

**MINUTES
VILLAGE OF LOS LUNAS
THURSDAY, JUNE 25, 2026**

The Board of Trustees of the Village of Los Lunas, County of Valencia, and State of New Mexico met Thursday, June 25, 2026 in regular session at 6:00PM. Roll call was taken, and the following were present: Mayor Charles Griego, Councilor Gino Romero, Councilor Christopher Ortiz, Councilor James Runyon, & Councilor Matthew Chavez. The meeting was conducted in person and recorded through TEAMS.

Mayor:	Charles Griego
Mayor Pro Tem:	Christopher Ortiz
Council:	Matthew Chavez James Runyon Gino Romero

Also present were: Gregory Martin, Mykayla Moody, Luis Brown, and Craig Donohue. In accordance with Ordinance 114A, the following agenda was prepared and circulated as required:

- 1. Public Hearing: 26-02-R 560 Don Ernesto Ln SW Zone Map Amendment**
- 2. Public Hearing: Teofilo's Restaurante 144 Main St NW Liquor License**
- 3. Relocation Agreement between the Village of Los Lunas and Public Service Company of New Mexico (PNM)**
- 4. Resolution 26-09 - Acceptance and Approval of the Fiscal Year 2025 Audit**
- 5. Resolution 26-11 Adopting the 2028-2032 Infrastructure Capital Improvement Plan (ICIP)**
- 6. Appoint Voting Delegate & Alternate – 2026 New Mexico Municipal League (NMML) Annual Conference**
- 7. Agreement between Valencia County and the Village of Los Lunas to provide housing and care of municipal detainees.**
- 8. EXECUTIVE SESSION:**
 - a. Hire Division Chief of Emergency Management & Fire Prevention/Fire Marshal – Fire Department**
 - b. Hire DWI Compliance Coordinator – LDWI Division – Administration Department**
 - c. Hire Permit Technician – Planning Division – Community Development Department**
 - d. Hire Utility Billing Specialist – Utility Billing Division – Finance Department**
 - e. Hire three (3) Utility Billing Clerks – Utility Billing Division – Finance Department**
 - f. Hire Lead Construction Inspector – Public Works Department**
 - g. Hire Streets Laborer – Streets Division – Public Works Department**
- 9. APPROVAL OF MINUTES:**
 - a. Minutes from June 11, 2026, Council Meeting**
- 10. ADJOURNMENT.**

• **CALL MEETING TO ORDER.**

At 6:00PM, Mayor Griego brought the meeting to order and welcomed the audience.

• **PLEDGE OF ALLEGIANCE.**

Mayor Griego asked Britne Lee to lead the Council and TEAMS participants in the Pledge of Allegiance.

• **PUBLIC INPUT FORUM.**

Mayor Griego asked the audience if there was anyone who wanted to address the council that did not have an item on the agenda – there were none.

1. Public Hearing: 26-02-R 560 Don Ernesto Ln SW Zone Map Amendment

Mayor Griego called for a motion from the Council to recess the regular meeting and convene in a public hearing. 6:02PM

<u>APPROVAL:</u>	Motion to recess the regular meeting and convene in a public hearing.
<u>MOVED:</u>	Councilor Ortiz
<u>SECONDED:</u>	Councilor Romero
<u>CARRIED:</u>	Motion passed on a vote of 4 FOR (Councilor Runyon – yes; Councilor Romero – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.

Community Development Director Alex Ochoa presented Application No. 26-02-R, a request by Ranchos Don Ernesto, LLC to amend the zoning designation of approximately 1.72 acres located at 560 Don Ernesto Lane SW from Agricultural Residential (AR) to Rural Residential (RR). The proposed zone change would allow the property to be subdivided into three compliant residential lots for the future construction of single-family homes. Staff reported that the Planning and Zoning Commission reviewed the request on June 3, 2026, and recommended approval. The application was found to be consistent with the Village Municipal Code and Comprehensive Plan. Notice of the public hearing was published and mailed to surrounding property owners, and no comments in support or opposition were received.

