

**TOWN OF PARKER COUNCIL
MINUTES
JULY 3, 2017**

Mayor Pro Tem Josh Martin called the meeting to order at 5:46 P.M. Councilmembers Rivero and Williams were absent.

Attorney Corey Hoffmann announced that the topics for discussion in Executive Session were five (5) items; under C.R.S. § 24-6-402(4)(e) there were two (2) items, the first was Tax and Fee Assistance Agreement with United Parker Properties, Inc., a California corporation, concerning a La Quinta Inns & Suites project located at the Southeast corner of E-470 and Jordan Road and the second was Tax and Fee Assistance Agreement with Architectural Concepts, LLC; under C.R.S. § 24-6-402(4)(b) there were three (3) items, the first was to receive legal advice on specific legal questions on Ordinance No. 3.01.114, the second was to receive legal advice on specific legal questions on use of Town-owned property at the Parker Joint Service Facility, and the third was to receive legal advice on specific legal questions on Section 13.03.040 of the Parker Municipal Code.

EXECUTIVE SESSION

Josh Martin moved and Debbie Lewis seconded to go into Executive Session at 5:47 P.M. to determine positions relative to matters that may be subject to negotiations, develop a strategy for negotiations, and/or instruct negotiators, pursuant to C.R.S. § 24-6-402(4)(e) and to hold a conference with the Town's attorney to receive legal advice on specific legal questions, pursuant to C.R.S. § 24-6-402(4)(b).

The motion was approved unanimously.

Amy Holland moved and Josh Martin seconded to come out of Executive Session at 6:20 P.M.

The motion was approved unanimously.

REGULAR MEETING

Mayor Waid reconvened the meeting at 7:00 P.M.

Mayor Waid led the Council and audience in the Pledge of Allegiance.

SPECIAL PRESENTATIONS

• **New Planning Commission Introductions**

Rosemary Sietsema introduced the following Planning Commission members:

John Howe, Vice Chair (reappointed)

Richard Foerster, (reappointed to regular Planning Commission)

Ruth Ann Nelson (newly appointed)

Eliana Burke (reappointed to regular Planning Commission)

Kimberly Rodell (newly appointed)

PARKER CHAMBER OF COMMERCE UPDATES – None

DOWNTOWN BUSINESS ALLIANCE UPDATES – None

PUBLIC COMMENTS – None

REPORTS, ITEMS AND COMMENTS FROM MAYOR AND COUNCIL

Josh Martin

Have a safe and happy 4th of July.

Amy Holland

- 1. CML Conference
- 2. Parker Chamber Board Meeting
- 3. PACE Series Lunch – New 2017/2018 season
- 4. Artist Reception at Deep Space.
- 5. Free Concert in Discovery Park this Thursday
- 6. Ball and Jacks will be on July 10th

Debbie Lewis

- 1. CML Conference
- 2. PACE Series Lunch
- 3. Art Gala at Deep Space
- 4. Discovery Park Concert
- 5. Douglas County Housing Partnership

John Diak

- 1. CML Conference
- 2. PACE Season Announcement Party
- 3. Discovery Park Concert

Mike Waid

- 1. CML Conference
- 2. Discovery Park Concert
- 3. Spamalot was nominated for 7 awards. The Award Ceremony will be held two weeks from tonight at PACE.

CONSENT AGENDA

A. *APPROVAL OF MINUTES*
June 19, 2017

B. *COMPARK VILLAGE SOUTH*

(1) *FIRST AMENDMENT COMPARK VILLAGE SOUTH ANNEXATION AGREEMENT*

(2) *SUBDIVISION AGREEMENT COMPARK VILLAGE SOUTH FILING NO. 1*
Department: Engineering, Alex Mestdagh

C. *RESOLUTION NO. 17-033*

A Resolution Amending Resolution No. 10-039, Series of 2010, Setting the Number of Members of the Town of Parker Planning Commission
Department: Community Development, Rosemary Sietsema

