

JANUARY 28, 2014

**CITY OF GUNNISON COUNCIL
REGULAR SESSION MEETING MINUTES**

7:00 P.M.

The City Council Regular Session meeting was called to order at 7:00 P.M., by Mayor Pro Tem Ferguson, with Councilors Riggs, Steinbeck, and Hagan present along with City Attorney Fogo, City Manager Coleman, City Clerk Davidson, Police Chief Robinson, Community Development Director Westbay, Finance Director Collins and WSCU Liaison Amber Leal. Mayor Drexel was absent. A Council quorum was present.

JANUARY 28, 2014

PUBLIC HEARING

7:00 P.M.

Receive Public Input on Hotel & Restaurant Liquor License Application from Mikey's Takeout and Delivery LLC, dba Mikey's Pizza, 303 E. Tomichi Ave., Ste. B, in Gunnison.

Mayor Pro Tem Ferguson called the Public Hearing to order at 7:00 P.M. and stated it is 7:00 P.M. on Tuesday, January 28, 2014, in the City Council Chambers of City Hall, 201 W. Virginia Avenue in Gunnison and the purpose of the Public Hearing is to receive input on the Hotel & Restaurant Liquor License application from Mikey's Takeout and Delivery LLC, dba Mikey's Pizza, 303 E. Tomichi Avenue, Unit B, in Gunnison. Present at the Hearing is all of City Council, absent the Mayor, the City Attorney, City Manager, City Clerk and the applicants.

Mayor Pro Tem asked the applicants to identify themselves and Michael and Mary Larson did so. Mayor Pro Tem then asked for the Duties of the Board.

City Clerk Davidson stated Article 47, Title 12 of the Colorado Revised Statutes (CRS) sets the general rules and regulations for the proper manufacture, distribution and sale of alcoholic beverages. It states the state licensing authority and the local licensing authority have dual responsibility for regulating the sale of alcohol beverages and issuing licenses to do so. If the State doesn't approve a license, the City cannot grant a license and the State will not issue a license without the City's approval. The applicant, Mikey's Takeout and Delivery LLC has filed the proper application with the required documentation, has paid the required fees, the required Public Hearing was noticed in the Gunnison Country Times and the premises was posted for the Hearing. Part 3 of C.R.S. 47-12 allows for concurrent state and local review of the license application. The applicant Mikey's Takeout and Delivery has paid the fees for a concurrent review and the State is conducting their review at this time. The City Attorney, City Clerk, Building Official, Fire Marshal and Police Chief have reviewed the application and the premises. Copies of their memos are included in Council packets and are included in the official record of the public hearing. A liquor license is a property right and as such, the application hearing is a quasi-judicial proceeding where any party in interest can present evidence regarding the issuance of the liquor license. The duty of the Local Licensing Authority is to determine if the applicant is of good moral character, that the issuance of the license meets the reasonable requirements of the neighborhood and the needs and wants of the neighborhood will be met by the issuance of the license.

Mayor Pro Tem Ferguson then called for Proof of Publication. City Clerk Davidson stated a copy of the affidavit of publication is included in the official record file of the hearing and a copy of the newspaper publication is included in Council's packets. Also included in the official file is the findings of the preliminary investigation report. Mayor Pro Tem Ferguson then entered the application and stated documentation into the record.

Mayor Pro Tem Ferguson then stated for the record that the determination of the neighborhood is the incorporated City Limits of Gunnison, Colorado.

Mayor Pro Tem called for the Applicants testimony. Michael Larson addressed Council. Mr. Larson, also known as Mikey, stated they have been in the food service business for over 20 years. They would like to compliment their food by serving alcohol. They want to provide a responsible good time at their restaurant for their customers. Mr. Larson provided a petition with 30 signatures of City adult residents in favor of the application. Mayor Pro Tem Ferguson entered the petition into the record.

Mayor Pro Tem Ferguson called for any further testimony in favor of the application. No one came forward to testify. Mayor Pro Tem Ferguson called for any testimony in opposition of the application. There was no testimony.

Mayor Pro Tem Ferguson closed the Public Hearing at 7:11 P.M. and stated action on the application would take place later in the meeting.

JANUARY 28, 2014

PUBLIC HEARING

7:30 P.M.

