

SANTA FE BOARD OF COUNTY COMMISSIONERS
COMMISSION CHAMBERS **COUNTY ADMINISTRATION BUILDING**

SPECIAL MEETING

May 22, 2000 - 5:30 P.M.

Notice of Special Meeting & Agenda

Notice is hereby given that the Board of County Commissioners of Santa Fe County will hold a Special Meeting on Monday, May 22, 2000, at 5:30 p.m. in the Commission Chambers at the County Administration Building, 102 Grant Avenue, Santa Fe, New Mexico to discuss the following items:

- I. **Call to Order**
- II. **Roll Call**
- III. **Approval of Agenda**
- IV. **Public Hearing:** 60
 - A. **Resolution No. 2000- A Resolution Adopting the Santa Fe County Open Land and Trails Plan**
 - B. **Request Authorization to Proceed with Negotiations for Phase II Projects Recommended by the County Open Land and Trails Planning and Advisory Committee (COLTPAC) for the Wildlife, Mountains, Trails and Historic Places Program**
- V. **Matter from the County Attorney**
 - A. **Executive Session**
 - 1. **Discussion of Possible Acquisition of Real Property or Water Rights**
- VI. **Adjournment**

The County of Santa Fe makes every practical effort to assure that its meetings and programs are accessible to the physically challenged. Physically challenged individuals should contact Santa Fe County in advance to discuss any special needs (e.g., interpreters for the hearing impaired or readers for the sight impaired).

1771074

BOARD OF COUNTY COMMISSIONERS

SANTA FE, NEW MEXICO

SPECIAL MEETING

MAY 22, 2000

**Joe S. Griñé, Jr., Chairman
Paul Duran, Commissioner
Richard Anaya, Commissioner
Marcos Trujillo, Commissioner
Javier Gonzales, Commissioner**

1771074

SANTA FE COUNTY
REGULAR MEETING
BOARD OF COUNTY COMMISSIONERS

May 22, 2000

This regular meeting of the Santa Fe Board of County Commissioners was called to order at approximately 5:30 p.m. by Chairman Joe S. Grinë, Jr., in the Santa Fe County Commission Chambers, Santa Fe, New Mexico.

Roll Call preceded the Pledge of Allegiance and indicated the presence of a quorum as follows:

Members Present:

Commissioner Joe S. Grinë, Jr., Chairman
Commissioner Richard Anaya
Commissioner Paul Duran
Commissioner Javier Gonzales
Commissioner Marcos Trujillo

Members Absent:

None

APPROVAL OF AGENDA

The agenda was accepted by Commission consensus.

PUBLIC HEARING

- A. **Resolution 2000-60: A resolution adopting the Santa Fe County Open Land and Trails Plan**

CHAIRMAN GRINÉ: We move on Resolution No. 2000-60, Adopting the Santa Fe County Open Land and Trails Plan; Lesli.

LESLI ELLIS (Planner): Thank you Commissioners, good evening. We're almost up and running here with the computer. I'm going to go ahead and do this part of

1771074

the presentation with any technical aids and so we'll go very quickly through the presentation and see if you have any questions and then we did advertise this as a Public Hearing so there may be some comments from the public, as well. You've already heard a presentation so I'm not going to spend too much time. The packet contains a resolution adopting the Open Land and Trails Plan, This resolution says that residents feel that it's important to protect open land and resources and trails.

Voters passed a general obligation bond two years ago and the County has been in the process of acquiring land. The Gross Management Plan policies also called for a Citizens' Committee to develop a plan, a Open Land and Trails Plan. And BCC as you know appointed COLTPAC in 1998 and that Committee worked throughout last year with the staff to develop the contents of this plan. And since that time, in February, when the draft plan was released, we've had several public meetings to review the plan with the public and have revised the plan and made some small amendments based on public input.

So the resolution says that: "Be it resolved that the Open Land and Trails Plan, which is attached as Exhibit A, to this resolution, is hereby adopted as an element of the Santa Fe County Gross Management Plan.

As you know, this Committee of 30 members worked diligently last year, 1999, to develop the plan. And the County's committed to continuing a citizen based process and also continuing to work with other partners on implementing this plan. The purpose of this plan is to establish long-term strategies for open land and trails conservation and to guide the County in it's program evaluating and developing and managing parks, open lands and trails. This plan will become an element of the Gross Management Plan. However, it does not recommend regulatory measures for open space protection. So it goes hand-in-hand with that Gross Management Plan. It also will enable the County to receive grants and other federal funding once have an adopted Open Land and Trails Plan.

The Committee over the last year inventoried recreation in the County's trails, natural areas, cultural and historic areas that are not protected or not on public lands. And those are the maps that you have in your plan, Map 2 through 5. And they identified a number of resources that we should be protecting throughout the County. The County currently has very few parks or trails that we manage. And Table 2 in your plan, outlines the parks and trails that are throughout the County currently.

I will go through the Master Plan goals briefly cause this is an important aspect of the plan. They say:

1. We should be protecting tracts of open land and trails using a variety of methods including voluntary means, acquisition and existing regulations.
2. We should protect regionally significant natural and cultural historic resources that are in need of protection.
3. We should emphasis conservation of large tracts of land that may be critical for wildlife habitat.
4. We should provide buffers for communities.

1771074

5. We should provide community and countywide benefits.
6. We should balance open space goals with needs for housing in urban areas, therefore emphasis open space protection in developed areas.
7. Ensure countywide equity and a diverse mix of projects.
8. Build and enhance a county wide network of open land and trails.
9. Implement a land stewardship program that is ongoing to ensure adequate maintenance of properties and protection of resources.
10. Collaborate with municipalities in the County to provide active recreation parks.
11. Develop partnerships with non-profits, government agencies, land trusts, and community organizations for management and educational program.
12. Leverage local funding forces with grants and donations to create good financial value for the County.
13. Develop educational/interpretive programs for open lands. And then finally,
14. To minimize conflicts of open land and trails users.

The Master Plan map, Map 8, shows the important significant resources for areas of high resource value in the County and also illustrates the connected system of open space. And it shows areas such as areas of critical and environmental concern, traditional community buffers and a lot of the aspects that were identified in the Master Plan goals: Northern valleys agricultural areas,, the Galisteo basin, there are a number of areas on that map and there's actually a map right here also.

Chapter 4 talks about Plan Implementation. And it says that we will accomplish these goals using a variety of voluntary methods, including purchase of the fee interest, purchasing land with leaseback conservation easements, donations, and so on. And as you know an application process has been placed for the Citizens' Committee to consider projects for acquisition and then the use those using the criteria. And you also have a copy of the criteria on the back of the plan.

Administration of the Plan, Chapter 5. The County anticipates a minimum need of two full time staff people for every thousand acres of land acquired, as well as, a budget of \$100,000.00 for every thousand acres acquired. The funds for acquisition come from the bonds. We are currently seeking other funds for long-term maintenance and operation including federal funds. As far as management, management is something that we've been discussing quite a bit now that we're acquiring these lands throughout the County. And the County will emphasize conservation and passive recreation with these lands that we're acquiring. There's also a proposal in the plan to classify properties as to their intended use when we buy them. And whether it's for trail use or buffer or some other type of use, deed restrictions may be necessary and there was some debate at the last meeting over the pop site, whether there would be conservation easement or a deed restriction. We need to develop management plans for each property that we acquire with community involvement to ensure the protection of the resources. We may need to limit access to some of these properties in the interim as we are working on management plans. The County has limited

1771074

funds for development. So the development on a lot of these properties would be limited to fencing or signs or trails, depending on the availability of funding.

We're also looking into a rules ordinance to manage the users of the properties, as well as, partnerships and volunteer programs.

Finally, the last chapter talks the update process for this plan. And we're proposing that this be done every two years or as necessary. There are some additional data needs that are listed in the plan. It also talks about the ongoing role of COLTPAC which will become the permanent Citizens' Committee which would work with the County to oversee the program and update the plan on a regular basis.

In conclusion, we recommend adoption of the resolution adopting the plan. We're continuing this long-term program and this plan will help guide the County into the future with it's Open Land and Trails Program. From what we've seen in the public meetings that we've attended, there's a fair amount of public support for the plan and we've heard a lot of good comments about it to this point in time.

At this point I will open up to see if you have any questions and see if there are any public comments.

CHAIRMAN GRINÉ: Thank you, Lesli. Any questions of Lesli? I guess we'll move on to No. 2 then -- I mean number B. Are you ready Lesli, for B or do you still want a few minute break.

MS. ELLIS: I might need a few minutes. The item A was an action item, a resolution.

CHAIRMAN GRINÉ: Okay, if there's no comment and what sort of recommendation from the Board?

Commissioner Gonzales moved to adopt Resolution 2000-60 as presented. Commissioner Anaya seconded the motion.

COMMISSIONER TRUJILLO: Discussion. Do we need to let the public speak either for or against the resolution, the plan, the trails plan? I'd like to get a feeling from the public in that regard if that's appropriate.

CHAIRMAN GRINÉ: I guess we can still open it up. Anybody in the audience want to speak about this, say a few words about this plan? Just for the resolution, right?

HELEN WUNNIKE: Right, exactly. And since everyone is quiet back there, Mr. Chair, and Commissioners, I think it's real safe to say that this is one of the most exciting things that we've had happen in a long time. People are thrilled about this and of course, the bond election passed by a great number of people. And people are thrilled with this kind of opportunity. And we'll real happy to have our tax dollars spent this way. This Committee that you have, this COLTPAC Committee, it's full of these dedicated, smart, interested people who have been real helpful and they have lots of criteria that they followed.

1771074

Then they bring the recommendations to you. So we think this is great. So I'd like to say that for public comment.

CHAIRMAN GRINÉ: David, you're next.

DAVID GOLD: I'm David Gold. I'll be very brief. I just wanted to thank the commission for having set up the Committee. I'm honored to be on it and I feel that you've assembled the initially of the brightest people that -- and most creative people I've met, and people with tremendous integrity. I feel the same way about the Committee of 7 and the 2 new members as well. I think the Commission has done a great job in doing and I say that to each and every one of you. Thank you very much.

MARIAN SHERIN: Real quickly, my name is Marian Sherin, I'm representing the City of Santa Fe, here today, and we've worked with the COLTPAC members, helping to staff the commission and I urge adoption of this plan, we think, the City thinks it's a good thing.

CHAIRMAN GRINÉ: Any other public comments.

Resolution 2000-60 passed by unanimous voice vote.

B. Request authorization to proceed with negotiations for Phase II projects recommended by the COLTPAC for the Wildlife, Mountains, Trails and Historic Places Program

[Commissioner Gonzales excused himself from the remainder of the meeting.]

MS. ELLIS: We're here for the second part of the meeting to present the Phase II recommendations from COLTPAC and request authorization to proceed with negotiations on all the Phase II recommendations. And you should have in your handout a list of the Phase II recommendations. The next side shows the General Obligation Bond, as you know, we can use the funds to buy historic areas, natural areas, mountains and foothills, arroyos and river parkways, sacred sites, trails, desert habitats, neighborhood parks and play fields. And the bond also called for the Citizen's Committee.

I like to introduce the members of COLTPAC who are on this 9-member Committee who worked long hours, a lot of long days and late nights to come up with the recommendations. There are several new members. There's some familiar faces and some new members. I believe Edward Archuleta is here, David Gold, Dale Lewis, I don't see Dale, Bruce Richardson, who is a fine new member of COLTPAC, Orlando Romero, is another new member of COLTPAC, Robert Romero, I don't believe he's here, Rita Loy-Simmons, I haven't seen her yet, Eduardo Vigil, and Mary Louise Williams. And I can't say enough how wonderful this Committee is and how much integrity and commitment all of these folks have and they've spent a lot of hours going through this process with the County.

We've also had a lot of public meetings, display ads, we've tried to do as much as we can to get the word out and involve the public in this process. We've done direct mail and flyers, as well.

COLTPAC, I won't go through this in detail, but you've got the slide in front of you. Good value to tax payers is important, equity and distribution of projects, community benefits, protecting resources, creating a system of open land and trails, protecting scenic quality of the County and recreation opportunities are all important.

The Committee used the criteria which you have in your plan to evaluate the projects and came up with a score for each project and then at the end looked at the projects to make sure that there is an equal distribution of projects and that things are distributed fairly around the County and that communities that don't have open space, that need open, are getting their share as well.

So the Phase II Project recommendations, there's 7 projects on the list that are recommended for acquisition in this phase. The total estimated allocation for the phase is \$4.6 million. There are 4 projects that were not recommended for purchase as this time. And then there were 3 projects that withdraw or may resubmit as some point in the future phase. And you've got at the packet, there's a color map which shows all the current recommended projects, as well as, all the Phase I projects that were recommended. We currently closed on 5 projects out of the Phase I, including the Pop Project which just recently closed a week ago. Rio En Medio was one, La Cienega, Cerrillos Hills and there was a project in Madrid. And those have all closed since the October, Phase I recommendations. And then there are a number of the Phase I recommendations which are moving forward at various stages. We're going appraisals and other research to get the projects closed. So this map shows all the projects together.

It's likely that out of the first phase that \$6 million is very likely to be spent. We've actually spent \$3.7 million at this time. And there was \$8.2 million that was allocated for that first phase. But there's a little room there because some of those projects may not successfully close. And we also need to do appraisals on some of them which may show a lower value for the property. There's at least one project in every Commission district and region of the County from these two phases.

So we'll go to the projects now.

1. The first project recommended for Phase II is in Chimayo, the field behind the Santuario, in Chimayo. This has a highest criteria score out of these phase of projects. There's considerable community support for the project. The site contains acequias, riparian vegetation. It's currently used for farming and pasture. It provides a buffer behind the Santuario and I know that there's been concern in that community that the land would some day develop and that would change the character of that whole area.

The Youth Conservation Corps has offered to assist with the management of the property. This property also borders the BLM land to the north and the east. It also has a tributary of the Santa Cruz River that runs along the western border. It's a 17 acres

1771074

property. This price is \$350,000.00 and that's based on an appraisal. Trust for Public Lands has the property under contract currently. And that's all I have to say about that one.

2. The next project, South Meadows Fields. This project is located in the southwest quadron of the City and the County -- it's actually in the county. It's very near the City boundary. It's in an area of need for open space as I identified in both the City and the County plans. And it's located off of future South Meadow and Rufina Roads near Airport Road. It offers recreation opportunities for the residents there. The residents would also like to see it remain as open space and there have been development proposals on this property in recent times. It also had a very high criteria, a score of 80 percent. And there's quite a bit of community support for this project. There are actually probably 40 people ready to meet the committee when they went out for the site visit a few weeks ago. It's 25 acre property. The rough estimated cost is \$1 million. And we need to do an appraisal on that because we really don't have an accurate idea of what the property would sell for at this point. We'd also like to have some discussions with the City about joint management of this property. It's currently vacant. But as I said, it has had some proposals in recent times for commercial development and other types and the community would like to see some open space in that area.

3. The next project, Picacho Peak. It is also known as the Hughes property with a proposal in the first phase of projects. It has a high criteria score. And the reason it's back again for this phase is basically to get some additional funding for the project. The first recommendation in Phase I was to fund this project for \$700,000.00 and approach the City for partial funding. And since that time we've had an appraisal done and the landowner has offered to sell it to the County for a reduced price. He's offered to take off about \$250,000.00 to \$300,000.00 off the price. The City doesn't currently have funding to acquire property but has suggested that there may be a possibility for some joint management on this property. We've also heard from Santa Fe Conservation Trust that they are looking for funds to help manage this property. And this is an important scenic foothills protection site that overlooks the watershed and overlooks the City of Santa Fe and would protect the watershed if acquired would protect the watershed from development. It's also adjacent to what is now the Nature Conservancy Land which is the former 2-Mile Reservoir and it's also adjacent to Autobahn Center for Service Plan and City land cause a piece of the puzzle in there between all of those other public lands.

4. Next project. Madrid Greenbelt. This one had a criteria score of 75 percent. There is a lot of community support for the project and the community has actually helped to purchase this project. It's currently owned by the Madrid Land Owner's Association, the Water Co-op and the Volunteer Fire Department. And they are offering to sell it to us and basically donate the portion that they've already put into it towards the purchase. So we would cover what's the remaining amount due on the property. It's significant as an urban park for the Village of Madrid, with links to the wilderness area that the County recently acquired. It also provides habitat and storm drainage and it's historic railroad and trail along

1771074

through there. It's 15 acres and the recommended amount for purchase is \$78,000.00. And this includes the Greenbelt, as well as, two lots that are next to the church and you can see those in the picture there.

5. Next project, Thornton Ranch. This is Petroglyph Hills. This is one of the sites that was included in the recent Bingaman Bill for archeological protection. It has a rock strewn peak on the site with petroglyphs. And it's a large parcel. The proposal is for 780 acres. The Committee looked at, originally, 2500 acres and reduced the amount to 780 acres because 2500 acres was just not buyable from a cost standpoint. So the cost would be \$2 million for this and includes state lease options and it's also adjacent to about 2,000 acres of BLM land. The hill provides use of basically the entire Galisteo Basin and all the mountain ranges. The condition here is that the full 2 million would be available if another Galisteo project doesn't -- isn't successfully negotiated within a month. Otherwise, the Committee is proposing \$1 million for purchase with other partners on this project. But they were concerned about spending \$3 million basically in just one area in the Galisteo Basin, wanted to distribute the funds around that area. So that \$2 million would be contingent on the other Galisteo project.

6. The next project, El Rancho. This had a score of 68 percent. There is local community support for this project. There is a petition submitted with the application and residents would like to maintain it as a natural site. This is the last remaining open space in this traditional community of El Rancho. It contains pueblo ruins and acequias. It's a hilltop that overlooks the traditional community. It also contains an arroyo and trails. The Committee was recommending partial funding for this project. The original request is for \$240,000.00. The Committee was recommending that \$175,000.00 be recommended on the assumption that the realtor may donate some, the landowner may donate some and the community may need to raise some additional funds. There are some concerns about the management of this archeological site. And we need to work with the State to find out what all the requirements are to manage the archeological resources.

7. And then the final recommendation is for a site in Lamy. And this is a 91 acre parcel in Lamy. The asking price was \$911,000.00. And the Committee has recommending partial funding for the project of \$500,000.00. The criteria score was 65 percent. There is community support for the project and it provides a buffer to the community of Lamy. Again, there's a concern about the archeological management on the site. There is a large pueblo ruin on this site, as well. The Committee was also concerned about an ongoing lawsuit on the site, as well as, the cost. It is adjacent to 50 acres of County park land currently in Lamy.

There are 4 projects that the Committee is not recommending for acquisition at this time. Hyde Park Road, Beneficial Farm, Vista del Monte and Los Cerros Negros. Now these projects did not score as well on the criteria or would create disproportionate funding in some cases.

