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## FISCAL IMPACT REPORT

SPONSOR Luna DATE TYPED 02/23/05 HB HJR 16

SHORT TITLE Valencia County Land Lease SB \_\_\_\_\_

ANALYST Geisler

### APPROPRIATION

Appropriation Contained		Estimated Additional Impact		Recurring or Non-Rec	Fund Affected
FY05	FY06	FY05	FY06		
			Minimal	Recurring	Other State Funds

(Parenthesis ( ) Indicate Expenditure Decreases)

### SOURCES OF INFORMATION

#### Responses Received From

General Services Department (GSD)  
13<sup>th</sup> Judicial District Court

### SUMMARY

#### Synopsis of Bill

HJR 16 authorizes the Property Control Division of the General Services Department (GSD/PCD) to lease approximately 6.8606 acres of land at the Los Lunas Medical Center to Valencia County for a period of 99 years for the purpose of constructing a new courthouse for the Valencia County district court.

#### Significant Issues

The Los Lunas Medical Center campus has sufficient vacant land for this new courthouse. This may provide new opportunities for additional development to support or enhance the courthouse location, such as attorney offices, and other business offices that provide services to the district court.

The citizens of Valencia County have approved a referendum in support of the project and the county has approved issuance of general obligation bond for the project. The county is preparing to issue invitation for bids for construction of the courthouse facility.

**FISCAL IMPLICATIONS**

Minimal Lease negotiations are not final, but as the state expects to benefit from Valencia County's investment at the location, the lease agreement is likely to specify a minimal lease payment.

**OTHER SUBSTANTIVE ISSUES**

Building the new Valencia County courthouse will expand the use of the Los Lunas Medical Center as a state campus. This effort conforms with the strategy to consolidate state services in campus locations to facilitate public access. A master plan for the Albuquerque area, including the Los Lunas Medical Center, is being conducted for the Capitol Buildings Planning Commission.

**WHAT WILL BE THE CONSEQUENCES OF NOT ENACTING THIS BILL?**

GSD/PCD could lease the described property to Valencia County for 40 years under the authorization provided in HJR 14, Laws of 1997.