Applicant representative Chris Sichler addressed the Council and stated that the proposed half-acre lots would provide a transition between the existing townhome development to the east and larger residential lots to the west, creating a compatible residential development pattern. No additional public comments were offered.

Mayor Griego asked for a motion from the Council to close the public hearing and return to regular session. 6:08PM

APPROVAL: Motion to close the public hearing and return to regular session
MOVED: Councilor Runyon
SECONDED: Councilor Chavez
CARRIED: Motion passed on a vote of **4 FOR (Councilor Runyon – yes; Councilor Romero – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Mayor Griego asked for a recommendation regarding the zone change

APPROVAL: Motion to approve the zone change and adopt the findings of the Planning & Zoning Commission
MOVED: Councilor Romero
SECONDED: Councilor Chavez
CARRIED: Motion passed on a vote of **4 FOR (Councilor Runyon – yes; Councilor Romero – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

2. Public Hearing: Teofilo's Restaurante 144 Main St NW Liquor License

Mayor Griego called for a motion from the Council to recess the regular meeting and convene in a public hearing. 6:09PM

APPROVAL: Motion to recess the regular meeting and convene in a public hearing.
MOVED: Councilor Runyon
SECONDED: Councilor Ortiz
CARRIED: Motion passed on a vote of **4 FOR (Councilor Runyon – yes; Councilor Romero – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Community Development Director Alex Ochoa presented a request from Trios J, LLC, doing business as Teofilo's Restaurant, for approval of a restaurant beer and wine liquor license with on-premises consumption and patio service at 114 Main Street NW. Mr. Ochoa explained that the request was associated with a transfer of ownership and that the liquor license use would remain unchanged.

Jonna Torres, representing the applicant, addressed the Council and explained that ownership of the business had been transferred from H&P Investments, LLC to the next generation of the Torres family through Trios J, LLC. She stated that the application was part of the process to update licensing and ownership records and that no operational changes were proposed.

Mr. Ochoa noted that public notice requirements had been met, including publication in the Valencia County News-Bulletin and certified mail notifications to surrounding property owners. No public comments were received in favor of or in opposition to the request.

Mayor Griego asked for a motion from the Council to close the public hearing and return to regular session. 6:13PM

APPROVAL: Motion to close the public hearing and return to regular session
MOVED: Councilor Ortiz
SECONDED: Councilor Runyon
CARRIED: Motion passed on a vote of **4 FOR (Councilor Runyon – yes; Councilor Romero – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Mayor Griego asked for a recommendation regarding the liquor license

APPROVAL: Motion to approve the liquor license for Teofilo's Restaurante
MOVED: Councilor Romero
SECONDED: Councilor Chavez
CARRIED: Motion passed on a vote of **4 FOR (Councilor Runyon – yes; Councilor Romero – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

3. Relocation Agreement between the Village of Los Lunas and Public Service Company of New Mexico (PNM)

Mayor Griego announced that the third item was removed from the agenda. No discussion or action was taken.

4. Resolution 26-09 - Acceptance and Approval of the Fiscal Year 2025 Audit

Finance Director Cheryl Cates and Independent Public Accountant (IPA) Chris provided an overview of the Village's Fiscal Year 2025 audit results. Mr. Chris explained that delays in the release of federal single audit compliance guidance resulted in statewide audit schedule extensions; however, the Village successfully completed its audit and received unmodified opinions on both its financial statements and federal grant compliance testing.

The auditors reported that the Village's financial records were well maintained, supporting documentation was provided in a timely manner, and no issues were encountered during the audit process. They noted that standard audit adjustments were required to convert the Village's records from the state-mandated cash basis reporting method to Generally Accepted Accounting Principles (GAAP), but no adjustments were related to deficiencies in the Village's financial reporting systems.

Mr. Chris further reported that there were no disagreements with management, no consultations with other auditors, and no issues affecting the auditors' ability to complete the audit. One procurement finding was identified involving cumulative purchases that exceeded the state procurement threshold without utilizing a formal Request for Proposals (RFP) process. Staff was advised to continue monitoring aggregate expenditures to ensure compliance with New Mexico procurement requirements.

