

**City of Rio Communities, New Mexico
State of the City 2021**



**As approved by the City Council
October 25, 2021**

City of Rio Communities, New Mexico
State of the City 2021
TABLE OF CONTENTS

INTRODUCTION3

1. VISION STATEMENT6

2. FINANCIAL STANDING7

3. PRIORITY GOALS (as established by the Comprehensive Plan)7

GOAL 1: FOSTER AN INFORMED CITIZENRY BY ACTIVELY ENGAGING AND
RESPONDING TO RESIDENTS9

GOAL 2: PLAN AND DEVELOP A SAFE COMMUNITY9

GOAL 3: CREATE AN AESTHETIC COMMUNITY10

GOAL 4: DIVERSIFY LOCAL ECONOMY11

GOAL 5: SUSTAIN AND IMPROVE INFRASTRUCTURE12

GOAL 6: PROVIDE QUALITY HEALTH CARE RESOURCES AND OPTIONS14

GOAL 7: EXPAND EDUCATIONAL OPPORTUNITIES15

GOAL 8: ENHANCE YOUTH ACTIVITIES15

GOAL 9: ENCOURAGE DIVERSITY IN HOUSING15

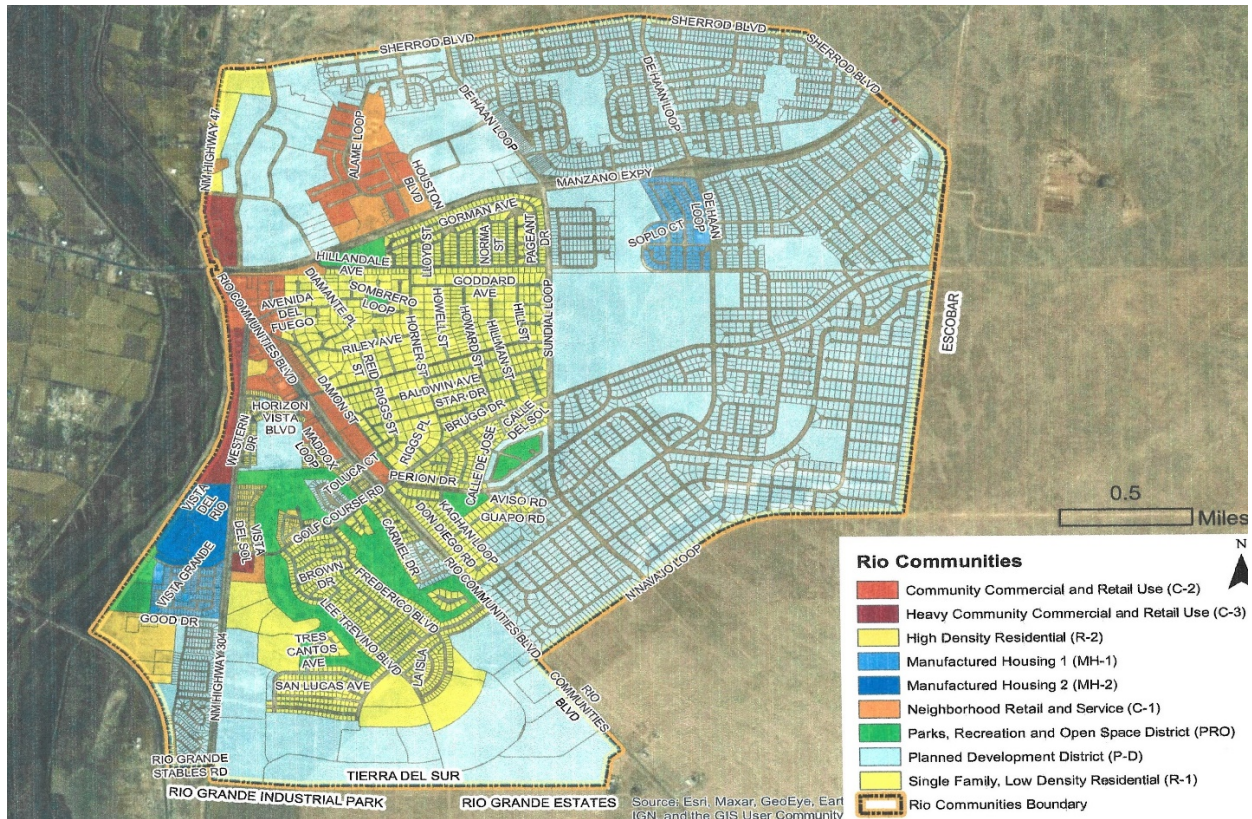
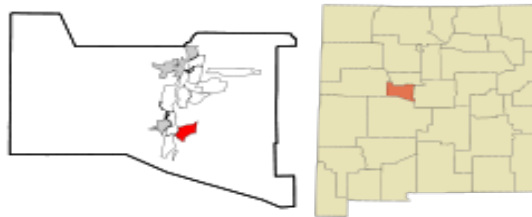
GOAL 10: IMPROVE PUBLIC MOBILITY AND TRANSPORTATION15

