



Economic Vitality Committee
Thursday, June 20, 2024, 12:00 PM
Public Meeting Room / Eagle Town Hall
200 Broadway, Eagle, CO

This agenda and the meetings can be viewed at www.Townofeagle.org.

PUBLIC WIFI – Eagle Guest

MEETING ACCESS

- a This will be an in-person meeting with access via MS Teams.

Microsoft Teams meeting

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CALL TO ORDER AND ROLL CALL - 12:00 PM

APPROVAL OF MINUTES

- a Minutes dated May 16, 2024

ADMIN

- a Thanks to David and Kevin for their service
- b Application for 2 seats (process for selection?)
June 2024 Applications & Notices - [LINK](#)

STAFF & OTHER UPDATES

- a Community Development's report. Questions?
- b Staff updates
Rural Economic Development Initiative (REDI) Grant Award
- c Chamber and DDA updates (as appropriate).

BUSINESS & DISCUSSION ITEMS

- a Dashboard - live when?
At ToE website - when?
Plan for communication and publicity
- b Marketing/Rebranding - update
- c Quality of Life Survey results & implications - [LINK](#)
- d Plan for July Summit (to build on the May meeting)
- e Economic Development Plan implementation & priorities for 2024

ADJOURN

I hereby certify that the above Notice of Meeting was posted by me in the designated location at least 24 hours prior to said meeting.



Nikki Davis
Economic Development & Housing Specialist

EVC MEETING MINUTES 5/16/24

CALL TO ORDER AND ROLL CALL - 1:06 PM

In attendance: Mick Daly, David Gaboury, Kim Fritzler, Kim Goodrich, Matt Felser, Kevin Brubeck, Christina Hofman, Eric Eves, Nick Sunday, Melissa Daruna, Nikki Davis, Denise Cardoza (Community Development), Scott Schlosser (DDA)

ROLL CALL & APPROVAL OF MINUTES

Motion to approve minutes passed unanimously.

ADMIN

- a. Service terms up in June:
 - David's last meeting is June. EVC expressed our thanks for David's contribution.
 - Kim F., Kim G., Matt agreed to start new terms. Kevin TBD.
- b. Staff to begin advertising for a new member immediately.
 - Resolution to Council July 9 to approve new terms.
 - Planning to seat new member(s) at EVC July 18.
 - New Vice Chair to be elected.

EVC BUSINESS

- a. RRC update. The "Digital Dashboard" will go live on June 1.
 - Mobility data will be updated now. Workforce and Income data should be available soon. Update mobility data January, annually? TBD
 - Plan for communication and publicity will be handled by Jamie Wilson.
 - Staff to email Council ahead of any public release.
 - Determine how staff & EVC will report to Council.
- b. April's Econ Dev Summit - debrief from Melissa:
 - Takeaways:
 - Building on what we're good at – opportunity above challenge
 - Reframe "Open for Business" - reimagine the process
 - Small Business Saturday
 - Buy Local
 - Off-Season Deals
 - Preparing small businesses for community events
 - Smaller businesses that Eagle is known for don't always have the capacity and resources, need to leverage the economic groups
 - Lean into who/what we are as Eagle – true community, focused on community – what's our economic narrative?

- Navigate what each econ group can bring to the table; establish roles.
- Next Steps:
 - Dashboard – focus on out-commuting.
 - Econ Dev Summit #2 in July
 - What we heard from the Town's perspective
 - What opportunities the Town can commit to
 - What education we can provide on changes we can't make or make right now
 - Help to establish roles; where Econ groups can fill Town's gap
 - Marketing/Rebranding - "Eagle is _____" to help attract businesses to our community. Tap someone from the EVC (Matt Felser), DDA (Jake Roach), EagleARTS (Tara Novak), Eagle Chamber (Michelle Morgan)., to work with Jamie. Come back to EVC with a “single, unified voice”. Brainstorm at June EVC meeting.
- c. Econ Dev Plan Implementation/priorities for 2nd half of 2024. Only 5-7 meetings left.
 - Underway – Dashboard, East Eagle Finance Strategy, Commercial Linkage Study
 - Staff Recommendations:
 - Complete guide to help navigate the Town's process for new development and change of use permits. Could also be used as a marketing piece.
 - Incentives/Business Support Policy recommendation to Council. (Research 2012 resolution that allowed 7 Hermits to have discounted tap fees)
 - What's the ROI on the QoL incentives (for example, compared to East Eagle Sports Complex)? EVC can help with this education.
 - Unpack results of Quality of Life Survey.
 - Review at June meeting.

ADJOURN

Motion to adjourn passed unanimously at 2:42pm.

RECORDING

[Recording Link](#) (index below)

1	Call to Order	0:06:33
2	Discussion on Member Terms	0:07:39
3	Community Leadership Academy & Staff Attendance	0:13:19
4	Discussion on Community Development Director	0:18:18
5	Website Updates and Community Feedback	0:19:44
6	Update on Building Inspector and Outsourcing Inspections	0:20:52
7	2024 Quarter One Sales Tax Data and Business Performance	0:24:55
8	Recent Local Business Closures	0:27:11
9	Sales Tax and Lodging Rates	0:30:04
10	Economic Dashboard Update	0:32:01
11	April Economic Development Summit Debrief	0:51:01

