RECORD OF PROCEEDINGS

The Regular Meeting of the Meeker Town Board was held Tuesday, September 15, 2026, at Town Hall.

Members Present	Mayor	Day
	Trustees	Browning
		Lockwood
		Madison
		Sizemore
Town Staff Present	Administrator	Joy
	Town Clerk	Massey
	Attorney	Massih (by phone)
	Public Works Supt.	Kilduff
	Comm. Dev./Planner	Thomson
	Police Chief	Thompson

CALL TO ORDER
Mayor Day called the meeting to order at 7:04 p.m. and led the Pledge of Allegiance.

ROLL CALL
All Board members were present with the exception of Trustee Day and Trustee Smith.

APPROVAL OF THE AGENDA
Mayor Day asked for changes to the agenda. Trustee Sizemore made a motion to approve the agenda as presented. Second by Trustee Lockwood. All ayes. Motion carried.

APPROVAL OF THE PREVIOUS MINUTES
A motion was made by Trustee Lockwood to approve the minutes of September 01. 2026, as submitted with changes regarding the MAMBA poker run and their letter to ERBM. Second Trustee Sizemore. All ayes. Motion carried.

APPROVAL OF MONTHLY DISBURSEMENTS
Trustee Lockwood asked about the purchases from the ERBM auction for park equipment, JAK stated they bought a lawn mower, office chairs, a tent, and a UTV plow. A motion was made by Trustee Browning to approve the disbursements dated September 15, 2026. Second by Trustee Sizemore. All ayes. Motion carried.

PUBLIC PARTICIPATION
None

STAFF UPDATES
Public Works
Public Works Supt. JAK Kilduff said there is a lot going on this month with 28,827,940 gallons of water pumped, people are conserving water. Junior Hinckley for Public Works. JAK and Park Lead Fallon Neilsen attended the Playground Safety Inspector Certification course in Colorado Springs on park equipment and inspections; it was intense and they find out in 4-6 weeks if they passed the tests. JAK stated they rebuilt the river dam to produce enough water for the river load out and noted Parks Staff Elai Powers helped finish it up. JAK said the new pump is better than the last. The Jotform that Community Dev./Planner Thomson built is working great to track water load out. JAK and Administrator Joy moved

on with the WEIR project and hope to wrap it up in October. Mayor Day asked JAK if he talked to CPW about the WIER and the fish, keeping them in the pond and said to check with CPW before getting rid of the fish screen. There will be a 48" culvert added for drainage to help the WIER. Pelloni Metal Works is getting an estimate, Trustee Sizemore also suggested reaching out to Western Slope Metal Works. Public Works is making plans to schedule patching curbs and asphalt before the plants shut down for the year. The gates for the new emergency access will be a winter or potentially spring project.

Police
Chief Thompson said there were 276 calls, one arrest, and 12 citations. They had in-house training, bear calls and overall busy. Trustee Lockwood asked about the bear calls, Chief Thopson said it depends on what the DOW wants and they have used several beanbag rounds to get the bears to move out of town. If the bears aren't doing anything then they leave them alone. Chief said Officer Amick is the SRO and it is going well. Amick is excited and has ideas for programs, depending on insurance and the school, maybe launch an Explorer program to interest kids in law enforcement careers. There have only been a few calls with the schools and SRO, and they've had good feedback from the school district. Mayor Day asked about a bike rodeo for safety and Chief said they did a safety day at school and one with ERBM, he doesn't see why they can't do bike rodeo again. Trustee Browning explained it would be good event to do the last day of school, and it would be a good partnership with SRO Amick. Trustee Browning asked about municipal codes regarding scooter safety. Chief said knowing the different classifications of scooters is difficult and makes citing more difficult. Trustee Madison suggested the SRO remind the kids at an assembly about the dangers of bikes and scooters.

Community Development/ Planning
Community Dev./Planner Thomson stated the update is included in the packet. She has been working with Administrator Joy to get the November 4th meeting together. Chipping days had 15 people sign up on the first day, 18 people signed up for the second round on the 14th but there were mechanical issues so JAK may step in and help out. Thomson said a Facebook post was put out about the delay and was hoping for an update soon.

Town Clerk
Clerk Massey gave an update on liquor licenses and permits. She stated the Lion's Club was approved for some special event permits over the last few weeks for the Jammin Lamb on September 12th, The Meeker Mustang Makeover Event on the 18th and 19th at the Rio Blanco County Fairgrounds and 4H building. The Trail Head Cabins, Clark's Market, Ol Crows, Mexican House and White River Convenience all had liquor licenses renewed.

Attorney Massih
Attorney Massih stated she didn't have much to update, there is court next week and she is just helping as needed.