Mayor Pro Tem Ferguson called the Public Hearing to order and stated it is 7:12 P.M. on Tuesday, January 28, 2014, in the City Council Chambers of City Hall, 201 W. Virginia Avenue in Gunnison. Present at the hearing is all of City Council, absent the Mayor, the City Attorney, City Manager, City Clerk, Community Development Director, the applicant and many citizens. The Mayor Pro Tem stated the purpose of the Public Hearing is to receive public input on the merits of ZA-13-6, submitted by Gunnison County, requesting a Major Change to a PUD to amend the parking requirements in the PUD Zone District, the property legally described as all of Block 14, Original Gunnison, City and County of Gunnison, also known as the Gunnison County Courthouse, 200 East Virginia Avenue in Gunnison.

The Mayor Pro Tem called for Proof of Publication. City Clerk Davidson replied proof of publication is included in Council packets and is included in the official file of the Public Hearing.

Mayor Pro Tem Ferguson then called for City Staff Comments and Recommendation. Community Development Director Steve Westbay came forward and introduced the applicant representative, Russell Forrest, who is the Assistant Gunnison County Manager for Community Development. Director Westbay stated that Land Development Code (LDC) Section 15.150.070 F.1. states that changes which alter the concept or intent of a planned unit development including increases in density, changes in the height of buildings, reductions in proposed open space, changes in the development sequencing, changes in road standards or changes in the final governing agreements, provisions, or covenants, may be approved only by submission and reconsideration of a new PUD Zoning plan and supporting data. Section 15.150.030 D. through F. specifies that a Major change to a PUD application be reviewed first by the City Planning and Zoning Commission at a public hearing held after 15 days public notice. The Planning Commission then makes a recommendation to the City Council to approve, approve with conditions, deny or remand the application back to the applicant. City Council then considers the recommendation of the Commission at a public hearing, held after 15 days notice, and then by ordinance, shall approve, deny, or remand the application back to the applicant with instructions for modification or require additional information. Documents relevant to this review include, but are not limited to: City of Gunnison Ordinance No. 11, Series 2006, and all of the documents related to the County's PUD Application (ZA-06-6); the 1997 City of Gunnison Land Development code; and the City of Gunnison Master Plan. The current Major Change Application is being reviewed under the 1997 Land Development Code. Director Westbay then stated the application proposes to amend the off-street parking component to the approved PUD Commercial zoning district for the property located at 200 East Virginia Avenue. The application is requesting that the City approve an amendment to the parking requirements from 43 off-street parking spaces to 35 spaces. The basis for the request is the total floor area of the new building will be reduced by 46% from the approved footage approved in the 2006 PUD. The number of employees will be reduced by 48% and the County wants to retain as much of the landscaping on the site as possible. The current site plan has 125% more landscaped area compared to what was approved in the 2006 approved PUD. Director Westbay further stated Gunnison County submitted an application in 2006 to amend the zoning of the Courthouse property from Commercial zone district to PUD Commercial zone district. At that time, the County was preparing for a possible detention facility expansion. City Council approved the 2006 PUD Zoning Amendment with specific standards for future uses, dimensional standards and minimum parking on the site. The County has since built the Public Safety Center at another location. The existing Courthouse is approximately 43,651 sq. ft. with a foot print of 18,738 sq. ft. Approximately 48 employees have moved out of the Courthouse since the 2006 PUD approval. An extensive parking needs review was performed in the initial 2006 PUD application process. It was determined that the greatest parking demand occurs when large jury pools are summoned. It was determined at that time that if the jail expansion took place, a total of 43 off-street parking spaces was required. The proposed Courthouse project is slightly smaller than the existing Courthouse and the site plan depicts 35 off-street parking spaces.

Director Westbay then outlined the City's ability to regulate land uses in the City through the following: Article XX of the Colorado Constitution outlining the powers of Home Rule Municipalities; Article 20, title 29, C.R.S., regarding Local Government Land Use Control Act

of 1979; Article 67, title 24, C.R.S. that authorizes planned unit developments; and Article 23, title 31, C.R.S., that enables municipalities to adopt zoning regulations and zoning requirement.

