



# Agenda

CITY CLERK'S OFFICE

DATE 5/22/13 TIME 1:20

PREPARED BY Bobbie Hossmer

APPROVED BY [Signature]

**PUBLIC WORKS/CIP & LAND USE  
COMMITTEE MEETING  
COUNCIL CHAMBERS  
TUESDAY, MAY 27, 2014  
5:00 P.M.**

1. CALL TO ORDER
2. ROLL CALL
3. APPROVAL OF AGENDA
4. APPROVAL OF CONSENT AGENDA
5. APPROVAL OF MINUTES FROM MAY 12, 2014 PUBLIC WORKS COMMITTEE MEETING

**CONSENT AGENDA**

6. REQUEST FOR APPROVAL OF AMENDMENT TO 2012 GENERAL OBLIGATION (GO) BOND PARKS AND TRAILS IMPLEMENTATION PLAN TO INCLUDE PAVEMENT REHABILITATION OF THE SANTA FE TRAIL AND GAIL RYBA TRAIL FOR A TOTAL AMOUNT OF \$382,000(**ERIC MARTINEZ**)

**Committee Review:**

Finance Committee (Approved)	05/19/14
Council (Scheduled)	05/28/14

7. CIP NO. 455A – STORMWATER MANAGEMENT IMPROVEMENTS, ARROYA CHAMISO AND SANTA FE RIVER (RFP NO. '14/28/P)
  - REQUEST FOR APPROVAL OF RECOMMENDATION OF AWARD AND AN AGREEMENT FOR DESIGN-BUILD SERVICES WITH THE RAINCATCHER, INC. IN THE AMOUNT OF \$194,731.23 (**BRIAN DRYPOLCHER**)

**Committee Review:**

Finance Committee (Scheduled)	06/02/14
Council (Scheduled)	06/11/14

8. REQUEST OF APPROVAL OF AMENDMENT NO. 1 TO MEMORANDUM OF AGREEMENT AND GRANT AWARD FOR BUS AND BUS FACILITIES PROGRAM FOR SANTA FE TRAILS WITH THE NEW MEXICO DEPARTMENT OF TRANSPORTATION; TRANSIT & RAIL DIVISION
  - REQUEST FOR APPROVAL OF A BUDGET INCREASE – GRANT FUND (**KEN SMITHSON**)

**Committee Review:**

Finance Committee (Scheduled) 06/02/14  
Council (Scheduled) 06/11/14

**9. CIP NO. 823 – DEFOURI STREET AND GUADALUPE STREET BRIDGES IMPROVEMENTS PROJECT**

- REQUEST FOR APPROVAL OF A RESOLUTION SUPPORTING A TIME EXTENSION FOR THE DEFOURI STREET AND GUADALUPE STREET BRIDGES PROJECT MUNICIPAL ARTERIAL PROGRAM COOPERATIVE AGREEMENT WITH THE NEW MEXICO DEPARTMENT OF TRANSPORTATION
- REQUEST FOR APPROVAL OF A BUDGET ADJUSTMENT REQUEST (BAR) (COUNCILOR MAESTAS) (DESIRAE LUJAN)

**Committee Review:**

Finance Committee (Scheduled) 06/02/14  
Council (Scheduled) 06/11/14

**DISCUSSION**

**10. DISCUSSION AND REQUEST OF APPROVAL OF RFP 14/8/P PERFORMANCE STUDY (ROBERT RODARTE)**

**Committee Review:**

Finance Committee (Scheduled) 06/02/14  
Council (Scheduled) 06/11/14

**11. 2014 CIP BOND ISSUE**

- REQUEST FOR APPROVAL OF THE CIP BOND ISSUE FOR \$18 MILLION (ISAAC PINO)

**Committee Review:**

Finance Committee (Scheduled) 06/02/14  
Council (Scheduled) 06/11/14

**12. MATTERS FROM STAFF**

**13. MATTERS FROM THE COMMITTEE**

**14. MATTERS FROM THE CHAIR**

**15. NEXT MEETING: MONDAY, JUNE 9, 2014**

**16. ADJOURN**

Persons with disabilities in need of accommodations, contact the City Clerk's office at 955-6520 five (5) working days prior to meeting date

**SUMMARY INDEX FOR  
PUBLIC WORKS/CIP & LAND USE COMMITTEE  
May 27, 2014**

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1. Call to Order	Convened at 5:00 p.m.	1
2. Roll Call	Quorum Present	1
3. Approval of Agenda	Approved as presented	1
4. Approval of Consent Agenda	Approved as amended	2
5. Approval of Minutes - May 12, 2014	Approved as presented	2
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9. 2012 GO Bond Amendment	Approved as amended	2-6
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10. RFP 14/8/P Performance Study	Postponed	6-8
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12. MATTERS FROM STAFF	None	17
13. MATTERS FROM THE COMMITTEE	Discussion	17
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16. ADJOURNMENT	Adjourned at 7:45 p.m.	18

**MINUTES OF THE**  
**CITY OF SANTA FÉ**  
**PUBLIC WORKS/CIP & LAND USE COMMITTEE**

**MONDAY, MAY 27, 2014**

**1. CALL TO ORDER**

A regular meeting of the Public Works/CIP & Land Use Committee was called to order on the above date by Chair Ron Trujillo at approximately 5:00 p.m. in City Council Chambers, City Hall, 200 Lincoln Avenue, Santa Fé, New Mexico.

