



**MINUTES
TOWN OF PARACHUTE
TOWN COUNCIL REGULAR MEETING
222 GRAND VALLEY WAY, PARACHUTE, CO
NOVEMBER 19, 2020 AT 6:30 PM**

The Town of Parachute will make reasonable accommodations for access to Town services, programs, and activities and will make special communication arrangements for persons with disabilities. Please call (970) 285-7630, x-104 for assistance.

- (A) CALL TO ORDER:** **6:30 PM – This meeting was held in person for the Council and via Zoom for the public.**
- COUNCIL MEMBERS PRESENT** Tom Rugaard
Shawn Stevenson
Fred Andersen
Artemio Baltazar
- MAYOR:** Roy McClung
- COUNCIL MEMBERS ABSENT:** Tim Olk
Claudia Flores Cruz
- STAFF PRESENT:** Town Administrator, Stuart McArthur
Town Clerk, Lucy Spalenka
Community Development, Lauralee Patton

AUDIENCE LIST ATTACHED

- (B) PLEDGE OF ALLEGIANCE**

- (C) APPROVE AGENDA**

MOTION 1: Moved and seconded by Rugaard / Andersen to approve Agenda
Motion passed with a 4-0 vote

- (D) CONSENT AGENDA:**

Items of a routine nature are placed on the consent agenda to allow the Town Council to spend its time and energy on more important items on a lengthy agenda. Any Councilmember or any member of the public may request that an item be “removed” from the consent agenda and considered on the regular agenda.

1. MINUTES FROM THE SEPTEMBER 17, 2020 REGULAR MEETING
2. MINUTES FROM THE SEPTEMBER 24, 2020 SPECIAL MEETING
3. EXPENDITURES PAID OCTOBER 7, 2020 THROUGH NOVEMBER 10, 2020
4. LICENSE RENEWAL FOR A RETAIL MARIJUANA STORE

APPLICANT: THE CANNABIST CASTLE SUPERMARKET & DISPENSARY LOUNGE LLC

DBA: THE KIND CASTLE
PO BOX 687
GLENWOOD SPRINGS, CO 81602

LOCATION: 248 EAST 1ST STREET
PARACHUTE, CO 81635

5. LICENSE RENEWAL FOR A FERMENTED MALT BEVERAGE OFF PREMISE LIQUOR LICENSE

APPLICANT: TUMBLEWEED LIQUORS
150 COLUMBINE CT, UNIT B
PARACHUTE, CO 81635

LOCATION: 150 COLUMBINE CT, UNIT B
PARACHUTE, CO 81635

6. LICENSE RENEWAL FOR A HOTEL & RESTAURANT LIQUOR LICENSE

APPLICANT: JKLMN, LLC
28 CARDINAL WAY
PARACHUTE, CO 81635
LOCATION: 28 CARDINAL WAY
PARACHUTE, CO 81635

MOTION 2: Moved and seconded by Rugaard / Andersen to approve consent agenda.
Motion passed with a 4-0 vote

(E) PUBLIC COMMENTS ON ISSUES NOT ON THE AGENDA
No public comments

(F) DEPARTMENTAL REPORTS:

- 1) Mayor and Town CouncilMayor and Council Members
 - 2) Public Works Update Mark King, Public Works Director
Public Works director King went over his monthly report
 - 3) Police Department UpdateSamuel Stewart, Police Chief
Police Chief Stewart went over his monthly report
 - 4) Economic Development Update Jessica Paugh, Economic Development
Economic Development Specialist Jessica Paugh went over her monthly report.
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(G) PUBLIC HEARING BEFORE THE TOWN COUNCIL TO CONSIDER A LAND USE APPLICATION FROM IVO & BETTY LINDAUER FOR THE ANNEXATION OF PROPERTY LOCATED AT 929 COUNTY RD 215, PARACHUTE, CO.

