

**CITY OF TRUTH OR CONSEQUENCES
PUBLIC UTILITY ADVISORY BOARD
MONDAY, JUNE 17, 2024**

REGULAR MEETING MINUTES

Regular meeting of the Public Utility Advisory Board of the City of Truth or Consequences, New Mexico to be held in the City Commission Chambers, 405 W. Third, Truth or Consequences, New Mexico, on Monday, June 17, 2024, at 3:30 pm.

CALL TO ORDER:

The meeting was called to order by Vice-Chairman Dornbusch.

ROLL CALL:

Jeff Dornbusch, Vice-Chairman
Gil Avelar, Member
Don Armijo, Member

ALSO PRESENT:

Angie Gonzales, City Manager
Traci Alvarez, Assistant City Manager
Angela Torres, City Clerk
Katy Martinez, Admin Assistant

1. APPROVAL OF AGENDA

Member Armijo made a motion to approve the agenda.
Member Avelar seconded the motion.
Motion carried unanimously.

2. APPROVAL OF MINUTES:

- a. Regular meeting of January 22, 2024.

Member Armijo made a motion to approve the minutes.
Member Avelar seconded the motion.
Motion carried unanimously.

3. COMMENTS FROM THE PUBLIC: (3 Minute rule applies)

There were no comments at this time.

4. NEW BUSINESS:

- a. Discussion/Action: Recommendation to appoint Chris Sisney to serve as a member on the board.

Vice Chairman Dornbusch: Do you know who Chris is?

Member Avelar: Didn't we meet him and the end of last meeting.

City Clerk Torres: Yes. He is on our Planning and Zoning Board right now. He is our chairman on that board.

Member Avelar: We met him outside.

Vice Chairman Dornbusch: I remember now. Do we have a problem with him being on the board?

Member Avelar: First person I know that would want to be on this board. Let's give him a try.

Member Armijo made a motion for Recommendation to appoint Chris Sisney to serve as a member on the board.

Member Avelar seconded the motion.

Motion carried unanimously.

b. Discussion/Action: Recommendation for the re-appointment of Board Member Jeff Dornbusch

Member Armijo made a motion for Recommendation for re-appointment of Board Member Jeff Dornbusch.

Member Avelar seconded the motion.

Motion carried unanimously.

c. Discussion/Action – Infrastructure Capital Improvements Plan (ICIP) Projects

Assistant City Manager Alvarez: It's that time of the year where the city submits the Capital Improvement Plan. We'll take public comment. We have already had one public meeting requesting for public comment on the ICIP and we received one or two small comments so I also wanted to bring it here to the Utility Advisory Board then it will go back to commission for another public hearing on Wednesday the 26th. We have to have all information submitted to me and I have to have it all put into their system by July 12th. It's a very long process and so I believe I sent in my public hearing notice. I'm hoping to get all public comment by June 24th. I don't know how familiar the board is with Capital Improvement Plan. You guys do have a power point in your packet. We go through it a little bit. It's really the fundamental facilities and systems that service the city and it's essential to enable, sustain or enhance societal living conditions. It's a planning document. This one is for the years 2026 through 2030 and covers a 5-year period. We update this and submit this annually to the local government division. It's kind of a working document so it changes every year. Its gives us time frame estimated cost and justification in details of each infrastructure project it's really important to know that it's not a funding source a lot of people think that the ICIP is a funding source and this something our funders do relay on. If the project isn't listed on ICIP we may not receive funding from some of the places, we applied for funding. As well as our legislators, congressman, senators they look at it as well. We really want to show case priority projects. We always list all of the main projects that the city has within all departments. We ask the commission to rank the top 5 or top 10 projects. It helps us encourage planning like I said funding agencies utilize it as well as the governor's office. It has to create a new fixed asset or enhance an existing asset. It has to have a life expectancy of at least 10 years be ready to proceed, planning, design is not generally funded unless it is a part of the entire project but even at that what we are finding right now is that they only want to fund shovel ready projects. We need to have good cost estimates. It has to be over \$10,000 identify varies places I could apply for funding to obtain that and like I said I have to have it put into their system by the 12 of July. My process is I work with all the departments, they all submit what their project list are. I get public comments occasionally we try and do it as a public hearing. We don't usually generate as much public as we can see but I also try and get

