

**Town of Nunn**  
**Marijuana Licensing Authority/Work Session**  
October 02, 2021  
9:00 a.m.

**TOWN OF NUNN**  
**MARIJUANA LICENSING AUTHORITY**  
**9:00 a.m.**

**Checklist for Local Licensing Application for NOCO LLC, dba as Snaxland (Gino Rodrigues)**

**1. Approval for State of Colorado Processing to pursue future Local License**

Overview was presented by Gino Rodrigues (representative) for Snaxland in regards to Marijuana Licensing at the Varra Industrial Park location.

Vote for application for special use will take place on October 21, 2021 during the board meeting.

**WORK SESSION**

9:20 a.m.

**A STUDY SESSION OF THE TOWN BOARD, WHICH IS OPEN TO THE  
PUBLIC AT THE NUNN COMMUNITY CENTER BOARD MEETING ROOM**

**Pledge of Allegiance**

**Roll Call:**

Mayor Tinsley  
Trustee Moon  
Trustee Frederiksen  
Trustee Wright  
Trustee Amen

**Absent:**

Trustee Cable  
Trustee Sorensen

**1. Nunn Days Update:**

**Trustee Jennifer Moon:**

It was successful and we did end up ahead  
The kid's zone was very popular- Thank you to Stephanie for organizing it  
Car show ended up with 26 cars  
Next year the planning will start earlier  
The committee will keep meeting for future events and it will be posted to let everyone know

**2. Emergency Planning:**

**Trustee Sue Frederiksen:**

The town tornado shelter is currently in the basement at the Town Hall and has 7 steps to get down to with windows. I would like to possibly look into an above ground tornado shelter with the help of a 75/25-grant through Weld County meaning the grant would cover 75% of the cost and we would be responsible for 25% of the cost. We

are currently discussing where it should be placed but possibly out behind of Town Hall or have several small ones throughout the town but access would be a possible issue. Over the last 10 years that I've been in charge of this, it seems the main **residents** that use the tornado shelter are from the trailer park area. So maybe a grant for sirens or emergency awareness should be put ahead of the shelter at this point.

Chief Joel Smith:

Estimate of an above ground shelter would be approx. \$120,000.00 and it would hold around 20 people. However, this does not include electricity or anything like that.

Trustee Jennifer Moon:

We need to look at the sirens that we have in town because the east side can't always hear the sirens. Can we also look into a grant for that? I think the warnings need to be addressed first so that residents know what is going on. I think we need to possibly organize a town meeting to get more volunteers involved for when we do have an emergency, then we can have more help. Relying on one person to oversee an emergency is a lot to expect.

Chief Joel Smith:

The sirens were discussed. The old siren on the tower has been looked at and will need to be replaced/updated.

**3. Review Bid for Maguire Iron for Seal replacement on old Water Tower:**

**-Expansion Joint-** Replacement and install of 8-inch stainless steel Bellows style expansion joint – This will be placed at the top of the riser pipe just under the belly of the water tank. Cost of this is \$17,500.00 plus applicable sales, excise and/or use tax.

Vote on the Maguire Iron estimate will take place on October 21, 2021 during the board meeting.

**4. Updates for Willies Diesel Property: (Letter from Judith Hobart)**

1. Café

- The East and South side of the café siding is off. We are waiting for new windows. Delivery is a month out.
- The West and North side of the café will be sided to match later.

2. Willies Diesel

- The Town of Nunn wanted a fence put up and this has been done.
- All windows in the front and south side have been replaced. The windows on the west side will be done by October 15, 2021. This also depends on the weather.
- Repair to the north west corner (stucco siding) and repainting all the building will be done as soon as the contractor can work us in the schedule and this is also depending on the weather.
- We also have an engineer coming to look the building over by the end of November.

Compliance of property and legality was discussed with the mayor, board members and Russ Weber- Safebuilt. A consensus from all was made that it now needs to be communicated through legal counsel and will be proceeded as such.

**5. Varra Industrial Park Restroom Requirements:**

Nick Varra- Owner

All of the canvas buildings are now requiring bathrooms; however, they are not offices and they don't have any heat. They are all pretty much being used for storage. I am asking the board to make a decision that if I need to have bathrooms, can we put port-o-lets there instead.

Russ Weber- SafeBuilt

When the buildings were first put up, they would have required restrooms and water if protocol was followed in the beginning. Because it's an S1 occupancy, it is required to have a bathroom. SafeBuilt's concern is that the Town has adopted the codes and we need to comply with them.

Questions:

Trustee Jennifer Moon:

These were originally set up as temporary structures. It has been 3-4 years. What was your view on a temporary structure?

Nick Varra:

We are going through the permit process to make them non-temporary now. But adding a bathroom to a non-unit structure with no heat I feel is a bad idea no matter who the tenant is.

Trustee Sue Frederiksen:

Throughout the day, how many people are in and out of the sites?

Nick Varra:

About 8-9 throughout the day

Trustee Jordan Cable:

What are they currently doing for facilities?

Nick Varra:

There are 3-4 porta-o-lets currently up there right now

Trustee Jennifer Moon:

Russ, do you have any other suggestions at this point?

