



MINUTES
Metropolitan Redevelopment Agency
Board of Commissioners – March 19, 2019

Commissioners Present	John McNeill, D.D.S. - Chair Jill Tanis – Vice-Chair Doug Dykeman Elizabeth McNally Greg Mills
Commissioners Absent	None
Staff Present	Michael Bulloch Shaña Reeves Sherry Roach June Markle Warren Unsicker
Others Present	None

1. **Call to Order**

The meeting was called to order at 4:00 p.m. by Chair John McNeill, and there being a quorum, the following proceedings were duly had and taken.

2. **Approval of the February 19, 2019 Minutes**

A motion was made by Commissioner Dykeman and seconded by Commissioner Tanis to approve the minutes of the February 19, 2019 meeting. The motion passed unanimously 5-0.

3. **MRA Plan Update on the City Council February 26, 2019 Decision**

Chair McNeill said the City Council accepted the MRA Plan Update.

4. **Discussion on the Implementation of the MRA Plan**

Commissioner Tanis presented a handout with ideas for the development and/or improvement of Orchard Park, Downtown Junkers on east Main Street, the proposed east Main Street parking lot pass-through, and the proposed west Main alley park. The parks should complement the downtown and promote the idea of a pedestrian friendly neighborhood, said Ms. Tanis.

Ms. Tanis discussed funding and implementation through grants, arts or business stakeholders, donations, and community volunteers, and to collaborate with the Arts & Cultural District (ACD) group. A common theme would be a linking thread between

specific points of interest and could promote a self-guided walking tour of the MRA, she said. Ms. Tanis noted that these recommendations are in alignment with a few of the items contained in the 'Implementation Plan' on page E-2 of the MRA Plan.

(See attached documents: *Project Recommendation for the MRA Submitted by Jill Tanis, March 19, 2019*)

Shaña Reeves, Parks, Recreation, and Cultural Affair Director (PRCA), said the downtown Main Street area is now under PRCA. She said she will work with the MRA Commission to plan and implement their recommendations and ideas. Conceptual plans have been initiated and funding sources are being identified.

5. Discussion on Certified Local Government status for Farmington concerning Historic Preservation – Doug Dykeman

Commissioner Dykeman said the Certified Local Government was recommended in the MRA Plan. Mr. Dykeman presented two handouts to the Commissioners. The handout titled 'Certified Local Government (CLG) Program Information Packet' was provided by the State Historic Preservation Office, (SHPO).

Commissioner Dykeman noted the CLG program is actually a National Parks Service program that is implemented through SHPO in each state. Mr. Dykeman said the first step to becoming a CLG is to create a city ordinance that creates a commission and a commitment toward historic preservation. The commission would consist of five members. One member must be an historic preservation professional.

The second handout presented by Commissioner Dykeman has an example of a city ordinance used by the Village of Santa Clara in Grant County, New Mexico. This ordinance was established in 2017 and has similar attributes for Farmington to qualify, said Mr. Dykeman.

Commissioner Dykeman noted that the City would need to have a landmark designation where historic information is stored and archived. Mr. Dykeman said he has spoken with Bart Wilsey, Farmington's Museum Director. Mr. Wilsey is willing to provide this service at the museum. Once a landmark is designated, a district can be created. The ordinance would include coordinating Planning, Building Inspection, and Historic Preservation.

Commissioner Dykeman discussed the economic benefits of establishing a local ordinance for historic preservation. Some benefits include applying for CLG grants.

Shaña Reeves explained the process to move forward with an ordinance. The MRA Commission would need to have a consensus to initiate the process.

The Commissioners asked for time to read the material provided by Mr. Dykeman before making a decision. Chair McNeill asked Mr. Dykeman to continue to gather information on the subject.

(See attached document: *Certified Local Government (CLG) Program Information Packet and Village of Santa Clara, Grant County, New Mexico*)

6. Downtown Complete Streets Update-Sherry Roach

Sherry Roach said the Grading and Drainage plans for the Complete Streets project has been received. There were only a few engineering issues to address.

