

**TOWN OF KERSEY  
BOARD OF TRUSTEES REGULAR MEETING  
NOVEMBER 13, 2018 – MINUTES**

The Kersey Board of Trustees met in a regular meeting on Tuesday, November 13, 2018, at the Kersey Town Hall. Mayor Gary Lagrimanta at approximately 7:01 p.m. called the meeting to order. Trustees present were: Nathan Roth, Michael Theorine, Case DeVries, Allen Salser, Bob Kellerhuis, and Stan Sameshima.

Audience present were: Chris Pletcher, Kristi and Lane Weimer, Chad Judge, Barney Hammond, Tim Phippard and Richard Hopp.

Town Staff present were: Julie Piper, Town Clerk, Haley Curtis, Deputy Town Clerk, Christian Morgan, Town Manager, Rick Zier, Town Attorney, Mark Herrick, Public Works Operations Manager – Water & Waste Water, Josh Roseberry, Public Works Operations Manager – Parks, Streets & Fleet, James Neill, Recreation Director and David Gottschalk, Chief of Police.

**Pledge of Allegiance**

**Addition to the Agenda**

1. Christian Morgan stated that Chris Pletcher with Civil Worx is here to talk about the Centennial Trail project, and will be added in the staff report portion of the meeting.
2. Christian Morgan stated that a student from Platte Valley High School is present to talk about their service project. Chief Gottschalk stated that he had contact with Colton, who was unable to attend this evening, a group of students has been doing yard work and leaf cleanup for elderly residents around Town. Chief Gottschalk introduced Lane and Kristi Weimer. Mrs. Weimer explained that they were invited to come out and help pick up leaves by Call For Action, a non-profit started by Colton Moore a senior at Platte Valley High School. Mrs. Weimer stated that they made it most of the way down fourth (4<sup>th</sup>) street and that many citizens were very appreciative and grateful, some came out to express their thanks, some offered water. Trustee Kellerhuis inquired about how many yards have been done, Mrs. Weimer stated that she is not sure how many yards have been completed. Mrs. Weimer went on to say that her family only helped on one day, but the group meets every Sunday. Lane and Mrs. Weimer explained that they have a dump trailer that they loaded up a total of 3 times on the day that they helped. The Town Board expressed their thanks and appraised the group for their efforts.

**Consent Agenda**

1. Approval of the consent agenda to include approval of the minutes of the October 9, 2018 regular meeting minutes, approval of bills paid, and approval of bills to be paid. Motion made by Trustee Theorine and seconded by Trustee DeVries to approve the consent agenda. Motion carried with a 7-0 vote.

**Public Invited to be Heard**

Chad Judge is present to offer something for the Town to consider, to cover the gap of losing the tax revenue from the rigs. Mr. Judge stated that he is in a contortion with some farmers, and would like to suggest that the Town farm some ground, that is either Town owned or where the rigs were formerly located. Mr. Judge stated that the crop does come with some stigmatism, if you can look past that and look toward the benefits the commodity offers, there is opportunity and income. Mr. Judge stated that this idea would take some planning, discussion and research like any other venture. Mr. Judge stated that he is here to start the conversation and plant the seed, both literally and figuratively. Mr. Judge went on to say that they commodity he is suggesting is hemp, derived from the cannabis plant, most commonly known as marijuana. Mr. Judge explained the difference between hemp and marijuana. Mr. Judge stated that there are many different uses for hemp; there are textiles used to make fabric, ropes, cardboard, and plastics, then there is the medicinal side of the CBD oil. Mr. Judge brought a few products CBD products that are already on the market and explained the benefits of; dog biscuits and lotions. Mr. Judge stated that he would like to direct the audience to do some research about CBD benefits. Mr. Judge stated that the revenue generated is really unbelievable. Trustee Roth asked if Mr. Judge is suggesting a grow operation where the rigs were formally located? Mr. Judge stated that he is suggesting

farming on land that the Town currently has or a lease with a local farmer. Mayor Lagrimanta suggested that this is a topic that the Town Board might be able to bring up in a work session so that this meeting is not tied up with a lengthy discussion. Mayor Lagrimanta stated that the Town would need to do some research about what is legal and what is not. Mr. Judge expressed his understanding. Mr. Judge stated that he received Christian's letter informing the residents about the reduction in revenue due to the rigs moving out and he thought this could be an option to help increase revenue.

