

**CITY OF ALAMOGORDO, NEW MEXICO  
CITY COMMISSION REGULAR MEETING MINUTES  
6:30 PM, DONALD E. CARROLL COMMISSION CHAMBERS  
May 26, 2026**

**SHARON MCDONALD, MAYOR  
JOSHUA RARDIN, MAYOR PRO-TEM  
BAXTER PATTILLO, COMMISSIONER  
STEPHEN BURNETT, COMMISSIONER  
WARREN ROBINSON, COMMISSIONER**

**AL HERNANDEZ, COMMISSIONER  
MARK TAPLEY, COMMISSIONER  
STEPHANIE HERNANDEZ, ACTING  
CITY MANAGER  
DARRELL MORI, CITY ATTORNEY  
RACHEL HUGHS, CITY CLERK**

**CALL TO ORDER & ROLL CALL**

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Mayor McDonald called the meeting to order at 6:30 PM. Roll Call was taken by the City Clerk. City Clerk Hughs announced there was a quorum present.

**INVOCATION & PLEDGE OF ALLEGIANCE**

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The Invocation was given by Pastor Lance Garrison from the Worship Center, and the Pledge of Allegiance was led by Commissioner Hernandez.

**APPROVAL OF AGENDA**

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Mayor McDonald said they were moving Item 11 to be placed after Item 15 to make a motion to Reconvene into Open Session.

**Commissioner Rardin moved to Approve as amended.  
Commissioner Hernandez seconded the motion.  
Motion Passed with a vote of 7-0-0.**

**PRESENTATIONS**

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**1. Presentation to review the mercury leak in the Dunn Solar Telescope at Sunspot Solar Observatory and the potential for preserving Sunspot as a historical site. *(Dave Dooling, Citizen)***

Mr. Dave Dooling gave a presentation to review the mercury leak in the Dunn Solar Telescope at Sunspot Solar Observatory, including its magnitude and the potential for preserving Sunspot as a historical site and repurposing it as a world-class education and dark skies recreation facility that will benefit Alamogordo, as well as Otero County and the State.

**2. Public Works presentation & update. *(Jimmy Vargas, Public Works Director)***

Public Works Director Vargas gave his presentation on the current status of the Public Works Division, Facility Maintenance, Fleet Maintenance, Street Maintenance, and Drainage Maintenance.

Mayor McDonald asked about crosswalks fading. Public Works Director Vargas said they started using marking tape. Paint stripping only lasts a year or two. Marking tape is designed to last a lot longer. She asked about potholes coming up when it rains. He said when you start seeing that, it means the road is pretty close to needing replacement.

Mayor Pro-Tem Rardin asked how many staff members they had. Public Works Director Vargas said they are currently at seven. When fully staffed, with the manager, we have thirteen.

Commissioner Hernandez asked if, when a contractor works on Walker, they have to pull a permit to cut the road? Public Works Director Vargas said the same applies to a contractor that goes from the city. Commissioner Hernandez asked what the time frame was to do a patch. Public Works Director Vargas said realistically, 72 hours, but we patch the ones that have been there longer. Commissioner Hernandez reminded him about the weeds on Walker.

Mayor Pro-tem Rardin asked how many patches they were behind. Public Works Director Vargas said around 150; I it was around 400 last year.

Mayor McDonald asked whether the goats would be out there. Public Works Director Vargas said they are hoping for it in the fall.

**3. Presentation on AFSCME Local 3818 and AFSCME Council 18 regarding the proposed outsourcing of Desert Lakes Golf Course Maintenance, including impacts and alternatives to preserve maintenance work in-house. (Markus Bartlett, AFSCME Representative)**

