



BOARD OF TRUSTEES
February 10, 2026
6:30 PM

Leeper Center, 3800 Wilson Avenue, Wellington, CO

Regular Meeting Minutes

A. CALL TO ORDER

Mayor Chaussee called the February 10, 2026 Meeting to order at 6:30 p.m.

1. Pledge of Allegiance

Mayor Chaussee led the pledge of allegiance.

2. Roll Call

The Clerk noted a quorum with the below roll call:

Cannon – Absent

Dailey – Present

Moyer – Present

Tietz – Present

Wiegand – Present

Mason – Present

Chaussee – Present

3. Amendments to Agenda

Mayor Chaussee asked if there were any amendments to the agenda, to which there were none.

4. Conflict of Interest

Mayor Chaussee asked if there were any conflicts of interest on the agenda, to which there were none.

B. COMMUNITY PARTICIPATION

1. Public Comment

Mayor Chaussee opened public comment, to which there was none.

C. PRESENTATION

1. Xcel Energy Presentation - Public Safety Power Shutoffs (PSPS) Event & Wind Storm

Hans Rodvik, Northern Colorado Area Manager, Community & Local Government Affairs presented the information related to Xcel's recent outages. Mr. Rodvik noted areas and current

mitigation plans including the factors considered when issuing a PSPS. Steps leading up to the wind event were reviewed, including restoration and Xcel's after-action plan.

Clarification related to options for resources was asked, which Mr. Rodvik noted is a pilot program, and they would need to live in the tier one or two, high risk zones but more information on this program would be sent out as it develops. It was also noted there may be some portion of the battery program for businesses.

The Board asked about when the Town was taken out of the zone and put onto a feeder line, and if going forward being left in the PSPS would improve the service restored time. Mr. Rodvik noted they attempt to make the best call possible and understood that the outage was long and would work on this.

It was noted that the proactive approach was appreciated with the caution taken.

The Board asked why other communities were light at night, but Wellington was not. Mr. Rodvik noted the PSPS were a tool that Xcel will use for safety, while making investments in upgrading equipment. Some other providers in the neighboring communities may have different requirements or exemptions, as well as other communities having their own power- such as Fort Collins having their own power, mostly underground lines.

The Board noted there were concerns with those who have medical needs for power, and upcoming state legislation while expressing an understanding of the need for a PSPS, and asking what more can be done for improvements in Wellington. It was noted the area engineer may be able to investigate to see if there is equipment that can be upgraded.

It was asked if there was a process for business to apply for loss revenue. It was noted that there is a claim process, however it may not be as robust as desired. Mr. Rodvik encouraged applications to be sent in.

2. Wellington Colorado Main Street Program: 4th Quarter 2025 Report

Caitlin Morris, Main Street & Events Coordinator, presented the 4th quarter report, noting that there are three areas of focus, including Wrap up of 2025 initiatives, support local, and lay groundwork for 2026.

An exciting achievement was noted to initiated SNAP/EBT certification, so residents can utilize those services while purchasing local goods. The Shop Local Campaign encouraged residents to keep dollars circulating within Wellington, and from November 1st to December 31st, 2025 a total of 66 gift cards, total value being over \$3,000 dollars had been sold. Ms. Morris reviewed the partnership with DOLA, including funding and consulting services.

The Board asked for clarification on the grants received from DOLA, which were noted it will be given out gradually this year, however by the end of the year all funds will be received and the program has to spend it within those five years.

It was noted the requests to have more signage on the highway to encourage drivers to come into Town.

3. Cleveland Avenue Business Support

Patti Garcia, Town Administrator & Kelly Houghteling, Deputy Town Administrator spoke to this noting the use of the \$3,500 set aside from the Board's discretionary fund to support the local businesses.

Ms. Houghteling noted the program being a robust program, including looking at marketing and events. Items like a gift card program, a business gift card that the businesses to hand out as a accommodation for the inconvenience, marketing and a shop local bingo card were noted. Increasing events downtown was also noted along with a "Construction Concert" series.

The Board asked for clarification on partnerships on parking, including opening additional access for parking. Ms. Houghteling noted there were various items to consider, such as ADA compliance but it is under review.

Signage was asked about, which was noted to be free standing, wayfinding signage related to the Cleveland Ave impacted businesses.

The Board expressed appreciation for the increased programming and variety of ideas, as well as the engagement of the community.

Mayor Chaussee called a recess at 7:54 pm and reconvened at 8:00 pm.

4. 2026 Recommended Municipal Utility Rates - Presentation with Public Comment

Meagan Smith, Deputy Public Works Director, presented this item, reviewing previous Board Direction and the Rate Advisory Group (RAG) recommendation. The proposed adjustments maintain the existing water rate structure for residential classes, propose uniform water rate structures for the commercial and irrigation classes, implement needed wastewater revenue increases and commercial strength-based surcharges, and update the Town's stormwater drainage rate.

Key elements of the recommendation include maintaining the existing water rate structure for residential classes while enhancing class-level cost recovery, implementing an 18% wastewater revenue adjustment with strength-based rates for commercial customers; and applying a 25% increase to the Town stormwater drainage fee.

Mayor Chaussee opened public comment, to which there was none.

The Board expressed the hope that suggestions to capture options in an effort to make things more affordable for those on a fixed income would be looked into in the future.

