

**CITY OF ALAMOGORDO, NEW MEXICO
CITY COMMISSION REGULAR MEETING MINUTES
7:00 P.M., COMMISSION CHAMBERS
JUNE 24, 2014**

**SUSIE GALEA, MAYOR
JASON BALDWIN, COMMISSIONER
NADIA SIKES, COMMISSIONER
JENNY TURNBULL, COMMISSIONER
AL HERNANDEZ, COMMISSIONER**

**ROBERT RENTSCHLER, MAYOR PRO-TEM
DR. GEORGE STRAFACE, COMMISSIONER
JIM STAHLE, CITY MANAGER
STEPHEN THIES, CITY ATTORNEY
RENEE CANTIN, CITY CLERK**

CALL TO ORDER, ROLL CALL, INVOCATION & PLEDGE OF ALLEGIANCE

Mayor Galea called the meeting to order at 7:00 p.m. Roll Call was taken by the City Clerk. Clerk Cantin announced there was a quorum present. Invocation was given by Reverend Victor Colton and the Pledge of Allegiance was led by Mayor Pro-Tem Rentschler.

APPROVAL OF AGENDA

Mayor Pro-Tem Rentschler moved to approve adding the Addendum items to the agenda. Commissioner Straface seconded the motion. Motion carried with a vote of 7-0-0.

Mayor Pro-Tem Rentschler moved to approve the amended agenda. Commissioner Turnbull seconded the motion. Motion carried with a vote of 7-0-0.

PUBLIC COMMENT

A. Harv Hamilton commented on the following:

- 1) Mr. Hamilton remarked that at a Fireside Chat earlier in the year people talked about the police doing things he considered trivial, when the police need to be patrolling his street because cars were traveling more than 50 MPH even though the speed limit is 25 MPH. As a result of a public records request, he ran across a 1998 traffic study dated December 7th that showed 86 cars were going more than 50 MPH and 10 were going more than 70 MPH. There hasn't been any change on that street as far as width or things like that. It was the only study done on the straight-away; all others worry about counts at intersections. This one showed counts and speeds. It also indicated the safest speeds that were also the safest speeds in 2011 and 2013.
- 2) Prior to the mayoral debate, one of the questions he submitted for the candidates was asking why the Planning & Zoning Commission was not involved in traffic studies. One candidate suggested NMSU students could make inputs to it and it seemed to him that it made sense for the P&Z to get involved. He didn't understand why doing the streets drives city expansion and not the reverse; we are getting the cart before the horse.
- 3) Concerning the Fund 118 projects, he wondered how whims influenced how the special projects were listed. Recently, there have been letters to the editor explaining the flurry of activity to get the money spent. He had looked at the Public Hearings and who commented on what, and what has happened to the projects originally discussed with the public in 2011. He named Puerto Rico turning right onto Indian Wells and Washington stop signs. Eight people made comments and six were in favor of putting in stop signs. There was discussion on Scenic and 10th Street, the right turn lane on White Sands Blvd., Washington and Canyon Rd., Panorama/Hamilton, and Florida – 10th St. to 16th St. Doing anything about the area between 1st St. and 10th St. on White Sands Blvd. was not on the list, and he thought that was surprising. That is where all your money is coming from and where traffic is. Lastly, Juniper was not on the list. It was indicated as something the commission at that time was going to handle in a different way.

Mayor Galea said we will follow up with him off-line. The 118 Fund projects are all major road construction and began three commission terms ago; one commission cannot hold another accountable to any projects. The prior commission had re-ordered the projects based on need.

CONSENT AGENDA (Roll Call Vote Required for items No. 4, 5, 6, 7)

