

***THE OCTOBER 9, 2018 COUNCIL PACKET MAY BE VIEWED
BY GOING TO THE TOWN OF FRISCO WEBSITE.***

**RECORD OF PROCEEDINGS
WORK SESSION MEETING AGENDA OF THE
TOWN COUNCIL OF THE TOWN OF FRISCO
OCTOBER 9, 2018
4:00PM**

- Agenda Item #1: Summit Fire and EMS Ballot Question Discussion 4:00pm
- Agenda Item #2: Park-let Demonstration Project Debrief 4:15pm
- Agenda Item #3: Short Term Rental Regulation Follow-Up and Recap of Public Comments 4:30pm
- Agenda Item #4: Marketing and Special Events Discussion 5:30pm

**RECORD OF PROCEEDINGS
REGULAR MEETING AGENDA OF THE
TOWN COUNCIL OF THE TOWN OF FRISCO
OCTOBER 9, 2018
7:00PM**

**STARTING TIMES INDICATED FOR AGENDA ITEMS ARE ESTIMATES ONLY AND
MAY CHANGE**

Call to Order:

Gary Wilkinson, Mayor

Roll Call:

Gary Wilkinson, Jessica Burley, Daniel Fallon, Rick Ihnken, Hunter Mortensen, Deborah Shaner, and Melissa Sherburne

Public Comments:

Citizens making comments during Public Comments or Public Hearings should state their names and addresses for the record, be topic-specific, and limit comments to no longer than three minutes.

NO COUNCIL ACTION IS TAKEN ON PUBLIC COMMENTS. COUNCIL WILL TAKE ALL COMMENTS UNDER ADVISEMENT AND IF A COUNCIL RESPONSE IS APPROPRIATE THE INDIVIDUAL MAKING THE COMMENT WILL RECEIVE A FORMAL RESPONSE FROM THE TOWN AT A LATER DATE.

Mayor and Council Comments:

Staff Updates:

Proclamation:

Day Without Water Proclamation

Consent Agenda:

Minutes September 25, 2018 Meeting

Town Lease Agreement of Lot B-2 from Frisco Sanitation District

Resolution 18-17, Establishment of Frisco Historic Park and Museum Preservation Fund

Resolution 18-18, Adoption of Frisco Historic Park and Museum Strategic Plan

New Business:

Agenda Item #1: First Reading, Ordinance 18-11, an Ordinance Levying General Property Taxes for the Year 2018 to Help Defray the Cost of Government for the Town of Frisco, Colorado for the 2019 Budget Year STAFF: BONNIE MOINET 1) MAYOR OPENS PUBLIC HEARING 2) STAFF REPORT 3) PUBLIC COMMENTS 4) MAYOR CLOSSES PUBLIC HEARING 5) COUNCIL DISCUSSION 6) MOTION MADE 7) MOTION SECONDED 8) DISCUSSION ON MOTION 9) QUESTION CALLED

Agenda Item #2: First Reading, Ordinance 18-12, Appropriating Sums of Money to the Various Funds and Spending Agencies, in the Amount and for the Purposes as Set Forth Below for the Town of Frisco, Colorado for the 2019 Budget Year STAFF: BONNIE MOINET 1) MAYOR OPENS PUBLIC HEARING 2) STAFF REPORT 3) PUBLIC COMMENTS 4) MAYOR CLOSSES PUBLIC HEARING 5) COUNCIL DISCUSSION 6) MOTION MADE 7) MOTION SECONDED 8) DISCUSSION ON MOTION 9) QUESTION CALLED

Old Business:

Agenda Item #3: Second Reading Ordinance 18-09, An Ordinance Amending Chapters 127 and 180 of the Code of Ordinances of the Town of Frisco, Concerning General Offenses and the development of Land, Respectively, By Adding a New Section 127-53, Concerning Standards and Limitations on the Creation of Noise Within the Town, and By Deleting Section 180-6.20.3, Concerning Construction Noise STAFF: JOYCE ALLGAIER 1) MAYOR OPENS PUBLIC HEARING 2) STAFF REPORT 3) PUBLIC COMMENTS 4) MAYOR CLOSSES PUBLIC HEARING 5) COUNCIL DISCUSSION 6) MOTION MADE 7) MOTION SECONDED 8) DISCUSSION ON MOTION 9) QUESTION CALLED

Executive Session:

Agenda Item #4: Executive Session Pursuant to C.R.S. 24-6-402(4)(f), Concerning Personnel Matters

Adjourn:



TOWN COUNCIL STAFF REPORT

P.O. Box 4100 ♦ FRISCO, COLORADO 80443

TO: MAYOR AND TOWN COUNCIL

FROM: CHAD MOST, REVENUE SPECIALIST

RE: SHORT-TERM RENTAL (STR) REGULATORY UPDATE COMMUNITY FEEDBACK

DATE: OCTOBER 9, 2018

Background: As part of the ongoing process of updating regulations governing short-term vacation rentals in the Town of Frisco, staff solicited community feedback to better inform the final ordinance. Staff held three stakeholder meetings and one community open house discussion, collected public feedback via comment cards, written community surveys and an online survey, in addition to comments received through direct e-mails. Stakeholder groups included the Business Advisory Group, property management firms, realtors and current, licensed owners of short-term rentals. Staff shared a short presentation with these groups and the general public delineating the reasons behind a regulatory update, the goals of such an update and the possible tools at the Town's disposal to achieve these goals. Stakeholders were asked to provide feedback as to whether the goals staff had originally set were worthwhile and whether the tools staff proposed utilizing were valid. Staff also solicited more general comments outside of the static survey questions.

The original survey was released on 9-20-18, but did not include a question in regards to a respondent's status as an owner of a short-term rental or non-STR owner who lived in a neighborhood impacted by short-term rentals. The survey was then updated on 9-26-18 to include that question, giving staff the ability to break down further responses based on the answer. Staff then aggregated the results based on responses received through 12:00 pm on 10-4-18.

The survey questions were as follows:

- 1 – Please select one answer below regarding your involvement with the short-term rental industry:
 - a. Own a short-term rental unit in Frisco
 - b. Manage one or more short-term rentals in Frisco
 - c. Do not own or manage a short-term rental, but live in a Frisco neighborhood impacted by short-term rentals
 - d. Own or manage a short-term rental elsewhere
 - e. Do not own or manage a short-term rental, but live in a neighborhood outside Frisco that is impacted by short-term rentals
 - f. None of the above

- 2 – Mark all community goal statements that you AGREE with as they relate to the regulation of Short-term Rentals (STR).
 - a. Ensure compliance and a level playing field for STR owners
 - b. Reduce negative neighborhood impacts and better track complaints
 - c. Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors

- d. Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing

3 – Mark all community goal statements that you DISAGREE with as they relate to the regulation of STRs.