The Board noted divided support for the RAG recommendation, and the presented recommendation from Ms. Smith. Debate was conducted about staff bringing back two options for review and approval, with majority support given for the wastewater recommendations and the majority of the Board not in support of bringing two options for consideration. The majority of the Board offered support for the proposed recommendations being presented at this meeting.

5. 2026 Recommended Water and Wastewater Utility Impact Fees - Presentation with Public Comment

Ms. Smith noted the proposed 2026 impact fees, including a proposed new non-potable water utility impact fee. The proposed updates continue to align the Town's fee structure with statutory requirements under Colorado Revised Statutes 29-20-104.5, which require impact fees to reflect the actual, quantifiable impacts of new development on utility capital facilities.

Mayor Chaussee opened public comment, to which there was none.

Clarification about the difference in cost related to non-pot and potable in infrastructure was asked, which Ms. Smith noted a large portion of the costs that drive the impact fees is the buildout of the treatment facility, due to capacity. The impact fees are related to how much capacity will a new development require. Developments with access to other means of irrigation have a lower peak hour and peak demand on the capacity, so it allows the water treatment facility to serve more customers in the future, it also relates to sizing differences in infrastructure in the ground. This option extends the capacity of the existing infrastructure the Town has.

The majority of the Board noted support for the proposed fees.

D. CONSENT AGENDA

1. January 27, 2026 Board of Trustees Meeting Minutes

Mayor Pro Tem Mason moved to approve the consent agenda.

Trustee Moyer seconded and the motion passed.

E. ACTION ITEMS

1. Resolution No. 03-2026: A Resolution Supporting and Authorizing Application for Grant Funding to Colorado Energy Office for Local Impact Accelerator to Support Housing Affordability

Cody Bird, Planning Director, presented the resolution noting the grant opportunity, that fits in well with the work the Board has already provided direction on. Mr. Bird noted that there is no match required from the Town.

Mayor Chaussee opened public comment.

Aaron Blackstone spoke in favor of this item.

Trustee Moyer moved to approve Resolution No. 03-2026 Supporting and Authorizing Application for Grant Funding to Colorado Energy Office for Local Impact Accelerator to Support Housing Affordability

Trustee Dailey seconded and the motion passed.

2. Resolution No. 04-2026: A Resolution Adjusting Appropriations of the Town of Wellington, Colorado for the Fiscal Year Beginning January 1, 2026, and Ending on December 31, 2026

Nic Redavid, Finance Director and Town Treasurer, presented the resolution and noted the 2024 audit is completed and is posted on the Town's website. It was noted all delayed audits are completed.

Mr. Redavid noted the resolution would make available funds not yet spent for previously approved capital improvement projects, reappropriate funds for higher priority projects, and to appropriate funds that will be reimbursed by existing loan proceeds.

Mayor Chaussee opened public comment, to which there was none.

Mayor Pro Tem Mason moved to approve Resolution No. 04-2026 Adjusting Appropriations of the Town of Wellington, Colorado for the Fiscal Year Beginning January 1, 2026, and Ending on December 31, 2026

Trustee Weigand second and the motion passed.

3. Resolution No. 05-2026: A Resolution Approving a Letter of Engagement for Special Legal Counsel for Metropolitan District Representation by Lyons Gaddis

Ms. Garcia presented the resolution, noting the past presentation on metro districts and reviewed the operations of metropolitan districts. Previous Board direction to staff was to research counsel, and after reaching out to several firms, staff recommends representation by Lyons Gaddis. Ms. Garcia noted this resolution does not approve a metro district, but is an agreement for counsel.

The Board asked for clarification if this was a draft service plan for any developer, which Ms. Garcia noted it was a template that would be able to be negotiated on, to create a specific service plan for that specific development.

The Board noted the desire to have public education for metro districts, when, if not before, a metro district is presented to the Board.

Mayor Chaussee opened public comment, to which there was none.

Trustee Dailey moved to approve Resolution No. 05-2026 Approving a Letter of Engagement for Special Legal Counsel for Metropolitan District Representation by Lyons Gaddis

Trustee Moyer seconded and the motion passed.

F. REPORTS

1. Town Attorney
Jed Scott, Interim Town Attorney, noted the comments received for minibikes, which Mr. Scott noted communications with Sergeant Downing and working on a presentation to the Board on this ordinance.
2. Town Administrator
Ms. Garcia did not have a report.
3. Staff Communications
Items were included in the packet.
 - a. Larimer County Sheriff's Office December 2025 Report
 - b. Memo from Town Clerk's Office and Parks & Recreation
 - c. 2025 Annual Report - Construction, Development and Neighborhood Services

d. Board of Trustees Planning Calendar

4. Board Reports

Trustee Tietz noted work on the Volunteer Appreciation Dinner being done with Trustee Moyer. The Board was asked for preference on gifts for the volunteers, which the Board provided support for two options being brought back to the Board.

Trustee Dailey noted the Wellington Housing Authority dinner in the near future, and noted there may be new opportunities from Habitat from Humanity in the future. CSU democracy submits were noted, and this year a project related to Wellington has been selected. Attendance at the local food bank was noted.

G. ADJOURN

Mayor Chaussee adjourned the February 10, 2026 meeting at 9:50 p.m.



A handwritten signature in black ink, appearing to read "Calar Chaussee", is written over a horizontal line.

Calar Chaussee, Mayor

A handwritten signature in black ink, appearing to read "Hannah Hill", is written over a horizontal line.

Hannah Hill, Town Clerk