

City of Greeley, Colorado
COUNCIL WORKSESSION REPORT
February 12, 2019

The meeting was called to order at 5:00 p.m. by Mayor Gates, in the Council's Chambers at the City Center South Campus, 1001 11th Avenue.

Those present were Mayor John Gates and Councilmembers Robb Casseday, Michael Fitzsimmons, Dale Hall, Brett Payton, Jon Smail, and Stacy Suniga.

1. NORTHERN COLORADO REGIONAL ECONOMIC DEVELOPMENT INITIATIVE (NOCO REDI)

Ben Snow, Director of Economic Health and Housing, reported that NOCO REDI is a collaboration of economic developers representing 35 communities, including Greeley to support and strengthen Northern Colorado, defined as Larimer and Weld Counties, as one economic region.

He stated that Northern Colorado will be stronger economically when it's communities' economic development efforts are linked closer together and the region is marketed as one powerful, united economy supported by a strong network of civic and business leaders, supported by a corresponding network of economic development professionals. Together, he added, we can better showcase our region's many strengths and assets, including networked economic development that uses data to drive a strategic plan that focuses on economic opportunities and growth industries; an economy driven by smart talent and innovative business minds; our robust talent development pipeline that produces the workers we need today and tomorrow; fast-growing population, jobs and industries; and demonstrated regional cooperation and mobile talent.

Rich Werner, President and Chief Executive Officer, Upstate Colorado Economic Development, was present and reviewed some baseline levels of some of the data that Upstate is working on with regard to regional economic development. He stated that they are working very diligently on talent development efforts such as Bright Futures and Achieving Community Excellence (ACE); an economic development assessment to see who's doing what and how collaboration could be accomplished in various areas; and actions and needs moving forward.

Mr. Werner went on to review take-aways of this effort including better leveraging the existing system through a more collective effort; continued private sector engagement; using data to develop targets and a work plan; understanding current weaknesses; continued messaging; and ultimately a strategic plan for networked regional economic development in Northern Colorado.

Mr. Snow encouraged the Mayor and Councilmembers to nurture relationships with their counterparts in other communities within the region in an effort to take advantage of collaboration.

Councilmember Suniga expressed a desire to absorb this information provided since there is a lot of it. She stated that while she is supportive of collaborative efforts, her priority is Greeley and will seek out additional education for herself in this regard.

Mr. Snow offered that this is a great point, and stressed that he does believe in abundance. He added that if good is happening in one community, it will ultimately come to other neighboring communities.

Roy Otto, City Manager, expressed appreciation for the work Mr. Werner has done to bring everyone together and pointed out that there is good momentum now that has not always been there. He added that in order to be successful regionally, we must deal with roads, water, broadband and the workforce. He emphasized that no one can be successful if each community works on those things alone and suggested that it might be time again to discuss the idea of a regional transportation authority.

2. ALLEY CLEAN-UP STRATEGY & TRASH PICK-UP OPTIONS CITYWIDE

Brad Mueller, Community Development Director, reported that staff was requested, through a petition from Councilmember Hall, to explore options regarding refuse in alleys, particularly in the neighborhoods around the University of Northern Colorado.

He reported that staff examined the following options and current conditions: 1) review of the chronic nature of trash conditions in alleys and the history of code compliance, including various yearly clean-up efforts; 2) a survey of trash collection practices in other jurisdictions, and their effect on the cleanliness of alleys; 3) review of the 2016 scientific community survey results concerning trash hauling.

Mr. Mueller advised that trash collection in alleys is a chronic problem that likely has no single definitive solution, particularly in high-use areas. He stated that landowners are encouraged to keep large collection bins in separated, designated areas so that only the tenants or owners are likely to use them, but this is difficult in practice. These can be locked for more security though managing keys can be difficult in rental situations and people trespass by dumping their own trash in others' trash containers which is illegal, but very difficult to investigate and prosecute. In addition, he stated that people will simply abandon trash in the alleys, such as mattresses, bags, etc., a frustrating situation for property owners, who are nonetheless responsible for all refuse on their property, or the adjacent rights-of-way and alleyways.

After a full staff examination of options and current conditions, Mr. Mueller advised that results include the following: 1) paving of alleys - the "broken window" theory suggests that improving physical conditions in an area leads to better maintenance and citizen "ownership" of conditions in a neighborhood. The Greeley Urban Renewal Authority has approved a pilot project to pave some alleys in the Redevelopment District; 2) increased code enforcement - recognizing that trash often accumulates at the end of the month, Code Compliance inspectors have increased targeted enforcement; 3) recommendation to pursue a single residential hauler - staff is recommending this option after re-visiting the citizen survey and having conversations with other jurisdictions that have either municipal trash service or a single provider for neighborhood collection. A variation would be to have quadrants of the city that could be separately bid. If supported by Council, this option would require additional follow-up to implement a specific proposal.

