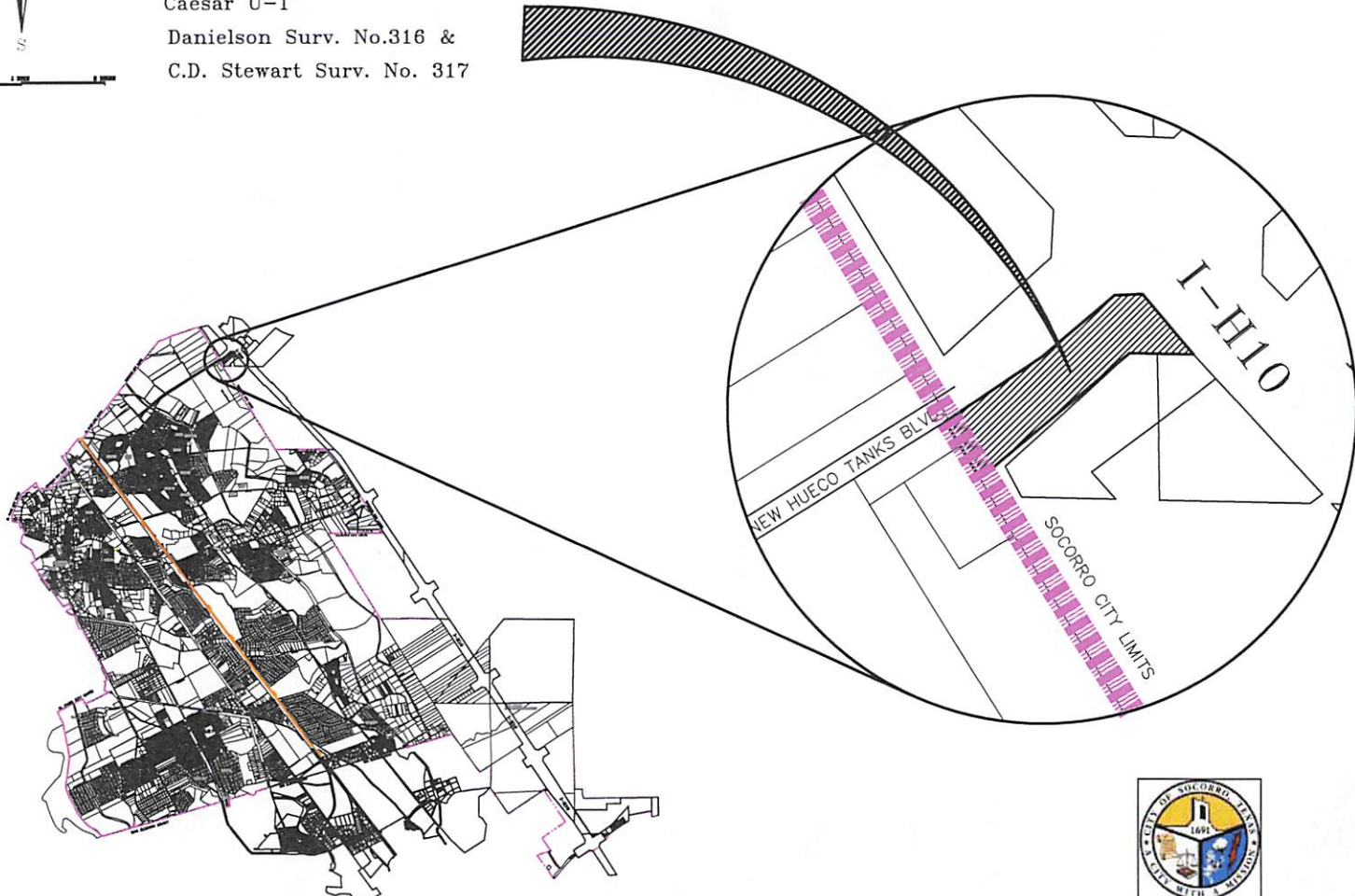
SUMMARY OF REQUEST: Replat: Applicant is requesting for approval of a Replat to create one non-residential lot from two lots.

STAFF RECOMMENDATION: Staff recommends **APPROVAL** of the replat.

