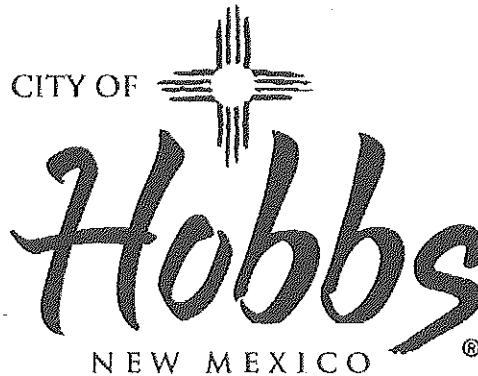


Commission Meeting Agenda



Mayor

Samuel D. Cobb

City Commission

Marshall R. Newman

Jonathan Sena

Crystal G. Mullins

Joseph D. Calderón

Garry A. Buie

John W. Boyd

City Manager

J. J. Murphy

September 8, 2015



**Hobbs City Commission
Regular Meeting
City Hall, City Commission Chamber
200 E. Broadway, 1st Floor Annex, Hobbs, New Mexico**

Tuesday, September 8, 2015 - 6:00 p.m.

Sam D. Cobb, Mayor

Marshall R. Newman
Commissioner - District 1

Jonathan Sena
Commissioner - District 2

Crystal Mullins
Commissioner - District 3

Joseph D. Calderón
Commissioner - District 4

Garry A. Buie
Commissioner - District 5

John W. Boyd
Commissioner - District 6

A G E N D A

CALL TO ORDER AND ROLL CALL

INVOCATION AND PLEDGE OF ALLEGIANCE

APPROVAL OF MINUTES

1. Minutes of the August 17, 2015, Regular Commission Meeting
2. Minutes of the August 25, 2015, Special Commission Meeting

PROCLAMATIONS AND AWARDS OF MERIT

3. Proclamation Proclaiming the Week of September 7 - 13, 2015, as "*Weekend Hunger Initiative Hobbs Week*"
4. Presentation of the Police Chief's Humanitarian Award to Sgt. Scott Keenan, Sgt. Clipper Miller, Sgt. Marina Molinaro and Officer Thomas Stoddard (*Police Chief Chris McCall*)

PUBLIC COMMENTS (*For non-agenda items.*)

CONSENT AGENDA *(The consent agenda is approved by a single motion. Any member of the Commission may request an item to be transferred to the regular agenda from the consent agenda without discussion or vote.)*

5. Resolution No. 6342 - Approving the Final Plan of Zia Crossing Subdivision, Phase 1, Unit 4, as Recommended by the Hobbs Planning Board *(Kevin Robinson)*
6. Resolution No. 6343 - Adopting the City of Hobbs' Asset Management Policy *(Tim Woomer)*

DISCUSSION

ACTION ITEMS (Ordinances, Resolutions, Public Hearings)

7. Resolution No. 6344 - Authorizing a 48.46% Pick Up of PERA Municipal Police Member Contributions for Police Bargaining Unit Members Only *(Nikki Sweet)*
8. Resolution No. 6345 - Authorizing a 48.46% Pick Up of PERA Municipal Police Member Contributions for Police Non-Bargaining Unit Members Only *(Nikki Sweet)*
9. Resolution No. 6346 - Approving the FY 2017-2021 Infrastructure Capital Improvement Plan (ICIP) *(Kevin Robinson)*
10. Resolution No. 6347 - Approving the Issuance of Two Series of Multifamily Housing Revenue Bonds for the Washington Place Apartments Project *(Kevin Robinson)*

COMMENTS BY CITY COMMISSIONERS, CITY MANAGER

11. Next Meeting Date:
 - ▶ Regular Meeting - **Monday, September 21, 2015** at 6:00 p.m.

ADJOURNMENT

If you are an individual with a disability who is in need of a reader, amplifier, qualified sign language interpreter, or any other form of auxiliary aid or service to attend or participate in the above meeting, please contact the City Clerk's Office at (575) 397-9207 at least 72 hours prior to the meeting or as soon as possible.



CITY OF HOBBS

COMMISSION STAFF SUMMARY FORM

MEETING DATE: September 8, 2015

SUBJECT: City Commission Meeting Minutes

DEPT. OF ORIGIN: City Clerk's Office
DATE SUBMITTED: August 26, 2015
SUBMITTED BY: Jan Fletcher, City Clerk

Summary:

The following minutes are submitted for approval:

- ▶ Regular Meeting of August 17, 2015
- ▶ Special Meeting of August 25, 2015

Fiscal Impact:

N/A

Reviewed By: _____
Finance Department

Attachments:

Minutes as referenced under "Summary".

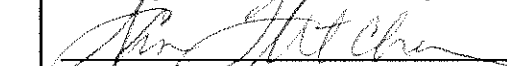
Legal Review:


Approved As To Form: _____
City Attorney

Recommendation:

Motion to approve the minutes as presented.

Approved For/Submitted By:



Department Director


City Manager

**CITY CLERK'S USE ONLY
COMMISSION ACTION TAKEN**

Resolution No. _____ Continued To: _____
Ordinance No. _____ Referred To: _____
Approved _____ Denied _____
Other _____ File No. _____

Minutes of the regular meeting of the Hobbs City Commission held on Monday, August 17, 2015, in the City Commission Chamber, 200 East Broadway, 1st Floor Annex, Hobbs, New Mexico.

Call to Order and Roll Call

Mayor Cobb called the meeting to order at 6:00 p.m. and welcomed everyone in attendance to the meeting. The City Clerk called the roll and the following answered present:

Mayor Sam D. Cobb
Commissioner Marshall R. Newman
Commissioner Jonathan Sena
Commissioner Crystal Mullins
Commissioner Joseph D. Calderón
Commissioner Garry A. Buie
Commissioner John W. Boyd

Also present:

J. J. Murphy, City Manager
Mike Stone, City Attorney
Chris McCall, Police Chief
Eric Enriquez, Fire Chief
Shawn Williams, Fire Marshal
Paul Thompson, Fire Captain
Manny Marquez, Code Official
Raymond Bonilla, Acting Community Services Director
Ron Roberts, Information Technology Director
Todd Randall, City Engineer
Kevin Robinson, Development Coordinator
Shelia Baker, Senior Engineer
Toby Spears, Finance Director
Tim Woomeer, Utilities Director
Matt Hughes, Golf Superintendent
Britt Lusk, Teen Center Supervisor
Tanya Sanchez, Accounting Operations Supervisor
Nikki Sweet, Human Resources Director
Nicholas Goulet, Benefits and Safety Coordinator
Ronny Choate, General Services Director
Lindsay Chism, Director of Communications
Sandy Farrell, Library Director
Ann Betzen, Executive Assistant/Risk Manager
Sandra Boltshauser, Clerk Record Specialist
Jan Fletcher, City Clerk
30 citizens

Invocation and Pledge of Allegiance

Commissioner Mullins delivered the invocation and Commissioner Boyd led the Pledge of Allegiance.

Approval of Minutes

Commissioner Calderón moved that the minutes of the regular meeting held on August 3, 2015, be approved as presented. Commissioner Buie seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried.

Commissioner Calderón moved that the minutes of the work session held on August 3, 2015, be approved as presented. Commissioner Newman seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried.

Executive Session

The City Commission convened in closed executive session on Monday, August 17, 2015, at 5:30 p.m., for discussion of the purchase, acquisition or disposal of real property. No action was taken during the meeting.

Proclamations and Awards of Merit

Mayor Cobb stated there are no proclamations or awards of merit scheduled on the agenda; however, he formally acknowledged Mr. T. J. Parks, Superintendent of the Hobbs Municipal Schools (HMS), for recently being named New Mexico School Superintendent of the Year by the New Mexico Coalition of Educational Leaders Association (NMCELA).

Mr. Parks thanked the Commission for the recognition and expressed his appreciation to the City leaders for their collaboration with HMS to make Hobbs a better place.

Commissioner Calderón stated the Hobbs School Board has fewer issues to deal with because of the leadership of Mr. Parks and he is well deserving of the honor of Superintendent of the Year.

Public Comments

Mr. Terry Jones, who resides on East Gold Street near Highland Junior High School, addressed the Commission regarding the unpaved street behind his home. He stated the dust from buses and cars traveling down this street is a hazard to the children at the school as well as his wife who has asthma.

In response to Mayor Cobb's inquiry, Mr. Parks stated he believes the property in question belongs to the school and he will work with the neighbors to reduce the dust and dirt in the area.

Mr. Jones also commented that when he and his wife visited Prairie Haven Memorial Park Cemetery to purchase lots, they observed that the East side of the cemetery is protected by a barbed-wire fence. He stated a chain-link fence would provide more of a barrier to keep trash and debris from blowing into the cemetery.

Mr. J. J. Murphy, City Manager, stated the City has made budget allocations for various improvements at Prairie Haven Memorial Park based on recommendations from the Cemetery Board. He added that approximately \$480,000.00 has been budgeted for improvements this year. He stated an adjustment can be made next year for fencing improvements if desired by the Board.

Consent Agenda

Mayor Cobb explained the Consent Agenda and the process for removing an item from the Consent Agenda and placing it under Action Items.

Commissioner Boyd moved for approval of the following Consent Agenda Item(s):

Resolution No. 6333 - Approving the Submission of the FY 2016 New Mexico State Fire Marshal Fire Protection Grant for Financial Assistance to Purchase 92 SCBA Air Bottles, 5 SCBA Air Packs and 35 Kevlar Head Nets

Resolution No. 6334 - Authorizing a Special Variance to the City's Noise Ordinance During Fiesta de Septiembre on September 19, 2015, at the Shipp Street Venue from 4:00 p.m. to 11:00 p.m.

Resolution No. 6335- Approving a 20% Matching Requirement and Verification of Loan Repayment for Water Trust Board Project 339; Water Conservation; Phase II Effluent Reuse Project

Commissioner Boyd seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. Copies of the resolutions and supporting documentation are attached and made a part of these minutes.

Discussion

Report from the City Manager on the City-Wide Community Cleanup Held on August 8, 2015. Mr. Murphy presented an update on the Community Cleanup that was held on Saturday, August 8, 2015. He presented a PowerPoint presentation showing before and after photos at various locations and explained that even though the cleanup is for large household items, the crews often deal with more. Mr. Murphy stated he worked with the crews during this cleanup to collect 49.71 tons of trash and debris, including chemicals, paints, and pesticides.

Discussion and Selection of Priorities for the Top Five Projects to be Included in the FY 2017 - 2021 Infrastructure Capital Improvements Plan (ICIP): Mr. Kevin Robinson, Development Coordinator, presented a list of the suggested Infrastructure Capital Improvement Plan (ICIP) projects and stated the final list needs to be submitted to New Mexico Department of Finance and Administration (NMDFA) by September 8, 2015. He stated last year's Top 5 list included: (1) WWTP Effluent System; (2) Sewer Main Replacement Program; (3) Community Housing Programs; (4) Drainage Master Plan; and (5) Multi-Generational Facility. Mr. Robinson added the Planning Board will be discussing the ICIP project list at their meeting to be held on Tuesday, August 18, 2015, at which time they will prioritize the Top 5 for FY 2017-2021.

Commissioner Boyd stated the City has made great strides in completing ICIP projects. He stated he would like to see the Multi-Generational Facility on the Top 5 list again moving up on the list. He further added the Taylor Ranch project is vital to the community as well.

Update on Traffic Calming: Ms. Shelia Baker, Senior Engineer, and Police Chief Chris McCall presented an update of the traffic calming project to the Commission. Ms. Baker presented a PowerPoint and stated the project focuses on the "Three E's": Education, Engineering and Enforcement. She stated yard signs, bumper stickers, car fresheners and door hangars to educate the citizens have been made available at City Hall and various other City buildings. Ms. Baker added the citizens are asked to sign a pledge stating their compliance and since the inception in March, 2014, approximately 390 pledges have been signed.

Ms. Baker explained the Engineering aspect of traffic calming and stated the process to add speed humps or other traffic calming measures begins with a packet to be signed by citizens in that area. She stated the packet is evaluated on a point system to decide what action, if any, is needed.

In response to questions by Commissioners Newman and Sena, Ms. Baker stated since the traffic management project began in May, 2008, there have been 125 requests for packets. Of those requests, 11 packets were returned with signatures. Ms. Baker stated those 11 requests were evaluated and only one request warranted a change in the engineering structure of a roadway. She explained that dipped pavement was constructed on Copper Ave to help reduce speed without hindering the flow of water during inclement weather.

Commissioner Sena expressed his appreciation to the Engineering Department for the work that has gone into this project. He suggested an increase in the number of points given to vehicles that travel zero to five miles over the posted speed limits.

Chief McCall explained the Enforcement aspect of traffic calming through the actions by HPD. He stated two additional officers have been placed on specific traffic duty to assist in calming measures as well as providing assistance to the scene of accidents. He stated that requests for HPD assistance in traffic calming is complaint driven. Chief McCall further explained that speed trailers are placed as a visual reminder to drive safely at the posted limits.

In response to Mayor Cobb's inquiry, Chief McCall stated another analytic speed trailer has been ordered. He added this trailer has the capability to gather more information at the scene.

Chief McCall stated the City has received several grants to assist in funding various saturation points in addition to school zones and speed studies.

In response to Commissioner Sena's question, Chief McCall stated that of approximately 900 -1,000 stops HPD officers make in a week, approximately 400 of those are for traffic violations. Commissioner Sena suggested increasing the cost of fines for traffic violations.

In response to Mayor Cobb's question, Mr. Mike Stone, City Attorney, stated approximately four years ago, City staff made a recommendation to increase certain fines and it was rejected by the Commission at that time.

After a brief discussion, Commissioner Sena suggested revisiting this topic at a later date.

Action Items

FINAL ADOPTION: Ordinance No. 1090 - Consenting to the Miller Annexation for Property Located Northeast of the Intersection of Apodaca and Grimes Street as Recommended by the Planning Board. Mr. Robinson explained the ordinance and stated the Miller Annexation area contains approximately 1.3728 acres and is located Northeast of the intersection of Apodaca and Grimes Streets. He further stated this property is a commercial location which will generate gross receipts tax for the City.

Proper publication having been made, and there being no public comments or discussion, Commissioner Mullins moved to adopt Ordinance No. 1090 as presented. Commissioner Boyd seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. A copy of the ordinance is attached and made a part of these minutes.

Resolution No. 6336 - Approving and Adopting the Low Income Housing Tax Credits (LIHTC) Local Contribution Policy for FY 2016. Mr. Murphy explained the resolution and stated this incentive will provide approximately \$2.2 million to developers for affordable housing in Hobbs.

In response to Commissioner Sena's inquiry, Mr. Murphy stated there are no changes to the current incentives. Mr. Robinson added that all developers will be allotted the same 10%.

In response to Commissioner Mullins' question, Mr. Robinson clarified that this incentive is for affordable housing regardless of location; however, developers who build south of Sanger St. receive more points from MFA. Mr. Murphy stated there are a total of ten points available per development.

Commissioner Sena moved that Resolution No. 6336 be adopted as presented. Commissioner Buie seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. A copy of the resolution is attached and made a part of these minutes.

Mayor Cobb stated the City has been invited to be part of a discussion with MFA regarding affordable housing and specifically senior housing.

Resolution No. 6337 - Approving and Adopting the Market Rate Multi-Family and Single Family Unit Production Municipal Infrastructure Reimbursement Incentive Program for FY 2016. Mr. Murphy explained the resolution and stated based on the work session held earlier this month, a balance of reality and fiscal responsibility is

desired. He stated the changes within this resolution will allow for development of market rate multi-family and single family homes to continue. He added that if the economy does not take the expected drop, the City can revise the resolution to increase the funds available for incentives.

In response to Mayor Cobb's question, Mr. Murphy stated this resolution proposes to reduce the incentive by 50%. Mr. Murphy confirmed the cost per square foot will be \$5.00 opposed to the current \$10.00 per square foot.

Commissioner Newman stated the Commission recently tabled an ordinance regarding signs until the Commission could meet with local sign owners to discuss the impact the changes will make. He further stated a meeting with local vendors is scheduled to discuss the impact of changing the mobile vendor ordinance as well. He suggested tabling this resolution until the Commission can discuss the impact of reduced incentives with local contractors and subcontractors.

Commissioners Buie, Sena and Calderón agreed with Commissioner Newman.

Commissioner Buie stated he has had several visitors regarding this resolution, and he would like to hear more from local contractors and subcontractors before he makes a decision.

Commissioner Sena stated he, too, has received calls regarding the impact this resolution could have upon local contractors and subcontractors.

Commissioner Calderón stated he did not want to see more layoffs in the community.

Mr. Murphy stated the Commission does not have to vote on this item. He added if no action is taken, the current incentive program would remain unchanged.

There being no further discussion, Commissioner Newman moved to table Resolution No. 6337 to adopt the market rate multi-family and single family unit production municipal infrastructure reimbursement incentive program for FY 2016. Commissioner Calderón seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried.

Mayor Cobb stated a work session will be scheduled to further discuss this issue, and he encouraged those in attendance tonight to attend the work session.

Commissioner Buie stated bringing in the local contractors is important to our economy.

Mayor Cobb thanked the contractors present for their attendance at this meeting. He opened the floor to public comments on this item.

Mr. David Gallegos, Superintendent of Ramirez & Sons, thanked the Commission for the opportunity to speak. He stated he spoke with several local contractors after the housing work session and there is a concern for the local economy. He stated Ramirez & Sons currently employs 70 people and the project at Zia Crossing is a blessing for the company. He added that if units are no longer being developed, they will have to cut 13 jobs immediately.

Mayor Cobb stated low unemployment and a lack of housing has not allowed for the economic diversification desired by the City.

Commissioner Calderón stated the enrollment numbers at HMS have started coming in and it looks like they are holding steady for the new school year.

Mr. Robbie Robinson, of Robinson and Associates, stated the housing incentive is a positive aspect to building in the community. He stated the developments are a positive force and there is still a steady stream of buyers out there.

In response to Commissioner Sena's question, Mr. Robinson stated the market is as strong now as it was last year and credit can be attributed to the developments like those at Zia Crossing, Windsor Estates and the Del Norte Subdivisions. He added that not only are the contractors busy building, but locally affected are the roofers, inspectors and appraisers, who are also involved in the real estate market.

Mr. Daniel Datolla, of Zia Crossing, stated the incentive is critical to building homes in Hobbs. He added that these homes are not being sold only to oilfield workers. They are giving people choices when it comes to purchasing a home.

