

**SANTA FE COUNTY**  
**BOARD OF COUNTY COMMISSIONERS**  
**SPECIAL MEETING**

**April 5, 2023**

Anna Hansen, Chair - District 2  
Hank Hughes, Vice Chair - District 5  
Camilla Bustamante - District 3  
Justin Greene - District 1  
Anna T. Hamilton - District 4

SFC CLERK RECORDED 05/12/2023

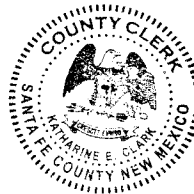
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COUNTY OF SANTA FE )  
STATE OF NEW MEXICO ) ss

BCC MINUTES  
PAGES: 16

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**SPECIAL MEETING**

**BOARD OF COUNTY COMMISSIONERS**

**April 5, 2023**

1. A. This special meeting of the Santa Fe Board of County Commissioners was called to order at approximately 3:00 p.m. by Chair Anna Hansen in the County Commission Chambers, 102 Grant Avenue, Santa Fe, New Mexico.

**B. Roll Call**

Roll was called by County Clerk Katharine Clark and indicated the presence of a quorum as follows:

**Members Present:**

Commissioner Anna Hansen, Chair  
Commissioner Hank Hughes, Vice Chair  
Commissioner Anna Hamilton  
Commissioner Camilla Bustamante  
Commissioner Justin Greene

**Members Excused:**

None

**C. Approval of Agenda**

CHAIR HANSEN: I'm going to go to approval of the agenda and what I would like to say is that with the presentations we're going to start with the County Attorney who will be giving a presentation first and then we will go to Mr. Sid Monroe for the presentation of the petition. So if there's any other changes from staff or from the Board?

COMMISSIONER HUGHES: Madam Chair, I move approval of the agenda.

CHAIR HANSEN: With changes?

COMMISSIONER HUGHES: With changes. With the additions as stated, yes.

COMMISSIONER HAMILTON: Second.

**The motion passed by unanimous [5-0] voice vote.**

SFC CLERK RECORDED 05/12/2023

**2. PRESENTATIONS**

• **Overview of Issue**

CHAIR HANSEN: We will go to County Attorney Jeff Young.

JEFF YOUNG (County Attorney): Thank you, Madam Chair,

Commissioners. So attached with your Board packet is a memo that goes into quite a bit of detail in a number of areas, including traditional historic communities, the history of the Agua Fria traditional historic community in particular, and Area 1B, and the annexation agreements with the City. So on today's BCC agenda you'll see two items for BCC action. The first is for the BCC to consider formally accepting the petition for consideration and that it's facially valid. And to be clear this item does not commit the BCC to action by accepting the petition; it's just more as a matter of form of the petition.

The second item requests the BCC to consider publishing title and general summary for the proposed ordinance which is Exhibit A with a public hearing to consider adopting the ordinance on April 26, 2023, which is a regularly scheduled BCC meeting. And at that time take public comment and then formally consider the ordinance for adoption.

Just to remind the Board, certainly members of the Board who have been on the Board for a while are familiar with the traditional historic community and the Area 1B issue. And really areas joining Agua Fria has been contemplated for many years and it has been done by amending the boundaries several times, multiple times since the inception in 1995. So again, previous ordinances of the Agua Fria traditional historic community as well as the community plan acknowledged that lands adjacent to the current boundaries could petition and request the BCC for inclusion to the traditional historic community which is the petition before you today.

The annexation settlement agreement between the County and the City of Santa Fe expressly recognized that residents in the area shall be permitted to submit a petition or petitions with the Board of County Commissioners to include portions of Area 1 in the Agua Fria Traditional Historic Community prior to annexation, and the original boundaries of the traditional historic community actually included Area 1 and just so you can orient yourself with the area we're talking about we have pulled up what is deemed as Exhibit A to the proposed ordinance. This map will show you in the area that is white and brown-lined. The area of Area 1B, also known as the remainder of Area 1, this is the area that is being requested to be included within the traditional historic community of Agua Fria.

The brown portions are the boundaries of the current Agua Fria Traditional Historic Community, and then you will see the yellow sections are the City of Santa Fe. Again, to orient you with the Area 1B, you see West Alameda street to the south, and then you see Highway 599 to the north. So it's that area that is under consideration at this point.