1. The first, Hyde Park Road, this had a score of 66 percent. There is community

1771074

support as evidence through a petition. But there were other projects on the East Side that the Committee has recommended that were higher priority based on the plan that's based on the criteria and review. It contains part of the Juan Trail and Little Tesuque Creek. But it also has very limited development potential and the cost for the property that's proposed of \$1.1 million is fairly prohibitive given that some of the other projects on the East Side have been recommended. Trust for Public Land did offer to reduce that cost to \$900,000.00. It's a 109 acres, it's has Hyde Park Road going through the middle of the property. And the land planner showed a potential for 8 development sites but these are dependent on access easements and other clearance. And so it was the Committee's concern that this property is probably already protected based on the County Code requirements because it's steep slopes on the property and limited access.

2. The next project, Beneficial Farm. This was a project that involved considerable debate on the part of the Committee. It had a criteria score of 61 percent. The proposal was a little unique. It's to acquire an agricultural conservation easement. The project is a diversified small farm on the Glorieta Mesa which contained an arroyo, cultural resources, and restored natural areas. The Committee was concerned that because it's a conservation easement proposal and also an agricultural project, that it doesn't meet the intent of the bond language because the bond doesn't specify that type of project. The public benefits were also left tangible than some of the other open space projects because the proposal is for basically food productions, sustainable food productions, educational values, water conservation, the farm does donations to Kitchen Angels and so on. But there's limited public access. The public access is limited to 3 open farm day and it's also in a very remote location. So there was quite a bit of debate over this project. And we'll come back to the issue of agriculture in a little bit.

3. The next project that was not recommended for purchase is Vista del Monte. Actually there were two. And Cerros Negros. And the reasons these had a very low criteria scores and very high cost and portions of the property that could not be developed and no evidence of community support for either one of those projects. Vista del Monte was 90 acres for \$2.7 million. Some of the property was already designated as open space. Cerros Negros is 23 acres for almost \$200,000.00. And this property contained mostly greater than 30 percent slopes.

4. The final recommendation the Committee would like to propose to the Commissioners is to consider placing a new bond issue on the November ballot which would consider including language for agriculture and conservation easement. And they did want to bring up the idea of proposing a new bond issue at some point because we have got close to allocating \$12 million worth of projects and they feel that it's been a successful program and has had public support.

In conclusion, we are requesting, tonight, approval to proceed with negotiations for the Phase II projects with the conditions that we noted and that are on your sheets. And a staff would further research each approved property and return to the BCC for a final

1771074

approval on any purchases. We're continuing this long-term programs and these are again, outstanding projects that the Committee spent a lot of time reviewing and considering. A lot of them have a tremendous amount of community support. And we'll continue to expand and diversify this open space program. So thank you. Do you have any questions?

COMMISSIONER DURAN: Lesli, if we approve this Phase II, do we then enter into negotiations or are the negotiations already entered into?

MS. ELLIS: If you approved these projects, it would work very much the same way as the first set of projects where we would begin discussions with the landowners for each one of these projects and probably the first step would be to do an appraisal on each project and then decide on a purchase price and do the other research that we need to do like investigate environmental hazards and that kind of thing. So your approval to proceed would give us the authorization to begin the dialogue with the landowners.

COMMISSIONER DURAN: So on negotiations on page 1, did we pay the appraised value on all those properties or were we able to negotiate?

MS. ELLIS: We didn't pay the appraised value on all of them. Some of them came to us with the understanding that they would give us a reduced price to begin with. So we didn't pay appraised value on those. The Pop Projects, as you know, there were a variety of sources of funding that come in to help offset the County's cost so we didn't pay fair market value on that one. I think we paid fair market value on 2 out of the 5. Then the other 3 we got for a reduced value.

COMMISSIONER DURAN: My question is only ensure that when we start negotiating with them, that we try to negotiate off the appraised value. Only because it's very seldom that in the real world, properties are purchased at appraised value. It's usually some negotiating. Thank you.

COMMISSIONER TRUJILLO: I look at the El Rancho property, I think an acre of land in El Rancho goes for between \$50,000.00 and 55,000.00. I see that the Committee would like to spend \$175,000.00. I'm sure that the property owner would not take a lot of loss in selling that property and it's a good piece of land to preserve. So, I guess we need to make sure that we are congruent with appraised values of land.

CHAIRMAN GRINÉ: [Thanking the committee and COLTPAC members for volunteer time] I guess the only thing Lesli's requesting now is just to request authorization just to proceed forward and is that the wishes of the Commissioners, it's not an action item.

COMMISSIONER DURAN: I just have a -- is it okay if we go through each one of these. I just have like South Meadows, let me back up. The only one I really have a problem with is the Thornton Ranch Petroglyph Hills. And only because there really isn't -- we really don't have that pinned down, is that, you think that's true. I mean the funding for it isn't really pinned down.

MS. ELLIS: I might turn your question over to Kelly Huddleson from Trust for Public Lands who is sponsoring that project and there may be other public comments as well. I don't know if this is a good time to open it up for public commentary.

1771074

CHAIRMAN GRINÉ: It's my position to just allow the staff to move forward and then when we come for final action then we can then decide whether to set it aside or whatever.

COMMISSIONER DURAN: Okay, I'll go with that.

CHAIRMAN GRINÉ: So is it okay with all the Commissioners to allow staff to move forward for start of negotiating these projects.

COMMISSIONER DURAN: Okay, it's not an action item. Are you okay Commissioner Anaya?

COMMISSIONER ANAYA: Yes. Well, I had a concern also on the Hyde Park Road. But I know what you're asking for is to let them take it slow.

CHAIRMAN GRINÉ: Okay, I guess you get direction.

COMMISSIONER TRUJILLO: Do we need to hear from the public on the Phase II acquisitions or --

CHAIRMAN GRINÉ: I don't think it's necessary because we're setting direction to move forward and talking to these parties, you know. Right Lesli?

MS. ELLIS: There may be people that are here to comment on specific projects but I'm not --

CHAIRMAN GRINÉ: Does anybody in the public want to address the Commission on any of these projects cause all we're doing is just sending direction to staff to work with the individual landowners to start negotiating a possibility of a contractual agreement to being with?

COMMISSIONER DURAN: I would just like to say they are excellent choices. The one I had a question about was the Hyde Park Road and I was glad to see that that was tabled for further discussion. But I think they're great choices. I'm glad to see that South Meadows Field came forward because I know that that community really needs something out there and I was happy to see that. No other comments.

CHAIRMAN GRINÉ: Okay, thank you, Lesli.

MS. ELLIS: I'd like to bring up one more issue. This wasn't really on the list of recommendations, but the Committee did recommend that we approach Wild Life West Nature Park with an offer of \$800,000.00. What was originally proposed in Phase I was an amount of \$600,000.00. And that was something that we wanted to bring up at the executive sessions tonight, but I was handed a note so I thought I would just mention that now as well.

CHAIRMAN GRINÉ: Also, I guess the Commissioners need to decide if we should go ahead and go forward with another referendum this coming general election so that the staff can start working on it. Is that pretty much all in line.

COMMISSIONER ANAYA: Mr. Chair, I would be in agreement with that being the course of the voting public to see if we're going to continue this type of program and I think that's an excellent opportunity to get a feel as to what direction this venture is going to flow.

1771074

COMMISSIONER TRUJILLO: What I'd like to do is I'd like to see if we can canvas the community to make sure that we have the support out there because a lot of people don't either want to participate or they don't know about meetings and before you know it, they're hit with another property tax. So I'd like to see what the community is feeling regarding the augmentation in their property bill another time. I think that it's imperative that that happens.

COMMISSIONER GONZALES: I think that's a good idea, Mr. Chair.

CHAIRMAN GRINÉ: I guess that group is what, the League of Woman Voters and the Trust of Public Lands and maybe 1000 Friends, maybe you can come up with some poll and bring it to the Commissioner and see what the consensus of the public is. Is that the direction, correct?

COMMISSIONER TRUJILLO: How much time do we have, I might ask Mr. Chair, to put this on, Becky?

MS. BUSTAMANTE: I believe we probably need it by July.

COMMISSIONER TRUJILLO: By the end of July?

MS BUSTAMANTE: Second, third week in July.

COMMISSIONER DURAN: Is that feasible, can we do that?

MS. ELLIS: I think in 1998 it happened in early August or late July. So it's certainly feasible.

CHAIRMAN GRINÉ: Okay, good. Cause I'd like to see it go on that ballot.

COMMISSIONER TRUJILLO: Do we need to provide guidance or direction on those?

CHAIRMAN GRINÉ: No.

COMMISSIONER TRUJILLO: Not at this point?

CHAIRMAN GRINÉ: No.

MS. ELLIS: Does the direction of staff need to be in a formal motion or is an informal direction fine?

BARBARA MULVANEY: Informal is fine. But I think Commissioner Trujillo's question goes to the second block on the page which is no purchase recommended, is that correct?

COMMISSIONER TRUJILLO: That's correct.

MS. ELLIS: When I understood the direction to the staff is that we proceed with the recommended projects.

COMMISSIONER TRUJILLO: And what's going to happen to the rest of them? Again, I am concerned with the Hyde Park Road. You know, I need to make sure that I understand that one and at this point I won't support it. So I'm wondering what's going to happen with the other 4 projects? Are they going to die?

MS. ELLIS: Well, any of those 4 projects have to opportunity to come back and resubmit for consideration in the next phase of review.

COMMISSIONER TRUJILLO: Okay, that's good enough.

1771074

MATTERS FROM THE COUNTY ATTORNEY

1. **Executive session**
 - a. **Discussion of possible acquisition of real property or water rights.**

Commissioner Anaya moved to go into executive session to discuss the matters delineated above. Commissioner Trujillo seconded the motion which passed upon unanimous roll call vote with Commissioners Anaya, Grifé, Trujillo, and Duran all voting in the affirmative.

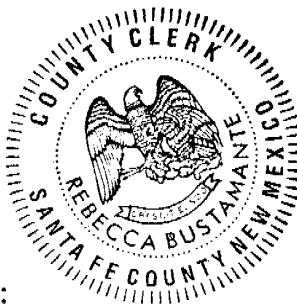
[The Commission met in executive session from 6:20 to 6:32.]

Commissioner Anaya moved to come out of executive session having discussed only the matters outlined in the agenda, and Commissioner Duran seconded. The motion passed by unanimous voice vote.

ADJOURNMENT

Chairman Grifé declared this meeting adjourned at approximately 6:32 p.m.

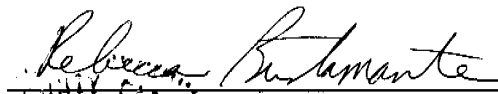
Approved by:



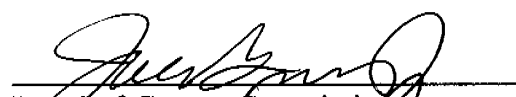
Respectfully submitted:


Karen Farrell, Commission Reporter

ATTEST TO:

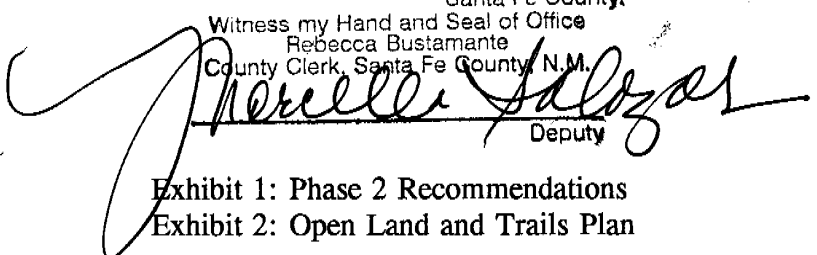

REBECCA BUSTAMANTE
SANTA FE COUNTY CLERK

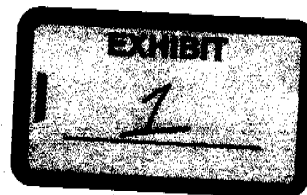



Board of County Commissioners
Joan S. Grifé, Jr., Chairman, SS
STATE OF NEW MEXICO

I hereby certify that this instrument was filed
for record on the 31 day of May, A.D.
20 00, at 10:24 o'clock PM
and was duly recorded in book 1771
page 074 of the records of

Santa Fe County.
Witness my Hand and Seal of Office
Rebecca Bustamante
County Clerk, Santa Fe County, N.M.


Deputy
Exhibit 1: Phase 2 Recommendations
Exhibit 2: Open Land and Trails Plan



SANTA FE COUNTY
WILDLIFE, MOUNTAINS, TRAILS
AND HISTORIC PLACES PROGRAM

1771074



MAY 22, 2000

COUNTY OPEN LAND & TRAILS PLANNING & ADVISORY COMMITTEE
(COLTPAC) - PHASE II PROJECT RECOMMENDATIONS
FOR BOARD OF COUNTY COMMISSIONERS

PHASE II RECOMMENDATIONS



BCC - May 22, 2000

1771074

COMMITTEE PROCESS / PUBLIC NOTICE

- **COLTPAC volunteered many hours:**
 - Attending project evaluation meetings (3 months)
 - Attending site visits and field trips with project sponsors.
 - Researching projects proposals
- **Public meetings regarding open space**
- **Display ads and legal ads in County papers**
(Rio Grande, Santa Fe New Mexican, Santa Fe Reporter, Journal North,
East Mountain Telegraph).
- **Direct mail / fliers**

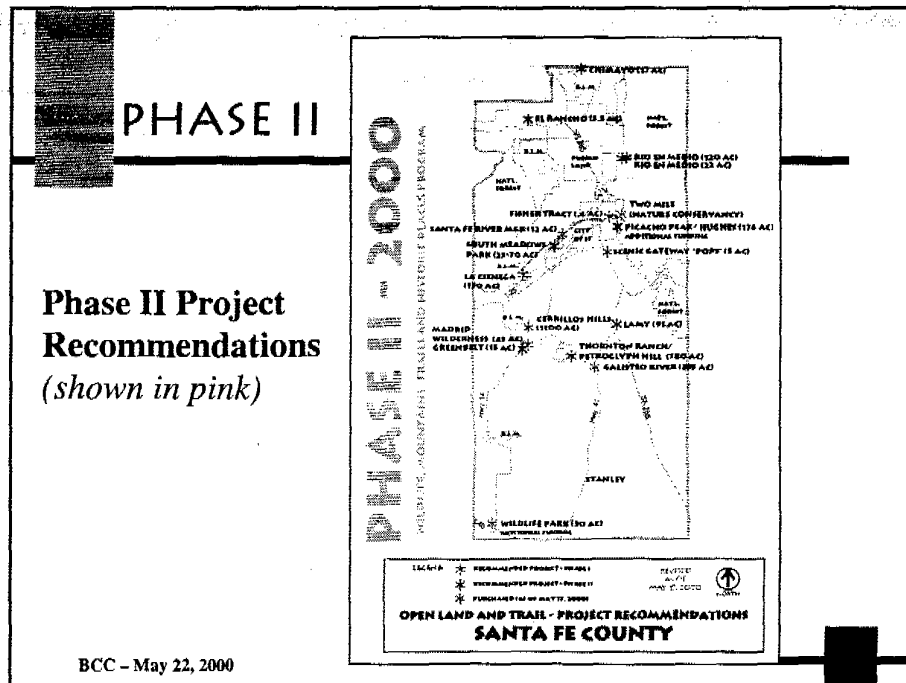
BCC - May 22, 2000

COLTPAC'S VISION

- **Achieve Good Value for County Taxpayers**
- **Ensure Equity and Distribution of Projects**
- **Support Projects that Benefit Communities
and that Have Evidence of Community
Support**
- **Protect Significant Resources**
- **Create a System of Open Land and Trails to
Achieve *Open Land and Trails Plan* Goals**
- **Protect Scenic Quality of the County**
- **Provide Recreation Opportunities**

BCC - May 22, 2000

1771074



PORTRERO - CHIMAYO



Portrero behind Santuario de Chimayo

- High criteria score (85.7%)
- Community support.
- Site contains acequias, riparian vegetation, used for farming and pasture.
- Buffer behind Santuario de Chimayo.
- Youth Conservation Corps will assist with management.
- Borders BLM land north and east.
- Santa Cruz River tributary runs along western border.

1771074

MADRID GREENBELT



Madrid Greenbelt Looking Toward Church Lots

Sunset Magazine, Oct. 1999

BCC - May 22, 2000

- **Criteria score (75%)**
- **Community support; leveraging of funds spent.**
- **Significant as an urban park for Village of Madrid with link to wilderness area.**
- **Desert habitat and storm drainage.**
- **Historic RR and trail.**

THORNTON RANCH / PETROGLYPH HILL



Looking Toward Cerrillos Hills

BCC - May 22, 2000

- **Criteria Score (73%)**
- **Large parcel consistent with Plan goals for wildlife protection.**
- **Archaeological Significance (one of Bingamin Bill sites) large rock strewn peak with petroglyphs; occupied for 5,000+ years.**
- **Views of entire Galisteo Basin, Sangre de Cristo and Jemez ranges.**
- **Conditions: Full \$2 m. if Galisteo project doesn't work; otherwise \$1 m. for partnering.**
- **Potential for joint management with BLM.**

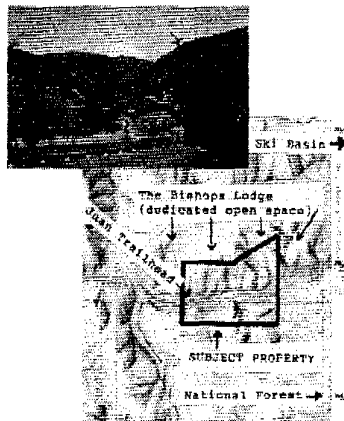
1771074

NO ACQUISITION

- Hyde Park Road
- Beneficial Farm
- Vista del Monte Subdivision
- Los Cerros Negros Subdivision

BCC - May 22, 2000

NO RECOMMENDATION: HYDE PARK ROAD



- Criteria Score (66.1%)
- Community support (petition).
- Other projects on East Side and City are higher priority (City plan).
- Contains part of Juan Trail and Little Tesuque Creek.
- Property has limited development potential.
- Committee expresses support to resubmit as a Phase III with development potential taken into account.

BCC - May 22, 2000

1771074

RECOMMENDATION



- Place new bond issue on November ballot; consider including language for agriculture and conservation easements.

BCC - May 22, 2000

CONCLUSION

- Action: Requesting approval to proceed with negotiations for Phase II projects with noted conditions.
- Staff will further research each approved property and return to BCC for final approval.
- We are continuing a long-term program; these are again, outstanding projects with community support, which will continue to expand and diversify open space program.

