



Reports on Port-of-Entry Development and Infrastructure Projects

Border Infrastructure Planning and Future Capital Projects



WILSON
& COMPANY



NEW MEXICO
BORDER AUTHORITY



LUNA County Government
New Mexico



Agenda

- Leveraging a Federal Investment
- NMFA's role in Border Infrastructure
- Strategic Border Initiatives
 - Economic, Landuse, & Infrastructure (ELI) Plan
 - Water/Wastewater Capacity Improvements
 - Transportation Investments
 - TIDD
- Questions?

Leveraging a Federal Investment





NMFA's Role in Border Infrastructure

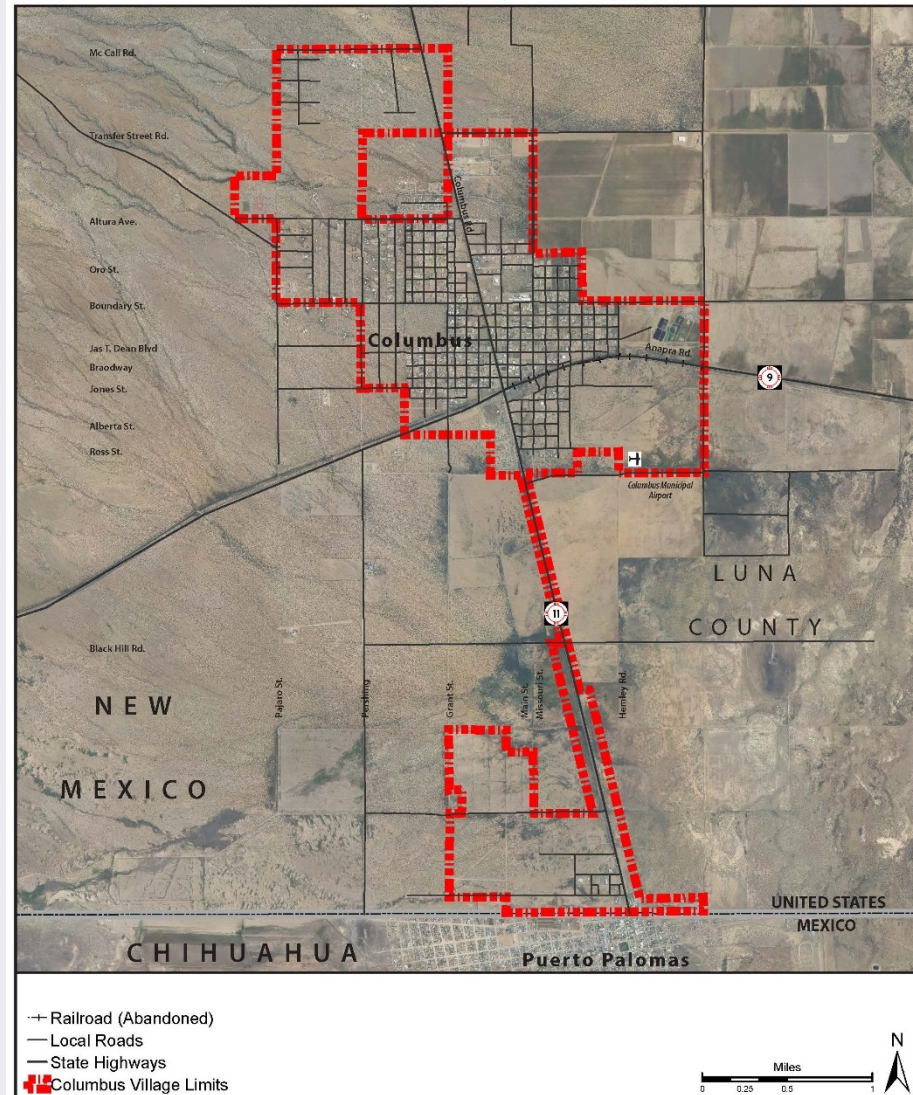


NEW MEXICO
FINANCE AUTHORITY

- NMFA Planning Grant, **Economic, Landuse & Infrastructure (ELI) Plan, 2015**
 - A guiding Economic Development Plan for the border area.
- NMFA Colonias Infrastructure Fund, **Altura Road Phase I, 2016**
 - Phase I extends from Pajaro Street to Pershing Street.
 - Scope includes waterline replacement, drainage, and roadway infrastructure.
 - Serves Columbus Elementary School.
- NMFA Planning Grant, **Preliminary Engineering Report, 2016**
 - Identifies the water/wastewater capacity improvement needs to serve the LPOE and border growth.

