



# Agenda

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**PUBLIC WORKS/CIP & LAND USE COMMITTEE  
MEETING  
CITY COUNCIL CHAMBERS  
MONDAY, APRIL 6, 2009  
5:15 P.M.**

1. CALL TO ORDER
2. ROLL CALL
3. APPROVAL OF AGENDA
4. APPROVAL OF CONSENT AGENDA
5. APPROVAL OF MINUTES FROM FEBRUARY 23, 2009 AND MARCH 23, 2009 PUBLIC WORKS COMMITTEE MEETINGS

**PUBLIC HEARING**

6. REQUEST FOR APPROVAL OF THE SANTA FE RAILYARD POLICIES AND PROCEDURES ON THE USE OF THE RAILYARD PARK, PLAZA AND ALAMEDA (ROBERT SIQUEIROS)

**INFORMATIONAL AGENDA**

7. MEMORANDUM OF AGREEMENT – SANTA FE CONSERVATION TRUST – ADOPT A TRAIL SIGN PROGRAM ON DALE BALL TRAILS (ROBERT SIQUEIROS)

**CONSENT AGENDA**

8. REQUEST FOR APPROVAL OF AMENDMENT NO. 1 TO THE PROFESSIONAL SERVICES AGREEMENT DATED JANUARY 31, 2007 (RFP #07/26/P) WITH PB AMERICAS, INC. FOR AN ADDITIONAL \$90,000 FOR A TOTAL CONTRACT AMOUNT OF \$390,000 (LEROY PACHECO)
9. REQUEST FOR APPROVAL OF CONTRACT AWARD FOR RFP #09/16/P FOR JOBS SKILLS TRAINING WITH YOUTHWORKS AND EARTH WORKS INSTITUTE FOR SANTA FE'S YOUTH THROUGH SANTA FE RIVER AND WATERSHED IMPROVEMENTS (RACHEL FRIEDMAN)

10. CIP PROJECT #810A – CERRILLOS ROAD RECONSTRUCTION PROJECT: PHASE IIB – CIELO CT. TO CAMINO CARLOS REY
  - REQUEST FOR APPROVAL OF AMENDMENT NO. 5 TO THE PROFESSIONAL SERVICES AGREEMENT WITH PB AMERICAS, INC. FOR DESIGN SERVICES IN THE AMOUNT OF \$199,696.01 INCLUSIVE OF NMGR (DESIRAE LUJAN)
11. REQUEST FOR APPROVAL OF A PROFESSIONAL SERVICES AGREEMENT WITH NATIONAL DANCE INSTITUTE (NDI) TO ACT AS PROJECT MANAGER FOR STATE GRANT 08-L-G-4486 IN THE AMOUNT OF \$285,000 TO PLAN, DESIGN AND CONSTRUCT IMPROVEMENTS AND AN EXPANSION TO A DANCE FACILITY, INCLUDING DANCE STUDIOS AND STORAGE FACILITIES, FOR USE BY AN ORGANIZATION PROVIDING AFTER-SCHOOL, IN-SCHOOL AND WEEKEND PROGRAMS IN SANTA FE COUNTY LESS 1% OF \$2,850 FOR ARTS IN PUBLIC PLACES (DAVID CHAPMAN)
12. AIRPORT ROAD PAVEMENT RESURFACING – CONTINGENT ON FEDERAL STIMULUS FUNDING
  - REQUEST FOR APPROVAL OF A STATE PRICE AGREEMENT NO. 60-805-09-18537 WITH CUTLER REPAVING INC. IN THE AMOUNT OF \$761,085.09
  - REQUEST FOR APPROVAL OF A STATE PRICE AGREEMENT NO. 71-805-00-01350 WITH ASSOCIATED ASPHALT & MATERIALS IN THE AMOUNT OF \$1,281,231.38 (DAVID CATANACH)

#### DISCUSSION

13. REQUEST FOR APPROVAL OF THE RAIL CORRIDOR STUDY (RICHARD MACPHERSON/REED LIMING)
14. REQUEST FOR APPROVAL OF A RESOLUTION DIRECTING STAFF TO WORK WITH THE MIDDLE RIO GRANDE COUNCIL OR GOVERNMENTS TO DEVELOP A CONCEPTUAL PLAN FOR THE DEVELOPMENT OF A MULTI-MODAL FACILITY AND TO OBTAIN A LONG TERM LEASE WITH THE STATE OF NEW MEXICO FOR THE PROPERTY TO THE SOUTH AND TO THE EAST OF THE ARCHIVES BUILDING LOCATED AT THE CORNER OF MONTEZUMA AND GUADALUPE STREETS (COUNCILOR BUSHEE, MAYOR COSS, COUNCILOR CALVERT) (ROBERT ROMERO)
15. DISCUSSION ON THE CITY OF SANTA FE COMMUNITY GARDEN PROGRAM POLICIES AND PROCEDURES (FABIAN CHAVEZ)
16. REQUEST FOR APPROVAL OF AN ORDINANCE AMENDING SECTION 14-4.3(I) SFCC 1987 REGARDING THE PURPOSE AND REQUIREMENTS OF PRC PLANNED RESIDENTIAL COMMUNITY DISTRICTS (COUNCILOR WURZBURGER) (JEANNE PRICE)
17. REQUEST FOR APPROVAL OF AN ORDINANCE AMENDING SECTION 7-1.1 SFCC 1987 AND SECTION 7-1.5 SFCC 1987 TO CLARIFY THAT THE CITY HAS BUILDING PERMIT AND INSPECTION JURISDICTION WITHIN THE PLANNING AND PLATTING JURISDICTION OF THE CITY (COUNCILOR BUSHEE) (JACK HIATT)
18. REQUEST FOR APPROVAL OF AN ORDINANCE AMENDING SECTION 14-8.14(A) SFCC 1987 REGARDING THE APPLICABILITY OF IMPACT FEES TO THE PLANNING AND PLATTING JURISDICTION OF THE CITY OF SANTA FE (COUNCILORS CHAVEZ AND ORTIZ) (JEANNE PRICE)

