

**MINUTES
of the
FIRST MEETING
of the
CAPITOL BUILDINGS PLANNING COMMISSION**

**May 13, 2020
Videoconference**

The first meeting of the Capitol Buildings Planning Commission for the 2020 interim was called to order by Ken Ortiz, co-chair, on May 13, 2020 at 1:30 p.m.

Present

Rep. Brian Egolf, Speaker of the House of Representatives, Co-Chair
Ken Ortiz, Secretary of General Services, Co-Chair
Wesley Billingsley, Designee for Debbie Romero, Acting Secretary of Finance and Administration
Tim Eichenberg, State Treasurer
Greg Geisler, Designee for Debra Garcia y Griego, Secretary of Cultural Affairs
Sen. Stuart Ingle, Senate Minority Floor Leader
Rep. Rod Montoya, House Minority Whip
Judith K. Nakamura, Chair, Supreme Court Building Commission
Sen. Mary Kay Papen, Senate President Pro Tempore
Donna Sandoval, Designee for Stephanie Garcia Richard, Commissioner of Public Lands
Michael Sandoval, Secretary of Transportation

Absent

No absences

Staff

Raúl E. Burciaga, Director, Legislative Council Service (LCS)
Michelle Jaschke, Researcher, LCS
Shawna Casebier, Staff Attorney, LCS

Guests

The guest list is in the meeting file.

Handouts

Handouts are in the meeting file and are posted at www.nmlegis.gov.

Wednesday, May 13

Approval of Agenda and Minutes

On motions duly made and seconded, the commission approved the agenda for the meeting as well as the minutes of the December 10, 2019 meeting without objection. State Treasurer Eichenberg abstained from the vote on the minutes of the December meeting.

Adoption of Open Meetings Resolution 2020

Senator Papen moved to adopt the open meetings resolution for the 2020 interim, and the motion was seconded by Chief Justice Nakamura. The commission approved adoption of the open meetings resolution for the 2020 interim without objection.

Recommendation for Master Planning and Statewide Inventory Contract Services

Mr. Burciaga reviewed the terms of the proposed contract and noted that \$200,000 is included in the state budget for expenditure in fiscal year (FY) 2020 and FY 2021 for inventory and master planning services. He reported that the LCS received one proposal in response to the Request for Proposals for Master Planning Services issued on March 20, 2020. The proposal, from current contractor Architectural Research Consultants, Inc. (ARC), was evaluated by staff from the LCS and the Facilities Management Division (FMD) of the General Services Department. Mr. Burciaga reported that the proposal met all of the evaluation criteria and recommended accepting the proposal from ARC. Senator Papen moved to enter into a new contract with ARC for master planning services, and the motion was seconded by Chief Justice Nakamura. The commission approved the motion without objection.

Santa Fe Area Master Plan Update

Anna Silva, director, FMD, John Petronis, principal, ARC, and Andy L. Aguilar, senior facilities planner, ARC, updated members on the status of the Santa Fe Area Master Plan for the capitol complexes. The study is under way, but progress in assessing current space usage has been hampered by recent events related to the novel coronavirus global pandemic. Facility tours and meetings with key agency staff have been postponed in some cases, while alternate strategies for gathering information are being implemented.

Mr. Petronis presented an options briefing for siting and developing an Executive Office Building (EOB) at the Main Capitol Complex in Santa Fe. He outlined general location principles related to the commission's long-range goals for maximizing space utilization and relocating agencies into state-owned office space rather than leased space. Mr. Petronis provided data on current leased versus state-owned space and the opportunities to transition agencies into state-owned space.

In addition, Mr. Petronis reviewed campus-specific location principles for the Main Capitol Complex, existing locations for elected officials on the main campus and planning issues related to the intent to relocate the offices of the Secretary of State and the Administrative Office of the Courts from the Capitol North Complex to other facilities.

Conceptual drawings illustrating siting options for an EOB were presented, and Mr. Petronis provided an overview of key siting principles for an EOB, including maintaining the State Capitol building as a focal point, respecting the look and feel of the downtown Santa Fe historic district, maintaining the existing street network and making the best use of available land area. Mr. Petronis discussed the benefits of long-range planning and the opportunity to develop new sustainable, carbon-neutral facilities for office space and underground parking using modern and flexible building footprints.

Members discussed the following issues related to capitol complex planning:

- a plan to move the Public Regulation Commission from its existing space in the Public Employees Retirement Association (PERA) Building;
- provision of space in the PERA Building for the new Early Childhood Education and Care Department;
- fiscal challenges related to development of an EOB; and
- underground parking capacity.

Mr. Petronis noted that planners and developers face a number of challenges now in determining future space needs. For example, it remains unclear at this point if state agencies and other workplaces will require more space to enable social distancing in the workplace as a result of the novel coronavirus global pandemic or if less space will be required as more workers remain off-site.

Adjournment

There being no further business before the commission, the meeting adjourned at 2:35 p.m.