Mr. Leon Ivey, of Black Gold Estates and Zia Crossing, stated they looked at Hobbs for three years before deciding to build here. He stated that without the incentive, his company stands to lose \$4,000.00 per lot on their investment. He added he feels misled by the Commission.

In response to Commissioner Newman's inquiry, Mr. Ivey stated it was never implied to the contractors that the incentive would change. He added that changing it now after the contractors are in Hobbs and in the process of building homes is misleading when the incentive was one of the main reasons Hobbs was chosen for the projects.

In response to Commissioner Boyd's question, Mr. Ivey clarified the lots at Zia Crossing were purchased for \$37,000.00 each. They have sold those lots to ABS for \$33,000.00 and the incentive makes up the difference on each lot.

Commissioner Sena stated the incentive has been in place since 2011, and he understands that the developers came to Hobbs in good faith. He expressed his appreciation to those involved for their trust in the Commission.

Ms. Olivia Stuart, of ABS Homes, stated she and her family moved to Hobbs in May, 2014, to pursue the project at Zia Crossing. She stated her family has no intentions of leaving the area they have come to love. Ms. Stuart requested the Commission leave the incentive as is.

Mayor Cobb thanked the citizens for their comments and requested that Mr. Robinson and City staff schedule a work session to further discuss this item.

Consideration of Approval of a Memorandum of Understanding Between the City of Hobbs and the New Mexico Junior College (NMJC) for Use, Access and Participation of NMJC's Men's Golf Team at Rockwind Community Links. Mr. Murphy explained the MOU and stated this agreement mirrors the agreement with the University of the Southwest (USW) Golf Team with the exception of the number of golfers on each team. He stated NMJC has 15 people opposed to 12 on the USW team.

Mr. Murphy stated the Rockwind Community Links has been mentioned in issues of *Texas Golf Insider* and *Colorado Avid Golfer*. He further stated Ms. Linda Howell, Rockwind Community Links General Manager and Golf Pro, reported that on Saturday, August 15, 2015, there were 192 rounds of golf played. Mr. Murphy stated Ms. Howell has never seen that many rounds of golf play in a single day at any of the courses she has operated. He added there are two separate articles coming out in the PGA magazines. Mr. Murphy stated the vision for Rockwind Community Links is becoming a reality.

In response to Commissioner Newman's question, Mr. Murphy stated Mr. Cameron Bergman, Assistant Golf Pro at Rockwind, is currently acting as caddy for Mr. Kenneth Fadke, a local golfer, who is participating in the US Amateur Open.

In response to Commissioner Buie's inquiry, Mr. Murphy confirmed that Rockwind Grill has been rated by Golf Digest and is being dubbed the "Best 19th Hole" in the country.

There being no further discussion, Commissioner Newman moved to approve the Memorandum of Understanding between the City of Hobbs and the New Mexico Junior College (NMJC) for use, access and participation of NMJC's Men's Golf Team at Rockwind Community Links . Commissioner Sena seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. Copies of the supporting documentation are attached and made a part of these minutes.

Comments by City Commissioners, City Manager

Mr. Murphy commended Ms. Lindsay Chism, Director of Communications, and stated at the request of citizens and employees, a monthly newsletter has been created to assist in communications from the City. He stated copies of the "City Voice" are available to the public on the table at the back of the room and also available on the City's website.

Commissioner Sena introduced his mother, Ms. Barbara Sena, who was present at the meeting.

Commissioner Mullins thanked Ms. Sena for her attendance. She stated she received a call from a citizen regarding the waiting list for Hobbs Express due to the increase of passengers to the Boys and Girls Club. She added that the community is growing and there should be a way to assist parents who need help.

Commissioner Newman congratulated Commissioner Mullins on the completion of her Master's Degree.

Commissioner Newman commended the Hobbs News Sun for their recent articles on HPD officers. He stated the articles focused on Officer Reanna Molinaro who has been selected to audition for "American Idol" and also Sgt. Scott Keenan, Sgt. Clipper Miller, Officer Marina Molinaro and Officer Thomas Stoddard who recently returned from Belize, on their own time at their own expense, where they assisted in training officers and sharing their faith.

Mayor Cobb stated based on gross receipts tax, the economy is showing signs of slowing down. He further stated it is the duty of this Commission to work on a balanced approach to spending wisely. He added he is aware of the legacy they, as a Commission, will leave behind.

There being no further discussion or business, Commissioner Newman moved that the meeting adjourn. Commissioner Calderón seconded the motion. The vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. The meeting adjourned at 7:25 p.m.

SAM D. COBB, Mayor

ATTEST:

JAN FLETCHER, City Clerk

Minutes of the special meeting of the Hobbs City Commission held on Tuesday, August 25, 2015, in the City Commission Chamber, 200 East Broadway, 1st Floor Annex, Hobbs, New Mexico.

Call to Order and Roll Call

Mayor Cobb called the meeting to order at 5:00 p.m. and welcomed everyone in attendance to the meeting. The City Clerk called the roll and the following answered present:

Mayor Sam D. Cobb
Commissioner Marshall R. Newman
Commissioner Jonathan Sena (*arrived 5:05 p.m.*)
Commissioner Crystal Mullins (*arrived 5:05 p.m.*)
Commissioner Joseph D. Calderón
Commissioner Garry A. Buie
Commissioner John W. Boyd (*via telephone*)

Also present:

J. J. Murphy, City Manager
Mike Stone, City Attorney
Chris McCall, Police Chief
Eric Enriquez, Fire Chief
Raymond Bonilla, Acting Community Services Director
Shawn Williams, Fire Marshal
Todd Randall, City Engineer
Kevin Robinson, Development Coordinator
Shelia Baker, Senior Engineer
Toby Spears, Finance Director
Deborah Corral, Assistant Finance Director
Tanya Sanchez, Accounting Operations Supervisor
Tim Woomeer, Utilities Director
Doug McDaniel, Parks and Recreation Director
Britt Lusk, Teen Center Supervisor
Brenda Taylor, Aquatic Athletic Coordinator
Michal Huges, Recreation Superintendent
Nikki Sweet, Human Resources Director
Ronny Choate, General Services Director
Lindsay Chism, Director of Communications
Sandy Farrell, Library Director
Ann Betzen, Executive Assistant/Risk Manager
Mollie Maldonado, Deputy City Clerk
Jan Fletcher, City Clerk
17 citizens

Invocation and Pledge of Allegiance

Commissioner Mullins delivered the invocation and Commissioner Calderón led the Pledge of Allegiance.

Executive Session

The City Commission convened in executive session on Tuesday, August 25, 2015, at 6:10 p.m., for discussion of limited personnel matters. No action was taken during the meeting.

Public Comments

There were no public comments.

Action Items

Resolution No. 6338 - Approving a Memorandum of Understanding Between the City of Hobbs, New Mexico Junior College, Hobbs Municipal School District and Lea County Regarding the Building and Operation of the Health Wellness and Learning Center.

Mr. J. J. Murphy, City Manager, stated the City has been working with the other entities for three years regarding the Health Wellness and Learning Center (HWLC). He stated the six items on the agenda are separate but are all linked to the HWLC and it is a monumental evening tonight in Hobbs.

Mr. Murphy explained the resolution and stated the Memorandum of Understanding (MOU) is an agreement between the City of Hobbs, New Mexico Junior College (NMJC), Hobbs Municipal School District (HMS) and Lea County for the building and operation of the HWLC. He stated the City and its partners have a public plan that could affect citizens for years to come. Mr. Murphy stated this is a key economic development tool which has resulted from vision, determination, and a steadfast commitment to improving the quality of life in Lea County.

Mr. Murphy stated a Facility Committee will be formed that will consist of seven members as follows: four votes representing the City of Hobbs; two votes for the NMJC; and one vote for the HMS.

Mr. Murphy stated \$3 million has been transferred from the Taylor Ranch Recreation Project to the HWLC and the City will maintain 30% in cash reserves.

Mr. Murphy thanked City staff for investing over 10,000 man hours on the HWLC project. He also thanked Dr. Steve McCleery with NMJC, Mr. T. J. Parks with HMS

and the J. F Maddox Foundation for their partnerships. Mr. Murphy thanked the City Commission for entrusting him to move forward with the HWLC project.

Commissioner Sena stated he is excited for the HWLC project to move forward.

Commissioner Newman thanked the NMJC, HMS and the Maddox Foundation for their partnership.

Ms. Glenda Disney, a citizen, questioned the use of taxpayer bonds to fund the HWLC project. Mayor Cobb stated a \$5 million Bond C was passed by the voters last November and NMJC will utilize these funds for the HWLC. He stated additional funds will be provided by the J. F Maddox Foundation, the NMJC, the HMS and the City of Hobbs.

In reply to Ms. Disney's question, Mayor Cobb explained the HWLC will accommodate all entities involved, which will allow the closure of outdated facilities such as the Demarius Badger Natatorium and the Del Norte Center. He stated the HWLC project will have a lot of amenities. Commissioner Newman stated the project will be a warm water facility that will assist seniors in their rehabilitation program.

In response to Ms. Disney's inquiry, Mr. Murphy stated the HWLC will be located near NMJC and the Lea County Event Center. He stated the partners will contribute to the capital expenses as follows: City \$50 million; NMJC \$10 million; and HMS \$1 million. Mr. Murphy stated the J. F Maddox Foundation will contribute \$25 million to the project. He further stated the daily operations will be funded annually as follows: City \$600,000.00; NMJC \$300,000.00; Lea County \$300,000.00; and HMS \$100,000.00.

Mayor Cobb stated the NMJC and HMS are diverting operation funds from their old facilities to the HWLC.

Ms. Disney questioned how HMS can assist in funding the HWLC when they should be funding raises for its teachers. Mayor Cobb stated HMS does not have the authority to increase teacher salaries as it is approved at the State level.

In further reply to Ms. Disney's inquiry, Mayor Cobb stated Hobbs Express will be available to transport residents who want to attend the HWLC.

Ms. Barbara Whitson questioned what is HMS going to do with the old natatorium. Mayor Cobb stated HMS has plans to remodel the facility to become a Teaching/Training Center.

There being no further discussion, Commissioner Calderón moved that Resolution No. 6338 be adopted as presented. Commissioner Mullins seconded the motion and

the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. Copies of the resolution and supporting documentation are attached and made a part of these minutes.

Resolution No. 6339 - Approving a Memorandum of Understanding Between the City of Hobbs and Lea County Regarding the Health Wellness and Learning Center and the Equine Center. Mr. Murphy explained the resolution and stated the City will provide \$300,000.00 toward the annual cost of operation of the Equine Center and the County will provide \$300,000.00 for the annual cost of the HWLC.

In reply to Commissioner Newman's inquiry, Mr. Murphy stated funds for the Equine Center can be funded through the City's General Fund or with Lodgers' Tax funds.

In response to Commissioner Newman's question, Mr. Mike Gallagher, Lea County Manager, stated \$10 million is earmarked for the Equine Center project and it will be completed by the end of the calendar year. He stated this project is part of the Quality of Life Master Plan. Mayor Cobb stated the Equine Center will be utilized by NMJC students who will train in Equine Science and may bring students from around the world.

Mayor Cobb stated quality of life projects promote tourism which also promotes hotels, golf, equine, HWLC and the Casino.

Commissioner Sena moved that Resolution No. 6339 be adopted as presented. Commissioner Calderón Buie seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. Copies of the resolution and supporting documentation are attached and made a part of these minutes.

Resolution No. 6340 - Authorizing a Budgetary Adjustment to Fund the Capital Expenditures for the Health Wellness and Learning Center. Mr. Murphy stated the final budget for the City was approved on July 20, 2015. He stated this budget adjustment incorporates a net reduction of \$14,828,944.00 in the General Fund cash by transferring \$17,828,944 to the HWLC Special Revenue Fund and reducing the Taylor Ranch project by \$3 million within the General Fund. He further stated the General Fund cash reserve is reduced from 45% to 30%. Mr. Murphy stated the total adjusted project budget for the HWLC is \$61 million.

Commissioner Newman commented that the State requires a municipality to maintain a cash reserve of no less than 8%.

There being no further discussion, Commissioner Buie moved that Resolution No. 6340 be adopted as presented. Commissioner Calderón Buie seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes,

Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. Copies of the resolution and supporting documentation are attached and made a part of these minutes.

Consideration of Approval of a Contract Amendment with Haydon Building Corporation Regarding the Health Wellness and Learning Center. Mr. Murphy explained the agreement and stated Haydon Building Corporation was awarded the CMAR contact for the HWLC on June 15, 2015. He added the RFQ and RFP included Hobbs and Partners throughout the bidding documents. The contract amendment being presented to the Commission requires NMJC and HMS to be included as additional insured and indemnified by the design and construction contractors. Mr. Murphy stated the amendment does not change any existing contractual obligation with this vendor.

In response to Commissioner Sena's inquiry, Mr. Murphy stated Haydon Building Corporation desires to utilize local contractors as its sub-contractors.

In reply to Commissioner Newman's question, Mr. Murphy stated the MOU regarding the HWLC needs to include NMJC and HMS as partners in order to have access to the bond funds provided by the State.

Commissioner Calderón moved to accept the contract amendment with Haydon Building Corporation. Commissioner Sena seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. Copies of the amendment and supporting documentation are attached and made a part of these minutes.

Consideration of Approval of a Contract Amendment with Barker Rinker Seacat Architecture Regarding the Health Wellness and Learning Center. Mr. Murphy explained the original contract and stated Barker Rinker Seacat Architecture was awarded the HWLC professional designs services. The contract amendment being presented to the Commission requires NMJC and HMS to be included as additional insured and indemnified by the design and construction contractors. Mr. Murphy stated the amendment does not change any existing contractual obligation with this vendor.

In reply to Commissioner Newman's question, Mr. Murphy stated the City owns 82% of the property and facility, NMJC owns 16.4% and HMS 1.6%. He stated ultimately the City is the majority owner and our public will be the majority benefactor.

Mr. Mike Stone, City Attorney, stated all partners of the HWLC have had significant negotiations and discussion on the project. He stated check and balances are in place for the construction and operations of the HWLC.

Commissioner Calderón moved to accept the contract amendment with Barker Rinker Seacat Architecture for the HWLC project. Commissioner Mullins seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. Copies of the supporting documentation are attached and made a part of these minutes.

Resolution No. 6341 - Approving an Amended Development Agreement with Suerte Land Group, LLC, Concerning the Installation of Public Infrastructure Upon Developer's Property in Exchange for the Fee Simple Transfer of the Health Wellness and Learning Center Site. Mr. Murphy explained the amendment and stated the City entered into a development agreement with Suerte Land Group, LLC, concerning installation of public infrastructure upon the developer's property in exchange for the fee simple transfer of 13+ acres for the HWLC site on September 2, 2014. He stated the amended development agreement is necessary in order for the fee simple title to be deeded not only to the City of Hobbs but also NMJC and HMS on a percentage ownership in order to have access to the bond funds.

In response to Commissioner Newman's question, Mayor Cobb stated the owner of Suerte Land Group is the Burns Family. He stated the site was selected through the quality of life committee because it is the center of the community.

Mr. Murphy stated the HWLC site had to be adjacent to NMJC in order to access the bond monies in the amount of \$5 million.

In reply to Commissioner Newman's inquiry, Mr. Murphy stated there was no money exchanged for the HWLC site but the City will install infrastructure at the cost of approximately \$4 million. He stated the City will recoup some of the funds when Suerte Land Group develops in the area. Mayor Cobb stated another benefit of the selected site is a flood mitigation pond that will be constructed to assist in draining rain water from Lovington Hwy.

In reply to Ms. Disney's inquiry, Mr. Murphy stated the total cost for the HWLC project is \$61 million plus \$3 million in infrastructure cost. He stated all funds are existing taxpayer monies; therefore, there will be no new tax increase or bond increase. Mr. Murphy stated the City currently has \$120 million in surplus.

In reply to Ms. Disney's question, Mayor Cobb stated only three entities will support the daily operational cost which are the City, NMJC and HMS. He stated the J. F. Maddox Foundation may contribute to the operational expenses at a later time, if they desire to do so. Mayor Cobb stated unless there is something unforeseen, the HWLC project will move forward.

In response to Ms. Disney's inquiry, Mr. Murphy stated rates will be affordable for City residents and there will be different rates for County and out-of-town residents.

Commissioner Newman stated the City currently has the lowest rates in New Mexico for its golf course.

There being no further discussion, Commissioner Calderón moved that Resolution No. 6341 be adopted as presented. Commissioner Mullins seconded the motion and the vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. Copies of the resolution and supporting documentation are attached and made a part of these minutes.

Comments by City Commissioners, City Manager

Commissioner Boyd stated he is glad to see the HWLC project moving in the right direction.

Commissioners Calderón, Sena, Mullins and Newman thanked all of the City staff, the J. F Maddox Foundation, NMJC and HMS for the hard work and collaboration in the implementation of the HWLC and its support.

Mayor Cobb also thanked the City staff and all its partners in the HWLC for all their hard work in the HWLC. He stated it is an honor to be the Mayor of Hobbs. He stated the City has great vision for the future and is making dreams come true.

There being no further discussion or business, Commissioner Calderón moved that the meeting adjourn. Commissioner Mullins seconded the motion. The vote was recorded as follows: Newman yes, Sena yes, Mullins yes, Calderón yes, Buie yes, Boyd yes, Cobb yes. The motion carried. The meeting adjourned at 6:10 p.m.

SAM D. COBB, Mayor

ATTEST:

JAN FLETCHER, City Clerk

Office of the Mayor
Hobbs, New Mexico

PROCLAMATION

WHEREAS, hunger is a reality with which many families in our area struggle daily; and

WHEREAS, recognizing that families struggle to feed themselves and their children is the first step to ending hunger in our community; and

WHEREAS, the citizens of this community have a long-standing tradition of humanitarian service, generosity and voluntarily giving of their time and resources in order to make our community a better place to live; and

WHEREAS, 23% of all school age children in Lea County are food insecure; and

WHEREAS, Weekend Hunger Initiative Hobbs (WHI Hobbs) was established April 16, 2013 to alleviate weekend hunger for children; and

WHEREAS, WHI Hobbs relies solely on donations and volunteers to provide nutritious, non-perishable, easy preparation meals for children; and

WHEREAS, WHI Hobbs helps to send a message of support to those in need, raises awareness of this critical issue and encourages our citizens to come together to lend a hand.

