



MEETING MINUTES
Town Council
Tuesday, December 9, 2025
Public Meeting Room / Eagle Town Hall
200 Broadway Eagle, CO

*This agenda and the meetings can be viewed at www.Townofeagle.org.
Times listed are approximate and are subject to change.*

TOWN COUNCIL MEETING ACCESS INFORMATION AND PUBLIC PARTICIPATION

This will be an in-person meeting using Teams. Please note: All participants must remain muted until they are requested to speak. This will reduce background noise disruptions to the meeting attendees. When it's your turn to speak, you will have three (3) minutes for public comment. PUBLIC COMMENTS: If you are unable to attend, public comments regarding any items on this agenda can be submitted to Camille Deering, Town Clerk, and will be included as part of the record. For technical difficulties, please email clerk@townofeagle.org and we will do our best to assist you.

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CALL TO ORDER - 6:00 PM

The meeting was called to order at 6:00 PM

ROLL CALL

COUNCIL MEMBERS PRESENT

Geoffrey Grimmer, Bryan Woods, Ellen

STAFF PRESENT

Larry Pardee, Town Manager

Bodenhemier, Mikel "Pappy" Kerst, Scott
Turnipseed, Jamie Woodworth Foral

Geoffrey Grimmer, Casey Glowacki, Gina
McCrackin, Bryan Woods, Jamie Woodworth
Foral, Scott Schreiner

COUNCIL MEMBERS ABSENT

Melissa Daruna, Assistant Town Manager
Richard Peterson-Cremer, Town Attorney
Rachel Tand, Finance Director/Treasurer
Carrie Buhlman, Police Chief
Tom Gosiorowski, Public Works Director
Peyton Heitzman, Community Development Director
Lynette Horan, Human Resources Manager
Jessica Lake, Senior Planner
Molly Furtado, Special Events Manager
Gram Dick, Admin Tech II
Sydney Dynek, Planner
Kyle Brotherton, Planner
Kira Koppel, Sustainability Specialist
Ryan Johnson, Town Engineer
Ryan Goebel, IT Analyst
Kevin Aoki, Information Technology Manager
Nikki Davis, Economic Development & Housing Specialist

ADOPTION OF AGENDA

Opportunity for amendment or deletions to the agenda.

There were no changes to the agenda. MOTION: Council Member Jamie Woodworth Foral motioned to approve the agenda. The motion was seconded and passed with a vote 6 (Grimmer, Woods, Bodenhemier, Kerst, Turnipseed, Woodworth Foral) in favor and 0 opposed.

PUBLIC COMMENT

Citizen public comment offers an opportunity for citizens to express opinions or ask questions regarding town services, policies, or other matters of community concern, and any items that are not on the agenda. Please attempt to keep comments to three (3) minutes; time limits are established to provide efficiency in the conduct of the meeting and to allow equal opportunity for everyone wishing to speak. When appropriate, any questions by the public during public comment will be followed up on by the Town Manager and Town staff. Those who are speaking are requested to state their name and address for the record.

Mayor Turnipseed opened Public Comment for items not on tonight's agenda.

Tim McMahon (Chicken Man) from Avon expressed his gratitude to the Council and expressed how impressed he was with the Broadway Lights.

Paul Farmberg & Billy Bruce expressed their gratitude to the Council and asked to have a Christmas House in remembrance of Andy Jessen.

Andrew Atkins from Eagle, congratulated the Council on their service and also expressed a safety hazard on the sidewalk on the south side of third street.

Jimmy Young from Eagle River Park Coalition thanked the council for their support and looks forward to working with the new council members going forward.

Mayor Scott Turnipseed closed public comment.

COUNCIL & MANAGER FAREWELL - 6:05 PM

Assistant Town Manager Melissa Daruna expressed the staff and community's thanks and appreciation to each council member.

1. Thank You Mayor Turnipseed, Mayor Pro Tem Kerst, and Council Member Bodenheimier
Mayor Scott Turnipseed expressed his gratitude to the community, his peers, and the Town of Eagle Staff.
2. Thank you Manager Pardee
Town Manager Larry Pardee expressed his gratitude to the community, his peers, and the Town of Eagle Staff.

CONSENT AGENDA - Old Business

Consent agenda items are routine Town business, items that have received clear direction previously from the council, final land-use file documents after the public hearing has been closed, or which do not require council deliberation.

MOTION: Council Member Bodenheimier motioned to approve the Consent Agenda. The motion was seconded and passed with a vote of 6 (Grimmer, Woods, Bodenheimier, Kerst, Turnipseed, Woodworth Foral) in favor and 0 opposed.

