TOWN OF PARACHUTE
BOARD OF TRUSTEES
MINUTES OF REGULAR MEETING
October 9, 2014

Meeting called to order at 6:30 p.m. by Mayor Roy McClung

ACTION MINUTES:

(A) ROLL CALL

TRUSTEES PRESENT:

Timothy Olk, Tom Rugaard, Juanita Williams, John Yadloski, John Loschke

STAFF PRESENT:

Town Manager Stuart McArthur, Town Clerk Denise Chiaretta, Administrative Assistant Colleen Kyle, Public Works Director Mark King, Chief of Police Cary Parmenter, Community Development Specialist Derek Wingfield, Town Planner Davis Farrar

STAFF ABSENT:

Town Attorney Ed Sands

(B) PLEDGE OF ALLEGIANCE

(C) CONSENT AGENDA:

MINUTES FROM THE SEPTEMBER REGULAR AND SPECIAL MEETINGS WILL BE PRESENTED AT THE NOVEMBER 13TH BOARD MEETING.

(1) EXPENDITURES FROM SEPTEMBER

MOTION NO. 1:

Moved and seconded by Trustees Rugaard/Olk to approve September expenditures.

Motion passed unanimously.

(D) COMMENTS FROM CITIZENS NOT ON THE AGENDA

Mary Lee Mohrlang – Battlement Mesa, CO
Mary Lee informed the Board of expansion of KSUN Radio Station by:

- Step 1 – Improving equipment
- Step 2 – Survey with FCC attorney to reach more clearly to Rifle, and up valley
- Step 3 - To move tower equipment

Garfield County Commissioners gave $5,000 towards commitment, Town of Parachute $300. Mary Lee is asking for $1,000 commitment from Town of Parachute.

Judith Hayward, Parachute, CO

- Ms. Hayward thanked the Town for work that has occurred in parks and wants to publicly thank Danny Garcia whom was hired part time and the Public Works Department for the big improvement it has made in the looks of our town.

Keith Lammey, Battlement Mesa, CO

- Representing Battlement Mesa Services Association wants to thank the Town for cleaning up the road going up 300 Road to Battlement Mesa.

(E) APPOINT BOARD MEMBER FROM LETTERS OF INTEREST:

Linda J. Ford

Norman Feck

Michael C. Berry

STAFF: S. DENISE CHIARETTA

Trustee Loshke – Wanted candidates to introduce themselves and say a few words. Candidates all commented about Town and their interest in making decisions that will affect the future here and surrounding area.

Town Clerk Chiaretta stated that a motion is needed to nominate a candidate, and if anyone would like to ask questions of any of them.

MOTION NO. 2:

Moved and seconded by Trustees Loschke/Olk to nominate Norman Feck as Trustee.

Motion passed unanimously.

(F) SWEAR-IN NEW BOARD MEMBER

STAFF: S. DENISE CHIARETTA

Norman Feck was sworn in by Town Clerk Denise Chiaretta

(G) JOINT MEETING WITH GARFIELD BOARD OF COUNTY COMMISSIONERS:

Roll Call

Commissioners Tom Jankovsky, John Martin, Mike Samson

In Attendance

Andrew Gorgey- Garfield County Manager, Kevin Batchelder – Garfield County Deputy County Manager, Frank Hutfless – Garfield County Attorney, Jean Alberico – Garfield County Clerk & Recorder

ITEMS FOR DISCUSSION JOINT WORK SESSION:

1. ELECTED OFFICIALS:

a. TOM JANKOVSKY, GARFIELD COUNTY COMMISSIONER

i. To consider authorizing the Chair to sign a resolution supporting a fair and equitable solution for the settlement of the Roan Plateau litigation – Commissioner Tom Jankovsky and Fred Jarman.

Commissioner Samson

- Commissioner Samson stated that a Federal Mineral Lease grant was given for the Ipads that the Town Board is using today.
- Commissioner Samson comments concerning the Roan Plateau Litigation: Cancellation of leases is only for some of Bill Barrett's leases on top of Roan Plateau, and that settlement will be included as one of alternatives by BLM of which Garfield County is an agency. Lands could be leased out again. This cancellation of some of Bill Barrett's leases is not going to affect future leases.