NOW, THEREFORE, I, Sam D. Cobb, Mayor of the City of Hobbs, New Mexico, do hereby proclaim September 7-13, 2015, as


"WEEKEND HUNGER INITIATIVE HOBBS WEEK"

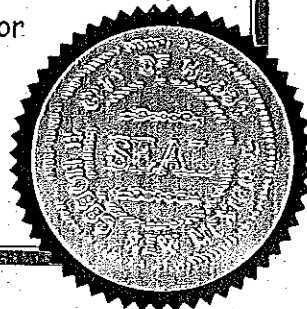
and urge our citizens to spread awareness about food insecurity in our community and call upon them to generously participate and help children who are in need.

IN WITNESS WHEREOF, I have hereunto set my hand this 8th day of September, 2015, and cause the seal of the City of Hobbs to be affixed hereto.

SAM D. COBB, Mayor

ATTEST:


JAN FLETCHER, City Clerk





CONSENT AGENDA



CITY OF HOBBS
COMMISSION STAFF SUMMARY FORM

MEETING DATE: September 8, 2015

SUBJECT: RESOLUTION TO APPROVE THE FINAL PLAN FOR ZIA CROSSING SUBDIVISION, PHASE 1, UNIT 4 AS RECOMMENDED BY THE PLANNING BOARD. Located southwest of the intersection of Millen Drive and Zia Crossing Parkway within the municipal boundaries, submitted by Black Gold Estates, LLC.

DEPT. OF ORIGIN: Planning Division
DATE SUBMITTED: August 25, 2015
SUBMITTED BY: Kevin Robinson – Planning Department

Summary: The Final Plan for Zia Crossing Subdivision, Phase 1, Unit 4, is submitted by Black Gold Estates, LLC. The proposed subdivision is located southwest of the intersection of Millen Drive and Zia Crossing Parkway within the municipal boundaries (newly annexed). The proposed subdivision encompasses +/- 17 acres and will contain 57 single family residential lots. The average residential lot size is 50' x 100'. The Planning Board reviewed this issue on August 18, 2015 and voted 6 to 0 to recommend approval pending receipt of an Engineer of Record Certification as to infrastructure; certification has been received.

Fiscal Impact: Reviewed By: [Signature]
Finance Department

The positive impact of the new development and new housing from GRT collections and monthly utility bills of the residents should offset any expenses that the City will incur from the maintenance responsibility of streets, water and sewer lines.

Attachments: Resolution, Final Plan, Planning Board Minutes.

Legal Review: Approved As To Form: [Signature]
City Attorney

Recommendation:
Approval of the Resolution to approve the Final Plan for Zia Crossing Subdivision, Phase 1, Unit 4, as recommended by the Planning Board.

Approved For Submittal By:
[Signature]
Department Director
[Signature]
City Manager

CITY CLERK'S USE ONLY
COMMISSION ACTION TAKEN
Resolution No. _____ Continued To: _____
Ordinance No. _____ Referred To: _____
Approved _____ Denied _____
Other _____ File No. _____

CITY OF HOBBS

RESOLUTION NO. 6342.

A RESOLUTION APPROVING THE FINAL PLAN OF ZIA CROSSING SUBDIVISION, PHASE 1, UNIT 4, AS RECOMMENDED BY THE PLANNING BOARD.

WHEREAS, Black Gold Estates, LLC has submitted a Final Plan for Zia Crossing Subdivision, Phase 1, Unit 4, for review by the City Planning Board; and

WHEREAS, the subdivision Final Plan was reviewed and approved by the Hobbs Planning Board at the August 18, 2015 meeting.

NOW, THEREFORE BE IT RESOLVED BY THE GOVERNING BOARD OF THE CITY OF HOBBS, NEW MEXICO, that

1. The City of Hobbs hereby grants Final Plan Approval to Zia Crossing Subdivision, Phase 1, Unit 4, as recommended by the Planning Board; and
2. The City officials and staff are directed to do any and all acts necessary to carry out the intent of this Resolution.

PASSED, ADOPTED AND APPROVED this 8th day of September, 2015.

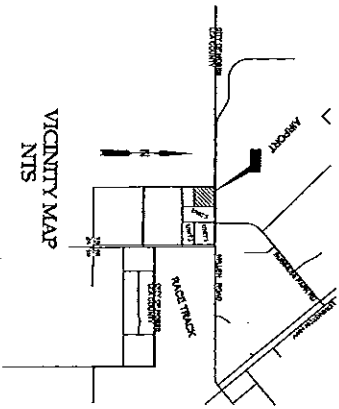
SAM D. COBB, Mayor

ATTEST:

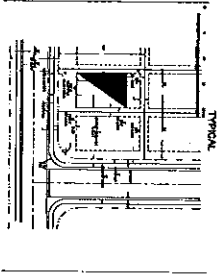
JAN FLETCHER, CITY CLERK

ZIA CROSSING SUBDIVISION PHASE I, UNIT 4

CITY OF HOBBBS, LEA COUNTY, NEW MEXICO



- NOTES:**
1. SET TOP MARKER WITH PLASTIC CAP MARKED LB 8888 AT ALL CORNERS AND BEGINNING AND END OF CURVES.
 2. SET PLAT # 15248 RECORDED IN LEA COUNTY.
 3. USE BENT SET BACK LINES ARE 10 FEET EXCEPT ALONG NORTH SIDE OF HWY. ALL OTHER SET BACK LINES ARE 10 FEET EXCEPT ALONG NORTH SIDE OF HWY. ALL OTHER SET BACK LINES ARE 2.00 FEET.



BASES OF BEARINGS:

THE BEARINGS FOR THIS PLAT TO THE NORTH LINE OF THE NORTH SIDE OF THE CITY OF HOBBBS, LEA COUNTY, NEW MEXICO, AS DEPICTED IN THE CITY OF HOBBBS, LEA COUNTY, NEW MEXICO, REPORT AS #440 AT THE NVA CORNER AND #44 AT THE NE CORNER OF SAID SECTION 13.

1. N 7° 32' 00" E 2042.92'

ALL DISTANCES GIVEN HEREON ARE GROUND VALUES.

UNIT 4 DESCRIPTION AND DEDICATION

ALL THAT PORTION OF THE NORTHEAST 1/4 OF SECTION 13, TOWNSHIP 18 SOUTH, RANGE 37 EAST, N.M.P.M., LEA COUNTY, NEW MEXICO, DESCRIBED AS FOLLOWS:

BEGINNING AT THE NORTH 1/4 CORNER OF SAID SECTION 13 FROM WHICH THE NORTHWEST CORNER OF SAID SECTION BEARS N 89° 28' 52" E A DISTANCE OF 2042.92 FEET;

THENCE EASTERLY ALONG THE NORTH LINE OF SAID SECTION N 89° 28' 52" E A DISTANCE OF 817.27 FEET TO THE BEGINNING OF A 50.00 FOOT RADIUS CURVE CONCAVE SOUTHWESTERLY;

THENCE ALONG THE ARC OF SAID CURVE A DISTANCE OF 78.89 FEET THROUGH A CHORD LENGTH OF 73.94 FEET;

THENCE S 00° 10' 48" E A DISTANCE OF 882.91 FEET;

THENCE S 89° 28' 52" W A DISTANCE OF 630.13 FEET;

THENCE S 82° 53' 30" W A DISTANCE OF 57.37 FEET;

THENCE S 89° 22' 57" W A DISTANCE OF 172.77 FEET TO THE WEST LINE OF SAID NORTHEAST 1/4;

THENCE NORTHERLY ALONG SAID WEST LINE N 00° 39' 45" W A DISTANCE OF 919.89 FEET TO THE POINT OF BEGINNING, AND CONTAINING AN AREA OF 18.12 ACRES, MORE OR LESS.

SHUBUNDICATED AS THE SAME APPEARS HEREON, WITH ALL RIGHTS-OF-WAY AS SHOWN HEREON DEDICATED TO THE PUBLIC, COMPRISING SAID PHASE I SUBDIVISION, PHASE I, UNIT 4, TO THE CITY OF HOBBBS, WITH THE FREE CONVEYANCE IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND PROPRIETORS THEREOF, NOTICE IS HEREBY GIVEN THAT THERE HAS BEEN FILED IN THE OFFICE OF THE COUNTY CLERK OF LEA COUNTY, NEW MEXICO, CERTAIN RESTRICTIVE COVENANTS APPLICABLE TO THE ABOVE DESCRIBED PROPERTY, WHICH SAID COVENANTS ARE RECORDED ON PAGE _____ OF BOOK _____ MISCELLANEOUS RECORDS OF SAID COUNTY.

OWNER:

DANIEL W. DAITOLA, AGENT FOR BLACK GOLD ESTATES, LLC

SURVEYORS CERTIFICATE:

I, DANIEL W. DAITOLA, A REGISTERED PROFESSIONAL SURVEYOR, CERTIFY THAT I HAVE CONDUCTED AND AMENDING THIS SURVEY AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF, AND THAT THIS SURVEY AND THE PLAT MEET THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO.

DANIEL W. DAITOLA, SURVEYOR



CERTIFICATE OF MUNICIPAL APPROVAL:

STATE OF NEW MEXICO)
COUNTY OF LEA) SS

I, JAN FLETCHER, THE CITY APPOINTED AND ACTING CITY CLERK OF THE CITY OF HOBBBS, LEA COUNTY, NEW MEXICO, DO HEREBY CERTIFY THAT THE FOREGOING PLAT OF THE ZIA CROSSING SUBDIVISION, UNIT 4, HAS BEEN APPROVED BY THE COMMISSION OF THE CITY OF HOBBBS, LEA COUNTY, NEW MEXICO, ON THE _____ DAY OF _____, 2016 A.D.

JAN FLETCHER, CITY CLERK

CERTIFICATE OF APPROVAL BY THE CITY PLANNING BOARD:

THE PLAT, RESTRICTIONS AND DEDICATION APPROVED AND ACCEPTED THE _____ DAY OF _____, 2016 A.D. BY THE CITY PLANNING BOARD OF HOBBBS, NEW MEXICO.

CHAIRMAN WILLIAM HIGGS II

ACKNOWLEDGMENT:

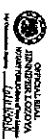
STATE OF NEW MEXICO)
COUNTY OF LEA) SS

ON THIS _____ DAY OF _____, 2016, BEFORE ME PERSONALLY APPEARED DANIEL W. DAITOLA, AGENT FOR BLACK GOLD ESTATES, LLC, TO WHOM I AM RELATED, AND WHO DECLARED TO ME AS THE FACT AND DEED.

WITNESS MY HAND AND OFFICIAL SEAL, THE DAY AND YEAR LAST ABOVE WRITTEN.

MY COMMISSION EXPIRES: _____

[Signature]



SCALE	DATE	PROJECT NO.
1" = 40'	8/23/2016	121
1" = 40'	8/23/2016	121
1" = 40'	8/23/2016	121
1" = 40'	8/23/2016	121

FOUR CORNERS SURVEYING, INC.
2180 COUNTY ROAD U, CORRAL GORDON, NM 87045

DATE: 8/23/2016
PROJECT: PHASE I, UNIT 4
CITY: HOBBBS, NEW MEXICO

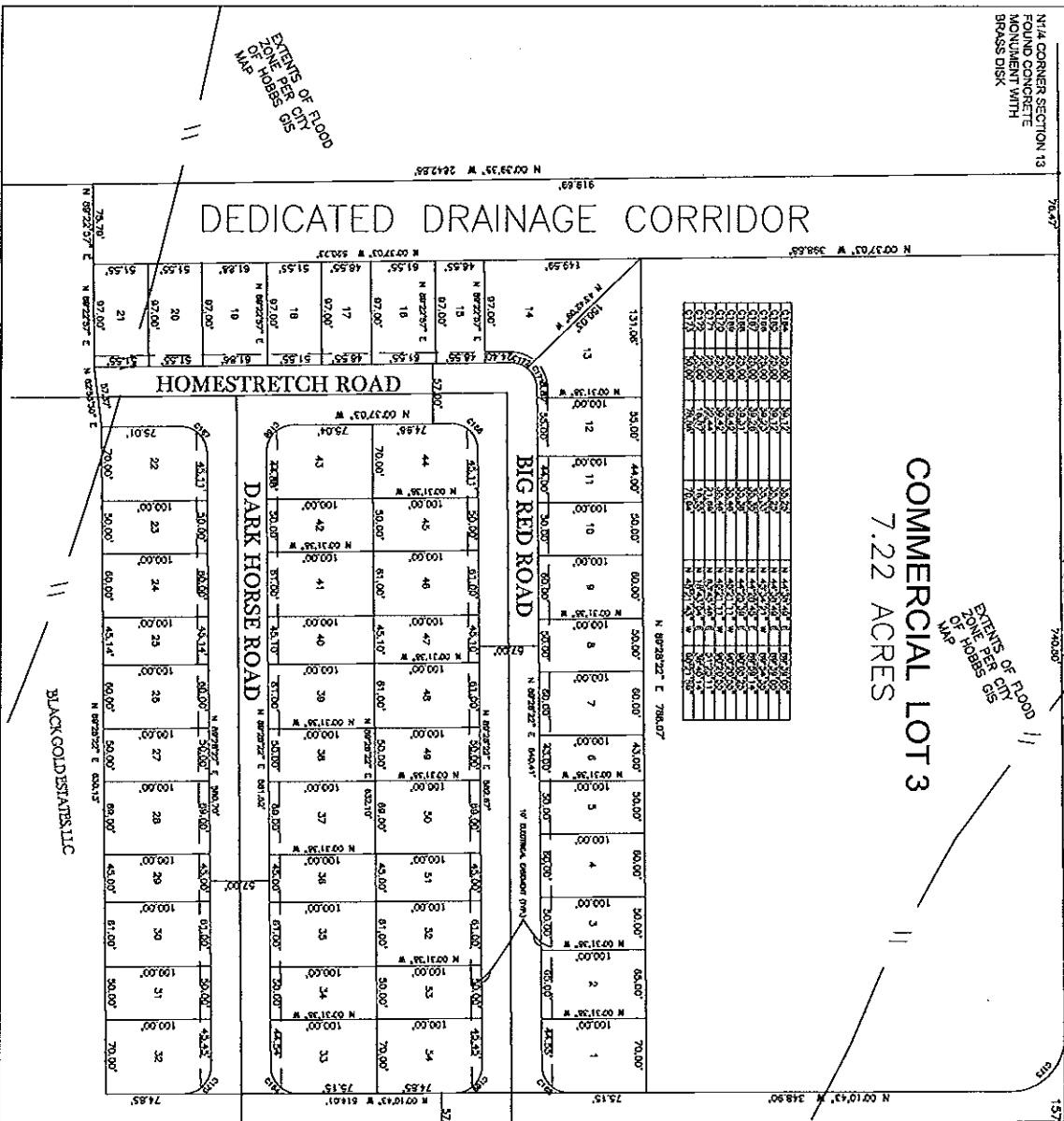
STATE OF NEW MEXICO
COUNTY OF LEA

APPROVED BY: _____
DATE: _____, 2016 A.D.

MILLEN ROAD

ZIA CROSSING SUBDIVISION UNIT 4 = 54 LOTS & 1 Commercial Lot

COMMERCIAL LOT 3
7.22 ACRES



EXTENTS OF FLOOD
ZONING PER CITY
OF HOBBES GAS
MAP

EXTENTS OF FLOOD
ZONING PER CITY
OF HOBBES GAS
MAP

BLACK GOLD ESTIMATES, LLC

UNIT 3

Area	Sq. Feet	Acres
1	6837.58	0.16
2	6500.00	0.15
3	5000.00	0.11
4	6000.00	0.14
5	3000.00	0.07
6	3000.00	0.07
7	6000.00	0.14
8	5000.00	0.11
9	6000.00	0.14
10	5000.00	0.11
11	4400.00	0.10
12	5200.00	0.12
13	8272.88	0.19
14	3242.88	0.07
15	4513.00	0.10
16	5970.00	0.14
17	4515.00	0.10
18	5000.00	0.11
19	6000.00	0.14
20	5000.00	0.11
21	5000.00	0.11
22	6272.88	0.14
23	6272.88	0.14
24	6000.00	0.14
25	6000.00	0.14
26	6000.00	0.14
27	6000.00	0.14
28	4939.53	0.11
29	6900.00	0.16
30	4500.00	0.10
31	6100.00	0.14
32	5000.00	0.11
33	6272.88	0.14
34	6272.88	0.14
35	6272.88	0.14
36	6272.88	0.14
37	6272.88	0.14
38	6272.88	0.14
39	6272.88	0.14
40	6272.88	0.14
41	6272.88	0.14
42	6272.88	0.14
43	6272.88	0.14
44	6272.88	0.14
45	6272.88	0.14
46	6272.88	0.14
47	6272.88	0.14
48	6272.88	0.14
49	6272.88	0.14
50	6272.88	0.14
51	6272.88	0.14
52	6272.88	0.14
53	6272.88	0.14
54	6272.88	0.14
Total	308236.81	7.08

FOUR CORNERS SURVEYING, INC.	
2100 COUNTY ROAD 10, SUITE 200, HOBBES, TX 75840	
DATE	12/15/2011
PROJECT	ZIA CROSSING SUBDIVISION PHASE 1 UNIT 4
APPROVED	CITY OF HOBBES, NEW MEXICO
DATE	12/15/2011
DRAWN	MAP
SCALE	1" = 100'
SHEET	2 OF 2
PROJECT NO.	308236.81
REVISIONS	

motion was 6-0 and the motion carried.

4) Communications from Citizens.

There were no communications from the Citizens.

5) Public Hearing for an upcoming bond placement for Washington Place Apartments.

Mr. Hicks opened the public hearing for Washington Place Apartments at 5:07 pm. Mr. Robinson said this is an additional public hearing for Washington Place Apartments. He said this is for Federal requirements for the bonds. He said Washington Place Apartments is a scattered site of existing low income housing apartments in Hobbs, NM. He said the placement of these bonds will allow these apartments to remain affordable for an additional 45 years.

There was no public comment. Mr. Kesner made a motion, seconded by Mr. Drennan to close the public hearing. The vote on the motion was 6-0 and the hearing was closed.

6) Public Hearing to Review and Consider Approval of the FY 2017 - 2021 INFRASTRUCTURE CAPITAL IMPROVEMENTS PLAN (ICIP).

Mr. Robinson said there will be a few minor changes such as adding on a few items. He said there will be a few deletions also.