APPLICANT/OWNER: Ivo & Betty Lindauer
269 Lodgepole Circle
Parachute, CO 81635

PROJECT NAME: Lindauer Annexation

PROJECT LOCATION: 929 County Rd 215
Parachute, CO 81635

LEGAL DESCRIPTION(S): See attached maps for full description

STAFF: STUART McARTHUR, TOWN MANAGER
JEFFREY CONKLIN, TOWN ATTORNEY

Public hearing opened by Mayor McClung at 7:00 PM
Town Manager McArthur went over his recommendation to continue this public hearing
Public hearing remained open until 8:54 PM

MOTION 3: Moved and seconded by Rugaard / Baltazar to continue this public hearing to a date certain of January 21, 2021
Motion passed with a 4-0 Vote

(H) PUBLIC HEARING BEFORE THE TOWN COUNCIL TO CONSIDER A LAND USE APPLICATION FROM IVO & BETTY LINDAUER FOR ZONING OF PROPOSED ANNEXATION PARCEL FROM GARFIELD COUNTY'S RESOURCE LANDS GENTLE SLOPES & LOWER VALLEY (RLGS) TO THE TOWN OF PARACHUTE'S LIMITED INDUSTRIAL (LI) ZONED DISTRICT.

APPLICANT/OWNER: Ivo & Betty Lindauer
269 Lodgepole Circle
Parachute, CO 81635

PROJECT NAME: Lindauer Annexation

PROJECT LOCATION: 929 County Rd 215

LEGAL DESCRIPTION(S): See attached maps for full description

STAFF: STUART McARTHUR, TOWN MANAGER
JEFFREY CONKLIN, TOWN ATTORNEY

Public hearing opened by Mayor McClung
Town Manager McArthur went over his recommendation to continue public hearing

MOTION 4: Moved and seconded by Rugaard / Andersen to continue this public hearing to a date certain of January 21, 2021

Motion passed with a 4-0 Vote

(I) PUBLIC HEARING BEFORE THE TOWN COUNCIL TO CONSIDER A LAND USE APPLICATION FROM LOVE'S TRAVEL STOP & COUNTRY STORES, INC FOR A SPECIAL USE PERMIT FOR A TRAVEL STOP FACILITY

APPLICANT/OWNER: Love's Travel Stops & Country Stores, Inc
Agent: Charlie Severs, PE, SCJ Alliance
10601 N Pennsylvania
Oklahoma City, OK 73120

PROJECT NAME: Parachute, CO Love's Travel Stop

PROJECT LOCATION: 101 Misty Way, Parachute, CO
Generally located north of and adjacent to N. Battlement Mesa Parkway & east of I-70

LEGAL DESCRIPTION(S): See attached maps for full description

Public hearing opened by Mayor McClung

Town Manager McArthur introduced Town Planner, TJ Dlubac and applicant representative Charlie Severs 212 N. Tower, WA

Town Planner TJ Dlubac went over his staff report and recommendation of approval

Applicant representative Charlie Severs explained project

No public comment

Public comment portion closed

Board discussion ensued

Public hearing closed

TOWN COUNCIL CONSIDERATION OF RESOLUTION NO. 2020-33

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PARACHUTE, COLORADO APPROVING WITH CONDITIONS A SPECIAL USE PERMIT AND SITE-SPECIFIC DEVELOPMENT PLAN FOR A TRUCK STOP ON LOT 4 OF THE AMENDED PLAT OF LOTS 2 AND 3 OF THE T&T AND ASSOCIATES MINOR SUBDIVISION IN THE TOWN OF PARACHUTE.

STAFF: STUART McARTHUR, TOWN MANAGER
TJ DLUBAC, TOWN PLANNER

MOTION 5: Moved and seconded by Rugaard / Andersen to approve Resolution No. 2020-33

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PARACHUTE, COLORADO APPROVING WITH CONDITIONS A SPECIAL USE PERMIT AND SITE-SPECIFIC DEVELOPMENT PLAN FOR A TRUCK STOP ON LOT 4 OF THE AMENDED PLAT OF LOTS 2 AND 3 OF THE T&T AND ASSOCIATES MINOR SUBDIVISION IN THE TOWN OF PARACHUTE

Motion passed with a 4-0 Vote

(J) PUBLIC HEARING BEFORE THE TOWN COUNCIL TO CONSIDER A LAND USE APPLICATION FROM HAYDEN RADER FOR A SPECIAL USE PERMIT AND SITE-SPECIFIC DEVELOPMENT PLAN FOR THE PARACHUTE CREEK RV PARK ON PROPERTY LOCATED AT 400 AND 415 PARACHUTE PARK BLVD