- a. Ensure compliance and a level playing field for STR owners
- b. Reduce negative neighborhood impacts and better track complaints
- c. Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors
- d. Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing

4 – Should the Town require each STR unit to be licensed? Yes or No

5 – Should the Town consider limits on the occupancy of STR units? Yes or No

6 – Should the Town, in conjunction with Summit County and other Summit County municipalities, implement a 24-hrs/day, 7-days/wk hotline to better track and resolve ALL neighborhood nuisance complaints? Yes or No

7 – Should the Town require an STR owner or a duly appointed agent to be available 24-hrs/day, 7-days/wk via telephone or e-mail to resolve complaints in a timely manner? Yes or No

8 – Should the Town require an STR owner or a duly appointed agent to be available for ON-SITE response to complaints 24-hrs/day, 7-days/wk? Yes or No

9 – Should the Town require that STR owners provide guests with basic information, such as a unit's physical address, emergency services contacts, available parking spaces, trash and recycling disposal guidelines, good neighbor policies, etc.? Yes or No

10 – Should the Town require STR owners to certify that basic life safety standards, such as the provision of working smoke/carbon monoxide detectors, are met? Yes or No

11 – Additional questions, concerns, comments and/or suggestions:

In all, staff received 21 written comment cards and 44 written surveys (21 of which provided detailed comments for question 11), 208 online survey responses (104 of which provided detailed comments for question 11), and an additional 22 detailed e-mails containing direct feedback.

Analysis: Staff has provided raw survey data and full public comments as an attachment to this report for Council's review.

Staff has aggregated the survey responses based on the breakdown between those who identified themselves as being an STR owner, manager or realtor, those that identified themselves as not being an owner or manager of an STR, and those who were either not given the opportunity to differentiate themselves (based on the initial survey construction) or chose not to.

The results are below:

UNIDENTIFIED - 145	Agree/Yes	Agree/Yes %	Disagree/No	Disagree/No %	No Response
Goal 1 - Ensure Compliance	107	74%	26	18%	12
Goal 2 - Reduce Impacts	110	76%	22	15%	13
Goal 3 - Safety/Good Neighbor	111	77%	25	17%	9
Goal 4 - Analyze/Communicate	95	66%	41	28%	9
Eliminate Umbrella License	103	71%	41	28%	1
Occupancy Limits	79	54%	65	45%	1
Complaint Hotline	65	45%	77	53%	3
Phone/E-mail Resolution	88	61%	56	39%	1
On-Site Resolution	35	24%	109	75%	1
Basic Information	125	86%	18	12%	2
Life Safety Self-Certification	111	77%	32	22%	2

STR OWNERS/MGRS - 58	Agree/Yes	Agree/Yes %	Disagree/No	Disagree/No %	No Response	Write-in
Goal 1 - Ensure Compliance	50	86%	6	10%	2	
Goal 2 - Reduce Impacts	45	78%	8	14%	5	
Goal 3 - Safety/Good Neighbor	49	84%	6	10%	3	
Goal 4 - Analyze/Communicate	39	67%	15	26%	3	1
Eliminate Umbrella License	40	69%	15	26%	3	
Occupancy Limits	28	48%	26	45%		4
Complaint Hotline	20	34%	36	62%	1	1
Phone/E-mail Resolution	31	53%	27	47%		
On-Site Resolution	4	7%	51	88%	2	1
Basic Information	46	79%	9	16%	3	
Life Safety Self-Certification	41	71%	13	22%	4	

NON-STR OWNERS - 49	Agree/Yes	Agree/Yes %	Disagree/No	Disagree/No %	No Response
Goal 1 - Ensure Compliance	27	55%	9	18%	13
Goal 2 - Reduce Impacts	40	82%	2	4%	7
Goal 3 - Safety/Good Neighbor	40	82%	5	10%	4
Goal 4 - Analyze/Communicate	33	67%	10	20%	6
Eliminate Umbrella License	38	78%	11	22%	0
Occupancy Limits	37	76%	12	24%	0
Complaint Hotline	35	71%	14	29%	0
Phone/E-mail Resolution	39	80%	10	20%	0
On-Site Resolution	23	47%	26	53%	0
Basic Information	45	92%	4	8%	0
Life Safety Self-Certification	41	84%	8	16%	0

In addition, staff has attempted to categorize the concerns raised in the written comments provided:

WRITTEN COMMENTS	
Support Town's Current Approach	24
More STR Regulation is Needed	22
STRs and Non-STRs Should Be Treated Equally	13
Existing Law is Adequate	13
STRs Should Be Limited/Banned	12
Do Not Overregulate	11
Stay Out of Civil Disputes/HOAs Should Handle	9
Local Agent Unnecessary/Overburdensome	8
STRs Support Local Economy	8
Limiting STRs Will Positively Impact LTRs	7
Delay New Regulations/More Study Needed	7
Occupancy Limits Are Necessary	6
Occupancy Limits Unnecessary/Infringe on Rights	6
Limiting STRs Will Not Impact LTRs	5
Survey is Biased/Unscientific/Meaningless	5
STRs Are Essential For Defraying Owner Costs	5
Compliant STRs Shouldn't Bear Cost of Updates	4
Any Regulations Violate Property Rights	3
STR Regulations Will Decrease Property Values	3
Local Agent is Necessary	2
Not Enough Notice Before STR Meetings	1
Complaint Hotline Unnecessary	1

Summary: While staff acknowledges that the survey results and written comment collection processes were neither wholly scientific nor provide a statistically valid sample of Frisco voters or all possible stakeholders, the gathering of public feedback, in whichever form it takes, is a vital function of Town government. The results above indicate a fairly high level of participation based on prior public processes. It is clear that the discussion of additional STR regulation is a high priority for those who responded.

In general, the results indicate that a healthy majority of respondents support the Town's currently proposed approach, in particular the goals of such a regulatory update, referenced above. Most of the tools to achieve those goals, including the elimination of umbrella licensing (requiring each unit to hold a license), the requirement for an owner or agent to be available by phone or e-mail to resolve complaints, the requirement for an owner to communicate basic life safety and good neighbor policy information, and the requirement for an owner to self-certify that the STR meets basic life safety standards, each received strong support, even from those in the industry. Occupancy limits received less support. The proposed complaint hotline, somewhat surprisingly, garnered even less support. Not surprisingly, the on-site owner or agent complaint response received the least amount of support across all groups.

