

**MINUTES**  
**VILLAGE OF LOS RANCHOS DE ALBUQUERQUE**  
**6718 RIO GRANDE BOULEVARD NW**  
**BOARD OF TRUSTEES REGULAR MEETING**  
**JANUARY 25, 2017 - 7:00 P.M.**

**Present:**

Larry P. Abraham, Mayor	Kelly S. Ward, Administrator
Don Lopez, Trustee / Mayor Pro Tem	Stephanie Dominguez, Clerk
Pablo Rael, Trustee	Nancy Haines, Treasurer
Mary Homan, Trustee	Tim McDonough, Planning & Zoning Director*excused
Allen Lewis, Trustee	Bill Chappell, Attorney
	Robin Hopkins, Public Safety Liaison

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**1. CALL TO ORDER**

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

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

**VOTE:** The motion carried, 4-0.

**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)**

NONE.

**3. PRESENTATIONS**

A. FOURTH STREET REVITALIZATION AND REDESIGN UPDATE PRESENTED BY SITES SOUTHWEST.

*George Radnovich, Sites Southwest, provided an update on the status of the one hundred percent complete designs. Sites Southwest is working with PNM to determine the final placement of power poles, which is delaying the completion of the plans.*

**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 – DECEMBER 14, 2016 – REGULAR MEETING.

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

**VOTE:** The motion carried, 4-0.

**5. REPORTS**

**A. MAYOR'S REPORT**

**Mayor Abraham** reported on the following:

- The Growers' Market in January was very successful. This year the Growers' Market is celebrating their 25<sup>th</sup> season.
- The Attorney General is reviewing the initiative to provide video doorbells to Village residents.
- Bernalillo County is improving bike lanes on Rio Grande near Alameda.

**B. ADMINISTRATOR'S REPORT**

**Administrator Ward** reported on the following:

- Reviewed new finance options on the outstanding Government Obligation Bonds.
- Recently closed on the Cooper Property (6535 – 6548 Fourth Street).
- We are working on demolishing two properties on Osuna Road.

**C. PLANNER'S REPORT**

**Planner McDonough** reported on the following:

*Planner McDonough was absent.*

**D. LEGAL REPORT**

**Attorney Chappell** reported on the following:

- Reviewing several ordinances and property purchases.
- Working with Administrator Ward on several franchise agreements.

**E. PUBLIC SAFETY REPORT**

**Public Safety Liaison Hopkins** reported on the following:

- Working with residents if they “see something, say something”.
- Administrator Ward and I will be routinely meeting with Area Commander Josh Kingsbury.
- The Code of the West program at Los Ranchos Elementary is very successful.

**6. FINANCIAL BUSINESS**

**A. CASH REPORT – DECEMBER 2016**

**Treasurer Haines** said the ending cash balance as of December 31, 2016 is \$8,566,438.11,

which is a decrease of \$1,087,081.75 for this month. The year-to-date deficiency of revenue over expenditures is \$1,209,859.44. The unusual or significant items were: the purchase of ipads for the Trustees and Commissioners in the amount of \$12,638.50; the \$142,334.49 payment to Sites Southwest; the purchase of property located at 6538-6548 Fourth Street in the amount of \$1,259,316.73; and the receipt of a \$100,000 grant from the fire protection fund for fire protection apparatus.

**Trustee Rael** inquired about the purchase of ipads, the total reflected in the cash report is \$13,432 and asked if there were other expenses.

**Administrator Ward** said the other expenses include the ipad stands, insurance, and ipad cases. Ipads were also purchased for the Planning and Zoning Commissioners and Planner McDonough.

**Trustee Lopez** said the final cost of the Cooper Purchase (6538-6548 Fourth Street) was greater than the appraised value. What constitutes the additional expenses?

**Administrator Ward** said that amount includes all closing costs, taxes, and title insurance. The purchase authorizations are for the appraised value of the property plus closing costs.

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

**VOTE:** The motion carried unanimously, 4-0.

**B. DISCUSSION AND APPROVAL OF RESOLUTION NO. 2017-1-1  
MID-YEAR BUDGET ADJUSTMENTS FOR FY 2016/2017.**

**Administrator Ward** said this year, unlike previous years, we have provided more detail on each budget adjustment. There was an increase in gross receipts revenue in the amount of \$73,705, and we are projecting an increase of \$24,954 over the budgeted amount. The large expense in the amount of \$200,000 under the Village watch program is for the proposed initiative to provide video doorbells to residents.

**Trustee Lopez** asked if we need to have enough money in the budget, plus reserve funds, at the time the contract for the construction of the Fourth Street Project is signed.

**Administrator Ward** said in the next couple of weeks, we will have a final estimate of cost. I believe we will have enough money based on the current estimates. We have \$1.6 million from the state, plus the Village's appropriated funds.

**MOTION: Trustee Lewis** moved approval of Resolution 2017-1-1. **Trustee Rael** seconded the motion.

**VOTE:** The motion carried unanimously, 4-0.

**ROLL CALL VOTE: Trustee Rael-aye, Trustee Lopez-aye; Trustee Homan-aye; Trustee Lewis-aye.**

7. **PUBLIC HEARINGS AND APPLICATIONS**

NONE.

8. **OLD BUSINESS**

NONE.

9. **NEW BUSINESS**

A. DISCUSSION AND APPROVAL OF THE PURCHASE OF PROPERTY LOCATED AT 6530 FOURTH STREET NW, LOS RANCHOS DE ALBUQUERQUE, NM 87107, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE THE PURCHASE OF THE PROPERTY NOT TO EXCEED THE APPRAISED VALUE, \$1,430,000, PLUS CLOSING COSTS.

**Administrator Ward** said this property is the located at 6530 Fourth Street, where AAA storage is located. We are still waiting for the final environmental survey. This property has been identified as a blighted area.

**MOTION: Trustee Rael** moved approval to authorize the Mayor to negotiate and execute the purchase of the property, not to exceed the appraised value of \$1,430,000, plus closing costs. **Trustee Lewis** seconded the motion.

**VOTE:** The motion carried unanimously, 4-0.

B. DISCUSSION AND APPROVAL OF THE PURCHASE OF PROPERTY LOCATED AT 6780 FOURTH STREET NW, LOS RANCHOS DE ALBUQUERQUE, NM 87107, AUTHORIZING THE MAYOR TO NEGOTIATE AND EXECUTE THE PURCHASE OF THE PROPERTY NOT TO EXCEED THE APPRAISED VALUE, \$220,000, PLUS CLOSING COSTS.

**Administrator Ward** said this property has been identified as potential public parking for the Fourth Street Corridor. The Mayor is currently working with the property owner to reach a final agreement.

**Trustee Lopez** asked if we have identified a potential contractor yard for the Fourth Street Project.

**Administrator Ward** said we have not.

**Attorney Chapell** said this property, unlike the previous property has not been identified as a blighted area.

**MOTION: Trustee Homan** moved approval to provide the authority to Mayor Abraham to negotiate and purchase the property located at 6780 Fourth Street, at the appraised value plus closing costs. **Trustee Lewis** seconded the motion.

**VOTE:** The motion carried unanimously, 4-0.

**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 9:45 P.M.

**APPROVED** by the Board of Trustees of the Village of Los Ranchos de Albuquerque this **12<sup>th</sup>** day of **April** 2017.

ATTEST:



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Stephanie Dominguez, Village Clerk