



Agenda

DATE 8/1/12 TIME 11:38a
 SERVED BY Beth Messmer
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**PUBLIC WORKS/CIP & LAND USE
 COMMITTEE MEETING
 CITY COUNCIL CHAMBERS
 MONDAY, AUGUST 6, 2012
 4:45 P.M.**

1. CALL TO ORDER
2. ROLL CALL
3. APPROVAL OF AGENDA
4. APPROVAL OF CONSENT AGENDA
5. APPROVAL OF MINUTES FROM JULY 23, 2012 PUBLIC WORKS COMMITTEE MEETING

INFORMATIONAL AGENDA (15 minutes)

6. REPORT ON UPCOMING CIP PROJECT BIDDING/REPORT ON LOCAL CONTRACTORS VS. NON-LOCAL AND WEBSITE DESIGN RELATING TO PURCHASING ISSUES (**ROBERT RODARTE/CARLA LOPEZ**)

CONSENT AGENDA (5 minutes)

7. REQUEST FOR APPROVAL OF AMENDMENT NO. 4 TO THE PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF SANTA FE AND THE SANTA FE WATERSHED ASSOCIATION IN THE AMOUNT OF \$28,000 (**BRIAN DRYPOLCHER**)

Committee Review:

Finance Committee (Scheduled)
 Council (Scheduled)

08/20/12
 08/28/12

8. 2012 SUMMER CRACK SEALING PROGRAM
 - REQUEST FOR APPROVAL OF STATE PRICE AGREEMENT NO. 12-805-00-06948 WITH IPR LTD. IN THE AMOUNT OF \$150,584.18 INCLUSIVE OF NMGR (DAVID CATANACH)

Committee Review:

Finance Committee (Scheduled)
 Council (Scheduled)

08/20/12
 08/28/12

9. REQUEST FOR APPROVAL OF A RESOLUTION RELATING TO A CAPITAL COOPERATIVE AGREEMENT BETWEEN THE CITY OF SANTA FE AND THE NEW MEXICO DEPARTMENT OF TRANSPORTATION FOR IMPROVEMENTS TO CALLE ATAJO BETWEEN AIRPORT ROAD AND RUFINA STREET; DIRECTING STAFF TO CAUSE SUCH COOPERATIVE AGREEMENT TO BE EXECUTED ON BEHALF OF THE CITY OF SANTA FE (**COUNCILORS DOMINGUEZ, RIVERA AND DIMAS**) (**DAVID CATANACH**)

Committee Review:

Finance Committee (Scheduled)
 Council (Scheduled)

08/20/12
 08/28/12

DISCUSSION AGENDA (30 minutes)

10. DEL RIO DRIVE CUL-DE-SAC

- REQUEST FOR DIRECTION (**JOHN ROMERO**)

11. 2014-2018 INFRASTRUCTURE CAPITAL IMPROVEMENTS PLAN (ICIP) – DRAFT

- REQUEST FOR COMMENTS, ADDITIONS AND/OR DELETIONS (**ISAAC PINO**)

Committee Review:

Finance Committee – Draft (Scheduled)	08/20/12
Public Works Committee – Final (Scheduled)	08/27/12
Finance Committee – Final (Scheduled)	09/04/12
Council – Final (Scheduled)	09/12/12

12. MATTERS FROM STAFF (**5 minutes**)

13. MATTERS FROM THE COMMITTEE (**5 minutes**)

14. MATTERS FROM THE CHAIR (**5 minutes**)

15. NEXT MEETING: **MONDAY, AUGUST 27, 2012**

16. ADJOURN

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

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PUBLIC WORKS/CIP & LAND USE COMMITTEE
August 6, 2012**

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

MONDAY, AUGUST 6, 2012

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 Rebecca Wurzbarger at approximately 4:52 p.m. in City Council Chambers, City Hall, 200 Lincoln, Santa Fé, New Mexico.

