

**TOWN OF MORRISON BOARD OF TRUSTEES  
MORRISON TOWN HALL, 110 STONE STREET  
REGULAR MEETING OF THE BOARD OF TRUSTEES  
TUESDAY, OCTOBER 18, 2016  
6:00 P.M.**

**Call to Order.** Mayor Sean Forey called the regular Town Board Meeting to order at 6:00 P.M.

**Roll Call.** Mayor Sean Forey, Trustees Brewster Caesar, Venessa Angell, Debora Jerome, Allen Williams and Christopher Wolfe were present. Katie Gill was absent. A quorum was established.

**Staff Present.** Gerald Dahl (Town Attorney), Kara Zabilansky (Town Administrator) and Charla Bryant (Town Clerk).

**Amendments to the Agenda.** None.

**Public to Address the Board.**

**Darah Velesbir, 109 Bear Creek Lane, Morrison, CO 80465.** Velesbir wants to know what is going on at Pine Street, Morrison, CO. There are piles of dirt. There was trash. Forey said Zabilansky will contact her tomorrow and discuss the situation.

**Martin Lockley, 31110 Robinson Hill, Golden, CO.** Martin is a paleontologist. Lockley is interested in Dinosaur Ridge. Lockley provided the Board with a copy of a Denver Post Article. Dinosaur Ridge is ranked No. 1 as a track site. There needs to be input and awareness from the Community. The tracks go from Bear Creek up to Colfax. Lockley stated development should be appropriately done.

**Bill Peterson, 2296 Kalmia Avenue, Boulder, CO 80304.** Peterson has moved back to Colorado. The dinosaur track stretch along C470 is what brings in tourists. Peterson is strongly opposed to rezoning at C470 at Alameda.

**Sally Berry, Ken Caryl Valley.** Berry does not like the changes she has seen take place in Colorado. Berry believes it is imperative that the developer can prove they have water for 100 years. Colorado is a high plains State. Car and motorcycle dealerships do not need to be there. She would like to see donations by the 3 Dinos to Dinosaur Ridge.

**Presentations and Hearings.**

**3 Dinos Presentation, C470/Alameda Rezoning. Greg Stevinson, 1546 Coal Blvd., Golden, CO 80201.** Stevinson stated flex warehousing would be allowed. Stevinson is focused on the Hogback. Stevinson does not want a great deal of retail to be there. The Harley Davidson Dealership has been eliminated from the SE corner. There can be a hotel and a gas station. Stevinson is working with Jefferson County regarding Dinosaur Ridge. There will be four small automobile dealerships and a flex warehouse on the NW corner.

**Brian Connolly, an attorney with OttenJohnson.** Connolly has seen Morrison's letter. This property is zoned commercial/industrial. There are four automobile dealerships, and one hotel in the area that is proposed to be rezoned. There are three areas that were looked at: (1) uses; (2) off-site impact; and (3) utilities. The property will be serviced for wastewater and water by Consolidated and Metro Wastewater. The hotel can be 50 feet in height as provided for in the rezoning. Lighting will be turned off at 10:00 instead of 11:00 and poles will be a maximum of 20 feet. They do not want retail that would compete with retail in the Town of Morrison.

**Greg Stevinson.** For the Denver West Development, Stevinson was approached by Golden, but he went to Lakewood. Stevinson is sensitive to Morrison. Stevinson will keep grocery out of his development. Stevinson stated he appreciates the Board allowing him to come for the meeting. Stevinson said he has the first right if the County wants to sell the Dinosaur Ridge property.

