

TOWN OF PLATTEVILLE, COLORADO NOTICE AND AGENDA OF REGULAR MEETING

NOTICE OF SSPECIAL MEETING of the Platteville Board of Trustees will be held on
Tuesday, February 3, 2026, at 7:00 pm at 400 Grand Avenue, Platteville, CO.

1. CALL TO ORDER
2. MOMENT OF SILENCE
3. PLEDGE OF ALLEGIANCE
4. ROLL CALL

Mayor: Mike Cowper

Mayor Pro-Tem: Nick Ralston

Trustees: Larry Clark, Larry Hatcher, Hope Morris, Melissa Archambo, Steve Nelson

Staff Present: Troy Renken, Town Manager; Danette Schlegel, Town Clerk/Treasurer;
Katie Vera, Town Attorney

5. APPROVAL OF THE AGENDA

6. AUDIENCE PARTICIPATION (*Public Comment Items not on the agenda*)

Trustees welcome you here and thank you for your time and concerns. If you wish to address the Board of Trustees, this is the time set on the agenda for you to do so. When you are recognized, please step to the podium, state your name and address, then address the Trustees. Your comments will be limited to three (3) minutes. Board Members may not respond to your comments this evening, rather they may take your comments and suggestions under advisement, and your questions may be directed to the appropriate staff for follow-up. Thank you!

7. PRESENTATIONS AND DISCUSSIONS

None Scheduled

8. APPROVAL OF THE CONSENT AGENDA

The Consent Agenda contains items that can be approved without discussion. Any Board Member may request removal of any item they do not want to consider without discussion or wish to vote no on, without jeopardizing the approval of other items on the Consent Agenda. Items removed from Consent will be placed under Action Items in the order they appear on the agenda. (This should be done prior to the motion to approve the agenda.)

A. January 13, 2026 Meeting Minutes

9. ACTION ITEMS

- A. Resolution 2026-03 April 7, 2026 Mail Ballot Municipal Election
- B. Resolution 2026-04 April 7, 2026 Ballot Questions
- C. Resolution 2026-05 REDI Grant Application
- D. Resolution 2026-06 DOLA Grant Application

10. REPORTS

- A. Advisory Committees
 - Parks Trails & Trees
 - Economic Development
 - Recreation
 - Public Safety
- B. Town Attorney
- C. Town Manager
- D. Mayor

11. ADJOURNMENT

Town of Platteville, Colorado
400 Grand Avenue, 80651



Agenda Item Cover Sheet

MEETING DATE: February 3rd, 2026

AGENDA ITEM: Consent Agenda
➤ January 13th, 2026 Minutes

DEPARTMENT: Legislative

PRESENTED BY: Troy Renken, Town Manager

SUMMARY

The special meeting minutes for January 13th are included on the consent agenda for Board review and approval.

FINANCIAL CONSIDERATIONS

N/A

RECOMMENDED ACTION

Move to approve the Consent Agenda as presented and for the Mayor to execute all documents.

ATTACHMENTS

January 13th, 2026 Minutes

TOWN OF PLATTEVILLE, COLORADO
BOARD OF TRUSTEES MEETING MINUTES
Regular meeting of the Platteville Board of Trustees will be held on
Tuesday, January 13, 2026 at 400 Grand Avenue, Platteville, CO.
Mayor Cowper called the meeting to order at 6:30 pm

CALL TO ORDER

MOMENT OF SILENCE

PLEDGE OF ALLEGIANCE

ROLL CALL

Mayor:	Mayor Cowper
Mayor Pro Tem:	Nick Ralston
Trustees:	Larry Clark, Steve Nelson, Larry Hatcher, Hope Morris, Melissa Archambo
Absent:	Melissa Archambo
Staff Present:	Troy Renken, Town Manager; Danette Schlegel, Town Clerk/Treasurer;

APPROVAL OF THE AGENDA

Mayor Pro Tem Ralston moved to approve the agenda as presented. Trustee Hatcher seconded the motion. All members in favor.

AUDIENCE PARTICIPATION (Public Comment Items not on the agenda)

PRESENTATIONS & DISCUSSION

The Town Manager discussed the 2026 Municipal Election Ballot Questions and an Urban Growth Boundary Update with the Board and received direction to bring these items back in February for further consideration.

APPROVAL OF THE CONSENT AGENDA

Trustee Nelson moved to approve the consent agenda. Trustee Morris seconded the motion. All members in favor.

ACTION ITEMS

Resolution 2026-01

This past year TFP Nutrition dedicated 24 units of CBT to the Town as required to satisfy the water use for the property and the units were classified at temporary uses since that time. This resolution cancels the temporary use classification and makes the 24 units annual perpetual use for the Town. The Town's updated water portfolio now consists of 912 units of CBT held by Northern Water and the Town has 914 active meters in our system. Of the 914 water meters there are 881 - 5/8" (i.e. residential), 6 - 3/4", 13 - 1", 6 - 1.5", 5 - 2", and 1 - 6". Trustee Morris moved to approve Resolution 2026-02, A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE TO APPLY FOR AN ANNUALLY RENEWABLE PERPETUAL WATER CONTRACT FOR THE RIGHT TO USE COLORADO - BIG THOMPSON PROJECT WATER AND FOR CANCELLATION OF TEMPORARY USE PERMITS. Trustee Nelson seconded the motion. All members in favor.

Resolution 2026-02

Sherri Rasmussen, Contracts Department Manager for Northern Water, has requested that the Town update the resolution that authorizes the Mayor and Town Clerk & Town Manager to execute contracts and applications on behalf of the Town to Northern Water. The current resolution on file is from 1990 when Lenora Sharp was the mayor and is included for your review. Trustee Nelson moved to approve Resolution 2026-01, A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE AUTHORIZING AND DIRECTING THE MAYOR, WITH ATTESTATION BY THE TOWN CLERK, AND THE TOWN MANAGER TO MAKE APPLICATION TO THE NORTHERN COLORADO WATER CONSERVANCY DISTRICT FOR TEMPORARY USE PERMITS FOR WATER ALLOTMENTS ORIGINALLY CONTRACTED TO CERTAIN OTHER ALLOTTEES FOR THE USE AND BENEFIT OF THE TOWN OF PLATTEVILLE. Mayor Pro Tem Ralston seconded the motion. All members in favor.

Mizpah Cemetery Rule and Regulations Update

With the cemetery expansion completed a discussion was needed regarding when to start selling the new lots east of the Veterans Memorial and what the fees should be. David Brand recommended that the Town wait a year to allow the new addition to get established (grass and trees) and to ensure the irrigation works properly before selling lots and having burials. David also made several revisions to the Mizpah Cemetery Rules & Regulations for the Board to consider and discussed these items during the meeting. Mayor Pro Tem Ralston moved to approve the updated rules and regulations for the Mizpah Cemetery and to not allow lot sales and burials in the new cemetery until January 2027. Trustee Morris seconded the motion. All Members in favor.

Town Fee Schedule Update

Each year at this time the fee schedule is reviewed and updated as needed and this year there's more recommendations than usual for fee increases. Trustee Nelson moved to approve the recommendations in the updated Appendix A Fee Schedule of the Platteville Municipal Code. Trustee Morris seconded the motion. All members in favor.

Town Entrance Signs

The Town had discussed new entrance or gateway signage for years and last year Ayres Associates provided several sign examples which were included for review. The Economic Development Committee solicited sign ideas in November and December and received one response from David Kabela and Ben Brannan that was included as well. The Board was asked to consider the sign proposals and if a sign design is selected, the Town Manager will work to have the design made into a construction document so the new sign(s) can be pursued this summer. The board chose the designs by Kabela/Brannan.

The Adams Group Audit Engagement Letter

The Town contracted with the Adams Group in 2020 to provide annual auditing of our financial records through 2025 and the contract has now expired. A proposal was made by the Town Manager to complete a new contract that renews annually unless proper notice is given to terminate the contract. Mayor Pro Tem Ralston moved to approve the Agreement for Professional Services with The Adams Group to continue providing auditing services of the Town's financial records on an annual basis in accordance with the agreement. Trustee Nelson seconded the motion. All members in favor.