2. ROLL CALL

Roll Call indicated the presence of a quorum as follows:

MEMBERS PRESENT:

Councilor Rebecca Wurzbarger, Chair
Councilor Christopher Calvert
Councilor Peter Ives [arriving later]
Councilor Christopher Rivera [arriving later]
Councilor Ronald S. Trujillo

MEMBERS ABSENT:

STAFF PRESENT:

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

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

3. APPROVAL OF AGENDA

Councilor Calvert moved to approve the agenda as presented. Councilor Trujillo seconded the motion and it passed by unanimous voice vote. Councilors Ives and Rivera were not present for the vote.

4. APPROVAL OF CONSENT AGENDA

Councilor Calvert requested discussion on item 8.

Councilor Calvert moved to approve the consent agenda as amended with item 8 pulled for discussion. Councilor Trujillo seconded the motion and it passed by unanimous voice vote. Councilors Ives and Rivera were not present for the vote.

5. APPROVAL OF MINUTES FROM JULY 23, 2012 PUBLIC WORKS COMMITTEE MEETING

Councilor Trujillo moved to approve the minutes of the July 23, 2012 Public Works Committee Meeting as presented. Councilor Calvert seconded the motion and it passed by unanimous voice vote. Councilors Ives and Rivera were not present for the vote.

Councilor Calvert moved to amend the agenda to hear item 8 next. Councilor Trujillo seconded the motion and it passed by unanimous voice vote. Councilors Ives and Rivera were not present for the vote.

CONSENT ITEM PULLED FOR DISCUSSION/ACTION

8. 2012 SUMMER CRACK SEALING PROGRAM

- **REQUEST FOR APPROVAL OF STATE PRICE AGREEMENT NO. 120805-00-06948 WITH IPR LTD. IN THE AMOUNT OF \$150,584.18 INCLUSIVE OF NMGR (DAVID CATANACH)**

Committee Review:

Finance Committee (Scheduled)

08/20/12

Council (Scheduled)

08/28/12

Councilor Calvert noted that in the memo it said the project would necessitate use of the state price agreement. He asked Mr. Catanach why it did. The dollar amount was not huge and maybe a local contractor could do this work.

Mr. Catanach said he did contact several local contractors and none of them could do it the way the City needs it done. He explained that the project needed to use approved products (by NMDOT) that were known to work well.

Councilor Calvert asked if any of the local contractors, knowing the criteria, would be willing to submit a bid as the City wanted it done.

Mr. Catanach agreed to call them to ask if they could retool with different materials.

Councilor Ives arrived at 4:55.

Councilor Calvert said he wouldn't ask for that in this request but just wanted to make sure the local contractors understood the City's procedure. We need to get that information out there to get local contractors on board.

Chair Wurzbarger asked Mr. Catanach to come back to tell the Committee whether any local contractor could do it or not.

Councilor Calvert moved for approval with those directions to staff. Councilor Ives seconded the motion.

Councilor Trujillo was concerned about asking a contractor to use a product and who had no experience with it and it might cost the City more to hire another contractor to fix it.

Councilor Calvert said he had watched them out there while he was delivering the mail. He understood they would need to know how to use it properly.

The motion passed by unanimous voice vote. Councilor Rivera was not present for the vote.

INFORMATIONAL AGENDA

6. REPORT ON UPCOMING CIP PROJECT BIDDING/REPORT ON LOCAL CONTRACTORS VS. NON-LOCAL AND WEBSITE DESIGN RELATING TO PURCHASING ISSUES (ROBERT RODARTE/CARLA LÓPEZ)

Mr. Rodarte reported that he sent out for information and these 35 came back. The security camera surveillance RFP was issued as the Committee requested. Buckman has a valuable electronic waste RFP. Local companies have a chance to bid on it and would see how locals do on that one. Rio Vistas was coming into play now. The security camera RFP had several vendors who were interested.

The billing system for water might be merged into one project so they would do a 3-4 month extension with the existing vendor.

Chair Wurzbarger reminded him about her concern when seeing these large contracts to break them into phases with smaller numbers because of the bonding issue that so locals could bid on them.

Mr. Rodarte didn't think staff had done that. The \$6 million GO bond should have a breakdown and probably they would do individual parks with it. He agreed they could break that down to smaller amounts.