Mr. Robinson said it is the Planning Board's duty to choose the top 10 for ICIP and recommend them to the City Commission. He said there has been some really great progress on the top 10. He said the top 10 list has pretty much been the same since about 2007. Mr. Hicks said the priority of the list is a recommended order and it can be moved if situations change where there is an opportunity to spend money because of a grant. He said it does not have to stick within the priority but it is important that it is on the list to make it eligible for funding.

Mr. Robinson said that staff is recommending that the body cams replace the digital controls within the top 10. Mr. Kesner asked what the amount of the body cams were. Mr. Robinson said staff is still in the process of getting the item finalized. He said it will be approximately the same dollar amount as the digital controls. Mr. Hicks asked if it was a multiyear project? Mr. Robinson said yes to keep up with the technology.

Mr. Hicks declared the public meeting opened to the public at 5:17 pm. He asked if there were any members of the audience that would like to make comment on the ICIP. There were no comments. Mr. Hicks asked for a motion to close the public hearing on the ICIP. Mr. Drennan, made a motion, seconded by Mr. Penick to close the public hearing at 5:18 pm. The vote on the motion was 6-0 and the motion carried.

7) Review and Consider Zia Crossing Subdivision, Unit 4 Final Plan as submitted by property owner Black Gold Estates, LLC.

Mr. Robinson said this is presented today because of timing. He said staff believes they will have the Engineering Certifications before the next Commission Meeting, however it will not be submitted to Commission until the Engineering Certifications are complete. Mr. Kesner made a motion, seconded by Mr. Sanderson to approve Zia Crossing Subdivision, Unit 4 Final Plat with the Engineering Certifications completed. The vote on the motion was 6-0 and the motion carried.

- 8) **Review and Consider Summary Subdivision as submitted by St. Paul's Methodist Church. Located northeast of the intersection of Aspen and North Fowler, parent parcel comprised of 10.42 +/- acres.**

Mr. Robinson said this is within the parameters of what can be approved administratively but there is not direct access adjacent to a dedicated right-of-way. He said there is legal access through Sorrento's Phase 1 property to their new Phase 2 property. Mr. Hicks said his company did the surveying for this property. Mr. Robinson said these types of subdivisions are not uncommon for Industrial or Commercial subdivisions. He said typically they tie the two properties together on the plat or do a replat to where it will become one property. He said because there is a potential of having two separate lenders there will be two separate fee simple ownerships involved with the legal access for two tracts.

Mr. Shaw said his company is also involved in this transaction and he can answer any questions. He said the attorney's did not want this to be included in the original legal description of Phase 1 because they did not want it to be encumbered by another lender. He said it is possible the same lender will probably be involved in the 2nd Phase however, they want it to be a separate entity. Mr. Hicks said it will be a platted easement through Sorrento's track.

Mr. Kesner asked about utilities? Mr. Robinson said utilities are located in track 1 and they will extend into lot 2. Mr. Kesner asked if they were considered laterals? Mr. Robinson said there is a looped public water line that is currently located in track 1A. He said the same looped waterline will be extended into lot 2. He said the sewer is all private to the connection point on Fowler. Mr. Penick made a motion, seconded by Mr. Drennan to approve the Summary Subdivision submitted by St. Paul's Methodist Church for Sorrento Phase 2. The vote on the motion was 5-1 with Mr. Shaw abstaining.

- 9) **Public Hearing to Review and Consider proposed Mobile Vendor Ordinance.**

Mr. Robinson said he would like to clear up some inaccuracies. He said personally he doesn't think there is another public body that is more interested in the effects of the ordinances they pass. He said that he believes we are a very business friendly community. He said this proposed mobile business will not run anyone out of town. He said mobile vendors are allowed to operate within the city limits. He said this ordinance will place minimal developmental standards for vendors. He said the city is not interested in being involved in a mobile vendor park. He said private property owners have the right to put in a mobile vendor park however, the municipality will not be the owners of a mobile vendor park.



CITY OF HOBBS
COMMISSION STAFF SUMMARY FORM

MEETING DATE: September 8, 2015

SUBJECT: Asset Management Policy
DEPT. OF ORIGIN: Utilities
DATE SUBMITTED: August 17, 2015
SUBMITTED BY: Tim Woomer, Utilities Director

Summary:

Under the State of New Mexico Sanitary Projects Act, governmental entities applying for, and/or receiving State of New Mexico funding for capital projects, are required to implement an Asset Management Plan based upon recognized principles. Resolution 6265; Commitment to Implement an Asset Management Plan, was formally adopted by the City of Hobbs Commission at its March 16, 2015 meeting.

The City's internal asset management team, together with the consulting firm of Souder, Miller & Associates, has developed a formal Asset Management Policy which establishes the fundamental purpose(s) and core principles that the City of Hobbs infrastructure and physical assets will be planned/designed, operated/maintained, and ultimately disposed.

To demonstrate compliance under the Sanitary Projects Act, and eligibility for State funding, a resolution adopting the City of Hobbs Asset Management Policy has been prepared.

Fiscal Impact:

Reviewed By: _____
Finance Department

There is no fiscal impact in adopting the City of Hobbs Asset Management Policy. The implementation of the policy's principles and the asset management system will have a fiscal impact and will come before the commission for approval at a later date.

Attachments:

- A Resolution Adopting the City of Hobbs Asset Management Policy

Legal Review:

Approved As To Form: M. H. Stee
City Attorney

Recommendation:

Approve a Resolution which commits the City of Hobbs to implement an asset management plan within three (3) years.

Approved For Submittal By:

Tim Woomer
Department Director

J. J. [Signature]
City Manager

CITY CLERK'S USE ONLY
COMMISSION ACTION TAKEN

Resolution No. _____ Continued To: _____
Ordinance No. _____ Referred To: _____
Approved _____ Denied _____
Other _____ File No. _____

CITY OF HOBBS

RESOLUTION NO. 6343

RESOLUTION TO APPROVE
THE CITY OF HOBBS
ASSET MANAGEMENT POLICY

WHEREAS, the State of New Mexico Sanitary Projects Act requires governmental entities applying for and/or receiving State of New Mexico funding for capital projects to implement an Asset Management Plan; and

WHEREAS, the City formally adopted Resolution 6265; Commitment to Implement an Asset Management Plan on March 16, 2015; and

WHEREAS, the City has developed a formal Asset Management Policy which establishes the fundamental purpose(s) and core principles of how the City of Hobbs infrastructure and physical assets will be planned/designed, operated/maintained and ultimately disposed;

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF HOBBS, NEW MEXICO, that the Mayor is hereby authorized and directed to approve The City of Hobbs Asset Management Plan attached herein.

PASSED, ADOPTED AND APPROVED this 8th day of September, 2015.

SAM D. COBB, Mayor

ATTEST:

JAN FLETCHER, City Clerk

The City of Hobbs Asset Management Policy

The City of Hobbs recognizes that the organized and conscientious management of the City's infrastructure and physical assets are essential to achieving the vision, goals, and mission of the community.

Asset management is defined as managing the performance, risk, and expenditure of assets in an optimal, uniform, and sustainable way to meet an organization's goals. This period of accountability and sustainability starts at the initial project planning, design, and development phases and continues throughout an assets operation, maintenance and ultimate disposal. Through established asset management protocols, the City of Hobbs will ensure that its infrastructure and physical assets are reliable, sustainable, and capable of meeting the communities' future requirements based on the needs and expectations of the citizens of Hobbs. This policy applies to infrastructure related activities undertaken by the City of Hobbs including, but not limited to, water, sanitary sewer, storm water, transportation, parks, fleet, community facilities, and public safety.

The City of Hobbs will observe the following core principles in planning and decision making associated with the selection, creation/acquisition, operation, maintenance and renewal/disposal of the communities' infrastructure and physical assets:

Asset Management Core Principles

1. **Systematic:** Asset management will be implemented in a structured, consistent, and industry recognized manner to develop a uniform management system.
2. **Systemic:** Assets will be viewed in their systems context for net and total value.
3. **Risk-based:** Risks will be properly integrated and uniformly applied into decision making aspects.
4. **Optimal:** The City of Hobbs will pursue the most effective and efficient compromise between conflicting objectives.
5. **Sustainable:** Asset management plans will provide optimal asset life cycles and consistent performance analysis with known environmental factors and other known consequences as a result of an assets' failure clearly identified.
6. **Integrated:** All asset management activities, components, elements, and processes will be combined and linked to work as an integrated unit to achieve the vision and mission of the City of Hobbs.
7. **Continuous Improvement:** Industry recognized standards, processes, and protocols will be utilized to identify, assess, and implement improvements through a combination of monitoring and corrective actions on an ongoing basis.

Goals, objectives, and implementation of this Asset Management Policy will be consistent with the goals and objectives of the City of Hobbs. Core principles and industry recognized best practices shall be uniformly applied in developing and maintaining consistent asset management practices.

Performance indicators will be established to measure and monitor the efficiency of the asset management policy. The feedback from monitoring will be used to achieve continual improvement of asset performance and to improve the effectiveness of the Asset Management System.

All stakeholders, specifically the citizens and leaders of the City of Hobbs, are instrumental in deciding the levels of service to be provided and ultimately an assets performance. The City of Hobbs will monitor customer satisfaction with the service(s) provided by these assets. Core competency levels will be developed for all levels of asset management and City staff will receive the necessary training to effectively develop and maintain an effective asset management system. Employee training, involvement, and buy-in of an asset management system are essential to achieving this policy's goals and objectives.

This asset management policy will be reviewed annually in conjunction with the development of the infrastructure capital improvement budgets or following significant changes to the operations of the City of Hobbs assets to ensure the policy is current, effective, and continuously improved.



ACTION ITEMS



CITY OF HOBBS
COMMISSION STAFF SUMMARY FORM

MEETING DATE: September 8th, 2015

SUBJECT: AUTHORIZING A 48.46% PICK UP OF PERA MUNICIPAL POLICE MEMBER CONTRIBUTIONS FOR POLICE BARGAINING UNIT MEMBERS ONLY
DEPT. OF ORIGIN: Human Resources
DATE SUBMITTED: August 20th, 2015
SUBMITTED BY: Nicole Sweet, Human Resources Director

Summary:

The current collective bargaining agreement between the City of Hobbs and the Hobbs Police Department was adopted June 15th, 2015. Article 6, Compensation and Benefits states the "PERA employer pick-up will increase by 1.625% effective upon approval by PERA".

PERA has endorsed the language of the attached resolutions. Once approved by the commission, we can then propose the resolution to the PERA board for approval. Changes will become effective the first full pay period of the month following approval of the PERA board.

Under this agreement, the City of Hobbs will pick-up 48.46% of the required employee contributions of 17.8% of salary of bargaining unit employees covered under PERA Municipal Police Plan 5. The employee share of the PERA contribution will be 9.18% of their salary and the City of Hobbs will contribute 8.62% of the employee salary.

The City of Hobbs shall also continue to make the required employer contribution of 18.9% of each eligible member's salary.

Fiscal Impact:

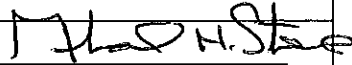
Reviewed By: 
Finance Department

The FY 2016 impact of this action is approximately \$66,445.34 annually (calculated on 2016 union police salaries: \$4,088,944 * 1.625%).

Attachments:

Proposed Resolution.



Legal Review:

Approved As To Form: 
City Attorney

Recommendation:

Motion to approve the resolution.

Approved For Submittal By:


Department Director

City Manager

CITY CLERK'S USE ONLY
COMMISSION ACTION TAKEN

Resolution No. _____ Continued To: _____
Ordinance No. _____ Referred To: _____
Approved _____ Denied _____
Other _____ File No. _____

CITY OF HOBBS

RESOLUTION NO. 6344

A RESOLUTION AUTHORIZING A 48.46% PICK-UP OF
PERA MUNICIPAL POLICE MEMBER CONTRIBUTIONS
FOR POLICE BARGAINING UNIT MEMBERS ONLY

WHEREAS, the Public Employees Retirement Act, NMSA 1978, Section 10-11-5, authorizes affiliated public employers to be responsible for making contributions of up to seventy-five percent of its employees' member contributions to the Public Employees Retirement Association (PERA) under certain conditions.

WHEREAS, the City of Hobbs has elected to pay a portion of specific members' contribution.

WHEREAS, the City of Hobbs governing body desires to pick up 48.46% of the required employee contributions for the 17.8% of salary for the City of Hobbs police bargaining unit employees covered under PERA Municipal Police Member Coverage Plan 5. The employee's share of the required employee's contribution will be 9.18% of salary and the employer will pay 8.62% of the employees' salary for the remainder of the required employee contribution under this resolution. The employer shall also make the required employer contribution of 18.9% of each eligible member's salary.

WHEREAS, pursuant to NMSA 1978, Section 10-11-5, this Resolution is irrevocable and shall apply to all bargaining unit employees within the City of Hobbs Municipal Police Member Coverage Plan 5.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF HOBBS, NEW MEXICO, that the City of Hobbs, pursuant to NMSA 1978, Section 10-11-5, hereby elects to be responsible for making contributions of twenty-seven and fifty-two one-hundredths percent (27.52%) of employees' member contributions to the Public Employees Retirement Association for the City of Hobbs police bargaining unit members under PERA Municipal Police Member Coverage Plan 5, to be effective the first full pay period of the month following filing of this approved resolution with PERA.

PASSED, ADOPTED AND APPROVED, this 8TH day of September, 2015.

SAM D COBB, Mayor

ATTEST:

JAN FLETCHER, City Clerk



CITY OF HOBBS
COMMISSION STAFF SUMMARY FORM

MEETING DATE: September 8th, 2015

SUBJECT: **AUTHORIZING A 48.46% PICK UP OF PERA MUNICIPAL POLICE MEMBER CONTRIBUTIONS FOR POLICE NON-BARGAINING UNIT MEMBERS ONLY**
DEPT. OF ORIGIN: **Human Resources**
DATE SUBMITTED: **August 20th, 2015**
SUBMITTED BY: **Nicole Sweet, Human Resources Director**

Summary:

The current collective bargaining agreement between the City of Hobbs and the Hobbs Police Department was adopted June 15th, 2015. Article 6, Compensation and Benefits states the "PERA employer pick-up will increase by 1.625% effective upon approval by PERA". In order to keep the accrual/deduction tables consistent and ensure future succession readiness by removing obstacles to promoting from within the Union to outside the Union, the City of Hobbs will match the pick-up for non-bargaining unit members to that of bargaining unit members. This has been the practice after past contract negotiations.

PERA has endorsed the language of the attached resolutions. Once approved by the commission, we can then propose the resolution to the PERA board for approval. Changes will become effective the first full pay period of the month following approval of the PERA board.

Under this agreement, the City of Hobbs will pick-up 48.46% of the required employee contributions of 17.8% of salary of non-bargaining unit employees covered under PERA Municipal Police Plan 5. The employee share of the PERA contribution will be 9.18% of their salary and the City of Hobbs will contribute 8.62% of the employee salary.

The City of Hobbs shall also continue to make the required employer contribution of 18.9% of each eligible member's salary.

Fiscal Impact:

Reviewed By: _____

Finance Department

The FY 2016 impact of this action is approximately \$27,575.02 annually (calculated on 2016 non-union police salaries: \$1,696,924 * 1.625%).

Attachments:

Proposed Resolution.

Legal Review:

Approved As To Form: _____

City Attorney

Recommendation:

Motion to approve the resolution.

Approved For Submittal By:

[Handwritten Signature]

Department Director

[Handwritten Signature]
City Manager

CITY CLERK'S USE ONLY
COMMISSION ACTION TAKEN

Resolution No. _____

Ordinance No. _____

Approved _____

Other _____

Continued To: _____

Referred To: _____

Denied _____

File No. _____

CITY OF HOBBS

RESOLUTION NO. 6345

A RESOLUTION AUTHORIZING A 48.46% PICK-UP OF
PERA MUNICIPAL POLICE MEMBER CONTRIBUTIONS
FOR POLICE NON-BARGAINING UNIT MEMBERS ONLY

WHEREAS, the Public Employees Retirement Act, NMSA 1978, Section 10-11-5, authorizes affiliated public employers to be responsible for making contributions of up to seventy-five percent of its employees' member contributions to the Public Employees Retirement Association (PERA) under certain conditions.

WHEREAS, the City of Hobbs has elected to pay a portion of specific members' contribution.

WHEREAS, the City of Hobbs governing body desires to pick up 48.46% of the required employee contributions of 17.8% of salary for the City of Hobbs police non-bargaining unit employees covered under PERA Municipal Police Member Coverage Plan 5. The employee's share of the required employee's contribution will be 9.18% of salary and the employer will pay 8.62% of the employees' salary for the remainder of the required employee contribution under this resolution. The employer shall also make the required employer contribution of 18.9% of each eligible member's salary.

WHEREAS, pursuant to NMSA 1978, Section 10-11-5, this Resolution is irrevocable and shall apply to all non-bargaining unit employees within the City of Hobbs Municipal Police Member Coverage Plan 5.

NOW, THEREFORE, BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF HOBBS, NEW MEXICO, that the City of Hobbs, pursuant to NMSA 1978, Section 10-11-5, hereby elects to be responsible for making contributions of twenty-seven and fifty-two one-hundredths percent (27.52%) of employees' member contributions to the Public Employees Retirement Association for the City of Hobbs police non-bargaining unit members under PERA Municipal Police Member Coverage Plan 5, to be effective the first full pay period of the month following the filing of this approved resolution with PERA.

PASSED, ADOPTED AND APPROVED, this 8TH day of September, 2015.

SAM D COBB, Mayor

ATTEST:

JAN FLETCHER, City Clerk



CITY OF HOBBS
COMMISSION STAFF SUMMARY FORM

MEETING DATE: September 8, 2015

SUBJECT: A RESOLUTION APPROVING THE FY 2017-2021 INFRASTRUCTURE CAPITAL IMPROVEMENT PLAN (ICIP).

DEPT. OF ORIGIN: Planning Division
DATE SUBMITTED: August 25, 2015
SUBMITTED BY: Kevin Robinson – Planning Department

Summary: The Fiscal Year 2017-2021 Infrastructure Capital Improvement Plan (ICIP) was reviewed and approved at the August 2015 regular meeting of the City of Hobbs Planning Board. After review the Board recommended approval by City Commission with unanimous approval.