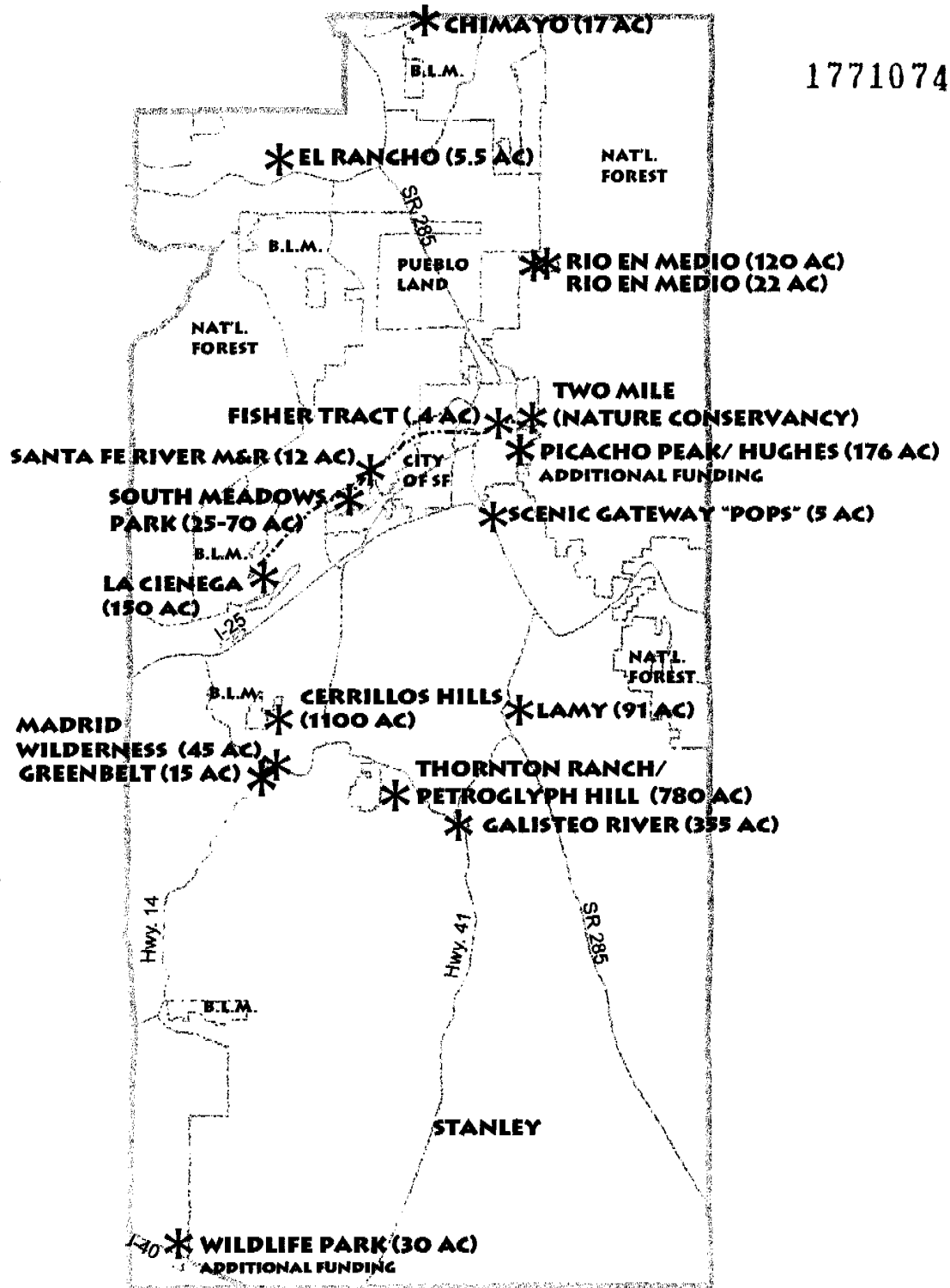
THANK YOU!

BCC - May 22, 2000

PHASE II - 2000

WILDLIFE, MOUNTAINS, TRAILS AND HISTORIC PLACES PROGRAM

1771074



- LEGEND**
- * RECOMMENDED PROJECT - PHASE I
 - * RECOMMENDED PROJECT - PHASE II
 - * PURCHASED (AS OF MAY 13, 2000)

REVISED
AS OF
MAY 17, 2000



OPEN LAND AND TRAIL - PROJECT RECOMMENDATIONS SANTA FE COUNTY

1771074

EXHIBIT

1 2

SANTA FE COUNTY OPEN LAND AND TRAILS PLAN

**FOR THE WILDLIFE, MOUNTAINS, TRAILS
AND HISTORIC PLACES PROGRAM**

~ DRAFT 2 ~



Photos: Judy McGowan, Bret Ellis

2000

May 15, 2000

TABLE OF CONTENTS

1771074

Executive Summary	v
Vision Statement	1
Chapter 1 - Introduction.....	3
Issues and Background	3
Landscape Characteristics of Santa Fe County.....	3
Population of Santa Fe County.....	4
Open Lands Planning in Santa Fe County	4
The Value of Open Land and Trails	4
Previous Open Lands and Trails Planning Efforts	4
Santa Fe County General Plan Policies.....	5
Wildlife, Mountains, Trails and Historic Places Program	6
On-Going Studies and Conservation Efforts	6
Community-based Planning Process	7
County Open Land and Trails Planning and Advisory Committee (COLTPAC)	7
Community Partners.....	8
Public Outreach.....	9
Purpose of the Plan.....	9
Element of the Growth Management Plan.....	9
Identify Resources and Establish Priorities.....	10
Entering a New Realm of Open Land and Trails	10
Chapter 2 - Existing Conditions and Inventory of Parks, Trails and Open Lands.....	11
Inventory of Open Land Resources	11
Existing County Parks, Trails and Open Lands	11
Trails Inventory	12
Other Public Lands.....	15
Resource Inventory.....	17
Summary.....	22
Chapter 3 - Master Plan Recommendations.....	23
Master Plan General Goals	23
Use of Open Lands: Passive and Active Recreation Uses	24
Proposed Parks and Trails	25
Parks and Recreation Needs.....	25
Proposed Primary Trails.....	27
Significant Resources for Conservation	29
Significant Cultural-Historical Areas	29
Significant Natural Areas	30
Master Plan Map	31
Summary.....	33
Chapter 4 - Plan Implementation Strategies	35
Conservation Methods.....	35

Accountability	60
Future of COLTPAC.....	60
Glossary	63
References	65
Appendix	67

List of Tables

Table 1: Parks and Recreation Types	12
Table 2: Inventory of County Parks, Trails, Recreation Facilities and Conservation Areas	13
Table 3: Park Needs	26
Table 4: Proposed Budget and Staffing for County Open Lands and Trails Program.....	44
Table 5: Management of Public Access on County Open Lands	51

List of Maps

In Chapter 2:

- Map 1: Santa Fe County Land Status
- Map 2: Existing Public Parks and Trails
- Map 3: Cultural-Historical Areas
- Map 4: Cultural-Historical Areas Composite
- Map 5: Natural Areas

In Chapter 3:

- Map 6: Parks: Existing and 20 Year Goals
- Map 7: Proposed Trail Corridors
- Map 8: Master Plan

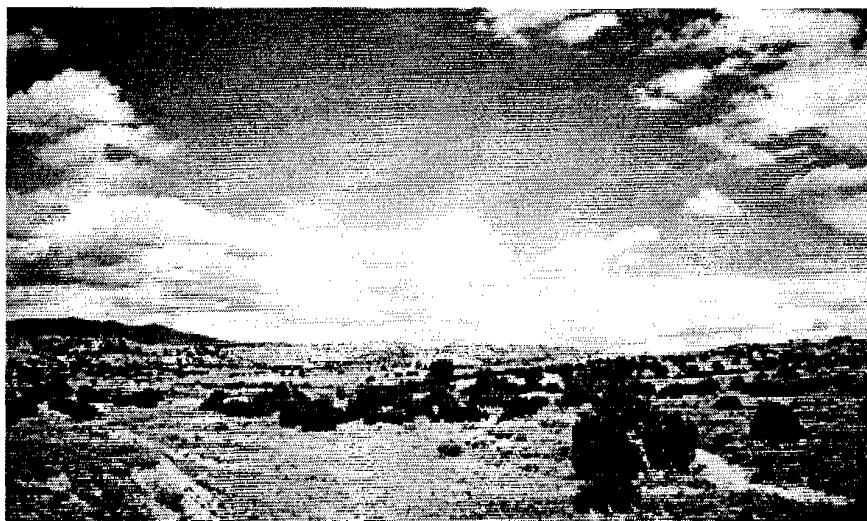


Photo 1: Jacona Land Grant (A. Nelson)

SANTA FE COUNTY



1771074

OPEN LAND & TRAILS PLAN FOR THE WILDLIFE, MOUNTAINS, TRAILS AND HISTORIC PLACES PROGRAM

EXECUTIVE SUMMARY

INTRODUCTION



Chapter 1 of the Plan describes the diverse landscape and population of Santa Fe County and factors of growth that have created the need for this *Open Land and Trails Plan*. Such planning has been discussed for a number of years, and has really advanced within the last several years with the assistance of the County Open Land and Trails Planning and Advisory Committee (COLTPAC). In 1998, County voters passed a \$12 million general obligation bond enabling the County for the first time to acquire large tracts of land for conservation and recreation.

The County is committed to a citizen-based planning process and will continue to work with COLTPAC and other partners and citizens to implement this Plan, develop effective stewardship programs and continue to identify resources in need of protection.

The purpose of this Plan is to establish long-term strategies for open land and trails conservation in the County, and to guide the County in a program to evaluate, acquire, develop and manage parks, open lands and trails. It does not recommend regulatory measures for open space, other than enforcing existing Land Development Code requirements.

EXISTING CONDITIONS AND INVENTORY



Chapter 2 contains an inventory of existing parks and trails in the County. Currently, the County operates few parks or trail facilities. Many are in need of upgrades. Table 2 lists the existing community and neighborhood parks, natural area parks and other County facilities and trails as well as their condition. These are illustrated on Map 2. Santa Fe County also encompasses other public lands available for recreation and other uses, some that are governed by an

agency mission of protecting resources. A Trails Committee also carried out an extensive inventory of trails throughout the County.

14. Minimize conflicts of open lands and trails users, but allow for multiple-purpose functionality.

Protecting resources is the most important function of the program, which means that public access may need to be limited on some lands. The program also emphasizes passive recreation uses (e.g., unimproved hiking trails) over active recreation uses (e.g., soccer and off-road vehicle use).

This chapter describes goals and criteria for parks and recreation, trails, cultural-historical areas and natural areas. It also identifies future park and recreation needs (see Table 3) and a primary countywide trail system. These are summarized in the Master Plan below.

The Master Plan Features (Map 8)



Staff used GIS to combine the mapped resource information to identify areas of high resource value and added the proposed trails and parks to illustrate a connected open space system in Map 8. The Master Plan illustrates long-term goals for protection and acquisition – beyond the \$12 million bond, but it is general and should be used in conjunction with the criteria.

Areas of Critical Environmental Concern: The Areas of Critical Environmental Concern are areas that have national significance and are extremely important for their cultural and natural resource values. As indicated on the map, three areas are important.

- La Cienega;
- Two Mile Reservoir; and
- La Puebla.

Resource Protection Areas: The Resource Protection Areas on Map 8 are areas where multiple resources exist. They include archeological sites, rivers, streams and wetlands, agricultural areas as well as grasslands. Clearly delineated on the map are:

- The northern valleys agricultural areas, wetlands and streams, including Santa Cruz and Pojoaque Rivers;
- Tesuque River;
- Western county grasslands and cultural-historic districts between La Cienega and Los Cerrillos;
- La Cienega Creek and the lower Santa Fe River;
- Galisteo basin and river area and San Cristobal and San Marcos Creeks; and
- The Los Cerrillos/Madrid area and historic mining district.

Traditional Community Buffers: Another goal stated earlier is to provide community buffers and protect the traditional hinterland of communities. Buffers are delineated for the following communities:

- | | | |
|--------------|---------------|------------------|
| □ La Puebla; | □ La Cienega; | □ Los Cerrillos; |
| □ Cundiyo; | □ Lamy; | □ Madrid; and |
| □ Tesuque; | □ Galisteo; | □ Golden. |

program and two other staff work part time (see Table 4). It may be efficient to consider establishing a division to manage the program.

Funds for acquisition are available from the \$12 million general obligation bond. The County must establish operating funds. Whenever possible the County will apply for grants and work with partners to leverage funds.

MANAGEMENT STRATEGIES



Resource / Ecosystem Management Philosophy

A philosophy of land conservation is essential to the County's stewardship of the land. This Plan recommends developing a development and management plan for each parcel of land to ensure protection of resources. A key to mitigating conflicts between recreation use and resource protection is to identify the primary purpose for which a parcel of land is acquired, or classify it with one of the following terms:

- ☐ Preserves
- ☐ Conservation Areas
- ☐ Regional Park Lands
- ☐ Agricultural Lands
- ☐ Trail Corridors, Trailheads and Visitor Areas
- ☐ Buffer Areas

Each parcel acquired will require developing a management plan involving the local community, the County and any other partners. Access to the property may need to be limited until resources are inventoried, short-term improvements are complete and the community develops a vision. Only appropriate areas should be open to the public for use.

The County has limited funds for development of properties and development will emphasize conservation and passive recreation use. The County may need to fence properties, do river or grassland restoration projects, and build trails and trailheads. At the very least, the County will provide signs identifying the property.

To promote good stewardship, the County is in the process of investigating the use of permits, developing a rules ordinance, working to develop greater partnerships and volunteer programs and promote education and outreach.

PLAN UPDATE PROCESS

It is proposed that the Plan be updated **every two years**, or as necessary. This chapter lists the various data needs that should be addressed in a 2002 update of the plan. COLPTAC will be a permanent citizen's committee that will work with the County staff to oversee the program and work on plan updates.

VISION STATEMENT

The **Santa Fe County Wildlife, Mountains, Trails and Historic Places Program** will create a network of cultural, historical, recreational and natural open spaces and trails.

A diverse mix of projects, distributed equitably throughout the County, will:

- **serve as focal points** to enhance neighborhood, community and cultural identity;
- **preserve and honor** the natural, historical, and cultural diversity; and
- **provide opportunities** for leisure and human renewal.

An integrated plan of voluntary participation which emphasizes: integration with existing development regulations and requirements; joint-cooperative efforts between private, non-profits and governments; multiple-purpose functionality; cost effectiveness; stewardship and affordable maintenance, will create the greatest impact for achievable conservation of our resources to benefit current and future populations.

The County Open Land and Trails Planning and Advisory Committee (COLTPAC) developed this Vision Statement for a long-term program to carry Santa Fe County well into the twenty-first century, beginning with \$12 million in funds set aside through the General Obligation Bond of November 3, 1998. The program will be guided and implemented through the collaborative efforts of the Santa Fe County Board of County Commissioners (Board), County Open Land and Trails Planning and Advisory Committee (COLTPAC) and the Santa Fe County Planning Division.



Photo 2: Galisteo River and Sangre de Cristo Mountains Beyond (L. Ellis)

CHAPTER 1 - INTRODUCTION

ISSUES AND BACKGROUND

Throughout the General Plan update process during the past several years, communities expressed the need to protect open space in Santa Fe County. This *Plan* has been the result of a lot of public interest in open land planning in Santa Fe County and the efforts of the County Open Land and Trails Planning and Advisory Committee (COLTPAC) throughout 1999.

Landscape Characteristics of Santa Fe County

Santa Fe County is located in northern New Mexico along the convergence of the Rio Grande River valley and the southern Sangre de Cristo Mountains. The County encompasses 1911 square miles of diverse terrain. Elevation in the County ranges from lowland riparian areas and the Caja del Rio (5,500 feet) to the Alpine Tundra (over 12,600 feet) in Santa Fe National Forest. The elevation of Santa Fe Baldy Peak is 12,622 feet. The unique variety of terrain and elevation creates different ecosystems and life zones which support various animal and plant species. Dry, sunny days and cold dark nights characterize the climate. The arid climate makes water a scarce and important resource.

The cultural and historical heritage of the County is world renowned for the diversity and history. Cultural and historical artifacts are found in every part of the County. Many working farms and ranches remain as well as relics of past activities on the landscape. People have been interacting with the landscape for thousands of years.



Photos 3, 4 & 5: Some Open Landscapes of Santa Fe County (L. Ellis)

volatile global economic markets. Natural areas and wildlife corridors are being squeezed by new development. Cultural and historical sites are also being converted to new uses and are difficult to preserve in a changing landscape.

The County has had few options to conserve land or provide parks, until recently. Regulatory methods are appropriate for some protection, but many property owners feel that they should not bear the financial burden for conserving land. Voluntary methods, likewise, cannot achieve all the goals of protection. However, with some financial means to protect land, the County can begin to acquire those lands that are most valuable to residents and keep them open to future generations.

In a 1993 "Public Opinion Poll on Growth and Development Issues," residents surveyed strongly or somewhat supported the following County initiatives:

- ☛ acquire and preserve scenic lands (89%);
- ☛ keep existing trails open (88%); and
- ☛ develop County parks (86%).

Santa Fe County General Plan Policies

The 1980 *General Plan* did not much address the matter of open space planning, except to recommend that the Board of County Commissioners appoint an Open Space Advisory Council to develop methods for the protection of the County's natural features.

The *General Plan Policies* document, adopted in 1997 and collapsed into the 1999 *Growth Management Plan*, addresses open space planning in several ways. First, it emphasizes a community planning process to be done by residents and property owners. It also recommends that the County create an Open Space and Trails Advisory Committee, or "a public committee of residents and property owners from the north, south and central parts of the County... for the purpose of creating a countywide open space plan..." It states the Committee should identify, prioritize, consider options, and establish trail and recreation needs.

The *Policies* document also states that this Committee will work with the Traditional Communities in their identification of sensitive and cultural areas, trails and open land. The Committee's recommendations will then be put forth to the Board of County Commissioners (Board) in the form of a Plan. This Plan, once adopted, will become an element of the current *Santa Fe County Growth Management Plan*.

The *Policies* state that the purposes for this Plan and strategies to protect open space are the following:

- a) identify the areas of countywide interest...;
- b) prioritize the open spaces and trails which should be protected...;
- c) consider options and recommend strategies [for protection]...;
- d) establish a trails plan to link open areas and public lands to the settled areas, and prioritize trails to be managed for hiking, equestrian and bicycle use and those to be reserved for neighborhood use; and
- e) assess park and recreation needs for different regions in the County.

