

# Board Minutes

Monday, August 12, 2024

The regular July meeting of the Town Board convened in the Peetz Town Hall at 6:31 p.m. and opened with the Pledge of Allegiance. Mayor Traci Davenport, Clerk Evelyn Gardiner, Trustees Jared Burns, Paul Mansfield, Dani Rennewanz, Brenda Segelke, Ashley Toft, and Maintenance Manager Ron Gentry were present. Trustee Zach Wood was absent.

Consent Agenda: **Dani Rennewanz moved and Ashley Toft seconded a motion to add Resolution #2024-4 to Old Business. Burns-aye, Davenport-aye, Mansfield-aye, Rennewanz-aye, Segelke-aye, Toft-aye. Motion carried.**

Minutes of the regular June 2024 meeting were reviewed. Dani Rennewanz moved and Jared Burns seconded a motion to approve the Minutes with a minor correction. **Burns-aye, Davenport-aye, Mansfield-aye, Rennewanz-aye, Segelke-aye, Toft-aye. Motion carried.**

Evelyn presented the Treasurer's Report. Paul Mansfield moved and Brenda Segelke seconded a motion to approve the Treasurer's Report. **Burns-aye, Davenport-aye, Mansfield-aye, Rennewanz-aye, Segelke-aye, Toft-aye. Motion carried.**

Evelyn presented the Claims Report. Paul Mansfield moved and Dani Rennewanz seconded a motion to approve the Claims Report. **Burns-aye, Davenport-aye, Mansfield-aye, Rennewanz-aye, Segelke-aye, Toft-aye. Motion carried.**

## MAINTENANCE REPORT: Ron Gentry

- With summer water usage, bleach usage is high.
- The Railroad Well experienced a high nitrate reading upon the last test. The vessels will be flushed, and a second reading taken. The initial test will be labeled as operator error.
- Ron reported that the new valve at Louisa and Shaw is not working properly. More testing will be done.
- Ron changed a solenoid on the Park water system and purchased extra solenoids for future repairs.
- Peetz Telephone will need to install an internet connection at the old Town Shop to facilitate the use of surveillance cameras. Ron has not had time this month to initiate the installation of internet or purchase cameras. No Trespassing signs are in place at the millings pile.
- Ron installed a new timer on the Peetz Sign on Highway 113. He suggested replacing the lights with LED's from Home Depot for \$87 each. The Board approved.
- Ron is building a store of extra supplies to eliminate going to Sidney/Sterling every time he needs parts.
- Ron is spraying alleys, town properties, and the WWTF for weeds.
- Ron advised the Board that he will do his daily checks during Fair Week July 27-August 3, but he will not be in Town full time during that week.
- An emergency water shut-off/turn-on over the July 4<sup>th</sup> weekend prompted a discussion for the need of a fee-schedule amendment for water turn-offs/turn-ons. The Board agreed to increase the scheduled disconnect rate from \$10 to \$50. The \$50 re-connect rate for scheduled maintenance will remain the same. For emergency service during weekends, nights, and holidays on the resident's side of the valve, the rate will increase to \$200-disconnect/\$200-reconnect. The Board will present Resolution #2024-5: A Resolution to Amend the Fee Schedule, for these proposed rates at the August meeting.
- The Board reviewed a sample ordinance for imposing a base rate for requests for disconnection of water /sewer utilities on a short-term/long-term basis. Because disconnections place a substantial financial burden on the Town when these services are discontinued, the Town is forced to increase rates for everyone. These fees will aid in the provision of water service and sewer service by the Town. Maintenance will assess the number of curb stops for abandoned and discontinued residences in Town. Research shows that several municipalities in NE Colorado have base rate ordinances in place.