The City Commission discussed the ICIP during the August 17, 2015 regular meeting. The top 5 priority projects from last year is as follows: #1 WWTP Effluent System; #2 Sewer Main Replacement Program; #3 Community Housing Projects; #4 Drainage Master Plan; #5 Multi-Generational Recreational Center. The top 5 ICIP priority projects for this year are:

- #1 WWTP Effluent System
- #2 Sewer Main Replacement Program
- #3 Community Housing Projects
- #4 Drainage Master Plan
- #5 Multi-Generational Recreational Center

Fiscal Impact:

Reviewed By: [Signature]
Finance Department

The City will be financially impacted negatively if the ICIP is not approved and sent to the State, as the City will be ineligible for State grant funding for City projects.

Attachments: Resolution, Top 5 Selection, Draft ICIP Plan, Planning Board Minutes.

Legal Review:

Approved As To Form: [Signature]
City Attorney

Recommendation:

Staff recommends approval of the ICIP Plan.

Approved For Submittal By:

[Signature]
Department Director
[Signature]
City Manager

**CITY CLERK'S USE ONLY
COMMISSION ACTION TAKEN**

Resolution No. _____	Continued To: _____
Ordinance No. _____	Referred To: _____
Approved _____	Denied _____
Other _____	File No. _____

CITY OF HOBBS

RESOLUTION NO. 6346.

A RESOLUTION APPROVING THE FISCAL YEAR 2017-2021 INFRASTRUCTURE CAPITAL IMPROVEMENT PLAN (ICIP).

WHEREAS, the City of Hobbs recognizes that the financing of public capital projects has become a major concern in New Mexico and nationally; and

WHEREAS, in times of scarce resources, it is necessary to find new financing mechanisms and maximize the use of existing resources; and

WHEREAS, systematic capital improvements planning is an effective tool for communities to define their development needs, establish priorities and pursue strategic actions and objectives to achieve necessary project development; and

WHEREAS, this process contributes to local and regional efforts in project identification and selection in the short and long range capital planning efforts.

WHEREAS, on August 18, 2015, the City of Hobbs Planning Board conducted a Public Hearing and discussed the proposed capital improvement plan. After due review and with recommendations for minor modifications, the Planning Board unanimously approved the draft plan and recommended approval by the City Commission.

NOW, THEREFORE BE IT RESOLVED BY THE GOVERNING BODY OF THE CITY OF HOBBS, NEW MEXICO, that

1. The City of Hobbs hereby adopts the attached Infrastructure Capital Improvements Plan, subject to availability of funds; and
2. The City intends that this Plan will be a working document and one of many steps toward improving rational, long range capital planning and budgeting for New Mexico's infrastructure.

PASSED, ADOPTED AND APPROVED this 8th day of September, 2015.

SAM D. COBB, Mayor

ATTEST:

JAN FLETCHER, City Clerk

CITY OF HOBBS
2017 ICIP Project List (For FY 2016 Legislature)

Planning Boards Recommendations
Top 10
2016 Priority List

WWRF Effluent Reuse System
Sewer Main Replacement Program
Community Housing Projects
Drainage Master Plan
Health Wellness Learning Center
WWRF Aerobic Digester Renovation
Southeast\Northwest Bypass
Taylor Ranch Park Improvements
HPD Body Camera Program
EAGLE System Upgrades

Italicized indicates Commissions Top 5 Priority List from last year's ICIP.

Infrastructure Capital Improvement Plan FY 2017-2021

ICIP Capital Project Description

Year/Rank 2016 001

ID:15693

Project Title: WWRP Effluent Reuse Project

Project Type: New

Category: Utilities (publicly-owned)

Contact Name: Tim Woomer

Contact Phone: 575-397-9315

Contact E-mail: twoomer@hobbsnm.org

Project Location: W. Millen Dr. Hobbs NM 88240

Latitude: 32.743877

Longitude: -103.179249

Legislative Language: To plan, design and construct WWRP effluent reuse system to include enviro studies, planning, design, construction and furnish and equip. in Hobbs, NM

Description/Scope of Work: Project is a water conservation project which consists of developing infrastructure to fully utilize available treated effluent water for irrigation purposes at the municipal golf course, surrounding parks, and other recreational sites as categorized within City's Effluent Reuse Master Plan. In addition to constructing pipelines and above ground storage, Project also entails pilot testing the storage of excess effluent water meeting applicable regulations within the aquifer for recovery at a later date. Titled Aquifer Storage and Recovery ASR, a feasibility study, including an update of Projects professional engineering report, have been completed. Currently annual possible water savings as a result of effluent reuse for irrigation of recreational sites within the City of Hobbs is currently at 167 Acre Ft per Yr. Upon full implementation of Project in the year 2020, annual possible water savings based upon 2014 flows and volumes are projected to be approximately 534 Acre Ft per Yr.

This segment approximately will create a looped system termed the mid-town segment within the Master Plan and is approximately 6 miles in length. Project also includes the design and construction of approximately 3.5 miles of the Northeast segment transmission pipeline from Stansford Road to the Taylor Ranch subdivision. To determine the feasibility of aquifer storage/recovery (ASR), the firm of Daniel B. Stephens, Inc. has conducted a preliminary study to initiate a pilot ASR adjacent to the City's treatment facility. Preliminary work includes geotechnical and hydrological analysis, finalization of feasibility report for permitting, followed by the design and construction of surface recharge basins and monitoring/recovery wells.

Previous and Potential Funding Budget:

Has this project received previous legislative or other funding? Yes

Please explain:

State Grant Funding should only be requested when all other funding sources have been exhausted if entity is providing matching funds, i.e. Federal, Local Taxes, Fees, NM Finance Authority Loans (NMFELA), Tribal Infrastructure Fund (TIF), Water Trust Board (WTB), Public School Facility Authority (PSFA), Colonia's Infrastructure Board (CIB), etc.

Funding Sources:	Potential Funding	Applied for?	Matching Funds?	Funded to Date	Date Received
	Amt applied for or to be applied for			Amt Previously Spent / Secured	
OTHER	450,000	Yes	Yes	450,000	2009
OTHER	3,298,720	Yes	Yes	3,298,720	2012
CAP	912,000	Yes	No	710,000	2012/2015
OTHER	5,500,000	Yes	Yes	3,200,000	2015
TOTALS	10,160,720			7,658,720	

Project Budget - Complete the Budget below. Only include unfunded or unsecured funds under each project year. Note: Funded to Date column must equal the amounts listed above here.

Infrastructure Capital Improvement Plan FY 2017-2021

	Completed	Funded to Date	Estimated Costs Not Yet Funded					Total Project Cost
			2017	2018	2019	2020	2021	
Water Rights	N/A	0	0	0	0	0	0	
Easements and Rights of Way	N/A	0	0	0	0	0	0	
Acquisition	N/A	0	0	0	0	0	0	
Archaeological Studies	N/A	0	0	0	0	0	0	
Environmental Studies	Yes	250,000	0	0	0	0	250,000	
Planning	No	450,000	25,000	25,000	0	0	500,000	
Design (Engr./Arch.)	No	1,250,000	400,000	400,000	0	0	2,050,000	
Construction	No	3,208,720	5,575,000	5,575,000	0	0	19,358,720	
Furnishing/Equipment	No	2,500,000	1,000,000	1,000,000	0	0	6,500,000	
TOTALS		7,658,720	7,000,000	7,000,000	7,000,000	0	28,658,720	
	Amount Not Yet Funded		21,000,000					

Can this project be phased? Yes
 Phase: A project phase is a fundable, standalone, functional or operable stage during the development and/or life of a project.
 Project phases: Unfunded amounts broken down by phase and category.

Phase	Amount	Plan	Design	Construct	Furnish/Equip	Other (Wtr Rights, Easements, Acq)	# Mos to Complete
1	7,000,000	Yes	Yes	Yes	Yes	No	30
2	7,000,000	Yes	Yes	Yes	Yes	No	24
3	7,000,000	No	No	Yes	Yes	No	24
4	0	No	No	No	No	No	0
5	0	No	No	No	No	No	0
TOTAL	21,000,000						

Has your local government/agency budgeted for operating expenses for the project when it is completed? Yes

Infrastructure Capital Improvement Plan FY 2017-2021

If no, please explain why:

ANNUAL OPERATING BUDGET	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TOTAL
Annual Operating Expenses plus Debt Service	192,500	385,000	577,500	650,000	650,000	2,455,000
Annual Operating Revenues	54,500	100,000	174,000	360,000	360,000	1,048,500
Does the project lower out-year operating costs?	No					
If yes, please explain and provide estimates of operating costs						

Entities who will assume the following responsibilities for this project:

Own:	Operate:	Fiscal Agent:	Own Land:	Own Asset:
City of Hobbs	City of Hobbs	City of Hobbs	City of Hobbs	City of Hobbs

- Does the project have life expectancy of 10 or more years? Yes
- Has the project had public input and buy-in? Yes
- Is the project necessary to address population or client growth? Yes
- Has the land and all necessary easement or rights of way been acquired to complete the project? Yes

Legislators affected by this project:

House:	Senate:
61-Gallegos	41-Leavell
62-Scott	42-Kernan

- Is this project a regional priority? For example, is it supported by more than one legislator or by more than one local government entity? Yes
- If yes, please explain. Supported by more than one legislator
- Are there oversight mechanisms built in that would ensure timely construction and completion of the project on budget? Yes

Infrastructure Capital Improvement Plan FY 2017-2021

If yes, please explain. Project managers oversee construction and approve monthly construction schedule and progress payments as well as any change orders.

Do the requested funds complete a fully functional phase of the project or complete a project previously funded by a legislative appropriation? Yes

If yes, please explain. Each phase is fully functional at the time of completion and is adding to previously completed phase.

Other than the temporary construction jobs associated with the project, does the project maintain or advance the region's economy? No

If yes, please explain.

Does the project benefit all citizens within a recognized region, district or political subdivision? Yes

If yes, please explain and describe the population benefiting from the project. The water conservation will extend the communities sole drinking water source, the Ogallala Aquifer.

Does the project eliminate a risk or hazard to public health and/or safety that immediately endangers occupants of the premises such that corrective action is urgent and unavoidable? No

Emergencies must be documented by a Subject Matter Expert.

If yes, please explain. (If mandatory, provide Summary Page of the Federal, State or Judiciary Agency who issued the mandate.)

Infrastructure Capital Improvement Plan FY 2017-2021

ICIP Capital Project Description

Year/Rank 2016 002

ID:22423

Project Title: Sewer Main Replacement

Project Type: Replace Existing

Category: Utilities (publicly-owned)

Contact Name: Tim Woomer

Contact Phone: 575-397-9315

Contact E-mail: twoomer@hobbsnm.org

Project Location: 2000 N. Grimes St. Hobbs NM 88240

Latitude: 32.72747

Longitude: -103.144879

Legislative Language: Plan, design, remove and replace, construct existing sewer main in Hobbs, NM.

Description/Scope of Work: The project includes the designing, replacement and reconstruction of 24 inch diameter reinforced concrete pipe main sewer transmission pipe lines. An engineering design will need to be completed showing the location of the line and the construction details. The scope of work is for continued construction purposes. The first segment of Project is the replacement of existing concrete pipeline along the Texas New Mexico Railway corridor from the Grimes/Turner intersection to the Lovington Hwy/Central St intersection. Design is currently underway for this segment with construction projected to take place early 2016. The remaining segments are the continuation of the Truck F sewermain north along the Lovington Hwy, and the replacement of concrete pipeline from Central/Lovington Hwy to Joe Harvey Blvd. Seven phases have been completed previously.

Previous and Potential Funding Budget:

Has this project received previous legislative or other funding? Yes

Please explain:

State Grant Funding should only be requested when all other funding sources have been exhausted if entity is providing matching funds, i.e. Federal, Local Taxes, Fees, NM Finance Authority Loans (NMEA), Tribal Infrastructure Fund (TIF), Water Trust Board (WTB), Public School Facility Authority (PSFA), Colona's Infrastructure Board (CIB), etc.

Please complete table below with funding source, etc. (No commas, decimals or \$ signs)

Funding Source:	Potential Funding	Applied for?	Matching Funds?	Amt Previously Spent / Secured	Funded to Date	Date Received
CAP	650,000	Yes	No	650,000	650,000	2014
CAP	500,000	Yes	No	150,000	150,000	2015
LFUNDS	8,000,000	No	No	0	0	
	0	Yes	No	0	0	
TOTALS	9,150,000				800,000	

Project Budget - Complete the Budget below. Only include unfunded or unsecured funds under each project year. Note: Funded to Date column must equal the amounts listed above here.

	Completed	Funded to Date	Estimated Costs Not Yet Funded				Total Project Cost
			2017	2018	2019	2020	
Water Rights	N/A	0	0	0	0	0	0
Easements and Rights of Way	N/A	0	0	0	0	0	0

Infrastructure Capital Improvement Plan FY 2017-2021

Acquisition	N/A	0	0	0	0	0	0	0	0
Archaeological Studies	N/A	0	0	0	0	0	0	0	0
Environmental Studies	N/A	0	0	0	0	0	0	0	0
Planning	N/A	0	0	0	0	0	0	0	0
Design (Engr./Arch.)	No	500,000	0	0	0	0	0	0	500,000
Construction	No	7,500,000	7,000,000	7,000,000	7,000,000	7,000,000	0	0	28,500,000
Furnishing/Equipment	N/A	0	0	0	0	0	0	0	0
TOTALS		8,000,000	7,000,000	7,000,000	7,000,000	7,000,000	0	0	29,000,000
Amount Not Yet Funded		21,000,000							

Can this project be phased? Yes

Phase: A project phase is a fundable, standalone, functional or operable stage during the development and/or life of a project.

Project phases: Unfunded amounts broken down by phase and category.

Phase	Amount	Plan	Design	Construct	Furnish/Equip	Other (Wr Rights, Easements, Acq)	# Mos to Complete
1	7,000,000	No	No	Yes	No	No	9
2	7,000,000	No	No	Yes	No	No	12
3	7,000,000	No	No	Yes	No	No	12
4	0	No	No	No	No	No	0
5	0	No	No	No	No	No	0
TOTAL	21,000,000						

Has your local government/agency budgeted for operating expenses for the project when it is completed? Yes

If no, please explain why:

ANNUAL OPERATING BUDGET	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TOTAL
Annual Operating Expenses plus Debt Service	10,000	10,000	11,000	12,000	12,500	55,500
Annual Operating Revenues	6,000	6,000	7,000	7,000	7,500	33,500
Does the project lower out-year operating costs?	No					

Infrastructure Capital Improvement Plan FY 2017-2021

If yes, please explain and provide estimates of operating costs

Entities who will assume the following responsibilities for this project:

Own:	Operate:	Fiscal Agent:	Own Land:	Own Asset:
City of Hobbs	City of Hobbs	City of Hobbs	City of Hobbs	City of Hobbs

Does the project have life expectancy of 10 or more years? Yes

Has the project had public input and buy-in? Yes

Is the project necessary to address population or client growth? Yes

Has the land and all necessary easement or rights of way been acquired to complete the project? Yes

Legislators affected by this project:

House:	Senate:
61-Gallegos	42-Kernan
62-Scott	41-Jarrell

Is this project a regional priority? For example, is it supported by more than one legislator or by more than one local government entity? Yes

If yes, please explain. Supported by more than one legislator

Are there oversight mechanisms built in that would ensure timely construction and completion of the project on budget? Yes

If yes, please explain. Project managers oversee construction and approve monthly construction schedule and progress payments as well as any change orders.

Do the requested funds complete a fully functional phase of the project or complete a project previously funded by a legislative appropriation? Yes

If yes, please explain. Design and construction to replace segments of the existing sewermain is such that system is fully functional upon completion of all phases.

Other than the temporary construction jobs associated with the project, does the project maintain or advance the region's economy? Yes

If yes, please explain. Project is essential to both maintaining the current economy and allowing for future development within the City.

Infrastructure Capital Improvement Plan FY 2017-2021

Does the project benefit all citizens within a recognized region, district or political subdivision? No

If yes, please explain and describe the population benefiting from the project.

Does the project eliminate a risk or hazard to public health and/or safety that immediately endangers occupants of the premises such that corrective action is urgent and unavoidable? Yes

Emergencies must be documented by a Subject Matter Expert.

If yes, please explain. (If mandatory, provide Summary Page of the Federal, State or Judiciary Agency who issued the mandate.)

Infrastructure Capital Improvement Plan FY 2017-2021

ICIP Capital Project Description

Year/Rank 2016 003

ID:17022

Project Title: Community Housing Projects

Project Type: New

Category: Housing-Related Cap Infra

Contact Name: Kevin Robinson

Contact Phone: 575-391-4111

Contact E-mail: krobinson@hobbsnm.org

Project Location: 321 E. Sanger St. Hobbs NM 88240

Latitude: 32.702612

Longitude: -103.136040

Legislative Language: Acquire, design and construct community housing projects for the City of Hobbs, NM.

Description/Scope of Work: Acquire, design and construct developments on vacant land and redevelopments of real property sites with necessary infrastructure to facilitate Housing Development by public and private agencies including City. By amending Municipal Code Chapter 3.14 the Municipality has gained needed tools allowing additional funding mechanisms for property receiving LIHTC's. The Municipality is working with those developers with proven track records providing this type of housing to increase our affordable housing inventory. In an effort to stimulate the production of market rate housing units, both multi-family and single family, the Municipality is offering Development Agreements, incentivizing the production of market rate housing units by reimbursing the Developer a portion of the municipal infrastructure costs required to support the development. Once the design is complete, information on the size and type of construction will be available.

Previous and Potential Funding Budget:

Has this project received previous legislative or other funding? No

Please explain.

State Grant Funding should only be requested when all other funding sources have been exhausted if entity is providing matching funds, i.e. Federal, Local Taxes, Fees, NM Finance Authority Loans (NMEA), Tribal Infrastructure Fund (TIF), Water Trust Board (WTB), Public School Facility Authority (PSFA), Colonia's Infrastructure Board (CIB), etc.

Please complete table below with funding source, etc. (No commas, decimals or \$ signs)

Funding Sources:	Potential Funding Amt applied for or to be applied for	Applied for?	Matching Funds?	Funded to Date	Date Received
LFUNDS	0	No	No	7,243,000	2010-2015
	0	No	No	0	
	0	No	No	0	
	0	No	No	0	
TOTALS	0			7,243,000	

Project Budget - Complete the Budget below. Only include unfunded or unsecured funds under each project year. Note: Funded to Date column must equal the amounts listed above here.

