

**TOWN OF SILT
REGULAR BOARD OF TRUSTEES MEETING
JANUARY 14, 2019 – 7:00 P.M.**

The Silt Board of Trustees held their regularly scheduled meeting on Monday, January 14, 2019 in the municipal council chambers. Mayor Richel called the meeting to order at 7:00 p.m.

Roll call	Present	Mayor Keith Richel Trustee Kyle Knott Trustee Dina Prieto Trustee Jerry Seifert Trustee Sam Walls
	Absent	Mayor Pro-tem Samantha Alexander Vacancy

Also present were Town Administrator Jeff Layman, Town Clerk Sheila McIntyre, Community Development Director Janet Aluise, Public Works Director Trey Fonner, Utilities Director Jack Castle, Chief of Police Mike Kite, Town Attorney Mike Sawyer and members of the public.

Pledge of Allegiance and Moment of Silence

Consent Agenda

- 1) Minutes of the December 10, 2018 Board of Trustees meeting
- 2) **Resolution No. 1, Series 2019**, A RESOLUTION DESIGNATING THE PUBLIC PLACE FOR POSTING NOTICES PER C.R.S. SECTION 24-6-402(2)(C)
- 3) **Resolution No. 2, Series 2019**, A RESOLUTION APPOINTING BLAIR AND ASSOCIATES AS THE TOWN AUDITOR, RESOURCE ENGINEERING AS THE TOWN WATER ENGINEER AND MICHAEL SAWYER AS THE TOWN WATER ATTORNEY
- 4) **Resolution No. 3, Series 2019**, A RESOLUTION EXPRESSING THE APPRECIATION OF THE BOARD OF TRUSTEES FOR THE SERVICES OF T.J. TUCKER AS TRUSTEE OF THE TOWN OF SILT

Trustee Knott made a motion to approve the consent agenda as presented. Trustee Prieto seconded the motion, and the motion carried unanimously.

Conflicts of Interest – There were no conflicts of interest.

Public Comments – There were no public comments.

Agenda Changes – There were no agenda changes.

West Elk Trails – Request for donation presentation by Tod Tibbetts

Administrator Layman stated that due to a last minute event, Tod Tibbetts was unable to attend the meeting tonight. He proceeded to inform the Board that the Town has donated to this group in the past and that they are once again requesting a \$200 donation.

Trustee Seifert made a motion to approve a donation of \$200 to West Elk Trails. Trustee Walls seconded the motion, and the motion carried unanimously.

Board of Trustee interviews – Tod Tibbetts and Justin Brintnall

The Board discussed how they wanted to handle the interview process tonight since Mr. Tibbetts was unable to attend. There was a consensus to delay the interview process until the January 28, 2019 meeting as they would still be within the window necessary to fill the position as laid out in the Home Rule Charter.

Trustee Knott made a motion to continue the Board of Trustee interviews until the January 28, 2019 meeting. Trustee Seifert seconded the motion, and the motion carried unanimously.

Planning & Zoning Commissioner interview – Lindsey Sidener

The Trustees interviewed Lindsey Sidener who had submitted her application to sit on the Planning & Zoning Commission.

Trustee Knott made a motion to appoint Lindsey Sidener to the Planning & Zoning Commission. Trustee Walls seconded the motion, and the motion carried unanimously.

Resolution No. 40, Series 2018, A RESOLUTION OF THE TOWN OF SILT APPROVING THE CLAYTON HOMES SPECIAL USE PERMIT FOR A 2015 INTERNATIONAL RESIDENTIAL CODE MODULAR TO BE PLACED ON LOTS 9 & 10, BLOCK 6, ORIGINAL TOWNSITE, TOWN OF SILT, GARFIELD COUNTY, STATE OF COLORADO

Director Aluisse went over her staff report for the requested modular unit and recommended approval.

The public hearing was opened at 7:23 p.m. There were no public comments and the hearing closed at 7:23 p.m.

Trustee Seifert made a motion to approve Resolution No. 40, Series 2018, A RESOLUTION OF THE TOWN OF SILT APPROVING THE CLAYTON HOMES SPECIAL USE PERMIT FOR A 2015 INTERNATIONAL RESIDENTIAL CODE MODULAR TO BE PLACED ON LOTS 9 & 10, BLOCK 6, ORIGINAL TOWNSITE, TOWN OF SILT, GARFIELD COUNTY, STATE OF COLORADO. Trustee Knott seconded the motion, and the motion carried unanimously.

Second reading of **Ordinance No. 5, Series 2018, AN ORDINANCE OF THE TOWN OF SILT, COLORADO AMENDING PLANNED UNIT DEVELOPMENT GUIDELINES (REZONE) FOR THAT PROPERTY KNOWN AS FERGUSON CROSSING PLANNED UNIT DEVELOPMENT, PARCEL B. AMENDED KEITHLEY EXEMPTION, WITHIN THE TOWN OF SILT, GARFIELD COUNTY, STATE OF COLORADO**

Director Aluise went over her staff report regarding this rezone application to allow for a tiny home community adding that staff recommends approval. It was asked who would be responsible for snow removal within the tiny home development and Director Aluise stated that the town would not be responsible since they would be considered private roads. There was also discussion about the cost of the homes.

The public hearing opened at 7:37 p.m. There were no public comments and the hearing closed at 7:37 p.m.

Trustee Knott made a motion to approve second reading of Ordinance No. 5, Series 2018, AN ORDINANCE OF THE TOWN OF SILT, COLORADO AMENDING PLANNED UNIT DEVELOPMENT GUIDELINES (REZONE) FOR THAT PROPERTY KNOWN AS FERGUSON CROSSING PLANNED UNIT DEVELOPMENT, PARCEL B. AMENDED KEITHLEY EXEMPTION, WITHIN THE TOWN OF SILT, GARFIELD COUNTY, STATE OF COLORADO. Trustee Prieto seconded the motion, and the motion carried unanimously.