PUBLIC HEARING
None

NEW BUSINESS
a. Presentation Water Study – Colorado River Engineering
Micheal Erion, over the phone introduced himself and gave an update on their initial findings on the water plan and the water rights that the town has. Micheal explained what the water rights are and what they are for, including that the town currently has eight decreed water rights and they have all been used. There are some water rights that are from the 1980's and 1950's that need updated. Part of the water study is to determine the use and what those updates would entail to maintain those rights. This may include how those rights may affect future development. Micheal mentioned that in 2020 there was an attempt to abandon some of the water rights however that did not succeed, and the town has maintained all of its water rights. Moving forward he would like to further study where the town may have some strengths and

weaknesses regarding existing rights and some potential issues that could arise while maintaining and protecting those rights. Micheal went over some of the effects and issues that Colorado and other states are seeing in dryer years like 2026.

Trustee Madison asked about dedication requirements for new subdivisions; if the pre compact water rights would replace the conditional water rights or be additional, Micheal confirmed they would be additional and it would be a water court process. Micheal will meet with the board again in the near future to continue discussing the analysis and recommendations.

b. Housing Concept Presentation – Tim Reinen

Community Dev./Planner Thomson reminded the board of how they have gotten as far as they have with the concept plan. Thomson stated the state awarded the town with a $50,000 incentive which could be used for concept plans on government owned land, which is what the town did. Thomson put out an RFP and Tim Reinen and Joseph Espinoza are on the phone to present the concept they put together.

Tim introduced he and Joseph and began the overview of the housing development concept plan which everyone had a copy of. He went over the options with the different sections of land, site evaluations and financial feasibility and any other barriers with their recommendations. Tim overviewed their analysis of demand that the town is seeing for this development, including the number of housing units, the cost and the AMI for those units for affordable housing rates. He recommended having conversations with the Meeker School District (MSD) and Pioneers Medical Center (PMC) to begin making potential negotiations concerning their property that these concepts may involve. Trustee Madison asked if they had done soil testing, Tim and Joseph confirmed they had not as that would be part of the next process. The current process is the step before, just the concept of the development plans. Madison was concerned about the soil as it has been a major issue in certain parts of town. Tim went over what it might look like to have an apartment style complex as well as multifamily duplexes. Their final recommendation was a 24-unit workforce rental community built in two phases and financed as a single CHFA/DOH funded transaction on site A with MSD or site D with PMC. Trustee Madison asked about ownership, Administrator Joy said those would be future discussions as there are several options. Tim also compared this development to nearby communities and their developments and encouraged the town to reach out and discuss with them their process. He mentioned that community has seen similar needs and issues, however they have been able to work through it and the process is almost complete. The board agreed it would be beneficial to do a site visit with them and discuss their process to further understand what to anticipate. Administrator Joy also mentioned some other potential funding sources as the process continues as it is an incremental process.

MANAGER'S REPORT

Administrator Joy shared that Meeker was awarded to host the Northwest Rural Philanthropy Days Conference, Community Dev./Planner Thomson went to the kickoff meeting in Hayden. They are bringing Vanessa Trout in to help with the event in June of 2027. They will be sharing this with the Meeker Chamber Board and letting the community and businesses know about the event. Staff have had conversations on how to engage the community and businesses and groups to help out and to try to give everyone something they can do to be involved. Agenda items coming up that are notable, next Tuesday is budget workshop for their consideration and prioritize. The Oct 6th agenda is filling up, we are waiting for an update from the Pioneers medical Center. Also on the agenda is, water rights at Circle Park and any misunderstandings with ERBM will be discussed. Oct 20th we will have the revokable license and variance requesting for the Robert St. emergency access road. In November, there will be updates on Colorado Main Street (Uplift) Program and the Meeker Chamber of Commerce and a public hearing for the budget. December previously had agendas for new policies and ordinances, so we are putting together a list for that. Go Services is working with customers on bear-provoking trash cans and helping with the bear and trash issues.

MAYOR'S REMARKS
Mayor Day said the county commissioners appointed Kimberly Maupin on library board. He said her interview was pretty good. Yampa/Green/White Basin Round Table is filling a position because Chris Collins is resigning; if anyone at the town wants to be on the Basin Round Table they need to apply, Trustee Lockwood said he would. Administrator Joy also noted they are a good funding source, Trustee Sizemore may be interested in applying and asked what it entails, to which Mayor Day gave an overview since he currently sits on the board as well.

OTHER BOARD BUSINESS
Trustee Browning reported that the Northwest Transportation meeting in October is annual and they signed a letter of support for assisted funding for RBC county road and/or bridge 17 or 10. Trustee Lockwood asked who is they, Browning said it was Rio Blanco County that requested the letter of support. Trustee Madison asked Mayor Day about the previous meeting not serving meat to minors at the Jammin Lamb. Travis explained the email about not serving meat at the sheep dog trials and there was no response to the email. Trustee Madison talked about AI data centers and handed out a printout of AI data center info.

ADJOURNMENT
Mayor Day adjourned the meeting at 8:53

Travis Day, Mayor

Attest:

Dannie Massey, Town Clerk

EST. 1885
MEEKER
COLORADO