Also, if we could go to Exhibit C, on the last page of Exhibit C is the actual original boundary of the Agua Fria Traditional Historic Community and that boundary you see is fairly expansive. Again, Highway 599 to the north, then you have Airport Road to the south, Cerrillos Road to the south, and then it goes on up to the right of that map. So that area obviously does include Area 1B as we had looked at on the earlier map, and that map over the years was actually narrowed, but again, it was contemplated that those areas could request to be part of the traditional historic community.

So just to talk about what is traditional historic community, that designation was created by state law in 1995, and that same year the Village of Agua Fria because actually the first community in the state to be declared a traditional historic community by ordinance. And to qualify as a traditional historic community an area must be an unincorporated area of the county, be an identifiable village that can be documented as having existed for more than 100 years, include structures or landmarks that are associated with the identity of a specific village, have a distinctive character or traditional quality that can be distinguished from surrounding areas or new developments in the vicinity, and be declared a traditional historic community by ordinance of the Board of County Commissioners.

And so back in 1995 when this community was considered, those factors were met and the Board of County Commissioners declared the area as part of the traditional historic community. So the traditional historic community process really begins with a petition signed by 25 percent or more of the qualified electors of the territory -- requesting the designation, and that is NMSA 1978, 3-21-1.D, state statute. And so then you might ask well, what is the legal import of this action? By state law a traditional historic community may only be annexed by municipalities such as the City by petition of a majority of the qualified electors of the territory within the traditional historic community, or by an arbitration method of annexation, again, only upon a petition by a majority of the qualified electors. A traditional historic community is also excluded from the Extraterritorial Zoning jurisdiction of the adjacent municipality; instead, it's the subject of the zoning jurisdiction of the county in which the greatest portion of the traditional historic community lies which again, is Santa Fe County in this instance.

The memo goes on to provide a little more detail on the background of Agua Fria and again, emphasizes the points mentioned earlier, being that the original boundaries included Area 1B and subsequent ordinances and the community plan for Agua Fria talk about recognizing properties adjacent and contiguous to the boundaries to be included later upon petition request. There's also some further information on the annexation agreements with the City and how they've developed over time and the zoning jurisdiction issues for your review there.

To be clear on the zoning, if the boundaries were extended zoning would be completed at a later date as it is time and resource intensive and involves legal noticing and community meetings and involvement there. The proposed ordinance does not address the zoning piece at this time.

So again, in terms of recommendation, what we will always say, a petition from one of the residents, after that presentation, the BCC would be requested to consider whether to accept the petition for consideration and then secondly, if the BCC wishes to consider amending the boundaries of the village of Agua Fria, a traditional historic

community, to include Area 1B, then we would request to authorize staff to publish title an general summary of the proposed ordinance and the public hearing which would be held at the April 25, 2023 meeting. Madam Chair, Commissioners, that's all I have. Unless there are any questions, I'd go to the presenter.

CHAIR HANSEN: Are there any questions from the Board before we go to the presentation? Okay. Yes.

COMMISSIONER GREENE: A couple questions about the signatures. Is there a reason that things are redacted from the addresses? Is that just for privacy purposes?

CHAIR HANSEN: Yes.

COMMISSIONER GREENE: It's for privacy? And do we know that the right numbers are there? We've gone over and done some certification of the numbers and these people are electors and on the voting rolls or whatever is necessary for this?

CHAIR HANSEN: So myself and Sara Smith, Operations Manager, went through the list that was provided to me in January by the County Clerk, and we verified 46 percent of the signatures that are electors and so we had 46 percent of the signatures.

COMMISSIONER GREENE: And the threshold is how many?

CHAIR HANSEN: Twenty-five.

COMMISSIONER GREENE: Twenty-five. Okay. And then lastly, I have had to do signatures in the past, and in the past I've had to have a format. Was a format for these sheets compliant? Like I've had to get signatures for candidates and things like that.

CHAIR HANSEN: Yes. We had to have a description of what was happening. We had to have a map, and I will let Sid, because he was in charge of that, go through it, but all of those things were presented to every single elector. There was a number of people in the audience who collected them and I'm sure that they will all verify to the fact that they had a map and a description of exactly what they were asking people to sign.

COMMISSIONER GREENE: And that's the process?

CHAIR HANSEN: Yes.

COMMISSIONER GREENE: Great. We'd love to hear from all of them.

Thank you.

CHAIR HANSEN: And I believe there's actually even more signatures that are going to be presented today, but we wanted to make sure we had the proper amount for them to even bring the petition forward, and now we have more signatures. They have even more signatures.

COMMISSIONER GREENE: Great.

