

**CENTER TOWN BOARD  
REGULAR MEETING  
JULY 22, 2025  
5:15 P.M.**

A financial workshop was held at 5:15 p.m.

The meeting was called to order at 6:00 p.m. by Mayor Gallegos.

**ROLL CALL**

Mayor Gallegos	P
Mayor Pro Tem Beiriger	P
Trustee Lopez	P
Trustee Gonzales	E
Trustee Sanchez	P
Trustee Barela	P
Trustee Garcia	P

**APPROVAL OF AGENDA**

A motion to approve the agenda with the removal of Clear Water Solution – Attorney and adding REC for net metering was made by Trustee Lopez, seconded by Trustee Barela. Roll Call –All in favor. Motion Carries.

**CITIZEN COMMENTS**

Bill McClure – Mr. McClure said that we should post the payables and all the payables should be listed and there are some that are not on the list. According to Colorado State statues we should be posting all bills and payroll. Mr. McClure is asking that this be done.

**FINANCIALS**

Cole explained that there is no sales tax for June because Colorado Gourmet received a reimbursement of the sales tax that was paid. A motion to approve May and June Financials was made by Trustee Barela, seconded by Trustee Sanchez. Roll Call- Trustee Garcia, Trustee Barela, Trustee Sanchez, Mayor Pro-Tem Beiriger and Mayor Gallegos voted – y, Trustee Lopez –Abstained as he did not attend the financial portion of the workshop. Motion Carries.

**PAYABLES**

A motion to approve the payables with questions was made by Trustee Sanchez, seconded by Trustee Barela. Roll Call-All in favor. Motion Carries.

**MINUTES**

A motion to approve the July 8, 2025 minutes was made by Trustee Lopez, seconded by Mayor Pro-Tem Beiriger. Roll Call –All in favor. Motion Carries.

## PLANNING COMMISSION REPORT

Ann Cunningham said that there is a grant for \$50,000 for pre-development funds, Ann said we could reach out to Evan Samora -Division of Housing –the grant has no match. The \$50,000 fast track Affordable housing grant the grant is due by December 2026. The Codes have to be uploaded and get it submitted as per prop 123 on the exchange website by May 15<sup>th</sup>, 2025.

The planning commission recommends the Board adopts the Accessory dwelling units. The Town needs a letter opting in. Mayor Pro –Tem is concerned with what could be built. There was a recommendation to send Ann to the Housing Conference. The Town will pay for mileage, per diem and hotel. A motion to pay for Ann’s per diem, hotel and mileage was made by Trustee Barela, seconded by Trustee Garcia. Roll Call –All in favor. Motion Carries.

A motion to allow Town Manager Cole Webb and the Chair of the Planning Commission Ann Cunningham to apply for the pre development grant was made by Trustee Lopez, seconded by Trustee Sanchez. Roll Call – All in favor. Motion Carries. Ann asked about how they are going to fill the alternate positions on the Commission. Ann would like to have two people that have businesses but don’t actually live in the Town as part of the ordinance. There was discussion amongst the Board about the pro’s and con’s.

Maria Chavez – Jaime said that Maria had a request for a variance. Jaime did not understand why there was a variance needed. The issue is the deed has multiple owners on the property. Attorney Trujillo said that all owners have to all agree. Maria Chavez said that the family has not agreed on the changes. There is drug activity next door. The neighbors are parking on her property. The application should never have come before the planning commission. Attorney Trujillo said that if they are all on the title they have to all agree. The solution is for her to buy them out. Jaime said that there is a fence in the back, but she wants to extend it to the front. Trustee Garcia unfortunately we can’t do anything with the other owners opposing it.

Fee Change – The Planning Commission has a \$50 minimum fee for a building permit. The Commission would like a possible \$25 application fee, then if approved they would minus that from the cost of the permit. Mona Garcia asked if these applications were done on their own time. Trustee Sanchez felt that employees are already getting paid. It goes into the General Fund; the employee is not going to get the extra fee.

## UTILITY COMMISSION REPORT

Jaime said there is a workshop on Thursday.

## NEW BUSINESS

- A. REC – Net Metering – Isaiah Abeyta runs the solar program for REC. Trustee Lopez said one of the biggest questions is the banking of the electricity. REC – solar will generate electricity every kwh gives one credit. It accumulates from month to month. The bill shows their credit. Jaime asked about a max credit, it is unlimited. You do lose out on the revenue. REC does have a demand charge which Center doesn’t. Bill McClure asked about a policy for the solar. There is a policy for the solar. Isaiah does live in the Town and said if we ever have questions he would be willing to answer them.

## OLD BUSINESS

- A. Approval of Criminal Code – Attorney Trujillo said that he made the changes that Chief recommended and he will give Rose the copy so it can be published. Rose needs to have 3 copies. Mike read the Ordinance out loud. A motion to approve the Ordinance 576 was made by Trustee Sanchez, seconded by Trustee Lopez. Roll Call –All in favor. Motion Carries.
- B. Bill McClure – Repeal Resolution 060425  
Mr. McClure said he talked to Cole about the resolution. Cole said that him and Rose had talked about the different projects that he would like to do. Mayor Pro-Tem Beiriger said that he understands that the Light and Power has money, but the Conservation Trust money is used for parks. Mr. McClure talked about the franchise fees and the police costs that the utility funds cover already. A motion to repeal Resolution 060425 was made by Mayor Pro-Tem Beiriger, seconded by Trustee Lopez. Roll Call –All in favor. Motion Carries.

#### RESOLUTIONS/ORDINANCES

- A. Approval of UTV/GOLF CART RESOLUTION  
Attorney Trujillo said he has not finalized the resolution because of the opposition. Trustee Sanchez does not like the resolution because it will open up a can of worms. Mayor Gallegos said he also does not like the idea. Trustee Lopez said the cars are also loud so that's not the reason, they need signal lights and is for the ordinance. Mayor Pro Tem Beiriger sees both sides of it. Trustee Barela is against it. Trustee Garcia said if he is a menace with his car don't give kids a reason to not follow the laws. The consensus is no.

#### CALENDAR ITEMS

##### ITEMS FOR NEXT MEETING

Change to the Planning Commission Board

Service Fee for application fee

Amended resolution for expending Conservation Trust fund monies

Clear water Attorney

##### ADJOURNMENT

A motion to adjourn the meeting was made by Trustee Barela, seconded by Trustee Garcia. Roll Call-All in favor. Motion Carries.

Submitted by,

Rose Marie DeHerrera –CMC  
Town Clerk

Daniel Gallegos  
Mayor