D. **RESOLUTION NO. 17-034**
A Resolution to Appoint the Chair and to Appoint Members and Alternates to the Town of Parker Planning Commission
 Department: *Community Development, Rosemary Sietsema*

E. **RESOLUTION NO. 17-035**
A Resolution to Determine that Tracts A and C, Cottonwood Subdivision Filing No. 11 Property Substantially Complies with the Requirements of the Annexation Act of 1965 and to Set a Public Hearing Date for August 21, 2017
 Department: *Community Development, Stacey Nerger*

F. **CONTRACTS ABOVE \$100,000**

- *Parker Fieldhouse Renovation Project (CIP17-020)*
Amount: \$309,698.00
Contractor: Cross Line Construction
Department: Engineering, Bob Exstrom

- *Parker Consolidated School Restoration Project – Phase III Contract Modification*
Amount: \$100,291.00
Contractor: Wattle & Daub Contractors
Department: Engineering, Tom Gill

G. **RESOLUTION NO. 17-036**
A Resolution Accepting the Corrective General Warranty Deed from Board of County Commissioners of the County of Douglas for the Harvie Property
 Department: *Town Attorney, Jim Maloney*

Amy Holland moved and Josh Martin seconded to approve Consent Agenda Items 7A through 7G.

The motion was approved unanimously.

TOWN ADMINISTRATOR

• **Reports**

John Fussa filled in for the Acting Town Administrator. He reminded everyone of the Stars and Stripes Fireworks Show scheduled for the 4th of July, from 6 p.m. to 10 p.m. at Salisbury Equestrian Park. This will be the only place in Parker to see fireworks since there are fire restrictions in place.

ORDINANCE NO. 1.500 – Second Reading

A Bill for an Ordinance to Approve the Easement Agreement Between the Town of Parker and the Parker Water and Sanitation District Concerning Salisbury Park North and Salisbury Equestrian Park

Department: Engineering, Alex Mestdagh

This item accompanies an ordinance proposing to convey waterline easements to Parker Water and Sanitation District (PWSD) to allow for the installation of an underground waterline across portions of

Salisbury Park North and Salisbury Equestrian Park. The waterline is being installed as a part of PWSD's Water Resource Centralization Project.

Rebecca Tejada, Senior Project Manager for Parker Water & Sanitation, 18100 E. Woodman Drive was present for questions.

Public Comment – None

Josh Martin moved to approve Ordinance No. 1.500 on second reading.

Debbie Lewis seconded the motion.

The motion was approved unanimously.

ORDINANCE NO. 1.501 – Second Reading

A Bill for an Ordinance to Approve the First Amendment to Deed of Conservation Easement in Gross By and Between the Town of Parker and the Douglas County Land Conservancy Concerning the Harvie Property

Department: Town Attorney, Jim Maloney

In order to annex and zone the Harvie property, the Conservation Easement that is recorded against the Harvie property needs to be amended to allow the Town to convey the groundwater under the Harvie property to the Parker Water and Sanitation District (the "District") as a part of the District's inclusion process.

The Town and the District are sharing the legal fees and costs associated with the amendment to the Conservation Easement by the Douglas Land Conservancy. The Douglas Land Conservancy has agreed to amend the Conservation Easement and allow the conveyance of groundwater to the District subject to three (3) conditions:

1. The Town and the District pay all costs and attorneys' fees associated with amending the Conservation Easement.
2. The Town gives up the right to ever build a single-family home on the Harvie Property; and
3. The District agrees to include the Harvie Property into the service area of the District.

Once the Town conveys the groundwater to the District following the amendment of the Conservation Easement, the District will transfer to the Town 96.4 water resource credits (96.4 SFEs), which the Town can use to offset future inclusion/TAP fees.

Public Comment – None

John Diak moved to approve Ordinance No. 1.501 on second reading.

Amy Holland seconded the motion.

The motion was approved unanimously.

ORDINANCE NO. 3.01.113 – Second Reading

A Bill for an Ordinance to Amend Sections 13.02.010 and 13.04.100 of the Parker Municipal Code Concerning Definitions and the B-Business District

Department: Community Development, Paul Workman

Staff proposed Land Development Ordinance (LDO) amendments to update the allowed uses in the B-Business District and amend the Definitions section to add definitions for health club, indoor amusement and recreation facility, instruction service/studio, membership club and senior housing.

