

MINUTES

DATE: Tuesday, January 16, 2018

MEETING: Winter Park Town Council

PLACE: Town Hall Council Chambers

PRESENT: Mayor Jimmy Lahrman, Mayor Pro Tem Nick Kutrumbos, Councilors, Mike Periolat, Barbara Atwater and Town Manager Drew Nelson, and Interim Town Clerk Dani Jardee

OTHERS

PRESENT: Transit Director Michael Koch, Housing Director John Crone, Capital Projects and Parks Director Gerry Vernon, Community Development Director James Shockey, Public Works Director Russ Chameroy, Finance Director Bill Wengert, Police Chief Glen Trainor, and Building Official Tom Hawkinson

1. Meeting Call To Order

Mayor Jimmy Lahrman called the meeting to order at 8:00 a.m.

Mayor Lahrman led those present in reciting the Pledge of Allegiance.

2. Town Hall Meeting

Dimmit II Site Design Presentation

Housing Director John Crone introduced Davis Urban Architect Chris Jahn. Chris Jahn presented Dimmit II's design concept. Dimmit II's site location is behind Carver's on the East Side of Lion's Gate Road, it is approximately 1.2-1.3 acres. Town Staff is collaborating with Winter Park Resort, Davis Urban LLC, JVA, and Big Valley Construction on this project. The initial designs are for a 27 unit building with 104 beds. The design and construction for Dimmit II are on a tight schedule, hoping for an August 2019 completion date. This project would house seasonal employees, and the design team wanted to create a feel of livability in the space. Mr. Jahn stated each unit would have lots of natural light, four bedrooms, two bathrooms, and a gear locker. There would be 16-18 parking spots, the rest of parking would be off site. Mr. Jahn presented a picture of the building imposed into the Town of Winter Park. Mayor Jimmy Lahrman asked about building height, the building height is 48 feet. Community Development Director James Shockey stated the building height would be about one story higher than the neighboring buildings. Mr. Jahn explained the design concept for the exterior of the new building, and went through the materials that would be used. The materials listed were, weathered wood, tin, Corten, concrete, amongst others. Mr. Jahn stated that he wanted Dimmit II to fit comfortably within the Town of Winter Park. Town Manager Drew Nelson stated that over time Lions Gate Road will transform and have more of a community infrastructure. There is currently a bus stop right across from location, so there is access to Dimmit II by walking and by bus. Mayor Pro Tem Nick Kutrumbos stated his concern that a cut through path would eventually form from Highway 40, and it would affect private property owners, and the neighbors of this location. Mr. Jahn stated that the design team would look into that issue. Mr. Kutrumbos stated he likes the use of space, however wants to make sure the design team keeps the

building design cohesive and welcoming, similar to construction that is currently happening throughout Town. Mayor Jimmy Lahrman asked if there is a current cost estimate to this Project. The response was no, once design is done they will be able to get a better cost estimate. Housing Director John Crone stated that Staff is trying to be very cost effective, hopefully shooting for \$250.00 per square foot. Mayor Lahrman stated that Town Council will be responsible for the timing of this project, making sure Town Council hits Town Staff deadlines in order to keep things on track. Mayor Lahrman asked for public comment. Christina Russell asked if there would be a couple months vacancy since the project is for seasonal employee housing. Mr. Lahrman answered no, it should be occupied 95% of the year. Mrs. Russell asked if Winter Park Resort has done any research on how many employees have cars, she is concerned 16 parking spaces will be an issue. Mayor Lahrman responded that the management of Dimmit II will be very important moving forward. Councilor Mike Periolat stated as the Town of Winter Park grows, parking is going to be an issue, that is why the Town has invested so much in a Transit system. Mrs. Russell stated another concern about lighting, she feels that Fireside Market lights are too bright. Mr. Lahrman stated that the Town is trying to create a feeder system to create a community that wants to live and grow here, not create cell block type housing. Chamber Director Catherine Ross stated her thanks to the Town Council for continuing to grow a vision, and appreciates the Dimmit II design plan. Mrs. Ross has lived in affordable housing and respects the livability aspect of the design. Sawyer D'Argonne asked if all 27 units will be master leased to Winter Park Resort. Housing Director John Crone stated that is still in negotiations, but that is the idea. Town Manager Drew Nelson stated to the public that the Town of Winter Park is moving full steam ahead, so now is the time to reach out and voice concerns and thoughts to Town Staff.

