



# Agenda

CITY CLERK'S OFFICE

DATE 6.4.14 TIME 1:11 pm

SERVED BY Lisa [Signature]

RECEIVED BY Carmelina [Signature]

**PUBLIC WORKS/CIP & LAND USE  
COMMITTEE MEETING  
COUNCIL CHAMBERS  
MONDAY, JUNE 9, 2014  
5:00 P.M.**

**THE GOVERNING BODY HAS BEEN INVITED TO ATTEND,  
THEREFORE A QUORUM MAY EXIST**

1. CALL TO ORDER
2. ROLL CALL
3. APPROVAL OF AGENDA
4. APPROVAL OF CONSENT AGENDA
5. APPROVAL OF MINUTES FROM MAY 27, 2014 PUBLIC WORKS COMMITTEE MEETING

**CONSENT AGENDA**

6. REQUEST OF APPROVAL OF RFP #14/35/P AND PROFESSIONAL SERVICES AGREEMENT – FITNESS PROGRAM INSTRUCTOR FOR FORT MARCY COMPLEX WITH JULIE BRETTE ADAMS IN THE AMOUNT OF \$19,982 INCLUSIVE OF NMGRW WITH OPTION TO RENEW FOR AN ADDITIONAL THREE YEARS FOR A TOTAL AMOUNT OF \$79,928 (**LIZ ROYBAL**)

**Committee Review:**

Finance Committee (Approved)

06/02/14

Council (Scheduled)

06/11/14

7. REQUEST FOR APPROVAL OF RFP #14/26/P FOR THE GOLF COURSE MANAGEMENT SERVICES AGREEMENT/LEASE OF CONCESSION AREA (**JENNIFER ROMERO**)

**Committee Review:**

Finance Committee (Scheduled)

06/16/14

Council (Scheduled)

06/25/14

8. REQUEST FOR APPROVAL OF AMENDMENT RENEWAL #4 WITH PARKEON FOR TERMINAL SUPPORT AGREEMENT IN THE AMOUNT OF \$17,625 (**PJ GRIEGO**)

**Committee Review:**

Finance Committee (Scheduled)

06/16/14

Council (Scheduled)

06/25/14

9. REQUEST FOR APPROVAL OF AMENDMENT RENEWAL #2 TO LEASE AGREEMENT WITH ROMAN SALAZAR FOR THE CANYON RD. PARKING LOT IN THE AMOUNT OF \$54,000 (**PJ GRIEGO**)

**Committee Review:**

Finance Committee (Scheduled)	06/16/14
Council (Scheduled)	06/25/14

10. REQUEST FOR APPROVAL OF TWO-YEAR PROFESSIONAL SERVICES AGREEMENT FOR SECURITY SERVICES WITH AAA SECURITY FOR MUNICIPAL PARKING FACILITIES, CITY HALL/SFCCC, PUBLIC LIBRARIES, MUNICIPAL COURT AND SANTA FE TRAILS WITH AN ANNUAL AMOUNT OF \$307,620 AND A TOTAL AMOUNT OF \$615,240 (**PJ GRIEGO**)

**Committee Review:**

Finance Committee (Scheduled)	06/16/14
Council (Scheduled)	06/25/14

11. REQUEST FOR APPROVAL OF A RESOLUTION SUPPORTING THE *SOLARIZE SANTA FE!* CAMPAIGN – A PUBLIC OUTREACH, MARKETING AND TECHNICAL ASSISTANCE INITIATIVE PROMOTING THE VIABILITY OF SOLAR PHOTOVOLTAIC AND SOLAR THERMAL SYSTEMS TO COMMERCIAL AND RESIDENTIAL SECTORS; DIRECTING STAFF TO WORK WITH SANTA FE COUNTY, THE SANTA FE GREEN CHAMBER OF COMMERCE, THE SANTA FE ALLIANCE FOR CLEAN ENERGY AND OTHER RELEVANT ENTITIES IN IMPLEMENTING THE *SOLARIZE SANTA FE!* CAMPAIGN (**COUNCILOR IVES**) (**NICK SCHIAVO**)

**Committee Review:**

Finance Committee (Approved)	06/02/14
Public Utilities Committee (Scheduled)	06/04/14
Council (Scheduled)	06/11/14

12. REQUEST FOR APPROVAL OF A RESOLUTION THAT RELATES TO THE CITY OF SANTA FE FISCAL YEAR 2014/2015 BUDGET TO AMEND RESOLUTION #2014-35 TO INCLUDE THE ENACTMENT OF A PROPERTY TAX RATE INCREASE OF 2 MILLION PER \$1000 VALUE TO BE USED FOR ITT INFRASTRUCTURE, INFRASTRUCTURE AND PUBLIC SAFETY SERVICES TO PHASE TWO OF ANNEXATION AND OPERATION, AND MAINTENANCE COSTS FOR INFRASTRUCTURE OF PARKS AND RECREATION FACILITIES AND LIBRARIES (**COUNCILOR IVES**)(**MARCOS TAPIA/JUDITH AMER**)

**Committee Review:**

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

**DISCUSSION AGENDA**

13. REQUEST OF APPROVAL OF RFP 14/8/P PERFORMANCE STUDY AND PROFESSIONAL SERVICES AGREEMENT WITH PUBLIC WORKS LLC (**ROBERT RODARTE/JUDIE AMER**)

**Committee Review:**

Finance Committee (Scheduled)	06/16/14
Council (Scheduled)	06/25/14

**14. REQUEST FOR APPROVAL OF RECOMMENDED 2014 CIP PROJECT LIST FOR THE 2014 CIP BONDS (ISAAC PINO)**

**Committee Review:**

Finance Committee (Scheduled)

06/16/14

Council (Scheduled)

06/25/14

**15. MATTERS FROM STAFF**

**16. MATTERS FROM THE COMMITTEE**

**17. MATTERS FROM THE CHAIR**

**18. NEXT MEETING: MONDAY, JUNE 23, 2014**

**19. 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 OF ACTION  
CITY OF SANTA FE  
PUBLIC WORKS/CIP & LAND USE COMMITTEE  
Monday, June 9, 2014

<u>ITEM</u>	<u>ACTION</u>	<u>PAGE</u>
CALL TO ORDER	Quorum	1
APPROVAL OF AGENDA	Approved [amended]	2
APPROVAL OF CONSENT AGENDA	Approved [amended]	2
CONSENT AGENDA LISTING		2-3
APPROVAL OF MINUTES FROM THE MAY 17, 2014 PUBLIC WORKS COMMITTEE MEETING	Approved	3
<u>CONSENT CALENDAR DISCUSSION</u>		
REQUEST FOR APPROVAL OF A TWO YEAR PROFESSIONAL SERVICES AGREEMENT FOR SECURITY SERVICES WITH AAA SECURITY FOR MUNICIPAL PARKING FACILITIES, CITY HALL/ SFCCC, PUBLIC LIBRARIES, MUNICIPAL COURT AND SANTA FE TRAILS WITH AN ANNUAL AMOUNT OF \$307,620 AND A TOTAL AMOUNT OF \$615,240	Postponed	3-10
REQUEST FOR APPROVAL OF A RESOLUTION SUPPORTING THE <i>SOLARIZE SANTA FE!</i> CAMPAIGN – A PUBLIC OUTREACH, MARKETING AND TECHNICAL ASSISTANCE INITIATIVE PROMOTING THE VIABILITY OF SOLAR PHOTOVOLTAIC AND SOLAR THERMAL SYSTEMS TO COMMERCIAL AND RESIDENTIAL SECTORS; DIRECTING STAFF TO WORK WITH SANTA FE COUNTY, THE SANTA FE GREEN CHAMBER OF COMMERCE, THE SANTA FE ALLIANCE FOR CLEAN ENERGY AND OTHER RELEVANT ENTITIES IN IMPLEMENTING THE <i>SOLARIZE SANTA FE!</i> CAMPAIGN	Postponed to 06/23/14	10

REQUEST FOR APPROVAL OF A RESOLUTION THAT  
RELATES TO THE CITY OF SANTA FE FISCAL YEAR  
2014/2015 BUDGET TO AMEND RESOLUTION 2014-35  
TO INCLUDE THE ENACTMENT OF A PROPERTY TAX  
RATE INCREASE OF 2 MILLION PER \$1,000 VALUE TO  
BE USED FOR ITT INFRASTRUCTURE, INFRASTRUCTURE  
AND PUBLIC SAFETY SERVICES TO PHASE TWO OF  
ANNEXATION AND OPERATION; AND MAINTENANCE  
COSTS FOR INFRASTRUCTURE OF PARKS AND  
RECREATION FACILITIES AND LIBRARIES

Postponed for 3 months [amended] 10-17

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END OF CONSENT CALENDAR DISCUSSION

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### DISCUSSION AGENDA

REQUEST FOR APPROVAL OF RFP #14/8/P  
PERFORMANCE STUDY AND PROFESSIONAL  
SERVICES AGREEMENT WITH PUBLIC WORKS LLC

Removed from the agenda indefinitely 17

REQUEST FOR APPROVAL OF RECOMMENDED  
2014 CIP PROJECT LIST FOR THE 2014 CIP BONDS

Approved [amended] 17-31

MATTERS FROM STAFF

Information/discussion 31

MATTERS FROM THE COMMITTEE

Information/discussion 32

MATTERS FROM THE CHAIR

Information/discussion 32

NEXT MEETING: MONDAY, JUNE 23, 2014

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ADJOURN

32

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Information/discussion 32

MATTERS FROM THE CHAIR

Information/discussion 32

NEXT MEETING: MONDAY, JUNE 23, 2014

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ADJOURN

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**MINUTES OF THE  
CITY OF SANTA FE  
PUBLIC WORKS/CIP & LAND USE COMMITTEE  
Monday, June 9, 2014**

**1. CALL TO ORDER**

A meeting of the Public Works/CIP & Land Use Committee was called to order by Councilor Ronald S. Trujillo, Chair, at approximately 5:00 p.m., on Monday, June 9, 2014, in the Council Chambers, City Hall, Santa Fe, New Mexico.

**2. ROLL CALL**

**MEMBERS PRESENT:**

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

**OTHER GOVERNING BODY MEMBERS PRESENT**

Mayor Javier M. Gonzales  
Councilor Peter N. Ives, Mayor Pro-Tem  
Councilor Joseph M. Maestas  
Councilor Signe I. Lindell

**OTHERS ATTENDING:**

Isaac Pino, Public Works Director  
Bobbi Mossman, Public Works Department  
Elizabeth Martin for Melessia Helberg, Stenographer

There was a quorum of the membership for conducting official business.

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



### 3. APPROVAL OF AGENDA

Mr. Pino asked that item 13 be removed from the Agenda, indefinitely, because we need to discuss a conflict in language proposed last year for this project and the actual compensation that appeared in the draft contract under this Agenda Item. He said, "There is a conflict in the meaning in both documents, so we want to get back with them and ask which one they want to move forward.