Strategic Border Initiatives - *Economic, Landuse & Infrastructure* (ELI) Plan

- Focus of recommendations to target Columbus LPOE area
 - Economic Development
 - Land Use
 - Infrastructure
- Economic, Land Use, Infrastructure (ELI) Plan
- Comprehensive Public and Stakeholder Outreach

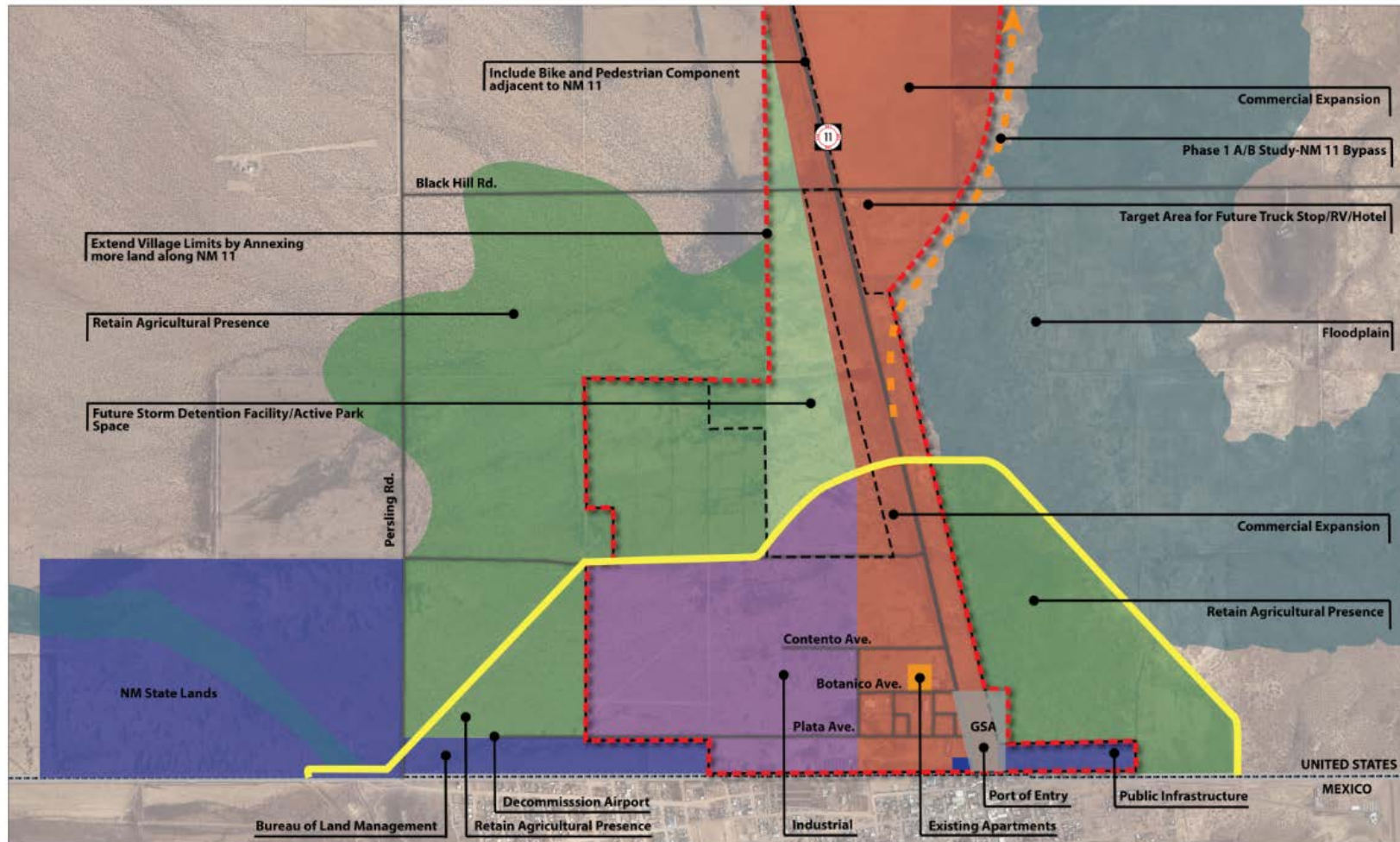




Strategic Border Initiatives - *Economic, Landuse & Infrastructure (ELI) Plan*

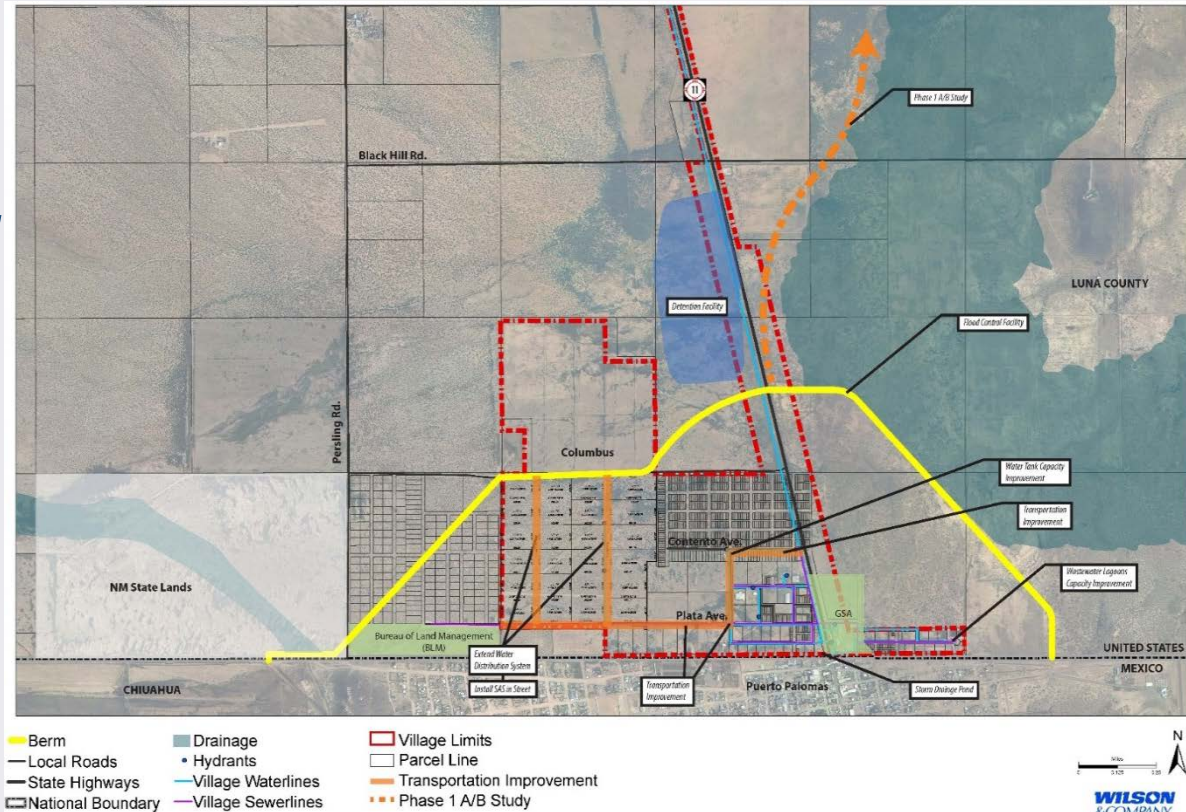
- Tax Incremental Development District (TIDD)
- Potential Employment and Residential Growth
- Agricultural Processing
 - Produce Processing
 - Livestock Production
 - Cold Storage Facility
- Collaboration Opportunities
 - Cross Border Collaboration with Palomas
 - Expand Bovine Crossing Permit with CattleMex
- Marketing, Tourism and Web Presence
- Foreign Trade Zone Study
- Retail Development Opportunities
 - Retail/Restaurant Space
 - Truck Stop/RV/Hotel Hybrid