Chair Wurzbarger asked if he would not bid those until spring.

Mr. Rodarte couldn't answer that.

Chair Wurzbarger asked Mr. Pino about it.

Mr. Pino said the 2012 GO bonds wouldn't be sold until the City was just about finished with using the present bonds. CIP projects have backed up for several years now and there was some left on parks and trail bonds and when finished, the City would sell those GO bonds.

Chair Wurzbarger asked if the City was telling the public what was coming down the pipeline.

Mr. Pino said at the new year he would know better when they could be sold. He explained that the staff was not yet breaking that out. He understood the Committee's and Council's desire. Breaking them out would mean less assurance on guarantees. There were also very few local contractors left in operation. When ready, we could look where logical breakpoints would be.

Chair Wurzbarger concluded that right now the only thing that could be done by locals were the booster station, cameras and uniforms and ISC. She asked if New Vistas was out. Mr. Rodarte agreed.

Chair Wurzbarger asked Mr. Rodarte to remind the Committee of the process for letting folks know (other than the newspapers) because he had mentioned a more direct approach.

Mr. Rodarte said there were not that many contractors left. If the decision was to split the projects up a little, we could discuss taking the bonding requirement off the RFP and the City would absorb the liability to give other companies around a chance to participate. It was something to consider with GO bonds.

Councilor Calvert pointed out that sometimes it might be an Albuquerque company that gets the bid and local subcontractors could be used. He didn't know which situation would be more likely. He asked if they would bring not only their own equipment but also their own people. He wasn't sure in looking at the list which ones would lend themselves to that situation. Even in construction the City looked not only at who was doing it but how many local subcontractors were doing it.

Councilor Rivera arrived at 5:08.

Councilor Ives said in the materials he'd seen, when a local preference involved, it was a local contractor who won an award. So he asked if the City could extend the local option to have a non-local contractor engage local sub-contractors by looking at how that preference was considered. He asked if that was possible or if it would require a change in code.

Mr. Rodarte said it was already in place now. There was an incentive to outside contractors to use our local subcontractors but they couldn't stop and pick them just to get the points. That was one of the incentives on the new website to have a pre-approved pool from which to choose but it wasn't finished yet.

Chair Wurzbarger thought it might be time to have another big meeting with contractors in the fall to look at what we could generate. There was also the issue on workforce. There was a meeting on that today. She thought there was a 5-month extension on the moratorium but heard it expired next month.

Mr. Rodarte said by vote of the Governing Body it was October 1. He offered to meet with her and explain how it worked. Many changes had been made to it already.

Chair Wurzbarger noted they didn't have any discussion with Ms. López on the status of the website and what the decision points were on it. She would like to see some initial products.

Mr. Rodarte said Ms. López was getting the internal components working very well and soon it would be time to demonstrate it to the Committee.

Chair Wurzbarger asked if they were doing decision groups on it.

Mr. Rodarte agreed. Ms. López was managing it.

Chair Wurzbarger asked to have Ms. López at the next meeting.

Councilor Calvert understood they met the July 27 and August 6 milestones listed here. Mr. Rodarte agreed.

Mr. Rodarte said the councilors needed to vote on one of the web options. Ms. López was asking them to vote when they signed on.

Chair Wurzbarger preferred to have Ms. López come to the next meeting and then vote on it. She had no preference now.

CONSENT AGENDA LISTING

7. REQUEST FOR APPROVAL OF AMENDMENT NO. 4 TO THE PROFESSIONAL SERVICES AGREEMENT BETWEEN THE CITY OF SANTA FÉ AND THE SANTA FÉ WATERSHED ASSOCIATION IN THE AMOUNT OF \$28,000 (BRIAN DRYPOLCHER)