CHAIR HANSEN: Okay. Thank you for that question.

**A. Presentation on Petition Requesting the Board of County Commissioners of Santa Fe County, New Mexico, to Adopt an Ordinance Declaring “Area 1B” to be Part of the Traditional Historic Community of Agua Fria**

CHAIR HANSEN: Sid Monroe. Welcome, Sid.

SID MONROE: Thank you, Commissioner Hansen and fellow County Commissioners and County Attorney. The County Attorney actually did a very nice summary of many of the points of our petition, which when we packaged it together with the history of the Agua Fria Traditional Historic Community, their community plan and their history and notes, I think it was well over 100 pages total. So I’m just going to try and give a little bit of background of how we got to this point and I’ll try to keep it somewhat brief.

As you know now, my name is Sid Monroe. I’m appearing before you today on behalf of many of your constituents, many of whom have been able to get here today to join us. I believe there’s many others that were looking to join on line.

I have been a resident, homeowner for 20 years with my wife, Michelle, in the Coyote Ridge Road neighborhood, which lies in the so-called Area 1B. For nearly 17 years we have been involved with many of the other residents from various neighborhoods across the area, which roughly encompasses, as we just heard, from north of West Alameda to 599, Chicoma Vista to Calle Nopal. As we have tried to dialogue with the City about the potential annexation it’s been an extremely long, tedious and frustrating experience. I will try to outline again how we came to present this petition.

In late 2006 and early 2007, as part of the settlement agreement between the County and the City, a series of public early neighborhood meetings were held for areas slated to be annexed by the City. Area 1 was the only area of more than 10,000 acres scheduled for annexation by the City that did not have an early neighborhood meeting. From the very earliest mention of possible annexation, residents of Area 1 expressed preference for remaining in the county in absolute opposition to being annexed and becoming a part of the City. We asked questions of City representatives that to this day remain unanswered. Questions about land use, permits, roads, services, emergency response, water, sewer, and so on. And from the very beginning, the City either ignored or paid lip service to us.

Representatives from Area 1 attended literally dozens upon dozens of official meetings from 2006 to 2009, County and City meetings, Extraterritorial Zoning meetings, ELUA meetings, ELUC meetings, not to mention fruitless meetings with various City personnel and departments, including Land Use, Long-Term Planning, former City Councils, and now three different City Mayors.

The original annexation agreement stipulated among many other things that the rural residential zoning prevalent in the area shall be respected by the City following annexation. Rural residential district zoning definitions and maps were adopted and published by the County, the City, the ELUC, ELUA. On May 13, 2009, the City Council ignored this and adopted its own zoning for the presumptive Area 1. It was R-3. There was no notice. It literally happened in the midst of a City Council meeting without any notice, request for input or any participation from us residents in the county.

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This was our introduction to being overseen by the City of Santa Fe. This was the start of our nightmare of effectively being governed by the City without any regard whatsoever. Our area had not been annexed. We did not and still do not have any representation within the City. We don't vote for City offices. We do not receive City services. From the very beginning, City officials never could explain how the City would provide any services given their constraints back then, which have only worsened in the many years since.

Under the annexation agreement the City was given only administrative authority to process project applications for Area 1. In processing these applications the City was required to apply County, not City, land use regulations. However, the City development desk have been requiring Area 1 residents to comply with the City's zoning, construction and fee statutes.

In 2011 and 2012 we began a process with City Land Use to develop a community plan for Area 1. All of the people in City Land Use are long gone from their positions. The plan never happened. Today there is no institutional memory anywhere within City government of the annexation agreement or of our efforts to work within the City government personnel. The annexation was kicked down the road to 2012, 2013. Still no information about how the City could provide services. The City Fire and Police Departments continue to be understaffed. The City has struggled to maintain its existing infrastructure including streets, roads, parks, libraries, recycling, and on and on.

The City fire station at South Meadows Avenue was canceled. There was also to be a police substation that has not materialized. It has been 14 years and there has not been a single example of the vague promises and assurances that we would somehow be better off with wonderful City services and attentive representation in the City.

The various City departments refuse often to provide services over the phone when someone in our area calls. They simply say call the County. Customer service is bad. It takes many of us multiple times between the City and County to figure out who to talk to. City Councilors won't give us the time of day. We have to go to City departments for projects, rentals, and other permits and beg for help. We are individual homeowners just trying to live on our properties. We can't promise big developments and lucrative fees to the City. We don't have the power or connections to lobby Land Use and abrogate the so-called system. We have been in a perpetual state of limbo. There is a total lack of planning for the area and in this regard we residents are being held hostage.

