

State Armory Board Meeting

July 27, 2023

11:00a.m.

Joint Forces Headquarters

47 Bataan Boulevard

Santa Fe, NM 87508

1. **Call to Order.** MG Aguilar officially called the meeting to order on July 27, 2023, at 11:00a.m. in JFHQ, TAG's conference room, 4th floor, 47 Bataan Blvd, Santa Fe, New Mexico.

2. **Introduction of Guests.** Lawrence Montano, CFO, introduced the following guests:

Ms. Jody Wall, Lease Consultant, Verizon Wireless

Ms. Delilah Tenorio, Assistant Attorney General (AAG) – Called In

Mr. Lorren Deakin, Deputy Chief of Staff, Installations & Environment (G9)

Ms. Hannah Hausman, Executive Director, SF Children's Museum

Mr. Greg Geisler, Chief Financial Officer, Department of Cultural Affairs

LTC Mario Chaparro, Recruiting & Retention Battalion Commander

3. **Pledge of Allegiance** – The Pledge of Allegiance was conducted.

4. **Roll Call.** Mr. Lawrence Montano conducted the Roll Call for the New Mexico State Armory Board. For the record, there was a quorum present for the State Armory Board meeting.

Present

MG Miguel Aguilar, Chairman

Mrs. Theresa Martinez, Executive Director

SCSM Richard G. Smith, Board member – Called In

COL (RET) James Keefner, Board member – Called In

COL (RET) David Chacon, Board member – Called In

Absent

COL Nathaniel Carper, Board member

5. **Approval of Agenda.** **MG Aguilar asked for motion to approve the July 27, 2023, Agenda with the modification of removing items 7e & 7f and moving them to the next SAB Meeting. Mrs. Martinez moved to accept the motion. COL (RET) Chacon seconded the motion. All were in favor, and none were opposed. The motion passed and the July 27, 2023, agenda was approved.**

6. **Approval of the March 15, 2023, Minutes.** **MG Aguilar asked for a motion to accept the March 15, 2023, minutes as written. Mrs. Martinez moved to accept the agenda as written and COL (RET) Keefner seconded the motion. All were in favor, and none were opposed. The motion passed and the minutes from March 15, 2023, State Amory Board were approved as written.**

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7. New Business:

- a. **Approval of the Verizon Lease Proposed Changes.** Ms. Jody Wall addressed the State Armory Board. Ms. Wall provided an updated proposal. Verizon is wanting to take the current rent from \$3,107.37 to \$2,615.00 per month and change the escalator from 4% annually to 15% every five years. In addition, extending the lease to 2029. The new proposal is roughly a \$500.00 decrease per month. Ms. Wall is requesting the new amendment take place effective January 1, 2024. **Mrs. Martinez made the motion to accept the new proposal from Verizon as written that would decrease the monthly rent to the new proposal as discussed, COL (RET) Chacon seconded the motion. Mr. Montano conducted a roll-call vote of all board members. All were in favor, and none were opposed. The motion to accept Verizon's new proposal passed.**

- b. **Santa Fe Children's Museum, Capital Improvements.** Ms. Hannah Hausman addressed the State Armory Board. She is requesting approval from the board to spend their FY24 Capital Outlay funds on upgrades and renovations in Phase 1. Phase 1 consists of the Adobe Village, which she is also calling the New Mexico Heritage area, with improving the structures on the property where children can play to include the Amphitheater that is a stage with accessible seating and access. In addition, Phase 1 includes the Secondary Pathways, Installation of a Musical Plaza, Resurfacing of our Picnic Plaza, and Completion of our ADA bathrooms outside. **Mrs. Martinez made the motion to approve the Santa Fe Children's Museum presentation as presented. SCSM Smith seconded the motion. Mr. Montano conducted a roll-call vote of all board members. All were in favor, and none were opposed. The motion to accept the Santa Fe Children's Museum Capital Improvements presentation passed.**

