

**MINUTES OF THE SANTA FE COUNTY  
COUNTY OPEN LANDS TRAILS AND PARKS ADVISORY COMMITTEE (COLTPAC)  
Santa Fe County Administration Complex  
100 Catron Street, Santa Fe, NM 87501  
Wednesday, January 18, 2023 at 5:30 P.M.  
Hybrid Via Webex**

**1. Call to Order**

A special meeting of the Santa Fe County Open Lands, Trails, and Parks Advisory Committee (COLTPAC) was called to order on the above date at approximately 5:30 p.m. by Chair Rubén Cedeño.

**2. Roll Call**

Roll Call indicated the presence of a quorum as follows:

**Members Present**

Rubén Cedeño, Chair  
Jan Cohen  
Steven Forde  
Jean Pike  
Christopher Mann  
Sandra Madrid Massengill  
Apple Snider  
Genna Waldvogel

**Members Absent/Excused**

Linda Siegle, Vice Chair

**Staff Members Present**

Adeline Murthy, Open Space and Trails Planner  
Robert Griego, Planning Manager

**Others Present**

County Commissioner Hank Hughes  
Roger Taylor  
Tom Mayer  
Mike Madden  
Karen Yank  
Colleen Anderson

### 3. APPROVAL OF THE AGENDA

Member Pike moved, seconded by Member Forde, to approve the agenda as presented. The motion was approved by unanimous voice vote.

### 4. MATTERS OF PUBLIC CONCERN

Toni Olson, treasurer of San Pedro Neighborhood Association said they were excited about adding acreage to have horse trails and walking trails, and great recreational opportunities.

Ms. Murthy sent a written comment for the record from Lisa Davis, Sandia Cooperative which she also uploaded to Board Docs for the Committee.

Karen Yank, Tom Mayer, and Roger Taylor were present and commented. Mr. Madden was also in favor and available for technical questions.

### 5. DISCUSSION ITEMS

#### A. Review of Criteria for Evaluating Projects for the San Pedro Expansion Project

Ms. Murthy shared a document on the Acquisition Process and reported the progress so far. There were three choices on the application. If recommended for acquisition, a staff member and officer of COLTPAC will present the recommendation to the BCC. Ms. Murthy will send the documents. She briefly shared the aggregation of scores. It also showed where there were questions.

She clarified that there were areas where members lacked enough information. Primarily it was the financial questions. The estimate does not include ongoing maintenance. Otherwise, there were mostly positive responses. She also received a letter from the landowner.

Ms. Yank wanted to verify the property is free and clear. She also talked with the owner, and he is very excited about this transaction.

Ms. Murthy said the first criterion was for Financial Considerations. COLTPAC Community Benefit, Protection & Conservations.

Member Forde asked what the numbers meant.

Ms. Murthy explained it was on a 1-5 scale with 5 being the best. She noted the County has no archaeological clearance and the County would need to get that Archaeological assessment.

Member Cohen asked at what point a survey would be done. She was the one who found the arrowhead on the property and knew the Committee needed to have the property protected. San Felipe Pueblo needed to be notified. She wished she had photographed it. It was located ten linear miles from San Felipe Pueblo and added that ten miles away was an important national cultural place.

Chair Cedeño agreed. He felt the comment should be in our Recommendations.

Member Mann pointed out that most people are not qualified to evaluate that significance. The recreational value jumps out to all. The finding of one arrowhead is interesting but he thought it did not need a formal assessment.

Chair Cedeño felt Member Cohen's desire to protect it should be kept in mind here regarding the cultural, historical, natural assets.

Mr. Griego said Staff will review the process for the resolution, which is based on COLTPAC's acceptance of the application and recommendations to the BCC. Due diligence is to identify any concerns with the property. This is part of the recommendation process.

Ms. Murthy asked the Committee if the application was complete. When the members are all scoring at the same time, we have a lot more information. But she asked if the Committee had enough or if there were any adverse reasons. That would inform the appropriate recommendation. More information would help to make the recommendation,

The next category was Aesthetics,

Ms. Yank commented there will be a development on the other side (of 344).