Council members expressed appreciation for the presentation and commended Finance Director Cheryl Cates and her staff for their work. It was noted that the audit contained no significant findings requiring additional Council concern.

Mayor Griego asked for a recommendation regarding Resolution 26-09

APPROVAL: Motion to approve Resolution 26-09
MOVED: Councilor Romero
SECONDED: Councilor Ortiz
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

5. Resolution 26-11 Adopting the 2028-2032 Infrastructure Capital Improvement Plan (ICIP)

Assistant Public Works Director Brittany Armijo presented Resolution 26-11 adopting the Village of Los Lunas 2028–2032 Infrastructure Capital Improvements Plan (ICIP), a five-year planning tool used to identify, prioritize, and pursue funding for future infrastructure projects. Ms. Armijo reviewed updates made to the project list following Council direction provided at the previous meeting, including elevating the Huning Ranch East and West Connections to Los Lunas Boulevard into the top five priority projects and moving Sports Complex Improvements to the seventh priority position.

Council discussed the addition of a future roadway improvement project involving a potential roadway realignment and turning lane near Village offices. Staff indicated the project was currently in the planning stages and agreed to add it to the ICIP project list. Council also discussed potential improvements at the Sports Complex, including artificial turf installation, lighting, parking lot enhancements, and trail improvements. Parks and Recreation staff noted that project scope and costs are still being evaluated and would be further developed as funding opportunities become available.

Following discussion, staff requested approval of Resolution 26-11 and the associated ICIP project list for submission to the State of New Mexico by the July 1 deadline.

Mayor Griego asked for a recommendation regarding Resolution 26-11

APPROVAL: Motion to approve Resolution 26-11
MOVED: Councilor Runyon
SECONDED: Councilor Ortiz
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

6. Appoint Voting Delegate & Alternate – 2026 New Mexico Municipal League (NMML) Annual Conference

Village Administrator Gregory Martin presented a request for Council direction regarding the appointment of a voting delegate and alternate for the upcoming annual conference of the New Mexico Municipal League, scheduled to be held in Las Cruces in August. Mr. Martin explained that the appointed delegate would represent the Village during the League's business meeting and voting activities.

Following discussion regarding anticipated attendance by Council members, Mr. Martin indicated his willingness to serve as the Village's voting delegate. He also recommended Library Director Cynthia Shetter as the alternate delegate, subject to her availability. Council discussed the appointments and expressed support for the proposed designations.

Mayor Griego asked for a recommendation regarding the appointment of Gregory Martin as the voting delegate and Cynthia Shetter as the alternate for the NMML Annual Conference.

APPROVAL: Motion to approve the appointment of Gregory Martin and Cynthia Shetter as the voting delegate and alternate
MOVED: Councilor Ortiz
SECONDED: Councilor Chavez
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

7. Agreement between Valencia County and the Village of Los Lunas to provide housing and care of municipal detainees

Village Administrator Gregory Martin and Village Attorney Larry Guggino presented a proposed Memorandum of Agreement (MOA) between the Village of Los Lunas and Valencia County regarding the housing of municipal detainees at the Valencia County Detention Center. Staff explained that the item was added to the agenda at the County's request and that limited time was available for review of the agreement prior to the meeting.

Discussion focused on the proposed increase in detention housing rates (from \$120.00 - \$200.00) and clarification of medical care responsibilities. Valencia County Detention Center Warden Randy Gutierrez explained that the increase was driven by costs associated with Senate Bill 425, which requires the provision of Medication-Assisted Treatment (MAT) services to inmates. He further clarified that the agreement applies only to municipal detainees and that, once detainees are accepted into county custody, Valencia County assumes responsibility for their care and associated liabilities. Questions were raised regarding language in the agreement pertaining to medical expenses and the need to clarify when the Village would be responsible for costs.

