



## Castle Rock Water Commission Meeting Minutes - Draft

Todd Warnke  
Bill Leung  
Kathryn Gienger  
David Hammelman  
Tony Rathbun  
Kevin McHugh

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Wednesday, January 25, 2023

6:00 PM

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

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**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 Castle Rock Water or electronically or by phone if preferred. This meeting will be hosted online, or phone by calling 720-650-7664, meeting code 2493 361 9319 (if prompted for a password enter Jan25WCMtg).**

### CALL TO ORDER / ROLL CALL

- Present** 6 - Chair Todd Warnke, David Hammelman, Tony Rathbun, Kevin McHugh, Commissioner Bill Leung, and Commissioner Kathryn Gienger
- Attendance** 5 - Jason Gray, Mark Marlowe, Nichol Bussey, Roy Gallea, and David Van Dellen

### COUNCIL UPDATE

Time was allowed for Mayor Gray to share an update on Town Council items.

### COMMISSIONER COMMENTS

Time was allowed for Commissioner Comments.

### ADMINISTRATIVE BUSINESS

#### [WC 2023-001](#)

#### **Approval of the December 14, 2022 Meeting Minutes Town Council Agenda Date: NA**

It was moved by Kathryn Gienger and seconded by Kevin McHugh to approve the meeting minutes for the December 14, 2022 meeting as written. The motion passed 6-0.

- Yes:** 6 - Chair Warnke, Hammelman, Rathbun, McHugh, Commissioner Leung, and Commissioner Gienger

#### [WC 2023-002](#)

**David Hammelman moved to appoint Bill Leung as the Vice Chair. Kathryn Gienger seconded the motion. Motion passed unanimously 6-0.**

- Yes:** 6 - Chair Warnke, Hammelman, Rathbun, McHugh, Commissioner Leung, and Commissioner Gienger

**ACTION ITEMS (HIGH PRIORITY / TIME CRITICAL)**[WC 2023-003](#)**Resolution Approving Updates to the 2022 Wastewater Master Plan [Entire Castle Rock Water Service Area]  
Town Council Agenda Date: February 7, 2023**

Mr. Gallea presented the 2022 Wastewater Master Plan (WWMP). The last update was done in 2016. The planning principals for 2022 were the same as the 2016 plan with the exception of one addition. Mr. Gallea shared the statistics for the wastewater system. This includes:

- Served 80,000+ residents in 2022
- 314 miles of gravity & force mains collection pipes
- 10,300 manholes
- Averaged 4.5 million gallons a day to treatment
- 9 lift stations
- Future lift stations
- Aging infrastructure

Mr. Gallea also shared that CRW currently works with two wastewater treatment plants, Plum Creek Water Reclamation Authority and Pinery Water and Sanitation District.

Staff performed some hydraulic modeling to help determine the Capital Improvement Project (CIP) recommendations thru 2055. Staff also looked at rates and fees for the same period of time.

The top five highlighted recommendations are:

- Expand the use of acoustic surveying
- Complete projects identified in the 2022-2027 planning horizon
- Continue SCADA upgrades at wastewater facilities
- Improve security at facilities
- Work with Douglas County and PCWRA to implement the SH-85 Regional Wastewater project
- Participate with PCWRA on the update to the PCWRA Utility Plan

The new planning principal was to implement changes to the wastewater system which will improve long term sustainability through resource recovery and net zero energy use.

**Kevin McHugh moved to recommend to Town Council approval of the Resolution as presented. Tony Rathbun seconded the motion. Passed unanimously 6-0.**

**Yes:** 6 - Chair Warnke, Hammelman, Rathbun, McHugh, Commissioner Leung, and Commissioner Gienger

[WC 2023-004](#)**Resolution Approving the 2023 Town of Castle Rock/Bow Mar Owners, Inc. Spot Water Lease Agreement [Chatfield Reservoir, Douglas County]****Town Council Agenda Date:** February 7, 2023

Mr. Marlowe reported that this is one of our spot water leases that utilizes the water in Chatfield. These water leases help until CRW can utilize the water. The cost to lease water did increase this year to \$385 an acre foot. This agreement is for up to 115 acre feet (AF). The release would occur from June 1, 2023 to October 31, 2023. The potential revenue for this lease is up to \$46,775.

