

The Town Council of the Town of Johnstown met on Monday, July 16, 2018 at 7:00 p.m. in the Council Chambers at 450 S. Parish Avenue, Johnstown.

Mayor James led the Pledge of Allegiance.

Roll Call:

Those present were: Councilmembers Lebsack, Lemasters, Mellon, Molinar Jr. and Tallent

Those absent were: Councilmember Young

Also present: Avi Rocklin, Town Attorney, Roy Lauricello, Town Manager, John Franklin, Town Planner, Brian Phillips, Police Chief and Diana Seele, Town Clerk/Treasurer

Agenda Approval

Councilmember Lebsack made a motion seconded by Councilmember Mellon to approve the Agenda. Motion carried with a unanimous vote.

Consent Agenda

Councilmember Mellon made a motion seconded by Councilmember Molinar Jr. to approve the Consent Agenda with the following items included for approval:

- July 2, 2018 Council Meeting Minutes
- Payment of Bills
- June Financial Statements
- Resolution No. 2018-13, Appointing a Director to the Villages at Johnstown Metropolitan District Nos. 1-8 Board of Directors

Motion carried with a unanimous vote.

New Business

A. Public Hearing – US Engineering Annexation – This is a request for annexation of 12 acres of property located north and west of the I-25 Gateway Center. The owner of the property has requested Gateway Zoning. The owner proposes to expand their current fabrication facility by building an additional building on the property.

Mayor James opened the Public Hearing at 7:13 p.m. Mr. Bob Brunson of US Engineering presented the request and answered questions. Having no public comment Mayor James closed the Public Hearing at 7:19 p.m.

Councilmember Mellon made a motion seconded by Councilmember Lebsack to approve the Annexation Agreement. Motion carried with a unanimous vote.

Resolution No. 2018-12 – Findings of Fact and Conclusions Based Thereon with Respect to the U.S. Engineering Annexation – Councilmember Mellon made a motion seconded by Councilmember Lebsack to approve Resolution 2018-12. Motion carried with a unanimous vote.

Ordinance No. 2018-152 – Annexing Certain Unincorporated Lands located in the Northeast ¼ of Section 3, Township 4 North, Range 68 West of the 6th P.M. County of Weld, State of Colorado, known as the U.S. Engineering Annexation, and Containing Approximately Twelve (12) Acres. Councilmember Lebsack made a motion seconded by Councilmember Mellon to approve Ordinance Number 2018-152. Motion carried with a unanimous vote.

Ordinance No. 2018-153 – Approval of Gateway Zoning of the Property Known as U.S. Engineering Annexation Located in the Northeast ¼ of Section 3, Township 4 North, Range 68 West of the 6th P.M. County of Weld, State of Colorado, and Containing Approximately Twelve (12) Acres. Councilmember Lemasters made a motion seconded by Councilmember Tallent to approve Ordinance No. 2018-153 motion carried with a unanimous vote.

B. Public Hearing – Amendment to 2534 Design Guidelines Proposed Land Use Plan – Multifamily Use (Gerrard Family Partnership, LLC on behalf of Continental Properties) - This is a request by property owner, Gerrard Family Partnership, LLC on behalf of Continental Properties, for approval of an amendment to the 2534 Design Guidelines Land Use Plan. The amendment would include Multi-Family Residential and accessory uses on Lot 1, 2534 Subdivision Filing No. 12 and Lot 4, 2534 Subdivision, Filing No. 15. The property is currently designated Office Flex and Retail Uses.

Mayor James opened the Public Hearing at 7:16 p.m. Mr. Eric Gumm, representative of Continental Properties presented the request and answered questions. The following individuals spoke in favor of the project, Mr. Ryan Schaeffer, President 2534 Design Review Committee and Mr. Gary Gerrard, Gerrard Family Partnership. Having no further comments the Public Hearing closed. Councilmember Mellon made a motion seconded by Councilmember Tallent to approve the amendment to the 2534 Design Guidelines to change the Lot 1, 2534 Subdivision, Filing No. 12 and Lot 4, 2534 Subdivision Filing No. 15 from B.1 Office, Flex and Retail Uses to B.2 Office, Flex, Retail and Multi-Family. Motion carried with a unanimous vote.

C. Consider Award of Contract to Prime Solution, Inc. for Low Point Wastewater Treatment Plant Dewatering Equipment – The dewatering equipment will be able to dewater the bio solids at Low Point WWTP and produce solids which will eliminate the need for hauling the liquid bio solids. After the review of the bid submitted by Prime Solution Inc., recommendation is to award the Contract for Dewatering Equipment for the Low Point Wastewater Treatment Plant to Prime Solution, Inc. in a lump sum amount of \$353,675. Councilmember Lemasters made a motion seconded by Councilmember Molinar Jr. to award the Contract for the Low Point Dewatering Equipment to Prime Solution, Inc. in a total amount not to exceed \$353,675 and authorize the Mayor to sign the Notice of Award and Agreement. Motion carried with a unanimous vote.

There being no further business to come before the Council the meeting adjourned at 8:53 p.m.

Mayor

Town Clerk/Treasurer

