



# Town of Mesilla, New Mexico

**THE PLANNING, ZONING AND HISTORICAL APPROPRIATENESS COMMISSION  
(PZHAC) WORK SESSION AT THE MESILLA TOWN HALL,  
2231 AVENIDA DE MESILLA.  
MONDAY- APRIL 7, 2025 @ 5 PM**

## COMMISSIONERS

CHAIR WALKINSHAW  
VICE CHAIR ALBA  
SECRETARY MILLER  
COMMISSIONER GALLEGOS  
COMMISSIONER MULVIHILL  
ALT. COMMISSIONER ALVILLAR  
ALT. PAZ

## STAFF

EDDIE SALAZAR – COMMUNITY & ECONOMIC DIRECTOR (CED)  
LIANA AGUIRRE – HISTORIC PRESERVATION SPECIALIST (HPS)

## PUBLIC

ANDREA BRYAN  
GREG LESTER  
CATHERINE WALKINSHAW  
DASA BAUSOVA  
MARY H. RATJE  
TRINA WITTER

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## **WORK SESSION**

**Review draft ordinances on proposed amendments. Hearing for these ordinance amendments will be on  
April 21, 2025. –**

Mesilla Town Code 18.54-Telecommunications Wireless Facilities.

Partially reviewed draft. Will be a follow-up work session before hearing. Discussed life term of special use permit on all telecommunication facilities. Should there be a permit fee in addition to a business license

requirement? Tolling or pausing the shot clock request must be submitted to the town of Mesilla. Should there be an appeal fee? Need to hire a professional consultant on our behalf to verify information submitted by applicant. Should there be a lifespan/fees on special use permits?

Mesilla Town Code 18.65-Signs.

Discussion proposed amendments to this title regarding number of signs aloud per business/structure. Convenient stores possible it own regulations. A-frame/sandwich signs to be considered to be allowed. Commissioner Miller suggested a business/outdoor directory sign to show which direction all the business are within the area. Fees for the signage also needs to be reviewed and amended.

Mesilla Town Code Title 18 relating to Planning and Zoning Historical Appropriateness Commission

Alternate commissioners are reflected on draft ordinance. They are encouraged to attend all meetings and actively participate in discussions but are not able to vote unless there is a seat on the commission due to an absence. Chairperson only votes when there is a tie vote on a case. Purpose is to eliminate tie votes in any case. Similar to Board of Trustees voting. Code mentions pay for commission, not need to be if commission is currently not being paid.

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**THE PLANNING, ZONING AND HISTORICAL APPROPRIATENESS COMMISSION  
(PZHAC) REGULAR MEETING AT THE MESILLA TOWN HALL,  
2231 AVENIDA DE MESILLA.  
MONDAY-APRIL 7, 2025, @ IMMEDIATELY AFTER WORK SESSION**

- 1. PLEDGE OF ALLEGIANCE**
- 2. ROLL CALL AND DETERMINATION OF A QUORUM**

Chair Walkinshaw	present
Vice Chair Alba	present
Secretary Miller	present
Commissioner Gallegos	present
Commissioner Mulvihill	present
Commissioner Alvillar	present
Commissioner Paz	present

- 3. CHANGES / APPROVAL OF AGENDA**

1st motion to approve made by Commissioner Mulvihill  
2<sup>nd</sup> motion to be approved by Commissioner Gallegos

Commissioner Gallegos	yes
Secretary Miller	yes
Chair Walkinshaw	yes
Vice Chair Alba	yes
Commissioner Mulvihill	yes

Approved, 5 - 0

**4. PUBLIC INPUT**

*The public is invited to address the commission regarding items listed on the agenda as allowed by the chair. You can also email your comments to [clerktreasurer@mesillanm.gov](mailto:clerktreasurer@mesillanm.gov) at least seventy-two (72) hours prior to the meeting.*

-Mrs. Dasa Bausova commented on the proposed Wireless Communication Draft ordinance. The language being used in the draft should be considered as it was drafted up by an attorney

-Mrs. Catherine Walkinshaw commented on sign ordinance. Arts and Culture draft ordinance needs to be consistent with sign ordinance to include, murals.

