



BOARD OF TRUSTEES
August 23, 2022
6:30 PM

Leeper Center, 3800 Wilson Avenue, Wellington, CO

MINUTES

A video recording of this meeting is available on the Town of Wellington's YouTube page at <https://www.youtube.com/channel/UCPgBl-EYjaSam4hF3mkoFNA>

A. CALL TO ORDER

Mayor Chaussee called the meeting to order at 6:29 p.m.

1. Pledge of Allegiance

Mayor Chaussee asked that all rise for the pledge of allegiance.

2. Roll Call

Mayor Calar Chaussee
Mayor Pro Tem Ashley Macdonald
Trustee Jon Gaiter
Trustee Brian Mason
Trustee Rebekka Kinney
Trustee Shirrell Tietz
Trustee David Wiegand

Also Present:

Patti Garcia, Town Administrator
Dan Sapienza, March, Olive and Sapienza, LLC, Town Attorney
Sergeant Cherry, Larimer County Sheriff's Office
Kelly Houghteling, Deputy Town Administrator
Cody Bird, Planning Director
Meagan Smith, Public Works Deputy Director
Stephanie Anderson, Human Resources Manager
Adrienne Wright, Administrative Assistant II/Court Clerk/Interim Deputy Town Clerk

3. Amendments to Agenda

Mayor Chaussee asked if there were any amendments to the agenda; there were no amendments.

4. Conflict of Interest

Mayor Chaussee asked if there were any conflicts of interest on this evening's agenda; there were no conflicts of interest.

B. COMMUNITY PARTICIPATION

1. Public Comment

The meeting was open for public comment; Clayton Graves and Dawn Peacock provided public comment.

C. CONSENT AGENDA

1. Minutes of the August 9, 2022 Regular Board of Trustees meeting
Trustee Gaiter moved to approve the consent agenda; Trustee Mason seconded the motion.
Roll call on the vote resulted as follows:
 Yays – Gaiter, Kinney, Mason, Tietz, Wiegand, Macdonald, Chaussee
 Nays – None

D. ACTION ITEMS

1. Public Hearing: Rezone Request from LI - Light Industrial to C-3 - Mixed Use Commercial on Lot 7, Wellington Business Center
Cody Bird, Director of Planning, presented the item and reviewed the public hearing procedures. Mr. Bird noted the request to change the zoning to allow for a range of business uses. The applicant advised that they could accommodate up to 28 different shops at 3,000 square feet each if the zoning is approved.

The meeting was opened for public comment to which there was none.

2. Ordinance No. 14-2022 - An Ordinance Concerning a Rezone Request from LI - Light Industrial to C-3 - Mixed Use Commercial District on Lot 7, Wellington Business Center
Cody Bird, Director of Planning, presented Ordinance No. 14-2022 and identified the findings included in the land use code which is what was used by the Planning Commission for their recommendation of approval.

The Board of Trustees discussed the item noting support of the findings of fact and the economic opportunities that could result from the property being rezoned.

Trustee Mason moved to approve Ordinance No. 14-2022, An Ordinance Concerning a Rezone Request from LI - Light Industrial to C-3 - Mixed Use Commercial District on Lot 7, Wellington Business Center; Trustee Tietz seconded the motion.

Roll call on the vote resulted as follows:

Yays – Gaiter, Kinney, Mason, Tietz, Wiegand, Macdonald, Chaussee
 Nays – None

Motion carried.

3. Federal Grant Requirements: Amended Purchasing Policy
Kelly Houghteling, Deputy Town Administrator, presented the amended purchasing policy. The amendment is being presented due to a site visit with the Colorado Department of Public Safety, Division of Homeland Security & Emergency Management (DHSEM). It was noted that the area related to affirmative action is specific for federal grant funded projects.

Trustee Kinney moved to approve the Amended Purchasing Policy; Trustee Mason seconded the motion.

The meeting was opened for public comment to which there was none.

Roll call on the vote resulted as follows:

Yays – Gaiter, Kinney, Mason, Tietz, Wiegand, Macdonald, Chaussee
 Nays – None

Motion carried.

4. Resolution No. 31-2022 Authorizing the Purchase of Property From the North Poudre Irrigation

Company for the Town of Wellington Water Treatment Plant

Meagan Smith, Public Works Deputy Director, presented the resolution for consideration. Ms. Smith provided background and history related to the purchase of the property.

The Board of Trustees discussed the use of water shares for purchase of the property and the administrative fee assessed by North Poudre Irrigation Company (NPIC) if the purchase agreement is approved by both the Town and NPIC.

Mayor Pro Tem Macdonald moved to approve Resolution No. 31-2022, Authorizing the Purchase of Property From the North Poudre Irrigation Company for the Town of Wellington Water Treatment Plant; Trustee Gaiter seconded the motion.

The meeting was opened for public comment; Shawn Shedenhelm, Lowrey Moyer, Dawn Peacock and Karen Eifert provided comment.

The Trustees discussed the item further noting support of the resolution.

Roll call on the vote resulted as follows:

Yays – Gaiter, Kinney, Mason, Tietz, Wiegand, Macdonald, Chaussee

Nays – None

Motion carried

5. Resolution No. 30-2022 - A Resolution Declining Full Participation in the Colorado State-Run Paid Family and Medical Leave Insurance Program

Stephanie Anderson, Human Resources Manager, presented the item to the Trustees. Ms. Anderson provided an overview of the program noting that the resolution is to opt out of the program and reported that if employees wanted to opt in they could do so directly with the State of Colorado.

Trustee Gaiter moved to approve Resolution No. 30-2022, A Resolution Declining Full Participation in the Colorado State-Run Paid Family and Medical Leave Insurance Program; Mayor Pro Tem Macdonald seconded the motion.

The meeting was opened for public comment; Aaron from Wellington West provided comment.

Roll call on the vote resulted as follows:

Yays – Gaiter, Kinney, Mason, Tietz, Wiegand, Macdonald, Chaussee

Nays – None

Motion carried

E. REPORTS

1. Town Attorney

Dan Sapienza reported on the Trustee roles and responsibilities document that he is drafting which should be distributed to the Trustees shortly for feedback.

2. Town Administrator

Patti Garcia thanked Stephanie Anderson and her team for the supervisor and manager training they facilitated on Tuesday.

3. Staff Communications

a. Water and Wastewater Monthly Report for July 2022

4. Board Reports

- Trustee Tietz inquired about the ability to OHV and golf car driving in town limits, excluding highways. Staff will work on options and report back at a later time.
- Trustee Wiegand reported on the Behavioral Health Council meeting he attended and noted the new facility should be open in 2024.
- Mayor Pro Tem Macdonald noted the ribbon cutting at the new Middle/High School and the first home football game scheduled for Friday.
- Trustee Kinney reported on the Solid Waste Policy Council Policy Committee meeting and the Main Street Exploratory Committee. Trustee Kinney also requested support to have a resolution extending support for the Wellington Library and its mission; through a nod of heads, support was provided.
- Trustee Gaiter reported on the work being done by the Finance Committee noting the group has been through the first draft of the 2023 budget and CIP.

F. ADJOURN

By a motion duly made, the meeting was adjourned at 8:28 p.m.



Patti Garcia, Town Administrator/Interim Town Clerk

The Town of Wellington will make reasonable accommodations for access to Town services, programs, and activities and special communication arrangements. Individuals needing special accommodation may request assistance by contacting at Town Hall or at 970-568-3380 ext. 110 at least 24 hours in advance.