

Hayden Town Council Regular Meeting April 17, 2025

Call to Order/Roll Call

Mayor Banks called the regular meeting of the Hayden Town Council to order at 6:02 p.m.

Mayor Banks Offered a moment of Silence

Mayor Banks Led the Pledge of Allegiance

Mayor Pro Tem Gann, Councilmembers Haight, Hicks, Carlson, and Hayden were present. Councilmember Bell was absent. Also present were Assistant Town Manager/Community Development Director, Tegan Ebbert; Finance Director Andrea Salazar, Town Clerk, Barbara Binetti; Public Works Director, Bryan Richards; Rhonda Sweetser, Director Parks and Recreation, and Chief Scott Scurlock. Town Manager Mathew Mendisco was not in attendance.

Councilmember Reports and Updates

Councilmember Hicks gave the Council and update on the Yampa Valley Airport Commission meeting. She said that the past ski season was down 4% from last year and that Southwest had reduced their flights. Steamboat Express is suspending operations on April 15th in the Yampa Valley as well as Aspen and their other operations. They are the biggest operator in the area. It is unknown who will pick up the business. The flight schedule is loaded for the 2025-26 season. Delta is being cautious with their flights and Southwest is only running one flight a week. Councilmember Hicks also stated that the Community Cat program is starting where feral "community" cats will be trapped.

Councilmember Carlson reported on the Ars Council. They are working on Hayden Days and the Easter Egg Extravaganza that will be April 19th.

Study Session – JUDGE COLETTE ERICKSON WITH HAYDEN MUNICIPAL COURT DISCUSSION ON COLLECTIONS

After having a discussion with Chief Scurlock a few weeks about uncollected fines for the Town of Hayden, Judge Erickson discussed the opportunities of using a collections agency to collect the outstanding fines. She said that there had been push back over the years but that Chief Scurlock is on board with this option. In the past, the State would put a hold on a license renewal etc. for outstanding tickets and fines. That is no longer happening. Using warrants and arrests are inefficient and take up a lot of our police officer's time. The most effective way to collect the outstanding monies is by using collections.

A second topic she wished to bring to the Council was the issuance of a credit card. She asked why she was not able to have a Town Credit card and that after many requests had not gotten response to this question from anyone. She said it is very awkward to have to borrow a credit card from someone when she goes to conferences. After discussion with Andrea and the Council, Mayor Banks asked Andrea to begin the process to procure a Town credit card for Judge Erickson.

Public Comment

John Bristol, the Executive Director for the RCBP EDC, wanted to address the Council about the 4-H Entrepreneurial Program that is starting. He also spoke about the High-Country Accelerator 6-week Program. He gave his appreciation to the Town of Hayden for the partnership with the EDC and said that in the first quarter, there were 34 businesses and 247 employees reached.

Jo Abe, 897 Dry Creek, came to the Council asking what was going to happen to the half-pipe at the old skate park. Bryan said he will talk to the contractors when work resumes and while we are finishing the design at the park.

Proclamations and Presentations

Mayor Banks read 4 Proclamations

- 1) Recognizing April 2025, as Child Abuse Prevention Month in Hayden, Colorado
- 2) Recognizing April 2025 as Month of the Young Child in Hayden, Colorado.
- 3) Recognizing April 25, 2025 as Arbor Day
- 4) Recognizing April, 2025 as the Month of Autism Acceptance in Hayden, Colorado

Consent Agenda Items

- A. Consideration of minutes for the Regular Meeting of April 3, 2025
- B. Consideration to approve payments dated April 11, 2025, in the amount of \$187,771.45
- C. Consideration to appoint Daniel Buri to the Hayden Economic Development Commission

Councilmember Hickl moved and Councilmember Carlson seconded. A roll call vote was held and the motion passed unanimously.

Items Removed from Consent Agenda There were none

Old Business -

- A. Public Hearing: 2nd Reading of the Draft RTA IGA Regarding the formation of a Regional Transportation Authority pursuant to the Regional Transportation Authority Law.