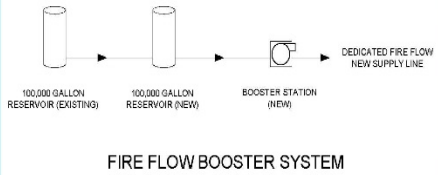
Strategic Border Initiatives - Economic, Landuse & Infrastructure (ELI) Plan



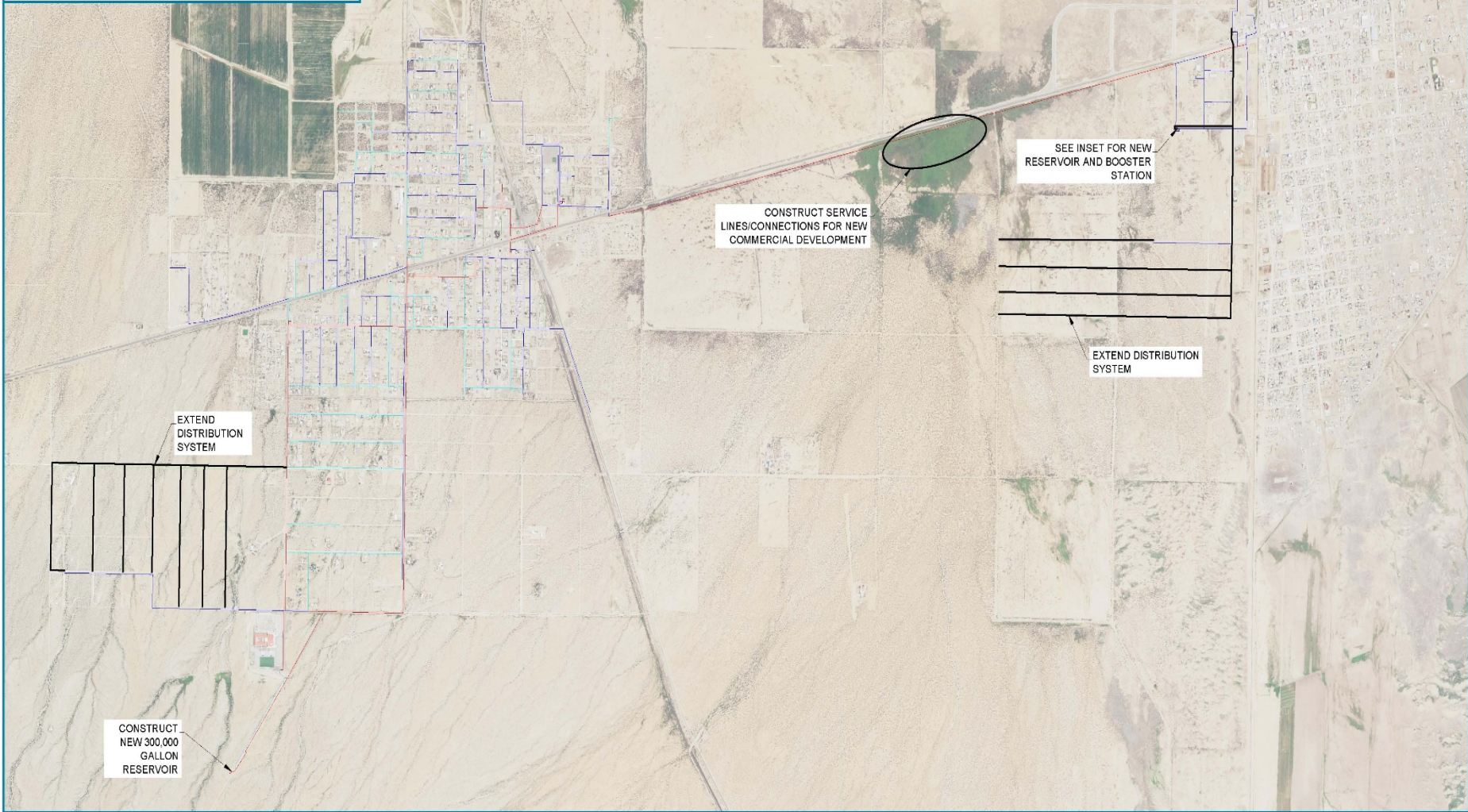
Strategic Border Initiatives - Water/Wastewater Capacity Improvements

