



TOWN OF MOUNTAIN VILLAGE  
455 Mountain Village Blvd. Suite A  
Mountain Village, Co 81435  
970-728-8000  
970-728-4342 Fax  
myclerk@mtnvillage.org

**TOWN OF MOUNTAIN VILLAGE  
MINUTES OF THE JUNE 16, 2016  
REGULAR TOWN COUNCIL MEETING**

The meeting of the Town Council was called to order by Mayor Dan Jansen at 8:34 a.m. on Thursday, June 16, 2016 in the Mountain Village Town Hall, 455 Mountain Village Town Hall Boulevard, Mountain Village, Colorado.

**Attendance:**

**The following Town Council members were present and acting:**

Dan Jansen, Mayor  
Marty McKinley, Mayor Pro-Tem  
Laila Benitez  
Cath Jett  
Dan Caton  
Michelle Sherry  
Bruce MacIntire

**The following Town Council members were absent:**

Also in attendance were:

Kim Montgomery, Town Manager  
Jackie Kennefick, Director of Administration/Town Clerk  
Susan Johnston, Deputy Town Clerk  
Christina Meilander, Administrative Services Coordinator  
David Reed, Town Attorney  
Sarah Abbott, Associate Attorney with Town Attorney's Office  
Nichole Zangara, Director of Marketing & Business Development  
Kevin Swain, Finance Director  
Julie Vergari, Chief Accountant  
Chris Broady, Police Chief  
Glen Van Nimwegen, Dir. of Planning & Development Services  
Dave Bangert, Forester/Planner  
Deanna Drew, Director of Plazas & Environmental Services  
Jim Loebe, Director of Transit & Recreation  
Finn Kjome, Director of Public Works  
Lexi Tuddenham  
David Heaney  
Randy Edwards  
Stefanie Solomon  
Deb Gesmundo

Paul Major  
Anton Benitez  
Hilary Cooper  
Angela Pashayan  
Liz Caton  
Gene Dackonish  
Russ Montgomery  
Robert Stenhammer  
Jolana Vanek  
Steve Cram  
Matthew Lynch  
David Eckman  
Pete Mitchell  
Melanie McGlade  
Tami Richardson  
Dominic Mauriello  
April Montgomery  
Nathan Donnell  
Tom McGlade

**Public Comment for Non-Agenda Items (3)**

Public comment was received by Steve Cram.

**Executive Session for the Purpose of Receiving Legal Advice Pursuant to C.R.S. 24-6-402(b), and for the Purpose of Negotiations Pursuant to C.R.S. 24-6-402(4)e (2)**

On a **MOTION** by Cath Jett and seconded by Dan Caton, Council agreed to enter into Executive Session for the purpose of receiving legal advice pursuant to C.R.S. 24-6-402(b), and for the purpose of negotiations pursuant to C.R.S. 24-6-402(4)e at 8:50 a.m.

Council returned to regular session at 10:14 a.m.

**Consideration of Approval of Meeting Minutes of the May 19, 2016 Regular Meeting (4)**

On a **MOTION** by Cath Jett and seconded by Bruce MacIntire, Council voted unanimously to approve the May 19, 2016 Town Council meeting minutes as presented.

**Consideration of Appointments: (5)**

**a. Ethics Commission – One Regular Seat**

Director of Administration/Town Clerk Jackie Kennefick presented the above item stating that Andrew Karow is leaving the area for a new position with Alpine Bank so he did not reapply. She stated that there are two candidates for consideration; alternate member Richard Child and Angela Pashayan. Council chose to vote by paper ballot. On a **MOTION** by Dan Caton and seconded by Marty McKinley, Council voted unanimously to appoint Angela Pashayan to the Ethics Commission regular seat.

**b. Design Review Board (DRB)– One Alternate Seat**

Director of Planning and Development Services Glen Van Nimwegen presented the above item stating that at the March 16<sup>th</sup> DRB meeting Keith Brown, Banks Brown and Luke Trujillo were re-appointed as regular members of the Board. Alternate member David Craige was also appointed as a regular member leaving one alternate seat vacant. DRB did not make a recommendation on the alternate seat and indicated the need for another experienced architect on the Board. Dan Caton recused himself as his wife was one of the applicants. The Town received letters of interest from Melanie McGlade, Angela Pashayan, Matthew Lynch and Liz Caton. After the March 3<sup>rd</sup> DRB meeting, an advertisement was sent out as an email blast, highlighting the desired qualifications. Public comment was received from DRB Chair David Eckman, Angela Pashayan, Matthew Lynch, Melanie McGlade, and Liz Caton. Council discussion ensued. Council voted by paper ballot which resulted in a 3-3 tie between Liz Caton and Matthew Lynch. After further discussion, another vote was taken. On a **MOTION** by Laila Benitez and seconded by Michelle Sherry, Council voted 6-0 (with Dan Caton abstaining) to appoint Liz Caton to the alternate seat on the Design Review Board.