1. **Approve Minutes of the May 5, 6, 7 & 12, 2014 Special Budget Workshop Minutes and the June 10, 2014 Regular Meeting of the Alamogordo City Commission.** (*Renee Cantin, City Clerk*)
2. **Approve statement related to the Executive Session of June 10, 2014.** (*Renee Cantin, City Clerk*)
3. **Approve the Lodger's Tax Expenditures for Tourism & Travel.** (*Jan Wafful, CS Admin. Assistant*)
4. **Approve Resolution No. 2014-28 requesting written approval from the Local Government Division of the Department of Finance & Administration, State of New Mexico for the revised budget figures computed as of June 24th, 2014. [Roll call vote required]** (*Kathy Gilsdorf, Budget Analyst*)
5. **Approve the final publication of Ordinance No. 1469 amending the zoning map, changing the classification of a certain area consisting of Alamo Blocks Block 84 Lot 12, the South half of Lot 13, and Lot 14 (commonly known as 1121 and 1115 North Florida Avenue) from their present designation and zoning district of R-4, Multiple Family Dwelling District to C-3, Business District. (Case # Z-2014-0001(A)) [Roll call vote required]** (*Renee Cantin, City Clerk*)
6. **Approve the final publication of Ordinance No. 1470 amending the zoning map, changing the classification of a certain area consisting of Quail Hollow Subdivision Lots 7-11, and Quail Hollow 2 Subdivision Replat A Lots 2A-8A (commonly known as 1150, 1200, 1210, 1220, 1230, 1240, 1250, 1300, 1310, 1320, 1330, and 1340 San Carlos Street) from their present designation and zoning district of R-1, Single Family Dwelling District to R-2, Townhouse Dwelling District. (Case # Z-2014-0002(A)) [Roll call vote required]** (*Renee Cantin, City Clerk*)
7. **Approve the final publication of Ordinance No. 1471 modifying the composition of the Airport Advisory Board. [Roll call vote required]** (*Renee Cantin, City Clerk*)
8. **Approve the award of RFP No. 2014-001 Financial Services for the City of Alamogordo to the overall highest rated proposal, RBC Capital Markets.** (*Matt McNeile, Assistant City Manager*)

Item #1, was removed from the consent calendar by Mayor Galea.

Item # 9 was removed by Mayor Pro-Tem Rentschler from the consent calendar.

Commissioner Hernandez moved to approve items # 2, 3, 4, 5, 6, 7, 8 of the consent calendar. Commissioner Baldwin seconded the motion. Roll call was taken for items #4, 5, 6 & 7. Motion carried with a vote of 7-0-0.

ITEMS REMOVED FROM CONSENT AGENDA

1. **Approve Minutes of the May 5, 6, 7 & 12, 2014 Special Budget Workshop Minutes and the June 10, 2014 Regular Meeting of the Alamogordo City Commission.** (*Renee Cantin, City Clerk*)

Mayor Galea asked the Commission to table the special minutes because she had not had a chance to review them and they are quite extensive. She did ask to approve the June 10, 2014 Regular Meeting Minutes.

Commissioner Straface moved to table May 5, 6, 7 & 12, 2014 Special Budget Workshop Minutes. Mayor Pro-Tem Rentschler seconded the motion. Motion carried with a vote of 7-0-0.

Mayor Pro-Tem Rentschler moved to approve the June 10, 2014 Regular Meeting Minutes. Commissioner Turnbull seconded the motion. Motion carried with a vote of 7-0-0.

9. Approve the award of RFP 2013-006 Fixed Network Mesh Automated Meter Reading (AMR) System to Zenner USA. (Armando Ortega, Customer Service Manager)

Mayor Pro-Tem Rentschler remarked he had removed this one primarily for informational purposes, and he did not intend voting against it. Any time we are going to spend \$2.6 million dollars, we need to discuss it. This automated meter reading stuff has been going on for all the years he had been on this commission. He asked Customer Service Manager Ortega whether we were doing Fire Fly anymore, and Mr. Ortega said we are not.

Customer Service Manager Ortega said we are going from the Legacy product to the mosaic product; from a single frequency unit to a multi-frequency unit that will allow less jamming of the system. This is because we live in a basin. The single frequency system was being jammed by WiFi and garage door openers and is not efficient. That is what the technology was when we first began looking at these systems. We are not longer using that system, at all.

Mayor Pro-Tem Rentschler said that was disheartening to hear and asked how much was spent on that system. Customer Service Manager Ortega told him it was about \$400,000.

