

**Town of Bayfield
Regular Town Board Meeting
February 20, 2024
1199 Bayfield Parkway Bayfield, CO 81122**

Mayor Tarkington called the meeting to order at: 6:30 pm.

Town Board Members Attendance:

Trustee Zazzaro – Present
Trustee Hartz – Present
Trustee Morlan – Present
Trustee Thomas - Present
Trustee Wolff – Present
Trustee Au – Present
Mayor Tarkington – Present

Staff Present: Katie Sickles (Town Manager), Nicol Killian (Community Development Director), Jeremy Schulz (Public Works Director), Corey Griffis (Assistant Public Works Director), Chief Michael Hoguet (Chief of Police), Michael Goldman (Town Attorney), Mark Robinson (Parks and Trails Director), Dustin Hayden (Town Clerk), Kathy Cathcart (Finance Director).

Agenda Item #1 D: Approve Agenda

Motion to approve Agenda: Trustee Hartz

Second motion: Trustee Zazzaro

Vote:

Trustee Zazzaro - Yes
Trustee Hartz – Yes
Trustee Morlan – Yes
Trustee Thomas - Yes
Trustee Wolff – Yes
Trustee Au – Yes
Mayor Tarkington – Yes

Agenda Item #1 E: Conflict of Interest

Trustee Morlan and Trustee Thomas will recuse themselves from 3B and 6B

Agenda Item #1 F: General Public Input

Mayor Tarkington opens up public comment. LuAnn Wilson 1591 County Road 526 please speak louder in the mic she cannot hear. Teddy Jack 542 W. North St. Feels he is a low priority snow removal route. Wants his bill reduced due to being a lower priority on the snow route. What do you plan to do with the land across the river that was willed from the Gosney's? Any Plans for it? Any offers to sell it? Mayor Tarkington states she is not sure what is being referenced. Town Manager Sickles states that maybe a specific piece should be referenced as Gosney owns a lot of property. He would like to be higher priority on snow removal disabled people near him need better snow removal on North St.

Agenda Item #1 G: General Public Input on Agenda Items

Mayor Tarkington opens up public comment. None given.

Agenda Item #2: Community Grant Request & Information of Interest

Agenda Item #2 A: Community Connections Inc. \$1000 Grant Request

Lisa Branner Vice President of Marketing of CCI. Thanks Town of Bayfield for long standing partnership. Gives stats on how many families are in Bayfield. Hanna Zorn's daughter has a lung disease which requires oxygen 24/7. Wellbeing of the caretakers is an important piece. Support from municipalities such as Bayfield is crucial to what they do to help disabled people and their families. Trustee Morlan thinks it is a good cause and we have done it multiple years.

Motion to Approve Grant: Trustee Morlan

Second: Trustee Thomas

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Organization that provides lots of resources to revitalize Main St. Event is in Durango. Town is a member. Feels it is helpful for elected officials to hear what other municipalities are doing. Might be interested in this to help with revitalizing Mill St.

Agenda Item #2 E: 41743 US 160, Bayfield Riverside La Plata County application for an Off Premise Malt Beverage and Wine License

Ms. Sickles wanted to make sure The Board had a chance to comment even though this license is not in our jurisdiction. Staff has commented. You have the document in front of you. Trustee Thomas asks for clarification on the off premise liquor license. Mayor Tarkington clarifies the license. Mayor Tarkington asks Chief Hoguet to comment. We go as the assistance until the County arrives since we are the closest and have property closest to the park. Chief relays his concerns as he has not seen RV parks that sold on premise. Thinks there is a different sort of element it brings and there are concerns of underage drinking, domestics, and disturbances. Trustee Hartz asks if this is a newer thing? Mayor Tarkington states that it is just new to us. Trustee Hartz asks if we have comments how do we do it? Ms. Sickles states that the Board can make a comment tonight. She also states that when it is readily available in town that we get sales tax from it to fund law enforcement. It also looks like it is eligible to be annexed. Different revenue generator. Mayor Tarkington states that it is nice we got to give our input and has not seen this before. Trustee Au states it is within our three mile radius. Trustee Morlan thinks it should be taken in to consideration that we are short staffed and we will be the first to answer the call. The gas station has reduced there hours to keep derelicts from being there so late. Trustee Zazzaro agrees with the hours. Trustee Hartz states what is the difference between them buying it there or another place. Trustee Morlan asks are they going to sell to just people in the park. Town Clerk Hayden answers that the type of license applied for does not discriminate. Town manager Sickles asks Town Attorney Goldman for clarity of how the opinions are turned in? Town Attorney Goldman states that it can be individuals to turn in their opposition individually but if it is as a Board they would need to reach some sort of a consensus.

Agenda Item #3 Public Hearings

Agenda Item #3 A: Amending Land Use Code Article 9 Flood Damage Prevention (FEMA Update) Ordinance 498

Nicol Killian (Community Development Director) states this is a Land Use Text Amendment for our flood damage prevention section of the Code which is Article 9. FEMA has been looking at FIS and FIR which is their flood insurance study. Feels most floodplain lines have for the most part receded. Flood Way has not changed much. The Town of Bayfield has adopted the FEMA maps. On April 25, 2024 it is required to be adopted by the County and jurisdictions in the County to be able to participate in the National Flood Insurance. Because we continue to adopt the FEMA updates. Section 97 need to change the date as well as a definition for base flood. La Plata County has GIS and really good maps for flood plains. Trustee Au asks if you have a surveyor on board why did you not send the flood insurance rate map? Ms. Killian says she did but it is a link. **Teddy Jack asks if we are talking about the floodplain? I am probably the only one in the room that lives by the river. They mumble their way through their speeches. Wants people to speak up and wants paper copies.** Ms. Killian states to call her and she will go through it with him.