3. Consent Agenda

3.a. Approval of January 2, 2018 Regular Meeting Minutes

Mayor Pro Tem Nick Kutrumbos moved and Councilor Mike Periolat seconded the motion approving the Consent Agenda. Councilor Barbara Atwater abstained due to absence. Motion Carried: 3-0.

4. Action Items

4.a. Special Event Permits – Stagecoach Classic

Interim Town Clerk Dani Jardee stated Town Staff recommends approval of this Event. Ms. Jardee stated this is an annual event for the Town of Winter Park, and would be willing to answer any questions the Town Council has. Mayor Jimmy Lahrman opens up the Public Hearing. Hearing no comments, Mayor Lahrman closes the Public Hearing.

Councilor Mike Periolat moved and Councilor Barbara Atwater seconded the motion to approve the Special Event Permit – Stagecoach Classic. Motion Carried by the following roll call vote:

Jimmy Lahrman	“Aye”	Mike Periolat	“Aye”
Nick Kutrumbos	“Aye”		
Barbara Atwater	“Aye”		

4.b. Resolution 1602 – Mountain Parks Easement

Public Works Director Russ Chameroy stated he recommends approval to grant an easement to Mountain Parks Electric to bury electric lines and vaults on Timber Drive.

Councilor Mike Periolat moved and Councilor Barbara Atwater seconded the motion to approve Resolution 1602 – Mountain Parks Easement. Motion Carried 4-0.

4.c. Ordinance 507- An Ordinance Repealing and Reenacting Title 6, Chapter 1 of the Winter Park Town Code and Adopting by Reference the 2015 Editions of the International Building Code, International Residential Code, International Plumbing Code, International Mechanical Code, International Fuel Gas Code, International Energy Conservation Code, International Fire Code, International Existing Building Code and the 2017 Edition of the National Electric Code, with Amendments Thereto, Second Reading and Public Hearing

Building Official Tom Hawkinson stated Town Staff recommends approval of Ordinance 507. Mayor Jimmy Lahrman asked if there were any changes to the Building Code Amendments since the last council meeting. Mr. Hawkinson replied no there are no changes. Mayor Jimmy Lahrman opens up the Public Hearing. Hearing no comments, Mayor Lahrman closes the Public Hearing.

Councilor Barbara Atwater moved and Mayor Pro Tem Nick Kutrumbos seconded the motion to approve Ordinance 507 - An Ordinance Repealing and Reenacting Title 6, Chapter 1 of the Winter Park Town Code and Adopting by Reference the 2015 Editions of the International Building Code, International Residential Code, International Plumbing Code, International Mechanical Code, International Fuel Gas Code, International Energy Conservation Code, International Fire Code, International Existing Building Code and the 2017 Edition of the National Electric Code, with Amendments Thereto. Motion Carried by the following roll call vote:

Jimmy Lahrman	“Aye”	Mike Periolat	“Aye”
Nick Kutrumbos	“Aye”		
Barbara Atwater	“Aye”		

4.d. Ordinance 510 – An Ordinance Amending Section 5-2-6 of the Winter Park Town Code Concerning Connections to Town Roadways, Second Reading and Public Hearing

Town Manager Drew Nelson stated that the Town Attorney, Kendra Carberry added language to update the Town Code in regards to Town Roadways. Mr. Nelson stated Town Staff recommends approval. Mayor Jimmy Lahrman opens up the Public Hearing. Hearing no comments from the public, Mr. Lahrman closes the Public Hearing.

