

TOWN OF PARKER COUNCIL AGENDA

June 2, 2025

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. As any matters raised by individuals during public comment are not on the agenda and other potentially interested parties would not, therefore, be aware of the discussion of these matters, the Town Council will not engage in dialogue regarding any items raised during public comment.*

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 - May 19, 2025*

- B. *ORDINANCE NO. 5.06.47 – First Reading*
A Bill for an Ordinance to Amend Section 8.09.020 of the Parker Municipal Code to Permit the Carrying of Firearms on Town Hall Property and Old Town Hall Property in Certain Circumstances and to Establish an Exemption from Senate Bill 24-131
Department: Town Attorney, Lisa Gramer
Town Attorney, Lindsay Jordan
Second Reading: June 16, 2025
- C. *ORDINANCE NO. 5.28.37- First Reading*
A Bill for an Ordinance to Amend Chapter 5.02 of the Parker Municipal Code Authorizing the Town Clerk to Administratively Establish the Neighborhood for New Applications and Applications for a Change of Location Based on Guidelines Set Forth By the Special Licensing Authority
Department: Town Clerk, Chris Vanderpool
Second Reading: June 16, 2025
- D. *PARKING AND ABANDONED VEHICLES*
Department: Town Attorney, Kelsey Hall
Second Reading: June 16, 2025
1. *ORDINANCE NO. 5.23.10 – First Reading*
A Bill for an Ordinance to Amend Chapter 7.02 of the Parker Municipal Code Concerning Restrictions on Parking and Abandoned Vehicles
2. *ORDINANCE NO. 5.06.48 – First Reading*
A Bill for an Ordinance to Amend Chapter 7.04 of the Parker Municipal Code Concerning Abandoned Vehicles
3. *ORDINANCE NO. 5.55.1 – First Reading*
A Bill for an Ordinance to Amend Section 10.01.070 of the Parker Municipal Code Concerning Parking of Vehicles on Public Streets within Subdivisions
- E. *RESOLUTION NO. 25-043*
A Resolution Accepting the Conveyance of a Drainage Easement from QuikTrip Corporation for a Portion of Lot 1B, Parker Crossing Subdivision, 4th Amendment
Department: Engineering and Public Works, Charles Kudlauskas
- F. *BECKET DRIVE*
Department: Town Attorney, Jim Maloney
Engineering and Public Works, Nathan Klass
1. *First Amendment to the Redevelopment Agreement for Parker Meadows Improvements By and Between the Parker Meadows Condominium Association, Inc., the Town of Parker, and the Parker Authority for Reinvestment*

2. *RESOLUTION NO. 25-032*

A Resolution Accepting the Conveyance of a Public Sidewalk Easement from The Glenns of Cottonwood Homeowners Association for the Southerly 5.00 Feet of Lot 1, Tract 1, Glenns of Cottonwood Filing No. 1

G. *CONTRACTS OVER \$100,000*

1. *2025 Townwide Asphalt Patching Program (CIP 25-007)*

Amount: \$215,683.25

Contractor: Mr. Asphalt, LLC

Department: Engineering & Public Works, John Mounier

2. *Revival, Renewal and First Amendment to Agreement for Professional Services*

Amount: \$109,037.83

Contractor: SavATree, LLC

Department: Parks and Recreation

3. *Network Master Plan Network Switches Town Hall Expansion and Police Department AFE 10908*

Amount: \$450,450.39

Contractor: ePlus

Department: Information Technology, Matt Lynch

4. *Desktop and Laptop Replacement for 2025 AFE 10927*

Amount: \$160,974

Contractor: Dell

Department: Information Technology, Matt Lynch

5. *Longs Way Storm Pipe Lining (CIP25-003)*

Amount: \$158,480

Contractor: Edge Contracting, Inc.

Department: Engineering and Public Works, Michael Grabczyk

5. **PUBLIC COMMENTS CONTINUED IF NECESSARY**

6. **ADJOURNMENT**

Parker Town Council

Executive Session Agenda

June 2, 2025

“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)” and “To determine positions relative to matters that may be subject to negotiations, develop a strategy for negotiations, and/or instruct negotiators, pursuant to C.R.S. § 24-6-402(4)(e).”

1. Proposed construction financing of the East Main project and related financing documents for consideration of the Town and the Parker Authority for Reinvestment (“PAR”), including a second amendment to the Development and Financing Agreement, Acknowledgement Agreement, Partial Assignment and Financing Agreement to East Main SPE, LLC, and Acknowledgement and Termination of Covenant

“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).”

2. House Bill 24-1152 (accessory dwelling units), House Bill 24-1304 (parking bill), and House Bill 24-1007 (occupancy bill) passed in the 2024 Legislative Session

3. Fair Campaign Practices Act considerations with respect to Douglas County Home Rule presentation

**TOWN OF PARKER COUNCIL
MINUTES
MAY 19, 2025**

Mayor Joshua Rivero called the meeting to order at 6:00 p.m. All Councilmembers were present, except for Erik Frandsen and Todd Hendreks.

Town Attorney Jamie Wynn advised that there was one item for discussion in the Executive Session to consider personnel matters, pursuant to C.R.S. § 24-6-402(4)(f) which was the Town Attorney evaluation.

EXECUTIVE SESSION

Brandi Wilks moved and Anne Barrington seconded to enter into Executive Session at 6:00 p.m. to consider personnel matters, pursuant to C.R.S. § 24-6-402(4)(f).

The motion was approved unanimously.

Anne Barrington moved and Brandi Wilks seconded to come out of Executive Session at 6:57 p.m.

The motion was approved unanimously.

COUNCIL UPDATES/WORK SESSION

There was no Work Session.

REGULAR MEETING

Mayor Rivero reconvened the meeting at 7:05 p.m.

Mayor Rivero led the Council and audience in the Pledge of Allegiance.

PUBLIC COMMENTS

There were none.

REPORTS, ITEMS AND COMMENTS FROM MAYOR AND COUNCIL

Each Councilmember reported on meetings and activities they had attended since the last Town Council meeting.

CONSENT AGENDA

A. *APPROVAL OF MINUTES - May 5, 2025*

B. *RESOLUTION NO. 25-033*

A Resolution Setting the Date for Consideration of the Annexation Ordinance for the Parker Professional Park Property for Second Reading on July 7, 2025

Department: Community Development, Stacey Nerger

C. *RESOLUTION NO. 25-034*

A Resolution to Amend Resolution No. 23-038, Series of 2023, to Amend and Readopt the Town of Parker Policy Manual

Department: Town Manager, Michelle Kivela

D. *RESOLUTION NO. 25-035*

A Resolution to Adopt the Town of Parker Elected Officials Guidelines

Department: Town Manager, Michelle Kivela

E. *PROCLAMATION - National Public Works Week*

F. *CONTRACT OVER \$100,000*

1. *Lincoln Avenue/Pine Drive Intersection Improvements (CIP 25-018) Preliminary Engineering – Contract Modification*

Amount: \$76,273.20 (Addition to the Original Contract Amount of \$121,165)

Contractor: Wilson & Company

Department: Engineering and Public Works, Tom Gill

Brandi Wilks moved and Anne Barrington seconded to approve Consent Agenda Items 4A through 4F.

A roll call vote was taken:

Anne Barrington - yes

Brandi Wilks - yes

John Diak - yes

Laura Hefta - yes

The motion was approved unanimously.

ORDINANCES

A. ORDINANCE NO. 1.646 - Second Reading

A Bill for an Ordinance Accepting the Conveyance of Real Property From Winter Park Bank Ventures, LLC, for a Parcel Located in Lot 8, Parker Hilltop Town Square 1st Amendment for the Hilltop Road Project

Department: Engineering and Public Works, Patrick Burke

This ordinance was for the approval of the conveyance of real property necessary to construct the Hilltop Road and Parker Road Intersection Improvement Project. This is for the acquisition of 396 square feet of right-of-way at a purchase price of \$13,395.

Public Comments: None.

Brandi Wilks moved and Laura Hefta seconded to approve Ordinance No. 1.646 on second reading.

A roll call vote was taken:

Anne Barrington - yes

Brandi Wilks - yes

John Diak - yes

Laura Hefta - yes

The motion was approved unanimously.

B. ORDINANCE NO. 1.647 - Second Reading

A Bill for an Ordinance to Approve the Memorandum of Agreement by and between the Town of Parker and Robinson Ranch Community Association, Inc., Concerning the Parker Road Sidewalks – East Side Gaps Project

Department: Engineering and Public Works, Patrick Burke

This ordinance was for approval of a Memorandum of Agreement between the Town of Parker and Robinson Ranch Community Association for the conveyance of real property necessary to construct the Parker Road Sidewalk - East Side Gaps Project. This included the acquisition of a permanent easement of 1.14 acres and a temporary construction easement of 1.06 acres for a total cost of \$105,600.

Public Comments: None.

Brandi Wilks moved and Anne Barrington seconded to approve Ordinance No. 1.647 on second reading.

A roll call vote was taken:

Anne Barrington - yes

Brandi Wilks - yes

John Diak - yes

Laura Hefta - yes

The motion was approved unanimously.

C. UNAUTHORIZED CAMPING ON PUBLIC PROPERTY PROHIBITED

Department: Town Attorney, Kelsey Hall

This item updated the Town's existing ordinance regarding unauthorized camping within the Town and approved a resolution adopting a policy for campsite abatement in order to better clarify what conduct is prohibited, to provide guidance to staff as to the steps that need to be taken if someone is illegally camping, and to govern the disposition of property left behind at an illegal campsite.

Public Comments: None.

1. ORDINANCE NO. 5.06.40.2 - Second Reading

A Bill for an Ordinance to Amend Section 8.07.100 of the Parker Municipal Code Concerning Unauthorized Camping on Public Property Prohibited

Brandi Wilks moved and Anne Barrington seconded to approve Ordinance No. 5.06.40.2 on second reading.

A roll call vote was taken:

Anne Barrington - yes
Brandi Wilks - yes
John Diak - yes
Laura Hefta - yes

The motion was approved unanimously.

2. RESOLUTION NO. 25-041

A Resolution to Adopt the Town of Parker Unauthorized Campsite and Personal Property Abatement Policy and Procedure

Laura Hefta moved and Brandi Wilks seconded to approve Resolution No. 25-041.

A roll call vote was taken:

Anne Barrington - yes
Brandi Wilks - yes
John Diak - yes
Laura Hefta - yes

The motion was approved unanimously.

D. ORDINANCE NO. 3.372.4 - Second Reading

A Bill for an Ordinance to Amend Section 13.08.040 of the Parker Municipal Code Concerning Sensitive Lands Avoidance

Department: Town Attorney, Kelsey Hall

This ordinance updated Section 13.08.040 of the Code to ensure that campsites located within the floodplain, which are unlawful in the Town, are abated the same way as other illegal campsites within the Town, pursuant to Section 8.07.100 of the Code.

Public Comments: None.

Brandi Wilks moved and John Diak seconded to approve Ordinance No. 3.372.4 on second reading.

A roll call vote was taken:

Anne Barrington - yes
Brandi Wilks - yes
John Diak - yes
Laura Hefta - yes

The motion was approved unanimously.

CONTRACTS OVER \$500,000**Agreement for Purchase of Goods and Professional Services (Town Hall Expansion Office Furniture RFP 24-023)****Amount: \$1,500,000****Contractor: Projex, Inc.****Department: Engineering and Public Works, Bob Exstrom**

This item was to award a contract (RFP 24-023) with Projex, Inc. for the purchase of new office and ancillary furniture associated with the Town Hall addition and renovation project in the amount of \$1,500,000.

Public Comments: None.

Laura Hefta moved and Brandi Wilks seconded to approve the staff recommendation, as a part of the regular agenda.

A roll call vote was taken:

Anne Barrington - yes

Brandi Wilks - yes

John Diak - yes

Laura Hefta - yes

The motion was approved unanimously.

ADJOURNMENT

Mayor Rivero adjourned the meeting at 8:16 p.m.