City of Rio Communities, New Mexico State of the City Report

As approved by the City Council
October 25, 2021

INTRODUCTION

Located in the southern part of Valencia County, the City of Rio Communities is located in a spectacular setting for its 6.12 square miles of family and retirement neighborhoods, and endless economic opportunities.



Incorporation

Bounded by Sherrod Rd on the North, Escobar Street on the East, Navajo Loop on the South, and the Rio Grande river corridor on the West; Rio Communities started as a “census-designated place” (CDP), until it was officially incorporated in January, 2013 as the State of New Mexico’s 105th municipality.



About Rio Communities

Bordered by the winding Rio Grande River on the west and sheltered by the 10,000 foot Manzano Mountains on the east, Rio Communities is surrounded by spectacular views, and is the embodiment of endless residential, commercial, and destination opportunities. Build-ready lots for housing and business opportunities abound, with a full complement of utilities hookups available (e.g. phone, cable, high speed internet, water, wastewater, natural gas, and solid waste) throughout the City.

With its abundant natural resources, a rich cultural history, and a citizenry committed to volunteerism, Rio Communities stands poised to realize its vision and promise as a distinctive small city of beautiful vistas, where idyllic community living abounds, the independent spirit thrives, and the potential for economic growth is unmatched.

A Short History:

In the early 1960s, Horizon Corporation purchased 241,000 acres of undeveloped land in Valencia County; located along the east bank of the Rio Grande and 35 miles south of Albuquerque. They named the development Rio Communities. With high hopes, Horizon subdivided the land to create both population centric retirement communities, and unique custom homes. A number of these are situated along the professional 18-hole Tierra Del Sol golf course. Within this master design arose a host of smaller neighboring communities such as, *Rio Grande Estates, Rancho Rio Grande East and West, Tierra Del Sol, Enchanted Mesa, Playa Verde, and Tierra Grande.*



In its early pre-incorporation years, people were attracted to Rio Communities for its affordable family homes, and a quiet retreat for retirees. Governments also realized the communities' potential as the U.S. Postal Service, and local sheriff and fire departments established substations. Likewise, businesses thrived as the Valley Plaza shopping mall located along Highway 47 offered a pizzeria, a hardware and paint store, an office supply store, a clothing store, various business offices, branches of the First National Bank and Ranchers Bank, a gold course and country club, and an active community center.



