

MINUTES
TOWN OF HUDSON TOWN COUNCIL
REGULAR MEETING
April 4, 2018 - 6:00 P.M.

PLEDGE OF ALLEGIANCE

CALL TO ORDER AND ROLL CALL

Mayor Haynes called the meeting to order at 6:02 p.m.

ROLL CALL

Mayor, Dwayne Haynes – Present
Mayor Pro-Tem, Laura Hargis – Present
Councilmember, Matt Cole – Present
Councilmember, Christine Hamilton – Present
Councilmember, Joe Hammock – Absent
Councilmember, Maria Chavez – Present
Councilmember, Sarah Stadler – Present

Town Clerk, Rebecca Utecht took roll call and (6) Councilmembers were present.

Town Staff Present:

Town Manager – Guy Patterson
Town Attorney – Kathryn Sellars
Town Clerk – Rebecca Utecht
Town Marshal – Brent Flot
Public Works and Utility Director – Hunter Fobare

ADDITIONS TO AGENDA

There were no additions to the agenda.

Item 3.a. under General Business was moved to the first item on the agenda.

3) GENERAL BUSINESS

- a. Proclamation: Ms. Pastelak's 100th Birthday

Mayor Pro-Tem Hargis read Ms. Pastelak her Proclamation on behalf of the Town Council. Ms. Pastelak, along with family and friends, was present to receive this.

CITIZEN’S COMMENTS

Magnus Hargis, 325 Holly Street, reported that he is resigning his position as Chair of the Broadband Advisory Committee. He no longer has the time to commit to this. He has emailed all members of the group and asked if any of them would be willing to take over. He has not heard back from anyone. He said that the committee had previously gone out and surveyed Hudson residents. They spoke to 104 households (approximately 20% of the residents) and asked if they would be willing to commit to approximately \$70.00 per month to get broadband in Hudson. Of the 104 households, 55 said yes they would be willing to commit to this. The committee searched for various grants that might be available to the Town and they were unsuccessful in finding anything that the Town could qualify for. Governor Hickenlooper recently signed a new bill into law for getting broadband to all rural areas in the State of Colorado. He said that the committee should research this, as there may now be available funding for the Town. He reported that the Town allocated money to complete a broadband study in this year’s budget and he thinks it is still worth doing. He said the Town should consider two ordinances, one that states that any new development has to include the installation of underground fiber. The second ordinance to consider should state that if a street has to be torn up there should be fiber installed at that time.

Sheila Hollister, 329 Birch Street, reported that she did a comparative market analysis on the old Town Hall site at 557 Ash Street and provided Town Clerk, Becky Utecht, with that information.

1) CONSENT AGENDA

(Consent Agenda Items are considered routine and will be enacted by one motion and vote. There will be no separate discussion of Consent Agenda Items unless a Councilmember or Citizen so requests, in which case the items may be removed from the Consent Agenda and considered at the end of the Regular Agenda.)

- a. Town Council Meeting Minutes, March 21, 2018
- b. Payment of Bills

Councilmember Hamilton made a motion, seconded by Councilmember Chavez to approve the Consent Agenda.

The vote was as follows:

Aye: Councilmembers Hamilton, Chavez, Hargis, Cole, Stadler and Mayor Haynes.

Nay - None

Mayor Haynes declared the motion carried.

2) a. CDOT – Highway 52/Interstate 76 Intersection

LJ Maillet, an engineer with CDOT, presented the Council with an update on the Highway 52/Interstate 76 intersection project. He reported that they are still working on the design process. Currently the design includes two round a bouts and a traffic light. CDOT met with the Hudson Fire Protection District and they are on board with the proposed access. The estimated cost of the first phase of the project is \$11 million. The cost with the new frontage road is \$12 million - \$13 million. CDOT plans on completing the project in two phases, the first phase would include the construction of the round a bouts and the second phase would be to add the new frontage road.

Mayor Pro-Tem Hargis asked how they could cut of the original frontage road and wait on building the new one. She said this would not work for residents in that area or others in the surrounding areas.

Matt Cole, Councilmember, reported that there is a lot of traffic that uses the existing frontage road, and the residents in that area will not have adequate access. He said it is not a matter of it but when there is an accident on I-76 and the only alternative route, the frontage road, will not be open and people will not be able to get home. He asked CDOT to consider making one lane on the new on ramp to allow local traffic to use to get into that neighborhood.

Mayor Pro-Tem Hargis asked how people that live off the frontage road are expected to get home. She is unsure that the \$2 million in the budget will still be there when it is time to do the frontage road.

Councilmember Cole said that if it is hard to get around Hudson people would not do business in Hudson. He is also aware of CDOT's financial issues and has concerns that if they want to complete the new frontage road it will never happen. He is also concerned about semi traffic being able to maneuver through the round a bouts. He also thinks the traffic is going to increase with new development coming to Hudson and oil and gas production being up.