LOCATION MAP



PROJECT SITE;
Caesar U-1
Danielson Surv. No.316 &
C.D. Stewart Surv. No. 317



CITY OF SOCORRO

LOCATION MAP

Scale: AS SHOWN

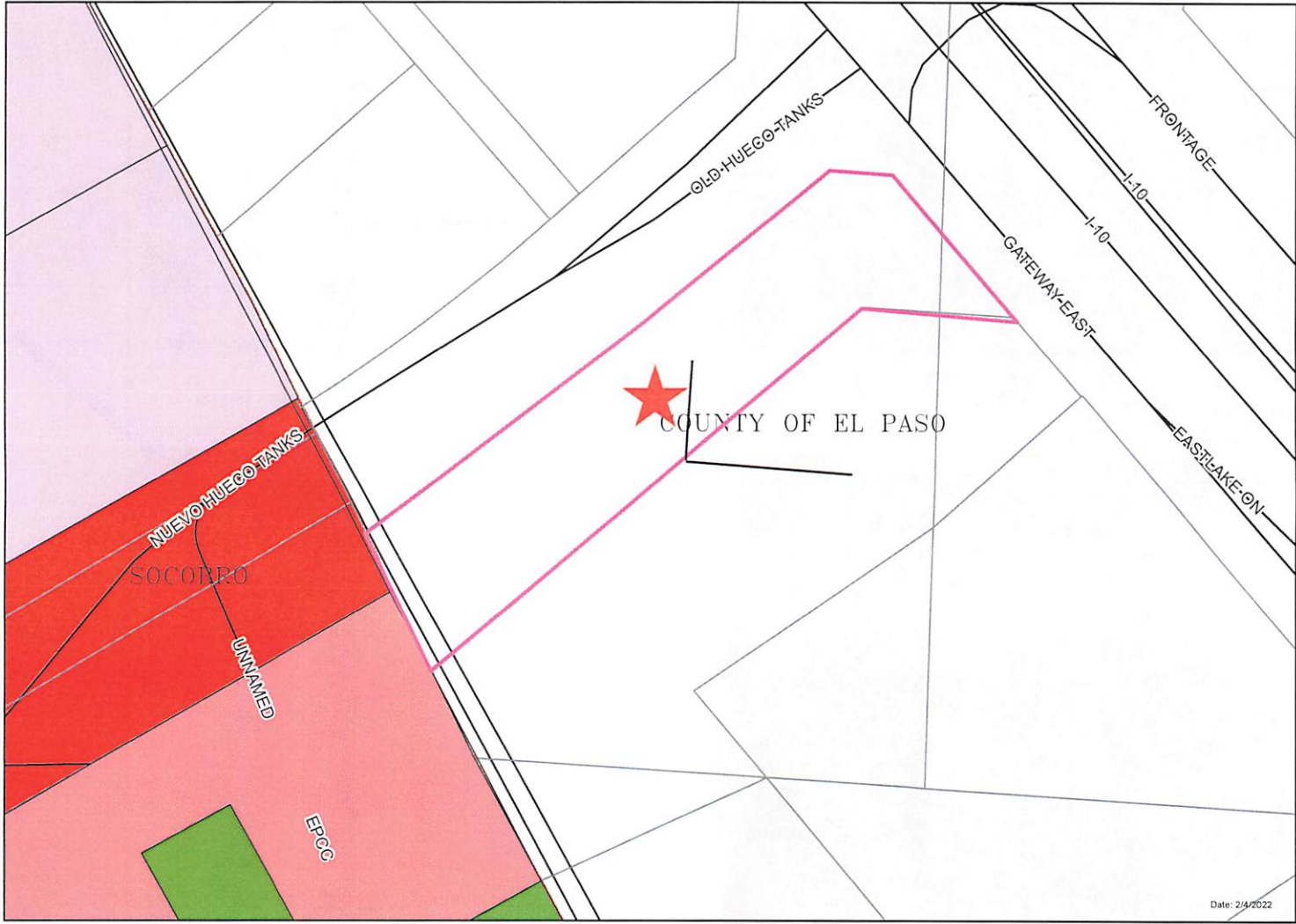


Planning and Zoning Department

860 N. Rio Vista Socorro, Texas 79021 Tel: (915) 872-4533 Fax: (915) 872-4673

ZONING MAP

Zoning Map Caesar U-1



Date: 2/4/2022



0 50 100 200 Feet

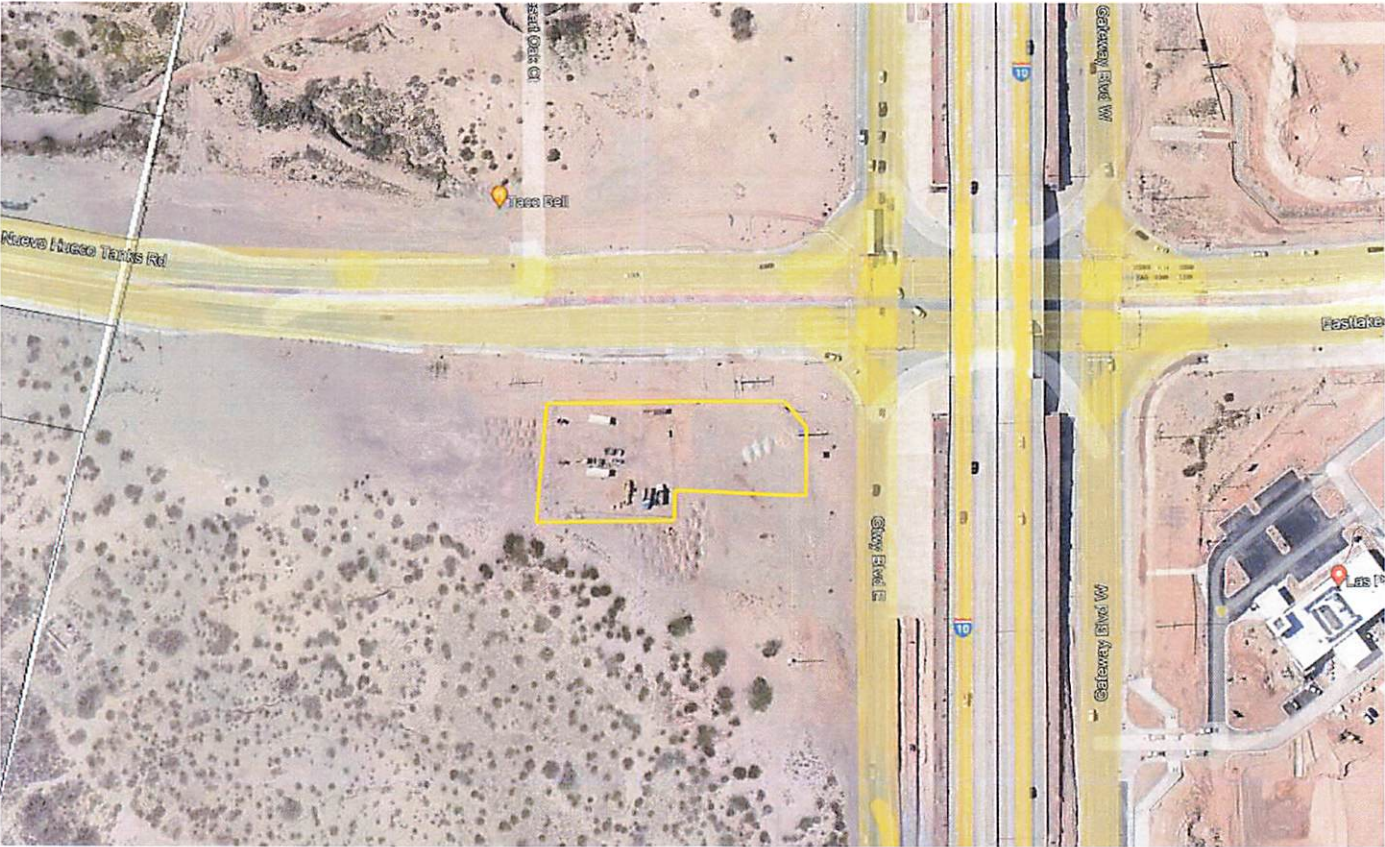
CITY OF SOCORRO
