



RECORD OF PROCEEDINGS – MINUTES

WORK SESSION MEETING OF THE TOWN COUNCIL OF THE TOWN OF FRISCO FRISCO TOWN HALL, 1 MAIN STREET, FRISCO, COLORADO 80443 MARCH 28, 2023 AT 4:00 PM

Call to Order:

Meeting called to order at 4:01PM by Mayor Hunter Mortensen

Roll Call:

Roll called at 4:01PM by Town Clerk Stacey Nell

Hunter Mortensen – PRESENT (IN-PERSON) - Mayor

Andrew Aerenson – ABSENT

Jessica Burley – ABSENT at roll call, joined the meeting in-person at 5:30PM

Andy Held – ABSENT at roll call, joined the meeting in-person at 4:21PM

Rick Ihnken – PRESENT (IN-PERSON) – Mayor Pro Tem

Lisa Holenko – PRESENT (IN-PERSON)

Elizabeth Skrzypczak-Adrian – PRESENT (IN-PERSON)

Work Session:

Agenda Item #1: Capital Plan Update (Start: 4:03PM / End: 5:09PM)

Capital Projects Senior Manager Addison Canino went through a PowerPoint presentation updating Council on the status of each project. Finance Director Leslie Edwards also contributed financial contextual information. Council thanked staff for the update.

Agenda Item #2: Term Sheet Discussion for Affordable Housing Projects (101 West Main Street & 602 Galena Street) Community Development Director Don Reimer made a presentation surrounding proposed developments, seeking direction from Council. Council directed staff to generally proceed and bring this item back for the April 11 Regular Meeting. (Start: 5:10PM / End: 5:40PM)

Agenda Item #3: Complete Streets Plan Code Revisions Planning Manager Susan Lee presented and discussed proposed Code Amendments for Chapters 155 and 180 of Town Code, seeking direction from Council. Council approved (Start: 5:45PM / End: 5:45PM)

DINNER BREAK



**REGULAR MEETING OF
THE TOWN COUNCIL OF THE TOWN OF FRISCO
FRISCO TOWN HALL, 1 MAIN STREET, FRISCO, COLORADO 80443
MARCH 28, 2023 AT 7:00 PM**

Call to Order:

Meeting called to order at 7:01PM by Mayor Hunter Mortensen

Roll Call:

Roll called at 7:01PM by Town Clerk Stacey Nell
Hunter Mortensen – PRESENT (IN-PERSON) - Mayor
Andrew Aerenson – ABSENT
Jessica Burley – PRESENT (IN-PERSON)
Andy Held – PRESENT (IN-PERSON)
Rick Ihnken – PRESENT (IN-PERSON) – Mayor Pro Tem
Lisa Holenko – PRESENT (IN-PERSON)
Elizabeth Skrzypczak-Adrian – PRESENT (IN-PERSON)

Public Comment:

Public Comment opened by Mayor Mortensen at 7:02PM.

Citizens making comments during Public Comments or Public Hearings should state their names and addresses for the record, be topic-specific, and limit comments to no longer than three minutes. No Council action is taken on Public Comments, Council will take all public comments under advisement, and if a Council response is deemed necessary or appropriate, the individual making the comment will receive a formal response from the Town at a later date.

Public Comment was made by Donna Skupien and Gary Moss at 333 Emily Lane. Commentors requested Council to add their issue to a future meeting agenda, in order to lift a restrictive covenant from one of their properties in Town.

Public Comment closed by Mayor Mortensen at 7:05PM.

Mayor and Council Comments:

Mayor and Council Comments opened by Mayor Mortensen at 7:05PM.

Councilmember Holenko acknowledged the shooting at a school in Nashville, TN that occurred the day prior.

Councilmember Ihnken praised the efforts of the Recreation Department staff.

Mayor Mortensen relayed praise from the Colorado Department of Transportation (CDOT) to the Public Works Department for their continued strong partnership in road maintenance.

Mayor Mortensen updated Council about County and Town conversations regarding the Lake Hill Workforce Housing Development.

Councilmember Burley mentioned the Pay-As-You-Throw (PAYT) informational event happening at the Frisco Adventure Park's Day Lodge on April 5, 2023 and other interorganizational conversations about PAYT.

Mayor Mortensen mentioned the pending piece of legislation SB23-213 in the State Legislature and Council's concerns regarding local control. The Colorado Association of Ski Towns (CAST) and Colorado Municipal League (CML) is requesting the Legislative Committee in the State Senate to slow down as there are numerous concerns surrounding local control.

Mayor Mortensen encouraged Donna Skupien and Gary Moss, Public Commentors, to reach out to Town Staff for further discussion.

Mayor and Council Comments closed by Mayor Mortensen at 7:11PM.

Staff Updates:

Town Manager Tom Fisher encouraged Councilmembers to contact State Senator Dylan Roberts to express concerns regarding advancing this piece of legislation.

Town Manager Tom Fisher requested commitments to participate in multiple working groups/committees:

Frisco Arts & Culture Council Formation Committee: Andy Held, Elizabeth Skrzypczak-Adrian confirmed participation.

Planning Commission Vacancy Committee: Mayor Hunter Mortensen, Andy Held

Proclamation:

Mayor Mortensen highlighted the leadership of Luis Flores, owner/operator of Hacienda Real Mexican Restaurant. He read the Proclamation in full, designating Mr. Flores as one of "Frisco's Finest".

Consent Agenda:

Minutes from March 14 Meeting

Warrant List

Purchasing Cards

Aquatic Nuisance Species Agreement with Denver Water

MOTION: MAYOR PRO TEM IHNKEN MOVED TO APPROVE THE CONSENT AGENDA AS PRESENTED. SECONDED, COUNCILMEMBER BURLEY.

