



# AGENDA

SPECIAL MEETING OF  
THE GOVERNING BODY  
DECEMBER 21, 2022  
1:00 PM  
COUNCIL CHAMBERS  
CITY HALL  
200 LINCOLN AVENUE

## PROCEDURES FOR SPECIAL GOVERNING BODY MEETING

**Viewing:** Members of the public may view the meeting through the Government Channel on Comcast Channel 28 and Comcast HD928 or may stream the meeting live on the City of Santa Fe's YouTube channel at <https://www.youtube.com/user/cityofsantafe>. The YouTube live stream can be accessed at this address from most smartphones, tablets, or computers.

The video recording of this and all past meetings of the Governing Body will also remain available for viewing at any time on the City's YouTube channel at <https://www.youtube.com/user/cityofsantafe>. Staff is available to help members of the public access pre-recorded Governing Body meetings on-line at any time during normal business hours. Please call 955-6521 for assistance.

**Join on Zoom:** <https://santafenm-gov.zoom.us/j/83111469576>

**Radio Broadcast:** The meeting can be heard on radio station KSFR 101.1.

**Written Public Comment:** Members of the public may submit written comments on legislation by clicking on the comment bubble to the right of the meeting on the public portal at <https://santafe.primegov.com/public/portal> through 1:00p.m. the day of the meeting.

The agenda and packet for the meeting will be posted at <https://santafe.primegov.com/public/portal>.



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1. **CALL TO ORDER**

2. **PLEDGE OF ALLEGIANCE**

Councilor Cassutt

3. **SALUTE TO THE NEW MEXICO FLAG**

Councilor Lee Garcia

4. **INVOCATION**

Councilor Romero-Wirth

5. **ROLL CALL**

6. **APPROVAL OF AGENDA**

7. **DISCUSSION/ACTION ITEMS**

- a. Request for Approval to Extend the Period to Close in the Purchase Agreement for Approximately 23.08 Acres Located at 1085 Richards Avenue, Item #22-0500, from December 30, 2022 to January 31, 2023. (Terry Lease, Asset Development Manager: [tjlease@santafenm.gov](mailto:tjlease@santafenm.gov)).
- b. Authorizing the City Manager to Terminate the Agreement for the Purchase of Approximately 23.08 Acres Located at 1085 Richards Avenue, Item #22-0500, if the Department of Game and Fish Does not Agree to Extend the Closing Date from December 30, 2022 to January 31, 2023 on or before December 30, 2022.

8. **INTRODUCTION OF LEGISLATION**

- a. **CONSIDERATION OF RESOLUTION NO. 2023-\_\_.** (Mayor Webber)  
A Resolution Rescinding Resolution No. 2022-2 Relating to the Open



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Meetings Act; and Adopting Annual Notice Requirements for 2023.  
(Kristine Bustos Mihelcic, City Clerk: [kmmihelcic@santafenm.gov](mailto:kmmihelcic@santafenm.gov), 505-955-6521)

**Committee Review:**

Special Governing Body (Introduced): 12/21/2022

Governing Body: 01/11/2023

9. **ADJOURN**

**Governing Body  
SUMMARY INDEX  
December 21, 2022**

<u>ITEM</u>	<u>ACTION</u>	<u>PAGE</u>
1. Call to Order	Convened at 1:10 p.m.	1
2. Pledge of Allegiance	Led by Councilor Cassutt	1
3. Salute to the State Flag	Led by Councilor Lee Garcia	1
4. Invocation & Remembrances	Led by Councilor Romero-Wirth	1-2
5. Roll Call	Quorum Present	2
6. Approval of Agenda	Approved as presented	2
7. Discussion/Action Items		
a. 1085 Richards Ext. to Close		
b. City Mgr. Authority to end agreement		
8. Introduction of Legislation		
a) Meeting Notices in OMA	Introduced	13-14
9. Adjourn	Adjourned at 1:31 pm	17

**Minutes of the  
Special Meeting of the Governing Body  
Wednesday, December 21, 2022  
City Hall  
Santa Fe, New Mexico  
Hybrid Meeting**

**1. CALL TO ORDER**

A regular meeting of the Governing Body of the City of Santa Fe, New Mexico, was called to order by Alan Webber, Mayor, on Wednesday, December 21, 2022, at approximately 1:10 p.m., at the Council Chambers at City Hall, 200 Lincoln Avenue, Santa Fe, New Mexico as a hybrid meeting.

**2. PLEDGE OF ALLEGIANCE**

Councilor Cassutt led the Pledge of Allegiance.

**3. SALUTE TO THE NEW MEXICO FLAG**

Councilor Lee Garcia led the Salute to the New Mexico Flag.

**4. INVOCATION**

Councilor Romero-Wirth gave the Invocation.

The Governing Body observed a moment of silence for those who have recently died and their grieving families.

