

City of Rio Communities Workshop Minutes
Monday July 10, 2017

- Mayor Gwinn called to order the workshop at 10:00 am.
- Present: Mayor Mark Gwinn; Councilors Bill Brown, Arturo Sais and Thomas Scroggins.
Absent: Councilor Peggy Gutjahr.
Also, Present: City Manager Bob Skerry, City Treasurer Celina Benavidez, Municipal Clerk Lisa Adair and EDC Chairman Jim Winters.

1. Council reports & agenda items – 30 minutes

- Mayor Gwinn said before we go into councilor reports he invited Frank Cox to speak from the Older American Program.
- Mr. Cox explained they are looking for a representative and alternate from Rio Communities.
- Councilor Sais asked if they have any ties with the lunch program at the Senior Center.
- Mr. Cox explained this is their biggest area for the Older American Program and then the transportation is the next biggest program.
- Councilor Sais asked where are the meetings usually held.
- Mr. Cox said they move around and they have regular meetings every other month and the next meeting will be in August.
- Mayor Gwinn asked if other municipalities have representatives from the council.
- Mr. Cox said some have representatives from Council and some do not and then he said he would love to see someone from our Council as a representative.
- Manager Skerry asked if he was aware of the audit held on June 30, 2017.
- Mr. Cox explained they are still under probation and said they are being checked monthly on what is going on with the program and then continued to explain what their organization is doing to serve the seniors in this County.
- Mayor Gwinn said we will have a discussion and get a name for a representative as soon as possible and thanked Mr. Cox for bringing this to our attention.
- Councilor Scroggins had no comment.
- Councilor Sais asked if there is any kind of survey starting on the land.
- Manager Skerry said P&Z is still working on getting together to do the forum and mailer.
- Councilor Sais asked would that be actual surveying the land.
- Manager Skerry said no this is a public survey not a land.
- Councilor Sais said has that land been surveyed.
- Manager Skerry said no it has not been.
- Councilor Sais asked will that land be surveyed for a park.
- Manager Skerry said the land will be surveyed if that is what the priorities of the public survey would like to see it as a park.
- Councilor Sais said what about 5 parks and said we need more parks.
- Mayor Gwinn said P&Z is putting together a survey on what type of park the public wants.
- Councilor Sais said he hasn't been talked to from P&Z regarding parks and he feels they should have.
- Councilor Brown said this is the process that P&Z is going through.
- Mayor Gwinn said P&Z is trying to put together a mailer to get feedback from the community as to what they want to see in the City.
- Manager Skerry explained the mailer that P&Z is putting together.

- Councilor Sais said he had put a whole program together to make this happen.
- Councilor Brown said this was an inappropriate time.
- Councilor Sais said something has already been done on his part and he said we need a park and has met with several people regarding that property and then said he misunderstood he thought the survey was going to be on the actual property not a study.
- Manager Skerry explained P&Z is not doing a stake in the ground type survey but a public informational survey and further explained the process.
- Councilor Sais said he went further ahead and he feels that he has already identified what this park would look like.
- Mayor Gwinn said without having everything in place we can't even go for a grant.
- Councilor Sais said he would like to be kept informed on what P&Z is doing and feels like he is being ignored.
- Manager Skerry said P&Z and EDC are giving monthly reports on what they are working on.
- Councilor Sais feels we need to have more discussion on additional officers in the future.
- Councilor Sais said he has gotten a few complaints regarding potholes on Lee Trevino.
- Mayor Gwinn said some are being address and explained some of these issues are from the water company.
- Councilor Brown passed out a draft letter on how unhappy on the lack of progress of the fire department and requested that it be on the next business workshop and business meeting agenda.
- Mayor Gwinn said over the weekend there was a dog hit off Hwy 47 and De Hann and has been there for some time.
- Jim Winters said it is gone.
- Mayor Gwinn said illegal fireworks was a big issue State wide this weekend and explained there was several fires around the area from illegal fireworks and we were lucky not to have any.
- Mayor Gwinn reminded we have a cleanup this Saturday.
- Mayor Gwinn handed out the minutes from the resolution meeting he went to and then explained that he will have another meeting this Saturday to go over the final resolutions.
- Mayor Gwinn explained the youth golf was a huge success this year. He then said the year before they had 25 kids and this year they had over 100 kids attending.

