



Castle Rock Water Commission Meeting Minutes - Draft

David Hammelman, Chair
Tony Rathbun, Vice Chair
Angie Brown
Brian Gaddie
KiKi Miller
Melanie Penoyar-Perez
Cortland Wolfe

Wednesday, March 27, 2024

6:00 PM

Castle Rock Water
175 Kellogg Ct., Bldg. 171
Castle Rock, CO 80109

This meeting is open to the public and will be held in a hybrid format in accordance with Town Council Electronic Participation, Connected, and Hybrid Meeting Policy. The in-person meeting will be held at 1929 Liggett Rd. Castle Rock CO 80109 or this meeting can be accessed online at:

<https://crgov.webex.com/crgov/j.php?MTID=m8aa4ca953c4d694c8f0d2839fba77694> the Meeting password: Mar27CRWC (62727279 from video systems) or phone in by calling (720) 650-7664, meeting code 2499 568 0831. One or more Council members may also attend this meeting, during which the items listed herein will be discussed.

A tour of the PCWPF will be offered from 6:00 pm to 6:30 pm with the regular meeting beginning at 6:30 pm.

CALL TO ORDER / ROLL CALL

- Present** 7 - Chair David Hammelman, Vice Chair Tony Rathbun, Angie Brown, Brian Gaddie, KiKi Miller, Melanie Penoyar-Perez, and Cortland Wolfe
- Attendance** 8 - Jason Gray, Mark Marlowe, David Van Dellen, Nichol Bussey, Matt Benak, Roy Gallea, Erin Evans, and Paul Rementer

COUNCIL UPDATE

Water Commission members received a tour of the Plum Creek Water Purification Facility.

Time was allowed for Mayor Jason Gray to share a council update.

COMMISSION COMMENTS

Time was allowed for Commissioner Comments.

DOUGLAS COUNTY WATER COMMISSION UPDATE

Mr. Marlowe shared an update on the March DC Water Commission meeting.

ADMINISTRATIVE BUSINESS

[WC 2024-020](#)

Approval of the February 28, 2024 Meeting Minutes
Town Council Agenda Date: NA

I move to approve the Minutes as presented.

Yes: 6 - Chair Hammelman, Vice Chair Rathbun, Gaddie, Miller, Penoyar-Perez, and Wolfe

Abstain: 1 - Brown

ACTION ITEMS (HIGH PRIORITY / TIME CRITICAL)

[WC 2024-021](#)

Resolution Approving a Purchase and Sale Agreement with Ranchview Investments, LLC for their interest in the Meadow Ditch Water Rights [along Indian Creek in northwest Douglas County]

Town Council Agenda Date: April 16, 2024

Mr. Benak explained that the Meadow Ditch Water Rights are located north of Sedalia on Indian Creek and Plum Creek. The water rights have an appropriation date of 1866 which makes them senior water rights. CRW has been talking with the owners for a while and finally came to an agreement. This purchase includes 20.7 Acre Feet (AF) of water, the Lambert Reservoir No. 3 and all associated easements and agreements. The purchase price is \$828,000. CRW will also pay the seller's legal and consulting fees up to a maximum amount of \$10,000.

Mr. Benak also explained that by adding this water to CRW's current water rights on Meadow Ditch the total yield is approximately 71 AF per year, on average. With the reusability of these rights the total expected yield could be as high as 135 AF.

I move to recommend to Town Council approval of the Resolution as presented.

Yes: 7 - Chair Hammelman, Vice Chair Rathbun, Brown, Gaddie, Miller, Penoyar-Perez, and Wolfe

[WC 2024-022](#)

Resolution Approving an Intergovernmental Agreement for the Construction of a WISE Pump Station at Parker Water & Sanitation District (PWSD) [PWSD's Rueter-Hess Water Purification Facility in Parker, Colorado] **DRAFT**

Town Council Agenda Date: April 16, 2024

Mr. Benak shared that this item is for a cost-sharing intergovernmental agreement with Parker Water & Sanitation District (PWSD) for the construction of the WISE pump station and associated infrastructure. This agreement includes costs associated with the construction estimate, engineering services during construction, and third-party testing. The requested authorization is \$8,797,605. At this time PWSD is waiting on the costs for gas and electric connections so CRW will bring those costs to Town Council at a later date.

I move to recommend to Town Council approval of the Resolution as presented.