**5. ROLL CALL**

Roll call indicated the presence of a quorum in-person, as follows:

Members Present

Mayor Alan Webber  
Councilor Signe Lindell  
Councilor Jamie Cassutt  
Councilor Amanda Chavez  
Councilor Lee Garcia  
Councilor Christopher M. Rivera  
Councilor Carol Romero-Wirth

Councilor Renee D. Villarreal [remotely]

Members Excused

Councilor Michael Garcia

Other Participants Attending

Erin McSherry, City Attorney

Kristine Bustos-Mihelcic, City Clerk

John Blair, City Manager

Terry Lease, Asset Development Manager

Carl Boaz, Council Stenographer

**6. APPROVAL OF AGENDA**

**MOTION:** Councilor Romero-Wirth moved, seconded by Councilor Cassutt to approve the agenda as presented.

**VOTE:** The motion was approved on a unanimous voice vote with:

**For:** Mayor Webber, Councilor Cassutt, Councilor Chavez, Councilor L Garcia, Councilor Romero-Wirth, and Councilor Villarreal.

**Against:** None.

**7. DISCUSSION/ACTION ITEMS**

- a. Request for Approval to Extend the Period to Close in the Purchase Agreement for Approximately 23.08 Acres Located at 1085 Richards Avenue, Item #22-0500, from December 30, 2022 to January 31, 2023. (Terry Lease, Asset Development Manager: [tlease@santafenm.gov](mailto:tlease@santafenm.gov)).

Ms. Bustos-Mihelcic read the caption for this matter and the next together.

Manager Lease summarized the events leading to this matter. During due diligence period, the City did the study, and the City did its own appraisal at \$1,025,000. The G&F appraisal used sales from 2016-2018. He approached G&F who were surprised. And a third appraiser did a desk appraisal of both. An appeal is in place and expect the third to be back in early January and G&F will move later in January and respond to the results, hopefully to come to terms with G&F.

Manager Blair commented on the status. They still want us to buy the land and we really want to buy it. So it has been collaborative the whole

way. He was very grateful to work hard on it. He explained the process and added that there might be another special meeting in January to consider the negotiations further.

Ms. McSherry said item b was only needed if we don't get a signed version and the contract could end without it. Agreement could be terminated without a written agreement.

Councilor Rivera was curious why this was not included in the last land swap.

Ms. McSherry said it is a different ownership and different process.

Councilor Lee Garcia asked what the cost would be to extend the contract period.

Manager Blair said it would be less than \$4,000.

Councilor Lee Garcia asked, if the appraisal comes back far above the \$4 million, what the City would do.

Ms. McSherry briefly explained it was the maximum.

Councilor Lee Garcia understood. So the City would not pay more than \$4 million.

Manager Blair agreed. We had an agreement by Zoom and the Director of Game and Fish also has limits to follow. If it does come back higher than the current agreement at \$3 million, we must have a new agreement.

Councilor Rivera asked if the Game and Fish Commission will not meet in December.

Manager Blair agreed.

Mayor Webber clarified this would keep the clock running. Otherwise, it is game over.

Mayor Webber entertained a motion.

**MOTION:** Councilor Romero-Wirth moved, seconded by Councilor Cassutt to approve the request to extend as presented.

**VOTE:** The motion was approved on a unanimous voice vote with:

**For:** Mayor Webber, Councilor Cassutt, Councilor Chavez, Councilor L Garcia, Councilor Romero-Wirth, and Councilor Villarreal.

**Against:** None.

- b. Authorizing the City Manager to Terminate the Agreement for the Purchase of Approximately 23.08 Acres Located at 1085 Richards Avenue, Item #22-0500, if the Department of Game and Fish Does not Agree to Extend the Closing Date from December 30, 2022 to January 31, 2023 on or before December 30, 2022.

Ms. Bustos-Mihelcic read the caption for this item with 7-a.

**MOTION:** Councilor Rivera moved, seconded by Councilor Cassutt to approve the authorization of the City Manager as requested.

**VOTE:** The motion was approved on a unanimous voice vote with:

**For:** Mayor Webber, Councilor Cassutt, Councilor Chavez, Councilor L Garcia, Councilor Romero-Wirth, and Councilor Villarreal.

**Against:** None.

**8. INTRODUCTION OF LEGISLATION**

- a. CONSIDERATION OF RESOLUTION NO. 2023-\_\_\_. (Mayor Webber)  
A Resolution Rescinding Resolution No. 2022-2 Relating to the Open Meetings Act; and Adopting Annual Notice Requirements for 2023.  
(Kristine Bustos Mihelcic, City Clerk: [kmmihelcic@santafenm.gov](mailto:kmmihelcic@santafenm.gov), 505-955-6521)  
**Committee Review:**  
Special Governing Body (Introduced): 12/21/2022.  
Governing Body: 01/11/2023

Ms. Bustos-Mihelcic read the caption for this matter. She explained this would come back for action at the first meeting in 2023 to get it adopted.

**9. ADJOURN**

The meeting was adjourned at 1:31 p.m.

Approved by:

The meeting was adjourned at 1:31 p.m.

Approved by:



\_\_\_\_\_  
Mayor Alan Webber

ATTESTED TO:



\_\_\_\_\_  
Kristine Bustos Mihelcic, City Clerk

Respectfully submitted by:



\_\_\_\_\_  
Carl G. Boaz, Council Stenographer