Reports

Committee Reports

Seniors/Rec

Police

Public Works

Town Manager

Mayor

ADJOURNMENT

Having no further business before the Board, the meeting was adjourned at 8:30 P.M.

Attest: Danette Schlegel, Town Clerk/Treasurer

Michael Cowper, Mayor



Agenda Item Cover Sheet

MEETING DATE: February 3, 2026

AGENDA ITEM: Resolution 2026-03 Mail Ballot Election

DEPARTMENT: Administration

PRESENTED BY: Troy Renken, Town Manager

SUMMARY

The Town's biennial municipal election is scheduled to be held on April 7th and Resolution 2026-03 authorizes the Town Clerk to conduct the election by mail ballot (residents can still drop off ballots at Town Hall) and to appoint election judges.

FINANCIAL CONSIDERATIONS

N/A

RECOMMENDED ACTION

Move to approve Resolution 2026-03, A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE, COLORADO DESIGNATING APRIL 7, 2026, REGULAR ELECTION A MAIL BALLOT ELECTION AND AUTHORIZING THE TOWN CLERK TO APPOINT ELECTION JUDGES.

ATTACHMENTS

Resolution 2026-03

**TOWN OF PLATTEVILLE
BOARD OF TRUSTEES
RESOLUTION NO. 2026-03**

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE, COLORADO DESIGNATING APRIL 7, 2026, REGULAR ELECTION A MAIL BALLOT ELECTION AND AUTHORIZING THE TOWN CLERK TO APPOINT ELECTION JUDGES

WHEREAS, pursuant to C.R.S. § 31-10-908, the Board of Trustees is authorized to determine that certain elections shall be conducted by mail ballot; and

WHEREAS, in accordance with C.R.S. § 31-1-101(10), the Town's next regular election will take place on Tuesday, April 7th, 2026; and

WHEREAS, pursuant to C.R.S. § 31-10-401 the Board of Trustees may delegate the authority and responsibility to appoint election judges to the Town Clerk.

NOW BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE, COLORADO, AS FOLLOWS:

Section 1. The Board of Trustees has determined that the election to be held on April 7th, 2026, shall be by mail ballot. The Board hereby authorizes and directs the Town Clerk, as the designated election official for the Town, to conduct the election by mail ballot, pursuant to the provisions of C.R.S. § 31-10-910.

Section 2. The Board of Trustees hereby delegates its responsibility and authority to appoint election judges to the Town Clerk.

PASSED AND APPROVED this 3rd day of February 2026.

TOWN OF PLATTEVILLE

Michael Cowper, Mayor

ATTEST:

Danette Schlegel, Town Clerk/Treasurer



Agenda Item Cover Sheet

MEETING DATE: February 3, 2026

AGENDA ITEM: Resolution 2026-04 Ballot Questions

DEPARTMENT: Administration

PRESENTED BY: Troy Renken, Town Manager

SUMMARY

The primary purpose of the municipal election is to elect the mayor and three trustee positions but this year the Board is being asked to approve ballot questions regarding property tax limitation and a sales tax initiative.

House Bill 24-1001 establishes a 5.25% property tax limitation starting in 2026 for all government entities and the voters are being asked to approve this question to allow the Town to keep all property tax revenues that exceed the new 5.25% limit.

The 1% sales tax question is asking the voters to approve the additional 1% sales tax to be used for economic development, downtown improvements and recreational amenities. This question was written fairly broad by the Town Attorney, as it was in 2020 when first presented to the community, so the funds can be used for a wide range of projects in these three categories. Katie does not want to include language that "in exchange for voting for these questions other fees may be eliminated" as that language would bind or limit the Board's decision in the future on the other fees.

FINANCIAL CONSIDERATIONS

If both questions are approved the Town would not have to abide by the new 5.25% property tax limit and would increase sales tax revenues by approximately \$1 million annually to be spent on projects involving economic development, downtown improvements and recreational amenities.

RECOMMENDED ACTION

Move to approve Resolution 2026-04, A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE, COLORADO SUBMITTING BALLOT QUESTIONS TO THE TOWN'S ELECTORS AT THE APRIL 7, 2026, REGULAR MUNICIPAL ELECTION.

ATTACHMENTS

Resolution 2026-04

**TOWN OF PLATTEVILLE
BOARD OF TRUSTEES
RESOLUTION NO. 2026-04**

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE, COLORADO SUBMITTING BALLOT QUESTIONS TO THE TOWN'S ELECTORS AT THE APRIL 7, 2026, REGULAR MUNICIPAL ELECTION

WHEREAS, the Town wishes to seek voter input on waiving from the five-point two five percent (5.25%) property tax revenue limit set by the State, as authorized by C.R.S. § 29-1-1704;

WHEREAS, the Town also wishes to seek voter approval for an additional one percent (1%) sales tax ear-marked for economic development, downtown improvement, and recreational amenities, which would be in addition to the existing three percent (3%) sales tax supporting general government functions;

WHEREAS, according to Article X, Section 20, of Colorado Constitution, ballot issues regarding new or increased taxes must be decided at biennial local district elections or at elections held on the first Tuesday in November of odd-numbered years; and

WHEREAS, in accordance with C.R.S. § 31-1-101(10), the Town's next regular election, also known as its municipal biennial election, will take place on Tuesday, April 7, 2026.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE, COLORADO AS FOLLOWS:

Section 1. At the regular municipal election of April 7, 2026, the following questions shall be submitted to the registered electors of the Town of Platteville, Colorado:

SHALL THE TOWN OF PLATTEVILLE WAIVE THE 5.25% PROPERTY TAX LIMIT FOR THE 2026 TAX YEAR AND ALL SUBSEQUENT TAX YEARS AND BE PERMITTED TO RETAIN AND SPEND THE FULL AMOUNT OF PROPERTY TAX COLLECTED AS A VOTER-APPROVED REVENUE CHANGE, WITHOUT REGARD TO ANY SPENDING, REVENUE-RAISING OPTIONS OR OTHER LIMITATION CONTAINED IN ARTICLE X, SECTION 20 OF THE COLORADO CONSTITUTION OR ANY OTHER LAW?

Yes No

SHALL TOWN OF PLATTEVILLE TAXES BE INCREASED BY \$1,250,000 ANNUALLY IN THE FIRST FISCAL YEAR, AND BY SUCH AMOUNTS AS ARE RAISED ANNUALLY THEREAFTER, BY THE IMPOSITION OF A NEW 1% SALES TAX, COMMENCING ON JULY 1, 2026, ON THE PURCHASE OF TAXABLE GOODS AND SERVICES, WHICH ARE

CURRENTLY TAXED AT 3%, FOR A TOTAL SALES TAX OF 4%, WITH THE REVENUES FROM SUCH NEW TAX TO BE USED FOR ECONOMIC DEVELOPMENT, DOWNTOWN IMPROVEMENTS AND RECREATIONAL AMENITIES, AND SHALL THE REVENUES FROM SUCH TAX AND ANY INVESTMENT EARNINGS THEREON BE COLLECTED AND SPENT BY THE TOWN AS A VOTER-APPROVED REVENUE CHANGE, WITHOUT REGARD TO ANY SPENDING, REVENUE-RAISING OR OTHER LIMITATION CONTAINED IN ARTICLE X, SECTION 20 OF THE COLORADO CONSTITUTION OR ANY OTHER LAW?

YES NO

PASSED AND APPROVED this 3rd day of February 2026.

TOWN OF PLATTEVILLE

Mike Cowper, Mayor

ATTEST:

Danette Schlegel, Town Clerk



Agenda Item Cover Sheet

MEETING DATE: February 3, 2026

AGENDA ITEM: REDI Grant Application

DEPARTMENT: Administration

PRESENTED BY: Troy Renken, Town Manager

SUMMARY

Completing the design, engineering and construction documents to improve (pavement, utilities and drainage) Front Street was budgeted for this year with \$100,000 in the Streets Fund and another \$150,000 in the Capital Improvement Fund. When the budget was approved we did not believe that any DOLA or other design and infrastructure grants would be available.