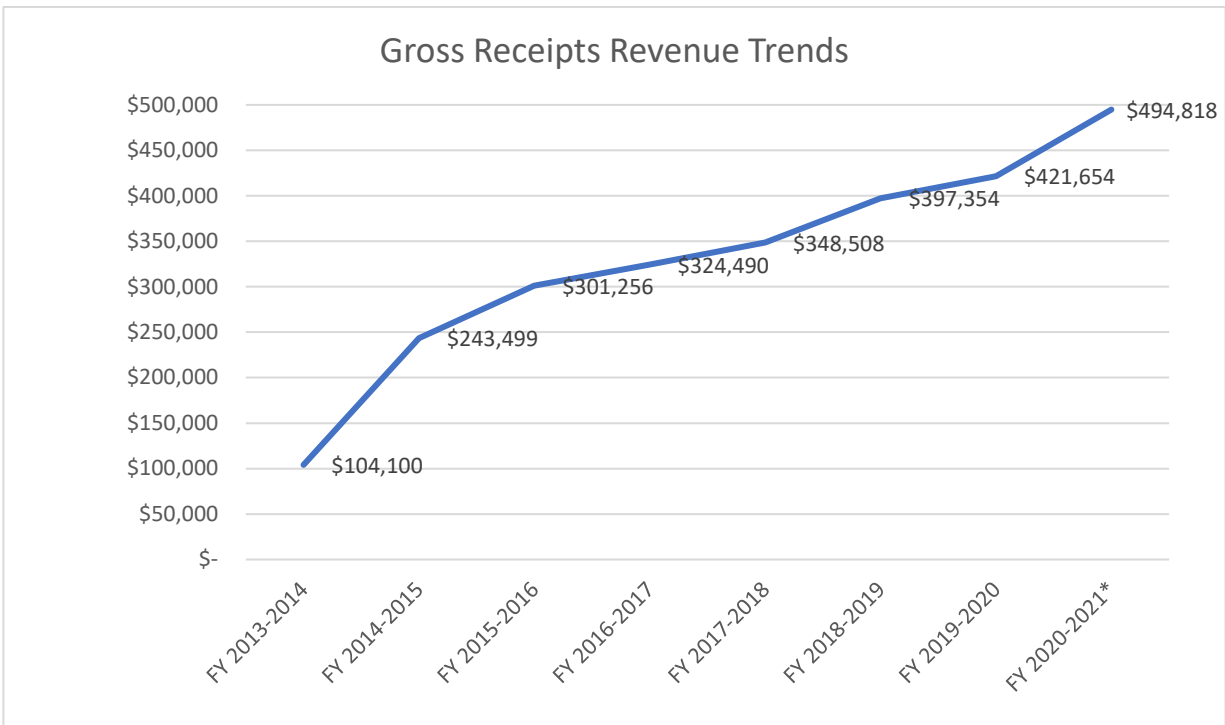
I. VISION STATEMENT

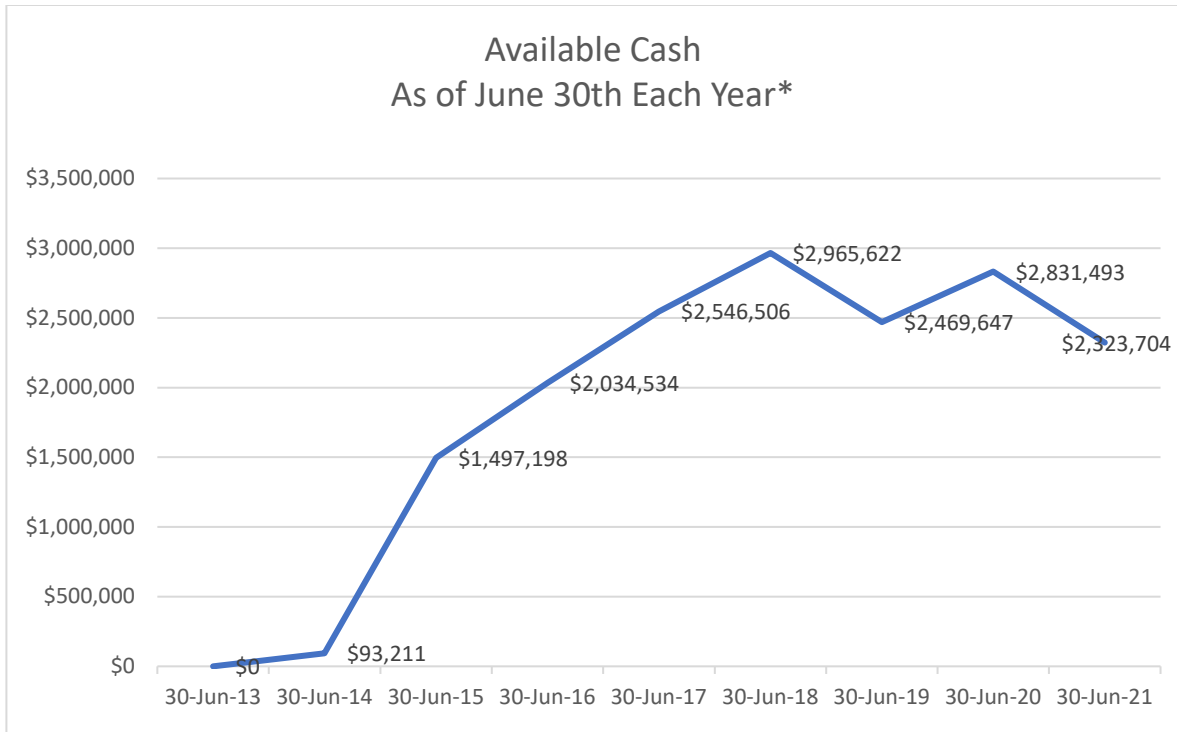
The governance of Rio Communities is committed to fostering an informed citizenry by actively engaging and being responsive to all residents, young and old, in the planning and development of a safe and aesthetic community with a diversified local economy that offers varied sources of goods and services that sustains and improves our infrastructure; provides quality health options and resources; expands educational opportunities and enhances youth activities; encourages diversity of housing for all income levels; improves public transportation and recreational activities; recognizes the importance of preserving our past and protecting our natural resources; and revitalizing the shared qualities that we all ascribe to community and home.



II. THE STATE OF CITY FINANCES

- The City of Rio Communities has seen steady moderate growth in its financial position. Since July, 2013, the City has seen a steady climb in annual revenues from business transactions from a low of \$104,100 dollars reported on June 30, 2014 to \$494,818 dollars on June 30, 2021. In addition, the city's available cash position for all funds has improved from \$0 dollars on July 1, 2013 to an estimated \$2.3 million dollars on June 30, 2021.
- Successful financial audits have been completed and filed with the Office of the State Auditor for Fiscal Years 2014-2020. The 2021 financial audit is nearing completion.
