



**Regular Governing Body Meeting**  
**City of Rio Rancho**  
**AGENDA**  
**May 8, 2025**  
**6:00 PM**  
**Council Chambers**

**Governing Body Members**

Greggory D. Hull, Mayor	Paul Wymer, 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.

**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 April 24, 2025 Regular Meeting](#)  
[\*Minutes of April 24, 2025 Regular Meeting\*](#)  
[\*Minutes of April 24, 2025-Signed\*](#)
- 2** [D24, Appointment of Carolina Couoh to the Lodger's Tax Advisory Board](#)  
[\*C. Couoh Resume\*](#)
- 3** [D25, Appointment of Tyler Lloyd to the Public Infrastructure Advisory Board](#)  
[\*T. Lloyd Resume\*](#)
- 4** [R46, Resolution Authorizing a Budget Adjustment to the Law Enforcement Retention Fund \(239\) for the FY 2025 Law Enforcement Retention Fund Distribution](#)  
[\*Resolution\\_R46\*](#)  
[\*R46-Signed\*](#)

### **Boards/Commissions/Committee Reports**

#### **Public Hearings**

- 5** [D26, Approval for Thicc on the Block, LLC, DBA Thicc Pizza Co, \(the "Applicant"\) Located at 7805 Enchanted Hills Blvd. NE, Suite A-102, Rio Rancho, NM 87144 for a Restaurant A - Beer and Wine Liquor License with On Premises Consumption Only to Include Patio Service](#)  
[\*Application\*](#)
- 6** [R47, Resolution Adopting the Chamisa Hills Master Plan](#)  
[\*Resolution\\_R47\*](#)  
[\*Application\*](#)  
[\*Authorization\*](#)  
[\*Current Zoning, Location\*](#)  
[\*Chamisa Hill Master Plan\*](#)  
[\*Master Plan City Red-line Comments\*](#)  
[\*2025-0408 PZB Minutes\*](#)  
[\*Applicant Request Change Letter\*](#)  
[\*GB Reproduction of Notices\*](#)  
[\*Public Comment Prior to PZB\*](#)  
[\*PZB Public Comments Combined\*](#)  
[\*Public comment 041825-042525\*](#)  
[\*Public comment 0428225\*](#)  
[\*Public comment 042925-043025\*](#)  
[\*Public Comment 05012025\*](#)  
[\*Public Comment 05022025\*](#)  
[\*Public comment 05052025\*](#)  
[\*Public Comments 05052025-05072025\*](#)  
[\*Public Comments 05052025-05082025\*](#)  
[\*Public comment 05082025\*](#)
- 7** [O14, Ordinance of the City of Rio Rancho, New Mexico Amending the Zoning Classification and Official Zoning Map for the Property Legally Described as Rambla at Calle Suenos, Tract 2, Chamisa Hills Country Club, Parcel 2, 3, and 5, Chamisa Hills Country Club West, Tract A, and Chamisa Hills Country Club North, Parcel 2; from SU: Special Use for Planned Residential Development to OS: Open Space District, PR: Parks and Recreation District, MU-A: Mixed Use Activity Center District, C-1: Retail Commercial District, R-1: Single-Family Residential District, R-2: Single-Family Residential District, and R-3: Mixed Residential District; Providing for Severability and](#)

an Effective Date  
**Ordinance\_O14**  
**Draft Ordinance PZB Amendment - Redline**  
**Application**  
**Authorization**  
**Current Zoning, Location**  
**Zone Map Amendment Justification Letter**  
**Drafted Proposed Amendments**  
**Applicants Request Change Letter**  
**GB Reproduction of Notices**  
**Public Comment Prior to PZB**  
**Public Comments Received prior to PZB meeting**  
**Public comment 041825-042525**  
**Public comment 0428225**  
**Public comment 042925-043025**  
**Public Comment 05012025**  
**Public Comment 05022025**  
**Public comment 05052025**  
**Public Comments 05052025-05072025**  
**Public Comments 05052025-05082025**  
**Public comment 05082025**

**8** Public Hearing for Fiscal Year 2026 Budget

**9** Public Hearing for Fiscal Years 2026-2030 Infrastructure Capital Improvement Plan (ICIP)

### **Second Reading of Ordinances**

**10** O13, Ordinance Pursuant to Section 1-22-3.1 NMSA 1978 to Opt In for the Election of Municipal Officers of the City of Rio Rancho in the Regular Local Election  
**Ordinance\_O13**  
**NM State Laws**  
**Rio Rancho Charter and Municipal Code Sections**  
**SB0218**  
**Election Overview Discussion April 10 2025**  
**Public Comment 05072025**  
**Public comment 05082025**

### **First Reading of Ordinances**

### **Discussion and Deliberation**

**11** R48, Resolution Confirming and Hiring Stephanie Yara to the Position of Financial Services Department Director  
**Resolution\_R48**  
**S. Yara Resume**  
**Mayor Hull Confirmation Letter**  
**City Manager Memo**  
**R48-Signed**

**12** R49, Resolution Confirming and Hiring Steve Gallegos to the Position of Utilities Department Director  
**Resolution\_R49**  
**S. Gallegos Resume**  
**Mayor Hull Gallegos Confirmation Letter**  
**City Manager Memo**

*R49-Signed*

**City Manager**

**Adjournment**