



BOARD OF TRUSTEES

Thursday, May 26, 2022 at 5:00 PM

Palmer Lake Town Hall – 28 Valley Crescent, Palmer Lake, Colorado

MINUTES

Call to Order. Mayor Bass called the meeting to order at 5 PM.

Pledge of Allegiance

Roll Call. Present: Mayor Bill Bass, Trustees Darin Dawson, Nicole Currier, Jessica Farr and Karen Stuth. Excused: Trustees Glant Havenar and Sam Padgett.

Introductions/Presentations

1. Appreciation of Appointed Officials Years of Service. Mayor Bass acknowledged and presented a certificate of appreciation to Mr. David Cooper for years of service on the Planning Commission and Mr. David Wilson for years of service to the Pikes Peak Regional Building committee.
2. Summary of Special Town Address. Mayor Bass provided a summary of the meeting Tuesday evening and the sense of urgency to planning for the town's financial future. He noted the following dates for workshops to gain public input – June 9 to hear the Tri-lakes Fire District proposal, June 23 to review possible revenue by allowing adult use cannabis and July 14 to review options to increase property tax rate. He stated that ballot initiatives will be determined at the last meeting in July.

Consent Agenda

MOTION (Stuth, Farr) to approve the consent agenda including items 3) Minutes from May 12 and Special May 16, 2022 Meeting, 4) Financials - March & April, and 5) Checks over \$15,000 - Timber Line for \$19,356. Roll call vote – aye 5; nay 0. Motion passed.

Staff/Department Reports

6. Attorney. No report.
7. Administrator/Clerk. Water back in priority and spilled to lake full amount for May. Fire awarded funds for a refrigerator from the Tri-lakes Women's Club and accepted donations of 20 set bunker gear from Goldent, wildland PPE from Hot Sulphur Springs, and a power cot with mounting equipment from Gilpin County. Landscape work around the museum/library is anticipated to begin this week. The Master Plan advisory team and Planning Commission will review a final draft of modified Chapter 4 goals and objectives. The pedestrian bridge projects are planned to start in June. The RFP for a concept development proposal was issued and are due by mid-June to be presented the end of June to the Board and Planning Commission members. The Parks service day will be rescheduled.

Public Comment. Mr. Roger Moseley inquired about TLCA not being a residence and enforcement of unpermitted work, referencing an email sent to the Board members. Ms. Sylvia Amos inquired about changes in the town for water/sewer to bring back her development of property on Hwy 105. Ms. Brenda Woodward asked about when a mill levy will be effective if voted on in November – take effect in 2023 to be paid in 2024. Mr. Rich Kuehster requested the Board contact Comcast to remove old lines from poles and inquired about chipping. Collins noted the third Saturday each month beginning in June at the racetrack from 9a-2p. Mr. Kuehster suggested the Board pass retail marijuana as a Board vs. put on the agenda to initiate revenue sooner.

Public Hearing

8. PUBLIC HEARING - Ordinance to Pass First Reading of 2020 Edition of Model Traffic Code. Attorney Krob mentioned few modifications including residential speed limit remaining at 20. No person spoke for or against the model traffic code. Mayor Bass closed the hearing.

Business Items

9. Special Event Application - Palmer Lake Elementary School - July 4th Fun Run (7/4). Kelsey Belsher, director of the event, stated this year is the 40th anniversary of the Fun Run and reviewed some of the changes. Staff requested the Board waive the \$100 fee and Kelsey asked to place a banner on the fence of the ballfield. MOTION (Farr, Dawson) to approve the special event waiving the fee and allowing the sign. Roll call vote – aye 5; nay 0. Motion passed.

10. Resolution 30-2022 to Appoint Parks Commission Member (Head). Ms. Phyllis Head was introduced. MOTION (Currier, Farr) to approve Resolution 30-2022 to appoint Phyllis to the Parks Commission. Roll call vote – aye 5; nay 0. Motion passed.

11. Preliminary Review of PUD Amendment for Santa Fe Ridge. Mr. Jim Fitzgerald provided the background to his original PUD of the property and the recent and existing operation. Prior to addressing the PUD details to amend the area, he requested direction. Items including the residential density, possible CDOT requirement for a deceleration lane and size of homes were reviewed. Mr. Paul Rising stated options will be up to 2000 sq ft and offer 2-3 floor plans with a flat rooftop. Mr. Fitzgerald stated he reduced the number of homes originally planned for 92 down to 41 and increased outdoor space. Mr. John Reyes with Tri-lakes Chamber inquired about property development for commercial use. Discussion took place about the availability of water. It was noted that this development is within the water service area. Trustee Stuth stated she is not in support of the residential development. Trustee Currier and Farr did not offer an opinion one way or another, and Mayor Bass and Trustee Dawson suggested the PUD process move forward for amendment.

12. Resolution 31-2022 to Approve MOU with Palmer Lake Fire Protective Association. Collins noted that the MOU is to document the use of property – the Town to use the Association property behind the Firehouse and the Association to use the Town Hall. MOTION (Farr, Dawson) to approve Resolution 31-2022 authorizing the MOU. Roll call vote – aye 4; nay 1 (Stuth). Motion passed.

13. Resolution 32-2022 to Authorize Addendum to Palmer Lake Historical Society - Lucretia Vaile Museum Lease. Similarly, the addendum to the lease with the PLHS is to authorize use of the Town Hall. MOTION (Dawson, Currier) to approve Resolution 32-2022. Roll call vote – aye 5; nay 0. Motion passed.

14. Ordinance 10-2022 to Pass First Reading of 2020 Edition of Model Traffic Code. MOTION (Currier, Farr) to waive the reading. Roll call vote – aye 5; nay 0. Motion passed. MOTION (Currier, Dawson) to pass the first reading as presented. Roll call vote – aye 4; nay 1 (Stuth). Motion passed.

Board Reports. None.

Next Meeting and Future Items. The workshops in June were noted with the next meeting June 9.

Convene to Executive Session. MOTION (Currier, Farr) to convene to executive session at 6:05 PM for the purpose of determining positions relative to matters that may be subject to negotiations, developing strategy for negotiations, and/or instructing negotiators under C.R.S. 24-6-402(4)(e) – property trade/sale. Roll call vote – aye 5; nay 0. Motion passed.

Reconvene to Open Session. MOTION (Currier, Farr) to reconvene to open session at 6:24 PM. Roll call vote – aye 5; nay 0. Motion passed.

Adjourn. MOTION (Currier, Dawson) to adjourn at 6:24 PM. Motion passed.

Mayor Bill Bass

ATTEST: Dawn A. Collins, Town Clerk