12	Community Characteristics and Economic Development Strategies	0:55:07
13	Future Steps and Community Engagement	0:56:13
14	Retail Sales Trends and Support for Small Businesses	1:03:10
15	Rebranding in Service of Community Development	1:05:59
16	Reflecting on the Summit: Perspectives and Insights	1:14:11
17	Quality of Life Initiatives	1:16:54
18	Discussion on Traffic Management and Economic Vitality	1:27:49
19	Progress on DCI Challenge Project and Future Priorities	1:33:01
20	Discussing Business Support and Policy Reform in Local Business	1:37:15
21	Planning and Discussion of Ongoing Implementation Efforts	1:41:59

COMMUNITY DEVELOPMENT

MAY 2024

LONG RANGE PLANNING

ReCode Eagle – The Land Use and Development Code (LUDC) – [link to code](#)

- Staff has identified some process inconsistencies within the Administrative Chapter of the Code and will be working towards amending those process pieces.
- Staff has identified the need to correct inconsistencies between the Use Table definitions and Use Table standards. Staff intends to bring these amendments to Planning Commission in the coming months.
- Staff recently met with the Fire District and the Paramedic District to discuss the current level of service (LOS) standards referenced in the Adequate Public Facilities section of the Code. These meetings are an opportunity to gain input from these agencies on whether these standards need to be updated or clarified. These LOS standards were not updated through the ReCode process.
- Municode has communicated that they will have the Code accessible on the platform by the end of June.
- Staff is processing a text amendment application that resolves inconsistencies identified in the Land Use Code. More details are available on the Active Land Use Applications Page.
 - Hearing Schedule for the amendment:
 - o 4/16 – Planning Commission recommended approval of the proposed amendments.
 - o 5/14 – Public hearing with Town Council continued to June 11th.
 - o 6/11 - Town Council Hearing

WUI Code

- Staff are actively engaged in the County-wide Wildland Urban Interface (WUI) Code update process, led by the Eagle County Wildfire Collaborative. This initiative involves collaboration with jurisdictions throughout the valley to create a WUI Code that caters to our local needs.
- The group held a meeting on May 16th to compare/contrast wildfire regulations among the participating jurisdictions. The next meeting is scheduled for Thursday June 13.

LAND USE APPLICATIONS IN PROGRESS

For more information and to access project documents, visit the Town's [Active Land Use Applications Page](#).

- West Eagle Housing - Annexation, Major Development Permit, Subdivision, Zoning
 - o Applications in process. No update.
- Haymeadow - Major PUD Amendment
 - o A revised application is expected by June 7th, when staff will be meeting with the applicant's representative to discuss the resubmittal application.
- Haymeadow ADA Amendment
 - o Staff has continued to meet bi-monthly with the applicant to move towards a resolution for this amendment.
 - o Abrika Properties, LLC will be bringing a draft amendment to Council for discussion, as there are still terms that staff and the property owner have been unable to agree to.
- North Broadway – Annexation and Zoning
 - o Applicant has withdrawn their request for PUD zoning following annexation, and has submitted a request for CMU2 zoning for the entire property. The annexation/rezone application is being reviewed for completeness.
- Reserve at Hockett Gulch – PUD Amendment and Major Development Permit (Phase 1b and II)

- o Request will run concurrently with PUDA24-01. Referral comments were due May 10. Issues remain to be ironed out, and a meeting is tentatively scheduled for the week of June 10.
- 4th Amendment to Haymeadow Filing 1 Final Plat
 - o Staff has finalized review comments for this application.
 - o Code process for this file is Public Hearing with PZ and TC.
 - o PZ Public Hearing – Tuesday, June 18, 2024
 - o TC Public Hearing – Tuesday, June 25, 2024
- 7 Hermits Condominiums at Haymeadow Filing 1 Final Plat
 - o Staff has finalized review comments for this application.
 - o Approval of this application is by Town Council, but is not a Public Hearing.
 - o TC Consent Agenda – Tuesday, June 25, 2024
- Red Mountain Ranch (RMR) Subdivision Sketch Plan
 - o Review comments have been submitted to the project team.
 - o P&Z reviewed the conceptual plan and provided comments on June 4TH ; meeting with TC is set for June 11th. The purpose of conceptual review is to review plans and staff's analysis and discuss any big picture concerns with the applicant ahead of a more detailed Development Plan application.
- Sweet Leaf Pioneer Special Use Permit
 - o Application referral period concluded with no comments from the referral agencies.
 - o Staff presented the application at June 4, 2024 PZ public hearing.
 - o TC Public Hearing- Tuesday, June 25, 2024.

NOTABLE UPDATES

- Big news is that Peyton Heitzman has been selected to serve as the new Community Development Director! Cliff Simonton has agreed to stay on as needed to support the department and Peyton through transition. Staff is overjoyed to see that Peyton's talents will be utilized in a greater capacity.
- Staff continue developing Standard Operating Procedures (SOPs) to enhance consistency, undergo a critical review of where we can improve, and create tools to assist new staff. This work will likely be ongoing for the next few months. To date, staff has completed SOP's for planning review of building permits, invoicing, CivicClerk (posting agendas & packets), encroachment and mobile vending permits, PZ recruitment, recording documents, the referral process and sign permits.
- Staff has met with members of the community on development proposals ranging from small administrative permits to larger development, subdivision, and annexation applications. Pre-application meetings in 2024:
 - o May – 3
 - o April – 5
 - o March – 8
 - o February – 6
 - o January - 2
- Community Development provides Spanish translation services. These services are utilized by Court, Administration, IT, Building, ect. We have provided 18 points of contact in May, this includes walk ins, phone calls, and transfers from other departments
- Planning Capacity Grant Fast-track – This RFP was completed and it can be viewed here: <https://www.bidnetdirect.com/colorado/townofeagle> and is posted on the Colorado APA website. We will be utilizing Downtown Colorado Inc (DCI) as well.
- Incentives Grant: Habitat anticipates having public improvements completed in early June. Shortly after, staff will prepare the final report for DOLA and close out the grant.
- On May 16th staff participated in Habitat's 3-year strategic planning effort involving community members from across the valley.
- Staff participated in the project kick-off meeting for the Eagle SS4A / Transportation Plan.