19. MATTERS FROM STAFF
20. MATTERS FROM THE COMMITTEE
21. NEXT MEETING: APRIL 27, 2009
22. ADJOURN

An interpreter for the hearing impaired is available through the City Clerk's Office upon 5 days notice.

## **SUMMARY INDEX**

### **PUBLIC WORK, CIP & LAND USE COMMITTEE**

April 6, 2009

<b>ITEM</b>	<b>ACTION TAKEN</b>	<b>PAGE(S)</b>
2. ROLL CALL	Quorum Present	1
3. APPROVAL OF AGENDA	Approved as amended	1-2
4. APPROVAL OF CONSENT AGENDA	Approved as amended	2
5. APPROVAL OF MINUTES - Feb. 23, 2009	Approved as amended	2
March 23, 2009	Approved as presented	2
PUBLIC HEARINGS		
6. Santa Fe Railyard Use Policies	Approved with amendments	2-10
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7. Santa Fe Conservation Trust MOA	Approved	11-12
CONSENT AGENDA LISTING		
Listed		
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9. Job Skills Training Contract	Approved	13
13. Rail Corridor Study	Approved	13-14
14. Multi-Modal Facility - Archives Bldg.	Approved with amendments	14-15
15. Community Garden Program Policies	Approved	15-16
16. PRC Planned Residential Comm. Districts	Postponed	16
17. Planning & Platting Jurisdiction Ordinance	Approved	17
18. Impact Fees for Planning & Platting Jurisdiction	Approved	17
19. Matters from Staff	None	17
20. Matters from the Committee	None	17
21. Next Meeting	Set for April 27, 2009	17
22. Adjournment	Adjourned at 8:30 p.m.	17-18

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

**MONDAY, APRIL 6, 2009**

**1. CALL TO ORDER**

A regular meeting of the Public Works/CIP & Land Use Committee was called to order on the above date by Chair Patti Bushee at approximately 5:15 p.m. in City Council Chambers, City Hall, 200 Lincoln, Santa Fe, New Mexico

**2. ROLL CALL**

Roll Call indicated the presence of a quorum as follows:

**MEMBER PRESENT:**

Councilor Patti Bushee, Chair  
Councilor Miguel Chávez [arriving later]  
Councilor Rosemary Romero  
Councilor Ronald S. Trujillo

**MEMBERS ABSENT:**

Councilor Christopher Calvert [excused]

**OTHER COUNCILORS PRESENT:**

**OTHERS PRESENT:**

Mr. Chris Ortega, Public Works Staff  
Ms. Bobbi Mossman, Public Works Staff

**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**

Councilor Romero requested that item 9 be placed on the discussion agenda and item 16 be postponed.

Councilor Romero moved to approve the agenda as amended with item 16 postponed to the first meeting in May. Councilor Trujillo seconded the motion and it passed by unanimous voice vote.

#### **4. APPROVAL OF CONSENT AGENDA**

Councilor Romero moved to approve the consent agenda as amended with item 9 removed for discussion. Councilor Trujillo seconded the motion and it passed by unanimous voice vote.

#### **5. APPROVAL OF MINUTES FROM FEBRUARY 23, 2009, PUBLIC WORKS COMMITTEE MEETING**

Councilor Romero moved to approve the minutes of February as amended with Wendy Blackwell's requested change attached as an Exhibit. Councilor Trujillo seconded the motion and it passed by unanimous voice vote.

##### **March 23, 2009 Minutes**

Councilor Trujillo moved to approve the minutes of March 23, 2009 as submitted. Councilor Romero seconded the motion and it passed by unanimous voice vote.

#### **PUBLIC HEARINGS**

#### **6. REQUEST FOR APPROVAL OF THE SANTA FE RAILYARD POLICIES AND PROCEDURES ON THE USE OF THE RAILYARD PARK, PLAZA AND ALAMEDA (ROBERT SIQUEIROS)**

Mr. Siqueiros presented the request. He said the policies were presented to the Mayor and Councilors previous to this meeting and copies were available in the Clerk's office for public review and on the City web site. The policies were first approved as a resolution in 2007. The staff of City, TPL and Railyard worked together on this. The policies and procedures were divided into two volumes. Volume 1 contained the uses allowed and prohibited. Volume 2 contained the forms to be used by applicants. Mr. Czoski was here as well as Railyard Corporation Board members. Staff recommended approval.

