



MONTROSE CITY COUNCIL

June 17, 2025

A regular meeting of the Montrose City Council was held on Tuesday, June 17, 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

Dave Frank, Judy Ann Files, Doug Glaspell, J. David Reed, Ed Ulibarri, Bill Bell, Ann Morgenthaler, Chris Dowsey, Greg Story, Lisa DelPiccolo, Jace Hochwalt, Blaine Hall, Larry Witte, LeeAnne Whittaker, Gunnison Clamp

GUESTS

Al Hrubes, Dave Stockton, Connie Pittenger, Gary Preslan, Becky Dickey, Janet Oslund, Paul Oslund, Ryan Sedgeley, Nicole Sedgeley, Monique Gregory, Jana Powell, Neal Platzer, Tim Larson, Heather Scott, Janet Chapman, Kevin Williams, Brenda Williams, Leah Vandersluis, Lu Anne Tyrell, Jim Whiting, Jan Edwards, Mike Hoffman, Sharon Hoffman, Meg Nagel, Walter Marsh, Karen Sherman-Perez, Ricardo Perez, Dennis Olmstead, Tony Hoag, Laura Baker

CALL TO ORDER

Mayor Dave Frank 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.

IMMIGRANT HERITAGE MONTH PROCLAMATION

Mayor Dave Frank and the Montrose City Council proclaimed June 2025 as Immigrant Heritage Month in the City of Montrose. Mayor Frank presented the proclamation to Ricardo Perez with the Hispanic Affairs Project.

CALL FOR PUBLIC COMMENT

Walter Marsh requested a response to his complaint about water in the crawl space in his home. Mr. Marsh spoke in favor of more stringent building inspections.

Connie Pittenger spoke in opposition to incentives for businesses and in support of offering assistance to the unhoused population.

Becky Dickey spoke in support of the unhoused population and in support of working toward a solution as a community.

Jana Powell spoke in support of the unhoused population and in favor of offering assistance programs to the unhoused population.

Neal Platzer spoke in support of the unhoused population. Mr. Platzer spoke in favor of establishing a new year-round shelter with an increased capacity and in favor of offering professional mental health and addiction services.

Ryan Sedgeley spoke in support of changing policies to solve the homeless issue. Mr. Sedgely also spoke in support of narrowing Main Street and enforcing the noise ordinance to improve the downtown area. He also expressed concern that a municipal court judge is no longer employed by the City.

Heather Scott spoke in favor of understanding and supporting the unhoused population and in opposition to the City's camping ban.

Alita Soileau spoke in support of the unhoused population. Ms. Soileau read a portion of Senate Bill 25-276 which prohibits the use of state and local resources for federal immigration enforcement.

APPROVAL OF MINUTES

City Council considered the minutes of the June 3, 2025, regular City Council meeting.

A motion was made by Ed Ulibarri, seconded by J. David Reed, to approve the minutes of the June 3, 2025, regular City Council meeting as presented. All voted yes. Motion passed.

RESOLUTION 2025-07

City Council considered Resolution 2025-07, setting August 5, 2025, as the hearing date for the annexation of the Black Jack Addition.

Community Development Director Jace Hochwalt reviewed the annexation schedule and the location of the 13.55 acres at the end of Las Vegas Drive. The parcel is within the Urban Growth Boundary, within the City of Montrose sewer service area, and within the Tri-County Water service area.

Mr. Hochwalt reviewed the zoning of the surrounding area and the proposed zoning of R-2, Low Density District.

Mr. Hochwalt recommended adoption of Resolution 2025-07 stating that the property meets all state and city annexation requirements. An annexation agreement and annexation impact report are required.

Public comment was accepted. No comments were received.

A motion was made by J. David Reed, seconded by Doug Glaspell, to adopt Resolution 2025-07 as presented. All voted yes. Motion passed.

EAGLE RANCH SOUTH FILING 2 FINAL PLAT

City Council considered the Eagle Ranch South Filing 2 Final Plat to create four residential lots and associated easements and rights-of-way.

Community Development Director Jace Hochwalt reviewed the location of the 3.57 acres at the end of Cook Drive and the proposal to create four single-family lots. Mr. Hochwalt stated that the majority of the parcel is zoned R-2, Low Density District, and a small portion is zoned R-3A, Medium-High Density District. The four created lots will be within the R-2 zoning.

Mr. Hochwalt reviewed final plat requirements and said that the Eagle Ranch South Preliminary Plat was approved by City Council on June 4, 2024.

Mr. Hochwalt recommended conditional approval stating that the Final Plat is in compliance with subdivision regulations and the Comprehensive plan, and that the proposal meets the intent of the R-2 zoning district.

Public comment was accepted. No comments were received.

A motion was made by Doug Glaspell, seconded by Judy Ann Files, to approve the Eagle Ranch South Filing 2 Final Plat expressly conditioned upon City staff ensuring that all policies, regulations, ordinances and Municipal Code provisions are met and that the applicant adequately addresses all of staff's concerns prior to the execution of the Final Plat. The City staff is not authorized by this approval to execute the Final Plat prior to all conditions being satisfied. All voted yes. Motion passed.

STAFF REPORTS

Sales, Use, and Excise Tax Report

Sales Tax Manager Leeanne Whittaker provided a sales, use, and excise tax report for the month of April 2025. Ms. Whittaker reported that total sales and use tax collections were up 4.7 percent as compared to April 2024 with a positive budget variance of 4.6 percent. Year-to-date collections were up 3.4 percent with a positive budget variance of 2.4 percent.

CITY COUNCIL COMMENTS

No comments were made.

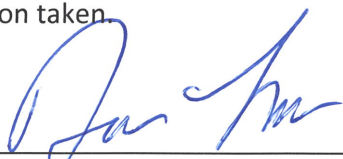
ADJOURNMENT

At 6:52 p.m., the meeting adjourned with no further action taken.

ATTEST:


Lisa DelPiccolo, City Clerk




Dave Frank, Mayor