- Staff met with Community Builders as part of their stakeholder outreach to share perspectives and ideas from the department regarding affordable housing in the community.

Administrative Approvals (Encroachment Permits, Sign Permits,)

- Currently reviewing 1 Sign Permits.
 - 7 Sign Permits have been approved and issued so far this year.
 - 1 encroachment permit has been approved and issued this year.

MAJOR CONSTRUCTION PROJECTS

Business Name	Location	Status
Second Street Tavern	127 W Second St.	All inspections are finalized. Project completed.
Foodsmith	318 Broadway	Completed *Noteworthy: Retail food sales & cooking class.
Hockett Gulch Apts.	16186 Hwy 6	Clubhouse has TCO, Pool pending, Bldg 2 TCO and occupied, Bldg 3 TCO pending, Bldg 1 final inspections, Bldg 4&5 trim is happening now drywall is done
Haymeadow	91 Mountain Hope Circle	Bldg A pending TCO, Bulidings B, C, D all have drywall, most exterior finishes are done. Bldg E & F are framed and roofing is on. Bldg G is rough framing. Trash enclosures are started. Sidewalks are in by Bldg. A & D. Landscaping is started.
Habitat for Humanity	3 rd Street	All modular units are set on foundations. All garages are built with drywall done in side by side units. All underground utilities are installed. Curb and gutter sidewalks will be done in the next 2 weeks, paving May 28. The 3 story units will have exterior stairs built next two weeks.
Slope and Hatch	115 East Second St Unit 1	Construction work commenced. Sign Permit issued.
High Country Hearth Showroom	115 East Second St Unit 4 - 5938	Permit expired. No inspections requested.
C&C Plumbing and Mechanical	82 Chambers Ave	Both buildings under construction. Building Final left.
Cut Meat & Seafood	1099 Capitol St.	completed

Building

The figures below show general activity levels not broken down by permit type (building, electrical, plumbing, mechanical, etc.)

TYPE OF WORK PERFORMED	EOY 2023	YTD 2024
Inspections (n/i Planning, Public Works)	1,885	947
Permits Processed	411	138

- Staff currently engaged in a Regional Net Zero [Building] Cohort with other municipalities in both the Eagle Valley and Roaring Fork Valley. Next meeting on Tuesday. Cohort almost completed.
- Interviews for the Building Inspector will begin soon.

- Jackie helped coordinate a group of staff to pick up trash along a section of I-70 as part of the annual Community Pride Highway Cleanup event put on by the Eagle River Coalition.

P&Z and Council Meeting Schedule

June 2024
June 4 th (Planning Commission) • SUP 24-01 Sweet Leaf Pioneer SUP • SS24-01 RMR Subdivision Sketch
June 11 th (Town Council) • ReCode Amendment (continued from May 14th) • SS24-01 RMR Subdivision Sketch • Haymeadow ADA Amendment Discussion
June 18 th (Planning Commission) • LLA24-01 Haymeadow Amended Final Plat
June 25 th (Town Council) • SUP 24-01 Sweet Leaf Pioneer SUP • LLA24-01 Haymeadow Amended Final Plat • CT24-01 Haymeadow Bldg. A Condominium Final Plat • Haymeadow Ownership & Maintenance Agreement • Haymeadow Performance Guarantee Landscaping RMF-1
July 2024
July 2 nd (Planning Commission)
July 9 th (Town Council)
July 16 th (Planning Commission)
July 23 rd (Town Council)



To: Mayor and Town Council
From: Larry Pardee, Town Manager
Date: June 11, 2024
Re: Town Manager Report

Outreach & Meetings: *This report will overview recent participation in community outreach opportunities and regional and project-specific meetings. These events offer valuable opportunities to collaborate with stakeholders, stay informed on the latest developments, and contribute to the local Community.*

Senator Hickenlooper's Visit

On Wednesday, May 29, I attended a meeting with Senator Hickenlooper at the Eagle County Commissioners Chambers. This visit provided an excellent platform to discuss local issues and engage with the Senator on significant community concerns. The items discussed were the war in the Middle East, our Immigration policies, legislation to slow climate change, and the process of purchasing Shoshone water rights on the Colorado River.

East Eagle Sports Complex Committee Meeting

On Thursday, May 30, I attended the East Eagle Sports Complex committee meeting at the Slifer House in Avon. The meeting brought together key stakeholders, including Michael McCormack, Timothy Haley, and Eric Eves. Unfortunately, one participant's name was not visible on the Teams platform.

The primary focus of the discussion was on the various interest groups involved with the East Eagle Sports Complex project. These groups actively explore potential collaborations and partnerships to enhance the project's value and opportunities. The dialogue underscored the collective interest in identifying mutually beneficial strategies to maximize the benefits of the East Eagle Sports Complex for all parties involved.