PLANNING & ZONING
860 N. RIO VISTA
SOCORRO, TX. 79927



SITE PICTURES



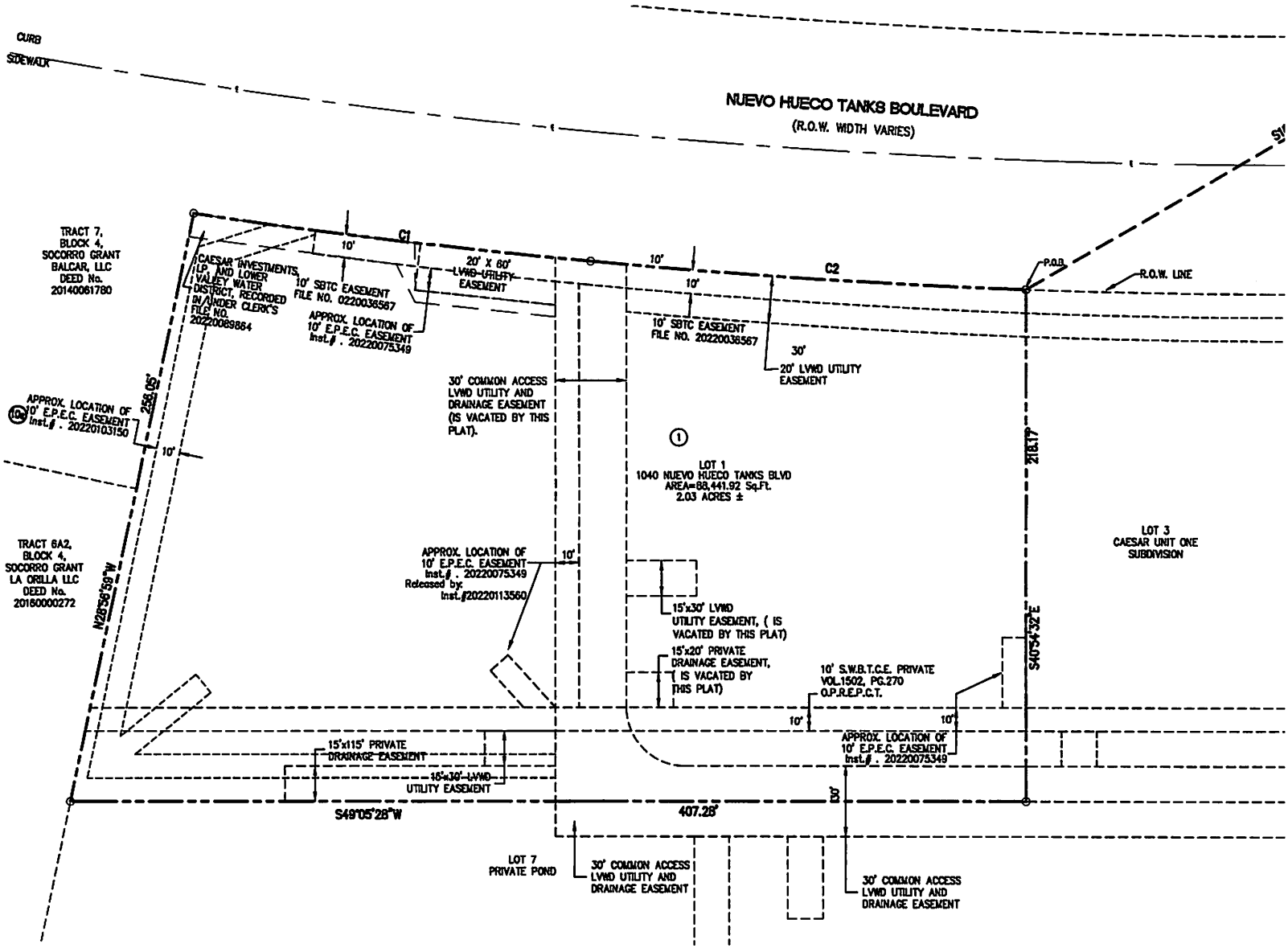
AERIAL PHOTO



ORIGINAL PLAT



REPLAT (ENLARGED)





**CITY OF SOCORRO
PLANNING & ZONING COMMISSION
MEETING DATE: AUGUST 1, 2023**

**REPLAT APPLICATION
STAFF REPORT**

SUBJECT: REQUEST FOR APPROVAL OF A SUBDIVISION REPLAT

NAME: VINEDO ACRES REPLAT "I"

PROPERTY ADDRESS: 345 TOKAY AVE.

PROPERTY LEGAL DESCRIPTION: LOT 4, BLOCK E, VINEDO ACRES

PROPERTY OWNER: JUANA M. BETANCOURT

REPRESENTATIVE: LEONARD HERRERA

PROPERTY AREA: 1.046 ACRES

CURRENT ZONING: RM-1 (MOBILE HOME SUBDIVISION DISTRICT)

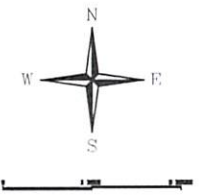
CURRENT LAND USE: RESIDENTIAL

FLOOD MAP: According to the Flood Insurance Rate Maps, the referenced property lies within Zone X; (Community Panel # 480212 0250-B/ FEMA, September 4, 1991).