We bring us about current. What we long for is to have government representation that aligns with our neighborhood needs and characteristics. From day one in 2006 we wanted to remain in the Santa Fe County. We have tried to engage. We have tried to partner. We have tried to dialogue with the City. We have been consistently rebuffed. The original 2006 Agua Fria Traditional Historic Village Community Plan recommended amending the traditional historic community boundary to include requests from property owners adjacent to the traditional historic community, to be allowed to request from the Board of County Commissioners to be included in the traditional historic community.

The settlement agreement also allows an exemption to annexation by the City by petitioning to become part of the traditional historic community prior to annexation.

In February we began a word of mouth outreach to residents across the Area 1B to feel out this possibility. The response has been overwhelmingly in favor of joining the traditional historic community. We held a few Zoom meetings and several people walked their neighborhoods to explain the process and gather signatures. Everybody was equipped with a map, cover pages explaining the background and the reasons for our petition. And in fact we have several additional petition signatures with us today as this process is ongoing.

It was true democracy in action. It is our sincere hope that you will hear us and approve this ordinance before you today. I would like to make one final point. In just the past couple of days there have been some posts on social media and some from with the City laboring us as NIMBYs. It is disappointing that after 14 years of inaction this is how some people from outside of Area 1B choose to engage us. We support the vision statement of the Agua Fria Traditional Historic Community and want to work together to preserve, maintain and accomplish a vision of sustainable, well planned community where people of all income levels are welcome and where people are able to live and work in harmony with their neighbors. We fervently believe working within the County government structure as we had before the presumptive annexation is best for Area 1B.

COMMISSIONER GREENE: Madam Chair, may I ask a question? I'm sorry to interrupt –

CHAIR HANSEN: I'd like to let him finish and then you could ask the question.

COMMISSIONER GREENE: I'd like to let him finish also but I have a point of order that is – he's not a County staff member. Should he be sworn in for his testimony?

CHAIR HANSEN: That's not something I can answer. Jeff.

MR. YOUNG: Let's go ahead and swear him in, just because normally testimony before the Board is sworn testimony, so if the Clerk would do so that would be great.

[Mr. Monroe was placed under oath.]

MR. MONROE: My full name is Sidney Monroe, 710 Coyote Ridge Road, Santa Fe, New Mexico. I swear to tell the truth and nothing but the truth and I understand that I am under oath and everything I have said previously is true.

I would be happy to answer any questions the Commissioners may have. Thank you very much for your time. These are the people – it's not me – these people and several dozens and dozens more.

CHAIR HANSEN: So I'm going to go to questions from the Board. Commissioner Hamilton.

COMMISSIONER HAMILTON: It's astounding to be in this solemn time. In terms of process, there have been questions about it's appropriate for them to make petition to us and everybody in 1B is supporting this, the existing traditional community, are they also on board? Have they been approached?

CHAIR HANSEN: William Mee, the president of the Agua Fria Village Association is present.

COMMISSIONER HAMILTON: Yes, I know.

CHAIR HANSEN: Would you please come up and get sworn in?



MR. MONROE: And there is a letter from William Mee in your petition package.

COMMISSIONER HAMILTON: Oh, I apologize. Thank you. Thank you.  
[Duly sworn, William Mee testified as follows:]

WILLIAM MEE: William Mee, Agua Fria Village Association, 2073 Camino Samuel Montoya, 87507. I have a presentation. Just a quick thing.

CHAIR HANSEN: Okay. Sure.

MR. MEE: Commissioner Hansen and Commissioners. There was an illusion, a myth, a covenant and a promise that Phase 3, Area 1B once annexed, would be a better place to live, that being able to avail City services would improve these citizens' and taxpayers' quality of life, that being part of a caring and benevolent municipality would make the residents better off and more able to pursue their dreams.

Instead, the promises, the very contract, that binds a government to the governed, that covenant to the "we the people" was broken, disregarded and discarded. So what is being asked here through this petition is to return Area 1B to the original County ordinances like No. 1996-16 which had it as part of Agua Fria Village in the first place, which we in the traditional historic community welcome and approve of this petition.