Bill Ray appeared on Zoom for this 2nd hearing of the RTA IGA and gave a condensed presentation of his original presentation for any new community who had not been at the 1st Public Hearing. The RTA and IGA are asking for feedback. The community can provide feedback at:

SteamboatSprings.net/RTA

Councilmember Haight asked about a report that was supposed to come out in March. Tegan responded that CDOT is doing their service area plan. That is a separate issue. Councilmember Hayden asked who has the right of way, Union Rail or Passenger Rail. Bill said from what he has heard, Union Rail will keep the right of way. Councilmember Hayden asked if we can see Denver's RTA profitability. Bill will send articles on RTD, though it is not a bright example of how to operate a transportation system. We are aspiring to be more a model like RAFTA in the Roaring Fork Valley – a much better example of a mountain transportation service. Councilmember Haight: I am happy to hear there will be some kind of survey in Hayden. I talked to Mathew about getting more advertising about this and getting as much outreach as possible to the community. Bill said that he would work

with the Town Staff to get more data out as well. Councilmember Carlson asked what projections Staff is looking at for different percentages for sales tax, etc. as the Steamboat website is saying up to 2% to fund the project. Bill responded and explained what RAFTA has done to fund their RTA. Bill also said that the website needs changed as they are talking of something around a 1% tax. Different models are being reviewed.

Mayor Banks asked when RAFTA was created. Bill said it was created as far back as the 1970's using old school buses. RAFTA as we know it came into formation in the 90's. Councilmember Haight asked if we didn't get in now, what would be the cost to get into it. Bill said that would be up to the entity and the voters, as well as the RTA Board to allow another community to join.

Public Hearing opened at 7:39 p.m. There was no Public Comment, Public Hearing closed at 7:40 p.m.

- B. Consideration to approve and authorization for the Town Manager to sign a Letter of Interest to participate in the CHFA Small Scale Development Pilot Program. **Public Comment:** Citizens are invited to speak to the Council on this item. All individuals who desire to speak during this public comment must sign in using the sheet available by the Town Clerk. There is a three-minute time limit per person, unless otherwise noted by the Mayor.

Tegan Ebbert introduced Mary Coddington, Tim Reiner, and Margie Joy on Zoom again to go through the presentation of the C.H.F.A. Small Scale Development Pilot Program. The idea of the program is to deliver quality rental housing, affordable to rural communities, while supporting long-term stability and economic resilience. Hayden is only the second out of 60 plus projects to have gone through the CHFA TA program and that are being invited to participate in the program. This program is intended to close the financial gap to make the projects feasible as well as offers below-market financing, as well as the support the project through all stages of the project. With the documentation of the acceptance of the project, it will move forward. Mayor Banks asked about the "soft 2nd" loan, is that with interest. Mary said no, there is no interest on that loan. It is repaid by the cash flow of rents coming in over time. Tegan stated that there could be shifts in the project with future data as the project goes forward. Councilmember Hayden asked who hires the contractors. Tegan responded that the Town hires the project managers and we have to go through the bid process. Councilmember Hicks asked if there would any other entities contributing to this project. Tegan said that the project would probably be run through the Hayden Housing Authority. Mary reminded the Council that the incoming rents would be paying the loan, not the Town itself. Mayor Pro Tem Gann agreed that the project should go through the Housing Authority as that was the reason it was created. Tegan said that it has already been talked about to shift the project to the HA.

Public Comment: Opened at 8:03 p.m.

Travis Kistler, 385 S. Poplar Street. I live adjacent to the south of this proposed housing project. I came to the last meeting and listened to the proposal which helped sooth my thoughts a lot. I am happy that it is for essential workers of our community and I think it is a good idea. First thought, it says it is zoned for medium zoning? Tegan said the project has to be "right-sized" for the project. Won't be re-zoned as high-density. Other concern is where I pull out to Poplar Street, it is a site limited pull out. So that needs to be addressed. Also, drainage is a concern as we saw during the last years flood. Tegan said that a drainage study is part of the process for all projects. Travis said that in the existing alley, there are water lines and sewer lines. Bryan said that was being looked at. Travis said his sewer line runs under that property. He also brought up snow storage for the lot.