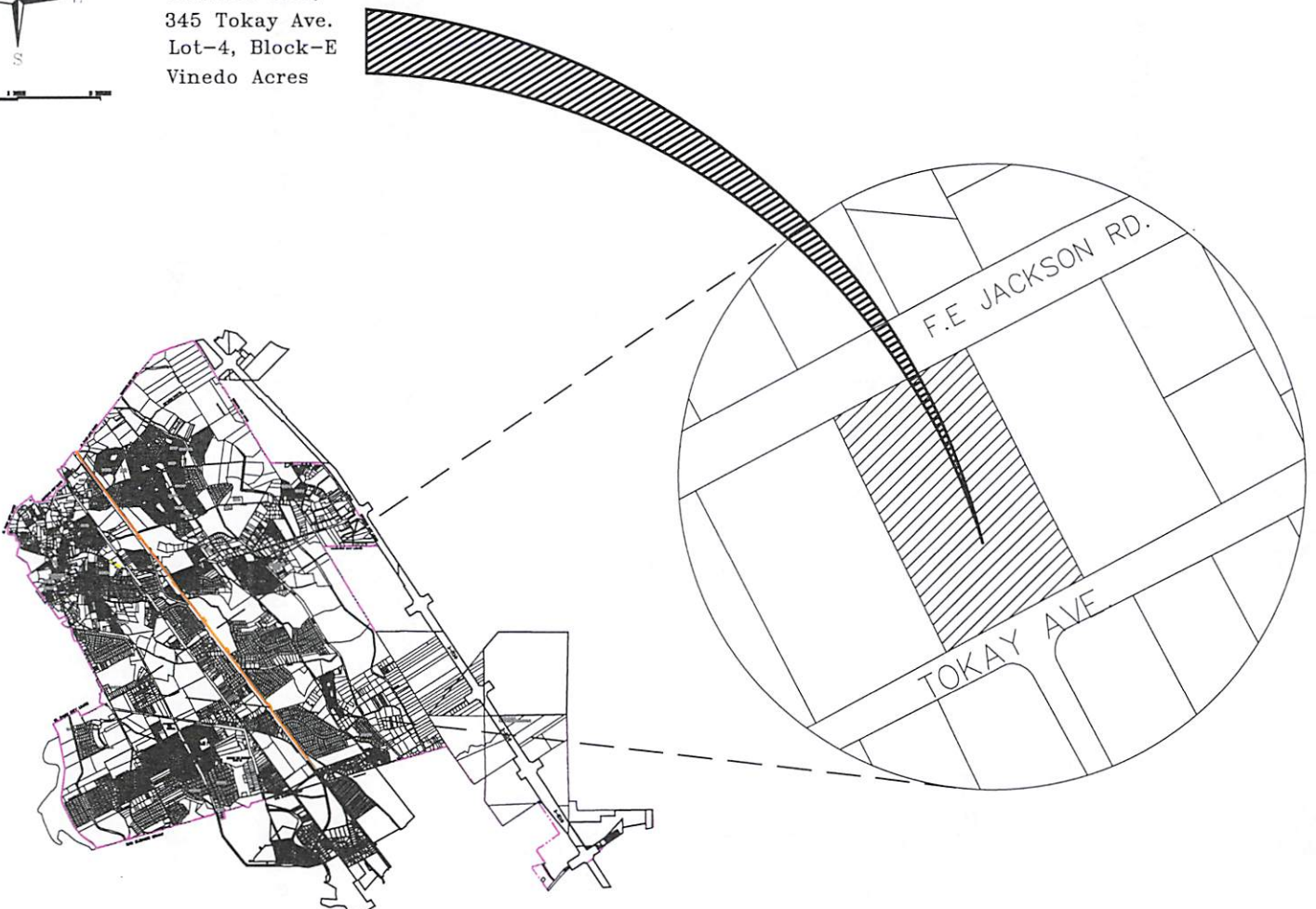
SUMMARY OF REQUEST: Replat: Applicant is requesting for approval of a Replat to create three residential lots from one lot.

STAFF RECOMMENDATION: Staff recommends **APPROVAL** of the replat.

LOCATION MAP



PROJECT SITE;
345 Tokay Ave.
Lot-4, Block-E
Vinedo Acres



CITY OF SOCORRO

LOCATION MAP

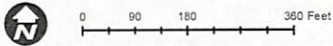
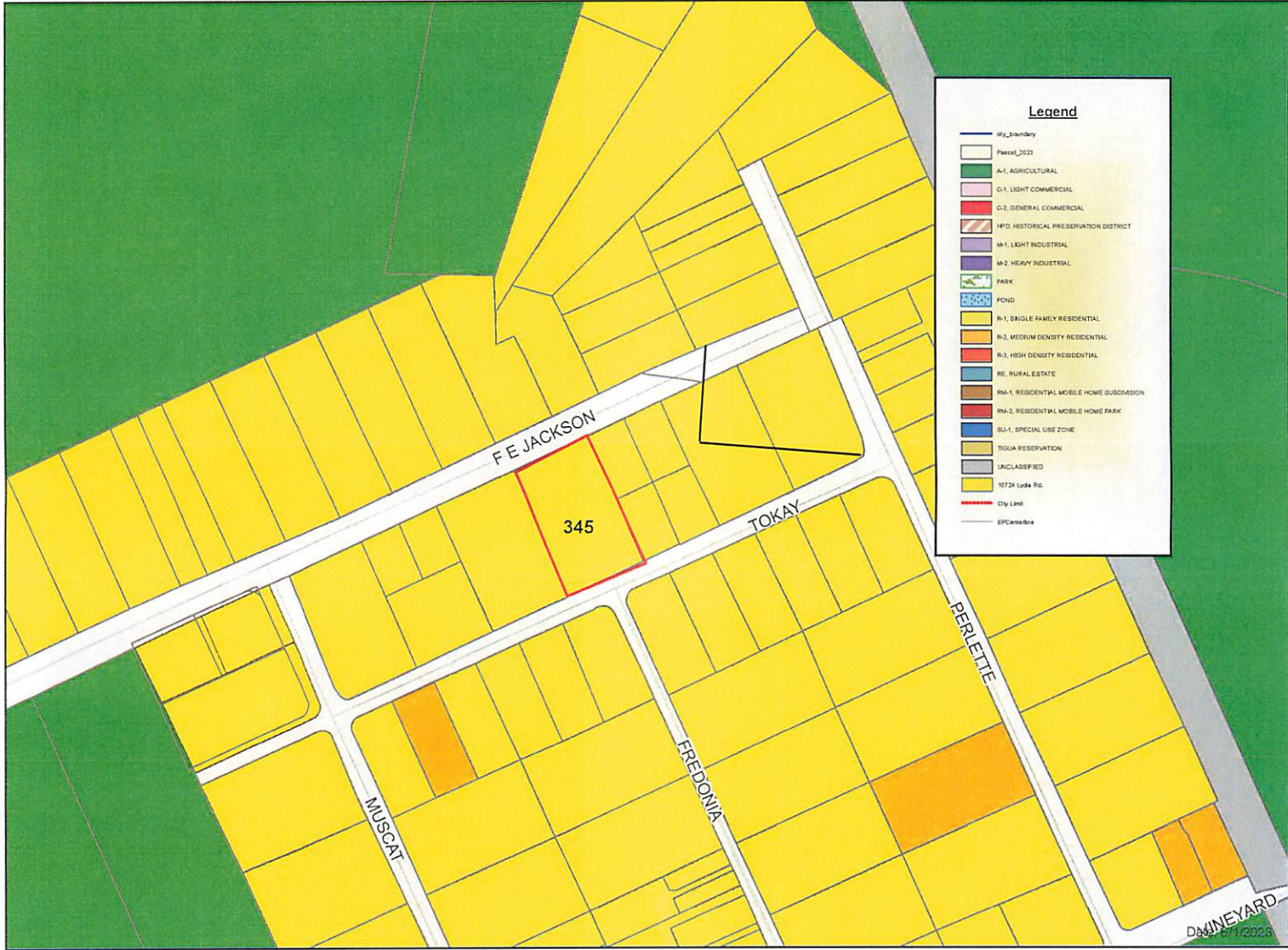
Scale: AS SHOWN

