



TOWN BOARD REGULAR MEETING

August 9, 2021 - 7:00 PM

Town Board Chambers, 301 Walnut Street, Windsor, CO 80550
Please click this URL to join. <https://windsorgov.zoom.us/j/84826116846>
OR join by telephone at (888) 788-0099 or (877) 853-5247
Webinar ID:848 2611 6846

MINUTES

A. CALL TO ORDER

Mayor Rennemeyer called the meeting to order at 7:12 p.m.

1. Roll call

Mayor Paul Rennemeyer
Mayor Pro Tem Ken Bennett
Scott Charpentier
Barry Wilson
Julie Cline
Victor Tallon
David Sislowski

Also Present:

Shane Hale, Town Manager
Ian McCargar, Town Attorney
Jess Humphries, Administrative Services Director
Rick Klimek, Police Chief
Eric Lucas, Public Services Director
John Thornhill, Community Development Director
Dean Moyer, Finance Director
Scott Ballstadt, Planning Director
Kim Emil, Assistant Town Attorney
Aaron Lopez, Police Commander
Carlin Malone, Chief Planner
Leif Lesoing, Water Resource Administrator
McKenzie Payne, Visual Media Coordinator

2. Pledge of Allegiance

Mayor Rennemeyer asked Town Board Member Cline to lead the pledge of allegiance.

3. Review of Agenda by the Board and Addition of Items of New Business to the Agenda for Consideration

Town Board Member Tallon moved to approve the agenda as presented, Town Board Member Wilson seconded the motion. Roll call on the vote resulted as follows; Yeas - Bennett, Charpentier, Cline, Rennemeyer, Sislowski, Tallon, Wilson; Motion Passed.

4. Board Liaison Reports

- Town Board Member Charpentier - Chamber of Commerce, Clearview Library Board

Town Board Member Charpentier reported that the Chamber of Commerce held the Wine Walk on July 30th and had a sold out crowd of five-hundred participants and was a great job.

Town Board Member Charpentier reported that the Clearview Library Board has a new plan for their new building and are looking for money and put together bonds.

- Town Board Member Wilson - Planning Commission, Larimer County Behavioral Health Policy Council

Town Board Member Wilson reported that the Behavioral Health Policy Council met on August 2nd and discussed the following.

The BHPC heard from 2 Impact Grant recipients:

- Shawn Keefer from The Matthews House presented a virtual site visit by presenting a video of his agency's work: The Matthews House video.mp4 - Google Drive Website: <https://www.thematthewshouse.org/>

Welcome to The Matthews House | The Matthews House
Disrupt the cycles of poverty and abuse in Northern Colorado by supporting The Matthews House. We address the causes of childhood maltreatment and generational poverty, not just the symptoms.
www.thematthewshouse.org

The Matthews House is a 501(c)(3) organization that empowers young adults and families in transition to navigate difficulties on the road to self-sufficiency. Many of the individuals in our program are or have been part of the human services, foster care, and/or justice system. Many have also lived in generational poverty. They frequently do not have a significant support system nor the skills necessary for living independently, including retaining a job, solving problems, managing money, and building solid relationships.

- Seth Forwood and Ellis Petrik from Fort Collins Rescue Mission - Harvest Farm presented a virtual site visit by presenting an overview of their agency's work along with a video: (846) Father and Son Restore Relationship | How Harvest Farm was Home for Recovery - YouTube.
Website: <https://www.harvestfarm.org/>

Home - Harvest Farm
Time to Heal: A Story of Restoration Between Father and Son During Eric's time in the Mission's New Life Program, his biggest motivation was to restore his relationship with his son. Read More Donate View this story and more on FortCollinsRescueMission.org. Time to Heal: A Story of Restoration Between Father and Son During Eric's time in [...] www.harvestfarm.org

Harvest Farm is a ministry of Denver Rescue Mission, which has been changing lives in the name of Christ and serving people

experiencing homelessness and poverty since 1892. Every day, Harvest Farm strives to best serve the men in our New Life Program. With the support of our community, we are able to change lives and restore hope.

