

**TOWN OF SILT
REGULAR BOARD OF TRUSTEES MEETING
DECEMBER 11, 2023 – 7:00 P.M.**

The Silt Board of Trustees held their regular meeting on Monday, December 11, 2023. Mayor Richel called the meeting to order at 7:05 p.m.

Roll call

Present

Mayor Keith Richel
Mayor Pro-tem Derek Hanrahan
Trustee Justin Brintnall
Trustee Chris Classen
Trustee Samuel Flores
Trustee Andreia Poston
Trustee Jerry Seifert

Also present were Town Administrator Jeff Layman, Town Clerk Sheila McIntyre, Town Treasurer Amie Tucker, Community Development Manager Nicole Centeno, Chief of Police Mike Kite, Lieutenant Matt Gronbeck, Attorney Michael Sawyer and members of the public.

Pledge of Allegiance and Moment of Silence

Public Comments – There were no public comments.

Introduction of New Personnel

Lieutenant Gronbeck introduced Calvin Portwood who has recently been hired stating that he would be entering the police academy in January. He also introduced Jerry Alcorta who has been brought on as a Reserve officer. The Board welcomed Mr. Portwood and Mr. Alcorta.

Consent Agenda –

1. Minutes of the November 27, 2023 Board of Trustees meeting
2. **Resolution No. 37, Series 2023**, A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF SILT TO SET VARIOUS TOWN FEES AND DEPOSITS FOR JANUARY 1, 2024 TO DECEMBER 31, 2024
3. **Resolution No. 38, Series 2023**, A RESOLUTION ADOPTING A PENALTY ASSESSMENT SCHEDULE AND SCHEDULE OF ADMINISTRATIVE FEES FOR THE TOWN OF SILT, COLORADO MUNICIPAL COURT
4. Renewal of Fermented Malt Beverage & Wine Liquor License – Golden Gate Petroleum

Mayor Pro-tem Hanrahan asked to have a brief discussion on the recommended increase on speeding charges and suggested that the fees be determined by a sliding scale based on the severity. There was a consensus to approve the resolution as is but to bring this back at a future meeting to discuss in more depth during a traffic calming discussion.

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

Conflicts of Interest – There were no conflicts of interest.

Agenda Changes – There were no agenda changes.

Silt Affordable Housing Presentation – Greg Friedman

Administrator Layman stated that Greg Friedman and his team are present to provide a brief introduction to their proposed concept of an affordable housing plan that they would like to construct on the 15-acre parcel west of the Holiday Inn. There was discussion regarding the 192-unit plan that would consist of a master leasing program whereas the employer would then lease the units back to their employees. There was also discussion on whether this plan would offer any benefits to the Silt community or if it's just assisting the housing problem up valley.

Attorney Sawyer stated that should this project move forward it would require them going before the Planning Commission and a comprehensive plan amendment. Mr. Friedman did state that he would possibly consider cutting a deal for Town of Silt employees.

There was a consensus to continue this discussion to another date in an effort to research this concept and get more information.

Drinking Water Revolving Fund Loan Bond Sales / Water Rate Update

Financial specialist Jim Mann was present to go over what has transpired over the last couple of weeks now that the bonds have sold. He proceeded to go over his presentation that provided the firm project costs, the borrowing package along with the final bond sale results adding that the final bond interest rate was 3.05%, down from the anticipated 3.88%. He added that the timing was great and that there would now be less principal and interest that would need to be paid back which in turn has reduced the projected increase of what each citizen would have to pay each month to \$28.85 on average. Mr. Mann credited the many who worked on this project to get the costs down as much as possible.

The mayor thanked staff and the Board for all of their hard work on this project.

Resolution No. 39, Series 2023, A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF SILT, COLORADO, ACTING BY AND THROUGH ITS WATER AND WASTEWATER ACTIVITY ENTERPRISE, AUTHORIZING THE TOWN TO EXECUTE CONTRACT AMENDMENT NO. 2 FOR PHASE II CONSTRUCTION SERVICES OF THE WATER TREATMENT PLANT

Attorney Sawyer went through his report and provided the Board with a brief history of the agreement the town has with Garney Construction. Tonight's resolution approves the 2nd amendment that says that Garney has been hired to construct the water plant at a guaranteed max price of \$24,556,053.00 which includes a 10% contingency. Any contingency money not spent would go back to the town.