Mayor Pro-Tem Rentschler said you believe this mosaic system will be good. Customer Service Manager Ortega told him that was correct. He had run a pilot project and got good feed-back from it. He said the system works off the mesh system and you have over 250 frequencies it hops against. If there is one frequency jammed it goes to another and feeds off each meter. It is based off a network system that will allow us to read meters from the office as well as run profiles. The big thing for us is capturing lost water because the system will run trickler reports for us that will tell us of any customer with more than 24 hours of continuous consumption; it will notify that customer by email or phone. We can adjust our leak abatement program since we can notify customers within 24 hours, so if they don't fix their leaks in a timely manner then we can adjust the abatement program to reflect that. The cities using this system are seeing a 6%-8% growth in their revenues simply based off the dead meters, and that should pay for the system within five to six years.

Mayor Pro-Tem Rentschler asked about efficiency as far as employees are concerned and whether we need meter readers anymore. Customer Service Manager Ortega said the meter readers' job duties will change and will be technical based and trouble shooting. We only have two meter readers at this time. We'll see how that goes, but based on the preliminary information he had, they will be programming, trouble shooting, pulling profiles and more customer service.

Mayor Pro-Tem Rentschler asked what the timeline would be to implement this system. Customer Service Manager Ortega said we want to have it done before the end of the calendar year.

Mayor Pro-Tem Rentschler felt this is something we really need to do and hoped we were going in the right direction this time.

Customer Service Manager Ortega said the narrative on the agenda report showed the way they had structured the contract and implementation plan. We will have to have a fully functional route before payment even goes out. That means infrastructure, all the radio reads installed, reading, talking and everything working.

Mayor Pro-Tem Rentschler said this will include computers and everything in your office, and Customer Service Manager Ortega told him that was correct. It will include brand-new meters at every single home. We have some projects where we recently put in compatible, hard-wired meters, and we won't be changing them out, of course. That will save us some money.

Mayor Pro-Tem Rentschler asked if there was anything else we need to know about this system before we approve it, and Customer Service Manager Ortega said no. It has been a long time coming, and Mayor Pro-Tem Rentschler said it has been at least five years and he was glad to see it here. The abatement programs and what we lose in leaks will be impacted by this.

Customer Service Manager Ortega said the first thing we want to do is look at our abatement program because we will not be reading for the previous month anymore. We can bill within three days; read, do an exception billing and have the bills out within a couple of days. We will be contacting customers by email and phone.

Mayor Pro-Tem Rentschler asked if everyone's billing dates would change and Customer Service Manager Ortega told him it was something they were looking at. Water bills will be going out on three different days as opposed to nine different days we are currently doing. It will be once a week for three weeks. Mayor Pro-Tem Rentschler asked if there was any economy in that. Mr. Ortega told him that if we read the meters and bill them right away, you lessen that gap where customers don't know what their consumption is.

Mayor Pro-Tem Rentschler asked if he would contact the customers about this change since some are on fixed incomes; some may need leeway in their billing. Customer Service Manager Ortega said it was one thing the commission pulled for when looking at this new system; whether we could adjust due dates with fixed incomes. We can do that with this system.

Commissioner Straface asked how realistic the timeline was to have it all done by the end of the year. Customer Service Manager Ortega said it was very realistic since he had been told October today. Commissioner Straface asked if we have the manpower to change every meter in town and Mr. Ortega told him it would be a turnkey project done by Zenner. They will hire a local plumbing company to do the installations.

Mayor Pro-Tem Rentschler moved to approve the award of RFP 2013-006 Fixed Network Mesh Automated Meter Reading (AMR) System to Zenner USA. Commissioner Hernandez seconded the motion. Motion carried with a vote of 7-0-0.

10. Approve an agreement with Western Bakery Corporation to close-out economic development project. (Stephen Thies, City Attorney) **WITHDRAWN**

NEW BUSINESS

11. Presentation, discussion, and possible action on the Transportation Plan. (Jason Thomas, City Engineer)

City Engineer Jason Thomas addressed the commissioners and introduced the City's GIS manager, Tony Pistilli. He noted Tony had, with virtually no budget, put our GIS mapping on line in order to make it available to the public. Anything you will see tonight is available to the public on line. There are multiple layers that you can turn on/off, and Mr. Thomas applauded the GIS manager for this work.

City Engineer Thomas began the Power Point presentation and went down the list of the Transportation Plan Update (in Power Point pg.2). He then went over the URS Traffic study done in 1998 that combined Holloman Air Force Base (HAFB) and the City. The principal finding was the construction of the Relief Route with connections to existing arterials.

