

Kimple, an outspoken resident who is the de facto representative for the Promontory Pointe development. Both of these nominations came without a motion. Rivera recommended that the board make a motion to nominate one of the candidates. Trustee Jim Romanello wasted no time in nominating Schoening. Both Stephens and LaKind voted against the nomination.

Public Works recognizes

Rathburn as an exemplary employee

Rob Rathburn, a Public Works supervisor who has been with the town for 35 years, was recognized by the board. Before his work for Monument, he served in the U.S. Marine Corps. Mayor Wilson said it is a blessing to have an employee like Rathburn, who has received numerous letters from residents touting his professionalism over the years. Public Works Director Tom Tharish thanked him for all his work.

Design of new Public Works facility; small parcel approved

The board approved a change order to the existing contract for the Public Works building expansion. D2C Architects is contracted to provide design and engineering for the new building. After purchasing a building at 259 Beacon Lite Road, Public Works realized the new space will need to be reworked and so asked for \$75,000 extra so that D2C Architects could redesign the new space as well.

The board also consented to purchase a small piece of land adjacent to the well redrill that happened along Beacon Lite Road. Well 3 had to be redrilled, and by state statute the new well must be within 200 feet of the original. "This created an issue for the town, as all the land they own has buried utility lines," according to the board packet. An easement was created with Porchlight Properties, the owner of the property adjacent to the original well. The in-kind exchange means no town funds were used for the purchase. The owner wishes to have roadway access, but their parcel is landlocked.

The well has been completely outfitted. The next step is to install the new pump and motor.

The request was unanimously approved.

Public comments

Resident Barbara Kennet asked the board to reconsider the minutes from the previous meeting because they didn't match a full transcript of what was said.

Town Clerk Laura Hogan explained that the meeting minutes do not need to reflect word for word comments during a meeting. For a full transcript of the meeting, Hogan directed Kennet to the town's YouTube channel where all meetings can be watched.

Resident Steve King thanked Planning Director Meggan Herrington for her communication with the public during the recent Conexus Commercial Metropolitan District service plan review by the board at its Aug. 16 meeting. King said of the potential industrial facility that was planned, or "last mile fulfillment centers" as he called them, would have a negative effect on the community. See <https://ocn.me/v21n9.htm#mbot0816>.

Kimple spoke of an upcoming emergency evacuation drill and wondered when the emergency plan would be created for the east side of I-25.

Board comments

Stephens said he was concerned along with the citizens regarding building heights of 90 feet being allowed in zoning. Stephens said this came to his attention at the last meeting, although he attended the June 7 meeting and approved the recent zoning update in which this stipulation was included. No members of the board questioned the building height at that time. See <https://ocn.me/v21n7.htm#mbot0607>.

The meeting adjourned at 8:27 p.m.

The Monument Board of Trustees usually meets at 6:30 p.m. on the first and third Mondays of each month at Monument Town Hall, 645 Beacon Lite Road. The next regular meeting is scheduled for Oct. 4. Call 719-884-8014 or see www.townofmonument.org for information. To see upcoming agendas and complete board packets

for BOT or to download audio recordings of past meetings, see <http://monumenttownco.minute-sondemand.com> and click on Board of Trustees.

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Monument Planning Commission, Sept. 8

Final plats for Home Place Ranch and Sanctuary Pointe filings approved

By Kate Pangelinan

The Monument Planning Commission (PC) took two votes at its Sept. 8 meeting: one considering final plats for Home Place Ranch Filings 1 and 2 and another for Sanctuary Pointe Filing No. 10 Final Plat. Motions to approve recommendation of these final plats to the Board of Trustees (BOT) passed unanimously.

This meeting was attended by Monument's new planning director, Meggan Herrington, as well as Planner Debbie Flynn and Planning Technician Theresa Rust. In attendance on the Planning Commission itself were Chairman Chris Wilhelmi, Vice Chairman Sean White, and Commissioners Daniel Ours and Martin Trujillo.

Information and relevant links

- This article was written with assistance from the meeting packets available online and a draft of the meeting's minutes provided by town staff upon request.
- These minutes will later be presented to the PC, and—once they're approved—posted with other pertinent documents on monumenttownco.documents-on-demand.com.
- Please see that site for PC and BOT agendas and meeting packets.
- Many PC meetings are available to watch in their entirety on the town's YouTube page at youtube.com/channel/UCdFLo8UcQzFfdkio5jT6GDA. Citizens may find it easier to search for "Town of Monument" or "Monument Planning Commission" in YouTube's search bar. The Sept. 8 meeting is not avail-

able on YouTube.

- According to the town's website, Planning staff can be contacted by calling 719-481-2954 or sending an email to planning@tomgov.org.

Home Place Ranch Filing 1 and 2 Final Plats

Information about the Home Place Ranch Filing 1 and 2 Final Plats was presented by Planner Debbie Flynn, followed by another presentation from the applicant. Representing the applicant were Phil Stuepfert and Ken Huhn of HR Green Inc., along with Vanessa Amoroso serving as legal counsel for Challenger Homes.

- Filings 1 and 2 are part of Phase 1 for Home Place Ranch. Filing 1 is 22.3 acres, and Filing 2 is 16.6 acres.
- According to the meeting packet, Filing 1 "includes ... East Lost Pines Drive, Sanctuary Rim Drive, Limbaugh Canyon Loop, Monument Rock Court, Talons Bluff Lane, and Gleneagle Drive," as well as "75 single-family detached lots." "Approximately 29.86% of the total land area" will be used for tracts. Filing No. 1's "lots range from 4,467 square feet to 10,555 square feet."
- According to the meeting packet, Filing No. 2 "includes East Lost Pines Drive, West Lost Pines Drive, Cattle Creek Court, Basset Mill Way, and Limbach Court, 67 single-family detached lots, and two tracts," with those tracts comprising 17.62% of the space. Filing No. 2's "lots range in size from 5,292 square feet to 10,437 square feet."




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