that posted out on social media so I accept comments that people may make one out social media as well as anybody that wants to do written email or phone call into me or even the clerk's office. We take all of that into consideration. We submit all of that to city commission which will go on Wednesday the 26th and they will review the current list that you guys have in your agenda which I'll go over a little bit as well public comment and I'll review all the list that have been submitted by the department heads. It's usually prioritized by your public safety concerns and on down. We have to identify available funding sources. I think you guys are familiar with the majority of them that we use so I won't go through all of them there on your list. If you have any questions about any of them, I can definitely answer those for you. We review our current list which you guys have a 2025-2029 list. That is what we submitted last year. I'll have to update anything that's already been current or partially funded and I kind of flag those out as already a completed project. I'll review all of the department head list. We will review what is still on the current list to see if that's still the priority and we will get those all input. We have to faze some of those out like I said plan, design, construction they like to see a break down if possible and then we will ask the commission to identify 3 to 5 projects off of that list that could also be submitted from Capital Outlay now keep in mind those may not be our big priority projects. Capital Outlay there only looking at projects right around \$500,000 that can be completed and fully funded so usually that's vehicles maybe a something like we got last year like the funding for the animal shelter improvements. The next item that you have in there is the current 2025-2029. These are all the projects that we submitted for last year. This is the one that I will be updating and taking off anything that has already been funded. I'll update any cost because we know just in a year cost can change considerably. I work closely with the engineers on this as well as our department heads. List wise some of the things I have gotten from our department heads for our solid waste recycle and waste collection center they would like to see about potentially doing some type of a scale house upgrade to include a laboratory currently that scale house does not have a restroom and so if they are shorthanded and can't get coverage they are having to lock up the scale house to go to the main buildings. They are looking at some type of awning where they are out washing all their trucks especially this time of the year it's pretty hot and hot and stinky trucks don't go well together. They would like to look at getting a new bailor and new Gemini bailor they are looking at approximately \$200,000 for that bailor the one that we have there was received via a grant clear back when the recycling committee and recycling all came about in want to say in probably 2012. It's seen a lot of years and a lot of use. They are also looking at wanting to repave their facility there are some dangerous areas for walking. For electric he's got a transformer protection upgrade project for 2 substation transformers that approximate cost is \$60,000 is going to replace some relays and switches we are going to generalize that. He also is looking at getting a new bucket truck replacing 2001 bucket truck 23 years only with 90,000 miles and 1,000 hours on it. The approximate cost of that is \$240,000. Some of the other items that you will see in this list that he wants to carry over is going to be transformer protection upgrade, substation primary underground feeder replacement, substation power transformer replacement, electric substation transformer switches, electric pole and conductor replacement, electric capacitor replacement, electric substation breaker replacement, and an ev charging station. For our water department they are looking at replacing well 2 that would include new casing, down pipes submersible pump, foot valve, piping, Scada and communications. Currently the building is not safe from the elements, and they would need new ac and heating in the building also vfd electric panels and all the electrical components associated estimated cost for that it looks like about 1 million dollars. For well #1 they would like to refurbish the existing well. There again new submersible pump and piping, electrical components and Scada, heating and air conditioning, drill well to have at least have 150 feet of well depth beyond the pump, a new foot valve, flush clean, acidize, estimated that at about 1 million dollars as well. This is a water and wastewater project so he would split this 50/50 between the 2 departments. It is a design for a joint water utility building with wastewater to accommodate for all staff and office space, a Scada room, a map room and a training area. He is estimating about \$500,000 total for plan and design of that so \$250,000 out of each department. Williamsburg water line loop to increase the flow of water to Williamsburg by adding an additional line

to the loop system current set up utilizes only a 6-inch supply source that comes down Veater St and when making repairs and as you guys, I'm sure have heard they have to shut down pretty much all of Williamsburg in order to make those repairs. This would help that. Also, water meter replacement as you know we have CBDG funding and we will be replacing its just the RFP went out we just awarded the engineering design on that we are just waiting for DFA to approve the contract and then they will get started on the design but that is only going to do maybe a third of the city for water meter replacement so he is estimating a full meter replacement for the remaining party of the city as well and that's why will keep on the ICIP so we can continue to apply of funding to get that done. Wastewater he wants to do the headworks replacement that hasn't been working for a while that was damaged in the flood, we thought we would get some help with Fema on that's and that's not come to through and it's probably not going to. We are working on an application with clean water state revolving loan fund for that. That's estimated to be about 1.5 to 1.7 million. There's some other wastewater plant upgrades, replace activated sludge section of the treatment plant with some new technology it's proper removal of nutrients and sized appropriately, extended aeration plant, replace all the raw pumps with new set up, replacing the grit separator with new set up, install wash water buster pumps to wash down the treatment plant and equipment, various different upgrades at the wastewater plant. Estimating that about 10 million dollars that also includes a preliminary engineering report. One of the things we don't have for wastewater that we do have for water is a full wastewater municipal PER and so that is a priority for this year to get that and it will help identify the priorities and needs of the wastewater station. Clancy force main improvements we need to replace approximately 1,000-feet of sewer line. That's the main line that's used to transport all the wastewater from the north side of town to the wastewater plant. We really try to advocate it this year up at the legislative session with the new buildings that they added up at that veteran's home. The force main is where all those new buildings are going to feed into as well, so we keep growing from the north end of town clear over to the Clancy side adding new homes, but we haven't replaced that line. That is a big priority as well. We need to do some serious work on our manholes estimating about 2.2 million dollars to do some coding to prevent further corrosion and ensure they are not leaking. With that, it covers the enterprise funds list. I didn't bring with me some of the other departments because they aren't as relevant for the utility board. I will stand for any questions if you guys have questions on some of the department heads list. I'll do the best I can to answer them. If you have questions about any of the current projects, I can answer some of those. Also, if you have some recommendations, if you would make those recommendations ill make sure that the clerk's office gets those within the minutes, and we could get those written down and have those to present to the commission as well.