**MOTION:** Councilor Dominguez moved, seconded by Councilor Dimas, to approve the agenda as amended.

**DISCUSSION:** Mr. Pino said he would like to move Item #14 right before the Consent Calendar to take advantage of having the visiting Councilors here.

Councilors Dimas and Bushee said they didn't want to move Item #14.

**WITHDRAWAL OF MOTION AND SECOND:** Councilor Dominguez and Councilor Dimas withdrew their motion and second.

**MOTION:** Councilor Dominguez moved, seconded by Councilor Bushee, to approve the Agenda as presented, with an amendment to remove Item #13 indefinitely as requested by staff.

**VOTE:** The motion was approved unanimously on a voice vote.

### 4. APPROVAL OF CONSENT AGENDA

**MOTION:** Councilor Rivera moved, seconded by Councilor Dominguez, to approve the following Consent Agenda, as amended.

**VOTE:** The motion was approved unanimously on a voice vote.

### CONSENT AGENDA

6. REQUEST FOR APPROVAL OF RFP 14/35/P AND PROFESSIONAL SERVICES AGREEMENT – FITNESS PROGRAM INSTRUCTOR FOR FORT MARCY COMPLEX WITH JULIE BRETTE ADAMS IN THE AMOUNT OF \$19,982, INCLUSIVE OF NMGR WITH OPTION TO RENEW FOR AN ADDITIONAL THREE YEARS FOR A TOTAL AMOUNT OF \$79,928. (LIZ ROYBAL)  
Committee Review: Finance Committee (Approved) 06/02/14 and Council (Scheduled) 06/11/14.
7. REQUEST FOR APPROVAL OF RFP 14/26/P FOR THE GOLF COURSE MANAGEMENT SERVICES AGREEMENT/LEASE OF CONCESSION AREA. (JENNIFER ROMERO)  
Committee Review: Finance Committee (Scheduled) 06/16/14 and Council (Scheduled) 06/25/14.

8. REQUEST FOR APPROVAL OF AMENDMENT RENEWAL #4 WITH PARKEON FOR TERMINAL SUPPORT AGREEMENT IN THE AMOUNT OF \$17,625. (P.J. GRIEGO)  
Committee Review: Finance Committee (Scheduled) 06/16/14 and Council (Scheduled) 06/25/14.
9. REQUEST FOR APPROVAL OF AMENDMENT RENEWAL #2 TO LEASE AGREEMENT WITH ROMAN SALAZAR FOR THE CANYON ROAD PARKING LOT IN THE AMOUNT OF \$54,000. (P.J. GRIEGO) Committee Review: Finance Committee (Scheduled) 06/16/14 and Council (Scheduled) 06/25/14.
10. *[Removed for discussion by Councilor Rivera]*
11. *[Removed for discussion by Councilor Bushee]*
12. *[Removed for discussion by Councilor Dominguez]*

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END OF CONSENT AGENDA  
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5. APPROVAL OF MINUTES FROM THE MAY 17, 2014 PUBLIC WORKS COMMITTEE MEETING.

**MOTION:** Councilor Rivera moved, seconded by Councilor Dimas, to approve the minutes of the meeting of May 17, 2014, as presented.

**VOTE:** The motion was approved unanimously on a voice vote.

Chair Trujillo welcomed Councilors Lindell and Maestas to the meeting.

CONSENT CALENDAR DISCUSSION

10. REQUEST FOR APPROVAL OF A TWO YEAR PROFESSIONAL SERVICES AGREEMENT FOR SECURITY SERVICES WITH AAA SECURITY FOR MUNICIPAL PARKING FACILITIES, CITY HALL/SFCCC, PUBLIC LIBRARIES, MUNICIPAL COURT AND SANTA FE TRAILS WITH AN ANNUAL AMOUNT OF \$307,620 AND A TOTAL AMOUNT OF \$615,240. (P.J. GRIEGO)  
Committee Review: Finance Committee (Scheduled) 06/16/14 and Council (Scheduled) 06/25/14.

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VERBATIM TRANSCRIPT  
OF THE REQUESTED PORTION OF CONSENT AGENDA ITEM #10  
PUBLIC WORKS/CIP & LAND USE COMMITTEE MEETING  
June 9, 2014

CHAIR TRUJILLO: Councilor Dominguez, oh Chris, I'm sorry. Councilor Rivera.

COUNCILOR RIVERA: P.J., I didn't see it in the packet that we received, and we have been getting the information when we go through this process, but who is on the selection committee.

P.J. GRIEGO: Mr. Chairman, Committee Members, Councilor Rivera, I'm P. J. Griego of the City Parking Division. There was a representative from the Library, Maria Finley; a representative from Municipal Court which was Arlene Sisneros, myself, Albert Martinez, Operations Manager, from Parking, and Ken Smithson from Transit.

COUNCILOR RIVERA: All right. How was it scored. Was it based on specific questions or based on the overall proposal. Did you have specifications. Usually Robert is part of this. I didn't hear his name on the proposal, or on the list of names that were on the committee.

ROBERT RODARTE: Councilor Rivera, let me answer this for him. Robert Rodarte. Members of the Committee. This was a public bid. And what we did, is we sent out a public request for qualifications prior to the bid going out. So, we selected 3 organizations out of 5 that met all the requirements, all the licenses, whatever it takes to send out the bid. And I was part of the committee.

COUNCILOR RIVERA: Okay. And, typically, or I've seen these come through recently and the sheet on how it was scored, and who scored, and all that are usually attached with it. It's not on this packet. Is that information available.

ROBERT RODARTE: Councilor Rivera, yes it is. The request for pre-qualifications is on record in my office, and I can put that on, if it does move forward, I can bring that and add it in there. We do have all that figured out.

COUNCILOR RIVERA: Where is AAA based out of.

ROBERT RODARTE: Mr. Rodarte AAA is based out of Albuquerque.

COUNCILOR RIVERA: Were there any local companies that bid.

ROBERT RODARTE: Yes, we had one. That was Chavez Security. And as you can see in the packet, they were allowed the 10% local preference, and that was not enough to get them down to where the competitive process was in that \$14 range.

COUNCILOR RIVERA: Okay. Why is this being recommended as a 2 year contract.

ROBERT RODARTE: We decided that we want to see how this organization works. On the short term basis, I think two years might change for us. We might incorporate other things, we don't know yet. But keep in mind that it was an RFP 4 years ago. It was an RFP in which at that time, we didn't know what we needed, especially at the Convention Center being brand new. And now that we did know what we needed, we decided to just try a two-year bid on this. So it will be revisited in 2016.

COUNCILOR RIVERA: And with all the options to renew, all that is blank in our packet. I assume it will be the standard.

ROBERT RODARTE: That is correct. Over a two-year period, it will be identical the second year. And that we did work out with that organization, AAA.

COUNCILOR RIVERA: What type of passive security surveillance does AAA offer in lieu of uniformed presence.

ROBERT RODARTE: Okay. That's an interesting question, but on this particular bid we did not ask for that, nor have I ever questioned them as to what is out there. We went out on this two-year bid based on what we know we need. The information that I think you're trying to find is who has that ability or capability and that was not part of the process here.

COUNCILOR RIVERA: So, the Memo with the packet, on the second page states, 'Parking industry standards for parking facilities both active and passive security. Passive security measures...' and then it goes through several things and it includes patrols, surveillance and closed circuit television system.

ROBERT RODARTE: That would be something like sitting in a booth and monitoring the cameras around you. It doesn't mean surveillance at a far away location to monitor locations throughout the City. It means I am sitting maybe in an office that is at the Library or somewhere where there are closed circuit televisions involved.

COUNCILOR RIVERA: Okay, so the Memo also states that 'Security specialists have agreed that a combination of active and passive security is a good approach.' So again, what type of passive security does AAA offer.

ROBERT RODARTE: That I don't know.

COUNCILOR RIVERA: P.J., do you know.

P.J. GRIEGO: Mr. Chairman, Committee members, Councilor Rivera, the passive.

security would include the cameras that we have installed currently in the Convention Center and Railyard, which we do have access to. There is a designated office where we could review the tapes if we had to in those particular areas.

COUNCILOR RIVERA:

So that's not something this company offers, that's something the City already has.

P.J. GRIEGO:

It will be included. It could be part of their responsibilities.

COUNCILOR RIVERA:

It could be, but is it.

P.J. GRIEGO:

It may be, but it is undefined at this point. If something happened in those particular areas, they could review those tapes as well as our staff could with the Parking Division.

COUNCILOR RIVERA:

Okay, so closed circuit security systems are just monitors in their station, wherever they are at in their booth.

P.J. GRIEGO:

At this point, that is correct. We do have cameras that have been installed in all of our facilities, but those are part of a separate RFP, is my understanding.

COUNCILOR RIVERA:

Again, I'm not quite sure why we did a request for bid instead of a request for proposals, especially since security is ever-changing. If you look at cities like Seattle, Houston, that I would imagine within the next 10 years, that active security guards walking around will be obsolete and cameras is going to be the way to go. So, why not a request for proposals again, instead of a request for bids and see what security companies can offer us.

ROBERT RODARTE:

Let's go back 4 years. This is a no win situation. If you look back 4 years and the flack we took over an RFP. We already knew pretty much what we needed, but we put it out there anyway to see if there were new ideas. And now we're 4 years into it. The front cover of the newspaper... we're spending a lot more money at cost for security to the tune of \$150,000 to \$200,000 per year. That was very very high. Now, 4 years later, we know exactly what we want at this point. That's why we made it two years on this one. We're not asking for advice like an RFP does. We know what we want from a security perspective at this point, so that is why it is a bid. If you know what you want already, you bid it. If you have questions and things you're unsure of, that's when you RFP it. You're asking for help. In this situation, we know what we want. We're looking for pre-qualified individuals and we're looking for cost, and that's where

we are at this point.

COUNCILOR RIVERA:

And yet, the memo describes a passive security system. Which, when I asked you and P.J. both what that was, it wasn't quite clear that there was any idea of what passive security was. And Security Specialists, whoever that is, has agreed that a combination of both active and passive security is a good approach.

P.J. GRIEGO:

Right. Councilor Rivera, I can take that out of the memo if you would be more comfortable with that before approving. But the bottom line is that cameras that we do have installed, they were part of a separate RFP that was awarded to CSI. And my understanding is they're still providing that service under that award which was managed by the IT Department.

COUNCILOR RIVERA:

My point is that I think passive security is a good approach, but does AAA Security offer it, and that's what I didn't get an answer to. I'm not sure they can offer it. I think it's a good part of a security approach in general, and like I said, I think within the next 10 years, an active or a walking patrol is probably going to be obsolete to probably technology. So I'm okay with the passive security. I just wanted to know if this company offered it and how they offered it. And that, I'm not so sure of. Do, in this case, with everything that we have, with all the areas that we have looking at security with a passive security approach, I think being key to the future, I would recommend that we postpone this item. Four years ago was four years ago. I would like to see a Request for a Proposal. I want to know what they have to offer, and even though it may be a little more expensive, I think you get what you pay for. And if you go with the lowest bid, that's what you're going to get. And I think we have too many valuable assets that we're trying to keep track of here to really go with the lowest bid. And I know it may be putting you in a situation where you may feel like it's a no-win situation, but in certain situations, I think we have to go with the best that can provide.