**5. APPROVAL OF CONSENT AGENDA**

*\*Note: Items on the Consent Agenda, indicated by an asterisk (\*), will be voted on with one motion unless the commissioner requests that a specific item be removed for discussion.*

**a. \*March 17, 2025, PZHAC Work Session & Regular meeting minutes**

1st motion to approve made by Secretary Miller  
2<sup>nd</sup> motion to approve made by Commissioner Mulvihill

Commissioner Gallegos	yes
Secretary Miller	yes
Chair Walkinshaw	yes
Vice Chair Alba	yes
Commissioner Mulvihill	yes

Approved, 5 – 0.

**6. ACTION AND CONSIDERATION**

**a. PZHAC CASE #061976 –2685 Calle de Parian, Submitted by Michele K. Devlin. Requesting permission to put up pre-manufactured shed. ZONE: HISTORIC RESIDENTIAL (H-R).**

1st motion to approve made by Mulvihill  
2<sup>nd</sup> motion to approve made by Gallegos

Commissioner Gallegos	yes
Secretary Miller	yes
Chair Walkinshaw	yes
Vice Chair Alba	yes
Commissioner Mulvihill	yes

- b. **PZHAC CASE #061977** – 1891 Avenida de Mesilla, submitted by Tom Hutchison. Requesting approval to construct a storage shed on his commercial property. Commercial ZONE: (C).

1st motion to approve made by Secretary Miller  
 2<sup>nd</sup> motion to be approved by Commissioner Gallegos

Commissioner Gallegos	yes
Secretary Miller	yes
Chair Walkinshaw	yes
Vice Chair Alba	yes
Commissioner Mulvihill	yes

Approved, 5 – 0 condition north wall that is 2-ft from property line needs to be fire resistant according to IBC.

- c. **PZHAC SUB #061978** – 2060 Calle de Parian, submitted by Oakley D Hadfield & Julienne Hadfield DBA Appaloosa Limited LCC. Requesting approval to subdivide property. Historical Commercial ZONE: (HC).

Commissioner Mulvihill asked if a variance process is necessary for this case. CED Salazar responded, it is a alternate procedure subdivision. Which means it is a case-by-case application. If a variance is needed, applicant can request it from PZHAC and does not need to seek a variance from Board of Adjustments.

1st motion to approve made by Secretary Miller  
 2<sup>nd</sup> motion to be approved by Commissioner Gallegos

Commissioner Gallegos	yes
Secretary Miller	yes
Chair Walkinshaw	yes
Vice Chair Alba	yes
Commissioner Mulvihill	yes

Approved, 5-0.

**7. COMMISSIONERS / STAFF COMMENTS**

CED Salazar commented on training with NM Municipal League, on May 21<sup>st</sup> – May 23<sup>rd</sup>. If interested, need to sign up early. Rooms go quickly.

Liana Aguirre gave a brief discussion regarding getting our local government certification (CLG). Benefits Mesilla and is to promote preservation of our local historic structures. Property owners are eligible for funding. State involvement with assisting municipalities in reviewing proposed construction and preservation requests. In 2022 there is a document that outlines which guidelines we have met and what we need. A more detailed discussion in our upcoming regular meeting.

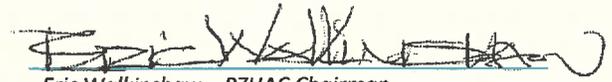
**8. ADJOURNMENT– 6:45pm**

1st motion to approve made by Vice Chair Alba  
 2<sup>nd</sup> motion to approve made by Commissioner Miller

PZHAC Minutes 4/7/2025

Commissioner Gallegos	yes
Secretary Miller	yes
Chair Walkinshaw	yes
Vice Chair Alba	yes
Commissioner Mulvihill	yes

  
Gloria Maya – Town Clerk/Treasurer

  
Eric Walkinshaw – PZHAC Chairman



