MONTROSE CITY COUNCIL

February 4, 2025

A regular meeting of the Montrose City Council was held on Tuesday, February 4, 2025, at 6:00 p.m. in the City Council Chambers of the Elks Civic Building at 107 S. Cascade Avenue. Said meeting was posted in accordance with the Sunshine Law.

PRESENT

J. David Reed, Dave Frank, Doug Glaspell, Ed Ulibarri, Ann Morgenthaler, Chris Dowsey, Greg Story, David Bries, Lisa DelPiccolo, Kathryn Schroer, Matt Magliaro, Tim Cox, Nik Pridy, Tyler Cunningham, Caleb Jolley, Scott Murphy, Blaine Hall, Greg Stunder, Hyrum Webb

ABSENT

Judy Ann Files

GUESTS

Tom Mathis, Michael Badagliacco, Ron Smith, Carol Antolovich, Kim Spangrude, Kitt Hildreth

CALL TO ORDER

Mayor J. David Reed called the meeting to order at 6:00 p.m.

PLEDGE OF ALLEGIANCE

The Pledge of Allegiance was recited.

CHANGES TO THE AGENDA

No changes were made to the agenda.

CALL FOR PUBLIC COMMENT

Tom Mathis spoke regarding concerns with the enforcement of building codes.

Michael Badagliacco spoke in favor of City Council holding town hall style interactive sessions with community members.

Kim Spangrude spoke in favor of treating people with kindness and objectivity including those who are unhoused.

Carol Antolovich spoke in favor of a non-sanctuary city declaration by the City Council.

APPROVAL OF MINUTES

City Council considered the minutes of the January 21, 2025, regular City Council meeting.

A motion was made by Doug Glaspell, seconded by Ed Ulibarri, to approve the minutes of the January 21, 2025, regular City Council meeting as presented. All voted yes. Motion passed.

FERMENTED MALT BEVERAGE & WINE LICENSE TRANSFER

City Council considered an application for the transfer of a Fermented Malt Beverage & Wine license at 17250 Highway 550 from Hangin Tree Travel Plaza LLC, to Horse Thief Holdings LLC, doing business as Wild West, for consumption off of the licensed premises.

City Attorney Chris Dowsey reported that the file is in order, the fees have been paid, and a staff review of the application found no issues that would prevent the transfer of the license.

Applicant Kitt Hildreth reviewed his plan to restore and renovate a long-time business within the City. Mr. Hildreth said he is familiar with Colorado liquor laws and said IDs will be required for all purchases of alcohol. Mr. Hildreth said the current employees have years of experience in the store and recently passed a state compliance sting. Mr. Hildreth said all licensees, managers, and employees will attend the City's alcohol server training.

Public comment was accepted. No comments were received.

A motion was made by Doug Glaspell, seconded by Ed Ulibarri, to approve an application for the transfer of a Fermented Malt Beverage & Wine license at 17250 Highway 550 from Hangin Tree Travel Plaza LLC, to Horse Thief Holdings LLC, doing business as Wild West, for consumption off of the licensed premises. All voted yes. Motion passed.

FOURTH OF JULY FIREWORKS DISPLAY CONTRACT

City Council considered a contract with Zambelli Fireworks Manufacturing Company, Inc., in the amount of $60,000.00 for the 2025 Fourth of July fireworks display.

Pavilion and Community Events Manager Kathryn Schroer reported that the original budget allocation for the 2025 fireworks display was $35,000.00, but costs for fireworks displays have increased significantly. Ms. Schroer requested approval of a contract with Zambelli Fireworks Manufacturing Company to provide a safe, high quality fireworks display for the community.

Public Comment was accepted. No comments were received.

A motion was made by Dave Frank, seconded by Doug Glaspell, to approve a contract with Zambelli Fireworks Manufacturing Company, Inc., in the amount of $60,000.00 for the 2025 Fourth of July fireworks display as presented. All voted yes. Motion passed.

PUBLIC WORKS FACILITY CMGC CONTRACT AWARD

City Council considered the award of a contract to FCI Constructors, Inc., for construction management-general contractor (CMGC) services in the amount of $150,000.00 for the Public Works Facility Construction Project.

Public Works Director Jim Scheid reported that this contract has been discussed at several previous meetings and is included in the meeting packet along with diagrams showing the location of the project. Mr. Scheid said the extension of Rio Grande Avenue is part of the overall project but is not included in the scope of work or the budget for this contract.