Motion to approve resolution supporting opportunity for settlement of Roan Plateau Litigation and planned budget by State of Colorado.

Motion passed unanimously.

2. BRIDGE OVER COLORADO RIVER (County Road 300)

Mayor McClung and Board discussing items with County Commissioners –

- CR 300 main artery between Parachute and Battlement Mesa, road is inadequate for growth. Possibly thinking about improvement on bridge between the two. Bridge was scheduled to be enlarged or widened, possibly 2nd bridge. Chairman Martin asked how much can the county afford to put towards project? And matter should be discussed with CDOT as well. Need to start planning and budgeting. Would the Town of Parachute be interested in annexing the improved bridge into Town?

3. WEST INTERCHANGE – Loop from Battlement Mesa to West Parachute Interchange

- Una bridge as well as old road that goes to Rulison. $5 million improvement project at present.
- Would like to have a safe thorough fair in and out of Battlement Mesa, it would take a tremendous amount of pressure off of the County Road 300 bridge.
- The Town received a grant to update the Master Plan, and need to address that.

4. SENIOR CENTER

- Currently being used as a church.
- Possibly use for meetings and whatnot and making a piece of our community, get opinion of town and sit down and get ideas.
- Judith Hayward, Parachute, CO – Received a phone call from Western Colorado Community Foundation, they had received a significant gift that would be earmarked towards the Parachute Senior Center.
- Garfield County Manager Gorgey to be in touch with Town Manager McArthur and get together some recommendations and have a sit down to discuss what can be done.

5. COUNTY ROAD 215

- Artery going north of town, servicing oil/gas, and a few ranches.
- County Road begins where CDOT stops. It is in the Towns interest to make sure that road is maintained.
- The road has had a few issues with improvements, the county has substantial dollars held back for improvements, from Parachute to Garden Gulch.
- Judith Hayward commented that they have been working with Colorado Tourism and one of the tours is encouraging folks to use County Road 215.

6. COUNTY APPROVALS OF DEVELOPMENT OUTSIDE TOWN OF PARACHUTE TOWN LIMITS

- Mayor McClung stated that we are trying to improve image of town, would like to have more say of what our town looks like.
- Garfield County Manager Gorgey – County Road Bridge, biggest issues are drainage.
- $90,000 drainage improvement which includes improvement to surface.
- Comprehensive plan and grant received from DOLA to update Comprehensive Plan. Commission has adopted their comprehensive plan for the entire county and in every city/town there is an urban growth area and boundary. They of course have final vote. As economy improves development will increase and one feeds the other.

Commissioner Samson –

- Board and School District need to enter into discussions to get transportation to come down on a daily basis, explore that and see what we can do. Maybe there are DOLA funds available for that.
- Maybe start out with community questionnaire on public transportation between Parachute and Battlement Mesa.
- We as Commissioners have been very good to communities, and have come to conclusion that times are getting tougher and revenues aren't there. Are encouraging municipalities, school districts to go to federal mineral lease and apply for funds. We have given away millions of dollars, and aren't going to be able to help out as much as in the past.
- Garfield County Manager stated that 7.7 million dollars through Federal Mineral Lease District have been granted to date, total actually around 10 million, 1 million per municipality. About 20 million at the end of this year that county will have directly invested in public infrastructure in municipalities.

Chairman Martin speaking on easements on to Federal Lands –

- Access to public lands, right of ways reserved for public, for established routes.
- Not try invade anyone, just trying to protect citizens now and in future.
- Working with each and every property owner and citizen and going to record access for future generations.
- Want to make sure of preservation of passage.

Meeting ended at 7:52 p.m.

