

**Town of Lyons, Colorado
Board of Trustees
BOT Agenda Cover Sheet
Agenda Item No: Workshop
Meeting Date: January 16, 2018**

TO: Mayor Sullivan and Members of the Board of Trustees
FROM: Paul Glasgow
DATE: January 11, 2018 (prepared for January 16, 2018 meeting)
ITEM: Information

ORDINANCE
 MOTION / RESOLUTION
 INFORMATION

- I. **REQUEST OR ISSUE:** Request that the Town Board approve the selected Proposal and Merten Development, LLC and General Development, LLC (the Consultant) and allow the Town Staff to work with Consultant to develop a contract for the redevelopment of Lyons Village East, the former Longmont Water Treatment Plant.
- II. **RECOMMENDED ACTION / NEXT STEPS:** The Board will have an opportunity to give Staff direction during the general business portion of the Tuesday, January 16th Board of Trustees meeting. If the Board gives Staff direction to work with the selected consultant, the Staff and the Consultant will develop a draft contract for approval by the board at a date to be determined.
- III. **FISCAL IMPACTS:** The purchase price for the property is to be determined. The Town purchased the property with money from an enterprise fund and has a fiduciary responsibility to reimburse that fund.
- IV. **BACKGROUND INFORMATION:** After soliciting proposals for redevelopment of the Water Treatment Plant, the Town received two proposals. Although neither of the proposals was entirely complete, one was substantially complete both proposals are in the Board packet. The Greens proposal was substantially complete. The Green proposal fit with many of the ideas for the Eastern Corridor and fit well with other town plans. After evaluating proposals and the option to solicit additional proposals, the selection committee decided to interview the selected consultant. At that meeting the Greens team filled in some of the missing information from the proposal and selection committee gained further confidence in the "Greens proposal and team. After the interview the selection committee proposed that the Staff recommend the Green team to the Board of Trustees. The Consultant is preparing a powerpoint for the workshop to help fill in missing elements in their proposal.

V. **LEGAL ISSUES:** Probably too many to determine at this stage but they include getting utilities to the Eastern Corridor, floodplain mitigation, CDOT access, etc.

VI. **CONFLICTS OR ENVIRONMENTAL ISSUES:** N/A.

VII. **SUMMARY AND ALTERNATIVES:** The Board of Trustees has the following options

(1) Authorize the Town Staff to work with the Donna Martin Inc. Team and pursue options for the developer to pursue a contract

(2) Deny payment of any portion of the requested amount.

a. **PROPOSED MOTION:** "I MOVE TO ALLOW STAFF TO DEVELOP A DRAFT CONTRACT WITH THE SELECTED CONSULTANT THAT WILL BE BROUGHT TO THE BOARD FOR APPROVAL AT A DATE TO BE DETERMINED."

Attachments:

1. Lyons Village East RFP
2. The Greens Proposal
3. (not attached, the consultant will be presenting via a power point)