

VALENCIA COUNTY BOARD OF COMMISSIONERS

Public Hearing Meeting

February 14, 2007

PRESENT	ABSENT
Pedro G Rael, Chairman	
Georgia Otero-Kirkham, Vice-Chairman	
David R Medina, Member	
Ron Gentry, Member	
Lynette Pinkston, Member	
Francisco Apodaca, County Manager	
Cynthia R. Wimberly, County Attorney	
Sally Perea, County Clerk	
Press and Public	

1. The meeting was called to order by Chairman Pedro Rael at 5:01 PM.

2. Chairman Rael asked Commissioner Gentry to lead the Pledge of Allegiance.

3. Approval of Agenda

Chairman Rael asked commissioners and staff if there were any changes to the agenda. There being no changes, upon consensus the agenda was approved.

4. Public Requests

Joe Rizzo from Rio Communities spoke on the future of the valley. Mr. Rizzo read a three page letter with topics on the annexation of Rancho Cielo by Belen for residential development, roads, eminent domain, the county comprehensive plan, bridges and a waste water treatment plant at Peyton Road. Mr. Rizzo touched on these topics because we should welcome new residents to come and enjoy the pleasures of living in Valencia County.

Jon Clemens, Chairman of the Las Maravillas Homeowner's Association spoke on the concern for the quickest response for medical emergency. Mr. Clemens brought petitions signed by over 180 residents requesting that the county hospital be built at the end of the Manzano Expressway..  
**(Petitions on File)**

David Gabaldon, resident of Los Chavez and the elected president of the newly formed Los Chavez Community Association. Mr. Gabaldon expressed his views on the association and its interest and stated that the residents of the community are the experts on what is best for their community.

5. Discussion (Non-Action) Items

None

County Clerk, Sally Perea administered the oath to those giving testimony at tonight's hearing.

6. Public Hearing Items:

a) Request of Final Plat for the Luna Vista Subdivision as lot 48 & a portion of Open Space as shown as on a replat of Lots 72-A Lots 95-A & Lots 250-A of replat of Lots 52-54 & Lots 111 of Eastland Hills Subdivision, Valencia County, NM – James Aranda/Robert Moore (Exhibit A)

Mr. Aranda presented the request for the final plat for the Luna Vista Subdivision. The applicant is Robert Moore. The area is currently zoned Outland District which allows for residential uses. Mr. Aranda stated there were concerns regarding the applicant's clear title ownership but since have rectified the assessor's concerns and have added the former owner onto the plat to avoid leading to future double-assessments. Mr. Aranda said the county commission shall not deny a final plat if it has previously approved a preliminary plat for the proposed subdivision and it finds the final plat shall be accompanied by findings identifying the requirements that have not been met. The applicant has satisfied the conditions. Mr. Moore was present if anyone had any questions.

b) Request to Amend Zone Maps from RR-2 to RR-1 Subdivide property into 2 Lots each being .95 acres in size, Tr. A-1, Lands of James Shortle, AKA 1372 Sichler Rd, Valencia County, NM – James Aranda/Robert Marsh (Exhibit B)

Mr. Aranda presented the request to amend the zone map from RR2 to RR1. The applicants are Robert and Joan Marsh and by this zone change it would allow them to subdivide the subject property into two lots, each 1.59 acres in size. The original proposal was to subdivide their property into three lots, each being .95 acres in size. The subject property contains 3.18 acres and is currently zoned RR2 which allows a minimum lot size of two acres. The request was heard by the Planning and Zoning Commission and they voted on a 3-2 to deny for approval provided that the applicant resubmit an amended proposal that meets the one ace minimum. This request goes before the County Commission with no recommendation. Mr. Aranda stated that Robert and Joan

Marsh were available if the Commission had any questions. Joan Marsh discussed pictures that she gave to the Commission to review. Commission discussion ensued.

**c) Ordinance 2007-\_\_\_, Amending in part the Animal Control Ordinance, deleting fee structure section and inserting reference to fees set by Resolution of the Board of County Commissioners – Ruben Chavez (Exhibit C)**

Mr. Chavez presented the above ordinance for consideration to delete the fee structure section and insert reference to fees set by a resolution. Mr. Chavez said we have complied with publication as required by statute. Commissioner Pinkston discussed the fee schedule and the license fee of \$5 to read \$10. Mr. Chavez said this item will be before the commission at the next business meeting for final action.

Chairman Rael called for a 10 minute break.

**d) Valencia County Hospital Board Presentation – Robin Hunn**

Chairman Rael said this is a presentation to which anyone can speak on the hospital issue. Bob Davey, Chairman of the Hospital Board gave an overview of the site process with material for the public to view. Mr. Davey said Robin Hunn as well as the committee members were present and he introduced them. Mr. Davey stated discussions with the county manager, county planner, other staff, and EMS personnel has been sought throughout. Three sites have been selected in these discussions. Mr. Davey said the selection of the hospital site should be that site which is optimal in providing the highest level of health care to the citizens of Valencia County. There have been several town hall meetings with a high number of public attendance. The sites are Highway 314/Morris Road area, the Intersection of Manzano Expressway and Hwy 47, and Belen I-25 Rancho Cielo.