Vice Chairman Dornbusch: I'm trying to follow you with the information I have before me and I'm having a really hard time finding the items you just listed off on all these different pieces of paper.

Assistant City Manager Alvarez: Some of what I listed off I was reading off department head list. They're still working on these. They don't have to get these all to me till the 24th so I just printed what they have gotten me so far. You don't have that information in front of you. This will be in the agenda packet on Friday that goes to the commission so their finalized list will be in the agenda packet. If you have anything to add or any questions, please reach out to me or you can of course come to the commission meeting for public input as well I encourage that.

Member Avelar: Is the city still looking to drill a new water well?

Assistant City Manager Alvarez: They are so that one of the items in what we call our PER 2 is the well on the north end of town. That project we have received partial funding from USDAR we are waiting for them to obligate the second amount but that's one of the projects that's listed in not the next PER phase because that's Whispi 1. We have our MSD USDA project which they have almost completed except for the Cook Street stuff. Then we have our USDA PER 1 which is what we refer to as the Whispi 1 project and that the main transmission lines that are getting ready to go out to bid hopefully this month

or the first part of July for construction on that. Then we have the PER 2 which includes the north water well and that one we still have to get allocated funding, so we are probably looking at a good 2 years out before we get full design on that.

Member Avelar: Is the city still looking at building tanks over there at the end of Smith Street or on top of the Pine Knot somewhere through there?

Assistant City Manager Alvarez: I don't know anything about a tank over there. We have a main transmission line or a new water line that's going to be going in. It will come from Smith and go over that way by the Pine Knot that in our Whispi 1 project that's the one that's getting ready to go out to bid.

Vice Chairman Dornbusch: Is there any plans to do anything about the Cook Street tank? To increase its volume?

Assistant City Manager Alvarez: Yes, The USDA MSD project, The Drinking Water project, Water Trust Board Booster Station, and the Colonias Funding, all the fundings we have received for water projects. We received fundings it went out to bid and of course out bids came back higher than our funding amount, so we have a large number of projects that are considered shovel ready, they have been completely designed. Last year the city was awarded 1.6 million dollars for design for what we call critical water line replacement. I think you guys remember Bruce talking about that. We estimated approximately 20 million dollars' worth of work. We got \$1.6 from Henricks office for the design, we were just awarded the 16 million dollars from Water Trust Board for that and then we will be receiving another 4 million from Colonias Funding combining all those will take care of that 20 million. Then we received an another 4 million from our governors and legislators that money we are going to put towards the shovel ready projects. We are going to take a look at the money we received there and what we have and prioritize what has already been designed and whether or not that includes that extra tank at Cook Street or weather we look at some of the other ones that didn't get fully get designed. That will have to be a discussion we have with the wastewater and water director as well as the engineers. It will probably go through commission as well as the utility board once we have the funding. That \$1.6 we have grant agreement on we know for sure we got it. The 16 million dollars we just got the award letter we know we got it. The 4 million dollars from Colonias we have not officially gotten and award letter we just know that we have been recommended so not a guarantee yet on that. The 4 million dollars from Capital Allies no grant agreement on that yet it has been recommended and put into the bill. So, until we get those grant agreements, and we know for sure we are getting the money we can't make any definite plans and somewhere along the lines we are not sure where it came from, but it looks like we received an additional 4.3 million dollars we don't know where it came from yet, but we are working on a grant agreement with that. We are thinking it was recommended because the way it being routed is the same way we got the \$1.6 so we are wondering if maybe Senator Henrick office sent in a request for funding for us again this year. We are working on the grant agreement we are also digging behind the scenes, so we know who to thank for the money.

Vice Chairman Dornbusch: The vacuum lift station is that on the improvement projects wish list or is that a shovel ready project?

Assistant City Manager Alvarez: That is a partial shovel ready project. We received Clean Water funding a few years ago for vac station improvements. When that application went in, we had a different director and the scope of work for that funding isn't the needs that we have right now and so we are currently working with Clean Water and our engineer, and we are redoing the scope of work to fit the issues that are going on now. Then we will potentially be asking Clean Water for additional funding that is only going to put a band aid on this system. The ultimate goal is to get rid of that vac station completely and put in some lift stations. That is going to be more identified when we do the full

wastewater PER that's going to be a huge cost and probably something we are going to have to look at USDA for or something that's going to give us quite a few million.

