

**CITY COMMISSION MEETING MINUTES
CITY OF TRUTH OR CONSEQUENCES, NEW MEXICO
TUESDAY, APRIL 12, 2016**

The Mayor and the City Commission of the City of Truth or Consequences in the County of Sierra, and State of New Mexico met in Regular Session in full conformity with the law and ordinances of said Commission in the Commission Chambers of said City on April 12, 2016 with the meeting starting at 9:00 A.M.

A. CALL TO ORDER

The meeting was called to order by Mayor Steve Green, 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. Steve Green, Mayor
Hon. Sandra Whitehead, Mayor Pro-Tem
Hon. Kathy Clark, Commissioner
Hon. Rolf Hechler, Commissioner
Hon. Joshua Frankel, Commissioner

Also Present: Juan Fuentes, City Manager
Renee Cantin, City Clerk-Treasurer

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

2. SILENT MEDITATION

Mayor Green called for fifteen seconds of Silent Meditation and asked us to keep our veterans in our thoughts and prayers.

3. PLEDGE OF ALLEGIANCE

Mayor Green called for the Middle School and Elementary School Students to lead the Pledge of Allegiance.

4. APPROVAL OF AGENDA

Mayor Pro-Tem Whitehead moved to approve the agenda and moving E.1 up to after the approval. Commissioner Frankel seconded the motion.

Commissioner Clark asked because this is a 9:00 meeting she has two letters sent to her and she would like to read them under Public Comment. They are under three

minutes. She asked the Commission to postpone Item G.1 for the Ordinance 669 until the next meeting. She added with respect to Electric Department Director Easley and Christina Bruch, she is looking for something from PRC and CID which might have a bearing on this ordinance.

Motion carried unanimously.

Next item discussed was E. 1 for Presentations.

1. Presentation of the T or C Students Recycle Video called Protecting This Borrowed Land. Steve Green, Mayor

Mayor Green gave an overview of the project where the Solid Waste Department combined with the Bountiful Alliance received an award was for radio advertising and the other one was a video. Mayor Green introduced Jay Hopkins who agreed to do the video. He credited Barbara Pearlman and Isabel Young Garcia who were instructors he worked with. They played the Protecting this Borrowed Land Video.

Mayor Green read the certificates and each Commissioner passed them out to the students. Brooklyn Garcia announced they have buttons for sale for their Recycle program. Mayor Green asked for a one minute pause for the students to leave.

C. COMMENTS FROM THE PUBLIC (3 Minute Rule Applies)

Mayor Green called for Public Comment, noting those wishing to comment would get three minutes, may only approach the podium once, and any material for the Commission was to be left in the black box by the podium.

Carole Wheeler, 603 Corbett St. addressed the Commission related to:

- 1) A request for an off leash dog park to be provided and established by the City of Truth or Consequences. A new group called PALS had their first meeting. They have a 501c4 already and are working on a bank account. She submitted the signed petition for those who are in favor of a Dog Park on the West End of Truth or Consequences. She read a few summarized comments. She asked the city to donate the support area to establish the Dog Park.

Ron Fenn addressed the Commission related to:

- 1) Very disappointed for moving the time of the meetings to a time when citizens who work cannot be here without taking time off from work. The substantive information will come from the people, not the city workers.
- 2) A need for a change in the administrative manual in Rule 11. The City Manager is not the Executive Officer, he and the voting public are the Executive Officers of the city. The City Manager is only an Administrator and there should not be anything showing he has more apparent power than he has.
- 3) Healing Waters Plaza. It was announced the city saved money by staff doing the work. How does the city save when you don't record what the city spends for Labor, Equipment, maintenance, or any other costs for the employees.

4) The Streets Department budget, not a dime of fuel was budgeted. Why because someone doesn't manage the city. Reading between the lines of the audit, he sees the same thing. We'll blame it on the Utilities, or this one or that one for not getting a wonderful report. We don't have a wonderful report because we live in a city that is not managed.

Ron Pecourek addressed the Commission related to:

- 1) Has the front page of the Sentinel the Golf Course Photo OP and all of the equipment. He appreciates the golf course got the \$120,000 and is supposed to get some of that back. He hopes the city will include the SJOA during the budget process. If SJOA goes under, the city will have to take it over.
- 2) This is the third time he has come to ask what the status is for the new billing system for the utility company. The bills are way out of line. He asks them to request a bi monthly report on the utility issue.

