



THE NAVAJO NATION

TOHATCHI COMMUNITY LAND USE PLANNING COMMITTEE

Post Office Box 287 Tohatchi, New Mexico 87325 Tel: (505) 733-2845/2846

Elvis Bitsilly
President

Pernell Halona
Vice-President

Delphine Bitsilly
Recorder

Fern Spencer
Member

Priscilla Duncan
Member

Tohatchi Community Land Use Planning Committee

MEETING MINUTES

June 16, 2026

I. Call to Order: Time: 9:13 am Roll Call: 5 Invocation: Fern Spencer

II. Approval & Reading of Agenda:

Motion: Priscilla Duncan 2nd: Delphine Bitsilly Vote: 4-0-1

III. Approval of Minutes: Tuesday, May 12, 2026

Motion to accept as is and read on your own:

Motion: Pernell Halona 2nd: Fern Spencer Vote: 4-0-1

IV. Old Business:

A. Community Land Use Plan Review, Latasha James, DCD Senior Planner

*Elvis Bitsilly – I talked to Latasha last week, she confirmed she will be here, need to update two sections from Land Use Plan manual from our work session, meeting may go pass 12:00 pm, Red Willow is scheduled for 1:00 pm, any concerns, issues for the committee, I have some things for the chapter and updates on the continuing projects, First Responders Building and Bridge, they are pending issues, one is no money from TIFF funding this year, Department of Corrections (DOC) supposedly applied for that for us, the Department of Corrections is responsible for the oversight of the project right now, as the chapter what we are doing is we are supporting this whole effect with what is going on, we are one of the stakeholders and working with DOC, DOC run by Greyeyes, we gave application to her for TIFF funding, it wasn't a successful application, next time we apply accordingly with all the documents that go with the application, application request was for \$12 million and is our shortfall, we may get \$2-3 or 4 million, no money from Navajo Nation recently for match funding for our project, request from our delegate to lobby money for us and write a memo to delegate before term is up to lobby for money for that project, be ready for next delegate to continue project, N108 bridge is ongoing, I submit a follow up email to Darryl Bradley at Navajo NDOT and no reply from Darryl, I'll do a walk in visit next week, they were in the final stages to sign off those documents to get done, they received the final documents from Land Department, they are working on the funding for the project, once they got the documentation they were going to start the funding application and submit, these are the continuing projects that are current, we haven't followed up on the four business sites, we need to follow up on that, Veterans haven't moved on their site which they have withdrawn, it was mentioned to the Commander – what are you going to do with the land, if nothing return it back to the chapter, we need to do something with housing, we need to designate a site other than what we have by the old BIA school site behind the clinic, BIA has the documentation somewhere and Land Department is still working with them, we been making several visits with the Land Department, if I don't hear from them by end of this month we are going to submit a resolution to forward that as a chapter to process it through, I don't know if we need one from CLUPC for support to get the process going, as a chapter and if it requires a resolution I would recommend Vice President we work on that for professional housing, community cemetery is pending, we have the money for it and follow up with Maria, Cheii for Woods is a small group to cleanup cemetery and pay them, dollars are pending and there's \$84,000 idle, we got our extension and now we have to work on it, it took us a lot to get the 1.5 acres, we've been having burials at the new site, need to do

