

**MINUTES OF THE  
SANTA FE COUNTY  
COUNTY OPEN LAND AND TRAILS PLANNING AND ADVISORY COMMITTEE  
(COLTPAC)**

**Thursday, April 16, 2009**

**1. CALL TO ORDER AND ROLL CALL**

A regular meeting of the Santa Fe County Open Land and Trails Planning and Advisory Committee (COLTPAC) was called to order on the above date at approximately 6:00 p.m. by Chair Matthew McQueen.

Roll Call indicated the presence of a quorum as follows:

**Members Present**

Matthew McQueen, Chair  
Sam Pallin, Vice Chair  
Brent Bonwell  
Todd Brown  
Martin Gabaldon  
Jan-Willem Jansens  
Sandra Massengill  
Judy McGowan  
Jerry Rogers

**Members Absent**

LouAnn Hart  
Stephen Schoninger  
Scott Stovall

**Staff Members Present**

Colleen Baker  
Scott Kaseman  
Beth Mills  
Allison Moore

**Others Present**

Bill Baxter

**2. ASSIGNMENT OF ALTERNATES**

**3. APPROVAL OF THE AGENDA**

Mr. Brown asked that the Committee discuss having quarterly meetings instead of monthly meetings

Chair McQueen added it and Petchesky Park under Matters from Committee and placed it after Matters from Staff.

Dr. Mills asked that Approval of the March minutes be also considered under Approval of Minutes.

**Mr. Brown moved to approve the agenda as amended. Mr. Bonwell seconded the motion and it passed by unanimous voice vote.**

#### **4. APPROVAL OF MEETING MINUTES – FEBRUARY 2009**

Chair McQueen requested the following amendments:

Under Members Present - Jan Willem should be Jan-Willem, Steve Schoninger was a member and should not be listed under Members of the Public, LouAnn Hunt arrived later but was present at the meeting.

On the last page under Section VI: Mr. Jansens was spelled incorrectly as Mr. Jansen.

When the Committee came out of closed session, the minutes should reflect that no actions were taken in closed session and the only matter discussed was acquisition of property.

**Mr. Pallin moved to approve the February minutes as amended. Mr. Brown seconded the motion and it passed by unanimous voice vote.**

#### **APPROVAL OF MEETING MINUTES – MARCH 2009**

Chair McQueen asked for a correction on page 3. He said it was not last year but the last time he was on the Committee and that would have been 5-6 years ago.

**Mr. Bonwell moved to approve the March 2009 minutes as corrected. Mr. Brown seconded the motion and it passed by unanimous voice vote.**

#### **6. MATTERS FROM OPEN SPACE AND TRAILS STAFF**

##### **A. Review of Program Funds (post Ananda purchase)**

Ms. Baker reported the acquisitions of \$22,011,612. What was left in the bond issue was \$596,313 not committed to other projects.

The budget distributed was from GRT. They had \$1.5 million of which half was for the County and half was for the metropolitan area.

The matrix was a priority list for the planning authority. The other page was from all GRT budgeted into county-only projects. In July they would get the next revenue for both of those accounts.

Mr. Jansens arrived at this time.

Chair McQueen asked if from the bond funds there any amounts stuck in accounts.

Ms. Baker said she didn't separate that out.

Mr. Pallin asked how much of it would be available beyond what was already programmed to be used after July.

Ms. Baker said about \$750,000 would come in. It was not already programmed. The Rail Trail needed more funding and Arroyo Hondo might need more. As they got closer to that time they would be able to tell better. If they went all the way out on the rail trail including restrooms, it could take the whole amount but they wanted to leave money for other projects. The next bond issue would go to voters at the end of calendar 2012 and be available the next year (FY 13). The Committee could decide it was a priority over a capital project or work for grants for capital projects but they did have the 596,000. That was money set aside for Mt. Chatchihuiti.

Mr. Jansens asked about the future of the county- city use of the SFCT.

Ms. Baker said they were in the second year with that so the only way they could fund it was with the maintenance money. So when the trail washes out, that was where the money would come from. There was a two year contract that would expire this fall. The contract was for them to establish a volunteer stewardship program. It was difficult because of the procurement process. There was no agreement beyond that. It was envisioned as a partnership. The City actually contributed money that was out of the joint GRT Fund. The City blessed it because it was something they were interested in.

Mr. Baxter commented that the SFCT had been successful with lots of volunteer time. They agreed that the trails were a big priority.

Ms. Baker said they could not continue using capital money for trail maintenance. She had been talking with the Finance Department and with Public Works regarding the GRT to explore what it would look like to go out for another GRT or change the language to cover maintenance. They were trying to meet with their national staff person who knew if they could change the language. There was also the real estate transfer tax.

Mr. Jansens supported this committee taking on a role of stewardship at these sites. The members might need some OJT since most of the funding was linked to earmarks. They should discuss at some point how they could serve staff better by knowing more. Perhaps an expert at the next meeting or share their expertise for things like this.

Chair McQueen agreed that might be a good subject for major part of a future meeting. There were a variety of funds for open space but most federal grants required matching funds.

Ms. Moore said they would create one RFP and look for a general contractor to subcontract with an

engineer.

Ms. Baker pointed out the location on the map near Rabbit Road.

Ms. Moore said the project included a new fence, new signage and an information kiosk. It would accommodate horses. They were doing this through land swaps.

Ms. McGowan said it was owned by the person who had the parking lot for the commuter.