Commissioner Clark read two emails.

Michael Haug addressed the Commission related to:

- 1) Third Street parking lot. Wednesday is a very busy day and there is not enough parking. He proposed the seven staff parking spots in the Third Street Parking Lot be used for regular parking.

Jeff Dornbush, PUAB Board Member addressed the Commission related to:

- 1) The recent WWTP problems just shows what's in store for the city. Fortunately, we have a very dedicated set of workers who run the system manually during the power failure. The people who keep our water flowing in the city should be recognized for their hard work. Please give things to those who keep our system healthy and working.

D. RESPONSE TO PUBLIC COMMENTS

Commissioner Clark responded to Ron Pecourek. Her understanding is it does take more money to run SJOA. The money they get from the city and from elephant Butte in the County have a dedicated use. So you have my support on that one.

The Utility Issue, she commended City Manager Fuentes, Finance Director Montgomery, and other Utility Staff who has done a great job. This is been a real nightmare and the fact they have an awkward is amazing.

Mayor Green said of the comments from Ron Fenn. Two words he used was save money. Certainly staff is not in the business of for-profit they are in the business of service. And we can do it cheaper than farming it to outside companies to do the work. If our staff can do the job it does save us money and that's the road to take.

E. PRESENTATIONS

1. Presentation of the T or C Students Recycle Video called Protecting This Borrowed Land. Steve Green, Mayor

F. CONSENT CALENDAR

1. City Commission Regular Minutes, March 8, 2016
2. City Commission Regular Minutes, March 22, 2016
3. Public Utility Advisory Board Minutes, February 16, 2016
4. Public Arts Advisory Board Minutes for January 25, 2016 and February 8, 2016
5. One Year Lease renewal for Geronimo Trail Scenic Byway, Inc., for 301 Foch

Mayor Pro-Tem Whitehead moved to approve the consent calendar. Commissioner Hechler seconded the motion. Motion carried unanimously.

G. ORDINANCES, RESOLUTION, & ZONING

- a. Discussion/Action: For Publication, Ordinance No. 669 15/16 amending Chapter 14, Article II, Section 14-30 Access to Property; Inspection. Christina Bruch, Electric Dept. Admin. Asst

Item was postponed until the next meeting.

- b. Discussion/Action: Resolution No. 25 15/16 for Budget Adjustment. Lori Montgomery, Finance Director

Finance Director Montgomery presented the proposed budget adjustment as detailed on the Commission Action Form.

Mayor Pro-Tem Whitehead moved to Resolution No. 25 15/16 for Budget Adjustment. Commissioner Clark seconded the motion. Roll call vote was taken by the Clerk. Motion carried unanimously.

H. NEW BUSINESS

1. Discussion/Action: Use of the former Tri-State Hangar for Economic Development purposes. Steve Green, Mayor and Juan Fuentes, City Manager

Mayor Green gave an overview stating we no longer have SCEDO, the Chamber of Commerce does not have an executive director, or any Economic Development representative to market our assets and bring new businesses. We are asking if the commission itself should be involved in it was decided that Commissioner Clark and myself would be the two go to people there was information needed or a site tour was needed so they could deal with it positively quickly. We found out the tri-state company and moved out of the York and Pippin building and we took a tour of the building and have video to show you.

Commissioner Hechler narrated the video of the building. The building is insulated in does have power but there is no water connected at this point. It's not very energy-

efficient right now because the light switches on the other side of the building. Staff is turning lights on and leaving them on all day and that's not very efficient.

Mayor Green wants to see if the Commission feels we should take a proactive approach to this building. We should be advertising this building on the website, we should have it in the aerospace magazines and other publications including announcements at the Spaceport. They have a new client coming in and there will be a letter going out commission feels it's okay to the director talking about the assets of our community and about this building and let them know we would be more than willing to work with a company. We need something to come in and create jobs.

Commissioner Hechler added if we do have a prospective client we can modify the interior of this building to meet the clients needs and adjust the lease rates appropriately if we have an opportunity. He feels we should keep an open mind and work with the client to maximize the ability for the city to generate some revenue.

Mayor Green said they have tasked the PUAB to look at the local Economic Development Act to offer some things to new businesses.

Commissioner Clark moved to authorize the city to move forward in marketing this building to the aerospace or aviation industry using everything in our means to move forward with that. Commissioner Clark thanked Mayor Green for taking the steps to move forward on this. Commissioner Frankel seconded the motion. Motion carried unanimously.