Earlier this month DOLA Regional Manager, Chris La May, informed me that DOLA was opening several grant opportunities including the Energy/Mineral Impact Assistance Fund (EIAF) and the Rural Economic Development Initiative Program (REDI) with \$15 million available in EIAF and approximately \$1 million available in REDI. Both grant programs are expected to be extremely competitive with 2-3 times more in grant funding requested than funds available.

After speaking with Chris and discussing it further with David and Brad Curtis, I asked David to work with Brad to complete grant applications for both programs to give us the best opportunity of getting an award. The REDI grant is due Feb 4th and the EIAF grant is due Feb 13th so a short window to get these completed. Since this is a street improvement project, I wanted David to take the lead and complete these grants with Brad's assistance as I already submitted another DOLA grant that was just awarded for the police station design and also submitted the Weld County CDBG grant last month for the new Riverview Park restroom. If funding is still available later this year I'll pursue another DOLA EIAF grant to help construct the new police station if approved with other funding sources secured.

FINANCIAL CONSIDERATIONS

Both the REDI and EIAF grants require a 50% match so with the Front Street Projected estimated at \$300,000 the Town could potentially receive up to \$150,000 in grant funding.

RECOMMENDED ACTION

Move to approve Resolution 2026-05, A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE APPROVING AN APPLICATION FOR A RURAL ECONOMIC DEVELOPMENT INITIATIVE PROGRAM GRANT TO COMPLETE THE DESIGN, ENGINEERING AND CONSTRUCTION DOCUMENTS FOR THE FRONT STREET IMPROVEMENT PROJECT FOR THE TOWN OF PLATTEVILLE.

ATTACHMENTS

Resolution 2026-05
REDI Grant Application

**TOWN OF PLATTEVILLE
WELD COUNTY, COLORADO**

RESOLUTION NO. 2026-05

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE APPROVING AN APPLICATION FOR A RURAL ECONOMIC DEVELOPMENT INITIATIVE PROGRAM GRANT TO COMPLETE THE DESIGN, ENGINEERING AND CONSTRUCTION DOCUMENTS FOR THE FRONT STREET IMPROVEMENT PROJECT FOR THE TOWN OF PLATTEVILLE.

WHEREAS, the Board of Trustees of the Town of Platteville has been presented with an Application for a Rural Economic Development Initiative Program Grant to complete the design, engineering and construction documents for the Front Street Improvement Project (the "Application"), by and on behalf of the Town of Platteville to the Colorado Department of Local Affairs; and

WHEREAS, the Board of Trustees has reviewed the Application, including the terms and conditions contained therein, and finds that it is in the best interest of the public health, safety and welfare to approve the Application and direct the Public Works Director to submit the same to the Colorado Department of Local Affairs.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE, COLORADO AS FOLLOWS:

Section 1. The Board of Trustees hereby approves the Application for a Rural Economic Development Initiative Program Grant to complete the design, engineering and construction documents for the Front Street Improvement Project, an overview of which is attached hereto as **Exhibit A** and incorporated herein by this reference.

Section 2. The Board of Trustees hereby authorizes and directs the Public Works Director to timely submit the Application to the Colorado Department of Local Affairs.

PASSED AND APPROVED this 3rd day of February, 2026.

TOWN OF PLATTEVILLE

Michael Cowper, Mayor

ATTEST:

Danette Schlegel, Town Clerk/Treasurer



COLORADO
Department of Local Affairs

The application was
successfully saved!

Grants Portal - Funding Opportunities

Rural Economic Development Initiative FY26

Status: [Partially Complete](#)
Filed On: 2026-01-22T08:30:43
Filed By: [GRANTS_WEB](#)
Reviewed On: 2026-01-22T08:30:43
Reviewed By:
Reviewer Notes:

Application Overview

The Rural Economic Development Initiative (REDI) program is designed to support communities in creating jobs locally and building resilient and diversified economies.

Please contact your [Regional Manager](#) to discuss project development prior to submission. Failure to discuss your project with your DOLA Regional Manager prior to application submission may result in delay or disqualification of your application.

Submission Deadline: February 4th, 2026

The REDI Program Manager is also available to answer questions, but applicants should start with their Regional Manager:

Kate Guibert

kate.guibert@state.co.us

720.822.7803

A. APPLICANT/CONTACT INFORMATION

1. Select Your Organization: *

The list is filtered to eligible organizations. If you do not see your organization listed, please contact DLG for further assistance. In the case of a multi-jurisdictional application, please select the lead organization.

Platteville, Town of

In the case of a multijurisdictional application, select the other participating eligible organizations:

The application was successfully saved!

2. Principal Representative:

(In the case of a multi-jurisdictional application, principal representative of the lead organization.)

Honorific: Town Manager

First Name: * Robert

Middle Name: Troy

Last Name: * Renken

Suffix:

Role: * Responsible Administrator

Mailing Address: * 400 Grand Ave

Address 2:

City: * Platteville

State: * Colorado

Zip Code: * 80651

Phone Number: * 970-785-2245

Email Address: * trenken@plattevillegov.org

3. Responsible Administrator (will receive all mailings) for the Application:

Same as Principal Representative Address

B. CHIEF ELECTED OFFICIAL INFORMATION

Please provide contact information for the chief elected official.

Name *

Michael Cowper

Title *

Mayor

Street Address *

400 Grand Ave

City *

Platteville

State *

CO

Zip *

80651

Phone *

9707852245

Email Address *

mcowper@plattevillegov.org

The application was
successfully saved!

C. COMMUNITY INFORMATION

a. Population of town/municipality *

3,097

b. Population of County *

359,442

c. Data Source Used *

Current/most recent conservation trust fund/lottery distribution estimate, State Demographer estimate, or a projection based on the communities' percentage of overall county population is acceptable.

Upstate Colorado - Weld.gov

d. Community benefit of project *

Please describe how the community will benefit from this project. (1,000 character limit)

This project will deliver community-wide benefits by transforming Front Street from a deteriorating gravel road into a safe, reliable industrial corridor in a rural town in Weld County. The improved, hard surface road will support major private investments, including Oldcastle Infrastructure's planned expansion & the new Texas Food Products (TFP Nutrition) pet food manufacturing plant, which will create dozens of new jobs. Upgraded access, drainage, & utilities will reduce maintenance issues, dust, & flooding, improving conditions for employees, residents, agricultural operations, & oil & gas service businesses. UPRR trains often block the main east west route, Grand Avenue, Front Street serves as a critical secondary access route for emergency responders & the public. Designing this corridor for truck traffic & growth will strengthen Platteville's economic base, improve safety & reliability, & help a small rural community support & attract long term industrial & manufacturing jobs

4 characters remaining.

D. PROJECT DESCRIPTION AND READINESS

a. Have you contacted your DOLA Regional Manager regarding this application *

You are required to contact your DOLA Regional Manager prior to submitting your application.

Yes

b. Project name *

Begin the project name with your community name. Example: "Oak Creek Project Name."

Platteville Front Street Engineering-Design & Construction Pla

The application was
successfully saved!

c. Amount requested *

* The amount requested should equal "Grant Request Total" line from the project budget below.

150,000.00

d. Matching funds *

150,000.00

e. Project type *

Road/Street

f. Short project description *

Please provide 2-3 sentences describing the project. (500 character limit)

Reconstruct North Front Street in Platteville, Colorado, from a deteriorating gravel road into a modern hard surface industrial corridor that safely serves growing manufacturers and freight traffic on the east side of Highway 85. The project will produce engineering designs for pavement, drainage, and utilities that support Oldcastle Infrastructures expansion, the new Texas Food Products pet food plant, and other industrial users while preserving critical secondary access.

