



REGULAR MEETING OF THE CITY COUNCIL

City Council Chambers
 448 East 1st Street, Room 190
 City of Salida, Colorado
Tuesday, February 20, 2018 6:00 p.m.

The City Council may take action on any of the following agenda items as presented or modified prior to or during the meeting, and items necessary or convenient to effectuate the agenda items.

I. REGULAR MEETING CALLED TO ORDER

II. PLEDGE OF ALLEGIANCE – Led by Mayor P.T. Wood

III. ROLL CALL

Council Members Present: Dan Shore, Justin Critelli, Mike Bowers, Cheryl Brown-Kovacic, Rusty Granzella, and Harald Kasper; **Mayor Present:** P.T. Wood. Quorum was present.

Others Present: City Administrator Larry Lorentzen, Finance Director Jodi McClurkin, Deputy City Clerk Lynda Travis, City Clerk Alisa Pappenfort, and Interim City Attorney Geoff Wilson.

IV. PRESENTATION-

a. Earth Day Presentation & Fee Waiver Request-Bob Parker

Kasper made a motion to waive park fees for the Earth Day event. Bowers seconded the motion. With all in favor, THE MOTION CARRIED.

b. Full Circle Restorative Justice Presentation(FCRJ)-Molly Leach

Leach presented on FCRJ and provided background information.

V. CITIZEN PARTICIPATION – 3-minute time limit. *Citizen participation is for items not on the agenda and for agenda items that are not scheduled public hearings.*

- Page Judd of Salida requested the water and sewer fee schedule and the Salida Municipal Code be evaluated for more affordable options.
- Jim Miller of Salida discussed his concerns regarding phasing and cited SMC 16-7-100.
- Cynda Green of Salida discussed concerns regarding Ordinance 2018-06.

The order of agenda items listed above are approximate and intended as a guideline for the City Council. Individuals with disabilities needing auxiliary aid(s) may request assistance by contacting the City Clerk, 448 E. 1 Street, Ste. 112, Salida, CO 81201, 719-530-2630 at least 48 hours in advance.

VI. SCHEDULED ITEMS

1. Consent Agenda – Lynda Travis

- a) Approval of Agenda
- b) Approval of Meeting Minutes – February 6, 2018
- c) Resolution 2018-10-Change Order No. 3-Scout Hut Renovation Project
- d) Approval of the Reduction Performance Guarantee-2 Rivers Subdivision
- e) Resolution 2018-11 Supporting Grant Submittal and Appropriation of Funds for Match

Brown-Kovacic motioned to combine and approve the Consent Agenda. Bowers seconded the motion. With all in favor, THE MOTION CARRIED.

2. Ordinance 2018-04 Salida Crossing Planned Development, 2nd Reading & Public Hearing-Glen Van Nimwegen

**Please note Public Hearing for Ordinance 2018-04 to be opened, testimony taken and then continued to March 6, 2018 to meet public posting requirements. **

Van Nimwegen stated a public hearing was advertised for tonight but requested Council continue action on the Ordinance to March 6, 2018.

He updated Council to the changes to the conditions since the First Reading of the ordinance and answered questions from Council.

Mayor Wood opened the Hearing for public comments.

Reed McCullough of Chaffee Housing Trust discussed density and the Salida Crossing project. He stated Highway 50 commercial corridor and the Salida Crossing project provided high density housing solutions.

Zach of Salida stated he believed in the “building up not out” philosophy and liked seeing the infilling occurring within the City. He spoke in favor of the Salida Crossing project and discussed challenges his employees face with finding affordable housing.

Jim Miller of Salida expressed concerns regarding the Salida Crossing project and affordable housing. Specific concerns mentioned were density, parking, and the size. He also requested the fourth story be removed and the parking requirement, as stated in the Salida Municipal Code, be upheld.

Kenneth Griesel of Salida spoke in opposition to the height of the project. He suggested Vandaveer Ranch be evaluated for projects.

Lorna Lowry of Salida spoke in opposition to the project. She stated the project did not show that it would not adversely impact neighboring properties with shadows and the neighbor’s views. Height and parking concerns were also expressed.

Jim McCorkindale of Salida spoke in opposition to the project. His concerns were the obstruction of the views and of sunlight.

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Eddie Laughton of Salida spoke regarding height variance, density versus sprawl and walkability. Katie Server of Salida spoke in favor of the project. She stated those employed in Salida should not have to commute from outside the area.

Tom Pokorny of Salida spoke in favor of the project. He stated the project would provide affordability, would be at a good location and would not adversely impact the character of the town. He also stated it would encourage more walkability than homes being built in the county.

Lorna Wheeler of Salida spoke in favor of the project. She stated many of her employees would love to buy a home and that the project would not adversely impact the character of Salida.

The public comment portion of the hearing was closed, and Council then discussed the project further with Duane Cozart.

Critelli made a motion to continue the 2nd Reading and Public Hearing to the March 6, 2018 Regular Meeting. Bowers seconded the motion. With all in favor, THE MOTION CARRIED.

