

**SOUTHERN SANDOVAL COUNTY ARROYO FLOOD CONTROL AUTHORITY  
(SSCAFCA)  
MINUTES OF OCTOBER 15, 2020  
BOARD OF DIRECTORS REGULAR MEETING**

**CALL TO ORDER.**

The regular meeting of the SSCAFCA Board of Directors was called to order by Michael Obrey, Chairman, at 9:03 a.m.

**ROLL CALL OF DIRECTORS.**

Directors in attendance were James Fahey, John Chaney, and Michael Obrey. Charles Thomas, Executive Engineer was present, as well as Charles Garcia, attending as SSCAFCA's attorney. Board Director Mark Conkling joined the meeting at 9:18 a.m.

**ANNOUNCEMENTS.**

An announcement was made by Chairman Obrey that all electronic devices needed to be turned off during the meeting and that the microphones are voice activated.

**PLEDGE OF ALLEGIANCE.**

The Board was led in the Pledge of Allegiance by Chairman Obrey.

**APPROVAL OF AGENDA.**

Prior to Board approval of the existing Agenda, Charles Thomas, Executive Engineer, made a request to add a non-action discussion item to the agenda under his staff report. Mr. Thomas stated the added item was an update to the CAFR Program. A motion was by James Fahey to approve the Agenda with the addition of the requested non-action discussion item. It was seconded by John Chaney.

Roll call vote: John Chaney, yes; James Fahey, yes; Michael Obrey, yes. The motion carried 3-0.

**ACTION/ACCEPTANCE of the minutes of the Regular Board Meeting of September 17, 2020**

A motion was made by James Fahey to accept the minutes of September 17, 2020 as presented. It was seconded by John Chaney.

Roll call vote: James Fahey, yes; John Chaney, yes; Michael Obrey, yes. The motion carried 3-0.

**PUBLIC FORUM.**

Ron Abramshe representing Alegria HOA was present. Mr. Abramshe provided an update to the Board regarding the Alegria HOA's contracted improvements to the Santiago Channel. Mr. Abramshe stated that the contractor who performed the recent improvements in the Santiago Channel had left a

significant pile of sand behind. He asked whether or not SSCAFCA could assist in removing it. Mr. Thomas responded to Mr. Abramshe's request stating that he would talk to SSCAFCA's field crew about the task.

### **STAFF REPORTS.**

#### ***Executive Engineer:***

1. Action/Approval of Award of the Lisbon Pond Project to Salls Brothers Construction Inc. in the amount of \$1,215,366.76 + NMGRT Pending Approval by NMDHSEM.

Mr. Thomas proposed awarding the Lisbon Pond Project to Salls Brothers Construction Inc. in the amount of \$1,215,366.76, excluding NMGRT, pending approval by NMDHSEM, the primary source of funding for the project. Mr. Thomas stated that SSCAFCA received three, tightly competitive bids for this project, with the second place bidder narrowly missing the mark by approximately \$5,000.00.

A motion was made by James Fahey to approve the Award of the Lisbon Bond Project to Salls Brothers Construction Inc. in the amount of \$1,215,366.76 + NMGRT pending approval by NMDHSEM. It was seconded by John Chaney.

Roll call vote: John Chaney, yes; James Fahey, yes; Michael Obrey, yes. The motion carried 3-0.

2. Action/Approval of Vacation of a Portion of the Drainage Easement on Tract OS-10, Mariposa East. (m/o)\*

Mr. Thomas explained that the portion of the drainage easement on Tract OS-10, Mariposa East, that needed to be vacated, was essentially a 458 ft<sup>2</sup> corner of a roadway turn-in that was part of a larger parcel and was no longer needed. Mr. Thomas stated that the property as a whole, which SSCAFCA did not own, had already been dedicated to public right of way. The vacation of the drainage easement was just a formality as the underlying property was no longer being used for drainage.

A motion was made by James Fahey to approve the vacation of a portion of the drainage easement on Tract OS-10, in Mariposa East. It was seconded by John Chaney.

Roll call vote: John Chaney, yes; Mark Conkling, yes; James Fahey, yes; Michael Obrey, yes. The motion carried 4-0.

