

The Town Council of the Town of Johnstown met on Monday, November 4, 2019 at 7:00 p.m. in the Council Chambers at 450 S. Parish Avenue, Johnstown.

Mayor Lebsack led the Pledge of Allegiance.

Roll Call:

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

Those absent were: Councilmember Berg

Also present: Avi Rocklin, Town Attorney, Matt LeCerf, Town Manager, Marco Carani, Public Works Director, Kim Meyers, Planning and Development Director and Brian Phillips, Police Chief.

Agenda Approval

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

Public Comments

Todd Williams, representing Thompson Ranch addressed council in reference to the request from Johnstown Plaza for water and sewer for their proposed apartments.

Consent Agenda

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

- October 6, 2019 Council Meeting Minutes
- Payment of Bills
- Agreement to include Pulliam Water Rights in the Home Supply Water Court Change Case

Motion carried with a unanimous vote.

New Business

A. Public Hearing – Best Pizza LLC DBA MOD Pizza located at 4938 Thompson Parkway – This is a request for a new Beer and Wine License for Best Pizza, LLC DBA MOD Pizza.

Mayor Lebsack opened the public hearing at 7:15 p.m. and heard from the applicant. Having no public comments closed the hearing at 7:24 p.m.

Councilmember Molinar made a motion seconded by Councilmember Lemasters to approve the issuance of a new Beer and Wine License for Best Pizza, LLC. Motion carried with a unanimous vote.

B. Public Hearing – Lux Nailbar Inc. DBA Lux Nailbar located at 4924 Thompson Parkway.

Mayor Lebsack opened the public hearing at 7:25 p.m. and heard from the applicant. Having no public comments the closed the hearing at 7:31 p.m.

Councilmember Molinar made a motion seconded by Councilmember Mellon to approve issuance of a new Beer and Wine License for Lux Nailbar Inc. Motion carried with a unanimous vote.

C. Public Hearing – 2020 Proposed Budget –

Mayor Lebsack opened the public hearing at 7:32 p.m. and heard from staff. Having no public comments closed the hearing at 7:46 p.m.

D. Consideration of a Coordinated Planning Agreement Between the Town of Johnstown, Colorado and Weld County, Colorado –

This agreement is focused and designed to allow the Town to have local control on development within its 3 mile area (Growth Management Area- GMA) as adopted annually. Councilmember Lemasters made a motion seconded by Councilmember Molinar Jr. to approve the Coordinated Planning Agreement Between the Town of Johnstown, Colorado, and Weld County, Colorado as presented. Motion carried with a unanimous vote.

E. Consider Resolution 2019-22 Approving Amendments to the Johnstown Area Comprehensive Plan and the Three Mile Plan – Resolution 2019-22 affirms the findings and conclusions of the Planning and Zoning Commission and amends the Town of Johnstown Comprehensive Plan to expand the Town’s growth management area by approximately 81.5 acres and to modify the Land Use Framework Plan to designate approximately 402 acres as “Residential Mixed Use”. Councilmember Young made a motion seconded by Councilmember Lemasters to approve Resolution 2019-22, approving amendments to the Johnstown Area Comprehensive Plan and the Three Mile Plan. Motion carried with a unanimous vote.

F. Town of Johnstown Lone Tree Pump Station Improvements – This is a request to allow single source purchase for a portion of the Lone Tree Pump Station improvements. There are funds in the amount of \$366,700.00 in the 2019 Budget for improvements at the Lone Tree Pump Station. These improvements include the removal of all electrical from the underground vault and install an above ground electrical panel and to replace the (3) 75 horse-power pumps. The other part of the project consists of installing wiring to operate the SCADA equipment, plus integration with the Variable Frequency Drives for the pumps. Staff is recommending to purchase the same VFD’s that are currently at the water treatment plant. Keeping the same brand of VFD eliminates multiple manufacturers. In order to follow the town’s purchasing policy staff is requesting single source purchase for parts and equipment. Councilmember Mellon made a motion seconded by Councilmember Molinar Jr. to approve the single source purchasing for the improvements to the Lone Tree Pump Station in an amount not to exceed \$366,700. Motion carried with a unanimous vote.

G. Central Wastewater Treatment Plant Aeration Project – This is a request to purchase aerators for the Central Wastewater Treatment Plant. There are funds budgeted in the wastewater fund in the amount of \$464,000 to do the project. Staff solicited quotes from two vendors, DO2E \$191,032.00 and Aerator Solutions, Inc. \$175,000.00, and agreed the quote from DO2E Aerators in the amount of \$191,032.00 will better meet the needs of the project. The aerators will be purchased directly from the vendor saving the town 10-20% on the cost. Councilmember Lemasters made a motion seconded by Councilmember Mellon to approve the purchase of the DO2E aerators in the amount not to exceed \$191,032.00. Motion carried with a unanimous vote.

H. Discussion Only – General Direction needed for overnight camping on public right of ways and private property. Johnstown Police Department has responded to calls of people living in travel trailers in back yards of residences, using vehicles and campers as residences in truck stop parking lots and recently to camps being set up behind private businesses in the 2534 area. Currently there is not a municipal ordinance that addresses this type of issue. After some discussion with staff, council would like an ordinance drafted addressing this issue.

Executive Session – Councilmember Young made a motion seconded by Councilmember Mellon to enter into Executive Session at 8:17 p.m. to discuss with the Town Attorney financial matters involving the Glenn A. Jones M.D. Memorial Library pursuant to C.R.S. 24-6-402(4)(b). Motion carried with a unanimous vote.

The Council returned to Regular Session at 8:49 p.m.

There being no further business to come before Council the meeting adjourned at 8:58 p.m.

Mayor

Town Clerk