COUNCILOR DOMINGUEZ:

Second.

CHAIR TRUJILLO:

Okay, there's a motion and a second. Any more discussion. Are you done. Councilor Bushee.

*TRANSCRIBER'S NOTE: It is very difficult to hear what Councilor Bushee is saying because her microphone wasn't turned on, or wasn't working, and many remarks are inaudible. I have made my best effort to accurately present what she said.*

COUNCILOR BUSHEE:

I'm not sure I understand if we're doing this to make sure that we have somebody else's business, but I'm always saying that we want the best

deal we can. I'm glad it went out. We keep talking these 4 year contracts, so I'm grateful this is also a 2-year contract. I'm not real sure I understand the line of questioning [inaudible]. It may be called passive, but I don't think the team would have selected them... I mean, was the selection purely on the cost.

ROBERT RODARTE:

Councilor Bushee, "No. The first thing we did was we pre-qualified everybody. I mentioned that a few minutes ago. Cost is a vital factor. If you look 4 years ago, we were at \$22 an hour, and which we're paying today. That's what we're paying currently, until 6/30. Chavez Security went down to \$17 to be competitive and try to take advantage of that 10% as you see in your packet. The other pre-qualified companies, that first and second place ones, they met all of our criteria. \$14. So, let's do the math. We've got qualified companies doing what we're asking for on this bid.

COUNCILOR BUSHEE:

That's what I've been asking for, for years, that we not just keep having the same old [inaudible] by having extended contracts, when the field should be competitive in this [inaudible]. And so I would like us to eventually go there on all our contracts, but not going longer than 2 years. But I want to ask, I think AAA has a Railyard Corporation private firm security company. Does this [inaudible]

ROBERT RODARTE:

I think they have Chavez Security.

COUNCILOR BUSHEE:

No they had another company, because Chavez is all we've had for years.

ROBERT RODARTE:

There are several that we have out at the City now. We have Blackstone over at the GCCC.

COUNCILOR BUSHEE:

[Inaudible]. I don't think they're new. I think we've used them before in the City, I'm not sure where.

ROBERT RODARTE:

That's correct. They have one contract. If I remember correctly, I think it's a landfill. They have them all over the place. I think they do Game and Fish and a few others here locally, but again, they're pre-qualified organizations that met all our criteria and cost."

COUNCILOR BUSHEE:

To be honest, I think we would be setting ourselves up for a lawsuit or kind of situation if we aren't going with this bid process. It was a fair and open public process. I'm not real sure I understand how you think from this Memo that there are any less qualified firms for the bid.

COUNCILOR RIVERA: Councilor Bushee, All they looked at was people who could do roving patrols. They didn't look at people that could offer cameras. They didn't look at people that could offer new technology. All they took was the lowest bid for personnel.

COUNCILOR BUSHEE: A security company doesn't offer the cameras. We spent \$1 million putting in our camera system. I don't think it's recognized to have a security company that does more than patrol. I think My guess is, and again, I'm not trying to put words in staff's mouth, but they have listed criteria. These are the top qualified firms, and this was the lowest bidder. My guess is that they all [inaudible]. Isn't that correct.

ROBERT RODARTE: Mr. Rodarte said that is correct

COUNCILOR RIVERA: And my question was, is there anyone who can do more than just the bottom rung of the ladder.

COUNCILOR BUSHEE: I don't think that's what the bid was. I think the bid was, we know what we want, and we know where we want it. These are 5 companies that qualified, and who is going to come in with the low bid. And I think that kind of competition is good for the City. I don't think we have enough of it.

COUNCILOR RIVERA: And they may not change with the Request for Proposals. It may be exactly the same. The process may end up being actually the same with AAA being who gets the award. But, it would be nice to see what companies have to offer.

CHAIR TRUJILLO: Okay, is there any more discussion. There is a motion to postpone, seconded by Councilor Dominguez. All those in favor.

COUNCILOR RIVERA,  
COUNCILOR DOMINGUEZ  
AND COUNCILOR DIMAS: Aye.

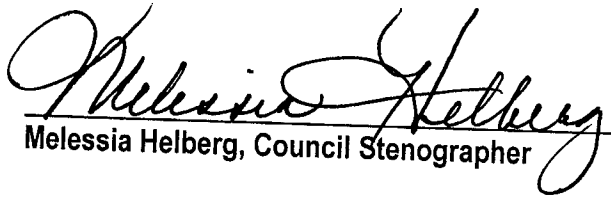
CHAIR TRUJILLO: Anyone against.

COUNCILOR BUSHEE: Nope.

CHAIR TRUJILLO: All right, it is postponed.



*I certify that the foregoing is a true and accurate transcript of Consent Agenda Item #10, of the Public Works/CIP & Land Use Committee Meeting on June 9, 2014.*

  
Melessia Helberg, Council Stenographer

11. **REQUEST FOR APPROVAL OF A RESOLUTION SUPPORTING THE SOLARIZE SANTA FE! CAMPAIGN – A PUBLIC OUTREACH, MARKETING AND TECHNICAL ASSISTANCE INITIATIVE PROMOTING THE VIABILITY OF SOLAR PHOTOVOLTAIC AND SOLAR THERMAL SYSTEMS TO COMMERCIAL AND RESIDENTIAL SECTORS; DIRECTING STAFF TO WORK WITH SANTA FE COUNTY, THE SANTA FE GREEN CHAMBER OF COMMERCE, THE SANTA FE ALLIANCE FOR CLEAN ENERGY AND OTHER RELEVANT ENTITIES IN IMPLEMENTING THE SOLARIZE SANTA FE! CAMPAIGN (COUNCILOR IVES). (NICK SCHIAVO) Committee Review: Finance Committee (Approved ) 06/02/14; Public Utilities Committee (Scheduled) 06/04/14; and Council (Scheduled) 06/11/14.**

Councilor Bushee asked Mr. Schiavo if he has identified a source of funds for this.

Mr. Schiavo said he has not yet identified a source of funding.

**MOTION:** Councilor Bushee moved, seconded by Councilor Dominguez, to postpone this item to the next meeting until a funding source is identified

**DISCUSSION:** Mr. Schiavo said he doesn't have a source of funding for it. He said, "The only thing I could think of is I may have a few dollars left in CIP funding from the last bond cycle. I had used quite a bit to a design of systems and some other things. I would have to check with Public Works to see if the funding was still there. That's the only place I can think of."

**VOTE:** The motion was approved unanimously on a voice vote.

12. **REQUEST FOR APPROVAL OF A RESOLUTION THAT RELATES TO THE CITY OF SANTA FE FISCAL YEAR 2014/2015 BUDGET TO AMEND RESOLUTION 2014-35 TO INCLUDE THE ENACTMENT OF A PROPERTY TAX RATE INCREASE OF 2 MILLION PER \$1,000 VALUE TO BE USED FOR ITT INFRASTRUCTURE, INFRASTRUCTURE AND PUBLIC SAFETY SERVICES TO PHASE TWO OF ANNEXATION AND OPERATION; AND MAINTENANCE COSTS FOR INFRASTRUCTURE OF PARKS AND RECREATION FACILITIES AND LIBRARIES (COUNCILOR IVES). (MARCOS TAPIA/JUDITH AMER )Committee Review: Finance Committee (Postponed Indefinitely) 06/02/14 and Council (Scheduled) 06/11/14.**

Councilor Dominguez this is a item that got postponed indefinitely at Finance. He asked the process, in terms of the Committee Rules, as to how things are put on the agenda.

Ms. Amer said, "In order for an item to go to Council it has to pass one committee, and this item did not pass Finance. Now it is before the Public Works Committee, and if it were to have the same action as what happened at Finance, then it will be taken off the agenda at the City Council."

Councilor Dominguez said, "So can any particular Councilor can ask that any item get put on an Committee agenda."

Ms. Amer said that is correct, and it would be up to the Chair of that particular Committee.

Councilor Dominguez said, "So the chair has the discretion as to whether or not to put that item on the committee agenda."

Ms. Amer said this is correct.

Chair Trujillo said, "The way I have seen this... I remember when Councilor Calvert had put... I thought if a resolution or ordinance passes one committee, and I assumed because it passed Business & Quality of Life, that's the reason it is going to Council.

Ms. Amer said, "An item has to pass one of the Council committees, so it would be Public Works, Finance, or Public Utilities. But it isn't sufficient for an item to pass City BQL."

Chair Trujillo said, "That was my take on it, that's the reason I thought it was going to Council, because it had passed that. So that's a clarification on that one for me."

Councilor Dominguez said, "I know we can have a lot of discussion about this item. I know that Councilor Ives probably has a lot to say regarding this item. And I think, just given the make up of the Public Works Committee and who is on the Finance Committee, it almost seems as though having some of that discussion may not be the best use of our time, given the amount of work that has to happen to determine whether we would support, or not, this kind of action."

**MOTION:** Councilor Dominguez moved, seconded by Councilor Dimas, to approve whatever action was taken by the Finance Committee, which was to indefinitely postpone this agenda item.

**DISCUSSION:** Councilor Bushee said, "I was a little bit of a part of the discussion at Finance, but didn't have a chance to vote. I think it's fair, maybe not to specifically.... I mean if you want the.... I feel like the overall financial picture of the City should take into account every possibility. And I would like, in the context of discussing the last item on CIP, to be able to discuss this as well. So I know that you don't want to see it live a long life as it moves forward in this form. But I will say my discussion so far has been around the fact that we need to take and talk about the bigger picture – everything from hold harmless to tax reform to the potential, and developing a specific plan redefining the needs. This iteration, this form, may just die in this Committee, but I would say that I don't think the discussion is over. So, if the

Committee chooses today to not keep this form of the discussion alive, I am going to interject that discussion into the last item just overall, about how we're going to meet some of these infrastructure needs, and what are options are and all that."

Councilor Dominguez said he agrees that it's something that needs to be discussed in a much larger context, because there definitely serious issues we have to address that this proposal may resolve. He said, "It's not something that.... looking at just this item is not going to do the City any good unless we look at it in its entirety, and not just this side in its entirety, but the whole budget and the budget process. And so, I've committed to subject the Finance Committee to a process that will take quite some time to look at many things, including this as an option."

Councilor Bushee asked if he would like to postpone this until the Committee has that kind of discussion.

Councilor Dominguez said, "I don't know when we're going to have that discussion. That's part of the problem. There's things that need to happen before we can even start that discussion, including making sure that we have a member or somebody in the finance office that is going to be permanent."

