

**TOWN OF SILT  
REGULAR BOARD OF TRUSTEES MEETING  
MAY 28, 2024 – 7:00 P.M.**

The Silt Board of Trustees held their regular meeting on Tuesday, May 28, 2024. Mayor Pro-tem Hanrahan called the meeting to order at 7:01 p.m.

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<b>Roll call</b>	Present	Mayor Pro-tem Hanrahan
		Trustee Justin Brintnall
		Trustee Chris Classen
		Trustee Jerry Seifert
		Trustee Andreia Poston
Absent	Mayor Keith Richel	
	Vacancy	

Present were Town Manager Jim Mann, Town Treasurer Amie Tucker, Community Development Manager Nicole Centeno, Chief of Police Mike Kite, Interim Public Works Director Joe Lundeen, Deputy Town Clerk Lori Malsbury, Planner Mark Chain, and members of the public.

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**Pledge of Allegiance and Moment of Silence**

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**Public Comments** – There were no public comments.

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**Consent Agenda** –

1. Minutes of the May 7, 2024, Special Board of Trustees meeting
2. Minutes of the May 13, 2024, Board of Trustees meeting
3. Award Bid - Home Avenue Project to Frontier Paving, Inc.
4. Approval of Fermented Malt Beverage and Wine License Renewal – Good2Go
5. Approval of Trade Name Change for Kum & Go 905 to Maverik 5114
6. Award of Bid – Sunrise Tank #2 to Viking Industrial Painting for \$138,200

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

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**Conflicts of Interest** – There were no conflicts of interest.

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**Agenda Changes** – There were no agenda changes.

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**Town Parks Discussion-**

Town Manager Mann presented discussions from the Parks, Recreation & Culture subcommittee meeting relating to various parks in the Town. Some of those suggestions were

to reduce maintenance at Gateway Park, which would be treated as a green belt. Hairpin Park being landlocked, may potentially be used as a land swap with a neighboring parcel owner. Domelby Park has no access or parking, there have been attempts to contact HOA to discuss the situation, but no contact has been made. Creating an entrance for the Silt Cemetery off of 4<sup>th</sup> Street. An overall review of the Parkland Dedication, restricting the number of “pocket parks” the Town receives, revising the minimum park size to “athletic parks” and allowing donations to be used to enhance existing parks. The Board asked for an update on Community Park, Manager Mann stated that staff was working on the Community outreach with the conceptual design with the hope of presenting it to the Community in August.

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Second reading of **Ordinance No. 3, Series 2024**, AN ORDINANCE ANNEXING TO THE TOWN OF SILT, COLORADO CERTAIN REAL PROPERTY OWNED BY MATTHEW AND SUSAN JURMU AND LOCATED WEST OF COUNTY ROAD 231 IN GARFIELD COUNTY, COLORADO, KNOWN AS THE LAESTADIAN LUTHERAN CHURCH ANNEXATION

The public hearing was opened at 7:24 p.m. There were no public comments and the hearing was closed at 7:25 p.m.

**Trustee Seifert made a motion to approve second reading of Ordinance No. 3, Series 2024, AN ORDINANCE ANNEXING TO THE TOWN OF SILT, COLORADO CERTAIN REAL PROPERTY OWNED BY MATTHEW AND SUSAN JURMU AND LOCATED WEST OF COUNTY ROAD 231 IN GARFIELD COUNTY, COLORADO, KNOWN AS THE LAESTADIAN LUTHERAN CHURCH ANNEXATION. Trustee Brintnall seconded the motion and the motion carried unanimously.**

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Second reading of **Ordinance No. 4, Series 2024**, AN ORDINANCE OF THE TOWN OF SILT, COLORADO, ZONING AS AGRICULTURAL-RURAL (AG), A 0.723-ACRE TRACT OF LAND LOCATED WEST OF COUNTY ROAD 231 IN GARFIELD COUNTY KNOWN AS THE LAESTADIAN LUTHERAN CHURCH ANNEXATION, WITHIN THE TOWN OF SILT, COLORADO

The public hearing was opened at 7:27 p.m. There were no public comments and the hearing was closed at 7:28 p.m.