the fencing, heavy equipment, our backhoe was sitting there and all it needed was get two new tires inflated, new battery and now it's working, equipment back up, a 24 foot flatbed trailer purchased by Sihasin Funds expenditure plan with the help from Pernell Halona, we pushed that through with Department Community Development, all it needed was correct paper work and it was accomplish, we have short fall on the warehouse of \$800,000, \$3-4 million for Hwy 491 Lighting between Tohatchi, Mexican Springs and Twin Lakes, money was approved through legislation from Arbin Mitchell, \$500,000 to purchase a Bulldozer will be shared with the District 14 chapters, there will be a memo agreement, \$1.5 million amended to that legislation includes road maintenance; ***Pernell Halona** – bulldozer with a trailer truck to transport to different locations; ***Elvis Bitsilly** – NNDOT will provide the lowboy and the equipment where we need to tow and use it, the bulldozer will not be at any chapters it will be in their yard; ***Pernell Halona** – we are not going to get it; ***Elvis Bitsilly** – it will be there for our use; ***Fern Spencer** – District 14; ***Elvis Bitsilly** – for District 14 chapters, it will have a MOU or MOA when it happens during that purchase time, chapters will be on a schedule when they want to request it, NNDOT will provide the hauling to wherever they will use it and will provide an operator; ***Lee Rodgers** – NNDOT has the ability, capacity and resources to transport it, NNDOT has the capacity and expertise to take care of the technical issues as far as risk management and insurance, branded for District 14 use and not elsewhere, will help with the operator; ***Pernell Halona** – I disagree with it being over there in Window Rock, people on the other side of the reservation will come get it and use it, District 14 should charge them for usage; ***Lee Rodgers** – NNDOT is asking Naschitti chapter for a piece of land and have their own yard in Naschitti, NNDOT will have a yard in Naschitti because Naschitti is the only chapter able to give up land and withdraw land, it won't be in Window Rock, it will be parked in Naschitti; ***Pernell Halona** – Naschitti has a bulldozer; ***Fern Spencer** – can we be at those meetings; ***Elvis Bitsilly** – yes, all chapters there and they all understood the usage of the bulldozer, Delegate Notah and LDA Moore were at the meeting; ***Fern Spencer** – GMCS will be at Tohatchi Elementary on Thursday starting at 5:30 pm, a lot of issues, teachers, administrators and custodians, I have my questions, same night we have Zumba and Fun Run, a lot of participants for this event, chapter meeting tomorrow, Economic Development is when June 30, you want me to ask Sonny, Senior Center to remind everyone we will serve breakfast, 8:00 – 10:00 am, Father's Day dinner tomorrow during the chapter meeting, ask School Board about Chee Dodge's new road, here in Tohatchi we've been asking about the caution lights and nothing has happened, it's a safety matter when people are zooming through, the people need to understand we don't carry the cash here, people assume things, giving orientation with the students, students don't know their clans, don't know how to fill out an application, one person praised the chapter with what is happening at the chapter, know how to say thank you, do you know what Ke' means, only time they come to the chapter is when they want something, has anyone done a listing of the chapter accomplishments, it should be posted on the bulletin including you even though it's been years ago; ***Priscilla Duncan** – you were in a meeting last week with the contractor, what was the meeting about, the architect; ***Elvis Bitsilly** – LAM; ***Lee Rodgers** – they are open meetings and you are welcome to attend; ***Elvis Bitsilly** - they need to get this finalized by September, when you apply for funding resources request you need all the documents.

***Latasha James** – the chapter officials listing go in the land use plan, community facilities we worked on last month, Rural Addressing listing, pre design high school, first responders, we can include this is section 6; ***Delphine Bitsilly** – I already added these to section 6, I got the pictures for Tohatchi High School over there, poster boards, these 3 you went over I didn't know what sections to put them in, chapter officials I don't know what section they go in, historical timeline and it was added back as section 8, the community facilities public buildings where would it go; ***Latasha James** – that will be a separate section; ***Delphine Bitsilly** – it may be section 10; ***Latasha James** – how many sections do you have; ***Delphine Bitsilly** – we started out with 7, can I connect to the screen to explain it more; ***Lee Rodgers** – Latasha, I'm Lee Rodgers the Chapter Vice President; ***Latasha James** – nice to meet you I'm Lastasha; ***Lee Rodgers** – can I get a copy of your handout I wasn't here the last time; ***Delphine Bitsilly** – Appendices and nothing in there yet, Introduction table I will put in right order when we are ready to print, mission statement, table of content pages will be added since we added 8 and 9 sections, references is blank, section 1 would be introduction and will be there, section 2 is Existing Conditions to page 26, we kept from 2018, I think this is one we are going to go over today; ***Latasha James** - most of the information hasn't changed, you guys can keep that; ***Delphine**