The connection to Agua Fria Village is a historical fact dating back to 1603 when Francisco de Madrid settled here and even before that, when the Native Americans of Pueblo Quemado and Pueblo Arroyo Negro used Area 1B as their homes. Pueblo Arroyo Negro, a very obscure Laboratory of Anthropology site, just above the collapse of the roadway on West Alameda. I said maybe this was a divine intervention. Of course, the majority of settlement was based on the Santa Fe River and the acequias, but the hills of Area 1B provided grazing, firewood, piñon, and herbal remedies, as much a part of Agua Fria Village as anything else.

So we ask the Board of County Commissioners to approve this petition and restore the freedom, dignity, and rights of these citizens, a sacred right of self-determination that the founding fathers envisioned. Thank you. [applause]

CHAIR HANSEN: Thank you. In general we don't allow clapping and demonstration of approval in the chambers, so I've allowed it so please be respectful of that tradition. But I want to go to – does that answer your questions, Commissioner Hamilton? Commissioner Bustamante.

COMMISSIONER BUSTAMANTE: Madam Chair, and I think this question – how many or who in the audience actually participated in the collection of the petition for the 1996-16 – we have a couple of people. And I've heard what you've said. I've been through this process. I am part of the traditional historic community of La Cienega so I respect your efforts and I think it's great. I think thinking about these issues is good. My question is why was this particular section – was there an explicit reason stated at that time that clearly it was agreed upon as to why 1B would not be included in the original – what do we call it?

CHAIR HANSEN: Presumptive city limits.

COMMISSIONER BUSTAMANTE: The presumptive city limits – was it a presumptive city limit in preparation for being annexed and that's why it was not included in the 1996-16? If there's anyone who could answer that. I'm just wanting to know why that was left out originally in that process. Madam Chair, if I may?

CHAIR HANSEN: Okay, so I see there's a couple other hands back there.

MR. MEE: Commissioner Bustamante, it was actually in, and the County Attorney had that map, the black one, and you could see that 1B was in there. It went all the way to Calle Nopal.

COMMISSIONER BUSTAMANTE: So then the question is, then why was it ultimately left out at that time in 1996?

MR. MEE: Or after. There was another –

CHAIR HANSEN: There's a couple people behind you. Come up please, but you need to be sworn in. The gentleman with the ball cap; okay, you're both going to need to be sworn in.

RICHARD FIEDLER: My name is Richard Fiedler, and I live on 19 Ruta Sin Nombre. And we've lived in that house since 1989, and we were –

CHAIR HANSEN: That's okay. Let's get you sworn in.

CELIA KAREN FIEDLER: I live on 19 Ruta Sin Nombre. My name is Celia Karen Fiedler.

[Richard and Celia Karen Fiedler were placed under oath.

MS. FIEDLER: I was part of the original conversation that the people from the historic village of Agua Fria had at that time, when they were petitioning to become a historic village. And what happened at that point, and I represented our area, but what happened at that time is we were not contiguous. Where we were located was not contiguous with the traditional village. So the traditional village basically said we're going to ask you guys to step out of this because we don't want this problem to hold up our movement forward to become a traditional historic village. So that was the last thing we heard.

MR. FIEDLER: And if I may add to that, we were working with Virginia Vigil at the time when she was County Commissioner for our area, and she was the one that brought to us that at this point in time, because we were not contiguous we couldn't do it. And that's why weren't included in the 96 –

CHAIR HANSEN: Times have changed so to speak.

MR. FIEDLER: I hope that answers your question. It's not that we didn't want to; it's because we weren't allowed to.

MS. FIEDLER: Apparently we're contiguous now. Something changed.

COMMISSIONER BUSTAMANTE: Thank you.

CHAIR HANSEN: Commissioner Hughes.

COMMISSIONER HUGHES: Thank you, Madam Chair. I just want to thank everybody for coming and putting all the work into this petition and I'm sure all of us really want to support you and I don't want to bring up anything too controversial except the one concern that has been brought to my attention that I think is at least worth thinking about and it will certainly come up during the hearing is whether this action will preclude any opportunities for affordable housing or make it harder in that area. And so I have a couple questions just regarding that, and one is, are there any large lot owners, like possible developers in this area and have they been contacted?

MR. MONROE: There are, to my knowledge, at least three large, undeveloped areas. We, as I alluded to, we're not NIMBYs. We're not anti-growth, we're not anti-affordable housing. We're all for that. We have had an issue with how the City

has enforced zoning on undeveloped areas without any public comment or participation. Early in – I believe it was 2010 or so, we actually brought – we hired an attorney and brought forth an effort to roll back the R-3 zoning that has been put in place and succeeded in getting that back to R-1, just because there are so many neighborhoods throughout out area that are more rural. We would like to – one of the attractions into going into the traditional historic community is that they have done extensive land use planning that we can benefit from, and whether it's in the county or the city there's processes for zoning. It's my understanding that if this approved we then go into a zoning conversation for those undeveloped lands.