**2. ROLL CALL**

Roll Call indicated the presence of a quorum as follows:

**MEMBERS PRESENT:**

Councilor Ronald S. Trujillo, Chair  
Councilor Christopher M. Rivera, Vice Chair  
Councilor Bill Dimas  
Councilor Carmichael A. Dominguez  
Councilor Patti Bushee

**MEMBERS ABSENT:**

**STAFF PRESENT:**

Isaac Pino, Public Works Director  
Bobbi Mossman, Public Works Staff

**NOTE: All items in the Committee packet for all agenda items were incorporated herewith by reference. The original Committee packet is on file in the Public Works Department.**

**3. APPROVAL OF AGENDA**

Councilor Dimas moved to approve the agenda as presented. Councilor Dominguez seconded the motion and it passed by unanimous voice vote.

**4. APPROVAL OF CONSENT AGENDA**

Councilor Bushee pulled Item 9 for discussion.

Councilor Dimas moved to approve the Consent Agenda as amended. Councilor Rivera seconded the motion and it passed by unanimous voice vote.

**5. APPROVAL OF MINUTES FROM May 12, 2014 PUBLIC WORKS COMMITTEE MEETING**

Councilor Dominguez moved to approve the minutes of May 12, 2014 as presented. Councilor Dimas seconded the motion and it passed by unanimous voice vote.

**CONSENT AGENDA LISTING**

**6. REQUEST FOR APPROVAL OF AMENDMENT TO 2012 GENERAL OBLIGATION (GO) BOND PARKS AND TRAILS IMPLEMENTATION PLAN TO INCLUDE PAVEMENT REHABILITATION OF THE SANTA FE TRAIL AND GAIL RYBA TRAIL FOR A TOTAL AMOUNT OF \$382,000 (ERIC MARTÍNEZ)**

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- **REQUEST FOR APPROVAL OF A BUDGET INCREASE – GRANT FUND (KEN SMITHSON)**

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Finance Committee (Scheduled)	06/02/14
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**CONSENT AGENDA DISCUSSION**

**9. CIP NO. 823 – DEFOURI STREET AND GUADALUPE STREET BRIDGES IMPROVEMENTS PROJECT**

- **REQUEST FOR APPROVAL OF A RESOLUTION SUPPORTING A TIME EXTENSION FOR THE DEFOURI STREET AND GUADALUPE STREET BRIDGES PROJECT MUNICIPAL ARTERIAL**

**PROGRAM COOPERATIVE AGREEMENT WITH THE NEW MEXICO DEPARTMENT OF  
TRANSPORTATION**

- **REQUEST FOR APPROVAL OF A BUDGET ADJUSTMENT REQUEST (BAR) (COUNCILOR  
MAESTAS) (DESIRAE LUJÁN)**

**Committee Review:**

Finance Committee (Scheduled)  
Council (Scheduled)

06/02/14  
06/11/14

Councilor Bushee said she had funding questions.

Ms. Desirae Luján said the design money was in place and explained that the amendment was for extending time for completion of design.

Councilor Bushee said this request also included funding. The City had the money in place to build it with the 2012 CIP bond. It was surprising that they had not begun construction. She presumed they did not have to seek more funding. This was requesting future CIP monies. She asked if the project got more expensive.

Ms. Luján said they had \$650,000 total and did not have a full project estimate until now.

Councilor Bushee noted that in 2012 Council approved the bridge rehabilitation. The City had not expended anything from 2012 yet and the idea of CIP bonds was to build that bridge within the 2 years. Now they were looking at future bond monies to finish the project.

Mr. Eric Martínez, clarified that if you go back to 2012, the staff request was \$1 million. It got reduced to \$500,000 and they got a grant for \$150,000. Still that made it short. As the project started the City got a design consultant on board. Then they went through the historic process and that took a long time. The design was set to be completed in August. This was based on the current estimate.

Councilor Bushee asked what they were originally projecting for cost.

Mr. Martínez said the first part of the study was evaluating. In doing that staff found the Guadalupe Bridge in a lot better shape than they thought. That was how it was broken down in the memo.

Councilor Bushee said for the Guadalupe and Defouri bridges staff decided they wanted a wider bridge and asked if that increased the cost.

Mr. Martínez agreed it did add a minor cost. They did not decide to build sidewalks at the beginning but then the City decided to put in the sidewalks.

Councilor Bushee asked what a minor increase was.

Mr. Martínez said he couldn't say exactly.

Ms. Luján said all of their estimates from the beginning included sidewalks.

Councilor Bushee was still not sure where the increase came from that they still needed money from future bonds. It was two disappointments. They did not expend the money from the 2012 bond. In the future maybe

staff should come to Public Works with better time lines. She was surprised that they did not know it would take another \$300,000.

