

Economic Development Commission Minutes  
EDC Room South City Hall  
360 Rio Communities Blvd.  
January 10, 2018

**Call to Order**

- Chairman Winters called the meeting to order at 10:06 a.m.

**Roll Call**

- Present: Jim Winters, Kuan Tikkun, Frank Logan and Paul Baca
- Absent: Fran Rossberg (unexcused)
- Also present: City Manager Bob Skerry and Deputy Clerk Pam Johnson

**Approval & signing of minutes**

- Frank Logan moved to approve the minutes as submitted. Paul Baca seconded the motion and the minutes of the December 13, 2017 meeting were approved on 4-0 vote.

**General Discussion –**

- Frank Logan reported that Rio Communities is now listed on the Albuquerque Economic Development website and the statement we submitted about the city is included.
- Chairman Winters said work is still being done on industrial park annexation issues. He said, at this point, we've received cooperation from everyone, but lawyers are getting involved so the process is long. He said he has done the research on ownership of the lots in the park and he and Mayor Gwinn have visited all the property owners except Aristech and Keter.
- Bob Skerry explained that some of the ownership information on the parcel maps is wrong so extra work is involved in getting the corrections made. He said votes for annexation are by number of acres owned so ownership records have to be correct.
- Chairman Winters said Council is trying to stabilize the number of people at the fire department that will respond to EMS calls. He said one of the solutions is to add people to the staff that would be paid employees.
- Bob Skerry said the current chief and assistant chief both live in Albuquerque. He said it is critical to provide services for the industrial park for annexation because if we can't prove we can provide services, it doesn't matter if everyone wants to annex.
- Bob Skerry said the City has hired an HR consultant and Council seems to be agreeable to going to PERA which will be a benefit in attracting employees at the fire department. He also said there are four hundred people working at the industrial park and they're here during the day. He said even if they don't live here, they can cover the day shift which are the hardest positions to fill. He said Keter has said they would cooperate with encouraging their employees be volunteer firemen and count it as community service.

- Chairman Winters said Ron Gentry is petitioning Council to annex his property.
- Bob Skerry pointed out the property on the map and explained the problems associated with the annexation. He said Mr. Gentry will be allowed to speak at the Council meeting on the 23rd. He also said Council needs to know the work that P&Z did on codes.
- Frank Logan said our priority is the industrial park annexation.
- Paul Baca said VIA is having issues with a rancher in Canyon Del Rio who has closed access off North Navajo Loop that was established as a restricted easement and denying access to everyone including the property owners. He said a major property owner there is threatening a law suit and will attach VIA and several other property owners as plaintiffs.

#### **LEDA Ordinance –**

- Chairman Winters distributed a copy of changes to the LEDA ordinance. He said Council approved the drafts of the EDC Plan and the EDC Strategy Using LEDA. He said the State EDC lawyers requested changes on page 6 #8 and #9. He said they wanted us to clarify the number of jobs the companies would bring and the salary range. He also said he added a statement that if a company wants to expand, they would give us that information so existing jobs can't be referred to as "new jobs".
- Kaun Tikkun moved to add #8 and #9 to the proposed LEDA ordinance Sec. 10-4-1, Article IV Project Implementation as submitted by Chairman Winters. Frank Logan seconded, and the motion passed on 4-0 vote.
- Chairman Winters distributed an article printed from the FinanceNewMexico.org website and explained that it lists important information needed to start a business as well as links to other helpful websites. He suggested we may want to add the link to the EDC website.
- Paul Baca moved to add the link to financenewmexico.org to the EDC website with an explanation of what it is. Frank Logan seconded, and the motion passed on 4-0 vote.

#### **Updates on all programs –**

- Chairman Winters said he has been trying to generate some interest in the Tillery property. He said he had two potential buyers and sent them e-mails. He said he talked to one person on the phone and he said he'd contact us after the holidays. He said plans for businesses to open stores in Belen have stalled and he would like for Rio Communities to be on their list for a backup location.
- Paul Baca said the owner of the Tillery property is motivated to sell.
- Frank Logan asked if there is any movement on the car wash.
- Chairman Winters said the property is still in probate.
- Kuan Tikkun reported on the Domenici Conference. She said there was discussion on foreign trade and relations the first day of the conference and they reported that 80% of the jobs lost in the country is the result of automation. She also said those jobs are at middle class level so there are more low-income jobs and less middle-income jobs because of automation and globalization. She said there will be more higher income jobs which require education beyond high school and explained that the goal of Mission: Graduate is to increase higher income jobs by getting more college graduates in Valencia County. She said they're working on getting resumes and mock interviews at high schools as well as job fairs and internships and shadowing for high school and college kids with local employers. She

asked that, if anyone knows someone who would like to get involved in job shadowing or internships, to let her know.

- Chairman Winters said Clariant is creating a program for internship.
- Paul Baca said Belen High School language arts students have a job shadowing day. He said because language arts is required at the high school level, every student has to shadow with a company that is in a business they're interested in. He said it seems more beneficial for some students to train to be an electrician or plumber instead of going to college. He said he attended a Mission: Graduate meeting and everything was about putting kids on track for college, but we need to put kids on track for a career and that may not be a college education.
- Kuan Tikkun said, at the national level, jobs of the future will be science and math related. She said the drug problems also need to be addressed.

**Adjourn –**

- Kuan Tikkun moved to adjourn the meeting. Frank Logan seconded the motion and the meeting adjourned at 11:44 a.m.

Respectfully submitted,

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Pam Johnson, Deputy Clerk

Approved

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Jim Winters, Chairman

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Paul Baca

\_\_\_\_\_  
Frank Logan, Vice Chairman

\_\_\_\_\_  
Kuan Tikkun

\_\_\_\_\_  
Fran Rossberg, Secretary

Date: \_\_\_\_\_