



Town Council Meeting Minutes - Draft

Mayor Jason Gray
Mayor Pro Tem Kevin Bracken
Councilmember Ryan Hollingshead
Councilmember Laura Cavey
Councilmember Desiree LaFleur
Councilmember Caryn Johnson
Councilmember Tim Dietz

Tuesday, February 1, 2022

6:00 PM

Town Hall Council Chambers
100 North Wilcox Street
Castle Rock, CO 80104
Phone in: 720-650-7664
Meeting code: 2488 491 5573
www.CRgov.com/CouncilMeeting

This meeting is open to the public and will be held in a virtual format in accordance with the Town Council Electronic Participation, Connected, and Hybrid Meeting Policy. Public may choose to attend in person at Town Hall, or electronically or by phone if preferred. This meeting will be hosted online and can be accessed at www.CRgov.com/CouncilMeeting, or phone in by calling 720-650-7664, meeting code 2488 491 5573 (if prompted for a password enter "Feb1Council"). All Town Council Meetings are also streamed online in real time at www.CRgov.com/WatchCouncil, and are broadcast for Comcast Cable subscribers on Channel 22 (please note there is a delay to the broadcast).

All times indicated on the agenda are approximate. Remote participants please visit www.CRgov.com/CouncilComments to sign up to speak to an item, and for related instructions. Public Comments may also be submitted in writing online by 1:00 p.m. February 1, 2022, to be included in the public record.

COUNCIL DINNER & INFORMAL DISCUSSION

INVOCATION

The Mayor provided the Invocation.

CALL TO ORDER / ROLL CALL

Present: 7 - Councilmember Hollingshead, Councilmember Cavey, Councilmember LaFleur, Councilmember Johnson, Councilmember Dietz, Mayor Pro Tem Bracken, Mayor Gray

PLEDGE OF ALLEGIANCE

COUNCIL COMMENTS

Mayor Gray noted that sometimes discussions don't go the way we want them to go, but we don't need to be rude and mean in order to be truthful and honest. You can be nice and be honest at the same time. We can have intelligent conversations and be willing to talk to each other. He thanked Douglas County High School for Make a Wish this year for Maia, and that he was wearing pink for her today. They had a parade for her, sending her to Disney, and treated her like royalty. The students, faculty, parents and businesses all rallied. He wants us to put light to these things that make our Town special. Citizens have donated more money in the last two years than in our history. We need to feed on the light and bring each other up and make good decisions. He quoted Ice Cube - "You gotta check yourself before you wreck yourself."

Councilmember Hollingshead echoed those sentiments. The schools participate in these weeks and it is something good they do. He noted there is a charity volleyball game with Douglas County and Castle View for the make a difference week; and they picked Sacred Valley Girls school in Peru.

Councilmember Cavey has been seeing a lot of negative comments around the new Cobblestone Park. What can we do for Cobblestone that are concerned about traffic, lights on all night, etc. Maybe Council should have a discussion about that. Corliss stated staff will conduct a meeting with the neighborhood. It is part of the master plan and was approved by Council. We received a proposal for a public/private partnership for some ball fields. We are under no obligation to proceed but feel it is worth exploration and to get community input. They will brief Council further on that. The meeting is a week from today at the Rec Center to gather additional input and will not proceed unless Council approves at on a future agenda. Councilmember Cavey requested to attend the neighborhood meeting.

Councilmember Johnson thanked staff and the DDA for following up on her comment from January 18 regarding the DDA notice of the vacancy to include residents or lessees. She thanked the DDA for following up with her and that they would be notifying residents in the DDA boundary and that they extended the response to this Thursday at 5pm. Applications can be found at www.Downtowncastlerock.com. She encouraged anyone interested to apply.

Councilmember Dietz reminded citizens that we still have needs for funding the police and fire departments. Developers have gotten their way, but we are spread thin. They prosper, but when we needed their help, they rallied against the Town. We have seen crime increase, more population and transients, and we need more police and fire. He employed the developers to help us as we look and ask for solutions.

Mayor Pro Tem Bracken commented regarding the Butterfield crossing speed bump. The speed bump will be corrected as there were some issues with it. Bracken also shared that he got a letter from Liam Larkin that is 11 years old that has concerns. He lives behind the Suncatcher neighborhood, and commented about the activity and dog feces along the trail he lives behind. Bracken stated we will look into this activity. Liam is requesting some stations of bags so owners can clean up after themselves. He thanked Liam for his communication and this is important to him and the community.

UNSCHEDULED PUBLIC APPEARANCES

No public comment.

[ID 2022-016](#)

Unscheduled Public Appearances - Written Comments

TOWN MANAGER'S REPORT

[ID 2022-011](#)

Update: Calendar Reminders

David Corliss, Town Manager, went over calendared items over the next two months. These items are on the Town web calendar. He and the Mayor will be at

a conference on March 15 and will attend remotely.

[ID 2022-012](#)

Development Services Project Updates

[ID 2022-013](#)

Update: Quasi-Judicial Projects

Tara Vargish, Director of Development Services, provided an overview of development projects in process. Alexander Way is a proposed annexation and zoning northeast of Home Depot that is about 73 acres and includes 4 acres of land within the Town. It consists of 53 single family homes, 24 live-work units and 30 acres of open space. They have a neighborhood meeting February 2. This is adjacent to Councilmember Cavey and LaFleur's districts.

