Development Review Committee
Regular Meeting Minutes
Thursday, August 17th, 2017
10:00 a.m.

THESE MINUTES ARE NOT VERBATIM, THEY ARE SUMMARY

<table>
<thead>
<tr>
<th>MEMBERS PRESENT</th>
<th>Present</th>
<th>Absent</th>
<th>OTHERS PRESENT</th>
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<tbody>
<tr>
<td>Luis Marmolejo, Planning</td>
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<td>Marty Pillar, Pillar PE</td>
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<td>Janine Divyak, Planning</td>
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<td>Fernie Ordonez, FMJ Construction</td>
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<td>Angela Roberson, Planning</td>
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<td>Ben Carter, DAC Surveyor</td>
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<td>Albert Casillas, Planning</td>
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<td>David Cristiani, Planning</td>
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<td>Jannette Kresser, Secretary</td>
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<td>Paul Dugie, Flood</td>
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<td>John Gwynn, Flood</td>
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<td>Michael Garza, Flood</td>
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<td>Robert Armijo, Engineering</td>
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<td>Rene Molina, Engineering</td>
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<td>Robert Duran, Engineering</td>
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<td>Dan Sambrano, Engineering</td>
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<td>Edgar Pinon, Fire</td>
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<td>Arturo Herrera, Fire</td>
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<td>Nora Oliver, Utilities</td>
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<td>Utilities are available from the City of Las Cruces</td>
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<td>Mireya Carnero, Utilities</td>
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CALL TO ORDER: Luis Marmolejo

2. APPROVAL OR CHANGES TO AGENDA:
None

3. APPROVAL OF MINUTES FROM AUGUST 3rd, 2017
   Move: Michael Garza
   Second: Robert Duran
   Motion carries. Approved by a response of Ayes by all present.

4. OLD BUSINESS
   None

5. NEW BUSINESS
   a. Pillar Engineering LLC, is requesting discussion on the road access standards for a proposed subdivision to be known as River Walk Estates. A 60 lot subdivision with 21 acres of residential development and 1.2 acres of commercial development. The discussion will center on Hoskins Lane and the easement requirements associated with it. The property is identified as being within Section 15, Township 23 South, Range 1 East, property Id # R0329324.

   Marty Pillar: We are putting in 10,000 SQFT lots with access off of Picacho. The access will go through a portion that is City and the rest will be County. Hoskins Lane is an
existing 25 foot road easement and our question is if that will be sufficient or if it will need to be widened. We will not have any access off of Hoskins, in fact we plan on putting a rock wall around the subdivision. We need to know where we can locate that wall at. Our plan is to grant our portion of the road way to the adjacent properties. We also have a question regarding the maintenance of the roadways.

Luis Marmolejo: Typically how it works is if the roads are built up to County standards then it is up to the developer if they would like to dedicate the roads to the County. That would be within the Subdivision application.

Dan Sombrano: Dona Ana County Engineering would like for there to be 25 feet of easement on your side of the property in case Dona Ana County needs to take it over at some point. In other words, an additional 12.5 feet on their property. According to the UDC, the developer would need to build out that road.

Marty Pillar: So for clarification, you are saying that Hoskins lane would need to be built out, even though we are not accessing it?

Dan Sombrano: Yes, because it is adjacent to the subdivision.

Marty Pillar: There are sight issues with Hoskins Lane with its proximity to the bridge. That is why we do not want to use it as an access point. We would also have problems with NM DOT with that intersection and its access with Picacho.

Dan Sombrano: I understand your concerns with the access on that road. Could there be a crash gate there for secondary access for the Fire Department if they want it?

Marty Pillar: We do have 2 access points for this subdivision, one off of Picacho and a second off of Burke Road.

Dan Sombrano: I was referring to emergency secondary access off of Hoskins for the existing residents.

Marty Pillar: I would have to talk to my client about that.

Art Herrera: You are meeting the two access requirements but a crash gate would be nice for Hoskins Lane.

Marty Pillar: We were really looking at not doing any improvements to Hoskins lane and leaving it in the same shape as it is now with the 5 or 6 residents that currently utilize the road. We are looking at taking whatever easement is on our property and granting that property over to the adjacent property owners, thereby increasing their land and not having a road easement in the subdivision at this location. We will approach the property owners with the idea once we know from the County the width of the easement necessary.

Dan Sombrano: In response to the question over maintenance of the roadways, the County could not take over and maintain roadways that are outside of the County. It would
need to be a joint dedication where the City maintains the portion in their limits and we maintain the rest.

Marty Pillar: Would the City need to have an additional signature block or would they need to run to concurrent plats?

Luis Marmolejo: We are okay with having a signature block from the City, however that will be up to them.

Ben Carter: I would think that we could do some sort of hybrid dedication with both municipalities as signature authority.

Dan Sombrano: Motion to dedicate an additional 12.5 feet on Hoskins Lane third access with a crash gate.

Motion: Dan Sombrano
Second: Art Herrera

Motion carries. Approved by a response of Ayes by all present.

6. Not on the agenda.

7. COMMITTEE REPORTS
   None

8. STAFF INPUT
   None

9. ADJOURNMENT
   10:36 a.m.

   Michael Garza: Motion to adjourn the meeting.

   Motion: Michael Garza
   Second: Dan Sombrano

   *Motion carries by a vote of “Aye” from those present.*