

TOWN OF PARKER COUNCIL AGENDA

December 2, 2024

Notes:

Town Council meeting packets are prepared several days prior to the meeting. This information is reviewed and studied by the Councilmembers eliminating lengthy discussions to gain a basic understanding. Timely action and short discussion on agenda items does not reflect lack of thought or analysis on the part of Council.

Ordinances listed for first reading are being approved to introduce them. Public comment will be held upon second reading.

Public comment for items that are not on the agenda may be made in person or electronically at <http://parkerCO.gov/CouncilPublicComment>. For those unable to provide comments in person or electronically through the website, please contact the Clerk's Office to make alternative arrangements. The Town Clerk can be reached at 303-805-3198. Public comments submitted electronically through the website that are received by 5:00 p.m. on the day of the regular or special Town Council meeting will be provided to the Town Council and will be included with the approved minutes of the Town Council meeting.

Public Viewing Only - YouTube: Town Council meetings may be viewed live on YouTube at www.youtube.com/townofparkerco.

PLEASE NOTE: Public participation is NOT available through YouTube.

1. TOWN COUNCIL MEETING SCHEDULE

- A. 5:00 P.M. – Call to Order Town Council Meeting and Roll Call
- B. Executive Session – Immediately following Call to Order/Roll Call – (See Attached)
- C. Council Updates/Work Session - Immediately following Executive Session, if time allows.
- D. Reconvene Town Council Meeting at 7:00 P.M. or as soon thereafter as the regular public meeting can be conducted.

2. PUBLIC COMMENTS (No action will be taken on these items.) *Public Comment is an opportunity for Town residents and other interested individuals to speak about items that are NOT on the agenda. This comment period is limited to 30 minutes total time, with each individual allowed a maximum of 3 minutes to speak. You must sign up ahead of time in order to comment, and that sign up begins 30 minutes before the start of the meeting. The Council will accommodate as many speakers as possible during this time—with preference to Town residents—but if public comment extends beyond the allotted 30 minutes, Town Council will continue the comment period at the end of the meeting, prior to adjourning for those who signed up before the meeting.*

3. REPORTS, ITEMS AND COMMENTS FROM MAYOR AND COUNCIL

4. CONSENT AGENDA

Consent Agenda Items are considered to be routine and will be enacted by one motion and vote. There will be no separate discussion of Consent Agenda Items unless Council votes to remove an item for individual discussion. Ordinances on the Consent Agenda are for introduction only and will not be removed for discussion.

- A. *APPROVAL OF MINUTES - November 18, 2024*

B. ADOPTION OF REPLACEMENT ZONING MAP

*Department: Community Development, Mary Munekata
Community Development, Stacey Neger
Community Development, Bryce Matthews*

Second Reading: January 6, 2025

1. ZONING MAP/NEW DISTRICTS

- a. ORDINANCE NO. 3.372.1 – First Reading
A Bill for an Ordinance to Repeal Sections 13.04.010 through 13.04.030, Sections 13.04.050 through 13.04.165, Section 13.04.180, and Sections 13.04.270 through 13.04.300 of the Existing Land Development Ordinance, and to adopt the Replacement Parker Zoning Map*
- b. ORDINANCE NO. 3.372.2 - First Reading
A Bill for an Ordinance to Amend Subsection 13.04.010(a) of the LDO to Replace Table 13.04.A., to Add Section 13.04.130, to Renumber Sections 13.04.130 through 13.04.230, Amend Subsection 13.04.220(c) by Replacing Table 13.04.D., Amend Subsection 13.05.020(e) by Replacing Table 13.05.A, Amending Subsections 13.05.030(c)(1), (2), (3) and (4), 13.05.030(d)(1)c., 13.05.030(d)(2)d., 13.05.030(d)(4)c., 13.05.030(e)(4), 13.05.030(e)(5)c., 13.05.030(e)(15)c., 13.05.030(e)(16)c., 13.05.030(e)(17)b. and 13.05.030(f)(1)b. of the LDO*

2. REPEAL MODIFIED COMMERCIAL

- a. ORDINANCE NO. 3.56.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.56, Series of 1987, Zoning Real Property Commonly Known as the Woodman Property to Modified Commercial*
- b. ORDINANCE NO. 3.57.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.57, Series of 1987, Zoning Real Property Commonly Known as the Kmiecik Property to Modified Commercial*
- c. ORDINANCE NO. 3.58.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.58, Series of 1987, Zoning Real Property Commonly Known as the Mahr Property to Modified Commercial*
- d. ORDINANCE NO. 3.59.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.59, Series of 1987, Zoning Real Property Commonly Known as the Hickey Property to Modified Commercial*
- e. ORDINANCE NO. 3.70.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.70, Series of 1988, Zoning Real Property Commonly Known as the Gregg Property to Modified Commercial*