Trustee Seifert made a motion to approve Resolution No. 39, Series 2023, A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF SILT, COLORADO, ACTING BY AND THROUGH ITS WATER AND WASTEWATER ACTIVITY ENTERPRISE, AUTHORIZING THE TOWN TO EXECUTE CONTRACT AMENDMENT NO. 2 FOR PHASE II CONSTRUCTION SERVICES OF THE

WATER TREATMENT. Mayor Pro-tem Hanrahan seconded the motion, and the motion carried unanimously.

Resolution No. 40, Series 2023, A RESOLUTION TO ADOPT THE TOWN OF SILT'S BUDGET FOR CALENDAR YEAR 2024, APPROPRIATE FUNDS AND LEVY PROPERTY TAX

Administrator Layman explained the three resolutions in the packet tonight for the budget, addressing that staff has presented the Board with three different scenarios based on the property tax discussion that was held during the work session. He added that there was a consensus of the Board to select the first resolution that goes with the status quo mill levy rate of 8.973 mills. Administrator Layman then went through his budget presentation highlighting items from 2023 and 2024.

There was brief discussion to adjust the general fund to add an additional two police officers (up to 10) as well as keeping the mill levy the same.

The public hearing was opened at 8:36 p.m. There were no public comments and the hearing was closed at 8:37 p.m.

Trustee Seifert made a motion to approve Resolution No. 40, Series 2023, A RESOLUTION TO ADOPT THE TOWN OF SILT'S BUDGET FOR CALENDAR YEAR 2024, APPROPRIATE FUNDS AND LEVY PROPERTY TAX using the resolution that addresses the mill levy at the current rate of 8.973 mills and budgeting for up to ten officers in the general fund. Mayor Pro-tem Hanrahan seconded the motion, and the motion carried unanimously.

Resolution No. 41, Series 2023, A RESOLUTION TO ADOPT THE SILT HOUSING AUTHORITY BUDGET FOR CALENDAR YEAR 2024 AND APPROPRIATE FUNDS

This resolution addresses senior housing and the town condo.

The public hearing was opened at 8:40 p.m. There were no public comments and the hearing was closed at 8:41 p.m.

Trustee Classen made a motion to approve Resolution No. 41, Series 2023, A RESOLUTION TO ADOPT THE SILT HOUSING AUTHORITY BUDGET FOR CALENDAR YEAR 2024 AND APPROPRIATE FUNDS. Mayor Pro-tem Hanrahan seconded the motion, and the motion carried unanimously.

Resolution No. 42, Series 2023, A RESOLUTION TO ADOPT THE SILT URBAN RENEWAL AUTHORITY BUDGET FOR CALENDAR YEAR 2024 AND APPROPRIATE FUNDS

The public hearing was opened at 8:41 p.m. There were no public comments and the hearing was closed at 8:42 p.m.

Trustee Classen made a motion to approve Resolution No. 42, Series 2023, A RESOLUTION TO ADOPT THE SILT URBAN RENEWAL AUTHORITY BUDGET FOR CALENDAR YEAR 2024 AND APPROPRIATE FUNDS. Trustee Poston seconded the motion, and the motion carried unanimously.

Award of Fuel Bid for the Town

Administrator Layman stated that the town’s fuel account went out to bid and that staff recommends awarding the bid to Golden Gate Petroleum who have offered .5 cents off of their cash pricing.

Trustee Flores made a motion to award the Town of Silt fuel bid to Golden Gate Petroleum. Trustee Poston seconded the motion, and the motion carried unanimously.

Administrator and Staff Reports

There were no administrator or staff reports.

Updates from Board / Board Comments

It was asked about the workforce housing report that was brought up by a planning commission member and to have future discussions about this topic. The Board thanked staff for their hard work on the budget and water treatment plant and for their work in general all year long. There were also comments about the mud being tracked onto the street from the 8th Street alley project, staying on task tonight with the times on the agenda, the appreciation of the board members for each other with the different points of view they have and the resulting discussions, thanks to the Chamber for coming in tonight and for the great employee appreciation party.

Merry Christmas to all!

Adjournment

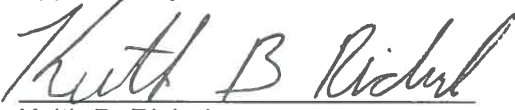
Trustee Brintnall made a motion to adjourn. Trustee Classen seconded the motion, and the motion carried unanimously. Mayor Richel adjourned the meeting at 8:55 p.m.

Respectfully submitted,



Sheila M. McIntyre
Town Clerk, CMC

Approved by the Board of Trustees



Keith B. Richel
Mayor

