



REGULAR CITY COUNCIL MEETING AGENDA
Tuesday, December 17, 2024 - 6:00 PM
City Council Chambers, Elks Civic Building - 107 S. Cascade Ave.

The Montrose City Council is pleased to have residents of the community take time to attend City Council meetings. We encourage your attendance and participation. Individuals wishing to be heard during public hearing proceedings are encouraged to be prepared and will generally be limited to three minutes to allow everyone the opportunity to be heard. Additional written comments are welcome and will be received at any time. The 11:00 p.m. rule will be enforced in accordance with City of Montrose Regulations (Sec. 7-15-2).

Due to an equipment failure, tonight's City Council meeting will not be livestreamed. A video recording of the meeting will be available on the City of Montrose [YouTube page](#) by noon on December 18.

Hearing assistance devices are available for public use. Please let us know if you need accommodation. The City also offers interpretation for Spanish speakers. Schedule time to book this resource, by [emailing the City](#) at least 3 days before the meeting.

- 1) City Council meeting called to order by Mayor J. David Reed
- 2) The Pledge of Allegiance
- 3) Roll call by the City Clerk
- 4) Changes to the agenda including additions and deletions
- 5) Recognition of Centennial Middle School Students
- 6) You Make A Difference Award Presentation



7) CALL FOR PUBLIC COMMENT FOR NON-AGENDA ITEMS

The “Call for Public Comment” agenda item is a time when concerned members of the community may publicly voice their concerns and discuss items of interest. Please note that no formal action will be taken on the matters raised during this time.

Comments made during this time should be addressed to the Council and pertain to matters of at least general importance to the City and its operations. Please be aware that neither City Council nor City staff are expected to respond or engage in discussion or debate.

Please refrain from any personal attacks and disagreements, personnel and employment matters, the use of profanity or ethnic, racial, or gender-oriented slurs as they may be considered “disorderly conduct” which violates state or local law.

8) CONSENT AGENDA (5 minutes)

A) City Council consideration of the minutes of the December 3, 2024, regular City Council meeting. *Staff: Lisa DelPiccolo*

B) City Council consideration of the reappointment of Ronald Cairns, Phoebe Benziger and Steven Ball to the City of Montrose Planning Commission for terms that expire on December 31, 2028.

9) NEW LIQUOR LICENSED DRUG STORE APPLICATION (15 minutes)

City Council consideration of an application for a new Liquor Licensed Drug Store license at 16400 S. Townsend Avenue for Dillon Companies LLC, doing business as City Market #40, for consumption off of the licensed premises. *Staff: City Attorney Chris Dowsey*

Action: Consider making a motion to approve or deny a new Liquor Licensed Drug Store license at 16400 S. Townsend Avenue for Dillon Companies LLC, doing business as City Market #40, for consumption off of the licensed premises.

10) ORDINANCE 2677 - SECOND READING (20 minutes)

City Council consideration of Ordinance 2677 on second reading, an Ordinance repealing and reenacting Chapters 4, 5, 7, 8, 10, 11, 13, AND 15 of Title 11 of the Montrose Official Code and making conforming amendments to Chapters 3, 6, 12 and 14 in connection therewith. *Staff: Community Development Director Jace Hochwalt*

Action: Accept public comment. Consider making a motion to adopt Ordinance 2677 on second reading as presented.

11) ORDINANCE 2678 - SECOND READING (10 minutes)

City Council consideration of Ordinance 2678 on second reading, an Ordinance of the City of Montrose, Colorado, amending Ordinance No. 2645 which appropriated funds for defraying the expenses and liabilities of the City of Montrose, Colorado, during the fiscal year beginning January 1, 2024; said expenditures of the City of Montrose over and above those anticipated at the time of adoption of the original budget for the fiscal year beginning January 1, 2024. *Staff: Finance Director Shani Wittenberg*

Action: Accept public comment. Consider making a motion to adopt Ordinance 2678 on second reading as presented.