Barney Hammond with PDC Energy, would like to thank the Town for their support during the election. Mr. Hammond stated that PDC still has a lot of plans for the Kersey area. Mr. Hammond went on to say that PDC currently has three (3) rigs operating and that PDC plans to continue that operation for four to five (4-5) years, and that PDC plans to drill about 300 wells in the next three (3) years. Trustee Roth expressed interest in doing a rig tour. Mr. Hammond stated that it is difficult to do a rig tour in the winter months because of the weather, but he would be more than happy to schedule one next spring. Mr. Hammond also stated that he can arrange a tour of the completions or frac side also, it is very different and very interesting. Mr. Hammond stated that PDC's Evans office has nearly double their employee base in the last 18-20 months. Trustee Kellerhuis stated PDC has been very good for Kersey.

#### **New Business:**

1. Approval of Resolution 2018-0034 Approving and IGA with Town of Johnstown, City of Loveland, Town of Milliken, City of Greeley, City of Evans, Larimer County, and Weld County for the Freedom Parkway. Christian Morgan explained that this agreement currently only involves the Town of Kersey at the intersection of County Road 54 and County Road 49. Christian went on to explain that this agreement ensures that Kersey has a voice at the table of planning in the future. Christian stated that approving this resolution, is approving access and control, it sets a standard for how the road will be constructed and maintained, all of the communities listed have one vote. Christian stated that he will make more information available on the Town's website for citizens looking for more information.

#### **Old Business**

1. Social Media Policy  
Mayor Lagrimanta thanked Mr. Tim Phippard for being in attendance this evening. Christian Morgan stated that the Town has addressed the Social Media Policy. Mr. Phippard stated that he noticed that he was put back on after seven (7) months. Mr. Phippard went on to ask what was the reasoning for that? Mayor Lagrimanta addressed Mr. Phippard, stating that in the future he would like to see Mr. Phippard come in and have a conversation with the Town, like a neighbor. Mr. Phippard stated that he gets very passionate when he speaks. Mr. Phippard stated that he tried to be neighborly, was treated poorly and accused of a felony. Christian Morgan stated that after the last meeting the Town took a good look at the Social Media Policy, and he took what Mr. Phippard said to heart. The Town has unblocked Mr. Phippard and all others, for a total of 3 people. Christian stated that our policy mirrors the Colorado Department of Revenue's Social Media Policy. Christian went on to state that Kersey's policy allows comments on the Town's posts. Christian explained that the comments need to be in line with what the post was about. Christian stated that Mr. Phippard has been unblocked, and encouraged Mr. Phippard to read the policy and try to stay within the policy. Christian invited Mr. Phippard to come to Town Hall and talk with Christian. Christian Morgan stated that there are two (2) people in the organization authorized to post stuff on the Town's Facebook page.

#### **Staff Reports**

1. RH Water & Wastewater – Richard Hopp  
Richard states that the WWTP was in compliance for the month of October, everything is running well. Mark scheduled 6 loads of bio solids to be hauled out of the WWTP next week, and that should be the final haul for 2018. Richard stated that he continued to check samples, and the labs look good. We have one more set of lead and copper samples to do, it should be done next week. James has been helping with water samples, because there have been challenges with a couple of addresses. So far all water samples collected have been great.
2. Operations Manager, Water & Wastewater – Mark Herrick

Mark stated that he check water usage and flow rates, and got some good information. The water model that he has been working on is coming together very well. Christian Morgan stated that Mark spent all night at the water tower, listening for it to come on and go off, Mark really went above and beyond. Mark went on to say that he and Josh have been cleaning up at The Grange in preparation for demolition. Mark started the FOG program (grease trap). He found one that was not in very good shape and it was repaired very quickly. Mark thinks the program is off to a good start. Monday November 19<sup>th</sup> they will begin hanging Christmas lights. Chad Judge stated that he lives on Kohler Farms road, and his flow/pressure is low. Mark stated that area is one of the better areas in town. Trustee Theorine agreed with Mr. Judge. Mark will schedule a time with both Mr. Judge and Trustee Theorine to take a look and run some tests.

