

SOUTHERN SANDHILL COUNTY ARROYO FLOOD CONTROL AUTHORITY
(SSCAFCA)

MINUTES OF JANUARY 21, 1997
REGULAR BOARD OF DIRECTORS MEETING

CALL TO ORDER.

The regular meeting of the SSCAFCA Board of Directors was called to order by Chairman Dub Yarbrough at 1:10 p.m.

Directors in attendance were John Chaney, Bill Joiner, Guy McDowell and Dub Yarbrough. James Dorn was noted as absent. A quorum was declared present. Staff members present were Bob Garman, Executive Engineer and Pam McGrath, Administrative Secretary.

APPROVAL OF AGENDA.

A motion by John Chaney, seconded by Bill Joiner, to approve the agenda as presented, passed unanimously.

APPROVAL OF MINUTES OF DECEMBER 10, 1996.

A motion by John Chaney, seconded by Bill Joiner, to approve the minutes of the regular meeting of December 10, 1996, passed unanimously.

James Dorn arrived 1:12 p.m.

APPROVAL OF MINUTES OF JANUARY 2, 1997.

A motion by John Chaney, seconded by Bill Joiner, to approve the minutes of the organizational meeting of January 2, 1997, passed unanimously.

SECRETARY'S REPORT.

Barbara Loop Lease Update.

Mr. Joiner stated there was nothing to report at this time.

TREASURER'S REPORT.

1. Approve Expenditures 11/1/96-11/30/96.

A motion by James Dorn, seconded by John Chaney, to approve the reported expenditures of 11/1/96-11/30/96 as presented, carried unanimously.

2. Approve Treasurer's Report 11/30/96.

A motion by James Dorn, seconded by John Chaney, to approve the treasurer's report of 11/30/96 as presented, carried unanimously.

3. Approve Expenditures 12/1/96-12/31/96.

A motion by James Dorn, seconded by John Chaney, to approve the reported expenditures of 12/1/96-12/31/96 as presented, carried unanimously.

2. Approve Treasurer's Report 12/31/96.

A motion by James Dorn, seconded by John Chaney, to approve the treasurer's report of 12/31/96 as presented, carried unanimously.

LEGAL COUNSEL REPORT.

1. Excess Lots.

Mr. Metzgar stated that the attorney for the Local Government Division has not called him back regarding whether the request for sale of the excess lots goes to the Local Government Division or the State Board of Finance. As soon as he receives this information, the request can be completed.

2. Statute Corrections.

Mr. Metzgar reported that Larry Blair of AMAFCA called him after the last Board meeting and stated that AMAFCA was going to decide at their next meeting what changes they would request from the State Legislature in their Statute. Mr. Blair will call him after AMAFCA's next meeting regarding the changes they want to make and whether SCAFCA would also be interested in pursuing some of the changes.

3. Tree Farm Pond Project Land Transfer.

Mr. Metzgar reported that the deeds transferring the project lands from Sandoval County to SSCAFCA are in the process of being completed by Mr. Baca, County Attorney.

4. Resolution 1997-4, Banking Designation.

Mr. Metzgar read Resolution 1997-4, Banking Designation. He stated that this Resolution sets forth who can sign SSCAFCA checks and the number of signatures required.

Motion by Bill Joiner, seconded by John Chaney, to approve Resolution 1997-4, Banking Designation, passed unanimously.

TREE FARM POND AND URBAN PONDS UPDATE.

Dan Aguirre, engineer with Wilson & Company, updated the Board on the progress of the Tree Farm Pond Project.

Mr. Aguirre stated that Kirkland was not interested in the work on the lower portion of the Urban Ponds Project. Since Kirkland was not interested, the advertisement for this work will now be published with bid opening set for February 7, 1997 at 2:00 p.m. at SSCAFCA's office. The engineer's estimate is \$33,000.

Mr. Garman requested that the Board give the Chairman authorization to sign the contract on this part of the Urban Ponds Project if the bid comes in within 10% of the engineer's estimate.

Dub Yarbrough stated that he authorized Bob Garman to advertise the project with the understanding that the final authority comes from the Board and be requested that the Board decide if the contract should be let.

James Dorn asked if a special meeting can be scheduled after the bid opening to decide on the letting of the contract.

A motion by John Chaney, seconded by Bill Joiner, that the chairman is authorized to sign a contract if the bid amount is \$35,000 or less, passed unanimously.

The Board agreed that a special meeting should be scheduled for February 7, 1997 at 4:00 p.m. for the purpose of deciding whether to let the contract if the bids received are for more than \$35,000.

LANCOR UPDATE.

Marty Mares of Lancor gave an update on the possible land exchange between SSCAFCA and his client, Dr. Gross.

The Board discussed the possibility of SSCAFCA joining with Dr. Gross requesting a zone change of the property to commercial. Mr. Mares stated that Art Corsie of the City of Rio Rancho has indicated that the zone change has a better chance of being approved if it includes all of the property in the area owned by Dr. Gross.

There was a discussion by the Board.

John Chaney stated that he agreed that the trade with Dr. Gross is a win-win situation but that there appears to be a windfall for Dr. Gross since he would be using SSCAFCA's clout in attempting to change the zoning of ten lots from residential to commercial. He stated that Dr. Gross probably could not get this zone change approved without SSCAFCA's help.

Mr. Mares stated that he advised Dr. Gross that he needs SSCAFCA as much as SSCAFCA needs him and Dr. Gross does stand to win in this situation.

Mr. Yarbrough requested that Mr. Mares return for the next Board meeting of SSCAFCA for further discussion.