2. Volunteer Recognition – Discussion

- Mayor Gwinn said he received a few emails from some of the Councilors wanting to recognize Clarke and Helga appreciating all their time in volunteering for the community.
- Councilor Brown said he would like to include Jason Gonzales as well as Clarke Metcalf and Helga Woerner. He also would like to see the recognition in the way we had done for Marilyn maybe some type of proclamation and began a discussion.
- Mayor Gwinn said two of the three have moved away and continued the discussion.
- Councilor Scroggins asked if it is possible to setup a community get together or a place to honor people. He then suggested maybe make it more of a real fair where there would be recognition of all volunteers and then said there is a lot of people that need to get recognized.
- Councilor Sais he would like to have the recognition come from us signed by Council and Mayor and continued the discussion.
- Councilor Scroggins asked if maybe we need to create a committee and continued the discussion.

a) Public questions (3) minutes to address the Council

- No public to address council

3. New P&Z Member – Discussion

- Mayor Gwinn said he found an individual who he would like to join P&Z. He then explained this would give us the 5th member. He then said this person will be here tomorrow night for consideration and approval.
- Councilor Brown explained he was at a previous meeting and said he felt Lawrence fit right in.

a) Public questions (3) minutes to address the Council

- No public to address council

4. Priorities Report

- Mayor Gwinn said this is mainly for Arturo's benefit since he was not at the previous workshop and meeting.
- Manager Skerry explained that this is the list he gave everyone last week and further explained the order was done by putting everyone's request together and gave the highlights of the top 8 items on the priorities list.
- Manager Skerry passed out the city manager job description and ordinance. He then explained the differences between his job description and the priorities list and further explained that it was brought up wanting monthly progress report on the priorities list and said he would lobby against doing that. He then began a discussion on the time that he and staff must complete other projects.
- Manager Skerry said we are changing payroll providers and explained we have not got up to speed a 401k but instead are trying to go with a 457b which is like a 401k but for government entities and continued the discussion on the lack of time from he and staff.
- Manager Skerry explained that he will not respond to micromanagement of his and staff time and further explained that Robert Morgan our code enforcer broke his ankle and there is now going to be a further issue of not having a public works and began a discussion on this issue.
- Manager Skerry continued to explain there is a lot going on and wants a clear cut of what his job duties are vs. Council job duties. He then said Council sets the policy and he makes it happen and continued the discussion.
- Manager Skerry feels in the past his job has been under attack and would like not to see that happen once again.
- Mayor Gwinn said on our priority list there is the solid waste ordinance and explained that the County is going after a solid waste ordinance and he is hearing from some of our residents why are we making them go to a single provider. He then said he told these individuals that this is what the County is doing and not us and began a discussion on looking at other municipalities on what they are doing regarding a solid waste ordinance.
- Manager Skerry said Valley Disposal may not survive if they lose the County even though this has nothing to do with Rio Communities and continued the discussion on Council setting the policies and they are the liaison to the public.
- Mayor Gwinn explained there are 4 active neighborhood watch groups and said he talked to them about our comprehensive plan and suggested they take it around the neighborhoods and talk with the residents about the plan and continued the discussion on the priorities list.
- Councilor Sais said regarding Bob's earlier statement of his job being under attack he must have misunderstood and didn't realize that they are not being supportive to him and asked if he is misinterpreting this.

- Manager Skerry explained if you read the minutes in the last 2 ½ years you will see that at least half have been on either his job performance, evaluation or pay and he would like to see things squared away with this board and feels it constantly comes up about his progress.
- Mayor Gwinn said he was the one that brought this up and felt that as we receive monthly reports from departments why not receive a report regarding the updates on the priority list because he wanted the public to know what we are doing and completing, plus said when the managers' report is given at the end of the meeting we usually lose most of the audience. He then suggested maybe moving the managers' report to the beginning of the city council meeting.
- Manager Skerry said he does not have a problem with that and said it is usually covered during his report.
- Manager Skerry explained that he feels his time is being micro-managed when he is being asked for an update on the priorities list and given a deadline. He then continued the discussion.
- Clerk Adair suggested moving the manager report before public comments on the agenda.