Markus Bartlett, an AFSCME representative, gave an overview of AFSCME. He spoke on the proposed outsourcing of Desert Lakes Golf Course Maintenance, including impacts on City employees, taxpayer costs, public accountability, service quality, and alternatives to preserve maintenance work in-house. He spoke about the taxpayer cost, the cost study, and the risks. He said the Union recommends keeping Desert Lakes maintenance in-house. To proceed, if at all, with an operator-only or split-responsibility model. Require a true public-versus-private cost comparison before any maintenance outsourcing. Desert Lakes belongs to Alamogordo. Its maintenance should remain accountable to Alamogordo. Do not outsource the maintenance workforce. Until the city proves, with a complete cost study, that doing so is better for taxpayers and for the long-term interests of Alamogordo, none of that proof exists. Until an analysis is done, the city cannot honestly claim that outsourcing maintenance saves money. Count everything, measure everything, and protect the public before signing the contract, including protecting the workforce. The affected maintenance employees are not abstract budget; they're real people, real families, and they are trained city employees who know this course. The city needs stable jobs, not fewer. He said the Union is not only here to object, but also to offer some alternatives. The first alternative is really the cleanest, returning to the original operator-only model. If the city believes it needs outside expertise, or you know places like the pro shop in the restaurant marketing and customer experience, then pursue that model, but keep maintenance in-house. That approach is consistent with the city's original RFP. The second alternative is a split. The operator handles the pro shop, the restaurant, the golf programming, marketing, and customer service, while the city maintenance employees remain city employees. The city creates written coordination protocols between the operator and the city maintenance. The third alternative is a labor management maintenance improvement plan. Giving in-house crews measurable goals for the equipment and materials they need, and a structured review. The fourth alternative is a phased pilot plan. Let the city take outside operations without outsourcing maintenance. After a year, compare actual debt, which includes revenues, rounds played, customer satisfaction, turf recovery, maintenance costs, complaints, capital progress, and then make a decision based on the evidence. Mr. Bartlett concluded by saying that the Union's core recommendation is to keep the maintenance in-house. Do a real cost comparison study, and don't treat contract hiring as worker protection. The city has options and can protect the course and the workforce. He stated that, on behalf of the union and the affected workers, he is asking this Commission to direct staff to keep golf course maintenance in-house and, if at all, to proceed with an operator-only or split responsibility model. Desert Lakes Golf Course belongs to the city.

Commissioner Burnett asked whether the same process was followed then as well, when the city decided to get rid of the Weeds and Drainage department. Mr. Barlett stated he was not sure; he was not working for Council 18 at the time. Commissioner Burnett asked Acting City Manager Hernandez if this was the process. She said yes. We gained more time than needed, but yes, we decided in February. Michelle notified the union; she gave them their proper notice. What is different is that the decision on Weeds and Drainage was made at the manager level, whereas this was done at the Commission level. But, more or less, the same process was followed, yes. Commissioner Burnett asked how many employees were there at that time. Public Works Director Vargas said there were four positions. Commissioner Burnett asked what happened to those employees. Acting City Manager Hernandez answered that she believed they sought other employment, and one went to Parks, but I don't remember what happened with the other three. Commissioner Burnett asked if they were all union members. She said yes. Commissioner Burnett stated that when this original discussion about the maintenance aspect came up, he had conversations with Acting City

Manager Hernandez prior to the RFP, and that he was unaware this was the process or that they had to go to the Union. He said he thought there was a failure on that end. We were told that, through her research, no one wanted the maintenance. After listening to the three contractors who were here, it came to light that all three were interested. Acting City Manager Hernandez said she had spoken to a couple of people, and the ones she talked to included the Inn of the Mountain Gods.

Commissioner Tapley stated that we asked in the November 5th Commission meeting if we could see both models to give us a comparison. We are not here trying to remove people, but if you have good data, you can make an informed decision. What has happened with this ineffective government slow-walking, is that now we are at the end of the contract, and we have to make a split decision. Mr. Barlett stated that he thought it would only be prudent for you guys to do a complete cost comparison before you decide. Commissioner Tapley stated he wished the Union would stop saying that they were trying to make the golf course a private golf course, because we are not. Mr. Barlett said that is what it is doing. Commissioner Tapley said it's been doing the same thing it has been doing for the last 30 years. I have played at that golf course for 30 years, and I have watched it go from a fight between maintenance and the staff inside the golf shop. It's been that way for 30 years, and in your deal where it says they are going to work together, it's not going to happen. Mr. Barlett stated that if you're putting those kinds of things out there, then we're setting that expectation, but your management team has all the opportunity to bring a cohesive structure to that golf course. The workers are there to follow the direction of management, so if that's not happening, it's not the workers' fault; it is a managerial fault, about which all of you can do something. I don't think the answer is that it has been like this for the last 30 years, is to just throw away the maintenance and to put it into private hands. That takes a lot of power away from you all as well.

