

AGENDA
City of Hobbs Planning Board – Regular Meeting
July 21, 2020 at 10:00 AM

W. M. “Tres” Hicks, Chairman
Bill Ramirez
Brett Drennan
Larry Sanderson

Guy Kesner, Vice Chairman
Philip Ingram
Ben Donahue

Tentative Agenda for the Planning Board Regular Session Meeting to be held virtually by video conference on Tuesday, July 21, 2020 at 10:00 AM. To be broadcast live on KHBX FM 99.3 Radio and available via Livestream at www.hobbsnm.org.

AGENDA

- 1) Call To Order.**
- 2) Review and Consider Approval of Agenda.**
- 3) Review and Consider Approval of Minutes.**

June 16, 2020 – Regular Meeting

- 4) Communications from Citizens.**

Due to the current COVID-19 State of Emergency and the orders of the New Mexico Department of Health, public comment should be submitted in writing via email to the City of Hobbs Planning Department at krobinson@hobbsnm.org or via fax at (575-397-9227 no later than 9:30 a.m. on July 21, 2020.

- 5) Review and Consider vacation of a portion of an L-Alleyway north of Texas Street between Dal Paso and First within Block 49 of the Original New Hobbs Addition.**
- 6) Review and Consider Top 10 projects for the FY 2021-2025 Infrastructure Capital Improvement Plan (ICIP).**
- 7) Discussion Item:**
 - A) Review proposed Multi-Family, Single-Family and Public Infrastructure Participation Policy.**
 - B) Review Variance Granted to MC 18.04.060-B (RV Park Design Standards) allowing multi-family modular units within a proposed Recreational Vehicle Park, on a 10 +/- acre undivided parent parcel located southeast of the intersection of Aspen and N. Dal Paso on February 17, 2015.**
- 8) Adjournment.**

The City will make every effort to provide reasonable accommodations for people with disabilities who wish to attend a public meeting. Please notify the City at least 24 hours before the meeting. Telephone 397-9351.

“Notice is hereby given that a quorum of the Hobbs City Commission may be in attendance at this meeting.”

**PLANNING BOARD MEETING
MINUTES
June 16, 2020**

The Planning Board Regular Session Meeting was held virtually by video conference on Tuesday, June 16, 2020 at 10:00 AM. It was broadcasted live on KHBX FM 99.3 Radio and available via Livestream at www.hobbsnm.org.

Members Present:

Tres Hicks, Chairman
Guy Kesner, Vice Chairman
Bill Ramirez
Ben Donahue
Philip Ingram

Members Absent

Brett Drennan
Larry Sanderson

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

Kevin Robinson, Development Director
Julie Nymeyer, Staff Secretary

Todd Randall, City Engineer
Eric Scramlin, Deputy City Attorney

1) Call To Order.

Mr. Tres Hicks, Chairman called the meeting to order at 10:04 am. He did a roll call for members as follows: Mr. Ramirez-yes, Mr. Kesner-yes, Mr. Sanderson-absent, Mr. Drennan-absent, Mr. Ingram-yes, Mr. Donahue-yes and Mr. Hicks-yes. There were five members present at the meeting.

2) Review and Consider Approval of Agenda.

The first item of business was to review and approve the Agenda for the June 16, 2020 meeting. Mr. Hicks asked if there were any changes to the agenda? Mr. Robinson said there were no changes to the agenda.

Mr. Ramirez made a motion, seconded by Mr. Ingram to approve the agenda as presented. Mr. Hicks did a roll call for the vote, Mr. Ramirez-yes, Mr. Kesner-yes, Mr. Ingram-yes, Mr. Donahue-yes, Mr. Hicks-yes and the vote on the motion was 5-0 and the motion carried.

3) Review and Consider Approval of Minutes.

May 19, 2020 – Regular Meeting
May 21, 2020 – Special Meeting

Mr. Hicks asked if everyone has had a chance to read the Regular Meeting Minutes from May 19, 2020? Mr. Kesner made a motion, seconded by Mr. Ramirez to approve the Regular Meeting Minutes as presented. Mr. Hicks did a roll call for the vote, Mr. Ramirez-yes, Mr. Kesner-yes, Mr. Ingram-yes, Mr. Donahue-yes, Mr. Hicks-yes and the vote on the motion was 5-0 and the motion carried.

Mr. Hicks asked if everyone has had a chance to read the Special Meeting Minutes from May 21, 2020? Mr. Ingram made a motion, seconded by Mr. Ramirez to approve the Special Meeting Minutes as presented. Mr. Hicks did a roll call for the vote, Mr. Ramirez-yes, Mr. Kesner-yes, Mr. Donahue-yes, Mr. Ingram-yes, Mr. Hicks-yes and the vote on the motion was 5-0 and the motion carried.

4) **Communications from Citizens.**

Due to the current COVID-19 State of Emergency and the orders of the New Mexico Department of Health, public comment should be submitted in writing via email to the City of Hobbs Planning Department at krobinson@hobbsnm.org or via fax at (575-397-9227 no later than 9:30 a.m. on June 16, 2020.

There were no communications from citizens.

5) **Review and Consider Subdivision Approval of property located north east of the intersection of Hwy. 62/180 and Magnum Industrial Road within the ETJ, as submitted by property owner(s), Six S Ventures, LLC. and Six S 2020, LLC.**

Mr. Robinson said this is a subdivision in the ETJ. He said it has to be approved by The City of Hobbs and Lea County. He said this is not compliant in the forms of access. He said Magnum Industrial would need to be developed and there are section and half section roadways that need to be addressed. He said he thinks the County needs to look this over. He said if this becomes compliant with the County then it will be compliant with the city.

Mr. Ramirez asked if it was behind the Pilot on Carlsbad Hwy? Mr. Robinson said yes. Mr. Hicks asked if Magnum was developed to the south end? Mr. Robinson said yes it is developed and improved. He said the fee simple dedication has not been done. Mr. Donahue said he will not vote on this because he is involved with this project. He said he believes Magnum has been dedicated. Mr. Hicks asked if it was a 30 foot or 60 foot dedication? Mr. Donahue said he thought it was a 60 foot but it might just be a 30 foot. Mr. Robinson said the county has addressed the roadways as far as the traffic portion with section and half section line roads. He said they also go a step further with 1320, or ¼ section, feet roadways. Mr. Hicks said it seems to him that the Board needs to send this to the County for them to decide how many roads and easements they need to have. Mr. Kesner asked how far it was from Mini Ranch Rd to Magnum? Mr. Randall said 2000 feet.

Mr. Hicks said he thought the city's take is that typically they would promote some kind of inter connectivity every quarter mile or more. Mr. Ingram made a motion, seconded by Mr. Ramirez to approve the subdivision contingent upon the counties approval with the recommendation that they make allowance of quarter section roads as they see appropriate.

Mr. Hicks did a roll call for the vote, Mr. Ramirez-yes, Mr. Kesner-yes, Mr. Donahue-abstaining, Mr. Ingram-yes, Mr. Hicks-yes and the vote on the motion was 4-1 and the motion carried.

6) Discussion Item:

A) FY 2022-2026 Infrastructure Capital Improvement Plan (ICIP) process.

Mr. Robinson said this is a discussion item that the Board sees every year about this time. He said they will need a final resolution for September 2020. He showed the top 5 priority list for Last Year's ICIP. He said this is the beginning process for ICIP. Mr. Ramirez asked about the Sewer Line Replacement on Joe Harvey. Mr. Randall said that is partially funded but not 100%. Mr. Hicks asked about what money was actually spent so far. Mr. Randall said they could get that to the Board but there are several that are on hold due to budget at this time.