Bitsilly – section 3, it's the Community Infrastructure which includes the transit transportation; ***Latasha James** – this section we haven't covered it, utilities like water lines, existing and proposed, if there's any chapter project listing; ***Delphine Bitsilly** – section 4, we made changes to, vision values and objectives, section 4 the Historical Timeline is now section 8, we took this out which was section 4 and added back as section 8, all the way to 2026 and added what we worked on at last meeting, I found out the opening for Tohatchi is 2026, section 5, Census and demographics is in the binder, we received this from Larry Rodgers, yes, it's current, section 6, the Commercial Sites Development, cover page for all the projects, we added Rural Addressing, Tohatchi High School and N108 Bridge, top three is Highway Lighting, First Responders and Warehouse Project and everything else in between; ***Latasha James** – that's similar to the listing from the chapter, to some extent; ***Delphine Bitsilly** – yes, this one has all the documents attached to each project, like Highway 491 there's nothing there but I did request to the chapter administration to give me documents regarding this, have not received that, First Responders we got that, I have to replace this one since you made the change, it now says First Responders Substation, Warehouse, Housing Tract, these are carried over from 2018 and are in different order; ***Latasha James** – section 6 is all about projects; ***Delphine Bitsilly** – yeah, we based the sequence order on current to dormant projects and goes to N108 Bridge, I did request information for the bridge, haven't get anything yet; ***Elvis Bitsilly** – what would we need for those projects, do we need a picture, document that applies to the project; ***Latasha James** – a brief summary, if there's a chapter resolution it can be added to the appendix, chapter responsibility to provide to CLUP, picture, simple summary, supporting documents; ***Elvis Bitsilly** – we want to make it simple, where would the resolution go; ***Latasha James** – appendix, picture and a short summary would be sufficient, she has most of it already; ***Elvis Bitsilly** – the high school would go there, simple summary of the project, we have the update resolutions to all the projects, N108 we need to get a picture and summary; ***Delphine Bitsilly** – what I have on Rural Addressing could use a brochure, a signs, pictures and develop a plan include the resolution, we got Tohatchi's pictures, N108 Bridge write a quick write up, support resolution and pictures, section 6 I kinda did a introduction, current projects per ICIP 2026 – 2031, resolution from chapter, top three projects are First Responders Substation, Highway 491 Lighting and Warehouse, we do have the resolution for those three projects, the documents I receive they will go behind the project cover page, section 7 Strategic and Recommendations, this updated version, chapter boundaries, Red Willow, section 8 is the Historical Timeline we went over, the cover page I just typed the title, section 9 is part of the exercise they did for the Historical Timeline, I read this and I didn't know how to revise this, they had a lot of community meetings, they brought people in with their ideas, they wrote what they thought was an historical event for Tohatchi, I didn't want to change anything; ***Fern Spencer** – you talked about historical, did they give dates; ***Delphine Bitsilly** – it's in section 8, this is the exercise they did with community members, CLUPC members, the schools had representatives, they got together here on the weekday and weekends to plan, come up with dates like 1946 this is what happened, 1957 this is what happened, they started with this and this became section 8, maybe this section needs to be section 8 Historical Timeline Exercise and this section 9, to start off we said not to put section 4 and 5 in there, we deleted it, we added them back in, we didn't do any of meetings, they did all that for us; ***Lee Rodgers** – add all that back in, reverse it; ***Delphine Bitsilly** – put the exercise before this one; ***Latasha James** – the exercise will be different compared to the one in the booklet, the community participation process (CPP) for this group is work sessions, right now we're having a work session, I know this group invited neighboring chapters a few times to participate, that's part of your community education participation plan process, in terms of community participation we are not having community evening gatherings, we're not extending paper invitations to schools, it's more of an open work session where community members and folks in the surrounding area who can come to be part of this meeting, this is part of the community participation plan is work sessions, CLUPC meetings, also you have your public hearing and 60 day comment period, all of those are part of your community participation plan process and it is slightly different, CPP you have **1.** CLUP meetings (monthly), committee members, **2.** CLUP work session(s), strategic planning – goals and visioning/mission statement, **3.** Public Meeting – draft LUP, **4.** 60 day comment period – public participation, all of these involve community participation; ***Fern Spencer** – all the meetings we've had, she's going to put in; ***Delphine Bitsilly** – I'll put in when I first got on, see when we had work sessions, or when we had meetings to talk about this manual, whether it was brief or not and

