

**MINUTES
CARBONDALE BOARD OF TRUSTEES
REGULAR MEETING
JANUARY 26, 2021
VIRTUAL MEETING VIA ZOOM**

Mayor Dan Richardson called the Board of Trustees virtual Regular Meeting to order on January 26, 2021, at 6:00 p.m.

COMMUNITY HERO AWARD

Trustee Silverstein presented the Carbondale Library Staff with the Community Hero Award. The library has been open during the pandemic connecting people with books, and other media.

ROLL CALL:

The following members were present for roll call:

Mayor	Dan Richardson
Trustees	Marty Silverstein
	Lani Kitching
	Heather Henry
	Luis Yllanes
	Erica Sparhawk
	Ben Bohmfalk

Staff Present:

Town Manager	Jay Harrington
Town Clerk	Cathy Derby
Finance Director	Renae Gustine
Town Attorney	Mark Hamilton
Parks and Recreation Director	Eric Brendlinger

CONSENT AGENDA

- Accounts Payable totaling \$431,846.13
- BOT 1-12-2021 Regular Meeting Minutes
- Resolution No. 1, Series of 2021 – Establishing a Public Place to Post Notices
- Recommendation for Appointment – Carbondale Public Arts Commission
- Recommendation for Appointment and Reappointment – Historic Preservation Commission
- Recommendation for Reappointment – Bike/Pedestrian/Trails Commission
- Change of Manager – Landmark Café

Mayor Richardson made the following correction to the Board of Trustees January 12, 2021 minutes: Mayor Richardson said he wanted CLEER to develop a pathway **away from** natural gas.

Trustee Silverstein made a motion to approve the Consent Agenda with the amendment noted above to the January 12, 2021 minutes. Trustee Yllanes seconded the motion and it passed with:

7 yes votes: Richardson, Henry, Yllanes, Silverstein, Kitching, Sparhawk, Bohmfalk

PERSONS PRESENT NOT ON THE AGENDA

There was no one present who wished to address the Board.

TRUSTEE COMMENTS

Trustee Silverstein told the Board he would like to continue presenting the Community Hero Award at the last meeting of the month. Trustee Silverstein announced that Ascendigo will be holding a virtual fundraiser in February.

Trustee Bohmfalk informed the Board that he attended the GCE meeting last week. They discussed their 2021 work plan and 2020 accomplishments. They continue to provide renewable energy support, they are working on transportation projects and they are collaborating with a private company on a GIS mapping project. People will be able to access the GIS website (after signing an agreement) and see what parcels of land in Garfield County are suitable for large scale solar installations. According to the map, Garfield County is a hub for renewable energy.

Trustee Sparhawk informed the Board that the Governor wants to drastically decrease funding to multi-modal transportation. Colorado Communities for Climate Action (CC4CA) will be taking action to try to prevent the budget cuts.

Mayor Richardson said that he attended the RFTA Board meeting. They elected officers. He had a side conversation asking RFTA to perform a test to see if it would be feasible to install a bus stop at City Market. Mayor Richardson stated that since WeCycle was postponed RFTA has solicited RFP's for first and last mile technical options (to the Park-n-Rid lot). They are close to selecting a consultant. Mayor Richardson stated that a discussion on how to spend the tobacco tax has been scheduled for the February 16th work session. Mayor Richardson has contacted 15 stakeholders and asked them to share their ideas. Mayor Richardson stated that some members of the Town's Boards and Commissions have been participating in external communications with other jurisdictions, etc. He believes that communication should be the Board/Commission Trustee liaison's responsibility so there is consistency with the Town's views and policies.

ATTORNEY'S COMMENTS

The attorney did not have any comments.

THIRD STREE CENTER – LOAN REFINANCE

Jay explained that this is a simple loan amendment. Alpine Bank has agreed to adjust the loan to an interest only loan for 2021 and 2022 due to the impact of COVID-19 on Third Street Center revenues. After 2022 the loan will return to the original loan agreement. This is a conduit loan – the Town’s name is on the loan since we own the Third Street Center, but we do not have any financial obligations. Jay noted that the Town made a significant contribution (via CARES Act funding) to the Third Street Center in 2020.

Trustee Sparhawk made a motion to approve the Alpine Loan Change in Terms Agreement for the Third Street Center. Trustee Silverstein seconded the motion and it passed with:

7 yes votes: Yllanes, Sparhawk, Silverstein, Kitching, Henry, Richardson, Bohmfalk

RESOLUTION NO. 3, SERIES OF 2021 – SUPPORTING GOCO RESILIENT COMMUNITIES GRANT

Eric explained that the Town has been approached by the Aspen Valley Land Trust (AVLT) to become the fiscal agent for a reimbursable grant from the recently awarded GOCO Resilient Communities emergency funding cycle. The grant will fund seven valley projects, two of which are in Carbondale: the Red Hill Trailhead project and the Riverfront Park Crystal River Restoration Project. Each project has been awarded \$55,000 and they do not require matching funds.

