



PURPOSE AND INSTRUCTIONS

Prior to a public hearing in front of the Historic District Review Board (HDRB) all applicants must obtain Historic Districts Preliminary Zoning Review (HPZR) from the Current Planning Division. The HPZR does not grant zoning approval. Following design approval from the HDRB, final zoning review will be performed at the time of building permit.

Applicants must submit complete and accurate information for review. Incomplete submittals will not be processed. All HPZR requests must be submitted to Current Planning via zoningcounter@santafenm.gov

PROJECT INFORMATION

Table with project details: Date 4/1/26 egg, Property Owner of Record John De Lora, Applicant/Agent Contact Giles Good, Site Address 1563 Delora Estates, Suite or Space #, Subdivision Name, Lot # 3, Block #, Total Roof Area (square feet) 4173, Lot Coverage % 4.2%, Lot Size (square feet) 98445, Proposed Construction Description New single family residence, The following documents are required for review as applicable: Legal Lot of Record, Building Plans, Existing site plan w/ setbacks, Proposed site plan w/ setbacks, Existing & Proposed Elevations, Development Plan, Zoning District, Overlay Districts, Escarpment, Flood Plain, Other, Proposed Setbacks, Required Setbacks, Proposed Height 22'7", Max Height 22'7", Parking Required, Provided, Bike Parking, Provided.

Historic Planning Case Manager Lani McCulley

If you selected "other," please write in the name of your case manager.

ADDITIONAL SUBMITALS (IF APPLICABLE)

Table with checkboxes for additional submittals: Affidavit Restricting Use of an Accessory Structure Containing a Bathroom or Kitchen, Setback Affidavit and Agreement, Site Visibility Triangle, Escarpment Slope Analysis, Flood Plain Grading Plan.

This hereby certifies that the information provided for preliminary zoning review is accurate and will not be modified without consulting the Land Use Department staff prior to HDRB hearing.

Signature line with labels: Owner, Applicant, Agent

To Be Completed by Land Use Department Staff

PRELIMINARY REVIEW STATUS

Table with review status: Preliminarily Reviewed (checked), Reviewed w/ conditions, Denied, Comments/Conditions, Preliminary Zoning Review completed by Stephanie Perca, Date 6.1.26, Preliminary Zoning Review # 2026-012555-PAR

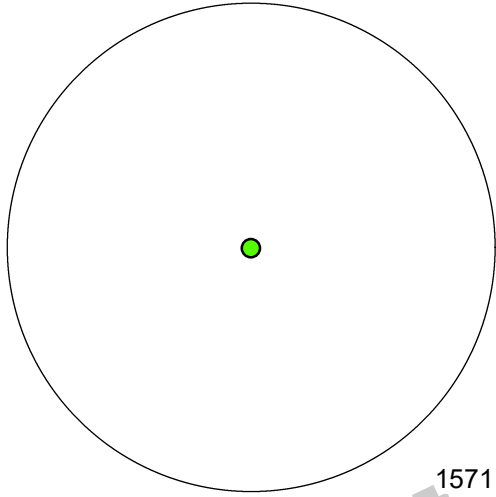
2228  
WILDERNESS  
VIEW

1563 Delora Estates  
Pitch Calculation  
must be 50% of streetscape.  
There are no residences in the  
streetscape so no pitch is allowed.

1549  
WILDERNESS  
GATE RD

1569  
WILDERNESS  
GATE RD A

1556  
WILDERNESS  
GATE RD



1574  
WILDERNESS  
GATE RD

1561  
WILDERNESS  
GATE RD

1583  
WILDERNESS  
GATE RD

1571 DELORA  
ESTATES

DELORA ESTATES

2214 WILDERNESS  
MEADOW

2220  
WILDERNESS  
MEADOW

1608  
WILDERNESS  
GATE RD

1601  
WILDERNESS  
GATE RD

2201 WILDERNESS  
COVE

WILDERNESS  
COVE

WILDERNESS MEADOW

WILDERNESS GATE RD