**Consideration of a Letter Supporting the San Juan Mountains Wilderness Bill (6)**

Hilary Cooper joined the meeting via conference call. She stated that Congressman John Salazar introduced the Bill in the House but it has not yet been voted on by a full Congress. Senator Bennet will introduce the Bill this summer and will be visiting the Telluride area mid-July. Council discussion ensued. Public comment was received by Russ Montgomery and Lexi Tuddenham. Ms. Cooper responded to public comment by saying that measures have been taken to allow winter travel management plans, hunters, hikers and recreational users of the land. On a **MOTION** by Bruce MacIntire and seconded by Marty McKinley, Council voted 6-1 with Cath Jett dissenting, to send a letter to State representatives in support of the San Juan Mountain Wilderness Bill.

**Finance: (7)**

**a. Presentation of the May 31, 2016 Business & Government Activity Report (BAGAR)**

Finance Director Kevin Swain presented the BAGAR. Council discussion ensued.

**b. Consideration of the April 30, 2016 Financials**

Council discussion ensued. On a **MOTION** by Dan Caton and seconded by Cath Jett, Council voted unanimously to approve the April 30, 2016 Financials as presented.

**Public Hearing for the Purpose of Receiving Public Comment on the Proposed Intergovernmental Agreement (IGA) Creating the San Miguel Authority for Regional Transit (SMART)(8)**

Sarah Abbott, Associate Attorney with the Town Attorney's Office, presented the above item stating that Colorado Statutes governing transportation authorities require two public hearings on the proposed Intergovernmental Agreement (IGA), and that the purpose of this agenda item is to receive public comment. The Mayor opened the public hearing. Public comment was received by Anton Benitez. The Mayor closed the public hearing. Council discussion ensued on how best to educate and inform Mountain Village electors about the formation and taxation aspects of SMART. The second public hearing will be July 21<sup>st</sup> at the Town Council meeting.

**Update on the Town Hall Subarea Plan (9)**

Glen Van Nimwegen presented the update stating that Council approved a Memorandum of Understanding with Telluride Mountain Village Owners Association (TMVOA) and Telluride Ski and Golf in February, to share in the effort of updating this important chapter of the Comprehensive Plan. An oversight committee was formed that includes Council members Cath Jett and Bruce MacIntire. The committee has met four times; prepared and advertised a Request for Qualifications for consultants and received submittals from three qualified firms. The top two qualified teams (Design Workshop, AEcom) will be interviewed. \$150,000 has been budgeted for this project. Task force members include Jim Royer, Bill Jensen, Jeff Proteau, Anton Benitez, and Pete Mitchell. Council discussion ensued.

**Presentation of Proposed CDC Amendments Regarding Lot Splits in Single-Family District and Input from the Public (10)**

Glen Van Nimwegen stated that at the May 19<sup>th</sup> Town Council meeting, staff presented research about other communities similar to Mountain Village, and their standards for subdivision of single-family lots.

Discussion included the following topics:

- The concerns are the densification of existing residential areas where there is a diverse range of lot sizes; and the addition of more intense uses, such as what is allowed in the Active Open Space district;
- Should the notice area be increased? It should not act as a barrier to requests, but should address the large parcels where 400 feet may not be enough.
- There were differing views on whether the PUD process is the right tool for this issue, but there was consensus that the process is onerous and time consuming;
- The existing ordinance does not define what makes a rezoning “exceptional”;
- Perhaps the amount of splits should be based on the size of the original parcel; and
- The moratorium should be lifted as soon as possible.

Staff prepared draft amendments to the CDC to address these concerns. A single family PUD will be created with a process which will be brought before Council and the final approval will be done by Ordinance. The DRB has been eliminated from the process. Council discussion ensued. Council direction was to proceed with the draft ordinance with the following changes:

- Move the noticing perimeter to 1500 ft.,
- Minimum lot size of 6 acres to enter process,
- Minimum lot size resulting from subdivide, 3 acres, and lot can be subdivided as many times as long as it satisfies the minimum lot size requirement

The amendments will be reviewed by DRB at their July 7<sup>th</sup> meeting. DRB will make a recommendation to Council at the first reading of the Ordinance on July 21, 2016. The second reading will be held at the August 18, 2016 Town Council meeting. Public comment was received by Dominic Mauriello, David Heaney, and Pete Mitchell. Council directed staff to provide a map highlighting the lots that are eligible for subdivision. Public comment was re-opened and received by Pete Mitchell and Jolana Vanek.