Planning and Zoning Department

800 N. Rio Vista Socorro, Texas 79027 Tel: (505) 872-6531 Fax: (505) 872-6673

ZONING MAP

Zoning Map 345 Tokay Ave.



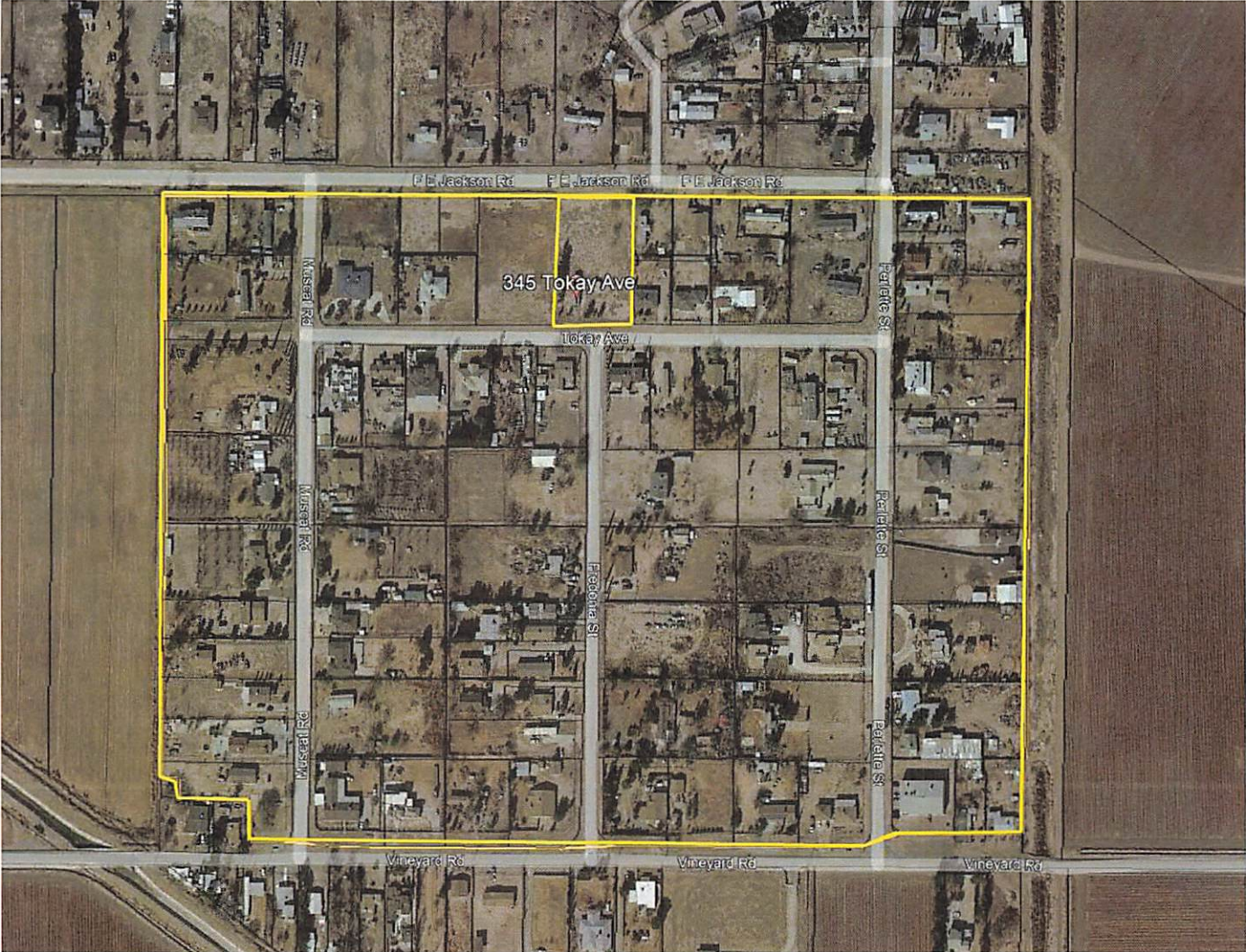
CITY OF SOCORRO
PLANNING & ZONING
860 N. RIO VISTA
SOCORRO, TX. 79927



SITE PICTURES



AERIAL PHOTO



VINEDO ACRES REPLAT "I"

A PARCEL OF LAND BEING ALL OF LOT 4, BLOCK E, VINEDO ACRES,
CITY OF SOCORRO, EL PASO COUNTY, TEXAS

CONTAINING IN ALL 45,570.25 SQ. FT.
OR 1.0461 ACRES OF LAND MORE OR LESS

PRELIMINARY PLAT

DRAINAGE AREA NO.	DRAINAGE AREA (ACRES)	WATERWAY DEVELOPMENT COEFFICIENT (C _W)	TIME OF CONCENTRATION (MIN.) (T _C)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)
1	0.202	0.80	10.0	0.38	0.38	0.38	0.38	0.38	0.38	0.38
2	0.424	0.80	10.0	0.76	0.76	0.76	0.76	0.76	0.76	0.76

DESIGN FLOW (MGAL/HR) AS PER TABLE 2.1 OF THE CITY OF EL PASO DEVELOPMENT SERVICES MANUAL, 2008 EDITION.

DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)
0.38	0.38	0.38	0.38

ELEVATION	AREA (ACRES)	QUALITATIVE VALUE	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)