2. Discussion/Action: City Commission's participation in Fiesta Parade & Centennial. Steve Green, Mayor

Mayor Green asked if there is any will of the Commission to participate in the upcoming parades. Commissioner Clark asked what is the matter with the Recycle thing. Mayor Green said we can disburse ourselves to work with whatever we want to or we can go together. Hans Townsend said the Chamber of Commerce offered the Whitehead Vehicle at the Airport to Drive at the parade. There was not much interest so they agreed to just choose to be a part if they wish to.

He congratulated Mayor Pro-Tem Whitehead and City Clerk Cantin for the Centennial Celebration flyers that are out. He read the schedule for the June 10th-12th celebration. As an opportunity to showcase our community and an opportunity for commissioners to be Ambassadors.

I. REPORTS

- a. City Manager – None.
- b. City Attorney – None.

c. City Commission

Mayor Pro-Tem Whitehead read the April 5th Notice of Open Burning. Chief Tooley will revisit it since it's raining.

Commissioner Clark

- 1) was thrilled to see a Jr. Miss Centennial.
- 2) Thanked Mayor Pro-Tem Whitehead for her idea for the Public Forum we started two years ago and we had our second one last week. The main subjects that came from the public included: 1) Lodger's Tax and the Special Interest Groups; 2) Illegal Dumping; 3) Electric; and 4) Establish Benchmarks.

Commissioner Hechler

- 1) The dumping and trash was brought up and he would like to put together a Community Wide Trash Initiative to clean up our city. He requested to set aside \$15,000 to hire two new Emergency Hires for four to six months to clean up our city. The second phase could be to start a voluntary group. And we need to encourage all citizens to call in the areas that need to be cleaned up. Mayor Green added Mayor Pro-Tem Whitehead organized a Free Clean Up Day and maybe that could be the kick off date for this project. He asked for it to be added to the next agenda.

Commissioner Frankel

- 1) Had the opportunity to tour of city assets. We looked at everything including the solar plant to the wastewater plant.
- 2) On 2 April he attended the Newly Elected Official training. It was very informative and put on by the New Mexico Municipal League. He learned a lot there including some of the legal issues and things to deal with being a new elected official.

Mayor Green

- 1) Thanked Ray Chavez for the New Mexico Clean & Beautiful clean up day on May 2nd. We collected 29 bags of garbage and unfortunately we didn't even scratch the surface. There was even staff out there and family and staff members.
- 2) April 5th was National Service Recognition Day. We have so many service clubs in our community and a lot of individuals who volunteer. They volunteer their time, energy, ideas, and sometimes their money. He thanked all the volunteers add value to our community would not be what it is without their efforts. He asked the clerk to remind him next year when the date is so they can more formally recognize people.

K. EXECUTIVE SESSION

1. Threatened or Pending Litigation (Hot Springs Land Development)
Pursuant to 10-15-1(H.7)
2. Acquisition or Disposal of Real Property (Wellness-Aquatic Center)
Pursuant to 10-15-1(H.8)

Mayor Pro-Tem Whitehead moved to approve going into Executive Session at 10:07 a.m. to discuss Threatened or Pending Litigation (Hot Springs Land Development) Pursuant to 10-15-1(H.7) and Acquisition or Disposal of Real Property (Wellness-Aquatic Center) pursuant to 10-15-1 (H)(8). Commissioner Clark seconded the motion. Roll call vote was taken by the Clerk. Motion carried unanimously.

Mayor Green stated that the Commission was now in Open Session at 11:02 a.m.


Commissioner Clark stipulated that only matters pertaining to Threatened or Pending Litigation (Hot Springs Land Development) Pursuant to 10-15-1(H.7) and Acquisition or Disposal of Real Property (Wellness-Aquatic Center) pursuant to 10-15-1 (H)(8) was discussed in Executive Session and no action was taken.

Commissioner Clark moved to concerning some property owned by the city authorize staff to move forward in discussing with the school for a possible site for a new Wellness-Aquatic Center. If the property needs to be deeded he can do so. Commissioner Hechler seconded the motion. Motion carried unanimously.

L. ADJOURNMENT

Commissioner Clark moved to adjourn at 11:04 a.m.

Passed and Approved this 26th day of April, 2016


Steven Green, Mayor



ATTEST:


Renee L. Cantin, EMC, City Clerk