22 characters remaining.

g. Project overview *

- Give an overview of the project.
- Describe the impact of the project on your community, needs it meets, and benefits it realizes.
- If this project is a piece of a larger program or project, please describe the other phases of the project.

(2,500 character limit)

North Front Street (NFS) is a critical industrial corridor on Platteville's east side, east of US85 & adjacent to the Union Pacific RR. Originally a county farm road, it now serves as primary access for commercial & industrial uses between CR34 & Grand Ave. The corridor serves oil & gas support facilities, Oldcastle Infrastructure (OCI) precast concrete (expansion pending), & the new Texas Food Products (TFP) pet food manufacturing plant (under construction), representing major new private investment & long-term job creation. Regional access changes have added pressure to this corridor. Traffic that once used CR30/US85 intersection now rely on Grand Avenue, NFS & nearby local routes. As a result, NFS has become the primary east side connection for industrial users & employees. When UPRR trains block Grand Avenue, sometimes for hours, it also functions as essential secondary access to CR34 for properties east of the railroad. Industrial growth, rail related delays, & the CR30 closure concentrates truck, employee, & emergency access demands on a corridor that was not designed or built for this level of industrial & 6 characters remaining.

h. Project outcomes / key deliverables *

Please describe the project outcomes and key deliverables. (1,500 character limit)

The North Front Street industrial corridor design will deliver infrastructure that directly supports Colorado REDI grant eligibility by enabling private capital investment and job creation.

Key deliverables include: Industrial Corridor Infrastructure Readiness - A barriers to industrial expansion, specifically supporting Texas Food Produ Precast's planned growth. The design optimizes connections to Union Pac transportation corridors, positioning the corridor as a competitive logistics hub.

The application was successfully saved!

Capital Investment and Job Creation - Design documentation demonstrating how improved street infrastructure enables private sector capital investment & expanded employment in manufacturing and food production sectors, directly aligned with REDI's core economic outcomes.

Freight Network Integration - A design enhancing connectivity between industrial properties, Union Pacific Railroad 169 characters remaining.

i. Project readiness to begin *

Platteville has allocated matching funds to proceed as soon as

j. Project timeline *

Please confirm this project will be completed in two years.

Yes

k. Project scope of work *

Describe project scope of work including timeline and deliverables. (1,500 character limit)

Site Assessment and Engineering Analysis - Comprehensive evaluation of existing street conditions, utility infrastructure, drainage, and truck access constraints. Deliverable: detailed existing conditions report identifying barriers to industrial operations.

Conceptual and Final Design Development - Design alternatives optimizing street layout, pavement, curb/gutter, sidewalk, and utilities for industrial use. Deliverables: conceptual designs, final construction plans, and technical specifications meeting Platteville standards.

Freight and Logistics Infrastructure Design - Integration of truck access routes, loading zones, and Union Pacific Railroad connectivity. Deliverable: circulation and utility coordination plans ensuring efficient freight movement and rail access.

Stormwater Management and Utility Planning - Design of stormwater systems and utility extensions supporting 101 characters remaining.

l. State Historic registry designation *

Is this a grant application to complete work on a State registered historic building, structure site or in a State historic district?

No

l.1 If yes, please provide the registry number

a. Attach supporting documents (if applicable)

If on a State Register, please upload color photos of the project work areas and a detailed written description of work proposed. The photos and description should include details beyond the general scope of work described above. (Upload photos and description as a single combined PDF document)

 Upload

m. Supporting documents (optional)

Upload any supporting documents (studies, preliminary, reports, letters of support, etc.) as a single PDF document.

 Upload

The application was successfully saved!

E. JOB CREATION

a. Job creation *

Describe how this project creates or retains jobs locally. This could include both direct and indirect creation/retention. Consider one or more of the following in your answer:

- How many anticipated jobs will this project create?
- Consideration for job quality such as pay, workforce development opportunities, and workplace culture will result in higher scores
- How will this project support expansion of an existing industry or business?
- How will this project support retention of current businesses?
- How will this project help attract businesses in the future?
- How will this project expand services available to businesses or entrepreneurs?
- How will this project support or create opportunities for the local workforce?

(1,200 character limit)

This project will provide improved access to the 100+ new TFP employees and Old Castle's pending expansion will include at least 4-6 new full time employees. These employees will be part of the long-term, well compensated industrial & manufacturing workforce.

Existing properties along the corridor will see daily benefits for their existing workforce & better opportunity for improvements or expansion of their business.

Having a thriving travel corridor could attract other similar facilities & provide much improved opportunities for entrepreneurs to see the investment that Platteville is willing to coordinate to provide a safe, efficient access for employees, residents, emergency responders, as well as the freight & delivery vehicles.

451 characters remaining.

F. ECONOMIC RESILIENCE

a. Economic resilience *

Describe how this project builds economic resilience locally or regionally. Economic resilience is the ability of a community's economy and systems that support the economy to withstand disruption and thrive in the face of change. You are required to respond to #1 with #2-4 as optional.

1. **Required:** How does this project take a long-term view of the community and build towards outcomes that will endure for future generations? Consider how this project will contribute to the vision for your community in the next decade and/or how programs/infrastructure will adapt to meet future needs.

- Projects which consider strengthening or mitigating impacts of future disruptions such as climate change, natural disasters, drought, and industry transitions will result in higher scores.

2. How will this project increase economic diversification locally?

3. Does this project bring an innovative approach to the challenge?
4. How will this project strengthen the systems that enable/attract people
(1,200 character limit)

The application was successfully saved!

Developing a comprehensive design which will transform North Front Street from a legacy farm access road into a well-planned, industrial-ready corridor will allow both current & future generations to have safe, efficient access in this area of town. Encouraging continued business growth & expansion contributing to the vitality of the employment opportunities for the entire community. During wet weather the current roadway can be almost impassable for a typical vehicle. This design will develop modern drainage & stormwater solutions protecting adjacent properties & the roadway, allowing the corridor to function regardless of natural weather events. Diversification of the types of businesses located along the corridor will be greatly enhanced by this improvement. Working closely with property owners, businesses, UPRR & nearby residents to refine a strategy that includes discussions of public - private investment for the improvements. This will be the first step establishing coherent, resilient access for eastern areas of Platteville. Overtime, the 10 characters remaining.

G. COLLABORATION

a. Collaboration *

Describe support for this project. Consider one or more of the following in your answer:

- How does this project align with community or regional plans, goals, or projects?
- How does this project support local or regional collaboration? What partners are at the table?

(1,200 character limit)

This regional improvement highlights opportunities to collaborate with the current commercial & industrial partners along the corridor as well as Union Pacific Railroad, Weld County and Colorado Department of Transportation. The design of the North Front Street improvements align with the Town plans to provide the residents, businesses, delivery vehicles & emergency responders with safe & efficient access to the property along the corridor. It also provides essential secondary access for the rural neighborhoods, agricultural interests & other commuters east of Platteville.

619 characters remaining.

H. SOCIAL EQUITY

Social Equity *

Describe how the project provides solutions that are inclusive of populations that may be under stress (elderly, under-employed, marginalized communities, historically under-represented groups, etc.) and which are often more fragile and vulnerable to sudden shocks and impacts.

This roadway currently is a public access road providing unrestricted access to anyone needing or wanting to use the roadway. This project will provide the design improvements allowing safe & commuters regardless of age, employment status or other vulnerable p

The application was successfully saved!

682 characters remaining.

Save

I. CONSTRUCTION/RENOVATION PROJECTS ONLY

Save

If this project involves new construction or renovating an existing building, please respond to the following:

a. Please select the type of construction project

-- Select an Option --

b. List the project square footage (new construction & renovation)

c. What is the current property value?

Current property value is determined based on the assessed or appraised value.

d. Does/will the building contain an HVAC system?

-- Select Answer --

e. Is the building in a floodplain?