Mr. Hicks asked if there were any other questions? The Board had none. He said so at the next meeting he would like for the Board to have their top 10. Mr. Hicks did a roll call for the vote, Mr. Ramirez-yes, Mr. Kesner-yes, Mr. Donahue-yes, Mr. Ingram-yes, Mr. Hicks-yes and the vote on the motion was 5-0 and the motion carried.

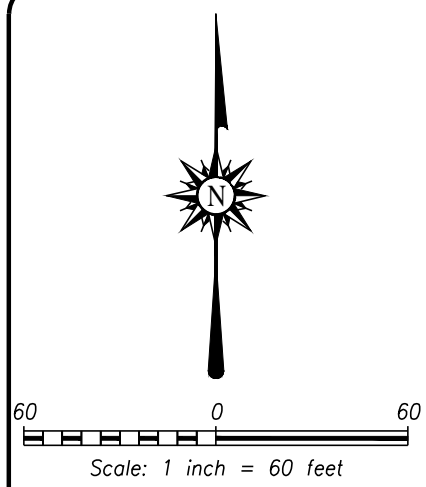
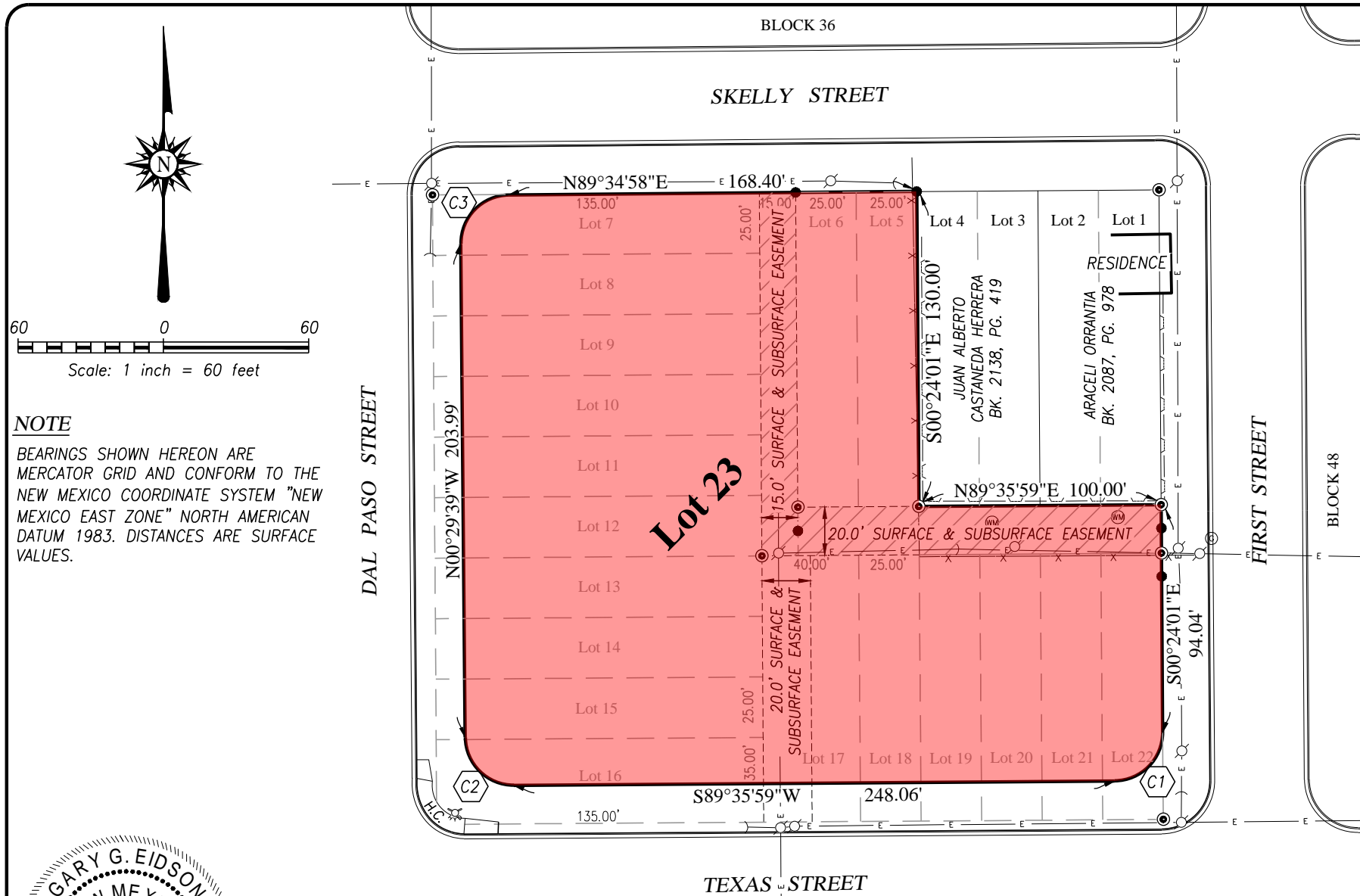
7) Adjournment.

With nothing further to discuss the meeting adjourned at 10:39 am. Mr. Donahue made a motion, seconded by Mr. Ramirez to adjourn the meeting. . Mr. Hicks did a roll call for the vote, Mr. Ramirez-yes, Mr. Kesner-yes, Mr. Donahue-yes, Mr. Ingram-yes, Mr. Hicks-yes and the vote on the motion was 5-0 and the motion carried.

Tres Hick, Chairman

May 19, 2020
Planning Board Regular Meeting

- 5) **Review and Consider vacation of a portion of an L-Alleyway north of Texas Street between Dal Paso and First within Block 49 of the Original New Hobbs Addition.**



NOTE
 BEARINGS SHOWN HEREON ARE MERCATOR GRID AND CONFORM TO THE NEW MEXICO COORDINATE SYSTEM "NEW MEXICO EAST ZONE" NORTH AMERICAN DATUM 1983. DISTANCES ARE SURFACE VALUES.



SURVEYOR'S CERTIFICATE:
 I, GARY G. EIDSON, NEW MEXICO PROFESSIONAL SURVEYOR No. 12641, DO HEREBY CERTIFY THAT THIS SURVEY PLAT AND THE ACTUAL SURVEY ON THE GROUND UPON WHICH IT IS BASED WERE PERFORMED BY ME OR UNDER MY DIRECT SUPERVISION; THAT I AM RESPONSIBLE FOR THIS SURVEY; THAT THIS SURVEY MEETS THE MINIMUM STANDARDS FOR SURVEYING IN NEW MEXICO; AND THAT IT IS TRUE AND CORRECT TO THE BEST OF MY KNOWLEDGE AND BELIEF.

GARY G. EIDSON _____
 DATE: _____

PROVIDING SURVEYING SERVICES SINCE 1946
JOHN WEST SURVEYING COMPANY
 412 N. DAL PASO HOBBS, N.M. 88240
 (575) 393-3117 www.jwsc.biz
 TBPLS# 10021000

CURVE TABLE:

CURVE	RADIUS	ARC LENGTH	DELTA ANGLE	CHORD LENGTH	CHORD BEARING
C1	20.00'	31.42'	90°00'01"	28.28'	N44°35'59"E
C2	20.00'	31.38'	89°54'21"	28.26'	S45°26'50"E
C3	20.00'	31.44'	90°04'38"	28.30'	S44°32'40"W

- LEGEND:**
- ⊙ - DENOTES FOUND 1/2" STEEL ROD W/CAP MARKED "JWSC PS 12641"
 - - DENOTES FOUND 1/2" STEEL ROD W/CAP MARKED "HICKS PS 12348"
 - ⊙ - DENOTES GAS LINE MARK
 - ⊕ - DENOTES WATER METER
 - ⊗ - DENOTES FIRE HYDRANT
 - E—E—○— - DENOTES ELECTRIC LINE W/UTILITY POLE
 - ← - DENOTES GUY/ANCHOR WIRE
 - — — — — - DENOTES METAL FENCE LINE
 - x — x — - DENOTES CHAIN LINK FENCE LINE

ALLEY VACATION AND REPLAT OF LOTS 5 THROUGH 22, BLOCK 49, ORIGINAL NEW HOBBS ADDITION, CITY OF HOBBS, LEA COUNTY, NEW MEXICO

REPLAT OF LOTS 5 THROUGH 22, AND THE VACATION OF THE ALLEY WITHIN BLOCK 49, ORIGINAL NEW HOBBS ADDITION, CITY OF HOBBS, LEA COUNTY, NEW MEXICO, INTO LOT 23, BLOCK 49, ORIGINAL NEW HOBBS ADDITION, CITY OF HOBBS, LEA COUNTY, NEW MEXICO.