this year we had 3-4 work sessions; ***Fern Spencer** – not only that but when we went to Farmington; ***Latasha James** – how are we involving the community by these four objectives, they call it core values and 4 values, it will take care of section 8, to add in to section 8; ***Fern Spencer** – do I take pictures tomorrow at the chapter meeting of officials; ***Latasha James** – it would fall under CLUPC meetings reporting to chapter; ***Latasha James** – you guys are really close and mostly have everything, today we are supposed to cover information on census; ***Delphine Bitsilly** – census and ecological, these are the two we cover today, section 2; ***Latasha James** – section 2 you already have which is the existing conditions which is the ecological, soil and it's done, census you mentioned which is section 5, community demographics, done by Larry Rodgers; ***Delphine Bitsilly** – this was when we were working on this LUP 2022, 2023, he did a good job on it; ***Latasha James** – do you think it's ready; ***Fern Spencer** – yes, he worked on it in depth; ***Latasha James** – it's 2020 yes we can use this, this section 5 is already done 2020 to 2030 we can use; ***Delphine Bitsilly** – we are done with existing conditions and census, I would concentrate on section the historical timeline exercise; ***Latasha James** – did you guys bring that CLUPC requirement check sheet; ***Delphine Bitsilly** – we are done with the sections, section 5 Existing Conditions, section 8 Historical Timeline Exercise and section 9 Historical Timeline; ***Elvis Bitsilly** – I have the documents for N108, First Responders and Warehouse, I have to make copies; ***Delphine Bitsilly** – section 5 is the Existing Conditions which is geothermal, all the soil and land we were to cover, she looked at it and it's done, section 2 is done, 3 is done, 4 is done; ***Fern Spencer** – sections 2, 3, 4 are done; ***Delphine Bitsilly** – section 5 is done, the census and demographics for Tohatchi, section 6 Commercial Sites Development is ongoing, need documents for those projects, section 7 done – Strategies and Recommendations, Conservation Recommendations is done, we revised all of that, chapter boundaries, Red Willow, section 8 Historical Timeline Exercise; section 9 is Historical Timeline with dates, the old one which was section 4, what needs to happen next is I need to add the documents for projects like Rural Addressing, N108 Bridge, need chapter resolutions, pictures of Rural Addressing signage, where are the actual signs to take a picture; ***Elvis Bitsilly** – they are in the warehouse, I have N108, Warehouse and First Responders so you have the documents here, what resolution do you have, do you have this one; ***Latasha James** – the Plan of Operation will be an attachment; ***Priscilla Duncan** – do you have this resolution, CLUPC membership; ***Latasha James** - we'll build on the appendix; ***Delphine Bitsilly** – what's the number on the resolution, I do have that resolution and plan of operation, I do have the resolution for all CLUPC members; ***Latasha James** – plan of operation can go in Appendix or keep it in there since you have it in order, appendix would have resolutions and supporting documents; ***Elvis Bitsilly** – I have to do Highway 491 and Rural Addressing; ***Delphine Bitsilly** – this is Rural Addressing and I'll scan it; ***Latasha James** – put the Strategies and Recommendations as the last section also known as Implementation, section 10 or 11, we will revisit section 6 which is called Commercial Development; ***Lastasha James** – your land use plan is your commercial development that is your chapter projects you are working on right now, I think you have your Thoroughfare plan, road plan that is meshed in with your land use plan which is your bridge and 491, once you put this section together in our next meeting we will revisit this section 6; ***Delphine Bitsilly** – do you suggest all resolutions go in the Appendix; ***Lastasha James** – yes or any other supporting documents you can find, chapter ICIP, resolutions, keep Rural Addressing pamphlet in section 6, need a picture of the signage; ***Delphine Bitsilly** – this is a resolution I haven't seen; ***Priscilla Duncan** – I suggest you put the sections on the table so we can see all the sections to see what we have; ***Delphine Bitsilly** – when we come to the draft we will do that, then we will know what we need to change, add; ***Latasha James** – we're almost there, just need organizing, making sure the projects are in the right sections, adding more sections, so far we have 9 or 10 sections; ***Fern Spencer** – how many in the old book; ***Lastasha James** – 8, you already created subsections in that commercial development, you have half the information and that's a section in itself, print the sections and then we can organize, organize until then, you already have roads, open space and you already infrastructure in there; ***Delphine Bitsilly** – Fern was going to get bus route from GMCS, do we need that, she's working on and if she gets it we'll add it, she said they are close; ***Elvis Bitsilly** – I can't print the Tohatchi Rural Addressing, it will identify the points; ***Fern Spencer** – that lady is still going to pay for it, you better ask; ***Delphine Bitsilly** – I haven't contact her and I will, I don't think she will back out; ***Latasha James** – based on what we gathered from this morning to now you guys have quite a lot of information you have compiled, she's going to be organizing those files and sections we covered, your

