

MINUTES
VILLAGE OF LOS RANCHOS DE ALBUQUERQUE
6718 RIO GRANDE BOULEVARD NW
BOARD OF TRUSTEES REGULAR MEETING
NOVEMBER 9, 2016 - 7:00 P.M.

Present:

Larry P. Abraham, Mayor
Don Lopez, Trustee / Mayor Pro Tem
Pablo Rael, Trustee *excused
Mary Homan, Trustee
Allen Lewis, Trustee *excused

Kelly S. Ward, Administrator
Stephanie Dominguez, Clerk
Nancy Haines, Treasurer
Tim McDonough, Planning & Zoning Director
Bill Chappell, Attorney
Robin Hopkins, Public Safety Director *excused

1. CALL TO ORDER

Mayor Abraham called the meeting to order at 7:00 P.M.

MOTION: **Trustee Lopez** moved approval of the agenda with agenda item 9.A. deferred to the December Board of Trustees Meeting. **Trustee Homan** seconded the motion.

VOTE: The motion carried, 2-0.

2. PUBLIC COMMENT PERIOD [3 MINUTE TIME LIMIT] - (PLEASE SIGN IN WITH THE CLERK IF YOU WISH TO SPEAK UNDER PUBLIC COMMENT ON AN ITEM THAT IS NOT ALREADY ON THIS AGENDA)

Julie Skelton, 6804 Fourth Street, said we are opening a new non-profit at 6804 Fourth Street. The mission of the non-profit is to help people gain independence. The two populations that we are looking to work with are people who need assistance dogs, and youth/foster care or juvenile justice. The way we are doing that is by having a store that will have dog training, grooming, and merchandise. There will be year- long internships for youth looking for employment skills. We will be providing dog training for free or reduced rates for those that qualify. We are looking to become an integral part of the community.

3. PRESENTATIONS

NONE.

4. **CONSENT AGENDA**

There will be no separate discussion of these items. If discussion is desired, that item will be removed from the Consent Agenda and will be considered separately.

A. MINUTES – OCTOBER 12, 2016 – REGULAR MEETING.

MOTION: **Trustee Homan** moved approval of the consent agenda. **Trustee Lopez** seconded the motion.

VOTE: The motion carried, 2-0.

5. **REPORTS**

A. **MAYOR'S REPORT**

Mayor Abraham reported on the following:

- The last growers' market of the regular season will be held this Saturday.
- The Board of Trustees and Planning & Zoning Commission will be moving towards paperless meetings.

B. **ADMINISTRATOR'S REPORT**

Administrator Ward reported on the following:

- The property located at 920 Green Valley Rd NW was appraised at \$135,000.
- We are working on a business continuity plan.

C. **PLANNER'S REPORT**

Planner McDonough reported on the following:

- Business registrations for 2017 are being sent out via email.
- We have submitted the storm water management plan and annual report, which are posted on the Village's website.

D. **LEGAL REPORT**

Attorney Chappell reported on the following:

- Reviewed a number of property issues.

E. **PUBLIC SAFETY REPORT**

Public Safety Director Hopkins reported on the following:

Robing Hopkins was not present.

6. **FINANCIAL BUSINESS**

A. FY 2015/2016 VILLAGE OF LOS RANCHOS FINANCIAL AUDIT PRESENTED BY THAD PORCH WITH PORCH & ASSOCIATES LLC.

Thad porch presented the 2015/2016 financial audit. The Village had zero audit findings and the following financial highlights were presented:

FINANCIAL HIGHLIGHTS

- The Village's tax revenues *increased* \$211,566 or approximately 7% from the prior year. Total Village revenue *increased* \$635,430 or approximately 21.9% from the prior year.
- The Village's expenses *increased* \$233,614 or approximately 8% from the prior year.
- The Village increased its net position by \$767,936 or a 2% increase for this fiscal year.