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9. REQUEST FOR APPROVAL OF A RESOLUTION RELATING TO A CAPITAL COOPERATIVE AGREEMENT BETWEEN THE CITY OF SANTA FÉ AND THE NEW MEXICO DEPARTMENT OF TRANSPORTATION FOR IMPROVEMENTS TO CALLE ATAJO BETWEEN AIRPORT ROAD AND RUFINA STREET; DIRECTING STAFF TO CAUSE SUCH COOPERATIVE AGREEMENT TO BE EXECUTED ON BEHALF OF THE CITY OF SANTA FÉ (COUNCILORS DOMINGUEZ, RIVERA AND DIMAS) (DAVID CATANACH)

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DISCUSSION AGENDA

10. DEL RIO DRIVE CUL-DE-SAC

• REQUEST FOR DIRECTION (JOHN ROMERO)

Mr. John Romero said the request was based on the neighborhood's concern about public safety. From a traffic standpoint he didn't see a problem with or without the cul-de-sac. There were 15 cars entering and 15 cars leaving. The fire department wanted a gate and a hammer-head turn around. Police felt it would worsen response times with the gate in place.

A woman there disagreed. They saw people in cars casing the area. Other than that, it got a negative recommendation from Public Safety on July 17.

Councilor Trujillo agreed the committee recommended to not go ahead with it.

Councilor Calvert said this was based mostly on their assumption that a cul-de-sac would be safer but he didn't know that there was any proof to verify that. He didn't know if police or fire had information to verify that. It was just as likely to work against public safety because it would increase the response times in patrolling as well as responding. The \$10,000 was not a big figure and it was usually paid by a homeowner's association but here they only had a neighborhood association.

Mr. Romero said it was not the city's responsible to maintain it.

Councilor Calvert wasn't sure they wanted to assume that cost and maintenance.

Mr. Romero said the City General Plan recommended neighborhood connectivity.

Chair Wurzbarger added, "which gates tend to impede."

Councilor Calvert noted that they got hit hard in March and asked if there were any later figures from police.

Mr. Romero had not received anything since June 27.

Councilor Calvert moved to uphold the Public Safety Committee's recommendation (denial) but by the time it goes to Council to have the police data updated. Councilor Rivera seconded the motion and it passed by unanimous voice vote.

11. 2014-2018 INFRASTRUCTURE CAPITAL IMPROVEMENTS PLAN (ICIP_ – DRAFT

• REQUEST FOR COMMENTS, ADDITIONS AND/OR DELETIONS (ISAAC PINO)

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Chair Wurzburger had asked Mr. Pino to explain this long wish list and how the City historically used this.

Ms. Mossman provided a handout for it [attached as Exhibit A].

Mr. Pino said that every year it was customary for local entities to go to legislators for capital outlays. It was once very informal but several years ago Speaker Luján asked for something more sophisticated and this list was generated by the City - many have been on the list for many years and each year Council picks out those that were more likely to get funded and sometimes nonprofits use the City's list to get their project approved through the city.

Chair Wurzburger added that the City's lobbyist also advises on the funding priorities.

Mr. Pino agreed. It usually happens at a breakfast in the senate lounge in December. This year is a long session so anything is fair game. He said Ms. Mossman put together additions to and deletions from the list. The requests came from various departments and when the City went to the legislature could say the list was blessed by Council to know it was official. The additions were new to the list and the deletions were taken off the list.

Chair Wurzburger asked if he thought it advisable to have the City lobbyist come before the Public Works Committee prior to going to Council to determine our priorities first.

Mr. Pino said that had not been done before but it could be done.

Councilor Trujillo noted one deletion was the La Farge Library. The City had hoped for a teen center on the south side. La Farge was a perfect place for the kids but it didn't happen and he hoped the City could still pursue that.

Councilor Calvert recalled that in the past it had a cover memo that talked about overall priorities. He thought the City had the same priorities as in the past but wondered if they were still in the right order.

Chair Wurzburger said that was why she wanted it to be on the agenda. She thought it would make sense for Public Works Committee to make priorities first before sending it on.

Councilor Calvert thought they might want more emphasis on wastewater than on water.

He was also confused on the format which had #1 for improvements city-wide at \$5 million but above it was an even bigger amount.

Mr. Pino said the reason the city-wide rose to the top was because if it got funded the City could still pick and choose what was wanted in that.