It is clear, based on both the survey results and the written comments, that most respondents support an updated regulatory framework for STRs, though there are a number of important issues Town Council and staff should be mindful of when finalizing any ordinance language. Those include the equitable treatment of STRs versus non-STR residential uses, government overregulation or intrusion in civil disputes, and the perception amongst some that STRs have had a significantly negative impact on our community character and residential neighborhoods.

Staff Recommendation: Staff recommends that Frisco complete a proposed STR ordinance, based on the goals and the methods for achieving those goals delineated throughout our recent public process. Staff also recommends moving forward with the neighborhood complaint call center, despite reservations from many respondents about its effectiveness. Staff can and will evaluate the call center in the future to determine whether or not it proves to be a useful tool in tracking complaints and analyzing residential nuisances. In addition, staff recommends not moving forward with a requirement for on-site complaint resolution. Staff proposes the finalization of the ordinance over the next two weeks and then presenting the proposed language to Council in a work session on 10-23-18, with a first reading of the new ordinance scheduled for 11-13-18. Staff also recommends the continued analysis of STR impacts on the Frisco community and the ongoing evaluation of the updated regulatory framework's effectiveness in achieving the goals set forth above.

Attachments:

Survey Monkey STR Community Survey Results and Reports
STR Stakeholder Group and Community Open House Written Survey Results
STR Regulatory Update Written Public Feedback – Comment Cards, Letters & E-mail

Town of Frisco Short-Term Rental Community Survey

Q1 Please select one answer below regarding your involvement with the short-term rental industry.

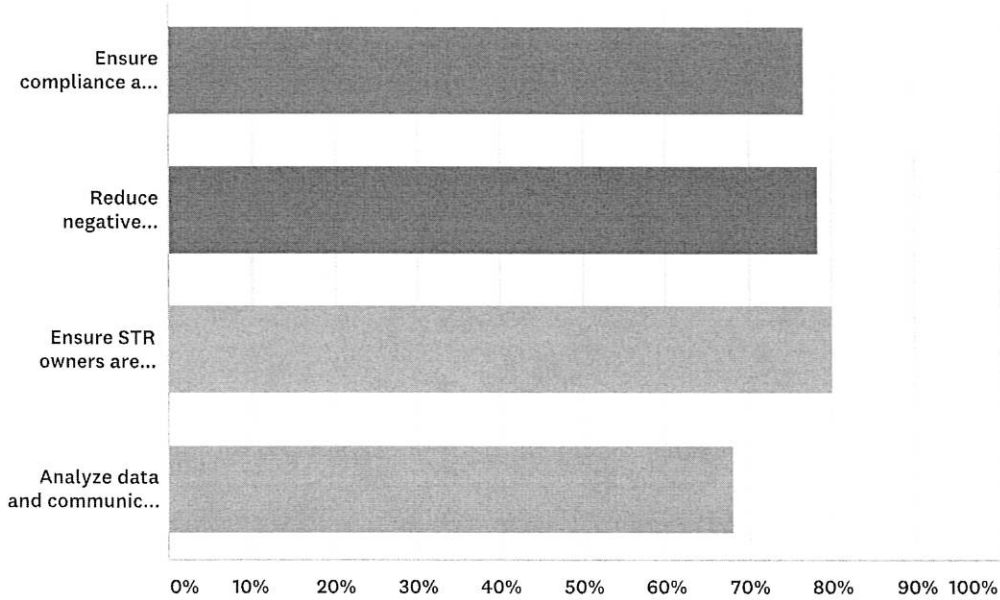
Answered: 0 Skipped: 124

⚠ No matching responses.

ANSWER CHOICES	RESPONSES	
Own a short-term rental unit in Frisco	0.00%	0
Manage one or more short-term rentals in Frisco	0.00%	0
Do not own or manage a short-term rental, but live in a Frisco neighborhood impacted by short-term rentals	0.00%	0
Own or manage a short-term rental elsewhere	0.00%	0
Do not own or manage a short-term rental, but live in a neighborhood outside Frisco that is impacted by short-term rentals	0.00%	0
None of the above	0.00%	0
TOTAL		0

Q2 Mark all community goal statements that you AGREE with as they relate to the regulation of Short-term Rentals (STR)?

Answered: 116 Skipped: 8



ANSWER CHOICES

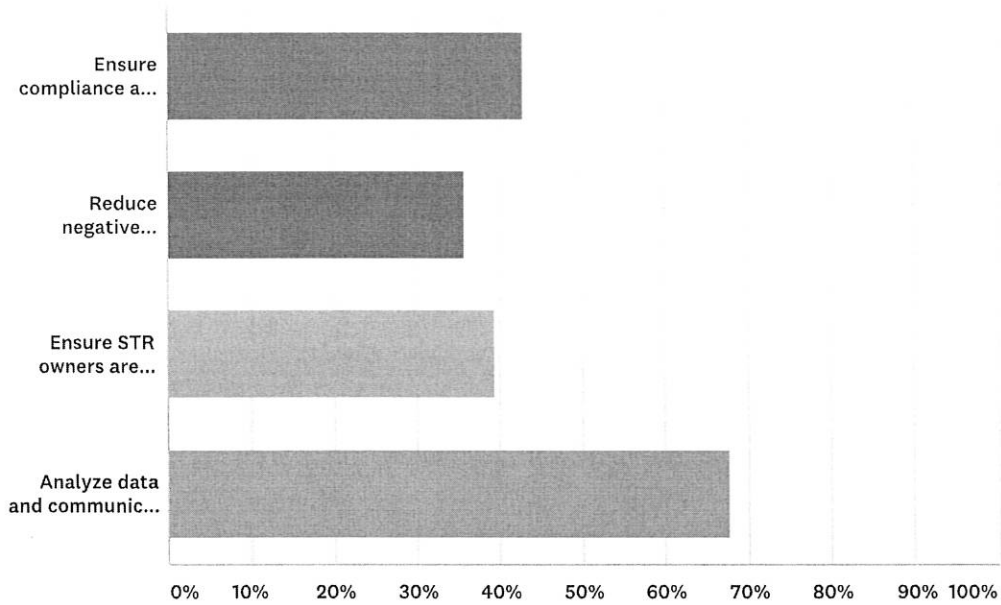
RESPONSES

Ensure compliance and a level playing field for STR owners	76.72%	89
Reduce negative neighborhood impacts and better track complaints	78.45%	91
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	80.17%	93
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	68.10%	79

Total Respondents: 116

Q3 Mark all community goal statements that you DISAGREE with as they relate to the regulation of STRs?