River Park Property Transfer Discussion

On Monday, May 3, I had a productive lunch meeting with Jef Shorll and Beth Oliver to discuss the conditions for transferring the River Park property to the Town of Eagle. We focused on the necessary steps to ensure a smooth and efficient transition. We will need to clarify and present information on how this will work and the assurances that the county seeks to satisfy its legal liability concerns with transferring the River Park property to the Town of Eagle.

Eagle County Regional Housing Action Plan

The bi-weekly meeting on Friday, June 7, centered on community and business surveys to develop comprehensive county-wide affordable housing strategies. We have collected 1,737 household surveys, including 110 in Spanish and 91 business surveys. EPS consultants will expand data collection to include affordable housing pipelines, building permit records, water usage data, and other pertinent information. This thorough approach will aid in formulating effective housing strategies.

NWCCOG Board Meeting

On Thursday, June 6, Council Member Geoff Grimmer and I attended the North West Colorado Council of Governments (NWCCOG) board meeting. This session is crucial for aligning regional efforts and discussing collaborative initiatives. A [NWCCOG June-Council-Packet-2024](#) link.

Fraser Group Exploratory Visit

On Friday, June 7, we are scheduled to meet with the Fraser group in the Council Chamber. The group has requested a brief presentation followed by a walkabout along Broadway. The newly established Fraser Downtown Development Authority (DDA) and its Board of Trustees are conducting an exploratory visit to the Eagle River Valley on June 6 and 7, engaging with staff and DDA members from Avon and Eagle.

Ongoing Discussions with Abrika

Discussions with Brandon Cohen and Michael Hood from Abrika are ongoing, focusing on development opportunities related to the new Brush Creek Road extension in Haymeadow. Additionally, we are collaborating on proposed changes to the Residential Overlay (R.O.) housing requirements and exploring options for open space initiatives. These efforts aim to identify strategies and alternatives to drive progress in these critical areas.

Administration and Organization Update:

Peyton Heitzman, our new Community Development Director

On behalf of the Town organizational team, we extend our heartfelt congratulations on your new role as the Community Development Director. Your dedication and passion for community development have always been evident, and we are confident that you will excel in leading the Planning and Building Department teams. Your vision, leadership, and expertise will undoubtedly drive us toward more significant achievements and foster positive growth within our Community.

We look forward to working under your leadership and witnessing the positive impact you will undoubtedly make in this new capacity.

A new direction for our Quality of Life Initiative

We have learned from the QoL survey public comments that we need to get back to our core essential services, perform them well, and do a better job of taking care of our public parks, assets, infrastructure, facilities, and capital projects.

Further, we propose shifting our Quality of Life Initiative to one that embraces a fresh, interactive approach centered on community engagement and enlightenment. We aim to showcase our positive impact and actively engage with the Community to understand concerns and ideas better.

Our new strategy is multi-faceted, with a strong emphasis on outreach and education. We'll communicate our progress, successes, and upcoming plans through various channels, aiming to foster a deeper connection and understanding with our community members.

Crucially, your voice matters. We're dedicated to listening attentively to your feedback and addressing issues through transparent dialogue and collaborative action. Your insights are instrumental in shaping our initiatives to ensure they resonate with the Community's needs.

In the spirit of transparency, we'll share our recent community survey findings with our esteemed stakeholder committee, actively seeking their invaluable perspectives and backing. We welcome committee members to join us in this revitalized endeavor of engagement, education, and mutual understanding, strengthening our collective impact and understanding in Eagle.

Together, we can architect the conditions for a brighter future and elevate the quality of life for all. We will contact the Council members, inviting your invaluable support and involvement in these forthcoming public engagement initiatives. Let's embark on this journey towards a more connected and empowered community.

The Town hired and opened positions.

In 2024, we successfully filled nineteen vacant positions, leaving seventeen full-time roles open. Our current focus is addressing these remaining vacancies through strategic recruitment measures to attract highly qualified candidates. These individuals will significantly impact our Community's quality of life. Our commitment to securing the best-suited candidates underscores our dedication to fostering a thriving cultural environment aligned with our goal of ensuring continual progress and well-being for our residents.

Economic Development:

Eagle County's new sales tax exemption

Earlier this year, Eagle County's Board of Commissioners signed a resolution to exempt diapers, period, and incontinence products from Eagle County's 1.5% sales tax. The tax exemption goes into effect on 7/1/2024. Please see the attached letter to Eagle Retailers [\(Link\)](#)

East Eagle Financing Infrastructure and Commercial Linkage Study

We have scheduled an in-person visit from EPS on August 13 for a Council meeting. During this visit, EPS will present the commercial linkage fee and infrastructure strategy at the Town Council meeting and seek feedback and comments to inform their draft work. We look forward to the valuable insights this meeting will bring to our ongoing projects.

Our collaboration with EPS representatives Sarah Dunmire and Andrew Knudtsen remains vital as we discuss the East Eagle Financing and Revenue Sharing initiatives. During our Tuesday, May 28 meeting, we focused on critical infrastructure issues such as water, wastewater, storm drainage, and roads. These discussions have provided essential background information for their forthcoming infrastructure financing and revenue-sharing report, ensuring a comprehensive analysis. The participation of EPS, including Sarah Dunmire and Andrew Knudtsen, along with Town staff Nikki Davis and myself, highlights our collective commitment to advancing the East Eagle Financing and Revenue Strategies.

