April 21, 2020

Evans Park Office/Telephone Conference

I. Call to Order 7:00 pm/Roll Call – JC Cook, Kelly Moffatt, Doug Severinsen, Dondi Connelley Others: Mike Barney/Pledge of Allegiance

II. Approval of Minutes – Regular Meeting March 24, 2020 – Kelly makes a motion to approve the minutes, Doug 2nds.

III. Approval of Agenda – Mike wants to add under other matters, temporary dog park, Kelly wants to add dogs and trash. After these addition, Kelly makes a motion to approve the agenda, Doug 2nds.

IV. Communications to the Board

 -Citizen Comments - none

V. Executive Session – Kelly makes a motion to go into executive session at 7:04pm, for Determine Negotiation Position for Possible Acquisition of Real Property 24-6-402(4)(a) and (e), C.R.S., all in favor. Kelly makes a motion to come out of executive session, Doug 2nds, all in favor. Board comes out of executive session at 7:27pm.

VI. Legislative Matters

 -Kelly makes a motion to allow JC to work with a surveyor to survey the new land acquisition, up to $10,000, Doug 2nds, all in favor.

VII. Continued Business

 -COVID-19 Pandemic Response Plan and Maintenance of District Operations Update – the district is still managing over phone, email. Maintenance is still up and running, everything. Programs and special events have been cancelled, spring soccer has been cancelled. Still hoping to start baseball the 2nd week of May, hopeful, but will update a necessary. Playgrounds are wrapped in caution tape to keep people from using them. Have held off from setting up batting cage, pickle ball nets and new skate ramps to avoid any new attractions to entice people. We are projecting a loss of revenue of $150,000, but expenses will lessen by about $115,000, which is only a projected loss of about $35,000.

 -Project Updates – CJ restrooms, working with the architect, have the design of the building done. Plans are done, JC referred someone to put in a bid, if it’s too high, Mike will continue being a “general contractor” and sub out plumbing and electrical, but do most of it with park employees.

 -Development of the lake – engineer could put 5-7 acre lake with the least amount of dirt work. Use this to calculate how much water we would need to fill and maintain this. Jim Marshall contacted his water engineer to see how much water they can give us.

 -Trail on the new CJ land, it is laid out, flagged, maintenance has mowed it, boy scouts have been taking down a few trees. One of the Eagle Scouts project got cancelled due to the COVID-19 and made a beautiful plaquard for it and wants to do something for the park to use it for, he has taken down some trees. Board has made suggestions of building a bridge or some benches to help with the trail project. Would like to keep the sign in the office so it doesn’t get vandalized with a description of what he has done on the trail to be displayed.

VIII. New Business

 - Signage for Casey Jones Park Expansion - $15,000-20,000 for the sign, plus electricity to get run out to the road. Can explore some solar options. We have a good corner on 17 & 86 now for advertising. Have a high quality sign that we can advertise our programs and have small businesses do some advertising. We could team up with the Chamber and even work with them. We could even have advertising rotate between a few different ones. Higher quality sign, not too pixelated.

 -Designation of Member Representative for Special District Liability Pool – Mike has been the representative in the past and then we need to designate an alternate. Mike will continue to do so.

 -Community Center Project Planning – what would funding and mill levy’s look like. Based on the data in the table, of similar communities, only South Park has a lower mill levy than Elizabeth. South Park does not appear to manage any park sites and all of its programming is centered around its facility. So, while they do have a lower mill levy than Elizabeth, they have a facility that generates sufficient revenues to keep their mill levy low. For 2020, the total property evaluation for the Elizabeth Park and Recreation District is $234,624,409. At the current mill of 2.466, this creates $578,584 in property tax revenues. It is worth noting that the District does also collect a mill levy on Specific Ownership Taxes for things such as vehicle licensure. The District expects to collect $143,784 from these sources, for a total of $722,668 collected in 2020 from tax sources. In order to fund the construction of a community center, the Board may consider asking voters to increase the mill levy the District collects. If the 2020 mill levy was doubled to 4.932, the District would collect an additional $722,668 in tax revenues. For an individual with a home / business value of $350,000, their annual property tax would increase from $863 to $1726. The $722,668 in additional tax revenues could then be used to pay the financing / bond mechanisms used to construct the community center. Based on the same terms of the financing for the recent land purchase, the District could then finance a total construction budget of $9M - $11M over 15 years.

Another option the Board may consider is expanding the District boundaries. This can be done in lieu of or in combination with a mill levy increase to accomplish the same goal or increasing tax revenues. Through expanding the District boundaries, the District will increase the number of homes / businesses that it is collecting taxes from. Further geographical and tax record analysis can be completed to identify the actual areas to strategically focus on for inclusion. In other words, the decision of what areas to add could be directly driven by the amount of additional tax revenues the District desires to add. Any expansion of District boundaries will require the approval of voters within the area to be added to District boundaries. It should be noted that elected officials and staff with Elbert County have expressed support for this approach, albeit not specifically in relation to a proposed community center project.

Another option will be to continue to explore the grant options. BUT, GoCo does not fund rec centers and they only grant $350,000.

IX. Report of Administrator and Staff

 -Budget Report – $13,000 worth of legal expenses not budgeted that was incurred by the purchase of the land. (will be on April report). Mike suggests we pay this out of the capital fund since it has to do with property, have an extra $50,000 since we will only be making one land payment this year. Another increase has to do with the audit for 2019, switched auditors this year, the costs are going to be closer to the $16,700 amount rather than the $11,000. Have $700,000 in the bank right now.

 -Maintenance Report – fields aerated, over seeded, field maintenance. cutting trails, removing trees, and normal maintenance.

 -Programs Report – sadly no events to report on. Rebecca has thought about putting some online fitness programs together. Kids can report back to earn a prize.

X. Other Matters – Mike wants to know our thoughts on a temporary dog park where the parking usually is for the parking area. Have had issues with dog waste, have added waste stations and signs. Mike wanted to know the boards thoughts on this. Kelly was surprised when he went to the Frisbee golf course with the amount of dog poop on the trail, dogs unleashed, and maybe this dog park would help with this. Maybe add some more signs about the dogs on leash and pick up the poop.

 -Kelly wanted to talk about the trash, the dumpsters were over filled and looks like most of the trash is not the parks trash. Kelly suggested putting locks on them to keep that from happening.

 -JC wanted to propose a small water feature outside of the Evans Park Office, something that maintenance could do, would just need some supplies. Mikes concern is with kids playing in it or damaging it, throwing dirt/gravel in it. We can find a place or come up with more ideas.

XI. Adjournment – Kelly makes a motion to adjourn at 9:01pm, Doug 2nds.