The primary factor for the submittal of the County's 2006 PUD application was due to the fact the parking demand standards related to the underlying Commercial zoning district was not achievable without building a major parking facility. The 2006 PUD zoning amendment was passed by the then City Council with specific standards for future uses including on-site parking. The current County PUD Major Change application establishes that the proposed Courthouse redevelopment will result in 43,651 sq. ft. in building floor area that requires a minimum of 43 on-site parking spaces. In the current PUD Major Change application, the County is requesting a change from the required 43 to 35 off-street parking spaces. Staff recognizes inherent activities at the existing and future Courthouse building generate parking demands that exceeds the existing and future parking capacity of the site and this activity affects the neighbors. The Courthouse is a valuable community amenity with traditional design and is an integral component of the downtown area. The County also needs to address the future relocation and realignment of the existing wastewater main line located under the Courthouse. An easement to the City to allow maintaining this critical utility service needs to be recorded with the PUD and the line needs to be engineered to ensure adequate fall in the main line.

Mayor Pro Tem Ferguson called for Applicant Comments. Russell Forrest then addressed Council. Mr. Forrest reiterated that the County submitted the application to amend the existing PUD to allow for 35 rather than 43 parking spaces. The County held many public meetings and preservation of the landscaped areas was high on the public comments. Maximizing and preserving the public civic space had a high priority. The plan is to preserve the central historic courthouse. Mr. Forrest showed the proposed site plan and described the landscaping and proposed building uses. They currently have 36 on-site parking spaces. The new plan depicts 35 spaces. It is very similar in size to the existing footprint. However, the designer couldn't fit the additional required parking spaces into the plan. To meet the requirement the building square footage has to be reduced or the number of the parking spaces has to be reduced. The Sheriff's Department, State Patrol and jail were removed from the existing building. The City Communications Center relocation will also decrease the number of needed parking spaces. The County has reduced several of the existing uses of the building thus reducing the need for parking. Councilor Hagan asked if Court parking will still be an issue. Mr. Forrest stated the need will be the same as it is now.

Mr. Forrest then reviewed the 2006 PUD. It allowed for 80,350 sq. ft. The proposed plan calls for 43,500 sq. ft. This is a 46% reduction. They are not going to build higher and will meet the minimum setbacks. The proposed landscaping surpasses the requirement by 19%. The number of employees is 48% fewer, however, the number of employees could change in the future. There are no current plans to expand the building. However, no one knows what will happen in the future and what the demand for services will be. There is still some capacity for expansion in the Blackstock Building. Thus, they are proposing the same size building with less employees. Councilor Steinbeck asked about the various existing trees on the property, including the 2 memorial trees in front of the Courthouse. Mr. Forrest stated that as many of the trees as possible will be saved. However, one of the large pine trees will need to be removed and a couple of the older cottonwoods will need to be removed. Commissioner Jonathan Houck came forward and added that several services currently offered in the Courthouse are grant-driven and the programs generally have a lifespan. Some space may become available in the building in the future. Mr. Forrest reminded Council that the Courthouse is an office facility and employees will not be there on weekends. The public spaces will be available for weekend activities.

The Mayor Pro Tem called for public comment and Mike Dawson came forward. Mr. Dawson stated that he is an attorney with an office kitty corner from the courthouse on North Taylor Street. Mr. Dawson stated he provided comments as well at the Planning Commission Public Hearing and those comments are in the record of that meeting. Mr. Dawson stated the application has to meet the LDC. In LDC Section 10.7E, variations in parking are required to have a parking study done. A parking study was done in 2006 and it stated 142 parking spaces are required without taking out any functions. Even with the reduction in functions, the parking is still inadequate. The parking analysis in the Central Business District (CBD) is underparked by approximately 500 spaces. Parking is at a premium in the CBD however, the reduction was allowed in 2006. The Board of County Commissioner meetings and court sessions with larger

jury pools drive the demand for parking spaces. There are 43 employees but only 35 spaces requested. If those additional 8 employees park in off-site spaces then they are taking up much needed street parking spaces. This request needs to look at the Master Plan provisions for special event parking downtown. This is an opportunity. The County could help with the parking problem not exacerbate it. A row of parking needs to be placed inside the curb. This could help the parking needs of civic events as well. He is requesting they place the 43 required on-site parking spaces. They also need a parking study. The application should be remanded back to the applicant to make these changes.