2848.00	0.013	0.000	0.000	0.000	0.000	0.000
2847.00	0.020	0.022	0.022	0.022	0.022	0.022
2846.00	0.026	0.000	0.000	0.000	0.000	0.000
2845.00	0.041	0.117	0.117	0.117	0.117	0.117

ELEVATION	AREA (ACRES)	QUALITATIVE VALUE	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)
2848.00	0.013	0.000	0.000	0.000	0.000	0.000
2847.00	0.020	0.022	0.022	0.022	0.022	0.022
2846.00	0.026	0.000	0.000	0.000	0.000	0.000
2845.00	0.041	0.117	0.117	0.117	0.117	0.117

ELEVATION	AREA (ACRES)	QUALITATIVE VALUE	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)
2848.00	0.013	0.000	0.000	0.000	0.000	0.000
2847.00	0.020	0.022	0.022	0.022	0.022	0.022
2846.00	0.026	0.000	0.000	0.000	0.000	0.000
2845.00	0.041	0.117	0.117	0.117	0.117	0.117

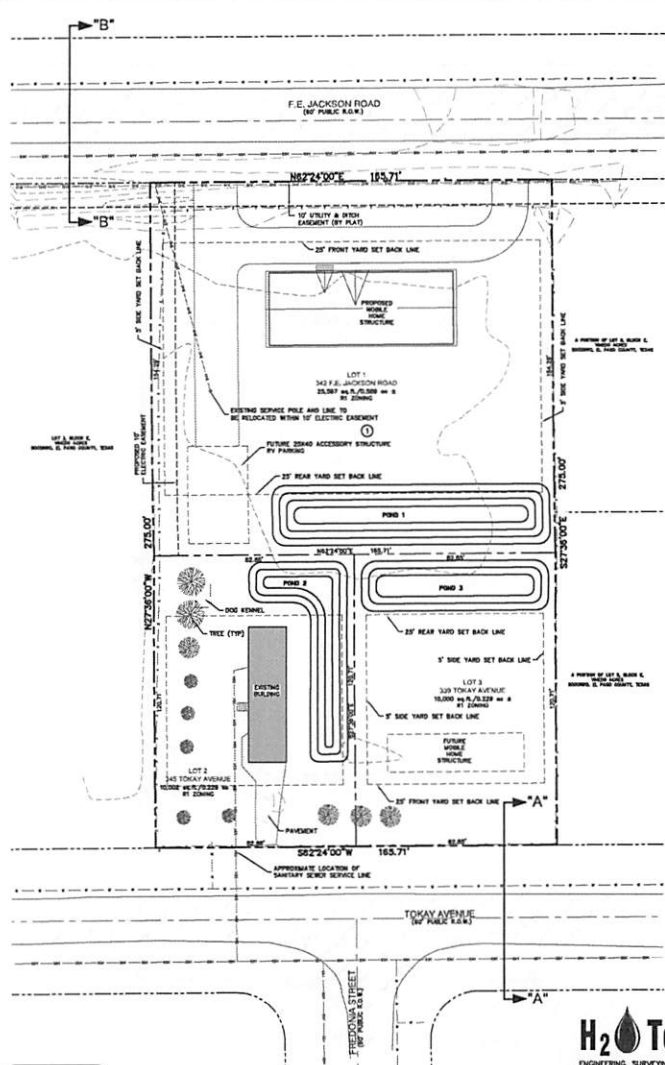
POND	CONCENTRATION	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)	DESIGN FLOW (MGAL/HR)
1	LOT 1 BLOCK E	0.38	0.38	0.38	0.38	0.38	0.38
2	LOT 2 BLOCK E	0.76	0.76	0.76	0.76	0.76	0.76
3	LOT 3 BLOCK E	0.38	0.38	0.38	0.38	0.38	0.38