City Manager Stahle spoke to the point brought up earlier about the Planning & Zoning Commission being involved. They were involved in this study and referenced in the Transportation portion of the Comprehensive Plan. It is important to have your planners involved in transportation systems.

City Engineer Thomas continued with the presentation by showing the overall map in the 1998 Traffic Study. At this point, Mr. Thomas pointed out the Map Gallery that is on the City of Alamogordo website. He told the commissioners the yellow highlighted areas were study corridors for the 1998 Study. The grid to the left of the Relief Route was kind of a pie-in-the-sky grid, and all the other yellow lines including major improvements to White Sands Blvd., 10th St., S. Scenic, extension of Florida, MLK, and other collectors here and there are all recommendations of the 1998 Study. That Study's primary purpose was to justify construction of the Relief Route and connecting all the arterials.

City Manager Stahle disagreed with City Engineer Thomas's pie-in-the-sky description. As a planner, he was sure there had been considerable thought put into the city growing to the west. If we do grow that way, we will need some serious transportation enhancements out there. He pointed out it was heavy in the southern end, and that area has started to materialize. The majority of the growth in the last ten years has probably been there and a little bit to the north.

City Engineer Thomas went on to the 2011 Traffic Study and it focused in on eight main tasks which he listed (PP pg. 7). He noted which of these had been implemented to date (PP pg.8). He noted the New Mexico Department of Transportation (NMDOT) Functional Classifications from the Guidance Manual dated February 2014 are what we follow. He noted the seven major functional classifications (PP pg.10), both urban and rural. He said that if your street isn't classified as at least a minor collector, it wouldn't be eligible for federal funding through NMDOT. This is why we have pushed to get all our streets reclassified. Federal legislation uses functional classification to determine eligibility for funding under the Federal-Aid Program, and the NMDOT uses functional classification in many decision-making processes for project prioritization, asset management, safety programs, design, traffic control, and maintenance. Mr. Thomas then defined and showed a cross-section of each functional classification (PP pg.14-19).

Mayor Pro-Tem Rentschler asked about the minor arterial and the difference between rural and urban. He asked if all of Alamogordo was considered urban. City Engineer Thomas said we use the urban classification and have been playing around with the idea of classifying some of the outlying streets as rural, but as of today, we have not reclassified any of them.

City Manager Stahle said the Federal Government also uses these classifications for the purposes of distributing funds for improvement. In trying to balance the rural/urban distribution, they take accommodations for rural areas because they are usually longer and cost as much as urban. He thought this was a consequence of the Federal DOT recognition that some streets ought to be considered for funding even though they may not be serving immediate residential or commercial areas. It is tied to the funding.

City Engineer Thomas said in February we submitted reclassifications to NMDOT where we went out and counted seven streets (PP pg.20). They were all local so we brought them over into either the collector or arterial range, and at that time the commission directed us to keep going and were highly encouraged by NMDOT to do the same thing. We kept collecting traffic counts with the goal to take all streets in a local classification and move them up if they deserved to be. He pointed out the counts since February 2014 (PP pg. 21). We have more streets to count and he mentioned the SERPTA meeting would be on Thursday and these won't be ready for that meeting. We will continue to count and reclassify streets and then bring a long list back to you for the next SERPTA meeting.

City Manager Stahle reminded everyone why we are doing that. If we have them at the higher classifications, we will qualify for outside funding. It isn't an assurance, but if they are not on these lists, they will not be considered.

Commissioner Straface asked about the slide showing Proposed Functional Classification. He asked what each color meant. City Engineer Thomas explained and Commissioner Straface said he understood and could deal with it.

City Engineer Thomas then showed the Proposed Street Classification map with blue and red lines in the City. The thick reds are principal arterials – Hwy. 70, White Sands Blvd., Relief Route and N. Scenic. The skinny red lines are minor arterials, the thick blue lines are major collectors and the skinny blue lines are minor collectors (not in PP). The map shows all proposed changes which are not all NMDOT approved, but we didn't see any sense in showing you old and new data; we wanted to show you where we are going with it. He next reviewed the Current Street projects (PP pg.23), followed by the Proposed Street projects that are coming from Engineering with the Capital Improvement Project program (PP pg.24). These are all being recommended by the Engineering staff and will require future action from the commission.