Staff also proposed a definition for senior housing that will clarify this type of development. This will set clear expectations for staff and the development community as to what qualifies as senior housing.

Public Comment – None

Josh Martin moved to approve Ordinance No. 3.01.113 on second reading.

Amy Holland seconded the motion.

The motion was approved unanimously.

ORDINANCE NO. 3.205.29 – Second Reading

A Bill for an Ordinance to Amend Ordinance Nos. 3.205.3, Series of 2004, 3.205.8, Series of 2008, 3.205.13, Series of 2009, 3.205.21, Series of 2010, and 3.205.22, Series of 2013, and Section 13.04.110(e) of the Parker Municipal Code Concerning the Greater Downtown Zoning District and the Adoption by Reference of the Standards and Guidelines for Development Within the Town Center

Department: Community Development, Paul Workman

Staff proposed a text change to amend the Town of Parker Greater Downtown District: Town Center Standards and Guidelines for Development to increase the maximum size of certain Recreation, Amusement and Entertainment uses. The proposed amendment will increase the maximum permitted size of such uses from 15,000 square-feet to 30,000 square-feet of total floor area.

Public Comment – None

Debbie Lewis moved to approve Ordinance No. 3.205.29 on second reading.

John Diak seconded the motion.

The motion was approved unanimously.

ORDINANCE NO. 5.06.39 – Second Reading

A Bill for an Ordinance to Amend Sections 7.04.010 of the Parker Municipal Code Concerning Abandoned Vehicles

Department: Town Attorney, Jim Maloney

Attorney Corey Hoffmann explained that the Town Code provides a 15-day notice to move abandoned vehicles in Town. The Model Traffic Code, as adopted by the Town, provides a 48-hour notice to

move abandoned vehicles located on public property, including streets. The purpose of this ordinance is to clarify that the 15-day notice only applies to abandoned vehicles on private property.

Public Comment – None

Amy Holland moved to approve Ordinance No. 5.06.39 on second reading.

Debbie Lewis seconded the motion.

The motion was approved unanimously.

ORDINANCE NO. 3.329 – Second Reading

A Bill for an Ordinance to Amend Section 13.03.040(c)(1) and (2) of the Parker Municipal Code Concerning the Enforcement of the Parker Land Development Ordinance

Department: Town Attorney, Jim Maloney

Attorney Corey Hoffmann advised that Neighborhood Services is no longer part of the Community Development Department, which department is responsible for enforcing the Parker Land Development Ordinance (“PLDO”). The PLDO needs to be amended to authorize Neighborhood Services, which is now part of the Police Department, to enforce violations of the PLDO.

Public Comment – None

John Diak moved to approve Ordinance No. 3.329 on second reading.

Amy Holland seconded the motion.

The motion was approved unanimously.

ORDINANCE NO. 3.01.114 – Second Reading

A Bill for an Ordinance to Amend Chapter 13.12 of the Parker Municipal Code Concerning Wireless Communication Facilities

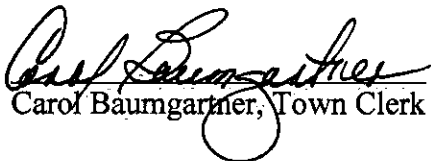
Department: Town Attorney, Jim Maloney

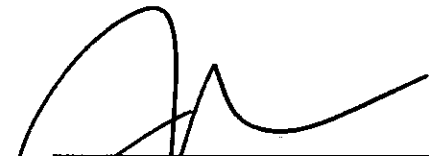
Amy Holland move to continue this item to a date certain of July 17, 2017.

Josh Martin seconded the motion.

The motion was approved unanimously.

The meeting was adjourned at 7:34 P.M.


Carol Baumgartner, Town Clerk


~~Mike Ward, Mayor~~
Josh Martin, Mayor Pro Tem