



CITY OF LEADVILLE

800 HARRISON AVE.
LEADVILLE, CO 80461

REGULAR COUNCIL MEETING MINUTES

Tuesday,
April 4, 2023

6:00 P.M.

Council Chambers & Zoom

1. **Call to order** of regular council meeting at 6:02 p.m.

2. **Roll call:**

- a. **Present:** Mayor Labbe, CM Hill, CM Luna-Leal, and CM Grant. MPT Greene CM Forgensi, CM Lauritzen
- b. **Absent:** None

Staff Members Present: Administrative Assistant Lori Tye, Planning Director Chapin LaChance, City Administrator Laurie Simonson, and Assistant City Attorney Carmen Jackson-Brown

3. **Approval of the agenda:** CM Hill **moved** to approve the agenda, and CM Forgensi **seconded**. All present were in favor.

- a. **Agenda Revisions:** CM Lauritzen requested a discussion about LURA budget as item 7D

4. **Housekeeping Matters:**

- a. City Administrator Simonson said City Attorney Christiana McCormick is out this evening, Carmen Jackson-Brown is present to advise on matters
- b. Attorney Jackson-Brown clarified that 8A does not require a public hearing
- c. CM Forgensi thinks we are taking too long to decide between a percentage and a numerical value regarding the cap on short-term rentals and have much more we need to refocus on. What does it mean to advance our mission in other areas - Parking, sidewalks, affordable housing, etc.
- d. Mayor Labbe mentioned Ski Cooper has brought back the Easter Egg Hunt and will take place at 9:00 am on 4/9/2023.
- e. Mayor Labbe mentioned the State of the Community at the Freight went really well. 150 people came out.

5. **Public comments for items not on the agenda:**

- a. Steve Prestache – Feels input from the public has been taken away and statements have been minimized. Said he the city government is more of an autocracy and not a democracy. Stated that this is a charisma-based government that is dangerous. Unsure how to get back on track as to how to value citizen impact.

6. **Consent Agenda:**

CM Luna-Leal **moved** to remove Minutes from the consent agenda, CM Hill **seconded**. All present were in favor.

Revisions: Remove Mayda Silver on Staff Members Present

CM Hill **moved** to approve the Minutes of 3/21/2023 with the above revision; CM Luna-Leal **seconded**. All present were in favor.

7. Presentations & Requests:

a. Leadville History Month Proclamation

- i. Mayor Labbe made a proclamation that April is Leadville History Month.

b. Xcel Energy Presentation Regarding Work this Season

- i. Nathan Steele with Xcel Energy presented a construction plan for 2023
- ii. Completing a multi-year natural gas system project in unincorporated Lake County and Leadville
- iii. Project allows them to provide safe, reliable service, and enhances system resiliency to extreme weather
- iv. Have installed 13.4 miles of main and 1,114 service renewals to date
- v. April 18th from 3:30 p.m. – 5:30 p.m. there will be an open house, the venue is to be determined

c. Tabor Opera House Update – Sarah Dae

- i. Full board has been seated for up to 11 members
- ii. Strategic plan and refresh for the board that will feed into a feasibility capital campaign study
- iii. Looking at a \$25 million-dollar internal rehab
- iv. Strategize on timing and important pieces
- v. November 20th, 2029 will be the 150th Anniversary and hopes to have some kind of grand opening
- vi. Event about the Lost Miners of Leadville on April 26th, need to register in advance, will have panelist discussion
- vii. Save the Tabor 6 course meal fundraiser will be held at the Silver Dollar Saloon; \$120 per person; 72 tickets available
- viii. Tabor Youth Collective workshop series – two-week summer workshop and will perform at the end of the two weeks
- ix. Summer Season tickets are online; VIP subscriptions available
- x. One of the shows will be the “Putnam County Spelling Bee;” there will also be a comedian
- xi. Community events partnering with Mainstreet after the summer season

d. LURA Budget

- i. CM Lauritzen said it came to her attention that there was an issue with hiring a consultant for LURA. Thought that the money appropriated last year would roll over, but it didn't. Now they can't afford to hire a staff person or a consultant and is wondering what happened.
- ii. City Administrator Simonson clarified that budget numbers do not roll over. What was approved for 2023 was a \$30,000 placeholder with the idea that LURA is eventually to become self-sustaining. Received an invoice from the current consultants for about \$11,000 and the Mayor received some information that says LURA is receiving tax increment money and once the disbursements are made to the various entities that it is obligated to pay, there is no money left. The tax increment money coming in is not

enough to pay its bills. They can certainly use the \$30,000 set aside in the City budget, but to keep in mind the current consultant bill is 1/3 of the LURA budget.