**Declaration of Restrictive Covenant – Wood Lane.** A variance was granted by the Board of Adjustment to Ryan Burriss. Dahl said a portion of the street should be dedicated. Dahl wrote a Deed and Right of Easement. The Town will need a right of access on which the lender must sign off for Burriss to get the variance. Dahl, Zabilansky and Burriss met with Leonard. Leonard will not sign the Deed without a restrictive covenant on the Town's property. The Town's plans are not to connect to Highway 8. Dahl said the Town needs to decide if it wants to place a restriction on the Town's property. The restrictive covenant benefits all three property owners. Dahl stated there are three options: (1) do a comprehensive deal, signed by all parties; (2) do a deal that only ties up property as it relates to Burriss; (3) not do any deal and to not obligate the Town to tie up its property. Burriss would have to go back to Leonard to be able to build his house. Forey asked if Burriss could go back to the Board of Adjustment to unwind that condition. Dahl said Burriss could do this. Burriss asked why the Town has a right to Wood Lane. Burriss is questioning what the Town is losing. Dahl said the Board of Adjustment granted a variance to the zoning rules. As part of the variance, there was a condition that the road be dedicated to the Town by Burriss and it is legitimate for the Board of Adjustment to have the road become public. Dahl stated it is common for a variance to have conditions. Burriss can go back to the Board of Adjustment and ask them to take off the restriction. Burriss would like to do the dedication and would like the second option to tie up the property as it relates only to him. Burriss does not believe it is fair to the other landowners. Williams said the Board of Trustees was discussing the Restrictive Covenant because of Leonard. Angell stated she likes the first option where all owners sign.

Angell left at 7:15 P.M.

Caesar said he does not want to block Burriss, but he has to protect the Town's interests. It could impact future development. Caesar stated the Town has been impacted; it has spent \$50,000 to \$80,000 to lower the police garage for the benefit of the neighbors; it paid for engineering; it paid legal fees; and it has now been asked to move the road and maintain the road into the future. Caesar does not want to limit possible future access to the Town property. Burriss said every person who uses the road is trespassing. Burriss and the Town are giving up something. Williams prefers option 1, but is okay with option 2. Jerome wants option 1. Caesar

does not agree with it unless it is changed to allow for Town use as a secondary access. Wolfe made a motion to support option 1 that all three landowners need to sign. Williams seconded the Motion. Forey asked if this would allow for emergency vehicles. Dahl said it would not as written. Forey, Jerome, Williams and Wolfe voted in favor of the motion. Caesar voted against the Motion.

**Budget Review – Police Department/Capital Improvement Program.** Chief Sandoval stated that after the refund from Red Rocks and Bandimere the budgeted expenses were \$934,200. Lt. Anthony Joiner said that Lakewood needs to give permission for Morrison to control the light on Morrison Road and C470. Morrison has permission for egress only. Chief Sandoval will talk to the new chief at Lakewood once he is appointed. A class is being added at Red Rocks Elementary School for crossing safety. The 5 year capital improvement plan should include Police vehicles. No motion was needed as it will be done all together on the budget.

**Capital Improvement Program.** Zabilansky stated she is trying for a couple of grants. Caesar asked about the \$110,000 for various streets, grounds and building projects. There were no further questions or comments.

#### **General Business.**

**Police Vehicles.** The Police Department is looking to replace two vehicles. The total cost with the lights will be \$90,000. They need to get the purchase of the vehicles approved now for delivery next year. Caesar made a motion to authorize the Morrison Police Department to spend up to \$70,000 to order 2 Ford Police Interceptors for 2017. Wolfe seconded the motion. All present voted in favor.

**Digital Speed Limit Signs.** The Police Department would like to two digital speed limit signs. They cost from \$4,000 to \$11,000. One would be a permanently attached sign and could be located at the Post Office. Jt. Joiner can get a portable unit and it can be moved. To purchase both units the cost would be approximately \$20,000. Forey wants to try the portable unit. Lt. Joiner is looking into a grant. The Board would like to table the purchase to see if the Town can get a grant. It is recommended that the digital speed signs be discussed at the November 15, 2016 Board meeting.

