

**ACTION MINUTES
TRANSPORTATION ADVISORY BOARD
July 27, 2009**

The meeting of the Transportation Advisory Board was called to order by Board Vice-Chair Hodges at 6:05 p.m. in the Twin Sister's Conference Room in the Development Services Center.

1. ROLL CALL

Board members present were: Gary Hodges, Buzz Feldman, and Baldwin Ranson. Veronica Sommers and Casey Jones were absent.

City staff present were: Bob Ball, Phil Greenwald and Nick Wolfrum. Council Liaison, Gabe Santos, was also present.

2. APPROVE MINUTES OF PRECEDING MEETING – Baldwin Ranson made a motion to approve the minutes of the June 22, 2009 TAB meeting. Gary Hodges seconded the motion. Passed unanimously.

3. COMMUNICATIONS FROM STAFF

There was none.

4. PUBLIC INVITED TO BE HEARD

No public was present.

5. OLD BUSINESS

Potential November 2009 Ballot Issue – Street fund Sales Tax Extension - At the July 28, 2009 meeting, City Council is being asked to make a decision on whether to include an item for the extension of the existing ¾ cent Street Fund Sales and Use Tax on the November, 2009 ballot. The existing five-year extension of the Street Funds Sales Tax is scheduled to expire on December 31, 2011.

Previously, TAB recommended to City Council wording for a question on this item that was included on the 2009 Customer Satisfaction Survey. The response to that question and the same data from the 2005 Customer Satisfaction Survey and the 2005 election were provided to the TAB members.

In order to place this on the Boulder County Election Ballot for November 2009, Council needs to approve an Ordinance at their August 11, 2009 Meeting. Options that the TAB could choose to recommend to City Council include:

1. Recommend that the Council direct staff to prepare an ordinance to place the extension of the existing ¾ cent Street Fund sales and use tax on the November 2009 Ballot for a five-year, ten-year, or permanent extension.
2. Recommend that Council wait until 2010 to ask Longmont voters to consider extending the existing ¾ cent Street Fund sales and use tax.

Staff is recommending to City Council that they move forward with Option 1 and place this on the 2009 Ballot for either a five-year, ten-year extension, or permanent extension.

Nick Wolfrum gave a presentation.

Discussion

In general, the public is not as willing to support a tax that isn't earmarked for specific things.

With the state of the current budget, the City funds other things outside of core support functions (fire, police, and library) that could be eliminated.

A large percentage of the money collected through the sales tax is paid out to the private sector for contract work and materials.

If this is a reasonable policy, why isn't the tax permanent...we'll always need streets.

Citizens hesitate to vote for permanent taxes.

In 2005, the Citizen Satisfaction Survey reflected 76% supported the five-year extension and when the ballots came in, it was 58%.

If the ballot doesn't pass this year, there's always next year to try again.

Baldwin Ranson made a motion urging City Council to support a 10-year extension for the Street Funds Sales Tax. Buzz Feldman seconded the motion. Passed 2 – 1 with Gary Hodges opposing. Gary prefers a five-year extension.

6. NEW BUSINESS

Ward Annexation – This property is within the West St. Vrain neighborhood planning area of the Longmont Planning Area (LPA) and is currently designated as industrial/economic development on the Longmont Area Comprehensive Plan (LACP). Nelson Road is a designated arterial street. The property is within the Airport Influence Zone.

Ward Landscaping has submitted an application for annexation of a 17 acre parcel located at 9165 Nelson Road. City Council approved a referral for this property in May of 2007. A formal application was submitted to the City in August of 2007. The initial application included the development of office and retail on the front part of the property with either Commercial or BLI zoning, while retaining the back part of the site for the existing businesses and zoning that parcel PUD-I. The three single family homes east of the site were also included in the initial application. Since the initial submittal in 2007, the development intent has changed in lieu of the economic climate. The applicant has modified the application to pursue annexation with the intent of keeping the existing businesses on site with no new development. The applicant has requested that platting and site plan review be deferred until future development on the property occurs. Leaving the site as is without any major site improvements will limit the imposition of infrastructure costs typically required by a public improvement agreement at the time of platting and subsequent development. The three homes to the east are no longer part of the application as it would be cost prohibitive for them to hook into City services, as Ward Landscaping has agreed to do if the application is approved with the revisions noted above.

