450 S. Parish Avenue
Johnstown, CO 80534
970-587-4664
JohnstownCO.gov

Town Council Regular Meeting

450 S. Parish, Johnstown, CO

Wednesday, February 18, 2026 at 7:00 PM

Mission Statement: Enhancing the quality of life of our residents, businesses, and visitors through community focused leadership.

Agenda

Call to Order

Roll Call

Agenda Approval

Special Presentations

Public Comment

Members of the audience are invited to speak at the meeting. Public Comment is reserved for citizen comments on items not contained on the Public Hearing portion of the agenda. Citizen comments are limited to 5 minutes per speaker. When several people wish to speak on the same position on a given item, they are requested to select a spokesperson to state that position.

Consent Agenda

The Consent Agenda includes routine items that are approved together through a single motion and vote. Any member of the Council or staff may request to remove an item from the Consent Agenda and move it to the Regular Agenda for separate discussion.

1. February 2, 2026 Town Council Meeting Minutes

2. Resolution 2026-12: Updating the Town of Johnstown Strategic Plan

3. Resolution 2026 -10: Changing the Name of WCR 44

4. January 2026 Financial Statements

5. Approval of a Letter to FHWA for Devolution of the I-25 East Frontage Road

Town Manager Report

6. Town Manager's Report

Old Business

New Business

Public Hearing

Council Reports and Comments

Mayor's Comments

Informational Items

7. Informational Items

Executive Session

8. An Executive Session to Receive Legal Advice from the Town Attorney Pursuant to C.R.S. Section 24-6-402(4)(b) Easement Negotiation and Condemnation

9. An executive session to discuss matters subject to negotiations and to instruct negotiators pursuant to C.R.S. Section 24-6-402(4)(e) regarding the NOCO YMCA

Adjourn

Americans with Disabilities Act Notice

In accordance with the Americans with Disabilities Act and other applicable laws, persons who need accommodation in order to attend or participate in this meeting should contact Town Hall at 970-587-4664 no later than 48 hours before the meeting in order to request such assistance. De conformidad con la Ley de Discapacitados Estadounidenses y otras leyes vigentes, los individuos que necesitan adaptaciones funcionales para asistir o participar en esta reunión deberán comunicarse con la Municipalidad marcando el 970 587- 4664 a lo más tardar 48 horas antes de dicha reunión para solicitarla.

THE COMMUNITY THAT CARES

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TOWN COUNCIL REGULAR MEETING

450 S. Parish, Johnstown, CO
Wednesday, February 2, 2026

MINUTES

CALL TO ORDER

At 7:00 Mayor Duncan called the meeting to order.

PLEDGE OF ALLEGIANCE

Mayor Duncan invited attendees to join in the Pledge of Allegiance.

ROLL CALL

- **Michael P. Duncan,** Mayor
- **Chad Young,** Mayor Pro Tem
- **Jesse Molinar Jr.,** Councilmember
- **Dee Anne Menzies,** Councilmember
- **Dianne Morris,** Councilmember
- **Damien Berg,** Councilmember

Absent:

- **Andrew Paranto,** Councilmember

AGENDA APPROVAL

Motion by Councilmember Molinar and seconded by Councilmember Berg to approve the agenda with the addition of appointing a member to the Johnstown Housing Authority Board as Item #14.

Upon vote, motion passed unanimously.

SPECIAL PRESENTATIONS

Business of the Month: Economic Development Director Sarah Crosthwaite introduced Stiches Quilt Shop as the February Business of the Month.

New Employee Introductions:

Deputy Town Manager Mitzi McCoy introduced Denise Bradshaw as our new Emergency Management Coordinator.

Water/Sewer Utility Superintendent Luke Andrusyk introduced Adam Strauch as our new Water/Sewer System Operator II.

Communications Manager Samantha Knowlton introduced Timothy Perez as our new Multimedia Content Specialist.

Proclamation for Dennis Reed: Councilmember Molinar read the proclamation honoring Dennis Reed for his dedicated service to the Johnstown Housing Authority.

Proclamation for Black History Month: Mayor Duncan proclaimed February 2026 as Black History Month and encouraged all residents to observe the month by learning about, honoring, and celebrating the contributions and experiences of African Americans, past and present.

PUBLIC COMMENT

- Raymond "Wes" Dean, 2151 Country Club Pkwy, Milliken, and Kris Huber, 1513 Brant St, Berthoud, requested a disc golf course be added to the Centennial Park Plans.

Deputy Town Clerk Kimberly Disney read 1 online public comment into the record.

- Karen Anderson, 3113 Brunner Blvd, suggested a breakdown of the tabor sales tax ballot question be provided including clarification on who will pay the sales tax.

CONSENT AGENDA

Motion by Councilmember Menzies and seconded by Councilmember Morris to approve the consent agenda which contained the following items.

- January 21, 2026 Town Council Meeting Minutes
- Proposed 2nd Amendment to the Oil & Gas Lease between PDC Energy (Chevron) and the Town of Johnstown
- January 2026 List of Bills
- Water and Sewer Service Agreement for Timberline Gymnastics

- Ordinance 2026-285: Amending Section 6-3 of the Johnstown Municipal Code Concerning Annual Business Licenses; Section 6-63 of the Johnstown Municipal Code Concerning Short-Term Rental License; and Sections 6-172 and 6-175 of the Johnstown Municipal Code Concerning Liquor Licensing; Repealing Article III of Chapter 5 Concerning Telephone Occupation Tax
- Ordinance 2026-286: Establishing two Ballot Questions regarding the Johnstown Downtown Development Authority
- First Amendment to the Water Service Agreement between Ledge Rock Center Commercial Metropolitan District and the Town of Johnstown
- First Amendment to the Water and Sewer Service Agreement between Ledge Rock Center and the Town of Johnstown.

Upon vote, motion passed unanimously.

TOWN MANAGER'S REPORT

Town Manager Matt LeCerf provided a report.

NEW BUSINESS

Appointment of Ginger Dodge to the Johnstown Housing Authority: Mayor Duncan presented the appointment and Ginger Dodge provided her background.

Motion by Councilmember Molinar and seconded by Councilmember Morris to appoint Ginger Dodge to the Johnstown Housing Authority Board.

Upon vote, motion passed unanimously.

Cookie Island Signage: Town Manager Matt LeCerf presented the Cookie Island Signage.

Motion by Councilmember Berg and seconded by Mayor Pro Tem Young to table the item to March 16, 2026 for further discovery of the historically significant components which could be incorporated into the new design.

Upon vote, motion passed unanimously.

INFORMATIONAL ITEMS

Johnstown DRAFT Statement of Activities December 31, 2025:

COUNCIL REPORTS AND COMMENTS

Mayor Pro Tem Young: Recognized Jeff Sobeski for his 25 years of service as an employee of Town.

Councilmember Morris: Nothing at this time.

Councilmember Molinar: Thanked members of the Johnstown Housing Authority Board for their contributions to the community.

Councilmember Menzies: Stated property tax notices had been sent.

Councilmember Berg: Nothing at this time.

MAYOR COMMENTS: Mayor Duncan stated voting season, the Municipal Election would be coming up, and he encouraged voters to become involved. He also recognized the third graders of Pioneer Ridge for their creative questions at a recent event.

ADJOURNMENT

There being no further business for the Town Council, Mayor Duncan adjourned the meeting at 7:45 p.m.

Approved by Town Council:

_____

Michael P. Duncan, Mayor

Attest:

_____

Kimberly Disney, CMC, Deputy Town Clerk

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Town Council Consent Agenda Communication

Agenda Date: February 18, 2026

Subject: Resolution 2026-12: Updating the Town of Johnstown Strategic Plan

Attachments:

1. Resolution 2026-12 Updating the Strategic Plan
2. 2026 Strategic Plan - Exhibit A
3. Exhibit B

Presented by:

Agenda Item Description:

Attached for your review and consideration is Resolution 2026-12, updating the Town of Johnstown Strategic Plan. The purpose of this resolution is to formally document the adoption of the Strategic Plan and ensure consistency with the Town's policies. The Strategic Plan was previously adopted by the Town Council at its February 19, 2025 meeting.

This year's update reflects the continued growth and maturity of the organization, and builds upon prior planning efforts. The revisions provide a more focused and intentional framework for aligning goals, strategies, and action priorities.

Revisions to the Strategic Plan include updates to the following sections:

- Message from the Mayor (page 3)
- Updated photos
- Goals and Strategies (pages 8–13) - detailed in Exhibit B.

Associated action items on pages 14–19 were also reviewed and updated as part of this process. These revisions are incorporated into the plan but are not individually detailed in this report.

Implementation of the Strategic Plan has been ongoing since its adoption. Progress will continue to be monitored and reported through a new, publicly accessible strategic plan dashboard, anticipated to be available toward the end of the second quarter.

Strategic Plan Alignment:

Organizational Excellence & Public Trust

- Strengthen public trust and confidence
- Engage, inform and involve the community
- Be an employer of choice that attracts dedicated team members, passionate about Johnstown

Safe & Welcoming Community

- Provide and maintain public safety services and awareness in our community
- Partner in creating more community based, community service and action opportunities
- Create arts and culture opportunities that connect the community
- Grow an open, inclusive environment where all residents have the opportunity to flourish

Healthy & Resilient Economy

- Invest in the development of a vibrant and interconnected downtown
- Drive projects and initiatives that promote Johnstown as a premier destination for business
- Cultivate local and regional partnerships that ensure the long term success and growth of Northern Colorado
- Support the local labor market and work with partners to grow diverse employment opportunities

Natural & Built Environment

- Invest in, enhance, and conserve our parks, open spaces, agricultural areas and natural environment
- Expect and encourage community-centered design
- Support a broad range of housing options

Quality Infrastructure & Facilities

- Establish and maintain levels of service
- Ensure future viability of infrastructure and facilities
- Repair and maintain existing infrastructure, facilities and equipment

Legal Advice:

n/a

Financial Advice:

n/a

Recommended Action:

Staff recommends adopting Resolution 2026-12, as presented.

Reviewed and Approved for Presentation

Town Manager

TOWN OF JOHNSTOWN, COLORADO
RESOLUTION NO. 2026-12

RESOLUTION ADOPTING AN UPDATED
TOWN OF JOHSTOWN STRATEGIC PLAN

WHEREAS, the Town of Johnstown, Colorado ("Town") is a Colorado home rule municipality, duly organized and existing under the laws of the State of Colorado and the Town's Home Rule Charter; and

WHEREAS, the Town Council is the governing body of the Town and is vested with authority to administer the affairs of the Town; and

WHEREAS, on February 19, 2025, by Resolution No. 2025-05, the Town Council adopted the Town of Johnstown Strategic Plan; and

WHEREAS, the Town of Johnstown Strategic Plan serves as a comprehensive roadmap to enable the Town to work toward the community's goals, improve Town services and enhance the quality of life for the Town's residents; and

WHEREAS, based on the accomplishment of a number of tasks in 2025, the Town Council desires to adopt an updated Town of Johnstown Strategic Plan; and

WHEREAS, the Town Council finds that this Resolution is in the best interests of the Town.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF JOHNSTOWN, COLORADO, THAT:

Section 1. The Town Council hereby adopts the Town of Johnstown Strategic Plan, attached hereto and incorporated herein by reference as Exhibit A, which shall supersede and replace the version of the Town of Johnstown Strategic Plan adopted by Resolution No. 2025-05.

Section 2. This Resolution shall be effective upon adoption.

PASSED, SIGNED, APPROVED, AND ADOPTED this ___ day of _____, 2026.

ATTEST:

By: _____
Meghan Martinez, Town Clerk

TOWN OF JOHNSTOWN, COLORADO

By: _____
Michael Duncan, Mayor

TOWN OF JOHNSTOWN

STRATEGIC PLAN

2026 - 2032

UPDATED 2/2026

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MESSAGE FROM THE MAYOR

Three years into our ten-year Strategic Plan, Johnstown continues to make steady, measurable progress towards a strong and sustainable future. This progress reflects the hard work of our staff, Council, community partners, and the residents who take the time to stay engaged and share their perspectives.

Our focus has remained on the fundamentals that matter most. We are strengthening infrastructure planning, supporting a safe community and reliable public services, and ensuring the Town is prepared for both current needs and future growth. These efforts are about responsible decision making, long-term thinking, and delivering results residents can rely on.

We also recognize that growth must be managed thoughtfully. Protecting Johnstown's character, quality of life, and sense of community is essential and guides every decision we make. Growth should enhance our town, not change who we are. By planning carefully, we can ensure families build their lives here, seniors can remain in their homes, and neighborhoods stay connected and welcoming.

Community engagement remains central to this Strategic Plan. Resident input helps shape priorities and informs how we move forward. We are committed to transparency and accountability by tracking progress and clearly communicating where we are, where we are headed and why.

Our direction is clear: balanced growth, responsible planning, and a Town government that remains focused on serving the people of Johnstown. By working together, we will continue building a community that is not just growing, but strong, resilient, and well-positioned for generations to come.

Creating Positive Outcomes

A well-executed strategic plan serves as a roadmap that enables us to work toward our goals, improve services, and enhance the quality of life for our constituents.

The purpose of a strategic plan:

- Create a Shared Vision Among Stakeholders Within Our Community and Organization: This consensus is critical for alignment and moving forward effectively.

- Increase Efficiency and Effectiveness: By setting clear goals and strategies, we can allocate resources more efficiently and achieve better outcomes.

- Ensure Common Goals: Engaging both internal and external stakeholders ensures that a wide range of perspectives and needs are considered, leading to a more comprehensive and robust plan.

- Identifies Improvement Opportunities: Strategic planning involves a thorough examination of current practices, identifying strengths and weaknesses, and uncovering opportunities for improvement. This data-driven approach helps us make informed decisions.

- Define Identity and Services: Through strategic planning, we can define our identity by clarifying our mission, vision, and values. We can also specify the services we intend to provide.

- Service Delivery: Determining how best to provide services is a critical aspect of strategic planning. This may involve evaluating different service delivery models, considering technology advancements, and optimizing resource allocation.

Mission

Enhancing the quality of life of our residents, businesses, and visitors through community focused leadership.

Vision

Johnstown will be/will be known for connecting community with opportunity.

Guiding Principles

Service Excellence

We put our community at the center of everything we do. We are dedicated to delivering the best outcomes for our community.

Teamwork

We have a “One-Town, One Team” approach that promotes collaboration.

Integrity

We do the right thing and hold ourselves accountable.

Communication

We invite participation and exchange reliable information.

Innovation

We foster creativity that challenges constraints and drives progress.

Strategic Pillars

JOHNSTOWN

Organizational Excellence & Public Trust

Safe & Welcoming Community

Healthy & Resilient Economy

Natural & Built Environment

Quality Infrastructure & Facilities

Organizational Excellence & Public Trust

We support and empower a team that builds public confidence through transparency, integrity, service innovation, and fiscal responsibility. Our team ensures our values are aligned with continuing to move the organization in a positive direction as we work together with the community.

Goal: Strengthen public trust and confidence

Strategies:

- Provide value to our customers by balancing efficiency and cost management with innovation and customer convenience.
- Seek out customer service enhancement opportunities.
- Maintain financial sustainability.
- Pursue and maintain accreditations and certifications.
- Ensure fair and transparent elections and governance.

Goal: Engage, inform and involve the community.

Strategies:

- Increase positive engagement and interaction with members of the public.
- Identify and develop a consistent brand for the Town.
- Continue to develop and expand communication programming.
- Improve ease of use and accessibility of information.

Goal: Be an employer of choice that attracts and retains team members, passionate about Johnstown.

Strategies:

- Invest in a team culture that values individual growth, professional development, innovative problem solving, and service excellence.
- Improve organizational capabilities and effectiveness through leadership, professional development, organizational literacy, and employee engagement.
- Develop and implement recruiting strategies, increasing diversity, and succession planning.
- Offer competitive compensation and robust benefits for all employees.

Safe & Welcoming Community

The Town is committed to creating a safe, friendly, and connected experience for residents and visitors. We value the role that Johnstown's unique charm and character play in our community.

Goal: Provide and maintain public safety services and awareness in our community.

Strategies:

- Deliver the highest level of police services to ensure that the community feels safe and secure.
- Provide comprehensive municipal safety services.
- Collaborate with regional partners in preparedness, education, and emergency response.
- Engage the community in safety preparedness.

Goal: Create programs that connect the community.

Strategies:

- Enhance, expand, and promote community events.
- Promote community-wide art initiatives.
- Honor our agricultural heritage and work to celebrate Johnstown's history.
- Provide volunteer resources to the community.
- Work with regional partners to develop or implement programming.

Goal: Grow an open, inclusive environment where all members of the community have the opportunity to flourish.

Strategies:

- Foster a culture where all residents feel valued and connected by promoting diversity, inclusion, and respect in both policy and community life.
- Support programs and services that promote physical, mental, and social well-being.
- Encourage active civic participation through volunteerism, public events, neighborhood gatherings, and transparent communication to build trust and strengthen relationships.

Healthy & Resilient Economy

We are committed to a sustainable and growing business community, skilled workforce, and regional cooperation. Our healthy economy provides residents and visitors access to goods, services, and jobs.

Goal: Invest in the development of a vibrant and interconnected downtown.

Strategies:

- Cultivate a dynamic, walkable, and interconnected downtown.
- Drive development to expand the downtown corridor.
- Support the financial viability of the downtown.

Goal: Drive projects and initiatives that promote Johnstown as a premier destination for business.

Strategies:

- Maintain a strong business retention and expansion program.
- Implement marketing strategies that encourage the best uses of activity areas including commercial and employment centers.
- Foster a pro-business ecosystem that encourages investment and sustainable growth.
- Proactively attract preferred and diverse industries.

Goal: Cultivate local and regional partnerships that ensure the long term success and growth of Northern Colorado.

Strategies:

- Partner with regional entities that support local development.
- Focus on economic development by maintaining partnerships with local, regional, and state partners.

Goal: Support the local labor market and work with partners to grow diverse employment opportunities.

Strategies:

- Partner with local schools to strengthen K-12 career pathways that build early awareness and prepare students for future participation in Johnstown's workforce.
- Develop business-led workforce engagement efforts to connect Johnstown employers with job-ready local talent.
- Collaborate with post-secondary institutions to develop training and credential programs that align with local business workforce needs.

Natural & Built Environment

We create amazing community spaces by balancing and blending Johnstown's agricultural heritage, natural environment, and innovative development.

Goal: Invest in, enhance, and conserve our natural environment.

Strategies:

- Acquire and preserve land for open space and trails.
- Prioritize, expand, and maintain park and recreational amenities.
- Develop new parks and gathering spaces that serve the entire Johnstown community.
- Develop programs and partnerships that prioritize sustainability and agricultural heritage.

Goal: Set the expectation and provide support for community-centered design.

Strategies:

- Maintain high standards of site and architectural design.
- Create a cohesive community through connectivity.
- Guide growth in the community through appropriate annexation, zoning, planning, and land use development.

Goal: Support a broad range of housing options.

Strategies:

- Build public understanding and support for affordable and attainable housing.
- Promote diverse housing types and density.
- Determine different funding methods for affordable and attainable housing.
- Implement innovative development processes.

Quality Infrastructure & Facilities

We provide essential services to the community by investing in, operating, and maintaining quality facilities and infrastructure.

Goal: Maintain safe and reliable public infrastructure and utilities.

Strategies:

- Uphold defined levels of infrastructure maintenance.
- Meet or exceed all regulatory standards.
- Report service level outcomes transparently to build trust and accountability.
- Evaluate environmentally sustainable options for current facilities.

Goal: Ensure future infrastructure and facilities are sustainable, resilient, and aligned with community growth.

Strategies:

- Create, update, and administer plans and studies that prioritize resiliency and stability.
- Require high-quality infrastructure construction.
- Evaluate opportunities for integrating environmentally sustainable applications into new facilities.

Goal: Invest in and maintain equipment, fleet, and technology.

Strategies:

- Develop and implement maintenance programs to improve and extend the life of existing public assets.
- Equip staff with the skills and knowledge to use and maintain technology and equipment responsibly, safely, and efficiently.
- Use technology tools to guide transparent and informed decision making.

Timing & Impact

Short-Term (Up to 3 Yrs)

					Action Items
					Publish a Request for Proposals for development of a new brand
					Create educational opportunities and provide information on the water and sewer utilities
					Ensure all Board and Commission packets are in compliance with ADA standards
					Create an external communication plan that promotes the Town's major projects, milestones, successes, community activities, events, campaigns and initiatives
					Complete Centennial Park Environmental Study
					Complete a housing needs assessment
					Utilize Private Activity Bonds for an affordable housing project
					Evaluate different billing options for utility customers to help manage the impact of rate increases
					Redesign the website
					Complete the upgrades at the skate park in Aragon Park
					Design and implement a strategic planning dashboard to enhance transparency and improve visibility of the Town's progress on specific initiatives and tasks
					Develop a needs study for community services such as arts, culture, recreation and educational opportunities
					Establish an Arts & Culture Committee to develop a comprehensive art plan and maintenance plan for public art
					Procure services for an independent Diversity and Inclusion study to identify growth areas and implement suggestions
					Administer a Community Survey to gather feedback from residents
					Conduct a street, sidewalk, and alley condition assessment and prepare a proposed 5-year maintenance plan including budget numbers for each year
					Hire a grant coordinator to proactively seek grant funding opportunities that align with Town objectives
					Improve accuracy of mapping system and incorporate a more robust asset management software to assist with maintaining and replacing infrastructure

Timing & Impact

Short-Term (Up to 3 Yrs)

					Action Items
					Design a multifunctional senior/community center that meets the needs of the community
					Complete the Parish Alley project to deliver new underground utility services, surface and drainage enhancements, prioritizing proactive outreach with customers through-out the process
					Pursue the Governmental Finance Officer Association (GFOA) Budget Award for the 2025 Town of Johnstown Budget
					Construction of raw water line from Lonetree
					Expand treatment capacity at the Water Treatment Plant to accommodate the needs of current and future residents
					Construct a new Central Wastewater Treatment Plant to manage increased flows and ensure compliance with regulations
					Deliver a transparent and compliant April 7, 2026 election
					Construct a drainage detention pond and outfall system in Country Acres
					Explore a Real-Time Crime Center partnership with surrounding communities
					Develop and publish a balanced budget according to CRS 29-1-103(2)
					Develop and implement a program based budget
					Collaborate with the Communications team to develop departmental overview videos that clearly articulate our functions and support onboarding efforts
					Establish a Johnstown Citizen Academy to help residents gain a deeper, behind the scenes understanding of how their local government functions
					Explore innovative approaches to modernize and improve the employee evaluation process
					Create a Crime Prevention Community Outreach officer program that will engage in providing crime prevention education, and community outreach
					Explore technology to enhance traffic safety
					Administer the 2026 facade grant program to support the revitalization of building exteriors in our community
					Develop capacity and expertise in the Police Department to investigate accidents involving serious injury or death
					Coordinate with partners to compile a database of community volunteer opportunities/needs that we can share with our residents

Timing & Impact

Short-Term (Up to 3 Yrs)

					Action Items
					Identify, develop, and implement multilingual support for non-English speaking residents to improve communication
					Establish emergency management practices for the Town Administration and community
					Launch a comprehensive economic development marketing campaign that promotes Johnstown to external industries, businesses, and developers as a top destination for investment
					Support and participate in the initiatives led by the Regional Economic Development Initiative group (REDI)
					Develop and adopt a Coordinated Planning Agreement with Weld County
					Establish a collaborative partnership between the Town and the workforce divisions of Weld and Larimer Counties to create a dynamic employment ecosystem that connects local residents seeking jobs with businesses in need of qualified talent
					Develop a partnership with local schools to encourage a government career pathway
					Prioritize dedication of connected spaced and corridors in new and existing development and neighborhoods
					Install two electric vehicle (EV) charging stations in designated areas
					Enhance playgrounds by installing new equipment and pour-in-playground surface at Sunrise Park
					Develop and implement a water conservation plan to promote sustainable water use and help the community manage water resources efficiently
					Complete the design of Letford Park for construction
					Assist with the creation of a downtown improvement district
					Review codes and develop design standards for park development for residential subdivisions
					Develop and implement the town-wide gateway sign program
					Create a progress to date report showing efforts towards compliance with HB24-1454 with regards to technology accessibility standards
					Develop an Affordable Housing Policy to define key objectives and targets
					Complete a Housing Action Plan
					Partner and support initiatives developed by the Noco strategy group

Timing & Impact

Short-Term (Up to 3 Yrs)

					Action Items
					Update Master Plans such as; Transportation; Parks, Trails and Open Space; Storm Water; Water, Sewer, etc.
					Implement updated design standards
					Complete construction of Development Services Center
					Complete construction of Colorado Blvd expansion from Hwy 60 to Purvis property
					Administer 2026 Alley Overlay program to enhance accessibility and cleanliness with the Town
					Install an updated irrigation system in the cemetery
					Complete an impact study and update impact fees
					Acquisition of land for a new Public Works and Utilities facility
					Construction of improvements to the intersection of Hwy 60 and Colorado Blvd.
					Reconstruct Telep Avenue south of CR44 to the Hillsboro Ditch bridge
					Complete landscaping enhancements at the I-25 overpass
					Install proper crosswalks and a high-intensity activated crosswalk at the intersection of Colorado Blvd. and Silverbell Dr/Sparrow Dr.
					Construct roadway pavement improvements on CR 46 from Telep Avenue to CR 15.5
					Initiate and progress railroad crossing agreement to relocate High Plains Blvd between Ronald Reagan Blvd and US 34.
					Complete downtown streetscape improvements to curbing, sidewalk, and other elements
					Install toe drain at Johnstown Lake
					Develop a comprehensive records management policy and plan to ensure long-term accessibility, organization, and preservation of records across all departments
					Install PRV vaults in Stroh Farms and at Hwy 60 and Colorado Blvd.

Mid-Term (4 - 6 Yrs)

					Action Items
					Proactively attract diverse industries that create quality jobs and strengthen Johnstown's economic base
					Expand community involvement in public safety by developing a robust volunteers in policing program and enhancing the neighborhood watch to foster a safer and more connected Johnstown
					Prepare for a cemetery expansion

Long-Term (7+ Yrs)

					Action Items
					Develop a long-range plan to building new Police Department facility
					Update the Comprehensive Plan

Constant Focus

					Action
					Collaborate with Council to identify programs and desired levels of service
					Enhance, expand, and promote community events
					Uphold defined levels of infrastructure maintenance
					Improve walkability and easy access to neighborhood services
					Schedule and execute recurring employee engagement and culture surveys, using trend data to guide organizational development efforts
					Consistently adhere to and sustain comprehensive maintenance programs designed to ensure functionality of utility assets

Timing & Impact

Constant Focus

					Action Items
					Optimize investment decisions by maintaining a conservative portfolio strategy that prioritizes safeguarding principle while maximizing interest revenues and ensuring cash is available when needed for large capital projects
					Maintain a Records Management Program that is compliant and sustainable
					Completion of a timely audit, including and unmodified opinion, also in accordance with Colorado Statute 29-1-603
					Develop partnerships with emergency preparedness entities such as Larimer Emergency Telephone Authority (LETA) to make emergency notifications more efficient
					Supply our citizens with sanitary sewer services that comply with federal and state regulations
					Develop and implement a comprehensive Employee Safety Program that includes regular training, updated safety protocols, and proactive risk mitigation measures
					Incorporate contingency measures and as necessary, update IGA's with regional partners for water and sewer treatment and system emergencies within the framework of emergency preparedness (resilience) plans
					Develop educational programming that promotes the agricultural history of the Town
					Promote growth and development of greenfield sites north of the existing downtown
					Produce a visual parcel map of shovel ready properties designed for industrial and commercial development
					Maintain partnerships with northern Colorado agencies to assist in providing transportation and multimodal services (COLT & VIA)
					Upgrade the water meter system by replacing malfunctioning and non-operational meters with new ones
					Support employee well-being and professional growth by offering competitive compensation and meaningful benefits that reflect market standards and reinforce our commitment to long-term employee success
					Actively participate in Highway 34 corridor initiatives
					Develop programs specific to the Utilities Department to establish service level expectations
					Develop programs specific to the Public Works Department to establish service level expectations

Exhibit B

Strategic Pillar	**Goals/Strategy**	**Previous Plan**	**Updated Plan**
Organizational Excellence and Public Trust	Strategy	Maintain records management program that is compliant and sustainable.	*This was reclassified as an action item and moved.*
Organizational Excellence and Public Trust	Strategy	Strengthen election process through development and implementation of processes and software.	Ensure fair and transparent elections and governance.
Organizational Excellence and Public Trust	Strategy	Work to improve ease of use and accessibility of material.	Improve ease of use and accessibility of information.
Organizational Excellence and Public Trust	Goal	Be an employer of choice that attracts dedicated team members, passionate about Johnstown.	Be an employer of choice that attracts and retains team members, passionate about Johnstown.
Safe and Welcoming Community	Strategy	Deliver the highest level of police services to ensure residents feel safe and secure.	Deliver the highest level of police services to ensure the community feels safe and secure.
Safe and Welcoming Community	Strategy	Develop resiliency plans and establish a local emergency management program for continuity of operations.	*This was reclassified as an action item and moved.*
Safe and Welcoming Community	Strategy	Collaborate with regional partners in response and education.	Collaborate with regional partners in preparedness, education, and emergency response.
Safe and Welcoming Community	Goal & Strategies	Partner in creating more community based, community service, and action opportunities.	Restructured - items moved to other goals/strategies
Safe and Welcoming Community	Goal	Create arts and culture opportunities that connect the community.	Create programs that connect the community.

Safe and Welcoming Community	Strategy	Create community events	Enhance, expand, and promote community events.
Safe and Welcoming Community	Strategy	None	Provide volunteer resources to the community. (Moved to this location)
Safe and Welcoming Community	Strategy	None	Work with regional partners to develop or implement programming. (Moved to this location)
Safe and Welcoming Community	Goal	Grow an open, inclusive environment where all residents have the opportunity to flourish.	Grow an open, inclusive environment where all members of the community have the opportunity to flourish.
Safe and Welcoming Community	Strategy	Conduct an independent DEI study to identify growth areas	*This was reclassified as an action item and moved.*
Safe and Welcoming Community	Strategy	None	Foster a culture where all residents feel valued and connected by promoting diversity, inclusion, and respect in both policy and community life.
Safe and Welcoming Community	Strategy	Implement DEI growth suggestions.	*This was reclassified as an action item and moved.*
Safe and Welcoming Community	Strategy	None	Support programs and service that promote physical, mental, and social well-being.
Safe and Welcoming Community	Strategy	Provide reasonable accommodations to non-English speaking residents.	*This was reclassified as an action item and moved.*
Safe and Welcoming Community	Strategy	None	Encourage active civic participation through volunteerism, public events, neighborhood gatherings, and

			transparent communication to build trust and strengthen relationships.
Healthy and Resilient Economy	Strategy	Create a visitor experience	Cultivate a dynamic, walkable, and interconnected downtown.
Healthy and Resilient Economy	Strategy	Develop a Downtown Master Plan	*This was reclassified as an action item and moved.*
Healthy and Resilient Economy	Strategy	Complete a financial improvement study for the downtown to determine financing mechanisms that can support the vision of the downtown	*This was reclassified as an action item and moved.*
Healthy and Resilient Economy	Strategy	Assist with the creation of such district.	*This was reclassified as an action item and moved.*
Healthy and Resilient Economy	Strategy	None.	Support the financial viability of the downtown.
Healthy and Resilient Economy	Strategy	Develop a business attraction strategy that focuses on attracting quality employers to the area.	*This was reclassified as an action item and moved.*
Healthy and Resilient Economy	Strategy	Identify and drive future development areas that can provide opportunities for employment, flex, and industrial space.	Removed.
Healthy and Resilient Economy	Strategy	Develop and implement marketing strategies that encourage best uses and users of activity areas including commercial and employment centers.	Implement marketing strategies that encourage best uses of activity areas including commercial and employment areas.

Healthy and Resilient Economy	Strategy	None	Foster a pro-business ecosystem that encourages investment and sustainable growth.
Healthy and Resilient Economy	Strategy	None.	Proactively attract preferred and diverse industries.
Healthy and Resilient Economy	Strategy	Cultivate partnerships with school districts and county agencies to develop a local talent force.	Partner with local schools to strengthen K-12 pathways that build early awareness and prepare students for future participation in Johnstown's workforce.
Healthy and Resilient Economy	Strategy	Connect Johnstown employers with local workforce.	Develop business-led workforce engagement efforts to connect Johnstown employers with job-ready talent.
Healthy and Resilient Economy	Strategy	Create strong partnerships with post-secondary institutions to create local learning opportunities.	Collaborate with post-secondary institutions to develop training and credential programs that align with local business workforce needs.
Natural and Built Environment	Goal	Invest in, enhance, and conserve our parks, open spaces, agricultural heritage, natural environment, and innovative development.	Invest in, enhance, and conserve our natural environment.
Natural and Built Environment	Strategy	Acquire and dedicate land for open space and trails.	Acquire and preserve land for open space and trails.
Natural and Built Environment	Strategy	Development of new parks and gathering spaces that serve the entire Johnstown community.	Develop new parks and gathering spaces that serve the entire Johnstown community.
Natural and Built Environment	Strategy	Develop programs and partnerships that prioritize sustainability.	Develop programs and partnerships that prioritize sustainability and agricultural heritage.

