



MINUTES
CITY OF GLENWOOD SPRINGS
REGULAR CITY COUNCIL MEETING
SEPTEMBER 21, 2023
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

Item 5. :05 Roll Call

Present: Mayor Wussow, Mayor Pro-Tem Dehm, Councilor Godes, Councilor Zalinski, Councilor Weimer, Councilor Kaup, Councilor Schachter. Also present were; Steve Boyd, Interim City Manager; Joseph Deras, Chief of Police; Yvette Gustad, Finance Director; Gary Tillotson, Fire Chief; Hannah Klausman, Director of Economic and Community Development; Ryan Muse, City Clerk; and Karl Hanlon, City Attorney.

Item 6. :06 Agenda changes and conflicts

None.

Item 7. :06 Council Announcements

None.

Item 8. :06 Citizens Appearing Before Council (for items not on the agenda-comments limited to 3 minutes)

None.

Item 9. :07 Consent Agenda

:16 Councilor Godes moved, seconded by Mayor Pro-Tem Dehm, to approve the consent agenda.

Motion passed unanimously.

Item 10. :07 27th Street Underpass Update

Ben Ludlow, Interim Senior Project manager for Roaring Fork Transportation Authority and Tracy Trulove, Public Information Officer presented.

Item 11. :12 Youth Zone Update

Ali Naaseh-Shahry, Data and Development Specialist, and Jami Hayes, Executive Director, of Youth Zone presented.

Comments by Councilor Weimer, Data and Development Specialist of Youth Zone Ali Naaseh-Shahry, Councilor Kaup, Executive Director of Youth Zone Jami Hayes, and Councilor Schachter.

Item 12. :26 Mind Springs Withdrawal Management Facility Update

Amy Cooper-Everett, Executive Vice President, David Conklin, Chief Medical Officer, Hans Lutgring, Glenwood Springs and Rifle Outpatient Program Director, and Traci Harris, SUD Treatment Director, of Mind Springs Health, presented.

Comments by Mayor Wussow and Executive Vice President of Mind Springs Health Amy Cooper-Everett.

Item 13. :35 LoVa Trail Update

Jeanne Golay, Executive Director of the Lower Valley Trail Association, presented.

Comments by Councilor Zalinski, Executive Director of the Lower Valley Trail Association Jeanne Golay, Councilor Weimer, and Mayor Wussow.

Item 14. :46 Colorado Open Records Act Online Publication

Karl Hanlon, City Attorney presented.

Comments by Councilor Godes, City Attorney Karl Hanlon, Councilor Dehm, Mayor Wussow, and Councilor Zalinski.

Item 15. :56 Ordinance 2023-15; Code Amendments to Title 070 Regarding Child Care and Other Minor Changes

Hannah Klausman, Director of Economic and Community Development presented.

Comments by Councilor Godes, Director of Economic and Community Development Hannah Klausman, Councilor Schachter, Councilor Kaup, Councilor Weimer, Councilor Zalinski, Mayor Pro-Tem Dehm, and Mayor Wussow.

1:22 Mayor Wussow opened the item for public comment.

1:22 Mayor Wussow closed the item for public comment.

1:22 Councilor Kaup moved, seconded by Councilor Zalinski, to pass Ordinance 2023-15; Code Amendments to Title 070 Regarding Child Care and other Minor Changes with the suggested findings and staff recommendations and to comply with state changes and state code and suggested findings found on page 74 of the packet.

Motion passes unanimously.

Council took a short recess.

Item 16. 1:31 Ordinance 2023-09; Downtown Design Overlay

Danielle Campbell, Economic Development Specialist presented.

Comments were made by Councilor Godes, Director of Economic and Community Development Hannah Klausman, Councilor Schachter, Economic Development Specialist Danielle Campbell, Mayor Wussow, and Mayor Pro-Tem Dehm.

1:50 Mayor Wussow opened the item for public comment.

Public comments were made.

2:07 Mayor Wussow closed the item for public comment.

2:07 Councilor Godes moved, seconded by Mayor Pro-Tem Dehm, to establish the boundaries of the downtown overlay consistent with the staff's recommendation on the north side of the river with the exception of the Village Inn and SGM properties south-west of the roundabout. On the south side of the river, move to expand the staff's recommendation to include both the east and west sides of both Cooper Avenue and Colorado Avenue between 8th Street and 9th street and the south side of 8th Street between Cooper Avenue and Blake Avenue.

Comments were made by Mayor Pro-Tem Dehm and Councilor Godes.

Councilor Godes amended motion, amended motion seconded by Mayor Pro-Tem Dehm, to continue the downtown overlay on the south side of Blake Street up to Blake Avenue, to encompass Bookgrove, from Grand Avenue to Blake Avenue and end on 9th street.

Comments were made by Mayor Pro-Tem Dehm, Economic Development Specialist Danielle Campbell, Director of Economic and Community Development Hannah Klausman, Mayor Wussow, Councilor Zalinski, Councilor Godes, Councilor Kaup, Councilor Weimer, and Councilor Schachter.

