

**MINUTES**  
**Town of Crested Butte**  
**Regular Town Council Meeting**  
**Monday, October 20, 2025**

Mayor Billick called the meeting to order at 7:00PM.

Council Members Present: Mayor Ian Billick, John O'Neal, Anna Fenerty, Beth Goldstone, and Gabi Prochaska

Kent Cowherd (via Zoom) (for part of the meeting). Cowherd voted on all motions.

Staff Present: Town Attorney Karl Hanlon, Town Manager Dara MacDonald, Town Clerk Lynelle Stanford, and Community Development Director Mel Yemma

Interim Finance Director Rob Sweeney, Public Works Director Shea Earley, Parks, Recreation, Open Space and Trails Director Janna Hansen, Dannah Leeman Gore (via Zoom), Town Planner III Jessie Earley (via Zoom) (for part of the meeting)

**APPROVAL OF AGENDA**

Fenerty moved and Prochaska seconded a motion to approve the agenda. A roll call vote was taken with all voting, "Yes." Motion passed unanimously.

**CONSENT AGENDA**

**1) October 6, 2025 Regular Town Council Meeting Minutes.**

*Staff Contact: Deputy Town Clerk/Licensing Clerk Eric Treadwell*

**2) Kapushion Spehar Wetlands Funding Agreement with the Crested Butte Land Trust.**

*Staff Contact: Recreation, Trails, and Open Space Supervisor Joey Carpenter*

**3) Award of Professional Services Agreement to MIG, Inc. for the Town of Crested Butte Design Standards Update Project 2025.**

*Staff Contact: Community Development Director Mel Yemma*

**4) Resolution No. 29, Series 2025 - A Resolution of the Town Council of the Town of Crested Butte, Colorado, Authorizing the Town Manager to Execute All Documents Related to the Purchase of 828 Gothic Ave, #1A in Crested Butte.**

*Staff Contact: Housing Director Erin Ganser*

**5) Resolution No. 30, Series 2025 - A Resolution of the Crested Butte Town Council, Directing Town Code Enforcement Staff Not to Enforce Occupancy Limits in a Single-Family Dwelling Based on Familial Relationship.**

*Staff Contact: Community Development Director Mel Yemma*

**6) Resolution No. 31, Series 2025 - A Resolution of the Crested Butte Town Council Approving the Contract for Use of the Big Mine Ice Arena by Gunnison Valley Hockey Association for the 2025-2026 Winter Season.**

*Staff Contact: Parks, Recreation, Open Space, and Trails Director Janna Hansen*

Prochaska moved and Goldstone seconded a motion to approve the Consent Agenda. A roll call vote was taken with all voting, "Yes." **Motion passed unanimously.**

**PUBLIC COMMENT**

None

**STAFF UPDATES**

MacDonald added updates. MacDonald, Shea Earley, and Hansen answered questions.

**LEGAL MATTERS**

Hanlon updated.

**PUBLIC HEARING**

**1) (Second Reading) Ordinance No. 11, Series 2025 - An Ordinance of the Crested Butte Town Council Approving the Lease of Property at 409 2<sup>nd</sup> Street to Six Points Evaluation and Training, Inc.**

*Staff Contact: Property Manager RaeMarie Barry*

Billick opened the public hearing. There were no comments, and the public hearing was closed.

Fenerty moved and Prochaska seconded a motion to approve Ordinance No. 11, Series 2025. A roll call vote was taken with all voting, "Yes." **Motion passed unanimously.**

**NEW BUSINESS**

**1) Mt. Crested Butte Water and Sanitation's Failure to Pay for Biosolids.**

*Staff Contact: Town Attorney Karl Hanlon, Town Manager Dara MacDonald, and Public Works Director Shea Earley*

Hanlon outlined background regarding the agenda item. The plan moving forward is to enter Executive Session on November 3, 2025, and return to make a final determination.

**2) Gunnison Valley Regional Housing Authority (GVRHA) Transition Discussion: Deed Restriction Administration and GreenDeed.**

*Staff Contact: Community Development Director Mel Yemma and Sustainability Coordinator Dannah Leeman*

The placeholder figures listed under the Financial Impact section of the staff report have been retained. Staff will further evaluate options and return to Council with recommendations and potential agreements for consideration.

**3) Discussion Regarding Increasing Costs of Private Health Insurance Premiums and the Impact and Role of Local Health System on Those Costs.**

***Staff Contact: Town Manager Dara MacDonald***

Billick noted that Magner was travelling and absent from the meeting, and Cowherd, who was on Zoom, left the meeting.

Jason Amrich, Chief Executive Officer, of Gunnison Valley Health, was present at the meeting, spoke to Council, and fielded questions.

**COUNCIL REPORTS AND COMMITTEE UPDATES**

Fenerty updated and Billick elaborated regarding Mountain Express.

**OTHER BUSINESS TO COME BEFORE THE COUNCIL**

The Council discussed expanding access to housing at the Ruby and agreed to discuss an exemption for the real estate transfer tax (RETT).

**DISCUSSION OF SCHEDULING FUTURE WORK SESSION TOPICS AND COUNCIL MEETING SCHEDULE**

- Monday, November 3, 2025 - 6:00PM Work Session - 7:00PM Regular Council
- Monday, November 17, 2025 - 6:00PM Work Session - 7:00PM Regular Council
- Monday, December 1, 2025 - 6:00PM Work Session - 7:00PM Regular Council

**ADJOURNMENT**

Mayor Billick adjourned the meeting at 9:23PM.

Ian Billick

Ian Billick, Mayor

Lynelle Stanford

Lynelle Stanford, Town Clerk (SEAL)