Susan L. Irvine, Deputy Town Clerk

Joshua Rivero, Mayor



Request for Town Council Action

Date: June 2, 2025

Submitted By: Lisa Gramer, Assistant Town Attorney
Lindsay Jordan, Deputy Town Attorney

Reviewed By: Michelle Kivela, Town Manager

Title: **ORDINANCE NO. 5.06.47 – First Reading**
A Bill for an Ordinance to Amend Section 8.09.020 of the Parker Municipal Code to Permit the Carrying of Firearms on Town Hall Property and Old Town Hall Property in Certain Circumstances and to Establish an Exemption from Senate Bill 24-131
Department: Town Attorney, Lisa Gramer
Town Attorney, Lindsay Jordan
Second June 16, 2025
Reading:

EXECUTIVE SUMMARY

In 2024, the Colorado Legislature passed Senate Bill 24-131, banning firearms in certain locations, including adjacent parking lots, on the property of or within specific local government buildings, unless a local government opted out of such provisions. This ordinance establishes exemptions from Senate Bill 24-131.

STAFF RECOMMENDATION

Approve

BACKGROUND/DISCUSSION

In 2024, the Colorado Legislature passed Senate Bill 24-131, banning firearms in certain locations, including adjacent parking lots on the property of or within specific local government buildings, unless a local government opted out of such prohibitions. This ordinance establishes limited exemptions from Senate Bill 24-131 for the Town specifying when individuals are allowed to carry a firearm in certain local government spaces described in Section 18-12-105.3(1)(b), C.R.S.

The Senate Bill prohibits the carrying of a firearm, both openly and concealed, regardless of whether the firearm is loaded, in certain state and local government buildings and property; buildings where local government's governing bodies and the chief executive officer of government entities are located; buildings in which local government bodies are holding a meeting; courthouses or buildings used for court proceedings; schools, colleges, universities, seminaries, and licensed childcare centers. There are also certain prohibitions and/or requirements with respect to whether or not someone can be in possession of a firearm in parking lots adjacent to these buildings. As the Town of Parker does have public buildings

where the Town Manager has an office, where the Town Council holds meetings, that are used for Municipal Court proceedings, and that hold licensed childcare centers, those specific Town buildings are currently included in the prohibitions on carrying firearms, whether loaded or unloaded, open carry or concealed carry, under State law. Additionally, certain Town buildings, at times, act as polling places, have election activities taking place, or have ballot drop boxes in use in the buildings or their parking lots.

Town staff is recommending adding an ordinance to amend the Town of Parker Municipal Code to allow certain limited exemptions for Town Hall and Old Town Hall with respect to these prohibitions contained within Senate Bill 24-131, which would allow individuals to carry a firearm in these Town of Parker public buildings, as specified in the draft Ordinance, unless there are additional prohibitions in State law that prohibit the Town from having an exemption.

More specifically, prior law, which remains in effect, prohibits openly carrying a firearm within any polling place, 100 feet of a ballot drop box or any building in which holds a polling location or where ballot counting/election activities are taking place. The Senate Bill added a prohibition including any concealed carrying in these locations to the prior prohibitions that remain in place. There is no local exception to the prohibition on carrying a firearm openly or concealed in these locations. Therefore, any time a Town of Parker building is serving as a polling location, has an active ballot drop box in use inside the building or in the parking lot, or has election activities taking place, individuals will be prohibited from carrying an open or concealed firearm, whether loaded or unloaded, at or within 100 feet of those locations.

FINANCIAL IMPACT

None.

STRATEGIC GOAL(S)



PROMOTE A SAFE AND
HEALTHY COMMUNITY

ATTACHMENTS

1. Ordinance No. 5.06.47

RECOMMENDED MOTION

I move to approve Ordinance No. 5.06.47 on first reading and to schedule second reading for June 16, 2025, as part of the consent agenda.

ORDINANCE NO. 5.06.47, Series of 2025

TITLE: A BILL FOR AN ORDINANCE TO AMEND SECTION 8.09.020 OF THE PARKER MUNICIPAL CODE TO PERMIT THE CARRYING OF FIREARMS ON TOWN HALL PROPERTY AND OLD TOWN HALL PROPERTY IN CERTAIN CIRCUMSTANCES AND TO ESTABLISH AN EXEMPTION FROM SENATE BILL 24-131

WHEREAS, on May 7, 2024, the Colorado General Assembly passed Senate Bill 24-131, which prohibits the carrying of firearms in certain “sensitive places”, which was signed by Governor Polis and became effective July 1, 2024;

WHEREAS, the sensitive spaces addressed in SB24-131, where the open and concealed carrying of a firearm is prohibited as of July 1, 2024, include certain state and local government buildings and property; courthouses or buildings used for court proceedings; schools, colleges, universities, seminaries, and licensed childcare centers; and polling places, ballot drop boxes, and other places where ballot counting and related election activities are taking place;

WHEREAS, SB24-131 includes an “opt-out” provision authorizing a local government to enact an ordinance, regulation, or other law that permits a person to carry a firearm at certain local government spaces described in Section 18-12-105.3(1)(b), C.R.S.;

WHEREAS, the Town of Parker, as a home rule municipality organized and existing pursuant to Article XX of the Colorado Constitution, is specifically authorized to legislate on matters of local concern;

WHEREAS, the Town Council, acting on behalf of the Town of Parker, a home rule municipality, organized and existing pursuant to Article XX of the Colorado Constitution, desires to protect the health, safety, and welfare of its citizens by recognizing and affirming that the Second Amendment to the United States Constitution protects the right of persons to keep and bear arms, and the Supreme Court of the United States has held local governments may, consistent with the Second Amendment, regulate the carrying firearms in sensitive places;

WHEREAS, the Town Council, acting on behalf of the Town of Parker, a home rule municipality, organized and existing pursuant to Article XX of the Colorado Constitution, finds and declares that the carrying of firearms on certain Town-owned property (“Town property”) is a matter of local concern;

WHEREAS, the Town Council, acting on behalf of the Town of Parker, a home rule municipality, organized and existing pursuant to Article XX of the Colorado Constitution, finds and determines that permitting individuals to carry firearms on certain Town property is necessary for the preservation of the public peace, health, and safety as follows:

(a) Self-Defense: Allowing individuals to carry firearms on certain Town property is essential to self-defense, enabling them to protect themselves in case of an immediate danger to life and safety;

(b) Deterrence: Allowing individuals to carry firearms on certain Town property may act as a deterrent against potential attackers and individuals with malicious intent and could dissuade individuals from attempting violent acts against citizens and officials on Town property;

(c) Equality and Uniformity: Town Council members, appointed officials, employees, and other individuals should have the same right to protect themselves at their place of employment and governance, as they have in their homes, and as other citizens may have in private places of employment; and

WHEREAS, the Town Council, finds and declares that the continuing and uninterrupted ability for individuals to carry firearms on certain Town property, with certain exceptions, after SB24-131 went into effect on July 1, 2024, is a matter of local concern necessary for the preservation of public health, welfare, peace, and safety of the Town.

NOW, THEREFORE, THE TOWN COUNCIL OF THE TOWN OF PARKER, COLORADO, ORDAINS:

Section 1. Section 8.09.020 Carrying Weapons of the Parker Municipal Code is amended by the addition thereto of a new Section (c) to read as follows:

8.09.020 Carrying weapons.

* * *

(c) It is not unlawful for any person, unless otherwise prohibited by law or lawful order of a law enforcement officer, to knowingly carry a firearm, whether loaded or unloaded, on the property, including adjacent parking areas, of or within Parker's Town Hall or Parker's Old Town Hall, except, it shall be unlawful to knowingly carry a firearm at these locations, even with a valid conceal carry permit when:

(1) The location is acting as a polling location or has a ballot drop box present; or

(2) The location has a portion of the building being used for court proceedings.

During such times a sign stating the following will be conspicuously posted on the entryways of those locations with a size font that is clearly legible:

PROCEEDINGS OF THE TOWN OF PARKER MUNICIPAL COURT ARE CURRENTLY UNDERWAY IN TOWN COUNCIL CHAMBERS.

PURSUANT TO SECTION 18-12-105.3(1)(c), C.R.S., ALL FIREARMS ARE CURRENTLY PROHIBITED WITHIN TOWN COUNCIL CHAMBERS AND ADJACENT PARKING AREAS.

THIS PROHIBITION ALSO APPLIES TO PERSONS WITH A CONCEAL
CARRY PERMIT EXCEPT A PERSON WHO HOLDS A VALID CONCEAL
CARRY PERMIT MAY CARRY CONCEALED IN AN ADJACENT
PARKING AREA.

(3) Nothing in this Subsection shall apply to:

a. A peace officer carrying a firearm pursuant to the authority granted
in Section 16-2.5-101(2), C.R.S., as amended;

b. A member of the United States armed forces or Colorado National
Guard when engaged in the lawful discharge of the member's official duties;

c. Security personnel employed or retained by the Town of Parker
while engaging in their official duties;

d. Security personnel described in Section 24-33.5-216.7(5), C.R.S., as
amended while engaged in the security personnel's official duties; or

e. Court personnel carrying or possessing a firearm, with permission
from the Municipal Court Judge, in the performance of their official duties
as part of the lawful and common practices of a legal proceeding.

Section 2. **Safety Clause.** The Town Council hereby finds, determines and declares that this Ordinance is promulgated under the general police power of the Town of Parker, that it is promulgated for the health, safety and welfare of the public, and that this Ordinance is necessary for the preservation of health and safety and for the protection of public convenience and welfare. The Town Council further determines that the Ordinance bears a rational relation to the proper legislative object sought to be obtained. The Town Council further finds that the title to this Ordinance was posted in two public places two days before the Town Council meeting, as provided by Section 7.5e. of the Town of Parker Home Rule Charter.

Section 3. **Severability.** If any clause, sentence, paragraph or part of this Ordinance or the application thereof to any person or circumstances shall for any reason be adjudged by a court of competent jurisdiction invalid, such judgment shall not affect application to other persons or circumstances.

Section 4. **Effective Date.** This Ordinance shall become effective ten (10) days after final publication.

INTRODUCED AND PASSED ON FIRST READING this ____ day of _____,
2025.

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

ADOPTED ON SECOND AND FINAL READING this _____ day of _____, 2025.

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

APPROVED AS TO FORM:

Jamie Wynn, Town Attorney



Request for Town Council Action

Date: June 2, 2025

Submitted By: Chris Vanderpool, Town Clerk

Reviewed By: Michelle Kivela, Town Manager

Title: **ORDINANCE NO. 5.28.37- First Reading**
A Bill for an Ordinance to Amend Chapter 5.02 of the Parker Municipal Code Authorizing the Town Clerk to Administratively Establish the Neighborhood for New Applications and Applications for a Change of Location Based on Guidelines Set Forth By the Special Licensing Authority

Department: Town Clerk, Chris Vanderpool

Second Reading: June 16, 2025

EXECUTIVE SUMMARY

If approved, this ordinance will update the Municipal Code to authorize the Town Clerk to administratively establish the neighborhood for new applications and applications for a change of location based on the guidelines set forth by the Special Licensing Authority Resolution No. 2025-002, which the Authority approved on April 17, 2025.

STAFF RECOMMENDATION

Approve

BACKGROUND/DISCUSSION

On April 7, 2025, Town Council approved Resolution No. 25-024, which delegated the establishment of the relevant neighborhood for liquor license applications to the Special Licensing Authority. This ordinance will update the Municipal Code to authorize the Town Clerk to administratively establish the neighborhood for new applications and applications for a change of location based on the guidelines set forth by the Special Licensing Authority Resolution No. 2025-002, which the Authority approved on April 17, 2025.

If approved, this ordinance will alleviate one step in the liquor license application process. Instead of the application coming before the Authority twice, staff will be able to provide the applicant with a boundary map to use for petitioning purposes for the needs and desires of the neighborhood requirement for a new or change of location liquor license applications. The applicant will also be provided a public hearing date for when their application will be heard by the Special Licensing Authority.

This amendment to the Municipal Code will allow staff to provide for a more efficient and customer-service-friendly process for the applicant. The amendment will also aid in making better use of the Authority's time.