**Republic Services Residential and Commercial Refuse and Recyclables (RS) Agreement.** Dahl would like to have a meeting with RS as the Agreement was revised. Dahl discussed the Agreement with the Board. Caesar was under the impression that residents would not be required to have the Town trash service. Dahl stated you can have your own provider but you would still have to pay the Town trash provider as well. Forey said he would like to have the Agreement designated a minimum number of residents be required so not every resident will need to use RS. It was agreed that the RS will do the billing and not the Town. This will increase the cost from \$3 to \$5 per quarter; \$13.25/month + \$3 to \$5/quarter. There will be electronic recycle at \$.19/lb after the first 1000. RS will provide flyers and will have a couple of public meetings. The contract period can be 3 or 5 years. Forey, Caesar, and Jerome stated they wanted a 5 year contract. Zabilansky said to leave the start date open. Caesar said that there should not

be a charge for branches. Dahl said he would ask about TV's being accepted. Dahl will discuss making the pick-up date on Wednesday. Caesar moved to direct the Town Administrator and Town Attorney to revise the Agreement for Residential Refuse and Recycling Collection Services with Allied Waste Transportation, Inc., d/b/a Republic Services of Denver with the changes directed by the Board of Trustees during the October 18, 2016 meeting, discuss the revisions with the Company for its concurrence, and to bring the same back to the Board of Trustees for final review and action. Jerome seconded the motion. All present voted in favor.

**Resolution 2016-16, Amending Resolution 2016-01, Establishing Alternatives for Review and Approval of Liquor License Application Renewals.** Dahl will revise and remove references to the Town Liquor Licensing Authority. Williams made a motion to adopt Resolution 2016-16, a Resolution Amending Resolution 2016-01, Establishing Alternatives for Review and Approval of Liquor License Application Renewals. Wolfe seconded the motion. All present voted in favor.

**Resolution 2016-17, Supporting the Town's Application for and Use of CPW Funds for the South Trail Project.** Wolfe made a motion to adopt Resolution 2016-17, a Resolution of the Morrison Board of Trustees Supporting the Town's Application for and use of CPW Funds for the South Trail Project. Jerome seconded the motion. All present voted in favor.

**4<sup>th</sup> and Summer Engineering.** There are issues with drainage and the road. Zabilansky asked Glendon Berrett (Town Engineer) to review the drainage at 4<sup>th</sup> and Summer Street. Forey recused himself as he has his meter at this location. Caesar took over the meeting as Mayor Pro Tem. Caesar stated the water meter would be on an island in the middle of the road. DeWayne Rhodig said 8% is not much of a grade. It will be the same slope as it is now. Caesar wants to go to an engineer and consider moving the meter. Williams said reclaimed asphalt could be used to help with erosion. It was agreed that the Board will table the drainage issue for now and the Board members should do a site visit. It will be brought back to the Board at the next meeting. Caesar turned the meeting back over to Mayor Sean Forey.

#### **Departmental Reports.**

**Museum.** Grants can be looked at for the \$70,000 for next year. There were no further questions or comments.

**Court.** There were no questions or comments.

**Accounting.** There were no questions or comments.

**Administrator.** There were no questions or comments.

**Attorney.** There were no questions or comments.

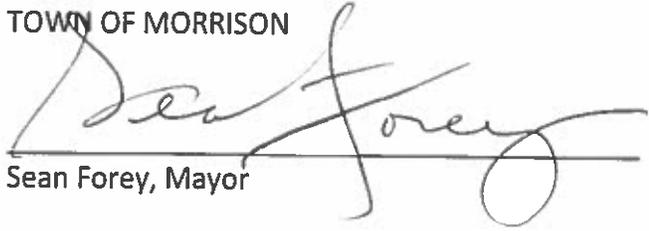
**Consent Agenda.** Caesar made a motion to approve the Consent Agenda. Wolfe seconded the motion. All present voted in favor of the motion.

**Board Comments.** Lakewood is holding a public meeting at the Red Rocks Baptist Church on October 20, 2016, at 6:00 P.M. regarding the annexation of Red Rocks Centre into Lakewood. Caesar asked for topics for the Hogback. The Board agreed with the cross walk and the waterline

to Red Rocks and its benefits to the Town. Dahl said the Clearwell is ready to go. Williams was called by Clinton Scott. A meeting will be held on Friday night at the Town Hall on rooftop patios. Board members are invited. Zabilansky will take care of the water at 3<sup>rd</sup> and Summer Street.

**Adjournment.** The Meeting was adjourned at 8:58 pm.

TOWN OF MORRISON

  
Sean Forey, Mayor

ATTEST:

  
Charla D. Bryant, Town Clerk

