

Minutes

Gallup BID Board meeting, 3 PM, April 20, 2017, Rico Motors

Call to order.

Guests: Mark DiPauli, DiPauli Engineering and Richard Matzke, Director of City of Gallup Electric Department. – update on planning of alley pilot project between 1st & 2nd Streets - between Coal and Aztec.

Impact of changing electrical connections on the individual property owners: There are lines from eight utility companies (fiber optic, telephone, T-1) within the alley space. It will not be possible to run all of them underground. Current recommendation is to reposition the utility poles in the alley in order to provide better access (drops) for the properties. New poles will look better, last longer than wood and will eliminate the "spaghetti" tangle of overhead lines along the alley.

Long lasting pavers of a neutral color that are designed to carry heavy trash trucks will be used throughout the alley. Correct drainage will be created to carry away rain run-off.

All of the electric meter sockets will have to be replaced to accommodate the new electric lines, which will be run underground. This will cost the property owners \$1000 - \$1500 per meter. City of Gallup Electric Department examining the benefits of having each property owner hires their own electrician to make the connection vs. having Electric Department perform the exterior meter connections on all of the buildings along the alley. City Manager requested BID to create a program to subsidize the property owners costs associated with new electric meter installations. Any such program will be covered in the FY 2018 budget, not the current year. BID Board members recommended creating a separate line item in the BID annual budgets to cover any amount eventually agreed to per meter, rather than trying to duplicate the BID Facade Improvement reimbursement program, which is based on the assessment fee paid by each property owner. City Electric Department and Depauli Engineering will work on ascertaining accurate hard cost figure per meter. They expect to put the alley work out to bid in December. They will have a figure for BID to consider at that time. City will hold a "task force" meeting with all of the involved utilities in May.

Following that meeting suppliers will be able to provide indications of charges for relocating their services, for budgeting purposes only. Hoping to have budget answers from all vendors and contractors in July.

Mark DePauli created a rough estimate on the installation cost and arrived at \$30,000 for the block receiving the Pilot Program. More accurate estimate will be available later in 2017.

BID Board agreed in principle to provide support to the property owners for the costs of installing the new meters. Details will be determined during Bid and City FY 2018 budget planning procedures and City procurement process for work to be performed on this project.

Route 66/ NM 188 pedestrian safety medians -
City Manager asked BID to pledge funds towards decorative/safety elements on new Rt. 66 medians in Downtown Business District – as a match with City of Gallup Clean & Beautiful grant application for FY 2018. That grant application deadline is May 5, 2017.

Motion to commit \$2000 match for grant if City is successful in securing it: A. Biava; 2nd: A. Baca. Approved.

Motion to accept minutes of March 14, 2017 Board meeting: S. Gurley; 2nd: L. Garcia. Approved.

Motion to accept Monthly Financial Report: S. Gurley; 2nd: J. Rich. Approved.

Voting items:

Motion to approve façade improvement reimbursement – A. Bonaguidi, 210 South Second Street property – complete front entrance: aluminum frames, plate glass windows, doors: S. Gurley; 2nd: M. Menapace. Approved.

Reports:

Business Disaster Preparedness and Economic Recovery Contingency Plan for downtown business district will be researched and developed. Planning will include input from local entities, such as City and County Fire, Police, County.

J. DeYoung, Asst City manager, stated that Lowe’s Downtown Shopping Plaza on Aztec Avenue, including Lowes, Gym, Barbershop, Subway, has been red tagged and closed down. The owner will decide the future of the property.

Downtown business district security video camera pilot program update – J. DeYoung stated that Mayor and Council approved a “pilot program” to be installed in the space of the Walkway and Courthouse Plaza. Data obtained will be tracked to see if there is a reduction in crime. Request from City for \$1300. Funding from BID for the 12 month period of the pilot program.

Motion to provide total of \$1300 for twelve month period: M. Menapace; 2nd: L. Garcia. Approved.

Discussion about City removal of decorated planter at 224 W. Coal Ave., which had violated conditions for the decorating program. BID refunded total amount paid for artwork to the sponsoring business.

Clean & Beautiful Walkway project update – work is underway and will continue for next few months.

“Our Town” grant application for “Coal Avenue Event Street” engineering studies – decision date postponed due to State and Federal Budget uncertainties. BID will carry over the set-aside into FY 2018 budget to cover

BID's match if City receives this grant.

NM MainStreet funding update – Operating budget was restored to 2015 level by legislature. Technical services will continue to be available to MainStreet communities.

Discussion of research available from Buxton Analytics that may benefit BID, GGEDC, Chamber, Tourism, RMCH.

Discussion advisability of a bond sale to pay for more rapid replacement of water and sewer system in Gallup - Not possible at this time. City will share the current ICIP at May BID meeting. City does consider this work to be a high priority.

Next BID Board meeting will be on May 18 at Rico Motors.

Motion to adjourn: S. Gurley; 2nd: M. Menapace.