Answered: 56 Skipped: 68



ANSWER CHOICES

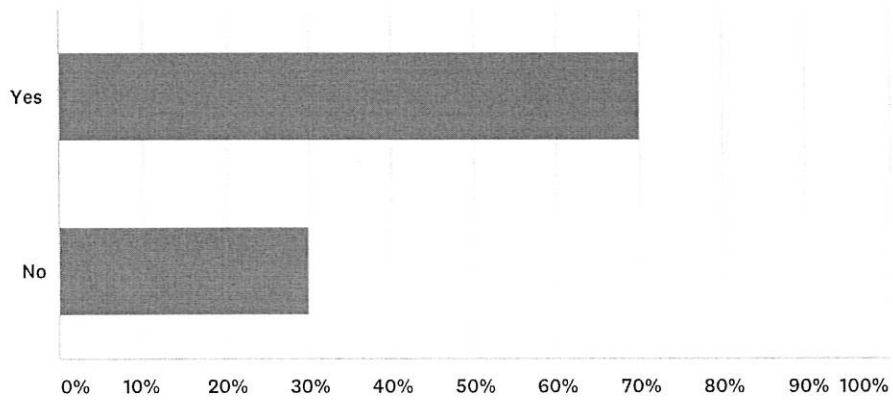
RESPONSES

Ensure compliance and a level playing field for STR owners	42.86%	24
Reduce negative neighborhood impacts and better track complaints	35.71%	20
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	39.29%	22
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	67.86%	38

Total Respondents: 56

Q4 Should the Town require each STR unit to be licensed?

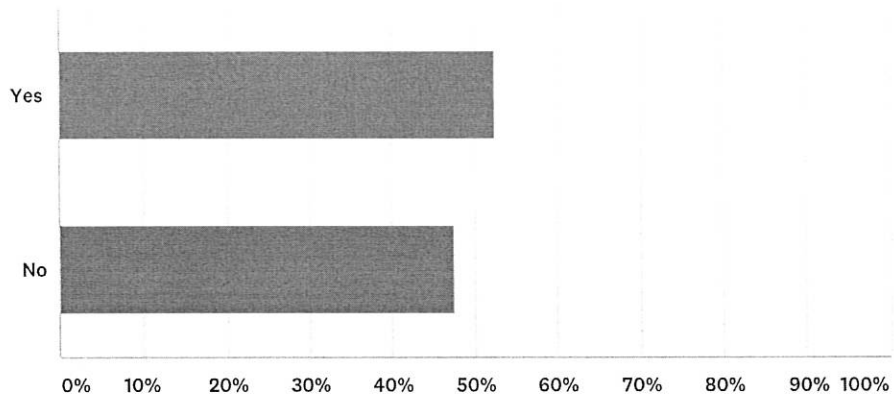
Answered: 124 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	70.16%	87
No	29.84%	37
TOTAL		124

Q5 Should the Town consider limits on the occupancy of STR units?

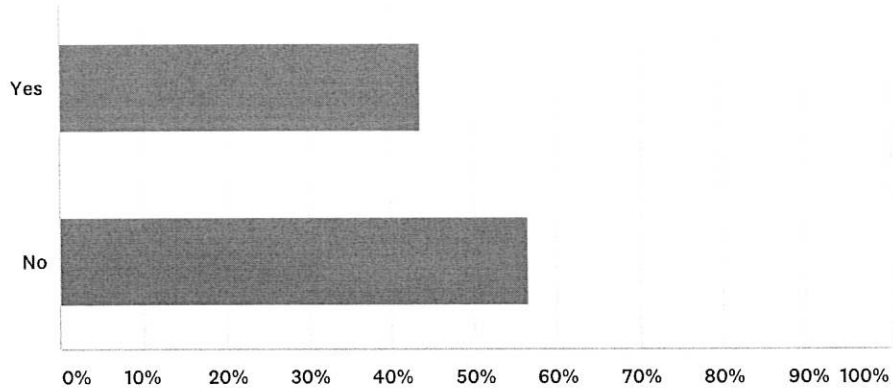
Answered: 124 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	52.42%	65
No	47.58%	59
TOTAL		124

Q6 Should the Town, in conjunction with Summit County and other Summit County municipalities, implement a 24-hours/day, 7-days/week hotline to better track and resolve ALL neighborhood nuisance complaints?

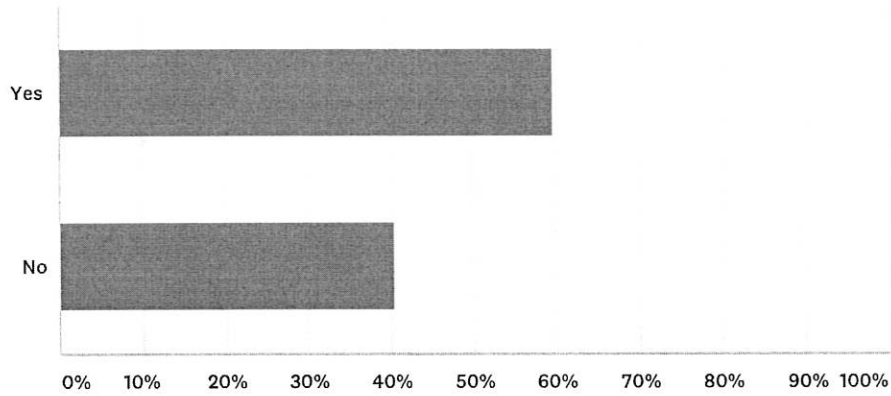
Answered: 122 Skipped: 2



ANSWER CHOICES	RESPONSES	
Yes	43.44%	53
No	56.56%	69
TOTAL		122

Q7 Should the Town require an STR owner or a duly appointed agent to be available 24-hours/day, 7-days/week via telephone or e-mail to resolve complaints in a timely manner?

