



MEETING MINUTES
Town Council
Tuesday, August 11, 2026
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 was an in-person meeting using Teams.*

CALL TO ORDER

Mayor Woods called the meeting to order at 6:00 p.m.

ROLL CALL

COUNCIL MEMBERS PRESENT

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

COUNCIL MEMBERS ABSENT

STAFF PRESENT

Melissa Daruna, Town Manager
Richard Peterson-Cremer, Town Attorney
Camille Deering, Town Clerk
Rachel Tand, Finance Director/Treasurer
Carrie Buhlman, Police Chief
Tom Gosiorowski, Public Works Director
Jessica Johnsen, Community Development Director
Lynette Horan, Human Resources Manager (Virtual)
Sydney Dynek, Planner
Kira Koppel, Sustainability Specialist
Alex Smiley, Open Space & Trails Manager (Virtual)
Kevin Aoki, Information Technology Manager
Nikki Davis, Economic Development & Housing Specialist

CONFLICT OF INTEREST DISCLOSURE

Mayor Bryan Woods will recuse himself from the Ordinance 14 discussion involving the purchase of 215 Capitol Street to avoid any conflict of interest due to the proximity of his home to the property.

ADOPTION OF AGENDA

MOTION: Council Member Scott Schreiner motioned to approve the agenda. The motion was seconded and passed with a vote of 7 in favor (Grimmer, Glowacki, McCrackin, Atkins, Woods, Woodworth Foral, Schreiner) and 0 opposed.

PUBLIC COMMENT

- Arthur Wessel, 520 McIntire St- Asked the Town to continue to support the Eagle River Jamboree event. He complimented the professionalism of the staff, volunteers, and organizers and the high level of production.
- Weston & Aster Beau Arbogast, 511 McIntire St- Thanked the Town for supporting the Eagle River Jamboree and for creating the heat pump rebate program.
- Laura Bohannon, 511 McIntire St- Voiced her support for the Eagle River Jamboree, complimenting the great artists and level of production. She advocated for the Town to continue supporting the event and nonprofit organizations that bring high-quality art and music experiences to Eagle.
- Brenda Wyatt, 128 W 6th St- She expressed concern that the notices for the upcoming Pickleball Open House were biased in favor of pickleball. She referred to research she had shared in previous public comments about the impacts of pickleball on residential areas and asked Council how she could compete with those supporting the courts.
- Joe Russell, 601 Washington St- He criticized the language used in notices for the upcoming Pickleball Open House, stating that it was biased in favor of pickleball and unfair to those opposed to the courts. He said the courts would negatively affect the surrounding community and urged Council to listen to nearby residents. He encouraged the Town to ask Eagle County to build the courts elsewhere.
- Lizbeth Gauthier, 700 Broadway- She encouraged the Town to take steps to protect the climate and conserve water. She proposed an ordinance prohibiting the collection of grass clippings and leaves, encouraging residents to mulch them back into the soil. She also suggested exploring tree planting and rainwater collection to help conserve water and reduce temperatures.

PRESENTATIONS

1. Beyond Lawn, Eagle County Conservation District

Laura Bohannon and Ryan Villar from the Eagle County Conservation District presented updates on conservation programs, including the Beyond Lawn initiative, and discussed funding needs, program impacts, and future plans.

2. Energy Rebate Update

Nikki Maline from Walking Mountains provided an update on the Town of Eagle's energy efficiency rebate program, reporting that funds for 2026 were exhausted earlier than usual due to high demand, especially for heat pumps, and Council discussed options for additional funding and the program's impact on community sustainability and equity.

CONSENT AGENDA

MOTION: Council Member Geoffrey Grimmer motioned to approve the consent agenda. The motion was seconded and passed with a vote of 7 in favor (Grimmer, Glowacki, McCrackin, Atkins, Woods, Woodworth Foral, Schreiner) and 0 opposed.

- 1. Minutes**
- 2. Bill Schedule**

STAFF REPORTS

1. Town Manager Update
2. Department Update

BUSINESS ITEMS

1. Ordinance 13, Series 2026 - An Ordinance of the Town Council of the Town of Eagle, Colorado, Miscellaneous Amendments to Title 4, Specifically Chapters 17 and 20 (Variances) of the Eagle Land Use and Development Code Related to Development Standards and Processes

Community Development Director Jessica Johnsen presented comprehensive amendments to the variance process, including a two-tiered system of mandatory and discretionary criteria, a new definition of undue hardship, and clarification that financial hardship alone is not sufficient for a variance.

