

**New Castle Town Council Meeting
Tuesday, February 3, 2015, 7:00 p.m.
423 W. Main Street
New Castle Community Center**

Call to Order

Mayor Gordon called the meeting to order at 7:18 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, Town Planner Tim Cain, Police Chief Tony Pagni and Town Engineer Jeff Simonson.

Meeting Notice

Town Clerk Melody Harrison verified that her office gave notice of the meeting in accordance with Resolution TC-2015-1.

Conflicts of Interest

There were no conflicts of interest.

Agenda Changes

Clerk Harrison told the council that staff wanted to remove item C, regarding the road/bridge maintenance at Elk Creek Campground, because Mr. Briston Peterson was ill and could not make it to the meeting. She also said staff wanted to remove item E regarding a Discussion with the Historic Preservation Committee because it had been placed on the agenda prematurely. Last, Clerk Harrison said that because the council meeting began early, the proclamation be postponed until Ms. Kathy Kopf arrived. The council agreed.

Items for Consideration

Town Hall Meeting – Garfield County Board of County Commissioners and New Castle Town Council

This agenda items was completed during the work session with the BOCC.

~~Discussion Regarding Road/Bridge Maintenance – Briston Peterson – Elk Creek Campground~~

Item was removed from the agenda.

Bridge Lighting Proposal – SGM

Town Engineer Jeff Simonson told the council that Alpine Bank Manager Angela had approached the town about providing safety lighting for the pedestrian bridge. He gave the council a memo from SGM's Energy Engineer, Jeff Grebe, which outlined three lighting alternatives for the three bridges. Engineer Simonson described each of them.

1. Self-contained solar path lights. Cost: Approximately \$10,600.00
2. Self-Contained solar street lights. Cost: Approximately \$60,000.00
3. Conventional LED path lights with pole-mounted solar array. Cost: Approximately \$40,000.00 to \$50,000.00

The council and Engineer Simonson discussed each alternative in detail. Engineer Simonson also suggested several combinations of the alternatives that may provide more reliable lighting on the river bridge.

Administrator Baker asked the council to allow staff to meet with Angela Meraz of Alpine Bank to better understand the bank's partnership capacity on the project. Based on that information, there may be additional options for lighting the bridge. Administrator Baker said the updated project would come back to the council for their approval to proceed.

Clerk Harrison introduced Kate Gazunis, from Garfield County Housing Authority who had some comments for the council regarding senior housing.

Ms. Gazunis introduced herself to the council and apologized for missing the 6:00 work session with the county commissioners. She said her office was working with the developer of the proposed senior housing complex in New Castle in regard to rental assistance. She said she had extensive experience with the tax credit program, and would act as the town's resource for information about it. Ms. Gazunis said that the application for the tax credit program was due in May, 2015. She said it was very unusual for an agency to get funding on the first submittal, and she wanted the town to understand that it was likely they would not get funding in 2015. She explained some of the application processes and said she would be meeting with staff to make some corrections to the documents before they are sent to the state.

Ms. Joann Clemens, New Castle resident. Ms. Clemons told the council that the senior housing complex in the Town of Silt was conscious of storage need in the units, and asked that the new senior housing development consider storage as well. Mayor Gordon said staff had noted that storage was important. Councilor Means said that the management of the existing New Castle senior housing had listed storage space as a key element in the proposed senior complex.

~~Historic Preservation Committee Discussion~~

Item was removed from the agenda.

Kathy Kopf Proclamation

Mayor Gordon read the proclamation honoring Kathy Kopf into the record. Ms. Kopf thanked the council and said that the credit should really go to the talented and fun group of people that volunteered on the Downtown Group. She also said she and her husband were not moving away from New Castle, but were moving to California and to kids and grandbabies. The council and staff wished her good luck.

Visitor's Center: Discussion on Location

Administrator Baker said that originally, the discussion was to be about securing some space planning services, but had changed to a consideration of the location because it was probably not the best location. He suggested that the staff and council walk to the other part of the community center building to consider it.

Staff and council walked to the northern portion of the building. Councilor Metzger gave each council member some drawings, and explained the various options as she saw them. The council discussed it at length and determined that a kiosk should be placed in the community center foyer, with maps and brochures of local attractions. Signs would direct people to "Visitor Information". Administrator Baker offered that the council could reconsider it at the fall retreat to decide if expanding the visitor information area were necessary. The council thanked Councilor Metzger for her efforts.

Consent Agenda

Minutes of the January 20, 2015 meeting

January Bills of \$745,521.35

Lakota Food and Beverage Golf Course Liquor License Renewal

Lakota Food and Beverage Recreation Center Liquor License Renewal

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

Staff Reports

Police Chief – Police Chief Tony Pagni updated the council on the progress of the police department remodel of the lower level of the public works building.