Ms. Baker said there were no financial deadlines right now. She was working on the RFP and would submit it to Land Use and this Committee for approval. She met with two people, one from DOT about the parking lots at Arroyo Hondo. She said she was moving slow on it because she was also working on the acequia there. It was about a half mile long and went into the Arroyo Hondo neighborhood. They had to move slowly so they could maintain safety there.

Mr. Kaseman said he was out on the Dale Ball Trails where people were being trained on maintenance mitigation just below Cerros Colorado and back to the upper parking lot. The upper parking lot should be automatically approved. They were piggybacking off the city contract and hoped to have it done by June 1<sup>st</sup>. There were eight with a hammerhead. The trainer was fantastic and got a lot done. There was erosion on the trail that started up at the trail head. They put in rock bars and rolling grade dips. They would do another round on Saturday and Sunday. He invited the Committee to participate.

Chair McQueen asked about South Meadows.

Dr. Mills said they were working to come up with cost estimates for a range of things, various materials and cost it out and refine the Master Plan design and then come back to share it and go back out to the community for public meetings to reconvene those who originally had input into the plan. Hopefully they would give their approval and then they would proceed.

## **B. Program Updates**

## **C. Orientation Presentation**

Dr. Mills explained they were to have given this presentation on Wednesday to the Commission but their agenda was too long. Commissioners Vigil and Holdier agreed to sponsor it. The presentation included some of the slides they used in January when part of the Committee met at a downtown restaurant. They were trying to help everyone, old and new members, get on the same page. It was intended to be an overview of the program. She invited feedback because it was what they intended to use with the Commission. She provided two handouts.

The Power Point highlighted six locations where they were working. Then she presented the challenges they were facing. She asked for feedback at the end of the presentation.

Mr. Jansens suggested this power point might be a wonderful basis for an insert flyer in the New Mexican. Every other week they included an insert from nonprofit or government. Game and Fish used it.

Mr. Pallin felt it could be shown to other organizations or service clubs as a program.

Mr. Rogers suggested they mentioned that at Arroyo Hondo there were at least one and maybe more prehistoric trails there.

Chair McQueen thought it was a nice presentation and it highlighted some key properties but it was hard to get a sense of the vastness of the properties. Maybe a map would help with that.

Ms. Baker suggested that for the next three meetings they could highlight one at a time.

Chair McQueen said a map would be very helpful.

Mr. Jansens thought it might also to give the number of volunteers who had helped - like 1,000 per year or whatever.

Ms. Massengill asked if this was just to bring them up to date or to make it clear that you needed funding.

Ms. Baker said there were questions raised about what they were doing in their program and they were folding into it where they wanted to position it for the next decade. There were two new Commissioners also.

Ms. McGowan didn't think it was clear how the maintenance operations being limited had impeded access to the public.

Mr. Rogers recommended a couple of rehearsals to have a snappy presentation.

#### **D. Schedule Site Visit(s)**

Dr. Mills announced the next site visit would be on a Saturday to Peñasco Blanco, Rail Trail and Arroyo Hondo either the May 9 or 16.

Chair McQueen asked how many sites there were.

Dr. Mills said there were 24.

Chair McQueen asked if they wanted to do one field trip each month. He thought they were very

important but not everyone was going to be able to go but it didn't mean they shouldn't do it.

Mr. Brown asked if she could do an email. Dr. Mills agreed.

Mr. Jansens asked about terms of service and if any were coming up that need to be renewed. It could be motivational for recruiting new members.

Chair McQueen said members should feel free to invite people to the field trips.

## **5. MATTERS FROM THE COMMITTEE**

### **A. Edgewood Open Space – City of Albuquerque / “Area 32”**

Mr. Pallin said Edgewood had two parcels: Section 32 and Section 36 and an agreement with COLTPAC of 30 acres right on I 40. There was an underpass for pedestrians there. Edgewood had determined that they had an easement going north on Horton Road. The use of the 30 acres was currently being developed. It would have a parking lot and an equestrian facility. They wanted to provide a stopping place eventually for those with horse trailers. Edgewood would like to host them. Then it went south to Section 32 - They were working on a connector from 32 to 36. The dots on the map showed a possible trail.

The City of Albuquerque owned the 165 acre parcel. He was told the City had plans for selling it and asking \$2 million for it. He proposed that staff consider asking the City of Albuquerque about it. At least then they would know.

Mr. Baxter said there was no public access to the BLM property.

Mr. Pallin said a group of local residents in Edgewood convinced the City to prohibit miners there but the City could not do that. The miners didn't mind horses or foot traffic in there. They encouraged us to use it for horse parking. No problem using it for open space.

### **B. Petchesky Park**

Chair McQueen handed out a photograph of the Jane Petchesky property and pointed out that there were some trail easements in it. The map did not show the subdivision and neighborhood. The original appraisal was \$3 million but was reduced 90% because of the easement and maybe more if the Committee wanted to buy it. Potentially this was a location for additional trails. The next issue was how they would review and approve it.

The County resolutions that set up COLTPAC had one called the urgent project resolution. That resolution set up an alternative for acquisition that could be done before they had to put ads in the newspaper and solicit projects.

Ms. Baker said there was nothing in it that they had to go after a project. It was when they took in

applications. It didn't address when they identified a property that they felt was important.

**7. PUBLIC COMMENTS**

None.

**8. ADJOURN**

Having completed the agenda, the meeting was adjourned at approximately 8:15 p.m.

Approved by:

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Matthew McQueen, Chair

Submitted by:

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Carl Boaz, Stenographer