Following discussion, the Council expressed a desire to allow additional time for review and clarification of the agreement language, particularly regarding medical expense provisions. Staff indicated that the agreement could be brought back at a future meeting for further consideration and possible approval. No final action was taken on the item at this meeting.

Mayor Griego asked for a recommendation regarding tabling this item until the July 9, 2026 council meeting

APPROVAL: Motion to approve tabling this item until the July 9, 2026 council meeting
MOVED: Councilor Runyon
SECONDED: Councilor Chavez
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

8. Executive Session.

Mayor Griego requested a motion from the Council to enter into executive session pursuant to NMSA 1978, Section 10-15-1(H), for discussion of matters authorized to be considered in a closed session. 6:53PM

APPROVAL: Motion to enter into executive session
MOVED: Councilor Ortiz
SECONDED: Councilor Romero
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

At 7:42PM, Mayor Griego requested a motion from the Council to reconvene the meeting following executive session discussion.

APPROVAL: Motion to reconvene regular session
MOVED: Councilor Ortiz
SECONDED: Councilor Chavez
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Regarding the hiring of a Division Chief of Emergency Management & Fire Prevention/Fire Marshal – Mayor Griego recommended Reynaldo Carrillo.

APPROVAL: Motion to approve the hiring of Reynaldo Carrillo
MOVED: Councilor Romero
SECONDED: Councilor Chavez
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Regarding the hiring of a DWI Compliance Coordinator – Mayor Griego recommended Cheryl Luna

APPROVAL: Motion to approve the hiring of Cheryl Luna
MOVED: Councilor Chavez
SECONDED: Councilor Runyon
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Regarding the hiring of a Permit Technician – Mayor Griego recommended Nikkiah Sanchez

APPROVAL: Motion to approve the hiring of Nikkiah Sanchez
MOVED: Councilor Runyon
SECONDED: Councilor Chavez
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Regarding the hiring of a Utility Billing Specialist – Mayor Griego recommended Leona Vigil

APPROVAL: Motion to approve the hiring of Leona Vigil
MOVED: Councilor Runyon
SECONDED: Councilor Chavez
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Regarding the hiring of a three (3) Utility Billing Clerks – Mayor Griego's first recommendation – Alyssa Riel

APPROVAL: Motion to approve the hiring of Alyssa Reil
MOVED: Councilor Ortiz
SECONDED: Councilor Romero
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Regarding the hiring of three (3) Utility Billing Clerks – Mayor Griego's second recommendation – Amber Olguin

APPROVAL: Motion to approve the hiring of Amber Olguin
MOVED: Councilor Runyon
SECONDED: Councilor Ortiz
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Regarding the hiring of three (3) Utility Billing Clerks – Mayor Griego’s third recommendation – Meloyde Tenorio

APPROVAL: Motion to approve the hiring of Meloyde Tenorio
MOVED: Councilor Ortiz
SECONDED: Councilor Runyon
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Regarding the hiring of a Lead Construction Inspector – Mayor Griego recommended Manny Torres

APPROVAL: Motion to approve the hiring of Manny Torres
MOVED: Councilor Chavez
SECONDED: Councilor Runyon
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

Regarding the hiring of a Streets Laborer – Mayor Griego recommended Jason Baca

APPROVAL: Motion to approve the hiring of Jason Baca
MOVED: Councilor Runyon
SECONDED: Councilor Chavez
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

9. MINUTES

Mayor Griego asked if there were any amendments/corrections to the June 11, 2026 Council Meeting minutes – there were none.

APPROVAL: Motion to approve the June 11, 2026 Council Meeting minutes
MOVED: Councilor Runyon
SECONDED: Councilor Chavez
CARRIED: Motion passed on a vote of **4 FOR (Councilor Romero – yes; Councilor Runyon – yes; Councilor Chavez – yes; Councilor Ortiz – yes) AND 0 AGAINST.**

10. ADJOURNMENT.

Council meeting adjourned at 7:45PM.

Gregory D. Martin, Village Administrator

Charles Griego, Mayor