DISCUSSION ON DAMS 1 AND 4 PROJECT.

Mr. McDowell stated that he has given the project much thought and has come up with a possible different route and siphon process, which does not require a pump. The water would be directed into a large pipe at street level above the dam and would eventually create a siphon process. The alignment would go along the top of the escarpment shortening the length of the pipeline and lowering the construction cost. Mr. McDowell explained his proposed siphon design.

There was a discussion regarding this possibility. Mr. Dorn questioned why this possible alternative was not discussed earlier in

the project analysis.

Mr. McDowell suggested that a cost analysis on the siphon design be completed.

Mr. Yarbrough stated that he has always questioned why the pipeline should not be straight across. He stated that his main concern was whether the designed plan is safe since the pipeline is on a very steep slope and on unstable soil. He also stated that he feels that an unbiased opinion was not received on the location of the pipeline from the design engineer.

Mr. Chaney suggested that a committee be formed to include Mr. McDowell and meet with other engineering firms in our area to see if there is support for an alternative concept and bring the information back to the Board. It was agreed that a feasibility study would be needed in order to get an unbiased opinion on an alternative alignment.

Mr. Yarbrough asked whether the Board wanted to spend approximately \$5,000 for such a feasibility study. Mr. Metzgar stated that the procurement code allowed for a one time professional services contract for under \$20,000.

Mr. Dorn asked why this analysis was not done two years ago. Mrs. Annette Jones stated that when she was on the Board, the only thing authorized was buying land for Phase II and that alternative designs for Phase II were tabled.

Dan Aguirre of Wilson & Company volunteered to review this alternative in a preliminary manner and advise the Board if this is even a viable solution. If so, the Board can then determine if a full feasibility study should be authorized.

EXECUTIVE ENGINEER'S REPORT

1. Dams 1 & 4 Outfall Project.

Mr. Garman stated that there was a settlement on the Lucero property and that a hearing date of February 3, 1997 has been set on parcel 6-4 (Colborne).

Mr. Garman stated that the geotechnical and new hydrograph report was delivered to the Village of Corrales on January 3, 1997 and that the settlement agreement will be addressed by the Village Council January

28, 1997 in closed session.

The archeological dig was delayed until January 24, 1997.

2. Tree Farm Pond Project.

Mr. Garman stated that \$10,000 was received from the Bankruptcy trustee of Boyle Development in accordance with the agreement with Boyle.

Kirkland Construction has finished two-thirds of the old pond and some Pond "A" excavation has been done.

3. Urban Ponds Project.

Bob Garman stated that he and Mr. Aguirre met with Mr. Fossenier of the City of Rio Rancho and Mr. Castillo of AMREP regarding the maintenance MOU and another meeting is scheduled for Thursday of this week.

4. Harvey Jones Inlet Cleaning.

Mr. Garman stated that the cleaning of the Harvey Jones Inlet does not need to be done now. He feels that, unless there is an unusually heavy flow, it could be five years before this needs to be done.

5. Dam #1 Repair.

Mr. Garman stated AMREP has been paid by SSCAFCA for the additional repairs on Dam 1 per the agreement. The payment included SSCAFCA's \$8,000 share plus \$8,000 that SSCAFCA was holding on behalf of Sandoval County.

6. Broadmore Montoyas Crossing Site.

Mr. Garman stated that SSCAFCA has received the plans for the Broadmore Montoyas Crossing from the City of Rio Rancho. He will be reviewing the plans.

7. Damage Furniture Disposal.

Pam McGrath stated that a check for \$3,796.27 will be received by SSCAFCA and that arrangements are being made for the pickup of the damaged items.

8. Maintenance Tasks.

Mr. Garman stated that John Campbell has repaired some fencing, built a map rack, and repaired a drainage problem on one of the excess lots. He has also begun the installation of the guardrail at HJC. The replacement signs will be ordered by Pam McGrath.

9. Project List for Bonds.

Mr. Garman briefly reviewed a list he made on possible projects for the upcoming bond election. He feels that a project list should be made by SSCAFCA and sent to all political entities within SSCAFCA boundaries asking them to rank the priority of the projects.

John Chaney requested that the Board review Mr. Garman's list and be prepared for discussion of it at the next Board meeting.

CHAIRMAN'S REPORT.

None.

DIRECTORS COMMENTS.

None.

PUBLIC FORUM.

Ed Korzdorfer of NRCS stated that he would appreciate a written report of the O/M inspection. A summary of who was there, what was done and the primary items of concern needs to be in the report and sent NRCS.

Mr. Korzdorfer also reported that in the new Farm Bill that was passed, all soil and conservation districts need to have a conservation needs assessment meeting. Ciudad will be having its needs assessment meeting on February 19, 1997, from 9:00 a.m. to 12:00 p.m. at the NRCS state office. He stated that SSCAFCA may want to attend and present its priority list at the meeting.

Bob McCormick asked whether the trees that he marked were saved when the other trees were removed from the basin. He was assured by Mr. Garman that these marked trees were saved.


CLOSED SESSION.

Mr. Metzgar suggested that a closed session not be held at this time since his report on case status could be presented at the next meeting. It was the consensus of the Board to postpone the closed session until the next meeting.

ADJOURNMENT

A motion by Bill Joiner, seconded by John Chaney, to adjourn the meeting was carried unanimously. Meeting adjourned at 4:16 p.m.


WM. C. YARBROUGH
Chairman


BILL R. JOINER
Secretary

Date Approved Feb. 18, 1997