

CITY COMMISSION MEETING MINUTES
CITY OF TRUTH OR CONSEQUENCES, NEW MEXICO
CITY COMMISSION CHAMBERS, 405 W. 3RD St.
WEDNESDAY, JULY 24, 2019

A. CALL TO ORDER

The meeting was called to order by Mayor Sandra Whitehead at 9:00 a.m., who presided and Renee Cantin, City Clerk-Treasurer, acted as Secretary of the meeting.

B. INTRODUCTION

1. ROLL CALL

Upon calling the roll, the following Commissioners were reported present.

Hon. Sandra Whitehead, Mayor
Hon. Kathy Clark, Mayor Pro-Tem (Absent)
Hon. Rolf Hechler, Commissioner
Hon. Paul Baca, Commissioner
Hon. George Szigeti, Commissioner

Also Present: Morris Madrid, City Manager
Renee Cantin, City Clerk-Treasurer

Mayor Whitehead announced Mayor Pro-Tem Clark is excused from this meeting.

There being a quorum present, the Commission proceeded with the business at hand.

2. SILENT MEDITATION:

Mayor Whitehead called for fifteen seconds of silent meditation for Roswell Firefighter Jeff Strobel who passed away on July 21st due to an explosion that took place on June 5, 2019.

3. PLEDGE OF ALLEGIANCE:

Mayor Whitehead called for Commissioner Hechler to lead the Pledge of Allegiance.

4. APPROVAL OF AGENDA:

Commissioner Szigeti moved to approve the agenda as amended with the addition of the presentation. Commissioner Baca seconded the motion. Motion carried unanimously.

C. CONSENT CALENDAR:

1. City Commission Special/Workshop Minutes, May 29, 2019

2. **City Commission Regular Minutes, July 10, 2019**
3. **Acknowledge the Lodger's Tax Advisory Board Minutes for March 28, 2019**
4. **Acknowledge the Public Utility Advisory Board Minutes for June 17, 2019**
5. **Acknowledge the Golf Course Advisory Board Minutes for April 3rd Special; May 1st Regular; June 5th Regular; and July 8th, 2019 Special Meeting**
6. **Accept the Subrecipient 4th Quarter Reports**
7. **Accept the Lodger's Tax 4th Quarter Reports**

Commissioner Hechler moved to approve the consent calendar as noted. Commissioner Szigeti seconded the motion. Motion carried unanimously.

PRESENTATIONS:

1. **Presentation of a Mayor's Commendation to Samuel Paul Harris:**

Mayor Whitehead presented a Mayor's Commendation to Samuel Paul Harris for his heroic efforts to help a little girl who was lying on the side of the road and needed medical attention on July 18, 2019.

D. PUBLIC HEARINGS:

1. **Public Hearing: Final Adoption of Ordinance No. 705 refunding of PPRF-2246 and new money for infrastructure projects, including the Loan Agreement, Intercept Agreement and closing documents. City Manager Madrid:**

City Manager Madrid explained the Public Hearing has already been held for this item and an additional one is not required. We are asking for final adoption of the ordinance for a loan through the New Mexico Finance Authority. The term of this loan agreement for new funds is from May 2020 through May 2029. The use of this money has not been set in stone and as projects become a priority, they will come before you for approval. This is mainly to establish a line of credit that we have available so we can fund some of the projects that we cannot fund externally.

City Attorney Rubin recommended they still open for Public Hearing since this item was published as a public hearing.

City Clerk Cantin affirmed nobody signed up to speak during this Public Hearing.

With that being said, Mayor Whitehead closed the Public Hearing and called for a motion.

Commissioner Hechler moved to approve the final adoption of Ordinance No. 705 refunding of PPRF-2246 and new money for infrastructure projects, including the Loan Agreement, Intercept Agreement and closing documents.

Commissioner Szigeti seconded the motion. Roll call was taken by the Clerk Treasurer. Motion carried unanimously.

