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JOINT MEETING
Town of Taos Council
&
Taos County Board of Commissioner's
Taos County Commission Chambers
105 Albright St. Suite A, Taos, New Mexico
Wednesday, May 28, 2008
9:00 a.m.

MINUTES

1. CALL TO ORDER: The Joint Meeting of the Taos Town Council and Taos County Commission was called to order by the **Honorable Mayor Bobby Duran and Chairman Charlie I. Gonzales** at **9:15 a.m.**

2. Roll Call: Ms. Renee Lucero, Town Clerk, called roll and a quorum was present.

Those present were Mayor Bobby Duran, Councilmembers Darren Cordova and Amy J. Quintana. Also present were Interim Town Manager Abigail Adame and Town Clerk Renee Lucero. Those absent were: Councilmembers Rudy Abeyta and A. Eugene Sanchez.

3. PLEDGE OF ALLEGIANCE: Councilmember Quintana led the audience in the pledge of allegiance.

4. APPROVAL OF AGENDA:
ADD to Citizens Forum: Presentation by Duane Durant regarding Green Build.

Commissioner Barrone made a motion to approve the Agenda as amended. **Commissioner Romero** seconded the motion. The motion carried unanimously.

5. APPROVAL OF MINUTES:

1. April 14, 2008 - Joint Meeting

Commissioner Jaramillo made a motion to approve the April 14, 2008 minutes as presented. **Commissioner Barrone** seconded the motion. The motion carried unanimously.

1 **2. April 30, 2008- Joint Meeting**

2
3 **Commissioner Romero** made a motion to approve the April 30, 2008 minutes as
4 presented. **Commissioner Barrone** seconded the motion. The motion carried
5 unanimously.

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8 **6. CITIZENS FORUM: No one came forward**
9 **Presentation by Duane Durant regarding Green Build.**

- 10
11 • Duane Durant came forward and stated that their mission is to build green
12 workforce affordable housing, a green assisted living center and develop a solar
13 farm for solar panels. In order to do this they will need to identify land. He is
14 requesting support from the Council and Commission.

15
16 Commissioner Romero asked how much land they will need.

17
18 Mr. Durant stated that they need at least 40 acres for the assisted living center, 37
19 acres for the solar farm and whatever possible for the affordable housing.

20
21 Commissioner Romero asked if he is working with locals such as Taos County
22 Youthbuild.

23
24 Mr. Durant stated that they did work with Youthbuild in Las Vegas, NM. He has
25 talked to local contractors. Local businesses get priority in terms of supplies.
26 They want business to stay local.

27
28 Mayor Duran asked how far in proximity to the Town do they want to be.

29
30 Mr. Durant stated that it would be preferable to have the assisted living center as
31 close to the hospital as possible. The affordable housing should be as close to
32 town as possible.

33
34 Councilmember Cordova stated that he is very interested in this initiative and ask
35 Interim Town Manager Adame and Mayor Duran to meet with them.

- 36
37 • Councilmember Cordova briefed the Commission and Council on the Mother's
38 Day Celebration. He stated that it was very successful and thanked the Town of
39 Taos and Taos County for their continued support. The celebration grows every
40 year. DMC will pay in-kind services for the next several months in order to keep
41 the costs down and the celebration free for those who attend. The musicians
42 come from all over – Texas, Colorado, etc and don't get paid. He will be looking
43 for a way to obtain funding so that he can compensate the musicians. DMC loves
44 organizing the event but it would be great to be able to make a profit and not lose
45 money. They need to find a way to continue the event and still keep it free for
46 attendees.

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Commissioner Romero stated that this is truly a great economic development initiative. He would like to see this celebration continue.

Commissioner Jaramillo commended Councilmember Cordova and his staff at DMC. He pointed out the countless hours that the staff spends on this event.

Chairman Gonzales stated that this is a great event. He supports Councilmember Cordova in going to the legislature to seek funding.

Mayor Duran stated that he is also in support of going to the legislature.

Commissioner Romero stated that we need to get our business community to accommodate visitors. A lot of restaurants and shops were closed on Sunday afternoon.

Councilmember Cordova stated that we also need to collaborate with other entities to schedule big events on different weekends throughout the summer instead of having several events in one weekend.