Mr. Scheid stated that the design phase of the project is underway and is moving toward a more detailed level of design. The CMGC contract is the first step in the construction phase.

Mr. Scheid reviewed the RFP process. Four proposals were received and three were selected for final consideration. Mr. Scheid recommended approval of a contract with FCI Constructors and said work will begin immediately. A project contingency is included in the contract and will be used as the design develops into a higher level of detail. Mr. Scheid said the original amount of this contract is $150,000.00 and will be amended in the following phases of construction.

Public comment was accepted. No comments were received.

A motion was made by Dave Frank, seconded by Ed Ulibarri, to award a contract to FCI Constructors, Inc., for construction management-general contractor (CMGC) services in the amount of $150,000.00 for the Public Works Facility Construction Project as presented. All voted yes. Motion passed.

PUBLIC WORKS FACILITY PROGRAM MANAGEMENT CONTRACT AWARD

City Council considered the award of a contract to Dynamic Program Management (DPM) in the not-to-exceed amount of $100,000.00 for program management services for the Public Works Facility Construction Project.

Public Works Director Jim Scheid reported no changes since this contract was discussed at a previous work session. Mr. Scheid said program management provides assistance for large-scale projects and the City has contracted with Dynamic Program Management on other projects including the Public Safety Complex and the City Hall renovations. Mr. Scheid said the assistance provided includes project strategy, procurement of consultants, development of master budgets, initiation of AIA contracts, and insurance verification. The not-to-exceed amount for 2025 is $100,000.00 and amounts for future years will be evaluated as the scope is determined for those years.

Public comment was accepted. No comments were received.

A motion was made by Doug Glaspell, seconded by Ed Ulibarri, to award a contract to Dynamic Program Management (DPM) in the not-to-exceed amount of $100,000.00 for program management services for the Public Works Facility Construction Project as presented. All voted yes. Motion passed.

2025 ASPHALT CRUSHING CONTRACT RENEWAL

City Council considered the extension of a contract with Rocky Mountain Aggregate and Construction, LLC, for stockpile crushing at the City's material storage yard in the not-to-exceed amount of $80,000.00.

Streets Superintendent Nik Pridy recommended extending the current contract with Rocky Mountain Aggregate. Mr. Pridy said City maintenance crews store materials on Sunset Mesa when patching and repairing projects are in progress, and the crushed material is used for construction projects.

Mr. Pridy reviewed the 2024 bid process and said Rocky Mountain Aggregate was selected with favorable results. The 2024 contract amount of $9.86 per ton is extended for 2025.

Public comment was accepted. No comments were received.

A motion was made by Doug Glaspell, seconded by Ed Ulibarri, to approve the extension of a contract with Rocky Mountain Aggregate and Construction, LLC, for stockpile crushing at the City's material storage yard in the not-to-exceed amount of $80,000.00 as presented. All voted yes. Motion passed.

WEST MAIN REVITALIZATION CONSTRUCTION CONTRACT

City Council considered $3,709,411.25 in expenditures for construction of the West Main Revitalization Project. This includes the award of a construction contract to Ridgway Valley Enterprises in the amount of $3,379,411.25, a survey and engineering support contract to Del-Mont Consultants in the amount of $145,000.00, and up to $185,000.00 in direct expenditures for construction materials testing and streetlight replacements by DMEA.

City Engineer Scott Murphy reported that the West Main Revitalization project is the next large project in the "Year of Main Street" and will rebuild pedestrian accommodations and curb lines from Selig Avenue to the West Main Trail Head. Mr. Murphy said the City received a $2 million Revitalizing Main Streets grant from CDOT to help fund the project.

Mr. Murphy said the project will maintain four through lanes and add bike lanes, ADA compliant sidewalks, and boulevard landscaping on both sides of the street.

Mr. Murphy reviewed the bid process and said two bids were received. Mr. Murphy recommended a contract with Ridgway Valley Enterprises which submitted the low bid and is also the contractor for the East Main Street Utility Project. Mr. Murphy stated that the City is required to pay for materials testing directly, and street lights will be relocated, updated and replaced. This project also includes a contract with Del-Mont Consultants for construction stakeout.

Mr. Murphy said the project will not involve closures of Main Street and the project will be sequenced to allow pedestrian access on one side of the street. Regular updates will be posted on the Moving Montrose Forward webpage. Mr. Murphy said the total project costs are $700,000.00 over the amount budgeted, and savings from another project will cover the overage.