Agenda Item #3 B: Orchard PUD Amendment

Trustee Thomas and Trustee Morlan recuse themselves. Ms. Killian zooms to the property on GIS. This project was in front of the Board in 2022. Was approved for 14 units, nine single family units and a five multifamily units. They chose to reduce the number of units they want to do 4 units versus 5. Need to amend their PUD guide and amend the Subdivision Improvement. Contractor states it was easier to do four anyway.

Agenda Item #4 Approval of Minutes and Department Reports

Agenda Item #4 A: February 6, 2024 Minutes

Motion to Approve: Trustee Zazzaro

Second: Trustee Au

Vote:

Trustee Zazzaro _Yes

Trustee Hartz -Yes

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will be worked on soon. Town Manager Sickles explains that by final budget numbers means they can now be exported to Caselle. Trustee Hartz asks about the \$500 for administration vehicle cost. Ms. Sickles states it is her car stipend and part of her contract. For fuel and costs to conduct Town business. Has not changed since 2021.

Motion to Approve: Trustee Morlan

Second: Trustee Thomas

Vote:

Trustee Zazzaro_Yes

Trustee Hartz –Yes

Trustee Morlan – Yes

Trustee Thomas - Yes

Trustee Wolff – Yes

Trustee Au – Yes

Mayor Tarkington- Yes

Agenda Item #5 B: Sales Tax Report

In Packet. Trustee Morlan states it was a good January.

Agenda Item #5 C: Meter Purchase 3rd year of 5 year replacement \$74,917.92

Corey Griffis (Assistant Public Works Director) gives report. Asks for permission to order the next round of meters for year three in the amount of \$74,917.92 for 231 meters and gaskets. Mayor Tarkington states that came in right under the wire. Mr. Griffis states they have gone up in price.

Motion to Approve purchase amount \$74,917.92 Trustee Morlan

Second: Trustee Wolff

Vote:

Trustee Zazzaro_Yes

Trustee Hartz –Yes

Trustee Morlan – Yes

Trustee Thomas - Yes

Trustee Wolff – Yes

Trustee Au – Yes

Mayor Tarkington- Yes

Agenda Item #5 D: Update regarding Senior Citizen water heater

Katie Sickles (Town Manager) gives report. Came down \$10664.83 spent to replace the hot water heater. Started at \$20,000. Trustee Hartz asks if confirmed we needed the 100 gallon? Ms. Sickles states that it was specked by a plumber to what it was when the building was built. Trustee Hartz asks if the building inspector looked at it? Ms. Killian states yes. We had to have the capacity because of occupancy and it is commercial. Building inspector says you have two options, use what was on the original plan or pay a mechanical engineer to look at the entire building to determine what size it is and it still could be 100 gallons.

Agenda Item #6 Action Agenda

Kat Katsos 525 Dove Ranch Road knows the housing director of the Steamboat Springs area and has had huge success with getting affordable housing. I saw that you were putting out a bid for Cinnamon Heights and shared this with him. I asked for his input and recommends Fading West out of Buena Vista. Said they were phenomenal to work with. Steamboat just got granted 500 acres to extend their affordable housing. That they might be a benefit to you guys.

Agenda Item #6 A: Ordinance 498 Amending Land Use Code Article 9 Flood Damage Prevention

Mayor Tarkington asks for Board input. Trustee Hartz if there would be no benefit to not pass this? Ms. Killian states we could actually harm some residents if we do not pass it. Those that have flood insurance could lose it.

Motion to Approve Ordinance 498 Amending Land Use Code Article 9 Flood Damage Prevention findings A and B: Trustee Zazzaro

Second: Trustee Thomas

Vote:

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our projects and we will not award a contract until the contracts are in place. Trustee Thomas states that contractors are getting busy fast. Ms. Sickles says timing in this is everything. Ms. Killian reached out to the state to make sure we can try to keep to a local contractor.

Motion to Approve redline version: Trustee Wolff

Second: Trustee Morlan

Vote:

Trustee Zazzaro_Yes

Trustee Hartz -No

Trustee Morlan - Yes

Trustee Thomas - Yes

Trustee Wolff - Yes

Trustee Au - No

Mayor Tarkington- Yes

Agenda Item #6 D: Resolution #608 EIAF/DOLA More Housing Now grant request on behalf of Bayfield Haga, LLC

Ms. Killian found another grant to apply for Pine River Commons municipality has to apply. Grant is for anything that is public infrastructure to their project due March first. Mayor Tarkington states the Board did approve Ms. Killian to go after these grants for that project.

Motion to Approve: Trustee Morlan

Second: Trustee Zazzaro

Vote:

Trustee Zazzaro_Yes

Trustee Hartz -No

Trustee Morlan - Yes

Trustee Thomas - Yes

Trustee Wolff - Yes

Trustee Au - Abstain

Mayor Tarkington- Yes

Agenda Item #7 Board of Trustees Reports and Upcoming Dates of Interest

- a. Town Offices will be closed February 19 in observance of Presidents Day
- b. February 29 Leap Day 2024
- c. March 5, 6:30pm Board of Trustees Regular Meeting

Approved as presented on 2/20/2024:

8. Adjourned at 7:54



Dustin Hayden, Town Clerk



Ashleigh Tarkington, Mayor