Sammy Pacheco, Taos County Attorney, stated that there is existing legislation that we should study in order to make this possible. The Town and the County could collaborate to be able to use Lodger's Tax funds for events like this.

Julia Valerio, Taos County Manager, commended Councilmember Cordova because this event is so popular. She hopes that the funding can be obtained to keep it going.

7. Joint Matter for Discussion and Possible Action:

- A. Joint Memorandum of Agreement regarding Old County Courthouse and Town Visitors Center –Sammy L. Pacheco, Taos County Attorney**
 - 1. Exhibit A, Proposed Lease Agreement No. TCC-2007/2008-124, from Taos County to Town of Taos for the Old Courthouse

Taos County Attorney stated that this has been in discussion for several years. This is for a 25 year lease and does require the approval of the State Board of Finance.

Commissioner Romero stated that he is concerned with the Taos County Historical Society. They've expressed concerns about being left without a location to conduct business. He wanted to make sure that they will be housed some place else. They play a major role in keeping our cultural heritage together.

1 Mayor Duran asked Councilmember Cordova if he knew what it would cost to
2 renovate the old courthouse.

3
4 Councilmember Cordova stated that preliminary figures from Councilmember
5 Sanchez estimate a minimum of \$1.5 million. The lease should be contingent
6 on financing.

7
8 Mayor Duran asked if the plumbing was bad or if the roof needs work the
9 County would take care of costs at the Visitors Center and the Town would
10 take care of costs at the Courthouse.

11
12 County Attorney Pacheco stated yes.

13
14 There was a discussion on where the funding will come from.

15
16 Councilmember Cordova stated that he thinks there should not be 2 leases
17 intertwined. The end result is what matters not who owns what. He feels that
18 maybe we should wait until the Town has an attorney on board. The focus at
19 this time should be what we are doing with the Courthouse, then we can
20 decide what to do with the Visitors Center.

21
22 Chairman Gonzales asked what the square footage of the Visitors Center is.

23
24 Mayor Duran stated about 6,000 square feet.

25
26 There was a discussion about housing the Taos County Planning & Zoning
27 Department at the Visitors Center.

28
29 Chairman Romero stated that there is funding available to make
30 improvements at the Courthouse. We don't need elevators because it's in the
31 Historic District. That will cut the cost tremendously.

32
33 Commissioner Jaramillo stated that the Town is the one who came to us to
34 make changes to the Courthouse. The entire building doesn't need to be
35 renovated. It just needs a few improvements inside. The original idea was to
36 put the restrooms in there.

37
38 Commissioner Barrone commended County Attorney Pacheco for his work on
39 the documents. The project did start off as just restrooms. We didn't want just
40 restrooms in the middle of Town. We talked about having more of a cultural
41 center. The visitors would benefit more if the Visitors Center was in the Plaza.
42 We understood that you did have funding for the restrooms and that the other
43 improvements would come later.

44

1 Commissioner Romero suggested combining the Town of Taos Planning
2 Department and Taos County's Planning Department and house them at the
3 Visitors Center.
4

5 Councilmember Cordova informed the Council and the Commission that it
6 may be difficult to house the Planning Departments away from Administration
7 Offices since that department is in need of daily contact with these offices. He
8 stated that the Town approached the County about the other improvements.
9 Just because there are disagreements doesn't mean we're not interested. We
10 just want to make sure that we have a Town Attorney protecting the interests
11 of the Town as well. We can come up with funding to accommodate the
12 restrooms. Our intent was not to demolish the building and take away the
13 historic culture. The goal right now is to get the restrooms in. Our dream is
14 to make it a cultural center. Maybe we can do it all in phases.
15

16 Commissioner Romero suggested renovating the upper floor first and
17 constructing the restrooms then move to the bottom floor. We need to work
18 together so that we can go to the legislature to seek more funding.
19

20 Commissioner Jaramillo stated that we do need to move forward at least with
21 the restrooms. We all need to agree that this is a priority. We've been talking
22 about it for 4 years.
23

24 Mayor Duran stated that we're all too territorial. The hard part about this is
25 for each of us to part with our assets. This is government to government. We
26 wouldn't be losing anything. The citizens will benefit either way.
27

28 Commissioner Jaramillo stated that we need to think of our constituents. I
29 understood that the Town was fine with our intentions with the Visitors
30 Center. We already had a plan that was acceptable to the Town and the
31 County then we were proposed with a new plan.
32

