

**New Castle Town Council Meeting
Tuesday, May 20, 2014, 7:00 p.m.**

Call to Order

Mayor Gordon called the meeting to order at 7:00 p.m.

Pledge of Allegiance

Roll Call

Present	Councilor Means
	Councilor Riddile
	Councilor Metzger
	Mayor Gordon
	Councilor Breslin
	Councilor Leland
	Councilor Stuckey

Also present at the meeting were Town Administrator Tom Baker, Town Clerk Melody Harrison, Interim Police Chief Tony Pagni, Town Planner Tim Cain, Town Attorney David McConaughy

Meeting Notice

Town Clerk Melody Harrison verified that her office gave notice of the meeting in accordance with Resolution TC-2014-1.

Conflicts of Interest

There were no conflicts of interest.

Agenda Changes

Town Administrator Tom Baker asked the council to remove the Carpenter Lease item and Resolution TC-2014-18 from the consent agenda to the regular agenda. The council agreed.

Citizen Comments on Items not on the Agenda

There were no citizen comments.

Consultant Reports

Consultant Attorney – present for agenda items

Consultant Planner – not present

Consultant Engineer – Town Engineer Jeff Simonson told the council that Dan Roussin of CDOT gave his informal approval to begin advertising for bids for the pedestrian bridge project. The bids will come to council for a decision on July 1, 2014. Work is expected to begin mid-July.

Items for Consideration

Recess council, convene as Local Liquor Authority

MOTION: Councilor Breslin made a motion to recess council and convene as the local liquor licensing authority. Councilor Riddile seconded the motion and it passed unanimously.

Consider Approving a Special Event Liquor License for the Garfield County Library Foundation - A Taste of New Castle Event

Town Clerk Melody Harrison introduced Amelia Shelley, Director of Garfield County Public Library District and President of the Garfield County Public Library Foundation, Inc. Clerk Harrison described the liquor license application, explaining that the premises would be in the community center as indicated on the map in the application. Beer and wine will be served from 5:00 p.m. to 8:30 p.m. in conjunction with the Taste of New Castle event on June 12, 2014.

MOTION: Councilor Riddile made a motion to approve the Special Event Liquor License application from the Library Foundation. Councilor Means seconded the motion.

Mayor Gordon asked for public comments. There were no public comments.

The motion passed unanimously.

Adjourn Local Liquor Authority, reconvene Council

MOTION: Councilor Leland made a motion to adjourn the local liquor authority and reconvene council. Councilor Stuckey seconded the motion and it passed unanimously.

Bill Barrett Corporation, Oil and Gas Drilling Update

Administrator Baker said that there had been a letter to the editor in the Post Independent regarding oil and gas drilling by Bill Barrett Corp. in the New Castle area. The letter created interest and concern, and Councilors Metzger and Riddile asked that the drilling activities be verified.

Administrator Baker introduced Doug Dennison, Government Affairs Liaison for the Bill Barrett Corporation.

Mr. Dennison confirmed said that the letter to the editor contained some misinformation. He felt that the way the Bureau of Land Management (BLM) released the project for public comment had been confusing as he had received many phone calls about it. He explained the application process for drilling on federal lands. The application in question was currently under an environmental assessment with the BLM, and if approved, they would then apply for the drilling permits. He said they had actually begun the application process with the BLM two years ago. Mr. Dennison said that his company had no plans to drill in Piceance Basin in 2014, but would begin development of plans for 2015. The project had no real nexus with New Castle as it was not near the town and none of the traffic associated with the project would use the New Castle exit. They will use the Mamm Creek Exit as designated by the official county haul route.

Consider Resolution TC-2014-18 - A Resolution of the Town of New Castle, Colorado, accepting conveyance of property to the town by Public Service Company of Colorado.

Administrator Baker told the council that the exhibit to the resolution had changed from a bargaining and sale deed to a special warranty deed. Attorney McConaughy said that the warranty deed was not yet signed, and that in approving the resolution, he asked that council allow staff to finalize the exhibit.