3. Operations Manager, Streets, Parks and Fleet – Josh Roseberry

Josh stated that they got the snow equipment ready. Josh conducted a playground safety audit last week. Christian Morgan stated that even though the playground equipment currently used at Kohler Park is only about a year old, Josh found a few minor things to be repaired. Josh presented his findings and a statement to Christian. Josh stated that CIRSA will be very happy to see a completed inspection. After the snow storm we had a company come out to sweep, they brought a vacuum truck which picked up the leaves but left the dirt. They only way to fix that is to run a broom truck behind. If there is time left in the season he would like to have the broom truck come out one more time to clean up the dirt. The landscape company is done for the season. Josh stated that he grade county road 55 last week and within one hour it was ruined. Josh went on to explain that the Town will be bringing in road base, using a chemical to pack it down and doing some cutting in the barrow ditches along county road 55 in hopes of getting better road conditions. The county road 55 project will be a long project, approximately 1,200 tons of road base are needed, and they will be applying about 200 tons this time. Trustee Kellerhuis expressed his concern about the amount of money the Town has already spent repairing county road 55, and the expense of this project. Josh explained that the long term solution would be to pave the road. There is no way to know how long the upcoming repair will last, or how well it will work because of the amount and speed of traffic along the road. Cutting of the barrow ditches will be a challenge because the underground utilities in the area are very shallow, they will be meeting facility owners and potholing on Thursday to determine the actual depth and location of the utilities. He is looking into manhole risers for Berryman Farm Subdivision, he is currently looking into rings made of a composite material because they are stackable. Mayor Lagrimanta stated that he might have access to some metal risers, and asked Josh to get some details on the sizes and how many are needed. Josh is working on updated the road index, the last time on was completed was in 1985, and many things have changed. Park and Town signage is on his radar, what we currently have is falling and degrading by the day.

4. Recreation Director - James Neill

James stated that he has been very busy. Fall volleyball wrapped up, and registration for spring volleyball is now open. There were about 20 people at the s'mores event at Fritzler's Farm Park and Maze, everyone had a good time. Winter basketball is getting going for the 3<sup>rd</sup>-6<sup>th</sup> graders, scheduling practice time and space with the school has been a challenge, but things are working out until December. In December, the K-2<sup>nd</sup> grad students will begin playing so practice time and space will need to be rearranged again. Thanks to Barb Brunk for all the work she did on the GOCO grant. Over a dozen letters of support were submitted by the community, for the GOCO grant. Kersey Holiday Festival planning is coming along very well, we will meet again on November 14<sup>th</sup> to finalize some details. This year's event will be very similar to last year, with the parade, chili cook-off, cookie decorating, s'mores and fire pits, crafts for kids, hot chocolate and Santa Clause. This year we partnered with a local company called Rendezvous to You, who will be providing a covered 'bar/seating' area where we will serve hot chocolate. Shadow Mountain Carriages, the same company we used last year will participate as the Santa Sleigh, they are working on more lighting so that Santa is more visible this year. We are working out details of having the carriage offer short rides for the public after the parade. The Kersey Area Chamber sponsors the chili cook-off, and is working to get more people involved. Registration for the parade has been slow, but James expects it to pick up as the event gets closer. James spoke at the Greeley Exchange Club meeting. The group was very intrigued by what is happening in Kersey, and showed interest in extending their reach to Kersey. James submitted an application through the Colorado Parks and Recreation Association to host a Denver Nuggets Skills Challenge, and Kersey was approved this year. James has worked with the high school basketball team to help with the event on January 5<sup>th</sup>. This event is free for kids ages 6-13, James used this opportunity to test out the online registration from the Town's website. James has been working with CivicPlus, our website host, to create online registration and payment options. There are still some small issues that will need to be worked out. Flag football wrapped up a few

weeks ago, a few participants were able to attend the UNC football game on November 3<sup>rd</sup>, unfortunately because of the weather some of the activities were cancelled but the kids had a great time. James is working with Duo Designs, our apparel company, to get the online apparel store up and going. When the store is up and live, people will be able to purchase a variety of apparel items with the Kersey Recreation Logo printed on it. We are also working really hard on customization of the items purchased, such as adding a name and matching or similar jersey type designs. Pricing, ordering and shipping are also details that are being worked out as the project progresses. December 8<sup>th</sup> is the Family Holiday Movie event, to be hosted at the Platte Valley Middle School Fieldhouse. This is a free event, so he is hoping to have a great turn out.