## OLD BUSINESS

- 1) **LEAD & COPPER ASSESSMENT:** All collected surveys have been ordered by Street. Approximately 40 residents will be contacted who did not return a survey of their incoming water service line.
- 2) **RESOLUTION #2024-4: FEE SCHEDULE AMENDMENT RESOLUTION:** Mayor Traci Davenport read the Resolution. The Resolution will increase the cremation burial fee from \$200 to \$350. **Dani Rennewanz moved and Brenda Segelke seconded a motion to adopt Resolution #2024-4. Burns-aye, Davenport-aye, Mansfield-aye, Rennewanz-aye, Segelke-aye, Toft-aye. Motion carried.**



(A copy of the approved resolution and amended Fee Schedule is on file with these Minutes and in the Resolutions File.)

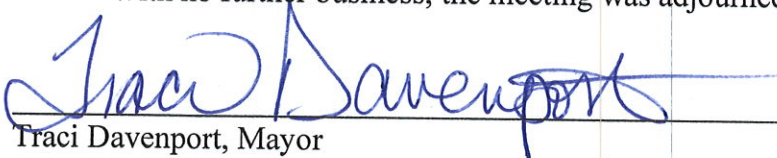
**NEW BUSINESS:**

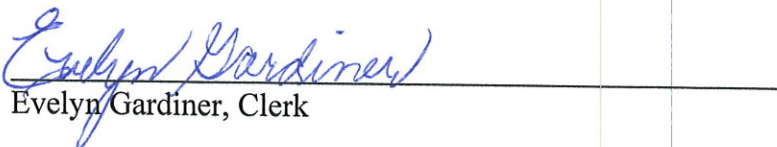
- 1) **2023 AUDIT:** To accommodate Accountant Scott Szabo's schedule for a single audit for 2023, the Town applied for a 60-day extension. Szabo will be in the Town Hall on August 14 to complete the audit. The deadline for submission is now September 30.
- 2) **MAGUIRE IRON-WATER TOWER REPAIRS:** If water tower repairs do commence in August, the Town will impose the following water restrictions during the repair period: All residents from the south side of Main Street to Gardiner Street and beyond will only be allowed to water Monday-Wednesday-Friday. All residents from the north side of Main Street to North Street will only be allowed to water Tuesday-Thursday-Saturday. No watering will be allowed on Sundays. Because the 40,000-gallon water tower will need to be drained during the repairs, the Town will be using a 10,000-gallon pressure tank for the Town's water supply. Excessive lawn watering and heavy usage will quickly drain this tank and create pressure problems for all residents. The Town asks residents to be especially conservative during the repairs. Evelyn was authorized to develop a mailing to all residents regarding these restrictions.
- 3) **MAIN STREET GRANT:** Clerk Evelyn Gardiner has compiled a list of volunteers who have agreed to serve on the Main Street Grant committee. She will collect email addresses for all committee members and begin distributing grant information for them to review. Meetings will not commence until later this fall.

**COMMITTEE REPORTS:**

- **STREETS:** The tree blocking the view of North Street at the corner of Dunken Avenue and North Street was trimmed by the resident Elaine Spaeth.
- **WATER/SEWER:** Covered in Maintenance Report.
- **PERSONNEL:** The Board discussed the ORC contract for Lydia Kiser. Evelyn will attend a State Revolving Fund workshop in Akron on July 23.
- **CEMETERY:** Nothing to report.
- **FINANCE:** Propane prices have remained the same; therefore, the Town has not yet signed a propane contract. Capital One rewards will be taken as cash and deposited in the General Fund.
- **PARKS AND RECREATION:** Water system issues have browned the lawn, but the issues are hopefully resolved.
- **ANIMAL CONTROL:** A report was received of aggressive dogs on North Street. Residents are reminded that all dogs must be either fenced or under the control of the owner.
- **COMMUNICATIONS:** Evelyn has filed a claim for PFAS contamination of the Town's drinking water.
- **PERMITS:** One swimming pool permit. One building permit pending.
- **SANITATION:** The issue at 508 Shaw Avenue has been resolved.
- **ORDINANCE NO. 1:** Issue at 501 Main Street has been resolved. A tree needs to be removed from the drainage ditch on Dunken Avenue.

With no further business, the meeting was adjourned at 8:07 p.m.

  
Traci Davenport, Mayor

  
Evelyn Gardiner, Clerk