Councilor Barbara Atwater moved and Mayor Pro Tem Nick Kutrumbos seconded the motion to approve Ordinance 510 – An Ordinance Amending Section 5-2-6 of the Winter Park Town Code Concerning Connections to Town Roadways. Motion Carried by the following roll call vote:

Jimmy Lahrman	“Aye”	Mike Periolat	“Aye”
Nick Kutrumbos	“Aye”		
Barbara Atwater	“Aye”		

4.e. Resolution 1603 – A Resolution Approving the Appointment and Term Limits for the Code Board of Appeals

Building Official Tom Hawkinson stated that with the completion of Ordinance 507, the adoption of section 113 follows. Which is appointing and setting term limits for the Code Board of Appeals. The Code Board of Appeals is a five-member board, one member rotated off each year. Mr. Hawkinson stated it is the Town Council’s prerogative to complete and appoint this Resolution. Mayor Jimmy Lahrman stated the names of the five members of the Code Board of Appeals, Troy Neiberger, Joe Gould, Craig Kobe, Jonathan Larsen, and Steve Jensen.

Mayor Pro Tem Nick Kutrumbos moved and Councilor Mike Periolat seconded the motion to approve Resolution 1603 – A Resolution Approving the Appointment and Term Limits for the Code Board of Appeals. Motion Carried 4-0.

5. Progress Reports

5.a. Fraser Valley Recreation – Scott Ledin

Mr. Ledin stated Icebox usage was good over the holidays. Mr. Ledin stated Pole Creek Bistro has also been well utilized over the holiday season. Mr. Ledin stated usage was up in all departments at the Fraser Valley Recreation Center. The Fraser Valley Recreation Center met or exceeded budgets in 2017. Mr. Ledin stated that he will be working on finalizing the contract with DOLA for the Refrigeration Project in 2018.

5.b. Grand County Water & Sanitation District # 1 – Bruce Hutchins

Mr. Hutchins stated that snowpack is at 85 % which is better than it appears to be. Mr. Hutchins stated that Grand County Water and Sanitation are looking at prospective projects for this year. Those projects being more sewer rehab work, and a rate and tap cost study, contracts for those projects will be reviewed soon. Mayor Jimmy Lahrman asked how the sewer lining was holding up. Mr. Hutchins response was he will worry about the sewer lines in the spring because they are hoping that infiltration will not be an issue. Mr. Hutchins stated that there are many clay lines, and last year they did nine point repairs.

5.c. Winter Park Water and Sanitation District - Kent Bosshard

Not Present.

5.d. Winter Park Resort – Sky Foulkes

Mr. Foulkes stated that Winter Park Resort was off to a rocky start due to the lack of snow, however 1300 acres opened up in time for the holiday season. Mr. Foulkes stated that Winter Park Resort has 115 inches of snow to date and about a forty-inch base. Mr. Foulkes stated that skier count on the Saturday of Martin Luther King Jr. Weekend was at 16,000, and bookings look strong going forward. Mr. Foulkes stated that Alterra Mountain Company is the new name of the company that bought Winter Park Resort.

5.e. Chamber of Commerce – Catherine Ross

Chamber Director Catherine Ross stated the Chamber of Commerce and Winter Park Resort are working together to push a positive snow message to the public. Mrs. Ross stated that the annual event, Stagecoach Classic partnered with Devil's Thumb Ranch is this weekend. Mrs. Ross stated that Chamber Staff are busy working on booking summer events, and there will be a few new events to look forward to. Mrs. Ross stated there were some changes to the Chamber Board, Finance Director, Bill Wengert is now on the board, Sue Seeman is the President, and Jeff Davidson is the Vice President. Mrs. Ross stated that the Chamber put on a sold out acoustic show at Smokin' Moes, which may lead to an acoustic series next winter.

5.g. Affordable Housing – John Crone

Affordable Housing Director John Crone stated that the Housing Assistance Fund is moving along. Mr. Crone stated that all the blinds will be installed this coming week at Hideaway Place. Mr. Crone would like to thank the Developers, and Construction Crew for Hideaway Place because utilities at Hideaway Place are averaging ten dollars a week.