Natural and Built Environment	Goal	Expect and encourage community centered design.	Set the expectation and provide support for community-centered design.
Natural and Built Environment	Strategy	Create and maintain neighborhoods and activity centers with high standards of site and architectural design.	Maintain high standards of site and architectural design.
Natural and Built Environment	Strategy	Implement the Town-wide wayfinding sign plan.	*This was reclassified as an action item and moved.*
Natural and Built Environment	Strategy	Perform a housing needs study and create policy as necessary.	*This was reclassified as an action item and moved.*
Natural and Built Environment	Strategy	Preserve, stabilize, and enhance all neighborhoods.	Removed.
Natural and Built Environment	Strategy	None.	Build public understanding and support for affordable and attainable housing.
Natural and Built Environment	Strategy	None.	Promote diverse housing types and density.
Natural and Built Environment	Strategy	None.	Implement innovative development processes.
Quality Infrastructure and Facilities	Goal	Establish and maintain levels of service.	Maintain safe and reliable public infrastructure and utilities.
Quality Infrastructure and Facilities	Strategy	Perform a condition assessment of assets and infrastructure.	*This was reclassified as an action item and moved.*
Quality Infrastructure and Facilities	Strategy	Collaborate with Council to identify programs and desired level of service.	Uphold defined levels of infrastructure maintenance.

Quality Infrastructure and Facilities	Strategy	Meet or exceed all State and Federal standards for water, sewer, and storm water.	Meet or exceed all regulatory standards.
Quality Infrastructure and Facilities	Strategy	None.	Report service level outcomes transparently to build trust and accountability.
Quality Infrastructure and Facilities	Strategy	None.	Evaluate environmentally sustainable options for current facilities.
Quality Infrastructure and Facilities	Goal	Ensure future viability of infrastructure and facilities.	Ensure future infrastructure and facilities are sustainable, resilient, and aligned with community growth.
Quality Infrastructure and Facilities	Strategy	Create, update, and administer infrastructure plans and studies that prioritize resiliency and stability.	Create, update, and administer plans and studies that prioritize resiliency and stability.
Quality Infrastructure and Facilities	Strategy	Dedicate resources to build and deploy a comprehensive fiber network that will serve the entire community.	Removed.
Quality Infrastructure and Facilities	Strategy	Expect high quality infrastructure construction.	Require high quality infrastructure construction.
Quality Infrastructure and Facilities	Strategy	None.	Evaluate opportunities for integrating environmentally sustainable applications into new facilities.
Quality Infrastructure and Facilities	Goal	Repair and maintain existing infrastructure, facilities, and equipment.	Invest in and maintain equipment, fleet, and technology.
Quality Infrastructure and Facilities	Strategy	Implement replacement/maintenance programs.	Removed.

Quality Infrastructure and Facilities	Strategy	Improve the accuracy of mapping system to assist with maintaining and replacing infrastructure.	*This was reclassified as an action item and moved.*
Quality Infrastructure and Facilities	Strategy	None.	Equip staff with the skills and knowledge to use and maintain technology and equipment responsibly, safely, and efficiently.
Quality Infrastructure and Facilities	Strategy	None.	Use technology tools to guide transparent and informed decision making.

450 S. Parish Avenue
Johnstown, CO 80534
970-587-4664
JohnstownCO.gov

Town Council Consent Agenda Communication

Agenda Date: February 18, 2026

Subject: Resolution 2026 -10: Changing the Name of WCR 44

Attachments: 1. Resolution 2026-10

Presented by: Jennifer Simmons, Planning and Development Services Director

Agenda Item Description:

The owners of Bella Ridge Golf Course have requested that WCR 44 be renamed to Bella Ridge Parkway. This will only apply to the portion of the roadway within the Town's jurisdiction and will only impact the golf course property owners. No other homes or businesses are currently addressed off WCR 44 within the Town's boundaries.

Should Council choose to approve this request, the following actions will be taken:

- Record a notification with Weld County indicating this change
- Update Town utility billing addresses, which will help provide the needed identification when updating an address with other entities
- Notify the USPS Postmaster
- Provide the signed resolution and recorded notice to property owners, with a USPS address change packet
- Provide contact information for all potential utility providers that property owners will need to contact to update their address
- Coordinate with Public Works regarding street signs to be installed

The decision to change the street name is at Council's discretion.

Strategic Plan Alignment:

Healthy & Resilient Economy

- Drive projects and initiatives that promote Johnstown as a premier destination for business

Legal Advice:

The Town Attorney prepared the attached resolution.

Financial Advice:

N/A

Recommended Action:

Approve Resolution 2026-10 directing a street name change.

Reviewed and Approved for Presentation

Town Manager

TOWN OF JOHNSTOWN, COLORADO
RESOLUTION NO. 2026-10

A RESOLUTION DIRECTING THAT THE PORTION OF WELD COUNTY ROAD 44 ANNEXED INTO THE TOWN OF JOHNSTOWN AND ADJACENT TO THE PODTBURG SUBDIVISION BE CHANGED TO BELLA RIDGE PARKWAY

WHEREAS, the Town of Johnstown, Colorado (the "Town") is a Colorado home rule municipality, duly organized and existing under the laws of the State of Colorado and the Town's Home Rule Charter; and

WHEREAS, the Town Council is vested with authority to administer the affairs of the Town; and

WHEREAS, by Ordinance No. 2020-184, the Town Council annexed certain unincorporated lands into the boundaries of the Town, known as the Podtburg Annexation, and by Resolution No. 2024-46, the Town Council approved the Final Plat and Final Development Plan for the Podtburg Subdivision, Filing No. 1 ("Development"); and

WHEREAS, Podtburg Dairy Limited Partnership, LLLP, a Colorado limited liability limited partnership, the developer of the Development, requests that the portion of Weld County Road 44 that has been annexed into the Town and is adjacent to the Development, as more particularly shown on **Exhibit A**, attached hereto and incorporated herein by reference, be renamed to Bella Ridge Parkway; and

WHEREAS, the Town Council desires to approve the developer's request; and

WHEREAS, the Town Council finds that it is in the best interest of the Town to adopt this Resolution.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF JOHNSTOWN, COLORADO, THAT:

Section 1: The portion of Weld County Road 44 that has been annexed into the Town and is adjacent to the Development, as more particularly shown on **Exhibit A**, shall be renamed to Bella Ridge Parkway. The name change shall be administratively implemented by Town staff and shall take effect when Town staff completes the administrative process.

Section 2: Except as otherwise set forth herein, this Resolution shall be effective as of the date of its adoption.

PASSED, SIGNED, APPROVED, AND ADOPTED this ___ day of ____, 2026.

TOWN OF JOHNSTOWN, COLORADO

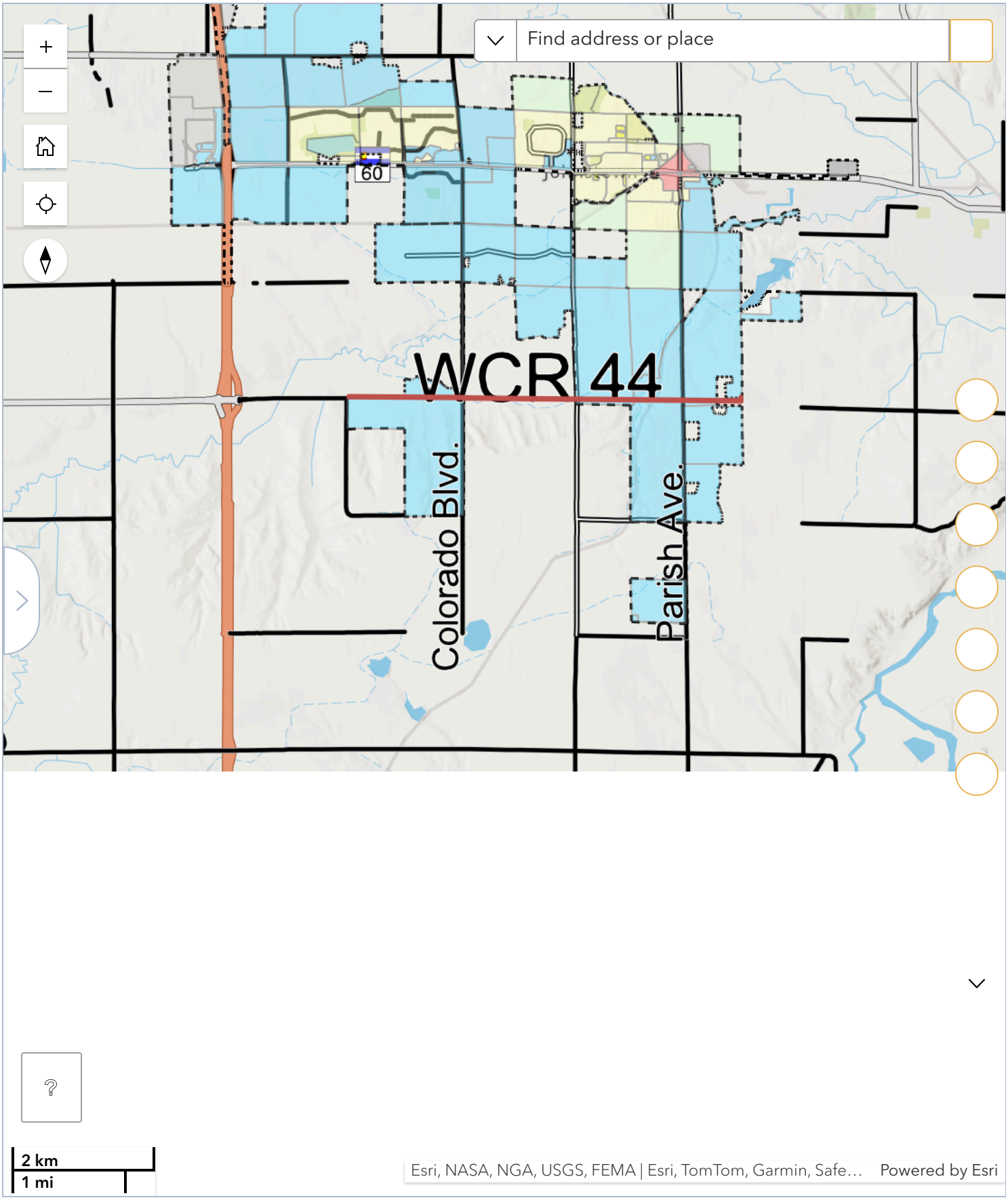
ATTEST:

By:_____ By:_____
Meghan Martinez, Town Clerk Michael P. Duncan, Mayor

EXHIBIT A
Map Depicting Portion of Weld County Road 44
to be Renamed to Bella Ridge Parkway
(Attached)

Exhibit A

Johnstown
COLORADO

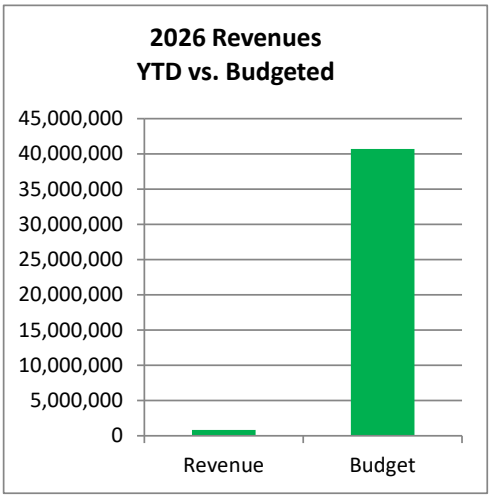


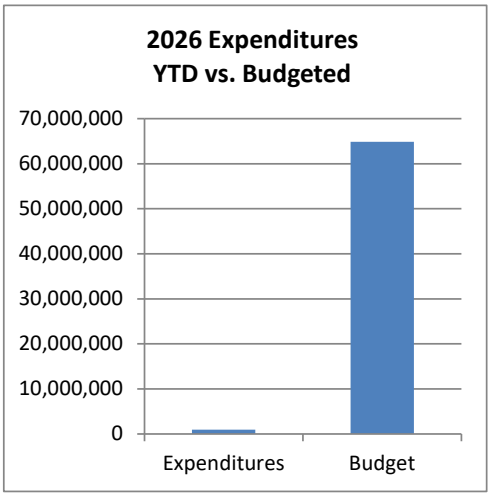
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - General Fund
Period Ending January 31, 2026
Unaudited

General Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Fund Balance*	$ 57,178,580	$ 57,178,580	
Revenues:			
Taxes & Fees	244,727	34,237,481	0.7%
Licenses & Permits	285,100	1,980,900	14.4%
Fines & Forfeitures	17,509	257,000	6.8%
Intergovernmental	11,435	275,000	4.2%
Earnings on Investment	277,994	3,700,000	7.5%
Miscellaneous Revenue	(3,059)	240,000	-1.3%
Transfers In	-	-	
Total Operating Revenues	833,706	40,690,381	2.0%
Expenditures:			
Legislative	86,486	13,888,380	0.6%
Town Manager	143,530	3,207,775	4.5%
Town Clerk	28,757	806,610	3.6%
Events	-	293,950	0.0%
Finance	35,953	1,239,000	2.9%
Planning	42,003	1,868,180	2.2%
Reimbursements	-	190,000	0.0%
Engineering	58,661	1,358,425	4.3%
Police	333,102	8,694,740	3.8%
Public Works	45,211	1,104,980	4.1%
Buildings	16,910	10,212,200	0.2%
Transfers Out	166,408	21,978,124	0.8%
Total Expenditures	957,022	64,842,364	1.5%
Excess (Deficiency) of Revenues and Other Sources over Expenditures	**(123,315)**	**(24,151,983)**	
Prior Period Adjustment			
Ending Fund Balance*	**$ 57,055,265**	**$ 33,026,597**	

** - Unaudited*

8.3% of the fiscal year has elapsed



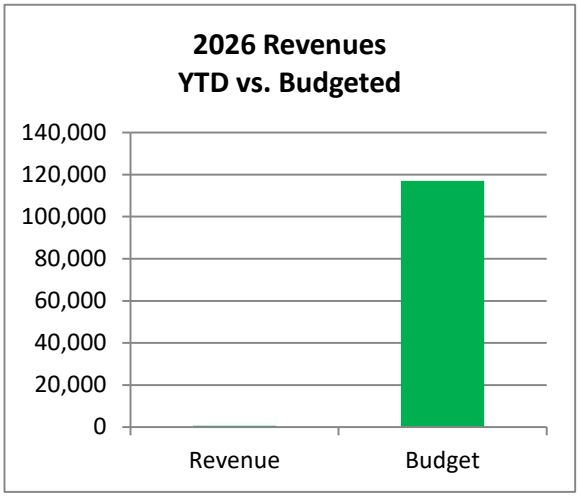


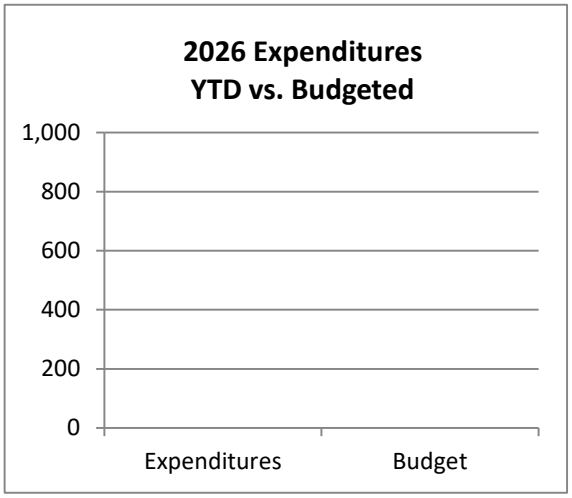
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Conservation Trust Fund
Period Ending January 31, 2026
Unaudited

Conservation Trust Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Fund Balance*	$ 149,655	$ 149,655	
Revenues:			
Intergovernmental	-	115,000	0.0%
Earnings on Investment	622	2,000	31.1%
Transfers In	-	-	
Total Operating Revenues	622	117,000	0.5%
Expenditures:			
Operations	-	-	
Capital Outlay	-	-	
Transfers Out	-	-	
Total Expenditures	-	-	
Excess (Deficiency) of Revenues and Other Sources over Expenditures	**622**	**117,000**	
Ending Fund Balance*	**$ 150,277**	**$ 266,655**	

** - Unaudited*

8.3% of the fiscal year has elapsed



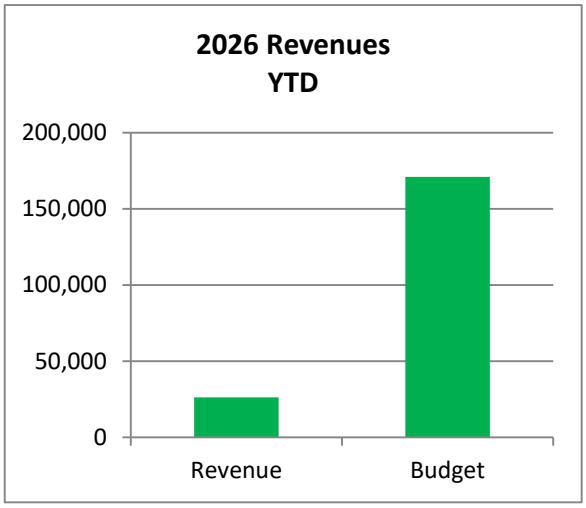


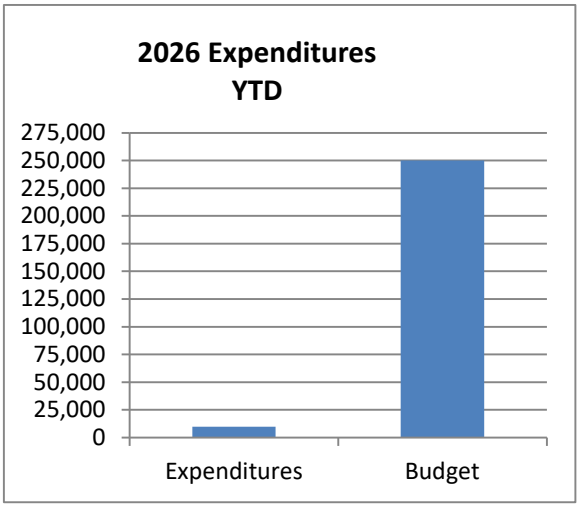
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Arts and Culture Fund
Period Ending January 31, 2026
Unaudited

Arts & Culture Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Fund Balance*	$ 916,780	$ 916,780	
Revenues:			
Intergovernmental	25,308	167,400	15.1%
Earnings on Investment	942	3,500	26.9%
Total Operating Revenues	26,250	170,900	15.4%
Expenditures:			
Operations	-	-	
Capital Outlay	9,743	250,000	3.9%
Total Expenditures	9,743	250,000	3.9%
Excess (Deficiency) of Revenues and Other Sources over Expenditures	**16,507**	**(79,100)**	
Ending Fund Balance*	**$ 933,287**	**$ 837,680**	

** - Unaudited*

8.3% of the fiscal year has elapsed



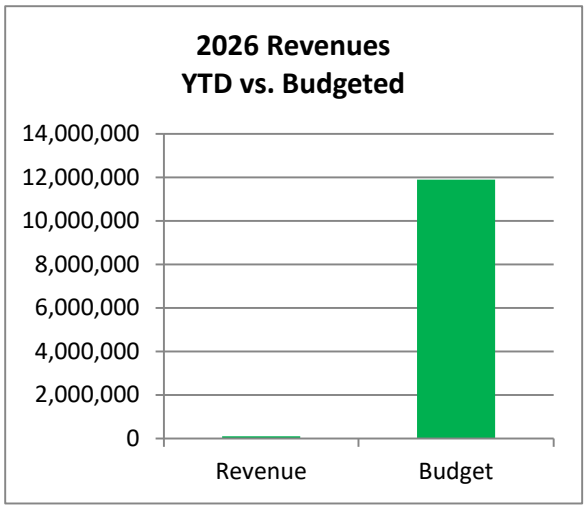


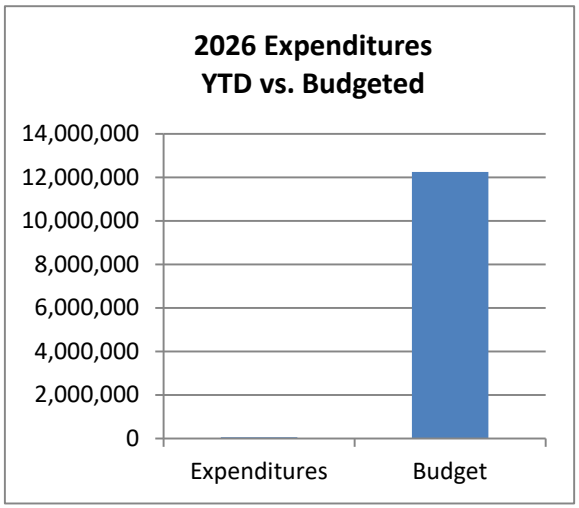
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Parks and Open Space Fund
Period Ending January 31, 2026
Unaudited

Parks and Open Space Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Fund Balance*	$ 11,145,384	$ 11,145,384	
Revenues:			
Taxes & Fees	88,195	1,088,700	8.1%
License & Permit	-	1,200	0.0%
Earnings on Investment	10,737	100,000	10.7%
Miscellaneous Revenue	1,123	65,000	1.7%
Transfers In	-	10,640,000	0.0%
Total Operating Revenues	100,054	11,894,900	0.8%
Expenditures:			
Operations	57,800	1,285,590	4.5%
Capital Outlay	-	10,965,000	0.0%
Transfers Out	-	-	
Total Expenditures	57,800	12,250,590	0.5%
Excess (Deficiency) of Revenues and Other Sources over Expenditures	**42,254**	**(355,690)**	
Ending Fund Balance*	**$ 11,187,638**	**$ 10,789,694**	

** - Unaudited*

8.3% of the fiscal year has elapsed



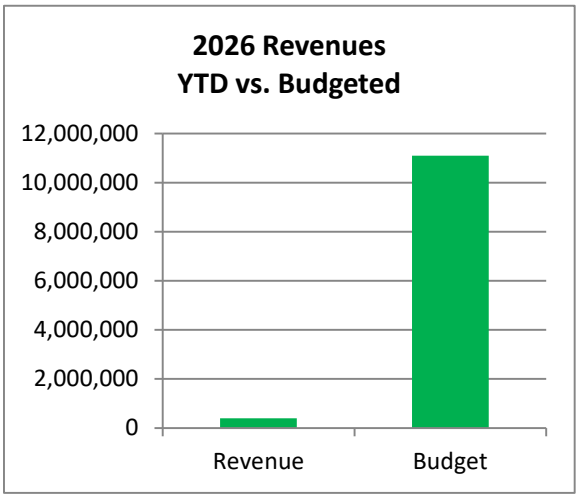


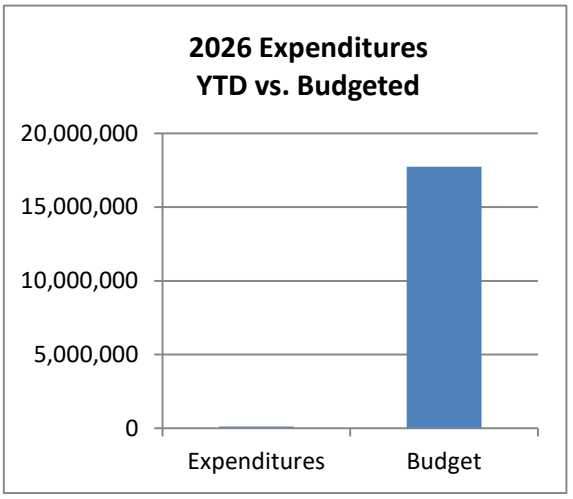
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Street and Alley Fund
Period Ending January 31, 2026
Unaudited

Street and Alley Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Fund Balance*	$ 30,882,322	$ 30,882,322	
Revenues:			
Taxes & Fees	51,464	6,759,237	0.8%
Intergovernmental	-	623,000	0.0%
Charges for Services	102,928	1,250,000	8.2%
Capital Investment Fees	164,666	1,113,200	14.8%
Earnings on Investment	83,798	850,000	9.9%
Miscellaneous Revenues	-	500,000	0.0%
Tranfers In	-	-	
Total Operating Revenues	402,856	11,095,437	3.6%
Expenditures:			
Operations & Maintenance	70,966	6,700,040	1.1%
Capital	40,868	11,035,000	0.4%
Total Expenditures	111,834	17,735,040	0.6%
Excess (Deficiency) of Revenues and Other Sources over Expenditures	**291,021**	**(6,639,603)**	
Ending Fund Balance*	**$ 31,173,343**	**$ 24,242,719**	

** - Unaudited*

8.3% of the fiscal year has elapsed



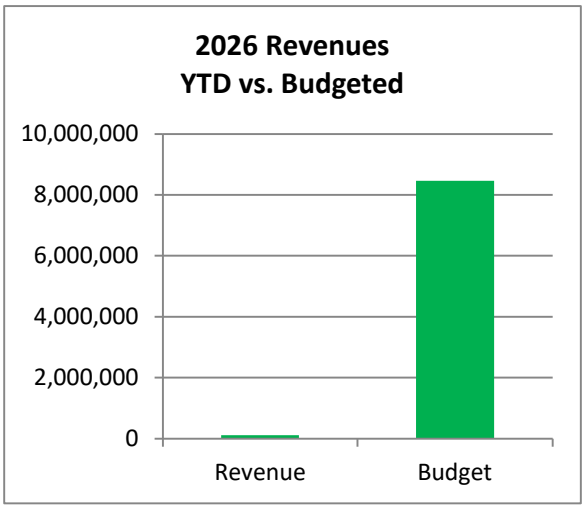


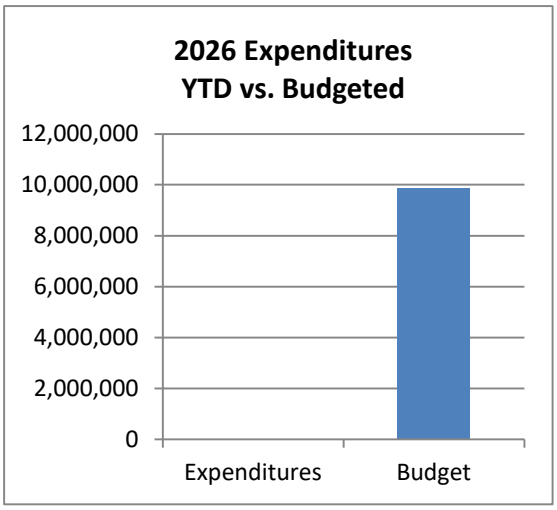
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Capital Projects Fund
Period Ending January 31, 2026
Unaudited

Capital Projects Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Fund Balance*	$ 14,514,919	$ 14,514,919	
Revenues:			
Taxes and Fees	93,438	750,000	12.5%
Miscellaneous Revenue	-	-	
Interest	22,746	250,000	9.1%
Transfers In	-	7,460,000	0.0%
Total Operating Revenues	116,183	8,460,000	1.4%
Expenditures:			
Capital Outlay	-	9,862,000	0.0%
Transfers Out	-	-	
Total Expenditures	-	9,862,000	0.0%
Excess (Deficiency) of Revenues and Other Sources over Expenditures	**116,183**	**(1,402,000)**	
Ending Fund Balance*	**$ 14,631,102**	**$ 13,112,919**	

** - Unaudited*

8.3% of the fiscal year has elapsed



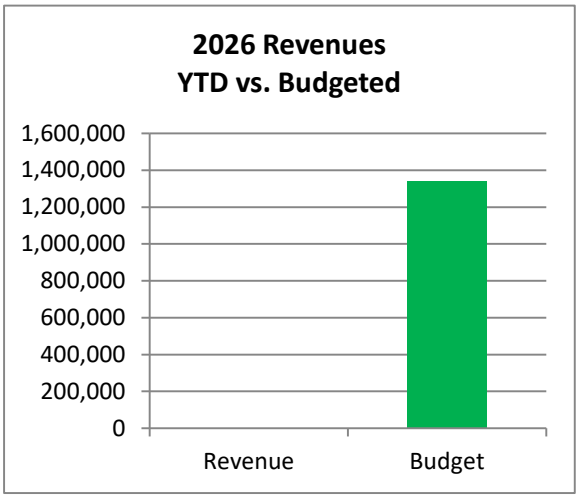


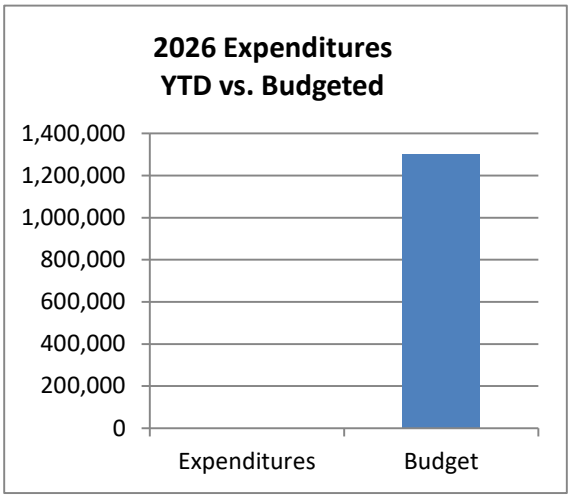
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Tax Allocation Fund
Period Ending January 31, 2026
Unaudited

Tax Allocation Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Fund Balance*	$ 41,435	$ 41,435	
Revenues:			
Taxes & Fees	-	1,340,000	0.0%
Earnings on Investment	-	-	
Total Operating Revenues	-	1,340,000	0.0%
Expenditures:			
Miscellaneous	-	1,300,000	0.0%
Total Expenditures	-	1,300,000	0.0%
Excess (Deficiency) of Revenues and Other Sources over Expenditures	**-**	**40,000**	
Ending Fund Balance	**$ 41,435**	**$ 81,435**	

** - Unaudited*

8.3% of the fiscal year has elapsed



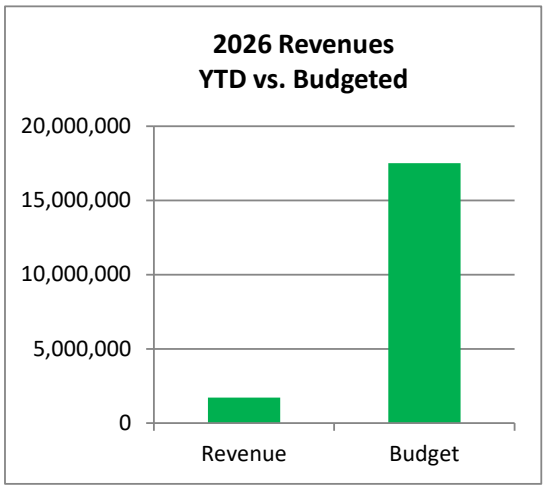


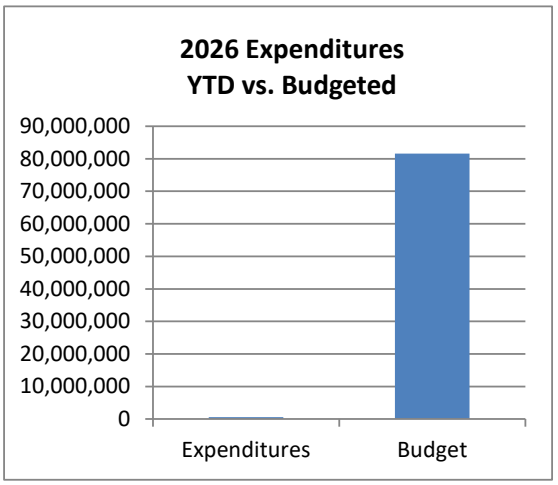
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Water Fund
Period Ending January 31, 2026
Unaudited

Water Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Cash Balance*	$ 133,212,963	$ 133,212,963	
Revenues:			
Charges for Services	783,008	10,576,700	7.4%
Total Operating Revenues	783,008	10,576,700	7.4%
Expenses:			
Administration	16,537	571,175	2.9%
Operations	347,201	6,374,920	5.4%
Capital Outlay	99,359	68,580,000	0.1%
Depreciation	93,258	1,400,000	6.7%
Debt Service	-	4,685,250	0.0%
Total Operating Expenses	556,355	81,611,345	0.7%
Operating Income (Loss)	226,652	(71,034,645)	
Non-Operating Revenues (Expenses)			
Tap Fees	331,447	2,264,700	14.6%
Capital Investment Fees	289,050	1,944,000	14.9%
Misc. Revenues	58,609	1,194,500	4.9%
Interest	257,720	1,600,000	16.1%
Transfers In/(Out)	-	(70,000)	0.0%
Total Non-Operating Revenues (Expenses)	936,826	6,933,200	13.5%
Excess (Deficiency) of Revenues and Other Sources over Expenses	**1,163,479**	**(64,101,445)**	
Ending Cash Balance*	**$ 134,376,442**	**$ 69,111,518**	

