

## AGENDA

### GALLUP CITY COUNCIL REGULAR MEETING TUESDAY, APRIL 13, 2021; 6:00 P.M.



Louie Bonaguidi, Mayor

Linda Garcia, Councilor, Dist. 1      Michael Schaaf, Councilor, Dist. 2  
Yogash Kumar, Councilor, Dist. 3      Fran Palochak, Councilor, Dist. 4

Maryann Ustick, City Manager  
Curtis Hayes, City Attorney

**PUBLIC NOTICE: In accordance with the public health order issued by the New Mexico Department of Health, the meeting will be physically closed to the public; however, the meeting will be accessible via the following technology service:**

Facebook Live stream through the City of Gallup's Facebook Page:  
<https://www.facebook.com/CityOfGallup/>

**Members of the public may submit comment on non-agenda items. Please call 863-1254 to leave your name and a return phone number.**

**A. Pledge Of Allegiance**

The members of the body and the public are invited to recite the Pledge of Allegiance.

**B. Roll Call**

**C. Approval Of Minutes**

Regular Meeting of March 23, 2021  
Special Meetings of March 30 & 31, 2021

Documents:

[DRAFT MINUTES MAR 23 2021 REG MTG.PDF](#)  
[DRAFT MINUTES MAR 30 2021 SP MTG.PDF](#)  
[DRAFT MINUTES MAR 31 2021 SP MTG.PDF](#)

## D. Presentation And Information Items

### 1. Water Blending Study Phase II Report

With the advent of the Navajo Gallup Water Supply Project (NGWSP) moving the City's water supply from exclusively ground water to a blending of ground water and surface water sources, the City began a water blending study two years ago.

Phase I of the study identified water quality concerns associated with blending and identified the chemistries of both ground and surface water sources in an effort to look at potential operational constraints.

Phase II of the study focused on velocity testing of the City's water distribution system in order to identify problems that will lead to potential mitigation strategies.

This presentation discusses the results of Phase II of the water blending study, with a focus on mitigation strategies and a summary of the remaining work to be conducted in the final Phase III of the study.

Fiscal Impact: Not Applicable - Presentation Item Only.  
Recommendation: Not Applicable - Presentation Item Only.  
Speaker's Name: Rich Giani (Jacobs Engineering), Marc DePauli and Kurt Spolar (DePauli Engineering)

Documents:

[ATTACHMENT 1 - WATER BLENDING STUDY PHASE II, VELOCITY TEST RESULTS - GALLUP.PDF](#)

## E. Discussion/Action Topics

### 1. Resolution R2021-12; Request For Water Service Outside Of City Limits

Mr. Guadalupe Valles is the property owner of #62 West Historic Rt. 66 and is in the process of developing the property located at the Location for commercial use. The commercial use of the property involves providing water service to an office of two to three employees for Southwest Yard Work and Equipment, which should result in water usage of approximately 3,000 gallons per month.

The City does have water and wastewater collections lines near the property, and can provide utility service to the property. Section 8-1-7 B.3 of the City Code was amended via Ordinance 2016-6 to authorize the City Council to authorize by written resolution or contract the furnishing of water service to any user outside the corporate limits that may be individuals or private legal entities upon conditions and limitations set by city council in its sole discretion.

The attached resolution allows the City Council to consider approving water service to the property, with general and specific conditions.

Staff requests that the Council consider approving the attached resolution.

Fiscal Impact: Slight increase in water and wastewater revenue.  
Recommendation: Staff recommends approval of Resolution No. R2021-12.  
Speaker's Name: Dennis Romero

Documents:

**2. Navajo Gallup Water Supply Project (NGWSP) Reach 27.10 Change Order No. 2**

Change Order No. 2 for NGWSP Reach 27.10 is work that affects the existing NGWSP Reaches 27.13 (Gallup Regional Water System - GRWS) to 12B (Navajo Tribal Utility Authority System). Proposed change order has been reviewed by both US Bureau of Reclamation (USBR) and New Mexico Environment Department (NMED).

When Reach 27.13 was completed four years ago, NTUA declined to connect the two reaches, as the connection would have initiated Operation and Maintenance (O&M) Costs to NTUA by USBR. At this juncture, NTUA has requested access to the GRWS to move ground water from its Twin Lakes well to NTUA served communities surrounding Gallup. An agreement to allow for the movement, or wheeling, of this water is currently being negotiated.