2021 Impact Grants: \$2.5 million will be awarded. The application period closed on Friday 7/30/21 and 56 applications were received totaling \$4.7 million in grant dollar requests.

NEXT BHPC MEETING: September 13, 2021 in person @ 200 W. Oak St. Fort Collins, CO 80521 - Hearing Room 155.

Resources:

- The BHPC Website for roster, bylaws, meetings, agendas, and minutes: <https://www.larimer.org/boards/behavioral-health-policy-council>
 - Larimer County Behavioral Health Dashboard: <https://www.larimer.org/behavioralhealth/data>
 - New Larimer County Behavioral Health Facility (planned opening early 2023): <https://www.larimer.org/behavioralhealth/facility>
- The BHPC Grants Summary Dashboard:
<https://www.larimer.org/behavioralhealth/impactfund-portfolio-review>

The Larimer County Behavior Health Services (BHS) Annual Report: <https://www.larimer.org/behavioralhealth/impactfund-portfolio-review>

Town Board Member Wilson reported that there are items on the agenda from the Planning Commission so there is no update at this time.

- Mayor Pro Tem Bennett – Water and Sewer Board, 34, and I-25 Coalition's
Mayor Pro Tem Bennett reported that the Water and Sewer Board will meet this Wednesday morning, so no update at this time.

Mayor Pro Tem Bennett reported that the US 34 Coalition will meet again in October, so no update at this time.

Mayor Pro Tem Bennett reported that the I25 Coalition met and discussed three things. They provided drone pictures of projects along I25 that is moving along very well. There was a big discussion about greenhouse gases. State requirements are promoting renewable energy and really focusing on the transportation planning of that. The rulemaking process is going on right now and will be completed in January. What we don't know is what will be the role of the municipalities or opportunities. The third thing discussed was the infrastructure bill which we don't know the details at this time.

- Town Board Member Cline – Tree Board, Poudre River Trail Corridor Authority, Historic Preservation Commission

Town Board Member Cline reported that the Historic Preservation Commission will meet Wednesday, so no update to provide.

Town Board Member Cline reported that the Tree Board will meet later this month, so no update to provide.

Town Board Member Cline reported that the Poudre River Trail Corridor Authority met last Thursday and are currently working on a presentation that will be shown at the Work Session next Monday. Myles Baker was nominated and approved to be the new Treasurer/Secretary. The Authority is also working on an intergovernmental agreement with the Town and should be circulated this week. There was a presentation by the Weld County foundation as they are looking to put together an endowment fund for the trail. There will be the party at the Poudre held at the learning center on September 16th with activities, drinks, and appetizers.

- Town Board Member Tallon - Parks, Recreation and Culture Advisory Board, Great Western Trail Authority

Town Board Member Tallon reported that the Parks, Recreation, and Culture Board had a meeting out at Jacoby Farm at the halfway house. There is a lot of restoration needed and the upcoming development is very interesting. There is hopes of receiving a grant to pay for the restorations.

Town Board Member Tallon reported that the Great Western Trail Authority met but was unable to attend the meeting, so no update at this time.

- Town Board Member Sislowksi - Windsor Housing Authority, Windsor Severance Fire District

Town Board Member Sislowksi reported that there are no updates at this time as there have been no meetings for either boards.

- Mayor Rennemeyer - Downtown Development Authority, North Front Range MPO

Mayor Rennemeyer reported that there is no update on the Downtown Development Authority at this time as they have not met since the last provided update.

Mayor Rennemeyer reported that the North Front Range MPO met and there were discussions about funding through Colorado Department of Transportation for the Front Range Passenger Rail from Fort Collins down to Pueblo. The funding is the big catch to the whole project, and there is a public comment period going from August 16th to October 12th and then rulemaking hearings after that.

4. Public Invited to be Heard

Mayor Rennemeyer opened the meeting up for public comment, to which there was none.