Acting City Manager Hernandez said she wanted to clarify something. The original intent of the Commission was to go out for the RFP for the golf pro shop and the restaurant. Nowhere in the original motion from the original Commission, which included Nick Paul, was it going out for the golf maintenance. Commissioner Burnett and I had a conversation in January or December before the original RFP went out. As one commissioner, he could not dictate where they went. I did not make my decision to put the RFP out based solely on the fact that I spoke to the Inn of the Mountain Gods and another one that they didn't want it. I made my decision based on other factors, including the stuff we still have to do and the compliance issues. It had nothing to do with the fact that nobody wanted maintenance and everything to do with the continued maintenance that still needed to happen, including the lining or relighting of the ponds. Commissioner Burnett stated that what was conveyed to me was that no one wanted the maintenance. He said that in talking to the three bidders, they all wanted the maintenance. She said she was not misleading him.

Commissioner Rardin asked when the current contract expires and when it would go to negotiation. Acting City Manager Hernandez said it has already expired. We still have to open for negotiations; they all expired at the same time in June of last year. Commissioner Rardin asked what they would do if it were an expired contract. Commissioner Burnett said it says in there that we just abide by the existing contract. Acting City Manager Hernandez said that until new negotiations are made. They did not have a representative inside the city until recently. I know that we haven't had an opportunity to open negotiations. Commissioner Burnett asked how long a typical negotiation takes. Acting City Manager Hernandez said it depends. Tonight, you have the APSOA one, which took about a year. We are still with Fire, and that one had different issues because of the split. So, it depends on what's asked for, what is given, and just typical negotiations.

Commissioner Pattillo asked if they were not under contract with the Union at the moment. City Attorney Mori said they were under contract. When collective bargaining agreements end, there is usually a provision that they will continue until a new one is entered into. So, there are many provisions in the original that we are still bound by, even though the contract has expired, which are continuing provisions. Commissioner Pattillo asked why there was a difference in the Public Works Drainage process versus this one. Acting City Manager Hernandez said she guessed that is the union representation. We followed the same process and didn't receive any feedback from the Union

#### **4. Community Development, Engineering Presentation on current Projects and updates. (Justen Boyle, Senior Project Manager, Joseph Samora, Project Manager)**

Senior Project Manager Justen Boyle and Project Manager Joseph Samora presented the department's mission, design projects, construction projects, and shovel-ready projects.

Commissioner Hernandez asked if the natatorium was 90 percent drawings. Senior Project Manager Boyle said yes. Commissioner Hernandez asked for the expected bid date. He answered that if we get the 100% drawings, which should be around two to three weeks, it depends on when the funding is in place and when OpenGov is ready to go for bidding. Our goal was to start projects sometime in June. Commissioner Hernandez said what I am asking is the design. The bid documents, all of that part of it, and that has nothing to do with the funding in place. Acting City Manager Hernandez said no, it does not. The documents for the bank have already been signed, and we are still waiting for the documents; this is independent of the funding. Commissioner Hernandez said that was my question, because originally we were told this was going to be released on a certain date, which we've already passed, and we're going to pass, and that if we held up funding, it would put us way off. Commissioner Hernandez said originally we were told this was going to be released on a certain date, which we've already passed, or are going to pass. If we held up funding, it would put us way off.

Commissioner Rardin asked why we decided to add to the existing building at Fire Station 2, rather than demolish it and build a new structure. Senior Project Manager Boyle said because this was part of a grant money that we had been sitting on for quite a while. Then we had asked for an extension, which ends in June of this year. This was the best solution because there were a lot of unknowns about how old it was. We rushed through it because it was going to expire. Commissioner Tapley asked if this could really be done in June. Senior Project Manager Boyle said they are scheduled to be done in June.

Commissioner Burnett asked when they originally planned to complete the La Luz Reservoir. Senior Project Manager Boyle said they wanted it completed in July. I am pretty sure it will be sometime in August or September, but until we have the design for the tower, it is unknown at this time. Commissioner Burnett asked how far along they were on the design. Senior Project Manager Boyle said this week or the next.

Mayor McDonald asked when the Senior Center parking lot would be completed. Senior Project Manager Boyle said we are waiting for the fence to come in, and once it is put up, then landscaping will be done in a day. Commissioner Rardin asked if there was anything else that could have been used for besides this parking lot. Senior Project Manager Boyle said this grant was specifically for this parking lot.