VOTE:

BURLEY: YEA

HELD: YEA

HOLENKO: YEA

IHNKEN: YEA

MORTENSEN: YEA

SKRZYPCZAK-ADRIAN: YEA

AERENSON: ABSENT

NAY: NONE

MOTION: PASSED

New Business:

Agenda Item #1: First Reading Ordinance 23-10: AN ORDINANCE AMENDING CHAPTER 180 OF THE CODE OF ORDINANCES OF THE TOWN OF FRISCO, CONCERNING THE UNIFIED DEVELOPMENT CODE, BY AMENDING SECTION 180-5.5.1, CONCERNING AFFORDABLE HOUSING INCENTIVES; AND SECTION 180-9.3, CONCERNING GENERAL DEFINITIONS

Item introduced by Community Development Director Don Reimer from the Community Development Department at 7:24PM. Mr. Reimer presented the proposed amendments and reviewed the Work Session discussion leading to Council's direction to staff for this first reading.

Public Comment opened at 7:59PM.

Commentor Lina Lesmes made public comment about the density bonus and encouraging the establishment of a lottery system for resales.

Staff responded stating this would require listings with the Summit Combined Housing Authority (SCHA), and acknowledging that this system that Ms. Lesmes recommends has been successful in other areas.

Council Comments:

Councilmember Burley confirmed that currently, this lottery system is not required in the Town of Frisco.

Mayor Pro Tem Ihnken raised the point that if an owner opts to list through SCHA, it is less than a realtor.

Councilmember Skrzypczak-Adrian asked if forcing resales to an SCHA lottery system would promote fairness, multiple applicants, and discourage side deals.

Councilmember Holenko shared that she has heard of experiences of residency tenure not able to be factored in, if the lottery is truly random.

Mayor Mortensen encouraged a larger-scale, values-based discussion in the near future to analyze Frisco's restrictive covenants to prioritize fairness in the process.

Mayor Pro Tem Ihnken distinguished the difference between inserting such a requirement into Code, versus a restrictive covenant.

Agenda Item #2: Review and Consider a Proposed Memorandum of Understanding With Granite Block LLC, Regarding Negotiation of a Purchase, Sale and Development Agreement

Item introduced by Community Development Director Don Reimer from the Community Development Department at 8:07PM. Mr. Reimer presented the background of the property and details of the proposed Memorandum of Understanding.

Council Comments:

Mayor Mortensen expressed his support for signing the MOU and acknowledged the unique opportunity to provide more density in the partnership.

MOTION: COUNCILMEMBER BURLEY MOVED TO APPROVE THE CONSENT AGENDA AS PRESENTED. SECONDED, COUNCILMEMBER HELD.

VOTE:

SKRZYPCZAK-ADRIAN: YEA

AERENSON: ABSENT

BURLEY: YEA

HELD: YEA

HOLENKO: YEA

IHNKEN: YEA

MORTENSEN: YEA

NAY: NONE

MOTION: PASSED

Old Business:

Agenda Item #1: Second Reading Ordinance 23-09: AN ORDINANCE AMENDING CHAPTER 180 OF THE CODE OF ORDINANCES OF THE TOWN OF FRISCO, CONCERNING THE UNIFIED DEVELOPMENT CODE, BY AMENDING SECTION 180-2.2, CONCERNING TABLE 2-1: SUMMARY OF REVIEW PROCEDURES; AND SUBSECTION 180-2.3.10, CONCERNING LAPSE OF APPROVAL; AND SUBSECTION 180- 2.5.1, CONCERNING CONDITIONAL USES; AND SECTION 180-2.5.2, CONCERNING SITE PLAN REVIEW; AND SECTION 180-3.4, CONCERNING RESIDENTIAL TRADITIONAL NEIGHBORHOOD DISTRICT; AND SECTION 180-3.8, CONCERNING GATEWAY DISTRICT; AND SUBSECTION 180-5.1.5, CONCERNING TABLE OF ALLOWED USES; AND SUBSECTION 180-6.13.7, CONCERNING SNOW STORAGE AREAS; AND SECTION 180-6.15, CONCERNING SNOW STORAGE AND SNOW SHEDDING; AND SECTION 180-6.18, CONCERNING FENCES AND WALLS; AND SECTION 180-6.21, CONCERNING NONRESIDENTIAL DEVELOPMENT STANDARDS; AND SECTION 180-9.3, CONCERNING GENERAL DEFINITIONS.

Item introduced by Planner Emily Weber from the Community Development Department at 8:08PM.

Item introduced by Planner Emily Weber from the Community Development Department at 7:52PM. Ms. Weber presented the proposed amendments and reviewed the Planning Commission Work Session discussion, Town Council Work Session discussion, first reading, leading to Council's direction to staff for this second reading.

Council Comments – NONE

Public Comment – NONE (Opened by Mayor Mortensen at 8:23PM, then closed after none present).

Council Discussion – NONE

MOTION: COUNCILMEMBER HELD MOVED TO APPROVE ORDINANCE 23-09 ON SECOND READING AS PRESENTED. SECONDED, COUNCILMEMBER SKRZYPCZAK-ADRIAN.

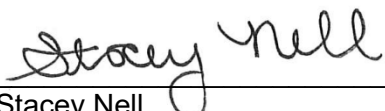
VOTE:

MORTENSEN: YEA
SKRZYPCZAK-ADRIAN: YEA
AERENSON: ABSENT
BURLEY: YEA
HELD: YEA
HOLENKO: YEA
IHNKEN: YEA
NAY: NONE

MOTION: PASSED

MAYOR MORTENSEN ADJORNED THE MEETING AT 8:21PM.

Respectfully Submitted,



Stacey Nell
Town Clerk