Mr. Czoski shared some of the history and highlighted the policies. The management group of Railyard with City was responsible for programs and promotion of the Railyard. In 2004 - the area was released to the Railyard Corp Commission. Later - the conservation easement was adopted by the City Council. The Trust for Public Lands was the recipient of the 13 acres. This was a set of restrictive covenants with specific rules and prohibitions. The conservation easement runs with the land in perpetuity.

In 2007 the Council formed a working group to prepare the policies and procedures on the conservation easement. After discussion in 2008, the City agreed to take care of maintenance and security. The working group finalized the policies and procedures and started using them last September.

They comported with the policies and procedures the City had for other parks.

The schedule of fees was in conformance with City fees where applicable. The policies and procedures incorporated agreements with the City and the school district (at no cost).

Ms. Sandy Bryce, Director of Marketing went through the details using a hypothetical small event, medium sized and large event. She said the map displayed was in the manual and on the web site. Once the policies were adopted, it and the policies and forms would be available in downloadable form as well as on paper at their office. The map showed the sections where groups could reserve use of the Railyard.

Volume 1 - was the smaller one you have before you for approval. It also has the map system. It gives a consistent map for them to use. Volume 2 - the fat one was the working manual and tabs lead to the various uses. The application forms were different for each size event. There was a special event section in section 2. It identifies the possible services that might be needed. There were also forms for food vendors. They had 45 inquiries over the last two months for use of the Railyard. The calls were increasing now. Outreach to the public was very important. They had an article on Friday in the New Mexican to get the word out. Churches, civic groups, etc. and link of their web site to the city's, state tourism, etc.

## PUBLIC HEARING

Chair Bushee gave each speaker about a minute to speak.

Dr. Steven Easley, a member of the Railyard Board was present in support of adoption of the policies and procedures. Lots of people have spent lots of time on it.

Mr. Devon Walsh, 276 Chula Vista, a member of the Railyard Board Committee for the Plaza, Park and Alameda. They looked at all of the issues underlying these policies and reviewed the policies as they were being developed. Their third job was to handle grievances or solve other issues that would come up. The policies would make their job easier.

Mr. Donald Meyer, Vice President of the Railyard Board, said he felt much as he did 12-15 years ago as Chairman of the Santa Fe Arts Commission to ask the Council to adopt these policies and procedures.

He said they brought all the stakeholders together to establish one plan which he asked the Committee to adopt.

Councilor Chávez arrived at this time.

Ms. Denny Hatch, President of the Human Rights Alliance on the Plaza had a couple of questions on issues not addressed in this document. The first regarded vendors selling merchandise around the area but not on the actual grounds. The second was about the scope of not allowing items that were made by someone other than the vendor (hand made). The question was for more clarification regarding what could be sold and what could not be sold there.

Mr. Tim Lawson, Executive Director of the Farmers' Market, congratulated the Railyard Board on a fine document. He referred to Volume 1, page 27 regarding the license required. Paragraph B had a comment about non-sequential days of the market. It might pose a problem for the Market. He was also concerned about Paragraph H where it prohibited card tables without tents. He said some of the people who participated in the Farmers' Market did not bring tents and it could pose a problem.

Mr. Romero from Farmer's Market Board said they were announcing the Santa Fe Community Fair that would follow the Market on Saturday with many artisans. They had over 200 inquiries and were quite diverse. Last year they started mid April and went to the Tuesday before Thanksgiving. They might go year round.

Mr. Steven Robinson, President of the Railyard Community Corp. Board had two comments. The first was to express appreciation to city staff for the countless hours to make this workable. They were grateful. He also hoped the Committee had enough opportunity to review these documents so they could approve it and move forward.

A man who didn't identify himself said there was the issue of where people should park. People had other places that were being overwhelmed during these markets. They were not necessarily using the garage. Museo had to shut down on Saturday mornings because they had no way to get into their building. With a large scale event, people must park in the garage. It affected El Museo, Santa Fe Clay and even Farmers' Market. They could not get into the building and had to move their classes to Saturday afternoon. They were on the sidewalk and everywhere.

The parking garage in its design was actually closer than parking on the streets. It would be really helpful if people could be forced to use the garage.

Ms. Suby Bowden said she was one of the members of the working group. She thanked the city for their cooperation. One of the decisions made early on was that the welcome on the opening page thanked all the various city departments. They chose not to list all of the procedures on those various departments. There was a lot of information about them.

She explained regarding the non-sequential days of events that anyone could apply for a special event. But for the seasonal markets not to have sequential days was because there were so many who wanted those Saturday-Sundays and extend south into the park and north to Montezuma. It was possible for Farmer's Market to also apply for them.

There were no other members of the public to speak on this matter.

Councilor Romero said she would like to vote for approval. It was important work and set the baseline for all these events and these were great rules to set the tone. Later on, they could tweak them as they went along. They had to get moving and people were ready to have their events.



Councilor Chávez apologized for being a little late. His first question was on two-day events. There had been interest among arts and crafts organizations to set up tents and depend on those tents. It was cost effective to have two-day events rather than one day events but security was important.

He said he appreciated the forms in the packets and walking groups through them would be helpful.