One priority Councilor Calvert thought about was annexation and what the City would need to move forward. He said fire was especially important and maybe also police so perhaps not having them where they were now but higher. Water would be nice but he thought the City had the ducks in a row with water for the next five years.

Parks and Trails had two bonds out there right now and we would be hard to say it was still a priority item. City-wide IT might be a priority.

Chair Wurzburger agreed this was the discussion the Committee needed to have and she would like to do it in the context of these top five make a recommendation and have that presentation at the next meeting, based on input from staff, including appropriate staff from water.

Chair Wurzburger wanted to look at the top priorities and have staff present to talk about each.

Councilor Ives echoed Councilor Calvert's questions regarding the priorities. There was \$1.5 million in the bond for water and wastewater projects and # 4 and # 5 also talked about parks and open trails but the \$14 million bond was passed to meet some or all of those and the CIP had \$2 million more for parks and trails. So he was not sure they needed \$10 million on top of the \$14 million there already.

Mr. Pino asked for a whole new perspective. The City approved all these trails but with no money for maintenance and all these building investments. The Committee heard Dave Catanach say he could use \$100 million for streets, so there was a much larger policy issue. This list needed to be pared down to projects that made sense. How do we take care of annexation in light of a GO bond that failed for a fire station? Perhaps annexation becomes a priority or something else rather than just a generic list year after year.

Councilor Ives and Councilor Rivera agreed.

Councilor Rivera asked if the top five generally got funded.

Chair Wurzburger said not usually - less than that. She didn't think Santa Fé had ever gotten all of them.

Councilor Calvert agreed. And sometimes the others got funded through different means. They were not always by a direct allocation through legislation.

He said the facilities item was important to him because it encompassed the roads and both would come into play with annexation.

Councilor Rivera asked if the City had been more successful with regional priorities or if that mattered.

Councilor Calvert thought it helped. With Buckman it showed that city and county were working together to accomplish that. They would like to see that kind of cooperation on annexation as well.

Chair Wurzburger said under no circumstances should we send the big list forward but work with staff

to get those priorities set and have staff explain them as well and get a cohesive priority recommendation.

Councilor Calvert felt they had to look at things where the City didn't have the ability to fill the need with city resources. Through rate increases and a ten-year plan, much of water has been worked out.

Chair Wurzburger requested that the list move forward and get input from staff on the priorities.

Mr. Pino added that the state now had an administration that was not very friendly to Santa Fé.

Chair Wurzburger felt the Committee would come up with a strategy that works.

Councilor Calvert pointed out the need for some clean-up so that when the list was sent forward it wouldn't raise questions. On page 7, the St. Francis crossing showed a \$1 million price tag but on page 10 the same item had a \$2,750,000 price tag. Also the City allocated \$2 million in the bond for that project.

Chair Wurzburger agreed they needed to catch all of them.

Councilor Calvert asked if the Committee could make an attempt at some of this now.

Chair Wurzburger said no because they didn't have all the people present to help do that.

Councilor Calvert said they needed to check with Brian Snyder and the rest on these items. Chair Wurzburger agreed.

Chair Wurzburger said it should start with Public Works because that was the Committee's responsibility.

Councilor Calvert said he was looking as a councilor responsible to the whole city. He didn't want to wait until it got to Council to deal with it.

Mr. Pino said the priorities had to go to DFA by October 1. He didn't think the top five would change that much but if we had \$1 million we should ask Brian how that should be used.

Chair Wurzburger wanted to move it forward by September 12. She wanted to move the August date to later.

Councilor Rivera commented that this list was done prior to the bond failure so he wondered if the priorities would change in light of that - especially if they were moving forward with annexation.

Councilor Calvert thought the five might not change but their order might change. And he asked where IT would fit in.

Chair Wurzburger thought this committee could come up with all the priorities.

Mr. Pino felt this was daunting. There was \$1 million for IT already through CIP. The fire station was

still a public safety concern and he thought that should rise higher.

Chair Wurzburger said they might need a special meeting to get the list to the legislature by October 1. We could do a special meeting. By rushing through a list of 400, she didn't know if those were her top five and felt they needed an analysis of the items on the list.