Councilor Bushee said she agreed at Finance, this particular form of the property tax concept seem a little less fleshed-in that she would have liked. She said we don't usually do the "indefinitely thing." She said the makeup of that Committee is fairly similar, "I'm probably the odd woman out on that one." She believes the discussion in the future will include every possibility, so "I would like to give my colleague at least that respect and say that perhaps we move to move to postpone until a date certain."

Councilor Dominguez said he is willing to amend his motion, and Councilor Bushee suggested postponing 3-6 months.

**FRIENDLY AMENDMENT:** Councilor Dominguez would like to postpone this item for 3 months to see if we can get something started sooner, rather than later. **THE AMENDMENT WAS FRIENDLY TO THE SECOND AND THERE WERE NO OBJECTIONS BY THE OTHER MEMBERS OF THE COMMITTEE.**

**CONTINUATION OF DISCUSSION ON THE MOTION AS AMENDED:** Councilor Maestas said, "I'm not on this Committee, but I have a few remarks, one on process and then the other on the actual agenda item that is being discussed right now. On the process, since this essentially is a budget amendment, and it's not a general Governing Body action item, wouldn't that fall solely under the purview of the Finance Committee, and require Finance Committee ratification to move forward."

Ms. Amer said, "I do not know whether it requires Finance approval, but I do know that it can be heard by a Council Committee, and this is a Council Committee."

Councilor Maestas said, "And then, on the agenda item itself, as you all know, I'm not going to be here on June 11, 2014, my son is graduating from high school, but I did want to weigh-in on this issue briefly, Mr. Chairman. First of all, I want to recognize my colleague Councilor Ives here for initiating this dialogue. It's a dialogue that needs to happen, and I don't doubt for a second that it will end here. I think this is just the beginning of this dialogue, in terms of how we're going to address the City's future financial challenges, but

/I think Councilor Dominguez made a point that in the context of the budget discussions, we looked at the needs of all the departments. We had them send their priorities to the Finance Committee. We deliberated. I think the final action, at least by the Finance Committee, was in proper context, and let's say, in an attempt to level the playing field and equally consider requests from all departments. But here, we have a request from IT, and the needs are great in IT. But we have other needs as well, and I would hate for us to communicate that some particular department has our attention to the degree of considering a tax increase."

Councilor Maestas continued, "And so I want to be fair City-wide to all these departments. There are many departments that have been operating with vacancies and trying to do more with less. So I think we need to consider these discussion in proper context, and weigh all of the needs. As has been said earlier, we need to look at all the needs. I think, even today, we don't truly know what all the needs are here in the City. I've asked the City Manager to throw out just a broad number of what the needs are, and he threw out \$10 million in terms of recurring expenses that are not funded. And that's much more substantial than the request at hand."

Councilor Maestas continued, "So I advocate for us to really... and I think the mid-year... I know you're talking about a time to reconsider this, I would say the mid-year review of the budget would be a perfect time to assess where's we are in terms of revenues, and to see how our budget is playing out in terms of actual expenditures verses projected. So I would offer that as just a recommendation to you Committee members. But I think we need to demonstrate to the public that we need to do all we can to make government more efficient. And I think the dialogue has been started through, the Mayor's not here, but through his transition report. Unfortunately, the question wasn't asked of each of the transition teams to identify ways to make government more efficient. Some committees did take it upon themselves to do that, but not all of them. I think we might have missed an opportunity there to have that be a central theme in that transition evaluation by these citizen based teams."

Councilor Maestas continued, "So, I think we have an obligation over the course of the next several months, Mr. Chair and members of this Committee, to see how we can streamline and make government more efficient. And hopefully, we can translate that into reduced recurring expenditures. And I think the time has come to discuss services. I really think we owe it to the people, before we consider raising taxes, that we have a discussion on assessing our services – which services have the highest benefit costs, which have the lowest, should we continue providing these services. I really think that discussion needs to happen first. So I think we have the course of the next year to do that."

Councilor Maestas continued, "And I want to advocate for this tax reform resolution that we put together that's going to be heard on Wednesday. We have a team, it's composed of Kelley, Ike, Brian and myself, and I would invite any Councilors to continue meeting, and talk about an overall strategy. And I think we all need to be on the same page in terms of what our strategy is, and our dialogue with the community and how we can involve the public in terms of how we are going to address the future needs of the City. And so I think we need to give tax reform a chance in the Legislature. We saw in the newspaper over the weekend that the Revenue Stabilization Committee knows it's a problem. They're going to study and come up with some proposals, some alternatives to the gross receipts tax policy. But it looks like this may not happen in the 60-day session."

Councilor Maestas continued, "So part of our strategy, and it's in our Resolution, is to see if we can regain the autonomy that was given to us through the State Constitution as a Home Rule City. In 1972, the Legislature pretty much put the brakes on our authority to impose any taxes that we feel necessary to provide services to our constituents. They said, even though you're home rule, and you're totally autonomous, you're limited to the taxes that we have authorized to all other cities. They did that in 1972. I say we challenge that. We regain our status as a true home rule without any restrictions imposed on us by the State Legislature. That's something we can pursue in this 60-day session, if the State Legislature is unable to address the gross receipts tax policy as a whole. It sounds like this is going to take a while. And I think this could give us some time to start identifying all those needs."

Councilor Maestas continued, "I know that we have some dedicated General Fund gross receipts taxes that are tied to the enterprise funds. I know the Capital Improvement Plan is basically paying for a lot of the labor in Public Works. And I think we want, eventually, the Capital Improvement Plan to be a true bricks and mortar plan. So we need to factor in all these visionary things that we talked about in Finance and start moving that ideal state of how we want the City to run and that's going to cost money. And if you read the transition report, most recommendations have a fiscal impact. They're asking to fill positions, to expand. I didn't see too many recommendations to cut back."

Councilor Maestas continued, "So we have great needs, but I think if we really work on this strategy and maybe use this Tax Reform Committee that we formed to start that strategy. And we can have a standing agenda item on this. And we can talk about this and the Committee can give periodic reports to the Governing Body. But I think this is great to start it, but I think it's premature. I think it's not context sensitive. And again I applaud Councilor Ives for doing this. But I think now's the time to stop kicking the can down the road and let's start approaching it as an entire strategy. And I think I see that there are things that need to happen in a certain logical order and I hope we can all agree on that. And with that, Mr. Chair, thank you for giving me the opportunity to speak on this."

Councilor Ives said, "I am heartened by the fact that the discussion seems to be shifting tone where we want to be fully engaged on these questions of balancing revenue and expense, as well as ensuring that our expenses are funded by appropriate revenue sources. The measure I brought forward may be a reflection of the fact that I see the need as immediate and much more urgent than others on the Council do. But, I would submit to you that there is good reason for that urgency from my perspective. And I'm sorry I wasn't able to be at Finance. Prior commitments had prevented that. I had hoped that the materials I submitted might provide some of the case that I thought needed to be made in terms of finding additional revenues sooner, rather than later."

Councilor Ives continued, "And this really began for me back when we received our ITT Data Center Operations and IT General Controls Performance Audit. That was a year ago. In that audit, on the first page, at the bottom, it said, 'Vulnerabilities that may have existed for years can no longer be ignored, as threats to information systems have become more prevalent. The ramifications for information security breaches, data loss and the inability to continue operations due to system failures are well within the public's awareness. Failures in these areas are preventable. The cost of regaining public confidence after a preventable disaster far outweighs the cost of prevention.' Certainly the idiom an ounce of prevention is worth a pound of cure applies here."

Councilor Ives continued, "And there were a number of specific findings made that there was a lack of environmental controls in our data centers. A finding that, during the walk-through phase of this audit, several internal control deficiencies regarding the redundant power supply in the data centers were noted. Another one that daily saves of financial data are unsuccessful or incomplete. And that file server backup is not occurring on non-financial data such as email, MS Word documents, Excel spreadsheets and shared drive documents. And quite frankly, none of those findings are of a sort that they should be tolerated by the City and by this Governing Body. They are items that demand, really, our attention and correction."

Councilor Ives continued, "I had also included segments from the Presidio Report which I have mentioned many times in various meetings of committees as well as the Governing Body. That report was dated August 21, 2013. And it identified... in your packet materials today I tried to simplify that by highlighting the specific findings. But they again talked about the environmental controls. The fact that we don't have sufficient backup systems. The fact that many, many of our critical data infrastructure pieces are at end of life. Some of our computing software systems are no longer being supported. All of that, in my mind are, again, critical issues to the functioning of government. And indeed, if we want to make sure we are in fact providing the greatest efficiency to the people of Santa Fe, the only way we will do that is by modernizing our computing systems in some serious way. And again, from my perspective, sooner, rather than later."

Councilor Ives continued, "Last week I received the IT Technical Transition Team Report. That report too, reiterated so many of the findings from the internal audit that were then echoed in the Presidio Report and which we did discuss during the budgeting process, especially when we examined the expansion sheet that was provided as part of that process. And I can't remember, I think it was April twenty-eighth that we received that initially, which identified some \$3.2 million in really significant IT funding and critical needs."

Councilor Ives continued, "As a City, we have kept up services in a time of significant financial, I don't want to say loss, but shall we say, significant loss in revenue, as compared to the baseline year 2007-2008. If we were receiving the same gross receipts tax that year through the present, and if we had been receiving the same interest on our accounts during that same period of the time, the City on the whole, would be up a total of \$104 million. Which tells you, from my perspective, the City has done an almost herculean job of maintaining services, while foregoing approximately \$104 million in revenue during that time due to the downturn in the economy."

Councilor Ives continued, "We know too, that the facilities report that had been prepared under Councilor Wurzbarger's time on Council, identified a total of \$37 million worth of improvements that are necessary for our facilities. My effort, as I've told folks, because I certainly am crusading on this issue, is that we cannot ignore these types of issues, especially the Information Technology issue. The time really now is to act. And I had brought forth the property tax measure, because as I was speaking of those issues, I think somebody had made an aside, now you just have to find the money for it. Well, I'm trying to do that. And I will keep on trying to do that until we are able to successfully accomplish that. And again, for me, these are items of immediate concern, not something that can be put off. And the property tax measure, of course, if it is to be effective for this year, has to go as a modification to the previously submitted budget by June thirtieth. So that was why I brought it forward as quickly as I did, hoping to see it gain some traction and prevail, which obviously it has some difficulties doing."

Councilor Ives continued, "I do believe too, it is time for us to get serious about the annexation and the costs of that to the City as a whole. We have anticipated a \$3 to \$4 million hole, in terms of expense over revenue due to the general operations in that areas, as well as the requirement to build a new fire station. When you add to that, the need to hire additional officers, both police and fire, new equipment, all those things, it does add up quickly to an amount that would at least, in part, be covered in the short term by the two-year proposal to raise property taxes by 2 mills which would bring in about \$14 million over those two years."