Mr. Martínez said originally they had estimated \$2 million. Now they were saving money.

Councilor Bushee asked if they were always planning on getting money from future bonds.

Mr. Martínez said that got reduced during the process of the bond. They knew from the beginning that they did not have enough money for it.

Councilor Bushee asked if there was money there for the pedestrian crossing.

Mr. Martínez asked which one she was referring to.

Councilor Bushee said it was the one planned for a few feet down from this bridge.

Mr. Martínez said that funding was in the GO bond. There was nothing set in stone regarding that crossing in the master plan.

Councilor Bushee said someone told her there was money set aside

Mr. Martínez agreed there was money set aside but he wasn't sure how much.

Councilor Bushee asked if there was anyone who could provide that information at this meeting. She said she had already been instructed by the lawyers that to change the implementation plan required a resolution.

Mr. Pino said he understood the processes were totally different and the funding was different. He didn't think they could just shift the money

Councilor Bushee said she understood that but needed to know the amount.

Mr. Martínez said the GO bond was being used now for study and it included this corridor and the bridge she mentioned but nothing was set in stone.

Councilor Bushee said it was a trail improvement but she hated to see the City build a pedestrian crossing if it was not needed.

Mr. Martínez said Ms. Luján just brought him the information. They had \$883,000 for the River Trail improvements.

Councilor Bushee asked if from that \$883,000 there was a plan to designate a certain amount for that pedestrian crossing and whether they could use that money to fund this.

Mr. Martínez said they were not that far along yet. They were in the process of developing a project and still looking at those things. They were in the river corridor master plan. If we find that there were things the City couldn't afford they would have to exclude things. These were developed through the MPO Bicycle Master Plan and that was broken out into segments.

Councilor Bushee asked if any of those breakouts had numbers.

Mr. Martínez agreed they did.

Councilor Bushee asked if it had a number for the pedestrian crossing.

Mr. Martínez said it didn't.

Councilor Dominguez said if he understood correctly, in the next item there was a \$300,000 allocation for the Defouri Street improvements. So he asked if the amount of the bond at \$300,000 in category one was separate.

Mr. Pino agreed.

Councilor Dominguez asked what was in the next item then.

Mr. Pino said it was the remaining amount necessary to complete the Defouri Bridge project.

Mr. Martínez pointed out that the table in the packet showed the total cost - total funding and it had a separate number. If not approved, the City would be \$300,000 short to complete the project.

Councilor Dominguez reasoned that they needed part of the \$18 million bond so the total amount we have left was \$17.7 million.

Mr. Pino supposed they could look at it that way. But if the Council wanted to complete the bridge they would have to approve this.

Councilor Rivera asked what happened when they looked at bridge again.

Mr. Martínez explained that the State had not changed their report. We hired a structural engineer to determine the structural requirements. In looking at that, they gave us a determination that the structure was in better shape than the reports indicated. So they knew they didn't need to replace this bridge.

Councilor Rivera asked if staff had done an in-depth study on all of the bridges they replaced.

Mr. Martínez agreed.

Councilor Rivera asked why they did not do the in-depth study before having the meetings.

Mr. Martínez said they did do the analysis beforehand and were still recommending replacing the Defouri Bridge and rehabilitation of the Guadalupe Bridge.

Councilor Rivera asked how long the bridge was projected to last after rehabilitation.

Mr. Martínez said that was hard for him to say off the cuff. It depended on the extent of its condition.

Councilor Rivera asked if it would be 3 years.

Mr. Martínez said sometimes 5 years sometimes 10.

Councilor Lindell said she had three different documents. One was dated May 16, one was May 6 and one was dated May 21. On the May 16 document it showed \$250,000 for bridge rehabilitation. The May 6 document showed \$500,000 for bridge rehabilitation and on May 21 it showed \$300,000. This was a moving target. She asked why there was such a discrepancy in such a short amount of time.

Mr. Pino said they always continued to refine the numbers. He asked staff to look at the DeFouri Bridge and reduce it as much as was appropriate. He didn't know what documents she was referring to.

Councilor Lindell said the May 16 document was from Ms. Green and also from Mr. Snyder and Mr. Tapia.

Mr. Pino said he had not seen it.

Councilor Dominguez thought what she had was part of category one that was in the CIP request that took into consideration some salary and benefits.

Chair Trujillo asked Mr. Snyder to shed some light on the discrepancy.

Mr. Snyder said without seeing the document he couldn't comment on it.

Mr. Martínez said he had copies of all the CIP packets. He saw the \$500,000 but didn't understand the \$250,000 amount. He said they had requested \$200,000.

Mr. Snyder explained that the original \$500,000 was for bridge rehabilitation for a two year period which was \$250,000 in each year.

**Councilor Rivera moved for approval with the exception of the \$300,000 part. Councilor Bushee seconded the motion.**

Councilor Bushee noted that the same folks who were concerned about Defouri were more concerned about Guadalupe. She asked if the bridge could survive until the next bond cycle.

