

**TOWN OF MANCOS**  
**BOARD of TRUSTEES MEETING**  
**October 27, 2021**  
**7:00 p.m.**

- A. CALL TO ORDER:** Mayor Queenie Barz called the meeting to order at 7:00 p.m.
- B. PLEDGE OF ALLEGIANCE AND MOMENT OF SILENCE**
- C. ROLL CALL:** Present: Mayor Queenie Barz, Mayor pro tem Fred Books, Trustee Ed Hallam, Trustee Betsy Harrison, Trustee Janice Bryan, Trustee Cindy Simpson, Trustee Brent McWhirter

Staff Present: Town Administrator Heather Alvarez, Town Attorney David Liberman, Public Works Director Terry Jennings, Marshal Justen Goodall, Town Clerk/Treasurer Donna Murphy

- D. APPROVAL OF THE AGENDA:** Mayor pro tem Fred Brooks made the motion to approve the agenda. Trustee Janice Bryan seconded the motion. Motion passed.
- E. APPROVAL OF THE MINUTES OF October 13, 2021:** Trustee Cindy Simpson made the motion to approve the minutes of the October 13, 2021 with typo corrected. Trustee Brent McWhirter seconded the motion. Motion passed.

**F. AUDIENCE BUSINESS:**

- None

**G. ANNOUNCEMENTS:**

Town Administrator, Heather Alvarez made the following announcements:

- The Visioning Workshop has been rescheduled for Wednesday November 17, 2021 at 7 p.m. in the Board Room at Town Hall. The public is encouraged to attend and provide feedback.
- There is ribbon cutting scheduled for the Main Street Bridge for November 6, 2021 from 1-3 p.m. D&L Construction and SGM would like to thank the local businesses and the community for their patience so they are working with Staff to help coordinate the event.
- There is a joint workshop scheduled between the Board of Trustees and the Mancos School Board at Town Hall on November 15, 2021 from 5-6:30 p.m.

- Town Clerk/Treasurer interviews have started. Three have been conducted and will continue next week. Candidates will be narrowed down and will have to follow a process requiring fingerprints, background check, credit check, drug test and a second panel interview will be scheduled with the Montezuma and Dolores County Clerks and the Cortez City Clerk.
- The Town has been working with the Mancos Conservation District on funding for a lot where they would like to build multifamily housing. There is a letter of intent that is due November 1<sup>st</sup>. Heather is working with DOLA to ask them to waive a cash match fee. The Town will be the fiscal pass through on this project but the project will belong to the Conservation District. Any final movement on the project will come before the Board.
- Robin Schmittel is retiring from the Town of Mancos. The Town is hosting a retirement party open house on November 12<sup>th</sup> at Town Hall from 2-4p.m. We are inviting the public to attend.

Trustee Betsy Harrison made the announcement that the Creative District has been in communication with LivWell regarding the Welcome to Mancos monument they would like to build on their property as well a mural on the east wall of their building. The process is going forward and the Creative District is looking for grants and artists for the project. Trustee Harrison also brought up the subject about proclamations and the procedure for getting one on the agenda. She would like to see a process in place for proclamations that would also allow citizen participation.

Mayor Queenie Barz announced that there will be Trunk or Treat in Boyle Park on Saturday October 30<sup>th</sup> from 5-7:30p.m.

**H. Proclamation: Greenlight a Vet**

Mayor Queen Barz read the proclamation

**I. Proclamation: National Hospice Month**

Mayor Queen Barz read the proclamation

**J. COMMITTEE REPORTS**

- Montezuma County Planning Commission- Mayor Queenie Barz attended the meeting. Discussion of Ironwood, LLC was the main topic of the meeting. The meeting lasted from 6-10:30 p.m.
- Mancos School District- Trustee Ed Hallam attended the meeting. The School has 482 total students, 463 that are funded. Class size ranges from 23-50, 2<sup>nd</sup> grade is the smallest and 8<sup>th</sup> grade is the largest. The biggest issue currently is getting kids to take

COVID tests voluntarily. They also spoke about the mill levy statute change. The mill levy is going up on the 1<sup>st</sup> year of a \$300K home by \$21.45 and will continue to go up 1 mill per year for the next 12 years. This will help the school with funding but will have an impact on property owners.

- Montezuma County Commissioner Update- Commissioner Stevenson spoke on the subject of Ironwood Group, LLC and has announced that they have currently closed their doors. The County is currently working with them on a business plan to keep the business in Montezuma County. Commissioner Stevenson also informed the Board that an application on the gravel pit has been submitted and a decision will be made on December 20, 2021 as to whether the County can give the Town of Mancos back the property.

## **K. ACTION AND DISCUSSION ITEMS:**

### 1. Mel Heath Art Donation:

The Board of Trustees accepted the art Donation from Mr. Heath. Town Administrator, Heather Alvarez will contact Mr. Heath to complete the donation agreement.

### 2. Blend, LLC Retail Marijuana Business License Renewal:

Trustee Brent McWhirter made the motion to approve the Blend, LLC Retail Marijuana Business License Renewal application conditional upon receiving the renewal license from the State of Colorado, and authorize the Clerk/Treasurer to send the application to the State. Trustee Ed Hallam seconded the motion. Motion passed unanimously by roll call vote.

### 3. Short Term Rental Discussion

Information on this topic was presented for Board review and discussion. The Board completed the matrix that was included in the Board packet. Information will be sent to consultant for review. Discussion on this item will be continued to the next meeting.

### 4. Co-working Incubator Space RFP Discussion:

Information on this item was presented to the Board for review and discussion. The Board gave approval to Town Administrator, Heather Alvarez to move forward on the project.

### 5. Main Street Bridge Lighting:

Trustee Brent McWhirter authorized \$30,000.00 from the General Fund Reserves to be used for the Main Street Bridge Lighting. Trustee Janice Bryan seconded the motion. Motion passed by majority, Trustee Ed Hallam objecting.

6. Status of November 24, 2021 Board Meeting:

Trustee Cindy Simpson made the motion to cancel the November 24, 2021 Board meeting. Trustee Brent McWhirter seconded the motion. Motion passed unanimously by roll call vote.

7. 2022 Water and Sewer Rate Structure:


Further discussion was held on the topic. Trustee Ed Hallam is in disagreement of raising the sewer rates due to water in the summer not being sent through the sewer system. Town Administrator, Heather Alvarez announced that base gallons will remain the same at 6,000. Base rate for both water and sewer will stay the same. Overage rates for both water and sewer will be increased. However, once 30K gallons on sewer has been met there will be no additional overage charges calculated. These new rates will be added by resolution on the December agenda and will go in effect January 2022.

L. *Items for November 10, 2021 Agenda*

- *Workshop- 2022 Budget Discussion/Mancos Conservation District*
- *Committee Reports: Region 9, CDOT TPR, Commissioner Update*
- *October Bills & Claims*
- *Short Term Rental Discussion Continued*
- *One and Three Mile Plan Final Action*
- *Unpaid Sick Leave Policy*
- *3<sup>rd</sup> Quarter Work Plan Update*
- *3<sup>rd</sup> Quarter 2021 Financial Update*
- *Executive Session- Personnel- Town Administrator Evaluation*

M. **ADJOURNMENT**

Trustee Cindy Simpson made the motion to adjourn the meeting at 8:56 p.m.

  
\_\_\_\_\_  
Mayor Queenie Barz

  
\_\_\_\_\_  
Town Clerk/Treasurer Donna Murphy