- c. **Approval of CCA, Capital Outlay Presentation.** Mr. Greg Geisler addressed the State Armory Board. He stated that there is one major component and that is the replacement of our HVAC system. The remainder items are needed repairs, the largest one being the parking area. The listed amounts on the presentation handout are estimates of the costs for the repairs. **Mrs. Martinez made the motion to approve the CCA presentation for the HVAC. COL (RET) Keefner seconded the motion. Mr. Montano conducted a roll-call vote of all board members. All were in favor, and none were opposed. The motion to accept CCA's Capital Outlay Presentation passed.**

- d. **Approval of the Los Lunas Store Front Lease.** LTC Chaparro addressed the State Armory Board. LTC Chaparro is requesting ratification of the Los Lunas Storefront lease as briefed at the last meeting. The Grand Opening is scheduled for the first week of September. **Mrs. Martinez moved to ratify the Lease with JS Properties LLC and the**

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NM State Armory Board. COL (RET) Chacon seconded the motion. MG Aguilar clarified that ratification of the Lease has already been signed. Mr. Montano conducted a roll-call vote of all board members. All were in favor, and none were opposed. The motion to accept the ratified Lease for the Los Lunas Store Front passed.

e. **Approval of DVS Office Space at the Farmington Readiness Center. Modification to remove this agenda item as stated in paragraph 5.**

f. **UNM Taos – Renewal of CDL MOA. Modification to remove this agenda item as stated in paragraph 5.**

g. **Approval of MOA for Santa Clara Community Center for Recruitment Purposes.** Mr. Lorren Deakin addressed the State Armory Board. The Hold Harmless Agreement that Ms. Donna Bevacqua-Young, Assistant Attorney General, recommended has been implemented into place as per the previous SAB meeting and the MOA is ready for approval. **Mrs. Martinez made the motion to approve the MOA between the NM National Guard and the Village of Santa Clara with the changes and approval from both Sonya Carrasco-Trujillo and Donna Bevacqua-Young. SCSM Smith seconded the motion. Mr. Montano conducted a roll-call vote of all board members. All were in favor, and none were opposed. The motion to accept the MOA for Santa Clara Community Center passed.**

8. **Old Business:** No Old Business to discuss.

9. **Other Business.**

a. **Facility Management Office Update.** Mr. Lorren Deakin provided an FMO update. First, a request from Recruiting and Retention to relocate to a new store front in Las Cruces, NM from Telshore Plaza to University Blvd. Second, a DOD directive for the electrification of facilities that directs all maintenance, repairs, and replacement of failed systems be converted to electric. The Readiness Center Transformation Master Plan is being updated and a questionnaire will be going out addressing the plan.

b. **SAB Balance/Budget/LAB Balances.** Mrs. Martinez provided an updated status on the Local Armory Board (LAB) balances. Currently, we are at 99% with one LAB missing. MG Aguilar stated that they are in contact with DFA in reference to the reversion of SAB Funds. COL (RET) Chacon stated that both COL Carper and he had a concern with the number of LAB Audits being reported to the State. MG Aguilar clarified that it's not the LAB Funds that are an issue, but rather the SAB Fund pertaining to the reversion of funds.

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Mrs. Martinez stated that both Mr. Robert Guillen and her are reviewing the SAB SOP and statute as written to ensure that the guidance is in accordance with state statute.

Recommended changes will probably be at the September meeting or the meeting after.

10. Announcements. No announcements.

11. Issue from the Floor. None

12. Next Meeting. The next meeting is scheduled for Thursday, September 14, 2023, at 1100hrs.

13. Closing Remarks.

MG Aguilar asked for a motion to adjourn the meeting. Mrs. Martinez moved to adjourn the meeting and COL (RET) Keefner seconded the motion. The motion to adjourn the meeting passed.

The meeting was adjourned at 11:49 a.m.

8/15/2023
Date


Marty L. Burney
SAB Administrator