- The annual budget for the City of Rio Communities has been approved for our July 1, 2021 through June 30, 2022 fiscal year. This budget includes new part time code enforcement and assistant clerical positions, along with a new full time public works position. At the same time, general operating costs decreased by \$22,529 dollars or (2.1%).





*The available cash for June 30, 2021 is an unaudited estimate.

Budget in Brief - Expenditures by Department (General Fund)			
	FY 2020-2021	FY 2021-2022	
	Budget	Budget	Change in Budget
General Fund			
Governing Body	\$ 7,400.00	\$ 1,250.00	\$ (6,150.00)
Municipal Court	\$ 18,154.00	\$ 16,545.90	\$ (1,608.10)
Manager	\$ 108,213.00	\$ 123,381.75	\$ 15,168.75
General Administration	\$ 229,967.00	\$ 212,479.10	\$ (17,487.90)
Finance	\$ 153,000.00	\$ 151,670.00	\$ (1,330.00)
Municipal Clerk	\$ 110,530.00	\$ 115,317.21	\$ 4,787.21
Planning & Zoning	\$ 7,000.00	\$ 4,050.00	\$ (2,950.00)
Economic Development	\$ 7,000.00	\$ 5,900.00	\$ (1,100.00)
Law Enforcement	\$ 188,857.00	\$ 154,189.60	\$ (34,667.40)
Fire Protection	\$ 88,785.00	\$ 89,245.00	\$ 460.00
Animal Control	\$ 15,000.00	\$ 12,000.00	\$ (3,000.00)
Dispatch/E911	\$ 42,000.00	\$ 42,000.00	\$ -
Public Works	\$ 83,068.00	\$ 108,416.00	\$ 25,348.00
Municipal Streets	\$ 21,500.00	\$ 21,500.00	\$ -
General Fund Department Total	\$ 1,080,474.00	\$ 1,057,944.56	\$ (22,529.44)