The Special Licensing Authority reviewed the ordinance at their May 15, 2025 meeting and recommended unanimously that Town Council approve the ordinance.

FINANCIAL IMPACT

None.

STRATEGIC GOAL(S)

INNOVATE WITH
COLLABORATIVE
GOVERNANCE



ENHANCE ECONOMIC
VITALITY

ATTACHMENTS

1. Ordinance No. 5.28.37

RECOMMENDED MOTION

I move to approve Ordinance No. 5.28.37 on first reading and to schedule second reading for June 16, 2025, as part of the consent agenda.

ORDINANCE NO. 5.28.37, Series of 2025

TITLE: A BILL FOR AN ORDINANCE TO AMEND CHAPTER 5.02 OF THE PARKER MUNICIPAL CODE AUTHORIZING THE TOWN CLERK TO ADMINISTRATIVELY ESTABLISH THE NEIGHBORHOOD FOR NEW APPLICATIONS AND APPLICATIONS FOR A CHANGE OF LOCATION BASED ON GUIDELINES SET FORTH BY THE SPECIAL LICENSING AUTHORITY

NOW, THEREFORE, THE TOWN COUNCIL OF THE TOWN OF PARKER, COLORADO, ORDAINS:

Section 1. Subsection 5.02.170(c) of the Parker Municipal Code is amended to read as follows:

5.02.170 Separate license for each business.

* * *

~~(c) The Town Clerk shall cause the new application for a license reflecting the change of location to be placed on the agenda of a Special Licensing Authority meeting to be held not less than four (4) days nor more than thirty (30) days after the Town Clerk has received the application. The applicant, or his or her attorney, shall be in attendance at the Authority meeting at which his or her application is presented. The date of presentation of the application to the Authority shall be deemed the date of filing of the application.~~ Upon receipt of the an application for a change of location, the Authority shall follow procedures set forth in this Chapter for the investigation of the applicant, and the conduct of a public hearing and the notice requirement for such public hearing. Upon receipt of such a completed application, the Town Clerk shall, within thirty (30) days, provide the applicant with the boundaries of the relevant neighborhood based on criteria established by resolution of the Special Licensing Authority and set a public hearing date.

Section 2. Section 5.02.380 of the Parker Municipal Code is amended to read as follows:

5.02.380 Establishing neighborhood and public hearing dates.

~~(a) The Town Clerk shall cause the application for a fermented malt beverage and wine retailer license to be placed on the agenda of a Special Licensing Authority meeting to be held not less than four (4) days nor more than thirty (30) days after the Clerk has received the application. The date of presentation of the application to the Special Licensing Authority shall be deemed the date of filing of the application.~~ Upon receipt of a completed application, the Authority shall follow procedures set forth in this Chapter for the investigation of the applicant and the conduct of a public hearing and the notice requirement for such public hearing.

~~(b) The Special Licensing Authority shall designate the neighborhood upon the presentation of the application. Upon receipt of such a completed application, the Town Clerk shall, within thirty (30) days, provide the applicant with the boundaries of the relevant neighborhood, based on criteria established by resolution of the Special Licensing Authority and set a public hearing date.~~

~~(c) The Special Licensing Authority shall also set a date for public hearing which date shall be held not less than thirty (30) days from the date of the Authority meeting at which the date is set.~~

Section 3. Section 5.02.650 of the Parker Municipal Code is amended to read as follows:

5.02.650 Initial appearance before the Authority.

~~(a) The Town Clerk shall cause the application for a liquor license to be placed on the agenda of a Special Licensing Authority meeting to be held not less than four (4) days nor more than thirty (30) days after the Town Clerk has received the application. The date of presentation of the application to the Authority shall be deemed the date of filing of the application. Upon receipt of a completed application, the Authority shall follow procedures set forth in this Chapter for the investigation of the applicant, the conduct of a public hearing, and the notice requirement for such public hearing.~~

~~(b) The Authority shall designate the neighborhood upon the presentation of the application. Upon receipt of such a completed application, the Town Clerk shall, within thirty (30) days, provide the applicant with the boundaries of the relevant neighborhood, based on criteria established by resolution of the Special Licensing Authority and set a public hearing date.~~

~~(c) The Authority shall also set a date for public hearing, which shall be not less than thirty (30) days from the date of the Authority meeting at which the date is set.~~

~~(d) The Authority shall also set a date for public hearing, which shall be not less than thirty (30) days from the date of the Authority meeting at which the date is set.~~

Section 4. **Safety Clause.** The Town Council hereby finds, determines and declares that this Ordinance is promulgated under the general police power of the Town of Parker, that it is promulgated for the health, safety and welfare of the public, and that this Ordinance is necessary for the preservation of health and safety and for the protection of public convenience and welfare. The Town Council further determines that the Ordinance bears a rational relation to the proper legislative object sought to be obtained. The Town Council further finds that the title to this Ordinance was posted in two public places two days before the Town Council meeting, as provided by Section 7.5e. of the Town of Parker Home Rule Charter.

Section 5. Severability. If any clause, sentence, paragraph or part of this Ordinance or the application thereof to any person or circumstances shall for any reason be adjudged by a court of competent jurisdiction invalid, such judgment shall not affect application to other persons or circumstances.

Section 6. Effective Date. This Ordinance shall become effective ten (10) days after final publication.

INTRODUCED AND PASSED ON FIRST READING this ____ day of _____, 2025.

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

ADOPTED ON SECOND AND FINAL READING this ____ day of _____, 2025.

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

APPROVED AS TO FORM:

Jamie Wynn, Town Attorney



Request for Town Council Action

Date: June 2, 2025
Submitted By: Kelsey Hall, Assistant Town Attorney
Reviewed By: Michelle Kivela, Town Manager
Title: **PARKING AND ABANDONED VEHICLES**
Department: Town Attorney, Kelsey Hall
Second Reading: June 16, 2025

EXECUTIVE SUMMARY

This item, if approved, would update Chapter 7.02, Chapter 7.04, and Section 10.01.070 of the Parker Municipal Code regarding parking, towing regulations, and abandoned vehicles. Additionally, this item would clean up language related to parking of vehicles owned by individuals with disabilities to align with state statutes and regulations.

STAFF RECOMMENDATION

Approve

BACKGROUND/DISCUSSION

This item addresses updates throughout the Parker Municipal Code (the "Code") related to parking, towing regulations, and abandoned vehicles.

Ordinance No. 5.23.10 - Updates to Chapter 7.02

This ordinance addresses parking when regulated by posted signage. The new language prohibits parking on Town property when a sign has been posted that: 1) restricts any parking space, parking lot, or other designated area for event-only parking; 2) restricts parking altogether during certain times specified by the signage when an event is occurring; and 3) restricts parking to a certain time-limited duration or times of day. Violations may result in the vehicle being towed, a fine, and/or the vehicle being fitted with a demobilization device.

The ordinance also updates language relating to the parking of vehicles owned by individuals with a disability who have distinguishing license plates or placards issued by the state in order to align the ordinance's language with the state's language.

Ordinance No. 5.06.48 - Updates to Chapter 7.04

This ordinance would limit the amount of time that vehicles can park in a public parking lot to 24 hours, unless posted signage allows for a longer period of time. Exceptions exist for vehicles that have permits that allow them to remain in the lot for longer than 24 hours, vehicles that are actively engaged in rendering services in the immediate area under certain circumstances, or weather events designated by the Chief of Police that necessitate an exception to the time limit.

Violations may result in the issuance of a summons and complaint to the vehicle owner and/or the vehicle being towed.

This ordinance also provides new language regarding towing procedures for vehicles that are in violation of the Town's parking ordinances. The new language allows the Town and entities that hold an event permit issued by the Town to authorize the removal of a vehicle that is illegally parked. The vehicle may either be relocated to a designated location within the town or an impound lot designated by the Town. The ordinance further provides the procedure to be followed when authorizing the towing of a vehicle.

Ordinance No. 5.55.1 - Updates to Section 10.01.070

Section 10.01.070(a) provides that the Town has the exclusive authority to regulate parking on public streets, including within all Town subdivisions. Subsection (b) provides a provision from 2001 stating that subsection (a) does not apply to any existing regulation or restrictive covenant restricting parking on public streets that was in existence prior to the adoption of the Code section. In 2022, the Colorado Legislature passed HB 22-1139, prohibiting homeowners' associations from regulating the use of public rights-of-way. Based on this State law, Staff is proposing to delete subsection (b).

FINANCIAL IMPACT

None

STRATEGIC GOAL(S)



FOSTER COMMUNITY
CREATIVITY AND
ENGAGEMENT



ENHANCE ECONOMIC
VITALITY



PROMOTE A SAFE AND
HEALTHY COMMUNITY

ATTACHMENTS

1. Ordinance No. 5.23.10
2. Ordinance No. 5.06.48
3. Ordinance No. 5.55.1

RECOMMENDED MOTION

I move to approve Ordinance No. 5.23.10 on first reading and to schedule second reading for June 16, 2025, as part of the consent agenda.

I move to approve Ordinance No. 5.06.48 on first reading and to schedule second reading for June 16, 2025, as part of the consent agenda.

I move to approve Ordinance No. 5.55.1 on first reading and to schedule second reading for June 16, 2025, as part of the consent agenda.

ORDINANCE NO. 5.23.10, Series of 2025

TITLE: A BILL FOR AN ORDINANCE TO AMEND CHAPTER 7.02 OF THE PARKER MUNICIPAL CODE CONCERNING RESTRICTIONS ON PARKING AND ABANDONED VEHICLES

WHEREAS, the Town owns several parking lots and permits parking on certain streets throughout the Town that serve commercial, recreational, and cultural areas and facilities;

WHEREAS, numerous events also take place within the Town that necessitate the closing of streets and/or parking areas throughout the year;

WHEREAS, vehicles that park in parking lots for an extended period of time can reduce opportunities for others to visit such commercial, recreational, and cultural areas and facilities; and

WHEREAS, vehicles that park in areas that are closed for an event pursuant to a community event permit issued by the Town can disrupt the event and reduce the space available for such event.

NOW, THEREFORE, THE TOWN COUNCIL OF THE TOWN OF PARKER, COLORADO, ORDAINS:

Section 1. Section 7.02.020 of the Parker Municipal Code is amended to read as follows:

7.02.020 Definitions.

As used in the provisions of this Chapter:

The definitions contained in the *Model Traffic Code* for Colorado Municipalities, as amended, shall apply to the provisions of this Chapter unless otherwise provided herein.

Handicap-Distinguishing license plate means a distinguishing license plate issued by or at the direction of the Motor Vehicle Division of the Department of Revenue of this State to be displayed on a motor vehicle owned by a person with a mobility ~~handicap-related~~ disability.

~~*Handicapped person* means a person so severely handicapped that he or she is unable to move from place to place without the aid of a mechanical device.~~

Identifying placard means a plate or placard issued by the Motor Vehicle Division of the Department of Revenue for the purpose of identifying a vehicle owned by or operated for the benefit of a ~~handicapped~~ person with a disability.

~~Official sign means a sign approved as to form and content by the Director of Engineering and placed in a location authorized by the Director of Engineering.~~

* * *

~~Handicapped person~~ Person with a disability means a person so severely handicapped with a disability that he or she is makes the person unable to move from place to place without the aid of a mechanical device.

* * *

Section 2. Chapter 7.02 of the Parker Municipal Code is amended by the addition thereto of a new Section 7.02.045 to read as follows:

7.02.045 Parking on public property in violation of event only or event permit restrictions.

(a) It is unlawful for any person not attending, participating in, registered as a vendor for, or otherwise directly associated with a specific event, to park any motor vehicle or trailer, whether or not such trailer is attached to a motor vehicle, on any public property in the Town, when an official sign has been posted restricting any parking space, parking lot, or other designated area, for event-only parking related to that specific event.