	Completed	Funded to Date	Estimated Costs Not Yet Funded				2021 Total Project Cost
			2017	2018	2019	2020	
Water Rights	N/A	0	0	0	0	0	0

Infrastructure Capital Improvement Plan FY 2017-2021

Phase	Amount	Plan	Design	Construct	Furnish/Equip	Other (W/ Rights, Easements, Acq)	# Mos to Complete	
Easements and Rights of Way	N/A	0	0	0	0	0	0	
Acquisition	No	7,243,000	400,000	400,000	400,000	400,000	0	
Archaeological Studies	N/A	0	0	0	0	0	0	
Environmental Studies	N/A	0	0	0	0	0	0	
Planning	N/A	0	0	0	0	0	0	
Design (Engr./Arch.)	No	0	25,000	25,000	25,000	30,000	0	
Construction	No	0	505,000	105,000	125,000	175,000	0	
Furnishing/Equipment	N/A	0	0	0	0	0	0	
TOTALS		7,243,000	930,000	530,000	550,000	605,000	605,000	10,463,000
Amount Not Yet Funded		3,220,000						

Can this project be phased? Yes

Phase: A project phase is a fundable, standalone, functional or operable stage during the development and/or life of a project.

Project phases: Unfunded amounts broken down by phase and category.

Phase	Amount	Plan	Design	Construct	Furnish/Equip	Other (W/ Rights, Easements, Acq)	# Mos to Complete
1	930,000	No	Yes	Yes	No	Yes	7
2	530,000	No	Yes	Yes	No	Yes	7
3	550,000	No	Yes	Yes	No	Yes	7
4	605,000	No	Yes	Yes	No	Yes	7
5	605,000	No	Yes	Yes	No	Yes	7
TOTAL	3,220,000						

Has your local government/agency budgeted for operating expenses for the project when it is completed? No

If no, please explain why: will have budget once funded

ANNUAL OPERATING BUDGET	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TOTAL
Annual Operating Expenses plus Debt Service	0	0	0	0	0	0
Annual Operating Revenues						

Infrastructure Capital Improvement Plan FY 2017-2021

Does the project lower out-year operating costs? No 0 0 0 0 0 0

If yes, please explain and provide estimates of operating costs

Entities who will assume the following responsibilities for this project:	Own:	Operate:	Fiscal Agent:	Own Land:	Own Asset:
City of Hobbs		City of Hobbs	City of Hobbs		

Does the project have life expectancy of 10 or more years? Yes

Has the project had public input and buy-in? Yes

Is the project necessary to address population or client growth? Yes

Has the land and all necessary easement or rights of way been acquired to complete the project? No

Legislators affected by this project:

House:	Senate:
61-Gallegos	42-Kernan
62-Scott	41-Leavell

Is this project a regional priority? For example, is it supported by more than one legislator or by more than one local government entity? No

If yes, please explain.

Are there oversight mechanisms built in that would ensure timely construction and completion of the project on budget? No

If yes, please explain. Project managers oversee construction and approve monthly construction schedule and progress payments as well as any change orders.

Do the requested funds complete a fully functional phase of the project or complete a project previously funded by a legislative appropriation? No

If yes, please explain.

Infrastructure Capital Improvement Plan FY 2017-2021

Other than the temporary construction jobs associated with the project, does the project maintain or advance the region's economy? No

If yes, please explain.

Does the project benefit all citizens within a recognized region, district or political subdivision? No

If yes, please explain and describe the population benefiting from the project.

Does the project eliminate a risk or hazard to public health and/or safety that immediately endangers occupants of the premises such that corrective action is urgent and unavoidable? No

Emergencies must be documented by a Subject Matter Expert.

If yes, please explain. (If mandatory, provide Summary Page of the Federal, State or Judiciary Agency who issued the mandate.)

Infrastructure Capital Improvement Plan FY 2017-2021

ICIP Capital Project Description

Year/Rank 2016 004

Project Title: Drainage Master Plan

Contact Name: Todd Randall

Project Location: 321 E. Sanger St. Hobbs NM 88240

Legislative Language: Plan, design and construct drainage master plan and drainage facilities for the City of Hobbs, NM.

Description/Scope of Work: Develop drainage master plan for Hobbs Urban Area. Plan, design and construct storm water and drainage facilities needed; prepare capital improvement plan for facilities with funding mechanisms, joint use policies for drainage facilities and new rules for development projects. Phase 1 will be the planning phase - right of way, acquisition and design. Phase 2 will be completing the design and beginning construction. Phases 3 - 5 will be construction.

Acquire & develop stormwater retention sites, drainage channels and storm drain systems to contain flood waters during times of heavy rains. If possible, retention sites will be designed as multi-use facilities to share with recreation and open space activities. Drainage channels in floodways should be utilized to convey drainage waters to retention sites. New development should be addressed. These sites will also include necessary treatment and remediation of stormwater flows.

Previous and Potential Funding Budget:

Has this project received previous legislative or other funding? No

Please explain.

State Grant Funding should only be requested when all other funding sources have been exhausted if entry is providing matching funds, i.e. Federal, Local Taxes, Fees, NM Finance Authority Loans (NMFAL), Tribal Infrastructure Fund (TIF), Water Trust Board (WTB), Public School Facility Authority (PSFA), Colonia's Infrastructure Board (CIB), etc.

Funding Sources:	Please complete table below with funding source, etc. (No commas, decimals or \$ signs)	Potential Funding		Matching Funds?		Funded to Date		Date Received
		Amt applied for or to be applied for	Applied for?	Funds?	Amt Previously Spent / Secured			
LEFUNDS		0	No	No	1,888,000	0	2014	
		0	No	No	0	0		
		0	No	No	0	0		
TOTALS		0	No	No	1,888,000	0		

Project Budget - Complete the Budget below. Only include unfunded or unsecured funds under each project year. Note: Funded to Date column must equal the amounts listed above here.

Completed	Funded to Date	Estimated Costs Not Yet Funded				Total Project Cost
		2017	2018	2019	2020	

Infrastructure Capital Improvement Plan FY 2017-2021

Water Rights	N/A	0	0	0	0	0	0	0	0	0	0	0
Easements and Rights of Way	No	0	350,000	0	0	0	0	0	0	0	0	350,000
Acquisition	No	0	350,000	400,000	0	400,000	400,000	400,000	400,000	400,000	400,000	1,950,000
Archaeological Studies	N/A	0	0	0	0	0	0	0	0	0	0	0
Environmental Studies	N/A	0	0	0	0	0	0	0	0	0	0	0
Planning	No	800,000	500,000	0	0	0	0	0	0	0	0	1,300,000
Design (Engr./Arch.)	No	0	200,000	150,000	40,000	40,000	40,000	40,000	40,000	40,000	40,000	470,000
Construction	N/A	1,088,000	300,000	1,500,000	1,500,000	1,500,000	1,500,000	1,500,000	1,500,000	1,500,000	1,500,000	7,388,000
Furnishing/Equipment	N/A	0	0	0	0	0	0	0	0	0	0	0
TOTALS		1,888,000	1,700,000	2,050,000	1,940,000	1,940,000	1,940,000	1,940,000	1,940,000	1,940,000	1,940,000	11,458,000
Amount Not Yet Funded		9,570,000										

Can this project be phased? Yes

Phase: A project phase is a fundable, standalone, functional or operable stage during the development and/or life of a project.

Project phases: Unfunded amounts broken down by phase and category.

Phase	Amount	Plan	Design	Construct	Furnish/Equip	Other (Wtr Rights, Easements, Acq)	# Mos to Complete
1	1,700,000	Yes	Yes	No	No	Yes	18
2	2,050,000	No	Yes	Yes	No	No	12
3	1,940,000	No	No	Yes	No	No	10
4	1,940,000	No	No	Yes	No	No	10
5	1,940,000	No	No	Yes	No	No	10
TOTAL	9,570,000						

Has your local government/agency budgeted for operating expenses for the project when it is completed? No

If no, please explain why: will budget once funded

ANNUAL OPERATING BUDGET

Annual Operating Expenses plus Debt Service

YEAR 1

YEAR 2

YEAR 3

YEAR 4

YEAR 5

TOTAL

Infrastructure Capital Improvement Plan FY 2017-2021

Annual Operating Revenues	0	0	0	0	0	0
Does the project lower out-year operating costs?	0	0	0	0	0	0
If yes, please explain and provide estimates of operating costs						

Entities who will assume the following responsibilities for this project:	Own:	Operate:	Fiscal Agent:	Own Land:	Own Asset:
City of Hobbs	City of Hobbs	City of Hobbs	City of Hobbs	City of Hobbs	City of Hobbs

Does the project have life expectancy of 10 or more years? Yes

Has the project had public input and buy-in? Yes

Is the project necessary to address population or client growth? Yes

Has the land and all necessary easement or rights of way been acquired to complete the project? No

Legislators affected by this project:

House: _____ Senate: _____

61-Gallegos _____ 41-Jarvell _____

62-Scott _____ 42-Kernan _____

Is this project a regional priority? For example, is it supported by more than one legislator or by more than one local government entity? No

If yes, please explain. Supported by more than one legislator

Are there oversight mechanisms built in that would ensure timely construction and completion of the project on budget? No

If yes, please explain. Project managers oversee construction and approve monthly construction schedule and progress payments as well as any change orders.

Do the requested funds complete a fully functional phase of the project or complete a project previously funded by a legislative appropriation? Yes

Infrastructure Capital Improvement Plan FY 2017-2021

If yes, please explain. All phases completed will be functional.

Other than the temporary construction jobs associated with the project, does the project maintain or advance the region's economy? No

If yes, please explain.

Does the project benefit all citizens within a recognized region, district or political subdivision? No

If yes, please explain and describe the population benefiting from the project.

Does the project eliminate a risk or hazard to public health and/or safety that immediately endangers occupants of the premises such that corrective action is urgent and unavoidable? No

Emergencies must be documented by a Subject Matter Expert.

If yes, please explain. (If mandatory, provide Summary Page of the Federal, State or Judiciary Agency who issued the mandate.)

Infrastructure Capital Improvement Plan FY 2017-2021

ICIP Capital Project Description

Year/Rank 2016 005

ID:25544

Project Title: Health Wellness Learning Center

Project Type: New

Category: Public Parks (Local)

Contact Name: Doug McDaniel

Contact Phone: 575-397-9293

Contact E-mail: dmcdanie1@hobbsnm.org

Project Location: 301 E. Navajo Hobbs NM 88240

Latitude: 32.757919

Longitude: -103.183076

Legislative Language: Acquire, design, construct, furnish and equip a multi-purpose recreation center for the City of Hobbs, NM.

Description/Scope of Work:

The Health Wellness Learning Center (HWLC) is currently in Design Development phase. The HWLC is a collaborative effort between the City of Hobbs, New Mexico Junior College, Hobbs Municipal Schools, Lea County, University of the Southwest and the J. F. Maddox Foundation. Amenities being considered for the facility include: an indoor artificial turf field house, a gymnasium with multi-use flooring, a competition pool, an indoor leisure pool with a lazy river and water slides, a warm water therapy pool, an elevated jogging/walking track, fitness equipment for both cardio and strength workouts, an indoor play structure, fitness rooms, meeting rooms, party rooms, and administrative offices. Construction is estimated to begin in May 2016 and be completed in December 2017. Once the final design is complete, information regarding the size and type of construction will be available.

Previous and Potential Funding Budget:

Has this project received previous legislative or other funding? No

Please explain:

State Grant Funding should only be requested when all other funding sources have been exhausted if entity is providing matching funds, i.e. Federal, Local Taxes, Fees, NM Finance Authority Loans (NMEA), Tribal Infrastructure Fund (TIF), Water Trust Board (WTB), Public School Facility Authority (PSFA), Coloma's Infrastructure Board (CIB), etc.

Please complete table below with funding source, etc. (No commas, decimals or \$ signs)

Funding Source:	Potential Funding Amt applied for or to be applied for	Applied for?	Matching Funds?	Funded to Date Amt Previously Spent / Secured	Date Received
LFUNDS	61,000,000	No	No	0	2015
	0	No	No	0	
	0	No	No	0	
	0	No	No	0	
TOTALS	61,000,000	No	No	0	0

Project Budget - Complete the Budget below. Only include unfunded or unsecured funds under each project year. Note: Funded to Date column must equal the amounts listed above here.

	Completed	Funded to Date	Estimated Costs Not Yet Funded				2021 Total Project Cost
			2017	2018	2019	2020	
Water Rights	N/A	0	0	0	0	0	0
Easements and Rights of Way	N/A	0	0	0	0	0	0

Infrastructure Capital Improvement Plan FY 2017-2021

Acquisition	N/A	0	0	0	0	0	0	0	0	0	0	0
Archaeological Studies	N/A	0	0	0	0	0	0	0	0	0	0	0
Environmental Studies	N/A	0	0	0	0	0	0	0	0	0	0	0
Planning	N/A	0	0	0	0	0	0	0	0	0	0	0
Design (Engr./Arch.)	No	4,000,000	0	0	0	0	0	0	0	0	0	4,000,000
Construction	No	55,000,000	4,000,000	0	0	0	0	0	0	0	0	59,000,000
Furnishing/Equipment	No	2,000,000	0	0	0	0	0	0	0	0	0	2,000,000
TOTALS		61,000,000	4,000,000	0	0	0	0	0	0	0	0	65,000,000
Amount Not Yet Funded		4,000,000										

Can this project be phased? Yes

Phase: A project phase is a fundable, standalone, functional or operable stage during the development and/or life of a project.

Project phases: Unfunded amounts broken down by phase and category.

Phase	Amount	Plan	Design	Construct	Furnish/Equip	Other (W/ Rights, Easements, Acq)	# Mos to Complete
1	750,000	No	Yes	No	No	Yes	18
2	20,250,000	No	Yes	Yes	No	No	24
3	32,000,000	No	No	Yes	No	No	0
4	0	No	No	No	No	No	0
5	0	No	No	No	No	No	0
TOTAL	53,000,000						

Has your local government/agency budgeted for operating expenses for the project when it is completed? No

If no, please explain why: will budget upon completion of project

ANNUAL OPERATING BUDGET	YEAR 1	YEAR 2	YEAR 3	YEAR 4	YEAR 5	TOTAL
Annual Operating Expenses plus Debt Service	0	0	0	0	0	0
Annual Operating Revenues	0	0	0	0	0	0
Does the project lower out-year operating costs?	No					

Infrastructure Capital Improvement Plan FY 2017-2021

If yes, please explain and provide estimates of operating costs

Entities who will assume the following responsibilities for this project:

Own:	Operate:	Fiscal Agent:	Own Land:	Own Asset:
City of Hobbs	City of Hobbs	City of Hobbs	City of Hobbs	City of Hobbs

Does the project have life expectancy of 10 or more years? Yes

Has the project had public input and buy-in? No

Is the project necessary to address population or client growth? Yes

Has the land and all necessary easement or rights of way been acquired to complete the project? Yes

Legislators affected by this project:

House:	Senate:
62 Scott	42 Kaman
61 Gallegos	41 Jewell

Is this project a regional priority? For example, is it supported by more than one legislator or by more than one local government entity? No

If yes, please explain.

Are there oversight mechanisms built in that would ensure timely construction and completion of the project on budget? No

If yes, please explain.

Do the requested funds complete a fully functional phase of the project or complete a project previously funded by a legislative appropriation? No

If yes, please explain.

Other than the temporary construction jobs associated with the project, does the project maintain or advance the region's economy? No

If yes, please explain.

Infrastructure Capital Improvement Plan FY 2017-2021

Does the project benefit all citizens within a recognized region, district or political subdivision? No

If yes, please explain and describe the population benefiting from the project.

Does the project eliminate a risk or hazard to public health and/or safety that immediately endangers occupants of the premises such that corrective action is urgent and unavoidable? No

Emergencies must be documented by a Subject Matter Expert.

If yes, please explain. (If mandatory, provide Summary Page of the Federal, State or Judiciary Agency who issued the mandate.)