**Trustee Classen made a motion to approve second reading of Ordinance No. 4, Series 2024, AN ORDINANCE OF THE TOWN OF SILT, COLORADO, ZONING AS AGRICULTURAL-RURAL (AG), A 0.723-ACRE TRACT OF LAND LOCATED WEST OF COUNTY ROAD 231 IN GARFIELD COUNTY KNOWN AS THE LAESTADIAN LUTHERAN CHURCH ANNEXATION, WITHIN THE TOWN OF SILT, COLORADO. Trustee Brintnall seconded the motion and the motion carried unanimously.**

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**Resolution No. 22, Series 2024**, A RESOLUTION OF THE TOWN OF SILT APPROVING THE ANNEXATION AND DEVELOPMENT AGREEMENT FOR THE LAESTADIAN LUTHERAN CHURCH ANNEXATION #2 WITHIN THE TOWN OF SILT, GARFIELD COUNTY, STATE OF COLORADO

Planner Chain presented the Annexation and Development Agreement (ADA). He explained that the purpose of this agreement is to outline the requirements the applicant must fulfill in

correlation with the approval of the annexation. Representing the Laestadian Lutheran Church was Logan Jurmu.

**Trustee Siefert made a motion to approve Resolution No. 22, Series 2024, A RESOLUTION OF THE TOWN OF SILT APPROVING THE ANNEXATION AND DEVELOPMENT AGREEMENT FOR THE LAESTADIAN LUTHERAN CHURCH ANNEXATION #2 WITHIN THE TOWN OF SILT, GARFIELD COUNTY, STATE OF COLORADO. Trustee Classen seconded the motion and the motion carried unanimously.**

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**Establishment of Special Purpose Committee: Strategic Planning & Town Code Committee**

Manager Mann proposed the establishment of the Strategic Planning & Town Code Committee. The sub-committee would review modifying Silt’s Municipal Code regarding the building and land use requirements. The goal for the Committee would be to review the current code, devise a comprehensive plan, and then present suggestions to the Board. The Board discussed the committee's makeup, suggesting the committee include two members of the Board, a member of the Planning and Zoning Committee, and a member of the Community. Formal participants of the committee will be decided at a later date.

**Trustee Poston made a motion to approve the establishment of a Strategic Planning & Town Code committee. Trustee Siefert seconded the motion and the motion carried unanimously.**

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**April 2024 Financial Report**

Treasurer Tucker went over April 2024 financials

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**Administrator and Staff Comments**

Manager Mann encouraged the Trustees to attend the CML meetings and noted that there would be property tax and assessments on the fall ballot, which may impact the Town’s budget review.

Community Development Manager Centeno expects to issue a TCO (Temporary Certificate of Occupancy) to Family Dollar this week, with a 30-60-day completion period. The period would depend on how many items still need to be addressed. They may need a bond to cover the cost of those items.

Interim Public Works Director Lundeen updated the Board on the I-70 boring project. Tunneling is done on the South side of the interstate and will begin on the other side. Completion is expected by the end of July.

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**Updates from Board / Board Comments**

Trustee Poston expressed excitement about attending the CML meeting in Palisade. Encouraged everyone to attend the movie in the park on being held on June 7<sup>th</sup>. She thanked Town employees, the Town Manager, and fellow Trustees for being a solid Board. Trustee

Brintnall encouraged visiting the horseshoe pits on Sunday afternoons. Trustee Classen inquired about the status of Family Dollar, the Public Works director position, the canopies on the food trailers, proposed water needs of the new storage units on Main Street, and acquiring land near the pedestrian bridge. Manager Mann was thanked for being here. Pro-tem Hanrahan thanked Cactus Valley Elementary School, Toni Yorty, and Principal Kelly Detlefsen, for the experience he received participating as a judge for the science fair. He attended the ribbon cutting for the Mind Springs facility in Glenwood Springs and will continue to serve on the Regional Detox Service Center committee.

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**Adjournment**


**Trustee Seifert made a motion to adjourn. Trustee Brintnall seconded the motion, and the motion carried unanimously. Mayor Pro-tem Derek Hanrahan adjourned the meeting at 8:11 p.m.**

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Respectfully submitted,

  
Lori Malsbury  
Deputy Town Clerk

Approved by the Board of Trustees

  
Derek Hanrahan  
Mayor Pro-tem