He thanked the Council.

There were no further comments.

Public Comment closed at 8:12 p.m.

Mayor Banks commented on the project. This is a really unique opportunity for us right now. To be able to do this to commit to the various concerns for housing in our community is really wonderful. My concern is for the future, is there any pathway to make this assured to go forward after this Board is gone. Mary spoke to this concern, that the way it works for the funding partners, is that they require the deed restrictions but also a tenant selection plan. That is part of the compliance process every year. It will last for the loan term which is for at least 40 years. There are mechanisms in place to make sure that your tenant selection program has a long life to it. Mayor Banks was happy with this. Councilmember Carlson asked about the management of this property and how that would look like for a development like this since we haven't anything like this yet. Mary answered that they haven't begun looking for the PM yet but are working with Leadville that has a similar situation to Hayden. Tim also responded that the property management is already built into the cost of the project.

Mayor Banks moved to approve and authorize for the Town Manager to sign a Letter of Interest to participate in the CHFA Small Scale Development Pilot Program. Mayor Pro Tem Gann seconded. Councilmember Gann thanked Travis Kistler for speaking to the Council as his concern was the neighbors and that Travis' comment had changed his mind on the project. A roll call vote was taken and the motion was unanimously.

New Business There was no New Business

Pulled Consent Items There were none

Staff and Councilmember Reports and Updates

HAYDEN CENTER

Sarah Stinson, Director Arts and Events: Out on Leave

Rhonda Sweetser, Director Parks and Recreation: A lot going on at the Hayden Center. Pottery has several classes going. There is an Herbal Medicine class right now. Paint and Sip will be on the 30th and the Easter Extravaganza will be on the 19th. Nash Welch is working on the community garden. Several Hayden High School students came and helped Ty Camilletti prepare the beds. There are 538 members are the Hayden Center now. Surpassing our goal of 500. Many new programs and events coming up including Huck Finn day June 7th and Hayden Days July 18th and 19th. We are looking for bands.

POLICE

Chief of Police Scurlock: Digital ticketing went "live" on Tuesday. We've already written several tickets with it.

Online payments for traffic and parking tickets are also "live." We have links on the town website and on the back of our digital tickets. Thanks to Andrea for her help with this process.

We took delivery of our new (used) patrol car. The cost of the vehicle and all of the equipment will be around \$28,000. In comparison, a new Dodge Durango without lights/sirens/equipment is over \$61,000 on a state bid. Fully equipped, it's over \$80,000.

PUBLIC WORKS

Bryan Richards, Public Works Director: The water department responded to an emergency repair in Dry Creek where a contractor hit a line with their bucket. We used the new VAC truck for this. Concerning the sewer, the pumps behind the fence at the airport were replaced. Tyler Hockaday led the project and did a great job. For Parks, Kyle and Andy are reseeding the parks. Streets are receiving complains on potholes. The streets are really showing their age and we need to do something bigger in the next couple of years for all of the streets. There was a culvert repair on Lincoln this week as well. In the next weeks, Public Works will be focusing on grading alleys and begin chip sealing some of the streets.,

PLANNING

Tegan Ebbert, Community Development Director:

ADMINISTRATION

Mathew Mendisco, Town Manager: Not in attendance

Barbara Binetti, Town Clerk Mosquito mitigation is scheduled for the summer. Hayden Clean Up Day is May 10th. Ballots have been mailed for the Special NWCO GID election on May 6th.

Andrea Salazar, Finance Director: We are 75% through the audit and are on track for the June 17th review.

Councilmember Reports and Comments:

Executive session:

Adjournment: Mayor Banks adjourned the meeting at 8:20 p.m.

Recorded by:

APPROVED THIS 1st Day of May, 2025.


Ryan Banks, Mayor



Barbara Binetti, Town Clerk



