

**FRUITA CITY COUNCIL WORKSHOP
FEBRUARY 22, 2022
6:30 P.M.**

CALL TO ORDER

The workshop of the Fruita City Council was called to order at 6:30 p.m. by City Manager Mike Bennett. City Council members present were Lori Buck, Karen Leonhart, Kyle Harvey and Ken Kreie, Councilors Heather O'Brien and Matthew Breman were excused absent.

City staff present were City Manager Mike Bennett, City Clerk/Finance Director Margaret Sell, Deputy City Clerk Deb Woods and Planning and Development Director Dan Caris.

AGENDA ITEMS

1. DISCUSSION OF GENERAL PENALTIES FOR VIOLATIONS OF THE FRUITA MUNICIPAL CODE

City Clerk/Finance Director Margaret Sell explained that proposed changes to penalties for violations in the Fruita Municipal Code (FMC) will:

1. Reduce the maximum imprisonment time from one year to 364 days for Class A offenses pursuant to HB19-1148 and;
2. Increase maximum monetary penalties from the current \$1,000 for non-criminal, Class A and Class B offenses up to a potential maximum of \$2,650 for one or all of the classes of offense

This will require staff to bring an Ordinance to amend Chapter 1.28 of the FMC to the City Council for consideration. Mrs. Sell requested the Council's input. She noted that the City of Fruita has only sentenced a person to a year in jail on one occasion in her forty years of working for the City, so it is a rare occurrence.

Staff was directed to prepare a draft Ordinance for consideration by the Council at their March 1, 2022 regular meeting to amend the General Penalty section of the FMC to the maximum allowable limits for both imprisonment and fines. The Council also requested that staff include information about when a maximum penalty might be imposed by the Municipal Court Judge after noting that Judge Robinson has a history of being sensitive to the financial situations of defendants and subsequently provides options such as payment plans or community service in lieu of fines when it is warranted.

2. HOUSING GOALS & NEXT STEPS

City Manager Mike Bennett began the discussion by reviewing where in the process the City is concerning its housing goals and strategies and expressed the need to establish realistic goals as many scenarios are still being vetted. He noted that hired consultant Economic & Planning Systems, Inc. (EPS) is wrapping up Phase 1 of their Housing Funding and Program Study and will be meeting with the Housing Strategies Technical Advisory Committee to go over the study before also providing an update to the City Council at the March 29, 2022 special workshop meeting.

Discussion included housing programs such as down payment assistance and gap financing, as well as the importance of preventing the abuse of such programs. Councilor Buck stated that she did not think the City of Fruita should be property owners and managers and Mayor Kincaid stressed his discomfort with rushing into things because that is when mistakes will happen. The current feedback from the Housing TAC is that the Housing Authority will need to implement programs that will have a significant impact on the housing situation in Fruita.

Mr. Bennett spoke about the need of the support from the community and potential means of outreach such as a special newsletter that highlights the housing problem and what potential options and policies the Housing Authority and/or City Council might have to address them.

Councilor Breman arrived at 7:10 p.m.

After continued discussion concerning the next steps for housing strategies, Mr. Bennett reviewed the schedule of upcoming meetings such as an update from the City's consultant, EPS at the Council Workshop meeting on March 29th. He also noted that staff would be proposing the cancellation of the regular March 22nd Workshop meeting due to many Council members and staff having schedule conflicts with School District 51's Spring Break week. Mr. Bennett said he would bring Councilor O'Brien up to speed since she was absent from this Workshop meeting.

3. OTHER

a) PLANNED UNIT DEVELOPMENT CONCEPT PLAN REQUEST FOR QUICK REVIEW BY COUNCIL

Mr. Bennett stated that the City had a land use applicant request that the Council receive a short presentation on a Concept Plan for a Planned Unit Development in order for the Council to be able to provide the applicant with enough feedback on the plan for the applicant to determine whether or not it was worth proceeding with engineering costs for the project. The plan has already been presented to the Planning Commission.

b) MIDDLE-MILE CONNECTION PROJECT UPDATE

Mr. Bennett also noted that staff received the estimates for the "middle-mile" high speed internet connection to the existing fiber line along I-70 and has invited Brian with Region 10 to update the Council on it at a future meeting soon. There is a placeholder in the 2022 Budget for the project of \$200,000 and staff will utilize remaining American Rescue Plan Act (ARPA) funds for the City's 50% match. Staff will also be applying for an Energy Impact Grant of \$370,000 through the Department of Local Affairs (DOLA) to help pay estimated costs of approximately \$720,000 to fully complete the "middle-mile" connection. Mr. Bennett pointed out that staff would be bringing a Resolution to the Council at the March 1st meeting to request the Council's support of the DOLA grant request, but that the ARPA funds would be allocated later.

c) PROCLAMATION REQUEST

Mr. Bennett noted that staff had received a Proclamation request from Angela Christensen with School District 51 for "Teacher Appreciation Week." There were no objections from the Council to place it on the agenda for the May 3, 2022 Regular City Council meeting.

ADJOURN

With no further business before the Council, the Mayor adjourned the meeting at 8:21 p.m.

Respectfully submitted,

Debra Woods
Deputy City Clerk