1. Minutes
2. 2025 Arbor Day Proclamation

OATH OF OFFICE - 6:20 PM

Assistant Town Manager Melissa Daruna administered the oath of office to each individual Council Member and the new Mayor.

1. Geoffrey Grimmer, Council Member
2. Gina McCrackin, Council Member
3. Scott Schreiner, Council Member
4. Casey Glowacki, Council Member
5. Bryan Woods, Mayor

PRESENTATIONS - 6:30 PM

Prescheduled presentations from the public are limited to 5 minutes. Invited presentations are limited to 10 minutes. Prior arrangements for presentations are made with the Town Clerk. The Council cannot appropriate funds or waive fees in response to a presentation.

Stacey Todd from Eagle Wildfire Collaborative shared insight on the WUI Code and Wildfire Resilience Code.

Eric Lovgren from Eagle Wildfire Collaborative also shared further insight and explained that the State of Colorado requires a WUI Code to be adopted by March 2026 for all jurisdictions.

Council members had questions concerning construction materials and unforeseen costs associated with the adoption of the WUI Code.

Eric Lovgren replied to Council Members and said there were no foreseen additional costs for applicants for construction materials.

1. State Resilience Code Presentation

CONSENT AGENDA - New Business

Consent agenda items are routine Town business, items that have received clear direction previously from the council, final land-use file documents after the public hearing has been closed, or which do not require council deliberation.

MOTION: Council Member Woodworth Foral motioned to approve the Consent Agenda. The motion was seconded and passed with a vote of 6 (Grimmer, Glowacki, McCrackin, Woods, Woodworth Foral, Schreiner) in favor and 0 opposed.

1. November 2025 Bill Schedule
2. Resolution 81, Series 2025 - A Resolution of the Town Council of the Town of Eagle, Colorado Ratifying the Town's Three-Mile Plan Adopted by the Planning and Zoning Commission
3. Resolution 84, Series 2025 - A Resolution of the Town Council of the Town of Eagle, Colorado canceling the Town Council meeting scheduled for December 23, 2025

STAFF REPORTS

The Town Manager and department staff prepare and provide internal updates to the council.

No questions for Staff.

1. Town Manager Update
2. Department Update
3. Economic Development Update
4. Q3 2025 Sales Tax Report

BUSINESS ITEMS - 7:00 PM

Items and / or Public Hearings are listed under Business may be old or new and may require review or action by the council.

1. Resolution 82, Series 2025 - A Resolution of the Town Council of the Town of Eagle, Colorado declaring a vacancy on the Town Council as of December 9, 2025, and establishing the procedures for filling such vacancy

Richard Peterson-Cremer explained the vacant Council position and explained the process due to Council Member Bryan Woods becoming Mayor.

Council Member Schreiner wanted to confirm the timeline with the other Council members.

MOTION: Council Member Grimmer motioned to approve Resolution 82, Series 2025 — A Resolution of the Town Council of the Town of Eagle, Colorado declaring a vacancy on the Town Council as of December 9, 2025, and Establishing the procedures for filling such vacancy. The motion was seconded and passed with a vote of 6 (Grimmer, Glowacki, Woods, McCrackin, Woodworth Foral, Schreiner) in favor and 0 opposed.

MOTION: Council Member McCrackin motioned to direct staff to begin work with the application process. The motion was seconded and passed with a vote of 6 (Grimmer, Glowacki, McCrackin, Woods, Woodworth Foral, Schreiner) in favor and 0 opposed.

2. Resolution 85, Series 2025 - A Resolution of the Town Council of the Town of Eagle, Colorado Naming a Mayor Pro Tem

Mayor Bryan Woods explained Mayor Pro Tem to the rest of the Council Members.

Council Members voted for Mayor Pro Tem.

Council elected Jamie Woodworth Foral as Mayor Pro Tem.

MOTION: Council Members unanimously elected Council Member Jamie Woodworth Foral to serve as Mayor Pro Tem.

3. Resolution 77, Series 2025 - A Resolution of the Town Council of the Town of Eagle, Colorado levying general property taxes for the year 2025, to help defray the costs of government for the Town of Eagle, Colorado for the 2026 budget year

MOTION: Council Member Schreiner motioned to approve Resolution 77, Series 2025 — A Resolution of the Town Council of the Town of Eagle, Colorado levying general property taxes for the year 2025, to help defray the costs of government for the Town of Eagle, Colorado for the 2026 budget year. The motion was seconded and passed with a vote of 6 (Grimmer, Glowacki, McCrackin, Woods, Woodworth Foral, Schreiner) in favor and 0 opposed.