III. ACCOMPLISHMENT OF ESTABLISHED GOALS

Note: The City Council operates from a priority list that is constantly updated by the city manager and council.

GOAL 1: FOSTER AN INFORMED CITIZENRY BY ACTIVELY ENGAGING AND RESPONDING TO RESIDENTS

Accomplishments:

- The electronic city information sign (5 foot by 9 foot, 2-sided) has been successfully bid, and we expect the beginning of construction activities in November, 2021.
- The City has developed a Comprehensive Plan, 79 Ordinances, and 836 Resolutions to maintain a functioning government, which are published on the city website.
- The City publishes a quarterly newsletter that is available to the public on the City's web site. www.riocommunities.net and Facebook page.
- The City has conducted periodic surveys; most recently for business needs and zoning issues.
- The City is nearing completion of a smart phone application to allow public access to city policies, plans, initiatives and all relevant city data.
- The Mayor and City Council actively participate in a county-wide problem solving group called VALEO (Valencia County Elected Officials).

GOAL 2: DEVELOP A SAFE COMMUNITY

Accomplishments:

- The City is working with Valencia County on opportunities for an evolving law enforcement presence with Valencia County.
- To address the continuing problem of property crimes and chronic code violations, the City is convening a Public Safety Task Force to identify and implement modern solutions to evolving patterns of criminal behavior.
- The City is preparing for work on a citywide lighting plan to improve nighttime security for residents and businesses.

- The City maintains Animal Control services through Valencia County, and has reached an agreement with the County for the city to collect its existing fees at City Hall prior to animals being released back to their owners.
- The Planning and Zoning Commission completed work on a new Nuisance Abatement Ordinance in 2021.
- The Fire Department is investing in Fire Code compliant equipment and trucks to provide Best in Class service to residents.
- The Fire Department has hired two (2) Emergency Medical Technicians (EMTs) to bolster medical emergency support response.
- The City has established a fire administration office and Emergency Operations Center (EOC) in the municipal center complex (City Hall) and is upgrading equipment to 2021 standards.
- The City has completed its Stormwater Flood Prevention Plan in 2021 and has recently received nearly \$700,000 dollars to repair flood damage and improve flood drainage in parts of the City.
- The City is currently spending over \$600,000 per year to maintain or repair stretches of approximately 34 miles of roads.
- The City has completed a parks and trails plan to provide more walkable areas in the City, and is seeking grant funding through its Capital Improvement Plan to start work on trails and sidewalks.
- The City is working on a traffic calming plan that we expect to complete around June, 2022.

GOAL 3: CREATE AN AESTHETIC COMMUNITY

Accomplishments:

- On the 3rd Saturday of every month but December, trash disposal day at City Hall continues to be a major success.
- The City appreciates those volunteers that assist in cleaning areas of our community. To build on this, the City will be conducting used tire, furniture, and other major trash

clean-up projects in November and December, 2021. We also expect to unveil a sustainable community clean-up program as part of scheduled priorities by July, 2022.

- The city has developed a dilapidated building removal program. The first dilapidated properties targeted for removal will be presented to City Council by the end of 2021.
- Develop and implement a home maintenance program to assist homeowners in need (e.g. seniors, disabled, or low-income families), in the general maintenance of their homes, and upkeep of their property.
- The City is replacing missing and faded “STOP” and Street signs with standardized poles and highly reflective materials as needed.