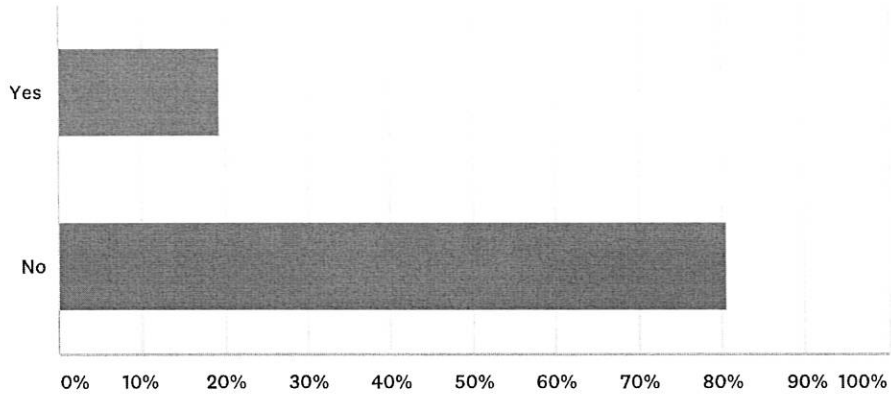
Answered: 124 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	59.68%	74
No	40.32%	50
TOTAL		124

Q8 Should the Town require an STR owner or a duly appointed agent to be available for ON-SITE response to complaints 24-hours/day, 7-days/week?

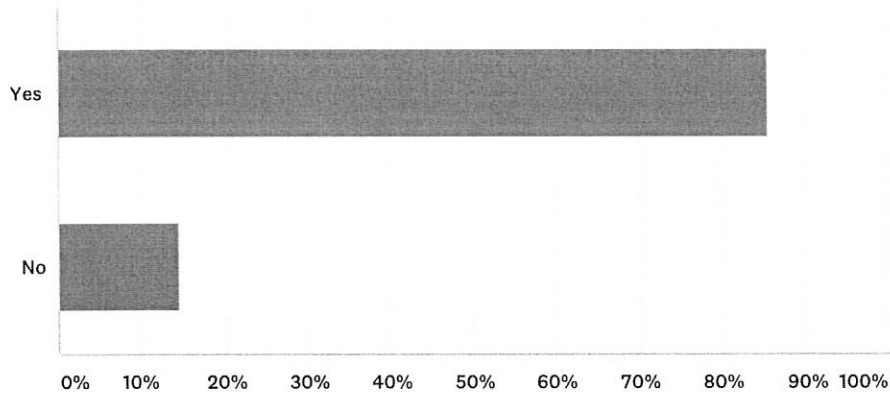
Answered: 124 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	19.35%	24
No	80.65%	100
TOTAL		124

Q9 Should the Town require that STR owners provide guests with basic information, such as the unit’s physical address, emergency services contacts, available parking spaces, trash and recycling disposal guidelines, good neighbor policies, etc.?

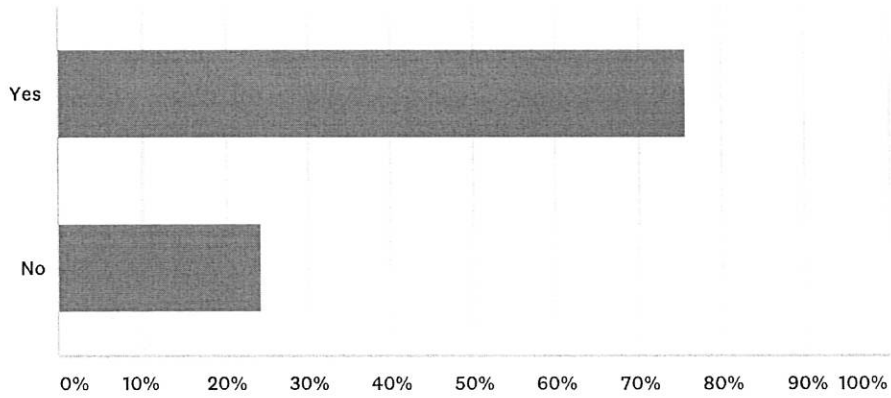
Answered: 124 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	85.48%	106
No	14.52%	18
TOTAL		124

Q10 Should the Town require STR owners to certify that basic life safety standards, such as the provision of working smoke/carbon monoxide detectors, are met?

Answered: 124 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	75.81%	94
No	24.19%	30
TOTAL		124

Town of Frisco Short-Term Rental Community Survey

Q11 Additional questions, concerns, comments and/or suggestions:

Answered: 70 Skipped: 54

#	RESPONSES	DATE
1	There is too much regulation and loss of freedoms. We bought our property because we wanted to spend time in Frisco and Summit County, not because we wanted to rent out our home. We want our home to continue to rise in value. We believe restricting STR's will discourage folks who are like us, but would rent their homes periodically to help with their mortgage or other expenses. On the other hand, their are those would choose not to rent their homes at all, decreasing the inventory available for bringing visitors here who spend their dollars locally to the benefit all of us living here. Leave STRs alone!	9/25/2018 3:43 PM
2	This is John Forest with Bighorn Rentals. We like the idea of everyone paying their sales tax as well as getting extra help with any noise, trash and parking complaints. Once you get to the point where you are tracking complaints, you are going to find that it's a pretty low percentage of problem renters and ask you to hold off on regulation until you have a firm understanding of the type and frequency of problems arising. To that end, putting occupancy limits on properties at this point is very premature when you don't even know what the problems are. It also seems unreasonable to be interfering with people's property rights in general. We would also like to ask that you consider holding renters accountable for violations instead of the property owner who isn't the one causing the problem. Fine the renter for a violation and hopefully they will go stay in Breckenridge next time.	9/25/2018 12:36 PM
3	As a homeowner, a STR means I will be on a beach somewhere and will not be able to respond to any complaints. Everything else listed above is why we police.	9/25/2018 10:00 AM
4	I don't want the town involved in civil disputes. We civil court and lawyers for this.	9/24/2018 8:13 PM
5	There is no evidence that limiting short term rentals will motivate homeowners to go long term. The second home owners buy in Frisco because they want to spend time in Frisco. If they rent long term, then they lose the main reason for their investment. Any limitation will impact real estate value of our current properties.	9/24/2018 8:12 PM
6	Delay implementation of regulations until statistical data is collected.	9/24/2018 7:55 PM
7	Please understand that limiting STR units does not equal more LTR units available! Many of us who rent short term do so in guest rooms only during peak season and would never consider those rooms being used year round full time (or even seasonal LTR). They would simply sit empty and reduce \$ for local to spend locally and result in frwer visitor tourist dollars locally. Its not a one size fits all issue. Better communication and appropriate management and oversight is great - do not make it limiting and unnecessarily onerous!	9/24/2018 5:17 PM
8	What about issues with long term rentals?	9/24/2018 2:45 PM
9	These are pretty basic, the Town should do more to regulate STRs	9/24/2018 2:35 PM
10	When paying taxes, make sure umbrella payments give each individual property information. Work with HOA's about implementing complaint resolution. Make clear nuisance ordinances- noise, lighting, parking. Apply these to LTR and homeowners. Educate neighbors on how to make complaints.	9/24/2018 12:49 PM
11	This shouldn't be an opportunity for the town to identify new sources of income or a need to increase what is already being applied.	9/24/2018 12:41 PM
12	Allowing at least 2-3 hours to respond to concerns/issues due to weather and/or distance to STR unit. This would eliminate need for being pressured into hiring a professional management companies, which are very expensive and would impact income to the town due to increased rental costs resulting in lower rental income and taxes.	9/24/2018 12:06 PM
13	It's very sad that the county is trying to implement a one-size-fits-all bandaid in a county with such different needs and roles. We live in Copper Mountain and own two rental properties here. We all have access to security or the HOA should a complaint be filed.	9/24/2018 11:18 AM
14	Proper visible street address & Fire Extinguishers. Prohibit unauthorized parking.	9/24/2018 9:04 AM