community assessments you already worked on with Larry Rodgers, it looks good to go and use that information, inventory and assessments is the existing data is already in your booklet, the section she is going to focus on is commercial development aka as land use plan, these are where all your chapter projects are, the Highway 491, First Responders Substation, Warehouse, Rural Addressing, quite a bit of projects to go in that section, community facilities plan is completed from last month, the recommendations and strategies implementation part is completed, the three sections that are left, commercial development that will be done by next meeting, right, Open Space Plan and Thoroughfare Plan are recommendations, they are not required to update and up to use guys as a group whether you want to update or not, do you guys have open space in your manual, grazing, recreational, walking trail, let's take a look at it now, Thoroughfare plan is aka Transportation, is it in your land use plan booklet; ***Fern Spencer** – let's look at it now; ***Latasha James** – let's start with open space then go to Thoroughfare, what we're looking for if the projects are still current for open space, or if we need to add or change anything, it's like an overview, the six categories; ***Lee Rodgers** – there's a map to identify those six; ***Latasha James** – is this an attachment TCP, reviewing open space, map relevant to keep, CLUPC group you want to keep with no changes no add-ons; ***Fern Spencer** – leave it; ***Delphine Bitsilly** – what section would Thoroughfare be, transportation all we have is the Navajo Transit, section 3; ***Latasha James** – I don't think this section is created, is this the infrastructure map, is there more, I believe this is for the chapter; ***Elvis Bitsilly** – looking at the infrastructure map for Tohatchi; ***Latasha James** – still use this map; ***Fern Spencer** – yes; ***Elvis Bitsilly** – we have 750 feet corridor; ***Fern Spencer** – next picture is the waterline; ***Elvis Bitsilly** – it's an older picture we do have a current picture but they are about the same, connects to the river at Waterflow; ***Fern Spencer** – that's in litigation in reference to those people opposing it, I thought it was; ***Elvis Bitsilly** – no; ***Lee Rodgers** – that's the main water running around the reservation on that side, goes down to Phoenix and out to Mexico; ***Fern Spencer** – that water by Crownpoint turnoff that comes from where, by Newcomb; ***Lee Rodgers** – it will come out from San Juan; ***Elvis Bitsilly** – the pump station will shoot to Crownpoint Standing Rock and we're coming off of that to Mexican Springs and Tohatchi, we are considered the main line here in Tohatchi, Mexican Springs is another connection off the main line, we got money for that now, we got \$4.6 million from TIFF, Mexican Springs did that and we are included in the \$4.6 million; ***Lee Rodgers** – they had a better application; ***Elvis Bitsilly** – you're invited to the meeting here June 29th, a follow up meeting on the TIFF funding for Tohatchi and Mexican Springs, 10 am, we toured the pump station, keep it; ***Latasha James** – going back to Infrastructure, the current project is the waterline; ***Elvis Bitsilly** – yes, does it mention Mexican Springs; ***Lee Rodgers** – the second map did; ***Latasha James** – are there any infrastructure projects on the current chapter project listing to add from section 6; ***Lee Rodgers** – no, just what we have on there is what we are working on, we have ideas to explore but not yet, not fund yet; ***Latasha James** – is the infrastructure good; ***Delphine Bitsilly** -with what we have, yes; ***Latasha James** – there's your transportation or your roads in 3.2, providing a brief overview, it doesn't go specifically in to project stuff; ***Delphine Bitsilly** – right here is says something about it will install street lights; ***Elvis Bitsilly** – solar lights N108; ***Lee Rodgers** – we are taking a huge chance to be self-economical, if any one to vandalize it, it is very costly to fix it; ***Latasha James** – go back to map, what are those dots; ***Elvis Bitsilly** – road numbers, we have the update Rural Address map, numbers are different, all this should go into that, I couldn't get a print out; ***Latasha James** – you have a new project to insert which is the Rural Addressing; ***Elvis Bitsilly** – how would we input it there with Rural Addressing and Roads; ***Latasha James** – they are the same because at this point Rural Addressing has street numbers and street names, and it's being implemented, it falls under transportation and roads, it's no longer an infrastructure project, back in 2018 the Rural Addressing was mentioned in the manual is that what I'm hearing, it's completely new; ***Lee Rodgers** – these guys inserted it when they started working on it; ***Latasha James** – the way I see Rural Addressing it was an infrastructure project at the beginning like when you're gathering data, gathering roads, structures but when you get to the stage when you order the signs and the signs are ready to be put up or they are already up, then is falls under the Thoroughfare Roads project and that's the stage you guys are in, Rural Addressing will be a project under that section, you guys already starting gathering the data, it needs to be inserted like in the listing, pamphlet plus picture of the signs; ***Delphine Bitsilly** – it will go in 3.2; ***Latasha James** – go to 3.2, take a look at this roads listing, reading from the chart of roads; ***Delphine Bitsilly** – we already reviewed