12) INTERGOVERNMENTAL AGREEMENT WITH MONTROSE RECREATION DISTRICT (15 minutes)

City Council consideration of an Intergovernmental Agreement with Montrose Recreation District for Shared Services. *Staff: Community Development Director Jace Hochwalt*

Action: Accept public comment. Consider making a motion to approve an Intergovernmental Agreement with Montrose Recreation District for Shared Services as presented.

13) RESOLUTION 2024-22 (10 minutes)

City Council consideration of Resolution 2024-22, a Resolution of the City of Montrose, Colorado, declaring its official intent to reimburse itself with the proceeds of a tax-exempt lease-purchase financing for certain capital expenditures undertaken or to be undertaken by the City; generally identifying the capital expenditures; and providing certain other matters in connection therewith. *Staff: Public Works Director Jim Scheid*

Action: Accept public comment. Consider making a motion to adopt Resolution 2024-22 as presented.

14) CONSERVATION EASEMENT ACQUISITION WITHIN COLORADO OUTDOORS (10 minutes)

City Council consideration of the approval of \$150,000 in expenditures for the purchase of a conservation easement within Colorado Outdoors to preserve the Morada site. *Staff: City Manager Bill Bell and City Attorney Chris Dowsey*

Action: Accept public comment. Consider making a motion to approve \$150,000 in expenditures for the purchase of a conservation easement within Colorado Outdoors to preserve the Morada site as presented.



15) MEMORANDUM OF UNDERSTANDING AND PROMISSORY NOTE UPDATE (10 minutes)

City Council consideration of an update to the MOU and Promissory Note for Sunshine Peak Apartments and Montrose County Housing Authority. *Staff: Community Development Director Jace Hochwalt*

Action: Accept public comment. Consider making a motion to approve the update to the MOU and Promissory Note for Sunshine Peak Apartments and Montrose County Housing Authority as presented.

16) POLICE DEPARTMENT SERVER REPLACEMENT (10 minutes)

City Council consideration of the authorization of \$295,198.21 for the replacement and upgrade of the Montrose Police Department's existing Motorola Flex server hardware and software. This upgrade includes the addition of a Disaster Recovery (DR) server, which will be located at the WestCO Dispatch Center. *Staff: Police Chief Blaine Hall and PD Systems Administrator Drea Cole*

Action: Accept public comment. Consider making a motion to authorize \$295,198.21 for the replacement and upgrade of the Montrose Police Department's existing Motorola Flex server hardware and software as presented.

17) LEASE RENEWAL WITH CIMARRON RESERVOIR COMPANY (10 minutes)

City Council consideration of the renewal of a lease agreement with Cimarron Reservoir Company for a period of 10 years, expiring on January 1, 2034, with the option for both parties to renew the lease for two additional 10-year periods. *Staff: City Attorney Chris Dowsey*

Action: Accept public comment. Consider making a motion to approve the renewal of the lease agreement with Cimarron Reservoir Company as presented.

18) SAN-MIAMI SEWER IMPROVEMENTS CONSTRUCTION CONTRACT (10 minutes)

City Council consideration of a contract award to Haynes Excavation in the amount of \$86,877.22 for construction of the San-Miami Sewer Improvement Project. *Staff: City Engineer Scott Murphy*

Action: Accept public comment. Consider making a motion to award a contract to Haynes Excavation in the amount of \$86,877.22 for construction of the San-Miami Sewer Improvement Project as presented.



19) 6600 ROAD SIDEWALK EXTENSION PROFESSIONAL SERVICES CONTRACT (10 minutes)

City Council consideration of a professional services contract award to Del-Mont Consultants in the amount of \$47,200 for completion of survey and civil design associated with the 6600 Road Sidewalk Extension Project. *Staff: City Engineer Scott Murphy*

Action: Accept public comment. Consider making a motion to award a professional services contract to Del-Mont Consultants in the amount of \$47,200 for completion of survey and civil design associated with the 6600 Road Sidewalk Extension Project as presented.

20) STAFF REPORTS

- A) Sales, Use, and Excise Tax Report (5 minutes)
Staff: Sales Tax Manager Leeanne Whittaker

21) YOUTH CITY COUNCIL COMMENTS

22) CITY COUNCIL COMMENTS

23) MOTION TO ADJOURN