**Consideration of Allowing for Temporary Construction Staging in the Singletree Way Right-of-Way Subject to the Owners of Lot AR32 Entering into a License Agreement (11)**

Glen Van Nimwegen presented the above item stating that the application has been reviewed by DRB who recommended approval. Council discussion ensued. On a **MOTION** by Dan Caton and seconded by Cath Jett, Council voted unanimously to enter into a license agreement with the Owner of Lot AR-32 for temporary construction staging/parking in the Singletree Way road right-of-way for the construction of a new single-family residence on Lot AR-32. Such license agreement shall be approved by the Town Attorney’s office and shall be executed by the Owner and the Mayor prior to issuance of a building permit.

**Council took lunch from 12:30 p.m. to 12:45 p.m.**

**Grant Funding Process for 2017 Budget: (13)**

Paul Major and Laila Benitez presented the above item. Mr. Major detailed the importance of goals, criteria and guidelines for grant making. The recommended criteria for creating a grant making program are:

- What is the purpose of the Grant?

- Grant types
- Define geographic service area
- Determine total amount to fund and maximum for any one grant
- Determine deadlines and time frames
- Determine the criteria for reviewing applications
- Select a committee to review applications

When making the determination on whom to fund, the following criteria may be used:

- Is the organization well run and financially strong?
- Organizations whose mission and project addresses a current and proven public need
- Demonstrate strong community support for their organizations and projects
- Organizations that show effective and efficient delivery of program services

In summary the Town should:

1. Decide on the goals and objectives
2. Define desired outcomes
3. Refine decision-making criteria
4. Determine grant-making process

Council directed the committee to create a grant plan and schedule a work session at a future meeting to present the committee's recommendations on how to initiate the process. Council consensus was to send a survey through an email blast asking for public input on the grant-making process. Mr. Major introduced Telluride Foundation's Vice President of Programs April Montgomery stating that she would be a valuable resource to help the Town determine how to structure a granting program. Council thanked Mr. Major and Ms. Montgomery for a thorough and informative presentation. Public comment was received by Jolana Vanek.

**Consideration of a Term Sheet Between the Town and Adams Ranch MV, LLC Regarding Matters Related to Lot 640A – Continued from the May 19, 2016 Council Meeting (14)**

Town Attorney David Reed presented the above item stating that the packet included a revised draft version of non-binding term sheet relating to the potential purchase and sale of land associated with Lot 640A. Council discussion ensued. Public comment was received by Randy Edwards. Mr. Edwards stated that he reduced the price from \$750,000 to \$550,000. Mr. Edwards went over the changes to the term sheet and stated that he had addressed the following concerns:

- Minimizing the laydown area
- Changing the laydown timeframe from 24 months to 12 months
- Remove vested property rights for three years (this has been removed from the term sheet)
- It was the intent of both parties that the park remain open during construction
- Removal of TSG delivering the easement and working with Timberview directly
- Include the 2.56 acres open space exchange and how it will be transferred to TSG
- Seek another appraisal
- Summarize the entire cost to the Town

Mr. Edwards's appraisal in 2014 was \$2.1 million for the lot as currently configured. The town would be purchasing 1.21 acres. Council discussion ensued regarding the idea of placing a deed restriction on the park so that it would remain a park in perpetuity. Public Works Director Finn Kjome stated that the property has been staked with blue flags to show the proposed park configuration. Public comment was received by Stefanie Solomon, Pete Mitchell, Jolana Vanek and Deb Gesmundo. On a **MOTION** by Marty McKinley and seconded by Dan Caton, Council voted unanimously to authorize Dan Caton and Bruce MacIntire to work with legal counsel and the Town Manager to move forward to an executable term sheet and finalize the transaction consistent with the discussion.

**Council Boards and Commissions Updates: (15)**

**a. Eco Action Partners(EAP) –Sherry**

There was no update.

**b. Telluride Historical Museum-Sherry**

The next meeting is July 20<sup>th</sup>.

**c. San Miguel Watershed Coalition – Jett**



Ms. Jett stated that Elizabeth Stuffings was hired as Program Coordinator. The Coalition is in the process of rewriting their bylaws to ensure that they have an active and productive board.

