



Regular Governing Body Meeting
City of Rio Rancho
AGENDA
June 25, 2026
6:00 PM
Council Chambers

Governing Body Members

Paul Wymer, Mayor	Vacant, Councilor District 4
Deb Dapson, Councilor District 1	Karissa Culbreath, Councilor District 5
Jeremy Lenentine, Councilor District 2	Nicole List, Councilor District 6
Bob Tyler, Councilor District 3	

Meeting Information

This meeting will be conducted in-person and virtually, as well as, streamed live on the City of Rio Rancho website at <https://rrnm.gov/2303/Watch-and-Download-City-Meetings>

Join by Computer: <https://us06web.zoom.us/j/83338157719?pwd=ST55whY8GCTELqBoGjYG1ipM1F5Uer.1>

Meeting ID: 833 3815 7719

Passcode: 554297

Join by Phone:

Dial +1 720 707 2699 US (Denver)

Pursuant to the Governing Body Rules of Procedures, any person wishing to address the Governing Body related to an item listed under Second Reading of Ordinances, First Reading of Ordinances, or Discussion and Deliberation, shall register in person with the City Clerk no later than fifteen (15) minutes prior to the scheduled start time of a meeting. No more than two (2) hours in total will be allotted for comments pertaining to a specific agenda item at any meeting. A majority vote of the Governing Body members present may approve to extend the total amount of time allotted for public input related to a specific agenda item at a meeting.

Public input can be submitted in writing to the City Clerk, as clerk of the Governing Body, prior to the date of the meeting in which the item is scheduled to be heard; however, only public input received before 4 p.m. on the day of the meeting will be entered into the record prior to the meeting.

Notice under the ADA: If you have a disability and require special assistance to participate in this meeting, please contact the ADA Coordinator at 505-891-5003 or email legal@rrnm.gov. To request a reader, amplifier, qualified sign language interpreter, or any other form of auxiliary aid or service please contact the ADA Coordinator at least forty-eight (48) hours prior to the meeting. Public documents, including the agenda and minutes, can be provided in an accessible format upon request. Open captioning will be available during the meeting and online webcast.

Call to Order and Pledge of Allegiance

Proclamations and Awards of Merit

Public Forum

Pursuant to the Governing Body Rules of Procedure, any person wishing to address the Governing Body related to a non-agenda item shall register in person with the City Clerk no later than fifteen (15) minutes prior to the scheduled start time of a meeting. No more than two (2) hours in total will be allotted for

public forum comments at any meeting. A majority vote of the Governing Body members present may approve to extend the total amount of time allotted for public forum at a meeting.

Comments by Councilors

Consent Calendar

There will be no discussion of these items unless a Governing Body Member so requests, in which event the item will be moved to a discussion item on the regular agenda.

1. Minutes of the June 11, 2026 Regular Meeting
Minutes of the June 11, 2026 Regular Meeting
Minutes of the June 11, 2026 - Signed
2. R47, Resolution Authorizing the Disposal of Fleet Vehicles and/or Equipment, Damaged and/or Obsolete Items, Equipment Components, Traffic Control Devices and Traffic Signal Components
Resolution
Exhibit A
R47 - Signed
3. R48, Resolution Authorizing Disposal of Property (Parks, Recreation & Community Services Department)
Resolution
Exhibit A
R48 - Signed
4. R49, Resolution Authorizing Disposal of Property (Library and Information Services Department)
Resolution
Exhibit A
R.49 - Signed
5. R50, Resolution Authorizing a Budget Adjustment to the General Fund (101) (State Funding)
Resolution
R.50 - Signed
6. R51, Resolution Authorizing a Budget Adjustment to the General Fund (101) (Contract Services)
Resolution
R.51 - Signed
7. D21, Appointment of Jay Morriswala to the Lodger's Tax Advisory Board
Morriswala_Redacted

Boards/Commissions/Committee Reports

Public Hearings

8. O7, Postponed from June 11, 2026, Meeting, Ordinance of the City of Rio Rancho, NM Amending the Zoning Classification and Official Zone Map for the Property Legally Described as Unit 10, Block 33, Lot 98-A from R-1: Single-Family Residential District to C-1: Retail Commercial District, Identifying Conditions of Development; Providing for Severability and an Effective Date
Ordinance
Application
Authorization
Justification Letter
Zoning & Location Map
Reproduction of Notices
O.7 - Signed

- 9.** R46, Postponed from June 11, 2026, Meeting, Resolution Adopting the Rancho Alegria Master Plan
Resolution
Zoning & Location Map
Application
Justification Letter
R-3 Verification Email
CLEAN Master Plan
Engineering Comments Mark-up
Fire & PRCS Comments
Reproduction of Notices PZB
Reproduction of Notices
Weiss Public Comment
R.46 - Signed
- 10.** O8, Postponed from June 11, 2026 Meeting, Ordinance of the City of Rio Rancho, New Mexico, Amending the Zoning Classification and Official Zoning Map for the Property Legally Described as Unit 8, Block 53, Lots 1-24, Block 49, Lots 2-11, 14-23 and Block 50, Lots 2-11, 9-11, and 13-24, From M-1: Industrial and Business Park and R-1: Single-Family Residential, to R-3: Mixed-Residential, Identifying Conditions of Development, Providing for Severability and an Effective Date
Ordinance
Zoning & Location Map
Application
Reproduction of Notices
Justification Letter
R-3 Verification Email
O.8 - Signed
- 11.** O10, Ordinance of the City of Rio Rancho, New Mexico, Amending the Zoning Classification and Official Zone Map for the Property Legally Described as Unit 10, Block A, Lot 6 from C-1: Retail Commercial District to C-2: Wholesale and Warehousing Commercial District, Identifying Conditions of Development; Providing for Severability and an Effective Date
Ordinance
Zoning & Location Map
Application
Justification Letter
Reproduction of Notifications
O.10 - Signed
- 12.** D22, Site Plan Amendment Approval for the Proposed Expansion of the Existing Sagebrush Church Building at 7555 Enchanted Hills Blvd. NE
Application
Zoning & Location Map
Authorization
Justification
Site Plan
Parking Calculations Spreadsheet
Existing Building Floorplan
Proposed Building Floorplan
Building Elevations
Landscaping Plan
Master Utility Plan
Demolition Plan
Grading & Drainage Plan
92-023 O-24 (Subject Special Use Ordinance)
Reviewer Comments
Reproduction of Notices & Legal Ad

- 13.** D23, Site Plan Approval for a Maverik Gas Station on the Property Legally Described as Unit 17, Block 131, Lots 36-40

Application

Zoning & Location Map 26-160-00008

Authorization

Site Plan Package

Property Zoning Ordinance: 07-34 O-34

2007 Site Plan

154.24 C-1 Section of City Code

Reproduction of Notifications GB

Reviewer Comments.pdf

Public Comment: Jorge & Francesca Colon Rosa

Exhibit A Public Comment

Second Reading of Ordinances

First Reading of Ordinances

Discussion and Deliberation

- 14.** D24, Advice and Consent of the Governing Body to Execute a Purchase Agreement to Acquire 200 Acre-Feet of Consumptive Water Rights from Platte Land & Water, LLC.
DRAFT- Platte Land Water LLC Water Rights Purchase Agreement 2026-2027
- 15.** D25, Advice and Consent of the Governing Body to Award a Contract to Albuquerque Asphalt, Inc., for the Springer Drive Reconstruction Project
Springer Dr Reconstruction Project Job Offer Proposal
Springer Dr ABM Area Map Exhibit
Albuquerque Asphalt 2025 Price Agreement

City Manager

Adjournment