TOWN OF

TOWN OF

LOCHBUIE

703 Weld County Road 37
BOARD OF TRUSTEES
REGULAR MEETING
February 21, 2023
6:30 p.m.

This meeting will be held in the Town Hall Board Room, 703 WCR 37 and via Zoom. Residents are welcome to join us in the Board Room to view or participate in the meeting, during Public Comment or Public Hearings. Public access to this meeting can be found on the website no later than 24 hours prior to the meeting.

MINUTES

CALL TO ORDER

Mayor Mahoney called the meeting to order at 6:30 PM.

PLEDGE OF ALLEGIANCE

ROLL CALL

Present: Mayor Mahoney
Mayor Pro Tem Jeffery
Trustee Wescott
Trustee Coen
Trustee White
Trustee Tapey
Trustee Bristow

APPROVAL OF AGENDA

Motion made by Trustee White seconded by Trustee Coen to approve the agenda. Motion carried 7-0.

PUBLIC COMMENT

Larry Strock, 840 Lonewolf Circle, shared that a few of the past events he enjoyed were dunking the mayor, the railroad cars for children, and the beer sales. He inquired why the Town could not have a nonprofit group volunteer to run the alcohol sales tent, and then the revenue from the sales could stay within the Town. He also would like to see a dog park.

Chief McCoy recognized Officer Jack Rahtanakon for his selflessness and willingness to work any shift, even on his days off, while the police department has been understaffed.

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CONSENT AGENDA

Any item listed on the Consent Agenda can be removed upon request from any member of the Town Board. For the benefit of our audience, the mayor will read the items remaining on the Consent Agenda prior to the Board’s vote.

a. Payment Approval Report ($318,110.95)
b. February 7, 2023 Minutes

Motion made by Trustee Coen seconded by Trustee White to approve the consent agenda. Motion carried 7-0.

ACTION ITEMS

a. Resolution 2023-08 Approving an Account with JP Morgan Securities LLC and the Execution and Delivery of Documents Associated Therewith

Denise Rademacher, Finance Director, stated this is an agreement to contract with JP Morgan Securities to assist us with investments. In 2020, the Town passed an investment policy to allow fund to be more diversified to gain interest. Interest rates have been rising in the past few months and more funds have been transferred into investment pools to take advantage of the interest. We need to diversify further, which is the reason for this agreement.

Motion made by Mayor Pro Tem Jeffery seconded by Trustee Coen to approve Resolution 2023-08 Approving an Account with JP Morgan Securities LLC and the Execution and Delivery of Documents Associated Therewith. Motion carried 7-0.

b. Resolution 2023-09 Approving the Form of the Lease/Purchase Agreement with Clayton Holdings, LLC, St. Louis, Missouri and the Escrow Agreement With UMB Bank, N.A. and Clayton Holdings, LLC, and Authorizing the Execution and Delivery Thereof

Chris Larmon, Public Works Director, stated that the Town currently has a 2004 International dump truck as their main unit for clearing snow. The truck has a plethora of mechanical and electrical issues. With as much as it is costing in repairs to keep this truck on the road, it is time to replace it. If this lease purchase is approved, we would not have the new truck for at least a year.

Motion made by Trustee Coen seconded by Trustee White to approve Resolution 2023-09 Approving the Form of the Lease/Purchase Agreement with Clayton Holdings, LLC, St. Louis, Missouri and the Escrow Agreement With UMB Bank, N.A. and Clayton Holdings, LLC, and Authorizing the Execution and Delivery Thereof. Motion carried 7-0.

c. Public Hearing for Resolution 2023-10 Approving the Highplains Filing No. 1, Amendment No. 1 Preliminary Plat

Mayor Mahoney opened the public hearing at 6:44 PM.

Christopher Kennedy, Community Development Director, stated that this preliminary subdivision plat is for the northeast corner of Bonanza Blvd and County Road 2. It is about 22 acres and contains 8 commercial parcels. If approved, staff will work with the applicant to process the final plat.

Sonya Thornton, Planner I, provided an overview of the how the preliminary plat process works. She reviewed the layout of the lot and how it will be divided into the commercial lots, as well as how the infrastructure, traffic, drainage, and landscaping will all be laid out.

Mike Talcott, Real Estate Project Manager for QuikTrip, provided maps showing how the entire property will be divided once it is all built out. He shared plans for each phase of the build out process.