5. Tree Board – Trustee DeVries and Christian Morgan

Trustee DeVries stated that he attended the Tree Board meeting today, for the first time in a while. He said that there was a pretty small agenda. They discussed what grants they might like to apply for, and possibly eliminating the Xcel grant. They discussed the trees at Centennial Park, and which ones need to be replaced. Christian Morgan stated that a group photo was taken today. The Tree City USA sign has been put up along Hill Street, near Kramer's. Christian explained that it was not an easy feat to get the Tree City USA distinction back, and that they will be reapplying for 2018. They are done using buckets to water the trees for now, they have been using a jet truck. Trustee Salser suggested installing a drip line to water the trees. We will be getting a credit from the nursery because we received the wrong variety of tree.

6. Centennial Trail Project – Chris Pletcher, Civil Worx

Chris stated that they are making good progress on the project. Survey control, survey boundaries, title work, aerial survey, geotechnical testing, drilling, environmental study, and trail structural design are complete. They anticipate the ditch company wanting to be able to run heavy equipment over some areas, and will be built to withstand that use. The remaining section will be built to withstand a light duty pickup truck driving on it for inspection and maintenance. There will be signage for authorized Town personnel, other traffic will not be allowed to drive on the trail. This is a CDOT managed project, because there are CDOT funds involved. They are working with CDOT and the Latham Ditch Company to work out some details. We lost our contact at Union Pacific, Chris and CDOT are working together to secure a new contact so that the project can proceed. Christ presented an aerial photo of Kersey to Christian. Mayor Lagrimanta suggested selling these prints. Chris will put together a cost of having these photos printed for sale and get it to Christian.

7. Chief of Police – Chief D. Gottschalk

Chief Gottschalk reviews his monthly report, and states that he does not have much to report this month. The new car that is done, has been put in service and is currently being used by one of the night officers. People in Town have seen it, but are not sure that it is real yet. Officer McLaughlan will be at Walmart in Greeley, Chief Gottschalk is not yet sure of which location, the Saturday after Thanksgiving collecting items for Santa Cops. Candy, stickers and small Christmas trinkets have been ordered and will be put in goody bags for the kids who visit Santa at the Holiday Festival. Trustee Roth suggested more patrol on 9<sup>th</sup> Street after sports practices. Mayor Lagrimanta suggested a stop sign with blinking lights at the intersection of 1<sup>st</sup> Street and Hill Street, near Kramer's. Chief Gottschalk states that the intersection in question was not engineered for the traffic that it is currently handling, and that there is not a safe place for officers to sit and monitor the intersection. Chief stated that all of the officers are aware of the danger there, and that other than making their presence known there is not a lot they can do. Trustee Theorine suggested looking into installing a roundabout at that intersection. Chief Gottschalk stated that if you hear what sounds like a train horn, it is actually semi-truck blowing their horn as they go through a red light on Highway 34 and 1<sup>st</sup> Street (or county road 53).