E. ORDINANCES/RESOLUTIONS/ZONING:

- 1. Discussion/Action: Resolution No. 07 19/20 authorizing and approving submission of a completed application for financial assistance and project approval to the New Mexico Finance Authority (NMFA) for Economic Development Feasibility Studies. City Manager Madrid:**

City Manager Madrid explained the application is for funding to develop an Economic Development Strategy. The maximum amount we can get under this grant is \$50,000.

Grant/Projects Coordinator & Designated Zoning Official Burnette added this is just for an Economic Development Feasibility Study.

Commissioner Hechler moved to approve Resolution No. 07 19/20 authorizing and approving submission of a completed application for financial assistance and project approval to the New Mexico Finance Authority (NMFA) for Economic Development Feasibility Studies. Commissioner Szigeti seconded the motion. Roll call was taken by the Clerk-Treasurer. Motion carried unanimously.

- 2. Discussion/Action: Resolution No. 08 19/20 authorizing and approving submission of a completed application for financial assistance and project approval to the New Mexico Finance Authority (NMFA). City Manager Madrid:**

City Manager Madrid gave a brief overview stating this is another application with a \$50,000 limit. This particular application is to pay funding to develop an Asset Management Plan which is mandatory for the State of New Mexico if you are going to apply for other type of funds.

City Attorney Rubin indicated that both E.1 and E.2 are applications for grants and he sees no reason not to move forward.

Commissioner Szigeti moved to approve Resolution No. 08 19/20 authorizing and approving submission of a completed application for financial assistance and project approval to the New Mexico Finance Authority (NMFA). Commissioner Baca seconded the motion. Roll call was taken by the Clerk-Treasurer. Motion carried unanimously.

- 3. Discussion/Action: Resolution No. 09 19/20 accepting the NMED Construction Programs Bureau (CPB) Clean Water State Revolving Loan Fund offer and designating signatory authority for related documentation. City Manager Madrid:**

City Manager Madrid called on Grant/Projects Coordinator & Designated Zoning Official Burnette to present this item.

Grant/Projects Coordinator & Designated Zoning Official Burnette reported our Vacuum Station is over 20 years old, there are a lot of components that are deteriorating, and our station is malfunctioning. We do not have a Preliminary Engineering Report, and that may limit the type of funding we can apply for on this type of a project, so we submitted an application with the Clean Water State Revolving Loan Fund. The projected project cost for the Vacuum Station is \$473,000. They are offering to fund the entire \$473,000 and \$100,000 of it will be subsidy, making it a \$373,000 loan offer. This is a request to accept and approve that offer, and to allow City Manager Madrid to proceed forward with any signatory authority on any documents that are required.

City Attorney Rubin said it appears to be in our best interest to move forward with this project.

Commissioner Hechler moved to approve Resolution No. 09 19/20 accepting the NMED Construction Programs Bureau (CPB) Clean Water State Revolving Loan Fund offer and designating signatory authority for related documentation to City Manager Madrid. Commissioner Szigeti seconded the motion. Roll call was taken by the Clerk-Treasurer. Motion carried unanimously.

F. UNFINISHED BUSINESS:

- 1. Discussion/Action: Approval for authority to negotiate the Award of RFP No. 18-19-007 for Automated Meter Infrastructure (AMI) Project. City Manager Madrid:**

City Manager Madrid gave a bit of background on this project. When the RFP was prepared it didn't give the flexibility and options that should be included in an RFP. We received responses from seven or eight entities, and we have narrowed it down to three. We submitted questions to them such as a time frame for conversion, an accounting system for billing, a history in performance, and a report in other communities and from that the committee is comfortable with two of the three. He is asking for approval to negotiate in case one doesn't work out he would have the authority to negotiate with another, then final approval to be brought to the Commission for action.

Commissioner Szigeti moved to approve Approval for authority to negotiate the Award of RFP No. 18-19-007 for Automated Meter Infrastructure (AMI) Project Commissioner Baca seconded the motion. Motion carried unanimously.

- 2. Discussion/Action: Request Approval of Final Design Concept for Ralph Edwards Park Master Plan. City Manager Madrid:**

City Manager Madrid turned it over to Parks Supervisor Hechler who gave an overview of the project to include the sprinkler systems.

