



GRAND LAKE BOARD OF TRUSTEES WORKSHOP AND MEETING MINUTES

Monday, October 24, 2022, at 6:00 PM

Town Hall Board Room – 1026 Park Avenue

*The Town of Grand Lake upholds the Six Pillars of Character:
Citizenship, Trustworthiness, Respect, Responsibility, Fairness and
Caring*

A. Call to Order

The regular meeting of the Board of Trustees was called to order by Mayor Pro-Tem Bjorkman at 6:10 P.M. in the Town Hall Board Room.

B. Pledge of Allegiance

Mayor Pro-Tem Bjorkman led everyone in reciting the Pledge of Allegiance.

C. Announcements

Mayor Pro-Tem Bjorkman announced: Please turn off all cell phones during the meeting.

D. Roll Call

Mayor-Pro-Tem Bjorkman, Trustees Arntson, Bergquist, Packer, and Sobon. Town Clerk Carrell, Town Manager Crone, and Town Attorney Scott Krob.

Trustee Sobon made a motion to dismiss Mayor Kudron's and Trustee Strachan's absence from the workshop and evening meeting. Trustee Packer seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Absent
Mayor Pro-Tem Bjorkman	Aye
Trustee Bergquist	Aye
Trustee Arntson	Aye
Trustee Strachan	Absent
Trustee Packer	Aye
Trustee Sobon	Aye

E. Conflicts of Interest

None.

F. Manager's Report

Changing Seasons

Winter has moved in (at least for the week). Please be careful on snowy roads and remember that you cannot push your snow into the Town's right-of-way unless you have received permission from Town staff.

This is also a good time to make sure that your bleeder valve works (if you have one on your water system). If you are not sure how to do this, contact the Town and we will help you figure it out.

ARTSPACE Grant

The Town's Artspace project has been approved for a \$3 million grant. This grant will be used for the actual construction of the Artspace project on the corner of Haskell and Park Avenue.

With the twenty units being constructed in this project, the six units being constructed at Portal Crossing, and another twenty-four units being designed for Mary Drive by the CHFA consultants,

the Town is taking major steps towards addressing both our seasonal workforce housing problem and our entry level housing problem.

Windy Gap Grant

Town staff has also applied for a grant from the Windy Gap settlement fund to help design a stormwater system for the areas of Town just west of the moraine. Staff met with the grant committee last week. We should know more by mid-November

Grand Passes

With ski season about to start, I want to remind the Trustees that the Town receives two Grand Passes for the use of employees and Trustees. If you are interested in using the passes, check with Caitrin to see if they are available.

Halloween Party

Town Hall will be closed on Friday starting at 11:00 am so that staff can go help the Fire District and the Chamber of Commerce put on a Halloween party for the Town's kids at the fire station. There will be treats and games for all our young spooks.

Public Works Director

The Town has hired Matt Reed to replace Keith Everhart as Public Works Director (not that Keith can be replaced). Matt will be starting with the Town at the end of this week. Keith is going to stick around for a little bit to help Matt transition into the position

Election

The Town has the lifting of the marijuana moratorium on the November Ballot. We are working with the RZA Law Firm to finalize the rules and regulations if the ballot questions are approved. The proposed rules will limit the Town to one dispensary which will be limited to commercial zoned areas that are not in the Central Business District. Although the ballot question allows for the taxing of medical marijuana, the Board has instructed staff to draft rules that will exempt them from sales tax.

The ballot drop-off box located between Town Hall and the library is now open. According to the county staff, we have been receiving quite a few ballots already. Make sure to vote. It's important.

Next Meeting

The next scheduled meeting will be held in three weeks. It is scheduled on November 14, 2022. At that time, staff will be presenting the FY2023 Budget for official adoption. If there are any changes that you would like to see, please try to get them to staff by November 7 so that they can be reviewed and run past the other Trustees.

G. Public Comments

None.

H. Consideration to Approve Meeting Minutes

5. October 10, 2022

Trustee Packer made a motion to approve the meeting minutes for October 10, 2022. Trustee Arnston seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Absent
Mayor Pro-Tem Bjorkman	Aye
Trustee Bergquist	Aye
Trustee Arntson	Aye
Trustee Strachan	Absent
Trustee Packer	Aye
Trustee Sobon	Aye

I. Consideration to Approve Accounts Payable

6. Account Payable

Presented by Town Manager Crone, on behalf of Town Treasurer, Heike Wilson.