Member Cohen noted that would offer a buffer between development and preservation areas.

System Enhancement was the next category.

System Enhancement was identified as High Priority for the Trail area on the official map.

#### **Specific Criteria -**

- A. Cultural and Historical areas. The Committee scored this "high."

Ms. Yank said the proposed property highlights the Turquoise Trail. It does enhance those communities too. The first site had some of original Golden archaeology when it was called St. Francis. She did not think there was any Golden on this property, but it does give access to the part that does have it. This land has no mining but access to the mining area.

Member Pike said these are important sacred mountain (San Pedro and Ortiz). The Tribes want to preserve the entire range and there are many prehistoric points of significance.

Member Mann asked what we do when piecing property to property. There is also a problem with the diverse scoring. The scoring was challenging.

Member Pike said we have open space with cultural sites on it already. So constructing trails requires a budget for what is to be done on the open space – needs and assessment and archaeological survey. Contact with tribal representatives is needed to inform the management plan and with a budget. Only then can development be considered.

Ms. Yank added that if it shows no trails on it, we should protect that also.

Member Pike saw that staff has been able to take precautions appropriately with those.

Ms. Murthy went to the next category.

Natural Areas - that includes protecting watersheds and water quality. This is next to BLM or other open spaces, unique geology, etc. It is a habitat for plant and animal species.

Ms. Yank noted this is a wildlife corridor. She had seen bobcats, mountain lions and bears. If not preserved, it would become a housing development that would hinder those animals.

Recreation and Trails was the next category. It is located on a primary trail and would connect to other trails.

## 6. ACTION ITEMS

- A. Recommendation to Board of Commissioners on Acquisition of San Pedro Expansion Project

Ms. Murthy repeated the three choices.

Mr. Griego said the financial consideration is open.

**Member Forde moved, seconded by Member Cohen, to recommend acquisition of this San Pedro property to the Board of County Commissioners.**

Chair Cedeño asked Ms. Murthy to send that out as a draft.

Ms. Murthy agreed, and she would hold on to it for more information to share with the BCC. She explained that they make the final decision. We are accepting and recommending but the BCC is the decision-maker.

Ms. Yank commented that this is the same owner the County bought from last time.

Member Cohen said that might be an incentive to use the fair market value.

Chair Cedeño rejected tabling it because right now, there was consensus to move forward with a recommendation.

There was considerable discussion about the matter – whether to vote or table.

Mr. Griego added that the recommendation can include terms and conditions.

Member Pike reminded the Committee that these peaks are sacred to the tribes right now and it would really be great to preserve them now.

Chair Cedeño gave Ms. Murthy his bullet points. The conditions were archeological resource protection, historical/cultural resources protection, watershed protection, access to BLM, access to San Pedro peaks, conservation and recreation partnerships with the community, and tribal consultation.

Member Mann suggested demonstrating the community support with a letter. The Committee can lead by saying what we know to be true.

Mr. Griego noted further terms and conditions can come later and the applications are still supported.

**Member Forde clarified the motion is to support the acquisition of this property with terms and conditions to follow later. Member Cohen agreed and gave her second. The motion passed with all voting in the affirmative except Member Massengill.**

7. ADJOURNMENT

The meeting was adjourned at 7:17 p.m.

Approved by:



**Christopher Mann, Chair**

Submitted by:

  
**Carl G. Boaz, Inc.**

COUNTY OF SANTA FE            )  
STATE OF NEW MEXICO        ) ss

COLTPAC MINUTES  
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I Hereby Certify That This Instrument Was Filed for  
Record On The 7TH Day Of June, 2023 at 09:32:29 AM  
And Was Duly Recorded as Instrument # 2013373  
Of The Records Of Santa Fe County

Witness My Hand And Seal Of Office  
Katharine E. Clark

Deputy  County Clerk, Santa Fe, NM