Commissioner Hernandez asked what the date of the lights at the Fairgrounds intersection was. Senior Project Manager Boyle said the arm bars would not be here until 7<sup>th</sup>, and then the installation.

Mayor McDonald asked whether the Cope building would be completed in time for June. Project manager Samora said yes.

## **PUBLIC COMMENT**

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1. Tamera Hansen said they had a vacancy in the Union, so she stepped in to assume that position to get it organized. She asked the Commission to consider the taxpayers' already sizable investment in the infrastructure and the training to specialize the workers to handle the new equipment and the infrastructure. She said the city's greatest asset is its workforce. We are one team committed to serving this community. She hoped we could continue that relationship for many years, providing good service to you and our families. We don't necessarily disagree with outsourcing operations, but we do understand the importance of what we do for our community, just as you do for our community. Our jobs matter; they matter to our families, to our community, and to economic stability. When you think about outsourcing, think about what is best for the taxpayer. We want a sustainable community that continues to draw and grow for the future, and we won't get that if we keep closing off career paths to younger people who might one day replace us in serving our community.

2. Ryan Sawers said there is a pragmatic approach to our local environment and a thoughtful climate approach to urban canopy planning. I recognize our high-desert realities here: water scarcity, maintenance costs, and staffing constraints. However, I believe there is a middle path we can appreciate as essential public infrastructure. Three New Mexico cities are partnering with desert communities to implement the Right Tree, Right Place initiatives. These programs are about long-term resilience strategic shade. He encouraged the Commission to consider exploring low-cost, high-impact pilot programs. If we focus on long-term care and water efficiency, we can improve Alamogordo's

livability for the public and future generations without compromising our current municipal resources. We want to put this on your radar to take a visible path of collaboration with local partners, schools, and state initiatives.

3. Alicia Kumke said she came across a property that has conditions where animals should not be living. I sent you photos. When I spoke with animal control, the police department, and the city attorney. I was informed that we have no ordinances that prevent you from keeping animals in this condition. Animal Control cannot remove animals from that environment. She asked the commission to consider adding an ordinance that would give the authority to remove the animals in these situations.

4. Steven Bunt said he has been a financial advisor for 16 years. There seems to be an awful lot of misdirection regarding the notion that this will become a private course. That just goes to show how little they know about the golf course industry. A private course means they have to be a member of the course to play there. I have seen flyers up about keeping this a public course and not privatizing it; it's ridiculous and completely misleading. The gentleman working maintenance, I feel there might be some misdirection headed your way, as far as if it turns private, you might be out of a job. The common practice is to move over the current crew, but they may put it out for open bid. If you have on your resume that your most recent job was in golf course maintenance, there is a good chance you will get picked. As for the cost study mentioned, part of my job every day is to review companies' financial reports. There's no way to do a cost study. He said he hoped you would consider the facts of the matter that the course is in poor condition right now. It is hard to do much worse than it is now.

5. Kim Great White Owl Murillo invited the commission to go look at the potholes on her street and at the 30 miles per hour speed limit down a one-way road, where there are children at play.

6. Scott Fredrick said there are 200 people that he represents, and there's not a single person at that golf course who says they want the city to run the maintenance. It should be maintained by an outside source.

7. Mark Gray said he plays golf with others, and they get sprayed by effluent water. He said being in a union doesn't mean you will get paid more. If you are a good worker, I would not worry about my job.

## **CITY MANAGER'S REPORT**

Acting City Manager Hernandez did not have a report.

## **REMARKS AND INQUIRIES BY THE CITY COMMISSION**

Commissioner Burnett asked where they were with the playground covers. Acting City Manager Hernandez said they are doing some and plan to put them in. She said she would give him an update. He asked about the golf course pump. She said purchasing is going out and getting quotes, and it is starting the whole requisition process by getting the three quotes. Commissioner Burnett asked about the issues we are having out there with watering and what is preventing us from watering more. Superintendent Bradley said the order was wrong, and he almost did not accept it. We have been watering as much as we can with effluent. The pump is not reliable to water at night. As soon as the two components come in, we will be able to water and have lots of water. Commissioner Burnett asked when they plan to start seeding. He answered as soon as we get water.