Mr. Martínez thought that was quite possible.

Councilor Bushee asked if it was structurally sound.

Mr. Martínez said with rehabilitation it would keep the bridge looking the same as it now looked.

Councilor Bushee explained she was not trying to delay what was needed but knew there was very little money left.

Chair Trujillo asked what the Guadalupe bridge rating was.

Mr. Martínez said it was at 66.9 as of 2012. He explained that a bridge in perfect condition and requiring no repair would be 100. So at this rating, it was considered structurally deficient.

Chair Trujillo asked if, even with this study, the DOT could not change the rating.

Mr. Martínez said they would be sending the new report to them and they would do a reevaluation.

**The motion passed by unanimous voice vote.**

## DISCUSSION AGENDA

### 10. DISCUSSION AND REQUEST OF APPROVAL OF RFP 14/8/P PERFORMANCE STUDY (ROBERT RODARTE)

**Committee Review:**

Finance Committee (Scheduled)

06/02/14

Council (Scheduled)

06/11/14

Mr. Rodarte said they did this RFP last summer as described in the memo. The goal was to come up with an efficiency study and solutions for the most efficient way to do things. They did an RFP in that period and came up with the evaluation. This company met all of our criteria but we put it aside as we moved into elections. He now asked that it come forward again. They were still working on negotiations and legal language. As of this morning they had not finalized the contract negotiations.

Councilor Bushee asked who brought this forward.

Mr. Rodarte said the City Manager requested that he bring it forward.

Councilor Bushee said she had no background on this with just this memo. She asked the Committee to postpone it until the next meeting so she could get the information.

Councilor Dominguez said he had the same questions. He had hoped to get the original resolution from Councilor Wurzbarger.

Mr. Rodarte said they had not moved forward with this at all.

Councilor Dominguez asked if this was to expand the intent.

Mr. Rodarte said during that period there were the two hot topics going through Council during the summer. The target was to go through all departments.

Councilor Dominguez didn't see a dollar amount. He asked if police and fire were a certain amount and by expanding, it would be higher.

Mr. Rodarte acknowledged what the Committee had was vague until they could negotiate the contract. The original RFP capped at \$200,000. If the company's work realized savings for the City they would take 10%.

Councilor Bushee moved to postpone this matter. Councilor Dominguez seconded the motion.

Mr. Pino said this company made a pitch to the City for 10% of what they verified they could save the City. It made its way to Public Works. There were no numbers because it was supposed to be a percentage of what they save the City. This was an update and they were directed to move in this direction.

Councilor Dominguez asked if this wasn't a policy decision for the Governing Body. He asked if there was an FIR on the original resolution.

Mr. Pino thought there probably would not have been an FIR since their fee came out of savings.

Councilor Dominguez asked what the legislation was.

Ms. Judy Amer said they put in the contract that any payment would come out of realized actual savings. The contract had come back to us with a variety of other options and we were disagreeing with the contractor on that provision. That was why there was not more information. In the RFP we would only make a payment out of savings.

Councilor Dominguez asked if staff was spending time on this. He asked what legislation had been provided to allow staff to do this.

Mr. Pino said this was directed as he recalled from the Public Works Committee.

Councilor Dominguez asked for staff to come up with some documentation to support that if mandated by the Governing Body.

**The motion passed by unanimous voice vote.**

## 11. 2014 CIP BOND ISSUE

- **REQUEST FOR APPROVAL OF THE CIP BOND ISSUE FOR \$18 MILLION (ISAAC PINO)**

### **Committee Review:**

Finance Committee (Scheduled)

06/02/14

Council (Scheduled)

06/11/14

Mr. Pino said this was a continuation of the discussion from two weeks ago. He tried to take the list and use more descriptive titles. He tightened some of the numbers up and they were in the packet. As a result of tightening up numbers they made adjustments and the grand total was \$24,950,000, down from \$34 million before. The bond issue was for \$18 million for consideration in the 4 categories.

Councilor Dominguez started by looking at category one. He said four different indications that there was salary used for some of that money. He asked how much was salary and benefits out of that \$11.4 million.

Mr. Pino said the \$1.5 million in parks would be used, the \$100,000 for the trail coordinator so a total of \$1.6 million. The traffic would play out as projects developed.

Councilor Dominguez understood for sure it was \$1.6 million for salary and benefits.

Mr. Pino agreed.

Councilor Dominguez guessed some of it was temporary salaries. Mr. Pino agreed.

Councilor Dominguez said \$11.4 million could be reduced by \$650,000 because we didn't know how much would be used.

Mr. Pino said the lion's share was for projects, not salary for temps. It would be a small fraction of that.

Councilor Dominguez presumed they could have funded those positions in the City budget.

Mr. Pino supposed that could happen. They were working on a flat budget.

Councilor Dominguez said it was something we could have discussed. Mr. Pino agreed.

Councilor Dominguez asked about the parks part.

Mr. Pino said the MRC was considered a park, the ball fields were maintained by Parks Staff.

