



**VILLAGE OF TIJERAS
REGULAR COUNCIL MEETING MINUTES
TUESDAY, FEBRUARY 17, 2026, AT 6:00 P.M.
COUNCIL CHAMBERS AND ZOOM**

Please turn off cell phones or set to silent.

Join Zoom Meeting
<https://us06web.zoom.us/j/85195149827?pwd=phEwqYiXUy4zOJZ5cwhoMW7U7PteGv.1>
Meeting ID: 851 9514 9827
Passcode: 237171
Dial: (720)707-2699

1. **Call to Order**
Meeting Called to Order by Mayor Bruton.

2. **Pledge of Allegiance**
Pledge of Allegiance led by Mayor Bruton.

3. **Roll Call/Determination of Quorum**

M.Armenta	✓	E.Barnes	✓	Y.Garcia	n/a	J.Ortiz	✓
Quorum present		Yes	No				

4. **Introduction of Guests**
Jessica Nixon – Village Attorney
Jacob Diaz

5. **Public Comment**
None

6. **Approval of Agenda for Tuesday, February 17, 2026**

A C T I O N	Motion To:	Approve Agenda for Tuesday, February 17, 2026.	
	Made by:	E. Barnes	Councilor Armenta- Yes Councilor Barnes- Yes Councilor Garcia- n/a Councilor Ortiz- Yes
	Second by:	M. Armenta	
	Motion carried?	PASSED	FAILED

7. **Council to Review and Approve Regular Council Meeting Draft Minutes for February 2, 2026**
[Attachment A – Regular Council Meeting Draft Minutes for February 2, 2026](#)

A C T I O N	Motion To:	Approve Regular Council Meeting Minutes for February 2, 2026.	
	Made by:	J. Ortiz	Councilor Armenta- Yes Councilor Barnes- Yes Councilor Garcia- n/a Councilor Ortiz- Yes
	Second by:	E. Barnes	
	Motion carried?	PASSED	FAILED



8. **Council to Review and Approve Income Statement Ending January 31, 2026**

[Attachment B – Income Statement as of January 31, 2026](#)

- Councilor M. Armenta – Refreshing to continue seeing these monthly. Audrey, thank you very much.

A C T I O N	Motion To:	Approve Income Statement Ending January 31, 2026.		
	Made by:	M. Armenta		Councilor Armenta- Yes
	Second by:	J. Ortiz		Councilor Barnes- Yes
	Motion carried?	PASSED	FAILED	Councilor Garcia- n/a Councilor Ortiz- Yes

9. **Executive Session: Pursuant to NMSA 1978, Section 10-15-1(H)(2) of the Open Meetings Act, Council to Close Session for the Discussion of Limited Personnel Matters and Pursuant to NMSA 1978**

A C T I O N	Motion To:	Executive Session Pursuant to NMSA 1978, Section 10-15-1(H)(2) of the Open Meetings Act, Council to Close Session for Discussion of Limited Personnel Matters and Pursuant to NMSA 1978.		
	Made by:	M. Armenta		Councilor Armenta- Yes
	Second by:	E. Barnes		Councilor Barnes- Yes
	Motion carried?	PASSED	FAILED	Councilor Garcia- n/a Councilor Ortiz- Yes

10. **Council to Reconvene in Open Session**

A C T I O N	Motion To:	Council to Reconvene in Open Session.		
	Made by:	J. Ortiz		Councilor Armenta- Yes
	Second by:	E. Barnes		Councilor Barnes- Yes
	Motion carried?	PASSED	FAILED	Councilor Garcia- n/a Councilor Ortiz- Yes

11. **Council to Confirm and Certify for the Record that the matters discussed in closed session were limited only to those specified in the motion to close and no action was taken.**

A C T I O N	Motion To:	Confirm and Certify for the Record that the matters discussed in closed session were limited only to those specified in the motion to close and no action was taken.		
	Made by:	E. Barnes		Councilor Armenta- Yes
	Second by:	M. Armenta		Councilor Barnes- Yes
	Motion carried?	PASSED	FAILED	Councilor Garcia- n/a Councilor Ortiz- Yes

12. **Council to Review and Approve Conditional Use Permit Application for 11807 NM 337, Jacob Diaz, as Recommended by Planning & Zoning Commission on February 2, 2026**

[Attachment C.1 – Planning & Zoning Meeting Draft Minutes for February 2, 2026](#)

[Attachment C.2 – Jacob Diaz Application for Conditional Use Permit](#)

- Mayor Bruton – This is the Pohl property which we’ve approved in the past for a dispensary, but this is a different business.
- Councilor M. Armenta – We’ve approved in the past for different tenants, don’t see why we shouldn’t for them. It’s always good to have new business in our community.
- Mayor Bruton – That is correct, and it is allowed per our ordinance.



