



MINUTES
CITY OF GLENWOOD SPRINGS
REGULAR CITY COUNCIL MEETING
NOVEMBER 4, 2021
101 W. 8TH STREET
6:15 PM

Note: Official meeting minutes are located on the City website via YouTube video at the following link: <https://www.youtube.com/user/GlenwoodSprings1885/videos>. The times in agenda items indicate approximately where the item can be found on the YouTube video timeline.

REGULAR SESSION

:07 Roll Call

Present: Mayor Godes, Mayor Pro-Tem Willman, Councilor Kaup, Councilor Wussow, Councilor Hershey, Councilor Davis and Councilor Stepp. Also present were Debra Figueroa, City Manager; Steve Boyd, Chief Operating Office, Jenn Ooton, Asst. City Manager, Matt Langhorst, Director of Public Works, Yvette Gustad, Finance Director and Karl Hanlon, City Attorney.

:08 Pledge of Allegiance

Mayor Godes led the Pledge.

:08 Agenda Changes and Conflicts

Comments were made by Mayor Godes, Councilor Hershey, Mayor Pro-Tem Willman, City Attorney Karl Hanlon, and Councilor Stepp.

:11 Councilor Hershey moved, seconded by Councilor Stepp, to open public comment on agenda items 13, 14 and 15.

Motion passed unanimously

Comments were made by Councilor Wussow, City Attorney Karl Hanlon, Councilor Hershey, and City Manager Debra Figueroa.

:12 Citizens Appearing Before Council

Citizen comments were made.

1:06 Council Comments

1:06 Councilor Wussow moved, seconded by Mayor Godes, to immediately enact a six-month moratorium on new residential developments over ten units. This moratorium will apply to only new applications, therefore, previously applied for and/or approved developments will not be privy to this action. The goal during this six-months is to charge the Community Development Office with investigating growth, how other communities are responding to growth; requirements, limitations, and cohesiveness surrounding growth in and around our communities similar in size and economy to ours. Those on Council and some community members may remember we did a similar course of action including a moratorium on short term rentals, VRBO's and Airbnb's. During that window we received thorough, thoughtful, and engaging feedback from the community as well as other communities on what has worked and what has not. We came back as a community and a Council adopted a revised short-term rental amendment that has now been copied and complemented throughout both the State, and I think the region. The issue of growth is not new, nor will this action solve all issues that inherently bubble up between community, developers, and growth, however this pause will allow us as a community to feel heard, to be proactive and to optimistically grow better. Making its recommendations on daycare requirements, more robust affordable housing, green building requirements, know that the data compiled by Community Development will be shared with the community, Council, and the Comp Plan Steering Committee. We are about nine to twelve months out on the Comp Plan, and this will align with timing, and the ultimate goal of this exercise is feedback to give to the Comp Plan so that we can have the best outcome from that. I want to make it very clear this for the primary benefit of our community, however, it is also for the benefit of future developers who often invest thousands in preliminary development costs based on our current code, only to have those parameters changed mid-planning via multiple extensions, hearing with Planning and Zoning and Council. This is exhaustive for you guys, the developers, for us. This is an opportunity for everyone to pause, reflect and feel heard and hopefully move forward in a better form, focus and outcome.

Comments were made by Councilor Stepp, City Attorney Karl Hanlon, City Manager Debra Figueroa, Councilor Kaup, Councilor Hershey, and Mayor Pro-Tem Willman.

Motion passed unanimously.

Comments were made by Councilor Wussow, Mayor Godes, City Manager Debra Figueroa, Councilor Kaup, Mayor Pro-Tem Willman, City Attorney Karl Hanlon, and Councilor Stepp.

1:26 Motion for Consent

1:26 Councilor Hershey moved, seconded by Councilor Kaup, to approve the consent agenda.

Motion passed unanimously.

1:27 Planning Item 09-20 - Annexation Agreement for 214 Center Drive (PIN: 2185-061-00-042), Ordinance 2021-08: Annexing Property to the City, Second Reading and Ordinance 2021-09: Zoning a Parcel of Land Annexed into the City, Second Reading.

Comments were made by City Attorney Karl Hanlon and Mayor Godes.

1:28 Mayor Godes opened public comment.

Public comments were made.

1:58 Mayor Godes closed public comment.

Comments were made by developer Barry Rosenberg, Mayor Godes, City Attorney Karl Hanlon, Councilor Hershey, Councilor Kaup, Councilor Wussow, and Councilor Stepp.