Councilor Ives continued, "While I personally don't feel the criticism that this was not thought out makes sense, again, I was not here at Finance to defend it, so I accept that. I have prepared a sheet for anybody who is interested on how we could spend those monies over the next several years and more, addressing what I think are some of these critical infrastructure needs, the IT needs, the issues associated with the annexation, as well as starting to shift some of what I would describe the burden replacing on CIP, which clearly we need devoted to CIP, if we're thinking about \$37 million worth of maintenance and repair on City facilities. All those items, that, from my perspective, should be coming out of our General Fund and which we're putting under our CIP bond, our Capital Improvement Project Bond, that's something again, and in this measure, I thought we had an opportunity to start to address in a way that made sense."

Councilor Ives continued, "I know the CIP measure is set to be considered here shortly, and I certainly don't want to delay the discussion of that. I guess I would urge us to try and find ways of steering those funds away from the recurring expense that we have talked about on many occasion, and which Councilor Maestas highlighted during the budget discussions with some questions of the City Manager. And move towards finding the correct balance between our expenses and revenue, with the recognition that we have had reduced revenues significantly and that in the future, and beginning next year, they will again decline by an amount of \$630,00, which then will double, then triple, quadruple, etc., on for the next 15 years until we are approximately an additional \$10 million behind once the hold harmless provision is fully phased out pursuant to the State action of two years ago during the Legislative Session."

Councilor Ives continued, "Again, from my perspective, I'm trying to bring forward a measure I think will reasonably address the issues that we, as a Council, need to consider in an effort to do these sooner, rather than later. Because I believe many of these needs are critical. I have been pushing forward to try and get that accomplished through a property tax measure that I think makes sense which could be put in place quickly, in which we have the latitude to modify and/or remove during the course of time. Even if we were to put in 1 mil and only brought in \$3 million, those funds would be quickly used in addressing IT needs and some of our needs associated with the annexation in the next several years. So there were many considerations that went into this. I would suggest that it is well thought out and very intentional in terms of its focus and its purpose, as well as its timing and the critical need for that. So let me stop there."

Councilor Dominguez said he really appreciates everything Councilor Ives said, and he would encourage the rest of this Committee and the Finance Committee to read Councilor Ives' dissertation. He said the Governing Body recognizes the information in one form or fashion. However, the reality is that if we want to continue to continue services at the same level, then we need to generate revenue, unless we want to go through the exercise of finding more efficiencies. He said, "If we do, I would say this word of caution, if we do decide to increase property tax, we need to do so at a rate that is going to sustain us for some time,

because it does us no good to keep going to the taxpayer and asking them for a property tax increase because we missed something. I appreciate this, and I'm going to continue to read it."

Mayor Gonzales said, "I want to thank Councilor Ives for the discussion. And, as Councilor Dominguez indicated, there is truth to what we have today which is the fact that we are spending more money than we are bringing in. The only way we're going to overcome that is to reduce our costs, obviously, and to grow our revenues. Now there are options to grow the revenues outside of a property tax and we're going to try and do that by making sure that our economy grows, and we'll have a chance to talk about in that CIP discussion. But there is no doubt, that we have to prepare as a Governing Body, and I've started these conversations with Councilor Dominguez, that over the course of this year, we have to start moving through some cost reduction measures that are going to allow us to come into line with the amount of revenues that are coming in. And clearly, at that point Councilor Ives, I think that when we get to that point in the discussion as a Governing Body – where the revenues are coming from, if they're sustainable, or how we create sustainable revenues – is going to be absolutely critical for the dialogue we're going to have to undertake. So I want to say thank you for that, because you've pushed this to the forefront and you've acknowledge the fact that we don't have enough money coming in to cover the costs of what we are delivering today in services. So that's an issue that we're going to have address this year. Thank you Mr. Chair."

Councilor Bushee said the reason she didn't want to kill this entirely is that it is going to be part of the discussion. We have never really collectively looked at our efficiencies, where we're strong, where we're weak and where we need we need to genuinely prioritize. It is the cart before the horse. She has noticed during the previous G.O. Bonds when we've gone to the voters, is the approach to get a number first and then fill in the blanks which has gotten us where we are today. This was a fill the gap approach. We have to "get the scalpel out," and take a hard look where adding infrastructure and new resources will make a difference and create revenue sources and jobs, potentially.

**VOTE:** The motion, as amended, was approved unanimously on a voice vote.

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**END OF CONSENT CALENDAR DISCUSSION**  
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### **DISCUSSION AGENDA**

13. **REQUEST FOR APPROVAL OF RFP #14/8/P PERFORMANCE STUDY AND PROFESSIONAL SERVICES AGREEMENT WITH PUBLIC WORKS LLC. (ROBERT RODARTE/JUDITH AMER)**  
**Committee Review: Finance Committee (Scheduled) 06/16/14 and Council (Scheduled) 06/25/14.**

This item was removed from the agenda indefinitely.



**14. REQUEST FOR APPROVAL OF RECOMMENDED 2014 CIP PROJECT LIST FOR THE 2014 CIP BONDS. (ISAAC PINO) Committee Review: Finance Committee (Scheduled) 06/16/14 and Council (Scheduled) 06/25/14.**

A copy of 2014/2015 Street Maintenance Projects provided by staff is incorporated herewith to these minutes as Exhibit "1."

Isaac Pino presented the report for this item from materials in the Committee Packet. Please see Mr. Pino's Memorandum of May 28, 2014, with attachments for specifics of this presentation. Mr. Pino noted we were told that money from the 2012 GO Bond could not be reallocated to a project on this list, but it has been determined since that it can be.

*The Committee and commented and asked questions as follows:*

- Councilor Bushee said she had asked if there are any anti-donation concerns regarding funding any projects like Tierra Contenta, which involved a partnership which would lead to land also owned by another institution that is not a partner with the City.

Ms. Amer said she doesn't understand the question.

- Councilor Bushee said, "In the Tierra Contenta discussion, the point was made that half of the land, half of the 300 acres is owned by the Deaf School and that they have received some Legislative monies, but the request had come from Tierra Contenta itself. And my question was do we have any anti-donation concerns or issues related to a project that involves more than... Tierra Contenta is, in some sense, part of the City. You know, I don't know, clearly if it is. It's the City's land. And that was the other question. Part 2, first are there any anti-donation concerns with this partnership involving the Deaf School. And the other was if Tierra Contenta were to dissolve, where would the remaining acreage that was once the City's land go."

Ms. Amer said, "I can answer the first question. I cannot answer your second question. The first question revolves around the anti-donation issue with respect to the School for the Deaf. And the School for the Deaf is a public educational institution, so there are not anti-donation issues."

- Councilor Bushee said, "Let me just explain. It's my understanding that the land is to be developed as sort of a speculative, a money generator let's say. It's not a direct donation to an institution for their operations."

Ms. Amer said, "Again, the anti donation clause relates to the donation of funds from a public entity to a private entity."

- Councilor Bushee asked, with regard to part 2, if anyone still has a connection to legal aspects of the contract that we passed "a million years ago," on Tierra Contenta, where the land would go. She said, "Maybe James, you know where the land would go. You're the one to stand up and say

if the City didn't fund Tierra Contenta in some form or fashion, your organization probably would dissolved, and I just don't know what would happen with the land if that were the case."

James Hicks, Executive Director, Tierra Contenta Corporation said, "I cannot really answer that fully . But at this point, Tierra Contenta merged in January 2010 with the Housing Trust. And so, while there is no funding from the Housing Trust to cover this infrastructure that we're talking about here, the Tierra Contenta Board has members of the Housing Trust Board on it as well. And so, the land would not go directly back to the City without due process through the Tierra Contenta Board and the Housing Trust Board. So I can't answer the question exactly. I don't know the full answer to where the land would go. Of course, there is a \$2.1 million mortgage that the City holds on the Tierra Contenta land."

- Councilor Bushee asked if is there some money owed between the parties, and if so how much.

Mr. Hicks said, because the Housing Trust has been funding Tierra Contenta for approximately two years, Tierra Contenta owes about \$500,000 to the Housing Trust, but owes nothing to the City other than the \$2.1 million mortgage.

Responding to Councilor Bushee, Mr. Hicks said the mortgage is on the land only.

- Councilor Bushee said, "Then, the reversion piece, if the City is owed \$2.1 million, one would have assume the City is the owner of the land."

Mr. Hicks said, "No. The City would have an equity of \$2.1 million in the value of the land."

Responding to Councilor Bushee, Mr. Hicks said it is in the area of \$4 million.

- Councilor Bushee said she is still uncertain how this works, but she has no further questions.
- Councilor Rivera said he is looking at the list, noting we worked hard on this list for a number of meetings. He said, "In looking at what is going to impact the City as quickly as possible with finding some of those funding resources that Councilor Ives had mentioned earlier, and really bringing jobs and creating infrastructure to the City to improve our situation a little bit. I looked back to the original list, and expanding broadband for the cost of \$400,000, I know it's a small step, but I would like to include that in the original list. And I know that means taking \$400,000 off something, if Councilor Bushee is amenable to it, taking \$400,000 off the Acequia Trail Underpass, the fund, the broadband would be something I would like to add to that."
- Councilor Bushee said she wanted to do it in a comprehensive way. She said, "I wanted to start from the bottom and just see. I would like the Committee's opinion on the.... the one thing that I think there was less consensus on was the Tierra Contenta infrastructure. Is that..."

- Councilor Rivera said, "I would disagree with that as well. I think that the Tierra Contenta infrastructure is extremely important, in what they've asked for and what we've given to them is really a small piece. And when you look at what is going to, again, affect the people the most, the Tierra Contenta infrastructure is going to affect everyone in the TC area. You're talking several thousand people and many, many homes, as well as many of the kids that are going to be attending the Otero School as well as Cesar Chavez, Capital High School and Sweeney, probably Sweeney to some extent, and also any other schools, anything else that may be going on out there. So I think the infrastructure for that area is extremely important. So I would like to leave it at least at the \$861,000 that we've discussed so far. In lieu of coming up with additional monies, I would like to see maybe this would be done as a separate resolution. But I would like to see some of the fees collected from Las Soleras and also from the Tierra Contenta area kept there in that area to continue to fund that infrastructure."
- Mayor Gonzales said, "I guess what I'm struggling with and I appreciate you guys coming to see me. When I think of how we spend money at the City now, all of these are important. But the triggers are what's going to help us grow our economy in the quickest way possible. And broadband obviously is another area. There's other components that we have to gear-up here at the government to try and drive more efficiency. Can you explain to me why there is a need to have it today, given where absorption rates are, the availability of lots throughout the City, spending \$860,000 for road expansion to open up other areas for development, when there has been growth and new lots, or at least the take down of new lots hasn't necessarily gone back to the stage where it used to be. Why would it be a good investment for this Governing Body to make now, when we haven't necessarily ramped-up to where the lots are coming down in a timely manner."
- Mayor Gonzales continued, "My fear is this. Is that we spend the \$860,000 helping to build this road out, it takes 4-5 years for the lots to be absorbed, and that \$860,000 can move toward something, even on the south side, that would support broadband infrastructure, telecommunications, some type of workforce training, something that would actually deliver, in this year's dollars, jobs for people on the south side, more economic activity, things that are broader than just extending the roadway when we don't know what the absorption of the lots might be, or do you have that."