B. CONSENT CALENDAR

1. Minutes of the July 26, 2021 Town Board Regular Meeting - K. Frawley, Town Clerk
2. Resolution No. 2021-47 - A Resolution Correcting the Planning Commission Public Hearing Date Concerning the Weld County Road 13 Annexation to the Town of Windsor - C. Malone, Chief Planner / K. Emil, Assistant Town Attorney

On July 26, 2021, Town Board approved Resolution No. 2021-44, which included a Planning Commission hearing date of September 13, 2021. The Planning Commission hearing date is September 15, 2021, and needs to be corrected accordingly. The Town Board public hearing date of September 27, 2021, has not changed.

The following hearing dates are proposed for the annexation:

- September 15, 2021 - Planning Commission Public Hearing
- September 27, 2021 - Town Board Public Hearing and First Reading
- October 11, 2021 - Town Board Second Reading

3. Resolution No. 2021-48 - A Resolution Correcting the Planning Commission Public Hearing Date Concerning the Larimer County Road 1 Annexation to the Town of Windsor - C. Malone, Chief Planner / K. Emil, Assistant Town Attorney

On September 26, 2021, Town Board approved Resolution No. 2021-45, which included a Planning Commission hearing date of September 13, 2021. The Planning Commission hearing date is September 15, 2021, and needs to be corrected accordingly. The Town Board public hearing date of September 27, 2021, has not changed.

The following hearing dates are proposed for the annexation:

- September 15, 2021 - Planning Commission Public Hearing
- September 27, 2021 - Town Board Public Hearing and First Reading
- October 11, 2021 - Town Board Second Reading

4. Resolution No. 2021-50 A Resolution Adopting and Reaffirming the Weld County 2021 Multi- Jurisdictional Hazard Mitigation Plan - R. Klimek, Police Chief

On July 12, 2021 the Town approved and adopted the 2021 Larimer County Multi-Jurisdictional Hazard Mitigation Plan. Before you tonight is the 2021 Weld County Multi-Jurisdictional Hazard Mitigation Plan. These plans are updated every five years, in accordance with the Federal Emergency Management Agency's (FEMA) Local Hazard Mitigation Plan requirement under 44 CFR 201.6. This local plan is required by the Federal Disaster Mitigation Act, in order to maintain eligibility for certain federal disaster assistance and hazard mitigation funding programs. The attached letter of intent describes the process in detail.

<https://www.weldgov.com/files/sharedassets/public/departments/office-of-emergency-management/documents/haz.-mitigation-plan/weld-county-hazard-mitigation-plan-2021.pdf>

5. Report of Bills July 2021

Board Member Cline moved to approve the consent calendar as presented, Town Board Member Tallon seconded the motion. Roll call on the vote resulted as follows; Yeas - Bennett, Charpentier , Cline, Rennemeyer, Sislowski, Tallon, Wilson; Motion Passed.

C. BOARD ACTION

1. Public Hearing - Rezoning South Gate Business Park 1st Filing Tract D and 4th Filing, Lot 3, from General Commercial (GC) to Limited Industrial (LI) Zoning District - Martin Lind, Windsor South Gate Development LLC, Owner/Applicant;

Derek Patterson, TST Engineering; and Garrett Scallon, Windsor South Gate Development LLC, Owner's Representatives

The applicant, Martin Lind, Windsor South Gate Development, LLC., represented by Derek Patterson of TST Engineering and Garret Scallon, Windsor South Gate Development, LLC, has submitted a rezoning application to rezone 37.89 acres from GC (General Commercial) to LI (Limited Industrial) zone district.

Town Board Member Sislowski moved to open the public hearing, Town Board Member Tallon seconded the motion. Roll call on the vote resulted as follows; Yeas - Bennett, Charpentier , Cline, Rennemeyer, Sislowski, Tallon, Wilson; Motion Passed.

Town Board Member Wilson stated the following, "Mayor Rennemeyer, for the record I would like to point out that in my capacity as a Town Board liaison to the Planning Commission. I was present at the Planning Commission meeting during which this matter was previously presented. I wish to state that my participation in the Planning Commission proceeding has in no way influenced me in my capacity as a Town Board member this evening. I will make my decision and cast my vote this evening based solely on the evidence presented during this public hearing."

Per Ms. Malone, at the August 4, 2021 Planning Commission meeting, the Commission forwarded to Town Board a recommendation of approval of the rezoning petition and ordinance as presented.