Town of Frisco Short-Term Rental Community Survey

15	A 24/7 local contact is imperative. The contact should be able to respond to the location within 60 minutes. Frisco PD is too busy responding to real emergencies to respond to things like parking issues, etc.	9/24/2018 8:27 AM
16	If rules are established to limit neighborhood disturbances, those rules should apply to short term renters, long term renters, all residents including homeowners & their guests.	9/23/2018 8:35 PM
17	I didn't answer the first questions as they might have been written as: 1. Are you for good; 2. Are you for evil. I agree with Chad's opening remarks that the priority should be on getting your hands around legal compliance and licensing otherwise you're only regulating those who are already in compliance and doing things correctly. Except for the Hot Line which I consider "ill-advised" I like most of other ideas and would gladly as part of my licensing sign a sheet that certifies my compliance. A duly appointed agent etc and response times requested for STRs must be equivalent to what long term renters and Owners are required to do. Further I think any survey results to the questions being asked have no statistical basis and do not provide factual information on which to base changes in the law for STRs only! P.S. The software for question 10 is not working correctly, so I apologize for not proofreading this response.	9/23/2018 10:32 AM
18	I do not feel that regulation is necessary. If you want to discourage short term rentals, resulting in a loss of tax revenue, this is a good way to do it.	9/23/2018 9:33 AM
19	I think STR in Frisco are a great opportunity for home owners who want to earn extra money from their asset, however I do want to ensure the small town feel of this community and not turn into Breckenridge.	9/23/2018 8:33 AM
20	Airbnb already addresses these issues. My rentals are not your concern.	9/23/2018 7:20 AM
21	An analysis of problems related to STRs should be undertaken before implementing regulations related to issues in the questions above. This would include the cost of monitoring and enforcing any new regulations, and where the funding for it would come from.	9/22/2018 7:09 PM
22	While I have answered these questions, they should not be put forth as simple yes/no, agree/disagree answers. The topics are more involved than that. A comment field for each question would have been appropriate. I would have appreciated being able to explain why I answered as I did.	9/22/2018 6:19 PM
23	I think regulating short term vacation rentals is far overdue. I think all the rules and regulations are great except for the occupancy limits, they are too restricting. If we limit occupancy, we are going to be turning away guests who will go elsewhere, like Utah. Think of families traveling with kids, they can't afford to book additional lodging because we limit the occupancy too strictly. I like the idea of requiring a licence and collecting taxes. Second home/investment property owners make a lot of money in our county and the money does not stay in the county, it goes to where these owners live which is not here. Collect taxes and a permit fees and put that money into things like schools and roads. The higher the occupancy, the bigger the permit fee. If the owner wants to cram 12 people in a 2-bedroom condo, make the permit fee higher than a 2-bedroom condo that sleeps 6. Regulate, collect a permit fee, but don't ruin the industry by setting occupancy limits.	9/22/2018 5:47 PM
24	What exactly is the definition of short term rental ?	9/22/2018 5:39 PM
25	Post monthly occupancy rates of registered units	9/22/2018 4:50 PM
26	I believe in creating a reasonable ordinance which requires HOA's to post exterior signs for rules and regs for parking, behavior of residents and guests when using amenities or creating excessive noise at any hour. I do not believe in further taxation through licensing, HOA revenue sharing, rental surcharges by the city or HOA or other such attempts to control owner behavior by forcing hiring of a particular management company.	9/22/2018 2:53 PM
27	These common sense measures will improve the community and offer a safer, better experience for renters as well. 100% support and welcome these changes.	9/22/2018 2:01 PM

Town of Frisco Short-Term Rental Community Survey

28	The way this survey is written it is hard to say "no" to any of the questions. Everyone wants all the things in the survey so you are going to get a skewed response of people saying Yes to everything. What you aren't talking about in this survey is whether the regulations are actually needed and whether the town should be intervening in the short term rental marketplace. Questions that aren't addressed is how much the permit is going to cost? Will the costs be covered by the program's participants? Do we really have problems with the items you are trying address? Are these problems from STR's or are they from long term occupants? (My long term neighbors can't seem to keep the bear out of their garbage and it ends up on my lawn daily.) Another issue that NO ONE is talking about is how more government regulation on short term rentals will decrease property values. Once you hinder or take away the ability for people to use their property freely, you take away value. Many people purchase properties with the expectation of rental income. Occupancy limits, high permitting fees, undue regulation make it more difficult for people to realize their investment goals. I strongly suggest defining the problem first and then creating regulations second. If the hotline will define the problem, then do just that and see what needs to be done.	9/22/2018 1:58 PM
29	This survey is completely one-sided. Please do not tell me what to do with my property.	9/22/2018 1:56 PM
30	STR benefits to owners has been one of the driving forces in bringing investors to Town for nearly 40 years and the backbone of real estate development over the time frame. Owners and rental companies have prospered and rightfully so. They are private business ventures and the Town should keep its beauricratic, liberal nose out of the way.	9/22/2018 12:55 PM
31	In the case of many of these concerns outlined in the survey (noise, parking, trash/litter, safety issues) it is my opinion that most, if not all, can be addressed through existing ordinances, laws and regulations. No further legal or regulatory burdens other than what exist should be implemented. In my eyes Frisco has seen a windfall of financial benefits due to the STR business and the improvements are evident in not only the continued development/beautification of main street but also improvements in many homes in the area as well. Whatever you do, do not implement anything to hinder or discourage the STR industry in the area. Thank you for taking the time to receive our input.	9/22/2018 12:43 PM
32	Utilize existing laws, ordinances and resources to manage issues resulting from STR's. Limited regulations are ok and expected, but vacationers staying in STR's generate a lot of revenue for Frisco and the surrounding towns. It would be a shame to inhibit this benefit in any way.	9/22/2018 12:42 PM
33	STRs are basically hotels. They should operate as such.	9/22/2018 12:36 PM
34	All the questions assume the respondent is in favor of STRs. I am against STRs in Frisco.	9/22/2018 12:27 PM
35	Consider basing occupancy limits on the square footage of the property rather than the # of rooms.	9/22/2018 12:20 PM
36	We don't need more regulations. STRs are not a widespread problem here. If	9/22/2018 12:18 PM
37	STR's are changing our towns (for the worse in my opinion) and a solution to that problem is crucial	9/22/2018 12:18 PM
38	Hopefully more regulations on STR will encourage property owners to rent to local employees instead.	9/22/2018 12:15 PM
39	I don't think it's the towns job to regulate rentals except in a tax or zoning avenue. HOAs can take a more active roll if a neighborhood is having difficulties. Owners should be responsible for their guests and provide necessary info to them but I think regulating this steps beyond the towns authority.	9/22/2018 10:35 AM
40	I have been a STR owner/manager for 7 years without incident. I count on the revenue of my well managed, well maintained property to support myself as a single mother. I make significantly more as a STR -yet accept the significant responsibility that comes with having numerous guests through my property. I hope the town does not make a rash decision that hurts individuals like myself who are working diligently to maintain the beauty of Frisco- help visitors enjoy our area and contribute to the Town's revenue stream. I would be happy to speak at a future meeting but was not able to make the last one due to work. Thank you for this opportunity to share input Chad! - Amy Yutzy mod lodge Frisco modlodgefrisco@gmail.com	9/22/2018 10:02 AM