Mayor Pro Tem Ferguson asked if any additional letters, e-mails or other comments were received from the public. City Clerk Davidson stated that no additional comments were received. The Mayor Pro Tem asked that all comments made be entered into the record.

Mayor Pro Tem Ferguson called for any final comments. Community Development Director Westbay stated that the sections cited by Mr. Dawson are in the new LDC and the application was reviewed under the provisions of the prior LDC. No parking study is required. The 2006 PUD determined the reduction in parking spaces.

Mr. Jay Miller, resident and business owner, reminded Council that once a parking space is gone, it is gone. And parking spaces are very valuable to the businesses in Gunnison.

Mr. Russ Forrest made some final comments. In 2006, 43 parking spaces were needed for a 80,000 sq. ft. building. The proposed building is now half that size. Civic event parking can be utilized at the Blackstock Building and the Courthouse. In the proposed changes to Ordinance No 3, the County is reducing the size to 43,000 useable sq. ft. This footage does not include mechanical spaces. The County is also asking that Section M of the Ordinance be deleted.

Mr. Dawson requested that Section 3. M be amended to read "if above 43,000 feet" not 48,000 feet.

Councilor Riggs asked about the purposes of a PUD. Director Westbay stated it is a hybrid zoning that is site specific to the applicant and the community. It is like a contract that sets out new and different standards that are beneficial to both. In this case, the PUD provided for reduced parking with provisions. Councilor Hagan asked if the 2006 PUD was mainly concerning parking. Director Westbay stated that yes; it was in response to the proposal to construct the detention facility on the property and the effects on the neighborhood.

Mayor Pro Tem Ferguson asked for any final comments and hearing none, closed the Public Hearing at 8:07 P.M.

Consideration of Minutes:

Regular Session Meeting Minutes of January 14, 2014.

Councilor Riggs moved and Councilor Hagan seconded the motion to approve the Regular Session Meeting minutes of January 14, 2014.

Roll call vote, yes: Riggs, Ferguson, Steinbeck, Hagan. Motion carried.

Roll call vote, no: None.

Pre-Scheduled Citizens: None.

Unfinished Business: None.

New Business:

Excuse Mayor Drexel from Meeting.

Councilor Hagan moved and Councilor Riggs seconded the motion to excuse Mayor Drexel from the meeting due to personal business.

Roll call vote, yes: Ferguson, Steinbeck, Hagan, Riggs. Motion carried.

Roll call vote, no: None.

Action on Hotel & Restaurant Liquor License Application from Mikey's Takeout and Delivery LLC dba Mikey's Pizza, 303 E. Tomichi Avenue, Ste. B, in Gunnison. The Public Hearing on the application was held at the outset of the meeting.

Councilor Steinbeck moved and Councilor Hagan seconded the motion that the Hotel & Restaurant Liquor License for Mikey's Takeout and Delivery LLC, dba Mikey's Pizza, 303 E. Tomichi Avenue, Ste. B, Gunnison, Colorado, 81230, be approved for the following reasons:

1. There has not been a denial of an application at the same location, or a location within 500 feet thereof, by either the state or local licensing authority within the two years preceding the date of the application on the grounds that the reasonable requirements of the neighborhood were satisfied by existing outlets.

2. It appears from the evidence submitted with the application that the applicant is entitled to possession of the premises where the license is proposed to be exercised.

3. Selling Malt, Vinous and Spirituous Alcohol by the drink for on-premises consumption as proposed in the license application is not in violation of the zoning, fire and other applicable codes of the City of Gunnison or the laws of the State of Colorado.

4. The building where the applicant proposes to sell Malt, Vinous and Spirituous Alcohol by the drink for on-premises consumption as proposed in the license application, does not appear to be within 500 feet of any public or parochial school or the principal campus of any college, university, or seminary.