- Councilor E. Barnes – Mr. Diaz, what type of license are you applying for? (Mr. Diaz – The vertically integrated cannabis establishment which allows for retail and cultivation.) My understanding is that you can have up to 200 plants, correct? (Mr. Diaz – With this type of license it’s a little broader because we can have multiple establishments.) How about the water usage, how much water are you anticipating on using? (Mr. Diaz – Between 24,000-30,000 per year, because of the way the soil used which retains the water.) What are your procedures for the cannabis waste? (Mr. Diaz – We follow state process on how to waste. Our waste will be composed into the soil we use.) A resident asked about the smell, will the smell permeate into the neighborhood? (Mr. Diaz – Based on the location we’re able to contain the smell and we also use activated charcoal filters to clean the air before it releases outside.) Will you have digital surveillance cameras? (Mr. Diaz – Yes, sir those are already installed which are 24-hour surveillance.) The last cannabis place there parked an RV on the property which seemed like someone was living in it, are you planning on doing the same? (Mr. Diaz – That was us which was only temporary while we were constructing as well as getting our security system installed.) We didn’t know when the other one closed down nor were we notified. When you get this license will you share it with our clerk? (Mr. Diaz – Yes, of course.)
- Councilor J. Ortiz – Will this be a consumption site or café? (Mr. Diaz – There will be no consumption on the premises. This is strictly growth and retail facility.)
- Mayor Bruton – Are you adhering to the State requirements around security? (Mr. Diaz – Yes, of course and actually going above and beyond because we want to make sure we have a view of the entire area and every side of the building.)
- Councilor E. Barnes – Have a concern, are the neighbors in the area aware of this? I understand they were able to attend our meeting tonight but are they aware of this facility? (Councilor A. Armenta – I understand your concern Councilor Barnes, but if I can recall correctly when we approved the previous occupants, I don’t recall any pushback or complaints. I feel like these occupants are following all steps if not going above and beyond. I respect all of your questions and asking for clarification.) (Mayor Bruton – That is correct, and per our ordinance we’re not required to send out additional notice. The notice is that they went to planning and zoning hearing and were referred to us for approval.) Councilor Ortiz lives in the area; do you ever get any complaints? (Councilor J. Ortiz – Honestly not the only complaints I get is about the cement plant. I have never smelt anything, and I appreciate your concern Councilor Barnes.)

A C T I O N	Motion To:	Approve Conditional Use Permit for 11807 NM 337, Jacob Diaz, as Recommended by Planning & Zoning on February 2, 2026.	
	Made by:	J. Ortiz	
	Second by:	M. Armenta	
	Motion carried?	PASSED	FAILED

13. **Council to Review and Approve Distance Variance Application for 11807 NM 337, Jacob Diaz, as Recommended by Planning & Zoning Commission on February 2, 2026**

[Attachment D – Jacob Diaz Application for Distance Variance](#)

A C T I O N	Motion To:	Approve Distance Variance Application for 11807 NM 337, Jacob Diaz, as Recommended by Planning & Zoning Commission on February 2, 2026.	
	Made by:	J. Ortiz	
	Second by:	M. Armenta	
	Motion carried?	PASSED	FAILED



14. Council to Review and Approve Resolution 2026-12 Approving an Access and Utility Easement

Agreement

Attachment E.1 – Resolution 2026-12 Approving an Access and Utility Easement Agreement