Mr. Hicks said, "I do not have absorption numbers for you. But there are a couple of different issues. Number one, the infrastructure to connect both ends of Paseo del Sol would take about 2 to 3 years, and so by the time we start selling subdivisions and homes get built, we're talking about absorption that's really going to be taking place 3 to 4 years from now, instead of right this moment. And if we wait until the absorption is here, then the absorption could be here and gone before the Tierra Contenta infrastructure gets put in. But that's an excellent question. And of course, there would be gross receipts tax results as well from this infrastructure that goes in."

Mr. Hicks continued, "And then, another issue that I pointed out, and then in a letter that I sent to you, to have delivered to the Councilors as well, is the fact that people in Tierra Contenta realize that, especially now, with the new school that's going in. There are 4 schools that go right through

the heart of Tierra Contenta. And the parents of the children that live in that area have a real safety issue, having their children walk to school. And so there's hardly any children that walk to school right now, even those that live 200 yards away, their parents drive them to school. And so we've talked about safety issues on the CIP budget for a good bit and I think this infrastructure, in my opinion, clearly is a safety issue. And this infrastructure that is really just finishing the master plan that was put in place 20 years ago into the City's Master Plan, and the City has the responsibility to do it. I think we need to get started on it."

- Mayor Gonzales said, "My point is that, given how low the dollars are, making sure that... I understand the safety issue. But when I think of Tierra Contenta, I also know though that there are discussions to expand the Boys and Girls Club, there are needs to invest in the Zona del Sol area. All areas that would enrich the quality of life of many people in that surrounding area. Can that \$861,000 for infrastructure, can it be broad enough so that we could consider how to make investments in Tierra Contenta that increases the quality of life of people and not have it just focused on building more roadways. Because to me, I think that then it's bricks and mortar, it's programming ways to support families through... again, I think the Boys and Girls Club that is talking about moving out to Zona or some of the other areas, that might be supportive of families, or even developing a workforce center out there, or broader daycare. All those things I think can help that community out that helps put people back to work."
- Mayor Gonzales said, "I worry about putting money into the road and the connector, and we're not necessarily going to see the value come to families until you get to absorption rates where the need is. If there are contracts today that said we absolutely need the land, we know that we are going to fill with houses with local families need, that makes tons of sense. Let's build the infrastructure. Let's get them in their homes. But are there other places where we can put that money in Tierra Contenta that can help support the south side in ways they've been looking for when it comes to some type of equity. And I don't know... if you have ideas on that, or something for the Councilors. But I would like to see this CIP money going into something that is going to have immediate impact on the lives of our citizenry."
- Councilor Bushee said, "Jim, you came in with a \$3.1 million request, which was half of what you needed to build that road."

Mr. Hicks said that is correct.

- Councilor Bushee said we can come up with far more needs than resources in the Bond. She said \$800,000 came from the Legislature for the Deaf School which isn't half of what they are requesting from the City.

Mr. Hicks said we reduced some \$300,000 from it right away, which was for some sewer fees, and reduced it again by \$700,000, which will get us started.

- Councilor Bushee said, "We're down to \$800,000 and we're still grappling over how to fill the needs of some of the older facilities in town. And I do agree with the Mayor in that Zona del Sol is poised, although I don't think we should take programmatic money out of CIP, but I do believe.... we wouldn't even be kicking your project off. We would just be dribbling some money that... I know you said it will keep you Board alive, I guess. It's not enough and it's not the right time for us, I don't think."
- Mr. Hicks said, "Tierra Contenta is, we are the master plan developer and we're in this together with the School for the Deaf, but of course we're supportive of all the organizations like Zona and other organizations there, but our non-profit mission as established by the City of Santa Fe was to be the master plan developer of this project."
- Councilor Bushee reiterated that \$800,000 not going to get you very far on that road.  
Mr. Hicks agreed.
- Councilor Bushee said there is no way we can get to the \$2 million. She is interested in funding broadband, LED, Salvador Perez which is falling apart, and old facilities. She said she was willing to back-off the Acequia Trail, and to take some money for IT, but it was predicated on the decision that we would use the money we were considering for Tierra Contenta to fill some of the other needs. She said, "We could essentially fund the rest of the list if we didn't fund that, because it's not going to build the road. It's too far off from where we need to be with this money and what we need to be doing with this money." She said we spent a lot of money designing the Acequia Trail and a lot of people want it finished for safety reason. "I feel like we need to have some give and take up here. I know it's coming from the District 3 Councilors, but even if we were to... we can redirect money on that side of town when we have the specific project that we can actually fully fund."
- Councilor Lindell asked Mr. Hicks the cost to design, engineer and get approval for this project  
Mr. Hicks said, "Basically, we would need to be designing the whole infrastructure, and not just a portion of it. And so the engineering, planning and so on is in the vicinity of \$170,000 to \$171,000."
- Councilor Lindell said, "I think the question is to me, is should the City deviate from a process that's been in place for 20 years and now take an active hand in actually doing the financing of the construction of Phase 3. And really, if so, why now. We've got 800 to 1,200 houses in the pipeline right now. I just don't understand why we would build infrastructure on spec like this. I think the city can support Tierra Contenta by funding the cost of designing, engineering and the approval. And, that way we wouldn't have to do the actual financing of the construction of the infrastructure. And these approved entitlements would have significant value to Tierra Contenta and they would be good for 5 years. You could then seek developers with a set of approved plans, needing only to close then on your tract by tract basis and build out the infrastructure, just as you have done in the past. So I think that would have some value to you."

- Councilor Lindell continued, "I continuously run up on a problem with this, that I don't see any contribution on this from your 50-50 partner, the School for the Deaf. So if you're saying that \$170,000 would do the design, engineering and the approvals, that's something I would support, because I think that has value to you to go out and try to find developers and to proceed the same way that you have in the past. If the financing, as you said before, isn't available for residential development, then it really begs the question of why there is so much need to do the infrastructure at this point in time, other than the fact that we're in a bonding cycle. I think now is the time to design, engineer and get your approvals so you are ready to go once the developer demand returns. But for me, those approvals would have significant value and they would be good for 5 years. So that's where I stand on this. That's \$170,000 as opposed to \$880,00 which gives Tierra Contenta real value in this bonding cycle."
- Mayor Gonzales said, "Just on the point on the additional revenues. I do support what Councilor Lindell had indicated. I also think though Councilor Rivera had floated a compromise solution which I do support, and that obviously is the impact fees that are generated between Las Soleras and the Cook Development, those impact fees should be directed into supporting what Tierra Contenta's mission is and channel those fees into supporting the roads, because that money stays in the area."
- Councilor Bushee said she is unsure there are still any funds, because without charging impact fees, there is very little left in the fund.
- Mayor Gonzales said Las Soleras is still growing and so is the Cook Development. He said if there is an inclination by this governing board to make sure that money generated in that area is supported, so we send a strong message to Tierra Contenta that we're not leaving them and we need them to finish the mission, but it needs to be timely when it is correct and the monies are in place. He said this is somewhat of a solution to keep some revenues flowing in so they aren't left "out in the dark and in the winds." This is our worry – we don't want the Board to close up and go away, we need to finishing the programming, but that's a function of the economy and when the lots start coming down. If we can create a predictable revenue source that would be just as helpful."
- Councilor Rivera said since the impact fees have been decreasing, to try to stimulate the economy, his idea is that all fees generated in La Solaris and Tierra Contenta as the result of construction or new construction should go to Tierra Contenta to improve the infrastructure, to clarify.
- Councilor Dominguez said, "I certainly don't necessarily disagree with anything that anyone has said here tonight. One of the things we've tried to stay away from is an all or nothing kind of scenario, and to try to give and take a little bit. And so I certainly appreciate that discussion. I know, as a resident out there, and understand the impact that what is taking place has on constituents, that infrastructure, whether today, tomorrow or 10 years from now, is important to realizing the quality of life that people deserve, that those people really have paid for in lieu of the GRT that they generate just by the mere fact that they live in and contribute to this community."

That infrastructure and that road network, ultimately is important to making sure that traffic flows appropriately and safely.”

- Councilor Dominguez continued, “There’s a couple of questions that I have, in terms of the split, and I’m not sure if maybe James could answer this, or somebody else from the City – Sales that occur in Tierra Contenta, the split goes to both affordable housing and economic development. Correct.”

Mr. Hicks said, “Councilor Dominguez, are you asking where the proceeds go to from sales.”

- Councilor Dominguez said yes.

Mr. Hicks said, “They come to us and so we recycle them and pay off our debt to the City as required by the mortgage, so we have a 40% requirement for affordable housing. And so, I’m not sure if that answers the question.”

- Councilor Dominguez asked if there was a split that the money the City received, some of it went to economic development and the other portion went to affordable housing.

Mr. Hicks said the City decided 8-10 years ago that a portion of it went to economic development and a portion of it went to affordable housing.

- Councilor Dominguez said some of that money already is going to economic development. He said if there is a way to ensure those monies went to some of the things the Mayor is talking about, including other efforts. He doesn’t know if there is anyone from staff who can answer where that money has gone.

Councilor Dominguez said, “By, I think it’s by Ordinance, a portion of proceeds from Tierra Contenta goes to economic development and another portion goes to affordable housing. What is that split, and what is the amount, and Isaac you may not be the person to answer this question.”

Mr. Pino said he isn’t the person to answer that question as Councilor Dominguez said.

- Councilor Dominguez said his point is that “not only are our constituents contributing to GRTs and in many ways making this City in many forms and fashions thrive... I’m not done yet Councilor Bushee, because I have a couple of other questions. But it is also just in lieu of its existence is providing and contributing to economic development efforts, not even in Tierra Contenta, but in other parts of the City. And so, again, if there’s a way to make sure that money gets earmarked for that purpose, including other efforts as the Mayor has indicated, that’s something I might be open to discussing.”
- Councilor Dominguez continued, “The other two questions I had were in terms of, or to continue some of the discussion about impact fees, what does that economic outlook look like. How much have we generated from Las Soleras so far, how much have we generated in impact fees, and

let's not just limit it to impact fees, let's look at development fees, inspection fees, that have been generated from the activity in that area. I don't know what that number looks like. It may be close to \$1 million, I have no idea. But that's information that I would like to have as well."

- Councillor Dominguez continued, "And then the other thing, too, is I guess, in terms of the master plan, if we change the use in any of that master plan, we would have to get that master plan amended not only via City ordinance, but by your Board as well. Is that correct, James."

Mr. Hicks said, "The process would be, if the master plan needs to be changed.... and I know for instance, there is a 40 acre piece of land owned by the School for the Deaf where they were originally going to put their campus, and now they're not... so that would need to be requested and go to the Planning Commission and subsequently the full City Council."