2:08 Councilor Davis moved, seconded by Councilor Kaup, to approve Ordinance 2021-08: Annexing Property to the City, Second Reading, as amended.

Comments were made by Councilor Hershey, Mayor Godes, Mayor Pro-Tem Willman, Councilor Wussow, Councilor Kaup, and Councilor Stepp.

Ayes: Davis, Willman, Godes, Kaup

Nays: Stepp, Hershey, Wussow

Motion passed 4-3.

2:28 Councilor Davis moved, seconded by Mayor Godes, to approve Ordinance 2021-09: Zoning a Parcel of Land Annexed into the City, Second Reading, as amended.

Ayes: Kaup, Davis, Willman, Godes

Nays: Hershey, Wussow, Stepp

Motion passed 4-3

2:29 Councilor Davis moved, seconded by Councilor Kaup, to approve Planning Item 09-20 - Annexation Agreement for 214 Center Drive and 480 Donegan, not listed, as amended.

Ayes: Godes, Davis, Kaup, Willman

Nays: Hershey, Wussow, Stepp

Motion passed 4-3

2:30 Recess

2:44 Planning File 60-20 - Consideration of a Major Site/Architectural Plan Review application for the construction of 300-unit multi-family development in 14 separate buildings in Glenwood Meadow

2:44 Councilor Kaup moved, seconded by Councilor Hershey, to continue Planning File 60-20 to the November 18 Council meeting.

Passed Unanimously.

2:45 Consideration of Going Fare Free on Ride Glenwood.

Presented by City Engineer Terri Partch.

2:48 Councilor Hershey moved, seconded by Councilor Kaup, to support Going Free on Ride Glenwood.

Comments were made by Citizen David Merritt, Mayor Pro-Tem Willman, City Manager Debra Figueroa, and Mayor Godes.

Motion passed unanimously.

2:50 Fuel Tank Upgrades

City Manager Debra Figueroa presented.

Comments were made by Mayor Godes, City Attorney Karl Hanlon, Councilor Hershey, Councilor Kaup, Glenwood Citizen and Chair of the Airport Commission David Merritt, Councilor Stepp, Mayor Pro-Tem Willman, Councilor Davis, and Councilor Wussow.

3:16 Councilor Davis moved, seconded by Mayor Pro-Tem Willman, to stop selling Jet-A fuel until we resolve this sometime in the future.

Public comment was made.

Comments were made by Councilor Kaup, Councilor Davis, Councilor Wussow, Mayor Godes, Mayor Pro-Tem Willman, City Attorney Karl Hanlon, and Councilor Stepp.

3:27 Councilor Davis made an amended motion, seconded by Mayor Pro-Tem Willman, to stop selling Jet-A fuel, with seven days discretion and time to prepare some resolution with partners, or the commission or staff, within ninety days.

Ayes: Wussow, Godes, Willman, Davis, Stepp

Nays: Kaup, Hershey

Motion passed 5-2.

3:29 2022 Budget Approval

3:29 Mayor Pro-Tem Willman moved, seconded by Councilor Hershey, to approve the 2022 Budget.

Ayes: Willman, Wussow, Godes, Stepp, Kaup, Davis

Nays: Hershey

Motion passed 6-1.

3:30 Ordinance 13 - Series of 2021; An Ordinance of the City of Glenwood Springs, Colorado, Acting by and Through its Utility Enterprise, Approving a Loan, Evidenced by a Note, to Finance System Capital Improvements; Approving the Note Form and Loan Repayment From the Operation of the City's Water and Facilities; and Providing Other Details and Approving Documents Relating to the Loan.

3:30 Mayor Godes moved

Chief Operating Officer Steve Boyd presented.

Comments were made by Councilor Kaup.

3:33 Mayor Godes opened public comment.

3:33 Mayor Godes closed public comment.

3:33 Mayor Godes moved, seconded by Councilor Kaup, to approve Ordinance 13 - Series of 2021.

Motion passed unanimously.

3:34 Ad Hoc Affordable Housing Committee.

Comments were made by Mayor Godes, Mayor Pro-Tem Willman.
Item moved to November 18 Council meeting.

3:35 Report from City Administration

City Manager

Comments were made by City Manager Debra Figueroa and Mayor Godes.

City Attorney

Comments were made by City Attorney Karl Hanlon and Councilor Hershey.

Correspondence Incoming/Outgoing

None

3:36 Adjournment

3:03 Mayor Pro Tem Willman moved, Seconded by Councilor Hershey, to adjourn.

Motion Passed unanimously.