Attachment E.2 – Access and Utility Easement Agreement

- Mayor Bruton – This is an existing agreement that was only a Utility Easement Agreement but we’re amending to add Access Easement as well. We spoke to the current resident, and they have no problem amending the agreement.
- Councilor M. Armenta – Is there anything else being added to this agreement? (Mayor Bruton – The only thing that we’re adding is access easement which will allow us to give other residents access as well. The only access we have right now is for Village staff but with the amendment/addition of Access Easement it will allow us to give other residents access.)
- Clerk/Manager A. Caufield – Mayor, Maria stepped away to get copies of the original survey and agreement to hand to Council.
- Councilor E. Barnes – Will this also potentially add additional water hook ups? (Mayor Bruton – Yes)

A C T I O N	Motion To:	Approve Resolution 2026-12 Approving an Access and Utility Easement Agreement.		
	Made by:	M. Armenta	Councilor Armenta- Yes	
	Second by:	E. Barnes	Councilor Barnes- Yes	
	Motion carried?	PASSED	FAILED	Councilor Garcia- n/a Councilor Ortiz- Yes

15. Updates

- a. Prior Meeting Items Discussions - None
 - b. Mayor J. Bruton – None
 - c. Councilors
 - Councilor E. Barnes – None
 - Councilor J. Ortiz
 - i. Torres Trail/Highway14 –Should we have a Town Hall for residents to attend to hear what their concerns are? There are rumors that there may be a gas station developed there and feel that we should probably hear from our residents and surrounding communities to hear what will be developed. (Mayor Bruton – The property owners have come to us in the past and there was talk about a possible gas station, but nothing has been agreed upon. I’m not opposed to holding a Townhall and listening to our residents and surrounding communities and we can organize one. I believe the owner still intends to move forward with a gas station.) (Councilor E. Barnes – Mayor, do you recall the backlash we got when they were planning on a Walmart in that area?) (Mayor Bruton – Yes, but this will also help the Village with funds so we’re able to maintain our own streets.) (Councilor M. Armenta – I think we should out way the pros and cons and hear from the community.)
- Councilor M. Armenta
- i. Pine View Pre-Con Meeting – Councilor Ortiz and I didn’t attend today meeting. Can we please do better with reminders about important meetings?
 - ii. Pocket Park progress? (Clerk/Manager A. Caufield – No updates still waiting on a response.)
 - iii. Happy to see movement with Vallecitos project as I saw Molzen out there. When we get design can we schedule a meeting for the residents? (Clerk/Manager A. Caufield – Yes)
 - iv. Any updates on speed limit signs on Route 66 up to Cresenciano? Really concerned due to residential area as well as school bus stop in the area. (Clerk/Manager A. Caufield – No response from NMDOT as this is not our road. I will follow up with NMDOT.) (Mayor J. Bruton – That is correct, we can’t just place signs without prior approval.)
 - v. Any updates on dead end sign with flashing lights? (Clerk/Manager A. Caufield – Sign is on order.)



- vi. Thankful for our Administration and Governing Body.
- d. Clerk A. Caufield – Village of Tijeras no longer is required to have a fiscal agent. Letter received from Department of Finance and Administration – “Release of Special Conditions/Fiscal Agent Requirement for Tijeras. (Mayor Bruton – It’s been a very long time. I’ve seen all the work, time and effort that Audrey has spent on this and it’s great to have her on our team. This is the first time since I’ve been with the Village that we don’t have to use a fiscal agent for administering our grants. Thank you Audrey!)
- e. Deputy Clerk M. Martinez – I will be the Route 66 Centennial Celebration lead/point of contact. Those of you who would like to be part of the planning committee please let me know soon. Councilor J. Ortiz, I will make sure to include Moises from the Land Grant.

16. Time and Place of Next Meeting

The next Regular Meeting of the Governing Body of the Village of Tijeras will be held on Monday, March 2, 2026, at 6:00 p.m. in the Council Chambers.

17. Adjournment

Meeting adjourned at 7:00 p.m.

“If you are an individual with a disability who needs a reader, qualified sign language interpreter, or any other form of auxiliary aid or service to attend or participate in the hearing or meeting, please contact the office of the Village Clerk at (505) 281-1220 at least four (4) calendar days prior to the meeting. Public documents including the agenda and minutes can be provided in digital or hardcopy format. The Village of Tijeras strictly prohibits any form of unlawful discrimination based on race, color, religion, gender identity, sexual orientation, sex, national origin, age, disability, or political affiliation in any program, activity, or service sponsored by the Village.”