



Capital Projects Committee Meeting

May 11, 2022

Held via TEAMS

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9:30 a.m. to TBD

Minutes

1. Call Meeting to Order

Chairman Burke called the meeting to order at 9:30 a.m.

2. Roll Call of Committee Members

Roll call of members was taken. Committee members joining via phone/webinar were Chairman Gerald Burke, Gerald Hoehne, Wesley Billingsley, Nina Chavez, and Harold Trujillo. Harrison Rommel was not present.

3. Approval of Agenda

Chairman Burke asked for comments on the agenda. No comments were made.

Chairman Burke moved approval of the agenda as submitted.

Motion passed. (5-0)

4. Announcements:

a. **Next Capital Projects Committee Meeting will be held on June 8, 2022**

5. Approval of Minutes from April 13, 2022 Capital Projects Committee Meeting

Chairman Burke asked for comments on the minutes. No comments made.

Gerald Hoehne made a motion to approve the minutes as presented.

Motion seconded by Chairman Burke.

Motion passed. (5-0)

Projects to be reviewed

1. University of New Mexico – \$880,000

UNM Track Surface Replacement

Presenters: Dr. Garnett Stokes, President, UNM; Ed Manzanares, Associate Director Athletic Events Management, UNM

President Stokes was introduced by Chairman Burke. She, in turn, introduced Mr. Manzanares who presented the project to the committee as outlined in the submittal



noting that they did receive a 2022 Severance tax bond to pay for the project.

Chairman Burke asked what type of warranty a new track has which is about 5 years according to Mr. Manzanares.

Member Hoehne wanted to know if the project was approved yesterday during the Board of Regents meeting the previous day. They had approved it meaning that the committee will need the signed Form 6 submitted for this project. Member Hoehne also requested a funding screenshot showing the funding set aside for this project be submitted. Member Hoehne asked if they have a complete set of plans for this project to move forward.

Mr. Manzanares said they did, and he would provide it to the committee.

Member Chavez asked what the scope of the project was originally at \$300,000 versus the \$830,000 it is now.

Mr. Manzanares replied that it is a complete redo of the track along with adjusting to the soccer field as well. He also explained that the \$300,000 first appeared on the UNM Five-Year Plan as an estimate to only resurface the track and it was never part of an actual plan.

Member Billingsley wanted to make sure that they did get their questionnaires into State Board of Finance and that there's going to be two bond sales – June and September, then depending on how those coupons sales go they may look at a December bond.

Chairman Burke made a motion to approve the project for submittal to the NMHED Cabinet Secretary and the Board of Finance.

Member Hoehne seconded the motion with the additional contingency of the sale of the bonds.

Motion passed. (5-0)

**2. Eastern New Mexico University Ruidoso – \$1,200,000
Property Acquisition – Sierra Mall**

Presenters: Dr. Patrice Caldwell, Chancellor, ENMU-System; Ryan Trosper, President, ENMU Ruidoso; Dr. Karen Massey, Chief Business Officer, ENMU-Ruidoso

Chairman Burke introduced Chancellor Caldwell who introduced and turned the meeting over to President Trosper who presented the project as outlined in the submittal and asked for questions.

Chairman Burke expressed some concerns about the environmental statement and asked



Member Hoehne to lead off with that.

Member Hoehne inquired about the two environmental assessments and that so long as the concrete slab underneath that facility is not penetrated there should be no issues related to the two environmental concerns. He asked that President Trosper speak to those items should Eastern access anything that potentially may be buried underneath that concrete slab and what steps would be needed to ensure that those environmental concerns are addressed and potentially remediated.

President Trosper responded noting that there are currently multiple restroom facilities already within the facility which would be the main concern moving forward. They intend to never go into that slab work and use the pre-existing plumbing to prevent them from having to go and do slab work.

Dr. Massey responded that they would have to dig out soil and replace it should it be exposed.

Member Hoehne expressed that Eastern should have a clear understanding of what that would entail if they ever needed to penetrate that concrete.

Mr. Jorgensen asked what the target population for this expansion was.

President Trosper said they were expecting 70 FTEs once the renovation is complete.

Chairman Burke made a motion to approve the project, contingent on the sale of bonds, for submittal to the NMHED Cabinet Secretary and the Board of Finance.

Member Billingsley seconded the motion.