Staff has requested the 90% drawings for the Complete Streets project.

Off-site signage plans have been reviewed. The Public Works Engineering and Traffic Divisions are working on including bike lanes on east Main Street and Butler. This is the intersection where the number of lanes will begin to be reduced as it enters the downtown area.

The monthly Business Resiliency Project, (BRP) met recently and discussed Social Media. The next class in April will discuss Digital Marketing.

The Electrical Division is working on the plans for the installation of an electric vehicle charger.

Ms. Roach presented a handout concerning current crime statistics in the downtown area. Crime rates have been low.

(See attached document: *Farmington Police, Downtown Farmington, February 2018 vs February 2019*)

a. Discussion and approval of site furnishings design elements

Ms. Roach presented a handout on the design elements for site furnishings. She explained the concepts and options to the Commissioners. The Commissioners offered suggestions based on preferences. The 'wavy' bike rack was preferred (Option 1), as was the square trash can with insertable panels (Option 2). A combination of Option 1 and Option 2 was agreed upon for the tree barriers. The Commissioners preferred a combination of the three bench options.

(See attached document: *Site Furnishings, Farmington Main Street, March 2019*)

7. Downtown Farmington Updates

Michael Bulloch said the Shop Small promotion has been going well.

Three new businesses have opened on Main Street that created seven new full-time jobs and one part-time job. These businesses are Nizhoni Trading, Arrow Soul, and the Cosmic Café.

The panels for the Downtown Junkers Pocket Park have arrived. Work will continue on the park.

The first Arts and Cultural District (ACD), team meeting took place. Board members were elected and the next meeting will be on April 10, 2019 at 119 W. Main Street.

Team members discussed what they wanted to achieve and briefly discussed the signature event "The Big Red Apple Festival."

Mr. Bulloch said the *Downtown Farmington: A MainStreet Project*, is vying for a \$25K cash prize in a national contest. The contest is hosted by the national small business movement, Independent We Stand. The winners are selected through an online voting process where citizens can cast votes from February 25 through April 21. If Farmington wins, the money could be used to install additional wayfinding signs.

The Business Resiliency Project (BRP) was conducted by Robyne Beaubien from New Mexico MainStreet. The topic was *Social Media Deep Dive*. The class was well attended.

A *Developing Commercial Properties in the Downtown Area* panel will meet May 8, 2019 from 5:30-7:30 p.m. at the Civic Center. The panel will include experts on commercial real estate, property management and valuation, and historical revitalization and redevelopment. Rhea Serna, the revitalization specialist in property redevelopment with New Mexico MainStreet (NMMS) has been requested to be part of this panel.

Shaña Reeves and Michael Bulloch will be attending the National Main Street Conference in Seattle next week to look at ideas for downtown Farmington.

Robyne Beaubien met with the Art Walk Team to discuss ideas to bring life back to the quarterly Art Walks.

Rich Williams with NMMS will be retiring in April as Executive Director. Daniel Gutierrez will be taking Mr. Williams place.

NMMS approved the MRA Plan update.

8. Business from:

a. **Floor** – There was no business from the Floor.

b. **Chair** – Chair McNeill mentioned the local newspaper had an article stating the legislature approved \$1M from Capital Outlay funds to San Juan County for a film studio. Dr. McNeill asked to initiate a team to present a package to the San Juan County Commission to propose placement of the film studio in the Animas District.

c. **Members** – Commissioner Mills asked if the legislative bill to sell local alcohol had passed. Michael Bulloch said it had passed the Senate, but not the House.

d. **Staff** – There was no business from Staff.

9. **Adjournment:**

A motion was made by Commissioner Dykeman and seconded by Commissioner McNally to adjourn. The Metropolitan Redevelopment Agency Board of Commissioners meeting was adjourned at 5:30 p.m.



John McNeill, Chair



June Markle, Administrative Assistant