The work requires connecting the existing two reaches, as shown on the third page of the change order. The connection shall include up to 18-feet of 30-inch CL 350 ductile waterline, a 30-inch long body solid sleeve, 30-inch isolation gasket kit, fittings, special appurtenances, polyethylene wrap concrete blocking, other piping as required, trenching, granular bedding and granular backfill. This change order does not include valves, pavement removal and replacement or rock excavation. Megalug restraining glands, or equal, shall be provided for the mechanical joint fittings and shall be considered incidental to the tie-in. All coordination required with the City and other utilities is included in the costs within the change order.

The cost of the change order is \$63,806.61 and will be added to the current contract amount of \$7,409,940.59 for a total contract cost of \$7,473,747.23, which represents an increase of 0.86% to the contact amount.

Fiscal Impact:	Revenue and Expenditure of \$63,806.61 from Fund 306.
Recommendation:	Staff recommends approval of Change Order No. 2 - NGWSP Reach 27.10.
Speaker's Name	Dennis Romero

Documents:

[ATTACHMENT 1 - WTB 4823 CO NO 2 4-2-21.PDF](#)

**3. Budget Adjustment For Allison Substation**

Staff is recommending a budget adjustment from available funds in Fund 507 into Project CI1771. This adjustment is the result of needing additional purchases of fill dirt as the City Street Department ran low in their stockpiles. Additionally, the Contractor has had to make changes to concrete foundations; purchase a bypass switch; relocate underground vaults, fencing and conduits. Also, since Bixby is having problems locating materials for the Shoofly, the project will have to be shut down by National Conductor which will require a demobilization fee, and another mobilization fee. They will be moving back to Minnesota to do another job while waiting to get the Shoofly completed. National Conductor estimates for the proposed changes is \$238,558.96. Staff is requesting a budget adjustment of \$300,000.00 to be able to cover any further unforeseen adjustments that may come up.

Fiscal Impact: A budget adjustment of \$300,000 from the available funds in Fund 507 to the Revenues and Expenditures in Fund 307.

Recommendation: Approval of Budget Adjustment in the amount of \$300,000

Speaker's Name John Wheeler

#### 4. **Revenues And Expenditures Increase For The Octavia Fellin Public Library (OFPL)**

The City received a \$1000.00 donation from the Fuhs Family Foundation (FFF) of the Community Foundation for Monterey County for the purchase of new books for the Octavia Fellin Public Library (OFPL).

Fiscal Impact: Both revenue and expenditures for OFPL will increase by a total of \$1,000.00

Recommendation: Staff recommends Approval of Budget Adjustment in revenue and expenditures for OFPL

Speaker's Name Tammi Moe

#### 5. **Appointments To The Octavia Fellin Public Library Advisory Board**

There are two vacancies on the Octavia Fellin Public Library Advisory Board. Krystal Curley and Sarah Piano have expressed interest in serving on the board. Both individuals are recommended for appointment.

Fiscal Impact: None.

Recommendation: Approve the appointments of Krystal Curley and Sarah Piano to the Library Advisory Board

Speaker's Name Mayor Louie Bonaguidi

Documents:

[APTS LIBRARY ADVISORY BOARD.PDF](#)  
[KRYSTAL CURLEY LETTER OF INTEREST BIO RESUME.PDF](#)  
[SARAH PIANO LETTER OF INTENT.PDF](#)

#### 6. **Best Of The Best Budget And Contract For Professional Services**

The City of Gallup has hosted the Best of the Best Rodeo for several years and was growing the event year after year. In 2020, the City of Gallup had to cancel the Best of the Best Rodeo due to public health orders. We now come before Mayor and Council seeking direction on the 2021 Best of the Best Rodeo. In a normal year, the end of June would be an ideal time to host this event. Due to COVID restrictions, it is recommended to move the event to August 4-7, 2021.

If Council chooses to move forward with the event, staff will need approval to budget the revenues and expenditures as well as approval of the professional service agreement with Walt Eddy.

Fiscal Impact: See attached budget and defer to our CFO, Patty Holland, for additional comments on the fiscal impact.