3. Presentation on the 2020 Monsoon Season (G. Schoener)

Mr. Schoener presented an update on the 2020 Monsoon Season, aka the "Nonsoon Season" as very little precipitation had been observed over the past four months. Mr. Schoener stated that the average monsoon rainfall from June to September in years past averaged 4.9 inches. Mr. Schoener stated that we had only received 1.8 inches of precipitation during the 2020 monsoon season marking 2020 as the driest monsoon season in the last twelve years. Mr. Schoener further noted that the outlook from December 2020 thru February 2021 did not appear to offer any indication of an end to the current drought as temperatures were predicated to continue to be above average and precipitation was predicted to continue be below average. In response to a question from Director Fahey regarding rainfall

averages and variances across our jurisdiction, Mr. Schoener stated that the highest recorded rainfall YTD was just over 6 inches in the Calabacillas Arroyo and the lowest recorded rainfall YTD was around 3 inches in the Harvey Jones Channel. At the conclusion of Mr. Schoener's presentation, Mr. Thomas noted that while the overall precipitation was unfortunately below average for the year, times of dry weather provided optimal conditions to construct future flood control facilities without disruptions commonly incurred by rain events.

Additional discussion topics among the Board members included the current drought and its effects on aquifer levels and the beneficial effects that natural arroyos - within SSCAFCA's jurisdiction - have on the diminishing water table. In response to a question from Director Chaney regarding aquifer recharge sources, Mr. Schoener stated that a study had been conducted by the USGS regarding water table surface changes and that the report associated with that study may be of interest to the Board. Director Chaney stated that SSCAFCA should consider the possibility of locating and bringing that report up to date. Mr. Schoener stated that he would conduct the requested research and share his findings with the Board at a later date for further discussion.

#### 4. Development Review

Mr. Thomas reviewed the development projects currently active. Mr. Thomas stated that the Mountainhawk Subdivision preliminary plat, drainage report and construction plans had been approved as well as the Hawksite Subdivision zone map amendment.

Mr. Thomas stated that there were three projects reviewed within the Lomas Encantadas Subdivision. Project one was a zone map amendment which was approved. Project two was the preliminary plat and construction plans for Lomas Encantadas Subdivision Unit 2A which was still under review and pending approval. The third project was the drainage report and construction plans for Lomas Encantadas Subdivision Unit 2B Phase 3, which was approved. The next development project was the Broadmoor Heights Subdivision Phase 3 DRC Site Plan which was still under review. Mr. Thomas noted that this project will discharge into the future High Range Pond and SSCAFCA was working closely with the developer to coordinate the two projects.

Mr. Thomas indicated that next two development projects under review were the Stone Mountain Subdivision preliminary plat and constructions plans which were in progress and not yet approved and the Melon Ridge Subdivision zone amendment which was approved. Mr. Thomas stated that the Las Residencia Subdivision preliminary plat, drainage report and construction plans for the development of 39 lots were still pending review.

The final development project under review was the Los Diamantes Regional Pond and storm drain drainage report and construction plans, which were still pending receipt of the final documents. Mr. Thomas stated that while SSCAFCA has committed to the long-term operation and maintenance of the Los Diamantes Regional Pond and storm drain, there was still a question as to whether or not SSCAFCA would get involved in the actual construction. Mr. Thomas stated that he would keep the Board updated on any further involvement that SSCAFCA may have with this project as it moves forward.

#### 5. Update on CAFR Program Award to SSCAFCA

Mr. Thomas announced that SSCAFCA had received the CAFR Program Award, a Certificate of Achievement for Excellence in Financial Reporting established and awarded by the Government Finance

Officers Association (GFOA.) There were eleven total awards given to government entities in the State of New Mexico. Mr. Thomas congratulated Debbie Casaus and Erica Baca, SSCAFCA's Fiscal Services staff, for their efforts in preparing SSCAFCA's comprehensive annual financial reports, which qualified SSCAFCA to participate in and receive the CAFR Program Award. Members of the Board also congratulated Debbie Casaus for her hard work. A press release on SSCAFCA's behalf was published by the GFOA and redistribution by SSCAFCA was encouraged by the Board.

***Fiscal Services Director:***

1. Action/Acceptance of the Fiscal Services Report for quarter ended September 30, 2020.  
(m/o)

Ms. Casaus presented the quarterly fiscal report for the quarter ending September 30, 2020. Ms. Casaus stated that the operating property tax revenue after three months of FY21 was 22.3% greater than collections at the same time last fiscal year, and the debt service property tax revenue was 21.5% greater. Both tax revenues reporting as expected. Ms. Casaus stated that the collections received for these months was mainly late collections for Tax Year 2019.

Ms. Casaus stated that the General Fund expenditures fiscal year-to-date through September 30, 2020 amounted to approximately 18.5% of the total budget for the year, which excluded large, one-time purchases and reserves and that we were currently 25% through Fiscal Year 2021.