SAID PROPERTY IS BEING REPLATTED AND ALLEY BEING VACATED AS THE SAME APPEARS HEREON WITH THOSE PORTIONS OF THE ORIGINAL LOTS THAT ARE NOT WITHIN THE NEW BOUNDARY OF LOT 23 ARE HEREBY DEDICATED TO THE PUBLIC WITH THE FREE CONSENT AND IN ACCORDANCE WITH THE DESIRES OF THE UNDERSIGNED OWNER AND PROPRIETOR THEREOF.

 MANNY GOMEZ
 ACTING CITY MANAGER, CITY OF HOBBS

ACKNOWLEDGMENT:

STATE OF NEW MEXICO
 COUNTY OF LEA
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2020 A.D., BY MANNY GOMEZ.

 NOTARY PUBLIC MY COMMISSION EXPIRES

CERTIFICATE OF MUNICIPAL APPROVAL:

I, JAN FLETCHER, THE DULY APPOINTED AND ACTING CITY CLERK OF THE CITY OF HOBBS, LEA COUNTY, NEW MEXICO, DO HEREBY CERTIFY THAT THE FOREGOING ALLEY VACATION AND REPLAT OF LOTS 5 THROUGH 22, BLOCK 49, ORIGINAL NEW HOBBS ADDITION, CITY OF HOBBS, LEA COUNTY, NEW MEXICO, WAS APPROVED BY THE COMMISSION OF THE CITY OF HOBBS BY RESOLUTION No. _____ ON THE _____ OF _____, 2020 A.D.

OWNER: JAN FLETCHER
 ACTING CITY CLERK, CITY OF HOBBS

ACKNOWLEDGMENT:

STATE OF NEW MEXICO
 COUNTY OF LEA
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2020 A.D., BY JAN FLETCHER.

 NOTARY PUBLIC MY COMMISSION EXPIRES

CERTIFICATE OF APPROVAL BY THE CITY PLANNING BOARD:

THIS PLAT HAS BEEN REVIEWED AND APPROVED ON THE _____ DAY OF _____, 2020 A.D., BY THE CITY PLANNING AND ZONING BOARD OF HOBBS, LEA COUNTY, NEW MEXICO.

CHAIRMAN: WILLIAM M. HICKS III

ACKNOWLEDGMENT:

STATE OF NEW MEXICO
 COUNTY OF LEA
 THIS INSTRUMENT WAS ACKNOWLEDGED BEFORE ME THIS _____ DAY OF _____, 2020 A.D., BY WILLIAM M. HICKS III.

 NOTARY PUBLIC MY COMMISSION EXPIRES

STATE OF NEW MEXICO
 COUNTY OF LEA ~ FILED:

May 19, 2020
Planning Board Regular Meeting

- 6) **Review and Consider Top 10 projects for the FY 2021-2025 Infrastructure Capital Improvement Plan (ICIP).**