Our discussions are centered on optimizing the 170-acre East Eagle subarea in alignment with the 2021 East Eagle Sub Area Plan and the new East Eagle Commercial General Zoning. In our dedication to fostering economic growth, we are also exploring the implementation of a tailored Commercial Linkage Fee to support affordable housing in the Town of Eagle. This Initiative complements the existing Local Employee Residency Program (LERP) for residential housing by linking commercial development with affordable housing efforts. The proposed fee will be aligned with market dynamics and land-use patterns, reinforcing the Town's proactive approach to addressing housing needs driven by commercial growth.

WORK SESSIONS:

To help the Town Council keep track of upcoming work sessions, below is a table of topics to discuss over the next several months. Preparing in advance is helpful since it takes planning to execute a work session. Staff will keep this table in this report and make changes as needed. The topics are subject to change:

Date	Topic
February 6, Work Session	EVC priorities and goals for 2024
March 5, Work Session	Eagle Quality of Life Initiatives
April 2, Work Session	Canceled
May 7, Work Session	EVTA – Tanya and Scott will present an update on EVTA
June 4, Work Session	Grand Avenue Project Overview and Bill Ray - Quality of Life Survey Report Out
July 2, Work Session	
August 6, Work Session	
September 3, Work Session	
Request for Additional Work Sessions	Topic



To: Mayor and Town Council
From: Larry Pardee, Town Manager, and Department Leads
Date: June 11, 2024
Re: Department Updates for May 2024

May 2024

ECONOMIC DEVELOPMENT

- Staff met with Economic & Planning Systems (EPS) to explore conducting an economic analysis of the Town's capital projects. Some of the major objectives identified include resource mapping, quantifying return on investment, and prioritization. Staff and EPS commitment to this work has not been finalized.
- Continued progress with the East Eagle Finance Strategy. EPS met with Public Works to discuss East Eagle infrastructure outlook and fiscal impacts. Materials from the former Eagle River Station project are being assessed for relevance and applicability. A presentation update to Town Council covering both the Finance Strategy and Commercial Linkage is forthcoming.
- Terminal coordination with RRC Associates on the Economic Indicators Dashboard. RRC has procured updated mobility data and is waiting for new employment reports from the Colorado Department of Labor and Employment (CDLE). Once the data sets are refreshed, staff will launch the dashboard for internal and community use.
- Staff are actively seeking community members to join or reapply to the Economic Vitality Committee (EVC).
- Planning efforts are underway for a second economic summit, tentatively scheduled for mid-July.
- Following the Elevate Broadway workshop and the implementation of 2-hour parking enforcement downtown, staff are exploring designating one or two short-term parking spots near Town Hall to support quick service businesses.
- Ongoing administrative support for the Downtown Development Authority (DDA). Upcoming business items include continuation of professional service contracts and 2025 budget preparation. No award notices have been received regarding the DDA's Rural Economic Development Initiative (REDI) grant application.
- Staff coordinated with the Town of Fraser who are visiting the Vail Valley to learn about the Avon and Eagle DDAs.

HOUSING

- Staff, in partnership with the Eagle Ranch Housing Corporation, are pursuing the acquisition of a deed restricted townhome to serve as employee housing for Town staff.
- In collaboration with Planning, staff published a request for proposals for the Affordable Housing Accelerator Project. This multi-pronged undertaking is supported by Town Council and state funds from the Local Planning Capacity grant. Bids will be accepted through July 1.

- Staff are midway through the technical assistance project with Enterprise Community and Community Builders. The consultant team are aggregating interview responses to draft a major themes document for staff review.
- Continued progress with the Regional Housing Action Plan Partners. In conjunction with the household/employee and employer survey results, the consultant team are analyzing building permit and recent housing project data from each community.
- The Department of Local Affairs (DOLA) reported that award notifications for the Main Street LIVE grant are now scheduled for mid-late July. If awarded, this grant would support planning efforts for redeveloping Old Town Hall.
- Staff conducted two interviews with architect firms for the Old Town Hall redevelopment project. We continue to seek local, qualified groups and another round of interviews is imminent.
- Staff provided comments to Haymeadow regarding their LERP initial sale marketing plan and price sheets. Once finalized, we will share the initial sale materials with the Valley Home Store to further ensure compliance and transparency amongst all agencies.
- Staff attended a community housing event hosted by Habitat for Humanity Vail Valley. The event marked the inaugural step of their strategic planning cycle. Attendees included local government, non-profits, small businesses, education, and special districts.

SUSTAINABILITY

- Staff supported the Hard2Recycle and Town Cleanup event on May 4th. 15 yards of finished compost was given away to residents with nothing but positive feedback. 15 yards of finished compost remains and will be distributed back to the community.
- Staff supported the EV Ride & Drive at the Brush Creek Pavilion on May 19th, in partnership with Walking Mountains and CLEER. More than 120 individuals attended the event, gleaned valuable information about EVs and E-bikes and getting to test-drive several models of each.
- Staff finalized the e-bike rebate program and issued 122 door hangers in specific Eagle neighborhoods (identified as low-income and/or primarily Spanish speaking households) with assistance from the Adam Palmer Sustainability Fund on May 28th.
- Staff has been working with the planning department to identify further opportunities to incorporate sustainability into the development plan review process. We have been discussing points in the process at which sustainability education/guidance could be useful, and where opportunities lie for future potential sustainability or net zero-focused policies.
- Staff received the first waste diversion report from Vail Honeywagon on May 7th, covering Q1 of 2024. The data shows that on average, 75% of households with curbside compost are not setting out or using their compost bins. In Q4 2023, 240 residents opted out of the curbside compost. In Q1 2024, 388 additional residents opted out of compost. However, those who are composting are doing it well – there is minimal contamination. Staff has been working with the Palmer Fund and Walking Mountains to investigate opportunities to increase use of curbside compost bins, such as another countertop compost pail giveaway, increased education at well-attended town events, and working with HOAs to both educate their residents and remove barriers to composting.
- The Green Team coordinated a group of town employees to participate in the Highway Cleanup in early May. The group has been working on several initiatives, including reducing unnecessary printing (the building department now issues digital receipts), improved waste diversion at town facilities, encouraging car-free commuting to work, and developing a sustainability shoutout program with the goal of positive social norming around sustainable actions at work.
- Staff continued big-picture planning for net zero goal implementation in association with the Quality of Life initiative concept, identifying associated costs for large projects that will be necessary to achieve our goals.