** - Unaudited*

8.3% of the fiscal year has elapsed



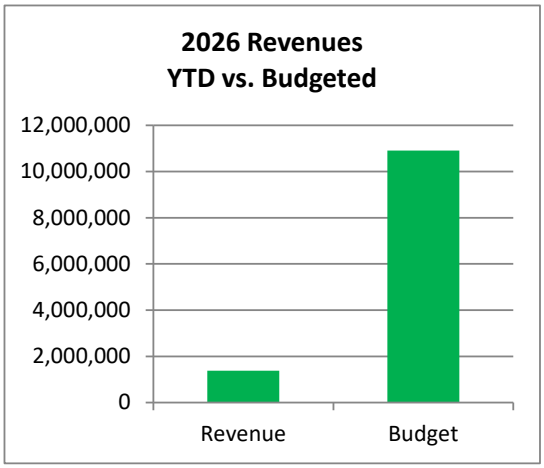


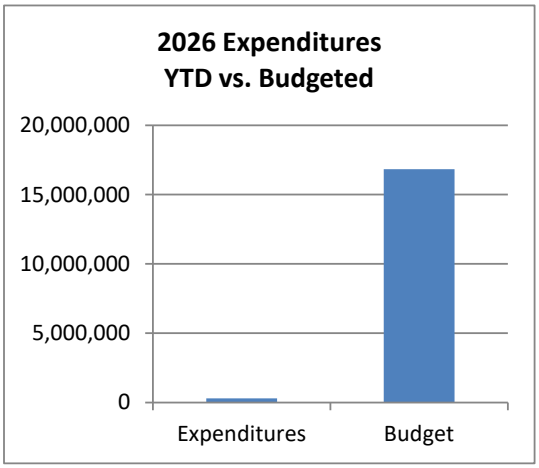
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Sewer Fund
Period Ending January 31, 2026
Unaudited

Sewer Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Cash Balance*	$ 40,114,684	$ 40,114,684	
Revenues:			
Charges for Services	551,766	6,295,100	8.8%
Total Operating Revenues	551,766	6,295,100	8.8%
Expenses:			
Administration	11,099	283,830	3.9%
Operations	103,750	3,520,830	2.9%
Capital Outlay	33,170	8,770,000	0.4%
Depreciation	155,649	1,500,000	10.4%
Debt Service	-	2,764,900	0.0%
	-	-	
Total Operating Expenses	303,668	16,839,560	1.8%
Operating Income (Loss)	248,098	(10,544,460)	
Non-Operating Revenues (Expenses)			
Capital Improvement Fees	642,158	4,219,600	15.2%
Misc. Revenues	4,160	3,000	138.7%
Interest	176,215	450,000	39.2%
Transfers In/(Out)	-	(60,000)	
Total Non-Operating Revenues (Expenses)	822,533	4,612,600	17.8%
Excess (Deficiency) of Revenues and Other Sources over Expenses	**1,070,631**	**(5,931,860)**	
Ending Cash Balance*	**$ 41,185,315**	**$ 34,182,824**	

** - Unaudited*

8.3% of the fiscal year has elapsed



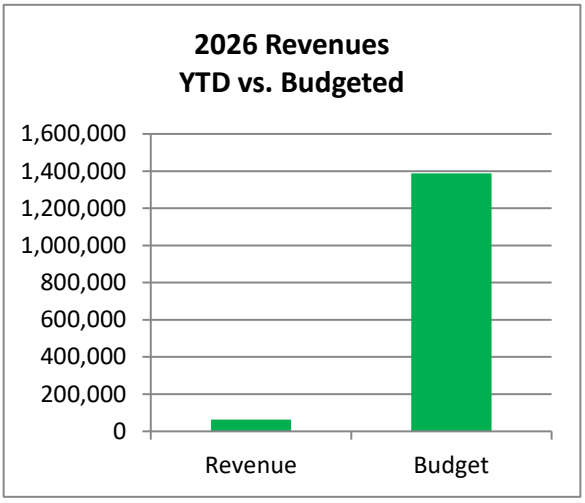


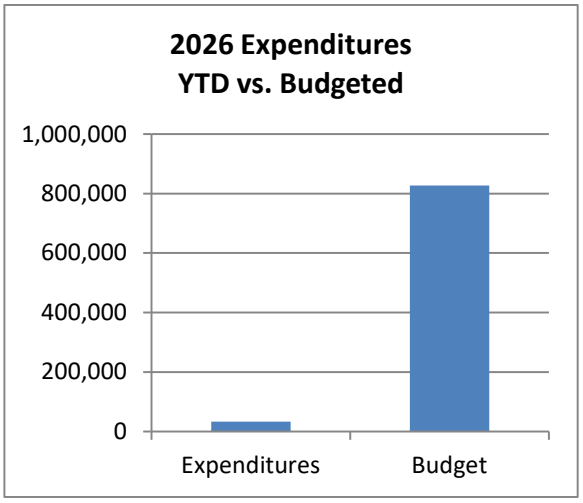
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Drainage Fund
Period Ending January 31, 2026
Unaudited

Drainage Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Cash Balance*	$ 4,551,052	$ 4,551,052	
Revenues:			
Charges for Services	53,990	1,078,000	5.0%
Total Operating Revenues	53,990	1,078,000	5.0%
Expenses:			
Administration	4,129	90,960	4.5%
Operations	28,710	636,420	4.5%
Capital Improvements	-	100,000	0.0%
Transfer Out	-	-	
Total Operating Expenses	32,839	827,380	4.0%
Operating Income (Loss)	21,151	250,620	
Non-Operating Revenues (Expenses)			
Capital Revenues	-	270,000	0.0%
Misc. Revenues	-	-	
Interest	9,242	40,000	23.1%
Total Non-Operating Revenues (Expenses)	9,242	310,000	3.0%
Excess (Deficiency) of Revenues and Other Sources over Expenses	**30,393**	**560,620**	
Ending Cash Balance*	**$ 4,581,445**	**$ 5,111,672**	

** - Unaudited*

8.3% of the fiscal year has elapsed



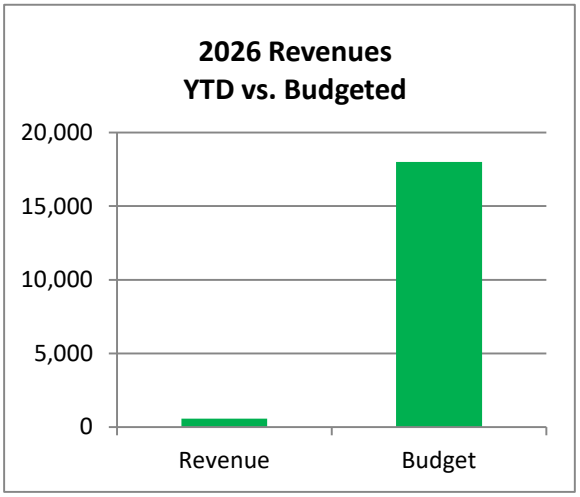


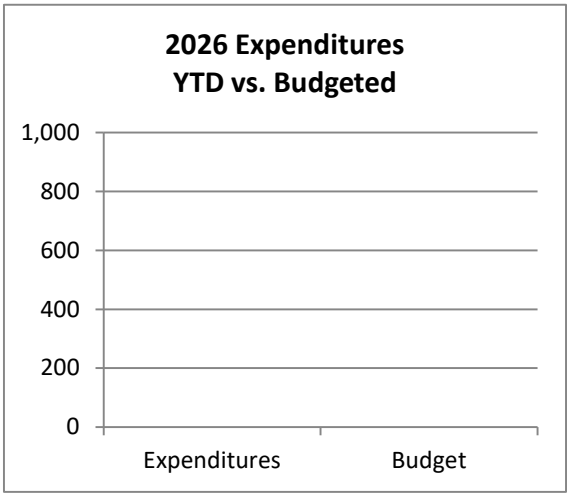
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Cemetery Perpetual Fund
Period Ending January 31, 2026
Unaudited

Cemetery Perpetual Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Fund Balance*	$ 226,041	$ 226,041	
Revenues:			
Miscellaneous Revenue	128	13,000	1.0%
Earnings on Investment	442	5,000	8.8%
Total Operating Revenues	570	18,000	3.2%
Expenditures:			
Operations & Maintenance	-	-	
Capital Outlay	-	-	
Transfers Out	-	-	
Total Expenditures	-	-	
Excess (Deficiency) of Revenues and Other Sources over Expenditures	**570**	**18,000**	
Ending Fund Balance*	**$ 226,611**	**$ 244,041**	

** - Unaudited*

8.3% of the fiscal year has elapsed



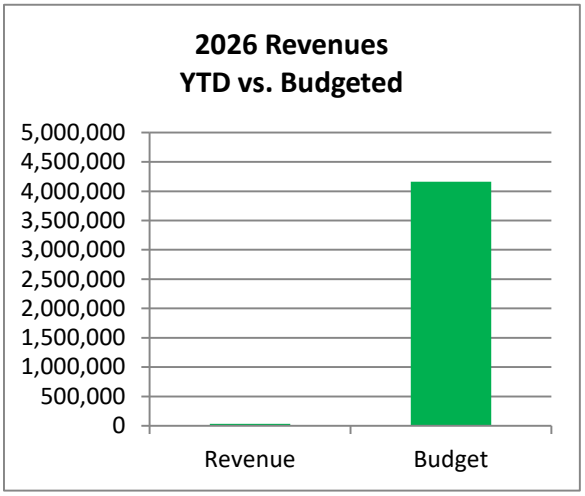


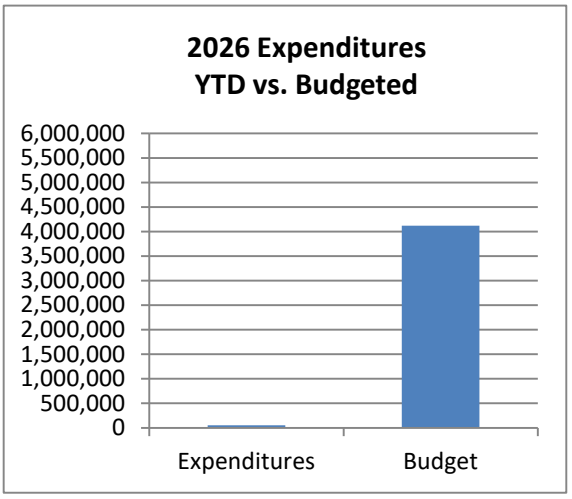
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Library Fund
Period Ending January 31, 2026
Unaudited

Library Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Fund Balance*	$ 16,585,144	$ 16,585,144	
Revenues:			
Intergovernmental	-	1,375,300	0.0%
Miscellaneous Revenue	-	13,500	0.0%
Capital Investment Fees	63,270	418,500	15.1%
Interest	2,088	500,000	0.4%
Transfers In	(31,635)	1,855,724	-1.7%
Total Operating Revenues	33,723	4,163,024	0.8%
Expenditures:			
Operations	53,992	2,785,550	1.9%
Capital Outlay	-	1,335,000	0.0%
Total Expenditures	53,992	4,120,550	1.3%
Excess (Deficiency) of Revenues and Other Sources over Expenditures	**(20,270)**	**42,474**	
Ending Fund Balance*	**$ 16,564,874**	**$ 16,627,618**	

** - Unaudited*

8.3% of the fiscal year has elapsed



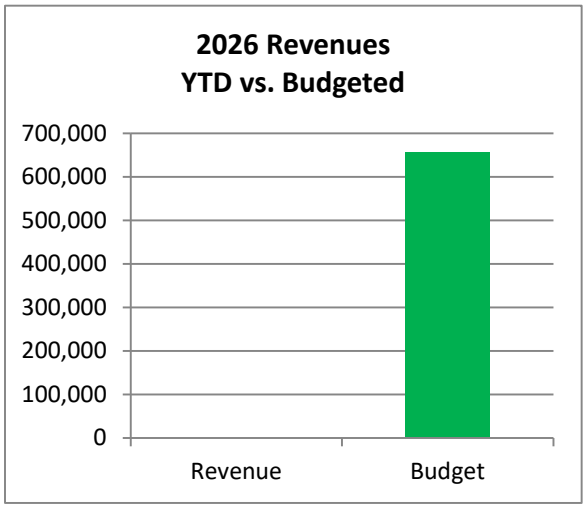


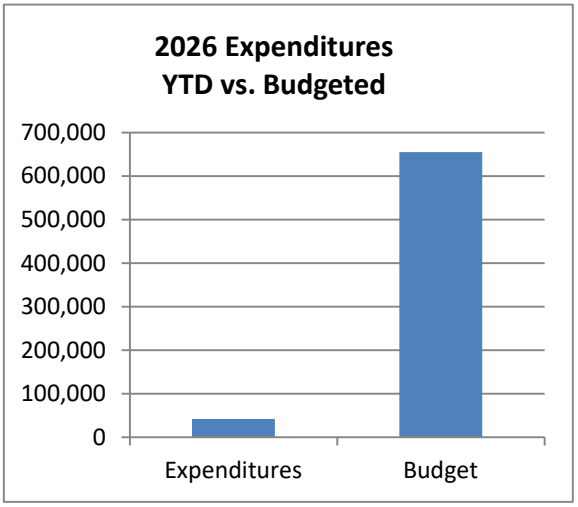
Town of Johnstown, Colorado
Statement of Revenues, Expenditures, and Changes in
Fund Balances - Recreation Center Fund
Period Ending January 31, 2026
Unaudited

Recreation Center Fund	2026 Actuals January	2026 Adopted Budget	% Complete
Beginning Fund Balance*	$ 192,855	$ 192,855	
Revenues:			
State Grants	-	-	
Transfers In	-	655,000	0.0%
Earnings on Investment	-	-	
Total Operating Revenues	-	655,000	0.0%
Expenditures:			
Operations & Maintenance	41,667	505,000	8.3%
Capital Outlay	-	150,000	0.0%
Total Expenditures	41,667	655,000	6.4%
Excess (Deficiency) of Revenues and Other Sources over Expenditures	**(41,667)**	**-**	
Ending Fund Balance*	**$ 151,188**	**$ 192,855**	

** - Unaudited*

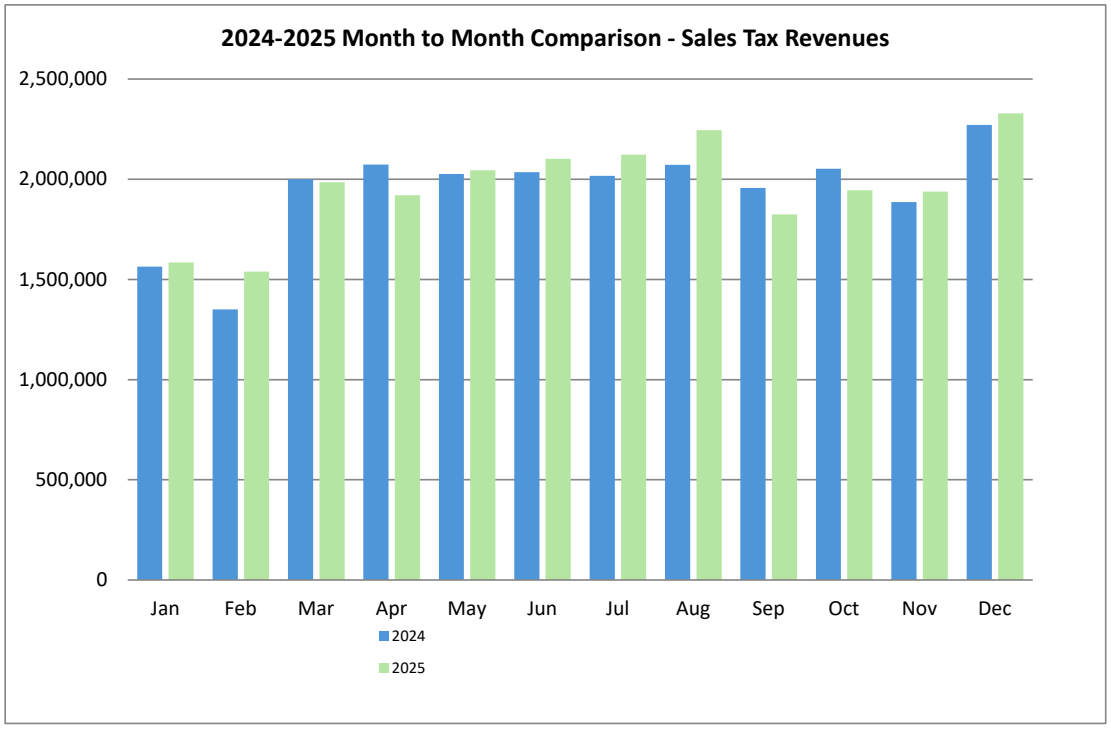
8.3% of the fiscal year has elapsed





Sales Tax Analysis and Comparison
2025

Month/Year	Sales Tax Collected*	Motor Vehicle Sales Tax Collected*	Total Sales Taxes Collected*
Jan-24	1,323,032	240,170	1,563,202
Feb-24	1,189,197	161,549	1,350,746
Mar-24	1,810,728	189,273	2,000,001
Apr-24	1,897,922	175,763	2,073,685
May-24	1,815,121	210,407	2,025,528
Jun-24	1,828,207	207,361	2,035,568
Jul-24	1,803,095	213,218	2,016,313
Aug-24	1,805,835	266,106	2,071,941
Sep-24	1,738,869	218,022	1,956,891
Oct-24	1,770,171	281,694	2,051,866
Nov-24	1,710,753	175,437	1,886,190
Dec-24	2,040,536	231,014	2,271,550
2024 Total	**20,733,466**	**2,570,015**	**23,303,481**
Jan-25	1,364,214	220,917	1,585,131
Feb-25	1,357,629	181,097	1,538,726
Mar-25	1,793,069	192,599	1,985,668
Apr-25	1,692,191	227,440	1,919,631
May-25	1,815,382	228,698	2,044,080
Jun-25	1,903,634	198,460	2,102,094
Jul-25	1,903,976	218,753	2,122,729
Aug-25	1,991,735	253,406	2,245,140
Sep-25	1,574,355	250,492	1,824,847
Oct-25	1,686,103	258,298	1,944,401
Nov-25	1,792,714	145,528	1,938,242
Dec-25	2,113,385	215,070	2,328,455
2025 Total	**20,988,386**	**2,590,758**	**23,579,144**
Jan - Dec 2024	20,733,466	2,570,015	23,303,481
Jan - Dec 2025	20,988,386	2,590,758	23,579,144
% Increase (Decrease)	1.23%	0.81%	1.18%



* Amounts shown reflect different reporting periods for various entities.
** Adjusted per applicable tax allocation apreements.

450 S. Parish Avenue
Johnstown, CO 80534
970-587-4664
JohnstownCO.gov

Town Council Consent Agenda Communication

Agenda Date: February 18, 2026

Subject: Approval of a Letter to FHWA for Devolution of the I-25 East Frontage Road

Attachments:

1. Letter to FHWA
2. 23 CFR 710.403
3. 23 CFR 710.405
4. 23 CFR 710.409
5. Resolution 2018-22

Presented by: Matt LeCerf, Town Manager

Agenda Item Description:

The Town has been working with CDOT to devolve (transfer) ownership of the East Frontage Road from CDOT to the Town for the past 7 years. The devolution was in conjunction with the I-25 improvements as supported by the Town. The Town has passed Resolution 2018-22 acknowledging devolution of the East Frontage Road to the Town, as well as development of a pending IGA confirming the devolution. As part of the acceptance of Frontage Road, the Town requested a number of improvements to the roadway which CDOT has completed about two (2) years ago.

Now, as part of this process, the Federal Highway Administration has asked for the Town to provide the attached letter to support the devolution. Approval of this consent agenda item would authorize for the Town Manager to sign the letter as presented. Additional Code of Federal Regulations (CFR) Regulations are attached in the case Town Council has questions regarding the CFR.

Strategic Plan Alignment:

Quality Infrastructure & Facilities

- Ensure future viability of infrastructure and facilities
- Repair and maintain existing infrastructure, facilities and equipment

Legal Advice:

Not Applicable.

Financial Advice:

Future maintenance will be necessary for roadway maintenance as necessary and appropriate.

Recommended Action:

Approve and authorize the Town Manager to sign the attached letter and forward it onto FHWA.

Reviewed and Approved for Presentation

Town Manager

450 S. Parish Avenue
Johnstown, CO 80534
970.587.4664
JohnstownCO.gov

Federal Highway Administration (FHWA)

February 18, 2026

Dear FHWA:

The purpose of this letter is to clarify the Town's position regarding our desire to accept maintenance and oversight of the I-25 North Frontage Road within the Town limits of the Town of Johnstown.

The Town of Johnstown and CDOT during the collaborative design phase of the I25 Project communicated the Town's interest and subsequent desire for CDOT to relinquish the portion of the I-25 North frontage road from milepost 254.65 to 257.1 (+/-) to the Town for continued use as a frontage road. CDOT did not reach out to the Town asking for the Town to accept said portion of the frontage road, rather, the Town initiated the opportunity as a method to control access along the roadway for our community.

The relinquishment is in accordance with 23 CFR 710.403(a), (c), (d), (e), and (f) and this request for relinquishment shall affirmatively provide for adherence to requirements contained in 23 CFR 710.409 and includes the all information as required in 23 CFR 710.405(e)(1) through(9).

If you have any additional questions or comments, please contact me at your convenience.

Sincerely,

Matt LeCerf
Town Manager

cc: Mayor and Councilmembers of the Town of Johnstown
Mitzi McCoy, Deputy Town Manager
Doug Gossett, Engineering Director
Tim Hoos, Public Works Director
Jenn Simmons, Planning & Development Director

This content is from the eCFR and is authoritative but unofficial.

Title 23 —Highways
Chapter I —Federal Highway Administration, Department of Transportation
Subchapter H —Right-of-Way and Environment
Part 710 —Right-of-Way and Real Estate
Subpart D —Real Property Management

Source: 81 FR 57729, Aug. 23, 2016, unless otherwise noted.

Authority: Secs.1302 and 1321, Pub. L. 112-141, 126 Stat. 405. Sec. 1307, Pub. L. 105-178, 112 Stat. 107; 23 U.S.C. 101(a), 107, 108, 111, 114, 133, 142(f), 156, 204, 210, 308, 315, 317, and 323; 42 U.S.C. 2000d *et seq.,* 4633, 4651-4655; 2 CFR 200.311; 49 CFR 1.48(b) and (cc), parts 21 and 24; 23 CFR 1.32.

Source: 64 FR 71290, Dec. 21, 1999, unless otherwise noted.

§ 710.403 Management.

(a) As provided in § 710.201(h), FHWA and SDOT may use their Stewardship/Oversight Agreement to enter into a written agreement establishing which approvals the SDOT may make on behalf of FHWA, provided FHWA may not assign to the SDOT the decision to allow any ROW use agreement or any disposal on or within the approved ROW limits of the Interstate, including any change in access control. The assignment agreement provisions in § 710.201(h) and this paragraph do not apply to non-SDOT grantees.

(b) The grantee must ensure that all real property interests within the approved ROW limits or other project limits of a facility that has been funded under title 23 are devoted exclusively to the purposes of that facility and the facility is preserved free of all other public or private alternative uses, unless such non-highway alternative uses are permitted by Federal law (including regulations) or the FHWA. An alternative use, whether temporary under § 710.405 or permanent as provided in § 710.409, must be in the public interest, consistent with the continued operation, maintenance, and safety of the facility, and such use must not impair the highway or interfere with the free and safe flow of traffic (see also 23 CFR 1.23). Park and Ride lots are exempted from the provisions of this part. Park and Ride lots requirements are found 23 U.S.C. 137 and 23 CFR 810.106.

(c) Grantees shall specify procedures in their approved ROW manual or RAMP for determining when a real property interest is excess real property and may be disposed of in accordance with this part. These procedures must provide for coordination among relevant State organizational units that may be interested in the proposed use or disposal of the real property. Grantees also shall specify procedures in their ROW manual or RAMP for determining when a real property interest is excess and when a real property interest may be made available under a ROW use agreement for an alternative use that satisfies the requirements described in paragraph (b) of this section.

(d) Disposal actions and ROW use agreements, including leasing actions, are subject to 23 CFR part 771.

(e) Current fair market value must be charged for the use or disposal of all real property interests if those real property interests were obtained with title 23, United States Code, funding except as provided in paragraphs (e)(1) through (6) of this section. The term fair market value as used for acquisition and disposal purposes is as defined by State statute and/or State court decisions. Exceptions to the requirement for charging fair market value must be submitted to FHWA in writing and may be approved by FHWA in the following situations:

(1) When the grantee shows that an exception is in the overall public interest based on social, environmental, or economic benefits, or is for a nonproprietary governmental use. The grantee's ROW manual or RAMP must include criteria for evaluating disposals at less than fair market value, and a method for ensuring the public will receive the benefit used to justify the less than fair market value disposal.

(2) Use by public utilities in accordance with 23 CFR part 645.

(3) Use by railroads in accordance with 23 CFR part 646.

(4) Use for bikeways and pedestrian walkways in accordance with 23 CFR part 652.

(5) Uses under 23 U.S.C. 142(f), Public Transportation. Lands and ROWs of a highway constructed using Federal-aid highway funds may be made available without charge to a publicly owned mass transit authority for public transit purposes whenever the public interest will be served, and where this can be accomplished without impairing automotive safety or future highway improvements.

(6) Use for other transportation projects eligible for assistance under title 23 of the United States Code, provided that a concession agreement, as defined in § 710.703, shall not constitute a transportation project exempt from fair market value requirements.

(f) The Federal share of net income from the use or disposal of real property interests obtained with title 23 funds shall be used by the grantee for activities eligible for funding under title 23. Where project income derived from the use or disposal of real property interests is used for subsequent title 23-eligible projects, the funds are not considered Federal financial assistance and use of the income does not cause title 23 requirements to apply.

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Title 23 —Highways
Chapter I —Federal Highway Administration, Department of Transportation
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Authority: Secs.1302 and 1321, Pub. L. 112-141, 126 Stat. 405. Sec. 1307, Pub. L. 105-178, 112 Stat. 107; 23 U.S.C. 101(a), 107, 108, 111, 114, 133, 142(f), 156, 204, 210, 308, 315, 317, and 323; 42 U.S.C. 2000d *et seq.,* 4633, 4651-4655; 2 CFR 200.311; 49 CFR 1.48(b) and (cc), parts 21 and 24; 23 CFR 1.32.

Source: 64 FR 71290, Dec. 21, 1999, unless otherwise noted.

§ 710.405 ROW use agreements.

(a) A ROW use agreement for the non-highway use of real property interests may be executed with a public entity or private party in accordance with § 710.403 and this section. Any non-highway alternative use of real property interests requires approval by FHWA, including a determination by FHWA that such occupancy, use, or reservation is in the public interest; is consistent with the continued use, operations, maintenance, and safety of the facility; and such use does not impair the highway or interfere with the free and safe flow of traffic as described in § 710.403(b). Except for Interstate Highways, where the SDOT controls the real property interest, the FHWA may assign its determination and approval responsibilities to the SDOT in their Stewardship/Oversight Agreement.

(1) This section applies to highways as defined in 23 U.S.C. 101(a) that received title 23, United States Code, financial assistance in any way.

(2) This section does not apply to the following:

(i) Uses by railroads and public utilities which cross or otherwise occupy Federal-aid highway ROW and that are governed by other sections of this title;

(ii) Relocations of railroads or utilities for which reimbursement is claimed under 23 CFR part 140, subparts E and H, 23 CFR part 645, or 23 CFR part 646, subpart B; and

(iii) Bikeways and pedestrian walkways as covered in 23 CFR part 652.

(b) Subject to the requirements in this subpart, ROW use agreements for a time-limited occupancy or use of real property interests may be approved if the grantee has acquired sufficient legal right, title, and interest in the ROW of a federally assisted highway to permit the non-highway use. A ROW use agreement must contain provisions that address the following items:

(1) Ensure the safety and integrity of the federally assisted facility;

(2) Define the term of the agreement;

(3) Identify the design and location of the non-highway use;

(4) Establish terms for revocation of the ROW use agreement and removal of improvements at no cost to the FHWA;

(5) Provide for adequate insurance to hold the grantee and the FHWA harmless;

(6) Require compliance with nondiscrimination requirements;

(7) Require grantee and FHWA approval, if not assigned to SDOT, and SDOT approval if the agreement affects a Federal-aid highway and the SDOT is not the grantee, for any significant revision in the design, construction, or operation of the non-highway use; and

(8) Grant access to the non-highway use by the grantee and FHWA, and the SDOT if the agreement affects a Federal-aid highway and the SDOT is not the grantee, for inspection, maintenance, and for activities needed for reconstruction of the highway facility.

(9) Additional terms and conditions appropriate for inclusion in ROW use agreements are described in FHWA guidance at *http://www.fhwa.dot.gov/real_estate/right-of-way/corridor_management/airspace_guidelines.cfm*. The terms and conditions listed in the guidance are not mandatory requirements.

(c) Where a proposed use requires changes in the existing highway, such changes shall be provided without cost to Federal funds unless otherwise specifically agreed to by the grantee and FHWA.

(d) Proposed uses of real property interests shall conform to the current design standards and safety criteria of FHWA for the functional classification of the highway facility in which the property is located.

(e) An individual, company, organization, or public agency desiring to use real property interests shall submit a written request to the grantee, together with an application supporting the proposal. If FHWA is the approving authority, the grantee shall forward the request, application, and the SDOT's recommendation if the proposal affects a Federal-aid highway, and the proposed ROW use agreement, together with its recommendation and any necessary supplemental information, to FHWA. The submission shall affirmatively provide for adherence to all requirements contained in this subpart and must include the following information:

(1) Identification of the party responsible for developing and operating the proposed use;

(2) A general statement of the proposed use;

(3) A description of why the proposed use would be in the public interest;

(4) Information demonstrating the proposed use would not impair the highway or interfere with the free and safe flow of traffic;

(5) The proposed design for the use of the space, including any facilities to be constructed;

(6) Maps, plans, or sketches to adequately demonstrate the relationship of the proposed project to the highway facility;

(7) Provision for vertical and horizontal access for maintenance purposes;

(8) A description of other general provisions such as the term of use, insurance requirements, design limitations, safety mandates, accessibility, and maintenance as outlined further in this section; and

(9) An adequately detailed three-dimensional presentation of the space to be used and the facility to be constructed if required by FHWA or the grantor. Maps and plans may not be required if the available real property interest is to be used for leisure activities (such as walking or biking), beautification, parking of motor vehicles, public mass transit facilities, and similar uses. In such cases, an acceptable metes and bounds description of the surface area, and appropriate plans or cross sections clearly defining the vertical use limits, may be furnished in lieu of a three-dimensional description, at the grantee's discretion.

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Title 23 —Highways
Chapter I —Federal Highway Administration, Department of Transportation
Subchapter H —Right-of-Way and Environment
Part 710 —Right-of-Way and Real Estate
Subpart D —Real Property Management

Source: 81 FR 57729, Aug. 23, 2016, unless otherwise noted.

Authority: Secs.1302 and 1321, Pub. L. 112-141, 126 Stat. 405. Sec. 1307, Pub. L. 105-178, 112 Stat. 107; 23 U.S.C. 101(a), 107, 108, 111, 114, 133, 142(f), 156, 204, 210, 308, 315, 317, and 323; 42 U.S.C. 2000d *et seq.,* 4633, 4651-4655; 2 CFR 200.311; 49 CFR 1.48(b) and (cc), parts 21 and 24; 23 CFR 1.32.

Source: 64 FR 71290, Dec. 21, 1999, unless otherwise noted.

§ 710.409 Disposal of excess real property.

(a) Excess real property outside or within the approved right-of-way limits or other project limits may be sold or conveyed to a public entity or to a private party in accordance with § 710.403(a), (c), (d), (e), (f) and this section. Approval by FHWA is required for disposal of excess real property unless otherwise provided in this section or in the FHWA-SDOT Stewardship/Oversight Agreement.

(b) Federal, State, and local agencies shall be afforded the opportunity to acquire excess real property considered for disposal when such real property interests have potential use for parks, conservation, recreation, or related purposes, and when such a transfer is allowed by State law. When this potential exists, the grantee shall notify the appropriate agencies of its intentions to dispose of the real property interests determined to be excess.

(c) The grantee may decide to retain excess real property to restore, preserve, or improve the scenic beauty and environmental quality adjacent to the transportation facility.

(d) Where the transfer of excess real property to other agencies at less than fair market value for continued public use is clearly justified as in the public interest and approved by FHWA under § 710.403(e), the deed shall provide for reversion of the property for failure to continue public ownership and use. Where property is sold at fair market value, no reversion clause is required.

