

City of Tucumcari
City Commission Meeting Minutes
May 28, 2015

The Tucumcari City Commission met in a regular meeting on Thursday, May 28, 2015 at 6:00 p.m. in the City Commission Chambers, Members present constituting a quorum were: John Mihm, Ruth Ann Litchfield, Robert Lumpkin, Amy Gutierrez and Rick Haymaker.

City Staff members present were: Jared Langenegger, City Manager; Doug Powers, Assistant City Manager; Dennis Dysart, Financial Director; Jason Braziel, Chief of Police; Angelica Gray, City Clerk.

Invocation presented by Rick Haymaker, Agape West Church and Mayor Lumpkin led us in the Pledge of Allegiance.

Consideration of Changes for Deletions to the Agenda

Commissioner Gutierrez made the motion to approve the agenda and Commissioner Haymaker seconded the motion. Roll Call:

Litchfield	Haymaker	Gutierrez	Mihm	Lumpkin
Yes	Yes	Yes	Yes	Yes

Items from Commissioners

Commissioner Gutierrez welcomed everyone this evening. She thanked the Mayor for the speech for the Veteran's at the cemetery memorial and for the VFW who hosted a free meal for veterans and their family. In addition, at the cemetery memorial there a plaque was erected that the women's auxiliary collected monies and donated. She stated bricks can be purchased with the soldiers name on it. If anyone is interested, they can contact Kathy Lopez or Mucio Lopez.

She stated the New Mexico Bookmobile will be in Tucumcari from June 9 – June 11. For times and schedule, you can contact Geri Marquez at 461-1206 or Mary Kiminski 505-476-9723.

Commissioner Haymaker welcomed everyone for coming tonight along with the listening audience at home. He thanked Lola McVey who is with the home visit program. This program does a lot of good for new parents and new moms. He did get the opportunity to meet with Ms. McVey this week.

Mayor Pro Tem Ruth Ann Litchfield thanked Quay County Sun and KTNM. She also sent a shout out to the street workers and parks, who have been working hard around town. She reminded everyone that Rockabilly is scheduled for next weekend. She also stated a movie is being filmed in Tucumcari, which is exciting.

Commissioner Mihm also thanked everyone for coming tonight and our listening audience. He thanked the library advisory board for their hard work. The board consists of Leon Logan, Marci Oliver, Janie Bahrs, Merlinda Turner, Judy Ross and Noreen Hendrickson. This board works very hard at the Fired Up! and the Quay County Fair by setting up booths. He stated Dainetta Kroeker

also works very hard. He stated the library had 3,361 people visitors in March and 845 people used the computers, which is quite a traffic count. They are preparing for the reading program that starts in June.

Mayor Lumpkin also welcomed everyone tonight.

Approval of Minutes

Commissioner Gutierrez made the motion to approve the May 12, 2015, work session notes and Commissioner Haymaker seconded the motion. Roll Call:

Litchfield	Haymaker	Gutierrez	Mihm	Lumpkin
Yes	Yes	Yes	Yes	Yes

Mayor Pro Tem Litchfield made the motion to approve the May 14, 2015 work session notes and Commissioner Mihm seconded the motion. Roll Call:

Lumpkin	Gutierrez	Litchfield	Haymaker	Mihm
Yes	Yes	Yes	Yes	Yes

Ms. Gray stated that on page 4 of these minutes stated added Commissioner Gutierrez as voting, however, Commissioner Gutierrez was absent at this meeting.

Commissioner Mihm made the motion to approve the May 14, 2015 commission meeting minutes as amended and Mayor Pro Tem Litchfield seconded the motion. Roll Call:

Haymaker	Lumpkin	Gutierrez	Mihm	Litchfield
Yes	Yes	Yes	Yes	Yes

Ordinances and Resolutions

Resolution 2015-15, Budget Resolution to commit funds from the General Fund as an Emergency Reserve- This item was presented by Dennis Dysart, Finance Director. He stated this creates a legal bind also on the funds as the commission is the governing body. He stated this creates a restricted fund of the \$400,000 and when our annual statement comes out and our oversight committee within the government sees our funds, they see we have the cash aside.