Member Avelar: Bo which feeders are you going to replace?

Bo Easley: The feeder from the substation all the underground. All six. Likely even replace the feeders from the transformer.

Member Armijo: They got the project done downtown now with the water? Have you seen any increases in leaks or anything like that on the outer side now everything is fixed downtown we got more pressure?

Assistant City Manager Alvarez: In the new replacement areas we haven't had any issues and so far, we don't seem to be having any of the issues we have on some of the smaller distribution lines. Like Arrowhead is a great example a leak happens they go in and replace it and then they get great water pressure shooting through to the next yucky line and then the whole thing blows. We have not had that so far with the water line replacement downtown.

Member Avelar: Is McAdoo back and ready to go?

City Manager Gonzales: They are working I see some equipment moving. I was told that they are setting forms.

Assistant City Manager Alvarez: If you guys get a chance to drive over to the area of Pine Street between Fifth and Eighth our streets department has completed the LGRF project they are working on the final close out. It has been redone and the sidewalk added in. Our streets director Buster is working really close with me and our engineers and with Arnie, we are structing our applications to follow the water lines.

Vice Chairman Dornbush: Bo on the charging station where would it be located, and would it be covered?

Bo Easley: It would be right next to Angie and Tracy's office between the Sierra Grande Lodge. It will be solar panel cover.

Vice Chairman Dornbush: First of many?

Bo Easley: Yes.

Assistant City Manager Alvarez: Wednesdays meeting if there is any way you guys can attend my goal is to do a full project update on the current projects we have, where we are at, which ones are completed, what is left funding wise and as well the ISIP and the Capital Outlay request. If you are able to attend that would be great otherwise, I will bring it back to you guys for project information. It will be after the fact, but we haven't had a meeting in a while with the utility board, so I haven't been able to update all the projects.

5. REPORTS FROM THE BOARD:

There were no reports from the board at this time.

6. REPORTS FROM STAFF:

City Manager Gonzales: I handed you this letter P&D this a study and audit it's going to update a study that was done 10 years ago. We will take it to the commission next week.

Assistant City Manager Alvarez: It will be similar to our water system municipal PER. It will be the same thing but for electric.

Member Avelar: What is the purpose of the study?

City Manager Gonzales: It's like Tracy said the full study is to see where we are at, what we have.

Member Avelar: We are not getting ready to sale again, are we?

City Manager Gonzales: No. This is our asset and for us to be able to use and to plan for our asset to be fully used at its full potential. We need this information. I have full faith that we have data we just don't know quite what to do with it. So, Bo Tracy and I talked about it, and this is going to help us all in the city learn how to ask these questions, how to advocate for the electric department. Now we are experts with water and what all it takes with water. At least we could communicate with somebody at the grocery store if somebody says something we can communicate to them. Electric not so much, we want to be able to really own our utility and really make it ours and make it better for now and for the future. We need the information, and I really would like to see us move more into the admin part of it where they would show us the tools of how to plan and prepare for our full future which is going to be more electric. I had mentioned to BO many months ago if me and all my friends bought electric cars could the T or C grid handle it? If everybody in the city bought an electric car, could we handle it and we want to be able to prepare for something along that line.

Assistant City Manager Alvarez: It's going to help Bo to be able to advocate now that we aren't subsidizing any of general fund with any of our electric dollars and now that we have implemented the electric rate increases its going to be able to give him a tool to be able to the commission and tell the commission that he wants to use 2 million dollars out of his budget and what it's for and why it's needed also why it's a priority. On the flip side of that if he has a big project that may cost 5 or 6 million dollars you know to put everything underground or something than he has the tools and book that may be required at the DFA and the NMFAN to go and request the loan and some funding. Maybe if we have this, we will be able to advocate better for funding opportunities whether it be more than likely congressional funds. It's hard to find grants but maybe with some tool like this it will specify something that maybe we will find a specific grant for like electric charging stations which he is working on that one already.

City Manager Gonzales: More knowledge helps us all as we are preparing for the future. We know we have the correct people we just need the correct tools.

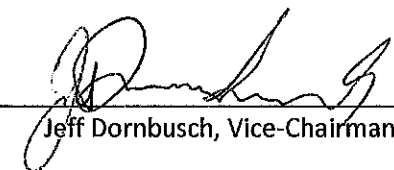
7. ADJOURNMENT: 4:04 PM

Chairman Dornbusch made a motion to adjourn the meeting.

Member Avelar seconded the motion.

Motion carried unanimously.

PASSED AND APPROVED ON THIS 15th DAY OF JULY 2024.



Jeff Dornbusch, Vice-Chairman