5.h. Transit – Michael Koch

Transit Director Michael Koch stated that the recent Transit Advisory Committee meeting was very slim, however Snow Mountain Ranch was present. Snow Mountain Ranch is interested in extending service to the Ranch. Mr. Koch stated he submitted a Colorado Department of Transportation grant application to possibly receive two new buses and a cutaway bus. Mr. Koch

stated he will be in California at the Gillig Plant to watch the assembly of the new buses. Mr. Koch stated he would like to make note that the Red Line will be affected by the Stagecoach Classic this weekend for a couple hours, a detour and proper notice will be in place. Mr. Koch stated he is currently working with Transit Plus to do an onboard ridership survey of the Granby line. Overall ridership is down 15-20%, however January is looking higher by 40%. Mayor Lahrman stated that the Granby line is getting interesting and very collaborative. Mr. Lahrman stated Sky Foulkes of Winter Park Resort has been pushing job sharing, and the key component to that is to have adequate transportation. Mr. Lahrman stated that transit is gaining traction conversation wise, which is positive. Gerry Vernon and Drew Nelson met with County people and had great conversation about the transit facility. They discussed the possibility of joint operations with heavy fleet maintenance. It may take a little longer however it is important to keep moving forward with the County to get the Transit Maintenance Facility.

5.i. Staff Reports

Mayor Jimmy Lahrman stated his thanks to Public Works Director Russ Chameroy and the Public Works Department for a job well done over the Holiday Season.

6. Town Manager's Report

Town Manager Drew Nelson stated his condolences on the passing of Bill Hardardt. Mr. Nelson stated he is meeting regularly on the naming rights to Rendezvous Center. Mr. Nelson stated that Community Development Director James Shockey and himself are meeting with land planners and attorneys in regards to Roam. Mr. Nelson stated some other topics being discussed are the Ski Back, and the Transit Facility by Cooper Creek Square. Mr. Nelson stated Town Staff are working with an architect on the new Police Department plan which is located across the hall from the current Police Department.

7. Mayor's Report

Mayor Jimmy Lahrman stated that the Winter Park Ski Train is back and running. Mr. Lahrman asked Sky Foulkes for an update on the train. Mr. Foulkes stated operationally the train is good, it is currently operating at a 50% capacity, however moving forward bookings are better. Mr. Foulkes stated that ridership is snow related, he believes that the sponsorship with The Lyft will be beneficial. Chamber Director Catherine Ross stated that they will be using Visit Denver to promote the Ski Train. Mr. Lahrman asked if there have been any negative comments on closing U.S. Highway 40 parking, the answer is no, it has been working great.

8. Town Council Items for Discussion

8.a. Application Submittal for Downtown Colorado, Inc. Governor's Awards for Downtown Excellence – Best New Addition to Downtown

Community Development Director James Shockey stated Town Staff would like to apply for this award for the Hideaway Station Project. Staff needs to apply by February 2, 2018, and the winner will be announced in April of 2018.

9. Executive Session

Executive Session in Conformance with CRS Title 24, Section 6, Subsection 402-4(e), for the Purpose of Determining Position, Strategy, or Instructions to Negotiators Regarding

Affordable Housing, for which a topic cannot be disclosed without compromising the purpose of the executive session.

Councilor Barbara Atwater moved and Councilor Mike Periolat seconded the motion to go into Executive Session in accordance with C.R.S. Title 24, Section 6, Subsection 402-4(e).

Upon conclusion of the discussion, the motion was made by Mayor Pro Tem Nick Kutrumbos and seconded by Councilor Mike Periolat and unanimously carried to return to Regular Session. Those in attendance at that time were: Mayor Jimmy Lahrman, Mayor Pro Tem Nick Kutrumbos, Councilors Mike Periolat, and Barbara Atwater, Town Manager Drew Nelson, Interim Town Clerk Danielle Jardee, Community Development Director James Shockey, Housing Director John Crone, Chip Besse, and Rob Neiberger.

There being no further business to discuss, upon a motion regularly adopted, the meeting was adjourned at 11:15 a.m.

The next scheduled meeting of the Town Council will be Tuesday, February 6, 2018 at 5:30 p.m.

Danielle Jardee, Interim Town Clerk