

**TOWN OF SILT
REGULAR BOARD OF TRUSTEES MEETING
APRIL 22, 2024 – 7:00 P.M.**

The Silt Board of Trustees held their regular meeting on Monday, April 22, 2024. Mayor Richel called the meeting to order at 7:01 p.m.

Roll call	Present	Mayor Keith Richel Mayor Pro-tem Hanrahan Trustee Justin Brintnall Trustee Chris Classen Trustee Andreia Poston
	Absent	Trustee Samuel Flores Trustee Jerry Seifert

Present were Interim Town Administrator Jim Mann, Town Clerk Sheila McIntyre, Town Treasurer Amie Tucker, Community Development Manager Nicole Centeno, Chief of Police Mike Kite, Town Attorney Michael Sawyer and members of the public.

Pledge of Allegiance and Moment of Silence

Public Comments – Alan Munoz, Regional Manager with Voces Unidas, a local nonprofit advocacy organization, was present to read a statement to the Board denouncing the Town of Silt for passing the non-sanctuary community resolution at the last meeting. He asked that the Board rescind the resolution and shift their focus to creating real policy that would improve the lives of all of those who live in Silt, regardless of immigration status.

Consent Agenda –

1. Minutes of the April 8, 2024 Board of Trustees meeting
2. Minutes of the April 15, 2024 Special Board of Trustees meeting
3. **Resolution No. 18, Series 2024**, A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF SILT, COLORADO, AUTHORIZING SIGNATURES ON THE TOWN'S BANK ACCOUNTS
4. **Resolution No. 19, Series 2024**, A RESOLUTION SUPPORTING THE EXECUTION OF THE AGREEMENT FOR A GARFIELD COUNTY FEDERAL MINERAL LEASE DISTRICT GRANT (24-SM-07) IN THE AMOUNT OF \$25,000.00, FOR A TOTAL PROJECT COST OF \$60,000.00, IN ORDER TO OFFSET THE COSTS ASSOCIATED WITH THE PURCHASING AND INSTALLATION OF WINDOWS AND DOORS FOR TOWN HALL FOR THE TOWN OF SILT, GARFIELD COUNTY, STATE OF COLORADO
5. **Resolution No. 20, Series 2024**, A RESOLUTION SUPPORTING THE EXECUTION OF THE AGREEMENT FOR A GARFIELD COUNTY FEDERAL MINERAL LEASE DISTRICT GRANT (24-ST-08) IN THE AMOUNT OF \$300,000.00, FOR A TOTAL PROJECT COST OF \$450,000.00, IN ORDER TO OFFSET THE COSTS ASSOCIATED WITH THE PURCHASE AND INSTALLATION

OF A FAN PRESS FOR THE HANDLING OF SLUDGE PRODUCED BY THE
WASTEWATER TREATMENT PLANT FOR THE TOWN OF SILT, GARFIELD
COUNTY, STATE OF COLORADO

Trustee Classen made a motion to approve the consent agenda as presented. Mayor Pro-tem Hanrahan seconded the motion, and the motion carried unanimously.

Conflicts of Interest – Mayor Richel stated that he would be recusing himself from the Highwater Farm discussion as his daughter would be working for them this summer.

Agenda Changes – There were no agenda changes.

First reading of **Ordinance No. 6, Series 2024, AN ORDINANCE OF THE TOWN OF SILT, COLORADO, AMENDING AND UPDATING TOWN CODE TO PROHIBIT AND LIMIT CAMPING WITHIN THE TOWN ON PUBLIC AND PRIVATE PROPERTY**

Administrator Mann stated that the Board had expressed concerns regarding the resources the Town has available related to the influx of illegal immigrants and migrants that have moved through the region. In discussing the concerns, the Town's Code was reviewed for any gaps that existed in allowing for enforcement of camping within the Town's boundaries.

It was discovered that the Town's code was non-specific on some aspects of camping within the boundaries of the Town, and thus an amendment has been prepared to address those gaps. The amendment addresses use of recreational vehicles in residential zoning districts and clarifies camping in all zoning districts. This ordinance is not intended to prohibit camping in backyards, it just limits the number of days that it could be done on an annual basis.

Attorney Sawyer stated that this ordinance is not targeted at any group and that it is an ordinance of general applicability. He proceeded to go through the ordinance and requested changes in code.

The Board commented about sections 17.68.060 and 17.69.010 in which it states "consecutive" days. There was a consensus to remove that word "consecutive" and to leave the language to read "14 days within a single calendar year".

The public hearing was opened at 7:20 p.m. Town Clerk McIntyre stated that she had received a comment from a citizen who voiced their concern that kids would not be allowed to camp in their backyards. The hearing was closed at 7:22 p.m.

Trustee Brintnall made a motion to approve first reading of Ordinance No. 6, Series 2024, AN ORDINANCE OF THE TOWN OF SILT, COLORADO, AMENDING AND UPDATING TOWN CODE TO PROHIBIT AND LIMIT CAMPING WITHIN THE TOWN ON PUBLIC AND PRIVATE PROPERTY with the amendment to be made by the Town Attorney prior to second reading. Mayor Pro-tem Hanrahan seconded the motion and the motion carried unanimously.