Commissioner Mihm made the motion to approve Resolution 2015-15 and Commissioner Gutierrez seconded the motion. Roll Call:

Mihm	Litchfield	Lumpkin	Gutierrez	Haymaker
Yes	Yes	Yes	Yes	Yes

City Manager's Report

Mr. Langenegger stated the City was approached by a filming crew and felt this would be a good location for a few scenes. They are looking at filming on June 1. We will have streets blocked off. He stated the businesses will still be open however; there will not be traffic with the exception of

the filming crew. They are trying to be as least impactful as they can. They will be filming from 6:00 a.m. until 3:00 p.m. He stated the crew will be in town on Saturday and staying at local hotels. He feels while it may have an impact on some businesses for a short period of time, the long term impact of having our City advertised in a Tucumcari will be good for our City.

He thanked our park staff who worked hard to get the pool open. They have been working hard at getting parks and streets mowed. He also thanked the street staff for preparing the street for the high school graduates.

He stated in regards to the street repair project, he signed a purchase order for the chips for the project and for the oil. The bids came in less than we thought and we may be asking for permission to do more streets with that money.

He thanked the cemetery staff who worked hard to get the cemetery ready for Memorial Day.

In regards to Sands Dorsey, he stated we received the bid packet back and it has been reviewed. It will be published in the Quay County Sun and Albuquerque Journal with a bid opening of June 18th.

He stated the City has a few positions opened including a convention center director, administrative/grant writer at the Community Development, which closes this Friday. We also have police officer positions open if anyone is interested.

Bids and Contracts

Discussion and Approval of Contract between City of Tucumcari and Tucumcari Greater Economic Development Corporation – This item was presented by Jared Langenegger. He stated the commission had a special work session a couple of weeks ago to discuss this. It was also discussed at the EDC meeting on Tuesday. He put together the comments and sent drafts to the commission. In addition, he sent it to our city attorney. He stated the draft and comments made by Randy Knudson were not substantial.

He heard from several commissioners they would like to see a two year extension. Other changes Mr. Knudson made were under provider's duties and City's duties that didn't fit and moved them to provider's duties and vice versa. He also added the anti-discrimination clause stating the provider agrees to not discriminate against any employer or applicant.

Mr. Langenegger also stated there is a question regarding funding for the agreement. The previous agreement was at \$58,000. He stated there are statutes that limit the amount of LEDA funds for grants, which is \$50,000, however; that does not mean we cannot make it \$58,000 per year however we would take those funds from the general fund instead of the LEDA funds.

Mayor Lumpkin added this current agreement expires June 1st.

Commissioner Haymaker thanked Mr. Langenegger for getting this together in a timely manner.

After discussion of this contract, Mayor Pro Tem Litchfield made the motion to approve the Contract as amended to \$58,000 and Commissioner Haymaker seconded the motion. Roll Call:

Haymaker	Mihm	Litchfield	Lumpkin	Gutierrez
Yes	Yes	Yes	Yes	Yes

Old Business

Mayor Lumpkin acknowledged the Tucumcari Library Advisory Board minutes for April 27, 2015 and Senior Center Advisory Board minutes for April 7, 2015.

Mayor Pro Tem Litchfield stated the dining room has been painted at the Senior Center and looks good. She thanked the City for the paint job. She stated they are looking for old benches for the senior center.

Mayor Lumpkin thanked Commissioner Mihm and Mayor Pro Tem Litchfield for serving as liaison for the City to these two boards.

New Business

Acknowledgment of 2015 -2016 Interim Budget Submittal – Mayor Lumpkin acknowledged the 2015-2016 Interim Budget Submittal.

Requesting Approval to Move Forward with MRA process – Mr. Langenegger presented this item to the commission. He stated that Charlie Deans came to present to us the benefits of an MRA. The metropolitan area takes an area of town and helps us with a redevelopment of that area to improve it by bringing new business in and making it a business center again. It was a good presentation and the commission was happy with it. With accepting the MRA designation we have access to a \$50,000 grant from NMFA which does not impact the City. The grant can be utilized to help get this process started. The area we are looking at is the Mainstreet area.

