



## City of Rio Communities Planning and Zoning Meeting

City Council Chambers - 360 Rio Communities Blvd

Rio Communities, NM 87002

Thursday, January 08, 2026 4:00 PM

### Minutes

*Please silence all electronic devices.*

#### Call to Order

#### Pledge of Allegiance

Commissioner Marquez led the pledge of allegiance.

#### Roll Call

##### Commission

Melodie Good  
Jimmie Winters  
Richard Henderson  
Peggy García-Marquez

##### Staff

City Manager Dr. Moore  
City Attorney Randall Van Vleck

#### Approval of Agenda

Motion made by Commissioner Henderson to approve the agenda. Seconded by Commissioner Winters.

##### **Voting Yea:**

Melodie Good  
Peggy García-Marquez  
Jimmie Winters  
Richard Henderson

Motion Approved with a 4-0 vote

#### Approval of Minutes.

Motion made by Commissioner Winters to table approval of minutes. Seconded by Commissioner Henderson.

##### **Voting Yea:**

Melodie Good  
Peggy García-Marquez  
Jimmie Winters  
Richard Henderson

Motion Tabled with a 4-0 vote

#### Public Comment:

No Public comment at this time.

#### Public Hearing

**Motion and roll call vote to recess Planning and Zoning Meeting session and to go into Public Hearing**

**Consideration of the request for Replating Lots 3 and 4 in Subdivision Tierra Del Sur Proposed Location: UPC 1010026030274000000 Subd: TIERRA DEL SUR PHASE 1 Lot: 3 Block: 1 D-5-27 1999 REV, UPC 1010026040261000000 Subd: TIERRA DEL SUR PHASE 1 Lot: 4 Block: 1 D-5-27 1999 REV**

Motion made by Commissioner Marquez to recess Planning and Zoning Meeting session and to go into Public Hearing. Seconded by Commissioner. Winters

**Voting Yea:**

Melodie Good  
Peggy García-Marquez  
Jimmie Winters  
Richard Henderson

Motion Approved with a 4-0 vote

**Motion and roll call vote to Adjourn Public Hearing and go back into Planning and Zoning Meeting session**

Motion made by Commissioner Marquez to Adjourn Public Hearing and go back into Planning and Zoning Meeting session. Seconded by Commissioner. Winters

**Voting Yea:**

Melodie Good  
Peggy García-Marquez  
Jimmie Winters  
Richard Henderson

Motion Approved with a 4-0 vote

**Actions Items**

**Discussion, Consideration, and Decision – Approve request for Replating Lots 3 and 4 in Subdivision Tierra Del Sur Proposed Location: UPC 1010026030274000000 Subd: TIERRA DEL SUR PHASE 1 Lot: 3 Block: 1 D-5-27 1999 REV, UPC 1010026040261000000 Subd: TIERRA DEL SUR PHASE 1 Lot: 4 Block: 1 D-5-27 1999 REV**

Motion made by Commissioner Marquez Approve request for Replating Lots 3 and 4 in Subdivision Tierra Del Sur Proposed Location: UPC 1010026030274000000 Subd: TIERRA DEL SUR PHASE 1 Lot: 3 Block: 1 D-5-27 1999 REV, UPC 1010026040261000000 Subd: TIERRA DEL SUR PHASE 1 Lot: 4 Block: 1 D-5-27 1999 REV. Seconded by Commissioner. Winters

**Voting Yea:**

Melodie Good  
Peggy García-Marquez  
Jimmie Winters  
Richard Henderson

Motion Approved with a 4-0 vote

**Motion and roll call vote to recess Planning and Zoning Meeting session and to go into Public Hearing**

**Consideration of Conditional Use Permit (Bible Institute). Proposed Location: UPC 1009027424243000000 Tract: B1A1 S: 21 T: 5N R: 2E BEING A PORTION OF TRACT B, FORMERLY OF VALLEY COMMUNITY PLAZA 1.1351 ACRES 382 RIO COMMUNITIES BLVD**

Motion made by Commissioner Henderson to recess Planning and Zoning Meeting session and to go into Public Hearing. Seconded by Commissioner. Winters

**Voting Yea:**

Melodie Good  
Peggy García-Marquez  
Jimmie Winters  
Richard Henderson

Motion Approved with a 4-0 vote

**Motion and roll call vote to Adjourn Public Hearing and go back into Planning and Zoning Meeting session**

Motion made by Commissioner Winters to Adjourn Public Hearing and go back into Planning and Zoning Meeting session. Seconded by Commissioner. Henderson

**Voting Yea:**

Melodie Good  
Peggy García-Marquez  
Jimmie Winters  
Richard Henderson

Motion Approved with a 4-0 vote

**Actions Items**

**Discussion, Consideration, and Decision – Approve Conditional Use Permit (Bible Institute). Proposed Location: UPC 1009027424243000000 Tract: B1A1 S: 21 T: 5N R: 2E BEING A PORTION OF TRACT B, FORMERLY OF VALLEY COMMUNITY PLAZA 1.1351 ACRES 382 RIO COMMUNITIES BLVD**

Motion made by Commissioner Winters Approve Conditional Use Permit (Bible Institute). Proposed Location: UPC 1009027424243000000 Tract: B1A1 S: 21 T: 5N R: 2E BEING A PORTION OF TRACT B, FORMERLY OF VALLEY COMMUNITY PLAZA 1.1351 ACRES 382 RIO COMMUNITIES BLVD. Seconded by Commissioner. Henderson

**General Commission Discussion/Future Agenda Items**

**Adjourn**

Commissioner Henderson made a motion to adjourn. Seconded by Commissioner Winters. Motion carried out.

Respectfully submitted,



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Jennifer Gauna, Municipal Clerk  
(Taken and transcribed by Patricia McCloskey, Deputy Clerk)

Date: 1-8-26

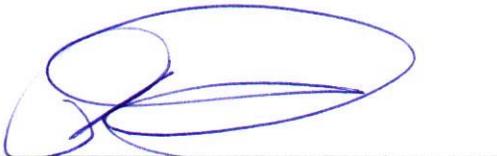
Approved:



\_\_\_\_\_  
Melodie Good, Chair



\_\_\_\_\_  
Jimmie Winters, Commissioner



\_\_\_\_\_  
Richard Henderson, Commissioner



\_\_\_\_\_  
Peggy Garcia-Marquez