Brian Williamson with TST Engineering provided a small presentation to the Town Board.

Discussion ensued between the Board Members.

Town Board Member Tallon moved to close the public hearing, Town Board Member Sislowski seconded the motion. Roll call on the vote resulted as follows; Yeas - Bennett, Charpentier , Cline, Rennemeyer, Sislowski, Tallon, Wilson; Motion Passed.

2. Ordinance No. 2021-1626 - An Ordinance Rezoning South Gate Business Park 1st Filing Tract D and 4th Filing, Lot 3, from General Commercial (GC) to Limited Industrial (LI) Zone District - Martin Lind, Windsor South Gate Development LLC, Owner/Applicant; Derek Patterson, TST Engineering; and Garrett Scallon, Windsor South Gate Development LLC, Owner's Representatives

Please refer to public hearing material.

Per Ms. Malone, nothing further at this time.

Town Board Member Tallon moved to approve Ordinance number 2021-1626, Town Board Member Sislowski seconded the motion. Roll call on the vote resulted as follows; Yeas - Bennett, Charpentier , Cline, Rennemeyer, Sislowski, Tallon, Wilson; Motion Passed.

3. Ordinance No. 2021-1627 An Ordinance Creating Article XI, Chapter 7 of the Windsor Municipal Code Concerning the Regulation of Domestic Cats in the Town of Windsor

Over the years, issues have arisen concerning feral and stray cats. Feral or stray cats are considered to be unowned, free-ranging domestic cats, therefore are not addressed under any existing town codes applicable to the feeding of wildlife.

Issues have been brought to the Town's attention that there are areas where the feeding of feral or stray cats have risen to levels that constitute health and safety concerns creating a nuisance.

Per Chief Klimek, there is one addition to add to the ordinance and that is to add the definition of keeper of cats and list them as the owner. Ms. Emil has already drafted the changes and can have it submitted to the board if it is approved.

Town Board discussed tabling the item to the next meeting and waiting to approve the ordinance until the next meeting so they can see the updated text in full.

Town Board Member Tallon moved to table Ordinance number 2021-1627 until the August 23rd meeting, Town Board Member Sislowski seconded the motion. Roll call on the vote resulted as follows; Yeas - Bennett, Charpentier , Cline, Rennemeyer, Sislowski, Tallon; Nays - Wilson; Motion Other.

4. Resolution No. 2021-49 A Resolution Amending the "Raindance" Golf Cars Permit by Updating the Maps Designating Allowable Golf Car Friendly Paths Pursuant to Chapter 8, Article VI of the Windsor Municipal Code.

This Resolution proposes to expand golf car routes within the Raindance community as more development has occurred since the last expansion approved by the Town in April of 2020.

Discussion ensued between the Board and staff.

Town Board Member Sislowski moved to approve Resolution number 2021-49, Town Board Member Tallon seconded the motion. Roll call on the vote resulted as follows; Yeas - Bennett, Charpentier , Cline, Rennemeyer, Sislowski, Tallon, Wilson; Motion Passed.

5. Resolution No. 2021-51 A Resolution approving an agreement for the purchase and sale of real property between the Town of Windsor as Buyer and JSCS Farms LLC as seller

JSCS Farms, LLC is located at 34429 County Road 15, just north of the Town's Public Services Facility. The farm is approximately 138 acres. The farm also includes four shares of Lake Canal Company and two-third share of Lake Canal Reservoir, and one augmented well with a pumping volume of 50 acre-feet.

Discussion ensued between the Board and Staff.

Mayor Pro Tem Bennett moved to approve Resolution number 2021-51, Town Board Member Wilson seconded the motion. Roll call on the vote resulted as follows; Yeas - Bennett, Charpentier , Cline, Rennemeyer, Sislowski, Tallon, Wilson; Motion Passed.

D. COMMUNICATIONS

1. Communications from Town Attorney

Per Mr. McCargar, offered an apology to the Town Board, Staff, and to a resident he had a meeting with and was out of line in his responses.

2. Communications from Town Staff

Per Mr. Lucas, the blue green algae at Windsor Lake has been cleared up and the lake is now open for use of the public.