Recommendation: Seeking Council Direction on the Best of the Best Event for 2021

Speaker's Name JM DeYoung

Documents:

[2021 BOB CONTRACT\\_W EDDY.PDF](#)  
[BEST OF THE BEST BUDGET 2021.PDF](#)

**7. Request By Francis Bee, Executive Director Of The Business Improvement District (BID) For City Council To Approve Funding To Complete The Downtown Walkway Construction.**

Mr. Francis Bee, Executive Director of the Business Improvement District is requesting that City Council approve funding in order to complete the Downtown Walkway reconstruction.

The Coal Avenue Commons project design included reconstructing Coal Avenue from First Street to Third Street, including reconstructing the walkway between Coal Avenue and the alley between Aztec and Coal Ave. After receiving bids for the entire project it was determined that the cost to do the entire project was significant so the decision was made to phase the project into two phases. Phase I includes reconstruction of the Third Street Intersection and Coal Avenue terminating at the Second Street intersection, Phase II includes reconstruction of the Second Street intersection and reconstruction of Coal Avenue terminating at the First Street intersection. Phase II also included the Walkway. Phase I bid did include the walkway as an additive but was never awarded as part of the Phase I project.

The design of the walkway alone was over a million dollars so the City requested a redesign of the walkway in order to try and cut down on cost. The redesign of the walkway was done after the Coal Avenue Commons project commenced. The new design reduced the cost of the walkway project to approximately \$460,000.00, however because the walkway was redesigned after the original bid State Procurement Law would require that the walkway would have to go back out to bid as a separate project if Council decided to fund the project.

Council needs to be made aware that we are already looking at having to bring a change order to City Council in order to cover a budget shortfall for the Phase I project as it stands due to unforeseen circumstances requiring change orders and redesigns. The total shortfall is projected to be approximately \$277,000.00. Keep in mind that there more than likely will be some savings at the end of the project for unused line items which will reduce the shortfall amount but we won't know the actual amount of savings until the project is complete.

In short if Council decided to fund the walkway and the City has to cover the entire amount of the shortfall we are looking at a total increase to the project budget of approximately \$737,000.00 which will be a significant hit to the City's General Fund Balance. Also, again, the walkway would have to go out to bid as a separate project which would potentially create conflicts between two separate contractors.

City Staff is working with the Council of Governments to acquire funding for Phase II of the Coal Avenue Commons project, including the walkway, which would complete the entire Coal Avenue Commons project. Because of this staff would recommend not approving funding to complete the walkway at this time. The walkway will be completed as part of Phase II.

Fiscal Impact: \$737,000.00 to the General Fund Balance

Recommendation: Staff recommends not approving funding for the walkway at this time.

Speaker's Name C.B. Strain

## F. Items For Discussion Only

### 1. Wild Thing Championship Bull Riding

Larry Peterson, coordinator of the event, will address the Mayor and Councilors about the possibility of holding the event this year.

Fiscal Impact: None - item for discussion only.

Recommendation: None - item for discussion only.

Speaker's Name Larry Peterson

### 2. Feral Cat Problem In Gallup And McKinley County- Presentation By Animal Control

Over the past year Animal Control has noticed a large increase in the amount of calls from residents concerning stray cats in their neighborhoods. This problem is affecting all areas of our community. Please see the attached memo, NACA article, support letter, and pictures.

Fiscal Impact: None

Recommendation: None - item for discussion only.

Speaker's Name Cosy Balok, Animal Protection Supervisor

Documents:

[MEMO FERAL CAT PROBLEM.PDF](#)

[NACA ARTICLE.PDF](#)

[SUPPORT LETTER CHARLIE VARGAS.PDF](#)

[AC FERAL CAT PRESENTATION.PDF](#)

## G. Comments By Public On Non-Agenda Items

The public is invited to comment on matters not appearing on the published meeting agenda.

## H. Comments By Mayor And City Councilors

### I. Comments By City Manager And City Attorney

## J. Motion To Adjourn

Pursuant to the "Open Meetings Act", NMSA 1978, Section 10-15-1 through 10-15-4 of the State of New Mexico, this Agenda was posted at a place freely accessible to the public 72 hours in advance of the scheduled meeting.