



Town Council Meeting Minutes - Draft

Mayor Jason Gray
Mayor Pro Tem Laura Cavey
Councilmember Ryan Hollingshead
Councilmember Kevin Bracken
Councilmember Mark Davis
Councilmember Max Brooks
Councilmember Tim Dietz

Tuesday, May 5, 2026

6:00 PM

Town Hall Council Chambers
100 North Wilcox Street
Castle Rock, CO 80104
www.CRgov.com/CouncilMeeting

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COUNCIL DINNER & INFORMAL DISCUSSION

INVOCATION

Mayor Gray provided the Invocation.

CALL TO ORDER / ROLL CALL

Present: 6 - Councilmember Dietz, Mayor Gray, Mayor Pro Tem Cavey, Councilmember Hollingshead, Councilmember Bracken, Councilmember Davis

Not Present: 1 - Councilmember Brooks

PLEDGE OF ALLEGIANCE

COUNCIL COMMENTS

Mayor Gray shared that it was International Firefighters Day yesterday and expressed his appreciation of our Fire department and to remind everyone it is Mothers Day on Sunday. The Mayor announced that an employee of Douglas County, Art Griffith, passed away recently. He was helpful with numerous road projects throughout the county and in the Town.

Councilmember Bracken thanked everyone for their support.

Councilmember Dietz stated Art Griffith was so helpful and he appreciated him.

[PROC
2026-007](#)

Proclamation: Historic Preservation Month - May 2026 (For Presentation - Approved on April 21, 2026)

Mayor Gray read the proclamation into the record. Angie DeLeo accepted the proclamation on behalf of the Castle Rock Museum.

UNSCHEDULED PUBLIC APPEARANCES

No public comment.

TOWN MANAGER'S REPORT

[ID 2026-050](#)**2026 Rising Star Scholarship Recipients**

Kristin Read, Assistant Town Manager, introduced Jessyca Tierney-Smith as the new Youth Commission Coordinator.

The Chair Evan George and Vice Chair Abigail Reynolds presented the Rising Star Scholarships for \$1,000. There were 20 applicants and four were chosen to receive the scholarships:

Annabelle Clayton from Renaissance School
Quinlen Dow from Castle View High School
Matthew Kelsey from Douglas County High School
Jesminda Richmond from Douglas County High School

Councilmember Dietz and Mayor Pro Tem Cavey both commended the recipients.

[ID 2026-051](#)**Update: Calendar Reminders**

David Corliss, Town Manager, provided the update.

Councilmember Brooks joined the meeting remotely at 6:20pm.

Present: 7 - Councilmember Dietz, Mayor Gray, Mayor Pro Tem Cavey, Councilmember Hollingshead, Councilmember Bracken, Councilmember Davis, Councilmember Brooks

[ID 2026-052](#)**Update: Town Boards and Commissions Interviews Schedule**

Shannon Eklund, Executive Assistant, announced a great response with applicants for boards and commissions vacancies. She provided a proposed interview schedule.

There were no changes to the proposed schedule.

[ID 2026-053](#)**Update: Legislative Update**

Kristin Read, Assistant Town Manager, provided an update.

[ID 2026-054](#)**2026 Capital Carryforward for ongoing Capital Projects**

David Corliss, Town Manager, summarized large capital projects that had funds that are carried forward that were not spent in 2025.

[ID 2026-055](#)**Development Services Project Updates**

Tara Vargish, Director of Development Services, presented the update.

Mayor Pro Tem Cavey inquired about the proposed Sky Cliff residential development. Vargish stated this is for an annexation and zoning. Corliss stated we are not obligated to annex it, and the Town Council can decide the zoning and density. Corliss explained the process for staff review, neighbor input and Council input.

Councilmember Dietz confirmed they don't necessarily get what they are proposing.

[ID 2026-056](#) Update: Quasi-Judicial Projects

TOWN ATTORNEY'S REPORT

No report.