He asked regarding the Tuesdays and Saturdays if there was room for groups other than Farmers' Market. Additional space for food vendors or arts and crafts had been a topic of discussion. There was a question on number of booths, including those on the plaza separate from what the Farmers Market had requested.

The notion of quality, promoting hand-made articles would qualify for advertising and marketing - shifting into the way finding program.

The Railyard Corp would continue to manage and there was the enforcement side - either on the quality of items sold and whether the user had the valid permit. So there were some overlapping issues and jurisdictions.

Chair Bushee felt there were a few contradictory items and wanted to discuss some of them; like D on page 26. The one on G - no political flyers, etc. do not include a spontaneous response. She wondered how the City was to prevent free speech on the plaza.

On page 27, she was struck by item A that meant T shirts could not be sold. When there were special events, they needed to have some way to have them though they might not be the original producer of the item.

She didn't understand the tables without tents policy.

On page 29 - Section F, she asked who would appoint that committee and if it was part of the Corporation's governance.

On J, she circled fees for discussion.

On page 32, the Public Art Committee - she saw a concerted effort to keep this separate and wondered why since the City already had the Arts Commission in place. She didn't like the complete divorce and wondered what the point of it was since the Arts Commission was made up of those with expertise.

She said she had been to some great openings that had some alcoholic drinks, subject to specific licenses.

Regarding no posting, she thought maybe they could have a board to promote events (G on page 43).

On page 34, she had a problem with having major policy or fee changes without public input. People called their councilor when they didn't like something. She didn't know why this would cut out the City and public process in those changes.

Councilor Trujillo was concerned about the prohibition of loud music. They had loud music this past summer at the opening of the Railyard. He was also concerned about changing the policies without public input.

Councilor Chávez said the fee structure would have an impact on some users. It needed to be affordable to the arts and crafts organizations. That had been one of the goals. There would be some overhead and maintenance for those events. There had to be a flow chart or some estimate on monies generated from Farmers' Market and others. And staff salaries, should be part of the presentation.

Councilor Romero noted this place was different from any of the other parks. This had a conservation easement. She wanted to see if they could deal with these issues. There were strict requirements about signs. The issues around fees might take a longer conversation but they needed to get something in place.

Ms. Bryce dealt with the issues in order.

The Conservation Easement - there was a desire to limit signs so they would not become obtrusive. They were also talking about allowing little notices. They would go up before the event and come down after the event. As soon as the maintenance building was built at the eastern side of the park, that would be a great place for those notices. There would be a place designated for a community bulletin board.

Page 33-G. She said they were all for the loud music.

Councilor Chávez said there were two components to signage issue. There was the internal signage - getting from point a to point b. Then there should be signage to get from Canyon Road or downtown to the Railyard or the Rail Runner. He asked how the way finder program would fit in.

Ms. Bryce said they were working on the amendments to the conservation easement for the way finders program.

Jenny said they were not doing way finders right now except within the park itself. Councilor Chávez was referring to a larger area. There were restrictions in the easement about what could be done or not done. It went down Alameda as well down to Montezuma. The rest was under city regulation.

Ms. Bryce said in regard to music that with the buffer on both sides of Cerrillos, they would just follow the city's decibel level regulation. They tried to use their best judgment on size of groups. They didn't want to come down hard on people. But if people didn't have a permit and had a hundred people out there, they would use their best judgment.

She said that alcohol was not allowed in City parks but they knew variance had been allowed for some special events.

Chair Bushee clarified that it would be with the requisite security provided and a liquor license. They had allowed it in streets before for certain events. If the Railyard could provide for it with security provided by the City.

Councilor Romero commented that the City didn't allow alcohol in any of its parks period.

Chair Bushee said this was a very different park and the City wanted to encourage special events. She asked if there was a place where they could allow it.

Ms. Bryce agreed that they could do an "except when...." They were trying to start from ground zero -

Regarding public art, Mr. Czoski explained that they had actually asked the Arts Commission to take over this area and they declined to do that. They didn't want that responsibility. So his Board put together a procedure that they thought was workable. But they would prefer to have the Arts Commission do it.

Councilor Chávez thought the Arts Commission should play a role in it.

Chair Bushee wondered what the point was of setting up a whole separate panel for review of public art.

Ms. Bryce shared the names of those on the committee now.

Ms. Bryce said the card tables with tents issue was a response to the conservation easement statement prohibiting flea markets or garage sales. They needed to have an attractive look. It would be a 10 by 10 area like one would see at a soccer match.

Ms. Bryce said barbecues were allowed only in specific areas for reasons of fire safety.

On promotion of vendors, she said no over commercialization was in the easement. So there would be plenty of time for families to enjoy the park. They were limiting the products to those produced by the person selling them. A silk screened T shirt made by the vendor was okay.

Councilor Chávez thought items that might be available during a special event should be made available but not as part of the ongoing vendor use of the area. He suggested the wording might be changed a little.

Chair Bushee noted that the Girl Scout items were mass produced. She asked how many requests for events they had received.

Ms. Bryce said they had received about 18.

Chair Bushee said she was trying to understand what they were trying to prevent.

Ms. Bryce said it was things from China , baseball hats, etc.

Chair Bushee felt it was different for special events. She felt it would not reflect on Santa Fe artists' work.

Ms. Bryce said she would come back with other wording for special events.