Commissioner Hammelman asked how the total revenue from 2022 compared to previous years and if staff plans for it to continue? Mr. Marlowe indicated that revenues were at record levels for 2022. It is hard to predict if this will continue because of the many factors that influence leasing.

Commissioner Gienger asked what is the estimated current average amount that it would take to develop an acre foot of water? Mr. Marlowe indicated \$45,000 an acre foot is close to what we currently see.

**Bill Leung moved to recommend Town Council approval of the Resolution as presented. David Hammelman seconded the motion. Passed unanimously 6-0.**

**Yes:** 6 - Chair Warnke, Hammelman, Rathbun, McHugh, Commissioner Leung, and Commissioner Gienger

[WC 2023-005](#)**Resolution Approving the Second Amendment to the Services Agreement with AECOM Technical Services, Inc. for the Craig and Gould North Infrastructure Improvements Project [Located in Historic Downtown Castle Rock]****Town Council Agenda Date:** February 7, 2023

Mr. Van Dellen explained that this has been a big rehabilitation project in the downtown area of Castle Rock. Construction was started in October 2021 with an estimated completion of August 2023. This item is to add additional time to the design groups agreement. The goal is to continue to have the ability to consult with the design group until the project has been completed.

Commissioner Rathbun asked why this agreement wasn't originally set to expire in 2023 when the project was to be completed? Mr. Van Dellen explained that we were shooting for completion earlier but a number of delays pushed us into 2023.

**Kevin McHugh moved to recommend Town Council approval of the Resolution as presented. Kathryn Gienger seconded the motion. Passed unanimously 6-0.**

**Yes:** 6 - Chair Warnke, Hammelman, Rathbun, McHugh, Commissioner Leung, and Commissioner Gienger

## **DIRECTOR FOLLOW-UP AND INFORMATIONAL / UPDATE ITEMS**

[WC 2023-006](#)

**Demonstration of Silver Blaze (the new customer portal)**  
**Town Council Agenda Date:** NA

Ms. Bussey shared a presentation on the new customer pay portal (Silver Blaze).

[WC 2023-007](#)

**Castle Rock Water 2022 Year In Review**  
**Town Council Agenda Date:** NA

Mr. Marlowe shared a presentation on the 2022 Year In Review.

[WC 2023-008](#)

**Resolution Approving a Service Agreement with Olsson, Inc.,  
for the East Plum Creek/Sellers Gulch Confluence Project**  
**Town Council Agenda Date:** January 17, 2023

Mr. Van Dellen shared a brief presentation on this project.

[WC 2023-009](#)

**Resolution Approving an Agreement between the Town of  
Castle Rock and AMC Dawson Trails VIII JV LLC. Accepting  
the Judicial Decree for Quiet Title to the Water Rights  
*[Dawson Trails]***  
**Town Council Agenda Date:** January 17, 2023

Mr. Van Dellen shared a brief presentation on this project.

[WC 2023-010](#)

**Resolution Approving a Construction Contract between the  
Town of Castle Rock and 53 Corporation, LLC., for the East  
Plum Creek Reach 6 Stabilization Project**  
**Town Council Agenda Date:** January 17, 2023

Mr. Van Dellen shared a brief presentation on this project.

[WC 2023-011](#)

**Resolution Approving a Service Agreement with Anderson  
Consulting Engineers, Inc., for the Mitchell Gulch Retention  
Pond Improvements Project *[Mitchell Gulch just north of  
Mikelson Boulevard]***  
**Town Council Agenda Date:** January 17, 2023

Mr. Van Dellen shared a brief presentation on this project.

[WC 2023-012](#)

**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 for this meeting.

**COMMISSIONER MEETING COMMENTS**

Time was allowed for Commissioner Comments.