ACCEPTANCE OF AGENDA

Moved by Councilmember Bracken, seconded by Councilmember Hollingshead, to Approve the Agenda as presented. The motion passed by a vote of:

Yes: 7 - Gray, Cavey, Hollingshead, Bracken, Davis, Brooks, Dietz

CONSENT CALENDAR

Moved by Councilmember Bracken, seconded by Mayor Pro Tem Cavey, to Approve the Consent Calendar as presented. The motion passed by a vote of:

Yes: 7 - Gray, Cavey, Hollingshead, Bracken, Davis, Brooks, Dietz

[RES 2026-052](#) Resolution Approving the Town of Castle Rock Professional Services Agreement with Tetra Tech, Inc., for the Design of the Hillside Pump Station Upgrade [360 Hillside Drive; Third Street and Anderson Street; Gilbert Street and South Street; and Centennial Park]

[RES 2026-053](#) Resolution Approving the Fourth Amendment to the Town of Castle Rock Services Agreement with J-U-B Engineers, Inc., for Engineering Services Related to the 6400 East Tributary Dam Reconstruction and Downstream Rehabilitation Project [Paintbrush Park]

[RES 2026-054](#) Resolution Approving the 2026 Spot Water Lease Agreement Between the Town of Castle Rock and Highlands Ranch Water [Chatfield Reservoir, Douglas County]

[RES 2026-055](#) Resolution Waiving the Formal Written Bidding Requirement on the Basis of Sole Source and Approving a Purchase Agreement with BNT Enterprises, LLC D/B/A Peak Motor Coach for the Acquisition of One Ambulance

[RES 2026-056](#) Resolution Appointing Directors to the Board of Directors of Dawson Trails Metropolitan District No. 6

[PROC 2026-008](#) Proclamation: National Public Works Week May 17-23, 2026 (For Council Action - Presentation on May 19, 2026)

[PROC 2026-009](#) Proclamation: Ducky Derby Month - June 2026 (For Council Action - Presentation on May 19, 2026)

[MIN 2026-012](#) Minutes: April 21, 2026, Town Council Meeting

QUASI JUDICIAL HEARINGS

Mayor Gray confirmed there is no conflict of interest and that the items were properly noticed.

[ORD 2026-015](#) **Ordinance Annexing to the Town of Castle Rock, Colorado, 44.94 Acres of Land Owned by the Town and Located in the Northwest Quarter of Section 14, the East Half of Section 15, and the East Half of Section 22, Township 8 South, Range 67 West of the 6th Principal Meridian, Douglas County, Colorado (Crystal Valley Interchange - East Annexation) (First Reading)**

Tara Vargish, Director of Development Services, presented the item.

Councilmember Bracken was out of the room at the time of the vote.

No public comment.

Moved by Mayor Pro Tem Cavey, seconded by Councilmember Davis, to Approve Quasi-Judicial Ordinance ORD 2026-015 as presented. The motion passed by a vote of:

Yes: 6 - Gray, Cavey, Hollingshead, Davis, Brooks, Dietz

Not Present: 1 - Bracken

[ORD 2026-016](#) **Ordinance Approving the Initial Zoning for 44.94 Acres of Land Owned by the Town and Located in the Northwest Quarter of Section 14, the Eastern Half of Section 15 and the East Half of Section 22, Township 8 South, Range 67 West of the 6th Principal Meridian, Douglas County, Colorado (Crystal Valley Interchange - East Initial Zoning) (First Reading)**

Councilmember Bracken was out of the room at the time of the vote.