(b) It is unlawful for any person to park any motor vehicle or trailer, whether or not such trailer is attached to a motor vehicle, on any public property in the Town that is the subject of an event permit issued by the Town, when an official sign has been posted restricting any parking space, parking lot, or other designated area, during the time period specified by the signage, which may preclude parking in the designated area prior to the permitted event. In addition to those actions permitted by Subsection (c) below, violations of the provisions of this Section may result in the event organizer towing the vehicle in advance of the permitted event at the owner's expense.

(c) Violations of the provisions of this Section shall, upon conviction, be punishable by a fine of not more than four hundred ninety-nine dollars (\$499.00). Additionally, the Town reserves the right to place a demobilization device upon the vehicle or have the vehicle towed at the owner's expense, in accordance with the procedure described in Section 7.04.080 of this Title, or other punishments provided by law.

Section 3. Section 7.02.085 of the Parker Municipal Code is amended to read as follows:

7.02.085 Overtime parking violations generally.

(a) Where any Section of this Chapter, or any sign posted pursuant to the provisions of this Code, prohibits parking in excess of any stated period of time in any given parking space or other designated area, including time-limited parking lots, a vehicle shall be considered in violation of that restriction if it has not been moved at least one hundred (100) feet from that parking space or moved completely outside of the entire designated area during-by the conclusion of the stated period of time or if the vehicle is moved to within one hundred (100) feet of that parking space or designated area within twenty-four (24) hours.

(b) It shall be unlawful for any person to use a parking space in excess of the time limit indicated by the sign accompanying the parking space.

(c) Where any Section of this Chapter, or any sign posted pursuant to the provisions of this Code, prohibits parking for any stated time of day in any given parking space or other designated area, including parking lots, a vehicle shall be considered in violation of that restriction if it is parked in such parking space or other designated areas during those prohibited times.

(d) It shall be unlawful for any person to use a parking space outside of any specific times of day indicated by the signs accompanying the parking space or parking lot.

(e) This Section shall apply to property that is owned, leased, or licensed by the Town.

(f) Violations of the provisions of this Section shall, upon conviction, be punishable by a fine of not more than four hundred ninety-nine dollars (\$499.00).

Section 4. Section 7.02.090 of the Parker Municipal Code is amended to read as follows:

7.02.090 Parking privileges for ~~handicapped~~ persons with a disability.

(a) A ~~handicapped~~ person with a disability, as defined in Section 7.02.020 of this Chapter, may apply to the Motor Vehicle Division of the Department of Revenue for a ~~handicap-distinguishing~~ license plate or an identifying placard, as defined in Section 7.02.020 of this Chapter.

(b) A vehicle displaying a ~~handicap-distinguishing~~ license plate or an identifying placard, as defined in Section 7.02.020 of this Chapter, may be parked in public parking areas on public streets, public property or private property in the Town regardless of any time limitation imposed on parking in such area, if such vehicle is so parked either:

(1) By the owner of any vehicle displaying ~~handicap-a distinguishing~~ license plate or an identifying placard; or

(2) By a person engaged in the transportation, by such vehicle, of a person with a mobility ~~handicap-related disability~~.

(c) The parking privilege provided by Subsection (b) above shall not apply to any zone or place in which:

(1) Stopping, standing or parking of all vehicles is prohibited;

(2) Parking is limited to emergency vehicles, police vehicles, fire vehicles or designated official vehicles;

(3) Signs are posted prohibiting parking in any fire lane or fire safety zone;
~~or~~

(4) Parking is not allowed during specific periods of the day in order to accommodate heavy traffic; ~~or~~

(5) Signs are posted prohibiting parking, as otherwise permitted by this Chapter.

~~(d) The owner of private property available for public use may, in writing, request the installation of official signs identifying parking spaces reserved for use by a handicapped person. Handicapped parking spaces shall be a minimum of twelve feet wide in dimension.~~

~~(1) The request shall be a waiver of any objection the owner may assert concerning enforcement of this Section by the police of the Town.~~

~~(2) The Police Department is empowered to enforce the provisions of this Section.~~

~~(ed)~~ It is unlawful for any person other than a ~~handicapped~~ person with a disability to park in a parking space on public or private property which is clearly identified by an official sign as being reserved for use by a ~~handicapped~~ person with a disability, unless such person is parking the vehicle for use by a ~~handicapped~~ person with a disability and unless such vehicle has attached thereto a distinguishing license plate or identifying placard, as set forth in Section 7.02.020 of this Chapter.

~~(fe)~~ It is unlawful for any person who does not have a mobility ~~handicap-related disability~~ to cause to be displayed on a motor vehicle in the Town an identifying placard, as defined in Section 7.02.020 of this Chapter, when such vehicle is not being used for the transportation of a person with a mobility ~~handicap-related disability~~.

(g) Violations; penalty.

(1) Any person who violates the provisions of Subsections (d) and (e) above shall upon conviction be punished by a fine of not less than fifteen-three hundred fifty dollars (\$15.00)-(\$350.00) or more than one hundred-thousand dollars (\$1,000.00) for the first offense;

(2) ~~Violations of Any person who violates~~ the provisions of Subsections (fd) and (e) above shall upon conviction be ~~punishable-punished~~ by a fine of not less than six hundred dollars (\$600.000) or more than ~~four-hundred-ninety-nine-one thousand~~ dollars (\$499.00) (\$1,000.00) for the second offense; and

(3) Any person who violates the provisions of Subsections (d) and (e) above shall upon conviction be punished by a fine of not less than one thousand dollars (\$1,000.00) or more than five thousand dollars (\$5,000.00), in addition to not more than ten (10) hours of community service, for a third or subsequent offense.

Section 5. Safety Clause. The Town Council hereby finds, determines and declares that this Ordinance is promulgated under the general police power of the Town of Parker, that it is promulgated for the health, safety and welfare of the public, and that this Ordinance is necessary for the preservation of health and safety and for the protection of public convenience and welfare. The Town Council further determines that the Ordinance bears a rational relation to the proper legislative object sought to be obtained. The Town Council further finds that the title to this Ordinance was posted in two public places two days before the Town Council meeting, as provided by Section 7.5e. of the Town of Parker Home Rule Charter.

Section 6. Severability. If any clause, sentence, paragraph or part of this Ordinance or the application thereof to any person or circumstances shall for any reason be adjudged by a court of competent jurisdiction invalid, such judgment shall not affect application to other persons or circumstances.

Section 7. Effective Date. This Ordinance shall become effective ten (10) days after final publication.

INTRODUCED AND PASSED ON FIRST READING this _____ day of _____, 2025.

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

ADOPTED ON SECOND AND FINAL READING this _____ day of _____, 2025.

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

APPROVED AS TO FORM:

Jamie Wynn, Town Attorney

ORDINANCE NO. 5.06.48, Series of 2025

TITLE: A BILL FOR AN ORDINANCE TO AMEND CHAPTER 7.04 OF THE PARKER MUNICIPAL CODE CONCERNING ABANDONED VEHICLES

WHEREAS, the Town owns several parking lots and permits parking on certain streets throughout the Town that serve commercial, recreational, and cultural areas and facilities;

WHEREAS, vehicles that park in parking lots for an extended period of time can reduce opportunities for others to visit such commercial, recreational, and cultural areas and facilities; and

WHEREAS, in support of this goal, the Town desires the option to tow abandoned or illegally parked vehicles, in addition to other remedies set forth in the Code.

NOW, THEREFORE, THE TOWN COUNCIL OF THE TOWN OF PARKER, COLORADO, ORDAINS:

Section 1. Section 7.04.010 of the Parker Municipal Code is amended to read as follows:

7.04.010 Definitions.

The following words, terms and phrases, when used in this Chapter, shall have the meanings ascribed to them in this Section, except where the context clearly indicates a different meaning:

* * *

Abandoned on a public parking lot means any vehicle that is parked in a public parking lot for a period of time longer than ~~forty-eight (48)~~twenty-four (24) consecutive hours, unless there are Town-owned or Town-authorized signs stating a time period other than twenty-four (24) hours. With respect to any vehicles located on other public property, or right-of-way, the provisions of the Model Traffic Code, as adopted herein, shall apply.

* * *

Section 2. Section 7.04.020 of the Parker Municipal Code is amended to read as follows:

7.04.020 Prohibited acts.

* * *

(c) It is unlawful for any person to park or allow to be parked a vehicle in any public parking lot for a time period longer than ~~forty-eight (48)~~twenty-four (24) consecutive hours, or in excess of the time or time limit specified on any posted

permanent or temporary Town-owned or Town-authorized signs, or to leave any abandoned vehicle or any vehicle not in operating condition in any public parking lot for a period of time longer than ~~forty-eight (48)-twenty-four (24)~~ consecutive hours, or as otherwise specified on any posted Town-owned or Town-authorized sign, except where such vehicles are actively engaged in rendering services in the immediate area, unless such vehicle is in violation of any restricted parking time or time-limit specified on any posted Town-owned or Town-authorized signs, except when such vehicles have been issued a permit to remain longer than ~~forty-eight (48)-twenty-four (24)~~ consecutive hours, or the Chief of Police or designee has made a determination that a major weather-related event has created a temporary exception to the provisions of this Chapter.

* * *

Section 3. Section 7.04.030 of the Parker Municipal Code is amended to read as follows:

7.04.030 Investigations, notices, impoundments, costs.

(a) The Chief of Police and/or officer of the Police Department are authorized to investigate any vehicle left at any place within the Town which reasonably appears to be in violation of the provisions of this Chapter. The Chief of Police or designee is authorized to make a determination that a major weather-related event has created a temporary exception to a violation of the provisions of this Chapter and, upon such determination, no investigations will be conducted for violations of this Chapter until a minimum of ~~forty-eight (48)-twenty-four (24)~~ hours after the major weather-related event has concluded.

(b) If, after an investigation, there is probable cause for believing a violation of this Chapter exists, the officer making the investigation shall ~~immediately place upon the vehicle a notice of violation or, if known, immediately either~~ issue a ~~notice of violation summons and complaint~~ to the owner of the vehicle or any person in charge or control of the vehicle, ~~or if the notice of violation is being issued pursuant to 7.04.020(e) it may be issued to the property owner, manager, tenant, lessee, renter or occupant of the premises on which such vehicle is located. Such notice of violation shall state the date issued, the name of the person to whom the notice is issued, the violation involved and the time limit of twenty-four (24) hours being given to remove or correct the cause of such violation, and signed by the issuing officer. if known, or the officer may have the vehicle towed at the owner's expense and there held until lawfully disposed of, or claimed.~~

~~(c) If, after twenty-four (24) hours from date of issuance of the notice of violations provided for in this Chapter, the cause of such violation has not been removed from within the boundaries of the Town, or corrected, the Chief of Police and/or officer of the Police Department shall either issue a summons and complaint to the person named on the notice of violation or have the vehicle towed at the owner's expense. If a summons and complaint is issued, and if the person named~~

~~on the notice of violation cannot be located in order to serve such notice of violation, then a summons and complaint may immediately be issued against the vehicle, describing the vehicle by make, year and model.~~

~~(d) The Chief of Police or officer issuing the summons and complaint shall be authorized to order the towing away and removal of any vehicle found in violation of this division to an appropriate place authorized by the Town Council, and there held until lawfully disposed of, or claimed.~~

~~(ec) All expenses incurred in the impoundment of any vehicle under the provisions of this Chapter shall be assessed against the owner of the vehicle if the owner is located, and the property from which such vehicle was removed or against the owner of the vehicle if he or she should be located., if applicable, may be deducted from any funds received should the vehicle be disposed of through a lawful sale.~~

Section 4. Chapter 7.04 of the Parker Municipal Code is amended by the addition thereto of a new Section 7.04.080 to read as follows:

7.04.080 Towing Procedures

~~(a) The Town, and individuals or entities that have an event permit issued by the Town, shall follow the procedures described in this Section when authorized to tow a vehicle. Nothing in this Section is intended, or shall be interpreted, to deprive a towing operator of its lien rights created pursuant to Section 24-4-1801, C.R.S., et seq., as amended, or any successor statute.~~

~~(b) Upon receipt of notice that a vehicle is parked illegally or has been abandoned in violation of the Code, the Town or a permit holder may authorize the removal of the vehicle and placement of the vehicle at either a designated location within the Town or an impound lot designated or maintained by the Town. The authorization shall be in writing, and shall include the vehicle's year, make, model, vehicle identification number, and storage location. If the authorization is provided by a permit holder, the permit holder shall provide a copy of the authorization to the Town. If the vehicle is taken to a designated location that is not an impound lot, such location shall be included on any signage posted at the location where the vehicle is illegally parked or abandoned.~~

~~(c) When a vehicle has been authorized to be towed, the Town will attempt to ascertain if the vehicle has been reported stolen and, if so reported, shall recover and secure the vehicle and notify its rightful owner. If the vehicle is not taken to an impound lot, the Town will attempt to ascertain the last-known owner of record for the vehicle and, if found, will attempt to contact the owner to notify them that their vehicle has been towed. If the owner cannot be found, or the owner does not come to collect their vehicle from the designated area within twenty-four (24) hours after the vehicle is towed there, the vehicle shall be deemed abandoned and shall be subject to the relevant provisions of Chapters 7.04 and 8.14 of this Code.~~

(d) The Town has the right to seek reimbursement from the registered owner(s) and/or any other legally responsible individual(s) for all costs incurred by the Town pursuant to this Section.