Town of Frisco Short-Term Rental Community Survey

41	We find the problem to be the owners and property managers who expect most of this responsibility to be on the HOA. Having the responsibility on the HOA is not fare to the people who live and work in this community. In our HOA, we have found the property managers to be extremely demanding and unprofessional. As an HOA we have spoken to the owners and requested they manage their employees (property managers) properly. Unfortunately, the owners stated their top priority is making money, not protecting the overall community. We have already decided to leave Frisco due to the change in environment. We used to live in a nice community with friendly, responsible neighbors. Now we live in a community where some absent owners only care about their business (STR) making money. I am sad as we loved Frisco but no longer feel we are supported. Frisco has become vacation destination, not a place to live and work.	9/22/2018 9:40 AM
42	Some regulation is appropriate but too much will drive out STRs from the area and ultimately hurt the business owners in the Town of Frisco.	9/22/2018 9:32 AM
43	Owners that are already complying with rules and licensing regulations should not carry the financial burden of the owners that are not. I think a penalty should be charged for owners that have knowingly ignored the licensing rules.	9/22/2018 9:21 AM
44	I have an Airbnb lock off on my house and very close neighbors. I personally watch after the Airbnb so neighbors are not adversely affected. I have a neighbor who uses VRBO and the only thing I notice about her guests is a car parked in her driveway. We don't hear and hardly see her guests. I have a friend on Galena Street who was so fed up with short term renters breaking HOA rules and the rental overseer realtor who backed the renters breaking the rules, that she put her townhome on the market despite loving Frisco. We simply have to be good neighbors first. Short term rentals allow us to live here and pay our bills, but if you can't be a good neighbor, that right should be taken away. Owners have to accountable. Renting isn't just about making money, it's about not affecting anyone negatively. FYI, I would love long-term renters, but my first two experiences in Frisco have been horrifying. I charged very cheap rent and my house was treated like a dump. My Airbnb renters have been beyond respectful.	9/22/2018 8:35 AM
45	We are creating a nightmare of regulations.	9/22/2018 8:35 AM
46	We rent short term and think this is a good topic to address. We believe owners, their agent (i.e. local property manager) and HOA management should take responsibility to enforce compliance and not a hotline number. The issue we would like to see addressed is better managing seasonal rentals for workers over occupying the unit, excessive vehicles overflowing parking lots into streets and not abiding by no pet policies. Thank you!	9/22/2018 8:04 AM
47	Defining a STR is hard. If I rent a room to a friend who won't get into his condo till next week, is that a STR? If a condo owner rents his unit to a co-worker for a week, is that a STR that needs a license?	9/21/2018 9:25 PM
48	The Town should NOT be trying to regulate STR. Regulation which already exists in many cases via HOA are the governing body for home owners and first point of contact. We have 7 judicial establishments in the county. That is more than sufficient in terms of enforcing laws leading possibly to overkill. You are possibly stepping outside of your official remit and would advise legal advice for any regulation will likely be challenged by many live outside the county home owners who "dabble" in STR. And lastly.... clearly you are clueless otherwise you would understand that regulation in any shape or format is the road to less not more. less housing would be made available in the STR space and certainly nothing additional would come on the market for long term whether for locals or transitory workforce.	9/21/2018 7:54 PM
49	I believe imposing a license for short term renting clearly violates a property owners rights. If a specific property is zoned for residential use than the owner shall be able to do whatever he please within zoning regulations, such as STR, LTR or primary residence occupancy	9/21/2018 5:14 PM
50	The existing licensing system should be enforced. All other regulation seems redundant and overreaching.	9/21/2018 3:52 PM
51	Short term rental guests should be treated the same as residents and vice versa. All people should be held accountable to the same set of rules.	9/21/2018 3:51 PM
52	Limit the number of STR units available for use. Too many STRs in Summit County and it has severely impacted the number of workforce housing rentals available thus rising long term rental rates	9/21/2018 3:41 PM
53	Question #4 is unclear - do you mean limits on occupancy of individual units or how many units in town can be STRs? Or something else?	9/21/2018 2:28 PM
54	try to minimize regulations and keep it simple	9/21/2018 2:15 PM