The City of Santa Fe has some valuable plans and studies regarding open space, including the *City of Santa Fe General Plan* (1999), *An Ecological Assessment of Open Space in Santa Fe and its Extraterritorial Zone* (1998) and the *Santa Fe River Corridor Master Plan* (1995).

Numerous private conservation programs also exist throughout Santa Fe County. This Plan attempts to integrate and recognize the work of other organizations where possible, but not to duplicate it. A successful conservation program will depend on many partnerships with other agencies and private organizations and successful actions of all the organizations.

COMMUNITY-BASED PLANNING PROCESS

Santa Fe County promotes a community-based planning process for all planning, including open lands and trails. Consequently, a number of citizens, community organizations, conservation organizations and agencies worked together to develop the recommendations for this Plan. The Board began the process by establishing the County Open Land and Trails Planning and Advisory Committee (COLTPAC).



Photo 6: San Pedro Land Grant (L. Ellis)

County Open Land and Trails Planning and Advisory Committee (COLTPAC)

The Board created COLTPAC in September 1998, as a result of the bond language and the *General Plan Policies*. The County formed the 30-member citizen committee explicitly to represent the different regions as well as divergent points of view. Members represented conservation organizations, property owners, youth, families, retired persons, farmers and ranchers and community organizations. The Committee served to advise staff and the Board on this long-term *Open Land and Trails Plan* and to recommend implementation strategies. It also developed the project acquisition evaluation criteria (see Appendix E).

COLTPAC held facilitated monthly meetings from January through September 1999. These meetings were open for the public to observe and comment. In addition, two large public meetings took place in June and August of 1999, whereby the general public had more

Conservation Assistance Program. These organizations worked with County staff to aid in facilitation of meetings and dissemination of information. Santa Fe County anticipates continuing to work with a number of partners to implement this Plan and manage an open lands program. Throughout this planning process, communities have expressed concern that the County should coordinate with local communities and hear their concerns about open lands and trails. County planning staff works with communities in their community planning efforts, and many concerns arise related to open lands and conservation. The County will also attempt to include rural points of view by encouraging more local community involvement.

Public Outreach

As stated above, the County held a number of public meetings throughout the County in 1999. Notices of all meetings were posted in all County newspapers. Staff also contacted local radio stations, participated in radio talk shows, held workshops, did direct mailings and distributed fliers and information. In the future, the County would like to see draft plan information available on the web page so that members of the public may comment in that fashion. The County will also work towards establishing better contact and dialogue with Pueblos regarding conservation.



Photo 10: Villages of La Cienega and Cieneguilla Residents with COLTPAC Members at La Cienega Natural Area (L. Ellis)

PURPOSE OF THE PLAN

Element of the Growth Management Plan

This *Open Land and Trails Plan* will become an element of the *1999 Santa Fe County Growth Management Plan*. Recommendations of this Plan are intended to reinforce and supplement the *Growth Management Plan*. However, the conservation strategies herein are voluntary, not

CHAPTER 2 - EXISTING CONDITIONS AND INVENTORY OF PARKS, TRAILS AND OPEN LANDS

INVENTORY OF OPEN LAND RESOURCES

An inventory of existing resource information is an important component in preparing a plan for open land and trails. Such information is an essential first step for understanding the existing character of the County and helps to identify potential regional park locations and open lands resources that should be protected.

COLTPAC as well as County staff participated in the inventory of resources. They compiled an inventory of recreation resources, including the existing County parks and recreation facilities and public trails. This chapter also describes other public lands (i.e., state and federal) within the County that provide recreation opportunities or protect resources. COLTPAC also helped inventory the cultural-historical and natural areas important for conservation, which are described later in the chapter. The staff then considered and compiled the inventory information to create the Master Plan map described in the next chapter.



Existing County Parks, Trails and Open Lands

Table 1, on the next page, describes types of parks, their average size and service areas, and typical uses. Santa Fe County operates few neighborhood and community parks, but contains a higher than average number of natural areas which both urban and rural residents use. Many existing County facilities are in need of maintenance and renovations to address safety concerns. Table 2 lists the existing parks, open lands and other recreation facilities in unincorporated areas of the County (see also Map 2: Existing Public Parks and Trails). The table and maps do not list parks or open space within the City of Santa Fe limits, where most of the recreation services are provided for City and County residents. Edgewood and Española do not operate parks in Santa Fe County. In addition, the County should conduct an inventory to assess locations of parks and open lands in subdivisions that have been dedicated to the County for public use.

Currently the County operates approximately 120 acres of community parks and several neighborhood parks. A number of smaller facilities are dispersed throughout the County, which were mostly funded through the Land and Water Conservation Fund (L&WCF). Many of these facilities, such as tennis courts and multi-purpose fields, need improvements for the County to receive additional L&WCF funds. By the year 2000 the County has also purchased approximately 1200 acres of new conservation areas and regional parks with the 1998 bond proceeds, including Cerrillos Hills and lands near La Cienega. Other lands are under negotiation.

Table 2: Inventory of County Parks, Trails, Recreation Facilities and Conservation Areas

Name/Description COMMUNITY PARKS (20 acres or larger)	Location	Acres	Facilities															
			Parking lot / spaces	Soccer / Football field	Basketball court	Baseball / Softball field	Bleachers and dugouts	Multi-Purpose Court	Tennis court	Playground / tot lot	Sign	Lights	Picnic tables	Picnic shelter	Concession Stand	Barbeque Grills	Walking path	Handicap accessible
Agua Fria Park	Village of Agua Fria, off County Road 62	70	Y		1	2	4	1	1	1		3	10	4	1	4		Y
Lamy Park	Village of Lamy, Cty. Rd. 33	50	Y										6	3		2		Y
Total Acreage		120																
LOCAL NEIGHBORHOOD PARKS (7 - 10 acres)																		
Bennie J. Chavez Playground & Recreation Area	Village of Chimayo		Y					1		1			1	1		1		Y
Edgewood Community Center - Playground and Recreation Area	Edgewood at main Community Center		Y		1			1		1								Y
Leo Gurule Park	T16N R8E off Hwy 14	4	Y		1			1	1	1	1	1	4	3		3		Y
Total Acreage		4																
NATURAL AREA PARKS / REGIONAL PARKS																		
Cerrillos Hills Regional Park	Cerrillos Hills	1100																
Cieneguilla / Santa Fe River	La Cienega	151																
Total Acreage		1251																
OTHER COUNTY FACILITIES AND MINIPARKS																		
Chimayo Headstart Chimayo Multi-purpose court	Village of Chimayo - Community Center	n/a	Y		1			1	1	1	1	1						
Sombrillo Tennis Court	Sombrillo Community Center	n/a							1		1							
Pojoaque Tennis Court	Pojoaque off St. Hwy. 602	n/a	Y						1									Y
El Rancho Multi-purpose Court	Village of El Rancho Community Center	n/a	Y					1				1	1	1				Y
La Puebla Recreation Area	Village of La Puebla	0.5																
Rio en Medio Multi-purpose court	Rio en Medio	n/a	Y		1					1	1		2	2				
Cundiyo Park	Cundiyo	n/a	Y															
Valle Lindo Park	Valle Lindo subdivision off SR 14	n/a						1	1	1	1							
County Fairgrounds	City of Santa Fe - Rodeo Road	10	Y								1	1						Y
Galisteo multi-purpose court	Village of Galisteo Community Center	n/a								1								
Madrid Ballfield	Village of Madrid	n/a																
Edgewood Senior Center Park	Edgewood Senior Center	n/a	Y								1	1	1					
Total Acres																		
TRAILS																		
Rancho Viejo Spur Trail	Community College area	1.5																n/a
Santa Fe - Lamy Rail Trail	From I-25 (south of Santa Fe) to Lamy	11.5																
Total Miles		11.5																
PUEBLO LANDS - PARKS AND RECREATION																		
Nambe Pueblo Recreation Area																		
Tesuque Pueblo ballfield					1		1				1		1					
Pojoaque Pueblo Recreation Area and Tribal Park		5				1				1								
San Ildefonso ballfield																		
Total Acreage								1	1	1	1							

Y = yes
n/a = information not available

Other Public Lands

Federal

Federal land comprises approximately 303,446 acres (or approximately 25 percent) of Santa Fe County. Most of the federal land in the County is in the north. No Forest Service land exists south of the Galisteo Basin, and only a few small isolated Bureau of Land Management parcels are located there, many of which are on the disposal list (see Map 1: Santa Fe County Land Status). County residents are fortunate to enjoy recreation and other opportunities afforded by these lands. Many resources are also protected within these lands.

United States Forest Service (Forest Service)

The United States Forest Service is the largest federal land owner in Santa Fe County with 239,576 acres of land, most of which is contained in the Santa Fe National Forest. The Forest Service mission is "to achieve quality land management under the sustainable multiple-use management concept to meet the diverse needs of people." Thus, the Forest Service attempts to manage resources under the best combination of uses to benefit the public while ensuring the productivity of the land and protecting the quality of the environment. The Santa Fe National Forest offers many outdoor recreation opportunities, including camping and primitive backpacking, hiking, skiing (Santa Fe Ski Basin), fishing and hunting. The upper Santa Fe River watershed is off-limits to protect the drinking water source due to fire hazard. The Forest Service intends to develop a Management Plan for the area soon.



Photo 13: Santa Fe Ski Area, Forest Service land (B. Ellis)

Bureau of Land Management (BLM)

In the north part of the County, the BLM operates 62,390 acres of land, including the Santa Cruz Lake Recreation Area, Rio Grande River Caja del Rio area, the Area of Critical Environmental Concern near La Cienega and lands near La Puebla. BLM currently also lists 7,228 acres of exchange lands. The BLM mission is "to sustain the health, diversity, and productivity of the Nation's public lands for the use and enjoyment of present and future generations." This agency has particular expertise in the areas of recreation, wildlife habitat, cultural resource management, minerals and grazing. Many of the BLM parcels have active grazing leases.

land conservation in the County. Forest Trust has conserved easements, and the Nature Conservancy has conserved land in the Ortiz Mountain area. In addition, large homeowner's associations maintain private recreation land that is open for residents' use.

1771074

Semi-Public School District Facilities

The school districts in Santa Fe County, including Santa Fe, Pojoaque, and Moriarty are other possible partners for providing recreation. Currently the County and other organizations have some informal agreements with school districts to share facilities. Pojoaque Valley, for example, does cooperative projects with the State Natural Resources Department. It would be useful to do an inventory of such facilities and agreements that exist.

Pueblo Lands

Some facilities exist on Pueblo lands, as Table 2 indicates. Many of these facilities were funded through Land and Water Conservation Funds and offer additional recreational opportunities.

Resource Inventory

COLTPAC also assisted the County with developing an inventory of cultural-historical sites and natural areas. The areas identified are not necessarily on public lands, which is why the maps are helpful in identifying "potential" conservation areas. Each of these areas is discussed below and presented in Maps 3 through 5.



Photo 14: COLTPAC Presentation (H. Blackwell)

Cultural-Historical Resources

Santa Fe County has a diverse human history linked to its natural features and landscape. Cultural landscapes result from the interaction of people (culture) and nature on the land over time. Throughout New Mexico's history, how people live their lives, earn a living, and make decisions about land, water and community help define the many landscape layers that transform physical spaces into meaningful places. How the many different and culturally diverse communities in Santa Fe County have acted out those decisions have defined their heritage, their traditions, and themselves, and have shaped the unique flavor of the County.

An integral part of Northern New Mexico community tradition, beginning long before the coming of the Spanish, is the concept of hinterland, or surrounding community space.

Hondo and Waldo are simply older versions of our County's communities. HPD data indicates that thousands of these sites exist throughout the County; however the sites recorded are a fraction of the total that exist (545 communities sites, 239 sacred sites, 3718 lifeways sites, 350 agriculture sites, 278 mining and industry sites, and 365 homestead sites).

❑ *Sacred Places*

Sacred Places include churches, moradas, shrines, cemeteries, graves, petroglyphs and places of spiritual meaning. No sacred places are indicated on the maps.

❑ *Cultural-Historical Lifeways*

Cultural or Historic Lifeways represent land use practices, or working landscapes, that have historical *continuity* and meaning: agriculture, ranching, herding, homesteading, mining and industry, and commerce/transportation. Such landscapes are indicated on the maps.

❑ *Cultural Places*

Cultural places can include traditional use areas such as woodcutting, quarrying or gathering areas, "named" places of importance to a particular group, or a place of historical meaning. The *ejidos* of land grant communities can have considerable place value.

❑ *Traditional and Traditional Historical Communities*

Santa Fe County contains 21 Traditional and Traditional Historical communities, and at least that many pre-contact and ancestral Pueblo communities exist as well. A community at least 75 years old may qualify for State status as a Traditional Historic Community. Also significant are the traditional hinterlands or buffers around the communities, some of which are indicated on the maps.

Cultural-Historical Areas Landscapes

The following list includes a number of important historic and cultural landscapes as illustrated on Map 4. Some of them are also natural landforms or landmarks. The list is by no means inclusive of all significant features in the County. It is intended to highlight historically and cultural significant features in the County that merit consideration for protection including the following:

- Known cultural resource areas in the Galisteo basin and west of the City of Santa Fe.
- Large ranch lands and homestead areas in the central and southern part of the County.
- Small irrigated farms in the northern valleys.
- Mining district around Cerrillos and Madrid.
- Buffers around the communities of Galisteo, Lamy, La Cienega, Tesuque, Golden, Madrid, Los Cerrillos, Cundiyo and La Puebla.

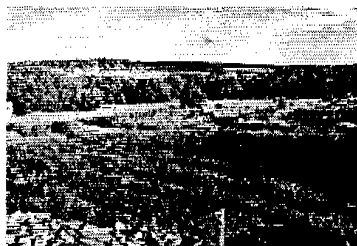


Photo 16: Rowe Mesa Agriculture (L. Ellis)

❑ *Waterways*

Waterways include permanent (major) and/or intermittent (minor) streams.

❑ *Grasslands*

Another important conservation concern is the grasslands in the central county area. Map 5 shows areas of Cholla Grasslands and Grasslands that are important for conservation in the areas south of La Cienega and near Galisteo and Madrid and Eldorado.

❑ *Areas of Critical Environmental Concern*

Two Areas of Critical Environmental Concern are identified in La Cienega and Two Mile Reservoir. These areas which have multiple natural and cultural resources.

Natural Areas Landscapes

The following natural areas are illustrated on Map 5:

Santa Fe River and La Cienega Creek

The Santa Fe River, from the upper part which would include Two Mile Reservoir and other reservoirs and wetlands, through the City of Santa Fe and on through La Cienega ("the Marsh"), is a significant conservation area.

The middle Santa Fe River and La Cienega represents an Area of Critical Environmental Concern (ACEC), as identified by BLM and other members of the Coordinated Resource Management team. The ACEC includes seven miles of the Santa Fe River Canyon, surrounding hills and mesas, and 3,556 acres of BLM-administered public lands.

The Santa Fe River and La Cienega Creek are two of the few remaining permanent rivers in the area and contain critical riparian habitat. The potential is great for restoration. If protected properly and action is taken to reestablish riparian vegetation and historic wetland habitats, this corridor can attract and support a great variety of wildlife.

Aquatic insect species such as caddis flies, mayflies and midges can be found here. The only known fish species is the Rio Grande sucker, but possibly trout could be returned if spawning areas were established. The sewage treatment plant provides a steady flow of water in the lower river. However, spawning areas are lacking (e.g., running water over gravel, sufficient vegetative cover to reduce stream temperatures, vegetation for shading over the stream). The river has potential as a major migratory corridor for avian species (e.g., for waterfowl, shorebirds, migratory songbirds).

La Cienega Watershed and Springs

The water that emerges at La Cienega Springs comes primarily from the Arroyo Hondo watershed which is located in Santa Fe County on the southern edge of the City of Santa Fe. These springs and the perennial creek that flows in the upland portions of the watershed provide important wildlife habitats.

1771074

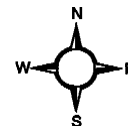
Legend

- BLM Land
- Forest Service Land
- Forest Service Exchange Land
- National Park Service Land
- State Land
- Hyde State Park
- Pueblo Land
- City Recreation Area
- City/County Landfill
- Traditional Villages
- Traditional Historic Villages
- Incorporated City Boundaries
- Major Roads and Highways
- Railroads
- Major Streams
- Minor Streams
- Wetlands / Riparian Areas
- Area of Critical Environmental Concern
- Grasslands
- Cholla Grasslands

Note: Information is for inventory purposes only. This is not a zoning map.

Work originally produced by County Open Land and Trails Planning and Advisory Committee (COLTPAC).

Draft



This information is for reference only. Santa Fe County assumes no liability for errors associated with the use of these data. Users are solely responsible for confirming data accuracy when necessary.



May 15, 2000

Map 5

Natural Areas Santa Fe County

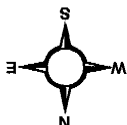
Cultural-Historical Areas Composite Santa Fe County

Map 4

May 15, 2000



This information is for reference only.
Santa Fe County assumes no liability for
errors associated with the use of these data.
Users are solely responsible for confirming
data accuracy when necessary.