Staff went back to the City Council in March of 2009 to review the changes to the application and verify that Council was amenable to the revised application moving forward. Council directed staff to continue processing the application and bring it forward to the Planning and Zoning Commission for review and recommendation in a timely fashion.

Based on staff direction, the revised application requests that the Ward site be annexed in its current state with BLI (business light industrial) zoning. The zoning designation request is consistent with the

other annexed properties in the immediate vicinity and is consistent with the industrial/economic development land use designation on the LACP. The property owner Ward wishes to maintain their current businesses on the property. The businesses combined currently employ 75 people.

An annexation agreement will be drafted for consideration by the City Council which will allow the current businesses, Ward Landscaping, Ward Nursery, and Ward Electric to continue on site for a limited duration of time as determined by the applicant and City Council. The current uses on site would be annexed under the BLI zoning designation as illegal nonconforming uses. The annexation agreement will include language prohibiting expansion of the current businesses on site and the agreement will stipulate that future uses must comply with the BLI zoning district or rezone the property to meet future market demands. The agreement will also include a mutually agreed upon schedule by which the current uses will vacate the property in order to facilitate future development. The applicant has agreed to pursue annexation with the revisions noted. Further negotiation regarding the annexation agreement language will take place prior to the agreement moving forward to City Council.

Boulder County has a current zoning violation action pending on the site. The applicant was notified in 2005 that the landscape maintenance business on site was not allowed in the Agricultural zoning district. The nursery portion of the business, however, is allowed under the Agricultural zoning designation. At the time of initial notification in 2005 by Boulder County of the violation, the property was not contiguous to the city limits and therefore could not pursue annexation. However, with the annexation of the property to the west in 2007, (which began in 2005) the property owner was able to begin pursuing annexation to the City of Longmont in 2007. Boulder County continues to monitor the situation and should the City of Longmont not annex the site, Boulder County will proceed with zoning enforcement and it is likely that only the nursery business would likely be allowed to remain at this location.

Phil Greenwald gave a presentation on this item. There are no transportation impacts.

Discussion

Will this be a light-industrial park? Yes, it will be Business Light Industrial (BLI) Zoning; the same zoning as for a lot of business parks in Longmont such as the Maxtor site

Will there be much traffic generated compared to Home Depot? BLI Zoning is applied to areas such as the restaurants on Clover Basin Drive and hotel sites. This zoning covers a very broad category and the traffic generated will be business supportive so there will be an impact.

The traffic light that will eventually be installed on Hover will it be at the existing driveway that comes out north of Home Depot? No, the light will be installed further north from that driveway.

Baldwin Ranson made a motion to recommend approval of the Ward Annexation as presented by staff. Gary Hodges seconded the motion. Passed unanimously.

7. COMMENTS FROM BOARD MEMBERS

Boston Avenue Open House (Buzz Feldman) – Will be held at the Library on August 5. The public meetings are held before presenting this item to the TAB so that suggestions/comments can be incorporated into the presentation. The Boston Avenue Project will be an addition of a road through primarily commercial/industrial areas and could help alleviate traffic on some local roads.

Kimbark Street Resurfacing (Baldwin Ranson) – Will Kimbark Street be resurfaced this week? No paving will take place on Thursday and Friday on Emery Street. Kimbark Street will follow.

Ride Share Software (Gary Hodges) – Gary recently attended a ride share software service company meeting for carpooling matching. The company requires a three-year contract at a \$10,000/year fee. If you are interested in carpooling, you search an on-line data base for a match. Gary will utilize this service through the university and will report back. It will be interesting to follow this new trend in the upcoming year. Carpooling is good, in theory, but difficult to stick with.

8. COMMENTS FROM CITY COUNCIL LIAISON

Main Street Closings – When Main Street is closed for events (not so much for parades) cars are buses are diverted onto Coffman Street; it creates an awkward and dangerous situation trying to travel through the area. There's got to be a better way to divert traffic. Maybe RTD needs brought into the planning process. Staff will continue to evaluate the situation looking for ways to improve.

The meeting was adjourned at 7:10 p.m.