Discussion ensued.

Trustee Bohmfalk asked (with this funding) what is the status of the river restoration project? Eric answered that the \$55,000 will be used to help build ADA access to the park and the outdoor classrooms. The Town received \$30,000 from a Fishing is Fun Grant with the ADA access and the outdoor classroom earmarked for those funds. Presently there is \$85,000 for ADA access and landscaping. There is also \$200,000 in matching funds in the Water Fund and money in the Recreation and Sales Use Tax fund for additional work and grant matching funds. In March the Town will find out if we have been awarded a Restore Grant from GOCO for this same project. Trustee Bohmfalk stated that is great news, he wants to see the project move forward.

Trustee Bohmfalk made a motion to approve Resolution No. 3, Series of 2021 Supporting the GOCO Resilient Communities Grant. Trustee Sparhawk seconded the motion and it passed with:

7 yes votes: Silverstein, Richardson, Henry, Bohmfalk, Kitching, Yllanes, Sparhawk

CLEER – REVISED WORK PLAN 2021

Trustee Sparhawk, who works for CLEER, recused herself and left the meeting.

CLEER employee Katharine Rushton was present for the meeting.

At the last meeting members of the Board requested more detail and specificity for the 2021 proposed scope of work.

Discussion ensued on the memo.

Trustee Henry stated that the memo accomplishes what she was looking for. It provides flexibility to negotiate the best path forward. The memo also identifies measurable goals. Trustee Henry informed the Board that in February the Trustees will be discussing the Environmental Board's 2021 work plan recommendations.

Mayor Richardson asked Katharine if CLEER is still looking at the Town's navigator for anomalies? Katharine answered that Town staff tracks the Navigator but CLEER will be updating the emission data this year and they are trying to find a way to reflect the Town's energy investments (solar, etc.). Mayor Richardson stated previously CLEER was pursuing the Net Zero Energy District. However, Holy Cross and Xcel have made a commitment to be Carbon neutral by 2030. Mayor Richardson feels the missing piece is natural gas. He asked how do we get off natural gas? Katharine stated that the Net Zero Energy District addresses natural gas. She stated they are trying to determine the next steps to evolve the District. She noted that Holy Cross and Xcel need our participation to achieve their goals. Mayor Richardson said that although the Code work is necessary he would like CLEER to spend more time helping contractors build the best building possible.

Trustee Bohmfalk responded that we are entering a phase of a lot of build outs. He was feeling secure that the Code updates would result in better (energy efficient) buildings. However, he is now concerned that contractors can build questionable energy efficient buildings and still meet the Code. He wants the Building Code to guarantee a higher level of energy efficient buildings. He believes the Code work is critical sooner rather than later.

Jay noted that last February the Town updated the Residential Green Building Code which went into effect July 1. Many of the building now being built were permitted before July 1 so they did not have to adhere to the updated Code. CLEER and Biospace would like to complete the Commercial Green Building Code updates originally started by CORE. The updates should be finished by summer.

EXECUTIVE SESSION

At 6:50 p.m. Trustee Yllanes made a motion to go into an Executive Session for a conference with the Town Attorney for the purpose of receiving legal advice on specific legal questions under C.R.S. Section 24-6-402(4)(b); and for the purpose of determining positions relative to matters that may be subject to negotiations, developing strategy for negotiations, and/or instructing negotiators, under C.R.S. Section 24-6-402(4)(e). Trustee Kitching seconded the motion and it passed with:

7 yes votes: Bohmfalk, Sparhawk, Richardson, Henry, Yllanes, Kitching, Silverstein

At 7:50 Trustee Yllanes made a motion to adjourn the Executive Session and return to the regularly scheduled meeting. Trustee Silverstein seconded the motion and it passed with:

7 yes votes: Henry, Sparhawk, Kitching, Yllanes, Bohmfalk, Silverstein, Richardson

MISCELLANEOUS

Trustee Silverstein stated that at the last meeting he and Mayor Richardson agreed to contact Lift-Up and the Aspen Community Foundation to inquire about their fiscal needs. They learned that both Lift-Up and the Aspen Foundation are in need of funding. Trustee Silverstein suggested contributing \$10,000 to both Lift-Up (for food), and the Aspen Community Foundation (for rent/mortgage relief); the Board agreed.

ADJOURNMENT

The January 26, 2021 regular meeting adjourned at 7:58 p.m. The next regularly scheduled meeting will be held virtually on February 9, 2021, at 6:00 p.m.

APPROVED AND ACCEPTED


Dan Richardson, Mayor

ATTEST:


Cathy Derby, Town Clerk