These focus primarily on reducing transportation emissions and building electrification. This exercise will prove useful in the 2025 budgeting process.

- Staff worked with public works staff, utility staff, Yearout Energy, and Sunsense Solar to finalize the 100% solar design for the Lower Basin Water Treatment & Wastewater Treatment site, ensuring the array's location is planned for the long term. Racking has been ordered for the panels and construction is anticipated to begin on August 1st.
- Staff worked with the Palmer Fund to better define the town and non-profit's partnership. Please expect to see more on this soon.
- Staff awaits a delayed reply from the Colorado Energy Office regarding the Public Building Electrification Grant we pursued. Due to recent correspondence from the state, we anticipate hearing back by June 7th.
- Staff participated in the second Regional Net Zero Roadmap meeting alongside Building & Permit staff. The goal of this project is to collaboratively develop and adopt a building code that will result in net zero building emissions by 2030 for Eagle, Pitkin, and Garfield counties.

ASSISTANT TOWN MANAGER - SPECIAL PROJECTS

Pool Replacement Project

- The pool replacement project broke ground on May 9th. Staff from the Town, Mountain Rec. And the construction and design teams hosted community members and elected officials to kick-off this exciting phase.
- Relocation of utilities has been the main construction on the site through May. Demolition of the existing pool will begin in early June followed by the soil stabilization work.
- As work commenced there were some impacts to the programming scheduled at the facility. The Mountain Rec. Team continues to do an incredible job getting the word out to participants about those impacts and opportunities to attend programs in other locations.
- Staff continued to work with the owner's representative team and construction team to finalize the IGMP.
- The communications staff from the Town and Mountain Rec. Have been working hard to keep the community informed on the pool progress, what to expect next and what impacts there will be to visiting the Haymaker site this summer.

Great Outdoors Colorado (GOCO)

- Staff have been coordinating logistics for the GOCO board and staff visit June 20 – 21. The visit by GOCO will include a site visit to the Haymaker Recreation Hub to view the pool site, the new bike park and upgrades at the BMX track. The site visit will be followed by a Community Dinner to be hosted at the Eagle River Park. Finally, GOCO's business meeting will be Friday, June 21 at the Brush Creek Pavilion. Staff are thrilled and honored to welcome GOCO back to Eagle.
- Staff have been working with ECBMX and VVMTA to implement improvements to the bike park and BMX track as part of the GOCO grant. New picnic tables were ordered and permitting started for shade over the BMX start and new storage sheds at the BMX track. Additional shade structures will be installed at the bike park as well. GOCO also helped fund landscaping at both sites.

Culture Work

- A critical next step in our culture journey is spending time with each department to better understand their ideas for bringing our culture statement to life. Melissa and Larry will be coordinating time with each department in early to mid-June.
- Staff have also been working with HR to revise our performance review form and process. The new process will focus more on the values of the Town and professional growth for each member of our team. Staff expect to roll out the new process in mid-summer followed by training for staff and managers ahead of the review cycle.

COMMUNICATION & MARKETING

- Following results from the QoL/STIF community survey, staff are reevaluating communication planning for the remainder of the year and budget planning for 2025. The results show the need for more community engagement and education for which this position was created. Staff will be researching how best to leverage communication tools and tactics, plus key messages to drive positive change.
- Continuing to work on the Digital Accessibility Plan and how staff will move forward this year and plan for 2025.
- Continued coordination with Mountain Rec on sharing information for the pool replacement. Researching grants with Mountain Rec to help fund amenities, including the shade structure, second slide and water play features.
- Coordinating with Public Works, Community Development and KLJ Engineering to begin working on the Safe Streets for All (SS4A) study.
- Completed the [Town of Eagle's Water Quality Consumer Confidence Report](#).
- News in May: [Eagle Street Paving Projects Begin](#) | [Five Things to Know About the Pool Replacement](#) | [Reduce Your Water Usage](#) | [Eagle's Innovative Approach to Housing](#) | [New Trails on BLM Land Near Eagle](#) | [Applicants Sought for EVC](#) | [E-bike Rebate Program](#)



COLORADO
Department of Local Affairs
Division of Local Government

June 12th, 2024

Scott Turnipseed, Mayor
Town of Eagle
PO Box 609
Eagle, CO, 81631

RE: REDI 24-329 - Downtown Eagle Project Investment Program

Dear Mayor Turnipseed,

In response to your recent request, I am offering to enter into a contract for a grant in the amount of \$80,000 to assist with the above mentioned project. We are pleased to make this investment to encourage growth, diversity and resiliency in the local economy.