Section 2. **Safety Clause.** The Town Council hereby finds, determines and declares that this Ordinance is promulgated under the general police power of the Town of Parker, that it is promulgated for the health, safety and welfare of the public, and that this Ordinance is necessary for the preservation of health and safety and for the protection of public convenience and welfare. The Town Council further determines that the Ordinance bears a rational relation to the proper legislative object sought to be obtained. The Town Council further finds that the title to this Ordinance was posted in two public places two days before the Town Council meeting, as provided by Section 7.5e. of the Town of Parker Home Rule Charter.

Section 3. **Severability.** If any clause, sentence, paragraph or part of this Ordinance or the application thereof to any person or circumstances shall for any reason be adjudged by a court of competent jurisdiction invalid, such judgment shall not affect application to other persons or circumstances.

Section 4. **Effective Date.** This Ordinance shall become effective ten (10) days after final publication.

INTRODUCED AND PASSED ON FIRST READING this ____ day of _____, 2025.

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

ADOPTED ON SECOND AND FINAL READING this ____ day of _____, 2025.

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

APPROVED AS TO FORM:

Jamie Wynn, Town Attorney

ORDINANCE NO. 5.55.1, Series of 2025

TITLE: A BILL FOR AN ORDINANCE TO AMEND SECTION 10.01.070 OF THE PARKER MUNICIPAL CODE CONCERNING PARKING OF VEHICLES ON PUBLIC STREETS WITHIN SUBDIVISIONS

NOW, THEREFORE, THE TOWN COUNCIL OF THE TOWN OF PARKER, COLORADO, ORDAINS:

Section 1. Section 10.01.070 of the Parker Municipal Code is amended to read as follows:

10.01.070 Parking of vehicles on public streets within subdivisions.

~~(a) No developer, homeowners' association, architectural control committee or other similar individual or organization shall be authorized to enact regulations or restrictive covenants which purport to prohibit the parking of vehicles on any street within a subdivision which has been dedicated to and accepted by the Town as a public street. As with other public streets within the Town, the Town shall have the exclusive authority to regulate parking on public streets within a subdivision.~~

~~(b) This Section shall not apply to previously enacted regulations or restrictive covenants which prohibit the parking of vehicles on any public street within a subdivision, as those regulations or restrictive covenants exist on the effective date of the ordinance codified in this Section. No existing regulation or restrictive covenant may be amended to prohibit the parking of vehicles on any public street within a subdivision after the effective date of the ordinance codified in this Section.~~

Section 2. Safety Clause. The Town Council hereby finds, determines and declares that this Ordinance is promulgated under the general police power of the Town of Parker, that it is promulgated for the health, safety and welfare of the public, and that this Ordinance is necessary for the preservation of health and safety and for the protection of public convenience and welfare. The Town Council further determines that the Ordinance bears a rational relation to the proper legislative object sought to be obtained. The Town Council further finds that the title to this Ordinance was posted in two public places two days before the Town Council meeting, as provided by Section 7.5e. of the Town of Parker Home Rule Charter.

Section 3. Severability. If any clause, sentence, paragraph or part of this Ordinance or the application thereof to any person or circumstances shall for any reason be adjudged by a court of competent jurisdiction invalid, such judgment shall not affect application to other persons or circumstances.

Section 4. Effective Date. This Ordinance shall become effective ten (10) days after final publication.

INTRODUCED AND PASSED ON FIRST READING this ____ day of _____,
2025.

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

ADOPTED ON SECOND AND FINAL READING this ____ day of _____, 2025.

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

APPROVED AS TO FORM:

Jamie Wynn, Town Attorney



Request for Town Council Action

Date: June 2, 2025

Submitted By: Charles Kudlauskas, Senior Development Review Engineer

Reviewed By: Michelle Kivela, Town Manager

Title: **RESOLUTION NO. 25-043**
A Resolution Accepting the Conveyance of a Drainage Easement from QuikTrip Corporation for a Portion of Lot 1B, Parker Crossing Subdivision, 4th Amendment

Department: Engineering and Public Works, Charles Kudlauskas

EXECUTIVE SUMMARY

If approved, this resolution would accept the conveyance of a drainage easement covering drainage improvements proposed with the site plan for a 25-foot strip of land across Lot 1B, Parker Crossing, 4th Amendment.

STAFF RECOMMENDATION

Approve

BACKGROUND/DISCUSSION

The Town's Stormwater criteria require that drainage easements be dedicated for all public storm drainage facilities located on private property. The drainage easements are necessary to ensure the long-term operation and maintenance of drainage infrastructure to minimize flooding and protect the quality of stormwater runoff.

The Engineering Department has reviewed and approved the construction drawings for the drainage facilities associated with an approved site plan for a portion of Lot 1B, Parker Crossing, 4th Amendment. Since the drainage facilities are being constructed as part of a site plan process, and not a plat, the easement needs to be dedicated by a separate instrument.

FINANCIAL IMPACT

The drainage improvements proposed with the easement will be the maintenance responsibility of the property owner. There is no financial impact to the Town.

STRATEGIC GOAL(S)



ATTACHMENTS

1. Vicinity Map
2. Resolution Na. 25-043

RECOMMENDED MOTION

I move to approve Resolution No. 25-043, as part of the consent agenda.



Lot 1B, Parker Crossing, 4th Amendment
Drainage Easement
Vicinity Map

RESOLUTION NO. 25-043, Series of 2025

TITLE: A RESOLUTION ACCEPTING THE CONVEYANCE OF A DRAINAGE EASEMENT FROM QUIKTRIP CORPORATION, FOR A PORTION OF LOT 1B, PARKER CROSSING SUBDIVISION, 4th AMENDMENT

WHEREAS, the Town Council of the Town of Parker desires to accept the grant of an easement for the purpose of the maintenance of a drainage pipe and appurtenant drainage facilities;

WHEREAS, Section 1.06.010 of the Town of Parker Municipal Code requires the acceptance of a conveyance of real property to the Town be effectuated by resolution; and

WHEREAS, the Town Council of the Town of Parker desires to accept the grant of an easement specified hereinbelow to the Town by this Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF PARKER, COLORADO, AS FOLLOWS:

Section 1. The Town Council of the Town of Parker hereby accepts the conveyance of certain property interests for the purpose of the maintenance of a drainage pipe and appurtenant drainage facilities from QuikTrip Corporation, for a Portion of Lot 1B, Parker Crossing Subdivision, 4th Amendment, as provided in the Drainage Easement Agreement attached as **Exhibit 1** and incorporated by this reference, and authorizes the Mayor of the Town to enter into the Agreement on behalf of the Town.

RESOLVED AND PASSED this ____ day of _____, 2025.

TOWN OF PARKER, COLORADO

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

EXHIBIT 1

DRAINAGE EASEMENT AGREEMENT For a Portion of Lot 1B, Parker Crossing Subdivision, 4th Amendment

THIS DRAINAGE EASEMENT AGREEMENT (the "Easement Agreement") is made this ____ day of _____, 2025, by and between QUIKTRIP CORPORATION, an Oklahoma corporation, having an address of 4705 S. 129th East Ave., Tulsa, Oklahoma 74134 ("Grantor"), and the TOWN OF PARKER, a Colorado home rule municipality, having an address of 20120 East Mainstreet, Parker, Colorado 80138 ("Grantee").

RECITALS

A. Grantor constructed a drainage pipe and appurtenant drainage facilities (the "Drainage Facilities") within its privately owned property.

B. Pursuant to Section 4.08.090(b) of the Parker Municipal Code, the Grantor is responsible for the maintenance of the Drainage Facilities. However, the Grantee may choose to maintain the Drainage Facilities if the Grantor fails to do so in order to protect the public health, safety, and welfare from stormwater runoff damage.

C. Grantee desires to acquire an easement for the purpose of the maintenance of the Drainage Facilities on and through the property more particularly described and depicted in **Exhibit A** ("Easement Property"), attached hereto and incorporated herein by this reference; and

D. Grantor is willing to grant an easement to Grantee for the aforesaid purposes on the terms and conditions set forth hereinbelow.

AGREEMENT

NOW, THEREFORE, for good and valuable consideration by Grantee to Grantor, the covenants of Grantee herein contained and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, the parties agree as follows:

1. Grant of Easement. Grantor does hereby grant and convey unto Grantee, its successors, assigns, lessees, licensees and agents, an easement under and through the Easement Property, for the purpose of providing the maintenance of the Drainage Facilities. Subject to the terms of this Easement Agreement, Grantee shall also have the specific rights of ingress and egress for the construction, reconstruction, operation and maintenance of a drainage pipe and appurtenant drainage facilities; additionally, Grantee shall have the right to remove impediments to operation and maintenance of the Easement Property such as trees, asphalt and sidewalks. Grantee further agrees to coordinate all construction, reconstruction, operation, maintenance, removal and any other activities which disturb the Easement Property with Grantor so as to minimize any disruption to Grantor's property. Grantor and Grantee agree that this Easement Agreement may be released in writing by the Town of Parker's Engineering/Public Works Director or designee, subject to the Grantor providing a suitable replacement for the drainage easement described herein, as determined in the sole discretion of the Town of Parker's Engineering/Public Works Director or designee.

2. Unencumbered Title. Grantor warrants that the Easement Property is free and clear of all liens and encumbrances that could have any impact on the easement granted to the Grantee by this Agreement.

3. Operation and Maintenance.

a. The operation and maintenance of the Drainage Facilities described herein and located within the Easement Property shall be the responsibility of the Grantor; provided, however, that Grantee shall have the right to maintain the Drainage Facilities in the event Grantee, in its sole discretion, determines to enter the Easement Property for the operation and/or maintenance of the Drainage Facilities as set forth in subsection b. hereinbelow. The Grantor acknowledges and agrees that the Grantee has the right to enter the Easement Property to maintain and operate the Drainage Facilities covered by Chapter 4.08 of the Parker Municipal Code or to maintain and operate the Drainage Facilities in the manner described herein.

b. If Grantor fails to adequately maintain the Drainage Facilities located within the Easement Property, and the Grantor (i) fails to correct the maintenance problem within fourteen (14) days after the date of written notice from Grantee (the "Correction Period"); or (ii) fails to begin to clean, cure or correct such problem within fourteen (14) days after receipt of notice if such problem cannot be reasonably cleaned, cured or corrected within the Correction Period, and fails to diligently prosecute such cleaning, cure or correction to completion, then Grantee may correct the maintenance problem as provided herein. Notwithstanding the foregoing, Grantee may, in the event of an emergency, as determined by Grantee in its sole discretion, clean, cure or correct any damage caused by Grantor's failure to adequately maintain the Drainage Facilities located within the Easement Property. The Grantor shall reimburse the Grantee for the cost of such maintenance to the extent that (i) the Drainage Facilities and/or the type of maintenance performed by Grantee are not covered by Chapter 4.08 of the Parker Municipal Code, as amended, or (ii) if the Drainage Facilities and/or the type of maintenance performed by the Grantee is covered by Chapter 4.08 of the Parker Municipal Code, as amended, and the Grantee determines in its sole discretion that there are not sufficient funds available for such maintenance. If Grantor fails to reimburse Grantee for the cost of such maintenance, within thirty (30) days after receipt of an invoice from Grantee describing the corrective or maintenance action taken, the unpaid amount shall constitute a lien on the Easement Property until paid in full, with priority over all other liens, except general tax liens, which liens shall be certified to the Douglas County Treasurer and collected in the same manner as other taxes are collected. Grantor further agrees that Grantee may also pursue any and all other remedies available at law or in equity.