RANK	Year	Rank2	Project Title	Category	Funded to date	2020	2021	2022	2023	2024	Total Project Cost	Amount Not Yet Funded	COMMENTS
2021001	2021	001	Joe Harvey Blvd. Improvements	Hiways/Roads/Bridges	4,000,000	3,900,000	0	0	0	0	7,900,000	3,900,000	
2021002	2021	002	Community Housing Projects	Housing-Related Cap Infra	2,000,000	12,000,000	0	0	0	0	14,000,000	12,000,000	
2021003	2021	003	Aerial Class A Pumper	Public Safety Vehicles	0	0	600,000	0	0	0	600,000	600,000	
2021004	2021	004	West Bender Widening Project & Drainage	Hiways/Roads/Bridges	500,000	500,000	7,500,000	0	0	0	8,500,000	8,000,000	
2021005	2021	005	Street Resurfacing	Hiways/Roads/Bridges	10,000,000	2,000,000	1,000,000	1,000,000	1,000,000	0	15,000,000	5,000,000	
2021006	2021	006	West Hobbs Industrial Park	Facilities-Other	0	750,000	750,000	750,000	750,000	750,000	3,750,000	3,750,000	
2021007	2021	007	Ambulance	Public Safety Vehicles	0	0	0	200,000	200,000	0	400,000	400,000	
2021008	2021	008	West College Lane Realignment	Hiways/Roads/Bridges	90,000	3,700,000	0	0	0	0	3,790,000	3,700,000	
2021009	2021	009	Arterial Utility Extensions	Utilities (publicly-owned)	0	350,000	0	3,500,000	0	0	3,850,000	3,850,000	
2021010	2021	010	Drainage Master Plan	Storm/Surface Water Control	450,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	5,450,000	5,000,000	
2021011	2021	011	Citywide Fiber Network	Facilities-Other	2,500,000	1,000,000	1,000,000	1,000,000	0	0	5,500,000	3,000,000	
2021012	2021	012	Veterans Memorial	Facilities-Other	500,000	2,000,000	0	0	0	0	2,500,000	2,000,000	
2021013	2021	013	Traffic Study Update	Hiways/Roads/Bridges	0	350,000	0	0	0	0	350,000	350,000	
2021014	2021	014	Update Comprehensive Plan	Other - Other	0	150,000	0	0	0	0	150,000	150,000	
2021015	2021	015	Apache Dr/Fowler St Utilities Extension	Utilities (publicly-owned)	0	150,000	1,500,000	0	0	0	1,650,000	1,650,000	
2021016	2021	016	RR Crossing Upgrades and New Crossings	Hiways/Roads/Bridges	250,000	250,000	0	0	0	0	500,000	250,000	
2021017	2021	017	Joe Harvey & Central Traffic Signal	Hiways/Roads/Bridges	775,000	625,000	0	0	0	0	1,400,000	625,000	
2021018	2021	018	Traffic Signal Upgrades	Hiways/Roads/Bridges	0	500,000	500,000	500,000	500,000	500,000	2,500,000	2,500,000	
2021019	2021	019	Water Main Replacement	Utilities (publicly-owned)	500,000	1,250,000	500,000	500,000	500,000	500,000	3,750,000	3,250,000	TR: Annual Waterline Replacement
2021020	2021	020	Parks and Rec. Master Plan Study	Other - Other	0	50,000	0	0	0	0	50,000	50,000	
2021021	2021	021	Del Norte Park Expansion Area	Facilities-Other	1,600,000	4,070,000	0	0	0	0	5,670,000	4,070,000	
2021022	2021	022	Street Sign Replacement	Hiways/Roads/Bridges	530,000	250,000	250,000	250,000	250,000	250,000	1,780,000	1,250,000	
2021023	2021	023	CDBG Annual Project	Hiways/Roads/Bridges	0	1,250,000	0	1,250,000	0	0	2,500,000	2,500,000	
2021024	2021	024	Projection of Central West	Hiways/Roads/Bridges	0	900,000	0	0	0	0	900,000	900,000	
2021025	2021	025	SR18 Corridor - Safety / Congestion Improvements	Hiways/Roads/Bridges	0	500,000	2,500,000	2,500,000	1,500,000	1,500,000	8,500,000	8,500,000	
2021026	2021	026	Manhole Repair Program	Utilities (publicly-owned)	0	60,000	60,000	60,000	60,000	60,000	300,000	300,000	
2021027	2021	027	MAP Roadway Rehabilitation Projects	Hiways/Roads/Bridges	0	600,000	600,000	600,000	600,000	600,000	3,000,000	3,000,000	
2021028	2021	028	Arterial COOP Project	Hiways/Roads/Bridges	0	125,000	125,000	125,000	125,000	125,000	625,000	625,000	
2021029	2021	029	Municipal Recreational Facilities	Facilities-Other	0	500,000	500,000	500,000	500,000	500,000	2,500,000	2,500,000	
2021030	2021	030	Municipal Vehicles and Equipment	Public Safety Vehicles	960,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	5,960,000	5,000,000	
2021031	2021	031	Infrastructure Extensions	Utilities (publicly-owned)	3,500,000	1,250,000	1,250,000	1,250,000	1,250,000	1,250,000	9,750,000	6,250,000	
2021032	2021	032	Arterial Roadway Enhancement Projects	Hiways/Roads/Bridges	0	500,000	500,000	500,000	500,000	500,000	2,500,000	2,500,000	
2021033	2021	033	ADA Intersection Improvement Project	Hiways/Roads/Bridges	10,000	50,000	50,000	50,000	50,000	50,000	260,000	250,000	
2021034	2021	034	Water Wells Program	Water Supply	630,000	550,000	600,000	550,000	500,000	0	2,830,000	2,200,000	
2021035	2021	035	Sewer Main Replacement	Utilities (publicly-owned)	18,000,000	1,500,000	750,000	750,000	0	0	21,000,000	3,000,000	TR: Primarily Trunk Line F
2022001	2022	001	Jefferson Basin Renovation	Facilities-Other	0	50,000	450,000	0	0	0	500,000	500,000	
2022002	2022	002	FEMA Map Update	Storm/Surface Water Control	0	0	250,000	500,000	500,000	0	1,250,000	1,250,000	
2022003	2022	003	HPD Mobile Command Post	Public Safety Vehicles	0	0	400,000	0	0	0	400,000	400,000	
2022004	2022	004	Outdoor Range Phase II	Facilities-Other	0	0	450,000	0	0	0	450,000	450,000	
2022005	2022	005	Safety Improvements	Hiways/Roads/Bridges	0	0	125,000	750,000	750,000	0	1,625,000	1,625,000	
2022006	2022	006	Fire / Police Training Facility	Facilities-Other	0	250,000	750,000	750,000	2,250,000	0	4,000,000	4,000,000	
2022007	2022	007	New Municipal Detention Facility	Facilities-Other	310,000	5,000,000	45,000,000	0	0	0	50,310,000	50,000,000	
2023001	2023	001	Wildland Fire Apparatus	Public Safety Vehicles	0	0	0	240,000	0	0	240,000	240,000	
2023002	2023	002	Fowler Street Extension	Hiways/Roads/Bridges	0	0	0	5,400,000	4,000,000	0	9,400,000	9,400,000	
2023003	2023	003	Industrial Frontage Road	Hiways/Roads/Bridges	0	0	0	355,000	3,680,000	0	4,035,000	4,035,000	
2023004	2023	004	Water System Improvements (North Reservoir)	Water Supply	0	0	0	3,000,000	2,000,000	0	5,000,000	5,000,000	
2023005	2023	005	Heizer Park Renovations	Facilities-Other	0	0	250,000	3,750,000	0	0	4,000,000	4,000,000	
2024001	2024	001	Millen Projection	Hiways/Roads/Bridges	0	0	0	0	250,000	2,000,000	2,250,000	2,250,000	
2024002	2024	002	New Elevated Water storage	Water Supply	0	0	0	0	3,000,000	0	3,000,000	3,000,000	
2024003	2024	003	Bender Median Renovations	Transportation-Medians	0	0	0	750,000	750,000	0	1,500,000	1,500,000	
2025001	2025	001	Southeast and Northwest Bypass	Hiways/Roads/Bridges	783,000	0	0	0	0	18,400,000	19,183,000	18,400,000	
2025002	2025	002	Taylor Ranch Improvements	Facilities-Other	6,000,000	1,500,000	1,500,000	1,500,000	1,500,000	1,500,000	13,500,000	7,500,000	
2025003	2025	003	Bensing South Projection	Hiways/Roads/Bridges	0	0	0	0	0	1,750,000	1,750,000	1,750,000	
2025004	2025	004	Sanger Street Improvements	Hiways/Roads/Bridges	0	250,000	750,000	750,000	0	0	1,750,000	1,750,000	
Number of projects:					54						Total Project Cost	Total Not Yet Funded:	
Grand Totals					53,888,000	50,680,000	72,460,000	35,580,000	28,965,000	32,235,000	273,808,000	219,920,000	

CITY OF HOBBS

RESOLUTION NO. 6843

A RESOLUTION APPROVING THE FISCAL YEAR 2021-2025 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 July 31, 2019, the City of Hobbs Planning Board conducted a Public Hearing and discussed the proposed capital improvement plan, and 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 3rd day of September, 2019.



ATTEST:



JAN FLETCHER, City Clerk



SAM D. COBB, Mayor

**Fiscal Year 2021 – 2025
Local Infrastructure
Capital Improvement Plan
(ICIP)**



City of Hobbs

MAYOR

Sam D. Cobb

CITY COMMISSION

Joseph D. Calderón, Mayor Pro Tem

Marshall Newman

Christopher Mills

Patricia A. Taylor

Roy Dwayne Penick

Don R. Gerth

ACTING CITY MANAGER

Manuel Gomez



CITY OF HOBBS
2021 - 2025 ICIP Project List
City Commission Recommendations
Top 5 Priority List

- #1 Joe Harvey Boulevard Improvements**
- #2 Community Housing Projects**
- #3 Aerial Class A Pumper**
- #4 West Bender Widening & Drainage**
- #5 Street Resurfacing**

Infrastructure Capital Improvement Plan FY 2021-2025

ICIP for Hobbs

Contact: Kevin Robinson/Julia Henry
City Hall
200 East Broadway St.
Hobbs, NM 88240

Telephone No.: (575) 397-9232

Email Address: krobinsn@hobbsnm.org;
jhenry@hobbsnm.org

County: Lea

Entity Type: MU

Procurement Officer Name: Toby Spears

Telephone No.: (575) 397-9235

Email Address: tspears@hobbsnm.org

Financial Officer Name: Toby Spears

Telephone No.: (575) 397-9235

Email Address: tspears@hobbsnm.org

Executive Order 2013-006 Compliance

Is your entity compliant with Executive Order 2013-006? Yes

Does your entity have an asset management plan and/or inventory listing of capital assets? Yes

Entity Planning: Process, Nature/Effect/Options/Recommendations of Trends

Process

The City of Hobbs adopts an Infrastructure Capital Improvements Plan each year. To prepare this plan for FY 2021, the City reviewed the ICIP from 2020 and studied each project. Those projects still needing to be completed were then continued in the revised document. Also, new project needs developed this year were added to the new ICIP. The Planning Board reviewed the draft document at the July 2019 meeting. Public input was invited and after evaluation of the draft plan, the Planning Board approved the draft plan. The City Commission reviewed the ICIP at their meeting in September 2019. After review, the plan was approved pursuant to the Commission Resolution which is attached with the adopted Plan.

Goals

Expand infrastructure to provide service for areas impacted by the oil and gas industries; develop infrastructure to serve new manufacturing and commercial development for existing needs and to encourage economic development. Expand infrastructure and housing to respond to new growth in the rapidly growing oil and gas industry; Preserve the existing building, utility, roadway and other infrastructure of the City of Hobbs. Provide compliance with new environmental related requirements. Provide improvements and amenities to enhance the level of safety and quality of life for Hobbs residents.