Town Administrator – Administrator Baker asked the council for permission to authorize Town Attorney David McConaughy to engage B&B Appraisal to appraise the town-owned property that the senior housing project would be built on. The council agreed. He said some research had been done on an employee assistance program, and he had a proposal for the 2016 budget. Last, he said he and several staff had gone to Grand Junction and met with CDOT regarding angled parking on Main Street, pedestrian crosswalks on Main Street and a stop sign and crosswalk at the T intersection of Castle Valley Boulevard and county road 335. The council reviewed the information he provided them. Administrator Baker explained the idea of devolution and the two alternatives he and Engineer Simonson had developed, and said that CDOT had agreed to evaluate the alternatives. Mayor Gordon said that the meeting with had gone very well and he felt like they CDOT was willing to partner with the town. Administrator Baker agreed and said he would like to bring devolution back to the council at the next meeting for them to consider. Engineer Simonson said that the process might take a year, but that the town could have angled parking in 2016. Administrator Baker said that CDOT asked for drawings on the proposed pedestrian crossings at Highway 6 and Castle Valley Boulevard so they had something to look at. CDOT also wanted to see

traffic counts and drawings for the proposed stop sign at CR 335. Administrator Baker asked the council if they would allow him to send the letter. Council agreed.

Town Clerk – Nothing to report

Town Planner – not present

Public Works Director – not present

Committee Reports

Planning & Zoning Commission – nothing to report

Historic Preservation Commission – nothing to report

Economic Advisory Committee – nothing to report

Senior Programs – Councilor Metzger said that New Castle would be serving breakfast at the next Senior Advisory Committee meeting.

RFTA – Mayor Gordon said the next RFTA meeting would be on February 12 and asked if Councilor Stuckey could attend because he could not.

AGNC – Councilor Breslin asked if everyone received the AGNC newsletter. He said they were the western slope's advocate at the legislature.

Council Comments

Councilor Means asked if he could be allowed to leave because he was not feeling well. The council dismissed him and he left at 8:50 p.m.

Councilor Riddile said he had heard there was a new general manager at Lakota Canyon Ranch and he felt that the council should invite that person to council to update them.

Clerk Harrison said that Brain Pemberton was the new operating manager. Mayor Gordon asked Clerk Harrison to find out who the person was and invite them.

Councilor Metzger asked what happened with the Cultural Heritage Tourism sign.

Councilor Leland said that the woman who runs the organization hired a designer from Denver who is pressed for time and there have been significant delays getting the signs. He said he had no idea when the New Castle sign would be installed, and that the town had not paid for it yet.

Councilor Metzger felt that the council should recognize Mike Miller by officially designating the trail suggested last meeting. Administrator Baker said that the trail existed mostly on private land, and that the town did not have easements on all those properties. As the land developed, he felt it would be easy to get the easements.

Councilor Breslin recalled that Lakota had stated in the past that that they preferred there be a buffer between Castle Valley Ranch and Lakota Canyon Ranch, and that the cemetery road would be completed as a trail. Councilor Leland recalled that Castle Valley Ranch asked the town to give up the cemetery road ROW, and the town did with a written promise from them that there would be a pedestrian trail across that property, but that the trail would not be laid out until the property was platted.

Councilor Leland was certain there was a written agreement somewhere.

Councilor Metzger said that every time the council used the power point projector it did not seem to work. Clerk Harrison said it had been working earlier, and something in the power point software program caused a fatal error in the laptop and the laptop crashed.

Administrator Baker said that the problem was that the town did not have a working laptop, and that staff was using either his or Clerk Harrison's personal computers, and both had crashed. He said staff would look into purchasing a good laptop for the town.

Councilor Metzger said that she was not comfortable with the presentation given to the council at the last meeting by Terri Knobb. She felt that some things Ms. Knobb said were not true, and wondered if the town had any control over what she did because she

seemed to be representing the town. Councilor Breslin said Ms. Knobb was working with Debbie Nichols, and he felt that any outside person who has access to staff sometimes felt they could direct staff, and he did not feel that was appropriate, and that staff should be protected from that. Councilor Leland said he thought the town had gotten too enmeshed with the old chamber and referring to them as an outside agency clarified their position. He thought the town could back away and let them get started and function, but it was not the town's responsibility.

Councilor Metzger was concerned about some of the information on the Chamber website as well. Councilor Leland said the members listed on the chamber website did not look the membership of a chamber of commerce that would be helpful to businesses. He felt the town did not need to concern themselves with it, and thought the town should keep their involvement at arms-length.

Councilor Stuckey asked if the chamber had been officially turned over to Ms. Knobb, and Administrator Baker said it had. Councilor Riddile said the council did not have control over the chamber except for funding. Councilor Breslin said their job was to advocate for businesses. Councilor Metzger felt the advocating for businesses piece was missing, but hoped that they succeeded.

Councilor Breslin said he was proud of the town staff for implementing strategy to manage events, and he hoped the chamber would succeed in their efforts.

Councilor Breslin asked the council for permission to speak with Lee Price about his volunteer database, and to see if the town could implement a plan to categorize the database to list hard and soft assets. The council discussed the incident command system briefly.

Councilor Breslin said that he felt a state grant would be a good idea to assist the museum to improve and secure the museum.

Councilor Breslin said there were several New Castle citizens who died while serving their country in air wing units, and he saw some aviation equipment possibly coming available from the livery stable, and he asked the council to think about dedicating a place in town to aviation history.

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

The meeting adjourned at 9:25 p.m.

Respectfully Submitted,

Mayor Bob Gordon

Town Clerk Melody Harrison, CMC