GOAL 4: DIVERSIFY LOCAL ECONOMY

Accomplishments:

- As of April 30, 2021, there were almost four hundred (400) business reported as doing business site, home based, or remote business in the City of Rio Communities. These businesses range from home based remote services to site-built stores to construction, to internet-based sales.
- The City of Rio Communities has retained an Economic Development consultant with a reputation for success in attracting businesses in the Valencia County area.
- The City’s Economic Development Commission has created new marketing material to attract homebuilders and residents to Rio Communities.
- The City’s economic development website continues to function, as receives periodic upgrades.
- The City has included in its work priorities a plan to increase revenues that emphasizes growing the economic base.
- The City is preparing for its third attempt to obtain a new zip code assignment for Rio Communities.
- The City is establishing relationships with regional and state economic development groups such as Albuquerque Economic Development, New Mexico Partnership, and the New Mexico Economic Development Department to establish Rio Communities as a destination for new business development.

- The City is working with its economic development partners to negotiate the creation of a small business incubator in Rio Communities. This project is designed to increase opportunities for start-up companies
- The City expects to work with NMDOT to place signs on Highway I-25 and Business I-25 directing traffic to Rio Communities.
- The Power New Mexico (PNM) solar array located in Rio Communities is producing enough power for an estimated 4,000 homes.



GOAL 5: SUSTAIN AND IMPROVE INFRASTRUCTURE

Accomplishments:

- The City of Rio Communities is using the renovation of the Municipal Multipurpose Complex as the showpiece for how to improve infrastructure. We have completed the Master Plan for the complex and are currently at the starting line for Phase 1 Construction design.
- The City has obtained nearly \$800,000 in grant funds to pay for design and construction of a new library, centralized city offices, roof upgrades, building security, and energy conservation measures.
- The City has plans to repair or reconstruct arterial roads such as Horner, Hillendale, Goodman, Golf Course Road, Nancy Lopez, etc. as funds become available. The city will seek in excess of \$1million dollars in grant funding during 2022 to help with this work.
- The updated Infrastructure Capital Improvement Plan through Fiscal Year 2027 has been completed. This plan includes millions of dollars in requested outside funding for stormwater repairs, road repairs and reconstruction, fire department upgrades, parks and recreation, and other quality of life improvements for residents of Rio Communities.