Factors/Trends Considered

In order to meet the growth of the oil & gas industry and the new nuclear operations, the City must make provisions for new infrastructure required. Hobbs must plan for the rehabilitation and replacement of outdated street and utility infrastructure; and look to implement beautification and other amenities to improve the quality of life for our citizens and others who may seek to relocate here due to economic advantages.

Infrastructure Capital Improvement Plan FY 2021-2025

Hobbs Project Summary

ID	Year	Rank	Project Title	Category	Funded					Total Project Cost	Amount Not Yet Funded	Phases?	
					to date	2021	2022	2023	2024				2025
36186	2021	001	Joe Harvey Blvd. Improvements	Transportation - Highways/Roads/Bridges	4,000,000	3,900,000	0	0	0	0	7,900,000	3,900,000	No
17022	2021	002	Community Housing Projects	Facilities - Housing-Related Cap Infrastructure	2,000,000	12,000,000	0	0	0	0	14,000,000	12,000,000	No
26434	2021	003	Aerial Class A Pumper	Vehicles - Public Safety Vehicle	0	0	600,000	0	0	0	600,000	600,000	No
14775	2021	004	West Bender Widening Project & Drainage	Transportation - Highways/Roads/Bridges	500,000	500,000	7,500,000	0	0	0	8,500,000	8,000,000	Yes
25060	2021	005	Street Resurfacing	Transportation - Highways/Roads/Bridges	10,000,000	2,000,000	1,000,000	1,000,000	1,000,000	0	15,000,000	5,000,000	No
35175	2021	006	West Hobbs Industrial Park	Facilities - Other	0	750,000	750,000	750,000	750,000	750,000	3,750,000	3,750,000	No
26436	2021	007	Ambulance	Vehicles - Public Safety Vehicle	0	0	0	200,000	200,000	0	400,000	400,000	No
28046	2021	008	West College Lane Realignment	Transportation - Highways/Roads/Bridges	90,000	3,700,000	0	0	0	0	3,790,000	3,700,000	Yes
26448	2021	009	Arterial Utility Extensions	Other - Utilities (publicly owned)	0	350,000	0	3,500,000	0	0	3,850,000	3,850,000	No
17615	2021	010	Drainage Master Plan	Water - Storm/Surface Water Control	450,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	5,450,000	5,000,000	Yes
26429	2021	011	Citywide Fiber Network	Facilities - Other	2,500,000	1,000,000	1,000,000	1,000,000	0	0	5,500,000	3,000,000	Yes
36205	2021	012	Veterans Memorial	Facilities - Other	500,000	2,000,000	0	0	0	0	2,500,000	2,000,000	No
18972	2021	013	Traffic Study Update	Transportation - Highways/Roads/Bridges	0	350,000	0	0	0	0	350,000	350,000	No

Infrastructure Capital Improvement Plan FY 2021-2025

35177	2021	014	Update Comprehensive Plan	Other - Other	0	150,000	0	0	0	0	150,000	150,000	No
21082	2021	015	Apache Dr/Fowler St Utilities Extension	Other - Utilities (publicly owned)	0	150,000	1,500,000	0	0	0	1,650,000	1,650,000	No
26443	2021	016	RR Crossing Upgrades and New Crossings	Transportation - Highways/Roads/Bridges	250,000	250,000	0	0	0	0	500,000	250,000	Yes
32605	2021	017	Joe Harvey & Central Traffic Signal	Transportation - Highways/Roads/Bridges	775,000	625,000	0	0	0	0	1,400,000	625,000	No
25059	2021	018	Traffic Signal Upgrades	Transportation - Highways/Roads/Bridges	0	500,000	500,000	500,000	500,000	500,000	2,500,000	2,500,000	Yes
36191	2021	019	Water Main Replacement	Other - Utilities (publicly owned)	500,000	1,250,000	500,000	500,000	500,000	500,000	3,750,000	3,250,000	Yes
32606	2021	020	Parks & Rec. Master Plan Study	Other - Other	0	50,000	0	0	0	0	50,000	50,000	No
25179	2021	021	Del Norte Park Expansion Area	Facilities - Other	1,600,000	4,070,000	0	0	0	0	5,670,000	4,070,000	No
25063	2021	022	Street Sign Replacement	Transportation - Highways/Roads/Bridges	530,000	250,000	250,000	250,000	250,000	250,000	1,780,000	1,250,000	No
9673	2021	023	CDBG Annual Project	Transportation - Highways/Roads/Bridges	0	1,250,000	0	1,250,000	0	0	2,500,000	2,500,000	Yes
35176	2021	024	Projection of Central West	Transportation - Highways/Roads/Bridges	0	900,000	0	0	0	0	900,000	900,000	No
26447	2021	025	SR 18 Corridor - Safety / Congestion Improvements	Transportation - Highways/Roads/Bridges	0	500,000	2,500,000	2,500,000	1,500,000	1,500,000	8,500,000	8,500,000	Yes
26535	2021	026	Manhole Repair Program	Other - Utilities (publicly owned)	0	60,000	60,000	60,000	60,000	60,000	300,000	300,000	No
14435	2021	027	MAP Roadway Rehabilitation Projects	Transportation - Highways/Roads/Bridges	0	600,000	600,000	600,000	600,000	600,000	3,000,000	3,000,000	No
14370	2021	028	Arterial COOP Project	Transportation - Highways/Roads/Bridges	0	125,000	125,000	125,000	125,000	125,000	625,000	625,000	No
26331	2021	029	Municipal Recreational Facilities	Facilities - Other	0	500,000	500,000	500,000	500,000	500,000	2,500,000	2,500,000	No
22675	2021	030	Municipal Vehicles and Equipment	Vehicles - Public Safety Vehicle	960,000	1,000,000	1,000,000	1,000,000	1,000,000	1,000,000	5,960,000	5,000,000	No

Infrastructure Capital Improvement Plan FY 2021-2025

12548	2021	031	Infrastructure Extensions	Other - Utilities (publicly owned)	3,500,000	1,250,000	1,250,000	1,250,000	1,250,000	1,250,000	9,750,000	6,250,000	No
17013	2021	032	Arterial Roadway Enhancement Projects	Transportation - Highways/Roads/Bridges	0	500,000	500,000	500,000	500,000	500,000	2,500,000	2,500,000	No
25058	2021	033	ADA Intersection Improvement Project	Transportation - Highways/Roads/Bridges	10,000	50,000	50,000	50,000	50,000	50,000	260,000	250,000	Yes
25061	2021	034	Water Wells Program	Water - Water Supply	630,000	550,000	600,000	550,000	500,000	0	2,830,000	2,200,000	No
22423	2021	035	Sewer Main Replacement	Other - Utilities (publicly owned)	18,000,000	1,500,000	750,000	750,000	0	0	21,000,000	3,000,000	Yes
36209	2022	001	Jefferson Basin Renovation	Facilities - Other	0	50,000	450,000	0	0	0	500,000	500,000	No
18969	2022	002	FEMA Map Update	Water - Storm/Surface Water Control	0	0	250,000	500,000	500,000	0	1,250,000	1,250,000	No
31972	2022	003	HPD Mobile Command Post	Vehicles - Public Safety Vehicle	0	0	400,000	0	0	0	400,000	400,000	No
26433	2022	004	Outdoor Range Phase II	Facilities - Other	0	0	450,000	0	0	0	450,000	450,000	No
31432	2022	005	Safety Improvements	Transportation - Highways/Roads/Bridges	0	0	125,000	750,000	750,000	0	1,625,000	1,625,000	Yes
36210	2022	006	Fire / Police Training Facility	Facilities - Other	0	250,000	750,000	750,000	2,250,000	0	4,000,000	4,000,000	Yes
26430	2022	007	New Municipal Detention Facility	Facilities - Other	310,000	5,000,000	45,000,000	0	0	0	50,310,000	50,000,000	No
28048	2023	001	Wildland Fire Apparatus	Vehicles - Public Safety Vehicle	0	0	0	240,000	0	0	240,000	240,000	No
14407	2023	002	Fowler Street Extension	Transportation - Highways/Roads/Bridges	0	0	0	5,400,000	4,000,000	0	9,400,000	9,400,000	Yes
28053	2023	003	Industrial Frontage Road	Transportation - Highways/Roads/Bridges	0	0	0	355,000	3,680,000	0	4,035,000	4,035,000	No
15692	2023	004	Water System Improvements (North Reservoir)	Water - Water Supply	0	0	0	3,000,000	2,000,000	0	5,000,000	5,000,000	No
36212	2023	005	Heizer Park Renovations	Facilities - Other	0	0	250,000	3,750,000	0	0	4,000,000	4,000,000	No
31436	2024	001	Millen Projection	Transportation -	0	0	0	0	250,000	2,000,000	2,250,000	2,250,000	No