Parks Supervisor Hechler explained that the Ralph Edwards Park Master Plan started off with a new sprinkler system and then it turned into this. They need to consider how to maximize the sprinkler system at the Ralph Edwards Park before we install a new sprinkler system and one way to do that is to design the sprinkler system around our facility. In other words, we can't install a sprinkler system if we are going to make any future changes to the park because the sprinkler system will be watering sidewalks, shade shelters, and so on. Our plan is to design zones for our sprinkler system.

Parks Supervisor Hechler then read a few of the goals they have for the park:

- They want to set aside the eastern edge of the park for parking and general use for the Farmers Market. They would also like to install a shade shelter in that area.
- They want to install bollards and cables along the sidewalk to deter people from driving in the park.
- They would like to construct of a river trail.
- They want to move the horseshoe pit away from the hillside on Riverside Drive to a location with less of a slope that would allow better irrigation and access to the park.
- They want to lessen the slope on the hillside located on South Cedar and East Riverside Drive so that the grass is easier to maintain. That will also provide better access to the park.
- They would like to add a modern irrigation system.
- They want to move the playground equipment and upgrade it so it will meet the current playground equipment standards.

Sites Southwest Senior Landscape Architect, George Radnovich presented the design of a new concrete skate park at Ralph Edwards Park.

Commissioner Szigeti moved to approve the final design concept as presented. Commissioner Baca seconded the motion. Motion carried unanimously.

G. REPORTS:

City Manager Madrid reported the following:

- He has attended some classes on Economic Development and there is a lot we need to do, and it's going to take an entire community to get behind this effort to be prepared for all contingencies. For example if the Spaceport is successful for the next 20 years or if it isn't, if the Copper Flat Mine comes in or if it doesn't. We want to keep our small town identity and we need to find out where we want to go. Some steps are a Needs Assessment; coordinating with our local partners; and determine what our local priorities are.

City Attorney Rubin reported the following:

- None.

City Commission Reports:

Commissioner Szigeti reported the following:

- He's been working with Chief Aragon regarding the agreements with the County for Animal Control Services and Shelter Services, and according to the contracts we haven't been billing for everything we should be billing for. The contracts expire in 2022 so we have a good three years to determine if they need to be renegotiated.

Mayor Whitehead reported the following:

- This last year was a big one for NASA and we've come a long way.
- She extended her congratulations to Deputy Chief Apodaca who retired last week.

H. EXECUTIVE SESSION:

1. Real Property (Various Properties) Pursuant to 10-15-1.H(8):

Commissioner Hechler moved to approve going into executive session at 10:11 a.m. to discuss Real Property (Various Properties) Pursuant to 10-15-1.H(8)

Commissioner Szigeti seconded the motion. Roll call vote was taken by the Clerk-Treasurer. Motion carried unanimously.

Mayor Whitehead reconvened the meeting in open session at 10:18 p.m.

Commissioner Hechler certified that only matters pertaining to Real Property (Various Properties-307 Main St.) Pursuant to 10-15-1.H(8) was discussed in Executive Session and no action was taken.

**L. ACTION ON ITEMS DISCUSSED DURING EXECUTIVE SESSION, if any.
ADJOURNMENT:**

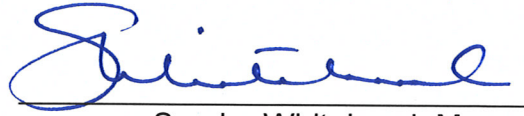
No action was taken.

M. ADJOURNMENT:

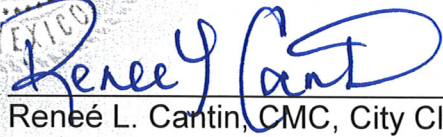
Commissioner Szigeti moved to adjourn at 10:19 a.m. Commissioner Hechler seconded the motion. Motion carried unanimously.

Passed and Approved this 14th day of August, 2019.

CITY COMMISSION JULY 24, 2019 REGULAR MEETING MINUTES



Sandra Whitehead, Mayor



René L. Cantin, CMC, City Clerk