(e) No FHWA approval is required for disposal of excess real property located outside of the approved ROW limits or other project limits if Federal funds did not participate in the acquisition cost of the real property.

(f) Highway facilities in which Federal funds participated in either the ROW or construction may be relinquished to another governmental agency for continued highway use under the provisions of 23 CFR part 620, subpart B.

(g) A request for approval of a disposal must demonstrate compliance with the requirements of § 710.403(a), (c), (d), (e), (f) and this section. An individual, company, organization, or public agency requesting a grantee to approve of a disposal of excess real property within the approved ROW limits or other project limits, or to approve of a disposal of excess real property outside the ROW limits that was acquired with title 23 of the United States Code funding, shall submit a written request to the grantee, together with an application supporting the proposal. If the FHWA is the approving authority, the grantee shall forward the request, the SDOT recommendation if the proposal affects a Federal-aid highway, the application, and

proposed terms and conditions, together with its recommendation and any necessary supplemental information, to FHWA. The submission shall affirmatively provide for adherence to requirements contained in this section and must include the information specified in § 710.405(e)(1) through (9).

TOWN OF JOHNSTOWN, COLORADO
RESOLUTION NO. 2018-22

AFFIRMING THE TOWN'S COMMITMENT TO ENTER INTO AN INTERGOVERNMENTAL AGREEMENT WITH THE COLORADO DEPARTMENT OF TRANSPORTATION RELATED TO DISPOSAL OF THE INTERSTATE 25 EAST FRONTAGE ROAD FROM STATE 60 TO RONALD REAGAN BOULEVARD

WHEREAS, the Town of Johnstown, Colorado ("Town") is a Colorado home rule municipality, duly organized and existing under the laws of the State of Colorado and the Town's Home Rule Charter; and

WHEREAS, Interstate 25 ("I-25") is the primary north-south highway connection for Northern Colorado, including the Town of Johnstown ("Town"), with traffic flows also served by an adjacent frontage road; and

WHEREAS, on November 5, 2018, representatives of the Colorado Department of Transportation ("CDOT") made a presentation to Town Council, indicating that the department has a long standing approach of disposing of frontage roads as communities develop and local streets improve access; and

WHEREAS, consistent with its policy, CDOT represented that it desires to dispose of the I-25 East Frontage Road from State Highway 60 to Ronald Reagan Boulevard ("East Frontage Road"), and requested that, subsequent to CDOT undertaking certain improvements to the East Frontage Road and other related benefits to the Town, the Town agree to assume the obligations related to the East Frontage Road; and

WHEREAS, to effectuate the foregoing, CDOT seeks to execute an intergovernmental agreement with the Town; and

WHEREAS, CDOT recognizes that a portion of the East Frontage Road is not currently within the jurisdictional boundaries of the Town; and

WHEREAS, assuming the Town and CDOT are able to negotiate a mutually-acceptable intergovernmental agreement, the Town approves of CDOT's disposal of the East Frontage Road and agrees to undertake the obligations related to the roadway.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF JOHNSTOWN, COLORADO, THAT:

1. The Town Council hereby makes the affirmations stated in the recitals set forth above.

2. Assuming the Town and CDOT are able to negotiate a mutually-acceptable agreement whereby CDOT agrees to undertake certain improvements to the East Frontage Road and provide other related benefits to the Town, the Town Council supports CDOT's disposal of the I-25 East Frontage Road from State Highway 60 to Ronald Reagan Boulevard and agrees to enter into an intergovernmental agreement with CDOT related to disposal of the East Frontage Road.

3. This Resolution shall be effective as of the date of its adoption.

PASSED, SIGNED, APPROVED, AND ADOPTED this 3rd day of December, 2018.

THE TOWN OF JOHNSTOWN SEAL COLO.

ATTEST:

By: _____
Diana Seele, Town Clerk

TOWN OF JOHNSTOWN, COLORADO

By: _____
Scott James, Mayor

Town of Johnstown

January 2026
Building Permit Statistics

Single Family Residential
Current Month: 69 Issued ytd: 69

Commercial
*New Building Issued ytd 0

Duplex	3-plex	4-plex	5-plex	6-plex	7-plex	Apartment Buildings/Units
0	0	0	0	0	0	0 / 0

Other Residential
(basements/alterations/additions)
Issued ytd 54

Other Commercial
*** (tenant finish/alterations/additions)**
Issued ytd 12

Fees collected at permit issuance	Residential YTD	Commercial YTD
Construction Valuation	$24,269,662.17	$829,445.00
Building permit fees	$177,442.45	$13,132.93
Raw Water Development Fee	$415,341.00	$0.00
Water Meter	$32,825.00	$0.00
Water Tap	$485,356.00	$0.00
Sewer Tap	$614,831.00	$0.00
Regional Sewer Development fees	$218,500.00	$0.00
Sewer Inspection Fee	$6,500.00	$0.00
Park	$32,500.00	$0.00
Use Tax	$398,739.55	$15,677.29
Larimer Use Tax	$60,736.00	$4,485.83
Open Space Impact Fee	$96,286.00	$0.00
Library Impact Fee	$92,565.00	$0.00
Public Facilities Impact Fee	$128,134.00	$0.00
Police Facilities Impact Fee	$58,296.00	$0.00
Transportation Facilities Impact Fee	$223,938.00	$0.00
402 Interchange Fee	$17,829.00	$0.00
High Plains Blvd Reimbursement Fee	$0.00	$0.00
West Water Fee	$26,190.00	$0.00
Reinspection Fee	$550.00	$0.00
TOTAL FEES (YTD)	**$3,086,559.00**	**$33,296.05**

Building permits issued for individual dwelling units - 1991 to (date)

Single family, duplex, 3-plex, 4-plex, 5-plex, 6-plex, 7-plex*						
Year	**Issued**	**Month avg**		**Year**	**Issued**	**Month avg**
1961 - 90	165	0.0		2016	132	11.00
1991	2	0.17		2017	140	11.67
1992	5	0.42		2018	126	10.50
1993	7	0.75		2019	87	7.25
1994	47	3.92		2020	108	9.75
1995	106	8.83		2021	184	15.33
1996	145	12.00		2022	446	37.16
1997	143	11.92		2023*	411	41.10
1998	175	14..58		2024	526	43.84
1999	145	12.08		2025	528	44
2000	134	11.92		2026	69	69
2001	152	12.67				
2002	262	21.92		**TOTAL**	**7,191**	
2003	284	24.17				
2004	331	27.67				
2005	375	31.33				
2006	180	15.75				
2007	160	133.42				
2008	97	8.00				
2009	89	7.42				
2010	124	10.33				
2011	184	15.34				
2012	310	25.84				
2013	378	31.50				
2014	272	22.67				
2015	162	13.50				

*Starting in 2023, number represents total number of units constructed including all single-family type structures. This number does not include apartments. Prior to 2023, the number represents single-family units only.

JONES MEMORIAL LIBRARY CASH FLOW REPORT - DEC2025			Y-T-D	2025 BUDGET		Notes
BEGINNING CHECKING BALANCE		***$ 69,746.19***	$ -	**$ 20,000.00**	To Date	
INFLOWS	Donations/Grants	$ -	$ 2,555.00	**$ 3,500.00**		
	Interest	$ 113.66	$ 520,433.98	**$ 500,000.00**		
	Misc Income	$ 881.25	$ 2,429.80	**$ 10,000.00**		
	Investments	*$ 40,000.00*	*$ 40,000.00*	**$ 227,076.00**		
	Town of Johnstown	$ 168,593.68	$ 2,085,789.64	**$ 2,023,124.00**		$62,665.48 2024 tax dist.
	High Plains Library District	$ 15,000.00	$ 1,474,877.79	**$ 1,375,300.00**		$95,000 Wember reimb.
INFLOWS TOTAL		*$ 224,588.59*	*$ 4,126,086.21*	**$ -**		($13,000 '24; $82,000 '25)
TOTAL AVAILABLE FUNDS		***$ 294,334.78***		***$ 4,159,000.00***		
OUTFLOWS	Advertising/Website	$ 2,052.76	$ 28,348.78	**$ 50,000.00**		
	Books - 119	$ 1,868.21	$ 39,742.23	**$ 80,000.00**	2748	
	DVD/Audio -16	$ 394.09	$ 2,362.70	**$ 20,000.00**	98	
	Library of Things	$ 85.75	$ 2,478.57	**$ 15,000.00**		
	Collection Fees/Bad Debts	$ -	$ -	**$ 2,000.00**		
	Computer Expenses	$ -	$ 603.09	**$ 5,000.00**		
	Equipment & Furniture	$ 499.67	$ 14,764.84	**$ 60,000.00**		MPL $3,224.32
	MakerSpace	$ -	$ 996.26	**$ 10,000.00**		
	Gifts Given	$ 122.58	$ 1,080.92	**$ 5,000.00**		
	Investments	$ -	$ 1,750,000.00	**$ -**		
	Legal Fees/Consulting Fees	$ 666.50	$ 7,698.20	**$ 10,000.00**		
	Maintenance/Building Exp.	$ 8,203.79	$ 86,417.17	**$ 200,000.00**		Annex $600 (yellow house)
	Memberships/Licenses	$ 179.00	$ 408.00	**$ 2,500.00**		
	Milliken Location	$ 640.39	$ 6,621.71	**$ 20,000.00**		MPL $57.30
	Outreach	$ 124.83	$ 3,335.60	**$ 10,000.00**		
	Professional/Enrichment	$ -	$ 3,269.59	**$ 5,000.00**		
	Programming	$ 2,297.71	$ 32,298.22	**$ 200,000.00**		
	MakerSpace	$ 493.42	$ 5,846.43	**$ 15,000.00**		
	Salaries/Benefits/Perks	$ 201,274.97	$ 706,344.90	**$ 1,000,000.00**		
	Health Ins./Retirement	$ 41,487.30	$ 152,016.10	**$ 150,000.00**		
	Subscriptions, Periodicals	$ 696.68	$ 4,996.79	**$ 7,500.00**		
	Supplies, Janitorial	$ 351.06	$ 1,666.80	**$ 5,000.00**		
	Supplies/Expenses, Library	$ 442.47	$ 7,127.31	**$ 15,000.00**		
	Telephone	$ 665.45	$ 7,389.04	**$ 12,000.00**		
	Utilities	$ 5,379.24	$ 54,607.61	**$ 60,000.00**		MPL $7,444.16; Annex $104.11
	Capital Improvements-MPL	$ 25,326.65	$ 723,139.92	**$ 2,000,000.00**		
	Capital Improvements-JT	$ -	$ 9,259.90	**$ 200,000.00**		retainage 2023 landscape
	Transfer to petty cash	$ -	$ -	**$ -**		
OUTFLOWS TOTAL		$ 293,252.52	$ 3,652,820.68	**$ 4,159,000.00**		
ENDING CHECKING BALANCE		***$ 1,082.26***				
						Notes

BEGINNING PETTY CASH BALANCE		$ 1,261.37				
	Maintenance/Building Exp.	$ -				
ENDING PETTY CASH BALANCE		$ 1,261.37				
	COLORADO TRUST INVESTMENT		Y-T-D			
BEGINNING BALANCE		$ 12,999,059.61				
	Dividend - 3.9356%	$ 43,517.90	$ 515,304.24			
	Contribution	$ -				
	Withdrawal	$ 40,000.00				
ENDING BALANCE		$ 13,002,577.51		FUNDS IN RESERVE		$ 1,218,500.00

450 S. Parish Avenue
Johnstown, CO 80534
970.578.4664
JohnstownCO.gov

MEMORANDUM

TO: Honorable Mayor Duncan and Town Councilmembers
Community Members of the Town of Johnstown

FROM: Matt LeCerf, Town Manager

DATE: February 11, 2026

SUBJECT: FY 2026 CIP & Major Project Overviews

In an effort to be more communicative with the Community, Town Council, and within the organization, we are please to present you with the 2026 Johnstown Major Project Collaboration. This document includes over 40 major projects and initiatives that will be undertaken by the dedicated and amazing employees of the Town of Johnstown. The brief overviews provide a title and brief description of the project, estimated costs, as well as both lead and support staff members for the projects and initiatives to ensure communication and continuity throughout the projects duration. The overview also includes a projected list of milestones where applicable with the hopes that these target dates will allow team members and the community know when impacts may occur for these projects.

It is important to note that these project overviews do not consider other standard work and operational requirements of the organization for the community we serve. I am so pleased with the outcome of this list of quality projects, that will continue to positively impact the community and the organization. In my mind, this reinforces and emphasizes the passion and dedication of our great employees, and we are excited about the outcomes that will result because of the alignment we have with our values and culture at the Town of Johnstown.

If you have any questions about specific projects, please let me know.

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Codification of LUDC, Charter, and Municipal Code

LEAD DEPARTMENT & PROJECT MANAGER: Town Clerk's Office, Meghan Martinez

INTERNAL SUPPORT: Legal, Planning

EXTERNAL IMPACTS OR FEEDBACK: Provides on-demand public access to municipal codes, updated code appearance, and opportunities for public education regarding available features. External users may initially experience minor navigation challenges during the transition period.

WHY: The Land Use Development Code (LUDC) and Charter have never been fully codified and will be transitioned to the Town's online codification provider. The Town will also move to an on-demand codification model, allowing ordinances to be codified as soon as they become eligible. This will ensure all codes remain current for both internal staff and the public, improving transparency, efficiency, and customer service.

ESTIMATED PROJECT COST: $9000

PROJECT DURATION: January – June 2026.

MILESTONES/CHECKPOINTS/TIMELINE:

- TBD

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Skate Park upgrades in Aragon Park

LEAD DEPARTMENT & PROJECT MANAGER: Public Works – Tim Hoos

INTERNAL SUPPORT: Communications to promote new features

EXTERNAL IMPACTS OR FEEDBACK: Yes, to promote new features

WHY: This Project will replace the center section of the existing skate park with new ramps and features. Additional sections are planned to be replaced over the next 2-3 years to fully replace the skate park equipment by 2029.

ESTIMATED PROJECT COST: $75,000

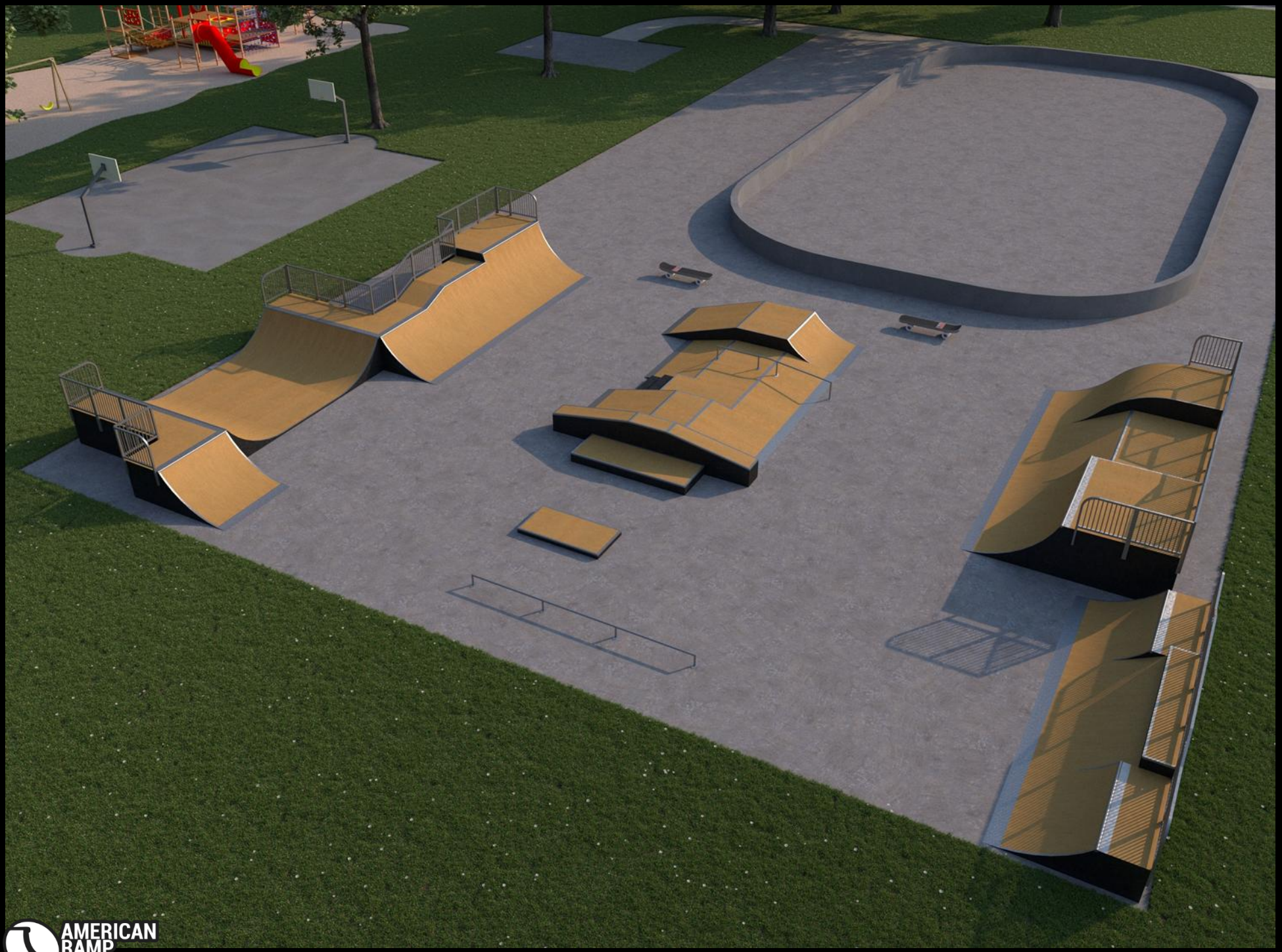
PROJECT DURATION: Work is expected to start in May 2026 once the new equipment is received and be installed by end of May 2026

MILESTONES/CHECKPOINTS/TIMELINE:

Order equipment: February 2026
Installation complete: May 2026

AMERICAN RAMP COMPANY

9428 - CO, JOHNSTOWN



AMERICAN RAMP COMPANY

9428 - CO, JOHNSTOWN

2026 Johnstown Major Project Collaboration

PROJECT TITLE: 2026 Asphalt Mill, Overlay, Full Depth Replacement, and Patching

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Jeff Blankenship

INTERNAL SUPPORT: Finance, Communications, and GIS

EXTERNAL IMPACTS OR FEEDBACK: Yes – Traffic impacts, progress updates, etc. through Communications.

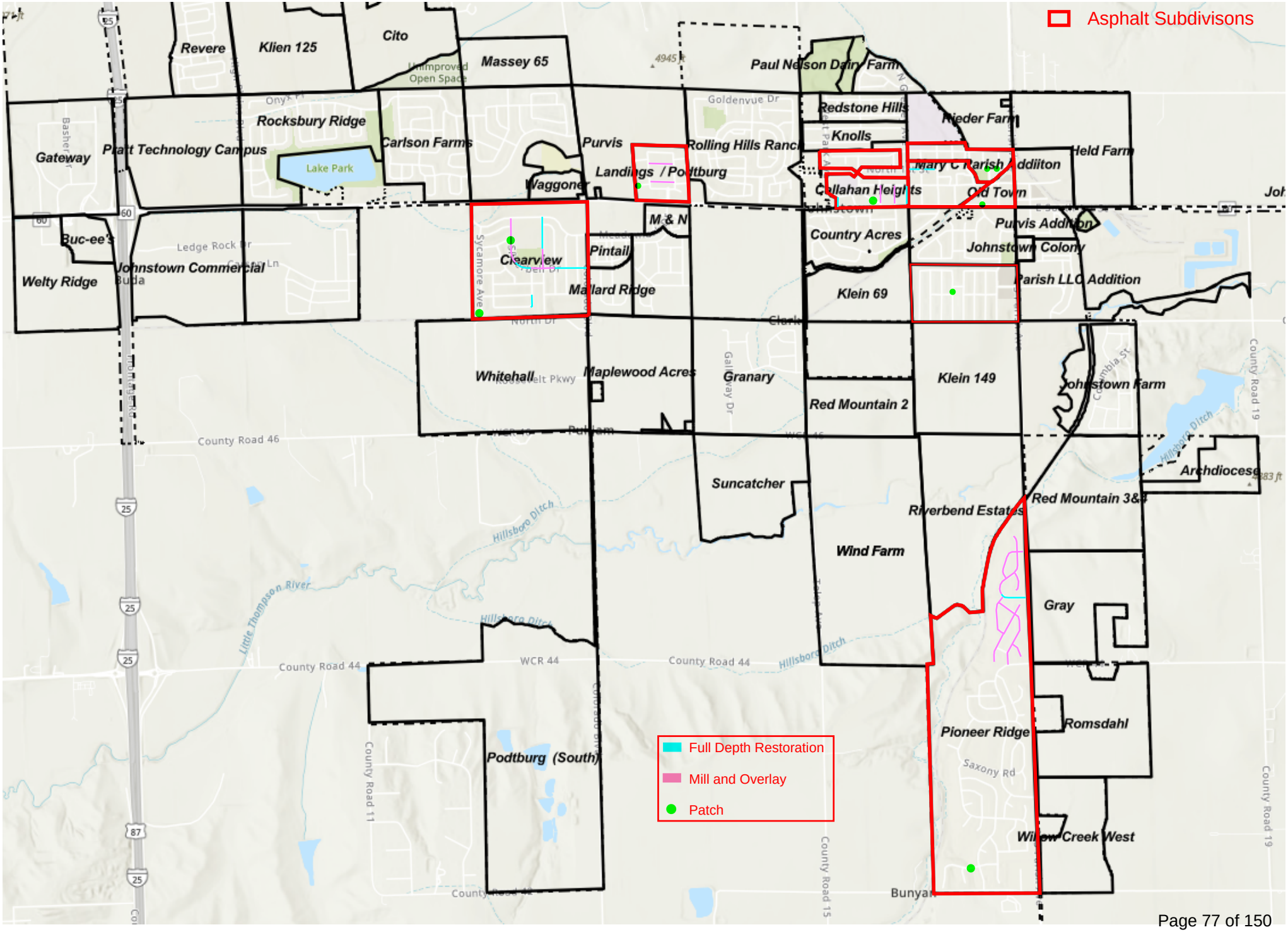
WHY: To improve life service of asphalt roadways.

ESTIMATED PROJECT COST:
- $1.65M Dollars

PROJECT DURATION: Construction estimated start of April 2026 – September 2026.

MILESTONES/CHECKPOINTS/TIMELINE:
- Advertisement – February 2026
- Council Approval – March 2026
- Pre-Construction/Scope Meeting – April 2026
- Notice to Proceed – April 2026
- Final Completion – September 2026

Johnstown Asphalt Areas



2026 Johnstown Major Project Collaboration

PROJECT TITLE: Cemetery Irrigation System Replacement

LEAD DEPARTMENT & PROJECT MANAGER: Public Works – Tim Hoos

INTERNAL SUPPORT:
Town Clerk, Communications and Utilities for water service locates and adjustments.

EXTERNAL IMPACTS OR FEEDBACK: Yes, for proposed impacts to cemetery visitors and plot owners

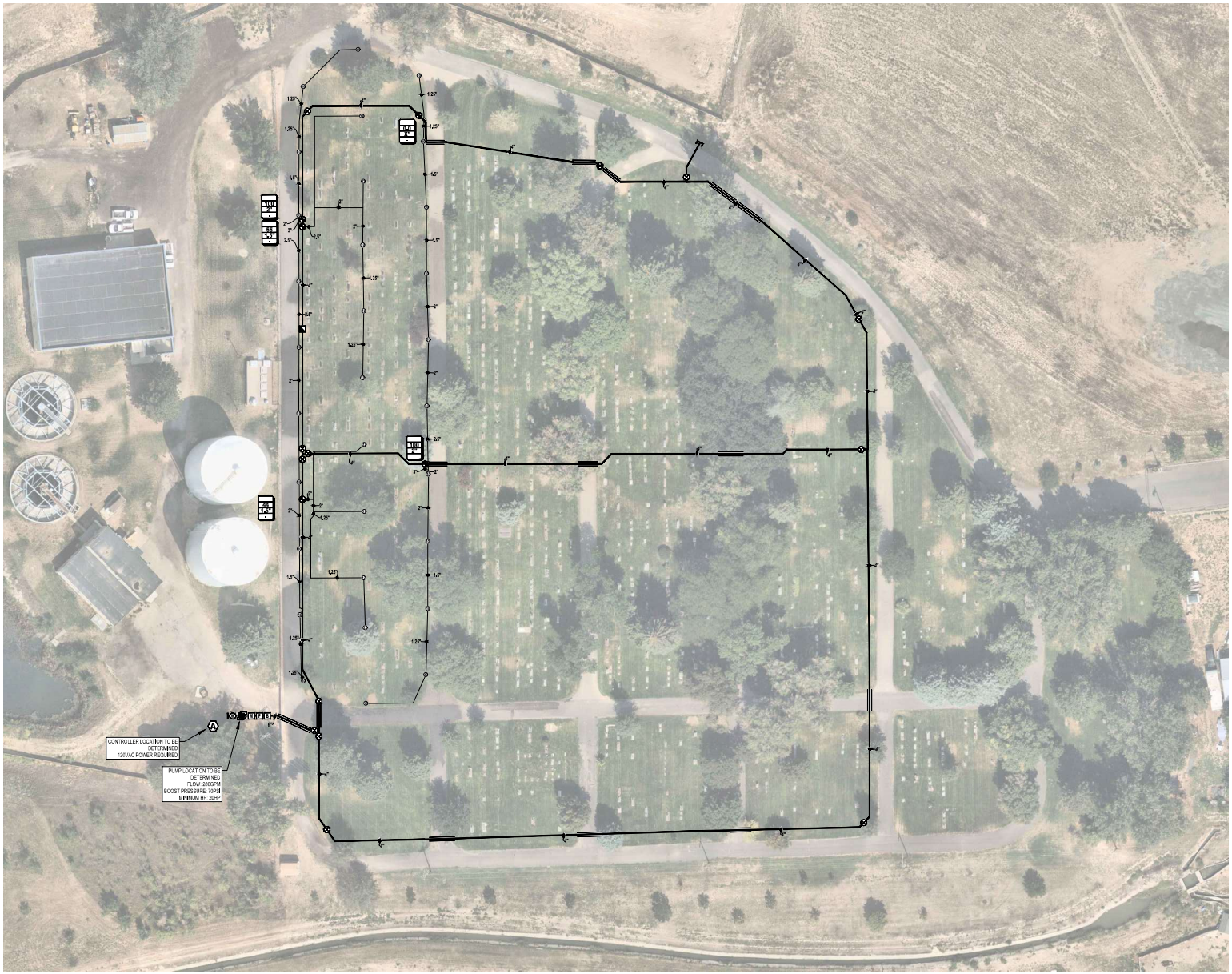
WHY: This project will complete the design and construct a new irrigation system for the cemetery to replace the existing manually operated system.

ESTIMATED PROJECT COST: $500,000

PROJECT DURATION: Design is expected to start in March 2026 and be complete by August 2026. Construction is expected to start in November 2026 once a contract is awarded. System is expected to be installed by March 2027.

MILESTONES/CHECKPOINTS/TIMELINE:

Design start: March 2026
Design complete: August 2026
Council contract award: October 2026
Construction start: November 2026
Construction complete: March 2027



LEGEND

- SLEEVING *TYPE *SIZE PER SPECIFICATIONS
- MAINLINE PIPE *TYPE: CL200 PVC *SIZE AS SHOWN
- LATERAL PIPE TO SPRINKLERS *TYPE: CL160 PVC *1" UNLESS OTHERWISE NOTED
- UNCONNECTED PIPE CROSSING
- POINT-OF-CONNECTION (P.O.C.)
- CAPPED MAINLINE FOR FUTURE USE
- WATER METER ASSEMBLY
- BOOSTER PUMP/FILTRATION ASSEMBLY
- MASTER VALVE ASSEMBLY
- FLOW SENSOR ASSEMBLY
- BLOW OUT ASSEMBLY
- ISOLATION GATE VALVE
- QUICK COUPLING VALVE
- AIR/VACUUM RELIEF VALVE
- REMOTE CONTROL VALVE ASSEMBLY
- SPRINKLER ASSEMBLY
- IRRIGATION CONTROLLER ASSEMBLY

N W E S

30' 0' 15' 30' 60'
1" = 30'
SCALE MUST MEASURE 1 INCH ON DRAWING IS NOT TO SCALE.

Aqua Engineering Inc.
Innovative Water Solutions

JOHNSTOWN CEMETERY
Johnstown, Colorado
IRRIGATION RENOVATION CONCEPT PLAN

PRELIMINARY DESIGN
NOT FOR CONSTRUCTION

DATE	February 14, 2022
DESIGNED BY	SJB/CSK
DRAWN BY	SJB
CHECKED BY	CSK

REVISIONS
-
-
-
-

SHEET NO.
CP-1

File: G:\JOHNSTOWN\CEMETERY\P-JOHNSTOWN-MP.dwg plotted by Calvin B. Kravetta on 2/14/2022 4:28:19 PM using AutoCAD Version: 24.1s (LMS Tech)

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Centennial Park Conceptual Design and Feasibility Study

LEAD DEPARTMENT & PROJECT MANAGER: Public Works – Tim Hoos

INTERNAL SUPPORT:
Planning for potential GIS support
Engineering for document review and comment

EXTERNAL IMPACTS OR FEEDBACK: None at this time

WHY: The goal of this Project is to provide recommendations for the appropriate permitting venues associated with the river improvements as demonstrated and discussed in the Centennial Park Master Plan. It will evaluate options for river restoration and describe impacts of differing approaches as far as FEMA, USACE, and EPA permitting processes, project costs, and benefits. The outcome will drive future phases of Centennial Park as timeline, work extents, and design impacts are better understood. The 10% plan should also be useful to the Town for internal budgeting and for pursuing grants and other funding sources. No construction work is included with this project.

ESTIMATED PROJECT COST: $89,000

PROJECT DURATION: Work is expected to start in February 2026 and be complete by November 2026.

MILESTONES/CHECKPOINTS/TIMELINE:

Design start: February 2026
Design complete: November 2026

Hydrology

The Little Thompson River floodplain extends into Centennial Park. By manipulating the existing grade, the land is sculpted to embrace the periodic flooding of the river and the riparian ecosystem. Major structures are kept out of the 100-year floodplain while other areas of the park are allowed to flood.

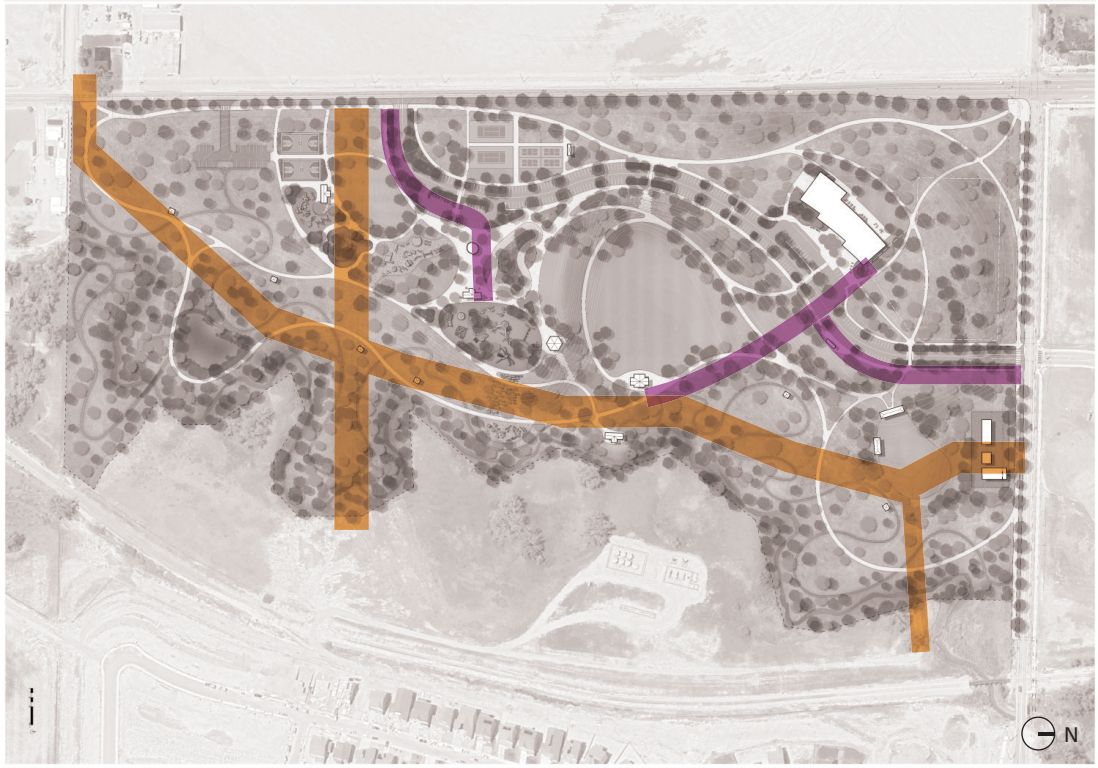
Proposed Floodplain

Proposed 100-Year Flood Line

Little Thompson River

Utilities

Existing sanitary, storm, and gas lines cross the park site. Major elements have been kept out of conflict with existing utility easements.