5. Within the City limits of the City of Gunnison, where liquor is proposed to be sold, there are the following existing other outlets:

- 5 - Beer and Wine Licenses
- 10 - Hotel/Restaurant Licenses
- 5 - Retail Liquor Store Licenses
- 1 - Arts License
- 1 - Brew Pub License
- 8 - Tavern Licenses
- 1 - Club Type Licenses
- 6 - 3.2% Beer Type License

6. All fees necessary for the application have been paid.

7. According to the information required by the State of Colorado Liquor Division and after testimony of the applicant at the public hearing, the applicant is of good moral character and possesses the qualifications necessary to conduct the type of business proposed.

Roll call vote, yes: Steinbeck, Hagan, Riggs, Ferguson. Motion carried.

Roll call vote, no: None.

Approval of 2014 Grants and Contracts for Service Agreements and Continuing Challenge Grant Agreements. Finance Director Collins informed Council there was a wording change to the Library District's C.A.F.E. Memorandum Agreement.

Councilor Hagan moved and Councilor Riggs seconded the motion to approve the budgeted 2014 Contracts for Service and Continuing Challenge Grants Agreements, to authorize the Mayor to sign said Agreements, and to authorize the release of the budgeted 2014 funds for the programs.

Roll call vote, yes: Hagan, Riggs, Ferguson, Steinbeck. Motion carried.

Roll call vote, no: None.

City Manager Coleman clarified the Rotary Fireworks amount is \$7,300 not \$6,500 as listed.

Councilor Steinbeck moved and Councilor Hagan seconded the motion to correct the Rotary Fireworks funding amount from \$6,500 to \$7,300.

Roll call vote, yes: Riggs, Ferguson, Steinbeck, Hagan. Motion carried.

Roll call vote, no: None.

Gunnison Volunteer Fire Department Request to Purchase SCBA. Fire Marshal Dennis Spritzer, Fire District Representative Hugo Ferchau and Finance Director Collins addressed Council. An opportunity to purchase Self-Contained Breathing Apparatus (SCBA) at a reduced cost has come up. Director Collins explained the purchase of the SCBA is not included in the 2014 budget but because the units are available at a 58% cost savings until February 7th, Staff brought this request to Council this evening. It is strictly a financial decision to request this funding change. The 2014 budget does include \$120,000.00 to purchase a 4-wheel drive fire truck through a grant. No word has been received on the grant status so Staff is recommending the \$120,000 be utilized to purchase the SCBA and if the grant is later received to then look at doing an additional appropriation for the truck purchase. The transfer of funds is

within the same line item so the purchase could be authorized by the City Manager, however, Staff wanted Council to be aware of the change in funds use. Fire Marshal Spritzer explained that the SCBA units expire and are replaced every 15 years. The current units will expire in 2018 and the estimated replacement in 2017 is \$190,000. Mr. Spritzer noted that improved face shields and lenses that will come out in the next few years and will be replaced free of charge on the purchased units. A short Council discussion ensued.

Councilor Steinbeck moved and Councilor Riggs seconded the motion to endorse the purchase of the SCBA and utilize the \$120,000 from the fire truck grant matching funds for the purchase.

Roll call vote, yes: Ferguson, Steinbeck, Hagan, Riggs. Motion carried.

Roll call vote, no: None.

Ordinance and Resolutions:

Ordinance No. 1, Series 2014; Re: Adopting a Reenacted Land Development Code; 2nd Reading. Councilor Riggs introduced Ordinance No. 1, Series 2014, and it was read by title only by the City Attorney.

Councilor Riggs moved and Councilor Steinbeck seconded the motion that Ordinance No. 1, Series 2014, **AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GUNNISON, COLORADO, REPEALING TITLE 15 (LAND DEVELOPMENT CODE), OF THE CITY OF GUNNISON MUNICIPAL CODE AND ADOPTING A REENACTED LAND DEVELOPMENT CODE**, be introduced, read, passed, and adopted on second and final reading this 28th day of January, 2014.

Roll call vote, yes: Steinbeck, Hagan, Riggs, Ferguson. Motion carried.

Roll call vote, no: None.

Ordinance No. 2, Series 2014; Re: Adoption of Amended Official City Zoning Map; 2nd Reading. Councilor Riggs introduced Ordinance No. 2, Series 2014, and it was read by title along with the Sections following the "Now, Therefore", by the City Attorney.