- Preliminary Engineering Report, July 2016
- Final Design Water/Wastewater, December 2016





FIRE FLOW BOOSTER SYSTEM



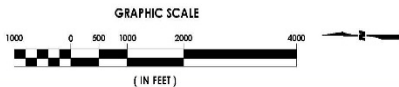
CONSTRUCT SERVICE LINES/CONNECTIONS FOR NEW COMMERCIAL DEVELOPMENT

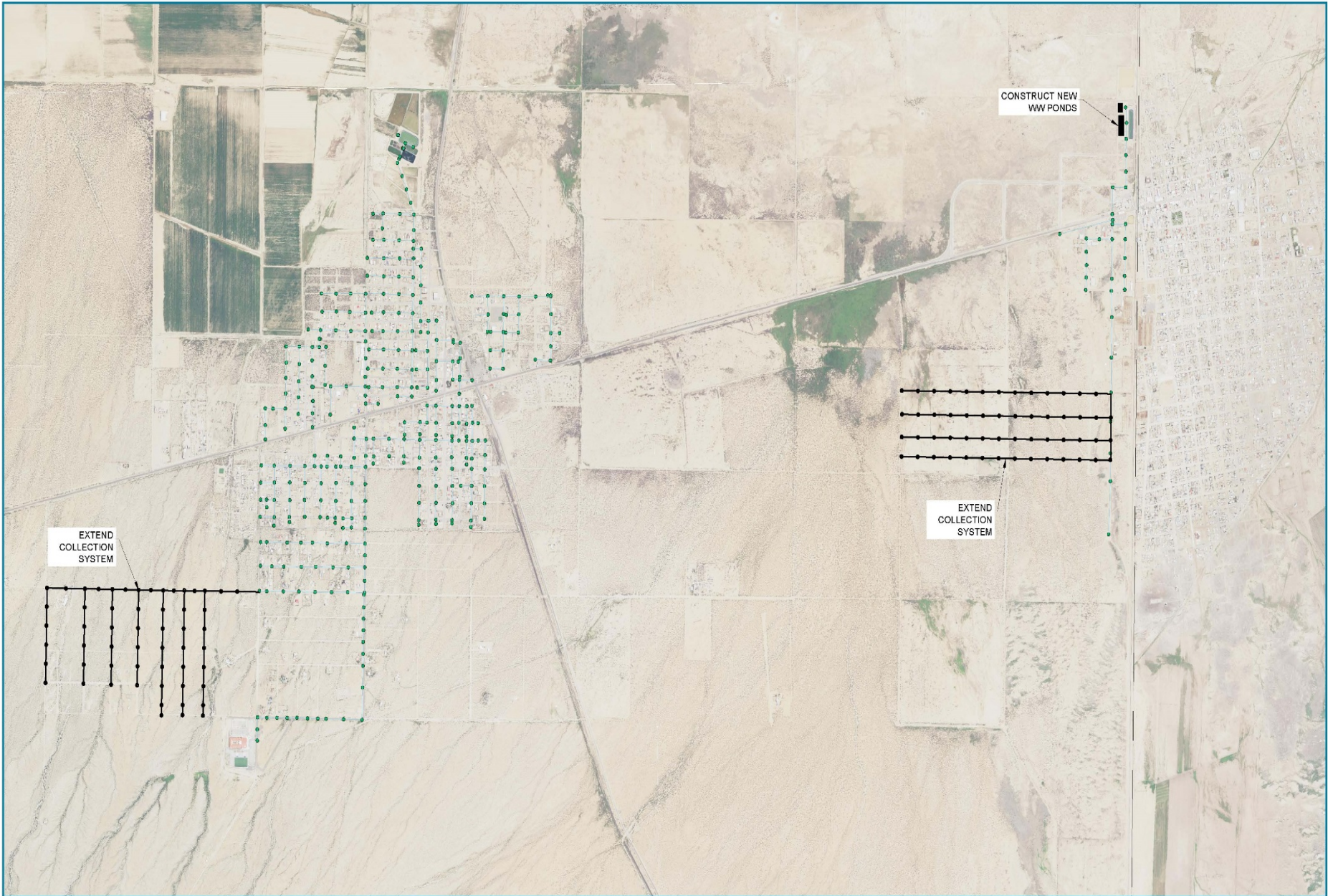
SEE INSET FOR NEW RESERVOIR AND BOOSTER STATION

EXTEND DISTRIBUTION SYSTEM

EXTEND DISTRIBUTION SYSTEM

CONSTRUCT NEW 300,000 GALLON RESERVOIR

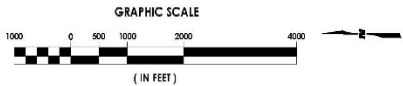




EXTEND
COLLECTION
SYSTEM

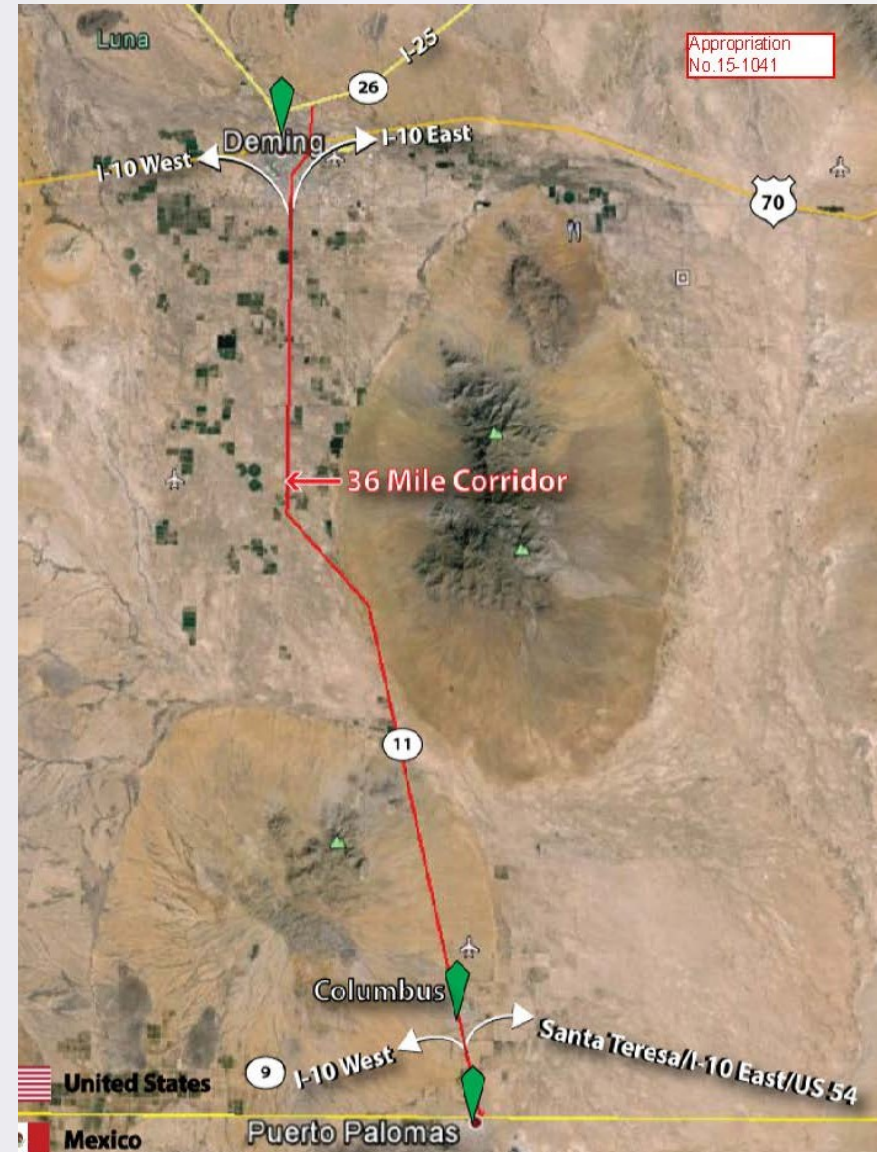
EXTEND
COLLECTION
SYSTEM

CONSTRUCT NEW
WW PONDS



Strategic Border Initiatives - *Transportation Investments*

- Plata Avenue/Contento Avenue
 - Will serve as the gateway into the Industrial Park
 - Overweight Zone transportation corridor
 - Being planned and design in cooperation with NMBA
- 36 mile corridor study
 - Regional collaboration study from the LPOE to NM 26, which serves I-25
 - Partners include NMBA, NMDOT, City of Deming, Luna County, and Village of Columbus
 - Seeking US Department of Commerce EDA Grant



Strategic Border Initiatives - *Tax Increment Development District (TIDD)*



- Tax increment development districts are special areas created to allow for certain tax revenue - additional revenue generated by economic activity in the area – to be diverted to finance infrastructure.
- Simple concept –
 - Establish boundaries of a development district within the Town, that is expected to be newly developed or redeveloped to support economic improvement.
 - Establish a base level of tax revenue before expected development projects begin.