Please contact your Regional Manager, Kate McIntire, for information on how to proceed as well as discuss the scope of work and the Department's expectations. As you know, no state funds or matching funds can be obligated before a grant contract is fully executed. Expenditure of any funds prior to the contract being fully executed cannot be included in the contract budget or reimbursed by the state.

We wish you success with this project. Please let us know if we can be of any assistance.

Sincerely,



Maria De Cambra
Executive Director

cc: Dylan Roberts, State Senator
Meghan Lukens, State Representative
Nikki Davis, Town of Eagle
Larry Pardee, Town of Eagle
Kate McIntire, DOLA

DOWNTOWN COLORADO, INC.



COLORADO CHALLENGE

2024 ACCELERATOR PROGRAM EAGLE ACTION PLAN



EAGLE ACTION PLAN

KEY GOALS

- GOAL #1** Incentivize private investment in strategic locations of Eagle, ensuring that community goals are met by the new development activity.
- GOAL #2** Develop a suite of grants and funding options to help implement targeted redevelopment objectives on catalyst sites.
- GOAL #3** Attract sales-tax generating businesses and demonstrate positive development opportunities along Grand Ave. and in Downtown Eagle.

ACTIONS – START HERE

ACTION #1

- Review existing entitlement policies and costs, survey peer communities for comparable costs, examine what part of the process deters investment.
- Educate town staff and council on upcoming proposals that meet Eagle's objectives, and have them vocally support these projects.
- Engage the DDA and the potential for TIF contributions to new development, incentivizing future work in the four focus areas for the town and in alignment with the Plan of Development.

ACTION #2

- Participate in the National League of Cities Infrastructure boot camp to gain insight and access to state and federal infrastructure funds.
- Review potential annexation plans for Grand Ave. properties to join the Eagle Downtown Development Association to gain access to TIF funding.
- Leverage EPA and State environmental funds to proactively address environmental costs of development along Grand Ave.

ACTION #3

- Conduct a market assessment of the gap, and value of the gap, in retail and services that serve tourism, and use this valuation to develop incentives to sales-tax generating businesses that add to the town's capacity to serve tourism, amenities, and add to the retail and restaurant options in town.
- Consider flexible zoning and entitlement processes for sales-tax generating businesses that locate and/or redevelop in targeted zones of Eagle.

UNDERSTANDING CAPACITY + FEASIBILITY

Downtown Colorado, Inc. and our partners, have developed a Community Capacity and Feasibility Assessment that are combined to assess and inform your community, and your project, about how to strengthen efforts, reduce private sector risk and uncertainty, and raise the return on investment for public and private sector partners. The strengths identified through this assessment are a good way to start telling your story for development. The Feasibility Tetrad assesses Physical, Financial, Legal, and Political barriers to development. On page 4 of this report, the Feasibility Assessment for the Challenge Project, yields recommendations to enhance feasibility.

The following radar chart, shows the stages of capacity considering dimensions for leadership, awareness, resources, activity, and attitude. Each dimension is rated from 1–9. There are different color lines marking the dimension based on what sector the respondents reported. A gap between roles demonstrates a potential disconnect in expectations, i.e. Elected Officials perspective of available resources may differ from that of staff. The assessment should be taken annually to show growth over time and help tell your story of success.





COLORADO CHALLENGE

FROM DOWNTOWN COLORADO, INC

CAPACITY BUILDING OPPORTUNITIES

CAPACITY SCORES

Eagle stakeholders perceive their downtown economic development to be in a similar stage to rural and central mountain communities, if not slightly behind. The perspective of local leadership and resources for economic development is more behind their peers, and the town would benefit by advertising the activity that is taking place to its stakeholders.

BUILDING COMMUNITY CAPACITY

The characteristics of the **next stage** from your current rating of capacity include:

LEADERSHIP | STAGE 5 | Elected officials and staff actively support our downtown economy with new, continuing, or improving efforts.

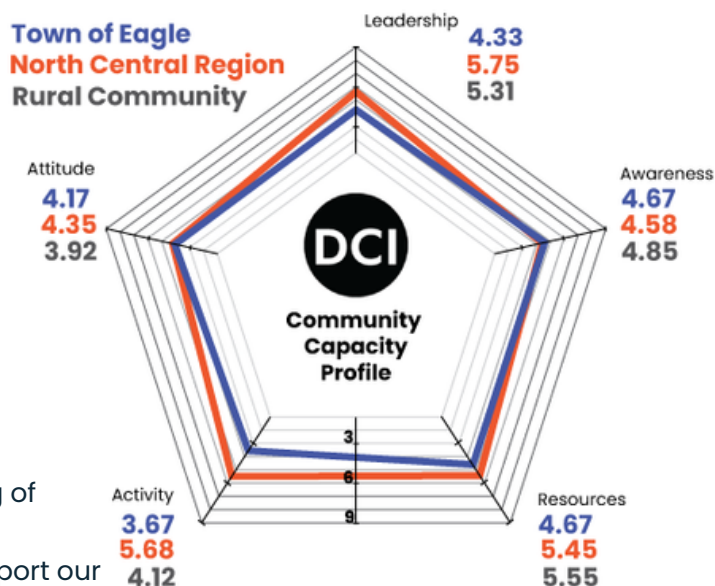
AWARENESS | STAGE 5 | Residents + stakeholders have basic knowledge about economic development practices.