Public comment was accepted. No comments were received.

A motion was made by Dave Frank, seconded by Doug Glaspell, to approve $3,709,411.25 in expenditures for construction of the West Main Revitalization Project as presented. All voted yes. Motion passed.

WASTEWATER TREATMENT PLANT IMPROVEMENTS DESIGN BUILD CONTRACT

City Council considered the award of a contract to Burns & McDonnell/Moltz Construction for the design phase of the Wastewater Treatment Plant improvements in the not-to-exceed amount of $1,350,000.00.

Utilities Director David Bries reported that this project was discussed at a work session in November of 2024 and city staff members have been working to negotiate terms for the design build contract since that discussion. Mr. Bries said the Wastewater Treatment plant was built in 1984 and many of the components are the original components. This project replaces components at end of life and ensures compliance with more stringent regulations at the state and federal levels. A contingency is included to address items that will be identified during the design.

Mr. Bries reviewed the RFQ process and reported that $35,000.00 was added to the contract for geo tech and survey work. Mr. Bries said $3 million is included in the Sewer Fund budget for this project, and the not-to-exceed cost is $1.35 million.

Public comment was accepted. No comments were received.

A motion was made by Doug Glaspell, seconded by Ed Ulibarri, to award a contract to Burns & McDonnell/Moltz Construction for the design phase of the Wastewater Treatment Plant improvements in the not-to-exceed amount of $1,350,000.00 as presented. All voted yes. Motion passed.

WASTEWATER TREATMENT PLANT GEARBOX INSTALLATION CONTRACT

City Council considered a contract with Moltz Construction in an amount not to exceed $77,770.00 for the installation of a replacement gearbox on one of the secondary clarifiers at the Montrose Wastewater Treatment Plant.

Utilities Director David Bries reported that the purchase of a gearbox assembly was approved in 2024 and ongoing preventative maintenance at the Wastewater Plant determined that internal components are weakening and need to be replaced.

Mr. Bries reviewed the process for purchasing a replacement clarifier and rebuilding a second clarifier. He said the new gearbox was received, and the next step is installation. Mr. Bries recommended approval of the contract with Moltz Construction and said the replacement will begin this month.

Public comment was accepted. No comments were received.

A motion was made by Dave Frank, seconded by Ed Ulibarri, to award a contract to Moltz Construction in an amount not to exceed $77,770.00 for the installation of a replacement gearbox on one of the secondary clarifiers at the Montrose Wastewater Treatment Plant as presented. All voted yes. Motion passed.

STAFF REPORTS

Police Chief Blaine Hall provided an overview of HB19-1124, a Colorado law that prohibits the Montrose Police Department from making arrests based on immigration status. Chief Hall stated the Police Department will partner with federal law enforcement if notified by the agency. In response to a public comment earlier in the meeting, Chief Hall said last Saturday Luz Maria Ramirez was arrested by the Montrose Police Department and charged with kidnapping, domestic violence, resisting arrest, and obstructing. Chief Hall stated that she was held in the Montrose

County jail without bond, she was not released, and she remains in federal custody.

Deputy City Manager Ann Morgenthaler reported that the City Council received five requests for Citizen Interactive Sessions within the past 12 months. She said a request was received last month but was missed by staff, and the citizen did not receive a response. Ms. Morgenthaler stated the process has been clarified on the City website and the next interactive session is scheduled for Monday, March 3.

City Engineer Scott Murphy provided an update on the Ogden Road project. The box culverts are scheduled for delivery on February 10 and Ogden Road is anticipated to open in March. Mr. Murphy also reported that the first bore has been completed on the East Main Street Utility Project.

YOUTH CITY COUNCIL COMMENTS

A Youth City Council report was not provided.

CITY COUNCIL COMMENTS

City Councilors Doug Glaspell and Ed Ulibarri reported on a recent event showcasing a documentary film produced in cooperation with Ed's Fly Shop. The film is available to view free of charge at edsflyshop.com.

Mayor J. David Reed reported that a public meeting was held on January 27 to accept public input on the redesign of the North 9th Street Roundabout. Mayor Reed acknowledged the City staff members involved.

ADJOURNMENT

At 7:08 p.m., the meeting adjourned with no further action taken.

ATTEST:

J. David Reed, Mayor

Lisa DelPiccolo

Lisa DelPiccolo, City Clerk

CITY OF MONTROSE
CITY SEAL
COLORADO