 - Use the tax revenue over the baseline (that is, the incremental revenue) to pay for and finance capital improvements within the district.
- Projections of the incremental revenue can be used to sell tax-exempt bonds for the public infrastructure improvements.
- District can be driven by private developer or by Local Government.

Strategic Border Initiatives - *Tax Increment Development District (TIDD)*



- Tax increment financing in New Mexico provides for the Municipality, the County and the State to contribute a portion of their revenues to the benefit of the district
- Only the incremental revenue can be dedicated –
 - Each respective government can approve up to 75 percent of the new gross receipts tax revenue to the District.
 - The State of New Mexico will allow the District to request approval of the State Share of Gross Receipts Tax to the District.
 - 5% percent (3.775 percent to State, 1.225 Municipality).
 - Incremental growth in property tax can be dedicated by the Municipality and County.
- The State Board of Finance requires application for State Share GRT to be submitted by July 1, for a hearing in December.
- If State Share GRT is approved, the Legislature must authorize the issuance of bonds

Strategic Border Initiatives - Tax Increment Development District (TIDD)

DATE	ACTION
August 16, 2016	Meeting of the New Mexico Finance Authority Oversight Committee
Week of August 22, 2016	Schedule meetings with Department of Finance and Administration staff and State Board of Finance staff to discuss proposed TIDD and Projects