Mayor Pro-Tem Hargis asked Mr. Maillet if he could go back to the engineers and consultants regarding the Town's concerns. Mr. Maillet said yes he would and that was the main purpose of this update to receive comments and feedback.

Mr. Maillet asked Councilmember Cole if he would like to be involved in future planning meetings on this project. Councilmember Cole said yes. Evenings work best for meetings but he is always available by email or phone. Mayor Pro-Tem Hargis said she would also like to be involved in these meetings.

Councilmember Cole said he does not want CDOT to have to redo this project due to design flaws.

3) GENERAL BUSINESS

b. 405 Birch Street – Discussion and Staff Direction

Guy Patterson, Town Manager, reported that the Town now owns the lot at 405 Birch Street. The Weld County valuation is \$36,000.00 for this 9,375 square foot lot. One thought on selling this property is to wait until the park behind it is completed, as this will likely increase the property value.

Councilmember Cole reported that the former Mayor, Ray Patch, wanted to donate this lot for another Habitat for Humanity home. Councilmember Cole would like to sell it versus donating it. He would like to get it sold as soon as possible and donate the money to the recreation department. He would like to reach out to all of the recent builders who have recently built in Town to ask them if they are interested. Mayor Haynes asked if he thought the Town should get the park done first. Councilmember Cole said he did not think that would raise the value that much. Councilmember Hamilton asked how much longer it would be before the park was complete. Hunter Fobare, Public Works and Utility Director, reported that it should be complete in about six months.

Herb Norton, 357 Birch Street, asked if the property would be listed and available for anyone to purchase. Kathryn Sellars, Town Attorney, reported that there are no restrictions in the Charter on disposition of properties. Mr. Norton also asked if the Town could limit what would be allowed. Guy Patterson reported that the Town could possibly condition the sale to limit what could be built on the property.

The consensus of the Council was to sell the property through a bidding process.

3) STAFF REPORTS

Guy Patterson reported that he provided his bi-monthly Manager's report in the packet. He met with Council's newest Councilmember, Sarah Stadler, and did a brief orientation with her. The Town Hall has a large crack on the outdoor concrete steps on the south side of the building, which Joe Racine is addressing with the contractor. He reminded everyone he will be out of the office from April 17-19 for the 2018 Energy & Environment Symposium.

Marshal Flot reported that he is working on getting their new police vehicles purchased. Staff has found a new direction to get this done. The Marshal's Office will be doing interviews next week in an effort to hire a 5th Deputy Marshal.

Hunter Fobare reported that lighted traffic signs are installed and operating properly at the raised crosswalks. He received a call from a resident on CR 10. The Town owns one-mile stretch off this road. She has requested that the Town fix the road. Hunter did an estimate of what it would take to do this. For a 4" layover, the approximate cost is \$30,000.00 - \$35,000.00. He said that they could do a 2" layover in hopes that this would sustain until the road was paved. This was not budgeted for because this work was supposed to be part of the Hudson Hills #2 development agreement, in which they were supposed to pave it. He would like direction from Council on how they would like to handle this. Councilmember Chavez asked if we have talked to Hudson Hills about this situation. Mayor Pro-Tem Hargis asked if we could. Guy Patterson said he would talk to them.

Councilmember Chavez asked what staff was doing about the second pond at the park. Hunter Fobare said they are taking care of it in small phases.

Mayor Pro-Tem Hargis asked whose responsibility it is to clean up the dog feces at the fishing pond. Hunter Fobare reported that Public Works staff is responsible for that.

Chris Hamilton, Councilmember, asked if anyone had heard anything on the prison. Guy Patterson reported that staff has not heard anything. Councilmember Hamilton asked about the new gun shop and said that it must have been approved through the Planning Commission. Guy Patterson reported that they did not have to go through the Planning Commission, as this is an approved use in the Town's Municipal Code.

Councilmember Chavez reported that they had their first recreation/events volunteer committee meeting and it went well.

Councilmember Hargis asked about the large building being constructed on west side of Town near the cemetery. Guy Patterson reported that this is a 14,000 square foot building being constructed to store farm equipment. This property is in Weld County and is zoned agriculture. He has had two meetings with Weld County regarding this property and its use. If at any time the building becomes used for anything other than storage of farm equipment, the owners will have to come to the Town to discuss annexing into Town.

Councilmember Hargis said that the new gun store is going to attract many people. She thinks the Town needs to get other businesses throughout Town to make people want to eat and or shop in Hudson.

Mayor Haynes asked when the Public Works staff planned to get the downtown striping done. Hunter Fobare reported that they had just gotten the paint in today, they are going to practice working with the new striping machine, and then they will get the project done. They plan to widen out the parking spaces.

ADJOURNMENT

The meeting adjourned at approximately 7:03 pm.



TOWN OF HUDSON, COLORADO

ATTEST

Rebecca M. Hent
Town Clerk

[Signature]
Mayor