Infrastructure Capital Improvement Plan FY 2021-2025

			Highways/Roads/Bridges										
16997	2024	002	New Elevated Water Storage	Water - Water Supply	0	0	0	0	3,000,000	0	3,000,000	3,000,000	Yes
36211	2024	003	Bender Median Renovations	Transportation - Medians	0	0	0	750,000	750,000	0	1,500,000	1,500,000	Yes
17012	2025	001	Southeast and Northwest Bypass	Transportation - Highways/Roads/Bridges	783,000	0	0	0	0	18,400,000	19,183,000	18,400,000	Yes
26329	2025	002	Taylor Ranch Improvements	Facilities - Other	6,000,000	1,500,000	1,500,000	1,500,000	1,500,000	1,500,000	13,500,000	7,500,000	Yes
28058	2025	003	Bensing South Projection	Transportation - Highways/Roads/Bridges	0	0	0	0	0	1,750,000	1,750,000	1,750,000	No
21233	2025	004	Sanger Street Improvements	Transportation - Highways/Roads/Bridges	0	250,000	750,000	750,000	0	0	1,750,000	1,750,000	Yes

Number of projects: 54

	Funded to date:	Year 1:	Year 2:	Year 3:	Year 4:	Year 5:	Total Project Cost:	Total Not Yet Funded:
Grand Totals	53,888,000	50,680,000	72,460,000	35,580,000	28,965,000	32,235,000	273,808,000	219,920,016

May 19, 2020
Planning Board Regular Meeting

7) Discussion Item:

- A) Review proposed Multi-Family, Single-Family and Public Infrastructure Participation Policy.**

Fiscal Year 2020-2021
Market Rate Multi-Family & Single Family Housing
Municipal Infrastructure Reimbursement Incentive &
Public Participation Infrastructure Extension
Development Agreement Policy

Housing Incentive Policy:

1. **Yearly Program Budget:** City Commission will determine funding levels for this policy and may increase or decrease levels from time to time.
2. **Development Agreement:** Each encumbrance to the budget will be supported by a Commission approved Development Agreement.
3. **Incentives** are available for public municipal infrastructure only, providing compliance with:
 - a. Incentive not to exceed per square footage basis:
 - i. \$10.00 per sq. ft. north of Sanger
 - ii. \$20.00 per sq. ft. south of Sanger
 - iii. Calculation based on living area only
 - b. Incentive not to exceed per unit basis:
 - i. \$10,000.00 per single family unit
 - ii. \$5,000.00 per multi-family unit
 - c. Incentive not to exceed fair share per linear foot of infrastructure basis:
 - i. \$180.00 per lineal front footage of complete public infrastructure, and further broken down as follows:
 1. **Water** (\$25 / lf):
 - a. Twenty Five (\$25) per equivalent front foot of lot to which water service is provided (8" minimum service single family & 10" minimum service for multi-family);
 2. **Sewer** (\$35 / lf):
 - a. Thirty Five (\$35) per equivalent front foot of lot to which sewer service is provided (8" minimum service single family & 10" minimum service for multi-family);
 3. **Street** (\$90/ lf):
 - a. Ninety (\$90) per equivalent front foot of lot to which street is provided (built to Minor Residential standards as promulgated within the City of Hobbs Major Thoroughfare Plan);
 4. **Sidewalk**:
 - a. Thirty (\$30) per equivalent front foot of lot to which sidewalk (includes driveway with ADA accessible path) is provided;
4. **Market Rate Single Family Development Agreement:** Development Agreement not to exceed \$200,000.00 nor be less than \$30,000.00, producing no less than 3 units. A Developer holding an active DA shall be required to complete no less than 75% of the DA prior to requesting a new Incentive Development Agreement. The term for any DA shall be limited to 12 months, unless otherwise approved by the City Commission. Funds to be disbursed after issuance of Certificate of Occupancies per unit.
5. **Market Rate Multi-Family Development Agreement:** Development Agreement not to exceed \$250,000.00 nor be less than \$75,000.00. The term for any DA shall be limited to 18 months, unless otherwise approved by the City Commission. Funds to be disbursed after issuance of Final Certificate of Occupancy.

Public Participation Infrastructure Extension Development Agreement Policy:

1. **Yearly Program Budget:** City Commission will determine funding levels for this policy and may increase or decrease levels from time to time.
2. **Development Agreement:** May only be considered for Thoroughfares greater than a Minor Residential as specified in the City of Hobbs Major Thoroughfare Plan. Utility only extensions shall be compliant with the Utility Service Policy as adopted. Any public participation for the extension of Public Infrastructure shall be approved by the City Commission by Resolution and the Development Agreement shall specify City's participation maximum and any associated infrastructure assessment terms.
3. **Fair Share Participation:** In areas where the property owner does not have beneficial use of both sides of a roadway / utility corridor, the City Commission may consider public participation for new public infrastructure up to 50% of the base infrastructure requirements and any eligible oversize participation.
4. **Public Participation:** Infrastructure located wholly within Developers holdings giving Developer beneficial use of both sides of Infrastructure may receive public participation not to exceed 50% of actual certified costs, providing public participation is recouped via future assessment triggered either by subdivisions or development adjacent thereto.
5. **Oversize Participation:** The City may require and participate in the oversize of public infrastructure above the minimum base infrastructure.
6. **Base Infrastructure:** The minimum base roadway width is 41' back of curb to back of curb, minimum base utility is 10" water and 10" sewer and minimum base trench depth is 10'. Any public requirement above the minimums will be paid 100% by the public.
7. **Maximum Participation:** No Infrastructure Participation Development Agreement shall exceed 1 Million Dollars nor be less than \$100,000.00.
8. **Engineer of Record:** Engineer of Record Certification and Dedications must be in place prior to or occur concurrently with disbursement.