- f. ORDINANCE NO. 3.79.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.79, Series of 1990, Zoning Real Property Commonly Known as the Parker Steak House Property to Modified Commercial*
- g. ORDINANCE NO. 3.83.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.83, Series of 1991, Zoning Real Property Commonly Known as the McClintock II Subdivision Property to Modified Commercial*
- h. ORDINANCE NO. 3.94.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.94, Series of 1993, Zoning Real Property Commonly Known as the 10702 and 10710 South Parker Road Property to Modified Commercial*
- i. ORDINANCE NO. 3.97.3 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.97, Series of 1994, Zoning Real Property Commonly Known as the Maclachlan Property to Modified Commercial*
- j. ORDINANCE NO. 3.97.4 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.97.2, Series of 2011, Zoning Real Property Commonly Known as the Maclachlan Property, Which Amended Ordinance No. 3.97, Series of 1994, to Add an Additional use as Modified Commercial*
- k. ORDINANCE NO. 3.318.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.318, Series of 2016, Zoning Real Property Commonly Known as the 6429 Alcorn Street Property to Modified Commercial*
- l. ORDINANCE NO. 3.319.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.319, Series of 2016, Zoning Real Property Commonly Known as the 11895 S. Alcorn Street and 11897 S. Alcorn Street Property to Modified Commercial*
- m. ORDINANCE NO. 3.320.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.320, Series of 2016, Zoning Real Property Commonly Known as the 11905 S. Alcorn Street Property to Modified Commercial*
- n. ORDINANCE NO. 3.328.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.328, Series of 2017, Zoning Real Property Commonly Known as the Lot 2, Block 1, Parker Heights Filing No. 1 Property to Modified Commercial*

- o. ORDINANCE NO. 3.332.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.332, Series of 2018, Zoning Real Property Commonly Known as the Country Meadows Square Property to Modified Commercial*
- p. ORDINANCE NO. 3.335.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.335, Series of 2018, Zoning Real Property Commonly Known as the Commercial Enclave Property Located Adjacent to Parker Road and Pine Lane to Modified Commercial*
- q. ORDINANCE NO. 3.337.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.337, Series of 2018, Zoning Real Property Commonly Known as the Parker Pointe Property to Modified Commercial*
- r. ORDINANCE NO. 3.339.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.339, Series of 2018, Zoning Real Property Commonly Known as the Norton Property to Modified Commercial*

3. REPEAL PLANNED DEVELOPMENT

- a. ORDINANCE NO. 3.01.6.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.01.6, Series of 1995, Ordinance No. 3.115, Series of 1997, and Ordinance No. 3.157, Series of 2000, Concerning the Parker Senior Village Planned Development*
- b. ORDINANCE NO. 3.123.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.123, Series of 1998, Concerning the Urwiller Planned Development*
- c. ORDINANCE NO. 3.260.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.260, Series of 2008, Concerning the Dolce Vita Planned Development*
- d. ORDINANCE NO. 3.287.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.287, Series of 2011, Concerning the Progress Lane Area Planned Development*
- e. ORDINANCE NO. 3.373 – First Reading
A Bill for an Ordinance to Repeal the Pine Lane Plaza Planned Development Guide and Plan*
- f. ORDINANCE NO. 3.71.1 – First Reading
A Bill for an Ordinance to Repeal Ordinance No. 3.71, Series of 1988, Concerning the Hunter's View Planned Development*

4. *DELETE PORTION OF PLANNED DEVELOPMENT*

- a. *ORDINANCE NO. 3.118.1 – First Reading*
A Bill for an Ordinance to Delete Certain Property From the Planned Development Area Known as the Robinson Ranch Planned Development that was Zoned Pursuant to Ordinance No. 3.118, Series of 1998
- b. *ORDINANCE NO. 3.126.1 – First Reading*
A Bill for an Ordinance to Delete Certain Property From the Planned Development Area Known as Fairmark Planned Development that was Zoned Pursuant to Ordinance No. 3.126, Series of 1999
- c. *ORDINANCE NO. 3.04.2 – First Reading*
A Bill for an Ordinance to Delete Certain Property Known as Rowley Downs From the Parker Central Area Planned Development that was Zoned Pursuant to Ordinance No. 3.04, Series of 1982

5. *REPEAL MODIFIED LIGHT INDUSTRIAL*

- a. *ORDINANCE NO. 3.314.1 – First Reading*
A Bill for an Ordinance to Repeal Ordinance No. 3.314, Series of 2015, Zoning Real Property Commonly Known as the Parkglenn West Subdivision Property to Modified Light Industrial