Draft

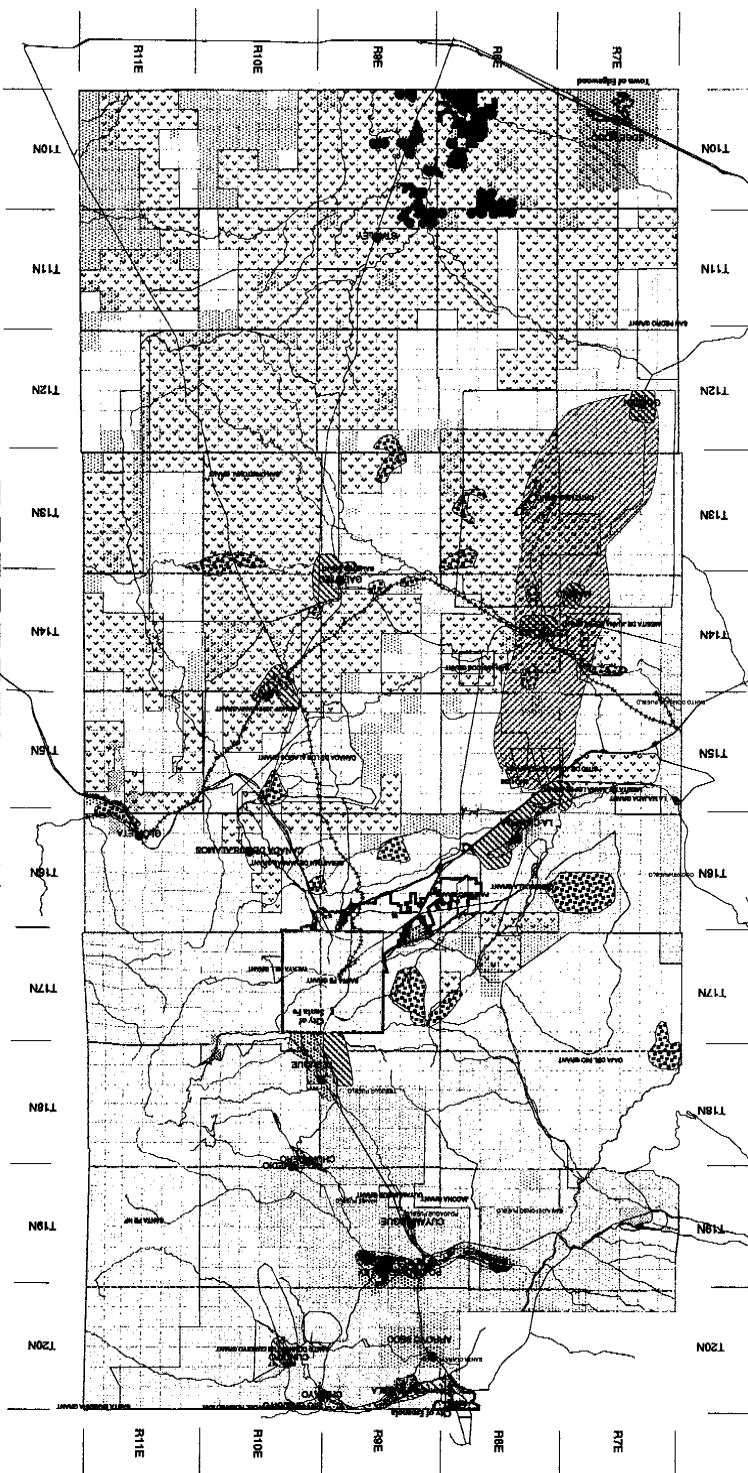
Note: Information is for inventory purposes
only. This is not a zoning map.
Work originally produced by County Open
Land and Trails Planning and Advisory
Committee (COLTPAC).

Known Cultural Resource Areas
(based on available survey
data - HPD)

- Land Grants
- Traditional Community Buffers
- Irrigated Agriculture Land
- Cultivated, Irrigated Valleys
- Homestead and Ranch Land
- Mining Districts
- Historical and Cultural Lifeways
and Landscapes**
- Traditional Historic Villages
- Traditional Villages
- Villages**
- Railroads
- Major Roads and Highways
- Major Streams
- Incorporated City Boundaries
- NM National Guard
- State Penitentiary
- City/County Landfill
- City Recreation Area
- Pueblo Land
- Hyde State Park
- State Land
- National Park Service Land
- Forest Service Exchange Land
- Forest Service Land
- BLM Land

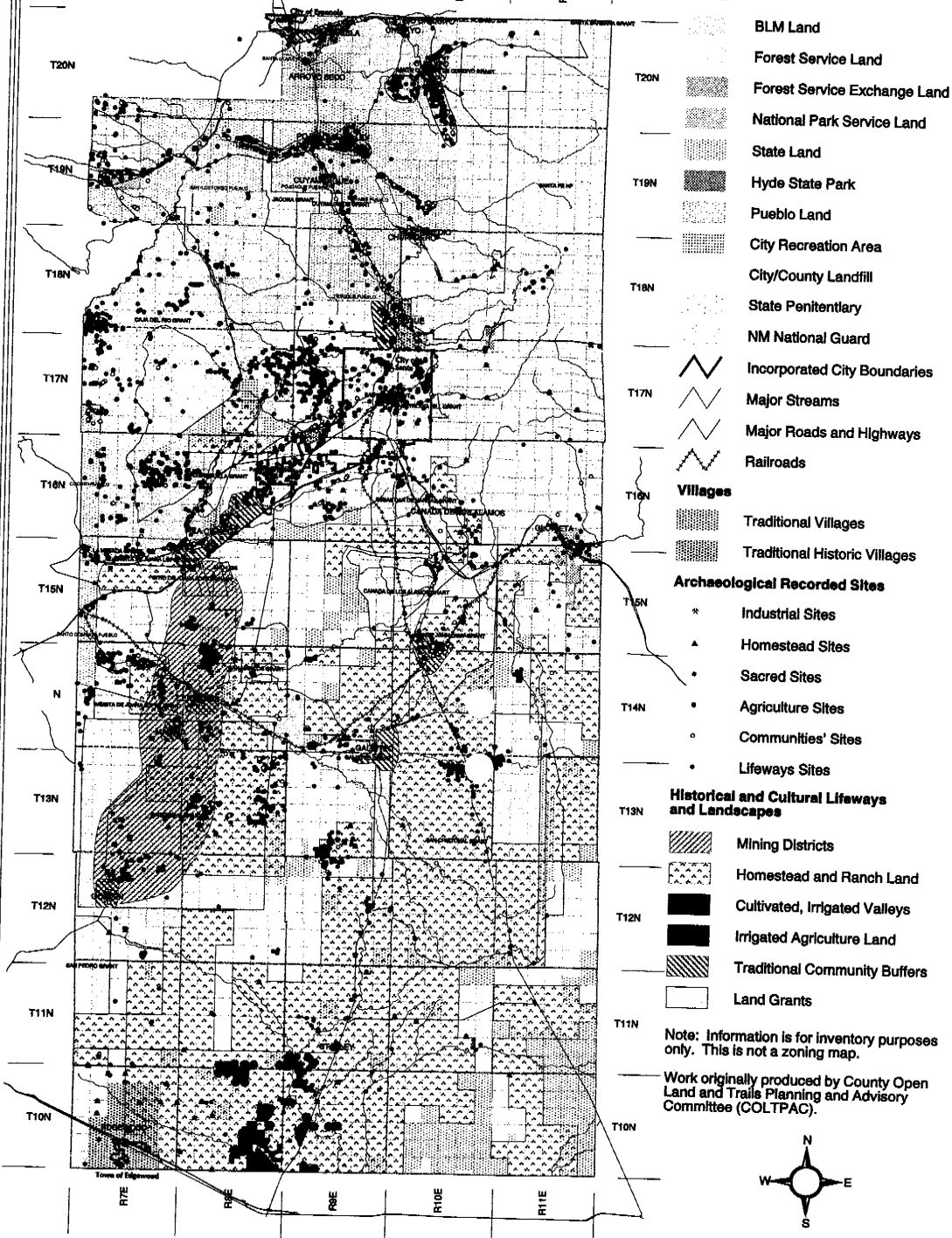
Legend

1771074



1771074

Legend



Draft

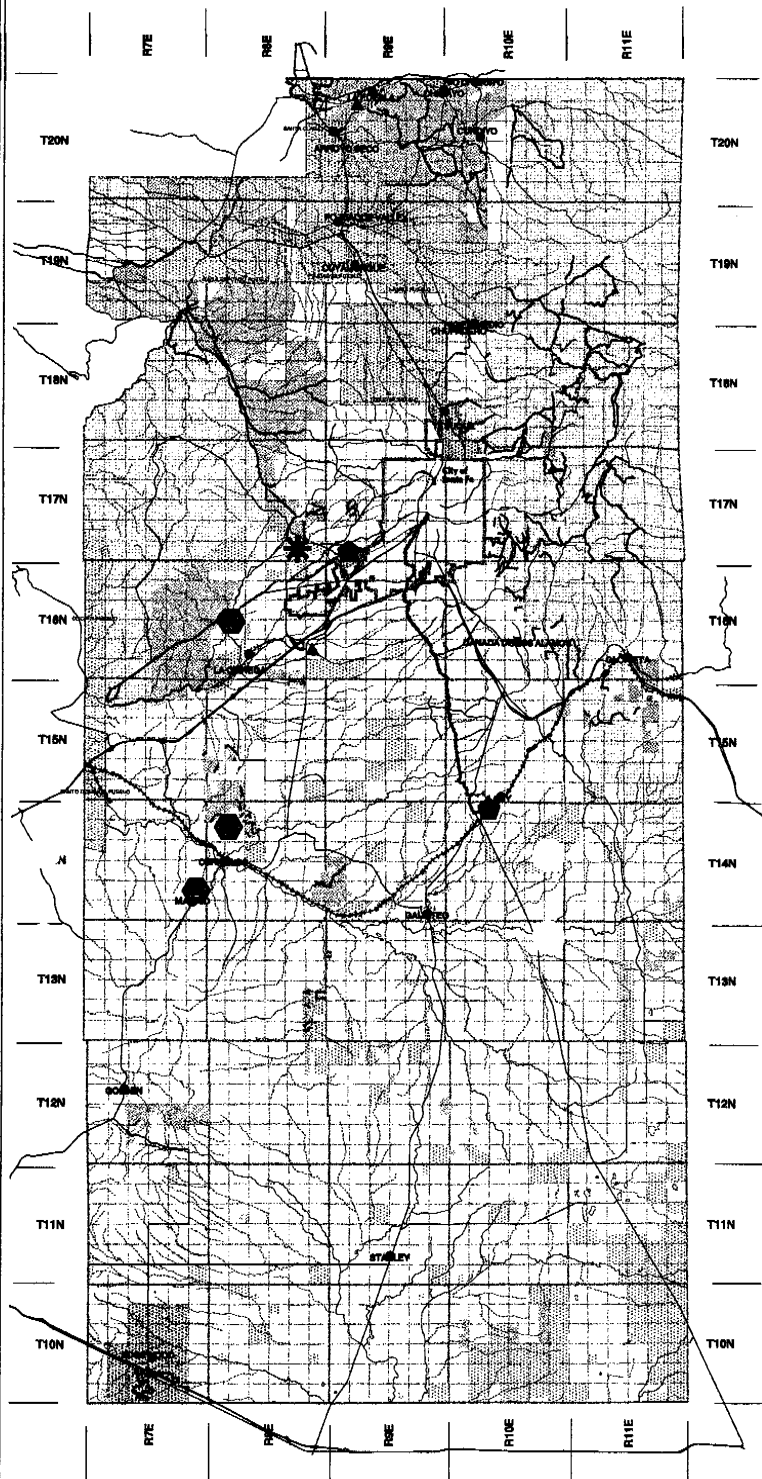
Cultural-Historical Areas Santa Fe County



May 15, 2000

Map 3

1771074



Legend

- BLM Land
- Forest Service Land
- Forest Service Exchange Land
- National Park Service Land
- State Land
- Hyde State Park
- Pueblo Land
- City Recreation Area
- City/County Landfill
- Traditional Villages
- Traditional Historic Villages
- Incorporated City Boundaries
- Minor Streams
- Major Streams
- Major Roads and Highways
- Railroads

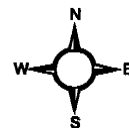
Existing Public Trails

- Existing USFS Trails
- Existing BLM Trails
- Rail Trail

Parks and Recreation Facilities

- Existing Neighborhood Park
- Existing Community Park
- Existing Regional Park
- Natural Area Park
- Other Recreation Facilities and Miniparks
(Note: need to add to map)

Draft



This information is for reference only. Santa Fe County assumes no liability for errors associated with the use of these data. Users are solely responsible for confirming data accuracy when necessary.



May 15, 2000

Map 2

Existing Public Parks and Trails Santa Fe County

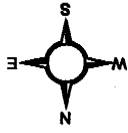
Land Status Santa Fe County

Map 1

May 15, 2000

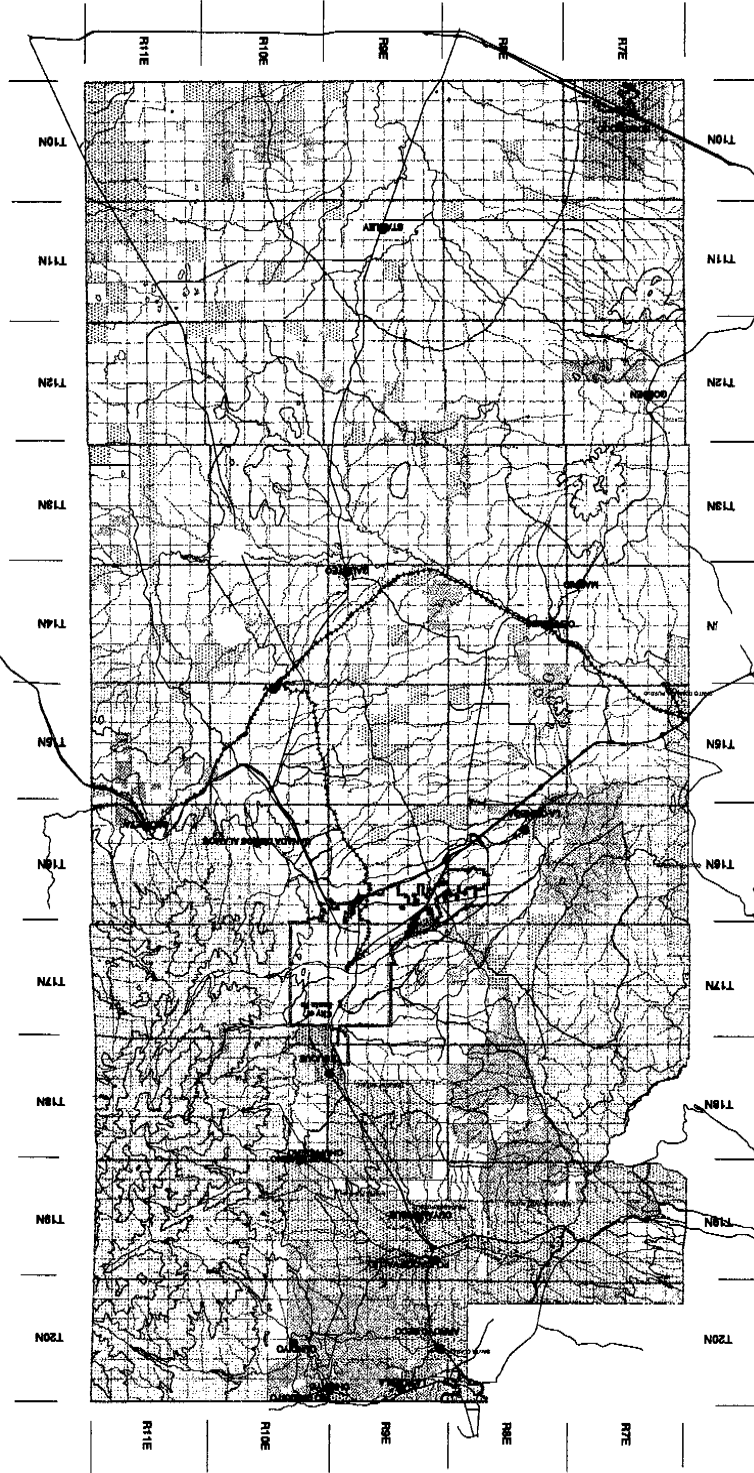


This information is for reference only.
Santa Fe County assumes no liability for
errors associated with the use of these data.
Users are solely responsible for confirming
data accuracy when necessary.



Draft

- Legend**
- BLM Land
 - Forest Service Land
 - Forest Service Exchange Land
 - National Park Service Land
 - State Land
 - Hyde State Park
 - Pueblo Land
 - City Recreation Area
 - City/County Landfill
 - State Penitentiary
 - NM National Guard
 - Traditional Villages
 - Traditional Historic Villages
 - Incorporated City Boundaries
 - Minor Streams
 - Major Streams
 - Major Roads and Highways
 - Railroads
 - Topography 500'



CHAPTER 3 - MASTER PLAN RECOMMENDATIONS 1771074

This chapter builds on the inventory in Chapter 2 and identifies goals for protection as well as significant resources in the County. It is intended to describe a long-term vision for the County, outlining future directions, and it addresses not only needs that can be immediately identified but those expected to emerge over the next ten to twenty years. This Plan is not intended to identify *only* those projects that can be implemented with existing resources, or with funding sources that can be readily anticipated. In this regard, it calls for new initiatives and presents a challenge to residents of the County to invest in the future. This may be done by seeking partnerships and new techniques to implement the projects identified in this plan that contribute to maintaining some of the qualities that make Santa Fe County unique.

This Plan assumes that the County will acquire land or easements through a variety of voluntary means. Chapter 4 addresses implementation methods and Chapter 5 addresses financial considerations and administration of the program,

MASTER PLAN GENERAL GOALS

The primary goal of the Wildlife, Mountains, Trails and Historic Places Program is to protect parcels of open land that have multiple resource values to our community, including access to water, wildlife habitat and rare species, cultural and historical sites, agricultural uses, visual beauty, and recreational opportunities. It is also important to provide community benefits and provide good financial returns for taxpayers, and connect a system of trails and open land when acquiring or conserving lands. Stewardship and maintenance of properties, once acquired by the County, will be also important (see also General Criteria, Appendix E). The following general goals will guide the County with the open land and trails program:

1. Protect tracts of open land and trails using a combination of methods, including voluntary conservation easements, acquisition and existing regulations.
2. Protect regionally significant natural and cultural-historical resources in need of protection.
3. Emphasize conservation of large tracts of land that may be critical for wildlife habitat.
4. Provide buffers for communities.
5. Provide community and countywide benefits.
6. Balance open space goals with needs for housing in urban areas; therefore, emphasize open space protection in undeveloped areas.
7. Ensure countywide equity and a diverse mix of projects.
8. Build and enhance a countywide network of open land and trails.

PROPOSED PARKS AND TRAILS

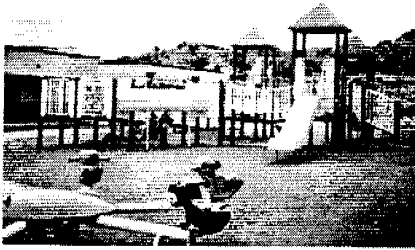


Photo 19: Pojoaque Playground (A. Nelson)

COLTPAC determined that it is important to not only protect resources, but also establish trail connections and some active recreation parks. The next sections identify goals for parks and recreation, trails, cultural-historical areas and natural areas. These are all important, but properties that contain multiple resources or opportunities are most important for the County program to achieve goals.

Parks and Recreation Needs

This chapter builds on the inventory of existing parks in Chapter 2 to determine current and future “needs.” It has been determined that the County will have a need for neighborhood and community parks in the future, however, the program emphasis is on acquiring lands for passive recreation use and resource protection, rather than active sports development. Some disparity currently exists throughout the County in provisions of parks and recreation land. COLTPAC agreed that the County should serve recreation needs of village residents.

Recreation needs are expressed in terms of “level of service guidelines”, which are based on population and described as “number of acres of parkland per 1,000 people.” This type of analysis helps to establish long-term guidelines for particular areas of the County. It merely provides an “ideal” to measure areas of the County that may need parks to meet recreation services desired by citizens. This needs assessment approach is typically used in urban areas and may be distorted in this application because of the thousands of acres of public land which are not considered.