Ms. Casaus stated that there were 329 Single-Family Residential permits issued by the City of Rio Rancho for the months of July through September, which was approximately 318 more YTD when compared to last year's Single-Family Residential permits issued in September of 2019. Ms. Casaus stated that this increase was most likely due to all the new developments in Rio Rancho.

Ms. Casaus concluded her report by stating that interest earned at a rate of .169% on funds invested in the State Treasurer's Office local government program.

A motion was made by Director Fahey to accept the Fiscal Services Report of September 30, 2020 as presented. It was seconded by Director Chaney. Roll call vote: John Chaney, yes; James Fahey, yes; Chairman Obrey yes. The motion carried 3-0.

2. Action/Acceptance to Certify SSCAFCA's Inventory of Capital Assets FY20. (m/o)

Ms. Casaus presented the inventory of SSCAFCA's capital assets. Ms. Casaus stated that the certification is required annually by the State Auditor's Office. This inventory includes all of the buildings, vehicles, equipment, infrastructure and intangible assets. Ms. Casaus stated that in FY20, SSCAFCA added approximately \$4.4 million in additional capital assets, which was comprised of approximately \$745,000 in Right-of- Way, \$3.64 million in infrastructure and other assets, as well as \$250,000 in equipment and vehicles.

A motion was made by James Fahey to accept the Certification SSCAFCA's Inventory of Capital Assets FY20 as presented. It was seconded by Director Chaney. Roll call vote: John Chaney, yes; James Fahey, yes; Chairman Obrey yes. The motion carried 3-0.

**OTHER COMMITTEE REPORTS.**

None.

**ATTORNEY'S REPORT.**

Chuck Garcia provided an update on pending litigation related to a claim filed by a former employee. The Defense Counsel, on behalf of SSCAFCA, filed a motion for Summary Judgment in that case to have it dismissed. Mr. Garcia stated that the motion was granted and the lawsuit is officially dismissed. Mr. Garcia stated that the former employee can appeal the decision. However, based upon the decision made by the court, it was Mr. Garcia's opinion that an appeal would be challenging. The Board had no comment on the matter.

**CHAIRMAN'S REPORT.**

None.

**BOARD OF DIRECTOR'S COMMENTS.**

Director Chaney inquired about the disposition of the proposed backhoe purchase discussed at the last SSCAFCA board meeting. In response to Director Chaney's question, Mr. Thomas let the Board know that it had been purchased. Directory Fahey asked when the backhoe would be delivered. In response to Director Fahey's question, Mr. Thomas stated that he was unaware of an exact delivery date but that it should be received within a month.

Director Chaney inquired regarding any updates to the Rio Rancho Golf Course. Mr. Thomas stated that the latest information that he was aware of was discussed at last month's board meeting. The Zone Change proposal presented by the current owner was rejected by the CORR's Planning & Zoning Board and no further updates were available.

**PROPERTY MATTERS.**

NONE.

**FOR YOUR INFORMATION.**


1. Corrales Comment Article, Sagebrush Trail Link Project Starts, (9/8/20) (m/o)
2. Corrales Comment Article, Study Starts for Corrales Siphon Repair, (9/8/20) (m/o)
3. In accordance with Resolution 2019-21 Acquisition of Property for the Calabacillas Playa Project, the following properties have been acquired:
  - Unit 06, Block 49, Lot 18 – 1.0 acres
  - Unit 07, Block 19, Lot 16 – 1.0 acres
  - Unit 08, Block 52, Lot 31 – 1.0 acres
  - Unit 07, Block 19, Lot 16 – 1.0 acres
  - Unit 06, Block 49 Lots 12 & 13 – 2.0 acres

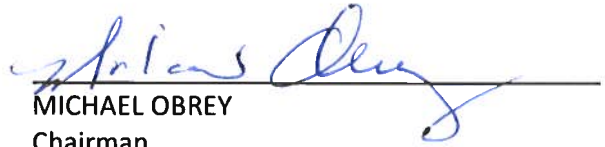
**OTHER BUSINESS**

1. Next Regular Board Meeting is scheduled for November 19, 2020 @ 9:00 a.m.

**ADJOURNMENT.**

The meeting was adjourned by Chairman Obrey at 9:47 a.m.

  
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Mark Conkling  
Secretary

  
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MICHAEL OBREY  
Chairman

DATE ACCEPTED: 11-19-2020