

ORDINANCE NO. 11-2023

AN ORDINANCE AMENDING THE GRAND LAKE MUNICIPAL LOCAL EMPLOYEE RESIDENCE PROGRAM MANUAL REGARDING TIER V

WHEREAS, the Board of Trustees of the Town of Grand Lake, Colorado (the “Board”), pursuant to Colorado statute, is vested with the authority of administering the affairs of the Town of Grand Lake (“Town”); and

WHEREAS, Section 12-10-3 of the Grand Lake Municipal Code (the “Town Code”) establishes certain requirements regarding development and employee housing; and

WHEREAS, in July of 2008, the Board established the Local Employee Residence Program (“LERP”) by passing Resolution 5-2008 and setting forth the Local Employee Residency Requirements and Guidelines (the “LERP Manual”); and

WHEREAS, the Town Board amended certain portions of the LERP Manual in December of 2021; and

WHEREAS, the Town Board further amended certain portions of the LERP Manual in October of 2023 to permit the sale of LERP units to local Grand Lake businesses for the sole purpose of renting the same to their qualifying local employees pursuant to the LERP Manual under certain circumstances; and

WHEREAS, the Town Board desires further amend the LERP Manual to permit sale of LERP units to businesses within 10 miles of Grand Lake for rent to those otherwise qualifying under the LERP requirements as a Tier V category; and

WHEREAS, the Town Board has determined that it is in the best interest of the health, safety, and welfare of the Town and its citizens to revise the LERP Manual to ensure adequate and sufficient local employee housing exists within the Town.

NOW THEREFORE BE IT ORDAINED BY THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE, COLORADO AS FOLLOWS:

1. The LERP Manual referenced in Section 12-10-3 of the Grand Lake Town Code is hereby amended by with the addition of Section 5(b)(3)(E) which shall read in its entirety as follows:

E. Tier V qualifier will be any bona fide business located within ten (10) miles of the Town of Grand Lake municipal limits (the “Grand Lake Area Business”) that, due to the nature of the business, requires additional housing for qualified employees of a Grand Lake Area Business, as the term qualified employee is used in Section 5(a)(3). Such LERP unit may only be utilized as a rental by a Grand Lake Area Business or Grand Lake Business to a qualified employee at a rate reasonable rate to a qualified person whose main source of income is a Grand Lake Area Business or a Grand Lake Business or who otherwise conforms to the LERP requirements. The LERP unit may only be rented to a qualified person who meets all the requirements of the LERP Manual as if that person was applying as an individual.

2. The Town Manager or his designee is hereby authorized and directed to amend the published LERP Manual consistent with this Ordinance.

3. Repeal. Existing ordinances or parts of ordinances covering the same matters embraced in this ordinance are hereby repealed and all ordinances or parts of ordinances inconsistent with the provisions of this ordinance are hereby repealed except that this repeal shall not affect or prevent the prosecution or punishment of any person for any act done or committed in violation of any ordinance hereby repealed prior to the effective date of this ordinance.

4. Severability. If any article, section, paragraph, sentence, clause, or phrase of this Ordinance is held to be unconstitutional or invalid for any reason such decision shall not affect the validity or constitutionality of the remaining portions of this Ordinance. The Town Board of Trustees hereby declares that it would have passed this ordinance and each part or parts thereof irrespective of the fact that any one part or parts be declared unconstitutional or invalid.

INTRODUCED, APPROVED AND ADOPTED AT A REGULAR MEETING OF THE BOARD OF TRUSTEES OF THE TOWN OF GRAND LAKE THIS 23RD DAY OF OCTOBER 2023.

Votes Approving: _____
Votes Opposed: _____
Absent: _____
Abstained: _____

ATTEST:

**BOARD OF TRUSTEES OF THE
TOWN OF GRAND LAKE,
COLORADO**

Alayna Carrell
Town Clerk

By: _____
Stephan Kudron
Mayor