While the existing common standard is ten acres of parkland per 1,000 people, such a standard is probably unrealistically high. Santa Fe County proposes a guideline of six acres of net usable parkland per 1,000 residents (or two acres of neighborhood parks per 1,000 residents and four acres of community parks per 1,000 residents. The average size for a neighborhood park is 8.5 acres and the average size for a community park is 35 acres). This acreage does not include arroyos, flood plains and other rights-of-way.

Parks and Recreation Goal

- ❑ Meet the future needs of County residents as determined by a population-based needs assessment as illustrated on the master plan map.
- ❑ Work with school districts to establish more joint use agreements for school recreation facilities.

Table 3, based on the analysis of park needs, shows that by the year 2020 the County would ideally provide **15 new neighborhood parks** (a total of 128 acres) and **12 new community**



1771074

Photo 20: Cerrillos Hills Equestrians (B. Ellis)

Proposed Primary Trails

This Plan and COLTPAC promote the concept of a one mile wide primary trail “corridor,” where the actual trail alignment will depend on willingness of landowners to sell or donate easements to the County. The trail corridor will be flexible depending on landowner willingness, public input and location of future land purchases. The entire primary trail will likely take many years to complete. Map 7 shows the Proposed Trail Corridors, the Segment One “Backbone,” and connections to communities, public lands and other destinations. The Proposed Primary Corridor, beginning with Segment One, is the ideal primary corridor for acquisition because it connects villages and existing large parcels of open land and would provide an alternative grid of trails where north-south alignments will ultimately connect to other east-west alignments and a localized secondary trails network.

In some cases it may be necessary to restrict the use of a trail segment or route a trail around a critical resource to protect it. In other places, acquiring easements for trails should be enlarged to achieve multiple objectives, such as conserving a natural arroyo and historic trail segments. The trail system should tie in with open lands conservation goals.

Trails Goals

- ❑ Identify and create a countywide Primary Trail “backbone.” Work with willing landowners to acquire and improve this backbone.
- ❑ Use the existing trails inventory to develop a secondary trails system that connects to the primary system, and rely on voluntary donations and subdivision regulations to build this secondary system. The County should offer technical support to local organizations.
- ❑ Preserve historical trails and protect access to existing trails, trailheads and recreation opportunities on federal lands. Acquire historic trail easements and develop trails parallel to the original path.
- ❑ Link County open land acquisitions, City of Santa Fe parks and State and federal recreation open spaces with trails.
- ❑ Combine trails with natural corridors and conserve such natural areas, such as permanent and ephemeral arroyos. It may be necessary to purchase wider easements so trail users can avoid critical habitats.

Secondary Trails System

The secondary trails system and historic trails protection will be achieved through volunteer easement donations and subdivision regulations that build on earlier Trails Committee inventory work. Secondary trails should provide links for local communities to the primary trail system and to other destinations. The County should update the inventory on a regular basis as local communities gather new information. Many local community groups such as Eldorado/Lamy and the West Side Planning group, are already negotiating with landowners. The County should offer technical support for local efforts and accept trail dedications. Map 7 also indicates community planning areas where trail connections should be determined by the local communities.

SIGNIFICANT RESOURCES FOR CONSERVATION

Significant Cultural-Historical Areas



Some lands will be important for conservation not because of recreation value, but because of physical resources on the site. COLTPAC agreed it is especially important to maintain the idea of historic open space hinterland. The Committee has some reservations about recommending County conservation of lands that are significant only for their archaeological value because the County does not have the expertise to maintain such sites. The following goal is specific to cultural-historical landscapes.

Cultural-Historical Landscape Goal:

- Maintain the unique, diverse rural character of the County through its archaeological, historical, cultural and sacred properties that contribute to community identity, history and connection with each other.

Photo 22: Santuario de Chimayo and fields behind (B. Ellis)

Cultural-Historical Criteria

The criteria for cultural-historical areas are presented in order of importance as identified by COLTPAC. Of primary concern is: does the purchased parcel sustain the historical open space patterns of the County? These are equally weighted against recreation and trails and natural areas criteria (see Appendix E).

- The project represents the historical open space patterns in the county (i.e., community hinterland).
- It possesses multiple cultural-historical resources as identified on plan maps.
- It contributes to community identity, history or culture.

Master Plan Map

By combining the mapped resource inventory information for cultural-historical and natural areas a pattern of significant conservation areas begins to be revealed. Staff used GIS to combine the resource information to illustrate the location and overlap of resources and identify those areas of high resource value. From this synthesis, it is possible to begin to identify areas that have abundant or significant physical resources—or at least two. Such a synthesis of data may then be used to help make objective decisions concerning open space conservation.



Photo 24: Sangre de Cristo Foothills to the East of Santa Fe, Picacho Peak (L. Ellis)

Staff next added proposed trails and parks to the synthesis of information to begin to reveal lands that contribute to providing a connected open space system. Map 8: Master Plan, illustrates areas in the County where multiple resources should be protected and where parks and trails should be planned through the voluntary measures described in Chapter 4. The Master Plan map helps illustrate long term goals for protection and acquisition for the County which would go beyond the initial \$12 million bond for open space. However, Map 8 is general and illustrative and should be used only as a reference when studying specific land parcels. It should be used in conjunction with the specific criteria, discussed previously, that are the basis for determining important parcels in the County in need of resource protection.

The Master Plan map is flexible and may change with additional community involvement and discussions with other partners (see Chapter 7: Plan Update Process). No proposals for Pueblo lands or municipalities are included at this stage. The map mainly focuses on the undeveloped, less urban areas in the County. It is assumed that the Cities' and Towns' Open Space Plans would prevail in the municipalities. It also focuses on the areas of the County not already protected or managed by another agency or organization.

Proposed Neighborhood and Community Parks

The Master Plan map also illustrates the general locations where future parks are needed (see Table 3: Park Needs). The County should collaborate with municipalities to provide some of the park areas indicated. The County should supply park facilities in those areas of the County in need as indicated on Table 3 and the Master Plan map.

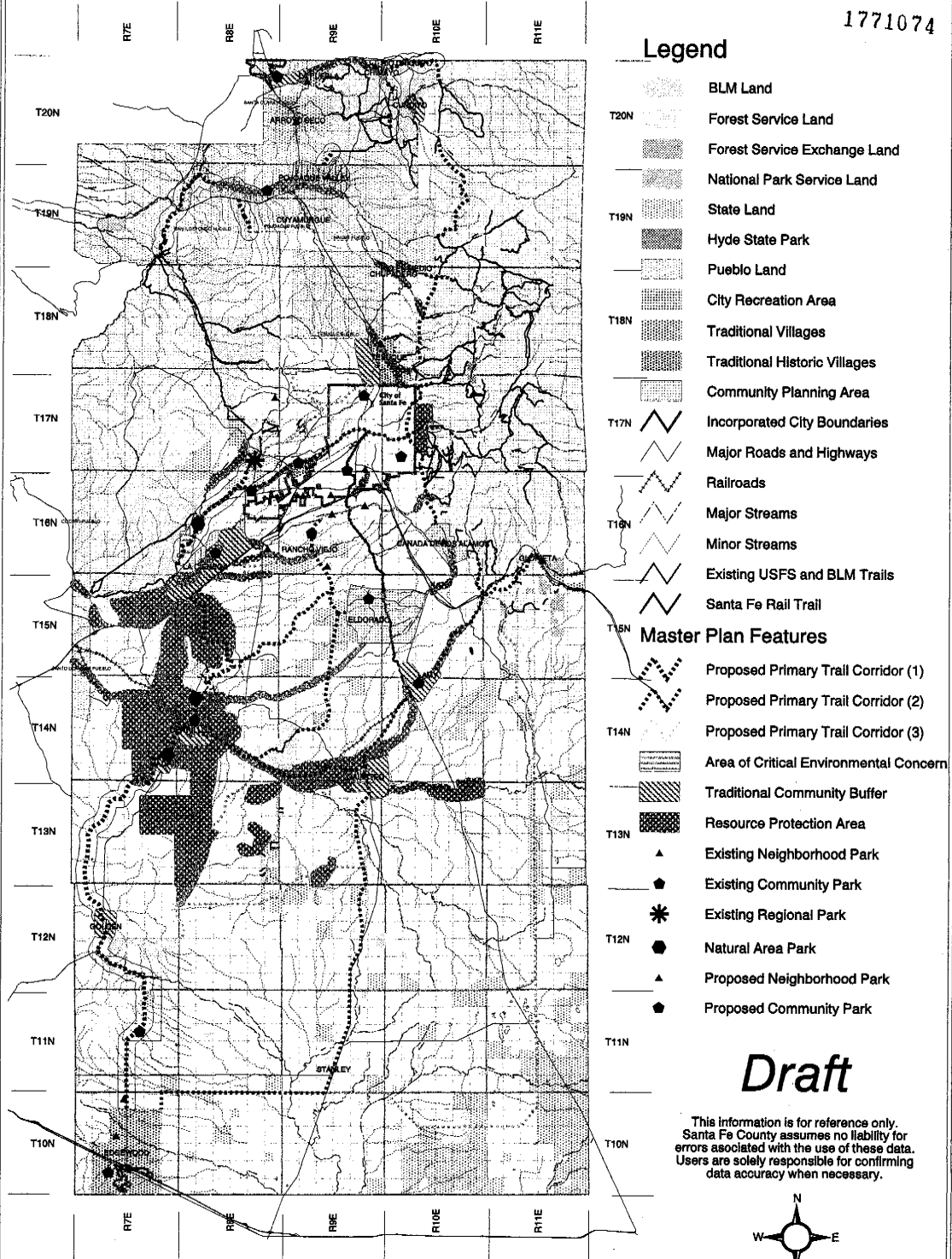
Proposed Primary Trails

Another goal is to build and enhance a countywide network of trails and protect historic trails. Segment One, north to south from Pojoaque to Edgewood is proposed to be the first major trail link which would connect to east-west river corridor trails and to a secondary system which should be established through local community efforts.

Summary

This chapter has outlined goals for the Wildlife, Mountains, Trails and Historic Places Program. The goals emphasize conservation of large tracts of land critical for wildlife habitat, community-wide benefits, and developing a system of open space, rather than fragmented purchases. It also calls for long-term stewardship of properties. A Master Plan map, based on a synthesis of all mapped inventoried information in the previous chapters identifies the significant resources that the County should aim to protect. Chapters 4 and 5 will describe how the County will undertake the goal of protecting the areas listed above.

1771074

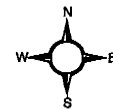


Legend

- BLM Land
 - Forest Service Land
 - Forest Service Exchange Land
 - National Park Service Land
 - State Land
 - Hyde State Park
 - Pueblo Land
 - City Recreation Area
 - Traditional Villages
 - Traditional Historic Villages
 - Community Planning Area
 - Incorporated City Boundaries
 - Major Roads and Highways
 - Railroads
 - Major Streams
 - Minor Streams
 - Existing USFS and BLM Trails
 - Santa Fe Rail Trail
- ### Master Plan Features
- Proposed Primary Trail Corridor (1)
 - Proposed Primary Trail Corridor (2)
 - Proposed Primary Trail Corridor (3)
 - Area of Critical Environmental Concern
 - Traditional Community Buffer
 - Resource Protection Area
 - Existing Neighborhood Park
 - Existing Community Park
 - Existing Regional Park
 - Natural Area Park
 - Proposed Neighborhood Park
 - Proposed Community Park

Draft

This information is for reference only. Santa Fe County assumes no liability for errors associated with the use of these data. Users are solely responsible for confirming data accuracy when necessary.



Scale 1:375,000



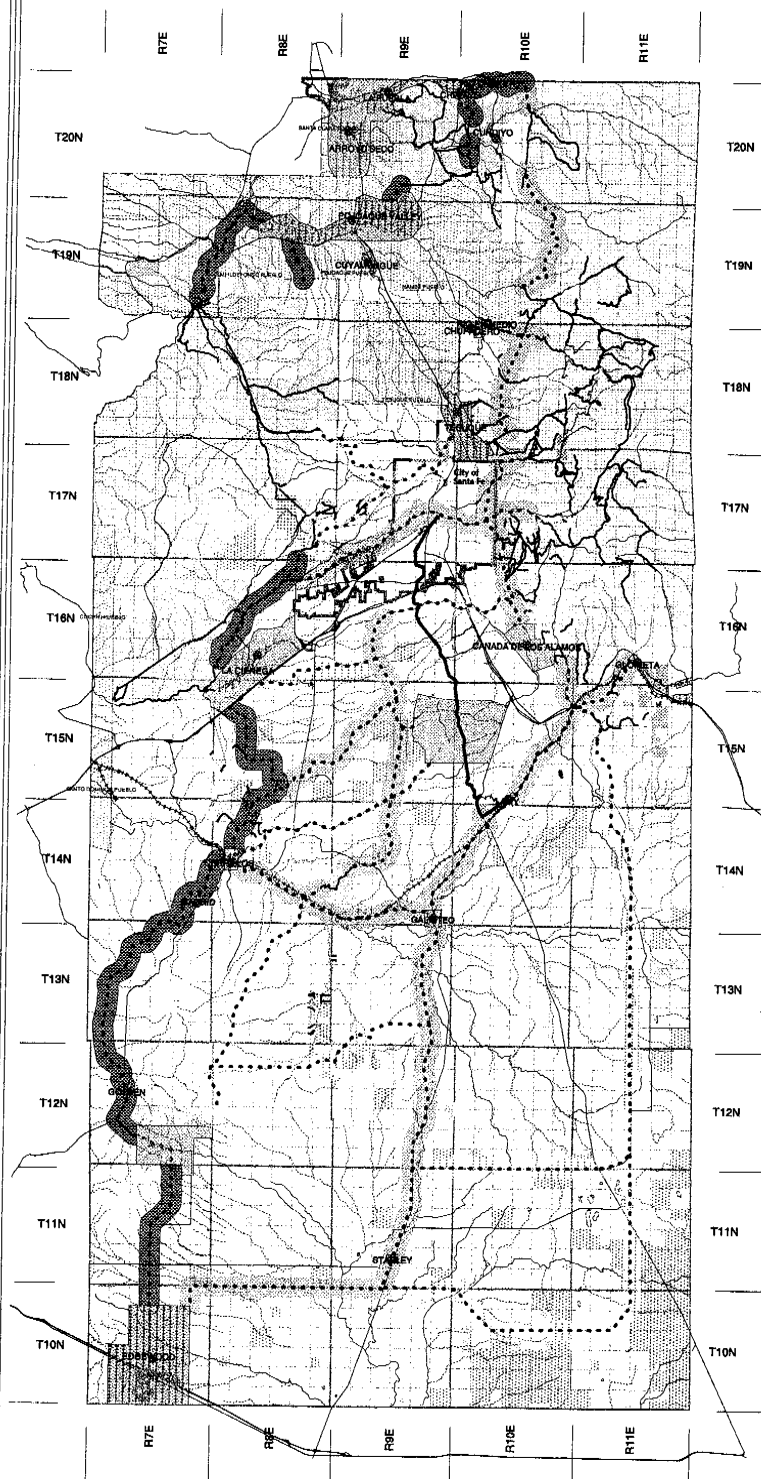
May 15, 2000

Map 8

This is not a zoning map. It is for illustrative purposes and should be used in conjunction with criteria to select open space and trail projects in the County.

Open Land and Trails Master Plan Santa Fe County

1771074

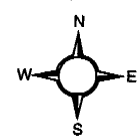


Legend

- BLM Land
- Forest Service Land
- Forest Service Exchange Land
- National Park Service Land
- State Land
- Hyde State Park
- Pueblo Land
- City Recreation Area
- City/County Landfill
- Traditional Villages
- Traditional Historic Villages
- Incorporated City Boundaries
- Minor Streams
- Major Streams
- Major Roads and Highways
- Railroads
- Existing USFS and BLM Trails
- Santa Fe Rail Trail
- Proposed Primary Trail
- Trail Corridor (Segment 1)
- Trail Corridor (Segment 2)
- Trail Corridor (Segment 3)
- Community Trail Planning Area

Note: Trail corridors and alignments are flexible depending on landowners' willingness to participate. This is not a zoning map.

Draft



Scale 1:375,000

This information is for reference only. Santa Fe County assumes no liability for errors associated with the use of these data. Users are solely responsible for confirming data accuracy when necessary.



May 15, 2000

Map 7

Proposed Trail Corridors Santa Fe County

1771074

Legend

- T20N BLM Land
- T19N Forest Service Land
- T18N Forest Service Exchange Land
- T17N National Park Service Land
- T16N State Land
- T15N Hyde State Park
- T14N Pueblo Land
- T13N City Recreation Area
- T12N Traditional Villages
- T11N Traditional Historic Villages
- T10N Incorporated City Boundaries
- Minor Streams
- Major Streams
- Major Roads and Highways
- Railroads
- Existing Neighborhood Park
- Existing Community Park
- Existing Regional Park
- Proposed Neighborhood Park
- Proposed Community Park
- Park Service Area

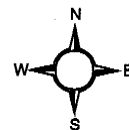
Neighborhood Park = 1/2 Mile Service Area

Community Park = 3 Mile Service Area

Regional Park = 10 Mile Service Area

Note: Locations for parks are approximate based on population distribution only (see table 3: Park Needs). This map is illustrative only. It does not include all City of Santa Fe parks.

Draft



Scale 1:375,000

This information is for reference only. Santa Fe County assumes no liability for errors associated with the use of these data. Users are solely responsible for confirming data accuracy when necessary.



May 15, 2000

Map 6

Parks: Existing and 20 Year Goals Santa Fe County

CHAPTER 4 - PLAN IMPLEMENTATION STRATEGIES

The recommendations in this Plan will be implemented through a variety of programmatic techniques. Most of the emphasis on conserving lands is through voluntary acquisition and easements. This chapter discusses the various voluntary methods for conserving land, briefly discusses regulatory approaches and then presents the process for selecting projects for acquisition using the criteria. Administration and financing is discussed in the next chapter.