Mr. Mueller went on to state that staff contacted several area jurisdictions that have either municipal trash service or a single-provider system and they were asked whether they feel alley trash conditions are problematic, and whether conditions improved after starting the single-provider residential service. Each of the five jurisdictions contacted who control their waste collection – Evans, Loveland, Longmont, Golden and Denver – indicate that illegal dumping in the alleys is not a significant problem.

Councilmember Hall stated that what is currently being done is not working, which is why he brought this petition forward to get more information and contemplate some new options.

Councilmember Smail stated that the survey was very helpful and informative and that he could support a single hauler if that ends up being how we go. He expressed though that his concern is that if trash service is not performing that there be an ability to change to a competitor.

Councilmember Casseday stated that he is a bit concerned that there is only one hauler capable of handling our community, but emphasized that he would not be in favor of a municipally-run operation.

Councilmember Suniga expressed her personal experience with a single-hauler system and stated that it brought a lot of challenges for her that she would not want to bring to Greeley residents. She wondered about looking at different options or maybe single-hauler options for particular areas in the community.

Councilmember Payton expressed that he concurs with all that has been said thus far, and suggested that a single-hauler system citywide is too broad for now.

Councilmember Smail added that he is interested in the pilot program for paved alleyways and noted that it would tie in well with the housing master plan.

Mr. Mueller advised that Code Compliance enforcement of the alleys will continue, with attention to times of the month where the greatest benefits from active enforcement can take place. Staff will continue to work with landlords who have chronic instances of abandoned trash to find solutions to their specific situation also.

Councilmember Hall suggested that there might be a segmented part of the city to get started with, but stressed that we have to go at this with some creativity and with something different than what we are doing now.

Councilmember Fitzsimmons stated that this is more of a citizen responsibility and he is trying to understand how to fix that. He expressed that a single hauler or hauler by choice really won't change habits and wondered about additional enforcement of what we have on the books now.

Mr. Mueller stated that staff could continue to lean into the enforcement side of things, as we have been, and can look at this geographically if desired.

In response to a question from Councilmember Suniga, Mr. Mueller stated that the idea with one provider is that we would know who to call and it would take away someone's motivation to walk down the street to dump their trash in that everyone would have service and the same service at that.

It was the general consensus of the Council to continue to look for additional creative solutions other than the single-hauler option that has been recommended including additional staffing and resources for enforcement, etc.

3. 4TH QUARTER CAPITAL IMPROVEMENTS PROJECTS (CIP) REPORT

Joel Hemesath, Public Works Director, reported that Adam Pryor, Chief Water & Sewer Engineer, had something come up and could not be at this Worksession to review the Water & Sewer piece of this update. Mr. Otto advised that any questions from Council about that part of the presentation could be routed to Mr. Pryor for response.

Mr. Hemesath reported that staff of the Public Works, Water & Sewer, and Culture, Parks & Recreation Departments work together each month on an internal committee called the Capital Projects Committee, CPC, that consists of department heads and division managers that meet and coordinate capital projects. He stated that this coordination includes five-year planning, budget status updates, and coordination of projects to minimize disruption to areas, debriefing on projects, and training. Each quarter, staff assembles a report that details the status of projects.

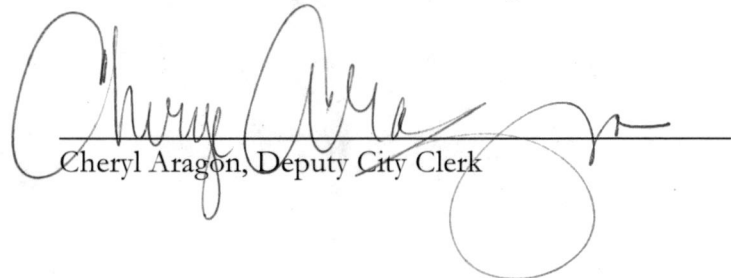
Mr. Hemesath went on to advise that this years' CIP has 136 projects for a total of \$200,172,893 and proceeded to review the completed and on-going projects from Public Works and Culture, Parks & Recreation, as well as provided an update on the Keep Greeley Moving Tax.

4. SCHEDULING OF MEETINGS, OTHER EVENTS

No additional meetings, or other events were scheduled.

Councilmember Fitzsimmons moved, seconded by Councilmember Suniga to move into Executive Session for purposes discussing personnel who report to the City Council, to conduct the City Attorney's Annual Performance Review, as provided for under C.R.S. 24-6-402(4)(f) and Greeley Municipal Code Section 2.04.020(6)a. The motion carried: 7-0

There being no further business to come before the Council, Mayor Gates adjourned the meeting at 6:38 p.m. and moved into Executive Session. The Executive Session adjourned at 7:48 p.m.



Cheryl Aragon, Deputy City Clerk