

TOWN OF LA JARA

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Regular Meeting
Date: December 12, 2019

A permanent set of these minutes are maintained in the Town Clerk's Office. Approved Minutes are also available on the web at www.colorado.gov/townoflajara

Call to Order

The Regular Meeting of the La Jara Town Board of Trustees was called to order by Mayor Zaragoza at 7:00 p.m.

Pledge of Allegiance

The Pledge of Allegiance was led by Mayor Zaragoza.

Roll Call

Present were Trustees: Valdez, Gallegos, Cummings, Mayor Pro Tem Medina and Mayor Zaragoza. Trustee Espinoza arrived at 7:03 pm.

Absent: None

A quorum was present.

Also present were: Town Manager Dennis Koenig, Police Chief Jerry Lujan, Maintenance Supervisor Matt Herrera, Building Inspector Joe Trottnr, Town Attorney Ray Valdez and Town Clerk Shawn Pagnotta.

Approval of Agenda

Motion: Mayor Pro Tem Medina moved to approve the agenda; seconded by Trustee Valdez.

Vote Results: Ayes: Trustees Valdez, Gallegos, Espinoza, Cummings, Mayor Pro Tem Medina and Mayor Zaragoza

Nays: None

Motion Carried.

Approval of Consent Calendar

Motion: Trustee Gallegos moved to approve the Consent Calendar; seconded by Trustee Espinoza.

Vote Result: Ayes: Trustees Valdez, Gallegos, Espinoza, Cummings, Mayor Pro Tem Medina and Mayor Zaragoza

Nays: None

Motion Carried.

Recognition of Scheduled Public Comment

No Comments

Citizen Comments

No Comments.

Town Manager's Report

Town Manager Koenig reported that the property on Poplar was sold to Arnold Salazar for \$5,000. The plat needed to be revised because it included the portion of the property where the well house sits. The plat was corrected to not include the well house. Koenig was approached by Harmer Hostetter who would like to purchase the south half, about ½ block by 40 ft, of Poplar for the same price of \$5,000.

Motion: Mayor Pro Tem Medina moved to sell the second half of the property on Poplar to Harmon Hostetter for \$5,000.00; seconded by Trustee Cummings.

Vote Result: Ayes: Trustees Valdez, Gallegos, Espinoza, Cummings, Mayor Pro Tem Medina and Mayor Zaragoza

Nays: None

Motion Carried.

Town Manager Koenig reported that there is a new business in town. Lucky Luke's Automotive has purchased the building from Weavers and will be doing automotive repairs.

Koenig explained that a heater needs to be put in the maintenance department office upstairs. He stated that he will be accepting bids for the installation of the new heater.

Koenig reported that he met with Mayor Zaragoza who suggested cutting and removing the trees on Main Street because the roots are lifting the sidewalk causing a trip hazard as well as leaving a mess when the fruit drops from the trees. Attorney Ray Valdez stated that there may be some resistance from the business owners along Main Street, however he did feel they were a nuisance. Trustee Espinoza suggested removing the trees now and replace them with another tree or plant that is non-fruit bearing when the sidewalk is replaced. Mayor Zaragoza suggested coming up with ideas on some street scaping. Attorney Valdez suggested giving some time to notify the property owners and explain the reason for having the trees removed.

Motion: Mayor Zaragoza moved to have the trees removed now, but replace them with a different type of non-fruit bearing tree or flowers; seconded by Trustee Gallegos.

Vote Result: Ayes: Trustees Valdez, Gallegos, Espinoza, Cummings, Mayor Pro Tem Medina and Mayor Zaragoza

Nays: None

Motion Carried.

Town Manager Koenig discussed the waste water Cease and Desist order that the town received a few months prior. He presented the trustees with the letter from CDPHE as well as the Town's Response letter written by Koenig. Town Manager Koenig stated that he also has a letter prepared by Attorney Valdez, with the help of Robert Wagoner. Koenig reported that Martin Reynolds had spoken with CDPHE as well and presented them with a plan to correct the issues. CDPHE is currently reviewing this plan. Koenig explained that Reynolds is purposing to build another smaller aeriated pond where the solids would collect in an effort to help reduce the high BOD and E. coli levels that are causing the noncompliance. Mayor Zaragoza stated that the letter indicates that there may be funding available. Koenig explained that we are looking into the different funding options, however the town cannot seek any funding until the state approves the plan. Attorney Valdez stated that this is a great example of bureaucracy working against us.

Town Manager Koenig reported that a new police officer has been hired; Officer Sisneros will be leaving the end of January. The new officer's name is James Chavez who has 22 years of experience.

Town Manager Koenig reported that the Town has been working on the codification of the ordinances. Trustee Gallegos mentioned that the animal ordinance still needs to be drafted. Koenig explained that he was just waiting on the trustees to provide him with a list of animals to either be allowed or restricted.

Town Manager Koenig explained that in July the town car stated making a noise. It was determined that the crank shaft went out in the car and the cost to replace the engine was \$5400. Mayor Zaragoza asked why the expense was not reported sooner and suggested that any big purchases be approved by the town board. Mayor Pro Tem Medina stated that there should be more transparency and also suggested that the board be notified when large purchases are made. Mayor Zaragoza questioned Koenig about service records for the vehicle.

Town Manager Koenig presented the trustees with a sample ad to be published the first of January for the Town Manager position. The ad lists the minimum qualifications.