-- Select Answer --

Save

J. PROJECT BUDGET & FINANCIALS

Save

Please download and complete the Budget/Financial Template with the lead agency information as well as any co-applicants on this application. The Budget/Financial Template is on the DOLA website at:

<https://cdola.colorado.gov/funding-programs/rural-economic-development-initiative>. Please upload the completed Project Budget/Financial in an Excel format and name it <OrganizationBudget.xls. Example: GunnisonCountyBudget.xls

a. Budget/financial upload *

+ Upload

Download

b. Private investment

If applicable, please indicate the amount of private investment in this project. (1,000 character limit)

The application was successfully saved!

The town collected transportation impact fees from Texas Food Products (TFP) during their planning & building permit process. Those impact fees will be used as part of the matching funds for design & engineering project to create a plan for the N Front Street road upgrade in the future.

This road construction upgrade is expected to have a significant price tag. Future impact fees from continued business expansion or development along this corridor will be applied to help offset future construction expenses. As an example, Old Castle Infrastructure is currently considering a significant expansion of their Platteville manufacturing facility in the next two years. Any transportation impact fees from that business expansion permitting will be applied to the corridor improvement costs.

201 characters remaining.

c. How were cost estimates determined? *
(500 character limit)

The Town's professional contract engineering company provided the cost estimates for the N. Front Street design & engineering project.

366 characters remaining.

K. TABOR COMPLIANCE**a. Voter authorization ***

Does the applicant jurisdiction have voter authorization to receive and expend state grants without regard to TABOR spending limits?

Yes

a.1 If yes, please explain

Town of Platteville Ordinance 450. Approved September 5, 1995.

a.2 If no, please respond below

Would receipt of these grant funds, if awarded, result in the local government exceeding revenue limitations, prompting a refund?

-- Select Answer --

b. Affirm local government attorney has confirmed this TABOR statement *

Yes

L. OFFICIAL ACTION

a. Date of official Board, Council or Commission action *

Enter the date that this application was approved for submission to DOLA

02/03/2026

The application was
successfully saved!

The Department of Local Affairs (DOLA) DOLA Divisions, Boards, and Offices

1313 Sherman Street, Suite #518

Division of Housing

Denver, CO, 80203

Division of Local Government

DOLA Email: dola_web@state.co.us

Division of Property Taxation

Board of Assessment Appeals

State Demography Office

Quick Access

[Digital Accessibility Accommodations or Modifications](#)[Rulemaking and Cost-Benefit Analysis Process](#)[IDEA at DOLA](#)[Careers](#)[Public Information Center and Newsroom](#)[Open Records Request](#)[Strategic and Legislative Planning](#)[Fraud Prevention](#)



Agenda Item Cover Sheet

MEETING DATE: February 3, 2026

AGENDA ITEM: DOLA Grant Application

DEPARTMENT: Administration

PRESENTED BY: Troy Renken, Town Manager

SUMMARY

This item was summarized in the previous cover sheet for the REDI grant application as both the REDI and EIAF DOLA grants are being pursued for funding assistance. The DOLA grant is still being worked on by David and Brad but is very similar to the REDI grant application form and is for the same purpose.

FINANCIAL CONSIDERATIONS

Summarized on previous cover sheet.

RECOMMENDED ACTION

Move to approve Resolution 2026-06, A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE APPROVING THE SUBMISSION OF A GRANT APPLICATION TO THE COLORADO DEPARTMENT OF LOCAL AFFAIRS FOR MATCHING FUNDS TO COMPLETE THE DESIGN, ENGINEERING AND CONSTRUCTION DOCUMENTS FOR THE FRONT STREET IMPROVEMENT PROJECT.

ATTACHMENTS

Resolution 2026-06

**TOWN OF PLATTEVILLE
WELD COUNTY, COLORADO
RESOLUTION NO. 2026-06**

A RESOLUTION OF THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE APPROVING THE SUBMISSION OF A GRANT APPLICATION TO THE COLORADO DEPARTMENT OF LOCAL AFFAIRS FOR MATCHING FUNDS TO COMPLETE THE DESIGN, ENGINEERING AND CONSTRUCTION DOCUMENTS FOR THE FRONT STREET IMPROVEMENT PROJECT.

WHEREAS, to comply with new regulations, the Town needs to complete design, engineering and construction documents for the Front Street Improvement Project; and

WHEREAS, the Colorado Department of Local Affairs ("DOLA") manages the Energy and Mineral Impact Assistance Fund (the "EIAF"), which offers grants to political subdivisions impacted by the development, processing, or energy conversion of minerals and mineral fuels; and

WHEREAS, the Town wishes to apply for a grant from the EIAF, in the form attached hereto, to help fund the design, engineering and construction documents required to complete the Front Street Improvement Project, an overview of which is attached hereto as **Exhibit A** and incorporated by this reference.

NOW THEREFORE BE IT RESOLVED BY THE BOARD OF TRUSTEES OF THE TOWN OF PLATTEVILLE, COLORADO AS FOLLOWS:

Section 1. The Board of Trustees hereby authorizes the submission of the attached EIAF grant application to DOLA.

PASSED AND APPROVED this 3rd day of February, 2026.

TOWN OF PLATTEVILLE

Michael Cowper, Mayor

ATTEST:

Danette Schlegel, Town Clerk/Treasurer

Town of Platteville, Colorado
400 Grand Avenue, 80651



Agenda Item Cover Sheet

MEETING DATE: February 3, 2026

AGENDA ITEM: Citizen Advisory Committee Reports

DEPARTMENT: Administrative

PRESENTED BY: Troy Renken, Town Manager

SUMMARY

The Board Liaisons for the four Citizen Advisory Committees will provide reports or updates on what each committee has been working on.

ATTACHMENTS

None

Town of Platteville, Colorado
400 Grand Avenue, 80651



Agenda Item Cover Sheet

MEETING DATE: February 3, 2026

AGENDA ITEM: Town Attorney Report

DEPARTMENT: Administration

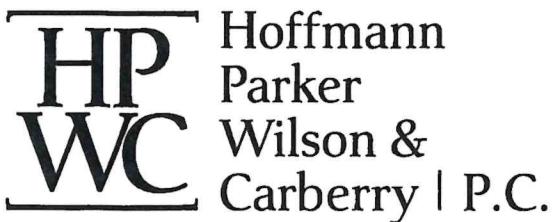
PRESENTED BY: Katie Vera, Town Attorney

SUMMARY

Town Attorney Vera has submitted a written report and will be in attendance during the meeting to address any questions that Board may have.

ATTACHMENTS

Town Attorney Report



Corey Y. Hoffmann
Kendra L. Carberry
Jefferson H. Parker
M. Patrick Wilson
Hilary M. Graham
Kathryn M. Sellars

Of Counsel
J. Matthew Mire
Daniel P. Harvey
Austin P. Flanagan

511 16th Street, Suite 610
Denver, CO 80202-4260
(303) 825-6444

Katharine J. Vera
Elizabeth G. LeBuhn
Austin P. Flanagan
Kunal A. Parikh
Bria I. May
Nicholas A. Hartman
Nathan T. Cash
Tatiana A. Follett
Amanda L. Bruning

TOWN OF PLATTEVILLE
MEMORANDUM

TO: **MAYOR AND BOARD OF TRUSTEES**
TROY RENKEN, TOWN MANAGER

FROM: **KATHARINE J. VERA, TOWN ATTORNEY**

DATE: **JANUARY 29, 2026**

RE: **ATTORNEY REPORT – FEBRUARY 3, 2026 MEETING**

This memorandum provides an overview of the following projects myself and other attorneys at our firm have been working on under the direction of and in cooperation with the Town Manager.

April 2026 Election

We prepared a resolution approving two tax-related ballot questions for the April 2026 Town election. Our office has been working with the Town to ensure compliance with all statutory requirements and deadlines related to the election.

Employee Handbook Update

We assisted the Town with some minor updates to its employee handbook.

Real Weld Metropolitan District Soccer Fields

We continue to work with the Town Manager and the Town's consultants on developing an intergovernmental agreement and other agreements necessary to effectuate the construction, maintenance and operation by the Real Weld Metropolitan District of the soccer fields at the Town's community complex.