4. Grantor Defined. The word "Grantor" as used herein, whenever the context requires or permits, shall include the heirs, personal representatives, beneficiaries, successors, grantees and assigns of the owners of the land through which the easement runs, or the respective owners from time to time of portions thereof. The burdens and benefits of this Easement Agreement shall be deemed covenants running with the real property identified on **Exhibit A**. Notwithstanding any contrary provision in this Easement Agreement, however, any obligation under this Easement Agreement which is to be performed by the owner of any land which is burdened by this Easement Agreement shall be enforceable only against the then owner of such land, and not against any such owner's predecessors in interest.

5. Covenants of Grantee. Grantee hereby represents, covenants and warrants in favor of Grantor, and its successors and assigns, as follows:

a. Grantee shall protect the Easement Property, and the adjacent lands of Grantor over which Grantee has rights of ingress and egress, from damage caused, in whole or in part, by acts or omissions of Grantee, its employees, agents, contractors, subcontractors, assigns, lessees, licensees and agents.

b. Grantee shall not cause or permit to be caused by any of its employees, agents, contractors, subcontractors, successors, assigns, lessees or licensees, any hazardous substances, as defined by the Comprehensive Environmental Response, Compensation and Liability Act of 1980 ("CERCLA"), pollutants or contaminants, as defined by CERCLA, or hazardous waste, as defined by the Resource, Conservation and Recovery Act ("RCRA"), including, but not limited to, asbestos and/or urea formaldehyde, or any pollutants or toxic pollutants as defined by the Clean Water Act, and any amendments thereto, to be dumped, spilled, released, permanently stored or deposited on, over or beneath the Easement Property or any other lands owned by Grantor.

6. Retained Rights. Grantor shall have all rights to the Easement Property not granted hereby.

7. Miscellaneous.

a. Except as otherwise expressly provided herein, all provisions herein contained, including the benefits, burdens and covenants, are intended to run with the land and shall be binding upon and inure to the benefit of the respective successors and assigns of the parties hereto.

b. This easement constitutes all of the agreements, understandings and promises between the parties hereto, with respect to the subject matter hereof.

c. This easement shall be of no force and effect until this easement is duly and validly executed by all parties hereto.

[Remainder of page intentionally left blank. Signatures on following page.]

IN WITNESS WHEREOF, the parties hereto have executed this Easement Agreement as of the date and year first above written.

GRANTOR: QUIKTRIP CORPORATION, an Oklahoma corporation



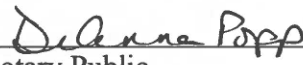
Jason Acord, Regional Director of Real Estate

STATE OF Kansas)
) ss.
COUNTY OF Johnson)

The foregoing instrument was acknowledged before me this 28th day of April, 2025, by Jason Acord, as Regional Director of Real Estate, of QuikTrip Corporation, an Oklahoma corporation.

My commission expires: 8-07-2025

SEAL



Notary Public



GRANTEE: TOWN OF PARKER

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

APPROVED AS TO FORM:

Jamie Wynn, Town Attorney

EXHIBIT A

A PORTION OF LOT 1B, PARKER CROSSING SUBDIVISION, 4TH AMENDMENT, IN THE TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO, PER THE PLAT RECORDED JANUARY 9, 2009 AT RECEPTION NO. 2009001421 IN THE OFFICE OF THE CLERK AND RECORDER FOR THE COUNTY OF DOUGLAS, STATE OF COLORADO, LYING WITHIN THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO, BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT THE NORTHWEST CORNER OF SAID LOT 1B;

THENCE ALONG THE WESTERLY LINE OF SAID LOT 1B, SOUTH 00°54'22" EAST, A DISTANCE OF 24.45 FEET TO THE **POINT OF BEGINNING**;

THENCE DEPARTING SAID WESTERLY LINE, SOUTH 87°02'00" EAST, A DISTANCE OF 30.97 FEET;

THENCE SOUTH 14°44'24" EAST, A DISTANCE OF 36.46 FEET;

THENCE SOUTH 76°05'52" WEST, A DISTANCE OF 25.00 FEET;

THENCE NORTH 14°44'24" WEST, A DISTANCE OF 17.84 FEET;

THENCE NORTH 87°02'00" WEST, A DISTANCE OF 8.87 FEET TO THE WESTERLY LINE OF SAID LOT 1B;

THENCE ALONG SAID WESTERLY LINE THE FOLLOWING TWO (2) COURSES:

- 1) NORTH 24°23'53" WEST, A DISTANCE OF 5.36 FEET;
- 2) NORTH 00°54'22" WEST, A DISTANCE OF 20.28 FEET TO THE **POINT OF BEGINNING**;

CONTAINS 1,198 SQUARE FEET OR 0.028 ACRES, MORE OR LESS.

AS SHOWN ON THE EXHIBIT ATTACHED HERETO, MADE A PART HEREOF.

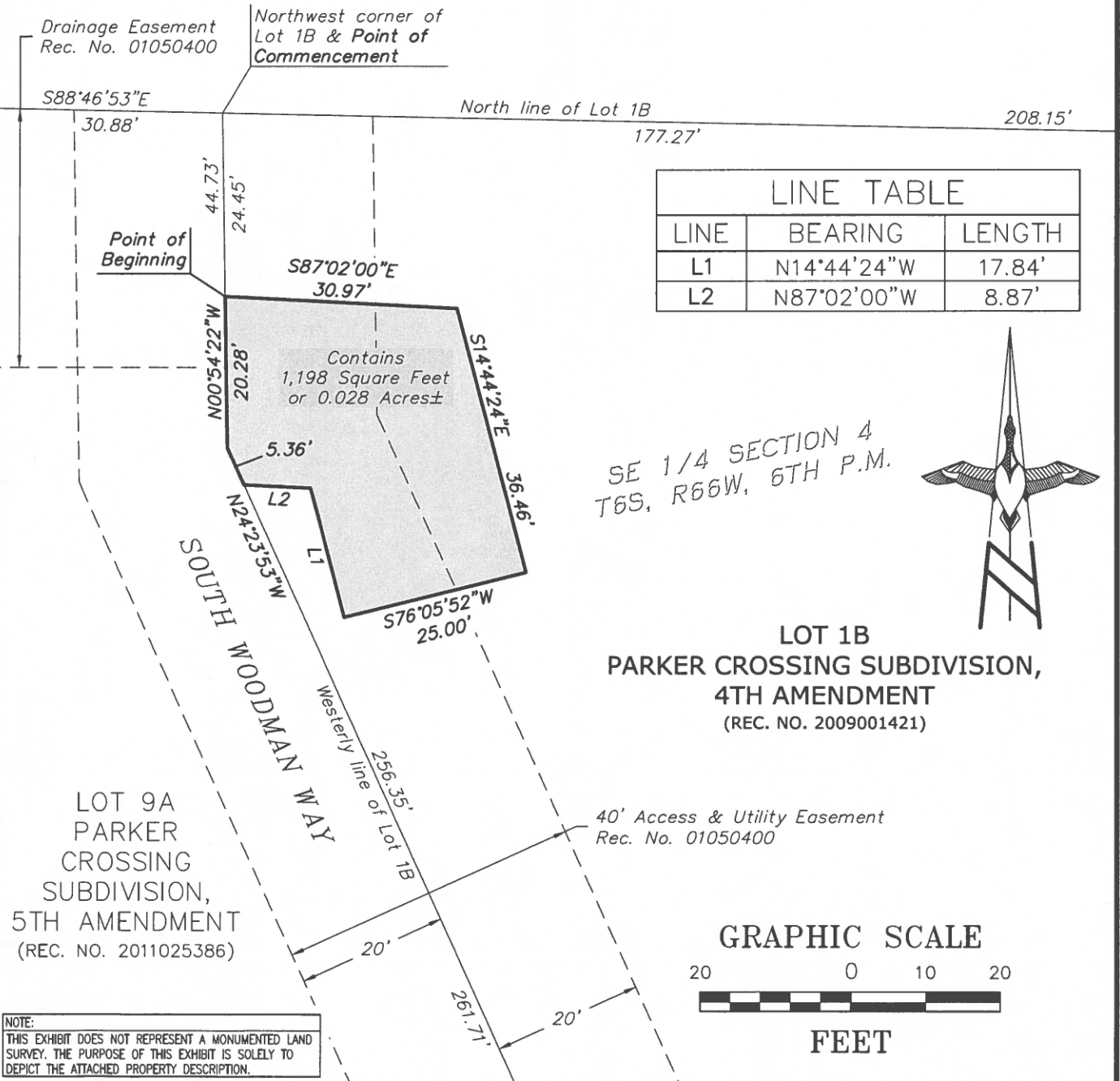
JESUS A. LUGO, PLS 38081
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF ALTURA LAND CONSULTANTS, LLC
6950 SOUTH TUCSON WAY, UNIT C
CENTENNIAL, COLORADO 80112

BASIS OF BEARINGS: THE BEARINGS SHOWN HEREON ARE BASED UPON THE SOUTH LINE OF THE SOUTHEAST 1/4 OF SECTION 4, TOWNSHIP 6 SOUTH, RANGE 66 WEST OF THE 6TH PRINCIPAL MERIDIAN, TOWN OF PARKER, COUNTY OF DOUGLAS, STATE OF COLORADO, PER THE PLAT OF PARKER CROSSING SUBDIVISION, 4TH AMENDMENT RECORDED JANUARY 9, 2009 AT RECEPTION NO. 2009001421 IN THE OFFICE OF THE CLERK AND RECORDER FOR THE COUNTY OF DOUGLAS, STATE OF COLORADO, WHICH BEARS NORTH 88°52'16" EAST BETWEEN THE FOUND MONUMENTS BEING THE SOUTH 1/4 CORNER OF SECTION 4, AS MONUMENTED BY A NO. 6 REBAR WITH A 3.25" ALUMINUM CAP STAMPED "W.S.S.I. 2000 PLS 28649", 0.2' BELOW GRADE AND THE SOUTHEAST CORNER OF SECTION 4, AS MONUMENTED BY NO. 6 REBAR WITH A 2.5" ALUMINUM CAP STAMPED "WESTERN STATES SURVEYING INC 2004 PLS 23516" IN A MONUMENT BOX.

EXHIBIT TO ACCOMPANY PROPERTY DESCRIPTION

EAST WOODMAN DRIVE

(TRACT A, PARKER CROSSING SUBDIVISION, REC. NO. 01050400,
RESERVED FOR ACCESS AND UTILITY PURPOSES)



NOTE:
THIS EXHIBIT DOES NOT REPRESENT A MONUMENTED LAND
SURVEY. THE PURPOSE OF THIS EXHIBIT IS SOLELY TO
DEPICT THE ATTACHED PROPERTY DESCRIPTION.



SHEET 2 OF 2

JOB NO. 23116
DATE: 02/28/25
SCALE: 1" = 20'



Request for Town Council Action

Date: June 2, 2025
Submitted By: Jim Maloney, Assistant Town Attorney
Reviewed By: Michelle Kivela, Town Manager
Title: **BECKET DRIVE**
Department: **Town Attorney, Jim Maloney**
Engineering and Public Works, Nathan Klass

EXECUTIVE SUMMARY

The purpose of this item is to extend the performance date for the satisfaction of certain conditions contained in Redevelopment Agreement for Parker Meadows Improvements (the “Development Agreement”) from June 30, 2025, to December 31, 2025, and to accept a sidewalk easement from the Glenns of Cottonwood Homeowners Association (the “Glenns”) for the construction a sidewalk on the north side of Becket Drive.