**d. Colorado Flights Alliance (CFA) – Jansen**

Mayor Jansen stated that summer flights are continuing to load strongly. CFA continues to increase seats and flights and revenues have grown. The Board is aggressively growing service out of Montrose and continuing to work on the new C approach (east to west) approval. It will be a more precise approach and will not encroach farther into Mountain Village.

**e. Transportation & Parking- Benitez/MacIntire**

There was no update.

**f. Budget & Finance Committee – McKinley/Caton**

There was no update.

**g. Gondola Committee – McKinley/Caton**

Marty McKinley stated that three members of the Town of Telluride Town Council were in attendance at the most recent meeting. They discussed what role the SMART would play in the gondola study.

**h. Mayor's Update – Jansen**

The Mayor stated that he is continuing to work with TSG and TMVOA regarding parking issues in Mountain Village. The new Telluride TV studio is open at the Inn at Lost Creek adjacent to Sunset Plaza and it is already paying dividends. Telluride TV will report to Town Council bi-annually.

**Staff Reports: (16)**

**a. Town Manager**

Town Manager Kim Montgomery presented her report highlighting that at the June 2nd RTA meeting, Telluride, San Miguel County and Mountain Village agreed upon the final language of the Intergovernmental Agreement (IGA) for the SMART. Each entity will now conduct the first of two public hearings on the IGA Adoption. An open house to kick off the Benchmarking Study will take place on June 21<sup>st</sup> at 5:30 p.m. at Town Hall.

On a **MOTION** by Laila Benitez and seconded by Marty McKinley, Council voted unanimously to extend the meeting beyond 6 hours.

**b. Marketing & Business Development**

Nichole Zangara presented her report. Her quarterly report on business development was emailed to Council. Ms. Zangara stated that she is planning to add a full time marketing position in 2017. *Business at Elevation* hosted their second successful event in Mountain Village. Business Development activities will be reported quarterly with additional metrics to show quantifiable results. Council discussion ensued regarding how to communicate most effectively on important issues, events, meetings and emergency situations. Public comment was received by Dennis Lankes in support of Ms. Zangara's current marketing efforts.

**Other Business:**

Director of Public Works Finn Kjome provided an update on the Meadows Improvement Project stating that bids have been received and fall within the budget. The selection committee has chosen the low bidder. The landscaping component of the project came in very high and Mr. Kjome asked Council to weigh in on bidding it out locally. He stated that additional funds are needed to complete the landscaping and signage elements of the project and that the funds would have to come from reserves. Michelle Sherry recused herself because she owns a landscaping company. The engineered portion of the project came in at the full budgeted \$300,000 and the landscaping and will cost an additional \$50,000. Public comment was received by Michelle Sherry. Council consensus was to proceed with the landscaping and signage utilizing reserve funds for the additional \$50,000.

**Parkmobile Parking Application Demonstration (18)**

Director of Transit and Recreation Jim Loebe presented the above item stating that after reviewing several options, Parkmobile seemed to have the best parking application with ease of use. Nathan Danell from Parkmobile stated that the company is a mobile payment provider which has been in business since 1999. They are in over 2000 locations in 42 states. The initial set up is to provide signage and stickers for the parking garages that explain the application and how to use it. The user simply enters their license plate


number, form of payment and an email address to add additional time on the meter. Code enforcement monitors by scanning license plates. This app does not replace the existing machines, but instead upgrades the service by adding an additional payment option. There is a user convenience fee which is approximately \$0.25 per transaction. During the initial launch there is a customer service call center to answer questions located in the United States. Clancy, the current system, will be integrated with Parkmobile and service could be live in four weeks from the time the contract is signed. Council discussion ensued regarding whether or not to absorb the transaction fee or charge the patron. Council consensus was to move forward with the implementation and absorb the fee for an initial pilot period. The parking committee will then make the determination if and when the fee will be passed on to the customer.

**Consideration to Formally Adopt the Town's Title VI Plan for Transit Grants (19)**

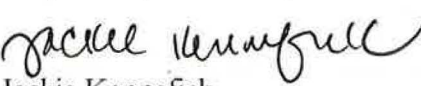
Jim Loebe presented the above plan stating that the Federal Government now requires that Town Council approve the plan. On a **MOTION** by Cath Jett and seconded by Michelle Sherry, Council voted unanimously to formally adopt the Town's Title VI Plan for Transit Grants.

There being no further business, on a **MOTION** by Dan Caton and seconded by Cath Jett, Council unanimously agreed to adjourn the meeting at 3:33 p.m.

Respectfully prepared,

  
Susan Johnston  
Deputy Town Clerk

Respectfully submitted,

  
Jackie Kennefick  
Town Clerk