- iii. Requested LURA board approve the invoice before the City pays it.
- iv. CM Lauritzen asked if the City can provide more funds to keep LURA afloat till the end of the year. Mayor Labbe stated that's what the \$30,000 was set aside for.
- v. Received \$59,000 to the LURA account in 2022 with \$14,000 remaining from the year before. Received another \$30,000 on March 7th. Due to receive \$153,000 in 2023 as projected by the assessor's office. Urban Renewal Authorities are reassessed every year.
- vi. If the board approves the invoice of \$11,000 the City will pay it from the \$30,000 set aside for LURA.

e. City Administrator Report – Laurie Simonson updated the City Council regarding the following:

- i. Introduced Michelle Meroney as a new administrative assistant supporting herself and the Finance Director.
- ii. Updated City's organization chart
- iii. Working with the County on the e911 board to have an intergovernmental agreement. Cost sharing will be pro-rated for 2023 based on calls originating within the city limits after calculating an average based on the last 5 years of information.
- iv. May 9th City Council Work Session regarding sandwich boards on Harrison
- v. Town Hall regarding a new Chief of Police will be held at the Freight

8. Action Items:

- a. Elevated Quality Wholesale Cultivation License Renewal
 - i. CM Hill **moved** to approve the renewal of the cultivation license; CM Luna-Leal **seconded**. All present were in favor.
- b. Resolution No. 7, Series of 2023 – Approving a Temporary Construction and Access Easement Agreement with LTF Real Estate Company, Inc. for the Installation and Construction of Temporary Fencing and a Stair Tower Related to Phase 3 of the Tabor Opera House Rehabilitation of Exterior Envelope Project
 - i. CM Luna-Leal **moved** to adopt Resolution No. 7, Series of 2023; CM Hill **seconded**. All present were in favor.
- c. Resolution No. 8, Series of 2023 - Approving an Intergovernmental Agreement Between the City of Leadville and Lake County Concerning Law Enforcement Mutual Aid
 - i. CM Luna-Leal **moved** to continue the conversation of Resolution No. 8, Series of 2023 at the next regular City Council meeting on April 18th, 2023; MPT Greene **seconded**. All present were in favor.

9. Public Meetings Planner: N/A

10. Mayor's Report:

- a. Historic Preservation Commission Open Houses:
 - i. April 11th and May 9th – both at 5:00 pm
 - ii. Type III Engine arrived at the Fire Department

- iii. Station II awards ceremony had a great turnout – there will be a ribbon cutting and open house for Station II at a date to be determined.

11. Council Reports:

- a. CM Luna-Leal
 - i. Homelessness Subcommittee of the Housing Coalition is finalizing the report. Kristi Galarza met with the Regional Housing Authority to discuss the future plans and will be in the form of a presentation in an upcoming City Council meeting.
 - ii. Strategic Planning meeting with Regional Housing Authority – very interested in increasing programming, not just building homes. Outlined values to future goals that they might have. County Manager Bergman did a great job facilitating the conversation. They are in talks with the school district to finalize the transfer of land and working with the County to see if there is any other potential use of land that they could use for the DOLA Grant. There is a lot of interest in the board’s open seats, anyone is welcome to apply. The next meeting is April 19th at 5:30 pm.
- b. MPT Greene would like us to consider bringing back the public commentary at the end of the city council meetings. It would be helpful for the public to have comment about a topic discussed in the meeting that evening. Mayor Labbe agrees and it will be added to the agenda in the future.
- c. CM Forgens said it’s a step in the right direction regarding the Leadville Police Department and Lake County Sheriff’s Office Intergovernmental Agreement. Will not be in attendance at the April 11th work session regarding short-term rentals. Would like to advance the mission somewhere other than short-term rental numbers.
- d. CM Lauritzen will not be at the April 11th work session.
- e. MPT Greene will be away working on April 11th
- f. Mayor Labbe asked that they make a decision regarding the short-term rental work session due to several City Council members planning to be absent.
- g. Short-term rental work session moved to April 25th
- h. City Administrator Simonson has a flyer from C4 – anyone having energy efficient issues should contact C4

Adjournment: 7:44 p.m.

APPROVED this 18th day of April by a vote of 7 in favor 0 against, 0 abstaining, and 0 absent.

CITY OF LEADVILLE, COLORADO

ATTEST:

By 
 Deputy City Clerk