STAFF RECOMMENDATION

Approve

BACKGROUND/DISCUSSION

On October 21, 2024, the Town, Parker Authority for Reinvestment (“PAR”), and the Parker Meadows Condominium Association, Inc. (the “Association”) entered into the Development Agreement for the Becket Drive, Brompton Way, and Woodman Drive connectivity project (the “Project”), to construct two (2) points of access for the residential units managed by the Association. Under the Development Agreement, the Association submitted a land use application to plat and site plan the Project. On April 7, 2025, Town Council approved the exemption plat for the Project. The site plan is currently on a second referral and may be approved by mid-June. Once the site plan is approved, the Town will file the noncontested eminent domain proceeding to acquire title to Becket Drive and future Brompton Drive. Under the Development Agreement, the plat, site plan, and the acquisition of Becket Drive and future Brompton Way (the “Town Conditions”) must be completed by June 30, 2025, or the Development Agreement “shall automatically terminate, unless this Agreement is amended by the parties hereto to further extend the date to satisfy the Town Conditions.” The purpose of this item is to amend the Development Agreement to extend the deadline for the Town Conditions to December 31, 2025.

The Project also includes a sidewalk on the north side of Brompton Way, which is owned by the Glenns at Cottonwood Homeowners Association (the “Glenns”). The Town needs a sidewalk easement from the Glenns to construct the sidewalk. The cost to the Town to acquire the easement is \$26,006, which payment will be used by the Glenns to remove and replace the existing fence located adjacent to Becket Drive, which will further enhance the appearance of

the adjacent neighborhoods.

FINANCIAL IMPACT

Funding for the Project, including funding for the replacement fence, is accounted for in the 301-4310 Highway and Streets Capital Projects fund.

STRATEGIC GOAL(S)

PROMOTE A SAFE AND
HEALTHY COMMUNITY

ATTACHMENTS

1. 1st Amendment to the Redevelopment Agreement for Parker Meadows Improvements
2. Resolution No. 25-032

RECOMMENDED MOTION

I move to approve the First Amendment to the Redevelopment Agreement for Parker Meadows Improvements and Resolution No. 25-032, as part of the consent agenda.

FIRST AMENDMENT TO THE REDEVELOPMENT AGREEMENT FOR PARKER MEADOWS IMPROVEMENTS

THIS FIRST AMENDMENT TO THE REDEVELOPMENT AGREEMENT FOR PARKER MEADOWS IMPROVEMENTS is made and entered into this ____ day of _____, 2025, by and between the Parker Meadows Condominium Association, Inc., a nonprofit corporation organized under the Colorado Nonprofit Corporation Act (the "Association"), the Town of Parker, a Colorado home rule municipal corporation (the "Town"), and the Parker Authority for Reinvestment, a body corporate duly organized and existing as an urban renewal authority under the laws of the State of Colorado and the Charter of the Town (the "Authority").

RECITALS:

A. The Association, Town and Authority (the "Parties") entered into the Redevelopment Agreement for Parker Meadows Improvements (the "Agreement") on October 21, 2024 (the "Agreement").

B. Paragraph 3 of the Agreement requires the Parties to satisfy certain conditions (the "Conditions") by June 30, 2025, or the Agreement will automatically terminate, unless the Agreement is amended by the Parties to extend the date to satisfy the Conditions.

C. The Parties desire to amend Paragraph 3 of the Agreement to extend the date to satisfy the Conditions.

AGREEMENT

NOW, THEREFORE, for and in consideration of the mutual promises and covenants contained herein, the sufficiency of which are mutually acknowledged, the parties hereto agree to this First Amendment as follows:

1. Paragraph 3 of the Agreement is hereby amended to provide as follows:

3. Construction of the Project. The Town agrees to construct the Project within twenty-four (24) months of the date that the Town Conditions are fully satisfied. The parties hereto will endeavor to satisfy the Town Conditions by December 31, 2025. In the event the Town Conditions are not satisfied by December 31, 2025, this Agreement shall automatically terminate, unless this Agreement is amended by the parties hereto to further extend the date to satisfy the Town Conditions. Following the completion and acceptance of the Project by the Town, the Authority will convey the right-of-way for Becket Drive and Brompton Way to the Town, to be owned and maintained by the Town as public right-of-way.

2. The Town and the Developer acknowledge and agree that the Agreement has not been amended, except as provided in this First Amendment.

**PARKER AUTHORITY FOR
REINVESTMENT**

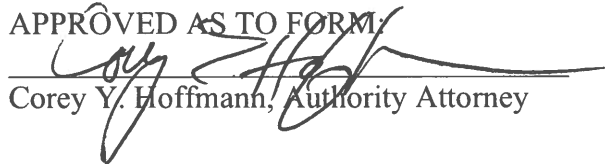
By: _____

Joshua Rivera, Chair

ATTEST:

Chris Vanderpool, Authority Clerk

APPROVED AS TO FORM:



Corey Y. Hoffmann, Authority Attorney

RESOLUTION NO. 25-032, Series of 2025

TITLE: A RESOLUTION ACCEPTING THE CONVEYANCE OF A PUBLIC SIDEWALK EASEMENT FROM THE GLENNS OF COTTONWOOD HOMEOWNERS ASSOCIATION FOR THE SOUTHERLY 5.00 FEET OF LOT 1, TRACT 1, GLENNS OF COTTONWOOD FILING NO. 1

WHEREAS, the Town Council of the Town of Parker desires to accept the grant of an easement for the purpose of a public sidewalk from The Glenns of Cottonwood Homeowners Association for the Southerly 5.00 Feet of Lot 1, Tract 1, Glenns of Cottonwood Filing No. 1;

WHEREAS, Section 1.06.010 of the Town of Parker Municipal Code requires the acceptance of a conveyance of real property to the Town be effectuated by resolution; and

WHEREAS, the Town Council of the Town of Parker desires to accept the grant of an easement specified hereinbelow to the Town by this Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF PARKER, COLORADO, AS FOLLOWS:

Section 1. The Town Council of the Town of Parker hereby accepts the conveyance of certain property interests for the purpose of a public sidewalk, from The Glenns of Cottonwood Homeowners Association for the Southerly 5.00 Feet of Lot 1, Tract 1, Glenns of Cottonwood Filing No. 1, as provided in the Public Sidewalk Easement Agreement attached as **Exhibit 1** and incorporated by this reference, and authorizes the Mayor of the Town to enter into the Agreement on behalf of the Town.

RESOLVED AND PASSED this _____ day of _____, 2025.

TOWN OF PARKER, COLORADO

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

EXHIBIT 1

PUBLIC SIDEWALK EASEMENT AGREEMENT

THIS PUBLIC SIDEWALK EASEMENT AGREEMENT (the "Easement Agreement") is made this 11 day of April, 2025, between **The Glenns of Cottonwood Homeowners Association, a Colorado nonprofit corporation** (hereinafter referred to as the "Grantor") and the **Town of Parker, Colorado**, a Colorado municipal corporation (hereinafter referred to as the "Town").

1. Grant of Easement. In consideration of good and valuable consideration, the receipt of which is hereby acknowledged, the Grantor hereby grants to the Town an easement for a public sidewalk, including the maintenance, repair, removal and replacement of such sidewalk and appurtenances thereto, in, under, through and across the property described in **Exhibit A**, which is attached hereto and incorporated by this reference, and hereinafter referred to as the "Sidewalk Easement."

2. Infringement and Correction. The Town is hereby given and granted possession of the above-described Sidewalk Easement, and the Grantor covenants and agrees that no structure, fixture, improvement or other obstruction above or below ground that will interfere with the purposes aforesaid will be placed, erected, installed or permitted on the Sidewalk Easement. The Grantor further covenants and agrees that, in the event the terms of this paragraph are violated by the Grantor, or any person acting by, through or on behalf of the Grantor, such violation will be corrected and eliminated within a reasonable time upon receipt of written notice of such violation from the Town, after which the Town shall have the right, following a reasonable period of time, to correct or eliminate such violation and the Grantor shall promptly pay the actual costs thereof.

3. Repair and Replacement of Fence. Upon the execution of this Easement Agreement by Grantor, the Town will pay to the Grantor Twenty-Six Thousand Six and 00/100 Dollars (\$26,006.00), which payment shall be used by the Grantor to remove and replace the existing fence located adjacent to the Sidewalk Easement.

4. Obligations of the Town. The Town shall maintain the Sidewalk Easement in good condition at all times. All work performed by the Town on the property of the Grantor shall be done with care and all damage to the Grantor's land and improvements, to the extent said improvements are constructed or installed in accordance with this Easement Agreement, shall be promptly paid for or repaired at the expense of the Town. The Town's obligation herein shall include the restoration of the land and improvements to their condition prior to the damage.

5. Insurance. The Town shall maintain general liability insurance in an amount not less than the limits specified in the Colorado Governmental Immunity Act, as amended, for the Sidewalk Easement for bodily injury and property damage losses attributable to the maintenance, operation and use of the public sidewalk.

6. Unencumbered Title. Grantor warrants that the Easement Property is free and clear of all liens and encumbrances that could have any impact on the easement granted to the Grantee by this Agreement.

7. Binding Effect. The terms and provisions of this Easement Agreement shall be binding upon and inure to the benefit of the respective heirs, personal representatives, beneficiaries, successors, grantees and assigns of the parties hereto, and the burdens or benefits of the provisions of this Easement Agreement shall be deemed covenants running with said easement.

8. Recordation. This Easement Agreement shall be recorded in the real estate records of the Douglas County Clerk and Recorder's Office.

Executed and delivered the day and year first above written.

GRANTOR: The Glenns of Cottonwood Homeowners Association, a Colorado nonprofit corporation

By:

Sandra S Kores
President [Print name/Title]
The Glenns of Cottonwood HOA

STATE OF COLORADO)
)ss.
COUNTY OF Douglas)

The foregoing instrument was acknowledged before me this 11 day of April, 2025, by Sandra S Kores, as President of The Glenns of Cottonwood Homeowners Association, a Colorado nonprofit corporation.

My commission expires: 03/10/2028

SEAL

AMANDA STORM FRETT
NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20164008023
MY COMMISSION EXPIRES MARCH 10, 2028

Notary Public

TOWN OF PARKER, COLORADO

By:

Joshua Rivero, Mayor

ATTEST:

Chris Vanderpool, Town Clerk

APPROVED AS TO FORM:

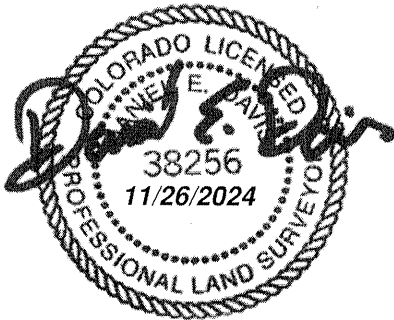
Town Attorney's Office

LEGAL DESCRIPTION

THE SOUTHERLY 5.00 FEET OF LOT 1, TRACT 1, GLENNS OF COTTONWOOD FILING NO. 1, RECORDED JULY 21, 1998 AT RECEPTION NO. 9855528 , IN THE OFFICIAL RECORDS OF DOUGLAS COUNTY, COLORADO, SITUATED IN THE SOUTHEAST QUARTER OF SECTION 4, TOWNSHIP 6 SOUTH, RANGE 66 WEST, 6TH PRINCIPAL MERIDIAN, TOWN OF PARKER, SAID COUNTY AND STATE.

CONTAINING AN AREA OF 2,656 SQUARE FEET OR 0.061 ACRES, MORE OR LESS.