Moved by Councilmember Hollingshead, seconded by Mayor Pro Tem Cavey, to Approve Quasi-Judicial Ordinance ORD 2026-016 as presented. The motion passed by a vote of:

Yes: 6 - Gray, Cavey, Hollingshead, Davis, Brooks, Dietz

Not Present: 1 - Bracken

ADVERTISED PUBLIC HEARINGS & DISCUSSION ACTION ITEMS

[ORD 2026-017](#) **Ordinance Amending Various Provisions of Title 15, Articles 1 and 2, of the Castle Rock Municipal Code, and Adopting by Reference as Primary Codes the 2024 International Building Code, 2024 International Residential Code, 2024 International Mechanical Code, 2024 International Plumbing Code, 2026 National Electric Code, 2021 International Energy Conservation Code, Colorado Model Electric-Ready and Solar-Ready Code, 2024 International Fuel Gas**

Code, 2024 International Fire Code, 2024 International Existing Building Code, 2024 International Swimming Pool and Spa Code, 2022 Safety Code for Elevators and Escalators, 2020 Safety Standard for Platform Lifts and Stairway Chairlifts, 2023 Safety Code for Existing Elevators and Escalators, 2021 Automated People Mover Standards and 2017 Accessible and Useable Buildings and Facilities Standards, Each with Amendments Thereto (First Reading)

Tara Vargish, Director of Development Services, and Jon White, Chief Building Official, presented the item. Fire Marshal Sullivan was also present to answer any fire code inquiries.

Councilmember Brooks arrived at the meeting in person at 7:10pm.

Mayor Pro Tem Cavey inquired about the pre-wiring from the main panel into the garage for future electric vehicle chargers.

Councilmember Bracken inquired if any of the updates impact cost.

Councilmember Davis inquired if old codes are removed that are irrelevant. White stated the old code that was adopted is replaced with the newer version.

No public comment.

Moved by Councilmember Brooks, seconded by Councilmember Hollingshead, to Approve Ordinance ORD 2026-017 as presented. The motion passed by a vote of:

Yes: 7 - Gray, Cavey, Hollingshead, Bracken, Davis, Brooks, Dietz

[ORD 2026-013](#) Ordinance Authorizing the Exercise of the Town's Powers of Eminent Domain to Acquire Certain Real Property Interests Necessary for the Highway 85 Wastewater Collection and Treatment System Project (Second Reading - Approved on First Reading on April 21, 2026, by a vote 6-0) [Located in Sedalia, CO]

Mark Marlowe, Director of Castle Rock Water, presented the item.

No public comment.

Moved by Mayor Pro Tem Cavey, seconded by Councilmember Davis, to Approve Ordinance ORD 2026-013 as presented. The motion passed by a vote of:

Yes: 7 - Gray, Cavey, Hollingshead, Bracken, Davis, Brooks, Dietz

[ORD 2026-014](#) Ordinance Amending Sections 4.04.150 and 13.12.080 of the Castle Rock Municipal Code by Adopting a Revised Methodology for Calculating Renewable Water Resource Fees and Water and Wastewater System Development Fees for the Construction of New Single-Family Residential Homes (Second Reading - Approved on First Reading on April 21, 2026, by a vote 6-0) [Entire Castle Rock Water Service Area]

Mark Marlowe, Director of Castle Rock Water, presented the item.

Mayor Pro Tem Cavey asked if the lower fees for the smaller fees impact us significantly. Marlowe stated they are now applying the credits where they should go and water use will go down with savings for smaller pumps, treatments plants, etc.

No public comment.

Moved by Mayor Pro Tem Cavey, seconded by Councilmember Davis, to Approve Ordinance ORD 2026-014 as presented. The motion passed by a vote of:

Yes: 7 - Gray, Cavey, Hollingshead, Bracken, Davis, Brooks, Dietz

ADDITIONAL UNSCHEDULED PUBLIC APPEARANCES

Councilmember Brooks asked to track House Bill 1430. Initiative 175 will be on the ballot to direct that roads and bridges be fixed constitutionally. If 175 passes, HB 1430 will make it useless.

Mayor Pro Tem Cavey asked how is that legal. Brooks explained it would have to do with how it is funded.

ADJOURN

Moved by Councilmember Hollingshead, seconded by Councilmember Bracken, to Adjourn. The motion passed by a vote of:

Yes: 7 - Gray, Cavey, Hollingshead, Bracken, Davis, Brooks, Dietz

Meeting Adjourned at 7:27pm.

Submitted by Lisa Anderson, Town Clerk