Existing Utilities Corridor

Proposed Utilities

2026 Johnstown Major Project Collaboration

PROJECT TITLE: CO60 & Colorado Blvd Intersection Project

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Brandon Torrez

INTERNAL SUPPORT: Finance, Communications, Utilities

EXTERNAL IMPACTS OR FEEDBACK: Yes – Traffic impacts, progress updates, etc through Communications.

WHY: To build out the intersection of CO60 & Colorado Boulevard to its ultimate configuration to alleviate traffic congestion, provide a safer intersection alignment, and improve intersection functionality.

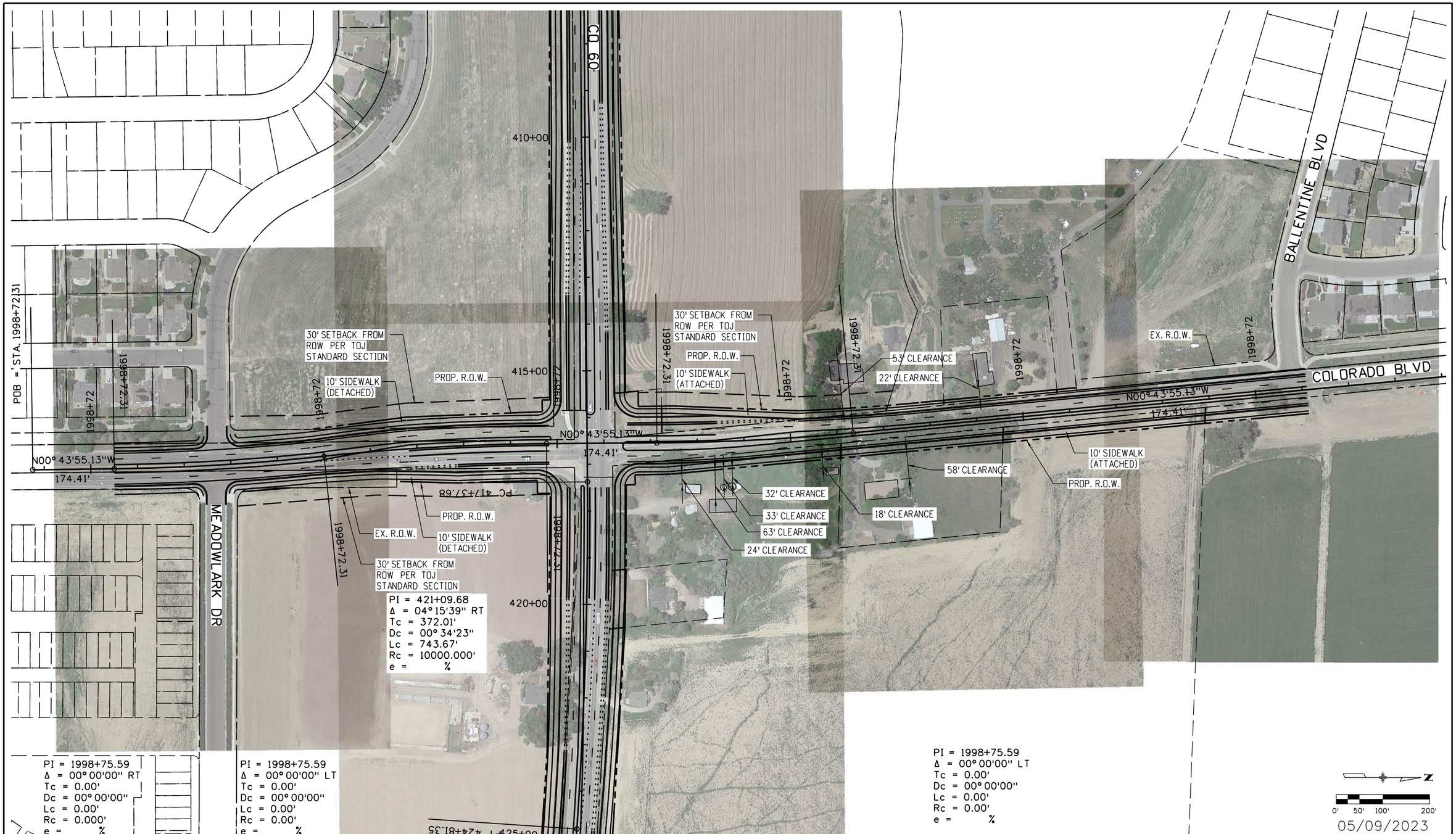
ESTIMATED PROJECT COST:

- $7.4M Dollars
  - $100K Design Services
  - $300K Third Party Testing/Inspection Services
  - $7M Construction

PROJECT DURATION: Construction estimated start of September 2026 – August 2027 final completion.

MILESTONES/CHECKPOINTS/TIMELINE:

- Final Design – February 2026
- Advertisement for Bids – May 2026
- Award Contract by Town Council – July 2026
- Notice to Proceed – August 2026
- Completion – August 2027



Print Date: 5/9/2023
File Name: 152161.05EXHIBIT-C060&COBlvd_Alternatives.dgn
Horiz. Scale: 1:200 Vert. Scale: As Noted

benesch
Alfred Benesch & Company
7979 E Tufts Ave, Suite 800
Denver, Colorado 80237
303-771-6868 Proj. 152161.05

Sheet Revisions		
Date:	Comments	Init.

Town of Johnstown
450 S. Parish Ave.
Johnstown, CO 80534
Phone: 970-587-4664
FAX: 970-587-0141

Johnstown Colorado

As Constructed
No Revisions:
Revised:
Void:

CO 60 & COLORADO BLVD INT. IMP.
ULTIMATE PREFERRED ALTERNATIVE
WEST SHIFT WITH NARROWED LANES

Designer: MES
Detailer: MES
Sheet Subset:
Structure Numbers
Subset Sheets: 01 of 01

Project No./Code
Project No.
Code
Sheet Number

msalek 11:15:09 AM pw:\\benesch-pw.bentley.com:benesch-pw-01\Documents\152100S\152161.05\Eng_Docs\Exhibits\152161.05\EXHIBIT-C060&COBlvd_Alternatives.dgn

2026 Johnstown Major Project Collaboration

PROJECT TITLE: CO60 & I-25 Landscape Enhancement Project

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Brandon Torrez

INTERNAL SUPPORT: Finance, Communications.

EXTERNAL IMPACTS OR FEEDBACK: Yes – Traffic impacts, progress updates, etc through Communications.

WHY: To provide and enhance the landscaping at a key corridor at the CO 60 & I-25 overpass. These landscape improvements will not only enhance the aesthetic appeal but will also help improve maintenance requirements for our Public Works Department.

ESTIMATED PROJECT COST:

- $150K

PROJECT DURATION: Construction estimated May of 2026

MILESTONES/CHECKPOINTS/TIMELINE:

- Advertisement for Construction – April 2026
- Award Contract by Town Council – May 2026
- Notice to Proceed May 2026

DocuSign Envelope ID: D1CFFEE2-ED08-4C15-9754-A79331CD051C

LEGEND

SEED (NATIVE) DRILL (TYPE 1)

SEED (NATIVE) DRILL (TYPE 2)

NOTES:

1. SEED - TYPE 2 SHALL BE APPLIED IN LOCATIONS DISTURBED BY CONSTRUCTION UNLESS OTHERWISE NOTED
2. SEEDED AREAS SHALL RECEIVE TOP SOIL AND SOIL CONDITIONING, RE: CP 2 - 3 CONSTRUCTION PACKAGES
3. THIS PLAN ONLY INCLUDES JOHNSTOWN'S LANDSCAPE ENHANCEMENTS. LANDSCAPE AND SEED OUTSIDE OF THE ENHANCED AREAS SHALL COMPLY WITH CDOT'S BASE PROJECT.

HWY 60

HWY 60

I-25 - SOUTH BOUND

I-25 - NORTH BOUND

MATCHLINE C - BELOW

MATCHLINE C - ABOVE

HWY 60

NORTH 0 50' 100' 200'

RFC SUBMITTAL - NOT FOR CONSTRUCTION - OCTOBER 25, 2021

XXX MM/YY
XXX MM/YY
XXX MM/YY
XXX MM/YY
XXX MM/YY
XXX MM/YY
$PENTBL$$
$PLTDRV$$
$PLOT_INFO$
$DATE$

Print Date: 09/13/2021	
Drawing File Name:	
Horiz. Scale:	Vert. Scale: As Noted
Unit Information	Unit Leader Initials

BHA Design Incorporated
1603 Oakridge Drive
Fort Collins, Colorado 80525
voice: 970.223.7577
www.bhadesign.com

Sheet Revisions

Date:	Comments	Init.

Colorado Department of Transportation

1050 Lee Hill Road
Boulder, CO 80302
Phone: 303-546-5676
FAX: 303-444-0751

Region 4 ALG

As Constructed

No Revisions:

Revised: REVISED

Void: VOID

I-25 EXPR. LANES SEG 5&6 CP5
URBAN DESIGN ELEMENTS
ENHANCED SEEDING PLAN

Designer: MCB
Detailer: MCB
Sheet Subset: URBAN DSGN
Structure Numbers: C-17-FX, C-17-FXA
Subset Sheets: UD3.0

Project No./Code
NHPP 0253-275
23019
Sheet Number 55

2026 Johnstown Major Project Collaboration

PROJECT TITLE: 2026 Concrete Replacement Program

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Jeff Blankenship

INTERNAL SUPPORT: Finance, Communications and GIS

EXTERNAL IMPACTS OR FEEDBACK: Yes – Traffic impacts, progress updates, etc. through Communications.

WHY: To replace damaged concrete curb, gutter, sidewalk, ADA ramps, cross pans.

ESTIMATED PROJECT COST:

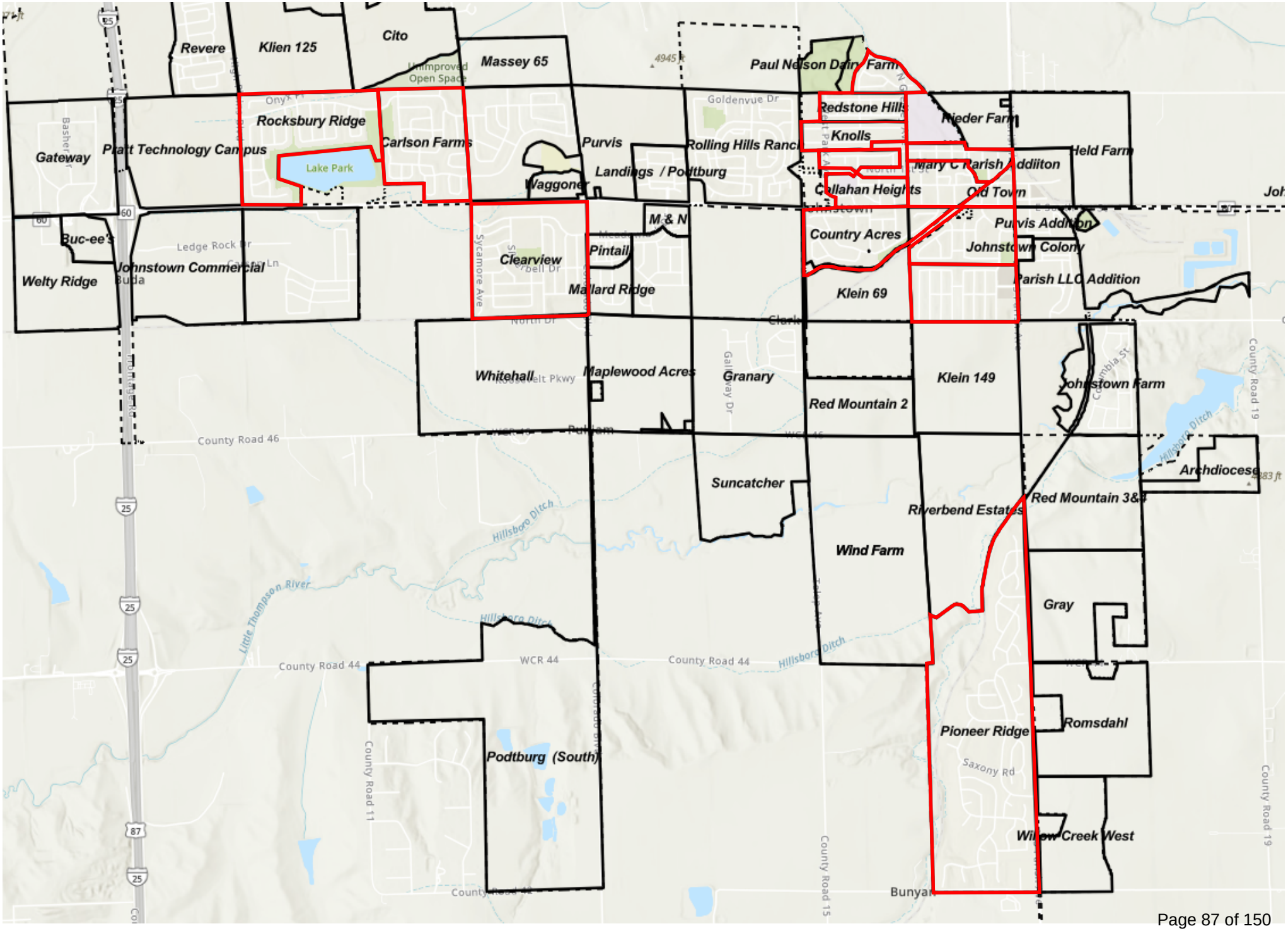
- $600K Dollars

PROJECT DURATION: Construction estimated start of April 2026 – September 2026 final completion.

MILESTONES/CHECKPOINTS/TIMELINE:

- Advertisement – February 2026
- Council Approval – March 2026
- Pre-Construction/Scope Meeting – April 2026
- Notice to Proceed – April 2026
- Completion – September 2026

Johnstown Concrete Areas



2026 Johnstown Major Project Collaboration

PROJECT TITLE: Downtown Streetscape Improvements

LEAD DEPARTMENT & PROJECT MANAGER: Public Works, Tim Hoos

INTERNAL SUPPORT:

- Administration - Advisement and support of project ideas
- Communications - Outreach to the downtown businesses and residents regarding potential impacts and pending enhancements
- Economic Development – Engagement with businesses regarding projects and status updates
- Police – Advisement for safe and welcoming environment

EXTERNAL IMPACTS OR FEEDBACK:
No, not likely.

WHY:
The Town made downtown streetscape improvements in 2013. As part of these improvements, the enhancements have begun to deteriorate and show wear & tear. Accordingly, the Town desires to make periodic enhancements to areas that are showing more rapid deterioration than other areas in the downtown streetscape. Some of the potential enhancements may include but are not limited to lighting enhancements, repainting of streetlamps and bollards in downtown, crosswalk replacement, replacement of various concrete panels, replacement of curbing or adjustments to tree grates that are heaving, tree trimming or replacement.

ESTIMATED PROJECT COST: $150,000

PROJECT DURATION:
2026 – periodically throughout the year

MILESTONES/CHECKPOINTS/TIMELINE:

- Identify potential projects for enhancements – April 2026
- Engage with contractors as necessary and appropriate to make the necessary enhancements – April 2026 through October 2026

Weld County Rd 17
FITNESS AVENUE
© 2025 Google

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Letford Park Final Design and Construction

LEAD DEPARTMENT & PROJECT MANAGER: Public Works – Tim Hoos

INTERNAL SUPPORT:
Administration for guidance and financial support
Communications for outreach as design progresses and construction occurs
Finance for progress payments to consultant and contractor
Utilities for water and sewer service locates and adjustments
Engineering for plan review and construction inspection assistance
Police for review of public safety elements of the design

EXTERNAL IMPACTS OR FEEDBACK: Yes, for proposed activation of the Community Garden space and to promote the new features that will be available at the park

WHY: The Town acquired the Letford school site about 18 months ago. As part of this property exchange, the Town worked to develop a conceptual plan for this facility and in January 2026 awarded a design contract to Wenk & Associates for the project. Following completion of the design, the Town intends to issue a construction contract for development of the site in its entirety. This project will design and construct Letford Park per the master plan approved by Council on April 21, 2025.

ESTIMATED PROJECT COST: $8M for design and construction.

PROJECT DURATION: Design is underway and is expected to be complete by October 2026. Construction is expected to start in January 2027 once a contract is awarded. Construction is expected to be completed by October 2027.

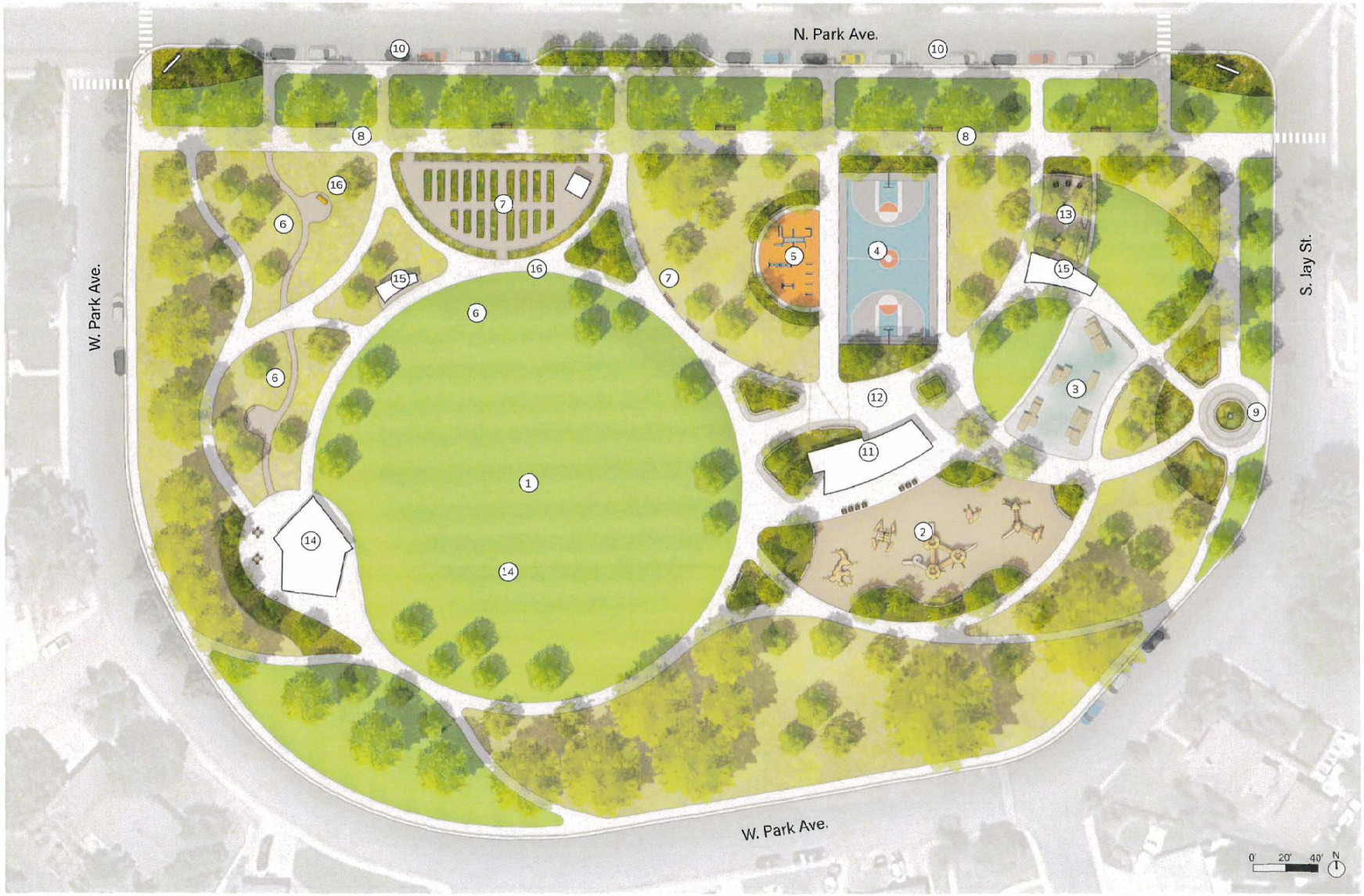
MILESTONES/CHECKPOINTS/TIMELINE:

Design start: January 2026
Design complete: October 2026
Council contract award: November 2026
Construction start: December 2026
Construction complete: October 2027

HAMMOCK GROVE
RESTROOM PAVILION
BASKETBALL COURT
SPLASH PAD
FITNESS STATION
LIBERTY PLAZA
COMMUNITY GARDEN
PLAYGROUND
MEMORIAL BENCH
COMMUNITY LAWN
PARK AVENUE PROMENADE
MEADOW
PAVILION

LETFORD PARK PREFERRED PLAN

Rendered Plan



LEGEND

1. Event Lawn
2. Play Area
3. Splash Pad
4. Basketball Court
5. Fitness Station
6. Meadow
7. Community Garden
8. Park Avenue Promenade
9. Liberty Plaza
10. Parallel Parking
11. Restroom Pavilion
12. Central Plaza
13. Hammock Grove
14. Large Pavilion
15. Small Pavilion
16. Memorial Bench

2026 Johnstown Major Project Collaboration

PROJECT TITLE: 2026 Pavement Condition Index Report

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Jeff Blankenship

INTERNAL SUPPORT: Finance

EXTERNAL IMPACTS OR FEEDBACK: Yes – Minor Traffic Impacts, Progress Updates, Possible Coring/Testing

WHY: This report will allow the Public Works Department to assess the current conditions of all asphalt roadways and to develop a streets maintenance program for creating a budget for a 3–5-year pavement maintenance plan.

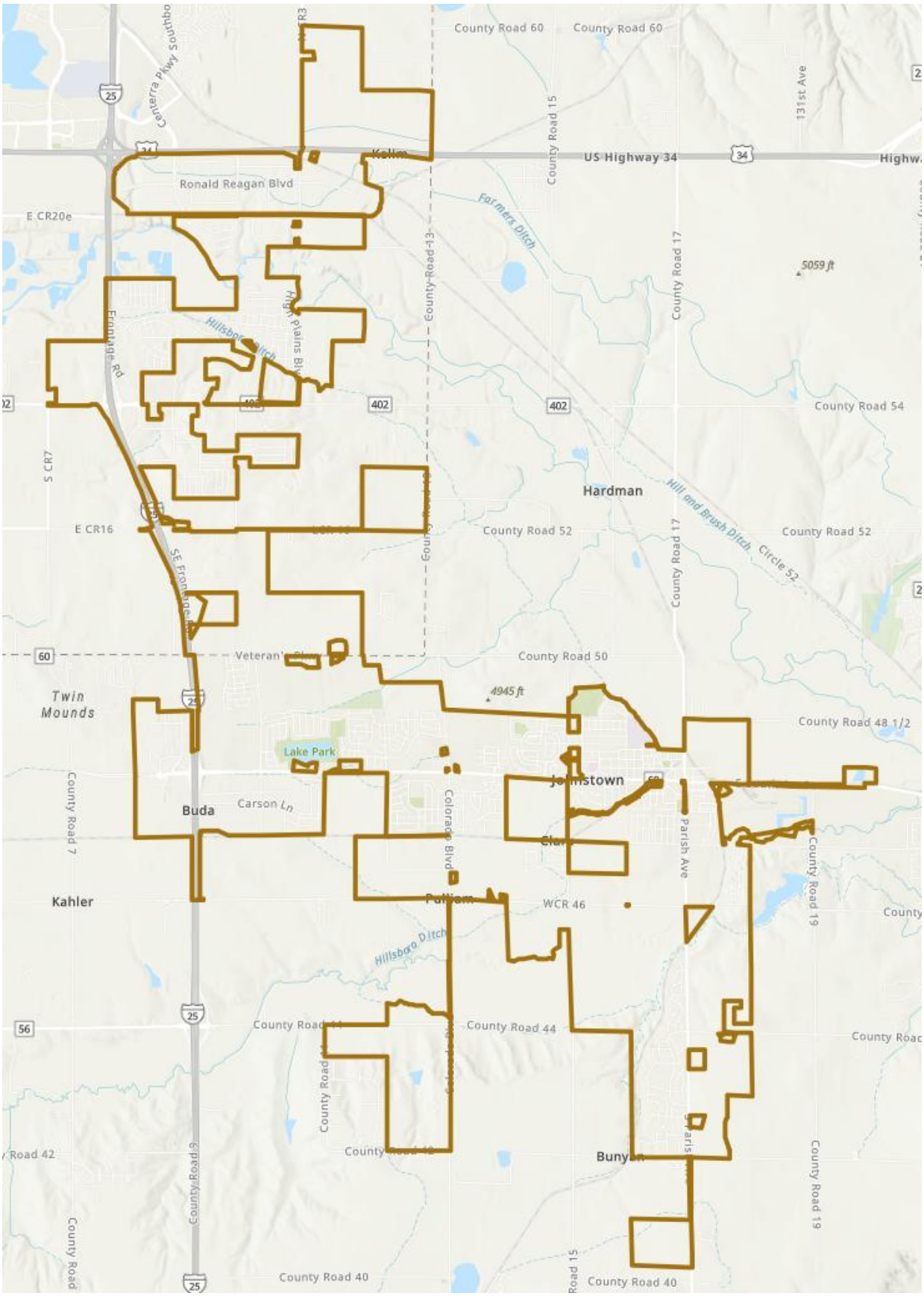
ESTIMATED PROJECT COST:

- $50,000 Dollars

PROJECT DURATION: Construction estimated start of February 2026 – June 2026 final completion.

MILESTONES/CHECKPOINTS/TIMELINE:

- Notice to Proceed – February 2026
- Final Report & Maintenance Plan – June 2026


County Road 60
County Road 60
Centerra Pkwy Southbo
131st Ave
US Highway 34
Highw
Ronald Reagan Blvd
E CR20e
Farmers Ditch
County Road 15
County Road 17
5059 ft
County Road 13
High Plains Blvd
Frontage Rd
402
County Road 54
S CR7
Hardman
Hill and Brush Ditch
Circle 52
E CR16
County Road 52
County Road 52
County Road 17
Veteran's Pkwy
County Road 50
Twin Mounds
4945 ft
County Road 48 1/2
Lake Park
Johnstown
Carson Ln
Buda
Colorado Blvd
Parish Ave
County Road 19
County Road 7
Kahler
Pulliam
WCR 46
Hillsboro Ditch
County Road 44
County Road 44
County Road 42
Bunyan
County Road 9
County Road 40
County Road 40

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Elwell Elementary Safe Routes to School Project

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Brandon Torrez

INTERNAL SUPPORT: Finance, Communications.

EXTERNAL IMPACTS OR FEEDBACK: Yes – Traffic impacts, progress updates, etc through Communications. Colorado Department of Transportation guidance and oversight due to grant funding.

WHY: This infrastructure project will include construction of an ADA crosswalk to Elwell Elementary School that crosses Colorado Boulevard. The project scope will also include a High Intensity Activated Crosswalk (HAWK) system that will serve the subdivision to the east, allowing for the safe crossing of Colorado Boulevard to access Elwell Elementary School.

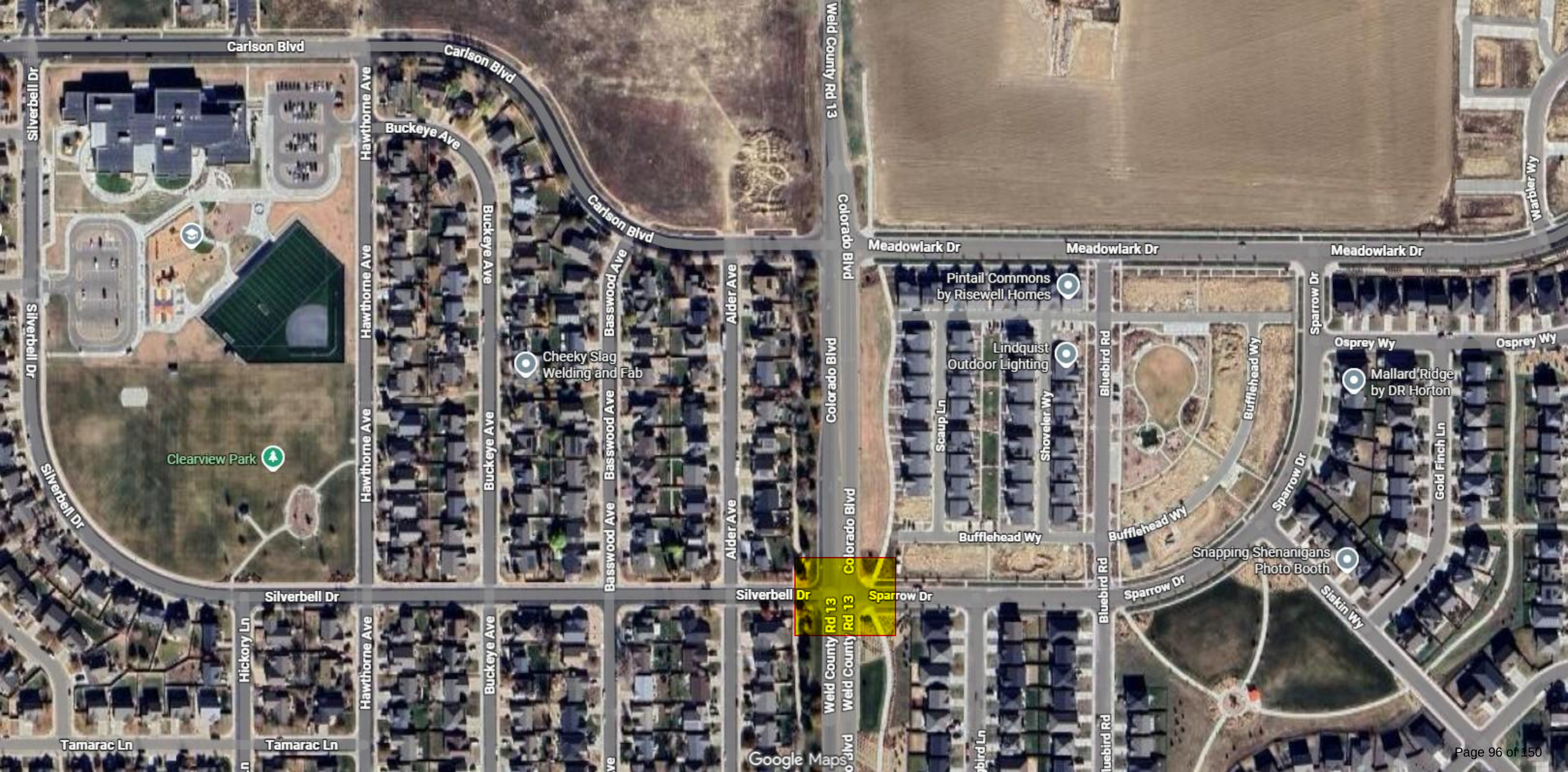
ESTIMATED PROJECT COST:

- $461K Dollars
  - $369K Grant Funding
  - $92K Town of Johnstown Contribution

PROJECT DURATION: Construction estimated Summer of 2027

MILESTONES/CHECKPOINTS/TIMELINE:

- Request for Proposal Design Services – February 2026
- Design Completion – December 2026
- Advertisement for Construction – January 2027
- Award Contract by Town Council – March 2027
- Notice to Proceed June 2027
- Construction Completion – August 2027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Carlson Blvd
Carlson Blvd
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Buckeye Ave
Buckeye Ave
Buckeye Ave
Buckeye Ave
Basswood Ave
Basswood Ave
Basswood Ave
Alder Ave
Alder Ave
Alder Ave
Weld County Rd 13
Weld County Rd 13
Weld County Rd 13
Colorado Blvd
Colorado Blvd
Colorado Blvd
Colorado Blvd
Meadowlark Dr
Meadowlark Dr
Meadowlark Dr
Pintail Commons
by Risewell Homes
Lindquist
Outdoor Lighting
Cheeky Slag
Welding and Fab
Clearview Park
Scaup Ln
Shoveler Wy
Bluebird Rd
Bluebird Rd
Bluebird Rd
Bufflehead Wy
Bufflehead Wy
Bufflehead Wy
Sparrow Dr
Sparrow Dr
Sparrow Dr
Sparrow Dr
Osprey Wy
Osprey Wy
Mallard Ridge
by DR Horton
Gold Finch Ln
Snapping Shenanigans
Photo Booth
Siskin Wy
Warbler Wy
Hickory Ln
Tamarac Ln
Tamarac Ln
Google Maps

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Sandra Drive Drainage Project

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Brandon Torrez

INTERNAL SUPPORT: Finance, Communications, Utilities

EXTERNAL IMPACTS OR FEEDBACK: Yes – Traffic impacts, progress updates, etc through Communications.