He stated we are asking for approval to move forward with this. We will advertise it in the newspaper twice and it will be advertised next Wednesday and the Wednesday after that and twenty days later, we will be able to approve the Resolution in the packet. After the twenty day period we are looking at July for approval of the Resolution. Also at that meeting where the resolution will be adopted we will be able to approve the funding for that grant as well and get the planning approved at the same time.

Mr. Houser, Director of Mainstreet, stated this is a situation he feels strongly in favor of due to the results in other areas. It will allow us to accomplish the considerable improvement of a blighted area an area that needs economic input and development. With no addition tax to the City, it is the best of all worlds.

Mayor Lumpkin wants to reiterate that this is not a new tax and no cost to the City. The money comes from property evaluations being higher in the future.

Commissioner Mihm made the motion to move forward with the MRA process and Commissioner Gutierrez seconded the motion. Roll Call:

Litchfield	Haymaker	Gutierrez	Mihm	Lumpkin
Yes	Yes	Yes	Yes	Yes

Requesting Approval of Lease Extension with Lamar Outdoor Advertising – Mr. Langenegger presented this item to the commission. He stated he was contacted by Lamar Advertising. We have

City property on I-40 where Lamar has billboards. The company pays the City a lease. The City receives \$660 per year and it was an annual payment for 10 years. They submitted a lease renewal stating they would increase the lease payment to \$726.00 per year and they are asking for a 10 year lease extension out to June 1, 2025. He stated this lease expires June 1 however, if the Commission chooses not to approve it, we can go month to month until we reach an agreement.

He stated he would like to have the commission's approval to negotiate with Lamar. He would like to have discussion with Lamar because we have several billboards that we pay for and see if we can work a better deal and we can be provided more billboards in lieu of their lease payment. If that is not possible, he would like to negotiate some type of an escalation in their lease rather than have \$726 for the entire term of the lease. He stated that he has had people contact him, stating we do not have enough billboards to draw people to town.

Mayor Lumpkin stated we paid money to Lamar for billboards and they pay us to lease property to put billboards on. He stated the amount of money could be higher than that if it is looked at in a way of exchange for more billboards. He would recommend that we look at the points of negotiation.

Commissioner Mihm made the motion to postpone the request for the lease extension with Lamar Advertising Commissioner Gutierrez seconded the motion. Roll Call:

Lumpkin	Gutierrez	Litchfield	Haymaker	Mihm
Yes	Yes	Yes	Yes	Yes

Discussion regarding Cemetery Advisory Board – Mr. Langenegger presented this item to the commission. He stated we have received 4 of 5 letters of resignations from the board and leaves us without a cemetery board. He would like the commission's input to advertise the cemetery board with a two week deadline.

The commission greatly appreciates the board members service.

Public Comments

Pat Vanderpool – He thanked the commission for their trust and faith in the EDC and we will make sure we do the right thing. He had a conversation with the regional representative from the State EDC and one of the discussion items in conjunction with the MRA discussion they might have to change the Local Economic Development ordinance to allow us more access to some other resources at the State level and make sure that our ordinance is in sync with the State statute. He will bring those recommendations to the commission.

Items from Commissioners

He thanked everyone for coming tonight.

Mayor Pro Tem Litchfield stated that the City is preparing to spray for mosquitoes.

Commissioner Gutierrez reminded everyone with the pool now open, to be careful with the children crossing the streets. She also thanked everyone for getting the pool ready for our children.

Commissioner Haymaker thanked Betty Cooper Coslett, Marion Payton, and Cynthia Acker for their service to the cemetery advisory board. He is excited about the MRA designation. He thanked Mr. Langenegger for his report. He added there is a camp meeting in Logan with good food and good music. He thanked KQAY and Mr. Braziel.

Mayor Lumpkin added that Harold Horlacher and Bobbi White are the other members of the cemetery board. He thanked everyone for coming. He mentioned the City employees are working hard to combat the greens that are coming with the rains.

Adjournment

Mayor Lumpkin asked for a motion to Adjourn. Commissioner Haymaker made the motion to adjourn and Commissioner Mihm seconded the motion. Roll Call:

Haymaker	Lumpkin	Mihm	Gutierrez	Litchfield
Yes	Yes	Yes	Yes	Yes

Meeting adjourned at 6:52 p.m.

Robert C. Lumpkin, Mayor

ATTEST:

Angelica M. Gray, City Clerk