

SPECIAL MEETING BOARD OF TRUSTEES

November 17, 2020

Present: Mayor Tyler Gibson
Trustees: Ervin Maltbie, Christy Brady, Mike Cooper, Dan McVey

Absent: Trustees Howard, Locke

Staff Present: Merna McGinnis, Town Manager
Tammy Newman, Town Clerk
Mike Ingle, Water/Sewer Superintendent

Guests: Cheryl Sanchez

ITEM 1 Call to Order

Mayor Gibson called the November 17, 2020 Special Meeting to order at 4:35 pm.

ITEM 2 Roll Call

Trustees: Brady, McVey, Cooper, Maltbie, Mayor Tyler Gibson

Absent: Howard, Locke

ITEM 3 Pledge of Allegiance

ITEM 4 Prayer led by Trustee Maltbie.

ITEM 5 Mayor Gibson reported an agenda change. Baca County Economic Development Director, Cheryl Sanchez is here to report on the impromptu Cobblestone Hotel meeting of Town Staff, the Commissioners, and Tim Shefhik.

Ms. Sanchez appreciates that the town has reviewed the project and recommended some incentives. The feasibility study completed a few years ago concluded that Springfield could support another hotel for the upper economy level with 30 to 40 rooms. At that time, the hotel was \$3.2 million and is now \$5.5 million for a 31 to 44 room hotel. Cobblestone would like to build a two-story structure instead of a three-story structure due to time and to avoid going through a variance. The County discussed the incentive package, Mr. Shefhik agreed to increase the county property tax abatement over a longer period of time, starting at 95% and going down to 20% over a 10-year period. The County will agree to in-kind labor and equipment, hauling materials with a cap on the number of loads and the distance they will have to haul the load. The County would assist the Town with some of the sub-grade work. The County will work with the town and the developer to find grant funds. Ms. Sanchez will write the grant paving Frontage and Trevor Way. Ms. Sanchez believes this is a way to increase jobs and increase revenue in our community. We hope the county and the town can work together to bring this to the area. Mayor Gibson and office staff will review and complete the Letter of Intent and send it off.

ITEM 6 Budget

Electric

Mr. Mike Ingle, discussed the electric same budget. Mr. Darwin Hansen is currently conducting a pole audit, checking to see what is attached to each pole. We can then verify pole rent is current and up to date. Mike expects an increase in this area based on the audit. The board wants some quality time in executive session to discuss salaries across the board. Mike has indicated there are sections that need engineering, so leave the engineering fees, as they will be used.

Water

Mr. Mike Ingle, Superintendent, discussed the water budget. The trustees will make a change to the bulk water rates: 150 gallons per \$.25 (either shorten the time, or change the cost); and the base 1000 gallons of town water was last changed in 2000. Fuel and power: this is for electricity to pump the water and can fluctuate so much from a wet or dry year. Water testing: some tests are performed annually, and some are on 3-year cycles. System maintenance: we should have a tripod over the manholes for safety. Mr. Ingle has priced them at \$3000 each. He was encouraged to check more pricing and report back to the trustees. The state requires that we have a monitoring box on the water station for pump failure, power outages, and high water.

Sewer

Mr. Mike Ingle, Superintendent, led the discussion about the sewer budget.

Fire Department

This is intergovernmental: Baca County gives them a check for \$17,500 and the Town gives them a check for \$17,500 for operating expenses. Discussion followed on each item.

Conservation Trust - We pay Memorial Park maintenance from this fund.

Swimming Pool Fund - No changes were made.

Meter Fund - No changes were made.

ITEM 7 Adjournment

Trustee Brady made a motion to adjourn at 6:41pm, seconded by Trustee Maltbie. Motion passed.