WHY: To correct previous issues related to the Country Acres subdivision for stormwater management. The project will construct 100-year flood event storm water infrastructure that will be conveyed through newly installed drainage infrastructure tying into the Granary Subdivisions network within Weld County Road 15 that ultimately outfalls into the Little Thompson River. These improvements will reduce stormwater that is introduced into the existing Hillsborough Ditch thereby reducing risk to the Town for significant flood events.

ESTIMATED PROJECT COST:

- $5.5M Dollars
  - $100K easements
  - $100K Design Related Services
  - $300K Third Party Testing/Inspection Services
  - $5M Construction

PROJECT DURATION: Construction estimated start of November 2026 – May 2027 final completion.

MILESTONES/CHECKPOINTS/TIMELINE:

- Easements – February 2026
- Design Completion – March 2026
- Advertisement – May 2026
- Award Contract by Town Council – August 2026
- Notice to Proceed – October 2026
- Construction Completion – May 2027

NOTES:

1. SEE DETAIL SHEETS FOR PLANTING DETAILS
2. COORDINATE ALL PLANT LOCATIONS WITH OWNER'S REPRESENTATIVE

PLANT LIST

KEY	QTY	LATIN NAME	COMMON NAME	SIZE	REMARKS
Trees					
AGF	4	*Acer ginnala 'Flame'*	Flame Ginnala Maple	6'	B&B
AG	3	*Acer grandidentatum 'Schmidt'*	Rocky Mountain Maple	6'	B&B
CO	4	*Celtis occidentalis*	Hackberry	2.5" Cal.	B&B
PAC	3	*Populus x acuminata*	Lanceleaf Cottonwood	2.5" Cal.	B&B
PA	2	*Populus angustifolia*	Narrow-leaved Cottonwood	2.5" Cal.	B&B
QM	2	*Quercus muehlenbergii*	Chinkapin Oak	2.5" Cal.	B&B
Shrubs					
AA	11	Amelanchier alnifolia 'Regent'	Regent Serviceberry	#5	cont.
CC	22	Caryopteris x clandonesnis	Blue Mist Spirea	#5	cont.
CN	50	*Chrysothamnus nauseosus*	Rabbitbrush	#5	cont.
CS	31	Cornus sericea 'Bailey'	Redtwig Dogwood	#5	cont.
FP	30	Fallugia paradoxa	Apache Plume	#5	cont.
PO	30	Physocarpos opulifolius 'Nanus'	Dwarf Ninebark	#5	cont.
PF	36	Potentilla fruticosa 'Abbotswood'	Potentilla Abbotswood	#5	cont.
RA	18	*Ribes aureum*	Golden Currant	#5	cont.
RT	33	*Rhus trilobata*	Skunkbrush Sumac	#5	cont.
RW	45	*Rosa woodsii*	Woods Rose	#5	cont.
SM	20	Syringa meyeri 'Palibin'	Dwarf Korean Lilac	#5	cont.
Grasses					
BG	108	Bouteloua gracilis 'Blonde Ambition'	Blonde Ambition Blue Grama	#1	cont.

LEGEND

NATIVE SEED

DETENTION BASIN SEED

NATIVE SEED

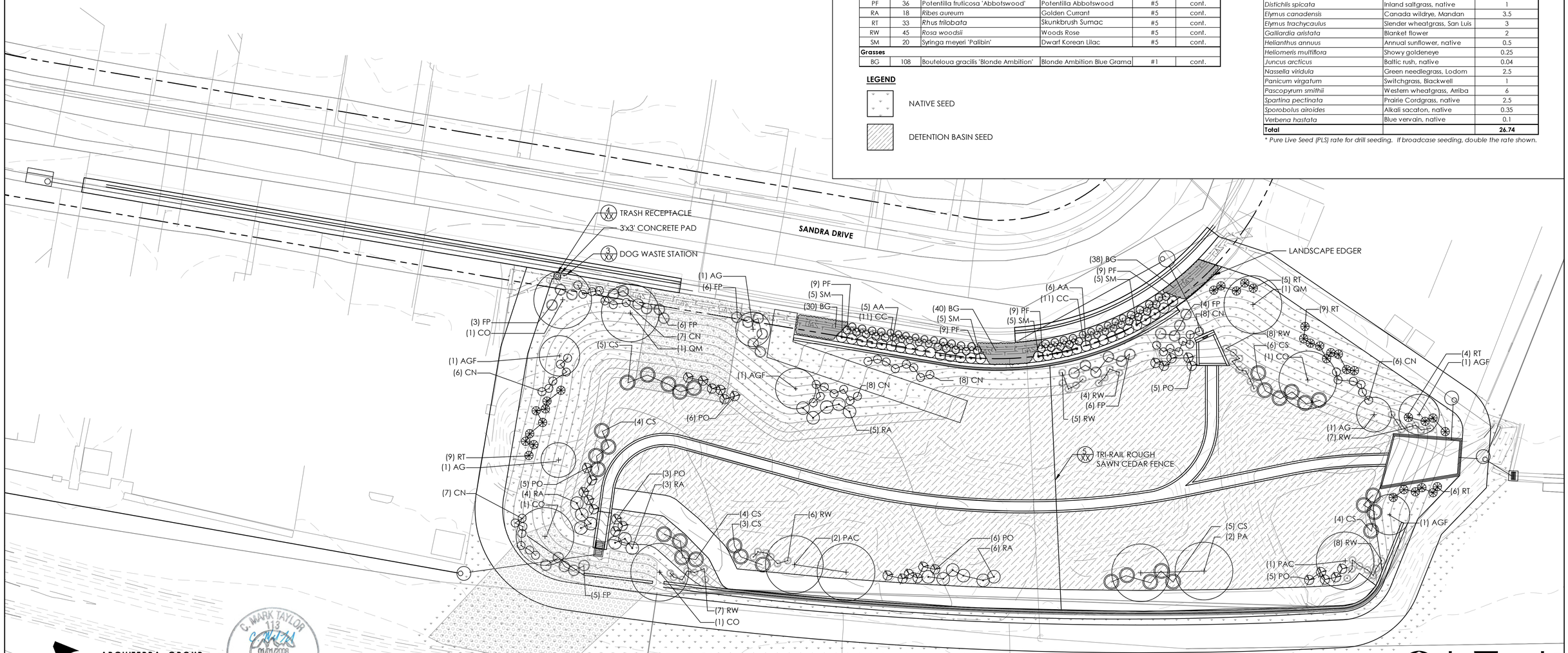
Scientific Name	Common Name, Variety	PLS lbs/Acre*
Agropyron cristataum	Crested wheatgrass	5
Sorghastrum nutans	Indiangrass	2.5
Festuca trachyphylla	Hard fescue	1
Sporobolus airoides	Alkali sacaton, native	0.35
Onobrychis viciifolia	Sainfoin	0.5
Pascopyrum smithii	Western wheatgrass, Arriba	6
Bouteloua gracilis	Blue grama	5
Panicum virgatum 'Blackwell'	Switchgrass-Blackwell	6
Total		**26.35**

** Pure Live Seed (PLS) rate for drill seeding. If broadcase seeding, double the rate shown.*

DETENTION BASIN SEED

Scientific Name	Common Name, Variety	PLS lbs/Acre*
Cleome serrulata	Rocky Mountain beeplant	4
Distichlis spicata	Inland saltgrass, native	1
Elymus canadensis	Canada wildrye, Mandan	3.5
Elymus trachycaulus	Slender wheatgrass, San Luis	3
Gaillardia aristata	Blanket flower	2
Helianthus annuus	Annual sunflower, native	0.5
Heliomeris multiflora	Showy goldeneye	0.25
Juncus arcticus	Baltic rush, native	0.04
Nassella viridula	Green needlegrass, Lodom	2.5
Panicum virgatum	Switchgrass, Blackwell	1
Pascopyrum smithii	Western wheatgrass, Arriba	6
Spartina pectinata	Prairie Cordgrass, native	2.5
Sporobolus airoides	Alkali sacaton, native	0.35
Verbena hastata	Blue vervain, native	0.1
Total		**26.74**

** Pure Live Seed (PLS) rate for drill seeding. If broadcase seeding, double the rate shown.*



ARCHITERRA GROUP
5881 south deframe street
littleton, colorado 80127
303.948.0766 fax.948.0977
www.architerragroup.com

C. MARK TAYLOR 113 COLORADO 01/01/2008 Original Date of Licensure 10/2/25 STATE OF COLORADO LICENSED LANDSCAPE ARCHITECT

Print Date: $DATE$	Sheet Revisions		
File Name: $FILES$	Date:	Comments	Init.
Horiz. Scale: $SCALESHORT$ Vert. Scale: As Noted			

benesch
Alfred Benesch & Company
7979 E Tufts Ave, Suite 800
Denver, Colorado 80237
303-771-6868 Proj. 152297.00

Johnstown Colorado

Town of Johnstown
450 S. Parish Ave
Johnstown, CO 80534
Phone: 970-587-4664

As Constructed	SANDRA DRIVE DETENTION POND PLANTING PLAN		Project No./Code
No Revisions:			XXXXX
Revised:	Designer:	Structure Numbers	XXXXX
	Detailer:		
Void:	Sheet Subset:	Subset Sheets:	Sheet Number 78

2026 Johnstown Major Project Collaboration

PROJECT TITLE: 2026 Roadway Slurry Seal Treatment

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Jeff Blankenship

INTERNAL SUPPORT: Finance, Communications and GIS

EXTERNAL IMPACTS OR FEEDBACK: Yes – Traffic impacts, progress updates, etc. through Communications.

WHY: To preserve and extend asphalt roadway life cycle.

ESTIMATED PROJECT COST:

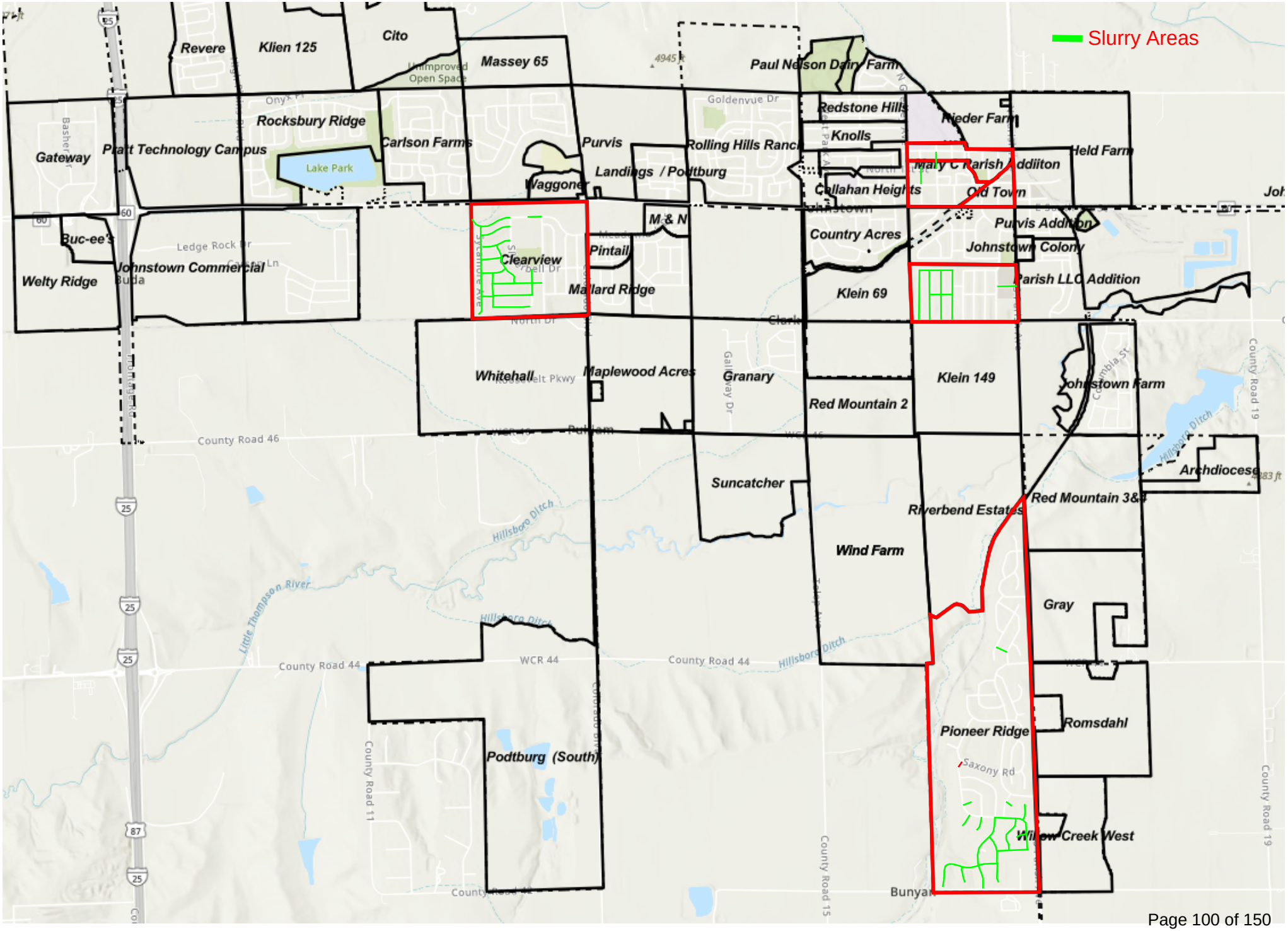
- $400K Dollars

PROJECT DURATION: Construction estimated start of April 2026 – August 2026 final completion.

MILESTONES/CHECKPOINTS/TIMELINE:

- Advertisement – February 2026
- Council Approval – March 2026
- Pre-Construction/Scope Meeting – April 2026
- Notice to Proceed – May 2026
- Completion – August 2026

Johnstown Slurry Areas



2026 Johnstown Major Project Collaboration

PROJECT TITLE: 2026 Storm Sewer Cleaning, Inspection, and Repairs

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Jeff Blankenship

INTERNAL SUPPORT: Finance, Communications, Utilities and GIS

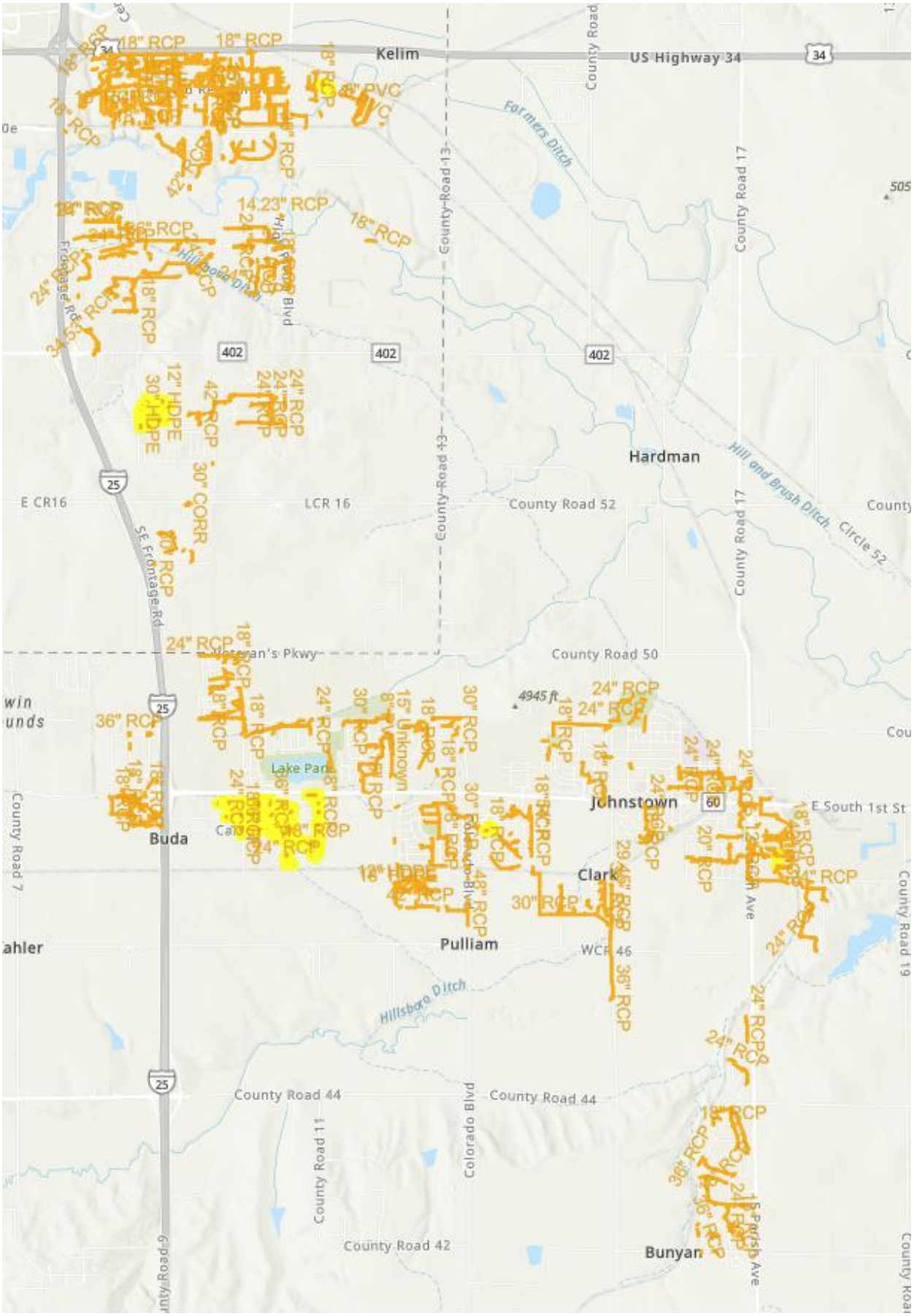
EXTERNAL IMPACTS OR FEEDBACK: Yes – Traffic impacts, progress updates, etc. through Communications.

WHY: To clean and inspect storm sewer infrastructure to capture and identify repair areas needed, ensure system is clean for full functionality, and to verify mapping & inventory of the storm water system.

ESTIMATED PROJECT COST:
- $300K Dollars

PROJECT DURATION: Construction estimated start of March 2026 – August 2026

MILESTONES/CHECKPOINTS/TIMELINE:
- Solicit Bid – February 2026
- Award Contract – February 2026
- Notice to Proceed – March 2026
- Cleaning & Inspection Completion – June 2026
- Repair Final Completion – August 2026


Kelim
US Highway 34
Farmers Ditch
County Road 13
County Road 17
Hardman
Hill and Brush Ditch
Circle 52
E CR16
LCR 16
County Road 52
County Road 50
Hillsboro Ditch
Lake Pam
Buda
Johnstown
E South 1st St
Clark
Pulliam
WCR 46
County Road 44
County Road 11
Colorado Blvd
County Road 42
Bunyan
County Road 7
County Road 19
Frontage Rd
SE Frontage Rd
Hutchison's Pkwy
4945 ft
14.23" RCP
18" RCP
24" RCP
30" RCP
36" RCP
42" RCP
48" RCP
12" HDPE
30" HDPE
30" CORR
15" Unknown
18" HDPE
24" PVC
20" RCP
29.46" RCP
38" RCP
402
25
34
60

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Sunrise Park playground replacement

LEAD DEPARTMENT & PROJECT MANAGER: Public Works – Tim Hoos

INTERNAL SUPPORT:
Communications for potential public feedback on design and features

EXTERNAL IMPACTS OR FEEDBACK: Yes, for potential features feedback

WHY: This project will replace the playground equipment at Sunrise Park to give residents an updated playground option and increase utilization of the equipment

ESTIMATED PROJECT COST: $550,000

PROJECT DURATION: Design is underway and is expected to be complete by April 2026. Construction is expected to start in July 2026 once a contract is awarded and the equipment is ordered and received. Equipment is expected to be installed by September 2026.

MILESTONES/CHECKPOINTS/TIMELINE:

Design start: January 2026
Council contract award: May 2026
Construction start: July 2026
Construction complete: September 2026

2026 Johnstown Major Project Collaboration

PROJECT TITLE: 2027 Trail Development Program

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Brandon Torrez

INTERNAL SUPPORT: Finance, Communications.

EXTERNAL IMPACTS OR FEEDBACK: Yes – Traffic impacts, progress updates, etc through Communications.

WHY: To continue with our Trail Development Program to provide interconnectivity for users.

ESTIMATED PROJECT COST:

- $1M

PROJECT DURATION: Study completion summer 2026

MILESTONES/CHECKPOINTS/TIMELINE:

- Advertisement for Trail Study – February 2026
- Final Trail Study – August 2026
- Potential Construction – Late Summer 2026

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Weld County Road 15 Full Depth Asphalt Reclamation Project

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Brandon Torrez

INTERNAL SUPPORT: Finance, Communications.

EXTERNAL IMPACTS OR FEEDBACK: Yes – Traffic impacts, progress updates, etc through Communications.

WHY: This infrastructure project provide a newly constructed roadway prism on Weld County Road 15 from the Little Thompson River Bridge south to WCR44 through alternative roadway construction practices of Full Depth Reclamation. This roadway is beyond its lifecycle expectancy and to provide a stable roadway until future development replacement & expansion occurs.

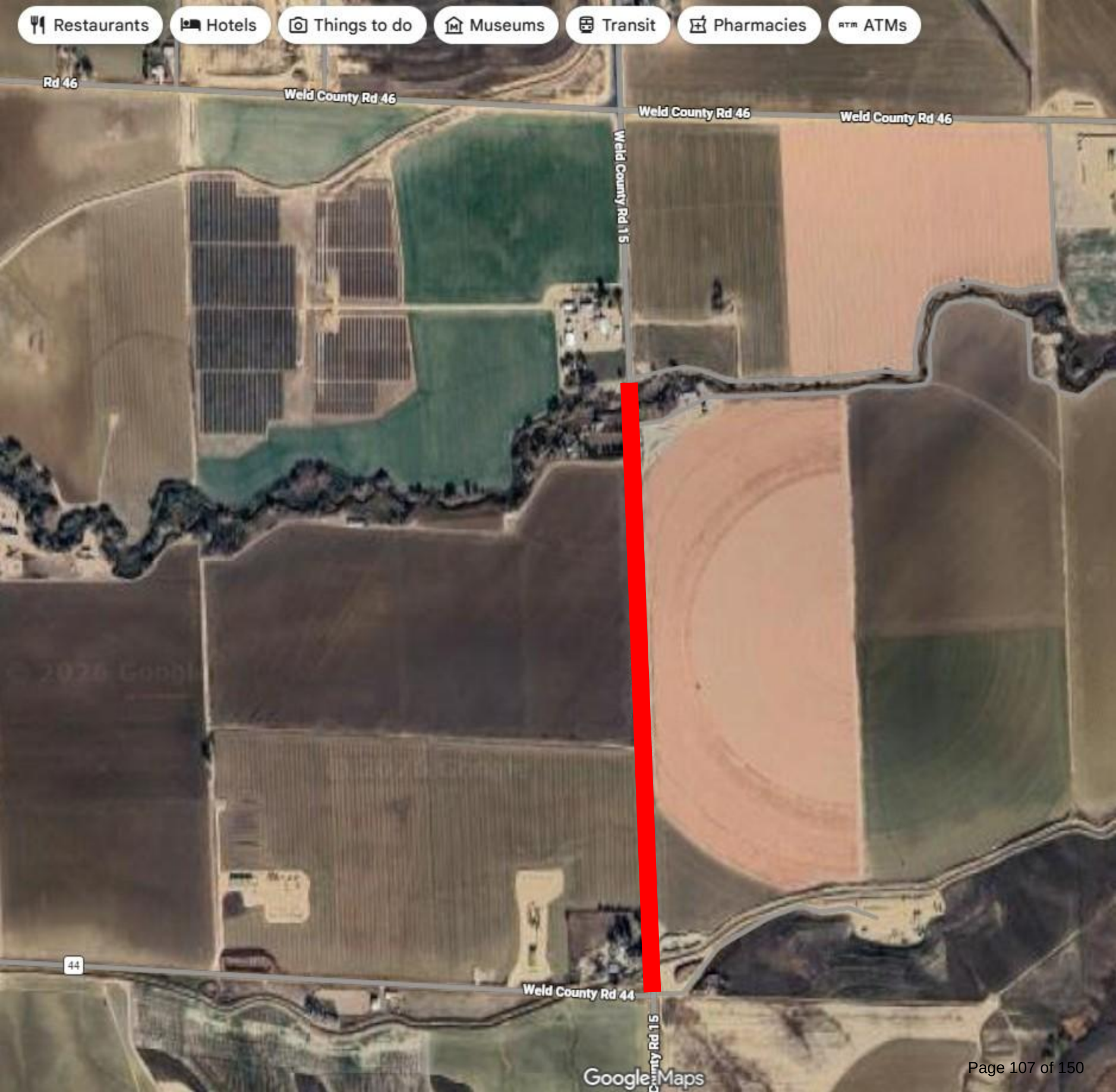
ESTIMATED PROJECT COST:

- $950K Dollars
  - $100K Design
  - $25K Testing/Inspection
  - $825K Construction

PROJECT DURATION: Construction estimated August of 2026

MILESTONES/CHECKPOINTS/TIMELINE:

- Request for Proposal Design Services – February 2026
- Final Design – May 2026
- Advertisement for Construction – June 2026
- Award Contract by Town Council – July 2026
- Notice to Proceed August 2026
- Construction Completion – September 2026


Restaurants
Hotels
Things to do
Museums
Transit
Pharmacies
ATMs
Rd 46
Weld County Rd 46
Weld County Rd 46
Weld County Rd 46
Weld County Rd 15
44
Weld County Rd 44
Weld County Rd 15
Google Maps

2026 Johnstown Major Project Collaboration

PROJECT TITLE: West Parish Alley Project

LEAD DEPARTMENT & PROJECT MANAGER:
Public Works, Brandon Torrez

INTERNAL SUPPORT: Finance, Communications, Economic Development, Utilities, Administration

EXTERNAL IMPACTS OR FEEDBACK: Yes – Traffic impacts, progress updates, etc through Communications and Economic Development.

WHY: To enhance Downtown Johnstown with safety and mobility improvements in the West Parish Alley that will be an example of future potential improvements within downtown, attract consumers, create additional ADA accessibility within downtown, and provide safety improvements.

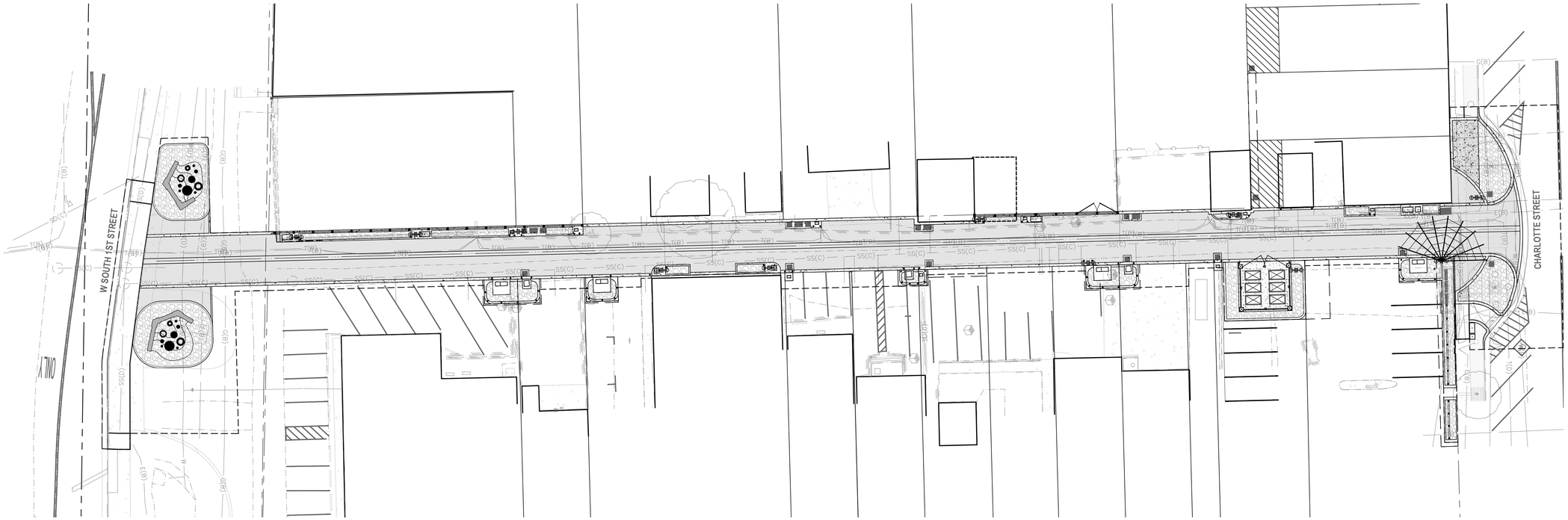
ESTIMATED PROJECT COST:

- $3.1M Dollars
  - $375K Design
  - $300K Third Party Testing/Inspection Services
  - $1M 1% Xcel Overhead to Underground Relocation
  - $1.5M Construction

PROJECT DURATION: Construction estimated start of August 2026 – September 2027 final completion.

MILESTONES/CHECKPOINTS/TIMELINE:

- Design 90% – March 2026
- Final Design – April 2026
- Advertisement for Bid – May 2026
- Award Contract by Town Council – July 2026
- Notice to Proceed – August 2026
- Xcel Undergrounding – July 2026
- Completion – September 2027

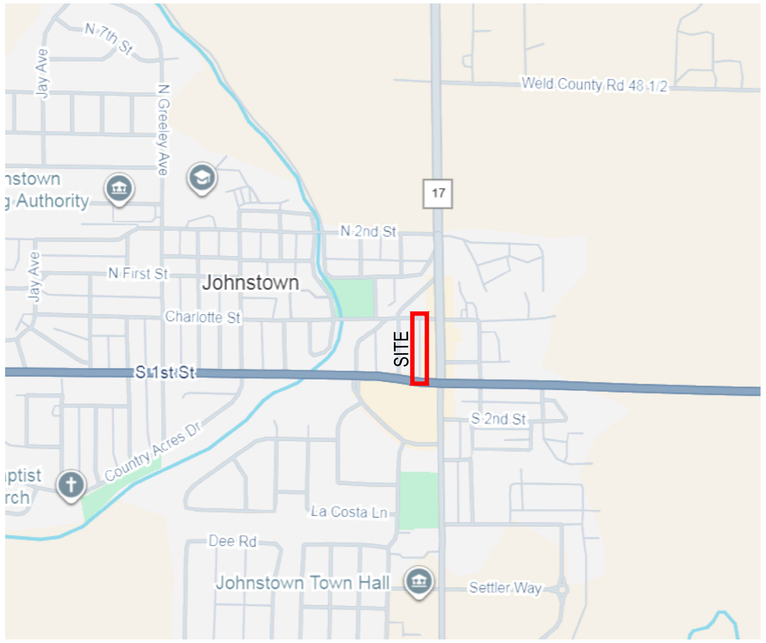


OVERALL SITE PLAN

0' 10' 20' 40'

NORTH

DOWNTOWN ALLEY IMPROVEMENTS



PROJECT TEAM

OWNER
TOWN OF JOHNSTOWN
240 S. PARISH AVE,
JOHNSTOWN, CO 80534
970-806-5988
CONTACT: BRANDON TORREZ

LANDSCAPE ARCHITECT
BHA DESIGN INC.
111 S. MELDRUM ST., STE. 110
FORT COLLINS, CO 80521
970-223-7577
CONTACT: ROGER SHERMAN

CIVIL ENGINEER
WILSON & COMPANY INC.
4065 SAINT CLOUD DRIVE, SUITE 100
LOVELAND, CO 80538
|970-834-6365
CONTACT: MICHAEL OBERLANDER

IRRIGATION
AQUA ENGINEERING, INC
372 EAST HORSETOOTH ROAD
BUILDING 2-202
FORT COLLINS, CO 80525
970-372-6128
CONTACT: CULLEN KINOSHITA

ELECTRICAL ENGINEER
PEC
351 LINDEN STREET, SUITE 100
FORT COLLINS, CO 80524
970-232-9558
CONTACT: ALEXANDRA SANSON

SHEET INDEX

L000	COVER SHEET
C100	EX CONDITIONS & REMOVAL PLAN
C200	GRADING AND TYPICAL SECTION
C300	CROSS SECTIONS
C400	CROSS SECTIONS
L100	SITE PLAN
L101	SITE PLAN
L200	LANDSCAPE PLAN
L201	LANDSCAPE PLAN
L202	LANDSCAPE DETAILS AND NOTES
L300	DETAILS
L301	DETAILS
L302	DETAILS
L303	DETAILS
L304	DETAILS
L305	DETAILS
L306	DETAILS
ID100	IRRIGATION DEMO
IR100	IRRIGATION LEGEND
IR200	OVERALL IRRIGATION PLAN
IR201	IRRIGATION PLAN
IR202	IRRIGATION PLAN
IR203	IRRIGATION PLAN
IR300	IRRIGATION DETAILS
IR301	IRRIGATION DETAILS
IR302	IRRIGATION DETAILS
E-001	ELECTRICAL GENERAL NOTES AND SYMBOLS
E-111	ELECTRICAL SITE PLAN
E-501	ELECTRICAL DETAILS
E-611	ELECTRICAL SCHEDULES

bha
111 S Meldrum Street, Suite 110
Fort Collins, CO 80521
p. (970) 223-7577
www.bhadesign.com
Landscape Architecture
Urban Design
Master Planning

NOT FOR CONSTRUCTION

Project:
DOWNTOWN ALLEY IMPROVEMENTS - TOWN OF JOHNSTOWN
DESIGN DEVELOPMENT

Client:
TOWN OF JOHNSTOWN
240 S. PARISH AVE
JOHNSTOWN, COLORADO 80534

Revision & Date:

Project Number: 2337
Date: 11.17.2025
Produced by: BHA

Sheet Title:
COVER SHEET

Sheet Number:
L000

811 Know what's below. Call before you dig.

Plot Date:11/17/2025 5:01 PM Plotted By: Sidney Roller
Date Created:3/8/2025 C:\USERS\SIDNEYROLLER\ONEDRIVE - BHADESIGN\PROJECTS\JOHNSTOWN ALLEYWAY DESIGN\DRAWINGS\ACAD\DD\DWG\2337_SITE.DWG

2 SOUTH ENTRY ART

SCALE: N.T.S.