Councilor Riggs moved and Councilor Steinbeck seconded the motion that Ordinance No. 2, Series 2014, **AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GUNNISON, COLORADO, AMENDING THE OFFICIAL ZONING MAP OF THE CITY OF GUNNISON, COLORADO**, be introduced, read, passed and adopted on second and final reading this 28th day of January, 2014.

Roll call vote, yes: Hagan, Riggs, Ferguson, Steinbeck. Motion carried.

Roll call vote, no: None.

Ordinance No. 3, Series 2014: Re: Gunnison County Courthouse PUD Major Change; 1st Reading. Councilor Riggs introduced Ordinance No. 3, Series 2014, and it was read by title only by the City Attorney.

Councilor Riggs moved and Councilor Steinbeck seconded the motion that Ordinance No. 3, Series 2014, **AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GUNNISON APPROVING A MAJOR CHANGE TO AN EXISTING PLANNED UNIT DEVELOPMENT, APPROVED PURSUANT TO ORDINANCE 11, SERIES 2006, TO AMEND THE CONDITIONS AND LIMITATIONS WITHIN THE PUD COMMERCIAL ZONE DISTRICT CLASSIFICATION OF BLOCK 14, ORIGINAL GUNNISON, CITY AND COUNTY OF GUNNISON**, be introduced, read, passed and ordered published on first reading this 28th day of January, 2014.

Roll call vote on original motion.

Roll call vote, yes: Riggs, Ferguson, Steinbeck, Hagan. Motion carried.

Roll call vote, no: None.

Discussion ensued on the Ordinance. Items discussed included the following: the proposed landscaping exceeds the requirement by 25%; the Courthouse plan development was an open public process; the Planning Commission Public Hearing received many comments regarding the need for more on-site parking spaces; the intent of the Planning Commission was to allow flexibility of up to 48,000 sq. ft but not up to 80,000 sq. ft.; the possibility of assigning parking at Blackstock's for Courthouse personnel; the difficulty of snow removal on narrower streets like

Georgia Avenue; and the Code allows for flexibility in the future if the County wants additional changes later. Discussion ensued on amending Sections 3B, 3F, and 3M. In summary, Section 1.L remains as written, Section 3B will read 48,000 square feet, Section 3F remains as written, Section 3L remains as written until it is amended later, and section 3M is deleted in its entirety.

Councilor Riggs moved and Councilor Steinbeck seconded the motion that Ordinance No. 3, Series 2014, **AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF GUNNISON APPROVING A MAJOR CHANGE TO AN EXISTING PLANNED UNIT DEVELOPMENT, APPROVED PURSUANT TO ORDINANCE 11, SERIES 2006, TO AMEND THE CONDITIONS AND LIMITATIONS WITHIN THE PUD COMMERCIAL ZONE DISTRICT CLASSIFICATION OF BLOCK 14, ORIGINAL GUNNISON, CITY AND COUNTY OF GUNNISON, as amended**, be introduced, read, passed and ordered published on first reading this 28th day of January, 2014.

Roll call vote on amended ordinance.

Roll call vote, yes: Ferguson, Steinbeck, Hagan, Riggs. Motion carried.

Roll call vote, no: None.

Resolution No 1, Series 2014; Re: Adoption of City Investment Policy. Councilor Riggs introduced Resolution No. 1, Series 2014, and it was read by title only by the City Attorney. Finance Director Hanson informed Council that the Investment Advisory Board, as discussed at the Work Session meeting, was included in the final resolution.

Councilor Riggs moved and Councilor Steinbeck seconded the motion to approve Resolution No. 1, Series 2014, **A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF GUNNISON, COLORADO, ADOPTING AN INVESTMENT POLICY FOR THE CITY OF GUNNISON**, be introduced, read, passed and adopted this 28th day of January, 2014.

Roll call vote, yes: Ferguson, Steinbeck, Hagan, Riggs. Motion carried.

Roll call vote, no: None.

City Attorney Kathleen Fogo: Reported she looked into the request about preparing a weekly Council report but after discussing her role in City business with the City Manager, it was felt that this type of weekly report generation might cause an additional expense to the City. She is contacted by the City Manager or Staff when her legal opinion is needed and then that information is then included in Council packets.