33 Councilmember Quintana stated that we should just agree on the restrooms
34 today.
35

36 Commissioner Barrone agreed.
37

38 Mayor Duran suggested that the Town and County Manager tour the Visitors
39 Center facility and see where we can accommodate the County.
40

41 Councilmember Amy Quintana recommended having 2 Memorandums of
42 Agreements. One to put in the restrooms in the Old County Courthouse and
43 the other to accommodate some of the Taos County offices out of the Visitors
44 Center until the Administrative/Judicial Complex is built.
45

1 Councilmember Darren Cordova recommended that language be added to the
2 agreement to state that a larger renovation may occur and the Town of Taos
3 may present a plan to the Commission.
4

5 Mr. Sammy L. Pacheco, County Attorney informed the Council and
6 Commission that he recommends the Memorandum of Agreement be limited
7 to the restrooms only.
8

9 Commissioner Romero made a motion to move forward with the construction
10 of the restrooms with the original MOU and also include an alternative plan
11 for the Old County Courthouse in a Joint effort with the Town of Taos. Vice-
12 Chairman Barrone seconded. The motion carried unanimously.
13

- 14 2. Exhibit B, Proposed Lease Agreement No. TCC-2007/2008-125, from Town
15 of Taos to Taos County for the Town Visitors Center
16

17 Councilmember Cordova made a motion to direct staff to allow the County to
18 utilize the Visitors Center during the duration of the construction of the
19 Administrative/Judicial Complex effective immediately. Councilmember
20 Quintana seconded the motion.
21

22 Councilmember Cordova amended his motion to include that the Town of
23 Taos will enter into a Lease Agreement with Taos County for the use of the
24 Visitors Center. Councilmember Quintana seconded the motion. The motion
25 carried unanimously.
26

- 27 **B.** Twenty-Five year lease agreement No. TCC 2007/2008-126 by Town of Taos to
28 Taos County for five acres located adjacent to the Kit Carson Electric Cooperative
29 Propane Storage Yard on Landfill Road for Solid Waste Services- Sammy L.
30 Pacheco, Taos County Attorney

- 31 1. Exhibit A, Sample Quilt Claim Deed
32

33 County Attorney Pacheco requested that the 5 acres located adjacent to the Kit
34 Carson Electric Cooperative Propane Storage Yard on Landfill Road be
35 donated to Taos County for solid waste services. Mr. Pacheco stated the
36 agreement will indicate that the use will be only to house the Solid Waste
37 Department.
38

39 Mayor Duran stated that the Town needs to evaluate the specific location as to
40 where the 5 acres will be. He asked the Council to allow him and the Town
41 Manager to work out the details.
42

43 Councilmember Cordova made a motion to donate the land for specific use
44 contingent on the other entities not being affected.
45

46 Councilmember Cordova withdrew his motion for further discussion.

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Uvaldo Olonia, Taos County Solid Waste Director, stated that he wanted the facility to be toward the front of the lot because of the congestion at the landfill. The total solid waste operations will be housed there including the office, 3 rollout trucks, 3 flatbed trucks, 7 or 8 bins and 3 or 4 recycling bins.

Mayor Duran asked Mr. Olonia to make sure he works with Francisco “French” Espinoza, Public Works Director, on this.

Mr. Olonia stated that he’s already been in contact with Mr. Espinoza and will continue working closely with him.

Councilmember Cordova made a motion to approve the Quit Claim Deed for the specific use of 5 acres and directed the Town and County staff to work together and the Attorneys to place recommended clauses in the agreement specifying the use of the land. Councilmember Quintana seconded the motion. The motion carried unanimously.

Commissioner Romero made a motion to accept the 5 acres. Commissioner Jaramillo seconded the motion. The motion carried unanimously.

8. Proposed Date of Next Meeting: July 2, 2008 at 9:00 a.m. at the Town Council Chambers.

9. ADJOURNMENT: A motion was made by **Councilmember Cordova** and seconded by **Commissioner Jaramillo** to adjourn the meeting. The motion carried unanimously and the meeting adjourned at **11:26 a.m.**

APPROVED:

Bobby F. Duran Mayor

ATTEST:

Renee Lucero, Town Clerk