Commissioner Tapley asked how long the tee box on 18 had been leaking. Superintendent Bradley said it is new; he saw it two weeks ago. It is a salt function, but he had to get into it. We have had limited staff since the Commission decided to go in the direction we have gone. The irrigation tech was gone for three weeks because they did not want to risk losing time. I have three people ready to leave right now, one actually left today. We are plugging forward. Commissioner Burnett asked why we can not use our own city equipment to help clean up some of that stuff. Superintendent Bradley stated he will check when the backhoe is available with an operator.

Commissioner Pattillo asked for an update on the extension and the RFP process for the remaining work on the golf course. City Attorney Mori said, currently, where we stand, at least the last direction given by the Commission was to go out for the RFP that includes maintenance with the management company. Now that the Union has had a chance to share its opinions and offer alternatives, if that direction needs to change, or if the Commission would like

to make that an item to discuss. That would help staff better understand how to proceed, but at the moment, the current direction is to continue unless we're told otherwise.

Commissioner Pattillo asked what was left before going out for the RFP, regarding the extensions for the current contract. Acting City Manager Hernandez said they met with Grant and discussed the extension timeframe. Grant laid out what he needed, and we are still working through that. One of the big issues on his list is golf carts. We are looking at different quotes. She said she believed it would not be extended past December. Grant was okay with going through September and possibly December, considering where we were. We need to get some of those items in place now that we are meeting with him. Commissioner Pattillo said he would like to understand what needs to happen to go out for an RFP. Acting City Manager Hernandez said, unless the direction is otherwise, it was a 30-day extension. It would end on June 2<sup>nd</sup>, but she would get the exact date. The RFP would go out on Saturday, unless the Commission changes its mind. Commissioner Pattillo asked what if they do not change their minds. She answered, then we will still go out for RFP, to include maintenance. He asked what further direction they need from the Commission to go out for an RFP. She said unless they heard something different, it will go out on June 13<sup>th</sup>.

Commissioner Burnett asked for clarification on the RFP they sent out with maintenance. It is up to us to decide whether to include maintenance at that time or just award the contract for the pro shop and the restaurant, correct? Acting City Manager Hernandez said the way it is written right now includes all three. She said they could put verbiage to clarify whether to have maintenance or not.

Commissioner Pattillo asked how many current workers there were. Acting City Manager Hernandez said that currently, the golf course workforce consists of 8 positions, with 6 filled. He asked if they have the right of first refusal with the new company. City Attorney Mori said that it would all depend on the management company. Acting City Manager Hernandez said she believed it was within the contract that they would be interviewed. Commissioner Pattillo asked whether they had any other options within the city. She said yes; we can offer them positions we have open that they qualify for. Commissioner Pattillo asked if the Drainage Maintenance folks who were replaced by the contractors would give those same considerations. She said yes, anybody in the union gets those considerations. He asked if they got the same process. She said yes. What changed in this situation compared to the Weeds and Drainage is that it was made at the management level (her), and we reached out to the Union, but didn't get any feedback. The difference here is that it was made by the Commission, we notified the Union, and they reached out to us. She stated she wanted to clarify that they had messed up a bit on our end because, when the Commission decided to go out, we put the RFP out right away. Nobody on staff thought that, because it was a Commission decision, the process still needed to be followed the same way, so we put out the RFP, but then we canceled it immediately when we realized we still had to do that process.

Commissioner Hernandez asked where they were with the Natatorium financial process. Finance Director Huff said we signed the management representation letter to begin the closing process. The lawyers are preparing the documents. We expect to see those within the next two weeks. Once we get those documents signed, we'll close. We expect we will close by June 30<sup>th</sup>. We have one more ordinance review, then the documents will need to be signed by the Mayor.

Commissioner Pattillo asked about the audit. Finance Director Huff said they were 95 percent through the FY24 audit. Then we will move to the FY25 audit. The FY24 audit should be done by June 15th, and the FY25 one by the end of September.