Yes: 7 - Chair Hammelman, Vice Chair Rathbun, Brown, Gaddie, Miller, Penoyar-Perez, and Wolfe

DIRECTOR FOLLOW-UP AND INFORMATIONAL / UPDATE ITEMS

[WC 2024-023](#) **Resolution Approving an Amended Agreement between the Town of Castle Rock and Douglas County for the Hwy 85 Wastewater Project**

Town Council Agenda Date: April 16, 2024

Mr. Marlowe shared an update on the Hwy 85 Wastewater Project.

[WC 2024-024](#) **Resolution Approving an Amended Agreement between the Town of Castle Rock and Dominion Water & Sanitation District for the Hwy 85 Wastewater Project**

Town Council Agenda Date: April 16, 2024

Mr. Marlowe shared an update on the Hwy 85 Wastewater Project.

[WC 2024-025](#) **Resolution Approving a Purchase Agreement for the Lost Canyon Property - Including the Water Rights**

Town Council Agenda Date: April 16, 2024

Mr. Marlowe explained that the Town of Castle Rock is working on an agreement to purchase the Lost Canyon property. The property is one of the last, large-acreage properties that have not been developed. This purchase includes 681 acres of land as well as the water rights attached to the property. The purchase is a joint cooperation between the Town of Castle Rock, The Conservation Fund, Great Outdoors Colorado (GOCO) and Douglas County. The purchase price on the agreement is for \$14,126,021, plus a professional services fee of \$501,411. Castle Rock Water's portion to purchase the Water Rights is \$1,300,000.

[WC 2024-026](#) **2024 Rates & Fees Timeline and Deliverables**

Town Council Agenda Date: NA

Ms. Bussey shared an updated on the rates and fees timeline as well as the planned deliverables.

[WC 2024-027](#) **Resolution Approving a Services Agreement between the Town of Castle Rock and XXXX for the Front Street Downtown Connection, Ray Waterman Regional Water Treatment Center (RWRWTC) Pump Upgrades and Liggett Road Pipe Upsize Projects [Located in various locations throughout Castle Rock, CO] **DRAFT****

Town Council Agenda Date: April 16, 2024

Ms. Evans explained that this is a design agreement for several smaller projects that need to be completed in the CRW service area. The projects include: The Front Street Downtown Connection, Ray Waterman Regional Water Treatment Center (RWRWTC) Pump Upgrades and Liggett Road Pipe Upsize.

The purpose of the Front Street Downtown Connection is to design and construct a new 2600 Linear feet of 12" pipeline that can send water from Plum Creek Water Purification Facility (PCWPF) to the water main that connects to Elbert and Third Street.

As WISE Partnership water becomes increasingly available to Castle Rock, pumping improvements are needed at the Ray Waterman Regional Water Treatment Center (RWRWTC). The Red Zone and Green Zone pumps will undergo several phases of upgrades to keep up with increasing supplies of water to the plant.

PCWPF is currently in the design phase to double the capacity at the plant. As part of the expansion project CRW engineering has identified the need to install approximately 2,000 LF of 24-inch and 3,000 LF of 16-inch water main under Liggett Rd. to distribute the increased flows from the plant.

The proposal cost is \$405,500 plus a 10% contingency for a total requested budget of \$446,050.

[WC 2024-028](#)

2024 ColoradoScape Contest

Town Council Agenda Date: NA

Mr. Marlowe reported that CRW will again be hosting the ColoradoScape contest to give away a free \$9,000 front yard makeover. The contest is being held April 1-30. A committee will select the top 5 finalists, who will then be placed on the Towns social media to be voted on by the community. The video with the most votes will receive a front yard makeover.

[WC 2024-029](#)

Proclamation: mayor's Challenge Supporting April as Water Conservation Month

Town Council Agenda Date: 1st Reading March 19th, 2nd Reading April 2nd

Mr. Marlowe shared that April is Water Conservation Month and that Town Council will be making a Proclamation at the April 2nd meeting.

[WC 2024-030](#)

Update on Water Commission Open Positions & Interview Process

Town Council Agenda Date: May 21, 2024

Mr. Marlowe explained that it is time for Water Commission member renewals. Tony Rathbun, Angie Brown and Cortland Wolfe are up for renewal. The application process opens April 1st and closes April 24th. Interviews are

planned for May 14th at Town Hall.
Chair David Hammelman, Mayor Jason Gray and Assistant Director David Van Dellen will participate on the interview panel.

[WC 2024-031](#)

Upcoming Town Council Items

Town Council Agenda Date: NA

This is a standing item that will be used to share information about projects that are being worked on at the time of the meeting but that staff doesn't have information ready yet.

There were no items at this time.

COMMISSIONER MEETING COMMENTS

Time was allowed for Commissioner Comments.