Town of Platteville, Colorado
400 Grand Avenue, 80651



Agenda Item Cover Sheet

MEETING DATE: February 3, 2026

AGENDA ITEM: Town Manager Report

DEPARTMENT: Administration

PRESENTED BY: Troy Renken, Town Manager

SUMMARY

Manager Renken has submitted a written report and will be in attendance during the meeting to address any questions that Board may have.

ATTACHMENTS

Manager Report



TOWN OF PLATTEVILLE

Troy Renken

Town Manager

400 Grand Avenue, Platteville, Colorado 80651

970.785.2245 - 970.785.2476 (f)

(trenken@plattevillegov.org)

January 30, 2026

Town Manager's Board of Trustees Report

The upcoming Board meeting agenda has four resolutions with two involving the April Municipal Election and two pursuing DOLA grant funding through two different funding programs to help offset costs for complete engineering documents for Front Street. I've completed the cover sheets to summarize these items but please let me know if you have any further questions prior to the meeting.

This past month was nice and quiet for the most part, but things are starting to pick up with various grants and planning projects being worked on along with multiple group and committee meetings being scheduled. I'm listing the various meetings I have either scheduled or will be attending in February so you have an idea of what my schedule looks like.

- 3rd Economic Development Committee (530pm) and Board meeting (700pm)
- 4th Monthly Historical Society meeting (11:00am)
- 5th Baessler Homes tour of display homes in Evans (1:00pm)
- 9th Walk Audit meeting with Weld County Health Dept (3:00pm)
- 11th Monthly Police Department meeting to discuss yearly Town projects (7:00am)
- 17th Board of Trustees meeting (7:00pm)
- 18th Upstate Colorado Economic Development Annual meeting to showcase TFP Nutrition (4:00pm)
- 19th Annual CIRSA Risk Control Audit (1:00pm)
- 23rd Monthly Senior Advisory Board meeting (10:00am)
- 25th Main Street Program Advisory Board meeting with DOLA staff (10:00am)
- 25th Annual All-Committee meeting at Senior Center (6:00pm)

(On a side note, I'll also be out of the office on two Fridays in February (20th & 27th) traveling to NE and KS to watch my son Andrew play baseball those two weekends for the Dakota College at Bottineau (ND). He's currently listed as the starting 2nd baseman on the team which we're very proud of as you can imagine)

I continue working with our contract planner, Lindsey Wilson, on several planning projects that I'm summarizing for your review.

- The ownership at 8677 SH66 changed last year as Jasper's Dog Boarding left and the property is now an electrical supplier. The Town was involved with this transfer of ownership as the zoning was changed and Lindsey continues working with CDOT to finalize the entrance access change as the east entrance had to be removed and they now share joint access with the owners of 8673 SH66 directly to the east.
- The Town received a Petition for Annexation from the owners at 8673 SH66 that is currently being reviewed. Katie and Lindsey will draft a compliance resolution for the Board to consider next month and then public hearings will be scheduled in April or May for the Planning Commission to consider the zoning and the Board to consider the acceptance of annexation. This will be discussed more when the compliance resolution is presented.

- The property located at 11238 County Road 38, known as **Centennial Estates**, continues to work on a minor subdivision with several site plans for the 40-acre industrial property. The Town's Development Review Committee (David and I along with contract staff of Brad Curtis, Katie Vera and Lindsey Wilson) met with AGPRO Engineering and the owners last month to discuss this process and specially the water requirements for the proposed subdivision. Brad requested that they complete a water study with the Central Weld County Water District to determine what CBT requirements will be needed as the property develops and the study should be completed in the next few months. This property annexed into the Town this past year and the owner, Jose Gonzalez, has been very good to work with and has complied with all requirements so far including removing the large temporary structure, building a new fence and dirt berms to provide sight and sound barriers for the neighbors, and built a new concrete entrance with a grated tracking device to keep the dirt off of CR38.
- David and I were contacted by the management staff at **Oldcastle Precast** regarding a facility expansion they are pursuing. This past year Oldcastle completed the purchase of Frank Stewart's property (Weld LP Gas) that's located directly north of the Oldcastle site that extends north to CR34. Over the years Oldcastle has simply outgrown their site as can be seen by driving down Front Street with hundreds of concrete culverts & pipes stacked around the building. Oldcastle is working on a site plan submittal for Lindsey to review which will involve the construction of an additional building with a much larger storage yard for the concrete culverts.

I'm also working with Lindsey and Mike Scholl (senior planner) on a plan to promote both Platte River Farms and the PEP Commercial Property for development. Lindsey also reviews all planning and development referrals for the Town that come from Weld County and other communities and discusses them with me as needed. We should receive notification soon on the Housing Planning Grant that Lindsey and Mike submitted to complete the Housing Needs Assessment as that is required by the end of this year. Lastly, Lindsey coordinates with Calli Bachand with the EDC to schedule the monthly committee meetings at 5:30pm prior to the first regular Board meeting of the month.

Several other projects I've been working on this past month include:

- Completing a new **Employee Benefit Program** handout to show the employees the various benefits the Town provides. When this is completed I'll share it with the Board as well and will hold an all-employee meeting in March to review it along with the annual Employee Handbook update discussion.
- I contacted Dave Kabela and Ben Brannan about the new **entrance sign design** and am waiting for them to schedule a follow-up meeting to begin working on the final design so construction documents can be developed.
- I'm still working on the **Hazard Mitigation Plan** update as the final draft that was sent out to all of the municipalities had Platteville's and the PGFPD action steps combined. These need to be separated as our needs are different so I'm currently revising the Mitigation Actions for resubmittal and will likely have this ready for Board review and approval during either the Feb 17 or March 3rd meetings.
- Worked with attorney John Sullivan, a special counsel for oil & gas development that was referred to me by Katie, to review a **subsurface easement agreement** that Occidental is requesting for Front Street. Oxy has been approved to drill 8 new wells south of the Bella Hollsteins Dairy in town limits and needs the easement to drill horizontally under our roadway. Once this is ready I'll present it to the Board for consideration.

I'll be available all weekend if you have any questions prior to the Board meeting so please just call my cell phone.



1/28/2026

Troy Renken, Town Manager
Town of Platteville
VIA EMAIL

Re: Town of Platteville Engineering Services and Rates—2026 Update

Dear Troy,

EPS Group, Inc. (EPS Group) is grateful to the Town of Platteville Staff and Board for our decades-long relationship as your Town Engineer. We consider ourselves part of the Town's support system as we thoroughly understand the necessity for all Town departments to operate as efficiently as possible in order to provide its citizens with the services they deserve, assisting with anything from citizen complaints to the planning, design, and construction of multi-year capital projects.

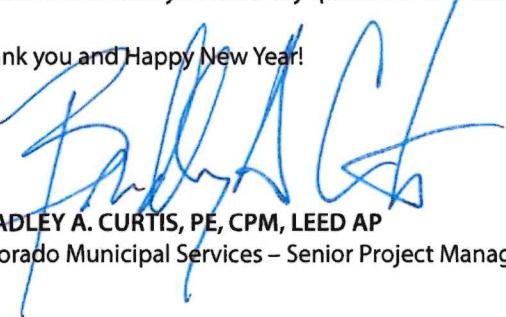
Our long-standing history with the Town serves as an invaluable asset to our partnership as we continue to grow together. As we look back at 2025, we celebrate the success achieved on many levels through our expanded services and strengthened team as EPS Group, Inc.

Over the past 38 years, EPS Group has grown into one of the largest locally owned, multi-disciplinary engineering firms in the Southwest while remaining deeply committed to delivering premium services and maintaining strong client relationships. With nearly 300 employees companywide—including 44 professionals in Northern Colorado, 14 registered civil engineers, and five registered land surveyors—our locally based team is supported by additional personnel and resources in Arizona, allowing us to provide a broad range of value-added services such as development review, flood and drainage, infrastructure and transportation design, utility and assessment services, surveying, field observation, technical support, and landscape architecture. This combination of local ownership, robust in-house expertise, and trusted subconsultant partnerships enables us to efficiently deploy specialized resources as needed to meet the Town's requirements.