APPLICANT/OWNER: Hayden Rader
PO Box 686
Glenwood Springs, CO 81602

PROJECT NAME: Parachute Creek RV Park

PROJECT LOCATION: 400 & 415 Parachute Park Blvd

LEGAL DESCRIPTION(S): East Lot 1, and West Lot 1, Rader annexation to the Town of Parachute, County of Garfield, State of Colorado. Reception Number 536657

Public hearing opened by Mayor McClung
Town Manager McArthur went over his recommendation to continue public hearing

TOWN COUNCIL CONSIDERATION OF RESOLUTION NO. 2020-34

A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PARACHUTE, COLORADO APPROVING WITH CONDITIONS A SPECIAL USE PERMIT AND SITE-SPECIFIC DEVELOPMENT PLAN FOR THE PARACHUTE CREEK RV PARK ON PROPERTY LOCATED AT 400 AND 415 PARACHUTE PARK BLVD.

STAFF: STUART McARTHUR, TOWN MANAGER
TJ DLUBAC, TOWN PLANNER

MOTION 6: Moved and seconded by Rugaard / Andersen to approve Resolution No. 2020-34
A RESOLUTION OF THE TOWN COUNCIL OF THE TOWN OF PARACHUTE, COLORADO APPROVING WITH CONDITIONS A SPECIAL USE PERMIT AND SITE-SPECIFIC DEVELOPMENT PLAN FOR THE PARACHUTE CREEK RV PARK ON PROPERTY LOCATED AT 400 AND 415 PARACHUTE PARK BLVD.
Motion passed with a 4-0 Vote

(K) PUBLIC HEARING BEFORE THE TOWN COUNCIL TO CONSIDER A PERMANENT MODIFICATION OF PREMISE FROM JKLMN, LLC DBA SHOMMYS TO ALLOW THE CONSUMPTION OF FERMENTED MALT BEVERAGES OUTSIDE OF THE PRIMARY RESTAURANT.

APPLICANT/OWNER: JKLMN, LLC
DBA: SHOMMY'S
28 Cardinal Way
Parachute, CO 81635

PROJECT LOCATION: 28 Cardinal Way
Parachute, CO 81635

STAFF: LUCY SPALENKA, TOWN CLERK

Public hearing opened by Mayor McClung
Town Clerk Lucy Spalenka introduced Applicant Shawna Nolan, and gave project overview and staff recommendation of approval
Applicant Shawna Nolan, 4555 s ½ Rd, Debeque echoed project overview
No public comment
Public comment portion closed
Board discussion ensued
Public hearing closed

MOTION 7: Moved and seconded by Baltazar / Rugaard to approve permanent modification of premise for JKLMN, LLC located at 28 Cardinal Way in the Town of Parachute.
Motion passed with a 4-0 Vote

(L) PUBLIC HEARING BEFORE THE TOWN COUNCIL IN CONSIDERATION OF THE 2021 ANNUAL BUDGET

Mayor McClung opened public hearing
Town Manager Stuart McArthur went over the 2021 recommended budget and monthly report

No public comment
Public comment portion of public hearing closed.
Council discussion ensued.
Public hearing closed.

COUNCIL CONSIDERATION OF RESOLUTION NO. 2020-35

A RESOLUTION LEVYING GENERAL PROPERTY TAXES TO HELP DEFRAY THE COST OF GOVERNMENT FOR THE TOWN OF PARACHUTE, COLORADO, FOR THE 2021 BUDGET YEAR.

COUNCIL CONSIDERATION OF RESOLUTION NO. 2020-36

A RESOLUTION SUMMARIZING EXPENDITURES AND REVENUES FOR EACH FUND AND ADOPTING THE BUDGET FOR THE TOWN OF PARACHUTE, COLORADO, FOR THE CALENDAR YEAR BEGINNING ON THE FIRST DAY OF JANUARY 2021, AND ENDING ON THE LAST DAY OF DECEMBER 2021, ESTIMATING THE AMOUNT OF MONEY NECESSARY TO BE RAISED BY THE TAX LEVY, BASED ON THE SAID BUDGET SO ADOPTED; ESTIMATING THE AMOUNT OF MONEY TO BE DERIVED FROM OTHER REVENUE SOURCES; SETTING THE TOTAL ESTIMATED EXPENDITURES FOR EACH FUND; AND ADOPTING THE SCHEDULE OF FEES FOR THE TOWN OF PARACHUTE, COLORADO