Per Chief Klimek, reminder that school starts on Wednesday and staff will be out at the school zones in the morning to welcome the kids back.

Per Mr. Moyer, the packet contains the financial report for June, so far the biggest news is the strong revenues. Expenses are in line of where we should be for the time of year. We are having the revenue work session, August 23rd.

Per Ms. Malone, the packet included site plan reviews and staff will be receiving comments until this Wednesday.

a. Financial Report June 2021

- b. Site Plan Review - Lot 2 Eagle Crossing 10th Filing, Martin Lind, Eagle Crossing Windsor LLC, Owner, Owner's Representatives Colton Lind, Water Valley Land Company and Derek Patterson, TST Engineering - S. Mezzetti, Planner II

Location: 6561 Crossroad Boulevard, North of Crossroads Boulevard, west of Hospitality Drive and south of Stallion Drive

The site plan has been reviewed administratively by staff.

Please provide any comments to planning staff by Wednesday, August 11, 2021.

- c. Site Plan Review - South Gate Business Park Subdivision, Block 1, Lot 1 (753 Champion Drive) - Woodward Expansion/Redevelopment - C. Malone, Chief Planner

The subject site plan only includes the building additions and immediate improvements surrounding the building of 753 Champoin Drive (Lot 1), the northeastern portion of the Woodward complex under redevelopment. The lot to the west, 871 Champion Drive (Lot 2), and the surrounding landscape plan for the overall complex, is the next phase of this redevelopment.

Comment Period

The site plan has been reviewed administratively by staff.

Please provide comments no later than Wednesday, August 11th, 2021.

3. Communications from Town Manager

Per Mr. Hale, Xcel is going to host a public meeting next Monday, August 16th from 6:00 to 7:00 p.m. at the Windsor Recreation Center. The agenda includes discussing the outages that a lot of residents have experienced this year as well as the plan to address those. The monthly board report is in the packet.

- a. Monthly Board Report

Focus Area Updates:

1. Strategic Growth

Large strides have taken place to begin developing IGAs with neighboring communities regarding open space. Currently, an IGA is complete after a lot of work and collaboration between the staff from Greeley and Windsor. The next step will be presentations to both Greeley and Windsor Councils scheduled for August 2021.

2. Sustainable Infrastructure

There has been great progress toward making the Windsor downtown area a cultural center for public art, events and activities. We have had some movement on several fronts lately with ongoing and planned events (for example, our Summer Concert Series at Boardwalk Park has been heavily attended). Staff is advertising to fill the new Arts Commission seats. In addition, we are working with the DDA on wayfinding efforts and plan to discuss public art funding with Town Board this coming fall.

3. Vibrant and Healthy Economy

Economic Development and Finance staff are working on an update for discussion on future retail development needs. On-going efforts for grocery store locations are under way. Our economic development office has worked with a retail consultant to attract retail businesses to commercial areas. Areas for development are opening up; furthermore, the sports park is moving forward which should open up retail opportunities soon.

4. Communications from Town Board

Mayor Pro Tem Bennett reported that he is resuming his quarterly coffee session with residents which will be held on Saturday, August 14th 8:00 to 9:30 at Coffee House 29 and it is open to all residents.

Mayor Rennemeyer reported that next Wednesday, August 18th is the next Pints with Paul from 4:30 to 6:30 p.m. at Mash Lab Brewery. On Friday, August 20th will be the next Coffee with the Mayor from 10:00 to 11:00 a.m. at the Windsor Recreation Center.

Town Board Member Charpentier reported that the Chamber has some big events upcoming including Oktoberfest on September 18th, the golf tournament, and the Chamber Business Gala Awards.

E. ADJOURN

Town Board Member Tallon moved to adjourn, Town Board Member Wilson seconded the motion. Roll call on the vote resulted as follows; Yeas - Bennett, Charpentier, Cline, Rennemeyer, Sislowski, Tallon, Wilson; Motion Passed.

Upon a motion duly made, the meeting was adjourned at 8:49 p.m.



Karen Frawley, Town Clerk