City Manager: Ken Coleman reported on the following: the Winter Carnival last Saturday was a success and many people participated in the Polar Bear Dive into Pac-Man Pond; there was a backup in the City Hall sewer service line that had to be jetted; the leak caused problems with the phone system and the technicians are still working on repairing those interfaces; the promotional process is underway to fill the vacancy created by Chuck Dotts' retirement; the City has received an insurance claim payout for the HVAC system failure at the Community Center; the Farm Incubator Project consultant is working on the wrap-up report to outline the structure of future projects implementation; and he received an email from Region 10 about the City's possible participation in a region-wide broadband implementation planning grant from Region 10 to the Department of Local Affairs. Discussion ensued and this item will be discussed at the next Work Session meeting.

Acting City Manager: Police Chief Keith Robinson – Police Department Semi-Annual Report. Chief Robinson stated his report is fairly short since he has been mainly working on finishing and moving into the new Police/Communications Facility Building. He didn't include statistics in this report but he will include them in the next monthly report. The Department is finishing up moving into the facility and they will be working on an exterior sign and landscaping later in the spring. He is working on the promotional process for the new Communications Director. Advertising for citizen participation and signup for the new reverse 911 system will start in the next month. Cell phones can be included as well as residences and businesses. There is no cost for these messages. He is looking at applying for a grant in March that will allow for the development of customized smart phone apps. These customized apps can be for all City Departments. City Manager Coleman commended Keith and all of his Staff, not only for the work they put in moving into the new facility, but for all of the hard work they do for the citizens of Gunnison. Their Community Policing efforts are truly to be commended. They perform at a high level.

City Clerk: Gail Davidson. Reminded Council to submit their names for the VanTuyl Ranch recreation trails for the Youth City Council's Community Service Project "Title the Trails" contest.

WSCU Liaison: Amber Leal reported on the following: WSCU tuition will be increasing by an inflation factor of approximately 2.85%; facility fees are going up from \$1300 to \$1500; the Presidential Search Committee is down to two candidates and the second candidate will be here at the end of the week; and the new Field House will be open around April 1st after it is turned over to the University in the new few weeks.

Non-Scheduled Citizens:

County Commissioner Jonathan Houck thanked the City for both the recreational and Nordic trails on the VanTuyl Ranch. He uses them almost everyday and they are a fantastic amenity.

Ellen Harriman, City resident, stated she appreciates the Public Works crews on working on removing the ice from the alleys.

City Council Discussion, Meeting Reports, Items for Work Session:

Councilor Hagan: reported he moved his son, a Western Graduate, to Denver last week. He then asked Staff to keep Council regularly informed on the Capital Investment projects. He then asked about the lights on the new City east entrance sign. City Manager Coleman stated that Staff is investigating shading hoods for the lights to reduce the glare. The temporary burlap structures will be removed.

Councilor Steinbeck: reported she attended the Police facility open house and it was tremendous. She has also visited the new Local Market and Family Dollar stores. She attended the reception for WSCU Presidential candidate Greg Salsbury last week and then attended the reception for the new WSCU Masters Program in Environmental Management. Butch Clark was commended for his donations and participation in establishing that program. Councilor Steinbeck then stated she had been contacted by a local business owner about a merchant doing business here without the proper licensing. The City Manager will investigate the claim.

Mayor Pro Tem Ferguson: reported he too met with Greg Salsbury. The Planning Commission met last week and held their Public Hearing on the County PUD Major Change. He attended the Winter Carnival and watched the fun youth hockey games, and also attended the Farm Incubator Project meeting.

Councilor Riggs: reported on the following: the RTA is recruiting businesses for the Friends of Flight Program and there will be incentives of up to \$400 credit for Gunnison to Houston flights. She attended the initial WSCU Presidential candidate reception but will be out of town for the second reception. She attended the Community Builders Leadership Institute 2 weeks ago and it was a rewarding and engaging environment. She will give a presentation on what they learned at the Institute and what they and hope to accomplish in the Valley at the February 6th Mayors'/Managers' meeting. She has also scheduled the presentation to City Council at the February 18th Work Session meeting.

Adjournment: Mayor Pro Tem Ferguson called for any further discussion, and hearing none, adjourned the meeting at 9:54 P.M.



Mayor Pro Tem



City Clerk