Trustee Arnston made a motion to approve Accounts Payable for October 24, 2022. Trustee Sobon seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Absent
Mayor Pro-Tem Bjorkman	Aye
Trustee Bergquist	Aye
Trustee Arntson	Aye
Trustee Strachan	Absent
Trustee Packer	Aye
Trustee Sobon	Aye

J. Financial Review

Financial Review will be moved to the next meeting on November 14, 2022.

K. Items of Discussion

1. Consideration of Resolution 32-2022, Return of Parking In-Lieu Payments

Trustee Arnston made a motion to approve Resolution 32-2022, returning the parking in-lieu payments. Trustee Packer seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Absent
Mayor Pro-Tem Bjorkman	Aye
Trustee Bergquist	Aye
Trustee Arntson	Aye
Trustee Strachan	Absent
Trustee Packer	Aye
Trustee Sobon	Aye

2. PUBLIC HEARING: Consideration of Resolution 33-2022, A Resolution Approving the Rezoning From Multi-Family Residential High Density (MHD) To Commercial Transitional (CT) of Certain Property Located at 240 And 300 Hancock Street, Also Referred to as Lots 3-5, Block 1, Sunnyside Addition to Grand Lake.

Mayor Pro-Tem Bjorkman opened the public hearing.

Presented by Town Community Development Director, Kim White.

James Martell, 240 Hancock Street, new owner of 240 Hancock Street, gave a brief history of the property.

Natascha O'Flaherty, attorney for Mr. Martell appeared on behalf of her client.

Max Ludwig, 210 Rapids Lane- stated his support in this property being zoned as commercial.

No other public comment made.

Mayor Pro-Tem Bjorkman closed the public hearing.

Trustee Arnston made a motion to approve Resolution 33-2022, a resolution approving the rezoning from multi-family residential high density (MHD) to Commercial Transitional (CT) of certain property located at 240 and 300 Hancock Street, also referred to as Lots 3-5, Block 1, Sunnyside Addition to Grand Lake as amended. Trustee Packer seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Absent
Mayor Pro-Tem Bjorkman	Aye
Trustee Bergquist	Abstain
Trustee Arntson	Aye
Trustee Strachan	Absent
Trustee Packer	Aye
Trustee Sobon	Aye

3. PUBLIC HEARING: Consideration of FY 2023 Budget

Presented by Town Manager Crone, on behalf of Town Treasurer, Heike Wilson.

Mayor Pro-Tem Bjorkman opened for public hearing.

No public comment.

Mayor Pro-Tem Bjorkman closed the public hearing.

L. Mayor's Report

Mayor Pro-Tem Bjorkman thanked the Town staff for all their efforts.

M. Future Items for Consideration

- Parking In-Lieu Resolution
- STR Rules
- Marijuana Rules
- Special Events Deposit
- Dog Park
- Speedbumps by the Grand Lake Center

N. Executive Session Pursuant to C.R.S. Section 24-6-402(4)(b) and (e), to Receive Advice from the Town Attorney and Instruct Negotiators in Connection with a Dispute Related to the Town's Use of the Alley in Block 3, Town of Grand Lake.

Trustee Sobon made a motion to go to executive session pursuant to C.R.S. Section 24-6-402(4)(b) and (e), to receive advice from the Town Attorney and instruct negotiators in connection with a dispute related to the Town's use of the alley in Block 3, Town of Grand Lake. Trustee Arnston seconded the motion. Town Clerk Carrell called the vote:

Mayor Kudron	Absent
Mayor Pro-Tem Bjorkman	Aye
Trustee Bergquist	Aye
Trustee Arntson	Aye
Trustee Strachan	Absent
Trustee Packer	Aye
Trustee Sobon	Aye

O. Adjourn Meeting

Trustee Packer made a motion to adjourn the meeting. Trustee Sobon seconded the motion.
Town Clerk Carrell called the vote:

Mayor Kudron	Absent
Mayor Pro-Tem Bjorkman	Aye
Trustee Bergquist	Aye
Trustee Arntson	Aye
Trustee Strachan	Absent
Trustee Packer	Aye
Trustee Sobon	Aye

This meeting of the Board of Trustees was adjourned at 7:21 PM.

(Attest)

Alayna Carrell, Town Clerk

Steve Kudron, Mayor