

**Berthoud Fire Protection District  
Board of Directors Meeting Minutes**

---

**Date:** Tuesday, May 18, 2021  
**Location:** 248 Welch Ave., Berthoud, CO 80513  
**Time:** 6:30 p.m. or immediately following the Pension Board Meeting  
**Meeting Organizer:** Jill Wilson (970) 532 – 2264

**Agenda Items**

**Call to Order / Roll Call**

Board President, Dan Hershman, called the meeting to order at 6:15 p.m. Directors present were President Dan Hershman, Vice-President Michael Cook, Secretary Gary Maggi, Director Eric Ryplewski and Director Dave Shipley.

Others in Attendance: Fire Chief Steve Charles, Operations Chief Robert Stumpf, Battalion Chief Scott Lindschmidt and Chief of Staff Jill Wilson.

**Pledge of Allegiance**

**Review of the Agenda**

Chief Charles noted that there were two additional informational items to add to the agenda. Motion by Secretary Gary Maggi to accept the agenda as presented with additions, seconded by Director Dave Shipley.

**Consent Calendar**

Approval of the April Financials  
Approval of the April 20, 2021 meeting minutes

Motion by Vice-President Mike Cook to approve the consent calendar, seconded by Secretary Gary Maggi.

**Personnel**

None
------

## Board of Director Action

None

## Command Staff Communications

### Deb Graves, Finance Director

**2020 Audit** – Ms. Wilson noted that Rubin Brown would present to the Board at the June or July Board meeting.

### May Soricelli, Public Information/Public Relations Officer

Monthly Media Report

### Operations Chief Stumpf

**Space Utilization** – Chief Stumpf noted that he spoke to an architect regarding space utilization at Station 1 and Station 2 to see how the District could optimize space.

Chief Charles noted that the State was looking for a different location based on lack of utilization at the Station 1 location and had provided a six month notice of moving out.

### Public Comment

David Gregg, Mission Homes, questioned the collection of impact fees. He noted that in the Intergovernmental Agreement between Berthoud Fire and the Town of Berthoud, specifically Section 2.a. Establishment of District Impact Fee, it stated *'The Town agrees to impose an impact fee on new development that currently is located within both the Town and the District, or that in the future becomes located within the Town and the District, in accordance with the Impact Fee Schedule attached, subject to inflation as set forth herein. The District Impact Fee shall be imposed on all new development for which a development application is submitted to the Town on or after June 7, 2018.'* Mr. Gregg noted that the PrairieStar overall development plan development application was submitted prior to that date, and his interpretation was that impact fees would not apply due to the language in the IGA. Mr. Gregg mentioned that he did reach out to the Mayor and Town Trustees who stated that it would be up to the Fire District to interpret the issue. He also mentioned that the District impact fee could be a tiered scale applied to affordable, multi-unit housing.

## Stephen Charles, Fire Chief

### **Impact Fees Charged to Smaller, Residential Structures and Affordable Housing**

Chief Charles read an email from Curt Freese, Town of Berthoud, which stated that *'The Town only exempted previously approved plats. So, the new sections of PrairieStar were paying it, and old platted before 2018 sections were not. They do have some apartments they had approved in 2015 with 10 year vesting that they are just now getting to. Again, we did not exempt any entire development, only platted phases approved before the fire district's impact fees were adopted.'*

Secretary Gary Maggi disclosed that he was the sales director for Mission Homes.

President Dan Hershman stated that Mr. Maggi's input and knowledge could be applied to the issue, but he should not vote on an interpretation.

Director Eric Ryplewski mentioned that although they were smaller homes, the impact to the Fire District was the same.

Discussion ensued regarding the interpretation of the resolution passed regarding impact fees.

President Dan Hershman stated that all documents such as the minutes, IGA, and Town ordinance needed to be examined before a decision was made.

Chief Charles stated that the information would be examined, and a special board meeting would be scheduled in order to make a final interpretation on impact fee collection.

**Proposed PIO Independent Contract** – Chief Charles mentioned that PIO May Soricielli had proposed to resign from the organization and become a private contractor providing services to the District. A proposal and contract would need to be provided. At such time, the proposal would be brought back to the Board for consideration.

**American Rescue Plan Funds / None Allocated** – Chief Charles noted that funds were available due to Covid but at this time no funds were allocated.

## **Communication from Board of Directors / Open Discussion**



### **Adjournment**

Board President, Dan Hershman, called for a motion to adjourn at 7:23 p.m. Director Dave Shipley made the motion and Vice-President Mike Cook seconded the motion. The motion carried.

Signature Page

X 

Dan Hershman  
President

X 

Mike Cook  
Vice-President

X 

Gary Maqqi  
Secretary

X 

Eric Ryplewski  
Director

X 

Dave Shipley  
Director