

TO: SNOWMASS VILLAGE TOWN COUNCIL
FROM: RUSS FORREST, TOWN MANAGER
SUBJECT: MANAGER'S REPORT
DATE: MAY 17, 2010

Country Club Townhome # 59

The owners of CCTH #59 Dave and Mary Harris won the lottery for the Casebeer's home located in the Crossings last week. Mary sent me an email asking if the Town was going to purchase her unit or if this unit would go through the typical sales process. Our goal has been to purchase these units and then resell them as free market units to avoid future homeowner assessment problems. We have determined that these deed restricted units will continue to be problematic since they are intermixed with free market units. The Harris's need to know as soon as possible if the Town is going to purchase this unit so they can proceed with the financing on the new Crossings home. The resale price on CCTH # 59 is \$406,157.78 and this would be the Town's purchase price for this unit. Please note due to the current economic conditions and the large inventory of new recently sold employee housing in Snowmass Village Both CCTH unit #25 and #26 have recently sold as free market units. The total return to the Town Housing Excise Tax Fund for these units is \$1,321,219.80.

Creekside & Villas North Deck Replacement

The exterior apartment decks on the Creekside and Villas North apartment buildings are in need of repair and renovating to meet the current building codes. The Creekside decks are 30 years old and the Villas North decks are now 27 years old. At the time these decks were built, the required spacing between pickets and rails was much greater than today's code requirement of a 4" maximum spacing. Some of these decks have a picket and rail spacing of 6" to 8" inches or more and this is not safe for small children. In addition these decks need replacement due to the age of the decks and in some cases the support members. The other major concern about these decks is the deck load capacity and support posts are being added to prevent a possible deck failure. Joe Coffey would like to solicit bids from three or more qualified contractors for the deck renovations and then request Council approval to use the Housing Excise Tax Funds to finance the deck renovations. \$5,900,000 is the estimated fund balance at the end of 2010 for the Housing Excise Tax Fund. Joe Coffey recommends that this work be completed this summer to prevent a potential accident from occurring. Once, the Housing Department has received the bids and reviewed the pricing staff will present a specific proposal to the Town Council for their consideration. Staff simply wanted to inform the Town Council that a bid process was to occur and that a proposal would be presented to the Council after that process is completed.

Snowmass Village Citizenship Award

In the past the Town of Snowmass Village has awarded five individuals the Snowmass Village Citizenship Award. The award has gone to: 1990 Emmy Lou Badger, in 1992 Terry Long, in 1996 Ben Rawlins, in 2000 William & Marilyn Getz and in 2006 William Cowan. There has never been a formal process for this award. In the past a Council Member or a citizen would bring to Town Council's attention and the Council would vote on the

individual being awarded. We have a plaque that hangs in the Council Chambers and the individual would be invited to a Town Council meeting and presented with a Mayor's proclamation. Would the Town Council be interested in developing a procedure, criteria and nominating process to honor a special citizen of Snowmass Village?

Split Rail Fence on Brush Creek

Council requested an update on fixing the split rail fence along Brush Creek. Public Works crews have already completed repairs on the Brush Creek fence from the Roundabout up to Snowmass Club Lane. In inspecting the fence from Snowmass Lane Road up Brush Creek (on the golf course side of the road) to just below the Blue Roofs it was found that the fence is deteriorating and requires significant repairs. The cost of the materials to fix the fence is estimated at \$10,000 which is not budgeted in the RETT fund. However, if the Town reduced the length of the fence from Snowmass Club Lane up to approximately Wood Road (below the 20 mph curve) we could fix the fence by using materials that are removed above Wood Road. Is the Council comfortable with this reduction of the fence line to avoid purchasing additional fencing materials?

**Pending Strategic Actions
Last Updated – May 13, 2010**

Staff Contact	Action	Status	Date to follow-up w/ Council
Land Use			
John Dresser	Demolition	<p>Council asked that an ordinance be prepared to provide a period of time to review demolition permits before demolition of a building occurred.</p> <p>Council agreed that staff should develop language for future PUDs to identify critical integral components of a PUD that must continue to exist over time.</p> <p>In addition, John Wilkinson requested that staff bring back a landmark ordinance for discussion in the future.</p>	Will follow-up with other code changes on May 17, 2010
	Other Land Use Code Issues	Other Land Use Code Improvements should also be considered with the completion of the Comprehensive Plan. Staff would recommend having a work session with Council to review potential code changes.	May 17, 2010
Housing			
Housing Department	Draw Site/Land Inventory	On February 17 th Council asked that a Land Inventory to be done to identify potential housing sites after the Town completes its budget process for 2010. On Nov. 2 Council directed staff to take no action on this topic other than to continue identifying sites that should be further investigated. Council asked that this project be revisited in the summer of 2010.	Revisit as part of 2011 budget process
Housing Department	Housing Policy	The consultant has completed a rational nexus study and can begin to work with the Town on a new housing policy. The Planning Commission is also reviewing housing goals as part of the Comp. Plan review. Staff will schedule two agenda items based on the input from Council on October 6 (these could be on the same dates) which would be 1) policy discussion to modify the current land use code related to affordable housing; and 2) a review of deed restriction policy.	May 17, 2010 Will review with other land use code amendments.
Finance			

Marianne	FAB	FAB will be bringing requested additional duties to Council and Council would like to discuss whether FAB should look at how to fund unfunded Road projects.	complete
Marianne	GID Mil Levy	Discuss option to increase the GID mil levy for Base Village with the GID Advisory Committee and return back to the GID with options.	Discussion occurred on April 19, 2010-need to follow-up with options for budgeting in the future
Marianne	Budget Update	Finance provided a budget update in March, 2010. The next update will occur in May.	May 17, 2010
Other			
Russ and John	Negotiate access easement for Skittles	Direction has been provided to staff to negotiate for an easement.	ongoing
Lesley	Investigate process for creating a Sister City Relationship	Determine the steps for developing a sister city relationship	complete
Mark Kittle	Remodels triggering sprinkling	Council asked on 11/16 for the Chief Building Official to bring back options for requiring the sprinkling of buildings with a remodel. Staff was asked to research options and what other communities have done on this issue. In addition, Council asked on December 7, 2009 to come back with a discussion on banning shake shingles.	June 21, 2010