Ms. Bryce said the political speech limitation was not an attempt to limit free speech and all public speech was welcomed but they would not allow promotion of individual candidates.

Chair Bushee thought petitions should be allowed.

Councilor Trujillo asked if political groups could set up a booth.

Ms. Bryce thought they could but they needed a reasonable fee for those things.

Chair Bushee asked if the League of Women Voters could register people at the plaza.

Ms. Bryce thought the committee could consider it.

Chair Bushee thought the City didn't charge them to use the Plaza downtown. She asked if the Trust for Public Lands brought a petition for the conservation easement.

Ms. Bryce said she would work on that wording.

Ms. Bryce said that for spontaneous performers, those who wanted to come perform for a couple of hours and have a hat for contributions could submit a request for a permit for that.

Ms. Bryce said regarding enforcement that for small events it came down to Mr. Czoski and herself and how often they could be out there.

Regarding sequential events, she said some of the artists' markets were two-day events and she had met with them. That was considered a special event. And that was why they didn't want to tie up all spaces to allow for those events.

Councilor Chávez agreed it was a luxury to have a two-day show. To hear that was part of the planning was good. Sharing of that space with farmers and artists was important.

Ms. Bryce said they didn't want it to be tent city weekend after weekend. The new Community Day - the farmers market was inviting artists to that event. That would be adjacent to Farmers' market hall.

Ms. Bryce anticipated that the numbers of farmers would grow over the season. The plaza was

available for artists to use until the farmers expanded to that area.

Mr. Czoski pointed out that the area between REI and the Rail Runner tracks that was now dirt would have pavers installed and that area could be used later this summer. The rest of the area around REI was part of their leased area.

Mr. Czoski said sales promotions were addressed by the conservation easement. They could do so on their leased land but had to comply with the railyard signage.

Ms. Bryce said they set up a structure that would deal with the locally produced items issue. They were not permitting individual arts or artisans on the Railyard but for special events. A new group could submit samples of their work for the committee to consider and could make a basic judgment on it. But they were not set up to jury particular art works.

Councilor Chávez said they knew the jury process was subjective. They were trusting their quality control in promoting handmade local works.

**Councilor Trujillo moved for conceptual approval and asked the Railyard staff to come back to the next meeting with the changes the Committee outlined on 26-G, 27-A, 27-H, 29-J, 32-C and G, 33-N and 34-A and C, where he wanted to see City Council approval on changes. Councilor Chávez seconded the motion.**

Ms. Bryce said they had information on parking on their website. They required a review of the marketing materials and required that they put the parking information on every piece of marketing material to use the garage. She didn't know how they could force use of garage.

Councilor Romero noted that no other park required a review of changes by City Council.

Councilor Trujillo said it was major changes and changes in fees.

Councilor Chávez didn't think they would want to just have blanket policies changed without Council review because this would function differently from every other park.

Councilor Romero questioned why they would require that, once they were set.

Chair Bushee noted this was the only park where there was a specialized promoter and manager. She asked what portion of these fees was to be used for promotion expenses.

Ms Price said they had anticipated that Volume 1 this Committee and Council would review and adopt. Volume 2 was provided for information only. They didn't want to have those approved by Public Works in case they needed to change them.

She said how the fees were handled varied but if the Committee wanted to do fees separately, they could by pulling them out and putting them in a resolution. They could also be moved into Volume 1.

**Councilor Trujillo moved to amend his motion to have fees and the changes with City Council approval.**

Mr. Czoski noted there was specific language on page 4 that said fees may be changed depending on City approval. They tried to be consistent with the fees. It did limit what they could do with fees.

Mr. Czoski added that there were discussions with the City Manager to clarify that procedure. They had taken a position that fees wouldn't be waived.

Chair Bushee ruled that the fees were already covered where it said City Council approval.

Mr. Robinson said that as a procedural matter, they could respond to all of these questions and suggestions within a week. He asked if they could have the Committee approve this conceptually and bring those back to this Committee.

Chair Bushee said Public Works would not meet again for two weeks.

**Councilor Chávez seconded the amendment and it passed by unanimous voice vote.**

**Councilor Trujillo agreed to change the motion - not to come back to Public Works but to provide the information to the Finance Committee and it passed by unanimous voice vote**

Chair Bushee asked if the Railyard anticipated being self-sustaining with this fee structure or if they expected a City subsidy for ever.

Councilor Chávez thought the fee structure and application process was pretty well laid out and the question about whether the fees were sustainable was a good issue for discussion.

Mr. Czoski said there were 4 components: salaries, software, web site maintenance and marketing. The total budget was \$115,000. Salaries were \$80,000; software was \$7,000; website was \$5,000 and marketing was \$23,000. The funding would come from three sources. This first year, they anticipated taking in \$40,000 in fees and all would offset expenses. Because they were a 501(c)3 organization, they expected to raise money from charitable institutions. Board members contributed and they expected some contribution from the City of about \$50,000. If they collected more fees, that would lower the City contribution. All the activities would be looked at as one budget.

Chair Bushee asked what they had done for this fiscal year.

Mr. Czoski said the procedures didn't get approved so the SFRCC paid for this work out of their own funds. The City put in \$30,000 and SFRCC paid more than \$20,000 to make these changes. They would ask for assistance to make up for the debt this year but he couldn't yet quantify that.

