

Alto Lakes Special Zoning District

ALSZD AGENDA FEBRUARY 18, 2026

1. Call meeting to order -
2. Attendance:
 3. James Abbott/Chair: Present __ Absent __
 4. Robert McWilliams/Secretary: Present __ Absent __
 5. Cindi Nutter/STR: Present __ Absent __
 6. James Russ/Treasurer Present: __ Absent __
 7. Angel Chavez/Proj Insp: Present: __ Absent __
 8. Leslie Sisk: Present: Absent:
9. Pledge of Allegiance led by:
10. Approval of **Agenda** for **02/18/2026**: Motion: Second:
11. Approval of **Minutes** from **02/04/2026**: Motion: Second:

PERMIT REQUESTS

1. OWNER: **WES JACKSON**
CONTRACTOR: **A+ ROOFING** LICENSE: **377642** EXP:
ADDRESS: **703 HIGH MESA**
SUBD: UNIT: BLK: LOT:
REQUEST: **REMOVE ROOF; INSTALL NEW ROOF**
MOTION: SECOND:
COMMENTS:
2. OWNER: **JOSEPH & MARY MULLEN**
CONTRACTOR: **JOHN WALLS** LICENSE: EXP:
ADDRESS: **165 DEER PARK**
SUBD: UNIT: BLK: LOT:
REQUEST: **REMOVE SIDING; REPLACE WITH STUCCO**
MOTION: SECOND:
COMMENTS:
3. OWNER: **TONY CARDINAL**
CONTRACTOR: **ADVANCED SCAPES?** LICENSE: EXP:
ADDRESS: **150 WALTER HAGAN**
SUBD: UNIT: BLK: LOT:
REQUEST: **FENCE AND LANDSCAPE**
MOTION: SECOND:
COMMENTS:

4. OWNER: **JOE ZAGONE**
CONTRACTOR: **REMINGTON HOMES** LICENSE: 17759 **EXP:**
ADDRESS: **1395 HIGH MESA**
SUBD: **HM** UNIT: **BLK: 4** LOT: **25A**
REQUEST: **EXTENSION; PERMIT ISSUED 3/19/25 NEW CONSTRUCTION**
MOTION: **SECOND:**
COMMENTS:

SHORT TERM RENTALS

UPDATE ON SHORT TERM RENTALS: CINDI IS WORKING WITH DECKARD TECHNOLOGIES WITH THE ONBOARDING PROCESS

PERMIT FOLLOW UP & NEW BUSINESS

1. NEW TOPICS:
2. PUBLIC COMMENTS:
3. COMMISSIONER COMMENTS:

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:
2. BANK ACCOUNT BALANCE :
3. INVOICE APPROVALS: **COMPLIANCE INSPECTION**

NEXT REGULAR MEETING WILL BE [November 19, 2025 AT 9:00 AM](#); STAG ROOM OF ALG&CC, 1 MULLIGAN DR, ALTO, NM. SUBMISSION DEADLINE FOR PERMIT APPLICATIONS IS [3:00 PM November 13, 2025](#) , CONTACT STEVEN IN THE ALG&CC OFFICE FOR INSTRUCTIONS OR EMAIL TO HER AT, STEVEN.SIAS@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 NMAALSZD.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.