Council debated the call-up procedure, with some members advocating for retaining Council oversight and others supporting a staff-initiated appeal mechanism. Council members discussed the implications of removing the call-up provision, the need for accountability of P&Z decisions, and the importance of harmonizing appeal procedures across the code. After discussion, Council deleted the subsection prohibiting the call-up procedure and approved the remainder of the ordinance. Council directed staff to draft language that specifically addresses the call-up procedure.

MOTION: Council Member Andrew Atkins motioned to amend Ordinance 13, Series 2026, An Ordinance of the Town Council of the Town of Eagle, Colorado, Miscellaneous Amendments to Title 4, Specifically Chapters 17 and 20 of the Eagle Land Use and Development Code Related to Development Standards and Processes, amending subsection 2 by deleting subsection 4 of section 2. The motion was seconded and passed with a vote of 5 in favor (Glowacki, McCrackin, Atkins, Woods, Woodworth Foral) and 2 opposed (Grimmer, Schreiner).

MOTION: Council Member Andrew Atkins motioned to approve the amended Ordinance 13, Series 2026, An Ordinance of the Town Council of the Town of Eagle, Colorado, Miscellaneous Amendments to Title 4, Specifically Chapters 17 and 20 of the Eagle Land Use and Development Code Related to Development Standards and Processes. The motion was seconded and passed with a vote of 6 in favor (Grimmer, Glowacki, McCrackin, Atkins, Woods, Woodworth Foral) and 1 opposed (Schreiner).

2. Ordinance 14, Series 2026 - An Ordinance of the Town of Eagle, Colorado Authorizing the Purchase of Real Property Located at 215 Capitol Street in Eagle, Colorado, Approving the Buy and Sell Agreement for the Property and Authorizing the Town Manager to Sign Documents on Behalf of the Town that are Necessary to Consummate the Purchase of the Property

Mayor Bryan Woods stepped out of the meeting.

Council discussed and approved the purchase of 215 Capitol Street (St. Mary's Church) for \$3.15 million, including a leaseback to the church until January 2028. Council members highlighted the property's prime location, flexibility for future uses (including police facilities, parking, or potential public-private partnerships), and the opportunity to address long-term municipal needs without removing a revenue-generating asset from

the tax rolls.

Public comment:

- Debbie Murphy, Eagle- Asked Council for more information on why the property is being purchased, believing the three million dollars can be put to better use elsewhere. She also inquired about an update on the Town's plans for the Grand Avenue Grill Property.
- Kathy Carlton, 133 Harvester Ct- Also inquired about the Town's plans for the property and why the Town is investing in more real estate when costs are going up.

MOTION: Council Member Geoffrey Grimmer motioned to approve Ordinance 14, Series 2026, An Ordinance of the Town of Eagle, Colorado, Authorizing the Purchase of Real Property Located at 215 Capitol Street in Eagle, Colorado, Approving the Buy and Sell Agreement for the Property and Authorizing the Town Manager to Sign Documents on Behalf of the Town that are Necessary to Consummate the Purchase of the Property. The motion was seconded and passed with a vote of 6 in favor (Grimmer, Glowacki, McCrackin, Atkins, Woodworth Foral, Schreiner), 0 opposed, and 1 abstained (Woods).

COUNCIL DISCUSSION AND FUTURE AGENDA ITEMS

Council requested finance staff to present options for allocating additional funds to the Energy Smart Program.

Council agreed to include a discussion on the status, obstacles, and future direction for Brush Creek Road, with input from Public Works and other departments at the next meeting.

Town Manager Melissa Daruna wanted to clarify that the Open House on August 25th is intended to gather broad public feedback on multiple site options that both include and don't include pickleball. She and Council emphasized the importance of clear, data-driven communication, direct follow-up with residents who have raised concerns, and ensuring that the event is not perceived as advocating for a particular outcome. Once the Open House is complete and feedback has been compiled and distributed, it is ultimately up to Eagle County to make the final decision and seek funding from the Town of Eagle. Mayor Woods wants to clearly communicate that the discussion should focus on what should be built at the geothermal build site, not what the best location for pickleball courts would be.

Due to the Pickleball Open House the August 25th Town Council Meeting will begin at 6:30 PM.

ADJOURN

MOTION: Council Member Scott Schreiner motioned to adjourn the meeting. The motion was seconded and passed with a vote of 7 in favor (Grimmer, Glowacki, McCrackin, Atkins, Woods, Woodworth Foral, Schreiner) and 0 opposed.

Date: 8/25/2026



Bryan Woods, Mayor



Camille Deering, Town Clerk