Approval of Town Managers Report:

Motion: Trustee Valdez moved to approve the Town Manager's Report; seconded by Trustee Cummings.

Vote Results: Ayes: Trustees Valdez, Gallegos, Espinoza, Cummings, Mayor Pro Tem Medina and Mayor Zaragoza.

Nays: None

Motion Carried.

Town Attorney's Report:

Attorney Valdez presented Ordinance 2019-2 regarding short term rentals. He stated that there were many revisions and has worked with Town Manager Koenig to draft this ordinance. He suggested that the ordinance be published by caption only. Mayor Pro Tem Medina asked if there was a section regarding the number of pets or dogs that are allowed. She stated that she did not see any regulations in the revised ordinance and feels that there should be some regulations. It was discussed that the ordinance should state that tenants need to comply with the current dog ordinance. Mayor Zaragoza asked Attorney Valdez to add verbiage referencing the current dog ordinance.

Attorney Valdez stated that giving the fact that the Town Manager is advertising for the Manager position he also feels that the Town should begin advertising for a Town Attorney since he is also retiring in April.

Approval of Town Attorney's Report:

Motion: Mayor Pro Tem Medina moved to approve the Town Attorney's Report; seconded by Trustee Cummings.

Vote Results: Ayes: Trustees Valdez, Gallegos, Espinoza, Cummings, Mayor Pro Tem Medina and Mayor Zaragoza.

Nays: None

Motion Carried.

Trustee Comments

Mayor Pro Tem Medina: Reported that she attended the open house for the new coffee shop; it was well attended. She wanted to give a shout out to the maintenance department and the police department while dealing with her neighbor's dog bit situation. She stated that they did a great job.

Trustee Cummings: No comments

Trustee Gallegos: Asked about the new hemp regulations and asked that it be discussed at the next meeting. Town Manager Koenig stated that he corresponded with Brandy DeLange from CML who will be providing him with the new regulations.

Trustee Valdez: Thanked the Town for the donation to the Fire Department. He stated that the donation is very much appreciated and put to good use, such as purchasing the candy for the kids that visit with Santa. Trustee Gallegos asked if the Fire Department gives candy to the elderly. Trustee Valdez explained

that for the past few years the fire department has partnered with the Town to have Santa come to the senior center where there is more room and a warmer place for families to visit with Santa. Trustee Espinoza asked if the Town could invest in a Santa Suite so that it would be easier to find someone to play Santa if needed. Mayor Zaragoza suggested leaving some bags of candy for the seniors at the senior center.

Trustee Espinoza: Met with Tressa Martinez, Conejos County Administrator, to discuss the budget for the county and was told that the commissioners approved their budget and there was no shortfall for 2020, however the budget for 2021 is 6 figures because they are expected to burn through all their reserves in 2020. Trustee Espinoza asked Martinez to send her a copy of the budget so that she can share it with others.

Trustee Espinoza also received an email from Cathy Garcia from Senator Gardner's office stating that Senator Gardner would like to know what the most pressing rural issues are. Trustee Espinoza stated that she replied to Garcia and stated that if the Senator would come here and have a Town Hall the issues could be discussed.

Mayor Zaragoza: Suggested that a Planning and Zoning meeting be scheduled because there are a few things that will be coming up in the next year. It was decided to hold the meeting on January 21 at 7 pm. Trustee Espinoza asked if there were any plans on updating the master plan. It was suggested to start working on it next month.

Mayor Zaragoza asked Julian and Dee Espinoza to keep the trustees in the loop with what is going on at the BMX Track. Trustee Espinoza explained that they have a generator for electricity and are working on getting sanctioning for the BMX track. They are also planning another paint ball tournament.

New Business

Resolution 2019-4 – Mayor Zaragoza read and introduced Resolution 2019-4; A resolution levying general fund property taxes for the year 2020, to help defray the costs of government for the Town of La Jara, Colorado, for the 2020 budget year.

Motion: Trustee Espinoza moved to approve Resolution 2019-4; seconded by Mayor Pro Tem Medina.

Vote Results: Ayes: Trustees Valdez, Gallegos, Espinoza, Cummings, Mayor Pro Tem Medina and Mayor Zaragoza.

Nays: None

Motion Carried.

Old Business

Short Term Rental – Tabled until next meeting.

Mayor Zaragoza asked to go into executive session to discuss the reasons why Mr. Wagoner resigned from the board.

Executive Session

Motion: Mayor Pro Tem Medina moved to go into executive session for discussion of a matter required to be kept confidential by the following federal or state law, rule or regulation under C.R.S. Section 24-6-402(4)(c); seconded by Trustee Gallegos.

Vote Results: Ayes: Trustees Valdez, Gallegos, Espinoza, Cummings, Mayor Pro Tem Medina and Mayor Zaragoza.

Nays: None

Motion Carried.

Return to Open Meeting

Mayor Zaragoza stated "The time is now 8:50 pm, and the executive session has been concluded and we now return to the open Meeting.

Adjournment:

Mayor Pro Tem Medina moved to adjourn. The meeting adjourned at 8:51 pm.

Respectfully Submitted by

Shawn Pagnotta
~~Assistant Town Clerk - Felicia Gomez~~
Shawn Pagnotta

Ramy Zaragoza

Mayor / Mayor Pro Tem