Ayes: Schachter, Dehm, Godes, Zalinski

Nays: Wussow, Weimer, Kaup

Motions passes 4-3

Comments were made by Councilor Schachter, Economic Development Specialist Danielle Campbell, City Attorney Karl Hanlon, and Director of Economic and Community Development Hannah Klausman.

2:43 Councilor Godes moved, seconded by Councilor Zalinski, to reduce "that" to 75 feet with all the same language and no one building can be more than 50 feet.

Comments were made by Councilor Godes, Economic Development Specialist Danielle Campbell, City Attorney Karl Hanlon, Councilor Kaup, and Director of Economic and Community Development Hannah Klausman.

2:46 Councilor Godes amended motion, amended motion seconded by Councilor Zalinski, to no more than 75 feet and no one façade greater than 50 feet.

Comments were made by Councilor Kaup, Director of Economic and Community Development Hannah Klausman, Councilor Schachter, Councilor Weimer, Councilor Godes, City Attorney Karl Hanlon, Mayor Pro-Tem Dehm, and Mayor Wussow.

Economic and Community Development Director Hannah Klausman clarified that the motion is now stated as: Any new buildings wider than 75 feet must be designed to read as series of buildings no wider than 50 feet.

Comments were made by Councilor Godes, Director of Economic and Community Development Hannah Klausman, Councilor Kaup.

3:03 Councilor Godes amended motion, amended motion seconded by Councilor Zalinski, to remove the word “new” in number 3 “demolished gutted buildings or new development”.

Economic and Community Development Director Hannah Klausman clarified that the motion is now stated as: Any buildings wider than 75 feet must be designed to read as series of buildings no wider than 50 feet.

Comments were made by Councilor Weimer, Councilor Godes, Director of Economic and Community Development Hannah Klausman, and City Attorney Karl Hanlon.

Ayes: Schachter, Kaup, Dehm, Godes, Zalinski

Nays: Wussow, Weimer

Motions passes 5-2

Comments were made by Director of Economic and Community Development Hannah Klausman, Councilor Kaup, City Attorney Karl Hanlon, and Councilor Schachter.

3:11 Councilor Godes moved, seconded by Mayor Pro-Tem Dehm, to not accept staff’s recommendation that RO and/or affordable/deed restricted housing is an allowed use on the front 75% of the ground floor in the district.

Comments were made by Councilor Godes.

Ayes: Schachter, Dehm, Godes, Zalinski, Wussow, Weimer

Nays: Kaup

Motions passes 6-1

Comments were made by Mayor Pro-Tem Dehm, Director of Economic and Community Development Hannah Klausman, and City Attorney Karl Hanlon.

3:14 Councilor Godes moved, seconded by Mayor Pro-Tem Dehm, to not accept staff’s recommendation that historical buildings be exempted from Ordinance 2023-09.

Comments were made by Councilor Godes, Councilor Zalinski, Director of Economic and Community Development Hannah Klausman, Economic Development Specialist Danielle Campbell, Mayor Pro-Tem Dehm, Mayor Wussow, and City Attorney Karl Hanlon.

Motions fails 7-0.

3:23 Councilor Kaup moved, seconded by Mayor Wussow, to continue item to another meeting in the future to complete it.

Comments were made by Councilor Godes, City Clerk Ryan Muse, City Attorney Karl Hanlon, Mayor Pro-Tem Dehm, and Director of Economic and Community Development Hannah Klausman.

Ayes: Wussow, Weimer, Kaup

Nays: Schachter, Dehm, Godes, Zalinski,

Motions fails 4-3

3:27 Mayor Pro-Tem Dehm moved, seconded by Councilor Schachter, to move to approve the remainder of Ordinance 2023-09 Downtown Design Overlay as stated by staff with all the changes that have already been made.

Comments were made by Mayor Wussow, Councilor Godes, Mayor Pro-Tem Dehm, Councilor Zalinski, and Councilor Schachter.

3:37 Mayor Pro-Tem Dehm amended motion, amended motion seconded by Councilor Zalinski, to approve the remainder of Ordinance 2023-09 Downtown Design Overlay as stated by staff with all the changes that have already been made and add a subcategory about lodging to make it a special category where lodging could have as much as 50% of the facade and the rest would be in approved use.

Comments were made by Councilor Godes.

Ayes: Schachter, Dehm, Zalinski, Wussow

Nays: Godes, Kaup, Weimer

Motions passes 4-3

Item 17. 3:39 Council Comments

Comments were made by Mayor Wussow.

Comments were made by Councilor Kaup and Interim City Manager Steve Boyd.

Comments were made by Mayor Pro-Tem Dehm.

Comments were made by Councilor Godes.

Comments were made by Councilor Weimer.

Item 18. 3:43 Report from City Administration

Comments were made by Interim City Manager Steve Boyd.

Comments were made by City Attorney Karl Hanlon.

3:44 Councilor Godes moved, seconded by Councilor Weimer, to authorize Mayor Wussow to sign 3 letters of support for the grant application by the Colorado River District, on furthering acquisition of water rights in Shoshone.

Motion passed unanimously.

Item 19. 3:45 Adjournment

3:45 Councilor Weimer moved, seconded by Councilor Kaup, to adjourn.

Motion passed unanimously.