

Town of Pierce
Regular Board Meeting
February 10th, 2025
6:30 P.M.

The Board of Trustees of the Town of Pierce, County of Weld, State of Colorado, met in regular session at Pierce Town Hall 144 Main Street, Pierce Colorado at the hour of 6:30 P.M. Monday, February 10th, 2025.

Mayor Cathy Ortiz called the meeting to order at 6:30 P.M. Based on the roll call, the following Trustees comprising a quorum attended:

Mayor Cathy Ortiz

Trustees	Others Present:
Glen Lester	Kristina Duran, Town Clerk
Geoffery Broughton	Heather Rospierski, Deputy Town Clerk II
Chris VanWhy	James Godbold, Town Attorney
Teresa Martinez	Brad Curtis, Town Engineer
Larry VanWhy	
Julie Lukela	

1. Approval of Minutes from January 13th, 2025: Motion made by Trustee Broughton to approve the minutes from January 13th, 2025. Second by Lester. All “AYES”, motion passed.

2. Approval of Agenda: Motion made by Trustee Lester to approve the agenda with changes to #6 adding considering a new business license for 206 W. Main Ave. Second by Broughton. All “AYES”, motion passed.

3. Public Comment: None.

4. Public Hearing for the purpose of considering a special use application for a conex container, located at 211 Main Ave, Pierce Co 80650. The proposed application would allow for a Conex container to be located at the property and used for storage: The Board moved into the public hearing at 6:32 P.M., and the applicant was present from KP Squared. The conex will be used for storage. The Board has no questions. The public also had no questions. Motion

made by Trustee Broughton to approve the conex. Second by L. VanWhy. All "AYES", motion passed. The public hearing was closed at 6:34 P.M.

5. Information from DOLA Regarding Funding Possibilities and Requirements for Highland Elementary School- Chris Lemay:

Chris understands that the Board might be interested in purchasing the Highland Elementary School. Clerk Duran reached out to Chris to have him come talk to the Board about potential grant opportunities and things the Board should consider. DOLA can provide grants to local governments, counties, and municipalities. They have 2 different grant opportunities. The first is tier 1 which is 200,000 or less, and tier 2, up to 1 million. DOLA often sees when they are doing facility projects, they can leverage their grant with a loan from USDA. USDA has a loan/grant program for community facilities that local governments are eligible to apply for. The Elementary school might also be eligible for History of Colorado, but it is not a lot of money. Most of the time those grants are up to 250,000. History of Colorado has staff that can come out and talk to the Board about their program and the requirements. The Town would have to designate it as a historic property only and would have to meet the state requirements for it to be listed as historic. DOLA is a 50/50 matching grant. With all these grants they are going to ask the Town, what is their plan, what's their operating plan? How are you going to be able to fund once all the improvements are made? He said to keep in mind does the Town has the revenue and resources to take on the additional square footage. Chris recommended doing a feasibility study. That will determine if a proposed project is practical and likely to succeed. The cost for that is under 100,000. The town might be able to negotiate the cost of that with the school. If the school keeps it, it will cost them around 1 million to demo. Brad Curtis jumped in and said he is in line with Chris. This is a big site. There are a lot of different buildings built in many different decades. In Brad's experience, the school can sit for a long time depending on the condition. One other thing that can be costly is the water to the school. The school's water is through the North Weld County Water District. The school is taking the shares of water so the Town will need to figure out how to provide water to the school. The school is also in the flood plain, so the Town needs to keep that in mind.

6. Approval of New Liquor License for 206 W. Main Ave & New Business License: Allen wants to come back to Pierce and re-open the bar/restaurant. Allen wants to open with food until the liquor license is taken care of. Town Attorney Godbold let the Board know a letter was sent to the old tenant regarding surrendering the license or it being revoked. He was told that the old tenant has a violation against their liquor license at the state level that is currently in process. Godbold is waiting to hear what the best process would be to move forward. Motion made by Trustee Broughton to approve his application from the local licensing authority subject to final approval from the state license. Second by Lester. All "AYES", motion passed. Approval of new business license for 206 W. Main Pierce Pub. Motion made by Trustee L. VanWhy to approve the new business license. Second by Broughton. All "AYES", motion passed.