Russ Weber:

Right now, there is exception stating there has to be at least one (1) compliant facility within 500 feet. So, it's really stretching it because you have individual property lines. The exception is really intended for one large property. Also, the code for the Town states that the Board is only the Board of appeals. The board cannot make a determination on the code or wave a code.

Nick Varra:

Is a port-o-let considered a bathroom?

Russ Weber:

No. A bathroom is defined as a personal area with a water source. For a commercial water source, you could have a well or storage tank.

Trustee Jennifer Moon:

Can I ask that you look into possibly looking into doing a well or a storage tank with a compost style toilet and creating a bathroom without having to run water to it? A port-o-let is not an allowable permanent solution. Ultimately, it does have to be something that is legal to the code.

**6. Police Department Update:**

Trustee Jordan Cable:

1. We had an interview process and have offered a conditional job offer to 2 different candidates. These are now in the psychiatric background check which could take 2-4 weeks. Once they are back and cleared, it's about a week to get updated with equipment. Then they will start field training. We do have one other perspective who is going through their post certification and that will take a couple weeks to hear back.

2. IT- We are needing an adobe suite- right now we are scanning and does not allow modifications. This will be brought up at the next Police Committee meeting which is Thursday, November 14, 2021 at 6:00 p.m.
3. Vehicles- The 2014 vehicle has blown engine will be going to Loveland and stripped of everything in it. It has too many miles and is past its life cycle as an emergency vehicle. We will then be taking the 2020 hybrid and will be outfitted with the items out of the 2014. And the 2020 non-hybrid will be getting the things needed. We don't have a price yet but will be within the budget that was outlined for the year with the vehicles.

4. Letter written from Trustee Jordan Cable:

There is something I would like to address not only as a member of the board but also as member of the community. In June of 2013, I was subject to an arrest by the Fort Collins Police Services for a misdemeanor offense. I was charged with one count of criminal mischief and harassment with DV enhancement. This is a common arrest when a person is in a relationship with a subject. At the time, my ex-girlfriend's roommate thought I was a burglar when I was trying to get a ride home. Never the less I was brought before the Larimer County District Attorney in which they dismissed the harassment charge and the criminal mischief was later dismissed by honorable Judge Carmen. It was determined that I did not cause any harm and I had successfully showed that I was of sound mind and judgement and not guilty of domestic violence. We all agreed that this was a wrong time, wrong place situation. The most important key take-away for me telling you this is that I take full responsibility being in the wrong place at the wrong time and any action that put me there. I learned some valuable lessons that night and days that followed. Some lessons and events that not only made me a better person but also helped my community. I became the co-founder of 2 veteran non-profits. One of which worked with the 8<sup>th</sup> Judicial District on possibilities of forming veterans court. One with veteran services for the county. I've also formed an amazing relationship with the Fort Collins Police Services over the years that I continue to live in Fort Collins. Even working out with arresting officer for many days talking out how to better serve our community and interpretations of the laws I worked on my degree. My non-profit work also opened many doors. One of which was couples counseling for veterans and their spouses. Nancy and I work with the Cheyenne VA often teaching Veterans about their responsibly and vulnerability in relationships. This has helped me form an amazing bond not only with the wife but with the community that surrounds us. It has been an honor to serve. However, recently in the past few weeks, there has been an attack directed at me. 2 fake Facebook accounts posted that I was a woman beater seeking refuge in the town government. Others have fueled the fire with slander and lies. I want to make it clear that all charges were dismissed and I have a copy of my record if anyone wants to look at it. And that I have never laid a hand on a woman. This was a malicious false attack towards me as a representative of this town and also an attack on my family and the safety of those I continue to serve. I have a background with a strong moral compass and integrity. I pride myself in the 14 leadership trace values the Marine Core instilled in me. Honor, Courage and Commitment. I also want to say that even though someone may try to slander me or others in this town when we least expect it, we must stay the course. We are doing great things in this town. This past weekend was a great example. Nunn Days showed us what is possible if we all come together and work as a team. I hope we don't lose sight of that. I will end with this, one of my favorites. *From Mike Rowe: A promise made is a debt unpaid.* So, I promise you this. That I will continue to work countless hours with the board and the Police Committee as chairman as long as I'm appointed. We will have a Police Department with integrity and commitment to this community and I will continue to foster a relationship in growth not only for the Police and Fire Department but throughout this community. And I promise I will stand for what is right, just and with the people of this town. I appreciate you guys hearing me out. I know there has been rumors going around town. I wanted this on record. I have an open door if anyone has any questions or would like to talk about anything.

**7. Other Items:**

Trustee Lani Sorensen:

I was approached by a resident and asked if we could have a fall clean-up day?

Trustee Jennifer Moon:

Yes. But we need Cathy back to arrange it. Let's plan on speaking to it at the next board meeting.

Fall clean-up will be put on the agenda for the October 21, 2021 board meeting

**Motion by** Trustee Moon and seconded by Trustee Cable to Adjourn the work session on October 02, 2021 at 10:47 a.m.

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Mayor Terry Tinsley

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Assistant Candice Pittington