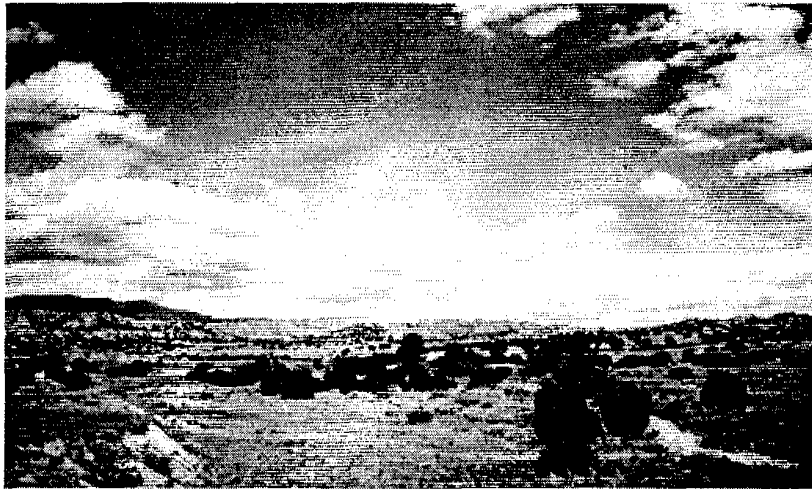


Photo 25: Jacona Land Grant, Northern Santa Fe County (A. Nelson)

CONSERVATION METHODS

Voluntary Methods

This Plan proposes that the County will use a variety of voluntary methods to protect significant open lands, described in more detail below, including the following: purchase of fee interest in land, bargain sale, purchase of land with leaseback, purchase of conservation easements, transfer of development rights, intergovernmental transfers, intergovernmental agreements and donations. A voluntary approach assumes that the landowner contractually agrees to the approach. The descriptions of these approaches are presented below:

Purchase of Fee Interest in Land

Acquiring the fee interest means obtaining full ownership of the land. This approach is especially effective when the public desires access to the property and would like to ensure that the conservation is permanent. It can be an expensive approach for a governmental entity with limited funds and should be used where possible for larger tracts of land with a lower cost-per-acre. Commercial development areas such as highway corridors, typically have a cost of land that is prohibitive to outright purchase for the County to establish an effective overall open land and trails program.

Donation of Fee Interest of Conservation Easement

With a donation of fee interest of conservation easement, the landowner deeds a conservation easement directly to a non-profit organization and uses the value of the donation as a tax deduction. The County does not need to be involved.

Necessary Steps: Contractual agreement between a non-profit organization and a landowner. The County does not need to be involved in this approach.

Transfer of Development Rights (TDRs)

The County and the City of Santa Fe both have policies promoting the development of a TDR program. Such a program would establish criteria or actual "sending sites" (those *from* where development rights are transferred) and "receiving sites" (those *to* where development rights are transferred). Conservation easements may be placed in perpetuity on the sending site. A major objective of a TDR program is to protect open space. Such a program can be used in conjunction with acquisition to protect open space but reduce the overall cost for the County. This approach works especially well in commercial development areas where the cost of land is prohibitive to outright purchase (i.e., Highway Corridors).

TDR's (or development rights) may also be sold from County-owned open space parcels to produce revenue for management. Development rights should be transferred to designated "receiving sites" in the County. This may be a good interim program before the County and City coordinate a more regional TDR program.

Necessary Steps: A market analysis study will be necessary to determine if a TDR program is viable. Then, Santa Fe County must develop a TDR program before this method can be put into place. Board approval required.

Intergovernmental Transfers (lease or patent)

The County may lease land from the BLM or the State Land Office. The cost for the application is minimal and the land is usually leased to the County as a first step toward patent.

Necessary Steps: Community support. Agreements between County and BLM, State or USFS.

Intergovernmental Cooperation

The County will work cooperatively with cities and towns on open space conservation near or within municipal boundaries. The County and cities may develop intergovernmental agreements to develop master plans or maintenance programs for the properties.

Necessary Steps: Agreements between County and other entities.

Donations

Some open lands conservation may be accomplished through promotion of individual and corporate donations of time and money. Corporations may earmark some of their funds for

accommodate pedestrian, bicycle, and (in rural areas) equestrian travel.” It also establishes trail network design criteria including the following:

- Trails or sidewalks shall accompany roads;
- Off-road trail systems are preferable;
- New development shall attempt to provide connections to existing trails;
- The quality of the trails shall be appropriate to expected usage;
- Grade-separated or traffic-controlled crossings are desirable.

PROJECT SELECTION CRITERIA

Process of Evaluating and Prioritizing Projects

An application review process is in place for projects and lands to be considered for the County Wildlife, Mountains, Trails and Historic Places Program. The County first developed this process in 1999 to select projects to be funded with bond proceeds.

Any party, including a landowner or community association, may submit an application to the County to have a parcel of land considered for open space acquisition. Since the program is voluntary, it is necessary for the landowner to be aware that the application is being submitted on his or her behalf if another party submits it. This application seeks relevant information about the parcels, including location, size, estimated price, owner, environmental qualities, liabilities and community support (see Appendix D: Project Application). The County should hold workshops and do more extensive outreach to inform the public and communities about the application process.

The County has not actively solicited landowners to acquire particular parcels of land, but this may be desirable in the future to more comprehensively protect lands identified on the Master Plan to develop a trails system. This approach would still assume a voluntary program and the County would work only with *willing* landowners to acquire land or easements. It also assumes that COLTPAC would review information about parcels as with any other application. The County does not anticipate condemnation of parcels for open space acquisition.



Photo 26: COLTPAC at Wildlife West Nature Park site Visit, Edgewood (L. Ellis)

Relating Criteria to the Vision Statement

As a last step, after evaluating and scoring and ranking all projects, COLTPAC considers whether the mix of projects achieves a distribution around the County. At this point the Committee develops a comprehensive list of projects to recommend to the Board of County Commissioners and presents the list in a public meeting.

Board Authorization to Proceed with Negotiations and Purchase of Property

Upon the recommendation of COLTPAC, the Board decides whether to approve projects so that County staff may proceed with negotiations to purchase property. Property purchased must be consistent with the bond language. At this time County legal staff is handling negotiations and has developed a standard contract. Negotiations are based on voluntary agreement between the landowners and the County. The County will not pay more than fair market value for land, so typically an appraisal is the first step in negotiations. Typically, the County and landowner agree to a joint appraisal which helps to establish a fair market value for purchase. Prior to the purchase of properties the County also undertakes environmental, cultural and mineral title research of properties. The Board must also approve final purchase agreements.

Use Restrictions

Properties that the County purchases through bond proceeds need to be "flagged" as such and in some cases may require a deed restriction. The County should describe the intended use for the property (as outlined in Chapter 6). The County is working on developing an ordinance to establish procedures for changing the use of the property or disposal of the property.

Sale of Property

The County purchases property for the Wildlife, Mountains, Trails and Historic Places Program with the intent that it remain open space in perpetuity. Each property acquired goes through an extensive public review process and has support prior to the acquisition. However, in the event that a sale or property is proposed, such proposal should be submitted to COLTPAC, the County Development Review Committee (CDRC) or other applicable local development review committee, and then proceed with recommendations to the Board of County Commissioners for a final decision. Two public hearings should take place at least six months apart, so the public has an opportunity to voice opinions about the sale.

CHAPTER 5 - ADMINISTRATION AND FINANCING OF PROGRAM

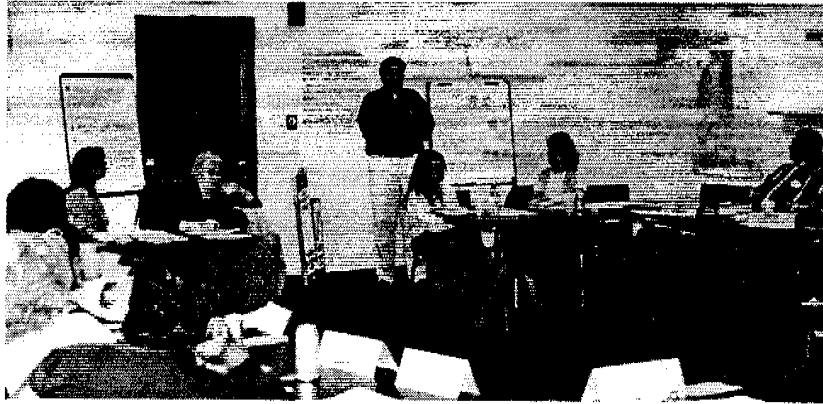


Photo: 27: Commissioner Gonzales and staff at April 1999 COLTPAC meeting (H. Blackwell)

COUNTY ADMINISTRATION

Current Staff

The Wildlife, Mountains, Trails and Historic Places Program is initially being administered through the Planning Division of the Land Use Department. This Division has compiled this Plan and is involved with community planning and coordination of the COLTPAC Committee. The Legal Department has also been greatly involved with real estate negotiations. In the future the Program will, however, need to operate with an interdepartmental approach with the County Manager, General Services, Finance, Attorney, Sheriff and possibly Public Works Departments more. The County has assembled a team of department leaders to address such issues.

Currently one planner works full-time on the program and two additional staff work part-time—a planner and an attorney. This level of staffing is adequate in the early stages of the program, although maintenance issues are already arising which require support from other Departments, especially General Services and Sheriffs.

Future Staff Needs

An analysis of other open space programs in the region indicates that staff needs are equivalent to two Full-Time-Equivalent (FTE) staff persons per 1,000 acres of land which the County owns. By the year 2001, Santa Fe County will likely acquire up to 2,000 acres of land. At that time, the County will require four FTE staff, responsible for duties of resource planning, maintenance, patrol and enforcement, garbage removal, volunteer coordination, and real estate transactions. Table 4 (Proposed Budget and Staffing for County Open Lands and Trails Program) indicates the growing needs for additional FTE staff. These figures may be low to provide for all of the above tasks. Additional FTEs may be necessary.

Establish a Division

By the year 2001 it may be most efficient to combine all the staff into one Division under Land Use or General Services [CHECK DEPT NAME] with strong ties to community planning and development review as well as recreation planning and maintenance. As the Program continues to grow, this level of coordination will be most effective for budgeting and managing parks and open land. Senior staff in the County have proposed a new Parks, Open Lands and Trails Division in Spring 2000.

FINANCING

Table 4 also indicates the budgetary needs of this growing Program. It is projected that the cost to maintain the open land and trails properties will be approximately \$100 per acre. So for every 1,000 acres of land the cost will be \$100,000. This figure includes staff salaries (assumed to be \$40,000 per FTE) and equipment costs. This is a conservative estimate based on comparing other Programs in the southwest and Rocky Mountain Region. The average cost of those other Programs is \$149 per acre. The budget does not include the cost of land acquisitions.

Funding for Property Acquisition**General Obligation Bond**

Funding for open space acquisition in the County currently is available primarily from the 1998 \$12 million General Obligation Bond that created the Wildlife, Mountains, Trails and Historic Places Program. This funding can be used for acquiring real estate and any associated real estate costs and for some minor improvements, but not for long-term management or maintenance of projects. Funds from any approved sale of property in the Wildlife, Mountains, Trails and Historic Places Program should be returned to the program fund.

COLTPAC does not recommend a budget for property acquisition out of the \$12 million, with the following conditions and explanations:

- Let the quality of projects and the criteria selection process determine where funding should be spent; but,
- Encourage multiple use, multi-resource properties; and
- Distribute a mix of projects fairly throughout the County; and
- Avoid a local concentration of projects.

Another bond issue may succeed with voters as early as fall 2000 if the County has spent at least half of the original \$12 million and has met expectations of residents. A future bond should include language to specifically provide funding for improvements and maintenance, if possible.

Other Supplemental Funds to Acquire Property

Grants, such as TEA-21–Scenic Byways and Recreational Trails, Land and Water Conservation Fund (L&WCF), and other private and government grants provide an occasional supplemental

Leverage Funds Through Partnerships and Donations

Developing partnerships with other government agencies, private and non-profit groups will be essential to the success of the Program. Pooling resources and expertise is an important step toward achieving project goals. Many grant programs require partnerships and/or matching funds prior to granting money for open space protection efforts. More partners means more leveraging capabilities. In addition, private groups involved with land conservation can help educate the public and raise awareness of the benefits of conservation strategies. These groups can assist in developing public consensus around the vision of the community. Some groups, such as land trusts, may be able to assist with pre-acquisition and negotiations, and may be the appropriate holder of conservation easements.

Properties where a landowner may be willing to donate a portion of land value may also help stretch County resources and such opportunities should be taken advantage of whenever possible.



Photo 28: COLTPAC Meeting (J. McGowan)

CHAPTER 6 – LAND MANAGEMENT STRATEGIES

RESOURCE / ECOSYSTEM MANAGEMENT PLANNING PHILOSOPHY

The importance of management of the natural systems and cultural-historical resources on open land parcels is second only to the acquisition of the lands themselves. A philosophy of land conservation is essential to the County's stewardship of the land. Otherwise, the cumulative impact from large numbers of park users will eventually degrade the natural systems.

Identifying the natural and cultural resources and developing strategies that are based on an "ecosystem management" approach may accomplish good stewardship. The key to protecting or enhancing any of the wildlife or plant species lies in protecting, conserving, restoring or enhancing the entire biological system in which they exist. Protecting cultural value is also dependent on an understanding of the landscape and history. This means doing inventories and understanding the system and limits of acceptable change for each parcel.

This Plan recommends developing a management plan for each parcel of land acquired to ensure the protection and enhancement of the resources first and foremost. Through these efforts, the County will manage the open land in a manner that protects our natural and cultural resources, provides a quality recreational experience where appropriate, and provides for the safety of the public. The County must also work with partners and find innovative and efficient ways to stretch the limited management funds available. Conflicts will inevitably arise between the protection of natural resources and the demand for public use of the land. Recreation activities extract a toll from the natural systems, some more than others. Managing these conflicts necessitates compromise. The County and partners should consider alternative scenarios for development, with protection of resources taking priority.



Photo 29: Signs Educating Visitors About Wildlife (L. Ellis)

One key to mitigating these conflicts is to clearly state the primary purpose for which a parcel of land is acquired. Every parcel may not entail public access at all times. The County will place deed restrictions or other protective measures on properties to ensure conservation in perpetuity. Restrictions should depend on intended use of property and necessity for flexibility for trade or sale to another conservation organization. The purpose of the land (or Classification) will guide the level of development and use on that landscape. Thus, the following classification system is suggested:

Land Classification

Land in the County open land and trails system should be categorized for management purposes. By classifying the types of open land, the County can better determine the type of management approach for an area. It should be noted that these categories are not mutually

Trail Corridors, Trailheads and Visitor Areas

- Purpose:** Trail corridors and trailheads provide lands for a linked, non-motorized, multiple-use trail system (on-and off road) which provides an alternative transportation network and links major destinations, open land parcels, communities and public lands throughout the County.
- Management:** Design trail corridors for public use with sensitivity to wildlife, natural resources, human safety, agricultural needs and adjacent private landowners. Create partnerships for trail development and management and enforce rules. Develop specific trails for ADA access. Some limited motorized off-road vehicle trails may also be established for recreation in specific areas.

Buffer Areas

- Purpose:** Buffer areas are the historic open lands between urbanizing areas that help to define community boundaries and provide an important physical and psychological benefit to residents. These areas help break up a pattern of continuous urban development. The uses depend on the desires of the community residents.
- Management:** Buffer areas may involve any of the above management strategies, depending on the resources located in the area and designated uses and desires of the adjacent communities.

Table 5: Management of Public Access on County Open Lands

Resource or Land Classification ↓	Closed to Public	Seasonal Closures	Planned / Managed Access	Full Access
<i>Private conservation easements</i> (depends on the terms with the landowner)	◆		◆ depends on terms	
Preserves rare plants or animal species archaeological and historic sites	◆ depends on resource		◆ tours possible	
Acquired Lands: Conservation Areas Mountains, foothills, streams, arroyos and rivers and lakes Grasslands Cemeteries			◆	
Regional Park Lands Natural / scenic resources			◆	◆
Agricultural Lands Farms Ranches	◆ depends on resource		◆ depends on terms	
Trail Corridors, Trailheads and Visitor Areas Non-motorized trails				◆ on trails
Buffer Areas Depends on community -- may be passive or active uses			◆	

5. Identify necessary improvements and management activities for both short-term and long-term management, including but not limited to:
 - a. Conduct archaeological and ecological inventories and determine long-term resource monitoring strategy
 - b. Decide what improvements are necessary for visitor management protection and safety.
 - c. Determine which County departments and other partners will be responsible.
 - d. Decide an education and interpretation strategy.
 - e. Design areas to be constructed, including trails, trailheads and signs.
 - f. Determine whether permits should be necessary.
 - g. Decide long-term facilities management strategy.
6. Complete short-term improvements, signs or fencing on the property (County/Partners).
7. Work with COLTPAC to ensure that the intent of the Management Plan fits the overall program. Present the plan to other County staff and approve the management plan through the budget process (County).
8. Complete other improvements.
9. Open appropriate areas of the property for public use, in phases if appropriate (County/Partners).

Properties in Need of Plans



The County has acquired several properties that need improvements and management plans including the following:

- Cerrillos Hills Historical Park,
- La Cienega/Cieneguilla Park, and the
- Madrid Wilderness Area
- Rio en Medio

Also in need of a management plan is the Santa Fe Rail Trail.

Photo 31: Madrid Wilderness Area (L. Ellis)

PROPERTY IMPROVEMENTS

The County has limited funds for development. Any improvements will emphasize passive recreation use and protection of resources and will be consistent with requirements for protection of resources. Not every property will have improvements, but all will be identified as a County open land or trail parcel through signs.

Trail Building and Trailheads

The County will ask open lands visitors stay on designated trails to minimize trampling of resources. Likewise, visitors will be only allowed to park cars at designated trailheads. Some trails may be more developed than others to allow access for those with disabilities. However, a majority of trails will be natural-surfaced trails for non-motorized use. Many will be constructed through volunteer efforts.

Trails and trailheads will be constructed in ways that appear natural and fit the character of the site and that do not impact archaeological and ecological sites on the properties. Trailhead facilities may include parking, trash receptacles, signs and restrooms, depending on budget limitations, desires of local stewardship groups and availability of other sources of funds.



Photo 33: Volunteers working on the Santa Fe Rail Trail (J. McGowan)

STEWARDSHIP

Use Permits

Regular open lands and trail visitors will not be required to pay fees or hold permits. However, the County may consider implementing a fee system for out-of-county visitors in the future (i.e., \$2 per visit or \$20 per year) as determined by vehicle license plates. The County may however develop a permit system for special activities. The County is also researching the fiscal impacts of developing permits such as:

- Special Use Permits;
- Research Permits; and
- Grazing Permits.

Protecting Adjacent Property Owners

Some citizens have expressed concern regarding potential impacts to adjacent property owners. Negative impacts may include litter, vandalism, theft and trespassing. COLTPAC has recommended the following measures for all County land acquisitions:

- Fence properties when open land visitors may become a nuisance to adjacent landowners;
- Adopt strong rules regarding vandalism and trespassing and enforce them through mandatory fines;
- Develop a funding source to remove financial burdens from participating property owners for liability. State laws clearly protect owners in trails-related issues, however even if owners win a lawsuit, participation can be costly and stressful. A separate fund and non-profit entity outside the County should be developed to protect adjacent property owners from any liability concerns; and
- Organize a voluntary countywide entity to coordinate local trail maintenance efforts and ensure enforcement.