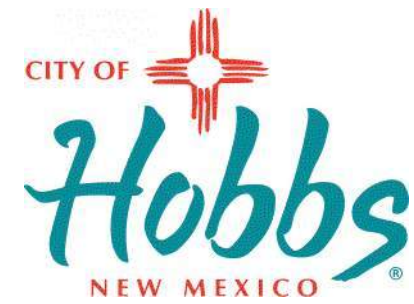
May 19, 2020
Planning Board Regular Meeting

7) Discussion Item:

- B) Review Variance Granted to MC 18.04.060-B (RV Park Design Standards) allowing multi-family modular units within a proposed Recreational Vehicle Park, on a 10 +/- acre undivided parent parcel located southeast of the intersection of Aspen and N. Dal Paso on February 17, 2015.**

City of Hobbs Design Review

2019 Approval Sheet



Project Name:

Date:

Project Location: 2914 N. Dal Paso street by jc

<p>Building:</p> <div style="border: 2px solid red; padding: 5px; text-align: center;"> <p>APPROVED CITY OF HOBBS BUILDING DIVISION</p> <p>DATE: <u>02/19/2020 2:23:39 PM</u></p> </div>	<p>Mechanical & Plumbing:</p>	<p>Fire:</p>	<p>Electrical:</p>	<p>Planning:</p> <div style="border: 2px solid red; padding: 5px; text-align: center;"> <p>APPROVED AS NOTED CITY OF HOBBS PLANNING DEPARTMENT</p> <p>DATE: <u>05/17/2019 1:03:56 PM</u></p> </div>	<p>Engineering:</p> <div style="border: 2px solid red; padding: 5px; text-align: center;"> <p>APPROVED AS NOTED CITY OF HOBBS ENGINEERING DEPARTMENT</p> <p>DATE: <u>06/04/2019 1:40:41 PM</u></p> </div>
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Light Foundation
 Erosion Control
 ADA Accessible Route

Previous comments are still applicable.

EOR will be certifying all installation of public infrastructure plus compliance with MC 18.04 & IFC Appendix D access requirements to each space created.

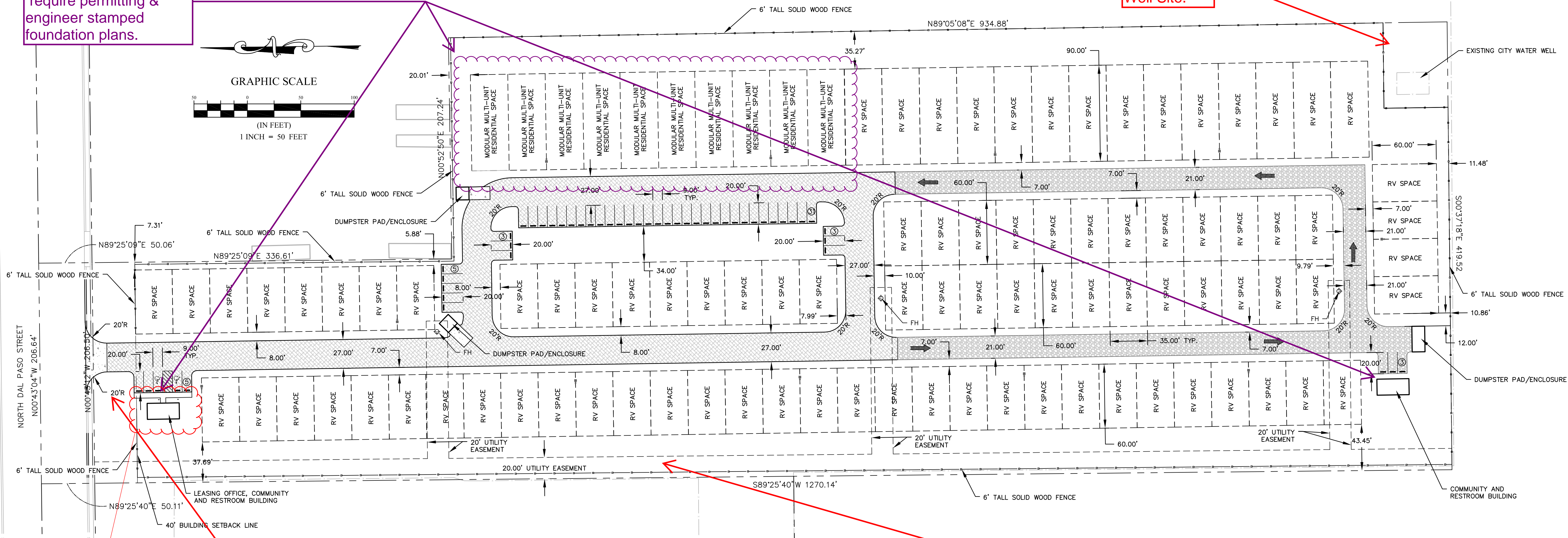
- Comments:**
- 1. Contractor shall obtain new COH Details or revise sheets**
 - 2. Note: This is a site plan review only and Developer shall contractor pull required permits (ex. Electrical Permit / Plumbing Permit / Fence Permit etc.)**
 - 3. NMDOT Driveway permit is required and may require right turn deceleration lane into the site.**

<p>Utilities:</p>	<p>Certified Floodplain Manager:</p>	<p>Traffic & ADA:</p>
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9/7/2016 3:41:44 PM
 ARCH D
 C.D. - OVERALL SITE PLANNING

Modular Buildings, commercial & residential require permitting & engineer stamped foundation plans.

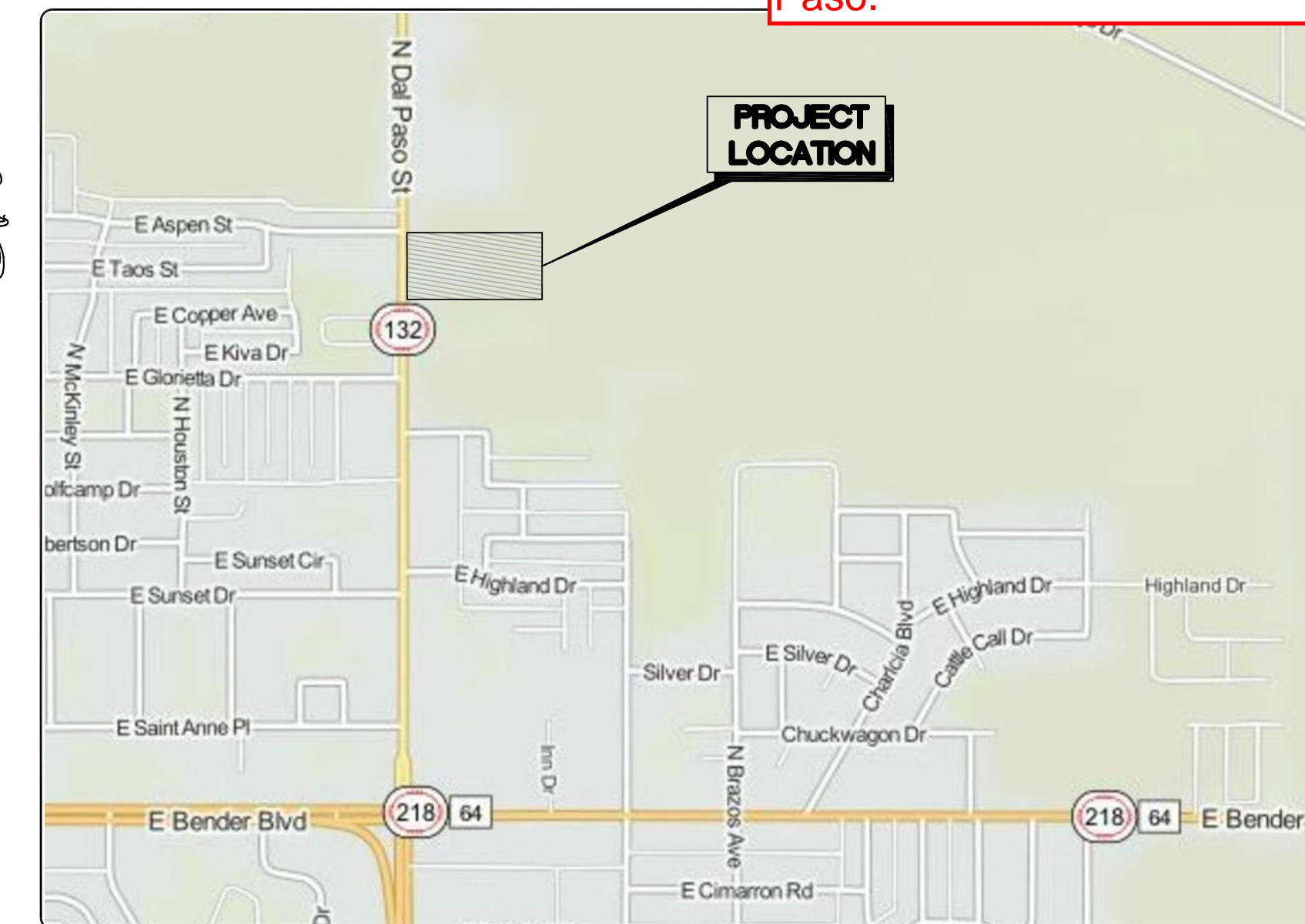
Dedicate Municipal Well Site.