The maintenance was included in the Parks budget. The SFRCC was originally going to do maintenance and security but the City took those away.

Chair Bushee said the City would need additional ordinances for enforcement - things like no skate boarding, no firecrackers, etc.

Mr. Czoski said they would come back on the basis of their experience to make those requests. Right now they didn't have the enforcement power.

Mr. Czoski agreed there were additional physical improvements that needed to be made. They just had to have experience to know what they were.

Ms. Bowden said there were two beautiful handmade signs in the park - one at Alarid and Cerrillos and the other by Site Santa Fe that stated what was allowed. Another would be at Montezuma. TPL had a wonderful sign system throughout the park. With the economic downturn, that slowed down. They needed to have a cohesive system.

Mr. Czoski said their fees were in compliance with other city park fees.

Councilor Chávez asked if the fees were consistent with the plaza vendor ordinance.

Mr. Fabian Chávez said they were and said the Railyard fees evolved out of those fee structures.

Councilor Chávez thought some of the fees were not affordable, like for a birthday party. He thought they might need some exceptions for non-profits or emerging groups. That might be one reason the Council would want to evaluate the fee structure from time to time.

Ms. Bryce said they had tried to make clear that they wanted it to be affordable and they offered free use to school groups and groups under 25. The Park Stewards program had a volunteer coordinator to manage this program. They were trying to follow existing City fees and to use lower fees might be difficult.

**Councilor Chávez moved for approval of Volume 2, policies and procedures. Councilor Trujillo seconded the motion and it passed by unanimous voice vote.**

## **INFORMATIONAL AGENDA**

### **7. MEMORANDUM OF AGREEMENT – SANTA FE CONSERVATION TRUST – ADOPT A TRAIL SIGN PROGRAM ON DALE BALL TRAILS (ROBERT SIQUEIROS)**

Mr. Leroy Pacheco presented the MOA. He said City staff, legal, parks, etc have been working with the Santa Fe Conservation Trust (SFCT) on an MOA. He introduced Ms. Rici Petersen.

Ms. Petersen said the Trust was asking for the City's approval of this partnership in support of the Dale Ball Trails. The Trust appreciated the City's contribution to help raise funds to take care of the trails. They now had 103 volunteers to do that. They were simply asking for adopt a trail signs at the trail heads to help fund the program. There would be zero impact to the City and they would get approval of the signs through

the City.

**Councilor Chávez moved for approval of the MOA.** He thought it would be a great addition to our trail system.

**Councilor Romero seconded the motion.**

Councilor Trujillo asked if it would be like adopt a median program and wondered if there was an insurance need.

Ms. Petersen said that most of this would be just the sponsor giving money but once a year the sponsor could join their volunteer team and would be covered by their policy.

Councilor Romero appreciated all of their hard work on this.

Ms. Petersen thanked them.

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

#### **CONSENT AGENDA LISTING**

- 8. REQUEST FOR APPROVAL OF AMENDMENT NO. 1 TO THE PROFESSIONAL SERVICES AGREEMENT DATED JANUARY 31, 2007 (RFP #07/26/P) WITH PB AMERICAS, INC. FOR AN ADDITIONAL \$90,000 FOR A TOTAL CONTRACT AMOUNT OF \$390,000 (LEROY PACHECO\_**
- 10. CIP PROJECT #810A – CERRILLOS ROAD RECONSTRUCTION PROJECT: PHASE IIB – CIELO CT. TO CAMINO CARLOS REY**
  - REQUEST FOR APPROVAL OF AMENDMENT NO. 5 TO THE PROFESSIONAL SERVICES AGREEMENT WITH PB AMERICAS, INC FOR DESIGN SERVICES IN THE AMOUNT OF \$199,696.01 INCLUSIVE OF NMGR (DESIRAE LUJÁN)**
- 11. REQUEST FOR APPROVAL OF A PROFESSIONAL SERVICES AGREEMENT WITH NATIONAL DANCE INSTITUTE (NDI) TO ACT AS PROJECT MANAGER FOR STATE GRANT 08-L-G-4486 IN THE AMOUNT OF \$285,000 TO PLAN, DESIGN AND CONSTRUCT STUDIOS AND STORAGE FACILITIES FOR USE BY AN ORGANIZATION PROVIDING AFTER-SCHOOL, IN-SCHOOL, AND WEEKEND PROGRAMS IN SANTA FE COUNTY LESS 1% OF \$2,850 FOR ARTS IN PUBLIC PLACES (DAVID CHAPMAN)**
- 12. AIRPORT ROAD PAVEMENT RESURFACING – CONTINGENT ON FEDERAL STIMULUS FUNDING**
  - REQUEST FOR APPROVAL OF A STATE PRICE AGREEMENT NO. 60-805-09-18537 WITH CUTLER REPAVING INC. IN THE AMOUNT OF \$761,085.09**



- **REQUEST FOR APPROVAL OF A STATE PRICE AGREEMENT NO. 71-805-00-01350 WITH ASSOCIATED ASPHALT & MATERIALS IN THE AMOUNT OF \$1,281,231.38 (DAVID CATANACH)**

## **DISCUSSION AGENDA**

### **9. REQUEST FOR APPROVAL OF CONTRACT AWARD FOR RFP #09/16/P FOR JOBS SKILLS TRAINING WITH YOUTHWORKS AND EARTH WORKS INSTITUTE FOR SANTA FE'S YOUTH THROUGH SANTA FE RIVER AND WATERSHED IMPROVEMENTS (RACHEL FRIEDMAN)**

Councilor Romero asked Ms. Friedman if this was a new direction for Earthworks with restoration work.