B. CASH REPORT – OCTOBER 2016.

Treasurer Haines said the ending cash balance as of October 31, 2016 is \$9,639,301.65, which is a decrease of \$13,797.61 for this month. The year-to-date deficiency of revenue over expenditures is \$82,995.90. The unusual or significant items were payments to the Bernalillo County Fire Department in the amount of \$113,3000 for fire protection and EMS services for the quarter beginning 10/01/2016, and a payment to the Bernalillo County Fire Department in the amount of \$108,856 for professional services to administer the fire fund for fiscal year 2017.

MOTION: **Trustee Lopez** moved approval of the October 2016 Cash Report as presented. **Trustee Homan** seconded the motion.

VOTE: The motion carried unanimously, 4-0.

7. PUBLIC HEARINGS AND APPLICATIONS

A. AN APPEAL BY ABEL & LUCILLE GARCIA, KNIGHT SEAVEY, AGENT, OF PLANNING AND ZONING COMMISSION DENIAL OF VARIANCE V-16-03 ON AUGUST 9, 2016, AGENDA ITEM 4C FOR A VARIANCE FROM §9.2.7(E)(1) THE MINIMUM LOT AREA SHALL BE ONE (1) ACRE (43,560 SQUARE FEET); TO ALLOW A DIVISION OF ONE LOT INTO TWO LOTS, ONE 0.43 AC (18,800 SF) LOT AND ONE 0.68 AC (29,699 SF) LOT IN THE A-1 ZONE OF THE NORTH RIO GRANDE CHARACTER AREA. THE PROPERTY IS LOCATED AT 795 RANCHITOS RD. NW AND IS LEGALLY KNOWN AS CORRECTED PLAT OF TRACT A RANCHO ESPERANZA WITHIN SECTION 20, T.11N., R.3E., N.M.P.M. VILLAGE OF LOS RANCHOS DE ALBUQUERQUE, BERNALILLO COUNTY, NEW MEXICO, AS THE SAME IS SHOWN AND DESIGNATED ON THE PLAT FILED IN THE OFFICE OF THE COUNTY CLERK OF BERNALILLO COUNTY, NEW MEXICO FILED ON OCTOBER 13, 2015. THE PROPERTY CONTAINS 1.1127 ACRES MORE OR LESS. **Deferred from the October 12, 2016 Board of Trustees Meeting.*

Mayor Abraham requested any individual that will be speaking for any public hearing be sworn in by Attorney Chappell.

Attorney Chappell stated in this case the variance was denied by the Planning and Zoning Commission and an appeal was filed. During that time, the property was sold by the previous owner. The Planning and Zoning Commission heard a case based on ownership and a hardship that is no longer valid. My position is that there is no longer standing jurisdiction due to the change in ownership. The record before the Board relates to the previous owner, not the current owner of the property. My recommendation is this appeal is a moot issue and the Board should decline to hear the appeal.

MOTION: **Trustee Homan** moved to decline to hear the appeal, due to the change in ownership of the property. **Trustee Lopez** seconded the motion.

VOTE: The motion carried unanimously, 2-0.

8. OLD BUSINESS

A. DISCUSSION AND APPROVAL OF THE FOURTH STREET REVITALIZATION AND REDESIGN PLANS AT SIXTY-FIVE PERCENT (65%) COMPLETION, AUTHORIZING SITES SOUTHWEST TO PROCEED TO NINETY-FIVE PERCENT (95%) PLANS.

George Radnovich with Site Southwest presented the sixty-five percent (65%) plans to the Board of Trustees. The 65% plan set includes civil drawings and details (plan and profiles, striping plans, grading and drainage, utilities, and traffic control), landscape drawings and details (construction plans, planting plans, site furnishings), and architectural plans for bus shelters. Irrigation and dimensioning drawings are contingent upon general approval of the landscape plans, and will be included in the next submittal. The presentation illustrated design inspiration and precedents, with selected graphics from the plan set included to show how these elements are integrated into the proposed design. The designs also include materials, site furnishings, lighting, LID / drainage improvements, vegetation, and architectural features.