this and it's been updated, changes were made; ***Latasha James** – reading the text from 3.3 Trails;
***Delphine Bitsilly** – this one we made changes and it's been updated; ***Latasha James** – is this an updated section; ***Delphine Bitsilly** – we reviewed the wording, deleted, it's good; ***Latasha James** – it's good;
***Delphine Bitsilly** – we reviewed it, I have the bus route schedule and add to the appendix, or insert to the page; ***Latasha James** – if you already have, scan it and put it in here, or insert on the next page, we covered all the sections on this requirement sheet, only a few changes she has to do in the Thoroughfare, adding Rural Addressing and transportation bus route schedule, open space provided an overview, the biggest change you guys have is this section that has all your projects, not sure if you can put this all together in a month; ***Delphine Bitsilly** – I have time now, I can do it, next meeting in July will need to be reschedule because it is Navajo Nation Election Day, next meeting Monday, July 20, 2026, 9:00 am to 12:00 pm.

V. **New Business:**

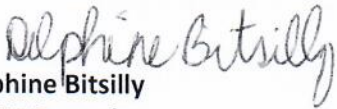
A.

VI. **Resolutions:**

VII. **Announcements: Tohatchi Chapter Meeting, June 17, 2026**

VIII. **Next Meeting: Tuesday, July 21, 2026 @9am-12n**

IX. **Adjournment: 12:05 pm**



Delphine Bitsilly
CLUPC Recorder