Councilor Dominguez was bothered that there were things that were intended but the realities didn't equal those intentions. There was no clarity between funds. He thought he had asked this before.

Regarding the category 3 critical infrastructure needs he asked if this had been identified by the previous Public Works Committee.

Mr. Pino they were re-categorized in their own category. Councilor Rivera made a good point that some of these were really not discretionary. They had to be done so he created that 3<sup>rd</sup> category.

Councilor Bushee thought Mr. Pino made those determinations. She was not understanding how the theater could be more important than others.

Mr. Pino said it was part of the agreement the City made long ago that spelled out the City's obligations.

Councilor Dominguez, "going back to this shell game" knew he had the \$2million for the Santa Fé River Trail underpass.

Mr. Pino said the \$2 million out of the GO bond was still in place. The additional \$2 million was what they thought the entire project would cost - \$4 million.

Councilor Dominguez said if there was future legislation to take that project off the table, there was \$2 million to spend somewhere else. Mr. Pino agreed.

Councilor Dominguez asked why it was on this list in the first place.

Mr. Pino said they thought it would be further along.

Councilor Dominguez said he wanted to know why that project was on the list.

Mr. Pino said the project started with the bond sale of 2012. They could not do anything with the project until they had that money. He thought they would be further along but were not. He was recommending taking it off the list.

Councilor Bushee asked Mr. Pino if he expected to be able to spend the last monies sooner. She heard from the beginning that the project was almost impossible.

Mr. Pino thought Mr. Martínez could give the details

Mr. Martínez said the GO bonds budget was based on the MPO master plan.

Councilor Bushee agreed but that project was not a priority.

Mr. Martínez said at some point they had to go through the development to know what it would cost. Nowhere that he could recall did it say that it was impossible to build. They were going through that process now toward a final report.

Councilor Bushee asked if they had a copy of an initial report she could get hold of.

Mr. Martínez said the report would be final in the next few weeks. It was coming out now.

Councilor Bushee asked who did the initial planning estimate.

Mr. Martínez said it was from the MPO but he didn't recall specifically who.

Councilor Bushee asked if he could find that out and add it to the report. Mr. Martínez agreed.

Councilor Bushee was going through it with a fine tooth comb. She was glad to see the River Trail underpass gone off the list. She would personally review any studies. She wanted to see broadband expanded. She suggested the teen center be moved to category 3 and fitness equipment for GC3 because they could wait on that. She was hearing from folks the immediate need at Zia and St. Francis.

Councilor Lindell, on that point of intersection safety I would like to add Siringo Road.

Mr. Pino said they had looked at that and could pull those reports for the Committee.

Councilor Dominguez said he and Councilor Rivera had concerns about Jaguar Drive where there were significant needs.

The Committee discussed the future of the Zia Station and how that impacted the intersection there.

Chair Trujillo said nothing was planned for that any time soon.

Mr. Pino referred to a joint memorial a couple of years ago that asked DOT to study it. They released their report to the City within the last two weeks. The City believed there was still a lot of work the DOT had to do on that study. They did not adequately study the Zia approaches.

Councilor Dimas agreed that was something that needed to get done to find out.

Councilor Bushee said she was just going down item by item with round numbers to see what could rise to the surface as urgent. She asked if they could put Ft. Marcy in under that \$600,000.

Mr. Pino said that would not be possible.

Councilor Bushee asked why they needed \$1 million for the Santa Fe River when they had money provided in the GO bond.

Mr. Martínez explained this was for projects outside of the projects in the GO bond.

Councilor Dominguez guessed that some of this money had been theoretically earmarked. He would have liked to have known that so he could make a pitch. Outside of this particular line item he wondered if there were other projects that had been theoretically earmarked

Mr. Pino said he would not call them earmarked. They had been identified as more immediate needs.

Councilor Dominguez didn't know what that meant.

Mr. Martínez said identifiable needs or problems were reported to him and they were to develop an estimate.

Councilor Bushee noted that GC 3 just kept sucking the money up.

Mr. Pino said the facility turns 15 this year and was no longer under any warranty. It needed maintenance now.

Councilor Bushee explained that for the trail coordinator they were just doing a contract for \$50,000 a year. They were leveraging that and getting a lot done. She was disappointed that it did not fall under his budget.

Councilor Bushee asked Ms. Amer if there was a percentage they could allow to be used for salaries in the CIP bond.

Ms. Amer said the Bond Counsel, Mr. Duane Brown was present to address this question.

Mr. Brown explained that if the City was spending money for salaries that were going into improving the park the City could spend funds for that purpose by paying salaries. As long as it qualified as an improvement, there was not a set percentage.

Councilor Bushee continued to go item by item down the list.

**Councilor Rivera moved to approve categories 1, 2 and 3 as staff recommended.**

Councilor Bushee seconded the motion if they could add Ft. Marcy and Carlos Ortega Teen Center into category 3.

Councilor Rivera said the amendment was not friendly. They could all pick items out of the list but would rather have a discussion on the motion.