Commissioner Medina thanked the board members that attended the town hall meetings, everyone has put a lot of time and effort into this issue and he would like to thank all involved.

Commissioner Kirkham asked Mr. Davey to clarify the site at the intersection of Manzano Expressway and Hwy 47. Mr. Davey said there is a total of about 300 acres, it is from the intersection of Manzano and 47 North almost to the paved road to La Merced, it is on top of the mesa towards La Merced Elementary School.

Commissioner Gentry also thanked the committee for the work they have done. In his opinion and to use Mr. Davey's words, there has been no meddling and everyone does appreciate that. Commissioner Gentry said he was most interested in the presentation that was given by the mortgage finance authority which was very informative. Commissioner Gentry discussed the three sites with the public.

Chairman Rael asked on the Rancho Cielo site, what the scheduling to allow I-25 access into the element of that area was. Mr. Davey said that is part of the commitment letter the committee is expecting to get. We need a commitment on a timetable that would allow groundbreaking to take place in the summer. Chairman Rael asked about the access on the other two sites. Mr. Davey said the other two sites have good access. Chairman Rael asked about federal funding and how does it affect the 25 miles from the nearest hospital.

Robin Hunn said we would not know on the federal funding until the hospital is up and running.

Commissioner Pinkston said she has been serving as the ex-officio on the committee and she would also like to thank the committee for all of their hard work and time on this project.

Chairman Rael let the public speak freely for an hour and a half, there were pros and cons of each site to be selected. The public questions were whose tax dollars would pay for a health system, insurances to be used and what would the hospital accept, doctors in this area, would they live here, availability of utilities, flood and sewage questions, traffic in getting to the hospital, financial viability of a hospital. The public were interested in access to the hospital, travel distances, strategic partnerships with other providers and the economic impact of the county.

Mr. Davey answered questions and said a lot of the questions asked have been thoroughly reviewed by the committee.

Chairman Rael discussed having a special meeting to open up more discussion on the site selection. Commissioner Kirkham said she was encouraged by the number of public in attendance at tonight's meeting and she has no objection in having another open meeting to gather more input. Commissioner Kirkham said we need to move forward on this project.

Commissioner Pinkston said she does not believe another meeting is going to help anything. If anyone has questions, then we need to talk to the chair of the advisory board. We have had public hearing meetings that we advertised, the public came, and asked questions. If we are going to overload it then we are going to see it go away, and she hates to see that is the direction that some of the commissioners are headed. To stall it, and not get on board, it will keep costing us more and more money, it will keep costing us more and more lives, if we do not get a hospital in Valencia County. We already have two special meetings, full days, Monday and Tuesday, we have a

Wednesday meeting, other committee meetings that she is involved in and she doesn't feel that another public hearing is going to help. She has been talking to her constituents and will continue until we have a vote on this and she feels she is doing her duty to her constituents by talking to them. Commissioner Pinkston said she is going to their meetings and we are just going to keep up the same questions, time and time again, that are answered time and time again.

Commissioner Medina said he has met with quite a few groups in the last couple of weeks. There has been a lot of good information that has been brought forward and we need to move on.

Commissioner Gentry said he has been visiting with his people for two years on a regular basis, he has attended a lot of community meetings, association meetings, he is very well in touch with what his constituents want. Commissioner Gentry said he personally feels he has the knowledge and has gotten the answers he has asked for and can make an educated choice on behalf of his constituents. Commissioner Gentry said he does know what his constituents don't want and that is to stall this and start playing political games with it and he would like to move forward with this. This is scheduled for next Wednesday and he feels we are ready with the information we have.

**7. The next Regular Business Meeting of the Valencia County Board of County Commission will be held on Wednesday, February 21, 2007 at 9:00 AM in the County Commission Room at the Valencia County Courthouse.**

**8. Adjournment**

Chairman Rael adjourned the meeting with no objection.

<b>NOTE:</b> All proposals, documents, items, etc., pertaining to items on the agenda of the February 14, 2007 Meeting (presented to the Board of County Commissioners) are attached in consecutive order as stated in these minutes.
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**VALENCIA COUNTY BOARD OF COMMISSIONERS**

**ss/  
PEDRO G. RAEI, CHAIRMAN**

**ss/  
GEORGIA OTERO-KIRKHAM, VICE-CHAIRMAN**

**DAVID R. MEDINA, MEMBER**

**ss/  
RON GENTRY, MEMBER**

**ss/  
LYNETTE PINKSTON, MEMBER**

**ATTEST: ss/**

**SALLY PEREA, COUNTY CLERK  
(by Debbie Ridley)**

**DATE: March 21, 2007**