The biggest undeveloped land is now owned by Homewise. They purchased it at a bankruptcy from Michael Hurlocker. Michael Hurlocker developed some of the neighborhoods that are adjacent to us. We were extensively in conversation with him about the undeveloped land. I have had conversations with Mike Loftin at Homewise multiple times. He actually owns the easement for the entrance to our neighborhood. So the dialogues are there. When we go to the City and try to talk to City Land Use, just nothing. So I don't see why this should be perceived as anti-affordable housing or anti-anything. That's all to be – when there's a project and when there's something to come forward the neighborhood Area 1 or the affected neighborhoods I'm sure will participate. But we're not trying to circumvent or take anything away.

COMMISSIONER HUGHES: Thank you. And I guess I wonder, is Homewise aware of this petition?

MR. MONROE: I didn't know of any reason why they needed to be notified of this petition. It's public notice. As I said, we sort of started this – this was really a very grassroots effort if you will. We became aware of this possibility, and after 14 years of just nothing being possible, this is what we would like to pursue. Happy to let anybody and everybody know, including Homewise and any of the other – but they're not residents. We're residents. They have representation. They know how to go to the City Land Use. That's what happened to us on May 13, 2009. Three owners that are still – now it's Homewise instead of Michael Hurlocker. They went to City Land Use, lobbied the City Council, and got zoning changes without notification to the residents. And that is not great. That is just not representation.

COMMISSIONER HUGHES: Okay. Thank you. That answers my question. I guess my only suggestion would be to head off any possible fight at the public hearing is maybe you talk to Homewise.

MR. MONROE: I will be happy to. Thank you.

COMMISSIONER HUGHES: And just explain to them what's going on so that they're not caught off guard and bring up something controversial. Thank you very much.

CHAIR HANSEN: And just so you know, over the six years I've been in office I have had this discussion with Mike Loftin on a regular basis. One of the other people who own land there is George R.R. Martin who owns another large tract of land, and he does know about the petition. David Reiser has shared that with him and he is in full support, even though he is also not an elector in the area, but he owns a large tract. I'm trying to remember who owns the other tract. I'm sorry.

MR. MONROE: The State.

CHAIR HANSEN: Oh, yes. There's a State piece of land also there. I'll go back to Commissioner Bustamante.

COMMISSIONER BUSTAMANTE: Madam Chair, Commissioner Hughes, in our experience with the La Cienega process, it was a large landowner that was proximate to the airport that requested to be left out of the traditional historic area at the time it was in the public hearing, and at that time they were simply, at the request of that landowner – size does not dictate the value of a signature on the sheet, so it was the percentage of signatures necessary. They were all there, and then the largest landowner wanted a commercial project next to the airport, and it was simply just cut out. So at that time, if it's deemed necessary, that would be something for consideration if anyone came up and said, I've got this big lot and I don't want to be part of this, if that was the case. That's what happened in our situation. Thank you.

CHAIR HANSEN: Go ahead, Commissioner Greene.

COMMISSIONER GREENE: Thank you, Madam Chair. So I'm looking at the last page of the packet here and it has the area in here. So two questions. First off, is that the map that was presented to people? And then the second question is can you identify the three lots that we're talking about, and where do they receive access from? You mentioned that there was an easement for them. Where do they get access from and I guess if they touch 599 that they do have some continuity with the city, and so they might be able to be carved out of this conversation and not be an island.

MR. MONROE: So, yes. That's the map, yes. So the Homewise lot is directly behind – this lot right behind the end of the Coyote Ridge neighborhood and extends all the way to 599.

COMMISSIONER GREENE: The one to the east – there's these three large lots. One is north, one is south, one is east, of the big three.

MR. MONROE: Right there where the cursor is, that lot is Homewise. The lot to the west of it and -- that is George R.R. Martin. And then just in front of it is Hansen's Lumber, which is a signer to our petition. It's not really a development lot but it's a lot.