Ms. Friedman agreed that it was. They expressed interest in the RFP and what they had was a 4-C type of program youth conservation corps. They gave a very valid proposal to work on some of the City's drainage problems. Staff felt they were able to do the work. They worked with students in school and post school (16-24) and helped kids get their GEDs.

**Councilor Chávez moved to approve the request. Councilor Romero seconded the motion and it passed by unanimous voice vote.**

### **13. REQUEST FOR APPROVAL OF THE RAIL CORRIDOR STUDY (RICHARD MACPHERSON/REED LIMING)**

Mr. Liming presented the request. He provided a quick background on the corridor study. The City got a \$200,000 from DFA for a TOD development study because of the onset of the Rail Runner coming to Santa Fe. The City contracted with Atkin Olshin Schade Architects for the study. The study was reviewed by the Long Range Planning Subcommittee of the Planning Commission and recommended approval. And on February 19<sup>th</sup> the Planning Commission unanimously recommended approval with the proviso that it be changed to Rail Corridor Study.

Mr. Roy Wroth gave an overview of the study. He went first to page 10 and looked at all six of the themes in each neighborhood; the land use mix and changes that happened with increased levels of participation. The TOD system had two components - tweaking the bus system to meet up with the rail system and then have local rail service on the same rails. More people were using the street in alternate forms of transportation. Trail connects - the remaining final leg of the trip ends up in bus or on foot or bike. So it was having more connections out into the community - there were so many places ripe for being a trail that public spaces became more important.

TOD was a form of development. Economic opportunity came with transit. Neighborhoods were a sustainable community and the quality of neighborhoods would work well with this.

He briefly went to the four boards (Rodeo Road, Zia Road, Siringo Road and St. Michael's) and explained the details presented on them. These were places where the community could intensify use.

Councilor Chávez asked why South Capitol was not included.

Mr. Wroth explained that it was because the State had so much inventory around it.

Councilor Chávez didn't think that was a valid reason just because they didn't have as much control over the land there. He thought the public process was important to play out for all the locations. He thought it was good to study the TOD concept. Where TOD was removed from a station, they were depending on walking, biking or public transportation. Mr. Wroth agreed.

Councilor Romero felt they didn't have much control with the TOD at the DOT complex. But on all of these potential sites, the concept of neighborhood planning would come into play. She was hoping they would remember that these neighborhoods were all integral to the TODs. She thought the planners were looking how to get beyond the NIMBY to how it would serve the public good. St. Michael's Drive had a lot of potential like the big car lots. They were very intriguing and she was pleased to see how they used the trails.

Councilor Trujillo thought the area by the high school was very important. Hopefully they could get that teen center there. Zia Road was going to happen. He thought they also needed a connection to the Chávez Center.

Chair Bushee was concerned about how mixed use was applied to this – the balance between commercial and residential. Mixed use was harder to enforce. She asked how they could create that balance and keep it.

Ms. Price said Mr. Macpherson worked on that a couple of years ago and brought for the mixed use zoning district. They only had one application since then and it didn't get built. This would allow mixed use within the area and it could allow a building to be all commercial, or all residential or half and half.

Chair Bushee asked how they could handle the build out.

Ms. Price didn't know that. It was driven by the market. Second Street had the oldest of the mixed use areas.

Chair Bushee saw this neighborhood protection aspect of it and had no examples of things on it. The impacts as they amended general planning were not always what they intended.

**Councilor Chávez moved to approve the study. Councilor Trujillo seconded the motion and it passed by unanimous voice vote.**

**14. REQUEST FOR APPROVAL OF A RESOLUTION DIRECTING STAFF TO WORK WITH THE MIDDLE RIO GRANDE COUNCIL OF GOVERNMENTS TO DEVELOP A CONCEPTUAL PLAN FOR THE DEVELOPMENT OF A MULTI-MODAL FACILITY AND TO OBTAIN A LONG TERM LEASE WITH THE STATE OF NEW MEXICO FOR THE PROPERTY TO THE SOUTH AND TO THE EAST OF THE ARCHIVES BUILDING; LOCATED AT THE CORNER OF MONTEZUMA AND GUADALUPE STREETS (COUNCILOR BUSHEE, MAYOR COSS, COUNCILOR CALVERT) (ROBERT ROMERO) Councilor Romero moved to approve the request. Councilor Chávez seconded the motion.**

Councilor Chávez referred to page four said he would like to see the informational kiosks or a web page.

Chair Bushee agreed and said she didn't see the little café or space for a private/public venture.