Mayor Pro-Tem Rentschler asked if this was the N. Scenic extension's Relief Route extending at Desert Sun to the existing traffic light on Mesa Verde, and City Engineer Thomas affirmed.

City Manager Stahle said one of the challenges with the extension of Scenic over to the Relief Route is the railroad track. In order to cross that track we'll more than likely have to give up an existing crossing. Mayor Pro-Tem Rentschler said that would be 8th St., and City Manager Stahle said that would be the logical one since it is the least used of all the crossings in the City. He wanted everyone to understand that fact because when you deal with a railroad, they are slow to take action and don't want any more crossings than they have now. You can understand that since they run at high speed through town. It is a long lead item and will take some effort to get done.

Commissioner Straface asked what ICIP stood for and City Engineer Thomas said it's the Infrastructure Capital Improvement Plan. Commissioner Straface asked for some clarification on the map and asked if the area was currently chip/seal, and City Engineer Thomas said it goes from chip/seal to dirt to desert. Commissioner Straface asked if this plan was for FY16, and City Engineer Thomas said we are proposing a portion of the project at that time. It is project Number Four on the Engineer's Wish list.

City Engineer Thomas talked about the Washington Ave. Reconstruction and said it was a repaving and new curb rehab project. He reminded the commission he had previously come with a MAP grant application, and one of those requirements was that it had to be on the ICIP list.

City Manager Stahle said we will be conducting some Public Hearings to consider the staff generated list of ICIP projects city-wide; not just road projects. He thought it was on July 10, 2014 at the Civic Center at 7:00 p.m. Later in July, the commission will be asked to approve an ICIP list, which is an important list of projects in order of your priority. The State requires every jurisdiction to pick their top five to submit to the legislative process. It's not just about roads, intersection improvements and the like, and he encouraged them to think about this.

City Engineer Thomas covered the Five Year Street Maintenance Program (PP pg.25) and pointed the areas out on a map. He reminded them the annual average funding that is allocated is \$1.2 million from the Street Capital Fund with an annual average of \$800,000 from the Water/Sewer Fund. Those two fund the Street Maintenance Program annually. He described the three categories of work. Basically, each year the Engineering Department brings to the commission a list of proposed streets for the next fiscal year. We are currently designing FY15 and hope to advertise that in July or August. He pointed out the streets on the interactive map. The streets he was asking the commission to consider for FY20 were N. Florida from 16th to Indian Wells, Panorama from Hamilton to Ocotillo, Dexter Lane and Dewey Lane from Puerto Rico to Hawaii because both of those streets have had their water lines renewed, so they were good candidates, and finally the streets around the Post Office – Alaska/Hawaii/12th St. He said some of you, as well as our state senator, have mentioned to me that one of the first things people see when they come to town is the area around the Post Office, so it would make sense to try and get them in. This is what Staff recommends for

FY20. He encouraged everyone to drive on these streets and they would agree on this. There are some pretty bad sections of pavement out there in dire need of replacement.

City Engineer Thomas said we'll switch over to multi-modal discussions and went on to say we have a Pedestrian Corridor system. The map he used to illustrate his presentation was an old one that neither he or Mr. Pistilli had cleaned up, but would act as a starting point to show there is a lot of work to do in order to work out all the pedestrian corridors and be accurate with everything we are currently building. It is an integral part of our transportation plan and this map will be upgraded. The same goes with the Trail system. When you build a flood reduction project you often leave a real nice trail system behind. We want to integrate that with the trail systems leading into the Forest Service, and create outer and inner rings. Washington Ave. is an important part of the Trail System and Public Works is working on that right now. That map needs a lot of work, too. The Airport projects were touched on next (PP pg29). You'll see those again during the Capital Improvement discussions.

Mayor Galea asked when Airport Rd. is planned to be done. City Engineer Thomas hoped they could finish in July with funding. The city attorney is working on a co-op agreement and they want to add more to it, but at this time we have agreed on Airport Rd. and Eddy/Alamotero in a co-op agreement. We were looking at part of S. Florida that is really rough and trying to figure a way to get that done using their zipper system.