RESOURCES | STAGE 5 | Community leaders and members are actively working to secure identified resources to directly support their downtown economy.

ACTIVITY | STAGE 4 | Few downtown businesses, residents, and stakeholders have at least heard about local efforts around economic development, but know little about them.

ATTITUDE | STAGE 5 | Downtown businesses, residents, and stakeholders are actively working to secure identified resources to support our downtown economy.

Based on the Community Capacity and Feasibility Tetrad results, the DCI team has the following recommendations to move to the next stage of capacity in each dimension.



upd. 5/9/24

	AWARENESS	ATTITUDE	RESOURCES	ACTIVITIES
SHORT TERM (6 months)	Collect your strategic plan for Summer 2024 and communicate it to all stakeholders through town and local media channels.	Report to council and local stakeholders recent projects approved for development and cite best methods they used to meet town codes.	Prioritize EPA funding applications in Fall 2024. Start a test fund for private phase 1 + 2 applications for limited use in 2024.	Focus on Grand Ave. and the target site to implement trial 'pink zone' processes and complimentary infrastructure funds.
MID TERM (1-3 yrs)	Support your local plan objectives with TIF and Town incentive policies. Advertise upcoming projects and track the leverage of public to private funds.	Empower citizen groups to oversee targeted funding programs like DDA TIF incentives, and advertise their availability to achieve community objectives.	Participate in National League of Cities Local Infrastructure Hub Initiative supports communities applying for federal infrastructure grants and funds.	Prepare a town-wide brownfield assessment grant to review potential brownfields in key commercial districts, applications due Sept 2024.
LONG TERM (3-5 yrs)	Develop the EDC and DDA boards, include them in Economic Development strategic plans and bring the resulting priorities to their constituencies	Maintain stakeholder connections generated in recent planning efforts and reconvene the group to measure success of current efforts.	Annual targeted development incentive programs coupled with TIF financing for support.	Coalesce development activity in the heart of Eagle, support with greenway, streetscape + infrastructure improvements.

FEASIBILITY STRENGTHS

- Local environmental stewardship would support further brownfields and environmental investment.
- Recently-completed comprehensive plans and code updates create a predictable development space.
- Projects along Grand Ave. and Downtown Eagle match identified objectives in recent plans.

POLICY + DELIVERABLE RECOMMENDATIONS TO REACH THE NEXT STAGE

PHYSICAL



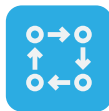
Transportation

Combine transportation needs with adjacent development designs and additional multi-modal connectivity.



Landscape + Environmental

Build on climate and wetlands preservation to establish brownfields and city-wide phase 1 assessment programs.



Engineering + Design

Coordinate development along Grand Ave streetscape, connectivity, and utilities to meet future adjacent site development needs.

POLITICAL



Community Vision

Advertise how new community plans and codes meet the desires of the community.



Community Policy

Develop targeted incentive programs with pay for performance goals to drive private investment in the broader community goals.

FINANCIAL



Community Impact

Communicate the link between community objectives and development incentives, share internally and with developers.



Community Resilience

Assess the broader needs to capture local revenue from tourism, recreation, and amenities, and incentivize necessary projects.



Site Impact

Consider coordinating activity along Grand Ave. as an opportunity to find cost savings and a collective benefit across projects.

LEGAL



Legal + Entitlements

Encourage 'pink zones' to create flexible application processes and uses for targeted catalyst sites when projects advance community objectives.

FINANCING STRATEGY

PRIORITY AREA	POTENTIAL PARTNERS + FUNDING
Tax Increment Financing	Expand the DDA to appropriate sites along Grand Ave. to capture increment and incentivize smart development through TIF sharing.
Brownfield Program Funding	Utilize KSU TAB to apply for a citywide brownfields assessment grant, completing phase 1 assessments and identifying future needs.
Target Site Infrastructure	Combine federal infrastructure funds, TIF incentives, new market directed development incentives for environmental and housing needs to close the market rate gap on site development.



Economic Summit #2 | Summary Outline

DATE: Monday, July 15, 2024

TIME: 11am – 1pm

LOCATION: Eagle Town Hall, Council Chamber

Objective: *Establish next steps and roles for each group to achieve through the remainder of 2024, in service of strengthening Eagle’s economy. In parallel, this work will inform the creation of our economic marketing initiatives.*

Context: *Economic Development Plan, Quality of Life Initiatives & Survey*

11:00 a.m.

- I. Welcome
- II. Summary of Summit #1
 - a. “Eagle is _____.”
 - b. “Eagle aspires to be _____.”

11:15 a.m.

- III. Resource Mapping
 - a. What experiences already exist in Eagle?
 - b. What businesses and recreation industries can we begin to attract with the infrastructure in place now?
 - c. Livability standards – what else does a healthy community need as it grows?
 - d. How can we highlight success stories?

11:45 a.m.

- IV. Summary and discussion: Quality of Life (QoL) survey responses

12:00 p.m.

- V. Existing Conditions Assessment
 - a. Business attraction to each economic hub
 - i. What are the economic gaps and shortfalls that exist in the hubs?
 - ii. What do we need to do to properly support them?
 - b. What can each economic organization do to help break down current barriers?
 - i. Roles and objectives
 - c. Remaining 2024 Budget opportunities

12:30 p.m.

- VI. Next Steps
 - a. Plan to engage with Town Council
 - b. Establish roles for each group

1:00 p.m.

- VII. Adjourn