Week of August 29, 2016	Distribute draft outline of TIDD Development Plan to working group
Week of September 12, 2016	Circulate drafts of TIDD Intent Resolution, TIDD Formation Resolution, and revised draft of TIDD Development Plan
Week of October 3, 2016	File TIDD Development Plan with Clerk
October 12, 2016	Village Council adopts TIDD Intent Resolution
	Formation Hearing must be held no sooner than 30 days and no later than 60 days after adoption of Intent Resolution
Week of October 17, 2016	Submit Application to State Board of Finance related to dedication of State-Shared Gross Receipts Tax to TIDD
Week of October 17, 2016	Posting of Notice of TIDD Formation Hearing in a prominent location on property located within the District
Week of October 17, 2016	First Publication of Notice of Formation Hearing (once a week for two consecutive weeks)
Week of October 24, 2016	Second Publication of Notice of Hearing
Week of October 24, 2016	Mail Notice of Formation Hearing by Certified Mail, Return Receipt Requested, to real property owners, Secretaries of Departments of Taxation and Revenue and Finance and Administration, and Director of Legislative Finance Committee
Week of November 14, 2016	Village Council holds Formation Hearing, adopts Formation Resolution and calls for formation election
Week of December 5, 2016	Formation Election
December 2016	Meeting of State Board of Finance to consider dedication of State-Shared Gross Receipts Tax revenues to the TIDD
January – March 2017	New Mexico State Legislative approval of dedication of State-Shared Gross



Questions?

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