**Councilor Bushee seconded the motion.**

Councilor Dimas asked on the small sidewalks at \$500,000 to make sure they included the Las Estancia project.

Councilor Bushee said there were people to talk to the Committee about taking the \$2 million for the River Trail underpass off the list. There was a fairly large amount of support for the Acequia Trail underpass. She suggested reducing that amount down to \$1.5 million and she would pursue legislation.

Councilor Rivera raised a point of order to vote on the motion before going on.

**The motion passed by unanimous voice vote.**

The Committee discussed the records center item in category 4.

Mr. John Scherfl explained the project which was the internal affairs division old building that had floor to ceiling files with investigative reports going back for years. It was not computerized and there were many audio recordings there as well. He said he was not qualified to say where else they could take the money from. The expansion was limited to the main building.

Councilor Bushee recalled last time it was on the list at \$85,000.

Mr. Pino that was the updated number he was given.

Councilor Bushee said it went from \$85,000 to \$30,000 and asked why couldn't come out of other funds.

David Pfeiffer said it was a roof repair on that before.

Councilor Bushee couldn't find it in the police budget.

Councilor Bushee continued down the list.

Councilor Dominguez moved to strike in category 4, items 1, 2, 4, 5, 7, 8, 9, 10, 11, 12 and 13.  
Councilor Bushee seconded the motion.

Councilor Rivera advocated for the fire truck.

**Councilor Dominguez withdrew item 11 from his motion.**

Councilor Dimas asked if there was a ladder truck there now.

Assistant Chief Paul Babcock said they were one truck behind on replacement. They lost their in-house funding. It was two years' overdue to replace one ladder truck.

Councilor Dimas asked how critical it was.

Mr. Babcock said it was very important for rotation and affected the insurance ratings.

Councilor Dimas thought it was critical to fund that this year.

**The motion passed by unanimous voice vote.**

The Committee continued discussing possible project cuts. They went next to Tierra Contenta items.

Councilor Rivera ask the Tierra Contenta staff to report.

Mr. James Hicks, Tierra Contenta Executive Director, said they reviewed this project and were able to take some money out of the project. The total of \$3.1 million was reduced to \$2,745,000.

Councilor Bushee said that in the past they were able to sell off land to pay for infrastructure.

Mr. Hicks said that was true up until the housing market cratered.

Councilor Bushee asked how many acres they needed to develop.

Mr. Hicks said it was 300 acres.

Councilor Bushee said they could only get money for two years.

Mr. Hicks said half of the land was School for the Deaf land.

Councilor Bushee asked then why he was coming to the City to ask for money for the infrastructure.

Mr. Hicks said they have had people come to them. Multi-family property was in demand, new entrance road, the City was providing funding for a new school building. The entire road connection from the fire station all the way over was a \$6 million road section with looping utilities. But he added that they could not get it all done within the two year cycle.

Councilor Bushee asked why they would come to the City for this request.

Mr. Hicks explained that the Tierra Contenta master plan was a City Council project from 1993. The TCC had done everything they could. They had 7,500 people living there. They were 2/3 of the way through the Tierra Contenta Master Plan and couldn't finish that project with the funds they had.

Councilor Bushee asked if they had pursued other partners.

Mr. Hicks said if they couldn't get city financing then it would be up to the board of directors to determine how to wind down the project and shelve it. It would be over. The \$6 million was a big chunk for the city but because they didn't have a plat without having infrastructure in they couldn't enter into a contract.

Councilor Bushee asked how much of the 300 acres belonged to School for the Deaf.

Mr. Hicks said it was about half.

Councilor Bushee surmised they had access.

Mr. Hicks said as far as he knew the Corporation had no access to any funding. The School for the Deaf had not been about generating money.

Councilor Bushee countered that this was a development project.

Mr. Hicks said he couldn't speak for them except to say they had been tasked by the legislature to fund the improvements on their campus.

Councilor Bushee asked if that was being subtracted from the total request.

Mr. Hicks said they had other expenses as well. They could probably reduce this number somewhat. If needed, they could take out \$700,000 for water but that would just push it back further.

Councilor Bushee asked if they went to the legislature.

Mr. Hicks said they didn't.

Councilor Dominguez asked how much of that money goes to pay for city fees.

Mr. Hicks said he had the entire budget here but could not answer that question.

Councilor Dominguez said he was trying to get a better feel.

Mr. O'Reilly was not quite sure he understood the question

Councilor Dominguez asked how much of that request was paying for permits or other city fees...

Mr. O'Reilly said he hadn't seen this request yet so he was not sure. But in terms of building permit fees, those were minuscule. Utility expansion charges could be substantial but money was coming from the City's own CIP bond anyway as part of the homes program impact fees.

Councilor Dominguez said it seemed like there was some refining that could be done to that or at least a way for us to forgive some of that.

Councilor Bushee said their first target was to build the infrastructure and asked what the price tag for that was.

Mr. Hicks said it was \$6 million.

Councilor Bushee said they had \$800,000 that could come from the School for the Deaf.

Mr. Hicks said they had not discussed how the \$800,000 was to be used.