Dawson Trails has a neighborhood meeting February 7 proposing 5,850 dwelling units, 2,062 acres with 35% open space and 244.6 acres of public land dedication on the west side of I-25. plus 3.2 million square feet of commercial and non-residential uses. This is in Councilmember Dietz's district.

Bella Mesa North, now called Sunset Point, has a neighborhood meeting February 16 for 525 single-family dwelling units, north of Mesa Middle School, 197 acres, and 95 acres of open space. This is in Councilmember Johnson's District.

The Oaks Filing 2A has a neighborhood meeting February 22 and is located south of Plum Creek Parkway, east of Lake Gulch Road of 165 acres with 55% open space and 114 single-family homes. This is in Councilmember Johnson's district. All of these projects are quasi-judicial.

[ID 2022-014](#)

Update: Residential Unit Data (through December 31, 2021) with Potential Buildout Estimates

[ID 2022-015](#)

Update: Undeveloped Property Inquiries (through January 20, 2022)

TOWN ATTORNEY'S REPORT

No report.

ACCEPTANCE OF AGENDA

Councilmember Cavey asked if they would talk about the Downtown traffic study. Corliss would like to offer Council to meet separately with the consultant and review to discuss and provide information and meet in a separate meeting about the homelessness issue. Those reports then will be a public hearing item on a future agenda.

Mayor Gray would like to remove Ordinance 2022-003 from the Consent Calendar for further discussion.

Moved by Councilmember Cavey, seconded by Councilmember Johnson, to Accept the Agenda as presented. The motion passed by the following vote:

Yes: 7 - Hollingshead, Cavey, LaFleur, Johnson, Dietz, Bracken, Gray

CONSENT CALENDAR

[ORD 2022-005](#) **Ordinance Authorizing the Exercise of the Town's Powers of Eminent Domain to Acquire Certain Real Property Interests Necessary for the Four Corners Intersection Improvement Project (Second Reading - Approved on First Reading on January 18, 2022, by a vote 7-0) [Founders Parkway, SH-86, Fifth Street and Ridge Road]**

[MIN 2022-003](#) **January 18, 2022 Draft Town Council Minutes**

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

Yes: 7 - Hollingshead, Cavey, LaFleur, Johnson, Dietz, Bracken, Gray

[ORD 2022-003](#) **Ordinance Amending Various Sections of the Castle Rock Municipal Code Regarding Board and Commission Membership, Term Limits and Bylaws and Adding Chapter 2.18 Concerning the Oath of Office (Second Reading - Approved on First Reading on January 18, 2022 by a vote 7-0)**

Citizens that addressed Council:

Diane Evans asked Council to reconsider non-resident business owners to serve on boards and commissions. She noted that the Town was built on business owners and that many past Town Council and volunteers have committed 100% of their livelihoods as business owners, to keep the county and the school district here, and the DDA was created for the well-being of downtown where residents want to come. She would like to see business owners the opportunity to continue to be on the DDA and the DRB and feels it is important to engage business owners. She thanked Town Council for their service.

Mayor Gray made a motion to amend the Ordinance to first give preference to residents and then to residents within Douglas County. He feels it is important that Town citizens are heard; however downtown is different. People have invested their livelihood developing downtown for years and generations. He would like to consider residents first, but if there is not a resident or there is a Douglas County resident that is more qualified, they could be appointed. He feels it is important that businesses have a seat at the table. Downtown would not be as successful as it is without the business owners. COVID caused many businesses to almost lose everything and they are still struggling and we need to support them. He still wants to see residents, but if not he wants to see business owners.

Councilmember LaFleur seconded his motion and feels downtown still represents an HOA noting that an HOA and the DDA have the same definition. Downtown businesses have taxes themselves to make downtown a successful and thriving place and she supports the stakeholders 100%.

Councilmember Johnson wanted to confirm that Section F changed, but

subsections 1, 2 and 3 did not change. Mike Hyman, Town Attorney, confirmed that F only changed to allow Council to give first preference to residents to be appointed to boards and commissions and second priority to Douglas County residents. Councilmember Johnson also confirmed with David Corliss, Town Manager, that Council would not require an ordinance to approve a non-resident to serve on a board or commission. Johnson stated that she understands there are pockets of unincorporated Douglas County and that we want them to continue to participate and is supportive if we are unable to find residents to serve on a board or commission.

Councilmember Dietz wants to ensure we never pass by a good quality resident to appoint to a board or commission. He noted that Town Council is required to be a resident and that Design Review Board members that are non-residents need to know how important their jobs are.

Councilmember Johnson read from the Boards and Commissions Manual and feels it is important information to remind members of.

Moved by Mayor Gray, seconded by Councilmember LaFleur, to Amend the Ordinance 2,14,010 F to read , "In appointing members of a Town board or commission, preference shall be given, first, to persons who reside in the Town of Castle Rock at the time of appointment and, second, to the persons who reside outside of the Town, but within Douglas County". The motion passed by the following vote:

Yes: 7 - Hollingshead, Cavey, LaFleur, Johnson, Dietz, Bracken, Gray

Moved by Councilmember Johnson, seconded by Councilmember Cavey, that Ordinance 2022-003 be Approved as Amended on Second Reading. The motion passed by the following vote:

Yes: 7 - Hollingshead, Cavey, LaFleur, Johnson, Dietz, Bracken, Gray

ADDITIONAL UNSCHEDULED PUBLIC APPEARANCES

None.

ADJOURN

Meeting adjourned at 6:53 pm.

Submitted by:

Lisa Anderson, Town Clerk