City Manager Stahle said since you have budgeted for a zipper machine, it isn't out of the question we could do that section ourselves, but we will explore all the cost options and bring them back to you. He made clear that in the federal funding cycles for transportation systems, currently called MAP 21, in the last 20 years multi-modal has been key. We have to prove to the federal government we are thinking of more than just vehicular traffic – bicycles, pedestrians, mass-transit and air traffic. It is critical we update our Comprehensive Plan and the Transportation element of it so we look at all of those. They all have to interact with each other; we're not just talking about cars.

Commissioner Straface assumed that as you look at pedestrian corridor and trails, we have some citizen advisory/input. City Manager Stahle said updating a Transportation element to your Comprehensive Plan is a big deal. When you do these improvements, it is both appropriate and required to get public input, so we will absolutely want to involve the community, the planning commission, county and state. Commissioner Straface asked if citizens had been identified who could help with this, and City Manager Stahle said we had not yet; it isn't exactly cheap.

Mayor Galea noted the Safe Routes to School has partnered with the City and had a lot of community input. Commissioner Straface said that is why he raised the question because we have had people involved in this already.

Commissioner Hernandez recommended, for instance on the FY20 Streets Project, the photo posted showed sidewalks on one side but not on the other. As we do construction projects we require residents to put in sidewalks and we have a program to help them. He would like to see that we get started on that portion today, visiting with the residents and letting them know we have this program available, so we can get that done. A lot of the streets you listed such as Dewey and Dexter do not have sidewalks, and it would be better to start on that today instead of waiting until the last minute to let residents know they have to put in a sidewalk. City Manager Stahle said he likes that thinking – it is multi-modal. Commissioner Hernandez said it is easier if we start today.

City Engineer Thomas said we want to partner with Z-Trans in order to get their route information into our GIS system. That will show how everything is linked together.

City Engineer Thomas went on with the recommendations and conclusions (PP pg.31). We need to consider updating a Comprehensive Transportation Plan. Having the City collect some of the traffic data and to work with a consultant would cost around \$400,000. Much of the high-growth area to the south has changed, so we would need to take another look at that as well as all over the city. Future action to consider Proposed Reclassifications for application to NMDOT/SERTPO, and the

continuation to develop pedestrian, trail and bus plans need to be done. We will continue to develop the Airport CIP projects. If you are ready, he would like action tonight to approve the FY20 Street Maintenance Program.

Mayor Galea asked if there are any questions about the FY20 Action Plan for Streets. She would like Hubbard Drive on that program, also. She would like to see this sooner than FY20.

Mayor Pro-Tem Rentschler said it's certainly something to consider. The major problem on Hubbard is the bridge. The chance of rebuilding that bridge is a question we have, and the use of that stretch of road will be minimal compared to Washington. He was concerned about Dewey Lane because it is rubble in a lot of places, and he didn't know if it would last until 2020. City Manager Stahle said a gravel road would be smoother than what is there, and Mayor Pro-Tem Rentschler agreed. He named some other streets where you couldn't even ride your bicycle because of the cracks. We need to keep all of this in mind and he hoped we could do some minor repair without it triggering ADA upgrades, because that is what costs us. He asked City Engineer Thomas what ADA upgrades cost, and Mr. Thomas wasn't sure but said he could find out. He said water and sewer takes such a huge portion.

Mayor Pro-Tem Rentschler said the Street Maintenance program outruns Water/Sewer by quite a bit and he didn't know if we had come up with a way to fix that. Any of the streets that had their water lines replaced were perfect candidates for this work. We have to do it as economically and sensibly as we can. It is like the paving done by the State. White Sands Blvd. between 1st St. and 10th St. isn't being repaved because we told the State we are trying to replace water lines off of that area. It is a continuing problem to find where more Water/Sewer money can come from.

Commissioner Straface said he is probably not ready to take action on this until he has more information. One concern were the minor streets – 12th, 13th, 14th, 15th Streets, between White Sands Blvd. and Florida. Some are abominable and he wondered what our plan was to deal with those.