Please find our 2026 Rate Sheet attached. The Town's rate structure will continue to have two tiers. The first tier displays discounted hourly rates for work performed directly for the Town. The second tier displays our regular rate schedule for work that the Town passes the cost through to developers or other entities as applicable.

I will continue to be the Town's main point of contact and manager. However, other team members will be included in many of the day-to-day tasks to ensure the Town is getting the best possible care and rate for work performed. Please contact me should you have any questions or comments as you review this information.

Thank you and Happy New Year!


BRADLEY A. CURTIS, PE, CPM, LEED AP
Colorado Municipal Services – Senior Project Manager

820 8th St., Greeley, CO 80631 (Physical)
301 N. Howes St., Suite 100, Fort Collins, CO 80521 (Mailing)
brad.curtis@epsgroupinc.com
970.488.1119

KEY PERSONNEL DEDICATED TO MUNICIPAL SERVICES



BRADLEY CURTIS, PE, CPM, LEED AP

Brad is a Senior Project Manager with over 31 years of experience, which includes ten years as a Public Works Director in local government. Brad's expertise and capabilities provide oversight and guidance into the development, performance, and methodologies of various engineering management aspects requiring close collaboration with clients, consultants and industries. Brad is adept at managing private, public,

and politically sensitive challenges using traditional and innovative methods by collaborating with various staff, organizations, and agencies. He has been responsible for the organization, review, and approval of multiple project assignments with various complexities to ensure compliance with codes, regulations, standards, and applications. Over the years, Brad has been involved in local, State, and Federal collaborative projects, with funding sources from CDOT, DOLA, and FEMA, which received APWA recognition.

Experience

31 years

Education

Bachelor of Science,
Civil Engineering,
University of New Mexico
Certified Public Manager,
University of Colorado-Denver

Registrations

Professional Engineer (Civil)
Colorado, #38674
FEMA ICS 100, 300,
400, 700, 800
LEED Accredited Professional

Affiliations

American Public Works Association
American Society of
Civil Engineers
U.S. Green Building Council



MELANIE FOSLIEN

Melanie is the Engineering Coordinator for EPS Group and has been with the Colorado team since 1997. Melanie's primary responsibility is project coordination and communications liaison with clients and municipalities are among Melanie's assets. She continues to work on the design and construction of a wide variety of projects for both the public and private sectors. These projects include major roadways, sanitary sewer lines, water lines, storm drainage

improvements, and education, commercial, and residential land developments. Melanie is familiar with various civil engineering software programs and applications. In addition, Melanie has a detailed knowledge of the County's development review process.

Experience

29 years

Education

Bachelor of Science,
Civil Engineering,
University of Wyoming
Bachelor of Science,
Business,
University of Wyoming



FRED WEGERT, PE

Fred is a Senior Project Engineer who has worked in the engineering field in Colorado since 1998. His work experience covers commercial, residential, municipal, and stormwater projects for private developers and small towns on the Western Slope. Engineering design experience includes site planning, municipal water distribution, wastewater treatment design, roadway design and grading, earthwork calculations, drainage studies, and site utility design. In the last several years,

Fred transitioned to urban infill and redevelopment projects and has gained knowledge of the local development review process.

Experience

28 years

Education

Bachelor of Science,
Civil Engineering,
Colorado School of Mines

Registrations

Professional Engineer (Civil)
Colorado, #45018

**JUSTIN BEELER, PE, CFM**

Justin is a Senior Project Manager and has 24 years of civil engineering experience in the drainage and flood control field. He has served as drainage technical lead for small- and large-scale studies and design projects, including regional drainage master studies/plans, floodplain delineation studies, residential development projects, and major transportation projects. He has noteworthy experience in the utilization of many drainage computer programs, including FLO-2D, QGIS, HEC-RAS 1D/2D, HEC-1, HEC-RAS, HEC-HMS, and EPA-
SWMM.

Experience

24 years

Education

Bachelor of Science,
Civil Engineering,
Northern Arizona University

Registrations

Professional Engineer (Civil)
Arizona, #43798
Colorado, #0056352
Nevada, #031814

Certified Floodplain Manager,
#04-01048

**MATT TRUITT, PE**

Matt has served as drainage engineer for numerous public infrastructure projects over the past 15 years. He meticulously visualizes how stormwater might flow during a storm event and takes the responsibility of modeling such scenarios seriously. His experience includes roadway drainage designs, and the analysis of washes/floodways for watersheds of up to 120,000 acres. Matt uses the latest in drainage and watershed modeling software, including HEC-1, HEC-RAS, HEC-HMS, HY8, STORM CAD and FLO-2D.

Experience

17 years

Education

Bachelor of Science,
Civil Engineering,
Arizona State University

Registrations

Professional Engineer (Civil)
Arizona, #48287
Colorado, #0052793
Texas, #138296

**ERIC MACEYKO, PE, PTOE**

Eric has more than 24 years of experience in traffic engineering. His expertise focuses primarily on traffic impact studies, traffic signal design, parking studies, round-about analysis, transportation planning, traffic signal analysis, and traffic design projects. Through these work experiences, Eric has developed valuable project management, design, and technical skills, and has gained experience working with nearly every major metropolitan Phoenix and Tucson municipality, as well as Maricopa County, Pinal County, and the Arizona

Department of Transportation (ADOT).

Experience

24 years

Education

Bachelor of Science,
Civil Engineering,
Arizona State University

Registrations

Professional Engineer (Civil)
Arizona, #42629
Colorado, #0067577

Professional Traffic Operations
Engineer
Arizona, #2105



BRANDON SQUIRE, PE

Brandon is the Director of Water Resources and Utility Engineering. With nearly 30 years of extensive experience in technical water system replacement, rehabilitation, and management, Brandon's expertise spans a wide range of water resources engineering disciplines, including water distribution and pumping stations, water storage systems, wastewater collection, lift stations, and wastewater treatment systems. His comprehensive experience encompasses master planning, detailed design, construction management,

and plan review. Having guided numerous projects from inception through to construction and operation, Brandon possesses a deep understanding of the requirements at project stage.

Experience

27 years

Education

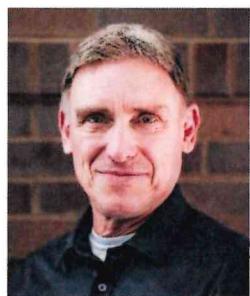
Bachelor of Science, Civil Engineering, University of Arkansas

Registrations

Professional Engineer (Civil) Arizona, #35177

Affiliations

Superintendent of Streets for CFDs (Buckeye, AZ)



ROBERT C. TESSELY, PLS

Bob is a Senior Project Manager and Surveyor with 28 years of experience. During his career, Bob has performed all facets of survey work for boundary, topographic, construction as-built, Cadastral, ALTA, oil and gas, grade certification, ILC, expert witness services, and specialized surveys. He is responsible for the preparation, organization, management, and certification of plat, boundary, and ALTA surveys. Bob works closely with project contractors and clients to effectively meet their demands.

Experience

28 years

Education

Land Surveying and Mapping, Metropolitan State College of Denver and Colorado State University

Registrations

Professional Land Surveyor Colorado, #38470 Arizona, #85265

Affiliations

Professional Land Surveyors of Colorado National Society of Professional Land Surveyors



THAREN HELGERSON, PLS

Tharen is a Project Manager in the Survey Department. Tharen's primary responsibility is project coordination, and communications/liaison with clients. Tharen started his land surveying career in Minnesota's Twin Cities area, followed by 16 years of surveying in Iowa before joining EPS Group. During his career, Tharen has performed all facets of survey work for boundary, topographic, construction, as-built, ALTA, municipal, and specialized surveys. He has worked on numerous survey projects in several different states throughout

his career, including Colorado, Iowa, and Minnesota. Tharen is responsible for the preparation, organization, management, and certification of plat, boundary, and ALTA surveys and works closely with land development managers and Municipal/Public Works on various efforts ranging from easements to development reviews.