1 NORTH ENTRY ART

SCALE: N.T.S.

811 Know what's below. Call before you dig.

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111 S Meldrum Street, Suite 110
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240 S. PARISH AVE
JOHNSTOWN, COLORADO 80534

Revision & Date:

Project Number: 2337
Date: 11.17.2025
Produced by: BHA

Sheet Title:
DETAILS

Sheet Number:
L306

Plot Date:11/17/2025 4:34 PM Plotted By: Sidney Roller
Date Created:5/8/2025 C:\USERS\SIDNEYROLLER\ONEDRIVE - BHADESIGN\PROJECTS\JOHNSTOWN ALLEYWAY DESIGN\DRAWINGS\ACAD\DDD\DWG\2337_DETAILS.DWG

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Dissolved Air Flotation (DAF) Skimmer Replacement

LEAD DEPARTMENT & PROJECT MANAGER: Utilities – Water; John Ferguson

INTERNAL SUPPORT: Utilities – Water; Engineering

EXTERNAL IMPACTS OR FEEDBACK: Skimmer Basins (one basin at a time) expected be down for 3 weeks per side. Installation must occur during non-peak season. Possible usage of interconnects.

WHY: The existing DAF equipment is over 20 years old and the skimmers are showing significant wear and tear, in addition to corrosion. The previous manufacturer of the DAF equipment, Leopold, has sold the rights to this technology to the proposed contractor, AWC. Significant time has been spent trying to source spare parts for these units, with little to no progress.

ESTIMATED PROJECT COST: $725,000

PROJECT DURATION: February 2026 – December 2026, depending on seasonal flows, deliveries, and contractor availability.

MILESTONES/CHECKPOINTS/TIMELINE:

- Project for RFP – February 2026
- Council awards RFP to consultant – March 2026
- Presentation to Council with consultant recommendations – March 2026
- Formal adoption by Town Council – March/April 2026
- Fabrication lead time is expected to be 3-4 months.

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Job Descriptions

LEAD DEPARTMENT & PROJECT MANAGER: Human Resources Department, Monica Albright

INTERNAL SUPPORT: All departments

EXTERNAL IMPACTS OR FEEDBACK: None

WHY: This project will ensure that there is a job description for every position that is currently staffed or budgeted to be filled in 2026. This will allow each employee and their supervisor to have a list of the essential responsibilities and requirements assigned to each position, as well as define requirements for career progression for positions with levels (Parks, Streets, Utilities). It will also allow Supervisors and Directors to note any gaps in experience/knowledge and help to determine training needs within their teams. This information will be beneficial to supervisors when considering succession planning and may assist with providing direction for one-on-one conversations regarding their direct report's career growth preferences.

ESTIMATED PROJECT COST: No additional cost

PROJECT DURATION: 2026

MILESTONES/CHECKPOINTS/TIMELINE: The goal is to have all job descriptions completed in 2026. A specific schedule for each department has not yet been established, but can be before the end of January 2026, if needed.

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Lone Tree Raw Water Pump Replacement

LEAD DEPARTMENT & PROJECT MANAGER: Utilities – Water, John Ferguson

INTERNAL SUPPORT: Utilities & Engineering

EXTERNAL IMPACTS OR FEEDBACK: Potential to require the use of interconnects during installation.

WHY: Lone Tree Raw Pump station is our primary raw water source for the Town. There are currently 3 pumps at this station. Last season we noticed a drop in production (~ 0.5 MGD) from one of the pumps. By purchasing one new pump, the existing pump can be pulled, replaced, and sent in for inspection and any repairs. There will then be a spare pump if we notice a decline in production from the other 2 existing pumps.

ESTIMATED PROJECT COST: $140,000

PROJECT DURATION: Spring of 2026. Lead time on a new pump is 8-10 weeks.

MILESTONES/CHECKPOINTS/TIMELINE:

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Weld County Road 46 and Telep Avenue Improvements

LEAD DEPARTMENT & PROJECT MANAGER: Engineering Department, Eric Jones

INTERNAL SUPPORT: Public Works, Communications, Utilities, Finance

EXTERNAL IMPACTS OR FEEDBACK: Yes, there will be an external impact on our residents during the construction phase of the project.

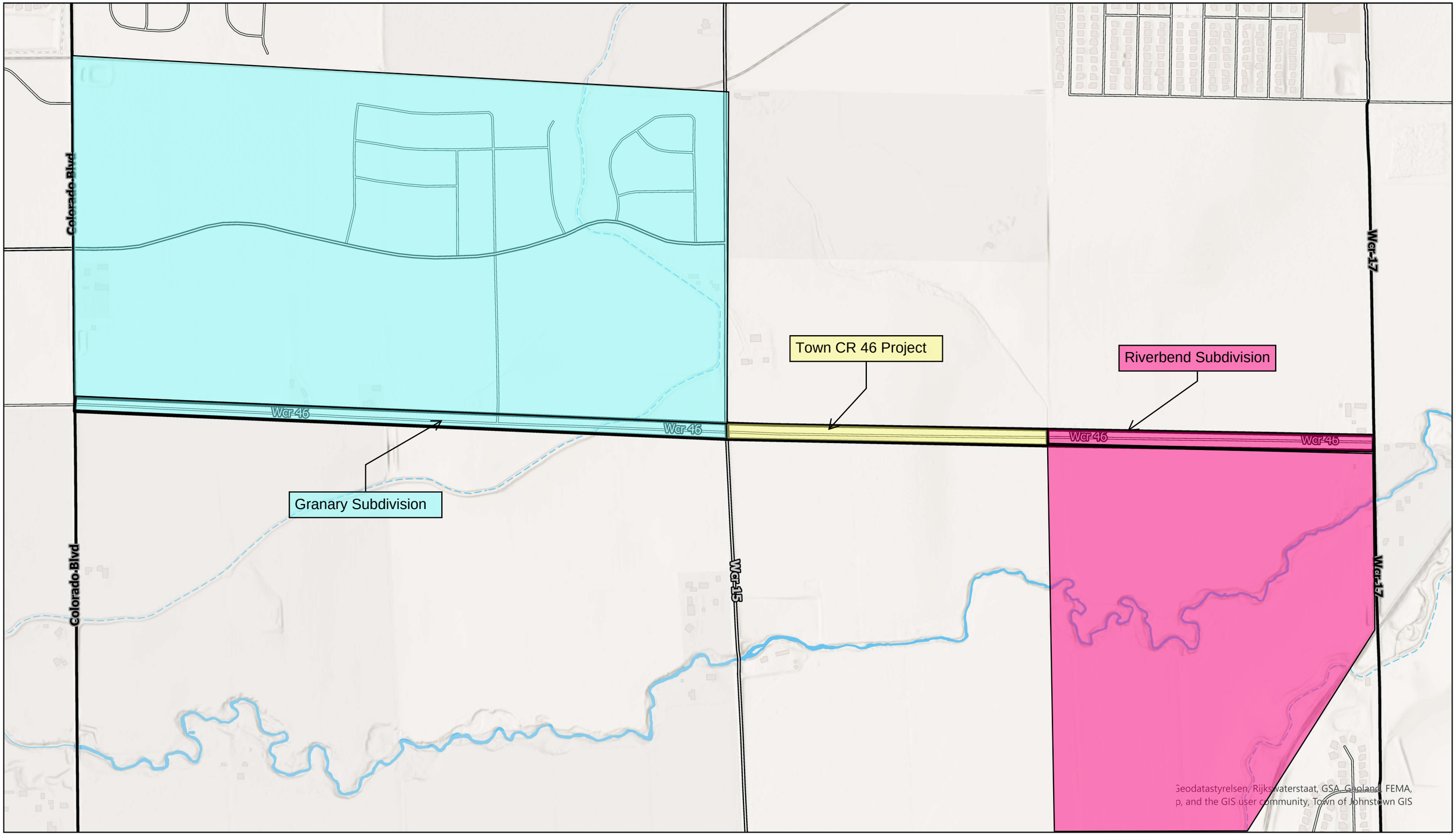
WHY: The Granary and Riverbend Development projects will be making improvements to County Road 46 with their respective developments. This project will pave the remaining roadway between their projects, providing a consistent paved section from Parish Ave. (CR 17) to Colorado Blvd. (CR 13).

ESTIMATED PROJECT COST: $1.5 million

PROJECT DURATION: May 2025 to August 2026

MILESTONES/CHECKPOINTS/TIMELINE:

- Final Plans – March 2026
- Acquire ROW – March 2026
- Bring contractor on board – June 2026
- Begin construction – June 2026
- Open Roadway – August 2026
- Close out project – November 2026



0 0.15 0.3 0.6 Miles

N

CR 46 Project Area

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Johnstown Design Standards and Construction Specifications Update

LEAD DEPARTMENT & PROJECT MANAGER: Engineering Department, Eric Jones

INTERNAL SUPPORT: Public Works, Utilities, Communications

EXTERNAL IMPACTS OR FEEDBACK: Developers, engineering firms, and contractors will be impacted by the adoption of these Design and Construction standards. Additional feedback is not anticipated to be gathered at this time; a draft version was provided to various external parties for comment in 2024.

WHY: The existing design and construction standards were approved in 2004. Over the last 20 years, industry standards have evolved to the point that our current standards do not cover or provide clear guidance on. This project's goal is to update the areas of coverage and offer better understanding of the requirements for design and construction of public and private infrastructure. It is the idea that updating these will provide quality and resilient infrastructure to ensure the community is best served.

ESTIMATED PROJECT COST: $200,000.00

PROJECT DURATION: The project started in July 2022 and is expected to be brought to council in Q2 or Q3 2026 for adoption.

MILESTONES/CHECKPOINTS/TIMELINE:

- Meet with Utilities Department and Public Works Department - January/February 2026
- Determine if we send redlines to consultant for correction or perform corrections in house – February 2026
- Provide final document to Communications for format and ADA compliance checks – May 2026
- Determine if Council work session is necessary – May 2026
- Bring to Council work session, if deemed necessary – June 2026
- Bring to Council for Adoption – July 2026

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Development Services Building

LEAD DEPARTMENT & PROJECT MANAGER: Engineering/Planning, Doug Gossett/Jennifer Simmons

INTERNAL SUPPORT: Planning, Communications, Finance, Public Works

EXTERNAL IMPACTS OR FEEDBACK: Yes, we will likely do a ribbon cutting for the building and there will need to be advertisement to our customers.

WHY: The Town's Town Hall is currently reaching its limits for the number of staff that it can support. As the Town and the departments that are currently housed at Town Hall expand, additional space is necessary. Once the building is complete, the Planning and Engineering teams will move to the new building opening up approximately 14 work areas for the other departments. In addition, the new building will provide room for both planning and engineering to grow.

ESTIMATED PROJECT COST: $5,800,000

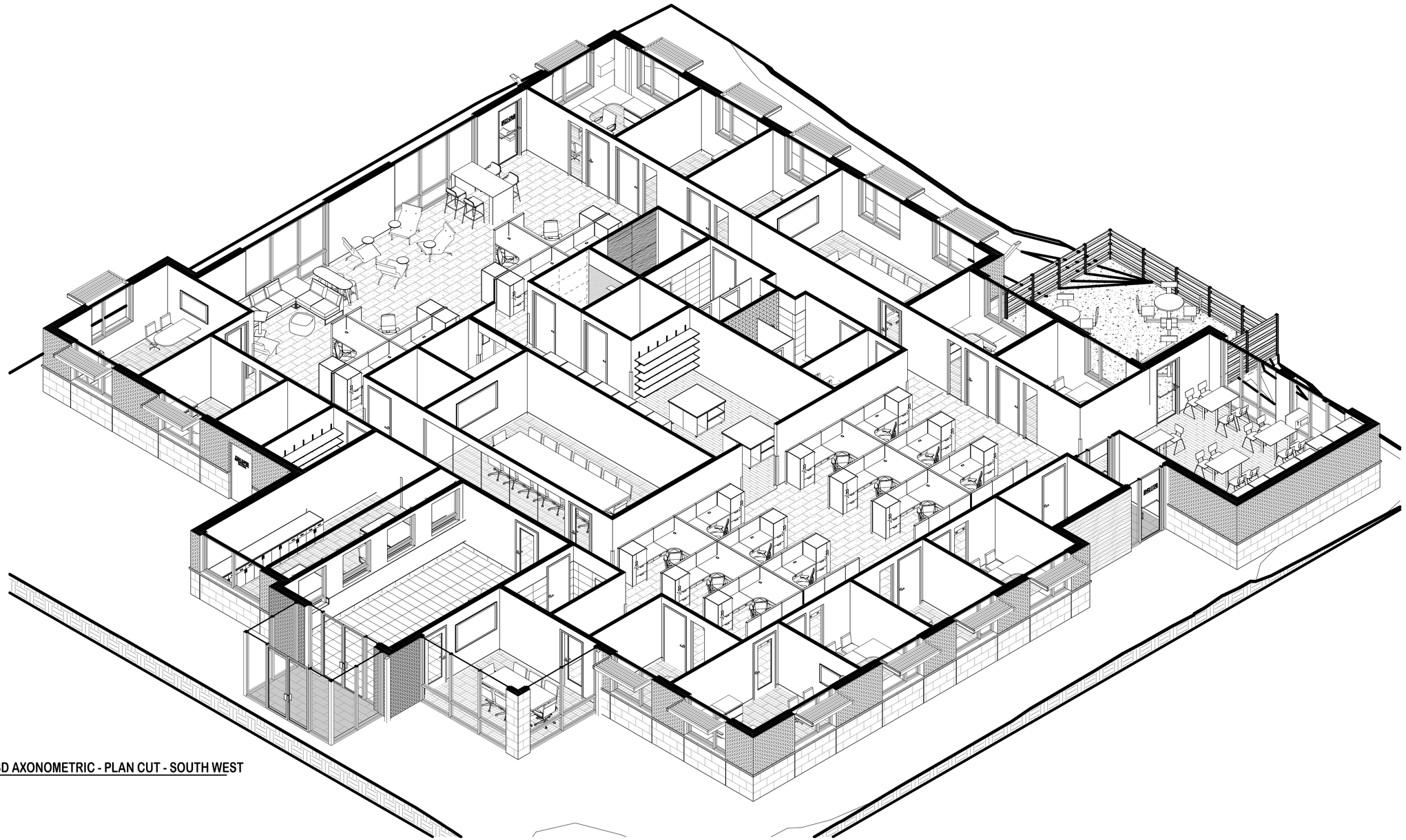
PROJECT DURATION: May 2024 – June 2026

MILESTONES/CHECKPOINTS/TIMELINE:

- Design Started – May 2024
- Construction Started – June 2025
- Owner Move In – May 2026
- Final Completion – June 2026

2026 Johnstown Major Project Collaboration

Vicinity Map



3D AXONOMETRIC - PLAN CUT - SOUTH WEST

D2C ARCHITECTS

D2C ARCHITECTS, INC.
DENVER, COLORADO
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MARK	DESCRIPTION	DATE	APPR.

DESIGN BY: Designer		ISSUE DATE: **MAY 14, 2025**	
D2C PROJECT NUMBER 202412		CONSULTANTS PROJECT #	
DRAWN BY: Author	CKD BY: Checker	SOLICITATION NO.:	
SBMIT BY: Approver	PLOT DATE: 5/16/2025	CONTRACT NO.:	
PLOT SCALE: 1'-1'-22'-14 AM		FILE NUMBER:	
SIZE: 22" x 34"	FILE NAME:		

PERMIT SET

STATE OF COLORADO
BRIAN T. DUGGAN
401770
5/16/2025
LICENSED ARCHITECT

TOWN OF JOHNSTOWN
JOHNSTOWN
DEVELOPMENT SERVICES
201 CENTENNIAL DR, JOHNSTOWN, COLORADO 80534

3D AXONOMETRICS

SHEET IDENTIFICATION
A-901

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Johnstown Reservoir Seepage Repair

LEAD DEPARTMENT & PROJECT MANAGER: Engineering Department, Hector Torres

INTERNAL SUPPORT: Public Works, Utilities, Communications

EXTERNAL IMPACTS OR FEEDBACK: Yes, the project will impact residents who use the Trails along the reservoir.

WHY: After a heavy rainfall event in spring 2023, standing water was observed on the north side of the Johnstown Reservoir embankment, and at times, it would flow over the existing concrete trail. In 2024, Town staff and State Dam safety engineers conducted a field inspection to find a solution to address this problem. The outcome was to conduct a feasibility study and design a toe drain downstream of the toe dam to address the seepage occurring in the reservoir. Generally, this Project consists of constructing a toe drain with 8-inch and 12-inch slotted PVC pipes, 1300 feet and 800 feet long, respectively, and 83 feet of a 12-inch discharge solid PVC pipe; constructing a concrete trickle channel; installing concrete manholes; and removing and replacing a portion of an existing 10-feet-wide concrete pathway.

ESTIMATED PROJECT COST: $494,000.00

PROJECT DURATION: August 2024 – April 2026

MILESTONES/CHECKPOINTS/TIMELINE:

- Johnstown Reservoir Investigation and Feasibility Study – August 2024
- Reservoir Toe Drain Design Project – March 2025
- Dam Safety Office's approval– August 2025
- Johnstown Reservoir Project Bid process – September 2025
- Final Design and Project award to Council for approval – October 2025
- Pre-construction meeting and Notice of Proceed – December 2025
- Construction completion and Close Out with Dam Safety Office – April 2026

2026 Johnstown Major Project Collaboration

Vicinity Map

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Diversity and Inclusion Study

LEAD DEPARTMENT & PROJECT MANAGER: Town Manager Dept., Mitzi McCoy

INTERNAL SUPPORT: TBD. Consultants will likely want to meet with staff.

EXTERNAL IMPACTS OR FEEDBACK: Will this impact or require outreach to the community – No.

WHY: This study will help build a clear, data-driven understanding of the workforce and workplace culture to ensure the organization is inclusive and effective. By using data rather than assumptions, the study can identify gaps or barriers that affect recruitment, retention, engagement, and advancement, while also strengthening trust, collaboration, and decision making. Most importantly, it helps ensure that the organization is well-positioned to serve the community with fairness, responsiveness, and accountability, and provides a practical foundation for specific improvements that support organizational health and service excellence.

ESTIMATED PROJECT COST: Unknown – estimated $50,000

PROJECT DURATION: 9 to 12 months

MILESTONES/CHECKPOINTS/TIMELINE: Issue RFP – September 2026

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Johnstown 101, Your Town, Your Government

LEAD DEPARTMENT & PROJECT MANAGER: Town Manager Dept., Mitzi McCoy

INTERNAL SUPPORT: All departments will be impacted and will need to participate in this programming

EXTERNAL IMPACTS OR FEEDBACK: Will this impact or require outreach to the community – Yes

WHY: This programming will provide residents with an opportunity to learn about the inner workings of their local government. The program will be developed and piloted internally before being offered to the public. At a high level, each department will be asked to prepare a presentation (approximately 1 hour long), designed to help participants better understand what your department does and why it matters. Employees at all levels of are encouraged to participate in both the development and delivery of the content, which should be interactive and engaging. During the internal pilot phase, the Town will offer these sessions as lunch and learn opportunities.

ESTIMATED PROJECT COST: $2000

PROJECT DURATION: March 2026 – December 2026

MILESTONES/CHECKPOINTS/TIMELINE: At least one session will be offered each month during the internal phase.

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Public Art Master Plan

LEAD DEPARTMENT & PROJECT MANAGER: Town Manager Dept., Mitzi McCoy

INTERNAL SUPPORT: Communications, Planning, Economic Development

EXTERNAL IMPACTS OR FEEDBACK: Communication will be needed to the community.

WHY: In 2025 we brought on a consulting team to develop the Town's first Public Art Master Plan. The plan will include the structure and function of the Art Committee as well as locations and types of art recommended for the community.

ESTIMATED PROJECT COST: $56,335

PROJECT DURATION: Began in 2025, should be completed by August 2026.

MILESTONES/CHECKPOINTS/TIMELINE: Meeting with steering committee (February), Charette with staff (February), work session with Council (February), complete the draft of the plan, Council review, plan adoption.

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Central Wastewater Treatment Plant

LEAD DEPARTMENT & PROJECT MANAGER: Engineering, Doug Gossett

INTERNAL SUPPORT: Finance, Communications, Utilities

EXTERNAL IMPACTS OR FEEDBACK: Yes, we communicate routine CIP project updates and there will likely be a Ribbon Cutting sometime in the spring

WHY: In 2021 the Central Wastewater Treatment Plant (CWWTP) lagoon facility was nearing CDPHE thresholds that required the Town to start designing a new facility to handle the sewer flows to the facility. The lagoon facility was outdated and was not going to be able to handle the Town's anticipated growth. In order to keep up with projected growth the existing 0.999 Million Gallon per Day (MGD) facility needed to expand. The Town moved forward with the design of a 2.5MGD membrane facility that could expand to 5MGD as growth continues. The project also brought the Town into compliance with a consent order issued by CDPHE. In December of 2025, CDPHE closed out the consent order.

ESTIMATED PROJECT COST: $59,125,000

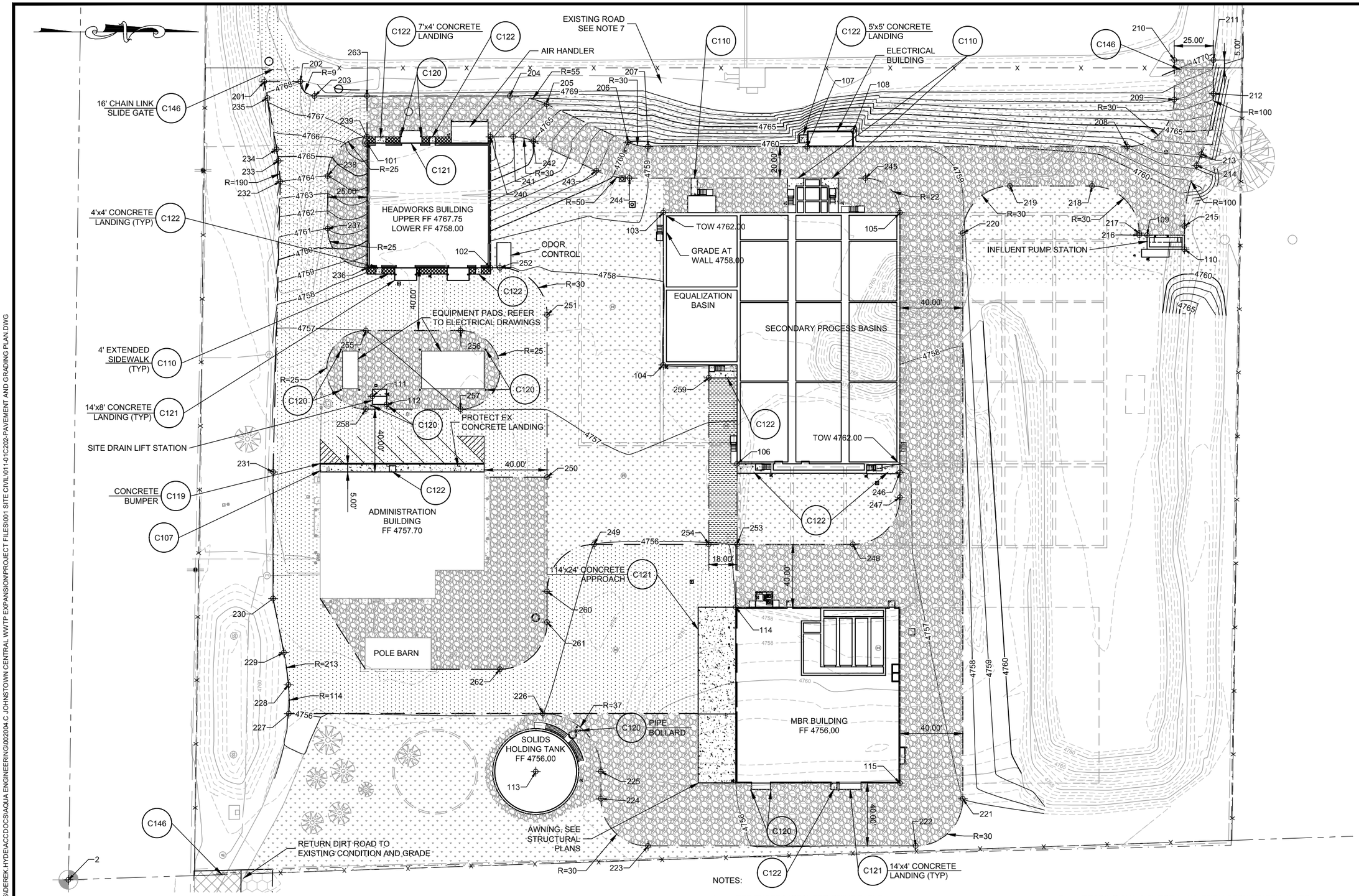
PROJECT DURATION: May 2021 to September 2026

MILESTONES/CHECKPOINTS/TIMELINE:

- Design Awarded – May 2021
- Construction Contract Awarded – March 2023
- Plant Startup – October 2025
- Final Completion – September 2026

2026 Johnstown Major Project Collaboration

Vicinity Map



SITE PLAN

SCALE: 1"=30'-0"

0 30 60

Scale in Feet

LEGEND

- NATIVE GRASS
- RECYCLED ASPHALT
- AGGREGATED BASE COURSE
- ASPHALT PAVEMENT
- CONCRETE

NOTES:

1- SEE SHEET 01C204 FOR POINT TABLE.

2- INSTALL 6" ASPHALT PAVEMENT

3- INSTALL 6" THICK LAYER OF RECYCLED ASPHALT.

4 - ADJUST MANHOLE RIM AND COVER AS REQUIRED.

5- INSTALL PIPE BOLLARDS. SEE DETAIL C120

6- GRADING SHALL SLOPE AWAY FROM STRUCTURES UNLESS SPECIFICALLY STATED OTHERWISE.

7- CONTRACTOR TO RETURN ROAD TO EXISTING CONDITION AND GRADE.

8- REFER TO GEOTECH REPORT FOR COMPACTED FILL AND BASE COURSE REQUIREMENTS FOR ALL CONCRETE AND ASPHALT PAVEMENT.

COLORADO REGISTERED PROFESSIONAL ENGINEER
CRAIG TOSHI MATSUDA
49447
03/27/2023

DRAWING IS TO SCALE IF BAR MEASURES: 1" = FULL SCALE 1/2" = HALF SCALE

NO.	DATE	DESIGN	DRAWN	CHECKED
C	03/27/2023	CM	DCH	JRL

ORIGINAL

REVISIONS

TOWN OF JOHNSTOWN

450 S PARISH AVE, JOHNSTOWN, CO 80534
CENTRAL WASTEWATER TREATMENT PLANT
CIVIL
SITE PAVING AND GRADING PLAN

AQUA ENGINEERING
5325 VALENTIA WAY, GREENWOOD VILLAGE, CO 80111
PHONE: 720 667-1250

DRAWING NO.

01C202

SHEET

C:\USERS\DEREK.HYDE\ACCDOCS\AQUA ENGINEERING\002004.C JOHNSTOWN CENTRAL WWTP EXPANSION\PROJECT FILES\001 SITE CIVIL\011-01C202-PAVEMENT AND GRADING PLAN.DWG

3/24/2023

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2026 Johnstown Major Project Collaboration

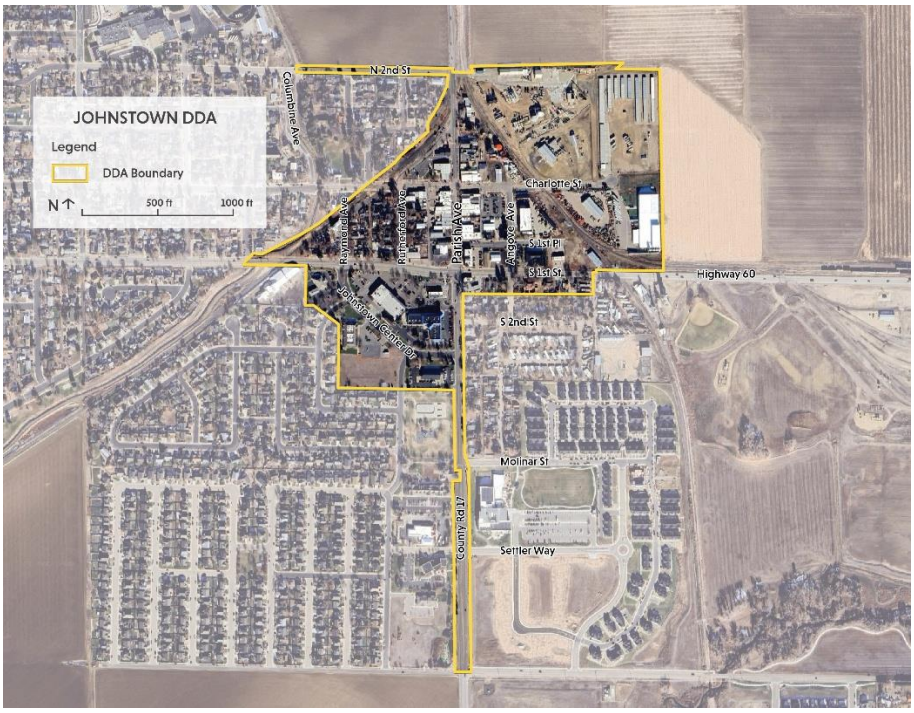
PROJECT TITLE: Downtown Development Authority Election & Formation

LEAD DEPARTMENT & PROJECT MANAGER: Economic Development, Sarah Crosthwaite.

INTERNAL SUPPORT: Town Clerk, Communications, Finance.

EXTERNAL IMPACTS OR FEEDBACK: Yes, limited outreach to stakeholders (residents, property owners, and businesses) within the district boundary.

WHY: The Town of Johnstown is advancing this project to implement the vision of the Downtown Master Plan, adopted in August 2025. While the Master Plan outlines important improvements and thoughtful growth for downtown, these investments require a dedicated organization and funding source that the Town and the current volunteer-based JDDA cannot provide on their own.
Through this project, the Town will work with a consultant and the community to finalize the recommended special district tool, a Downtown Development Authority (DDA). Before a DDA can be created, a formal election must be held, and only qualified electors within the proposed DDA boundary will be eligible to vote. This ensures that those most directly impacted have a direct voice in the decision. The process will be transparent and community-driven, helping residents, property owners, and businesses understand the available tools and what the formation of a DDA would mean for downtown. If approved by voters, the end result will be a well-formed district with trained leadership, local representation, and sustainable resources to implement the Downtown Master Plan, expand existing downtown programs, and guide investment that keeps downtown Johnstown vibrant, connected, and thriving for decades to come. Below is an exhibit of the proposed DDA boundary.



2026 Johnstown Major Project Collaboration

ESTIMATED PROJECT COST: $100,000

PROJECT DURATION: August 2025 – July 2026

MILESTONES/CHECKPOINTS/TIMELINE:

01/21/26 – 1st reading of Election Ballot Questions (Formation of DDA & TIF Revenue) (Phase III of the project).
02/02/26 – 2nd reading of Election Ballot Questions (Formation of DDA & TIF Revenue). Staff moving forward must remain neutral regarding DDA election, campaign committee independent of the Town will take over
04/07/26 – Election Day; if DDA election is successful begin transition of JDDA to DDA (this marks beginning of Phase IV of the project).
April-July 2026 – Phase IV includes JDDA sunset or incorporation into the DDA, DDA board recruitment & training, and startup guidance. Phase III will be led by PUMA and Eco. Dev. Staff. Project should be completed by July.