Commissioner Hernandez said in speaking of that, one of the things we've talked about is that we have a construction crew now. Some of those streets only need a block done and there is a lot of those in his district. He has spoken to Public Works Director Cesar about this, so maybe you guys can come together to get those areas done. You can fix every street in town and if you miss one, it will be the squeaky wheel.

City Manager Stahle said unfortunately, we couldn't do all of the streets at any time. It's the prioritization and making sure we follow up once the infrastructure under ground is redone, then build the roads. You have to be methodical about it and it is your judgment as to what we do. We are in a growth spurt now while trying to use the Fund 118 money to complete major projects. Our intent is not for you to react quickly, but to think about it carefully and seriously. You may find other streets that need attention immediately. You must remember it may require some utility improvements and that would raise the cost dramatically. We could certainly analyze any street/road you think needs improvement. The city is more than 100 years old and some of the streets have needed work for 40 years. He suggested they give it all serious thought and talk about it in the future.

Mayor Galea said Commissioner Straface stated that he wasn't prepared to take action yet and she felt the same. She would like to table this discussion and spend some time working with the public in order to make well-informed decisions. She lets citizens know that if they have a street in worse condition than any streets scheduled for work, to let the commission know.

Mayor Pro-Tem Rentschler talked about street classifications. He asked about federal and state funding and if that money was available to do utilities, as well. City Engineer Thomas said he understood it was not for utility upgrades. City Manager Stahle said it was normally for minor not major improvements. The feds don't want to give you street money if you haven't maintained your underground utility system, but there are some exceptions such as drainage systems; every wash in our system crosses a road somewhere.

Commissioner Straface would like some time in the next week or two to meet with City Engineer Thomas in order to understand it better. He told the mayor that this was so significant, he didn't think it would be ready by the next meeting. Mayor Galea said a month would be better.

Commissioner Straface moved to table the item for a month in order to make a more informed decision. City Manager Stahle didn't think we need a motion for this, and recommended waiting until after our Public Meeting to talk about the ICIP. He thought maybe July 22nd or even later would be best to act on this.

Mayor Galea asked if the Street Maintenance Program would be available at the July 10th Town Hall meeting at 7:00 p.m. at the Civic Center and City Manager Stahle said of course.

Commissioner Baldwin commented to City Engineer Thomas that during the presentation he was able to follow along very easily with the GIS maps on the City website. He complimented his staff for this and thought it good information for our citizens.

Mr. Pistilli, GIS manager gave a quick overview and showed the capabilities of the maps.

Mayor Galea said we will bring the transportation plan back at a future meeting.

Mr. Andrew Baker commented on the following:

1) Mr. Andrew Baker from the audience had comments about transportation and economic development. He has lived in Alamogordo since 2001 and he has seen the majority of White Sands Blvd. repaved about three times, while there are other residential roads that haven't been touched.

Mayor Galea let him know that White Sands Blvd is owned by NMDOT, and the City of Alamogordo only does some maintenance. City Manager Stahle added it is important to note the higher speed limits justify making sure the roadway is safe to drive on. It is the State system and they are required to do the heavy maintenance on it.

2) Mr. Baker said the GIS system is very easy to go through and he enjoyed it.

3) He has noticed that recently there are a lot of firearm manufacturers and assorted gun part industries moving from the Northeast because of taxing and legislative issues, and maybe the City could try to lure one of those companies here.

Mayor Galea thanked him for that idea and that we would work closely with OCEDC.

12. Appointments to Boards & Committees. (Susie Galea, Mayor)

Mayor Galea announced the Boards and Committees with current vacancies and appointed Kandice Daugherty to the Housing Authority Advisory Board as a Resident Member. There were no objections.

PUBLIC COMMENT

A. Tiffanie Owen commented on the following:

1) She was excited to see something in the water bill about the Noise Ordinance. Her family, who lived on a fairly busy street, had been concerned about this for some time. She was curious if Chief Duncan might be able to give an idea of how many citations may have been issued to citizens with cars playing stereos that rattle your house.

Mayor Galea asked her to leave her email address with the City Clerk so that Chief Duncan could follow up with her on this.

2) She said she would address her other concerns in an email as well so that Chief Duncan would have time to compile the information.

