



MINUTES

Planning and Zoning Commission

Tuesday, September 2nd, 2025
Grant County Administrative Building
1400 US Hwy 180 E.
Silver City, New Mexico

Commissioners Present:

Simon Wheaton-Smith, Chair
Susan Z. Mittelstadt
Susan Moody
John Balas
Dave Stone

Commissioners Absent:

Staff Present:

Ms. Olea, Assistant Town Manager
Ms. Hickle, Planning/Mapping Technician

The regular meeting of the Planning and Zoning Commission was called to order at 6:01 pm. The Pledge of Allegiance was recited. A roll call was taken among the commissioners, and a quorum was present.

Approval of Agenda:

Commissioner Mittlestadt motioned to correct the agenda by the removal of the August 19, 2025, working meeting minutes. Commissioner Balas seconded the motion. The corrected agenda was approved unanimously by voice vote, 5/0.

Approval of Minutes:

Commissioner Mittlestadt motioned to approve the minutes from the regular meeting scheduled for July 1, 2025, and the August 5th special and regular meetings minutes. Commissioner Stone seconded, motion approved by a unanimous voice vote, 5/0.

Reports:

Ms. Olea stated that the joint working session meeting minutes from August 19th, 2025, will be added to the next meeting's agenda for approval or disapproval.

Community Input:

None

Public Hearings:

None

Continued Business:

None

New Business:

The Chair motioned to approve an amendment to the previously adopted bylaws. Section 1.9: meetings and hearing schedules, the amendment would insert a section “D” this stipulated each year in January, the Commission would identify from the Commission itself, the Community Development Department, or the Town Council; areas of concern and would select one or more areas and develop solutions resulting in a textual amendment to the Land Use and Zoning Code for presentation to the Town Council for adoption. The Commission went into debate. Commissioner Mittelstadt seconded. The motion passed by a unanimous voice vote, 5/0.

Community Input:

None

Reports from Staff:

Ms. Olea began her presentation, she noted the Town of Silver City was looking to fill multiple positions: a children's and young adult librarian, a police officer, a recreation coordinator for the department of special events and programs, a site director for kids space school age program at the new rec center, a sewer crew member, a streets equipment operator, a town attorney, and a Community Development Director. Ms. Olea then went on to explain that she will be stepping away from her role as the Community Development Director.

Reports from Commission:

Commissioner Mittelstadt asked for clarification in regard to the maintenance of a quorum in the event of an unforeseeable incident obstructs the quorum required to perform the duties of the Planning and Zoning Commission. The Chair answered by explaining that Robert’s Rules of Order include multiple procedures to obtain a quorum without the necessary number of Commissioners. The Chair then began his report on the election of Commissioners from the Town’s extraterritorial jurisdiction, as well as a commission advisor, which would give the Planning and Zoning Commission the ability to maintain a quorum should any commissioner be absent. He gave more details in regard to the current rules regarding loitering, following comments from community members, and compared these rules to Deming’s regulations and enforcement. He continued to elaborate on the procedure of implementing an amendment to the current regulations on loitering. These amendments would require a legal brief from the town attorney and the creation of a draft to present to the Town of Silver City Town Council.

Adjournment:

Commissioner Balas moved to adjourn the meeting. Commissioner Moody seconded the motion, passing by a unanimous voice call 5/0. The meeting was adjourned at 6:32 pm.

Simon Wheaton-Smith, Chair
Planning & Zoning Commission

Date