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Senior Center/Community Center Facility Project

LEAD DEPARTMENT & PROJECT MANAGER: Administration, Matt LeCerf

INTERNAL SUPPORT:

- Deputy Town Manager – Construction and project management oversight
- Senior Center Coordinator – Construction and project management oversight
- Engineering – Review of civil plan set review
- Planning – Review and approval of site plan for the development and issuance of building permit

EXTERNAL IMPACTS OR FEEDBACK:
Yes. This will require periodic feedback from the Senior Center community and Town Council.

WHY:
This project is a collaborative project between the Town of Johnstown and TRPR. The two parties are working together to construct the Senior/Community Center that will consist of roughly 15,000 sq. ft. The three primary uses in the building will be:

- Multi-purpose activity room measuring approximately 5,000 sq. ft.
- Senior Center measuring approximately 5,000 sq. ft.
- TRPR Community Center measuring approximately 5,000 sq. ft.

ESTIMATED PROJECT COST:
Total Town budget for this facility is $5M for facility and $2M for ancillary improvements to provide accessibility to the facility. TRPR is estimated to contribute $5M as part of their portion of facility costs.

PROJECT DURATION: Current (ongoing) - until May 2027

MILESTONES/CHECKPOINTS/TIMELINE:

- Completion of design – May 2026
- Council awards construction award – May 2026
- Construction begins – June 2026
- Project Completion – May 2027

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Fiscal Year (FY) 2026 External Financial Audit

LEAD DEPARTMENT & PROJECT MANAGER: Finance / Kristyn Unrein

INTERNAL SUPPORT: The annual audit reflects the Town of Johnstown as an all-encompassing public agency. The final audit opinion is a testament to the Town's commitment to fiscal stewardship, service excellence, and integrity. All staff play a role in the success of the annual audit, from the start of the fiscal year (January 1, 2026) through the end of the fiscal year (December 31, 2026) by ensuring timely and accurate documentation is submitted to the Finance Department for all transactions (revenues, expenditures, assets, liabilities, grants, accounts payable, accounts receivable, employee expense reimbursements, debt, procurement, credit cards, contracts, records, payroll, etc.). The more thorough and communicative we all are throughout the fiscal year, the more successful the audit will be.

EXTERNAL IMPACTS OR FEEDBACK: Yes – the audit report is a critical regulatory document which is filed with the State of Colorado, our bond holders, our creditors, our grantors, and others. Finance will work closely with legal counsel as well as the Town Clerk and Communications departments for Town Council agendas and postings to the website.

WHY:

In accordance with our Town Home Rule Charter,

> "Article 12, 'Budget and Finance'
> The Council shall provide for an independent annual audit of all Town funds and accounts by a certified public accountant selected by the Council and may provide for more frequent audits as it deems necessary. The accountant selected shall have no direct personal interest in the fiscal affairs of the Town, of any member of the Council, or of any other official of the Town. Unless another date is provided by ordinance, the audit shall be completed within six (6) months after the close of the fiscal year. Copies of the audit shall be available for public inspection or review."

2026 Johnstown Major Project Collaboration

The Town's fiscal year corresponds with the calendar year (01/01/XXXX-12/31/XXXX). The Town's audit is conducted by an independent and licensed auditing firm (Hinkle & Company, P.C.) on an annual basis. Our target date for Hinkle's presentation to Council each year is mid-June.

Additional legal requirements which the Town must adhere to as related to the annual budget process: CRS 29-1-603

The final regulatory body is the Governmental Accounting Standards Board (or, "GASB"). Like the FASB in the private sector, the GASB sets forth governmental accounting requirements.
The Town of Johnstown also follows guidance provided by the Government Finance Officers Association for our governmental accounting, auditing, and financial reporting.

ESTIMATED PROJECT COST: $34,200

PROJECT DURATION: January, 2026, through July, 2027

MILESTONES/CHECKPOINTS/TIMELINE:

- Interim fieldwork: (estimated) week of January 4-8, 2027
- Final 2027 Trial Balances to be delivered to Hinkle: (est.) March 12, 2027
- Final fieldwork: (estimated) week of March 22-26, 2027
- Council presentation: (estimated) June 14, 2027

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Fiscal Year (FY) 2027 Budget

LEAD DEPARTMENT & PROJECT MANAGER: Finance / Kristyn Unrein

INTERNAL SUPPORT: Matt and Mitzi; all Department Heads; applicable supervisors

EXTERNAL IMPACTS OR FEEDBACK: Yes – will work closely with legal counsel as well as the Town Clerk and Communications departments for resolutions, Town Council agendas, hearing notices, and postings to the website.

WHY:
In accordance with our Town Home Rule Charter,

> "Article 12, 'Budget and Finance'
> The Town Council shall pass an ordinance or resolution within the last quarter of each fiscal year appropriating such sums of money as are necessary to cover the items in its budget and defray all necessary expenses and liabilities of the Town, specifying the objects and purposes for which such appropriations are made and the amount appropriated for each object or purpose."

The Town's fiscal year corresponds with the calendar year (01/01/XXXX-12/31/XXXX). The Town's budget is prepared and adopted on an annual basis. Our target date for adoption each year is December 1.

Additional legal requirements which the Town must adhere to as related to the annual budget process:

The Proposed Budget is presented to Council at a work session in September each year.
Public hearing(s) are held to meet the requirements of Johnstown's Home Rule Charter, Section 12.5, and CRS 29-1-108, allowing interested citizens the opportunity to file or register objections or suggestions prior to the adoption of the budget.

2026 Johnstown Major Project Collaboration

CRS 29-1-103(2): This statute states "No budget adopted pursuant to this section shall provide for expenditures in excess of available revenues and beginning fund balance"

The final regulatory body is the Governmental Accounting Standards Board (or, "GASB"). Like the FASB in the private sector, the GASB sets forth governmental accounting requirements.
The Town of Johnstown also follows guidance provided by the Government Finance Officers Association for our governmental accounting, auditing, and financial reporting.

ESTIMATED PROJECT COST: N/A – completed by internal staff

PROJECT DURATION: April, 2026 through March, 2027

MILESTONES/CHECKPOINTS/TIMELINE:

(Dates may be subject to change)

KEY DATES (2026-2027)	DESCRIPTION
May 1	Budget Worksheets and Other documentation provided to Leadership Team
May 4 – June 25	Department Heads complete budget worksheets and associated documents
June 26	Budget requests submittals due via email to Town Manager, Deputy Town Manager, and Finance Director
August 3 – August 21	Town Manager, Deputy Town Manager and Finance Director meet with each Department Head to discuss budgets and requests
September 11	Preliminary FY 2027 provided to Town Council and Department Heads
September 21	Preliminary FY 2027 Budget presented to Town Council – Work session
October 5	Town Council formally acknowledges receipt of Preliminary FY 2026 Budget
Oct. 15, 22, & 29	Publication of Public Hearings (2) on FY 2027 Budget
November 2 & 16	Public Hearing on FY 2027 Budget
December 7	Tentative – Town Council FY 2027 Budget Adoption
December 10	Mill Levy Certification from Larimer & Weld County Due
January 29	Submit adopted FY 2027 budget and required supporting documents to State of Colorado Dept. of Local Affairs
March 31	Submit 2027 Budget Book to Government Finance Officers Association for Distinguished Budget Presentation Award

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Launch Budget Billing

LEAD DEPARTMENT & PROJECT MANAGER: Finance, Utility Billing / Jill Maurer

INTERNAL SUPPORT: Finance & Communications

EXTERNAL IMPACTS OR FEEDBACK: Yes – Notices to inform the community of the opportunity through the communications department.

WHY: Budget Billing helps residential customers manage their water bill payments by spreading costs evenly throughout the year.

ESTIMATED PROJECT COST: N/A – completed by internal staff

PROJECT DURATION: April 2025 through April 2026

MILESTONES/CHECKPOINTS/TIMELINE:

- **04/2025 & 06/2025:** Eligibility and timing discussions
- **10/2025:** Plan and draft rollout documents
- **11/2025–12/2025:** Edit and finalize rollout documents
- **01/2026:** Coordinate with Caselle; set up Budget Billing test account
- **02/2026:** Staff training; mail March 2026 newsletter with February bills
- **03/2026–04/15/2026:** Public sign-up period
- **04/2026:** Verify eligibility; notify residents; first Budget Billing period (03/20–04/20)
- **05/2026:** Budget Billing fully launched to the public

New Budget Billing Option Coming Soon for Water Utility Customers!

We're excited to announce a new way to manage your monthly water bill — **Budget Billing** is just around the corner!

Starting March 1st, 2026, residents whose water is provided by the Town of Johnstown can enroll in the new Budget Billing program, designed to bring normalcy to your monthly water costs. Changes will be effective for the April 2026 billing period (03/20/2026 – 04/20/2026).

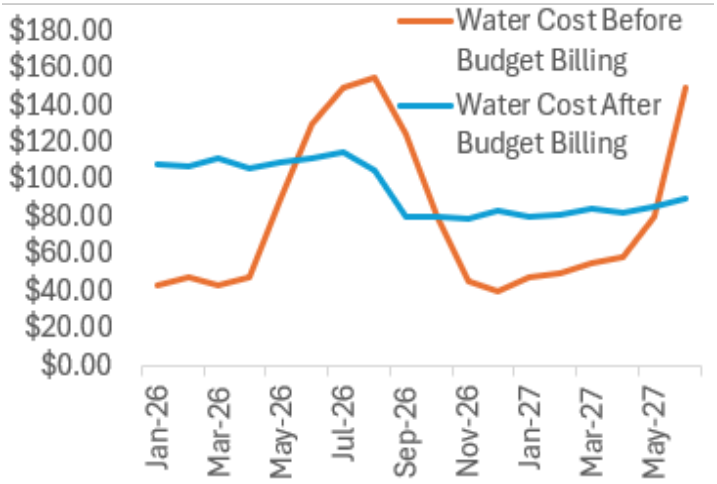
Why Budget Billing?

Many customers experience seasonal fluctuations in their water usage — higher bills during hot summer months or lower usage in cooler seasons. These swings can make it difficult to budget effectively. Budget Billing helps smooth out those mountain peaks and canyons to be more like hills, plains and valleys.

How It Works

Our Budget Billing is based on a **rolling 13-month average** of your actual water usage and charges. Each month, we calculate your bill using the average of your past 13 months of usage, allowing for a steady, more predictable monthly bill.

Unlike traditional budget plans, there's **no end-of-year "settle-up" or catch-up month**. Instead, your monthly amount adjusts gradually as your usage trends change, fluctuating up or down by up to 30% based on your rolling 13-month average. This approach minimizes surprises and supports more predictable, confident financial planning.



Benefits of Budget Billing:	**How to Enroll:**
• More predictable monthly bills • Easier household budgeting • No end-of-year lump sum catch-up payments • Automatically adjusts to long-term usage trends	Enrolling is simple! Come in to see us at Town Hall, call us at 970-587-4664 or email us at UtilityBilling@JohnstownCO.gov to sign up or learn more and find out if you qualify for the program.

Take control of your water bill today with Budget Billing

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Transfer pet licensing into Laserfiche

LEAD DEPARTMENT & PROJECT MANAGER: This is a combined effort between the Police, Town Clerk, Finance, and Communications departments

INTERNAL SUPPORT: Rebecca Farris, Kyle Williams, Jeff Strossner, Meghan Martinez, Kristyn Unrein, Devon McCarty, Jennifer Usher, Vicki Lovato, Michaela Telck

EXTERNAL IMPACTS OR FEEDBACK: Yes. Residents will be able to complete their pet's information online through our website, connected to a Laserfiche form. They will then come to Town Hall to pay for and receive their tag.

WHY: This transition will improve the resident's experience with obtaining their tag, as well as PD's ability to access all pertinent pet information quickly.

ESTIMATED PROJECT COST: $0 - $1,500

PROJECT DURATION: November, 2025 – March, 2026

MILESTONES/CHECKPOINTS/TIMELINE: We will be working closely with our Laserfiche rep. to create and bring the form online. Once the form is tested and ready, it will be linked to our website. Once a resident completes a form, it will be automatically filed in Laserfiche in a folder for PD to access at all times.

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Impact Fee Schedule Update

LEAD DEPARTMENT & PROJECT MANAGER: Administration, Matt LeCerf

INTERNAL SUPPORT: Engineering, Public Works, & Police

EXTERNAL IMPACTS OR FEEDBACK: No, not likely.

WHY: The Town has impact fees for the following elements assessed at the building permit stage of development: Transportation Facilities, Park & Recreation Facilities, Police Facilities, Public Facilities, & Cultural Amenities and Library Facilities. The impact fees are set for a 5 year period, increasing annually. 2026 will be the final year for the impact fees and we perform a new impact fee study to readjust these fees. During 2026, the Town will commission this study and present fees to Council for consideration that sets new impact fee rates for years 2027 – 2031. No map or plan set is associated with this project.

ESTIMATED PROJECT COST: $75,000

PROJECT DURATION: February 2026 – November 2026

MILESTONES/CHECKPOINTS/TIMELINE:

- Project our for RFP – February 2026
- Council awards RFP to consultant – March 2026
- Presentation to Council with consultant recommendations – October 2026
- Formal adoption by Town Council – November 2026
- Rates go into effect – January 2026

2026 Johnstown Major Project Collaboration

PROJECT TITLE: 2026 BBQ Day

LEAD DEPARTMENT & PROJECT MANAGER: Communications/Events Department manages the event, Samantha Knowlton, Project lead

INTERNAL SUPPORT: Police, Public Works, Finance, ELT & Event Staff

EXTERNAL IMPACTS OR FEEDBACK: Yes.

WHY: BBQ Day is an all-day free community event providing a fun, family-friendly festival for local and regional community members to attend. There are the following list of activities during the event: Pancake Breakfast, 5K (separate at HS), Punt/Pass/Kick Kids Sports competition, Parade, Firehose Splash Zone, 120+ vendors, 23+ Food Trucks, DJ, Inflatables, Climbing & Jumping Attractions, Sandbox Playground, Car Show, Magician & Balloon Animals, Parish Park Stage performances, Duck Race, Horseshoe Tournament, Carriage Rides, 7p Rock Concert and Fireworks!

ESTIMATED PROJECT COST: $115,000

PROJECT DURATION: Event planning is year-round in terms of vendors and participants registering. Major event day planning kicks off in January and goes right through to June event day.

MILESTONES/CHECKPOINTS/TIMELINE:
June 2025 – open 2026 Vendor & Food Truck registration with early bird discount
October 31st – Early bird discount ends, email acknowledgement to existing registrants
January – prelim internal discussions
February

- Master Event Map finalized - barricades/closures/move in & move out plans
- PM Middle School layout and staffing plan – parking/stage/blast zone
- Theme decided/creative generated
- Weld 5E-Superintendent permission meeting – fireworks & bus barn access
- Remote parking & shuttle discussion/options and decision
- PD/PW/ELT/Staff needs/roles/times established
- Secure Fireworks, Airbound, DJ, Waste, Potties, EMS, Barricade, Stage providers
- Vendor Liability forms from ALL vendor/service providers
- Open Xpress Billpay online payment portal

- Engage Committee members & assign roles
- Demo Concert Headliner options

March
- Event Staff secured & assigned roles (Incident Command down)
- Sponsorship form posted/levels created
- Car Show information posted and registration form
- Parade information posted and registration form
- Finalize vendor & food truck numbers and map
- Food truck health & insurance forms collected
- General promotion begins

April/May
- Create exact times & locations for PW/PD emergency access points, cones, closures, opens, including advance event signs, overnight parking signs, handicap parking, dumpster locations, temp parade closures, vendor load-in and -out entrance/exits
- Event staff role training meetings begin
- Promotion schedule – event, activities, sponsorship & sponsors, concert
- Signage orders and graphics
- Specific vendor/food truck instructional/regulations/rules emails sent

STAFF:
7a – 10a 12pp – 3 per "quadrant" managing vendor move-in, directions, safety

10a – 1p 8pp – 2 per "quadrant" monitoring vendors/public, directions, public safety

1p – 4p 8pp – 2 per "quadrant" managing vendor move-out, directions, safety

4p – 7p 3pp – MS - managing & welcoming public, directions, location, questions

7p – 10p 2pp – Middle School - monitoring public, safety adherence, questions

Johnstown Booth – ELT
8a – 10a – 2pp setup/public engagement/directions
10a – 12p – 2pp staffing/engaging public
12p – 2p – 2pp engaging public
2p – 4:30p – 2pp engaging public & take down

PD Booth –

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Lone Tree Raw Water Transmission Project

LEAD DEPARTMENT & PROJECT MANAGER: Engineering, Simone Guidry

INTERNAL SUPPORT: Engineering, Utilities, Public Works, Communications, Finance

EXTERNAL IMPACTS OR FEEDBACK: Yes. Traffic control impacts inside and outside of TOJ Limits.

WHY: The Town of Johnstown will be installing a new pump station at Lonetree Reservoir and approximately 11 miles of 30-inch diameter raw water transmission mainline to increase the Town's current raw water supply to the Water Treatment Plant. This project complements the Water Treatment Plant Expansion project, which will expand the WTP's treatment capacity by nearly double to 12 million gallons per day with the ultimate build out capacity of the plant being 21 million gallons per day. The current capacity of the Raw Water system is 8.78 MGD and will become the bottleneck if the new pipeline is not installed.

ESTIMATED PROJECT COST: $45-$50M

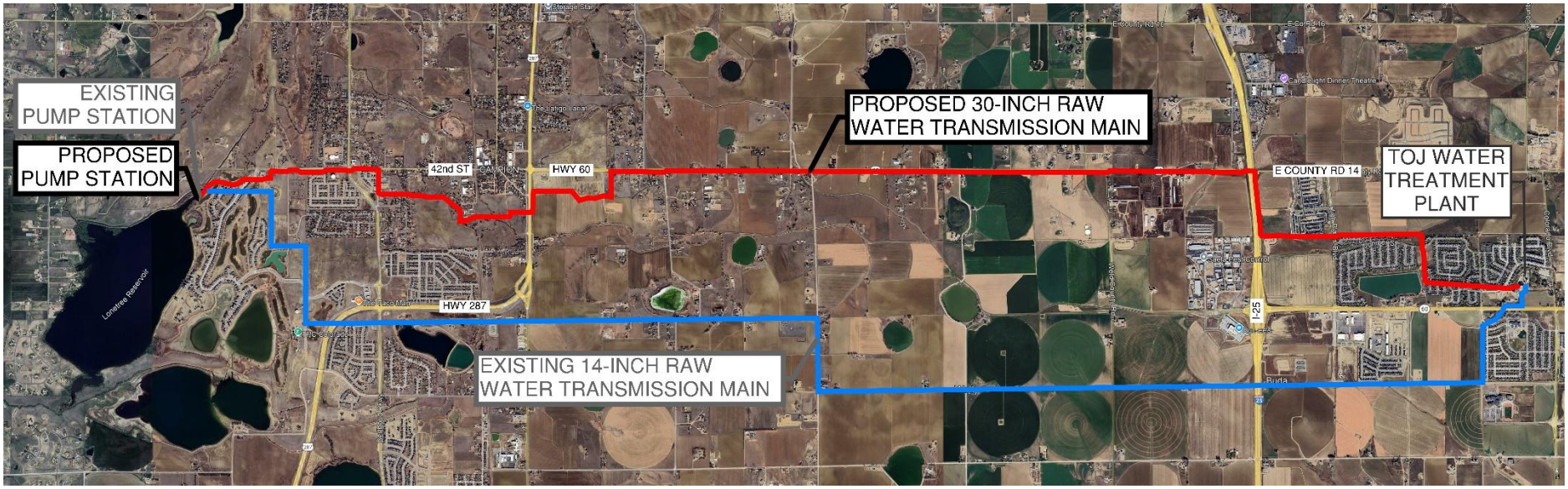
PROJECT DURATION: May 2022 to May 2028

MILESTONES/CHECKPOINTS/TIMELINE: Provide a short bullet list of the major milestones based on month and milestone task.

- May 2022 – Design RFP
- September 2022 – Design Engineer Contract Awarded
- April 2024 – Landman Contract Awarded
- April 2026 – Final Design Complete
- May 2026 – CMAR RFP
- August 2026 – Council Awards CMAR Contract
- September 2026 – Construction Begins
- September 2028 – Substantial Completion

2026 Johnstown Major Project Collaboration

Lone Tree Raw Water Transmission Main Exhibit



2026 Johnstown Major Project Collaboration

PROJECT TITLE: Johnstown Stormwater Master Plan

LEAD DEPARTMENT & PROJECT MANAGER: Engineering Department, Eric Jones.

INTERNAL SUPPORT: Public Works, Finance, Town Attorney, Communications

EXTERNAL IMPACTS OR FEEDBACK: The external impact of this Master Plan will be felt directly by developers, design engineers and residents.

WHY: The existing Stormwater Master Plan was developed in 2001. This new master plan will update the information and expand from that plan to cover the current day growth management area of the Town. This information will be used by Public Works to plan and implement necessary CIP projects to increase the Town's resilience of its stormwater system. In addition to helping the Public Works department, it will provide necessary improvements to new developments as the Town continues to grow. A rate study is being finished with this new master plan to give recommendation on the necessary rates to feasibly construct needed improvements.

ESTIMATED PROJECT COST: $575,000.00

PROJECT DURATION: The project began in 2023 and is expected to be taken to council for adoption in Q1 of 2026.

MILESTONES/CHECKPOINTS/TIMELINE:

- Project start - May 2023
- Final Report - December 2025
- Final Rate Study - January 2026
- Council Work Session - February 2026
- Council Adoption - March 2026

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Water Treatment Plant Expansion

LEAD DEPARTMENT & PROJECT MANAGER: Engineering, Doug Gossett

INTERNAL SUPPORT: Finance, Communications, Utilities, Public Works, Clerk

EXTERNAL IMPACTS OR FEEDBACK: Yes, primarily project updates and eventually a ribbon cutting. It also impacts the cemetery.

WHY: The Town's existing Water Treatment Plant can produce approximately 6 million gallons of water per day (MGD). During summer peak months, the water demand exceeds the existing 6MGD capacity. In order to keep up with new development demands and provide reliable treatment for our existing customers, the Water Treatment Plant capacity must be expanded. This project will increase the Town's water treatment capacity from 6MGD to 12MGD with the ability to expand to 21MGD. In addition to treatment capacity, the Town will also be expanding its ability to treat for taste and odor year round.

ESTIMATED PROJECT COST: $93,000,000

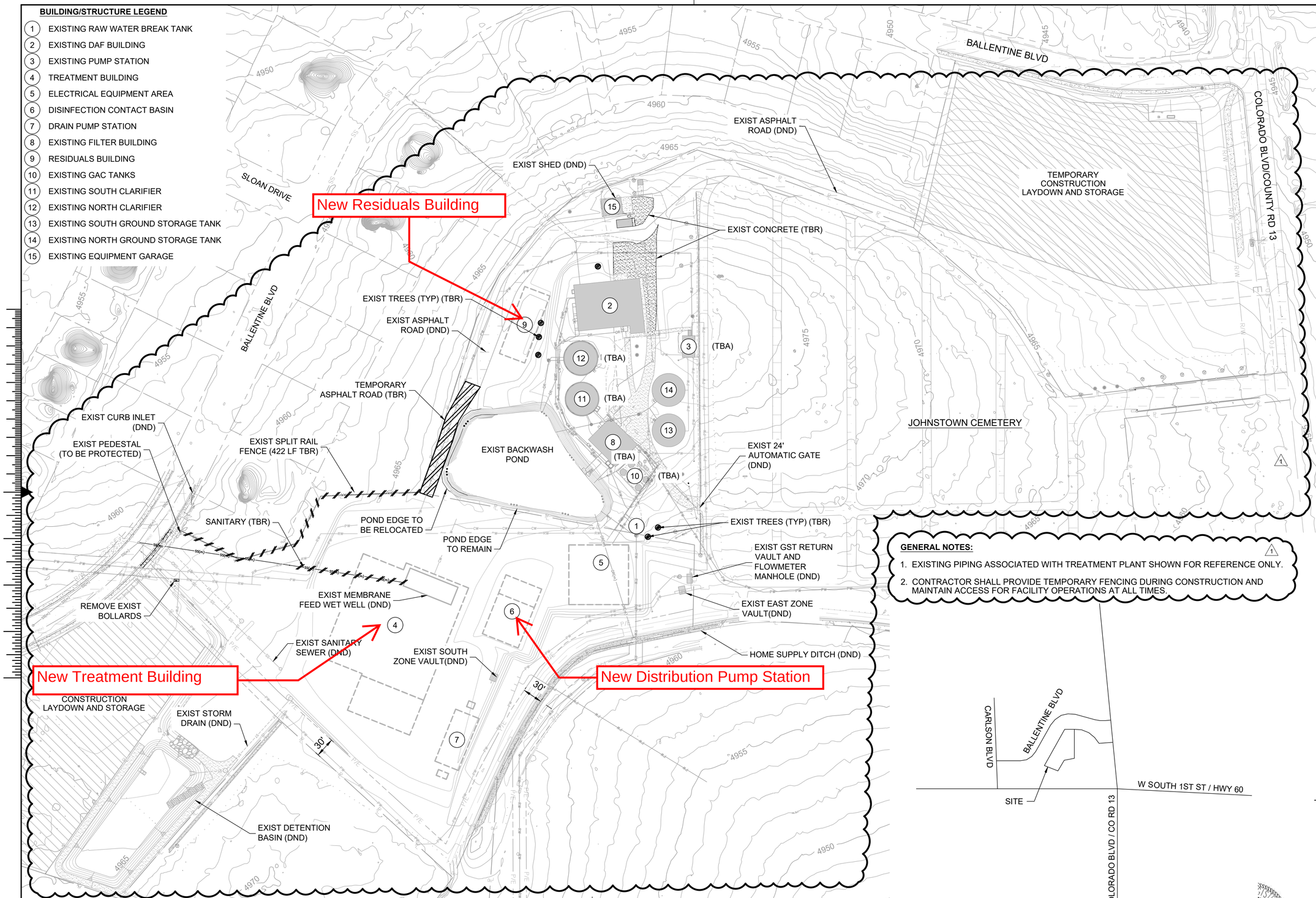
PROJECT DURATION: September 2021 through July 2027

MILESTONES/CHECKPOINTS/TIMELINE:

- Design Awarded: September 2021
- Early Works Packages: October 2023
- Final GMP: July 2024
- Substantial Completion: December 2026
- Final Completion: July 2027

BUILDING/STRUCTURE LEGEND

1. EXISTING RAW WATER BREAK TANK
2. EXISTING DAF BUILDING
3. EXISTING PUMP STATION
4. TREATMENT BUILDING
5. ELECTRICAL EQUIPMENT AREA
6. DISINFECTION CONTACT BASIN
7. DRAIN PUMP STATION
8. EXISTING FILTER BUILDING
9. RESIDUALS BUILDING
10. EXISTING GAC TANKS
11. EXISTING SOUTH CLARIFIER
12. EXISTING NORTH CLARIFIER
13. EXISTING SOUTH GROUND STORAGE TANK
14. EXISTING NORTH GROUND STORAGE TANK
15. EXISTING EQUIPMENT GARAGE



DEMOLITION PLAN

0 70' 140'
SCALE IN FEET

GENERAL NOTES:

1. EXISTING PIPING ASSOCIATED WITH TREATMENT PLANT SHOWN FOR REFERENCE ONLY.
2. CONTRACTOR SHALL PROVIDE TEMPORARY FENCING DURING CONSTRUCTION AND MAINTAIN ACCESS FOR FACILITY OPERATIONS AT ALL TIMES.

VICINITY MAP

no.	date	by	ckd	description
0	12/08/23	JHB	JLL	WA1 IFC
1	09/05/24	HCH	JLL	WA3 IFC

ISSUED FOR CONSTRUCTION

BURNS McDONNELL
9191 S. JAMAICA STREET
ENGLEWOOD, CO 80112
Burns & McDonnell Engineering Co, Inc

date	detailed by
FEBRUARY 2022	J. BROTHERS
designed by	**checked by**
C. HARRIS	J. LEE

Town of Johnstown

JOHNSTOWN WTP EXPANSION

DEMOLITION PLAN

project	contract
	-
drawing	**rev.**
00CD-101	1

sheet - of - sheets

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2026 Johnstown Major Project Collaboration

PROJECT TITLE: Infiltration and Inflow Study

LEAD DEPARTMENT & PROJECT MANAGER: Wastewater Collections Department, Clint Kern

INTERNAL SUPPORT: Public Works

EXTERNAL IMPACTS OR FEEDBACK: No, there will be minimal impact to traffic to install and remove flow detection devices.

WHY: We have had issues with infiltration and inflow that have affected both wastewater treatment plants. This study will help us narrow down where the excess water is coming from so that we can find and repair and issues.

ESTIMATED PROJECT COST: $140,000

PROJECT DURATION: April 2026 – June 2026 (September 2026)

MILESTONES/CHECKPOINTS/TIMELINE:

- Finalize Design – January 2026
- Install flow meters - April 2026
- Remove flow meters or replace batteries June 2026
- Remove flow meters if extended September 2026

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Water Efficiency/Conservation Plan

LEAD DEPARTMENT & PROJECT MANAGER: Utilities, Lilly Cory

INTERNAL SUPPORT: Planning, Town Administration, Finance, Utilities Team, Communications,

EXTERNAL IMPACTS OR FEEDBACK: To be compliant with CWCB the Town is required to do outreach on the following project once the plan has been drafted to ensure that proper feedback can be given and goals outlined are applicable to the community.

WHY: Once a utility provider produces 2,000 billable Acre-feet (AF) of water on an annual basis per CWCB they are required to implement a Water Conservation/Efficiency Plan that outlines goals aligned with the Colorado Water Plan to reduce wasteful water use and highlight areas where water can be improved. The Town of Johnstown produces 3,114.92 AF annually and in 2025 we billed for 3,016 AF. This will impact grant funding availability from the state and needs to be completed as soon as possible to prevent missed funding opportunities.

ESTIMATED PROJECT COST: $70,000 - 85,000

PROJECT DURATION:
February 2026 – October 2026

MILESTONES/CHECKPOINTS/TIMELINE: Provide a short bullet list of the major milestones based on month and milestone task.

RFP is issued	Feb/March 2026
Profile of Water Demands and Historical Demand Management	April 2026
Integrated Planning and Water Efficiency Benefits and Goals	May 2026 (timing with planning may help)
Implementation and Monitoring Plan	June- Sept 2026

Public Outreach (Required)	May-August 2026 (60 days minimum required by state, unless otherwise dictated in code)
Finalization	September- October 2026
Adoption	November 2026 Adoption by council

2026 Johnstown Major Project Collaboration

PROJECT TITLE: Water Conservation Programming

LEAD DEPARTMENT & PROJECT MANAGER: Utilities, Lilly Cory

INTERNAL SUPPORT: Finance, Clerks Department, Utilities Team, Comms, Administration

EXTERNAL IMPACTS OR FEEDBACK: These programs are public facing; I do anticipate feedback to see how programs need to be adjusted or altered to support the Water Efficiency Plan (WEP) and program adjustments.

WHY: The Town has previously done many of the following programs through a third party who was unable to cater programs to the needs of our community. One program will remain third-party for the foreseeable future, however the remaining will be adjusted and managed internally.

ESTIMATED PROJECT COST: $23,000

PROJECT DURATION:
February 2026- November 2026

MILESTONES/CHECKPOINTS/TIMELINE: Provide a short bullet list of the major milestones based on month and milestone task.

- **Feb 2nd – Oct 16th** : Residential Turf Replacement Program
- **March 11th :** Garden in a Box (Round 1)
- **March 17th :** Toilet Replacement Program & Indoor Leak Kits
- **April 20th - September 18th–** Sprinkler Check Up Program, 2 days a week 2 appointments each unless otherwise directed.
- **May 11th:** Outdoor Watering Rebates

These will be on an annual basis each year and will be the following programs/dates, end dates have not been identified as a majority are limited funding.

2026 Johnstown Major Project Collaboration

PROJECT TITLE: GWS Water Supply Gap Analysis Report

LEAD DEPARTMENT & PROJECT MANAGER: Utilities, Lilly Cory

INTERNAL SUPPORT: Planning, Town Administration, Utilities Team, Finance (UB)

EXTERNAL IMPACTS OR FEEDBACK: None anticipated.

WHY: In 2024 Town Staff attended the Growing Water Smart Conference during this period it was identified that the Town had a lack of integration between water and land use in relation to long-term planning. The following report will look at our historical data and land uses to help us predict a solid 5,10-, and 20-year outlook into how the Town is predicted to develop and the strain on water resources and assist with the Water Master Plan, Water Efficiency Plan, Housing Needs Assessment, and upcoming Comprehensive Plan updates.

ESTIMATED PROJECT COST: $26,000 ($13,000 awarded from grant)

PROJECT DURATION:
December 2025 – August 2026

MILESTONES/CHECKPOINTS/TIMELINE:

- **Feb 26th** – Grant Report 1 Due
- **May 29th** – Report 2 Due
- **Dec 5th** – Final Report Due and media for GWS/Sonoran institute timeline.