First reading of **Ordinance No. 7, Series 2024**, AN ORDINANCE OF THE TOWN OF SILT AMENDING A LAND LEASE AGREEMENT BETWEEN THE TOWN AND HIGHWATER FARM, A COLORADO NONPROFIT CORPORATION FOR A LEASE OF A PORTION OF THE SILT RIVER PRESERVE KNOWN AS PARCEL #2179-094-00-733 AND THE APPURTENANT WATER RIGHTS, FOR THE PURPOSE OF ACTIVE AGRICULTURAL PRODUCTION, WITHIN THE TOWN OF SILT, GARFIELD COUNTY, STATE OF COLORADO

Mayor Richel recused himself and Mayor Pro-tem Hanrahan ran this portion of the meeting. Attorney Sawyer went over the amendments to the lease that touched on the rental fee and what could be done to forgive it in part or in whole, the ability to charge Highwater Farms back for staff time, a variety of other small changes and the use of ditch rights and metering of said water.

The Board commented that it is good to have Highwater Farms participate in town events and that they provide healthy food and are good for the community.

The public hearing was opened at 7:31 p.m. There were no public comments and the hearing was closed at 7:32 p.m.

Trustee Brintnall made a motion to approve first reading of Ordinance No. 7, Series 2024, AN ORDINANCE OF THE TOWN OF SILT AMENDING A LAND LEASE AGREEMENT BETWEEN THE TOWN AND HIGHWATER FARM, A COLORADO NONPROFIT CORPORATION FOR A LEASE OF A PORTION OF THE SILT RIVER PRESERVE KNOWN AS PARCEL #2179-094-00-733 AND THE APPURTENANT WATER RIGHTS, FOR THE PURPOSE OF ACTIVE AGRICULTURAL PRODUCTION, WITHIN THE TOWN OF SILT, GARFIELD COUNTY, STATE OF COLORADO. Trustee Poston seconded the motion and the motion carried unanimously.

Policy Discussion Regarding Out-of-Town Taps

Administrator Mann stated that during the planning process for the new water treatment plant, the Board directed staff to no longer offer water taps to areas outside of Town boundaries. FreeUp Storage has approached the town requesting a tap be sold to them to provide them water for a new climate-controlled storage building that would require fire suppression and a bathroom. Staff wanted to bring this to the Boards' attention so that they could provide direction on whether or not to consider selling them a tap or continue enforcing current position. Mr. Mann went over the rates that out-of-town users would be subjected to based on Silt Municipal Code. Whatever action is taken tonight by the Board, does not give the potential applicant approval, only that they could move forward in their process.

Attorney Sawyer went over augmentation procedures. He also went over changes that are taking place this year by the State and how the new rules would affect those out-of-town individuals who only want to tie onto town water and not sewer. Mr. Sawyer stated that the Town would now be required to collect the full water rights dedication fee equal to 100% of their use, from those choosing to tie onto town services who are outside of town boundaries. There was discussion by the Board to reopen the door for out-of-town taps, subject to individual review by the Board, with action based on the application. The Board did state that out-of-town users should not get a reduction in tap fees. There were also concerns that the potential applicant had already placed infrastructure in the ground assuming that the town would automatically agree to provide them water.

Attorney Sawyer suggested that an application/fact sheet be created for these types of requests that says if the applicant is not connecting to the town sewer system, they would be required to provide fees in lieu of dedication of water rights for the full amount of service that they are being provided.

Report of Revised Work Week

Administrator Mann stated that the Board had authorized staff to transition to a 10-hour 4-day work schedule that it would commence next Monday. The Board also asked for feedback prior to this change and Mr. Mann stated that the only concern that was received was to continue to educate the public on the new schedule and to continue to get the word out. He also stated that there have been no significant operational issues to this point. The Board stated that they have not received any negative feedback as well.

March 2024 Financial Report

Treasurer Tucker went over the March 2024 financials.

Administrator and Staff Comments

Administrator Mann stated that staff has posted internally the Public Works/Utility Director position in addition to a new position for a Water Tech I which is an entry level position at the water plant. He also commented on two bills to keep an eye on. Those were House Bill 24-1006 which addresses property taxes and State Bill 24-174 regarding a program for sustainable affordable housing assistance.

Mr. Mann also reminded the Board of the annual Chamber Award Dinner that would be taking place this coming Saturday. He stated that he has received two responses so far but if others were interested in going, he would get additional tickets for them to attend.

Updates from Board / Board Comments

The Board commented about: if the Ferny Taco Trailer has the correct permits, status of the old bank building at 7th & Main, status of the broadband interviews, status of a speed calming discussion, the public comment tonight and that the decision made by the Board was based on what was best for our citizens, a thanks to the City of Glenwood for hosting the event for Elected Officials and that there was discussion about having other communities hosting this event in the future.

Trustee Brintnall commented about the recent Garfield County Weed Advisory Board meeting that he attended and that they talked about bio-controls. He stated that there is a bug that attacks knapweed so if there is anyone interested in more information, they can reach out to the County.


Mayor Richel stated that he virtually attended the latest IMTPR meeting and that they would be sending out rules about attending in person and what to ask for. There were also discussions

on fighting for money for our region and the possibility of redoing the project list. He stated that once he receives the new rule information, he would provide it so that we can make sure we do what we have to in order to be part of the process.

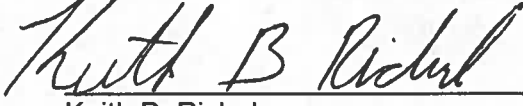
Adjournment

Trustee Classen made a motion to adjourn. Trustee Brintnall seconded the motion, and the motion carried unanimously. Mayor Richel adjourned the meeting at 8:15 p.m.

Respectfully submitted,



Sheila M. McIntyre
Town Clerk, CMC

Approved by the Board of Trustees


Keith B. Richel
Mayor