5. Manager Report

- Manager Skerry explained we received our DOT grant agreement and have signed, notarized and sent it back to them. He began a discussion on the roads to be worked on, the grant amount for \$75,000 and our match of \$25,000.
- Mayor Gwinn said maybe he, Bob and Jim revisit the intersections and reassess the list and continued the discussion.
- Manager Skerry read the letter attached to the grant agreement to council.
- Councilor Scroggins asked for us to complete the entire list of roads we will go over and above the grant of \$75,000/\$25,000 that DOT will award us.
- Manager Skerry explained yes unless the prices went down and it can be less cost and continued the discussion.
- Councilor Scroggins asked are we going to get a contract to do a chip-n-seal now and then use the grant money for the other projects.
- Manager Skerry said no we cannot use the grant money now until we get the award letter and continued the discussion on the process of doing other work from funds we have set aside for road projects.
- Councilor Scroggins asked is Frederico adequately fixed up so we can do a chip-n-seal.
- Manager Skerry explained the process just as they had done with Goodman and continued the discussion.
- Councilor Sais asked do we need a budget adjustment.
- Manager Skerry said no, we would need a separate procurement to do another project and continued the discussion on starting the process of drafting a scope of work.
- Manager Skerry said we received an approval from DFA, Rick Lopez and then said Celina did an excellent job getting everything put in. He then read the letter from DFA.
- Manager Skerry explained we are bringing into the budget \$916,905 a year as sustainable revenue and said there's \$2,313,000 sitting in the checking account and began a discussion on how much will be placed in interest-bearing accounts.
- Councilor Scroggins said after we deduction the amounts going to the interest-bearing account we still have 25% more than 1.2 mil given to us previously.

- Manager Skerry said yes and continued the discussion on what is in the bank now and the starting remodel of the building and the fire department.
 - Manager Skerry said the City is looking good at the State level and explained his conversation with John Avila the City Manager of Corrales regarding our ability to be able to match grants.
 - Manager Skerry explained that he has a quitclaim deed for the Tierra Grande Fire Department and said we have a 99-year lease for \$10 a year and then further explained the benefit for us to own the building instead of leasing.
 - Councilor Sais asked how much property is this on.
 - Manager Skerry explained the County will retain a 10x10 part of the property for a cell tower and then said there is an acre around the building and an additional 10 acres where this could be a possible helipad and began a discussion on the reasoning of getting the building, property and looking at further property at the industrial park.
 - Councilor Sais asked were we looking at a joint power with the railroad regarding hazmat training.
 - Manager Skerry said yes and began a discussion that BNSF sponsors fire department training including hazmat.
 - Manager Skerry said he is still working with the County regarding a building they own at the industrial park and continued the discussion.
 - Manager Skerry explained at the last meeting of the month the budget will get the approval from Council to move forward and began a discussion on how we would not be making changes and closing out the 4th quarter at the same time.
 - Manager Skerry said ICIP talks will again be happening soon and asked council to look at last year's ICIP and see if they feel somethings should be moved up the list and began a discussion on a few items on that list.
 - Manager Skerry said we have been asked if we can put on our ICIP this year new radio equipment for the VRECC and continued the discussion on the type of equipment they are requesting and the status of the new building.
 - Manager Skerry explained DOT sent an email out that they will be doing a mil and inlay project and gave the area of what will be worked on. He then began a discussion on the type of base DOT is requiring and Manzano possibly being over budget.
 - Councilor Sais asked if there is a time frame.
 - Manager Skerry said it will be starting at the end of the month and he is not sure on the completion date.
 - Manager Skerry explained he had given a sheet regarding the rate of growth for the City to Council a few meetings back and said the actual number is 17.69% and explained that he will be talking with Ralph regarding the economic growth and it would be good to have these figures.
 - Manager Skerry said EDC has been reassessing their wording for their brochures and is referencing the time and distance to Facebook and Keter.
- The City Council workshop was adjourned at 12:48 pm.

Respectfully submitted,

Lisa Adair
Municipal Clerk

Approved:

Mark Gwinn,
Mayor

Margaret (Peggy) Gutjahr,
Councilor Mayor Pro-tem

William (Bill) Brown,
Councilor

Arturo R. Sais,
Councilor

Thomas Scroggins,
Councilor

Date: _____