

CRESTED BUTTE FIRE PROTECTION DISTRICT  
MINUTES OF REGULAR MEETING  
Mt. Crested Butte Fire Station 2  
Tuesday, October 10, 2023  
Approved: November 14, 2023

Attendance

Board Members Present: Chris McCann, Jack Dietrich, Tina Kempin, Eric Tunkey  
Board Members Excused: Ken Lodovico  
Staff, Volunteers and Public: Sean Caffrey, Annie Tunkey, Ric Ems, Joe Wonnacott, Randy Felix, Jeff Duke  
Guests: Todd Goulding- Goulding Development Advisors

Changes to Agenda

Meeting called to order at 5:15 pm by Board Chairman Chris McCann.  
There were no changes to the agenda.

Consent Agenda

Approval of minutes September 2023 Regular Meeting  
Approval of Monthly Financial Reports  
Motion to approve the consent agenda by Dietrich, seconded by McCann. Motion passes 3-0 with Kempin abstaining due to absence at the last board meeting.

Fire Prevention Report

Fire Marshal Ems presented his written report providing details on the Homestead project in Mt. Crested Butte, the Whetstone affordable housing project's need to hire a fire prevention engineer for their project and the potential addition of two new hood cleaning companies out of Montrose. In addition, Ems adds that the prevention team has been levying fees for companies who are working without CBFPD plan approval. Board Chairman McCann asked several clarifying questions about companies working without plan approval and the potential issues with life safety. Ems explains that his team is working with all entities in the CBFPD service area to achieve compliance.

EMS & Fire Chief Report

Chief Weisbaum presented his written report highlighting the completion and overall success of the contract with James Rowan. Investing in employee wellness continues and CSU was recently on site to conduct health screenings and those results will be shared with Gunnison Valley Family Physicians to provide a snap shot of individual employee health. Operationally, year to date call volume is up 12% and Weisbaum anticipates this trend to continue. In personnel updates, Captain McDonnell has returned to full duty and Lieutenant Jarolimek will move to the rotational schedule and out of the fire training position in January. Captains will assist with day to day and Thursday night fire trainings. Interviews are underway for the open Firefighter/Paramedic position. Weisbaum has confirmation that the State will honor the ambulance grant awarded and is hopeful for a May 2024 delivery. Finally, October 26<sup>th</sup> is the local flu clinic at Crested Butte Community School from 2-6 pm.

Chief Executive Report

CEO Caffrey provided his written report in the packet along with a second draft of the proposed 2024 Budget, which has recalculated the assessed valuation, should Proposition HH pass. The budget will be further presented at the strategic planning retreat in November. Caffrey highlights that after the SDA conference it is apparent that employee housing is an issue for special districts and a "many pronged" approach is necessary to bridge the gap between housing and salary. Board member Tunkey asks if we are moving in the correct direction with employee housing. Caffrey responds in the affirmative. Dietrich asks for clarifying information on Proposition HH. Caffrey

states that if HH passes the board will need to take some procedural steps to certify the budget and mill levy but overall, the passing of HH will not affect the overall tax revenue significantly. Treasurer Kempin asks how we will likely end the 2023 fiscal year. Caffrey states we are currently in the “spend down” period but could likely finish the year similarly to 2022.

#### Public Comments

There were no public comments.

#### Old Business

Old business began with the discussion of the Larkspur lots. The County added a buy back provision to the development agreement in the event that the lots were undeveloped after 6 years to ensure the land is utilized for employee housing.

Motion to approve the development agreement by McCann seconded by Tunkey. Motion passes unanimously.

The District is in possession of the commissioned painting by Shaun Horne.

Goulding joined the meeting and reminded the board that FCI has the DD packages out for bid. The Initial GNP will be presented at the October 25<sup>th</sup> special meeting where the board will need to pick the contractors for key parts of the construction process. SGM is assisting with water well permit and augmentation plan, as well as, required documentation for sewer with the Town of CB. In IT planning Caffrey states that although King Systems is creating a proposal they are also looking at other vendors. Tunkey suggests talking to Electronic Solutions to get a bid. The Special Meeting is scheduled for October 25<sup>th</sup> at Station 2 from 3-6 pm.

Caffrey states that the lot lines for Station 2 will be surveyed soon to verify the location prior to making any adjustment.

#### New Business

The Board Strategic Planning Session will take place November 9-11 at Chipeta Lodge in Ridgway. Annie will send further details to board members and staff this week.

#### Unscheduled Business

No unscheduled business.

#### Executive Session

Motion to enter Executive Session Pursuant to Section 24-6-402(4)(a), C.R.S., concerning the purchase, acquisition, lease, transfer, or sale of any real, personal or other property interest for member housing by McCann, seconded by Dietrich. Motion passes unanimously.

Board entered executive session at 6:08 pm.

Motion to exit executive session at 6:18 by Dietrich, Seconded by McCann. Motion passes unanimously.

Discussion about the cattle loader and possible repurposing of the lumber as an accent wall, kitchen table or reconstruction.

Motion to adjourn at 6:23 pm by Dietrich, seconded by Kempin. Motion passes unanimously.