MOTION: Councilor Leland made a motion to approve Resolution TC-2014-18 - A Resolution of the Town of New Castle, Colorado, accepting conveyance of property to the town by Public Service Company of Colorado, and providing town staff the authority to finalize exhibits to the resolution. Councilor Stuckey seconded the motion and it passed unanimously.

Consider Carpenter Leasing (RAC Transport) CR 335 Trail Easement Agreement

Attorney McConaughy explained that the easement would initially be a temporary construction easement, followed up by a deed based on an as-built survey. The owner said he wished to have his lawyer review the documents, so Attorney McConaughy asked that council approve the easement agreement with authority to staff to make minor edits. As proposed, this would be a gift to the town from RAC Transport.

MOTION: Councilor Breslin made a motion to approve the Carpenter Leasing Easement Agreement, and providing staff authority to make minor edits as necessary. Councilor Riddile seconded the motion and it passed unanimously.

Consider Resolution TC-2014-15 - Approving the Roaring Fork Transit Authority Conditional Use Permit for a Park and Ride

Town Planner Tim Cain introduced the item. He told the council that the Park and Ride facility had been considered for a long time. He briefly described the application.

Mike Hermes Director of Facilities with Roaring Fork Transportation Authority, Angela Kincaid, Assistant Director and Nick Sen, Project Engineer, introduced themselves to the council. They discussed the project with the council at length, including pedestrian access, landscaping, irrigation, site maintenance, screening, security and lighting, site drainage signage and off-street parking.

Planner Cain said there were a list of seven conditions in the staff report, and that staff recommended approval of the conditional use permit.

Attorney McConaughy asked the council to look at Resolution TC-2014-15 that was included in the packet. He noted that in the recitals it said that RFTA owned the property without loans or liens, and a title report had been received verifying such, and the condition was eliminated. He reviewed the conditions list for the council. He also reviewed the proposed intergovernmental agreement that essentially provided approval for the CUP. He said that a motion to approve the resolution would include the IGA.

MOTION: Councilor Leland made a motion to approve Resolution TC-2014-15 - A Resolution of the New Castle Town Council Approving a Special Use Permit for a Park and Ride Bus Facility. Councilor Breslin seconded the motion.

Discussion: The council discussed when construction would begin. The project would go out to bid in July, and construction could begin in August. Landscaping would be done in the fall.

Attorney McConaughy pointed out a typo in the resolution title, and clarified that the council was approving the resolution, not recommending approval.

The council discussed the hydrology of the site, and RFTA confirmed to the council that the dry wells would work quite sufficiently

The motion passed unanimously.

Colorado River Basin Water Plan

Louis Meyer, Professional Engineer with SGM, introduced himself to the council. He gave a detailed power point presentation regarding the Colorado Water Plan. Mr. Meyer asked the council to please provide any feedback they had regarding the water plan.

High Trail Funding - Donation to Roaring Fork Outdoor Volunteers

Administrator Baker told the council that the idea for the trail had come to council previously. Several councilors and members of Roaring Fork Outdoor Volunteers (RFOV) had walked the proposed site and felt it would be ideal for a high trail. RFOV had time in late September, 2014 or spring of 2015 to do the project, provided the town wished to work with them. The trail could also be completed by just town staff, or not at all. Administrator Baker's recommendation was to go with ROFV for the September date, because the public works department was spread thin with regular work and projects for this year. He felt the staff could find the requested funding.

The council discussed the benefits of the trail.

MOTION: Councilor Leland made a motion to approve reservation of the September date with ROFV and to work with Finance Director Lyle Layton to allocate \$3,000.00 for the project. Councilor Means seconded the motion and it passed with Councilor Metzger voting no.