(H) WILLIAMS PRESENTATION REGARDING MITIGATION OF THE SPILL:

PRESENTED BY: MICHELE SWANER out of Salt Lake City, UT

Pat McCown – Operations Manager

- Gave an update and progress report
- Successful ongoing mitigation of site
- No Benzene in creek since August 2013
- September 22, 2014 EPA lifted it's UAO
- We will continue to test groundwater and monitor per CDPHE consent order
- Substantial progress in cleanup of site
- Currently 4 remediation systems in place
- Will continue with same resources/expertise and talk to Town and stay on project till it's cleaned up
- How much longer do they have to clean up? Probably another year or more, cleanup has been very successful.

Mayor McClung asked if Pat McCown of Williams could get together with Town Manager McArthur and set up meeting when Board or representative of the Town can get together and go to facilities and tour before the snow flies.

Public Hearing called to order 8:14 p.m.

(I) PUBLIC HEARING BEFORE THE BOARD OF TRUSTEES FOR RE-ZONING:

APPLICANT/ OWNER:	**B & V DEVELOPER, LLP**
ADDRESS:	**259 COUNTY ROAD 320**
	RIFLE, CO 81650
PROJECT NAME:	**SPRING LAKE ESTATES RE-ZONE**
PROJECT LOCATION:	**SPRING LAKE ESTATES, PARACHUTE, CO**
LEGAL DESCRIPTION:	**SECTION; 7, TOWNSHIP; 7 RANGE 95, SUBDIVISION: SPRING LAKE ESTATES, PHASE II LOTS: 18, 19, AND 20. A RE-SUB OF LOTS 1, 2 & 3, SEC A; LOTS 1, 2, & 3, SEC D; LOT 1, SEC B; & LOTS 1-A 7 3, SEC C**

Mayor McClung asked if there was proof of publication and proof of certified mailing? Town Clerk Chiaretta replied there was. Mayor McClung asked if all fees were paid and Town Clerk Chiaretta stated they were.

Town Planner Davis Farrar gave the staff report:

Property has remained unused for 10 years and noted the following items:

- Compatibility within zone districts. Commercial zoning on this property would offer opportunity and greater variety of options available to them, such as a grocery store.
- Impacts on air and water – this is simply a zone change. Lack of demand for housing, offers opportunity on property. Need for rezone makes sense.

Planning commission looked at application moved to forward to the Board for approval with no conditions.

Applicants Ted Vaughn and partner Scott Brynildson representing B&V Developers, are asking for a change in zoning on Lots 18 - 19 – 20 to service commercial.

Mayor McClung stated that suggested findings be reflected in minutes.

SUGGESTED FINDINGS:

1. That the application was found consistent with the requirements of the Town of Parachute *Land Use Regulations (3-1-07).*

2. That adjacent property owners were properly notified by certified mail, consistent with the requirements of the Town of Parachute *Land Use Regulations (3-1-07).*

3. That Notice of Public Hearing was published, consistent with the requirements of the Town of Parachute *Land Use Regulations (3-1-07).*

4. That the Public Hearing before the Board of Trustees give consideration to concerns expressed by adjacent property owners and other interested parties.

5. That the Board of Trustees give consideration to the needs of the applicant.

6. That the Board of Trustees review this application utilizing the criteria set forth in the Town of Parachute *Land Use Regulations (3-1-07).*

Close public hearing

(J) BOARD APPROVAL OF ORD. NO. 676

AN ORDINANCE OF THE TOWN OF PARACHUTE, COLORADO, AMENDING THE ZONE DISTRICT MAP OF THE TOWN OF PARACHUTE BY REZONING CERTAIN PROPERTY DESCRIBED AS

LOTS 18, 19 AND 20, SPRING LAKE ESTATES-PHASE II WITH IN THE TOWN OF PARACHUTE, COLORADO.

MOTION NO. 3:

Moved and seconded by Trustees Rugaard/Loshke to approve Ord. No. 676

Motion passed unanimously.

(K) REQUEST BOARD APPROVAL OF MAYOR'S SIGNATURE ON AN AGREEMENT WITH STEVEN A. NOFZIGER FOR THE PROCESSING AND SALE OF ABANDONED VEHICLES.