CITY MANAGER'S REPORT

- 1) City Manager Stahle told everyone to pay attention around construction zones throughout town.
- 2) Fourth Friday is this Friday at the Zoo, beginning around 5:00 p.m. He encouraged all to attend.
- 3) There will be a Special Meeting this Thursday at the Golf Course, 19th Hole, at 6:30 p.m. It is a planning discussion and study session with three topics: tasks for the City to work on, relationship building for commission, and the water conservation ordinance.

REMARKS AND INQUIRIES BY THE CITY COMMISSION**Commissioner Straface commented on the following:**

1) He said he was talking as the Chairman of the Chamber of Commerce Board. Today they had a comment come to them concerning remarks made by members of the Soaring Heights group at HAFB. They have made comments to perspective home owners that they should not buy a home in Alamogordo because of the possibility they could not resell it. We have met with Col. Thompson and shared our concerns with that and have asked him to pursue this. Our concerns are not only for economic development but for our realtors, as well as new home builders. He asked the commission to let him know of any concerns so he could share them with the Chamber Board.

Mayor Galea thanked him for the comment, noting there are over 900 homes for sale in Otero County and there is excess capacity on HAFB, so it is important this commission continue to work with her and the Committee of 50. Commissioner Straface said we were talking about the F-16 people coming in at 400-600 people, and this is a potential issue if not addressed.

Commissioner Sikes commented on the following:

1) She talked about the COPE CDBG expansion project. On Monday she, the Mayor, Grants Coordinator Segura and COPE's executive director, Kaye Gomolak will be heading to Santa Fe to represent the project to the committee who will determine whether or not we will get \$500,000 to complete that project. She will report back at the next commission meeting.

Mayor Pro-Tem Rentschler commented on the following:

1) He has been traveling up and down Hwy 82 a lot lately, and has noticed that the North Fork of the Acequia has become overgrown. He asked the city manager to check and see if regular maintenance is being done on this. We get our vast majority of water from this.

Mayor Galea commented on the following:

- 1) She attended the NMML Policy Committee meeting last Saturday in Albuquerque. They draft and support resolutions for the next legislative session. There are many committees and all of us have the opportunity to be involved.
- 2) She had given a Mayor's Commendation to Col. Brant Dayley who was the garrison commander at Fort Bliss. During his time here, he worked with both HAFB and White Sands Missile Range (WSMR) to improve flight ranges.
- 3) The mayor said that in the spirit of local industry and jobs, while preserving our water shed and protecting private property, she is organizing a Regional Logging Summit. She is inviting all mayors in the region and asked the commission for their support. The goals are to collaborate, reduce the threat of unnatural crown fires, prioritize and strategically target treatment areas, develop site-specific reference conditions and use low-impact techniques to protect wildlife. A chief complaint throughout the state is that the National Forest has been mismanaged and has become overgrown, and many use this fact to make the case for more state land stewardship in the place of federal reserves.

EXECUTIVE SESSION (Roll Call Vote Required)

Recess into Closed Session in compliance with Section 10-15-1.H, NMSA 1978 (2010 Cumulative Supplement), to discuss:

- **Collective Bargaining Negotiations (APSOA & AFSCME)**
- **A-1. Threatened or Pending Litigation (URS)**

Mayor Pro-Tem Rentschler moved to recess into Executive Session to discuss Collective Bargaining Negotiations (APSOA & AFSCME); Threatened or Pending Litigation (URS) at 8:37 p.m. Commissioner Baldwin seconded the motion. Roll call vote was taken. Motion carried with a vote of 7-0-0.

RECONVENE INTO OPEN SESSION

Take any action as a result from Executive Session.

Mayor Galea stated the Commission will reconvene into Open Session.

A-1. Consider, and act upon, a Breach of Contract with URS related to the Airport Master Plan. (Stephen Thies, City Attorney)

She stated no action will be taken as a result of the Executive Session and requested a motion to adjourn.

ADJOURNMENT

Mayor Pro-Tem Rentschler moved to adjourn at 9:20 p.m. Commissioner Hernandez seconded the motion. Motion carried with a vote of 7-0-0.



ATTEST:


City Clerk Renee L. Cantin



Mayor Susie Galea

*(Prepared by Nancy Jacobs, Deputy Clerk)
Approved at the Regular Meeting held on July 8, 2014.*