

TIDD BOARD AGENDA

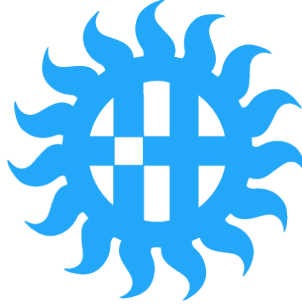
Monday, April 27, 2026 at 1:00 PM

Council Chambers

Chair
Eric Enriquez

Vice Chair
John Munoz

Board Members
Cassie McClure
William Mattiace
Michael Harris
Johana Bencomo
Becky Corran



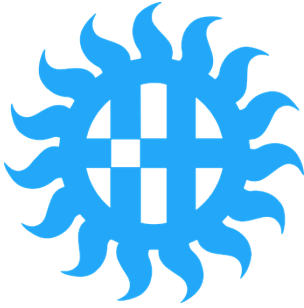
CITY OF LAS CRUCES

CITY HALL
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If you need an accommodation for a disability to enable you to fully participate in this event please contact us 72 hours before this event at [541-2115/V](tel:541-2115) or [541-2182/TTY](tel:541-2182).

	Page
1. <u>CALL TO ORDER</u>	
2. <u>ACTION ITEMS</u>	
2.1. Approval of Minutes from January 12, 2026.	2 - 4
Tax Increment Development District Board Meeting - Jan 12 2026 - Minutes - Pdf	
3. <u>DISCUSSION ITEMS</u>	
3.1. Financial Update.	
3.2. Projects Update.	
4. <u>ADJOURNMENT</u>	



MINUTES

Tax Increment Development District Board Meeting Meeting

1:00 PM - Monday, January 12, 2026

City Council Chambers, City Hall

The Tax Increment Development District Board Meeting of the City of Las Cruces was called to order on Monday, January 12, 2026, at 1:00 PM, in the City Council Chambers, City Hall, with the following members present:

PRESENT: City Councilor Johana Bencomo, City Councilor Becky Corran, City Councilor Cassie McClure, Mayor Eric Enriquez, City Councilor William Mattiace, City Councilor John Munoz, and City Councilor Michael Harris

EXCUSED:

1. CALL TO ORDER

2. ACTION ITEMS

2.1 APPROVAL OF MINUTES FROM AUGUST 11, 2025.

3. DISCUSSION ITEMS

3.1 FINANCIAL AND CURRENT PROJECTS UPDATE.

Chris Faivre, Community Development Director gave an overhead presentation.

Board Member Corran asked can you talk a little bit about the national registry conversation? I know that has been a big part of how we pay for the Amador refurbishing. You said things on the exterior could maybe drive it to get on the registry but I would love to hear more about what that looks like, what the investment would be to make it more eligible potentially than it is if it was rejected now because I know that leveraging funds related to that is something that we need to do. We can't complete it without significant external investment I think is my understanding of where we are with Amador Hotel but hoping you can maybe talk a little bit more about that.

Chris Faivre said we have been funding the exterior renovations from the TIDD. It is my understanding that probably more work on the interior needs to be done to reach that designation at the federal level. The funding of the interior is another substantial project, probably somewhere in the neighborhood of \$12 million just for the inside and so we've been continuously using the TIDD funds to get the exterior of it renovated. The idea is that if it does get federal designation then it would open the door to a lot more different levels of grant funding that could be used to complete the interior of

Agenda Item #2.1.

that facility for sure. So that designation will be key in the future of any renovations.

Carol Brey, Quality of Life Director said we are getting into Phase II of the exterior renovations, which should complete the exterior, which would be great. We applied for a \$5 million grant, which if we get it from the state would allow us to start on Phase I of the interior, which would actually allow us to open the building to the public for the first time so we're very hopeful that that might happen, but all of this is moving us closer to the goal of getting on the national registry. The issue there was some miscommunication with the state historic preservation office. We thought they were ready. They decided we were not so that nomination did not move forward, but both the Mayor and I wrote letters of support for that and we'll continue to monitor that situation.

Board Member Corran said so I'm hearing funding \$5 million into the state and we'll find out soon about that and \$12 million would get us started on Phase I of the interior. Or would \$12 million complete Phase I of the interior?

Carol Brey said \$12 million would probably complete all of the interior. There are estimates of \$8 to \$12 million for interior so I would say that \$5 million will allow us to complete much of the first floor so that it can be accessed by the public and then we would still have to do the second floor.

Board Member Bencomo said I don't know if you're taking requests at this time but since I've come to you directly with a concern raised by some folks who work alongside Main Street I thought I'd bring it up publicly as well regarding the parking lot behind the Spa Downtown that goes all the way to the end of that street. The parking lot that is behind all of those businesses needs work. I've been asked of this by folks who work in this area. There's no lines or it needs to be repaved so I just wanted to make sure that that is on the radar for the TIDD.

Chris Faivre said those are parking lots 9 and 10 going from Griggs south down to Bowman. There has been discussion about resurfacing those, however, parking lot 9, which is the one closest to Griggs and Water is a prime site for redevelopment so if that's the direction we want to go obviously we would forgo paving that one and focus on another parking lot downtown, but I think that's why we haven't moved forward with resurfacing that one is determining if that one would be a site that we go after some improvements on and possibly do some mixed use development on that particular lot.

Board Member Bencomo asked what's the timeline for that? I just want to make sure we're being responsive landlords I guess if that's what we want to call it to the folks that work there every day.

Chris Faivre said what we were trying to do with Phase III of the downtown plan is see where things kind of come from that point and then the projects that were identified, and I know redevelopment of parking lots is kind of a key component of that, set those timelines based on the projects that the board wants to move forward with from there. So if we come to the work session in the spring and you guys adopt that plan and part of that plan is some renovation of those parking lots then we could begin that right

Agenda Item #2.1.

away to move forward with that. If the board decides that's not one of the lots they want to move forward with and go in a different direction, then we can look to resurface that parking lot and continue using it as a parking lot. I think we'll know a lot more once we adopt that Phase III of that master plan and get some direction on which way the board would like to move forward with redevelopment.

4. ADJOURNMENT

4.1

to Adjourn at 1:18 p.m.

City Councilor Becky Corran moved, seconded by City Councilor Michael Harris, to Adjourn at 1:18 p.m.

RESULT:	Carried
MOVER:	City Councilor Becky Corran
SECONDER:	City Councilor Michael Harris
AYES:	City Councilor Johana Bencomo, City Councilor Becky Corran, City Councilor Cassie McClure, Mayor Eric Enriquez, City Councilor William Mattiace, City Councilor John Munoz, and City Councilor Michael Harris