- Councilor Dominguez said, "I kind of like the discussion the Mayor is bringing forward, in terms of changing the uses, and creating an economic development hub, but that would require some discussion by obviously your Board and this Governing Body about amending that master plan legally."
- Councilor Dominguez continued, "I know at the last meeting, we didn't have anybody from the School for the Deaf to speak to us or make any comments. We have someone from the School for the Deaf that is here tonight."

Mr. Hicks said yes, Harold Moya is here, noting he is a brand new employee with the School for the Deaf. He said Dr. Stern is out of town, and intended to come to this meeting. He said Mr. Moya has been employed for only one week and is not authorized to speak for the School.

- Councilor Dominguez asked if this Committee can get a Memo or some official from the School from the Deaf articulating its commitment and its plan, and how it can help us with this process.
- Councilor Dominguez, "A final statement. In terms of priority, there are lots of priorities in this community. But residents of District 3, many of whom identify and represent the heart and soul of Santa Fe, in terms of its culture, its heritage, its history. Many of the people live out there and were able to continue that because of what Tierra Contenta has brought to the City of Santa Fe, in terms of affordable housing, and just in terms of being able to find a place to live. I think we owe it to the people of this city to make sure that Tierra Contenta becomes a reality and fulfills its mission. And I hear that being articulated, that we don't want to leave them out to dry, we want to make sure they become a reality. And so, in terms of priorities, it definitely is a priority to me personally, as a resident, but also to many other families who live out there and who need to realize that quality of life."
- Councilor Dominguez continued, "I will say that we should not just let Tierra Contenta dissolve, just for the sake of dissolving, because one way or the other, the City of Santa Fe is going to have to pay for that infrastructure, whether it's the Tierra Contenta Corporation or some other non-profit that may want to get into the game. The City of Santa Fe, and quite frankly, the taxpayers, many



of whom live out there in that part of the community are going to have to pay for that infrastructure. I am open to the discussion. I'm open to ideas, but I guess the bottom line is that needs to become a reality. And my fear is, if we don't do it now, and I'm not saying this is true, my fear is if we don't make the investment now that we may not make the investment later on. Governing bodies changes, things change and so do seasons."

Mr. Hicks said, "I do want to say that the School for the Deaf saved \$800,000 to help with the infrastructure project, and we haven't had definitive discussion about how that's going to be used. And we have an appointment with Mayor Gonzales next Monday at 1:00 p.m., and I anticipate that discussion having something to do with that \$800,000 sum, so I know that can help in the process. And that's undecided at this point, but I did want you to know there was a sum of money they were willing to put into this issue."

- Councilor Dominguez said that information probably should be in the letter.
- Councilor Maestas said, "This is my only opportunity to weigh-in on an \$18 million decision, so I appreciate that. I have a couple of quick questions about two items in Category 1 that represent almost half of the Category 1 total. One of them is the \$4 million set aside for overlays. We had a big discussion about the estimate for Arroyo Chamiso and there were different kinds of terminologies for improving pavements. Improvements range anywhere from a rejuvenation of fog spray to a full blown overlay. So, how tight is this budget for overlays. It's \$4 million. Does this come from a list that is solid. Tell me how solid the \$4 million is."

Mr. Pino said he asked Dave Catanach, Streets Division Director, to be here this evening and bring a list of projects. He said, "Keep in mind that the \$4 million is spread over two years, so it's \$2 million each year. The list he's providing, includes information on roads that would be improved this year."

Mr. Catanach provided the handout [Exhibit "1" listed above].

Mr. Pino asked Mr. Catanach to speak about the issue of crack sealing and the other methods we use on street maintenance that might come out of this fund.

Mr. Catanach noted that this handout is an accumulation of some of the worst roads in the City, noting they maintain a list of all streets, including its condition. He said, of course, the needs outweigh the available funds by quite a bit. This is an effort to balance the funds throughout the whole City. He said this is a complaint-based list [Exhibit "1"]. Mr. Catanach reviewed the information in Exhibit "1." Please see Exhibit "1" for specifics of this presentation.

- Councillor Maestas said, "I don't want to belabor it. I have no doubt that we'll satisfy the needs, but I'm trying to see if I can exact some savings on this estimate. For example, in looking at the miscellaneous items on page 2, it's \$1.2 million. And I focus on the temporary employees, \$324,000. Why don't we talk about that. Why are temporary employees needed for overlay projects, which is the main subject on the CIP."

Mr. Catanach said, "The temporary employees, our group, we have 10 temporary employees just within the Streets Division. And this goes back to your discussion of financing City workers off that, so this is part of where they're paid from."

- Councilor Maestas said, "Okay. That's all I had on that. And then the only other item that I had a question on, then I have some recommendations for the Committee, is the work on the Arroyo. There is \$1.5 million programmed I guess to mitigate bank erosion, and grade control structures. How significant is this risk for this arroyo work. You know it's not the Rio Grande, right. It's an arroyo that runs periodically. Did you guys do an absolute prioritization based on risk to Riverside infrastructure. What is the basis for this project and how compelling is it. I think we're talking about some other things. And I have some requests myself. And I have to see if I can find some money to pay for them. Could you just briefly tell me about the arroyo improvements. It is \$1.5 million, so what's the basis for it."

Mr. Catanach said, "This originally started back when Councilor Romero was in office. What we did, we knew there was a need in all the arroyos throughout the City. We identified 10 of the major arroyos throughout the City. We had the Santa Fe Watershed walk through each of the 10 major arroyos and make an assessment of our needs and our damage, and where our biggest issues were. They did come up with a priority list. I can get that for you if you would like. I will send it to you and you can review it. The original request was for \$6 million, but they only allotted \$2 million, \$1.5 million for the arroyos and \$500,000 for the River. So that \$1.5 million is not for one arroyo, that's for 10 arroyos, and all the sites have been identified where we have our bigger risk. The bigger risks are actually where our utility is exposed. Some of our trails are being encroached upon by the arroyo, and right now, they are in the process of engineering. It's at the Arroyo Chamiso segment right now, but we're hoping that for the next cycle which is coming now in August, we will be able to attack the other ones."

- Councilor Maestas said, "Mr. Chair and then like, it would be great if we could have a report card on our infrastructure. That way we have a running report of what these needs are and then we can differentiate, for example, just in mitigating erosion problems on the arroyos. If we have a situation where there is an exposed infrastructure, that's obviously the highest of risks. Or if there is bank erosion that is endangering homes. I just want context on these. Because I look at these numbers, and I trust you guys, but I think it's kind of a trust but verify kind of thing with me, especially when we're going to spend \$18 million. And so, I don't want to talk in detail about the engineering, but it would be good if you could give us a document that summarizes the state of infrastructure, pavement, everything. I realize during the budget, each department gave us a priority list, but it would be good for us to have kind of a state of infrastructure here in the City. That way, we can tell what levels of priority we're talking about when we're making decisions like this about, obviously this is not the total amount necessary for the arroyo work or the pavement work. So if we could do that, that would be great. That would help me a lot."

Mr. Pino said, "Councilor Maestas, the report Dave was talking about is that report card, and that certainly will help you create a context on what we're talking about overall. And on the streets, he also has a list of \$161 million worth of improvements that need to be done, because they're rated

every single street in the City. And that's a good report card too. It was an eye opener for me, because you could go from something that needs very little work, to something that critically needs to be reconstructed. And see the condition, the location, the amount and we can have that provided for you as well."

- Councilor Maestas said typically, in overlay, we should get 10 years of design life, and asked if we can forego an overlay until the next bond and go with more fundamental street rehabilitation. These are the things we need to think about. He said, "Getting back to the bigger picture, Mr. Chairman on the cost to bring up infrastructure to a reasonable level, we're going to need all these things in the context of finding additional revenues. We're going to need what that infrastructure funding gap is, so we're really going to have to consolidate everything, quantify our financial needs for infrastructure." He said we're going to rely on your recommendations in terms of infrastructure.
  - Councilor Maestas said, "I want to voice my support..... for sidewalks. I get complaints, probably the number one complaint is sidewalks, the condition." He had letters from families living on Armenta and walk on a street with no sidewalks. He would like to see an increase in the sidewalk budget of \$500,000, to fund planning and design. Then we can start approaching these blocks that have no sidewalks on either side, and put together some planning, design money and projects to put on the shelf for the next GO Bond. He said we had people from Portland that came here to do a walkability audit of the City, and they looked at the Plaza which will be favorable. However, that isn't the case in some of the residential streets not too far from the Plaza in terms of safety, including a safe crossing for the Acequia Trail for bicyclists and pedestrians. He said, "I would ask for the Sidewalks budget to be increased to \$1 million." He said he supports the \$400,000 for high speed broadband. We need to look at economic stimulus, noting we are funding a lot of labor costs for Public Works through CIP, but we need to add some stimulus money. He said augmenting an existing broadband project would be helpful and extending that down to the Santa Fe University of Art and Design.
  - Councilor Maestas said, "The last one is for you Ike. I saw that we have LED Traffic Signal Retrofit. I would like that scope to be expanded and budget added to include street lights. Up north, the areas serviced by electric coops, Tri-State had a 50-50 LED Street Light Retrofit." He doesn't know if PNM has a similar deal, but we're talking about reducing our electricity costs, which is a recurring expense – low hanging fruit. He asked his colleagues to consider expanding the LED retrofit to include street lights. He asked how many street lights are included.
- John Romero, City Traffic Engineering Division, asked if he is looking at Category 4 of the list that went before Public Works last go-round.
- Councilor Maestas said he is looking at signals in Category 1, \$260,000, replace and repair.
  - Mr. Romero said, "That is for the LED red, yellow, green bulbs. There was \$120,000 for street light maintenance, including those on signals and regular street lamps, but that was taken off the list."

- Councilor Maestas asked to add that back to the list.
- Councilor Ives said he would pass on commenting at this point.
- Councilor Bushee said, "I am going to attempt to do something here, and please don't take this as an indication or lack of support for Tierra Contenta. The litmus test for any of these monies are two-year cycles, and the litmus test should be, can you design it or spend it in those two years, because there will be another cycle upcoming. And so, here's what I would like to see us do. We've already approved Category 1, Category 2, Category 3, so we're down to Category 4, and I'm going to insert some projects back.

**MOTION:** Councilor Bushee moved, seconded by Councilor Dominguez for purposes of discussion, for approval of this request as follows: "I am going to start by asking for \$170,000 for Tierra Contenta's design and development approvals to get them jump started; I'm going to ask that we add in LED street lights for \$120,000; that we add Salvador Perez back for \$300,000; professional standards for \$30,000; Carlos Ortega \$165,000; SWAN Park Design \$500,000; broadband \$400,000; Fire Truck \$850,000; Ft. Marcy \$175,000; GCCC Equipment \$25,000. That should add up to \$2.9 million, and my hope is that we could dedicate the remainder of the \$600,000 to IT improvements and let them all hash it out between land use and whoever else, I don't know what it will get you, but that's my attempt, and I would hope for second from the Committee.