DESIGN FLOW (MGAL/HR) AS PER TABLE 2.1 OF THE CITY OF EL PASO DEVELOPMENT SERVICES MANUAL, 2008 EDITION.

NO.	DATE	DESCRIPTION	BY	CHKD.
1	08/11/2010	PRELIMINARY PLAT	J. TERRA	J. TERRA

NAME	ADDRESS	CITY & STATE	PHONE	FAX
J. TERRA	2000 E. MILLS AVENUE	EL PASO, TEXAS	(915) 533-1418	(915) 533-4912

ENGINEERING, SURVEYING, SOLUTIONS.
TYPE FIRM NO. F-2003 TEXAS FIRM NO. 30060700
2000 E. MILLS AVENUE, EL PASO, TX 79901
(915) 533-1418 FAX: (915) 533-4912



NUMBER OF LOTS: 3

- NOTES:**
1. SUBDIVISION TO BE REVIEWED BY THE U.S. POSTAL SERVICE, ANY ALTERNATE AND / OR ADDITIONAL REVIEW LOCATION IS TO BE COORDINATED WITH THE DIVISION MANAGER/DESIGNER OF THE U.S. POSTAL SERVICE.
 2. RECORDING COMPLETION FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION, INSTRUMENT NO. _____ DATE _____.
 3. TAX CERTIFICATES FOR THIS SUBDIVISION ARE FILED IN THE OFFICE OF THE COUNTY CLERK, DEED AND RECORD SECTION, INSTRUMENT NO. _____ DATE _____.
 4. SUBJECT PROPERTY IS LOCATED IN ZONE "T" (AREAS DETERMINED TO BE OUTSIDE OF NON-HIGH FLOOD-PLAIN) AS DETERMINED BY EL PASO COUNTY, TEXAS UNINCORPORATED AREAS FLOOD INSURANCE RATE MAP PANEL NO. 480212 DATED, DATED SEPTEMBER 4, 1995.
 5. THIS PROPERTY LIES WITHIN THE SOCORRO INDEPENDENT SCHOOL DISTRICT.
 6. LOT OWNER IS RESPONSIBLE FOR CONSTRUCTING SIDEWALKS AND DRIVEWAYS.
 7. LOT OWNER IS RESPONSIBLE FOR MAINTAINING SIDEWALKS, PARKWAYS AND DRIVEWAYS ABUTTING THEIR PROPERTY, INCLUDING VISIBLE FRONTAGE LOTS.
 8. ALL LOTS WITHIN THIS SUBDIVISION ARE SUBJECT TO ON-SITE PONDING OF STORM WATER AS PER SECTION 18.03(B) OF THE EL PASO MUNICIPAL CODE. THE TYPICAL STREET AND LOT DRAINAGE SECTION MUST BE APPROVED TO AND IS SHOWN ON THE DRAINAGE PLANS ON FILE IN THE CITY OF EL PASO DEVELOPMENT SERVICES DEPARTMENT.
 9. THE FRESH FLOOD ELEVATION OF NEW RESIDENTIAL STRUCTURES SHALL BE MINIMUM 1" ABOVE THE STREET ASPHALT PAVEMENT OR THE NEAREST GRADE, WHICHEVER IS HIGHER.
 10. ONLY ONE DETACHED SINGLE-FAMILY DWELLING SHALL BE ALLOWED WITHIN EACH LOT.
 11. BUILDING SETBACKS SHALL BE AS PER CITY OF SOCORRO SUBDIVISION STANDARDS AS FOLLOWS:
 - FRONT: 25 FEET
 - SIDE (EXTENDED): 5 FEET
 - SIDE (STANDARD) STREETS: 10 FEET
 - REAR: 25 FEET
 12. DATE OF PREPARATION: MARCH 2010.