Mayor Abraham said **Trustee Rael** posed the question as to why in drawing C-102 the sidewalk is five (5) on one side and eight (8) feet on the other side, he asked if that was correct.

George Radnovich said we are working to equalize that and will have a revised plan at the next meeting.

Linda Benavidez, Guadalupe Trail, said I have a question regarding bus stops. Is there lighting in any of the stops? If not, it should be considered.

George Radnovich said we have not completed the final design but there will be lighting in each of the stops.

Keith Baird asked what criteria has been established with regard to access to businesses

during construction?

George Radnovich said the plan is to construct one side of the street and then the other so that two lanes of traffic are always open. The plan is to construct the project in individual blocks so we spend the least amount of time in front of a business. We want construction to cause the least amount of disruption to businesses.

Keith Baird said the water authority will be completing their updates first, do they plan to realign the fire hydrants?

George Radnovich said the fire hydrant re-alignment will be a part of the Fourth Street Project.

Keen Heinzelman, 323 Tyler Road, asked how will people turn left on Enchanted Valley southbound on Fourth Street. Is there a turning lane?

George Radnovich said they can utilize the middle turning lane.

Gil Benavidez said my concern is that traffic will increase on Guadalupe Trail as a faster route to Osuna Road. What tools does the Village have to prevent this?

Mayor Abraham said we are conducting a traffic study on all east/west streets. Traffic mitigation on residential streets can be included in that study.

George Radnovich said Terry Brown is the traffic engineer for the project. He conducted a traffic study to determine how much traffic would leave Fourth Street as a result of the reduction of traffic lanes from four to three. That study did not show an appreciable change in traffic for Guadalupe Trail, Los Ranchos, Ranchitos, and Osuna Road.

Dru Tagliapietra, 312 Nuevo Hacienda Lane, said I am concerned about landscaping plans and visibility. There are currently a few businesses with landscaping that greatly obstructs visibility.

George Radnovich said all the plants, except for the trees, are 2 to 2 ½ and feet tall. We specifically picked low grow plants that will not impact visibility on street sides.

John McDowell, 7201 Guadalupe Trail, said Guadalupe Trail is a busy street. Traffic has already increased on this street. It seems that the increase in traffic is from non-residents that are avoiding street lights and school zones. Speeding and running stop signs are an issue. I am sure there will be more traffic once the project starts.

Keith Baird asked when and where will the 25mph on Fourth Street start?

George Radnovich said the plans for this project are from Pueblo Solano to Schulte, the stretch of that project will be 25mph.

Mayor Abraham said when we re-stripe Fourth Street, we may change the speed limit to 25mph.

Trustee Lopez said he would like to meet with Ron Bohannon to discuss and review design documentation. I want to have the opportunity to review documents that I have not seen and make a proposal.

MOTION: **Trustee Lopez** moved approval of the 65% plans submitted on November 3, 2016 and November 9, 2016 contingent upon the review and approval of Trustee Lopez, who will meet with PE Ron Bohannon on November 11, 2016 or soon thereafter, subject to the engineering approval of the 65% plans. **Trustee Homan** seconded the motion.

VOTE: The motion carried unanimously, 2-0.

9. NEW BUSINESS

A. DISCUSSION AND APPROVAL OF RESOLUTION NO. 2016-11-1 ESTABLISHING THE VILLAGE LEGISLATIVE PRIORITIES FOR THE 53RD NEW MEXICO STATE LEGISLATURE, FIRST SESSION, 2017.

** Deferred to the December 14, 2016 Board of Trustees Meeting.*

10. TRUSTEES ROUND TABLE (INFORMAL) DISCUSSION

Members of the Board discussed various informal topics. No action was taken.

11. ADJOURNMENT

The meeting was adjourned at 10:05 P.M.

APPROVED by the Board of Trustees of the Village of Los Ranchos de Albuquerque this **14th** day of **December** 2016.

ATTEST:



Stephanie Dominguez, Village Clerk