Infrastructure Capital Improvement Plan FY 2023-2027

**Rio Communities
Project Summary**

ID	Year	Rank	Project Title	Category	Funded to date						Total Project Cost	Amount Not Yet Funded	Phases?
						2023	2024	2025	2026	2027			
36239	2023	001	Storm Water and Drainage Infrastructure Project	Water - Storm/Surface Water Control	0	1,000,000	1,000,000	1,000,000	1,000,000	0	4,000,000	4,000,000	Yes
36240	2023	002	City Hall Multi-Purpose Complex	Facilities - Administrative Facilities	50,000	1,000,000	400,000	425,000	340,000	0	2,215,000	2,165,000	Yes
29938	2023	003	Parks and Open Space Assessment Plan	Transportation - Airports	0	750,000	450,000	450,000	450,000	450,000	2,550,000	2,550,000	Yes
29907	2023	004	Public Safety Equipment	Equipment - Public Safety Equipment	261,488	870,000	500,000	150,000	750,000	500,000	3,031,488	2,770,000	Yes
32859	2023	005	Pavement Reconstruction	Other - Other	518,750	606,250	450,000	450,000	450,000	450,000	2,925,000	2,406,250	Yes
32858	2023	006	Roadway Beautification	Equipment - Public Safety Equipment	0	660,000	400,000	400,000	400,000	400,000	2,260,000	2,260,000	Yes
36242	2023	007	Roadways, Trails, Paths and Sidewalks	Transportation - Highways/Roads/Bridges	0	1,050,000	1,000,000	500,000	500,000	500,000	3,550,000	3,550,000	Yes
38440	2023	008	Streelights	Facilities - Administrative Facilities	0	1,050,000	1,000,000	500,000	500,000	500,000	3,550,000	3,550,000	Yes
38441	2023	009	Fire Department Complex	Facilities - Administrative Facilities	0	750,000	500,000	0	0	0	1,250,000	1,250,000	Yes
38442	2023	010	Public Works Complex	Facilities - Administrative Facilities	0	750,000	0	0	0	0	750,000	750,000	No
38460	2023	011	Public Works Heavy Equipment	Facilities - Administrative Facilities	0	300,000	300,000	0	0	0	600,000	600,000	Yes
34160	2023	012	VC Wide public safety - 700 MHZ state system	Equipment - Public Safety Equipment	0	219,416	540,000	575,863	1,132,405	3,535,000	6,002,684	6,002,684	No
Number of projects:					12								
Funded to date:					830,238								
Year 1:					9,005,666								
Year 2:					6,540,000								
Year 3:					4,450,863								
Year 4:					5,522,405								
Year 5:					6,335,000								
Total Project Cost:					32,684,172								
Total Not Yet Funded:					31,853,934								

Saturday, October 23, 2021

Rio Communities/ICIP 14005

- The City is preparing an updated street maintenance and improvement plan, along with its priority lists for road repair and maintenance funding requests for the next ten (10) years.
- In 2021, the City has completed a parks and trails recreation site development master plan for the restoration of parks, trails and any future city owned recreation destinations in Rio Communities.

GOAL 6: PROVIDE QUALITY HEALTH CARE RESOURCES AND OPTIONS

Accomplishments:

- The City participates actively in the Valencia County Regional dispatch program.
- The City has directed, as part of its Comprehensive Plan, that we:
 - a Assess feasibility of and a location for constructing a heliport(s) for helicopter transport of critical patients.
 - b Expand City EMT roles in health screenings (preventive health care) with help from UNM-VC's nursing program.
 - c Establish Health Fairs at the City Hall Multipurpose Complex.
 - d Develop a program for routine (regularly scheduled) preventative health screenings.
 - e Establish an "after the event" health care program that is responsive to both mobile and stationary patients.
 - f Establish educational programs that target all ages, but with primary focus on aging adults and their related health issues.
 - g Research and make available to all residents (especially our aging population), a variety of healthcare service.

GOAL 7: EXPAND EDUCATIONAL OPPORTUNITIES

Accomplishments:

- The City is preparing its program for an early 2022 start-up of the new City Library, which should include opportunities for remote learning, and on-site learning programs for children.
- The City hopes to partner with UNM-Valencia Campus (UNM-VC) to develop work-related educational opportunities for Rio Community residents, especially to aid those businesses in close proximity to Rio Communities.

GOAL 8: ENHANCE YOUTH ACTIVITIES**Accomplishments:**

- The City has obtained a \$75,000 grant to aid the development of youth activities and programs in 2022.
- In 2021, the City participated in the summer youth recreation program in a joint partnership with the City of Belen. We have also agreed to partner on a summer program in 2022.

GOAL 9: ENCOURAGE DIVERSITY IN HOUSING**Accomplishments:**

- The City is currently experiencing new single family home construction, with developers in the planning stages for 50-150 new single family and multi-family housing units in the next 2-5 years.

GOAL 10: IMPROVE PUBLIC MOBILITY AND TRANSPORTATION**Accomplishments:**

- The City is negotiating with commuter bus services for a permanent bus route that connects Rio Communities with the Railrunner stop in Belen, as well as stops in Belen, Los Lunas, and Albuquerque for better access to retail stores, medical facilities, and other destination stops. We expect word on this effort in early to mid-2022.