

CORTEZ CITY COUNCIL  
REGULAR WORKSHOP  
TUESDAY, MARCH 12, 2019

1. The workshop began at 5:15 p.m., with dinner being served. Attendance at the workshop included Mayor Karen Sheek, Mayor Pro-tem Orly Lucero, Jill Carlson, Sue Betts, Ty Keel, and Gary Noyes. Councilmember Mike Lavey was present by phone. Staff members present were Director of Parks and Recreation Dean Palmquist, Director of Planning and Building Sam Proffer, City Planner Tracie Hughes, Associate Planner Neva Connolly, Director of General Services Rick Smith, Management Intern Peyton Heitzman, Welcome Center Manager Sandra Crow, Welcome Center Assistant Manager Cheryl Friend, Chief of Police Roy Lane, City Clerk Linda Smith, City Attorney Mike Green, and City Manager John Dougherty. There were seven people present in the audience.
  
2. City Planner Hughes gave an overview of the newly edited Land Use Code noting that the code would be presented to Council over three worksessions. She spoke about the background of the code and stated that several meetings have been held with the public, Planning and Zoning, and Council. She reviewed module one of the code which includes zoning and land uses; planned districts; limited and conditional uses; development standards; and design standards. She stated that goals for the new Land Use Code are to include up-to-date standards that support community values. She reviewed zoning districts and land uses and the limited and conditional use standards for the various districts. She stated that some of the standards that have been revamped in the code included sign standards, landscaping standards, accessory structure setbacks, environmental standards, and more graphics. She stated that module two (subdivision, landscaping, and parking requirements) will be presented to Council at the March 26, 2019, worksession. She outlined the final steps that would be taken for the code book to move toward adoption hearings. Director of Planning and Building Proffer complimented City Planner Hughes and Associate Planner Connolly on all their work they have done in regard to the newly edited Land Use Code.
  
3. Discussion was held on proposed changes for the Welcome Center. Kelly Kirkpatrick, Executive Director for Mesa Verde Country, and Bryan Bartlet, General Manager of the Baymont Inn and President of the Board of Directors for Mesa Verde Country, stated that they would like to propose consolidation of the Mesa Verde Country Tourism office and the Welcome Center. City Manager Dougherty stated that Ms. Kirkpatrick has spoke with City staff about taking over management of the Welcome Center noting that Management Intern Heitzman has been managing the Welcome Center for the past eight months; however, it is felt that it would be better to have someone in the building managing the center. Discussion was held on Crow Canyon moving out of the Welcome Center, but it was noted that they would like to continue selling tickets from the Welcome Center as it is a tourist attraction for the area. Ms. Kirkpatrick spoke about the pluses of having Mesa Verde Country managing the Welcome Center as they are both are about tourism. She stated that the building could be revitalized for community events as well. She spoke about bringing Mesa Verde ticket sales back to the building. She spoke about other locations that have combined tourism offices and visitors centers. She stated that the City would continue to fund the maintenance of the building and the visitor center staff and the State would continue to fund

the visitor center operations as well. She stated that the change would provide a unified message to the visitors and the community and save money where some work is being duplicated. City Attorney Green asked about the legal arrangement that would be made with Mesa Verde Country managing the Welcome Center and Ms. Kirkpatrick noted that the contract could be similar to how the Chamber of Commerce ran the Welcome Center many years ago. Management Intern Heitzman noted that the Durango Welcome Center is contracted with a business that specializes in tourism. It was recommended that more information be obtained for Council to further review the proposal.

Council adjourned from the workshop at 7:20 p.m.