Motion passed. (5-0)

3. Diné College – \$8,365,768

Construction of Shiprock Math and Science Building - REVISION

Presenters: Dr. Charles M. Roessel, President, Diné College; Crystal Cree, Director of Legislative Affairs & Policy, Diné College; Leon Jackson, Director of Projects & Operations, Diné College; Randy Joe, Assistant Project Manager, Diné College; Dave Williams, Architect, RMKM Architects

Chairman Burke introduced President Roessel who made opening remarks before introducing Mr. Jackson. He presented the project as outlined in the submittal noting that the project costs have increased to \$7,958,103 and supplemental funding from the college is there. He then asks for any questions.



Chairman Burke wanted to know what percentage of the funds from the initial project had been spent.

Mr. Jackson responded that \$4,800,000 of the original \$5,000,000 had been spent. Member Hoehne asked if they have been able to incorporate all of the Lead Design items into the project and if they were going to be able to meet the Lead Silver design standards. He also wondered how they were planning on incorporating those into the project being 68% complete.

James with RMKM explained that they do have a little buffer and the current plan is to attain the Lead Silver Certification.

Member Hoehne made a motion to approve the project for submittal to the NMHED Cabinet Secretary.

Chairman Burke seconded the motion.

Motion passed. (5-0)

4. New Mexico State University Grants – \$1,300,000 Martinez Hall Exterior and Site Improvements

Presenters: Dr. Dan E. Arvizu, Chancellor, NMSU; Ruth Johnson, Vice Chancellor and COO, NMSU; Heather Watenpaugh, University Architect, NMSU; Robert Herrera, Executive Director, PD&E, NMSU

Dr. Ken Van Winkle made a few opening remarks. Ms. Watenpaugh presented the project as outlined in the submittal and asked for any questions.

Chairman Burke requested that the two projects be presented as one since they were on the same building at the same time. All members agreed that this was the appropriate thing to do.

Member Hoehne asked how they can ensure that they are able to accomplish those specific projects that are asset protection and ADA as priorities when the board recommends funding with a 25% match does not materialize. With no match, he said, they're just deferring and it's eating up next year's appropriations.

Dr. VanWinkle responded with the need for a five-year facility study from a professional architect firm.

Ms. Watenpaugh recommended that they look at the shortfalls from the last several



projects over the summer that were not completed and have that become a request in that capital planning process.

Dr. VanWinkle indicated that there could be community support for a bond issue.

Member Hoehne wanted clarification on if they were still looking at the GO Bond project and if they are to continue with the master planning process and capture these shortfalls. Ms. Watenpaugh said that was the general plan, but it wouldn't happen this summer.

Chairman Burke made a motion to approve the project for submittal to the NMHED Cabinet Secretary.

Member Billingsley seconded the motion.

Motion passed. (5-0)

5. New Mexico State University Grants – \$887,500

Martinez Hall Roof Replacement

Presenters: Dr. Dan E. Arvizu, Chancellor, NMSU; Ruth Johnson, Vice Chancellor and COO, NMSU; Heather Watenpaugh, University Architect, NMSU; Robert Herrera, Executive Director, PD&E, NMSU

Chairman Burke made a motion to approve the project for submittal to the NMHED Cabinet Secretary.

Member Billingsley seconded the motion.

Motion passed. (5-0)

Chairman Burke made a motion to combine the two NMSU Grants projects into one and submit it to the NMHED Cabinet Secretary and the Board of Finance.

Member Hoehne seconded the motion.

Motion passed. (5-0)

6. New Mexico State University Alamogordo – \$930,000

Physical Plant Building Renovations

Presenters: Dr. Dan E. Arvizu, Chancellor, NMSU; Ruth Johnson, Vice Chancellor and COO, NMSU; Heather Watenpaugh, University Architect, NMSU; Robert Herrera, Executive Director, PD&E, NMSU

Dr. VanWinkle made a few opening remarks. Ms. Watenpaugh presented the project as



outlined in the submittal and asked for any questions.

Member Hoehne asked what the source of the match funding was.

Mr. Herrera said that he would have to check on that.

Mr. Jorgensen asked about enrollment being down and the need for facilities.

Dr. VanWinkle explained how the population has changed from Air Force personnel to community members and their partnering with the high schools to use some buildings.

Chairman Burke made a motion to approve the project for submittal to the NMHED Cabinet Secretary and the Board of Finance.

Member Hoehne seconded the motion with a contingency of the source of the matching funds.

Motion passed. (5-0)

7. Adjourn

Chairman Burke asked if there is any other business to come before the committee.

Chairman Burke adjourned the meeting at 10:58 a.m.