So the Homewise lot does not have an easement. It's just that from my understanding that in purchasing that lot he also got the road, the first part of our road, and in our discussions with him about any plans there, he is aware or knows that right now he does not have access from West Alameda, does not have access through our neighborhood roads because it's a private road past he's easement. And any new development would require two ways of in and out, and that would have to be done through the 599 frontage road, which doesn't extend that far. That's one of the challenges to developing that area in addition to its steep inclines and numerous washes and arroyos.

And I can't specifically – maybe there's somebody here that can identify the State land.

CHAIR HANSEN: I believe the State land is more off of Calle Nopal, in that area.

MR. MONROE: Correct. Yes. In the top right sort of there. Those two strips.

CHAIR HANSEN: And I have told the State Land Office. I have notified them.

MR. MONROE: So again, this is probably for a future – when development, but as we all know, West Alameda is not exactly ready for more traffic.

COMMISSIONER GREENE: Madam Chair, did you notify Homewise?

CHAIR HANSEN: There was no reason to notify them. They're not electors. But I have had this discussion with Mike Loftin for years.

COMMISSIONER GREENE: And his feeling about this?

CHAIR HANSEN: He said he's worked in the county when he bought this piece of land. He also bought the land that Tessera is on. And he works in the county all the time.

COMMISSIONER GREENE: Okay. And the City has a current zoning that allows for two additional dwelling units, ADUs, on any city lot. And this would then revert to a County land use that would not allow that. That's an area of concern of mine because I think the ADU is actually our most tradition, to use a word that you guys love over in Agua Fria, which I love too, don't get me wrong. I served on the West River Corridor and feel that the City hasn't fulfilled it's promise on the West River. So I'm here to support. I'm also here to keep property rights for folks that are in the neighborhood and I'm also interested in the due process here. So my concern initially about the signatures and making sure that everything is done properly is based on that, due process. You all here that support this would never want this to happen to you if due process was not given you. And so that's the first thing.

I find that these signatures were done – great job. You guys have hustled in the middle in of winter to go door to door and get these signatures out there. But if there's a compliance issue with this, or by form or so issue that came to this, the good news is it's spring. It may be a little windy out there but I don't want to make you go out there and do it again, but I do recommend that you make sure that these signatures are compliant. Right? And that nobody wants this to happen to themselves. And I respect this conversation there.

CHAIR HANSEN: Commissioner Greene, I also want you to know that every single person on this list received a letter from our Legal Office notifying them of this opportunity and if you would like a copy of that letter I have one. So that was the first step. So every single elector in this area was sent a letter. Okay? And then they went and they got the signatures with what was required – a map, a description of what they were doing, and a history. And we checked with the County Attorney, I did, beforehand to make sure that this was the proper vehicle for them to collect signatures. None of this was done without checking with the County Attorney although he only advised me. He did not advise them. He told me that this was the proper way to do this.

COMMISSIONER GREENE: Great.

MR. MONROE: We tried to be diligent and to proceed the right way although we'd never done it before, but we followed what we were told we needed to do. I believe it is 100 percent in compliance.

COMMISSIONER GREENE: I appreciate that. Thank you very much. I'd love to hear that from my area. I'd hope that the powers that be, both our Attorney and the Attorneys at the City don't disagree. So thank you.

**3. MISCELLANEOUS ACTION ITEMS**

**A. Request Approval of Petition Requesting the Board of County Commissioners of Santa Fe County, New Mexico to Adopt an Ordinance Declaring “Area 1B” to Be Part of the Traditional Historic Community of Agua Fria**

CHAIR HANSEN: I can't guarantee what the City decides. So with that, I would like to now – I would like to just make a motion, since this is my district, to approve the petition requesting the Board of County Commissioners of New Mexico accept the ordinance of 1B to go to a publish and title of general summary.

COMMISSIONER BUSTAMANTE: Madam Chair, is there anyone in the audience who is opposed?

CHAIR HANSEN: Okay, so first of all, is there anybody in the audience who is opposed?

COMMISSIONER GREENE: On Webex?

CHAIR HANSEN: Will all those in favor please raise your hand? Thank you.

So I make a motion to accept the petition.

COMMISSIONER GREENE: I'd second for discussion.

CHAIR HANSEN: Okay, under discussion.

COMMISSIONER GREENE: You mentioned that there were some additional – that we would want to have additional submitted as part of this.

CHAIR HANSEN: As part of the motion, can I accept additional petitions?

COMMISSIONER HUGHES: Well, if they're not verified?

CHAIR HANSEN: Well, we have to – we'll verify them.

COMMISSIONER HUGHES: I think we have plenty of signatures. I think the additional ones are just icing on the cake.