8. Town Manager – Christian Morgan

Christian states that the Safe Routes to School grant was successfully applied for, it is very competitive and tough to get. A RFP for demolition at The Grange went out, there is a meet with the potential bidders tomorrow. Then we will get bids, award the bid and proceed with demolition. We will follow the same process for an architect and then a general contractor for the new building. Christian and Barb Brunk went to Burlington last week to present the Town Center for a DOLA grant. The panel really liked the design progression. Christian is hoping to get \$1,000,000.00 from this opportunity, and is hopeful to have some news in or around January 2019. If this grant opportunity is successful the Town Center project will start in the spring of 2019. Christian anticipates DOLA getting a new director, following the new Governor taking

office. Christian is finalizing the 2019 budget that will come before Town Board in December, we were awaiting election results. At Memorial Park, John Neuerburg that puts up Betty Hatfield's lights, came out and painted the flag pole for free. Betty paid for a new flag for Memorial Park. We had three (3) police cars up for auction, one working Crown Victoria, one non-working Crown Victoria, and one Charger. The working Crown Victoria sold. Christian had a reserve on the Charger, it was not met but the bid made was still a decent offer. Christian states that now we have to decide if we will let the Charger go to the highest bidder, or if we will keep it. We have budgeted for a part time recreation position for 2019, and they will need to use the Tahoe so Christian is considering keeping the Charger for an admin car. There is currently an advertisement up on the Town website for a new Town Board member, it will be posted until November 23<sup>rd</sup>. We need a letter of interest, from anyone who might be interested in filling the Case Devries seat. Christian thanked Case for his service. Case stated that he has been very blessed to have been on the Board, and is very excited to see where things will go from here. Case went on to say that he would like to come for the ribbon cuttings. Mayor Lagrimanta inquired about having a float for the Holiday Festival Parade of Lights. Trustee Roth stated that he talked to Merry Makers about making a water tower out of balloons, and gave Haley some ideas. Haley expressed her concern about the price for the balloon pieces that will only be able to be used once. Christian suggested a Christmas tree, with a more simple design. Battery operated lights were suggested. Trustee Kellerhuis stated that he has a generator that could be used. Haley will gather the items needed and come up with a design for the float. Mayor Lagrimanta will see if he can get a trailer from his employer, if not Christian will help find one. Trustee Roth stated that the Girl Scout Troop will be decorating their float in his yard the night before, if we have all the stuff for the Town Float there, they would probably be happy to put lights up. Trustee Theorine suggested inquiring about a truck and trailer from Peterbilt – Rush Truck Center, and offering to let Merry Makers put a banner or sign on the float in exchange for a discount. Christian included sales tax figures in the packet, although not the highest it is the biggest percentage month over 2017. Christian stated that 2017 was a great year, but 2018 has been better. We are \$10,000.00 away from meeting our goal and we have November and December left to report. Platte River Fort has been a pretty significant contribution to sales tax. One new home has been started in 2018.

9. Town Attorney – Rick Zier

Rick stated that nothing further has been filed on the federal case, and if something is filed, he anticipates it being nipped in the bud. Rick believes the social media policy to be an appropriate policy, the courts are inconsistent in handling these cases. We have to be careful about how we deal with comments that are not relevant to the topic of the post, which is a big risk. If this becomes too much to handle, the Town does not have to have social media accounts. Rick stated that he believes we are losing a great Board member, and he is sorry to see Case go.

### **Board of Trustee Communications**

1. Trustee Salser expressed his appreciation for Trustee DeVries and all of the Board members, this has been a great thing for him to be a part of.
2. Trustee Kellerhuis stated that he is discouraged by the sales tax not passing, he thinks we lost an opportunity to move forward with passing sales tax in the future. Trustee Kellerhuis does not believe that we did enough to promote the idea. Trustee Roth stated that it was a long shot to get a tax increase to start with. Mayor Lagrimanta stated that no one wants to pay more taxes, but it becomes harder to provide services. Trustee Kellerhuis stated that larger municipalities, like Greeley, show their citizens what they have done with the money.

Motion made by Trustee Sameshima and seconded by Trustee DeVries to authorize the Town Attorney to prepare any required resolutions, agreements, ordinances, policies, letters, and memorandum to reflect action taken by the Town Board at this meeting and at any previous meetings, and authorizing the Mayor and Town Clerk to sign all such resolutions, agreements, ordinances, policies, letters, and memorandums. Motion carried with a 7-0 vote.

### **Adjournment**

By unanimous vote, Mayor Lagrimanta adjourned the meeting at approximately 9:42 p.m.

Respectfully submitted,  
Haley Curtis, Deputy Town Clerk

November 16, 2018