Councilor Calvert clarified he wasn't suggesting IT would be the first priority but it might displace one of the five there now.

Chair Wurzburger asked for a motion to move forward the whole list without the five priorities identified today and she would get with staff to work out a plan for prioritizing. She asked that each committee member come with one or two priorities and debate what to do.

Councilor Ives moved to forward the list to other committees without priorities. Councilor Trujillo seconded the motion.

Councilor Calvert asked if the whole list wouldn't go to the legislature. The City could send just the priorities but the legislators might see something on the list that would look attractive.

Mr. Pino clarified that it goes to DFA; not the legislature.

Chair Wurzburger thought they had always sent the whole list forward.

The motion passed by unanimous voice vote.

12. MATTERS FROM STAFF

Mr. Pino said regarding the city facilities that they were moving ahead with prioritization on them. They budgeted \$600,000 to last for two years for 60 facilities, of which a lot of them were aged. In order to start the discussion, staff thought some field trips for the Public Works Committee should be scheduled. He thought no one had visited all 60 of them but the Committee needed to look at them to see what the City was getting for them. The Siler yards were built 27 years ago; Salvador Perez was over sixty years ago; City Hall was over sixty years ago, etc.

He suggested three Thursdays to begin with - August 16, 23 and 30 at 1:30 p.m. We could convene here or have folks meet at location. He thought they should start with police and courts facilities. The Police Department didn't get everything they asked for - not even close.

Chair Wurzburger agreed they could start with police and members could state their preferences for the other field trips and mention them to Mr. Pino.

Councilor Calvert was not happy with 1:30 because he had to work until 4:00 on Thursdays.

Chair Wurzburger offered to do a Saturday field trip and could do two facilities on the same day. She

asked if the others could do 12:30 or 1:00 for the trips.

Councilor Rivera was not sure but could possibly do a few. Councilor Trujillo said the same.

Councilor Ives said this would play into the request he made during the budget meetings for a five-year list of all facilities. On December 3rd, David Pfeffer said it would take that long to get the list together so he hoped they were still working on that list.

Chair Wurzburger said if other times were better - like a Saturday - to just let Mr. Pino know.

Councilor Calvert said he couldn't make any of those three dates and this Saturday was his next Saturday off. He got one Saturday off every six weeks.

13. MATTERS FROM THE COMMITTEE

Councilor Calvert said regarding facilities that he had asked about any remaining funds for convention center improvements. He didn't think those funds could be used for other things and thought Mr. Rodarte was going to look into that. We have two gravel pits at the convention center - not the finished product. There was still money to finish those improvements. The Council didn't want to commit to it previously, not knowing if there were other things needing improvements.

Chair Wurzburger asked if any improvement was necessary there.

Councilor Calvert didn't think gravel pits would attract people.

Chair Wurzburger didn't see them as negative.

Councilor Calvert went to his next item and asked if the City could try one more time with a press release on the Washington/Paseo intersection. The City needed to know when the state was going to do construction on it next year and what parts the City would do. Maybe if we got a press release out there so everyone would know not only the what but also the when, it would help greatly.

Chair Wurzburger said at the last time this was discussed we mentioned doing a TV show. We could have someone from roads talk about that.

Councilor Trujillo noted to Mr. Pino that Grant Park had a seed bed and it was actually growing but there was a huge patch on Siringo Road that needed it as well.

And at Richards and Siringo there was what looked like a fire pit or a weed pit. He asked if the City could plant something there.

Mr. Pino explained that there was no water there to keep any plants alive.

Councilor Trujillo suggested maybe even rocks would help.

Mr. Pino was sure staff could come up with a xeric solution.

Councilor Trujillo thought even ground glass would help.

14. MATTERS FROM THE CHAIR

There were no matters from the Chair.

15. NEXT MEETING: MONDAY, AUGUST 27, 2012

16. ADJOURNMENT

The meeting was adjourned at 6:15 p.m.

Approved by:

Rebecca Wurzburger, Chair

Submitted by:



Carl Boaz, Stenographer