Partnerships

Furthering relationships with conservation organizations and local communities will enhance the County's stewardship program. Whenever possible the County will seek partnerships to manage parks and trails with federal agencies, state agencies, cities, non-profit organizations and community groups. Partnerships will require Joint Powers of Agreement, Memorandums of Understanding and other formal contracts.

Water Rights

Maintaining water rights with acquired properties is a goal of COLTPAC's, especially for agricultural properties.

Property Leases

In the event that the County purchases property and leases it back to a farmer or rancher, the lessee will be responsible for maintenance of the property.

Volunteer Programs

The County is currently working with the National Park Service RTCA program to develop a stewardship program that identifies possible volunteer programs. The County should hire a volunteer coordinator to help manage volunteers, local and regional efforts, and interagency coordination. In addition such a person would be responsible for an adopt-a-trail program and clean-up events and other trail building, fencing, sign installation, vegetation planting and

CHAPTER 7 - PLAN UPDATE PROCESS

1771074

SCHEDULE FOR PLAN UPDATES

This Plan is intended to be a living document to guide the County in its management of the Wildlife, Mountains, Trails and Historic Places Program. This means that periodically the County will need to reexamine the goals and priorities and determine what gains it has made. In particular the maps and data that comprise them should be analyzed, the Master Plan Map and the budget and management policies. Sections of this Plan should be updated **every two years**, if necessary, in cooperation with the County Open Land and Trails Planning and Advisory Committee. The next plan update should take place in 2002.

DATA NEEDS

General

1. Identify land ownership in areas of significant resources as identified on the master plan.
2. Identify all potential federal and state land acquisition parcels.

Parks, Recreation and Trails

1. Identify land ownership data for proposed trail corridors.
3. Identify lands dedicated to the County or public in subdivisions.
4. Identify deeds, plats and site plans for existing County parks and County-owned lands and map in GIS.

Cultural-Historical Areas

1. Identify cultural places of value (community planning).
2. Survey and identify cultural-historical landscapes present in the County and give clear definitions of the properties associated with those landscapes.
3. Document community histories and historical traditions relative to open space of common lands.
4. Identify all conservation and archaeological easements in the County.
5. Identify historical trails, roads and railroad lines.
6. Identify agricultural lands and ownership in the northern part of the County. Include acequia systems.

The purpose of the long-term COLTPAC will be to:

- Lay the groundwork for an ongoing program lasting far beyond the expenditure of the first \$12 million, as called for in the Vision Statement.
- Continue to advise the County on the Wildlife, Mountains, Trails and Historic Places Program, and approve and recommend priority acquisition and improvement projects to the Planning Division and the Board.
- Provide financial oversight and an annual audit as required in the ballot approved by voters November 3, 1998 bond.
- Work with staff to implement this Plan and management recommendations.
- Review and update this Plan every two years.
- Reexamine and, if necessary, revise the criteria for property selection as the program continues. (Note: Project application submissions will respond to, and will be evaluated on, the criteria in place at the time of the submission deadline).
- Update research on natural areas, cultural-historical areas and recreation and trails and provide findings in the form of reports and maps.
- Work with county staff to provide public outreach.
- Review management plans proposed for properties.

Committee members shall be volunteers, and shall serve a maximum term of two years each. The terms shall be staggered.

To provide continuity with the current program, the Board of County Commissioners will maintain the original appointments from COLTPAC in 2000 until their terms expire.

- Other interested members shall submit letters of interest to the County.
- The distribution of north, central and south shall be similar to the original COLTPAC (at a minimum, two members shall be from each of the regions: north, central and south).

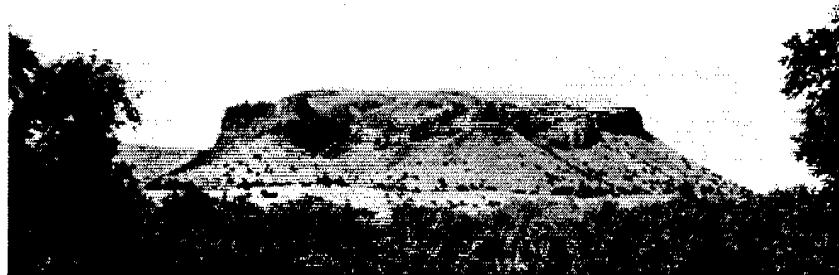


Photo 35: Black Mesa (A. Nelson)

GLOSSARY

Active Recreation Uses: developed open lands and facilities (i.e., including, but not limited to soccer, baseball, softball, basketball, running tracks, paved bicycle trails, volleyball and tennis, off-road vehicle parks). Active recreation implies a high level of human use of a site.

Agriculture: the cultivation and production of crops and raising of livestock (*Growth Management Plan* definition).

Archaeological and Historical Sites: Sites that are at least 75 years old and represent the historical antecedents of sacred places, lifeways, cultural places and traditional communities (for example, old Pueblo agricultural fields identified by rock-lined cobble grid gardens, and archaeological villages like Arroyo Hondo and the Agua Fria School House).

Area of Critical Environmental Concern (ACEC): An area designated by the Bureau of Land Management which contains nationally significant cultural resources as well as riparian, wildlife and scenic values.

Buffer: an area designed to separate two communities (as defined on COLTPAC plan). Open space along the exterior boundaries of a development or community or along a road which serves as a transitional area between such development and adjacent land uses. The location of buffers to maintain community identity or separation between existing communities and new development may be designated by community plans as well as this Plan and implemented through a variety of creative design or development standards (*Growth Management Plan* definition).

Community: a group of people with a common characteristic or interest living together in a specific locality within the larger area of the County. Communities have (or develop over time) common institutions, both formal and informal, which serve the practical and social needs of residents. These range from schools, churches, and local governing bodies to community associations and volunteer organizations such as fire departments and fraternal clubs which provide community-wide services or programs (*Growth Management Plan* definition).

Community Planning: detailed problem solving in local communities that involves local residents, property owners and local business people who identify and prioritize needs, formulate plans, and participate with staff if appropriate in drafting ordinances for consideration by the Board of County Commissioners (*Growth Management Plan* definition).

Conservation Easement: a property interest or right granted by the owner of land to another party to maintain or limit the use of that land in a natural undeveloped state.

Gateway: a natural or planned transition or entryway between areas (*Growth Management Plan* definition).

Geologic Features: recharge zones for aquifers, unique rock formations

REFERENCES

1771074

- Bigham, Julie. *Santa Fe County Agriculture and Ranching Study*. Santa Fe, 1998.
- City of Santa Fe General Plan*, Adopted 1999.
- Consensus Planning, Inc. *A Treasured Resource: Santa Fe County Open Places Plan Recommendations*, Albuquerque, NM, October 1997.
- Design Workshop, *Santa Fe County Visual Resources Inventory and Analysis*. Denver/Santa Fe, October 1995.
- ERO Resources Corporation, *Santa Fe County Open Space Inventory Report*. Denver, June 1994.
- Lerner, Steve, and William Poole. *The Economic Benefits of Parks and Open Space: How Land Conservation Helps Communities Grow Smart and Protect the Bottom Line*. Washington, D.C., Trust for Public Land, 1999.
- Mertes, James D., and James R. Hall. *Park, Recreation, Open Space and Greenway Guidelines*. Washington, D.C., National Recreation and Park Association, 1996.
- Nelson, Anne. *Recreation Opportunities in the Pojoaque Valley: Cujumunge, Pojoaque, Jacona, Jaconita, El Rancho and Nambe*. July, 1999.
- Nelson, Anne. *Recreation Opportunities in Edgewood, NM*. July, 1999.
- Research and Polling, Inc., *Santa Fe County Public Opinion Poll on Growth and Development Issues*. September, 1993.
- Ridder/Bradden, Inc., *A Survey of Public Opinion, Santa Fe County, New Mexico*. Denver, July, 1998.
- Ryan, Karen-Lee, ed. *Trails for the Twenty-first Century: Planning, Design, and Management Manual for Multi-Use Trails*. Washington, D.C., Rails-to-Trails Conservancy/Island Press, 1993.
- Santa Fe County Growth Management Plan*. Adopted October, 1999.
- Santa Fe River Corridor Master Plan*. Adopted September, 1995.
- Southwestern Wildlands Initiative. *State of the Southern Rockies: San Juan-Sangre de Cristo Bioregion*. Santa Fe, 1998.
- Telesano, Jim, and Dave Morgan. *An Ecological Assessment of Open Space in Santa Fe and its Extraterritorial Zone*. June, 1998.

APPENDIX**APPENDIX A: 1998 GENERAL OBLIGATION BOND****Ballot Language Approved by Santa Fe County Voters,
November 1998**

Shall the County of Santa Fe, New Mexico be authorized to issue its General Obligation Bonds, in one or more series, in an aggregate principal amount not exceeding \$12,000,000 to acquire necessary real estate for open space trails, and related areas and facilities within the County to establish the Wildlife, Mountains, Trails and Historic Places Program in order to preserve historic and natural areas, including mountains and foothills, arroyos and river parkways, sacred sites, trails, and high desert habitats containing wildlife and native plants and to provide neighborhood parks and play fields for families and children, which Program shall be subject to annual audit and review by an independent citizen oversight committee, said bonds to be issued and sold as permitted by law?

APPENDIX C: VOLUNTARY VS. REGULATORY APPROACHES TO LAND CONSERVATION

PROS

Acquisition

- More permanent protection of land occurs if it is purchased and managed effectively. Can be successful on a case-by-case basis.
- Lands acquired usually raise the value of nearby property, increasing tax rolls.
- Reduces conflicts over conservation approaches because public bears the cost of conservation.

Conservation Easements and other Landowner Approaches

- Can be more restrictive and more permanent than regulations.
- It is the choice of the landowner whether or not to conserve land. May benefit landowners who opt for easements through tax incentives.
- Reduces conflicts over conservation methods.
- Reduces cost of acquisition and management to public sector and keeps the land on the tax rolls.

Regulatory Approaches

- Can be effective in preventing development in sensitive areas, controlling patterns of development and pollution.
- May raise fees to pay for improvements and conservation measures with responsibility placed on developers.
- Performance zoning may give developers more options and incentives to tailor development to fit the site and community needs.
- When unplanned development is not permitted – costly disasters, such as floods, may be prevented.

CONS

- Costly and impossible to protect *all* resources this way.
- Reduces the amount of land on the tax rolls.
- May be politically impractical.

- Doesn't work for lands where the public desires access, such as parks or trails. Land is still in private ownership.
- "Public" doesn't have as much influence or say in which lands or resources should be protected.

- Conservation zoning is highly controversial with property-rights advocates.
- Some people are concerned that regulations place a burden on private landowners.
- Conventional zoning has been inflexible and not tailored to individual site conditions, often leading to undesirable development results.
- Land conserved through zoning is subject to change through the political process or economic influences.

Application Checklist (Part II)

(Revised 9/8/99)

Please attach descriptions for the categories listed below. Limit your answers to one page, or less, for each one. Provide applicable documentation for all categories to support claims.

Note: Santa Fe County will not participate in a purchase over fair market value, as determined by a qualified appraisal. A qualified appraisal will be done if the project is prioritized by COLTPAC and approved by the Board of County Commissioners. Applicants will need to provide a binding commitment from the landowner (an option or purchase and sale agreement) within 90 days after a grant is awarded.

_____ **Basic Property Details:**

- List the purchase price
- List the approximate acreage
- Provide a legal description, if you have one (optional)
- Provide an appraisal, if one has been done within 60 days (optional)
- Describe any existing structures on the property, if applicable

_____ **Negotiation Status.** Provide name of property owner or representative and evidence that the owner or representative is willing to negotiate or enter into an agreement (a letter).

_____ **Site Map.** Provide a map (USGS 7.5 topo or better - one original) of the proposed project site. Show property boundary and any public land boundaries (if applicable). Show all current and proposed developments (roads, streets, easements, etc.), natural features (streams, ponds, lakes, wetlands) and mode of access to the property (public road, right of way, easement, etc.).

_____ **Area Map.** Provide a map of the surrounding area which displays current land uses (agriculture, rangeland, forest, pasture, development, etc.) and any proposed developments. Include any important land use features which may influence the project site. Please also identify other protected lands in the area and their ownership (i.e., local government, state or federal).

_____ **Water Rights.** Describe any water rights (surface, subsurface, well and drainage) that are necessary to protect and preserve the parcel's attributes. Who holds the rights? Will they transfer with the property?

_____ **Mineral Rights.** Describe any mineral, sand and gravel rights that are associated with the parcel. Will they transfer with the property? If not, who owns them and is development likely?

_____ **Land Uses.** Describe the existing land use practices on the site. What is the current zoning? What is the current land use? What will the land use be if the proposed open land or trails project is completed?

- **Natural Areas.** Describe and map the natural areas on the property and species of concern on the property, if applicable. Does the property protect water quality or supply or access to water for wildlife? How undisturbed is the property? Is the property connected to other undisturbed or protected properties? Does it contain unique geologic features? Does it contain wildlife habitat for a diversity of species?
- **Recreation and Trails.** Describe whether the property is on an existing trail system. Describe and map how the property serves recreation needs in the community, if applicable (*e.g.*, County, City or other Plans, aerial photos or historical documentation). Does it provide access to other public lands? Does it contain historic trails? Is the proposed open space use integrated into the natural setting?
- **Proposed "Improvements".** Describe and diagram any proposed parks and recreation and trails proposed or other intended uses for the property, if applicable.

AESTHETICS - The project has exceptional, scenic, aesthetic or cultural values. (WEIGHT = .66)

- _____ 10. It has unique color, texture, patterns of vegetation or physical features that provide visual interest or scenic value (e.g., It contains back-drop views or unique geologic features, or has high visual exposure from roads or trails).
- _____ 11. It possesses qualities that inspire, or gives a sense of solitude and/or psychological space.
- _____ 12. It creates a buffer between communities.

Comments: _____

SYSTEM ENHANCEMENT - The project will enhance the existing or planned system of open land, parks and trails. (WEIGHT = .58)

- _____ 13. The project is identified on COLTPAC's County Open Land and Trails Plan as a high priority open land or trails area.
- _____ 14. It is consistent with adopted or proposed Cities' and County General Plans, and private conservation program priorities.
- _____ 15. It links or complements other open space or trails, (e.g., it is adjacent to, or part of, a trail system or public open land).
- _____ 16. It is consistent with its intended use, and it is safely and conveniently accessible.

Comments: _____

Specific Criteria

(Score the indicators for each separate Criterion separately on a scale of 0-5)

A. CULTURAL AND HISTORICAL AREAS (Maximum Points Equal to other Specific Criteria)

- _____ A.1 **The Project Represents the Historical Open Space Patterns in the County.** The project contains land surrounding a traditional community (or buffer land) which has historically been undeveloped or lightly developed and used as "common land". (WEIGHT = 10)
- _____ A.2 **It Possesses Multiple Cultural-Historical Resources** - The project possesses multiple cultural-historical resources (identified in the plan) and/or several cultural landscape layers important to the heritage or cultural character of a community or the county. (WEIGHT = 5)
- _____ A.3 **It Contributes to Community Identity, History or Culture** - The project contributes to a traditional/historical community's identity, history and cultural connections as defined by the community (e.g., a church, petroglyphs, Spanish colonial sites), and maintains the geographical and rural integrity of a community. (WEIGHT = 4)
- _____ A.4 **It Preserves a Lifeway** - The project preserves an open or regional cultural landscape representative of a traditional lifeway (e.g., farming, ranching, herding, mining/industry, and commerce/transportation), especially waterways and acequias. (WEIGHT = 3)
- _____ A.5 **It Contributes to the Historical Development, Heritage or Cultural Character of the County and Has Educational or Interpretive Value.** The project is an example of an aspect of a community that has been transmitted through generations (e.g., Glorieta Pass, Pueblo heritage sites, Chimayo chapel hill). The cultural character includes resources that contribute to our mixed cultural heritage including Native American, Hispano and Anglo (e.g., homesteads in southern part of county and acequias in northern part). (WEIGHT = 2)
- _____ A.6 **It Represents a Specific Archaeological or Historical Site or Cultural Landscape** (e.g., pre-Columbian Pueblo farms, Spanish Colonial Mission area, historic mining district). (WEIGHT = 1)

1771074

____ C.10 It has Topography that is Appropriate for Intended Use.

____ C.11 The Community or Another Partner has Developed a Funding or Maintenance Program to Support Initial Active Use Request *(applicable if the applicant is proposing development of facilities, trails or playing fields.)*

Vision Statement

The last step in project evaluation process is to review all proposed projects in light of the Vision Statement and

Ensure that "a diverse mix of projects, distributed equitably throughout the county," are recommended.

List of Significant Resources and Definitions

(Note: other definitions are provided in the Open Land and Trails Plan and the County General Plan)

Natural Resources: Significant sites may include, but are not limited to the following:

- **Community Types**
 - groups of plants that grow together in recognizable units and are characteristic of different habitats such as riparian areas, (e.g., cottonwood-willow community), montane areas (e.g., spruce-fir community) and deserts, (e.g., blue gramma-cholla community).
- **Ecological Features**
 - unique, underrepresented, or interesting interdependent living systems that exist because of specific limiting factors such as the soils and nutrients, availability of water, climate, etc.
 - rare plants or animal species
- **Ecosystems Currently Underrepresented in the System.** Sites may include:
 - grasslands
 - cholla grasslands
- **Geologic Features**
 - recharge zones for aquifers
 - unique rock formations
- **Rare or Endangered Species**
 - Animals and or plants whose existence is threatened, as defined by State or Federal agencies.
- **Riparian Areas**

Ecological communities, existing along river banks, streams, springs, lakes or wetlands, that

- Contain unique vegetation and wildlife habitat due to its association with bodies of water,
- serve as perennial, ephemeral, or intermittent sources of surface or subsurface water,
- provide habitat for animal species,
- serve important cleansing and recharge functions for waterways, and
- are referred to in the Southwest as Bosques.
- **Watersheds**
 - Entire regions in which the precipitation collects and flows into various tributaries or waterways with each tributary eventually draining into the mainstem of a river.
- **Waterways**
 - open water, such as lakes and ponds,
 - riparian areas, or relating to the banks of a natural watercourse, and
 - rivers and intermittent streams
- **An Ecosystem Currently Underrepresented in the System,** for example:
 - grasslands and cholla grasslands

Cultural / Historical Resources: Significant sites may include, but are not limited to the following:

- **Sacred Places:** Represent places of spiritual meaning, for example:
 - churches, moradas, shrines, cemeteries and graves, and petroglyphs