Infrastructure Capital Improvement Plan FY 2017-2021

Hobbs Project Summary

ID	Year	Rank	Project Title	Category	Funded to date						Total Project Cost	Amount		Phases?
					2017	2018	2019	2020	2021	Not Yet		Funded		
15693	2016	001	WWRWF Effluent Reuse Project	Utilities (publicly-owned)	7,658,720	7,000,000	7,000,000	7,000,000	0	0	28,658,720	21,000,000	Yes	
22423	2016	002	Sewer Main Replacement	Utilities (publicly-owned)	8,000,000	7,000,000	7,000,000	7,000,000	0	0	29,000,000	21,000,000	Yes	
17022	2016	003	Community Housing Projects	Housing-Related Cap Infra	7,243,000	930,000	530,000	550,000	605,000	605,000	10,463,000	3,220,000	Yes	
17615	2016	004	Drainage Master Plan	Storm/Surface Water Control	1,888,000	1,700,000	2,050,000	1,940,000	1,940,000	1,940,000	11,458,000	9,570,000	Yes	
25544	2016	005	Health Wellness Learning Center	Public Parks (local)	61,000,000	4,000,000	0	0	0	0	65,000,000	4,000,000	Yes	
29585	2016	006	WWRWF Aerobic Digester Renovation	Wastewater	500,000	250,000	3,650,000	3,100,000	0	0	7,500,000	7,000,000	Yes	
17012	2016	007	Southeast and Northwest Bypass	Hwyys/Roads/Streets/Bridges	783,000	900,000	400,000	5,300,000	10,000,000	0	17,383,000	16,600,000	Yes	
26329	2016	008	Taylor Ranch Improvements	Public Parks (local)	18,000,000	6,800,000	2,700,000	4,000,000	2,500,000	2,500,000	36,500,000	18,500,000	Yes	
31358	2016	009	HPD Body Camera Program	Public Safety Equipment/Bldgs	0	450,000	0	0	0	0	450,000	450,000	No	
26431	2016	010	EAGLE System Upgrades	Public Safety Equipment/Bldgs	750,000	500,000	500,000	0	0	0	1,750,000	1,000,000	Yes	
9673	2016	011	CDBG Annual Project	Hwyys/Roads/Streets/Bridges	0	530,000	530,000	530,000	530,000	530,000	2,650,000	2,650,000	Yes	
12548	2016	012	Utility Extensions	Utilities (publicly-owned)	5,000,000	1,250,000	1,650,000	2,700,000	2,700,000	0	13,300,000	8,300,000	No	
14775	2016	013	West Bender Widening Project & Drainage	Hwyys/Roads/Streets/Bridges	500,000	500,000	6,000,000	0	0	0	7,000,000	6,500,000	Yes	
21077	2016	014	Joe Harvey Blvd Improvements	Hwyys/Roads/Streets/Bridges	8,500,000	3,100,000	3,030,000	1,100,000	0	0	15,730,000	7,230,000	No	
21083	2016	015	Street Light Projects - Various	Lighting	1,300,000	550,000	550,000	175,000	300,000	0	2,875,000	1,575,000	Yes	
18966	2016	016	South Hobbs Improvements	Hwyys/Roads/Streets/Bridges	0	500,000	500,000	500,000	500,000	500,000	2,500,000	2,500,000	No	

Infrastructure Capital Improvement Plan FY 2017-2021

25058	2016	017	ADA Intersection Improvement Project	Highways/Roads/Streets/Bridges	0	500,000	500,000	500,000	500,000	500,000	500,000	500,000	2,500,000	2,500,000	Yes
25059	2016	018	Traffic Signal Upgrades	Highways/Roads/Streets/Bridges	0	600,000	500,000	500,000	500,000	500,000	500,000	500,000	2,600,000	2,600,000	Yes
25060	2016	019	Street Resurfacing	Highways/Roads/Streets/Bridges	20,000,000	2,000,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	0	25,000,000	5,000,000	No
25061	2016	020	Water Wells Program	Water Supply	800,000	550,000	600,000	550,000	500,000	500,000	0	3,000,000	2,200,000	No	
25179	2016	021	Del Norte Park Expansion Area	Public Parks (local)	375,000	4,070,000	0	0	0	0	0	4,445,000	4,070,000	No	
25063	2016	022	Street Sign Replacement	Highways/Roads/Streets/Bridges	1,000,000	500,000	500,000	500,000	0	0	0	2,500,000	1,500,000	No	
21048	2016	023	Utility Line Rehab Project	Utilities (publicly-owned)	500,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	5,500,000	5,000,000	No	
18972	2016	024	Traffic Study Update	Highways/Roads/Streets/Bridges	235,000	350,000	50,000	50,000	50,000	50,000	50,000	785,000	550,000	No	
18976	2016	025	Major Thoroughfare Plan Implementation	Highways/Roads/Streets/Bridges	0	400,000	400,000	400,000	300,000	300,000	300,000	1,800,000	1,800,000	No	
17209	2016	026	East Hobbs Drainage	Storm/Surface Water Control	0	375,000	375,000	0	0	0	0	750,000	750,000	No	
26433	2016	027	Outdoor Range Phase II	Public Safety Equipment/Bldgs	0	400,000	0	0	0	0	0	400,000	400,000	No	
15640	2016	028	Water Rights Acquisition	Water Rights	75,000	150,000	150,000	150,000	150,000	150,000	150,000	825,000	750,000	No	
14425	2016	029	Residential Street Rehabilitation	Highways/Roads/Streets/Bridges	0	500,000	500,000	500,000	500,000	500,000	500,000	2,500,000	2,500,000	No	
14435	2016	030	MAP Roadway Rehabilitation Projects	Highways/Roads/Streets/Bridges	0	600,000	600,000	600,000	600,000	600,000	600,000	3,000,000	3,000,000	No	
14370	2016	031	Arterial COOP Project	Highways/Roads/Streets/Bridges	0	60,000	60,000	60,000	60,000	60,000	60,000	300,000	300,000	No	
26331	2016	032	Municipal Recreational Facilities	Public Parks (local)	0	500,000	500,000	500,000	500,000	500,000	500,000	2,500,000	2,500,000	No	
22675	2016	033	Municipal Vehicles and Equipment	Other	1,500,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	6,500,000	5,000,000	No	
19288	2016	034	Central Street Improvements	Highways/Roads/Streets/Bridges	0	150,000	0	0	0	0	0	150,000	150,000	No	
18983	2016	035	Caprock Street Improvements	Highways/Roads/Streets/Bridges	0	150,000	0	0	0	0	0	150,000	150,000	No	
21082	2016	036	Apache Dr/Fowler St Utilities Extension	Utilities (publicly-owned)	0	456,000	440,000	0	0	0	0	896,000	896,000	Yes	
17013	2016	037	Arterial Roadway Enhancement Projects	Highways/Roads/Streets/Bridges	0	500,000	500,000	500,000	500,000	500,000	500,000	2,500,000	2,500,000	No	
21088	2016	038	Bike Routes Implementation	Highways/Roads/Streets/Bridges	0	200,000	100,000	0	0	0	0	300,000	300,000	No	

Infrastructure Capital Improvement Plan FY 2017-2021

26443	2016	039	RR Crossing Upgrades	Highways/Roads/Streets/Bridges	0	75,000	75,000	75,000	75,000	75,000	75,000	75,000	75,000	375,000	375,000	No
26441	2016	040	RR Improvement - Hobbs to Seminole	Transit	0	200,000	150,000	0	0	0	0	350,000	350,000	350,000	350,000	No
26447	2016	041	SR 18 Corridor - Safety / Congestion Improvements	Highways/Roads/Streets/Bridges	0	500,000	2,500,000	2,500,000	1,500,000	1,500,000	1,500,000	8,500,000	8,500,000	8,500,000	8,500,000	Yes
26448	2016	042	HIAP Sewer Extension	Wastewater	0	250,000	2,750,000	500,000	0	0	0	3,500,000	3,500,000	3,500,000	3,500,000	No
26535	2016	043	Manhole Repair Program	Utilities (publicly-owned)	0	75,000	75,000	75,000	75,000	75,000	75,000	375,000	375,000	375,000	375,000	No
26429	2016	044	Citywide Wireless Internet	Other	0	2,500,000	0	0	0	0	0	2,500,000	2,500,000	2,500,000	2,500,000	No
21091	2016	045	Concrete Intersections Program	Highways/Roads/Streets/Bridges	0	800,000	770,000	770,000	770,000	770,000	770,000	3,880,000	3,880,000	3,880,000	3,880,000	No
21233	2016	046	Sanger St Improvements	Highways/Roads/Streets/Bridges	0	535,000	535,000	535,000	0	0	0	1,605,000	1,605,000	1,605,000	1,605,000	Yes
28046	2016	047	West College Lane Realignment	Highways/Roads/Streets/Bridges	90,000	500,000	0	0	0	0	0	590,000	500,000	500,000	500,000	No
31398	2016	048	WWRF Tertiary Treatment	Utilities (publicly-owned)	0	250,000	2,000,000	2,000,000	0	0	0	4,250,000	4,250,000	4,250,000	4,250,000	Yes
31432	2016	050	Safety - Intersection Improvements	Highways/Roads/Streets/Bridges	0	130,000	1,000,000	1,000,000	0	0	0	2,130,000	2,130,000	2,130,000	2,130,000	Yes
31433	2016	051	Safety - Roadway Shoulder Widening	Highways/Roads/Streets/Bridges	0	570,000	525,000	525,000	525,000	525,000	0	2,145,000	2,145,000	2,145,000	2,145,000	Yes
31436	2016	052	Millen Projection	Highways/Roads/Streets/Bridges	0	50,000	750,000	750,000	750,000	750,000	0	2,300,000	2,300,000	2,300,000	2,300,000	No
26436	2017	001	Ambulance	Fire	0	0	200,000	200,000	0	0	0	400,000	400,000	400,000	400,000	No
18969	2017	002	FEMA Map Update	Storm/Surface Water Control	0	0	125,000	25,000	25,000	25,000	25,000	200,000	200,000	200,000	200,000	No
26430	2017	003	Jail Renovation	Public Safety Equipment/Bldgs	150,000	0	2,000,000	0	0	0	0	2,150,000	2,000,000	2,000,000	2,000,000	No
18977	2017	004	Fowler Street Improvements	Highways/Roads/Streets/Bridges	0	0	350,000	650,000	0	0	0	1,000,000	1,000,000	1,000,000	1,000,000	No
28052	2017	005	Convergence of Turner and SR 18	Highways/Roads/Streets/Bridges	0	0	50,000	85,000	1,365,000	0	0	1,500,000	1,500,000	1,500,000	1,500,000	No
28055	2017	006	Duel Left Turn Project	Highways/Roads/Streets/Bridges	0	0	750,000	0	0	0	0	750,000	750,000	750,000	750,000	No
28057	2017	007	Dedicated Right Turns at Sanger and Turner	Highways/Roads/Streets/Bridges	0	0	90,000	365,000	0	0	0	455,000	455,000	455,000	455,000	No

Infrastructure Capital Improvement Plan FY 2017-2021

26434	2018	001	Aerial Class A Pumper	Fire	0	0	0	600,000	0	0	600,000	600,000	No							
14786	2018	002	South Grimes Street Rehabilitation	Highways/Roads/Streets/Bridges	0	0	0	1,520,000	5,500,000	0	7,020,000	7,020,000	No							
28053	2018	003	Industrial Frontage Road	Highways/Roads/Streets/Bridges	0	0	0	355,000	3,680,000	0	4,035,000	4,035,000	No							
28058	2018	004	Bensing South Projection	Highways/Roads/Streets/Bridges	0	0	0	950,000	0	0	950,000	950,000	No							
15692	2019	001	Water System Improvements (North Reservoir)	Water Supply	0	0	0	3,000,000	2,000,000	5,000,000	5,000,000	5,000,000	No							
14407	2019	002	Fowler Street Extension	Highways/Roads/Streets/Bridges	0	0	0	5,400,000	4,000,000	9,400,000	9,400,000	9,400,000	Yes							
18979	2019	003	East Bender Improvements - Phase 2	Highways/Roads/Streets/Bridges	0	0	0	200,000	2,200,000	2,400,000	2,400,000	2,400,000	No							
16997	2019	004	New Elevated Water Storage	Water Supply	0	0	0	3,000,000	0	3,000,000	3,000,000	3,000,000	Yes							
28048	2019	005	Wildland Fire Apparatus	Fire	0	0	0	240,000	0	240,000	240,000	240,000	No							
Number of projects:					67															
Grand Totals					Funded to date:		Year 1:		Year 2:		Year 3:		Year 4:		Year 5:		Total Project Cost:		Total Not Yet Funded:	
					145,847,744		57,406,000		59,560,000		55,185,000		52,340,000		22,380,000		392,718,720		246,870,992	

motion was 6-0 and the motion carried.

4) Communications from Citizens.

There were no communications from the Citizens.

5) Public Hearing for an upcoming bond placement for Washington Place Apartments.

Mr. Hicks opened the public hearing for Washington Place Apartments at 5:07 pm. Mr. Robinson said this is an additional public hearing for Washington Place Apartments. He said this is for Federal requirements for the bonds. He said Washington Place Apartments is a scattered site of existing low income housing apartments in Hobbs, NM. He said the placement of these bonds will allow these apartments to remain affordable for an additional 45 years.

There was no public comment. Mr. Kesner made a motion, seconded by Mr. Drennan to close the public hearing. The vote on the motion was 6-0 and the hearing was closed.

6) Public Hearing to Review and Consider Approval of the FY 2017 - 2021 INFRASTRUCTURE CAPITAL IMPROVEMENTS PLAN (ICIP).

Mr. Robinson said there will be a few minor changes such as adding on a few items. He said there will be a few deletions also.

Mr. Robinson said it is the Planning Board's duty to choose the top 10 for ICIP and recommend them to the City Commission. He said there has been some really great progress on the top 10. He said the top 10 list has pretty much been the same since about 2007. Mr. Hicks said the priority of the list is a recommended order and it can be moved if situations change where there is an opportunity to spend money because of a grant. He said it does not have to stick within the priority but it is important that it is on the list to make it eligible for funding.

Mr. Robinson said that staff is recommending that the body cams replace the digital controls within the top 10. Mr. Kesner asked what the amount of the body cams were. Mr. Robinson said staff is still in the process of getting the item finalized. He said it will be approximately the same dollar amount as the digital controls. Mr. Hicks asked if it was a multiyear project? Mr. Robinson said yes to keep up with the technology.

Mr. Hicks declared the public meeting opened to the public at 5:17 pm. He asked if there were any members of the audience that would like to make comment on the ICIP. There were no comments. Mr. Hicks asked for a motion to close the public hearing on the ICIP. Mr. Drennan, made a motion, seconded by Mr. Penick to close the public hearing at 5:18 pm. The vote on the motion was 6-0 and the motion carried.

7) Review and Consider Zia Crossing Subdivision, Unit 4 Final Plan as submitted by property owner Black Gold Estates, LLC.



CITY OF HOBBS
COMMISSION STAFF SUMMARY FORM

MEETING DATE: September 8, 2015

SUBJECT: A RESOLUTION APPROVING THE ISSUANCE OF TWO SERIES OF MULTIFAMILY HOUSING REVENUE BONDS FOR THE WASHINGTON PLACE APARTMENTS PROJECT.

DEPT. OF ORIGIN: Planning Division
DATE SUBMITTED: August 25, 2015
SUBMITTED BY: Kevin Robinson – Planning Department

Summary: The City of Hobbs is issuing its Multifamily Housing Revenue Bonds (Washington Place Apartments), Series 2015A (the "Tax-Exempt Bonds") and its Multifamily Housing Revenue Bonds (Washington Place Apartments) Taxable Series 2015B (the "Taxable Bonds" and, together with the Tax-Exempt Bonds, the "Bonds"), as per Ordinance #1087 adopted on July 6, 2015, to assist in the financing of the acquisition, rehabilitation and development of a scattered-site multifamily rental housing development commonly known as Washington Place Apartments.

Fiscal Impact:

Reviewed By: _____

Finance Department

The City is not pledging its faith and credit to the payment of the principal of or the interest on the Bonds.

Attachments: Planning Board Minutes and Resolution.

Legal Review:

Approved As To Form: _____

City Attorney

Recommendation:

Consider approving the resolution approving the issuance of two series of multifamily housing revenue bonds for the Washington Place Apartments project.

Approved For Submittal By:

Kevin Robinson
Department Director

J.J. [Signature]
City Manager

CITY CLERK'S USE ONLY
COMMISSION ACTION TAKEN

Resolution No. _____
Ordinance No. _____
Approved _____
Other _____

Continued To: _____
Referred To: _____
Denied _____
File No. _____

CITY OF HOBBS

RESOLUTION NO. 6347

**A RESOLUTION OF THE CITY COMMISSION OF THE CITY OF HOBBS,
APPROVING THE ISSUANCE OF TWO SERIES OF MULTIFAMILY HOUSING
REVENUE BONDS FOR THE WASHINGTON PLACE APARTMENTS PROJECT.**

WHEREAS, the City of Hobbs, New Mexico (the "City") is issuing its Multifamily Housing Revenue Bonds (Washington Place Apartments), Series 2015A (the "Tax-Exempt Bonds") and its Multifamily Housing Revenue Bonds (Washington Place Apartments) Taxable Series 2015B (the "Taxable Bonds" and, together with the Tax-Exempt Bonds, the "Bonds") to assist in the financing of the acquisition, rehabilitation and development of a scattered-site multifamily rental housing development commonly known as Washington Place Apartments located at 1313 to 1425 East Marland Street, 321 to 421 East Clearfork Drive, 400 to 420 East Wolfcamp Drive, 419 to 421 East Wolfcamp Drive, and 101 to 131 West Main Street, Hobbs, New Mexico 88240 (the "Project"), to be leased to Washington Place Partners, LLLP, a New Mexico limited liability limited partnership (the "Lessee"); and

WHEREAS, the Bonds or a portion thereof will be "private activity bonds" for purposes of the Internal Revenue Code of 1986, (the "Code"); and

WHEREAS, Section 147(f) of the Code, requires the City Commission, as the elected representative of the City, the political subdivision in which the Project is located, to approve the issuance of the Bonds after a public hearing has been held following reasonable notice; and

WHEREAS, notice of the public hearing was published in a newspaper of general circulation within the City at least 14 days before the date of such hearing; and

WHEREAS, the City's Planning Board held a public hearing on Tuesday, August 18, 2015, regarding the issuance of the Bonds in which interested persons were provided an opportunity to present arguments both for and against the issuance of the Bonds; and

WHEREAS, the interest on the Tax-Exempt Bonds may qualify for a federal tax exemption under Section 142(a)(7) of the Code, only if the Bonds are approved in accordance with Section 147(f) of the Code; and

WHEREAS, this City Commission is the elected legislative body of the City and is the applicable elected representative required to approve the issuance of the Bonds within the meaning of Section 147(f) of the Code; and

WHEREAS, the City Commission now desires to approve the issuance of the Bonds and the approval is intended to constitute the approval required by Section 147(f) of the Code; and

WHEREAS, the City is authorized to issue the Bonds, pursuant to Ordinance No. 1087, duly enacted on July 6, 2015 (the "**Ordinance**"); and,

WHEREAS, as contemplated by the Ordinance, the City Commission desires to designate the aggregate principal amount of each series of Bonds, to fix the years and amounts in which the Bonds will mature, to specify the interest rate for each such maturity of the Bonds, to direct that the Bonds be delivered to or upon the order of the underwriter thereof upon payment of the purchase price and to make other necessary determinations as hereinafter set forth; and,

WHEREAS, the City Commission desires to approve the form and substance of a Bond Purchase Agreement (as hereinafter defined) with respect to the Bonds and authorize its execution and delivery; and,

WHEREAS, the City Commission desires to ratify the distribution of the Preliminary Official Statement for the Bonds and to authorize the execution and distribution of the final Official Statement for the Bonds.

NOW, THEREFORE, BE IT RESOLVED BY THE CITY COMMISSION OF THE CITY OF HOBBS, NEW MEXICO, AS FOLLOWS:

Section 1. Recitals. The City Commission hereby finds and determines that the foregoing recitals are true and correct.

Section 2. Approval. The City Commission hereby approves the financing of the Project with the proceeds of the Bonds. It is the purpose and intent of the City Commission that this Resolution constitute approval of the issuance of the Bonds by the City for the purposes of Section 147(f) of the Code by the applicable elected representative of the governmental unit having jurisdiction over the area in which the Project is to be located, in accordance with said Section 147(f) of the Code. However, neither the City nor its staff have reviewed or considered the financial feasibility of the Project or the expected operation of the Project with regard to any State of New Mexico statutory requirements.