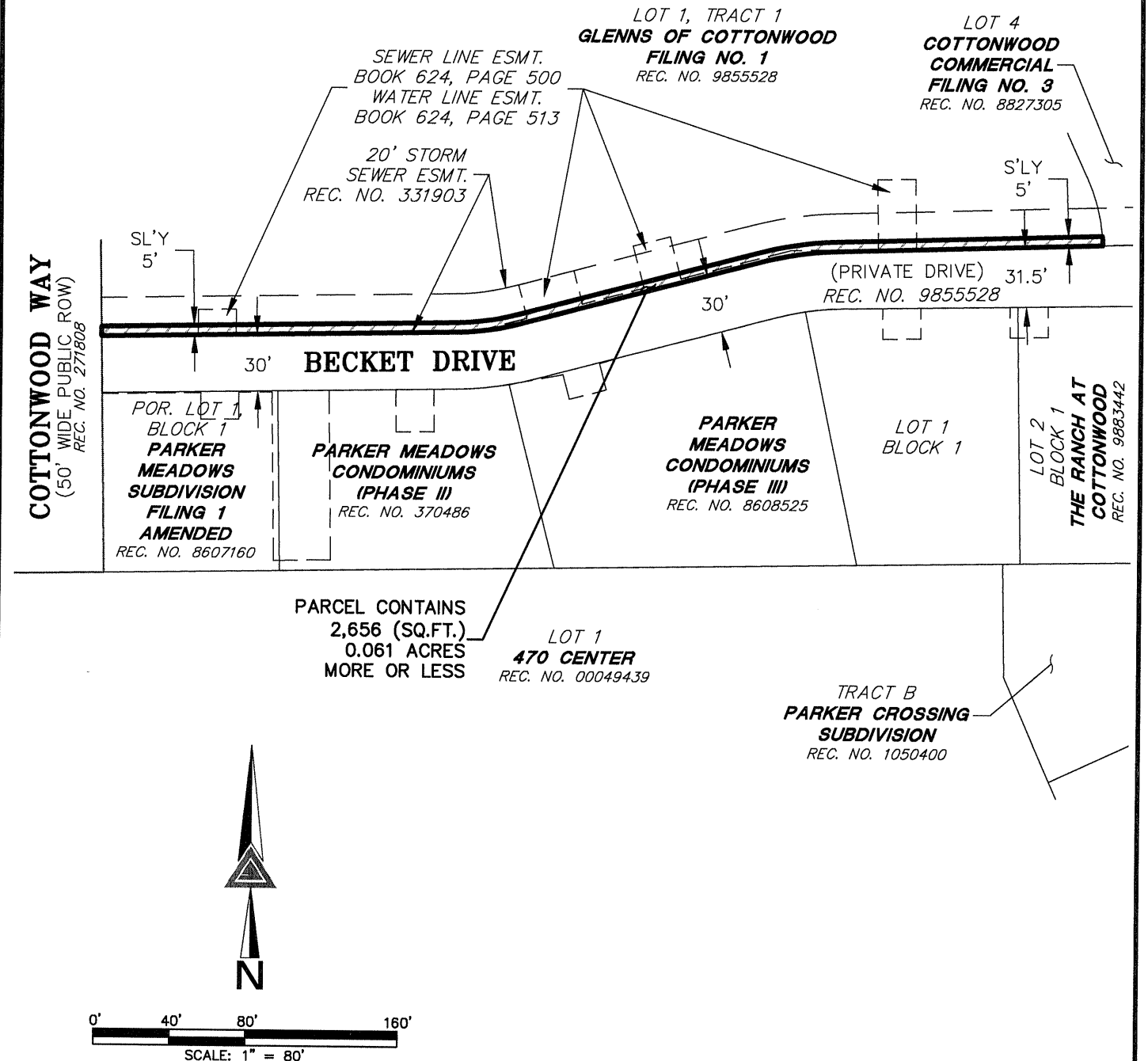
ILLUSTRATION ATTACHED AND MADE A PART HEREOF.



DANIEL E. DAVIS, PLS 38256
COLORADO LICENSED PROFESSIONAL LAND SURVEYOR
FOR AND ON BEHALF OF AZTEC CONSULTANTS, INC.
300 E. MINERAL AVENUE, SUITE 1, LITTLETON, CO 80122

ILLUSTRATION TO EXHIBIT A

SE 1/4 SEC. 4
T6S, R66W, 6TH P.M.



NOTE: THIS ILLUSTRATION DOES NOT REPRESENT A MONUMENTED LAND SURVEY AND IS ONLY INTENDED TO DEPICT THE ATTACHED LEGAL DESCRIPTION.



Request for Town Council Action

Date: June 2, 2025
Submitted By: John Mounier, Associate Project Manager
Reviewed By: Michelle Kivela, Town Manager
Title: **2025 Townwide Asphalt Patching Program (CIP 25-007)**
Amount: **\$215,683.25**
Contractor: **Mr. Asphalt, LLC**
Department: **Engineering & Public Works, John Mounier**

EXECUTIVE SUMMARY

This item is for the award of a trade contractor agreement with Mr. Asphalt, LLC for the 2025 Townwide Asphalt Patching Program in the amount of \$215,683.25. This contract and associated work is necessary to repair and maintain our asphalt roadways at various locations throughout the Town of Parker.

STAFF RECOMMENDATION

Approve

BACKGROUND/DISCUSSION

The Town of Parker publicly opened bids on May 22, 2025 for the Townwide Asphalt Patching Program (CIP 25-007). This program will include, but is not limited to, removing and replacing dilapidated sections of asphalt roadway at various locations throughout the Town of Parker.

The Town of Parker received four (4) bids from contractors, with Mr. Asphalt, LLC being the lowest responsible bidder. Therefore, staff recommends moving forward with this contract award.

The bids were as follows:

A-1 Chipseal Company	\$455,750.00
ALC Property Maintenance	\$240,147.50
Chavez Construction, Inc.	\$238,787.50
Mr. Asphalt, LLC	\$215,683.25
Engineer's Estimate	\$247,000.00

FINANCIAL IMPACT

Funding for this program has been appropriated in the 2025 fiscal year budget within the Public Works/Streets Division Repair and Maintenance account 101-4310-3446. No other financial impacts are anticipated at this time.

STRATEGIC GOAL(S)



DEVELOP A VISIONARY
COMMUNITY THROUGH
BALANCED GROWTH

ATTACHMENTS

None

RECOMMENDED MOTION

I move to approve the staff recommendation, as a part of the consent agenda.



Request for Town Council Action

Date: June 2, 2025

Submitted By: Jared Musil, Parks and Open Space Manager

Reviewed By: Michelle Kivela, Town Manager

Title: **Revival, Renewal and First Amendment to Agreement for Professional Services**

Amount: \$109,037.83

Contractor: SavATree, LLC

Department: Parks and Recreation

EXECUTIVE SUMMARY

The SavATree contract for holiday lighting expired on March 31, 2025, due to SavATree's failure to provide pricing for the renewal term in a timely manner. Therefore, this amendment is necessary to revive the contract, renew it for an additional term, and implement the pricing agreed to by the parties.

STAFF RECOMMENDATION

Approve

BACKGROUND/DISCUSSION

In 2021, the holiday lighting contract was put through a competitive bid process and was awarded to SavATree, LLC. The contract is a year-to-year contract with the option to renew for four additional years (five years total) with 2025 being the fifth and final year of the Town's five-year contract renewal option with SavATree, LLC. The Town normally renews contracts through an extension letter; however, because SavATree did not provide pricing in time, the contract expired and now must be revived and renewed through an amendment for the final term.

The overall scope of work was slightly modified for 2025 with icicle lights on the O'Brien gazebo being added back into the scope; the icicle lights were removed from the contract for 2024 when permanent lighting was installed. Additionally, the height of the Town's artificial tree was increased by two feet and this installation is reflected in the 2025 price.

We have developed a very good relationship with SaveATree LLC and desire to continue with the holiday lighting installation they provide in the downtown area. Per the contract, lights are expected to be installed and working one week prior to the Mayor's Tree Lighting Event on November 24, 2025. At the end of the holiday lighting season, the contractor removes the lights beginning January 26, 2026, and completes removal and deactivation of all holiday lights within a two-week timeframe.

FINANCIAL IMPACT

This contract and project was approved in the 2025 annual budget.

STRATEGIC GOAL(S)



PROMOTE A SAFE AND
HEALTHY COMMUNITY



SUPPORT AN
ACTIVE COMMUNITY

ATTACHMENTS

None

RECOMMENDED MOTION

I move to approve the staff recommendation, as a part of the consent agenda.



Request for Town Council Action

Date: June 2, 2025

Submitted By: Matt Lynch, Sr. Systems Administrator

Reviewed By: Michelle Kivela, Town Manager

Title: **Network Master Plan Network Switches Town Hall Expansion and Police Department AFE 10908**

Amount: \$450,450.39

Contractor: ePlus

Department: Information Technology, Matt Lynch

EXECUTIVE SUMMARY

This is a budgeted project to replace aging network hardware in the Town's Police Department and data center. This project will also provide new network hardware for the expansion of Town Hall.

STAFF RECOMMENDATION

Approve

BACKGROUND/DISCUSSION

In 2023, staff worked with a Network Architect to develop a network master plan which provided a roadmap for implementing needed network upgrades throughout the Town facilities. The roadmap for 2025 modernizes the network gear at the Town's Police Department and data center and provides for the networking gear for the expansion of Town Hall. This purchase represents the majority of the equipment needed to complete these two items.

FINANCIAL IMPACT

This was included in the IT Budget for 2025.

STRATEGIC GOAL(S)



INNOVATE WITH
COLLABORATIVE
GOVERNANCE



PROMOTE A SAFE AND
HEALTHY COMMUNITY



DEVELOP A VISIONARY
COMMUNITY THROUGH
BALANCED GROWTH

ATTACHMENTS

None

RECOMMENDED MOTION

I move to approve the staff recommendation, as a part of the consent agenda.



Request for Town Council Action

Date: June 2, 2025
Submitted By: Matt Lynch, Sr. Systems Administrator
Reviewed By: Michelle Kivela, Town Manager
Title: **Desktop and Laptop Replacement for 2025 AFE 10927**
Amount: \$160,974
Contractor: Dell
Department: Information Technology, Matt Lynch

EXECUTIVE SUMMARY

This item is for the annual replacement of computer hardware that have met their 4-year replacement schedule.

STAFF RECOMMENDATION

Approve

BACKGROUND/DISCUSSION

This item is for annual replacement of computer desktops and laptops that have met their 4-year replacement schedule.

FINANCIAL IMPACT

This item was included in the 2025 IT Budget.

STRATEGIC GOAL(S)



ATTACHMENTS

None

RECOMMENDED MOTION

I move to approve the staff recommendation, as a part of the consent agenda.



Request for Town Council Action

Date: June 2, 2025

Submitted By: Michael Grabczyk, Project Engineer

Reviewed By: Michelle Kivela, Town Manager

Title: **Longs Way Storm Pipe Lining (CIP25-003)**

Amount: **\$158,480**

Contractor: **Edge Contracting, Inc.**

Department: **Engineering and Public Works, Michael Grabczyk**

EXECUTIVE SUMMARY

The purpose of this agenda item is to approve the construction contract with Edge Contracting, Inc., for the Longs Way Storm Pipe Lining project for the amount of \$158,480.

STAFF RECOMMENDATION

Approve

BACKGROUND/DISCUSSION

The Town opened competitive bids on April 28 for the 2025 Longs Way Storm Pipe Lining project (CIP25-003). Work includes, but is not limited to, 220 linear feet of 26" SnapTite pipe installed within two 30" CMPs, approximately 20 cubic yards of excavation, 20 cubic yards of rip-rap, two new flared end sections, and erosion control necessary to complete the project.

The Town received bids from three (3) contractors with Edge Contracting, Inc., being the lowest responsible bidder. Edge Contracting has successfully completed projects for the Town and is a Mile High Flood District Tier 1 contractor. Town staff recommends moving forward with the contract award. The bids were as follows:

American West Construction, LLC	\$192,370
Edge Contracting, Inc	\$158,480
HCG Construction	\$175,000

FINANCIAL IMPACT

Funding for this project is secured with 2025 Stormwater Fund Budget approved by Town Council.

STRATEGIC GOAL(S)



ATTACHMENTS

None

RECOMMENDED MOTION

I move to approve the staff recommendation, as a part of the consent agenda.