CHAIR HANSEN: But they're necessary.

COMMISSIONER BUSTAMANTE: Madam Chair, as an amendment to your proposal, a friendly amendment to also include additional petitions, signatures, as they come in, and once they are verified they would be part of this motion.

CHAIR HANSEN: Thank you. I accept that. The person who seconded?

COMMISSIONER GREENE: Yes.

CHAIR HANSEN: Okay.

**The motion passed by unanimous [5-0] voice vote.**

**3. B. Request Authorization to Publish Title and General Summary of Ordinance No. 2023-\_\_\_, an Ordinance Amending Ordinance Nos. 1996-16,2004-1, 2006-12, and 2008-18 by Revising the Boundary of the Village of Agua Fria Traditional Historic Community and Declaring "Area 1B" to be Included Within the Village of Agua Fria Traditional Historic Community**

CHAIR HANSEN: The next is to request authorization to publish title and general summary of Ordinance No. 2023-\_\_\_, an ordinance amending Ordinance Nos. 1996-16,2004-1, 2006-12, and 2008-18 by revising the boundary of the Village of Agua Fria Traditional Historic Community and declaring Area 1B to be included within the Village of Agua Fria Traditional Historic Community.

COMMISSIONER BUSTAMANTE: Madam Chair, I'd like to motion to authorize the publish title and general summary of the Ordinance 2023, with a new number, amending Ordinance Nos. 1996-16,2004-1, 2006-12, and 2008-18 by revising the boundary of the Village of Agua Fria Traditional Historic Community and declaring Area 1B to be included within the Village of Agua Fria Traditional Historic Community.

COMMISSIONER HUGHES: Second.

CHAIR HANSEN: Okay.

**The motion passed by unanimous [5-0] voice vote.**

CHAIR HANSEN: Thank you very much. The next hearing on this will be April 25<sup>th</sup>. I hope to see you all in the chambers again. It will be at 5:00 in the evening, or after 5:00.

**4. CONCLUDING BUSINESS**

**A. Announcements**

CHAIR HANSEN: There's a few announcements I'd like to make. One, Congresswoman Teresa Leger Fernandez called me a few days ago to let me know that she has earmarked \$1.5 million for our electrical upgrades to the Santa Fe Housing. So that is now what she is going to put in the budget for her earmarks, so I thanked her and was grateful for her call.

I also want to thank all the Commissioners for being present last night at the townhall that I held with DOE and NNSA. It was great to have that kind of unity and show our constituents the kind of unity that is represented here on this Board. So with that, are they any –

COMMISSIONER BUSTAMANTE: Madam Chair, if I may make a statement about the great job that you did with the meeting last night. I'm serious. I've been to for decades meetings with the Department of Energy and it was exceptional. And I apologize for having been late but it was very well done. People felt heard, and I believe that the DOE was listening. And your facilitation was brilliant. Thank you.

CHAIR HANSEN: Thank you very, very much. Thank you for those kind

words. I appreciate it. Commissioner Greene.

COMMISSIONER GREENE: I'd like to thank everybody for being here today and I'd like to thank the Chair for discussing this and bringing this forward. You did do a great job yesterday as well with the DOE discussion. And lastly, I want to send my love out to my wife because I'm here with you today but today is my 20<sup>th</sup> anniversary. I love you, baby. Thank you.

CHAIR HANSEN: Happy anniversary, Commissioner Greene. We are honored that you would take a few hours away to be with us. So thank you.

**B. Adjournment**

Commissioner Greene moved to adjourn and Commissioner Bustamante seconded, and with no further business to come before this body, Chair Hansen declared this meeting adjourned at 3:57 p.m.


Approved by:

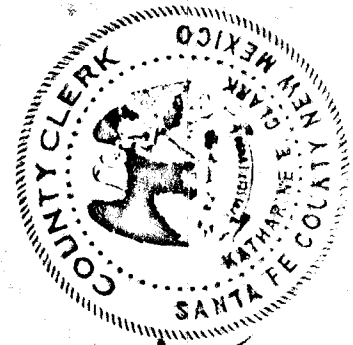
  
Anna Hansen, Chair  
Board of County Commissioners

  
ATTEST TO:

KATHARINE E. CLARK  
SANTA FE COUNTY CLERK

Respectfully submitted:

  
Karen Farrell, Wordswork  
453 Cerrillos Road  
Santa Fe, NM 87501



SFC CLERK RECORDED 05/12/2023