Commissioner Hernandez said he attended the Downtown presentation for Sheriff Bill Rutherford and the Sheffield family of the clock donation to read the proclamation for the Mayor. He asked if they had addressed the email complaint that came in to Acting City Manager Hernandez and himself about the property between 504 and 510 24th Street. Acting City Manager Hernandez said she forwarded the email and will follow up. He said the city demolished a house at 1500 Ohio, and left a lot of trees. One of the trees fell onto the property at 1502 Ohio, damaging their carport. The trees and overgrowth need to be taken care of. She said that if we own it, she will have Code Enforcement abate it, and the carport owner can submit a tort claim. Commissioner Hernandez asked whether Dudley School was available for public use. She said it was not; we use it for specific functions. We still need to complete some ADA items by June 30th. He said he has had constituents call him over the last week, asking to use it, but they were told it was not for public use; it was only for city use. They brought him information showing where there were retirement, birthday, and graduation parties, as well as other items related to city staff. That facility was

built with taxpayers' money, not city employees' money. I believe it is unethical that city employees are using it basically as a private clubhouse. If it is not available for the citizens of Alamogordo, he did not think that only city employees should be able to use it. Commissioner Hernandez said that a few meetings ago, he brought up 508 5th Street. The gentleman there had an approach when they did the sidewalks. Their approach was removed. We need to address that with them. City Attorney Mori stated he was working with the project managers on that specific property.

Mayor McDonald said she attended the anniversary of the Sled Test at the 846 Test Squadron at Holloman. The Altus Award was presented to the City. Kathy Denton of Kitty City received a Pay It Forward award for her community work. She said she visited the golf course last Friday. The last time she was there was in 2008, and it was green; now it is a disappointment to see the state of the greens, and the trees are dying. She gave a reminder of the District 5 Clean Up.

## **CONSENT AGENDA**

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Mayor McDonald said we will pull Items 5, 6, 7, and 9.

**8. Consider, and act upon, Resolution 2026-16 requesting written approval from the Local Government Division of the Department of Finance and Administration, State of NM for the revised budget numbers computed as of May 26, 2026. (Evelyn Huff, Finance Director) (Roll Call Vote Required)**

**10. Consider, and act upon, approval of the Investment Report for the quarter ending Mar 31, 2026, in accordance with the City of Alamogordo Investment Ordinance. (Evelyn Huff, Finance Director)**

**Commissioner Hernandez moved to Approve Items 8 and 10.  
Commissioner Burnett seconded the motion.  
Motion Passed with a vote of 7-0-0.**

## **ITEMS REMOVED FROM CONSENT AGENDA**

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**5. Approve the minutes for the Budget Hearing Workshop on May 4, 2026, the Regular Commission Meeting on May 12, 2026, and the Special Commission Meeting on May 18, 2026. (Rachel Hughs, City Clerk)**

City Clerk Hughs said the May 12th regular commission meeting minutes need to be amended under Remarks and Inquiries by the City Commission to correct where it states Mayor Pro-Tem McDonald to Mayor McDonald.

**Commissioner Rardin moved to Approve as amended.  
Commissioner Burnett seconded the motion.  
Motion Passed with a vote of 7-0-0.**

**6. Consider, and act upon, Resolution 2026-15 authorizing a government-to-government transfer of assets from the Alamogordo-White Sands Regional Airport (ALM) to Sierra Blanca Regional Airport (SRR). (Troy Orr, Airport Manager) (Roll Call Vote Required)**

Commissioner Hernandez said we received this in 2018 and asked whether it was a CPU, a computerized system. Airport Manager Orr said yes and clarified that we did not receive it in 2018. It had been installed before we gained ownership in 2018. The state previously owned it, and they maintained it. In 2018, they granted it to us. Commissioner Hernandez said that we received it in 2018. Airport Manager Orr stated yes. Commissioner Hernandez asked if there was a value on it. Airport Manager Orr said he did not know but would ask the technician. Commissioner Hernandez asked if we had ever used it. Airport Manager Orr said we used it until 2021, then we upgraded.

**Commissioner Hernandez moved to Approve.  
Commissioner Rardin seconded the motion.  
Motion Passed with a vote of 7-0-0.**

**7. Consider, and act upon, approval of Change Order 1, in the amount of \$79,666.06, excluding NMGRT, to Rock Canyon Construction, for relocating an 8" main water line. (*Justen Boyle, Senior Project Manager*)**

Senior Project Manager Boyle explained that the waterlines on the drawings showed they were in the right-of-way and on the property of Domino's and the bank next to it. He said he felt like it was necessary to bring this as a change order to try to relocate it far north, right in front of that water station. The change order was created to push this forward, so we can get out of those properties and eventually create a separate project in front of the White Sands Mall as a whole. Commissioner Hernandez asked how far the easement was. Senior Project Manager Boyle said two to three feet inside the property. Commissioner Rardin asked if it was in the Domino's property. Senior Project Manager Boyle said yes.