4. Public Hearing: Henry Annexaton, 220 East 6th Street

Kyle Brotherton, a Planner with the Town, gave an overview of the Henry Annexation and provided a detailed presentation for Town Council.

Council member Glowacki asked a question regarding construction and the timeline if they so chose to subdivide the land. Kyle Brotherton explained the Town's process for subdivisions and the timeline associated.

Mayor Bryan Woods opened the floor for public comments. The public hearing was held open for 1 hour. No public comments.

MOTION: Council Member Schreiner motioned to approve the rezoning to OTR and the annexation agreement. The motion was seconded and passed with a vote of 6 (Grimmer, Glowacki, McCrackin, Woods, Woodworth Foral, Schreiner) in favor and 0 opposed.

5. Second Reading: Ordinance 16, Series 2025, An Ordinance of the Town of Eagle, Colorado, Granting a Franchise to Holy Cross Energy, Its Successors and Assigns, to Locate, Build, Install, Construct, Acquire, Purchase, Extend,

Maintain, Repair, and Operate Into, Within and Through the Town of Eagle, All Necessary and Convenient Facilities for the Purchase, Generation, Transmission and Distribution of Electrical Energy, and to Furnish, Sell, and Distribute Said Electrical Energy to the Residents of the Town of Eagle for Light, Heat, Power and Other Purposes by Means of Conduits, Cables, Poles and Wires Strung Thereon, or Otherwise On, Over, Under, Along, Across, and Through All Public Easements and All Streets and Other Public Ways In Said Town of Eagle, Eagle County, Colorado and Fixing the Terms and Conditions Thereof

Town Attorney Richard Peterson-Cremer explained the Resolution to the Council.

Council Member Grimmer asked for input from the Public Works Director.

Council Member Glowacki asked about the 4% revenue figure associated with the resolution. Town Attorney Richard Peterson-Cremer explained the figure and expressed it had been increased from 3% to 4%.

Council Member Grimmer added input.

Mayor Woods opened the floor for Public Comments. No public comments.

MOTION: Council Member Woodworth Foral motioned to approve Ordinance 16, Series 2025, An Ordinance of the Town of Eagle, Colorado, Granting a Franchise to Holy Cross Energy, Its Successors and Assigns, to Locate, Build, Install, Construct, Acquire, Purchase, Extend, Maintain, Repair, and Operate Into, Within and Through the Town of Eagle, All Necessary and Convenient Facilities for the Purchase, Generation, Transmission and Distribution of Electrical Energy, and to Furnish, Sell, and Distribute Said Electrical Energy to the Residents of the Town of Eagle for Light Heat, Power and Other Purposes by Means of Conduits, Cables, Poles and Wires Strung thereon, or Otherwise On, Over, Under, Along, Across, and Through All Public Easements and All Streets and Other Public Ways in Said Town of Eagle, Eagle County, Colorado and Fixing the Terms and Conditions Thereof. The motion was seconded and passed with a vote of 6 (Grimmer, Glowacki, McCrackin, Woods, Woodworth Foral, Schreiner) in favor and 0 opposed.

6. PUBLIC HEARING: Miscellaneous Amendments to the Land Use and Development Code
Jessica Lake, a senior planner with the Town, provided a detailed presentation on the miscellaneous amendments to the Land Use and Development Code.

Council member Schreiner asked a question related to energy efficiencies.

Mayor Woods asked about businesses on Broadway that already have covered windows. Town Attorney Richard Peterson-Cremer responded to Mayor Woods.

Council Member Schreiner asked if we should define the front yard and other yards. Council Member Schreiner also pointed out that typically the stricter standard applies when it comes to code and setbacks.

Jessica Lake responded to Council Member Schreiner.

Council Member McCrankin asked about the design guidelines and how they will work hand in hand with other codes like the WUI Code.

Jessica Lake responded to Council Member McCrankin.

Council Member Schreiner asked about height limitations.

Jessica Lake replied that Staff did not look into height limitations but should look at addressing that in March.

Mayor Bryan Woods opened the floor for public comments.

Michael Hood from the Haymeadow Development asked the Council to be aware of the landscaping standards suggested and provide examples of what he believed to be important. The Council had a discussion around this topic.

Mayor Woods closed public comment.

Council Member Schreiner asked about discussing the setback requirements for CMU1. Council had a discussion around this.