3. Ordinance 2018-03 Angel View Planned Development (First Reading held February 6, 2018)-Withdrawn by Applicant-Glen Van Nimwegen

4. Ordinance 2018-05 Amendment to Chapter 16, Architectural Standards for the Highway 50 Corridor Overlay, First Reading (Continued from February 6, 2018 Regular Meeting)-Glen Van Nimwegen

Van Nimwegen stated staff had drafted the Ordinance and reviewed it with the Planning Commission. He further stated concerns were raised by the Planning Commission that Code was being repeated but that ultimately, they recommended approval.

Brown-Kovacic expressed concern regarding adopting an ordinance that repeated what was already in the Salida Municipal Code. Van Nimwegen responded that adopting the ordinance would serve to reinforce the code.

Kasper and Bowers suggested continuing the ordinance. Mayor Wood stated that the purpose of the ordinance was to convey that no additional projects would move forward until a Highway 50 overlay plan, including height requirements, were more firmly established.

Shore asked whether the ordinance would create an issue with precedents. Wilson responded that he did not see any precedent issues with adopting the ordinance.

Brown-Kovacic expressed concerns that the ordinance would bring more attention to height. Mayor Wood stated that the Salida Crossing project brought much more attention to the height issue than did the proposed ordinance.

Granzella asked whether the Highway 50 overlay was defined anywhere. Van Nimwegen responded that it is defined in the City's zoning map.

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Kasper asked whether Section 16-7-48 of the Salida Municipal Code, which discussed additional height requirements, was printed somewhere. Van Nimwegen stated requirements were listed in the Cozart report and are 1) affecting views 2) negatively affecting adjoining properties, and 3) property must be able to be served by Fire department.

Kasper asked if the ordinance could be amended to provide more clarification for the requirements of the project. Mayor Wood directed staff to amend the code to include more descriptive language regarding the requirements of additional height.

Critelli made a motion to approve Ordinance 2018-05 on First Reading with the added amendments and schedule a Public Hearing and 2nd Reading for March 6, 2018. Wood clarified the motion and added that it included direction to staff to include additional descriptive language on building heights.

Kasper seconded. With all in favor, THE MOTION CARRIED.

5. Ordinance 2018-06 -Amending Chapter 13 regarding Water and Wastewater System Development Fees and Rates, First Reading- Larry Lorentzen

Wood suggested discussing the Ordinance at a work session before proceeding.

Bowers made a motion to continue to Ordinance 2018-06 -Amending Chapter 13 regarding Water and Wastewater System Development Fees and Rates, First Reading to the March 5, 2018 work session. Shore seconded the motion. With all in favor, THE MOTION CARRIED.

6. Administrator/Deputy City Clerk

- City Administrator Report – Larry Lorentzen
 - Department of Public Health contacted the City informing them that testing of the galleries was necessary to determine if they are under the influence of surface water.
 - Council was asked whether they had any items of discussion to add to the upcoming NRCDC joint work session to be held March 19, 2018.
 - Trevor Thonoff, a Law Enforcement Officer of the Salida Police Department put in his letter of resignation and will be moving out of the area with his fiancé.
 - ~30 Community Funding grants were received, and staff is currently reviewing them.
 - Half of the Scott Street trail interconnect has been completed by Public Works.
 - Staff is working on grants for an Electric car changing station and for an assessment of the caboose.
 - Public works is working on a package for the F street bridge repair and the E street project.
 - Touber building sewer main will need to be replaced soon.
- Deputy City Clerk – Lynda Travis
 - CML Conference attendance of council members was confirmed.

7. Elected Official Reports

- City Clerk – Alisa Pappenfort
- City Treasurer – Carol Johnson
 - McClurkin stated she will provide City Treasurer reports during Carol Johnson's absence. She adds she will also be submitting reports that provide additional

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information beyond just sales tax and will be bringing forth a Finance Director's report.

- City Council – Michael Bowers, Harald Kasper, Cheryl Brown-Kovacic, Rusty Granzella, Dan Shore and Justin Critelli.
 - Bowers requested signage be placed outside of the exercise equipment at Centennial Park.
 - Granzella stated he would not be attending the March 6, 2018 Regular Meeting.
 - Shore announced he would be attending the Upper Arkansas Area Council of Government meeting and stated he had recently finished a project with Chaffee County Envision that involved interviewing mayors from different areas to learn best practices. He stated he might forward the information to Deputy City Clerk Travis to disseminate.
- Mayor – P.T. Wood
 - Reminder was given for an upcoming Housing Forum occurring at the Steamplant. He also announced \$179,000 of debt relief was recently awarded to the City.

VII. NEW BUSINESS

Brown-Kovacic requested staff send a letter of recommendation for a UAACOG project which will be taking place in Poncha Springs.

Brown-Kovacic made a motion to send a letter of recommendation in support of the UAACOG project. Bowers seconded the motion. With all in favor, THE MOTION CARRIED.

She also requested a draft agenda be sent out the week before the meeting.

VIII. OLD BUSINESS

IX. ADJOURN- 8:42 PM

[SEAL]


 Deputy City Clerk/City Clerk


 Mayor Pro Tempore



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