**Councilor Chávez moved to amend the language to include perhaps a café or pastry shop or a small space to promote local products. Councilor Romero agreed that it was friendly.**

Chair Bushee spoke briefly to the turnaround concept or drop off location as a cut out so people didn't have to pull into the property. The little tiny shop that Santa Fe Southern has would move and the cyclone fence to the annex - the space around the corner - have the shuttle on Montezuma and substation for public safety, all included in the motion. They had the EMTs on bikes and police on bikes. There were so many things the power equipment by Jean Cocteau had to be moved around the corner. That lease with Santa Fe Southern was up this month. Most of this was to have a short lease and a longer term lease. The archives building was a contributing building but the annex was not. The cultural affairs might be considering a move into the film museum. They were going to move archaeology out of the annex. Bill Hon worked out that they could park in the garage and have a loading zone be parking for the railroad. The Governor's Office was instrumental in getting the groups all together for this.

Councilor Chávez thought the potential for revenue would be good.

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

**15. DISCUSSION ON THE CITY OF Santa Fe COMMUNITY GARDEN PROGRAM POLICIES AND PROCEDURES (FABIAN CHÁVEZ)**

Mr. Chávez reported that this document summarized several years of requests for community gardening. Parks staff were working with individuals interested in it. There were more requests than were evident here but these had provided things like water and volunteers that would make it sustainable gardening programs.

Chair Bushee noted there were other community gardens in Santa Fe. There was one by Sam's Club that the thought a church provided the water for. She asked if the City could help them out in any way.

Mr. Chávez explained that those were on private property. The guidelines specifically addressed public

lands and were modeled on other cities' policies.

Chair Bushee pointed out that private property owners were included on page 2.

Chair Bushee saw no FIR and suggested that be included. She also asked for gender neutral definitions. She also asked for a review after a year to see how it worked. It depended on volunteers coming out.

Mr. Chávez said she was correct and they would make those changed. The ones that were successful were dependent on volunteers year after year.

Councilor Chávez asked what the next step was.

Ms. Price said staff wanted to make sure the Committee was okay with the policies and procedures and then they would bring forth a resolution on it. It would next go to Finance and then back to Public Works.

Chair Bushee asked to be the sponsor of the resolution.

Councilor Chávez asked if this would be like the Friends of Frenchy's Field.

Mr. Chávez agreed but it would be separate from the organization. From a pragmatic point, it would put another set of eyes and ears in the park and they were people who cared about the park. In other studies, vandalism and graffiti stopped in such parks. For the future, the parks would be more sustainable and efficient if they had such organizations like this.

Councilor Romero thanked him for getting this together. She liked the idea of Santa Fe Parks, Open Space, Trails working together on it but asked that they leave out the Watershed. She noted on the page 4a where it talked about providing the water that there were parks like the pocket park on Franklin where there was no water accessible. In those locations, there would be a cost. She said she would love it if the City could provide water for the pocket parks.

Mr. Chávez said that was why he held back on the other parks. Frenchy's and Maclovía had water right there. That was why he saw this as a living document. People could come back later to build or develop a park and those questions would have to be answered.

Councilor Romero said coordination with neighborhood associations was important. She was hoping they would be much more involved in where the gardens were placed.

Mr. Chávez clarified that the requests did come from neighborhood associations.

**Councilor Chávez moved to approve the request. Councilor Romero seconded the motion and it passed by unanimous voice vote.**

**16. REQUEST FOR APPROVAL OF AN ORDINANCE AMENDING SECTION 14-4.3(1\_ SFCC 1987 REGARDING THE PURPOSE AND REQUIREMENTS OF PRC PLANNED RESIDENTIAL COMMUNITY DISTRICTS (COUNCILOR WURZBURGER) (JEANNE PRICE)**

This item was postponed.

**17. REQUEST FOR APPROVAL OF AN ORDINANCE AMENDING SECTION 7-1.1 SFCC 1987 AND SECTION 7-1.5 SFCC 1987 TO CLARIFY THAT THE CITY HAS BUILDING PERMIT AND INSPECTION JURISDICTION WITHIN THE PLANNING AND PLATTING JURISDICTION OF THE CITY (COUNCILOR BUSHEE) (JACK HIATT)**

Ms. Price reported. She said these had to do with impact fees. Before annexation, they were subject to planning reviews.

Councilor Chávez asked if this would also include business licenses.

Ms. Price said it did not but once they were annexed, all the ordinances were included.

**Councilor Chávez moved to approve the request. Councilor Romero seconded the motion and it passed by unanimous voice vote.**

**18. REQUEST FOR APPROVAL OF AN ORDINANCE AMENDING SECTION 14-8.14(A) SFCC 1987 REGARDING THE APPLICABILITY OF IMPACT FEES TO THE PLANNING AND PLATTING JURISDICTION OF THE CITY OF SANTA FE (COUNCILORS CHÁVEZ AND ORTÍZ) (JEANNE PRICE)**

**Councilor Chávez moved to approve the request. Councilor Romero seconded the motion and it passed by unanimous voice vote.**

**19. MATTERS FROM STAFF**

None.

**20. MATTERS FROM THE COMMITTEE**

None.

**21. NEXT MEETING: APRIL 27, 2009**

## 22. ADJOURN


Having completed the agenda and with no further business to come before the Public Works Committee, the meeting was adjourned at 8:30 p.m.

Approved by:

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Patti J. Bushee, Chair

Submitted by:

  
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Carl Boaz, Stenographer