Councilor Bushee mentioned SWAN Park.

Councilor Dominguez asked how much was spent for phase one at SWAN Park.

**Councilor Dominguez moved to reduce the amount for SWAN Park from \$700,000 to \$500,000.**

**Councilor Bushee seconded the motion and it passed by unanimous voice vote.**

Councilor Bushee asked if that ladder truck had to cost \$850,000.

Chief Babcock said the trucks were \$750,000 each if bought two at a time. \$850,000 was accurate as of last week.

Councilor Rivera asked Chief Babcock if they could get by with less than \$850,000 and come up with what would work.

Chief Babcock said he could look for something less.

Councilor Bushee asked about \$500,000.

Councilor Rivera didn't want to put him in a spot on how much.

Mr. Snyder said his concern with reducing the \$850,000 was that it keeps escalating. He wondered whether number would be next week and asked them to scale it back.

Mr. Pino said they were at 1.5 million for Acequia Trail, \$175,000 for Fort Marcy, \$850,000 for the fire truck and \$500,000 for SWAN Park.

Councilor Dominguez asked if he included Tierra Contenta.

Councilor Bushee said there was no money left.

Councilor Dominguez moved to approve the list with Fort Marcy taken off. Councilor Rivera seconded the motion and it passed by majority 4-1 voice vote with Councilor Bushee voting no.

Chair Trujillo asked where they were now.

Mr. Pino said there was \$661,000 remaining.

Councilor Lindell asked on the Tierra Contenta project what \$660,000 would do to take care of it. She asked what the immediacy of this need was.

Mr. Hicks said it could be put on the shelf indefinitely. The Tierra Contenta board of directors would disband and they would be finished. They only had 2½ employees and he was part time.

Councilor Lindell asked if the board would vote to dissolve itself.

Mr. Hicks said it was a possibility. There would be no money and no reason to continue in business to do the infrastructure.

Councilor Lindell asked if they previously paid their own way.

Mr. Hicks said the last tract of land they sold to the Cook family closed in 2010. The rest of the land was not in any part of infrastructure that was platted. They couldn't put it up for sale without a plat. The reason for the infrastructure going in, was that they needed a financial guarantee. It was otherwise not sellable.

Councilor Lindell asked why the School for the Deaf was not here tonight.

Mr. Hicks said Tierra Contenta was more or less the master plan developer of Tierra Contenta. The school did own land in there but they were not in a big hurry to get it done like we are.

Councilor Lindell asked how long ago they got an extension from the city.

Mr. Hicks said it was late last November.

Councilor Lindell asked how much that was.

Mr. Hicks said they did an extension on the note they owed the city. It was \$2.9 million extended for 10 years. Tierra Contenta pays the city back as they sell tracts of land.

Councilor Lindell wondered about some of the developers coming forward.

Mr. Hicks said in 1995 to 2006 that would have been a good course of action. Right now hardly anyone could get a loan.

Councilor Lindell asked why there was such an urgency.

Mr. Hicks said whoever owns the Tierra Contenta land at that time could deal with it. It was an option for the board to sit tight for a few years and since they didn't have any money left they would close the office.

Councilor Dominguez thought it behooved the City to do what it could within reason to make sure Tierra Contenta was successful as quickly as it could be done with what the City could do. It had been the only game in town in regard to affordable housing for many years and Tierra Contenta had been a great partner to the City.

Councilor Rivera asked where they were with the acequia trail underpass now.

Mr. Martínez said they were looking to finish it with the current design by the end of the year. They had a recent public meeting with a lot of community buy in. They could expend the funds in two years

Councilor Rivera asked what \$1.5 million would provide.

Mr. Martínez said it would provide half an underpass. Their current estimates were \$3.5 million to complete it.

Councilor Rivera asked if there was nothing they could cut out of that project.

Mr. Martínez said the jury still out on that as they get closer toward the final design part of that.

Councilor Rivera asked how many people used that crossing on a daily basis.

Mr. Martínez couldn't answer off the top of his head.

Councilor Bushee said what they had left over was \$661,000 left and asked what the chances were with \$800,000 and pursue legislative funds to entertain a possibility of providing the rest for Tierra Contenta.

Mr. Hicks said some of the engineering work was done on the infrastructure. They would meet with Mayor Gonzales and the School for the Deaf and try to get a commitment from School for the Deaf. But the \$661,000 would allow them to start engineering and grading.

Councilor Bushee asked about impact fees.

Mr. Pino said they always take a look at impact fees and the balances were not very robust at this time.

Councilor Bushee noted that Mr. O'Reilly had left the meeting.

Mr. Hicks asked if it might be approved as a CIP project.

Councilor Bushee said she was trying to borrow from the impact fees.

Councilor Bushee moved to expend the remaining funds with \$500,000 for Acequia Trail, \$500,000 for SWAN Park, \$850,000 for the fire truck, \$661,000 for Tierra Contenta infrastructure and when they got into reallocation of any moneys that the Fort Marcy boiler be considered a priority.

There was no second and the motion died.