Larry Strock, 840 LoneWolf Circle, inquired what the distance is from the tank fence to the residents. The property naturally drains to the northeast corner. Will there be improvements made in the canal that runs into Lochbuie Park, where this water will end up?

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Christopher Kennedy stated that the distance from the tank will be addressed at the time of site plan approval. No drainage improvements are necessary, according to the drainage reports.

Mayor Mahoney closed the public hearing at 7:03 PM.

*Motion made by Trustee White seconded by Trustee Coen to approve Resolution 2023-09 Approving the High Plains Filing No. 1, Amendment No. 1 Preliminary Plat. Motion carried 7-0.*

**DISCUSSION**

a. **2023 Town Events Update**

Brian McBroom, Town Administrator, stated that the Communications Strategic Plan included plans to gradually add more events to the Town’s calendar. We do not have the budget to add much to the calendar in 2023, but we can add a few smaller events. From May to the end of the year, we have about one event scheduled each month.

Mayor Pro Tem Jeffery stated that she would like to remove the cap of 100 people for Brighton Oasis Night and offer it as a free event for all residents.

Trustee Wescott agreed that the event should not be limited to 100 people.

**STAFF REPORTS**

A. **Finance/Treasurer**

Denise Rademacher, Finance Director, reported that she should have all of the financial information for 2022 soon, she is just waiting on a few invoices and checks. Work for the 2022 audit is underway, and she has provided the December 2022 and January 2023 financials as well.

B. **Police**

Chief McCoy stated that there is one officer in training and one that just completed training. They are hoping to hire two more officers, and the new Court/Records Clerk started last week.

C. **Water/Wastewater**

Wayne Ramey, Ramey Environmental, shared that the Brighton flow continues to increase exponentially. The water plant is still running well, and we are catching up on the dewatering. Water usage is up at the water treatment plant.

D. **Public Works**

Chris Larmon, Public Works Director, stated that the department is working on getting their full fleet up and running. They just diagnosed the problem for one of the trucks, and are looking for the parts to have it fixed. An RFP has been issued for crack sealing work. Fixing the cracks in the streets is a priority, and will be accomplished partially by the public works staff, and partially by contractors. The County Road 2 widening project is still in process, and could begin in April. Public works has been working closely with Brighton to plan for road closures once construction starts.

E. **Community Development**

Chris Kennedy, Community Development Director, shared that the Lochbuie Municipal Code does not contain any residential landscaping standards, but that staff is looking into options of what could be added. Take 5 Car Wash has turned in their formal application, and is looking at the lot adjacent to 7-Eleven.

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F. Town Clerk

Heather Meierkort, Town Clerk, shared statistics on monthly utility disconnects.

G. Human Resources

Jhazmin Thomas, Human Resources Manager, stated the website has been updated to make searching through the municipal code easier.

H. Town Administrator

Brian McBroom, Town Administrator, expressed that we have done a good job of hiring in a difficult hiring environment, and we will be excited when the police department positions are filled. He reminded the trustees that the Southeast Weld County Chamber event is this Saturday. He is proud of the Town’s leadership team for the work that they do.

MAYOR AND TRUSTEE COMMENTS

Trustee Bristow shared that DRCOG has a Civic Academy for residents to learn more about what is going on around the community. The DRCOG website also has a page called Transportation Improvement Program Services where residents can look through proposed projects and leave comments.

Trustee Wescott inquired if any board members would like to form a committee to help plan the 50th Anniversary celebration in 2024.

It was decided that Mayor Mahoney and Trustee Wescott would work with staff to plan the event. Trustee White offered to help if they are in need.

Trustee Coen shared that she attended the recent CML Policy meeting and CML has opened registration for the annual conference, held in Aurora, CO this year.

Mayor Pro Tem Jeffery reported that when she attends a Library Board meeting, if there is any discussion about the possible Lochbuie library branch, she does not participate in those discussions, as to not jeopardize the chance of there being a library built in Lochbuie. At the last Library meeting, she was elected Chair of the Hudson Library Board. She challenges everyone to have conversations with neighbors in hopes to increase the number of residents that recycle. She would like to see the plastic water bottles at town hall go away.

ADJOURN

Motion made by Mayor Pro Tem Jeffery to adjourn the meeting. Motion carried unanimously.

Mayor Mahoney adjourned the meeting at 7:43 PM.

*The Board may convene a lawfully called executive session at any time during a regular or special meeting of the Board.*

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