



City of Rio Communities Council Special Business Meeting
City Council Chambers - 360 Rio Communities Blvd
Rio Communities, NM 87002
Monday, March 06, 2023 6:00 PM

Agenda

Please silence all electronic devices.

Mayor - Joshua Ramsell

Mayor Pro Tem - Margaret R. Gutjahr

Council - Arthur Apodaca, Lawrence R. Gordon, Jimmie Winters

Call to Order

Pledge of Allegiance

Roll Call

Approval of Agenda

Action Items for Special Meeting

- 1. Budget 2024 Fiscal Year Projection Overview (Discussion)**
- 2. Discussion, Consideration, and Decision - Construction Coordinators - Proposal (sub floor demolition)**
- 3. Discussion, Consideration, and Decision - Construction Coordinators - Proposal (Court room)**

Executive Session - For the purpose of a) the Public works Director separation agreement and release pursuant to NMSA 10-15-1(H)(2) - Limited Personnel Matters; b) for the discussion of the purchase, addition or disposal of real property or water rights by the public body pursuant to NMSA 10-15-1(H)(8)

Motion and roll call vote to go into close session

Motion and roll call vote to go back into the special business meeting session

Welcome everyone back and statement by the Mayor: The Governing Body of the City of Rio Communities, New Mexico, hereby states that on February 27, 2023 a Closed Executive Session was held and the matters discussed were for the purpose of the Public works Director separation agreement and release pursuant to NMSA 10-15-1(H)(2) - Limited Personnel Matters and for the discussion of the purchase, addition or disposal of real property or water rights by the public body pursuant to NMSA 10-15-1(H)(8)

Action Items from Executive Session

- 4. Discussion, Consideration, and Decision -**
 - a) Public works Director separation agreement and release purchase**
 - b) addition or disposal of real property or water rights by the public body pursuant to NMSA 10-15-1(H)(8)**

Adjourn

Please join us from the comfort and safety of your own home by entering the following link: @

<https://www.facebook.com/riocommunities>

NOTE: THIS AGENDA IS SUBJECT TO REVISION UP TO 72 HOURS PRIOR TO THE SCHEDULED MEETING DATE AND TIME (NMSA 10-15-1 F). A COPY OF THE AGENDA MAY BE PICKED UP AT CITY HALL, 360 RIO COMMUNITIES BLVD, RIO COMMUNITIES, NM 87002. IF YOU ARE AN INDIVIDUAL WITH A DISABILITY WHO IS IN NEED OF A READER, AMPLIFIER, QUALIFIED SIGN LANGUAGE INTERPRETER OR ANY OTHER FORM OF AUXILIARY AND OR SERVICE TO ATTEND OR PARTICIPATE IN THE MEETING, PLEASE CONTACT THE MUNICIPAL CLERK AT 505-861-6803 AT LEAST ONE WEEK PRIOR TO THE MEETING OR AS SOON AS POSSIBLE.

Construction Coordinators, LLC

Commercial & Residential Construction
License #391201/ Bonded
PO Box 66316, Albuquerque, NM 87193-6316

To: Rio Communities; herein "the owner"

RE: Sub floor demolition

Proposal

Construction Coordinators, LLC, herein "contractor", proposes to complete all work in a timely and professional manner. Unless otherwise noted, this proposal includes labor and materials as per plans, specs or conversations to include but not limited to the following:

- 1) Demolition of wood subfloor in the Library storage, storage room #2 and the sub floor and steps in the Makers room overflow. Remove wood subfloor of the ramp in the hallway from the three rooms (makers space overflow, library store and storage room #2). Includes removal of wall separating the two storage rooms, the pony wall in the makers room overflow, removing the closet walls. It appears that the east and west walls and the far north and south walls of the two storage rooms are framed below wood subfloor on to existing concrete floor.
- 2) Remove and reset doors after wood subfloor is removed, including drywall repair and paint.
- 3) Remove existing siding and skim coat and texture drywall in both storage rooms.
- 4) Paint the walls as needed after repairs approximately 1,458 sq ft
- 5) Install VCT flooring where ramp is removed. Install owner provided flooring where steps and landing are removed in the makers space overflow.
- 6) Install VCT tile in both storage areas.
- 7) Remove existing light fixtures and install new LED fixtures as provided by owner.

Total for this proposal \$27,013.00

Pricing above does not include New Mexico gross receipts tax.

Any changes to this proposal shall be placed in writing and signed by all parties prior to execution of said changes.

Prices are subject to change due to material price increases which are beyond the control of the contractor.

Payment schedule:

Progression billing paid bi-weekly.

Proposed by Construction Coordinators, Inc.

Accepted by

Construction Coordinators, Inc.

Commercial & Residential Construction

License #391201

PO Box 66316, Albuquerque, NM 87193-6316

To: Rio Communities; herein "the owner"

RE: Court room

Proposal

Construction Coordinators, LLC, herein "contractor", proposes to complete all work in a timely and professional manner. Unless otherwise noted, this proposal includes labor and materials as per plans, specs, or conversations to include but not limited to the following:

- 1) Cut open wall to frame in new 32" x 80" door behind court clerk. Includes new lever handle hardware, stain door, and paint outside wall where cabinets are.
- 2) Remove door and jamb and replace with new 32" x 80" door behind judge. Includes new lever handle hardware, stain door, and paint outside wall where cabinets are.
- 3) Remove door and jamb, and replace with new 36" x 80" door behind judge. Includes new lever handle hardware, stain door, and paint hallway side of drywall.
- 4) Demolition and haul debris of existing pony wall
- 5) ***Frame pony wall 3' high by 19' long including 5/8" drywall, tape, and texture each side, paint each side and install new stained wood top similar to existing.*** This portion of work has been changed to 48" high with marble counter top. ***Countertops are not part of this proposal.***
- 6) Provide and install one way tinted film over three 4' x 8' windows and one 4' x 8' door glass.
- 7) Frame new wall over existing window 6, high by 8' long including 3/8" plate steel on outside, 5/8" drywall, taped and textured and painted on inside.
- 8) Paint the entire courtroom, approximately 900 square feet.
- 9) Reinforce hangers for ceiling tile grid and replace tiles as needed.
- 10) Carpet repair is not included in this proposal.
- 11) Add 2 quad outlets on pony wall, one for the court clerk and one for the judge. Includes relocating/safing of existing outlets as needed.
- 12) Remove existing lighting and install 7 new owner provide LED fixtures.

Total for this work \$19,571.00 (does not include countertop at this time)

- A) Hallway work to include remove existing cabinets, repair drywall, paint hall, frame new door to block access to bathrooms, provide and install new 36" door including hardware, stain new door, and haul all debris to proper waste facility.
- B) Frame new wood platform to raise judges desk including carpet tiles
- C) Open new door from court room to judges chambers (this portion is included in the pricing above.)
- D) Open wall, provide and install new door from judges chambers to existing bathroom. Remove existing door, frame in opening, repair drywall, paint walls, and stain door.

Total for this portion of work \$6,631.00. This price does not include crash bar for emergency exit for existing exterior door.

Total for this proposal including both jobs detailed above \$26,202.00

Pricing above does not include New Mexico gross receipts tax.

Any changes to this proposal shall be placed in writing and signed by all parties prior to execution of said changes.

Prices are subject to change due to material price increases which are beyond the control of the contractor.

Payment schedule:

Progression billing paid bi-weekly.

Proposed by Construction Coordinators, Inc.

Accepted by