7. Amendment to Subrecipient Agreement for CDBG Funds by and Between the Weld County CDBG Program and the Town of Pierce, Co: Motion made by Trustee Lukela to approve the amendment to the agreement for CDBG. Second by C. VanWhy. All "AYES", motion passed.

8. Consider Ordinance 2025-01 An Ordinance to Protect the Public by Restricting Residency of Sex Offenders: Motion made by Trustee Broughton. Second by Martinez to consider Ordinance 2025-01. A Roll Call vote was taken. "AYES", by Trustee Martinez, Lester, Ortiz, C. VanWhy, and L. VanWhy. 2 "Nays", by Broughton and Lukela, motion passed.

9. Consider Notification to Ault Police Department for Reduction of Hours in 2026: Motion made by Trustee Lester to notify the Ault Police Department that the Town will be reducing their hours in 2026. Second by Broughton. All "AYES", motion passed.

10. Cancellation of Temporary Use Permit Northern Colorado Water Conservancy District: Motion made by Trustee Broughton to cancel the temporary use permit. Second by Lester. A Roll Call vote was taken. All "AYES", motion passed.

11. Approval for Shredding Company to Shred Documents Past the Retention Schedule: Motion made by Trustee Broughton to approve for the shredding company to shred documents. Second by L. VanWhy. All "AYES", motion passed.

12. Agreement from North Weld County Water District: Motion made by Trustee Broughton to let North Weld County Water District know the Town is discussing the agreement and will be negotiating parts of it. Second by Lester. All "AYES", motion passed.

13. Resolution 2025-01 and Resolution 2025-02 A Resolution Authorizing Banking Activities: Motion made by Trustee Broughton to adopt Resolution 2025-01. Second by Lester. A Roll call vote was taken. All "AYES", motion passed. Motion made by Trustee Lester to adopt Resolution 2025-02. Second by Broughton. A roll call vote was taken. All "AYES", motion Passed.

14. Old Business: None.

15. Staff Reports:

(A). **Mayor Report:** None.

(B). **Public Works:** Report provided.

(C). **Planning Commission:** There was a planning meeting last month. The Planning Commission had 3 Weld County Referrals approved with no conflicts and a Public Hearing for a conex at 211 Main Ave.

(D). **Town Attorney:** None.

(E). **Town Engineer:**

1. Monthly Water Report: No report was provided.

(F). Town Clerk

1. Request to Pay Bills: Motion made by Trustee L. VanWhy to pay the bills. Second by Lester All "AYES", motion passed.

2. Comment Box: None.

3. Municipal Clerks Institute: Town Clerk Duran wanted to let the Board know she is the only one who has gone to the clerk's institute, and for the Board to think about sending one of the other girls or both next year. It's 1 week a year for 3 years. Duran will find out what the cost is and let the Board know.

11. Department Reports

(A). Water/Sewer- Trustee Lester: None.

(B). Streets & Drainage- Trustee L. VanWhy: None.

(C). Utilities & Energy- Trustee Lukela: None.

(D). Buildings- Trustee Broughton: None.

(E). Parks & Recreation- Trustee Matinez: She has someone else coming out to give a second bid for the fencing for the dog park.

(F). Growth & Revenue- Trustee C. VanWhy: None.

16. Board Communications: Highland School is asking for donations for the after-prom, Resident Pam Wortman wrote a letter thanking the staff and Public Works Director Lester for all their help, and the Town will also be having a Vaccination Clinic on March 1st for low-cost rabies vaccinations. Trustee Lukela also asked the Mayor to come visit the senior center.

Adjournment: 7:54 P.M.

Heather Rospierski, Deputy Town Clerk II