COUNCIL CONSIDERATION OF RESOLUTION NO. 2020-37

A RESOLUTION APPROPRIATING SUMS OF MONEY TO THE VARIOUS FUNDS IN THE AMOUNTS AND FOR THE PURPOSES SET FORTH BELOW, FOR THE TOWN OF PARACHUTE, COLORADO, FOR THE 2021 BUDGET YEAR

STAFF: STUART MCARTHUR, TOWN MANAGER

MOTION 8: Moved and seconded by Rugaard / Andersen to approve Resolution No. 2020-35
A RESOLUTION LEVYING GENERAL PROPERTY TAXES TO HELP DEFRAY THE COST OF GOVERNMENT FOR THE TOWN OF PARACHUTE, COLORADO, FOR THE 2021 BUDGET YEAR.
Motion passed with a 4-0 Vote

MOTION 9: Moved and seconded by Rugaard / Andersen to approve Resolution No. 2020-36
A RESOLUTION SUMMARIZING EXPENDITURES AND REVENUES FOR EACH FUND AND ADOPTING THE BUDGET FOR THE TOWN OF PARACHUTE, COLORADO, FOR THE CALENDAR YEAR BEGINNING ON THE FIRST DAY OF JANUARY 2021, AND ENDING ON THE LAST DAY OF DECEMBER 2021, ESTIMATING THE AMOUNT OF MONEY NECESSARY TO BE RAISED BY THE TAX LEVY, BASED ON THE SAID BUDGET SO ADOPTED; ESTIMATING THE AMOUNT OF MONEY TO BE DERIVED FROM OTHER REVENUE SOURCES; SETTING THE TOTAL ESTIMATED EXPENDITURES FOR EACH FUND; AND ADOPTING THE SCHEDULE OF FEES FOR THE TOWN OF PARACHUTE, COLORADO
Motion passed with a 4-0 Vote

MOTION 10: Moved and seconded by Rugaard / Andersen to approve Resolution No. 2020-37
A RESOLUTION APPROPRIATING SUMS OF MONEY TO THE VARIOUS FUNDS IN THE AMOUNTS AND FOR THE PURPOSES SET FORTH BELOW, FOR THE TOWN OF PARACHUTE, COLORADO, FOR THE 2021 BUDGET YEAR
Motion passed with a 4-0 Vote

(M) TOWN COUNCIL APPOINTMENT OF COUNCIL MEMBER TO THE TOWN OF PARACHUTE PLANNING COMMISSION ACCORDING TO P.M.C 3.24.020(A)

STAFF: ROY McCLUNG, MAYOR

Town Council Member Rugaard appointed to the Town of Parachute Planning Commission by Mayor McClung.

(N) EXECUTIVE SESSION No executive session necessary

(O) ADJOURN

You are invited to a Zoom webinar.

When: **Nov 19, 2020 06:30 PM** Mountain Time (US and Canada)

Every month on the Third Thu, until Apr 15, 2021, 6 occurrence(s)

Please download and import the following iCalendar (.ics) files to your calendar system.

Monthly:

<https://us02web.zoom.us/webinar/tZcpc-ippz4sHd21OfuFXcdEFMdoLfXqaMO4/ics?icsToken=98tyKuGrqj8rG92Qth6ORpwqBo-gd-vxmCVdggcPzTDjFgZrYQfTEM9GPZ55KMnR>

Topic: Town Council

Please click the link below to join the webinar:

<https://us02web.zoom.us/j/83441195679?pwd=UXNwMVZiMisvemlOYkg1ZGRpQURqQT09>

Passcode: Council

Or iPhone one-tap :

US: +12532158782,,83441195679#,,,,,0#,,2182527# or +13462487799,,83441195679#,,,,,0#,,2182527#

Or Telephone:

Dial(for higher quality, dial a number based on your current location):

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Webinar ID: 834 4119 5679

Passcode: 2182527

International numbers available: <https://us02web.zoom.us/j/83441195679?pwd=UXNwMVZiMisvemlOYkg1ZGRpQURqQT09>

Roy B. McClung, Mayor

ATTEST:

Lucy Spalenka, Town Clerk