**DISCUSSION:** Councilor Bushee said, "What I'm conceding is the \$1.3 on the crossing, even though we've spent \$500,000 and people continue to ask for a safe way across St. Francis, but I think it allows us to get much bang for our buck to do it this way. I did not put Traffic Calming back in, unless somebody wants it."

Councilor Ives said, "I certainly welcome any funding put towards the IT. It is appropriately in as a CIP function, I think, because we're really talking potential hardware, software improvements across the City platform. But I must admit I was disappointed there was nothing in there from the get-go covering those needs, given where we ended up during the budgetary process. So that sounds like at least a reasonable and good first step forward in terms of addressing those needs, which I think, again if you read the materials available to all of us, are probably a little more urgent than many other ones across the City. So what Councilor Bushee is proposing is a great first step toward getting some of those things accomplished."

Councilor Dominguez said, "So, if I understand you correctly, Councilor Bushee, you want.... the Acequia Trail Underpass is off the table, pending your resolution, or just complete."

Councilor Bushee said, "It's off the table. I'm trying to make it work for everybody."

Councilor Dominguez said, "It comes out to \$1.85 million."

Councilor Bushee said, "I have a total of \$3.510 million, if I go \$610,000 to computers. The last discretionary amount. Am I wrong."

Mr. Pino said, "The list that you gave just now, Councilor, adds up to \$2.735 million, leaving you \$776,000."

Councilor Bushee said, "You're missing something. Did you get the IT \$610,000."

Mr. Pino said she didn't say IT on the list, and Councilor Bushee said, "I did."

Councilor Bushee said, "I think you're missing something little, too. So LED Street Lights \$120,000; Tierra Contenta \$170,000; Sal Perez rounded up to \$300,000; Professional Standards \$30,000; Carlos Ortega \$165,000; SWAN \$500,000, Broadband \$400,000; Fire Truck \$850,000; Ft. Marcy \$175,000; \$25,000 for the GCCC. After that, what I have left."

Mr. Pino said, "You have \$776,000 left after that."

Councilor Bushee said, "I'm okay, if you are all okay in putting it to IT. That was the big drive on the property tax. We can expend it tomorrow. If you want to throw a little more into sidewalks. I'm trying to give everybody a little something and take care of the old buildings."

**FRIENDLY AMENDMENT:** Councilor Dominguez said, "I'm glad to hear that you took the Acequia Trail off. Would you accept a friendly amendment to direct staff to begin to direct impact fees, development fees, permit fees from Las Solaris, all of Tierra Contenta, the Pavilion to the area. **THE AMENDMENT WAS FRIENDLY TO THE SECOND, WITH THE CAVEAT THAT THIS BE DONE IN WHATEVER LEGAL WAY THEY CAN TO STAY IN THE AREA THAT THEY ARE GENERATED, AND TO HAVE STAFF BRING FORWARD TO THIS COMMITTEE, INFRASTRUCTURE PROJECTS THAT ARE NEEDED AND PRIORITIZE THAT LIST. THERE WERE NO OBJECTIONS BY THE OTHER MEMBERS OF THE COMMITTEE.**

Councilor Bushee said, "And I will be bringing forward something on Wednesday that asks that we begin to..."

Councilor Dominguez asked if that includes any other project in District 3.

Councilor Bushee said, "It doesn't have to say District 3. I think you are slipping into an approach the lawyers might not like."

Councilor Dominguez said the Impact Fee Ordinance is now going through staff and then committees.

Councilor Bushee asked if it was amended to include libraries, or if that is prohibited by the State.

**RESTATED FRIENDLY AMENDMENT:** Councilor Bushee said, "I'm happy to have staff try and direct infrastructure dollars to the fastest growing, south side of town, in the newly annexed areas, and I don't want to call it one District, but I'm going to call it where the necessary infrastructure needs are. **THE AMENDMENT WAS FRIENDLY TO THE SECOND, AND THERE WERE NO OBJECTIONS BY THE OTHER MEMBERS OF THE COMMITTEE.**

Councilor Bushee said she is ready to sit with Councilor Dominguez, Councilor Rivera and Mayor Gonzales and "work out what we need to work out."

Councilor Bushee said, "I'm happy to have staff try and direct infrastructure dollars."

**FRIENDLY AMENDMENT:** Councilor Dominguez would like to amend the motion to try to quantify what has happened over the past year so we can try to retro some of that. **THE AMENDMENT WAS FRIENDLY TO THE SECOND, AND THERE WERE NO OBJECTIONS BY THE OTHER MEMBERS OF THE COMMITTEE.**

**FRIENDLY AMENDMENT:** Councilor Rivera would like to increase the allocation to Tierra Contenta to \$200,000. **THE AMENDMENT WAS FRIENDLY TO THE SECOND, AND THERE WERE NO OBJECTIONS BY THE OTHER MEMBERS OF THE COMMITTEE.**

**CONTINUATION OF DISCUSSION ON THE MOTION AS AMENDED:** Councilor Maestas said, "We need to be really careful. I agree with everything Councilor Bushee said about where the demand is, but let's not forget that we have existing, aging infrastructure, and all indications are we're not intervening to maximize the life of that infrastructure. We are foregoing optimum intervention and maximize the design life of existing infrastructure, and so we're going to pay more later. All I'm saying is, let's be mindful of the older, aging existing infrastructure whose maintenance and rehabilitation we're putting off today. So let's not let that get out of hand. That's why I want this comprehensive infrastructure report. That way, we're looking at everything. We're looking at new demands, new construction and we're also looking at the aging infrastructure and the funding gap to bring that infrastructure back up to an acceptable level. So I just want to exercise caution about earmarking new construction to stay in a certain area. We know where the needs are. I said, on the campaign, as the south side goes, so goes Santa Fe, but let's just be diplomatic and logical about this as we go forward. That's all I want to say."

**VOTE:** The motion was approved unanimously on a voice vote.

## **15. MATTERS FROM STAFF**

Mr. Pino said he understands the reason for having the Committee as a whole to meet, was to be able to go straight to the City Council with this item in order to stay on schedule, noting he had heard rumblings that was some expectation that this would go to Finance. He is unsure why that would be necessary.

Councilor Dominguez said he would ask that staff take as much information as they can with regard to the direction that we gave on the last item, and have it ready for the City Council, otherwise, we don't need to have it at Finance.

**16. MATTERS FROM THE COMMITTEE**

Councilor Dominguez would like an update on the SWAN park before the June 12<sup>th</sup> meeting. He said just email him whatever information you have on hand.

Councilor Rivera referenced his email today about the weeds, and said he would like for all of the Councilors to get a schedule for the weed maintenance throughout the city.

**17. MATTERS FROM THE CHAIR**

Chair Trujillo said with regard to Mark Brandt Park, the whole park is looking nice with grass, with the exception of the one section they discussed, and asked Mr. Pino to ask staff to look at that.

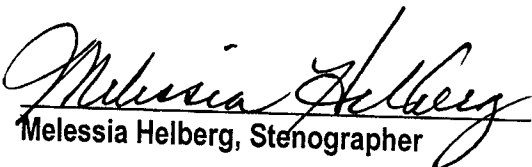
**18. NEXT MEETING: MONDAY, JUNE 23, 2014**

**19. ADJOURN**

There being no further business to come before the Committee, and having completed its agenda, the meeting was adjourned at approximately 7:15 p.m.



Ronald S. Trujillo, Chair



Melessia Helberg, Stenographer

Exhibit "1"

District	RehabType	Roadway	From	To	Length (ft)	Width (ft)	Square Yards
1	Repave	Valley Dr.	Bishops Lodge Rd.	Vallecia Dr.	2,130.00	32.00	7,573.33
1	Repave	Palace Ave.	Cathedral St.	Delgado St.	1,900.00	29.00	6,122.22
1	Repave	Paseo De Peralta	Alameda St.	Magdalena Rd.	2,775.00	26.00	8,016.67
1	Repave	W. Alameda St.	Calle Nopal	Camino Alire	4,200.00	46.00	21,466.67
1	Repave	Baca St.	Cerrillos Rd	Hickox St.	2,980.00	24.00	7,946.67
1	Repave	Aguia Fria St.	St Francis Dr.	Guadalupe St.	3,100.00	24.00	8,266.67
2	Repave	Old Pecos Trail	"Y" at Old Santa fe Trail	Cordova Rd.	2,220.00	42.00	10,360.00
2	Repave	Calle Espejo	Calle Cacique	(Calle Espejo Loop)	2,100.00	37.00	8,633.33
2	Repave	Calle Saragosa	Camino Del Monte Rey	St. Frances	750.00	22.00	1,833.33
3	Repave	Jaguar Dr.	South Meadows Rd.	Country Club Rd.	Various Isolated Locations		7,000.00
3	Repave	Paseo Del Sol	Airport Road	Capital High School	Various Isolated Locations		5,000.00
3	Repave	South Meadows	Airport Road	Jaguar Dr.	Various Isolated Locations		3,000.00
4	Repave	Siringo Rd	Llano St.	St. Frances Dr.	4,860.00	39.00	21,060.00
Repave Subtotal =							116,278.89
City Wide	Crack Sealing	Various City Streets			125,000.00		
Crack Seal Subtotal =							125,000.00
City Wide	Fog Seal	Various City Streets			50,000.00		
Crack Seal Subtotal =							50,000.00



# 2014/2015 Proposed Street Maintenance Projects

Pavement Items (estimated costs include placement, material, traffic control, mobilization, trucking, etc., pertaining to pavement)

BREAK-DOWN BY CONSTRUCTION TYPE

	Square Yards	Cost per Square Yard	Cost
Total Repave Square Yards	116,278.89	\$17.70	\$2,058,136.33
Total Crack Seal Square Yards	125,000.00	\$2.51	\$313,750.00
Total Fog Seal Square Yards	50,000.00	\$2.51	\$125,500.00

SUBTOTAL - PAVEMENT ITEMS \$2,497,386.33

Miscellaneous Items

	Unit	Estimated Amount	Cost Per Unit	Cost
Manhole Adjustments	EACH	10	\$1,800.00	\$18,000.00
Speed Hump Removal/Replacement	EACH	1	\$1,000.00	\$1,000.00
Temporary Center Striping	LN. FT.	50000	\$1.15	\$57,500.00
ADA Improvements				\$449,529.54
Replacement of traffic signal loops				\$99,895.45
Replacement of damaged concrete items				\$149,843.18
Temporary Employees				\$324,660.22
Replacement of pavement markings				\$99,895.45

SUB TOTAL MISCELLANEOUS ITEMS \$1,200,323.85

SUB TOTAL - PAVEMENT ITEMS  
SUB TOTAL MISCELLANEOUS ITEMS

		\$2,497,386.33
		<u>\$1,200,323.85</u>
	Total Before Tax	\$3,697,710.18
	NMGRT (8.175 %)	0.08175
		<u>\$302,287.81</u>

Total Cost of Projects > **\$3,999,997.99**