Section 3. Limited Obligation. The Bonds will not constitute an indebtedness, obligation or a pledge of the faith and credit of the City. The Bonds will be limited obligations of the City payable solely from the revenues of the Project and other assets and revenues pledged by or on behalf of the Lessee to repay the Bonds. Notwithstanding any other provision of this Resolution, neither the City Commission nor any of its officials or employees represents, warrants or guarantees that the Bonds qualify as "private activity bonds" pursuant to Section 141 or 147(f) of the Code.

Section 4. Purchase Price. The Tax-Exempt Bonds shall be issued in the aggregate principal amount of \$_____ and the Taxable Bonds shall be issued in the aggregate principal amount of \$_____, such bonds bearing interest from their date of delivery, until maturity or earlier redemption at the rates, maturing on the dates and in the amounts, and sold at the prices or yields set forth in Schedule I attached hereto. All other terms of the Bonds shall be as set forth in the

Indenture of Trust dated as of September 1, 2015 by and between the City and Wilmington Trust, National Association which the City approved as to its form in the hereinafter defined Ordinance.

Section 5. Bond Purchase Agreement and Award of Bonds. The City Commission has received a proposed purchase contract for the Bonds (the "**Bond Purchase Agreement**"), dated September 8, 2015, with respect to the purchase of the Bonds by Stifel, Nicolaus & Company, Inc. (the "**Underwriter**"). The Bond Purchase Agreement has been reviewed by the City Commission, the City Attorney and by counsel to the City. After having carefully considered the matter, the City Commission hereby finds and determines that the Bond Purchase Agreement is in the best interests of the City. The City Commission hereby authorizes and approves the Bond Purchase Agreement and direct that it shall be executed by and on behalf of the City by the Mayor of the City, in substantially the form presented to the City Commission at the meeting of the City Commission at which this Resolution is adopted and as attached hereto as Exhibit A, subject to such changes, insertions and omissions and such filling-in of blanks therein as may be approved by the Officer of the City executing the same pursuant to this Section. The execution and delivery of such Bond Purchase Agreement for and on behalf of the City Commission by such officer is conclusive evidence of the approval of such officer of any such changes, insertions, omissions or filling-in of blanks. The City Commission hereby awards the Bonds to the Underwriter in accordance with the provisions of the Bond Purchase Agreement for an aggregate purchase price of ___% (\$_____) of the aggregate principal amount of the Bonds (par of the Bonds less Underwriter's discount of \$_____ and less net original issue discount of \$_____).

Section 6. Preliminary Official Statement. The City Commission has examined and considered the Preliminary Official Statement prepared by the Underwriter, counsel for the Underwriter and the Lessee. The City Commission hereby ratifies the distribution of the Preliminary Official Statement, authorizes the distribution of the final Official Statement by the Underwriter in connection with the offering and sale of the Bonds and directs the Mayor to execute by manual or facsimile signature such final Official Statement for and on behalf of the City substantially in the form attached hereto as Exhibit B with such changes, insertions, omissions and such filling-in of blanks therein as may be approved and made in such Official Statement by the officer of the City executing the same pursuant to this Section. The Preliminary Official Statement is hereby deemed final as of its date, within the meaning of the Rule 15c2-12 under the Securities Exchange Act of 1934, as amended (the "**Rule**") (except for certain omissions permitted by the Rule).

Section 7. Execution of Documents. The Mayor, City Clerk, or City Attorney, (or any officer of the City authorized to act in the capacity of the Mayor, City Clerk, or City Attorney,) are hereby authorized and directed punctually to execute such instruments, certificates and documents as may be necessary and appropriate and to do all acts and things required therein by the terms, covenants, provisions and agreements of this Resolution, the Bonds, the Ordinance, and the Bond Purchase Agreement.

Section 8. Effect. This Resolution shall take effect upon the date of its final passage.

PASSED AND ADOPTED: September 8, 2015.

CITY COMMISSION OF THE CITY OF
HOBBS, NEW MEXICO

By _____
SAM D. COBB, Mayor

ATTEST:

JAN FLETCHER, City Clerk

SCHEDULE I

EXHIBIT A
FORM OF BOND PURCHASE AGREEMENT

EXHIBIT B

FORM OF PRELIMINARY OFFICIAL STATEMENT

**PLANNING BOARD MEETING
MINUTES
August 18, 2015**

The Hobbs Planning Board met on August 18, 2015 at 5:00 p.m. at City of Hobbs Annex Building, First Floor Commission Chambers, located at 200 E. Broadway, Hobbs, NM 88240 with Mr. Vice Chairman Guy Kesner presiding.

Members Present:

W.M. "Tres" Hicks, Chairman
Vice Chairman Guy Kesner
Bobby Shaw
Dwayne Penick
Brett Drennan
Larry Sanderson

Members Absent:

Bill Ramirez

Also present were members of the public and City staff as follows:

Kevin Robinson, Development Director
Todd Randall, City Engineer
Shelia Baker, Staff Engineer
Manny Marquez, Building Official
Julie Nymeyer, Staff Secretary
Raymond Bonilla
Lindsay Chism
Sandra Boltshauser
Dennis Holmberg
Members of the public

Mayor Sam Cobb
Commissioner Garry Buie
Commissioner Marshall Newman
JJ Murphy
Shawn Williams, Fire Marshall
Jan Fletcher, City Clerk
Nikki Sweet, HR Director
Mike Stone, City Attorney
April Avila

1) Call To Order.

Chairman W.M. "Tres" Hicks called the meeting to order at 5:04 pm.

2) Review and Consider Approval of Agenda.

Mr. Hicks asked if there were any changes or additions to the Agenda? Mr. Robinson said there were no changes. Mr. Kesner made a motion, seconded by Mr. Drennan to approve the agenda as presented. The vote on the motion was 6-0 and the motion carried.

3) Review and Consider Approval of Minutes.

July 21, 2015 - Regular Meeting.

Mr. Hicks asked if everyone has had a chance to read the minutes. Mr. Shaw made a motion seconded by Mr. Kesner to approve the July 21, 2015 minutes as amended. The vote on the

motion was 6-0 and the motion carried.

4) Communications from Citizens.

There were no communications from the Citizens.

5) Public Hearing for an upcoming bond placement for Washington Place Apartments.

Mr. Hicks opened the public hearing for Washington Place Apartments at 5:07 pm. Mr. Robinson said this is an additional public hearing for Washington Place Apartments. He said this is for Federal requirements for the bonds. He said Washington Place Apartments is a scattered site of existing low income housing apartments in Hobbs, NM. He said the placement of these bonds will allow these apartments to remain affordable for an additional 45 years.

There was no public comment. Mr. Kesner made a motion, seconded by Mr. Drennan to close the public hearing. The vote on the motion was 6-0 and the hearing was closed.

6) Public Hearing to Review and Consider Approval of the FY 2017 - 2021 INFRASTRUCTURE CAPITAL IMPROVEMENTS PLAN (ICIP).

Mr. Robinson said there will be a few minor changes such as adding on a few items. He said there will be a few deletions also.

Mr. Robinson said it is the Planning Board's duty to choose the top 10 for ICIP and recommend them to the City Commission. He said there has been some really great progress on the top 10. He said the top 10 list has pretty much been the same since about 2007. Mr. Hicks said the priority of the list is a recommended order and it can be moved if situations change where there is an opportunity to spend money because of a grant. He said it does not have to stick within the priority but it is important that it is on the list to make it eligible for funding.

Mr. Robinson said that staff is recommending that the body cams replace the digital controls within the top 10. Mr. Kesner asked what the amount of the body cams were. Mr. Robinson said staff is still in the process of getting the item finalized. He said it will be approximately the same dollar amount as the digital controls. Mr. Hicks asked if it was a multiyear project? Mr. Robinson said yes to keep up with the technology.

Mr. Hicks declared the public meeting opened to the public at 5:17 pm. He asked if there were any members of the audience that would like to make comment on the ICIP. There were no comments. Mr. Hicks asked for a motion to close the public hearing on the ICIP. Mr. Drennan, made a motion, seconded by Mr. Penick to close the public hearing at 5:18 pm. The vote on the motion was 6-0 and the motion carried.

7) Review and Consider Zia Crossing Subdivision, Unit 4 Final Plan as submitted by property owner Black Gold Estates, LLC.

Mr. Robinson said this is presented today because of timing. He said staff believes they will have the Engineering Certifications before the next Commission Meeting, however it will not be submitted to Commission until the Engineering Certifications are complete. Mr. Kesner made a motion, seconded by Mr. Sanderson to approve Zia Crossing Subdivision, Unit 4 Final Plat with the Engineering Certifications completed. The vote on the motion was 6-0 and the motion carried.

8) Review and Consider Summary Subdivision as submitted by St. Paul's Methodist Church. Located northeast of the intersection of Aspen and North Fowler, parent parcel comprised of 10.42 +/- acres.

Mr. Robinson said this is within the parameters of what can be approved administratively but there is not direct access adjacent to a dedicated right-of-way. He said there is legal access through Sorrento's Phase 1 property to their new Phase 2 property. Mr. Hicks said his company did the surveying for this property. Mr. Robinson said these types of subdivisions are not uncommon for Industrial or Commercial subdivisions. He said typically they tie the two properties together on the plat or do a replat to where it will become one property. He said because there is a potential of having two separate lenders there will be two separate fee simple ownerships involved with the legal access for two tracts.

Mr. Shaw said his company is also involved in this transaction and he can answer any questions. He said the attorney's did not want this to be included in the original legal description of Phase 1 because they did not want it to be encumbered by another lender. He said it is possible the same lender will probably be involved in the 2nd Phase however, they want it to be a separate entity. Mr. Hicks said it will be a platted easement through Sorrento's track.

Mr. Kesner asked about utilities? Mr. Robinson said utilities are located in track 1 and they will extend into lot 2. Mr. Kesner asked if they were considered laterals? Mr. Robinson said there is a looped public water line that is currently located in track 1A. He said the same looped waterline will be extended into lot 2. He said the sewer is all private to the connection point on Fowler. Mr. Penick made a motion, seconded by Mr. Drennan to approve the Summary Subdivision submitted by St. Paul's Methodist Church for Sorrento Phase 2. The vote on the motion was 5-1 with Mr. Shaw abstaining.

9) Public Hearing to Review and Consider proposed Mobile Vendor Ordinance.

Mr. Robinson said he would like to clear up some inaccuracies. He said personally he doesn't think there is another public body that is more interested in the effects of the ordinances they pass. He said that he believes we are a very business friendly community. He said this proposed mobile business will not run anyone out of town. He said mobile vendors are allowed to operate within the city limits. He said this ordinance will place minimal developmental standards for vendors. He said the city is not interested in being involved in a mobile vendor park. He said private property owners have the right to put in a mobile vendor park however, the municipality will not be the owners of a mobile vendor park.

Mr. Robinson said there were some additional suggestions about changes in the ordinance and that is the reason this item has come back to this Board.

Mr. Robinson said that Ice Cream and Snow Cone vendors are allowed within residential neighborhoods on minor residential streets. He said the most substantial change is on private property. He said a developed property for a single vendor shall have 50 feet of minimum frontage. He said they would like vehicles to be able to enter the site and park in front of the vendor and receive their products and exit the site without backing up. He said the concept is in the Major Thoroughfare Plan.

Mr. Robinson discussed the FAQ's. He said this is a list of frequently asked questions developed by staff. He said the City of Hobbs encourages mobile vendors. He said all vendors are permitted through a regular business application. He said health and safety concerns are being addressed by the current code. He said the point of the proposed ordinance is to dwell more on the site and site safety. He said every vehicle that travels in our community is traveling on public roadways that we are paying for and maintaining. He said access to a business is granted through the public right-of-way. He said when a drive way that is installed that is insufficient to carry that type of traffic then you get slough off and debris dragged from the lot to the street which wears the street down. He said then the site negatively impacts the entire community.

Mr. Robinson said there are two different site development standards for a reason. He said a single vendor selling their product will not be as big of an impact as what a mobile vendor court would be. He said what staff is looking at in that situation would be good access from the street and good parking areas and flow areas around the unit.

Mr. Robinson said when you start talking about a mobile vendor court is a higher use and potentially higher densities. He said there should be a lot more usage of the sites. He said there are rules and regulations that are in place and that are required for all developments in Hobbs. He said if you have a mobile vendor park then you must build to higher standards.

Mr. Robinson said there is a question if single or multiple vendor sites can be located anywhere in Hobbs? He said the answer yes. He said the locations have to be within an area where 75% of the adjacent sites have been developed as commercial uses and are prohibited in primarily residential areas.

Mr. Robinson said the new regulations will not take effect until January of next year. Mr. Kesner asked what the surface is that is required for vendor locations? Mr. Robinson said asphalt or chip seal surface. Mr. Robinson said if a vendor had a caliche packed area with adequate drive ways and had a drive pad free from vegetation and no pot holes then he could see them getting a variance from the Board.

Mr. Shaw said this Board has discussed this ordinance several times and they really have tried to analyze how they are going to affect the vendors but they want to hear from the vendors on how it is going to affect you. Mr. Kesner asked about the ordinance and where it states "in public parking space or public parking lot" he is not sure if that is a defined term. He asked what the word "public" meant? Mr. Robinson said that is parking spaces that are like K-Mart parking lot for the use of the public. Mr. Kesner said if they have permission

from the land owner then that might be too restrictive. Mr. Hicks said he thought public parking meant public thoroughfare or right-of-way. Mr. Robinson said correct. Mr. Kesner said it should state "publically owned" as the public parking lot.

Mr. Hicks opened the public hearing at 5:53 pm.

Mr. Gregory Gonzales said he owns a food truck and Hobbs is not as big as Houston and California to have a food court. He said he is opposed to food courts. Mr. Hicks said the city is not making any food court parks but people will be allowed to develop a food court if they wish. He said you can select your food vendor site as long as it meets the requirements. Mr. Kesner said this will be a City of Hobbs Ordinance and will only be enacted inside the city limits.

Ms. Azevedo said by setting these ordinances in place you are essentially forcing them to go to a park. She said before they set up their trailer at their home they were in compliance. She said with the new rules they are not in compliance of approximately 9 of the items. She is unsure how they measure the 75% commercial. Mr. Robinson said 75% of the properties around your area will need to be commercial. Mr. Shaw asked if that will be a radius of 300 feet? Mr. Robinson said yes.

Mr. Kesner said the City of Hobbs does not enforce restrictive covenants. He said what can happen is they can get a variance and have their property considered commercial. He said it is a burden on the infrastructure in a residential area. She wants to know what is causing them to be a burden. She said it also states they cannot run hoses or cords to the mobile vending unit. She asked if they could clarify that. Mr. Robinson said the units should be self-contained. He said in a mobile vendor park you can run hoses but if you are on a single vendor site then each night you will have to dispose of your waste and resupply your water. Ms. Azevedo said they are wired directly to their home. Mr. Robinson said that is a problem. He said wiring the unit on to your house is using your house as a commercial property. Mr. Penick said you cannot be hooked up to utilities like that because it is against the city code. He said you have to have your own utilities with your own address. Mr. Robinson said they can use a generator but it has to be set so far back from the mobile vendor unit.

Ms. Acevedo asked about variances and if these issues could hinder her from getting a variance? Mr. Penick said it could. Mr. Kesner said it states in the ordinance the building setback line in the thoroughfare to allow patrons. He said it discusses building setbacks and states main building or garage must be 21 feet from property line.

Ms. Kami Randolph from Rattlers asked if all the mobile food vendors need to be parked on something that has cement, trees and flowers? She said mobile food vendors go to places that have dirt. She said dirt brings money. She said when you start having to set up then you have to pay people and then they don't make as much. She said people want to come to the best to get the best and they will go on dirt or wherever the best is. Mr. Kesner said the concern is not to push concrete or an all paved surface but to make sure we are not damaging the right-of-way because it is not fair for the citizens at large to pay for the damage done to the roadway when clients are going to a business.

Mr. Shaw said they need to have a proper water hook up, proper sewer hookup and a proper

electrical hookup. Mr. Robinson said correct and once they do all of that and get it inspected then it protects our community water source, sewage plant and electrical safety.

Mr. Garry Buie said he has watched this Board work on numerous occasions and change their minds when they have listened to the public but they cannot change their minds when no one speaks. He said give them the changes you want, give them the opportunity to work for you.

Mr. Mike Stone said he had a couple of suggestions. He said there are a couple of areas of concern. He said the City of Hobbs cannot enforce private covenants. But the vendors should know you can be sued by your neighbors. Mr. Hicks said the Board has always been very reluctant to approve anything that is in conflict with the restricted covenants. Mr. Stone said in C1A of the ordinance there needs to be more definition of "primarily residential areas". He said D1 of the ordinance needs to be changed to publicly owned. He said the final item is on page 9 paragraph E the statement "without exception is met" should read "finding that each of the following criteria is considered".

Mr. Sanderson asked Mr. Stone if the existing vendors might have an extra year to come in to compliance. Mr. Stone said that is much more palatable to everyone. Mr. Robinson said the issues that this board has heard so far have been variance request issues rather than site development issues. Mr. Robinson said the person who is applying for the permit has to have at least one site.

Mayor Sam Cobb thanked the Board on behalf of the Commission and himself personally. He said they do an outstanding job and he hopes the citizens have a respect for the amount of time and effort the staff and Board puts in on behalf of the community. He said we want to make sure we give people an opportunity to do business but there needs to be a balance on what we do in terms of making sure that we not change but help them maintain the character of their neighborhoods.

Mr. Marshall Newman said he has received calls from several of the food vendors and the request was to make the meeting at 5 pm because they were busy during the day. He said 30 letters were sent out to vendors and there has been 3 people speak today. He said he wished there had been more participation but thank you for your time.

Mr. David Soto said he is a vegetable food vendor. He asked if someone wants him to sale corn in a particular area can he use his generator? Mr. Robinson said the generator has to be within 6 feet of your unit and the cord has to be taped down. Mr. Kesner told him that he could not be in public right-of-ways to do that. Mr. Soto thanked the Board for listening to them.

Mr. Hicks asked if there were any further comments? There were none. Mr. Shaw made a motion, seconded by Mr. Drennan to close the public hearing at 6:47pm. The vote on the motion was 6-0 and the motion carried.

Mr. Hicks said he thought this ordinance should have one more edit to come before the Planning Board. Mr. Hicks suggested bringing this item back to the Board at the next Regular Meeting or get together for a Special Meeting. Mr. Kesner made a motion,

seconded by Mr. Penick to table the proposed Mobile Vendor Ordinance. The vote on the motion was 6-0 and the motion carried.

10) Adjournment.

With nothing further to discuss the meeting adjourned at 6:53 pm.