2019 Staff Work Plan Priorities

Administrator Layman went over the list of priorities that staff had originally presented to the Board during budget discussions. He stated that while some of the items have already been started, the remaining items have been given a priority designation for completion. Administrator Layman asked that the Board provide feedback on this list and if they feel any of the items need to be designated differently as to the level of importance or if they are still supportive of the direction that staff is going. There was a consensus that the Board was in agreeance with the current work plan.

November 2018 financials and balance sheets

Administrator Layman went over the November 2018 financials and balance sheets.

Administrator and Staff reports

Administrator Layman went over his report adding that the Town has a table at the Chamber luncheon on February 12 and invited the Board members to attend. Director Fonner reminded the Board that the IMTPR meeting would be taking place on January 19 in Eagle for those interested in attending.

Updates from Board / Board comments

Trustee Walls thanked staff for plowing snow even on the holidays and weekends. He added how difficult it is to keep the streets plowed with the number of vehicles that they have to plow around. Trustee Knott stated that he went on a tour of the water and wastewater plants and that it was awesome and encouraged others to do the same. He thanked Director Castle for the great job that his crew does.

Trustee Prieto thanked the staff for all of their hard work adding that it was nice to hear Sam Mamet talk about the good job staff did on the Silt Opportunity Zone prospectus. Trustee Seifert commented about how nice the improvements inside town hall look with the new carpet in Chambers and the new flooring in the Planning department adding that it has been long overdue. Mayor Richel also thanked staff for their work on the Opportunity Zone presentation.

Trustee Knott made a motion to convene as the Silt Housing Authority Board. Trustee Seifert seconded the motion, and the motion carried unanimously.

Consent Agenda

- 1) Minutes of the December 10, 2018 Housing Authority meeting

Commissioner Seifert made a motion to approve the consent agenda. Commissioner Knott seconded the motion, and the motion carried unanimously.

Revised Bylaws of the Silt Housing Authority

Attorney Sawyer went over the revised bylaws adding that they have not been changed since the 1980's and that it was time to update them.

Commissioner Richel made a motion to approve the 2019 Bylaws of the Silt Housing Authority. Commissioner Knott seconded the motion, and the motion carried unanimously.

Updates by Staff

Director Fonner gave an update on the need to replace the soffit at Senior Housing. He stated that it would cost approximately \$11,000 to replace all of the current soffit. He added that vents into the attic need to be installed and that he will be getting bids on that project. Administrator Layman gave an update on the issues with the hot water recently and that the installer is currently working on this problem so that it works properly.

Commissioner Richel made a motion to adjourn. Commissioner Prieto seconded the motion, and the motion carried unanimously. Chairman Walls adjourned the meeting at 8:23 p.m.

Trustee Knott made a motion to convene as the Silt Urban Renewal Authority. Trustee Prieto seconded the motion, and the motion carried unanimously.

Consent Agenda

- 1) Minutes of the December 10, 2018 Silt Urban Renewal Authority.

Commissioner Knott made a motion to approve the consent agenda. Commissioner Prieto seconded the motion, and the motion carried unanimously.

Attorney Sawyer stated that the URA Bylaws were last updated in 2012 prior to when he was the town's attorney and that he would like to evaluate them with the commission's permission to see if they also need to be revised. **There was a consensus from the Commission to have Attorney Sawyer review the Bylaws.**

Commissioner Comments

Commissioner Richel commented that John Martin with the BOCC was appointed as a member of the Glenwood Springs URA and wondered if Silt should do the same. Attorney Sawyer stated that he would check into this to see if the Town should consider doing the same.

Commissioner Knott made a motion to adjourn. Commissioner Prieto seconded the motion, and the motion carried unanimously. Chairman Walls adjourned the meeting at 8:30 p.m.

Mayor Richel clarified that they were now reconvened as the Board of Trustees.

Mayor Richel adjourned for a break at 8:32 p.m. and reconvened at 8:40 p.m.

Executive Session

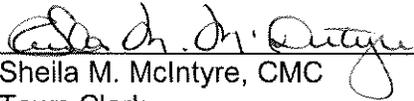
Trustee Walls made a motion to go into executive session for a conference with the Town Attorney for the purpose of receiving legal advice on a specific legal question under C.R.S. Section 24-6-402(4)(b). Trustee Seifert seconded the motion, and the motion carried unanimously. The board adjourned to executive session at 8:40 p.m.

At the end of executive session, Mayor Richel made the following statement: "The time is now 9:27 p.m., and the executive session has concluded. No formal action was taken in executive session. The participants in the executive session were: Keith Richel, Kyle Knott, Dina Prieto, Sam Walls, Jerry Seifert, Jeff Layman, Janet Aluise, Sheila McIntyre, Trey Fonner, Mike Kite and Mike Sawyer. For the record, if any person who participated in the executive session believes that any substantial discussion of any matters not included in the motion to go into the executive session occurred during the executive session, or that any improper action occurred during the executive session in violation of the Open Meetings Law, I would ask that you state your concerns for the record". No objections were stated.

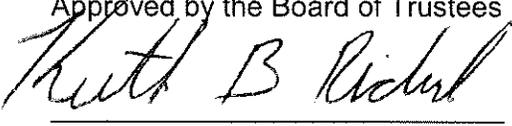
Adjournment

Trustee Knott made a motion to adjourn. Trustee Walls seconded the motion, and the motion carried unanimously. Mayor Richel adjourned the meeting at 9:28 p.m.

Respectfully submitted,



Sheila M. McIntyre, CMC
Town Clerk

Approved by the Board of Trustees


Keith B. Richel
Mayor