Councilor Rivera recalled when they first looked at the fire truck they borrowed \$1.2 million from the New Mexico Finance Authority at a low interest. He asked if that had been looked at for money.

Mr. Snyder believed options like that had been explored

Mr. Babcock agreed it had been looked at as an option.

Councilor Rivera asked Mr. Tapia if there was any reason why the City could not do that.

Mr. Tapia said that was something they would fund and was being looked at. He was under the impression that they needed 2 trucks.

Councilor Rivera asked if the State Fire Fund could absorb any type of payment for the truck.

Mr. Babcock said the State Fire Fund allocated for other projects.

Councilor Rivera asked if there would be other options to pay that back.

**Councilor Dominguez moved that they reallocate \$1.3 million to Acequia Trail, \$500,000 to SWAN Park, \$850,000 for a ladder truck with direction to staff to find out about a loan, \$861,000 to Tierra Contenta with direction to have a report from Tierra Contenta staff and city staff on what transpired with School for Deaf and make Fort Marcy a priority in the future. Councilor Bushee seconded the motion and it passed by unanimous voice vote.**

## **12. MATTERS FROM STAFF**

There were no matters from Staff.

### **13. MATTERS FROM THE COMMITTEE**

Councilor Bushee asked about having Parks staff mowing after sweeping the streets if they could better coordinate that.

Mr. Pino thought they could arrange that.

### **14. MATTERS FROM THE CHAIR**

Chair Trujillo said they needed to get someone to clean the grates on Las Campanas.

Chair Trujillo said yesterday he went to Tent Rocks where they had a stop sign at the pedestrian trail. He suggested someone look at that for the railroad crossings for bikes and talked with DOT about it.

Councilor Dominguez said last week they had some pedestrian trips on the south said and asked if Mr. Martínez was able to make it.

Mr. Martínez said he made one.

Councilor Dominguez asked if any other staff made a field trip.

Mr. Martínez said no and asked if he got an update from Keith Wilson.

Mr. Martínez said that Mr. Wilson mentioned some things that could be done at South Meadows. He mentioned build outs and that was something to consider.

Councilor Dominguez said it was a really enjoyable experience. Having proper pedestrian cross walk stripping on the road accommodated both the pedestrians and the flow of traffic. It was pretty interesting to see what they had to say.

Mr. Martínez said some of those concepts were implemented.

Councilor Rivera thanked Mr. Pino and his staff and the water company staff for taking care of those pot holes.

Councilor Bushee asked Mr. Pino for assistance with Legal to create the resolution for the river crossing.

Councilor Dominguez asked that when staff drafted that to clarify what it was that we could spend that money on.

Councilor Rivera asked if the categories could be included in the implementation plan.

Councilor Bushee said they just did at BTAC - amended the implementation plan.

Councilor Bushee asked if Acequia Trail was on the previous bond.

Mr. Martínez said it was on the 2008 bond but was underfunded.

Councilor Bushee said what happened was the City put broad categories to the voters and then the City made decisions.

Councilor Dominguez said to follow up on that perhaps he should send a memo to Legal for clarification on that.

Councilor Bushee asked if Mr. Pino knew the distinction.

Mr. Pino said one of the distinctions was that the work of those crews had to be done anyway. If we laid off our workers we would have to contract with someone to do it. It was a fairly complex question. He thought a provision of an opinion from Legal would be good.

Councilor Dominguez agreed to follow up on that.

Councilor Bushee mentioned that Cathedral Park and Santa Fé artists complained that the park was not in good shape.

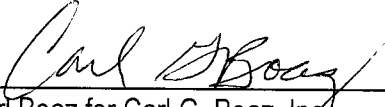
Mr. Pino said his staff were on that now.

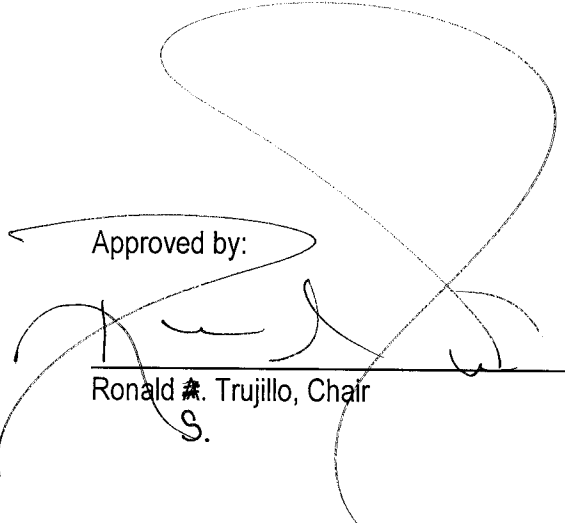
**15. NEXT MEETING: TUESDAY, JUNE 9, 2014**

**16. ADJOURN**

The meeting was adjourned at 7:45 p.m.

Submitted by:

  
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Carl Boaz for Carl G. Boaz, Inc.

Approved by:   
\_\_\_\_\_  
Ronald S. Trujillo, Chair  
S.