STAFF: CARY PARMENTER

- Chief Parmenter explained to the Board that the contract with Mr. Nofziger would help sale abandoned or towed cars would be $100 per car for the Police Department.
- We should recover cost after tow bill and most are not really worth what storage fees are.

MOTION NO. 4:

Moved and seconded by Trustees Loschke/Yadloski to approve Mayors Signature on contract.

Motion passed unanimously.

(L) DISCUSSION 2015 PROPOSED BUDGET

STAFF: STUART MCARTHUR, TOWN MANAGER

Needs to be available to public on October 15, 2014.

(M) DEPARTMENTAL REPORTS:

(1) Mayor and Board of Trustees.....Mayor and Trustees

- Mayor McClung wanted to thank everyone that worked on Oktoberfest, everyone still talking about it a week later. Wayne Clark commented to Town Clerk Chiaretta that it was great and tell everyone at the Town Thanks.
- Community Development Specialist Wingfield commented that there are no numbers as of yet as to how many people attended, but estimated that there were 1,300 to 1,500.
- Passed Fruita Fall Fest and Ouray, very family friendly.
- Should recover at least half of investment.
- Trustee Rugaard would like to possibly help out our booster program for the schools and get more town participation and support. Mayor McClung asking Town Manager McArthur to maybe get together ideas between school district and town to see what we can do to come up with something.
- Trustee Rugaard noted they are scholastically Grand Valley is the number one ranked school.
- Tuesday night at 7:00 p.m. on November 12th at the Rec Center will be meeting on Bond issue and mill levy increase.

(2) Town Manager Monthly Update..... Stuart McArthur, Town Manager

- Sales tax down – checking into that.
- Electric vehicle rally, hit national news, putting Parachute in different light.

(3) Police Department Monthly Update..... Cary Parmenter, Police Chief

- Bear activity still around.
- New officer Alex Graham – finding notch in department.

(4) Public Works Monthly Update..... Mark King, Director of Public Works

- Parachute Park Blvd repair is well, if things move along well will be doing asphalt in about 5 days.
- Fixed irrigation leak that came up underneath Parachute Park Blvd, but otherwise all good.

(5) Code Enforcement Update..... Derek Wingfield, Community Development Specialist

- Community Development Specialist Wingfield informed the Board that he spent most of September working on Oktoberfest.
- Community Development Specialist Wingfield will serve one public nuisance shortly.
- 3 building permits went out this week.
- Still working on website and ironing out things.

(N) CORRESPONDENCE:

PUBLIC NOTICES GARFIELD COUNTY

The Puckett Land Co. has applied to Garfield County Director of Community Development, to request a Land Use Change Permit to allow an Injection Well, Small to be located on the subject property located on the subject property located in the County of Garfield, State of Colorado

WPX Energy Rocky Mountain, LLC, has applied to the Board of County Commissioners, Garfield County, State of Colorado, to request approval of a Land Use Change Permit on a property situated in the County of Garfield, State of Colorado

(P) OTHER MATTERS:

THANK YOU:

Battlement Mesa Service Association, Movies under the Stars

Grand Valley Leadership Class of 2016 for Helping Make Homecoming a Success

Note from of John Sidey and Picture of his jump

Motion No. 5

Moved and seconded by Trustees Rugard/Olk to adjourn.

Meeting adjourned at 9:01 p.m.

Mayor

Town Clerk

The preceding Action Minutes were prepared in accordance with the Town of Parachute Board of Trustees Rules of Order and Procedure, General Rules 9.9. These Minutes contain a record of actions that were TAKEN at the meeting, not a transcript of what was said by members of the Board, staff or other parties present. A recording of the meeting is available for review in the Town Clerk's Office for thirty days after the meeting.

Note: If you have corrections to the minutes that are minimal (incorrect spelling etc.), ***please contact the Town Clerk <u>the day prior to the meeting</u>****. A corrected copy of the minutes will then be prepared for approval by the Board of Trustees.*