

of state supplementary funding to previous levels.

Michaela Smith, Lewis-Palmer High School's senior class president who is the D-38 nonvoting student representative on the Board of Trustees for the fall semester, gave a testimonial on the quality of her D-38 education compared to that at her previous school district before moving to Monument, emphasizing the help she has received in math lab. She noted a number of these benefits that her younger sister will not be able to receive at the school.

Board comments

Mayor Travis Easton noted that he was participating in countywide discussions regarding stormwater control and management.

Financial reports

Town Treasurer Monica Harder reported five disbursements over \$5,000:

- \$143,585 to Triview Metropolitan District for July sales tax (\$134,922), August motor vehicle tax (\$8,488), and August Pikes Peak Regional Building Department sales tax (\$175).
- \$75,280 for a semi-annual loan payment to the Colorado Water Resources and Power Development Authority for 1997 water revenue bonds.
- \$5,034 to Trystar Inc. for a backup generator hookup assembly for the town's water system booster pump station.
- \$9,826 to Forsgren Associates Inc. for engineering work for the town's water master plan.
- \$6,839 to Jacobs Engineering Group Inc. for design work for the town's downtown sidewalk project.

Some of the items Harder noted in her July financial report were:

- General fund revenues were more than budgeted by 3.3 percent or \$86,000.
- General fund expenditures were less than budgeted by 11.8 percent or \$298,000.
- General fund net revenues were more than budgeted by \$384,000.
- Water fund revenues were less than budgeted by 35.7 percent or \$303,000.
- Water fund expenditures were less than budgeted by 17 percent or \$128,000.
- Water fund net revenues were less than budgeted by \$175,000.
- Total town net funds increased by \$65,409 to \$794,561.
- Total net sales tax revenues through July were more than budgeted by 5.3 percent or \$85,000.

Staff reports

Some of the items that Town Manager Smith reported were:

- Madeline VanDenHoek had been hired on Sept. 9 to serve as community liaison, grant writer, social media contact, and executive assistant for the staff directors.
- The first meeting of the regional water reuse study committee will be held on Oct. 3. Triview has decided not to participate with the town and Donala and Woodmoor Water and Sanitation Districts on developing local reuse projects.
- The staff is doing a parks inventory for the entire town, including Triview Metropolitan District, and will develop a five-year parks improvement plan from this inventory.
- A legal claim filed against the town regarding the town's prohibition of recreational marijuana businesses will be handled by the chief legal counsel of CIRSA, the town's insurance company.
- Roof repairs and floor replacement in the main meeting room of the town's former town hall building, currently leased to Tri-Lakes Monument Fire Protection District, will be included in the 2014 budget.
- The town will hold its first business breakfasts in October to "unveil" new programs of the Community

Development Fund.

Some of the items Tom Kassawara, director of Development Services, reported on were:

- The Monument Board of Adjustment denied a variance request for 595 Woodmoor Acres Drive that would have allowed back deck steps to encroach into a required setback area, by a 2-1 vote on Sept. 5.
- Seven single-family land use permits were issued in August (four were in Triview) for a year-to-date total of 58 (44 were in Triview.)
- A downtown sidewalks project open house was held with about 20 business owners in attendance so they could ask questions of the town staff and consulting engineers of Jacobs Engineering. No objections were made to the project as presented. A few attendees requested more sidewalks than can be built with available grant money.
- Paving improvements to the intersection of Jackson Creek Parkway and Higby Road have been successfully completed.
- A contractor will begin work on completing the remaining required landscaping in Village Center at Highway 105 and Knollwood Drive using funds deposited in a town escrow account by the developer.

Some of the items Public Works Director Tom Tharnish reported on were:

- Expansion of the Limbach Park irrigation system has been completed.
- The contractor for the Second Street tree project has stated that he will replace the dead trees, but that had not yet occurred.
- The Colorado State University Extension Office is conducting a town tree inventory to help plan for management of town parks and public spaces as well as funding requirements.
- Water demand was 20.1 percent less in August than in 2012—3.56 million gallons less.
- A new emphasis has begun to reduce the number of unpaid water bills and delinquent accounts to minimize the revenue shortfall in the water enterprise fund.

Some of the items Police Chief Jake Shirk reported were:

- Two people were arrested and charged with numerous felonies in connection with the burglary of the Chapala Plaza office building.
- Officer Sam Griebel resigned to take a position with the Marijuana Enforcement Division of the state Department of Revenue. Shirk offered his congratulations and wished the best of luck to her.

The meeting adjourned at 7:45 p.m.

The next meeting will be held at 6:30 p.m. Oct. 7 at Town Hall, 645 Beacon Lite Road. Meetings are normally held on the first and third Monday of the month. Information: www.townofmonument.org/meetings/board-of-trustees/ or 884-8017.

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Monument Planning Commission, Sept. 11

Smaller side setbacks approved for Promontory Pointe lots

By Kate Wetterer

On Sept. 11, the Monument Planning Commission approved Major Amendment 3 to the Promontory Pointe Planned Development (PD) site plan that would decrease the lots' side yard setbacks from a minimum of 10 feet to 7.6 feet while maintaining the existing minimum separation of 15 feet between houses for some lots in the Classic Homes' Promontory Pointe development at Baptist Road and Gleneagle Drive. The amendment passed 6-1.

Only 75 lots east of Gleneagle Drive would be affected by this amendment. The minimum 18-foot front and rear setbacks on each lot would not be altered. The lots would be intended to contain houses of identical size to the original models, and this amendment was drafted largely to allow greater freedom when it comes to house design. The goal seems to be to allow more housing choices for customers.

Classic stated that this amendment was intended to be included with the second of the prior two PD site plan amendments but was postponed until Sept. 11. The Planning Commission's recommendation will be forwarded to the Board of Trustees for the board's hearing on Major Amendment 3.

Some Monument citizens voiced concerns at the meeting, primarily regarding how this side yard reduction would affect the neighborhood aesthetically and how views and existing property values might suffer due to creation of the proposed additional lots. People also discussed potential drainage issues and reservations about the way lots have been leveled.

The Planning Commission was unable to take action to address any of the flooding concerns at this time because it can only vote on whether to accept or reject particular planning requests. But the commissioners advised citizens to contact commission representatives should they want to discuss changes in Monument or have their voice heard. A meeting was arranged for the benefit of those in opposition.

The next Monument Planning Commission meeting is scheduled for Oct. 9 at 6:30 p.m. at Monument Town Hall, 645 Beacon Lite Rd. Meetings are normally held on the second Wednesday of the month. Information: 884-8017 or <http://www.townofmonument.org/meetings/>

Kate Wetterer can be reached at katewetterer@ocn.me.

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