Consent Agenda

Minutes of the April 15, 2014 council meeting

Minutes of the May 6, 2014 council meeting

Resolution TC2014-16 Approving a Grant Agreement with FMLD for Alleyways and Asphalt

Resolution TC2014-17 - Approving a Grant Agreement with FMLD for Sidewalk Repair Tap Fee Agreement - Sam Garcia - Hacienda El Patron

MOTION: Councilor Leland made a motion to approve the consent agenda. Councilor Riddile seconded the motion and it passed unanimously.

Staff Reports

Town Administrator - Administrator Baker said the council was invited to attend a workshop with the school board on June 10, 2014 at 6:00 p.m. Councilor Leland suggested the council spend a few minutes at the next council meeting deciding what topics they wished to discuss with the school board so they were properly prepared. Administrator Baker gave council members a small gift from the Roaring Fork Business Resource Center as a thank you for their support. He said that the town had won the grant from LiveWell for the community garden.

Town Clerk - Clerk Harrison told the council that Mindy Andis, her deputy, would be attending clerk's school in Boulder in July. She said her office was following up on several legislative items that were passed in 2014 that will affect how the clerk's office does business, specifically regarding elections and open records requests. Clerk Harrison said that Leah Feeley had taken over full responsibility for utility billing at the beginning of April, and that Debbie Nichols had received her notary public certification. Public Works Director - not present

Commission Reports

Planning & Zoning Commission – nothing to report
 Historic Preservation Commission - nothing to report
 Economic Advisory Committee - nothing to report
 Senior Programs - nothing to report
 RFTA - nothing to report

Council Comments

Councilor Leland said that he and Administrator Baker had met with a developer interested in building a sixty-room motel on the property West of River Park, towards the bridge. Because the condition of the economy did not currently support a new motel, the proposal was to build a high-end campground as a temporary use until the economy improved, perhaps as long as ten years. He said the developer would like to make a presentation to the council at the next meeting.

Councilor Leland said he had trouble with the conditional use item in the council packet, and that his tablet struggled opening it. He asked if there was another way to get the information. Administrator Baker said he should have monitored what Planner Cain was placing in the packet. Clerk Harrison said she could have put the packet in the DropBox differently, in individual documents, so that it was more user-friendly for tablet use. Councilor Breslin said that he and Mayor Gordon attended the Oil and Gas Symposium and that it was very good. He thought they could compile their notes bring some of the information back to the council.

Councilor Metzger said she knew there was a meeting in Glenwood, but she had not written it down. Clerk Harrison said it was the CML meeting, Thursday 22nd

Councilor Metzger asked about the new website. Councilor Leland said that the website was going well, and that Ann had scheduled training for staff, which made him think it was getting close to finished. He said one of the final steps would be to proof-read all the pages. Administrator Baker said that the site was set for a beta test in June.

Councilor Metzger asked if there would be a prescription drug collection day like had been done before. Clerk Harrison said that she thought one of the hospitals had sponsored the collection day, and that she heard City Market was a collection point for unused prescription drugs. She said she would look into it and let council know what she found out.

Councilor Metzger recalled Chris Sadler saying he was working on a plan to reroute traffic at Walters Lane, across from the City Market center, because the intersection was so dangerous. She felt it should be considered, particularly since there was a trail and pedestrian bridge and eventually the roundabout. Administrator Baker agreed and said he would look into the issue.

MOTION: Councilor Means made a motion to extend the meeting past 10:00 p.m. Councilor Metzger seconded the motion and it passed unanimously.

Councilor Metzger asked if the town was working on the roundabout, and Administrator Baker said yes.

Councilor Riddle said that UPRR had removed the fencing along I-70, and it would be replaced with the new deer fencing.

Mayor Gordon complimented Councilor Breslin on his knowledge. He also said that the councilors were bringing some great ideas to council and that he liked it.

MOTION: Mayor Gordon made a motion to adjourn. Councilor Metzger seconded the motion and it passed unanimously.

The meeting adjourned at 10:04 p.m.

Respectfully Submitted,



Mayor Bob Gordon



Town Clerk Melody Harrison