- a. Ordinance 18, Series 2025, An Ordinance of the Town Council of the Town of Eagle, Colorado Amending Chapters 2, 8, 10, 11, 12, and 20 of Title 4 of the Eagle Municipal Code Related to Development Standards and Processes
MOTION: Council Member Woodworth Foral motioned to approve Ordinance 18, Series 2025, An Ordinance of the Town Council of the Town of Eagle, Colorado Amending Chapters 2, 8, 10, 11, 12, and 20 of Title 4 of the Eagle Municipal Code Related to Development Standards and Processes.

Council Member Schreiner asked to further amend Title 4 of the Eagle Municipal Code. After discussion about the friendly amendment and clarification from the Town Attorney, Council Member Schreiner requested to amend the motion for clarification, withdrawing his friendly motion and providing a new one.

MOTION: Council Member Schreiner motioned to approve Ordinance 18, Series 2025, An Ordinance of the Town Council of the Town of Eagle, Colorado Amending Chapters 2, 8, 10, 11, 12, and 20 of Title 4 of the Eagle Municipal Code Related to Development Standards and Processes and to amend section 4.11.030 C. The motion lacked a second and failed.

MOTION: Council Member Woodworth Foral motioned to approve Ordinance 18, Series 2025, An Ordinance of the Town Council of the Town of Eagle, Colorado Amending Chapters 2, 8, 10, 11, 12, and 20 of Title 4 of the Eagle Municipal Code Related to Development Standards and Processes. The motion was seconded and passed with a vote of 6 (Grimmer, Glowacki, McCrackin, Woods, Woodworth Foral, Schreiner) in favor and 0 opposed.

7. Work Session: Discussion of proposed Land Use and Development Code (LUDC) text amendments to multiple sections within Title 4 of the Eagle Municipal Code. The amendments aim to provide clarity, streamline processes, and ensure compliance with recent state legislation.

Jessica Lake, a senior planner with the Town, began the work session with the Council to discuss potential amendments to Title 4 of the Land Use and Development Code.

Mayor Woods opened the floor for public comments.

Michael Hood from the Haymeadow Development asked to closely analysis the height limitation standard.

Council Member Woodworth Foral brought up ADA compliance and wondered if maintaining compliance was possible using a hydraulic elevator. The Council had a discussion around this and the height limitations presented. The Council also discussed the placement of elevator bulk heads and stairwells.

Jessica Lake Discussed the major PUD Amendment Process.

Mayor Woods opened the floor for public comments. No Comments.

Council Discussed the major PUD Amendment Process. Council discussed that when amending PUDs that staff should make sure these PUD standards align with the Town Code.

Town Attorney Richard Peterson-Cremer added insight on PUD Amendments.

Jessica Lake discussed the potential modifications to the landscaping and turf standards.

Mayor Woods opened the floor for public comments. No Comments.

Council had a discussion around the landscaping and turf standards.

Council Member Grimmer emphasized the importance of water conservation.

COUNCIL DISCUSSION AND FUTURE AGENDA ITEMS - 8:00 PM

Council will use this time to propose future agenda items, provide updates on Council Committees, and address general discussion items.

Council Member McCrankin provided information on a grant opportunity.

Mayor Woods provided insight on CORE transit.

Council Woodworth Foral provided information about MEAC.

Council Member Schreiner wanted to remind everyone about Colorado Give Day.

1. Interim Town Manager Compensation

Town Attorney Richard Peterson-Cremer began discussing the Interim Town Manager Compensation.

MOTION: Council Member Woodworth Foral motioned to approve the Interim Town Manager Compensation. The motion was seconded and passed with a vote of 6 (Grimmer, Glowacki, McCrackin, Woods, Woodworth Foral, Schreiner) in favor and 0 opposed.

EXECUTIVE SESSION - 8:15 PM

Brush Creek Stream Gauge

Council Member Schreiner recused himself from the discussion out of an abundance of caution regarding any potential conflict of interest.

MOTION: Mayor Woods motioned to enter executive session and adjourn upon completion of the executive session. The motion was seconded and passed with a vote of 5 (Grimmer, Glowacki, Woods, Woodworth Foral, McCrackin) in favor and 0 opposed.

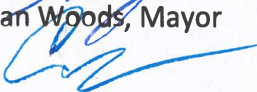
1. An executive session to receive legal advice from the Town's attorney and water attorney pursuant to CRS 24-6-402(4)(b) regarding the installation of a stream gauge required by the Brush Creek Water Management Plan.

ADJOURN - 8:30 PM

Date:



Bryan Woods, Mayor



~~Melissa Daruna, Acting Town Clerk~~

Camille Deering, Town Clerk

Adjourned at 8:47 PM