Experience

24 years

Education

Bachelor of Science, Agricultural Systems and Technology—Systems Management Option, Iowa State University

Registrations

Professional Land Surveyor Colorado, #38882 Iowa, #18530 Minnesota, #45368



TIM FOLGLONG, PLS

Tim has been in the surveying industry for approximately 20 years. He began his career with Northern immediately following graduation from Colorado State University. Tim started as a Survey Instrument Person and worked his way up, serving as Party Chief, Senior Party Chief, and finally Project Surveyor. Tim is responsible for managing and providing technical advice to survey crews. Tim

additionally calculates and produces points in CAD for crews to use in construction layout and for searching for property boundaries, reviews engineering plans for accuracy before use on projects, and consults with clients and contractors for the progress/scheduling of crews for on time completion of jobs.



TRAVIS KISH

Travis Kish is an experienced Project Surveyor and Aerial Mapping Project Manager with over 23 years in the construction management, land development, surveying and geospatial industries. Over the last 13+ years with Northern Engineering, and now EPS Group Inc., Travis has been involved with numerous projects across Colorado, to include municipal infill and roadway projects, right-of-way mapping and boundary work, as

well as all manner of land surveying and geospatial data collection and processing.

Over the last year and a half, Travis has overseen all of the Colorado based aerial mapping projects, which utilize both manned aircraft as well as sUAS, leveraging LiDAR and Photogrammetry to collect feature rich datasets that help provide precise geospatial solutions for cross-functional teams in support of Land Development, Civil Engineering and Land Surveying in Colorado. Travis is committed to advancing industry standards through the development of cutting-edge aerial mapping techniques and fostering collaborative environments for successful project execution. Certified under the FAA's Part 107 rule as a Professional UAS/Drone Pilot, Travis also has technical knowledge in scratch-building UAS/Drone platforms.



ALEXANDER SALMIN, RLA, ASLA

Alexander has worked in the field of landscape architecture for 12 years and has practiced as a licensed landscape architect since 2019. Throughout his career, he has worked on a multitude of different types of projects including ecological restoration, parks and playgrounds, public sector projects, and commercial development. He now serves as a project manager on a variety of site development projects and helps lead the landscape architecture team.

Experience

21 total years' experience

Education

Bachelor of Science
Landscape Horticulture
Colorado State University

Registrations

Professional Land Surveyor
Colorado, #38730

Experience

23 years

Education

United States UAS, Remote Pilot

Certifications

Certificate No. 4095507
NSPS Certified Survey Technician

Experience

12 years

Education

Bachelor of Science,
Landscape Architecture,
Ball State University (Cum Laude)

Registrations

Professional Landscape Architect
Colorado, #1388

SERVICES PROVIDED

Our in-house capabilities include a variety of engineering and surveying services. For tasks we do not self-perform, we have strong working relationships with local professionals and can contract with them on behalf of the Town or assist the Town in hiring them, should the need arise. Projects completed in Northern Colorado range from site evaluations to operations and maintenance to complex capital projects. The bulleted list below is a sampling of the in-house services we provide as EPS.

- Bid specifications and bidding assistance
- Municipal facilities/parks and recreation
- Construction observation/administration/management
- Municipal street design
- Develop town design criteria
- Pedestrian/Bicycle trail design
- Drainage reports and plans
- Permit/Application reviews
- FEMA floodplain map interpretation
- Photogrammetric/Aerial Mapping
- Floodplain analysis, management, and mitigation
- Resident/Business communications
- Grant assistance and management
- Sanitary sewer collection system design, analysis, and technical support
- Hydrologic, hydraulic storm lines, and drainage channels analyses
- Site development engineering design and review
- Irrigation system design, analysis
- Special/Metropolitan districts
- Local/Regional transportation planning and design
- Stormwater system design and management
- Landscape and streetscape design
- Subcontractor management
- Local, state, and federal project experience
- Survey design, construction, and platting services
- LOMR/CLOMR
- Traffic signal evaluation, design, timing, operation, analysis, and advanced technologies
- Master drainage plans and studies
- Transportation safety programs and safety analysis
- Master/Regional utility plans and studies
- Water system distribution design, analysis, and technical support
- Work with elected boards/city councils



Innovate to Elevate Lives

2026 RATE SHEET

COLORADO REGION—PUBLIC WORKS RATE TABLE 2026

ENGINEERING LABOR TYPE	PT RATE	DC RATE	SURVEY LABOR TYPE	PT RATE	DC RATE
Department Manager/Director	\$280	\$250	Department Manager	\$280	\$250
Senior Project Manager	\$260	\$235	Director	\$280	\$250
Project Manager	\$230	\$205	Senior Project Manager	\$220	\$200
Senior Technical Engineer (PE-4)	\$230	\$205	Project Manager	\$200	\$180
Senior Project Engineer (PE-3)	\$220	\$200	Assistant Project Manager	\$195	\$175
Senior Project Engineer (PE-2)	\$200	\$185	Aerial Mapping Project Manager	\$205	\$185
Project Engineer (PE-1)	\$180	\$160	Aerial Mapping Asst Project Manager	\$190	\$170
Engineering Designer III	\$180	\$160	Project Surveyor	\$190	\$170
Engineering Designer II	\$170	\$155	Associate Surveyor	\$155	\$140
Engineering Designer I	\$160	\$145	Survey Crew (2-person)	\$235	\$210
Engineer In Training	\$155	\$140	Survey Crew (1-person)	\$170	\$155
Senior CAD Operator	\$155	\$140	Senior CAD Tech	\$145	\$130
CAD Operator	\$140	\$125	CAD Tech	\$135	\$120
PLA Senior Project Manager	\$185	\$165	Senior Stereo Compiler	\$115	\$105
PLA Project Manager	\$155	\$140	Stereo Compiler II	\$100	\$90
PLA Landscape Designer II	\$115	\$105			
PLA Graphics Specialist II	\$115	\$105			

ADMINISTRATIVE

PT RATE	DC RATE	PT RATE	DC RATE		
Senior Project Coordinator	\$175	\$160	Administrative Support	\$125	\$115

* PT = Pass Through Rate Projects * DC = Discount Charge Rate Projects

REIMBURSABLE EXPENSES

Expert Witness	1.5 times standard hourly rate
Copies (black & white, 8.5x11–11x17)	\$0.20–\$0.35 per sheet
Copies (color, 8.5x11–11x17)	\$1.50–\$3.00 per sheet
Bond Prints (black & white)	\$0.55 per square foot
Bond Prints (color)	\$9.00 per square foot
Mylar Prints (black & white)	\$4.50 per square foot
Scans	\$6.25 first sheet (\$1.00 each additional sheet)
Digital Media (DVDs/USB Flash Drive)	\$10.50 each
Mileage	Federal Rate

Please note: EPS Group, Inc. and its consultants will be paid for reimbursable expenses incurred in the interest of the project. Reimbursable expenses are actual expenses incurred for the reproduction of documents, services of professional associates and consultants, transportation, lodging, and subsistence. Reimbursable expenses by an outside provider will be invoiced at cost plus 15%.

Billing rates are subject to adjustment on an annual basis. Additional services, hourly tasks, and other work items provided on a time and expense basis will be charged the rates effective when the work is performed.

Town of Platteville, Colorado
400 Grand Avenue, 80651



Agenda Item Cover Sheet

MEETING DATE: February 3, 2026

AGENDA ITEM: Mayor Report

DEPARTMENT: Executive / Legislative

PRESENTED BY: Mike Cowper, Mayor

SUMMARY

Mayor Cowper will update the Board with any & all pertinent information currently at his disposal and will seek comments, questions, and concerns of the Board Members.

ATTACHMENTS

None