Commissioner Rardin stated that he wanted to disclose that he has a project with Domino's. He said that if anyone has a problem, he would abstain. No one did.

**Commissioner Hernandez moved to Approve.  
Commissioner Burnett seconded the motion.  
Motion Passed with a vote of 7-0-0.**

**9. Consider, and act upon, Resolution 2026-18, approving the City of Alamogordo's participation in a capital outlay program administered by New Mexico Department of Transportation and entering into a cooperative agreement for \$108,900.00. (*Debbie Osborne, Grant Coordinator*) (Roll Call Vote Required)**

Finance Director Huff said they had already voted on this, and the agreement has been signed, but the State asked where the resolution was. Commissioner Hernandez asked if there was a match on this. Finance Director Huff said there was no match for this one; it is a capital outlay.

**Commissioner Hernandez moved to Approve.  
Commissioner Tapley seconded the motion.  
Motion Passed with a vote of 7-0-0.**

## **NEW BUSINESS**

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11. Item 11 was moved to after Item 15. Reconvene, as approved under the Approval of the Agenda.

**12. Consider, and act upon, Resolution No. 2026-17 requesting interim approval from the Local Government Division of the Department of Finance & Administration, State of New Mexico, to adopt the Preliminary 2026-2027 Budget as of May 26, 2026. (*Evelyn Huff, Finance Director*) (Roll Call Vote Required)**

Finance Director Huff said this is the official resolution approving the preliminary budget as discussed at the budget hearings. There were some corrections in salaries and benefits, but she was able to move money around, so it did not affect the ending fund balance. The only funds that you will see a different ending from the fund balance are the Otero Greentree Landfill. She said she had to make a significant adjustment in their salaries and benefits because the system did not calculate it correctly. It must be submitted to the DFA by the end of the day on June 1st.

**Commissioner Robinson moved to Approve.  
Commissioner Rardin seconded the motion.  
Motion Passed with a vote of 7-0-0.**

**13. Appointments to Boards and Committees. (Sharon McDonald, Mayor)**

Mayor McDonald reappointed Cynthia Stevenson to the Alamogordo Public Library Board. No one was opposed.

**EXECUTIVE SESSION**

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**14. Recess into Executive Closed Session pursuant to NMSA 1978, § 10-15-1(H)(5) for the purpose of discussing collective bargaining and 10-15-1(H)(2) limited personnel matters (City Manager recruitment) (Roll Call Vote Required)**

Commissioner Burnett moved to Recess to Executive Session at 9:33 PM.

Commissioner Robinson seconded the motion.

Motion Passed with a vote of 7-0-0.

**RECONVENE INTO OPEN SESSION**

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**15. Motion to Reconvene into Open Session and read the statements related to the Executive Closed Session. (Roll Call Vote Required)**

Commissioner Robinson moved to Reconvene to Open Session at 10:34 PM.

Commissioner Burnett seconded the motion.

Motion Passed with a vote of 7-0-0.

**16. Action, if any, related to the Executive Closed Session. (Roll Call Vote Required)**

The Mayor read the statements related to the Executive Closed Session. She asked if there was a motion to accept. Commissioner Rardin said that it would be item 11, to accept their contract.

**11. Consider, and act upon approval of the Collective Bargaining Agreement Between the City of Alamogordo and the Alamogordo Public Safety Officers Association (APSOA). (Stephanie Hernandez, Acting City Manager, and Dina Holcomb, Holcomb Law Offices).**

Commissioner Tapley moved to Approve.

Commissioner Rardin seconded the motion.

Motion Passed with a vote of 7-0-0.

**ADJOURNMENT**

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Commissioner Burnett moved to Adjourn at 10:40 PM

Commissioner Hernandez seconded the motion.

Motion Passed with a vote of 7-0-0.

ATTEST:

  
City Clerk Rachel Hughes

  
Mayor Sharon McDonald

(Prepared by Rachel Hughes, City Clerk)

Approved at the Regular Meeting held on June 9, 2026.