- C. *ORDINANCE NO. 9.338.3 – First Reading*
A Bill for an Ordinance Approving the Third Amendment to Agreement Regarding Design and Construction of Drainage and Flood Control Improvements for Upper Jordan Road Tributary at Bradbury Ranch (Agreement No. 21-05.17C, Project No. 108522) by and between Urban Drainage and Flood Control District d/b/a Mile High Flood District and the Town of Parker
Department: Engineering and Public Works, Michael Grabczyk
Second Reading: January 6, 2025

- D. *RESOLUTION NO. 24-056*
A Resolution to Amend Resolution No. 23-052, Series of 2023, by the Adoption of Supplement 14 of the Town of Parker Records Retention Schedule, and to Amend Supplement 14 with Certain Exceptions
Department: Town Clerk, Susan Irvine

- E. *RESOLUTION NO. 24-057*
A Resolution to Adopt Parker's 2025 Legislative Policy Agenda
Department: Town Council

F. *RESOLUTION NO. 24-060*

A Resolution Accepting the Conveyance of Real Property from South Metro Fire Rescue Fire Protection District for a Part of Lot 5, Reata West Filing No. 1

Department: Engineering and Public Works, Nathan Klass

G. *RESOLUTION NO. 24-061*

A Resolution to Approve the Fifth Amendment to Amended and Restated Employment Agreement for the Town Manager

Department: Town Council

H. *CONTRACTS OVER \$100,000*

1. *First Amendment to Agreement for Professional Services (RFP23-012)*

Amount: \$615,000

Contractor: The Key People, LLC

Department: Engineering and Public Works, Jim Gilbert

2. *Media Agency Annual Contract*

Amount: \$336,200

Contractor: Yonder Marketing LLC

Department: Cultural, Carrie Glassburn

5. **RESOLUTIONS**

RESOLUTION NO. 24-055

A Resolution to Appoint Members to the Parker Parks, Recreation and Open Space Advisory Commission and to Appoint a Chair

Department: Parks, Recreation and Open Space, Mary Colton

6. **ORDINANCES**

A. PERMIT CODE REVISIONS AND PERMIT AND USER FEE REVISIONS

Department: Engineering and Public Works, Alex Mestdagh

1. **ORDINANCE NO. 4.40.6 - Second Reading**

A Bill for an Ordinance to Amend Chapter 11.10 of the Parker Municipal Code Concerning Grading and Earth Movement

2. **ORDINANCE NO. 4.53.9 - Second Reading**

A Bill for an Ordinance to Amend Chapter 10.09 of the Parker Municipal Code Concerning Public Rights-of-Way Construction, Excavation and Work

3. RESOLUTION NO. 24-059

A Resolution to Adopt the Development-Related User Fee Schedule and Administrative Code Fee Schedule, Effective January 1, 2025

B. ORDINANCE NO. 1.634 - Second Reading (*Continued from Nov. 18, 2024*)

A Bill for an Ordinance Stating the Intent of the Town of Parker to Acquire Certain Property Interests for the Purpose of Constructing and Improving Stroh Road Through the Utilization of the Town's Power of Eminent Domain and Directing the Town's Staff and Town Attorney to Notify All Persons Affected Thereby of the Above-Stated Intent of the Town, and Thereafter to Comply With All Pertinent Provisions of C.R.S. § 38-1-101, *et seq.*, Relating to Good Faith Negotiations

Department: Engineering and Public Works, Nathan Klass

C. ORDINANCE NO. 9.381- Second Reading

A Bill for an Ordinance to Approve the Intergovernmental Agreement between the Town of Parker and the Parker Water and Sanitation District Regarding the Conveyance of Woodman Drive

**Department: Town Attorney, Jim Maloney
Engineering and Public Works, Chris Hudson
Engineering and Public Works, Nathan Klass**

7. PUBLIC COMMENTS CONTINUED IF NECESSARY

8. ADJOURNMENT

**A PARKER AUTHORITY FOR REINVESTMENT MEETING WILL
IMMEDIATELY FOLLOW THE TOWN COUNCIL MEETING.**

Parker Town Council

Executive Session Agenda

December 2, 2024

“To hold a conference with the Town’s attorney to receive legal advice on specific legal questions, pursuant to C.R.S. § 24-6-402(4)(b).”

1. Charter Section 2.9 regarding Town Council vacancy appointment process
2. *Wade v. Palmer et al.* - good faith investigation, indemnification discussion, and settlement demand discussion

“To consider personnel matters, pursuant to C.R.S. § 24-6-402(4)(f).”

3. Town Manager evaluation