Development as a "Community Building" would trigger MC 18.04.060-B-6 and require connectivity to each space via improved sidewalks.

Development will require dedication of property encumbered by easements. 40' setback from new property line. Landscaping required adjacent to Dal Paso.

Locate municipal infrastructure easements on dedication plat.



VICINITY MAP (NOT TO SCALE)

LEGEND

	BOUNDARY / PROPERTY LINE
	EASEMENT LINE
	EXISTING FENCE LINE
	EXISTING OVERHEAD POWER LINE
	PROPOSED FENCE LINE
	PROPOSED 6" REINFORCED CONCRETE PAVEMENT
	PROPOSED 2" ASPHALT PAVEMENT
	PROPOSED 6" GRAVEL/CALICHE

- NOTES**
- BUILDINGS AND DUMPSTER ENCLOSURE LOCATIONS ARE SHOWN FOR GENERAL REFERENCE ONLY. THE ACTUAL DIMENSIONS OF THE BUILDINGS WILL BE PROVIDED BY OTHERS THROUGH SEPARATE PERMIT.
 - PARKING STRIPING WITHIN THE GRAVEL SURFACED AREA IS FOR REFERENCE ONLY. THE ACTUAL PARKING SPACES WILL BE DELINEATED BY THE CONCRETE PARKING BUMPERS.
 - RV SPACES HAVE MINIMUM DIMENSIONS OF 35' WIDE BY 60' DEEP.
 - ALL STREET RADII AT PARKING STALLS ARE 3', UNLESS NOTED OTHERWISE.

SITE INFORMATION SUMMARY

LEGAL DESCRIPTION	A TRACT OF LAND LOCATED IN THE SW 1/4 OF THE NW 1/4 OF SECTION 23, TOWNSHIP 18 SOUTH, RANGE 38 EAST, N.M.P.M., LEA COUNTY, NEW MEXICO
PLANNING DISTRICT	RV PARK
TOTAL PROPERTY AREA	10.69 ACRES
RV SPACES	90 SPACES
MULTI-UNIT MODULAR RESIDENTIAL BLDGS.	10 BUILDINGS
MULTI-UNIT MODULAR RESIDENTIAL UNITS	UP TO 4 PER BUILDING (TOTAL UNITS LIMITED BY PARKING)
PARKING SPACES PROVIDED	50 SPACES

CONTACT INFORMATION

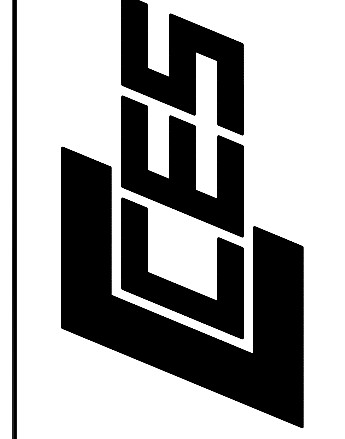
OWNER
 POST INVESTMENT GROUP
 801 CENTURY PARK EAST
 SUITE 2240
 LOS ANGELES, CA 90067

ENGINEER
 CAIN CONSULTING AND ENGINEERING SERVICES, INC.
 6136 FRISCO SQ. BLVD.
 SUITE 400
 FRISCO, TEXAS 75034
 972-284-9916

SURVEYOR
 JOHN WEST SURVEYING COMPANY
 412 N. DAL PASO
 HOBBS, NEW MEXICO 88240
 575-393-3117

NOTES:
 1. ANY OTHER STRUCTURES OTHER THEN RV'S REQUIRES PLANS AND PERMITTED SEPERATLY.
 2. ALL UNDERGROUND E&P SHALL BE SUBMITTED FOR REVIEW PERMITTED AND INSPECTED AS REQUIRED.

CAIN CONSULTING AND ENGINEERING SERVICES
 6136 FRISCO SQUARE BLVD.
 SUITE 400
 FRISCO, TEXAS 75034
 972-284-9916
 866-275-7338 FAX



NORTH DAL PASO RV PARK
 HOBBS, NEW MEXICO



OVERALL SITE PLAN

SCALE:	AS SHOWN
DESIGNED BY:	M. CAIN
DRAWN BY:	R. GRAYES
CHECKED BY:	E. BRANDAO
DATE:	SEPTEMBER 1, 2015
PROJECT NO.:	14-10484

C1.01

SHEET NO. ___ OF ___

Mr. Newman said that he appreciated all the effort and due diligence that this board does before a Commission Meeting. He said it gives the Commissioners information they need to vote on items. He thanked all of the Board Members.

5) Public Hearing to Review and Consider a Request to Grant a variance to Municipal Code Chapter 18.04.060-B (RV Park design standards) allowing multi-family modular units within a proposed Recreational Vehicle Park (RVP), on a 10 +/- acre undivided parent parcel located southeast of the intersection of Aspen and N. Dal Paso.

Mr. Hicks opened the public hearing for comments at 10:04 am. Ms. Rhonda Thomas said her family lives at 2910 N. Dal Paso. She said it is south of this property. She said their concern is they are only a few feet from this RV Park. She said her family is concerned for the safety issues. She said they are in between the new apartments "La Padera" and this new RV Park. She said there have been several issues with this apartment complex.

Ms. Thomas said she is very nervous about this transient group of people living right next door to them. She said they do not want this RV Park in their neighborhood. She said she realizes they are only one family but she would appreciate them considering their concerns for their safety. She is requesting that the property owners build a metal or cinder block fence.

Mr. Hicks said that the RV Park was approved at the last meeting. He said this meeting is for a variance for modular units. Mr. Robinson said the design standards require a fence separating the property. He said the city also has noise ordinances.

Commissioner Buie told Ms. Thomas if she would contact her Commissioner and talk to him about any type of problems she may have he will do his best to take care of her issues.

Mr. Matt Cain said he is representing the property owner and they are planning on building a higher end RV Park. He asked Ms. Thomas for her contact information to keep her informed and he would check into the possibility of a metal fence.

Mr. Robinson said they are requesting a variance for 10 modular units on the north side of this property. He said typically our ordinance states that an RV Park is restricted to temporary overnight stays. Commissioner Buie asked if the units would be nightly or monthly rentals? Mr. Cain said monthly. Mr. Hicks asked about the density. Mr. Robinson said there is enough space on the rental site to have the RV and two parking spaces.

Mr. Hicks closed the Public Hearing at 10:31 am. Mr. Drennan made a motion, seconded by Mr. Penick to approve the variance for the modular units. The vote on the motion was 6-0 and the motion carried.

6) Review and Consider Final Plat Approval of Zia Crossing Subdivision, Unit 1, as submitted by developer Black Gold Estates, LLC.

Mr. Robinson said this is the Final Plat of Zia Crossing Unit 2. He said this is not a signed subdivision plat but he is working with the surveyor and staff will receive the plat. Mr. Shaw said that means all the infrastructure is in and in place? Mr. Robinson said in place as per