Town of Frisco Short-Term Rental Community Survey

55	I'm assuming the police would called for nuisance complaints that would merit it. I'm not sure what other complaints would be reported -	9/21/2018 2:01 PM
56	The law requires smoke detectors so I don't think having someone inspect for that is necessary. I also have managed rentals from afar and don't believe the person who answers the phone needs to be within an hour of the home.	9/21/2018 1:00 PM
57	Short term rentals are a great way for the average american to make additional income and gain wealth. Interference from Government agency's is not needed. If there is a complaint about noise or conduct of a person it should be handled as always by the police who know the law and are there (paid by the people) to enforce it. Affordable housing allows big companies to not have to pay there employees a fair wage. It has always been a natural consequence that people who can't afford to live in the area outside the core and travel in. Consider building housing that for locals only but with no restrictions on appreciation. Our community workers deserves to gain appreciation as well.	9/21/2018 12:56 PM
58	I do worry about over regulating STR's. Having basic owner contact info, ensuring the safety of tenants and being neighborly is important.	9/21/2018 12:50 PM
59	If it isn't broke, don't fix it. There is no compelling reason for new regulations.	9/21/2018 12:31 PM
60	Frisco's entire economy has been based on short term rentals for over 50 years. The only thing that has changed over the past decade is the ability for owners to more easily rent their properties directly. I don't see any need for additional government regulations. Owners are already required to pay taxes and comply with safety rules.	9/21/2018 12:30 PM
61	Regulation is needed.	9/21/2018 12:07 PM
62	ST Rentals have been happening in the county for 40 years, I don't know why now the town needs to get involved.	9/21/2018 12:04 PM
63	minimum regulation is the goal. Existing nuisance ordinances should govern complaints. Minimal interference with property rights should also be the goal.	9/21/2018 11:57 AM
64	I think occupancy should be limited within reason. Bunk rooms etc. should be able to still be utilized as such if there is enough room in the property and parking available	9/21/2018 11:51 AM
65	For question 5, I think the complaints should be tracked before any sort of enforcement protocol is developed	9/21/2018 11:38 AM
66	Although I understand and generally agree with the desire for additional regulation, I would want more DATA to determine what regulations are actually necessary. I stongly disagree with #7. Why should STR owners be treated differently than LTR owners? The vast majority of STR owners -- and guests -- are responsible and never have to deal with (or cause) complaints. To have to be available ONSITE 24/7 is unreasonable and unduely budensome and is not required of LTR owners. This is because if there's a noise complaint that isn't resolved by asking for people to be quiet, the police are likely called. Why should STRs be treated differently than LTRs? Neither STR owners on the front range, nor property managers, would want to be potentially available at 3am to deal with an issue that the police should be handling. In over 15 years of renting STRs and LTRs in Silverthorne and Frisco, I've never had a noise, trash or any other complaint of my tenants or guests and I would bet perhaps the vast majority of STRs similarly cause little if any negative impact on the community. Couldn't there be a citation system where there are additional requirements put on STR owners who have noise, parking or trash complaints? Why regulate STRs in a way that's unnecessary and burdensome unless they are causing negative impacts? Regarding occupancy, not just number of bedrooms but square footage and residence type (e.g., SFH vs condo) and available parking spots should be taken into account. If a SFH has 4500 sq ft with 4 huge bedrooms and rec room that sleeps 4 that house might fit 14 very comfortably, so to arbitrarily say 8 or 10 max (as Summit County is considering) is really unreasonable, and not the same thing as saying no more than 2 or 3 in a 500 sq ft studio. Finally, I couldn't attend the meeting, though I wanted to. I really appreciate Frisco's willingness to reach out to all stakeholders for their input!	9/21/2018 11:31 AM
67	I believe that occupancy limits should be set based on the parking and sleeping capacity of a unit. I own a five bedroom unit that sleeps 16 people. I have parking for 5 vehicles in the garage and driveway. I would not be happy if I was limited to something less. Most of my guest are family reunions or ski teams between thanksgiving and Christmas. I am truly considerate of my neighbors and if there is ever and issue, they can contact me 24/7.	9/21/2018 11:17 AM

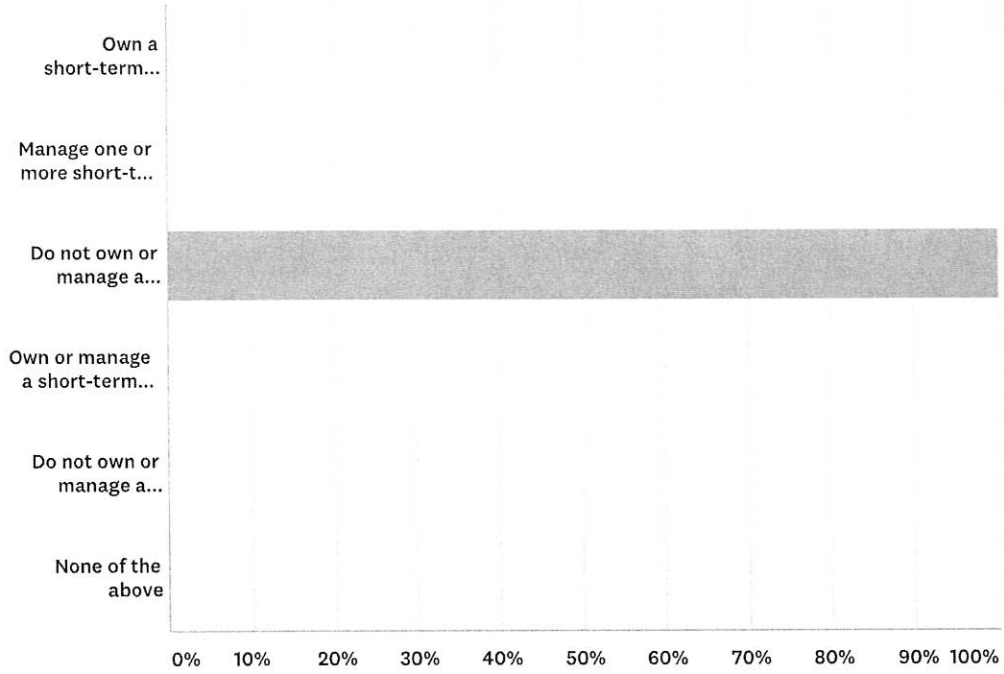
Town of Frisco Short-Term Rental Community Survey

68	a lot of these things weed themselves out because poor hosts get poor reviews and guests don't rent properties with bad reviews. Th other concern would be the amount of Town resources needed to oversee such a program. Many items are already required by state law/building codes (i.e. CO and Smoke detectors.) HOA/PMs already have rules and regulate the nuisances within their communities.	9/21/2018 11:06 AM
69	If limitations are put on STRs, they should apply to all rentals, regardless of the term.	9/21/2018 11:02 AM
70	I think STR units add an additional compliance issue for town staff and if the unit is strictly a STR unit as opposed to owner occupied should pay a commercial license fee and be subject to rules that a commercial lodging business would be.	9/21/2018 10:57 AM

Town of Frisco Short-Term Rental Community Survey

Q1 Please select one answer below regarding your involvement with the short-term rental industry.

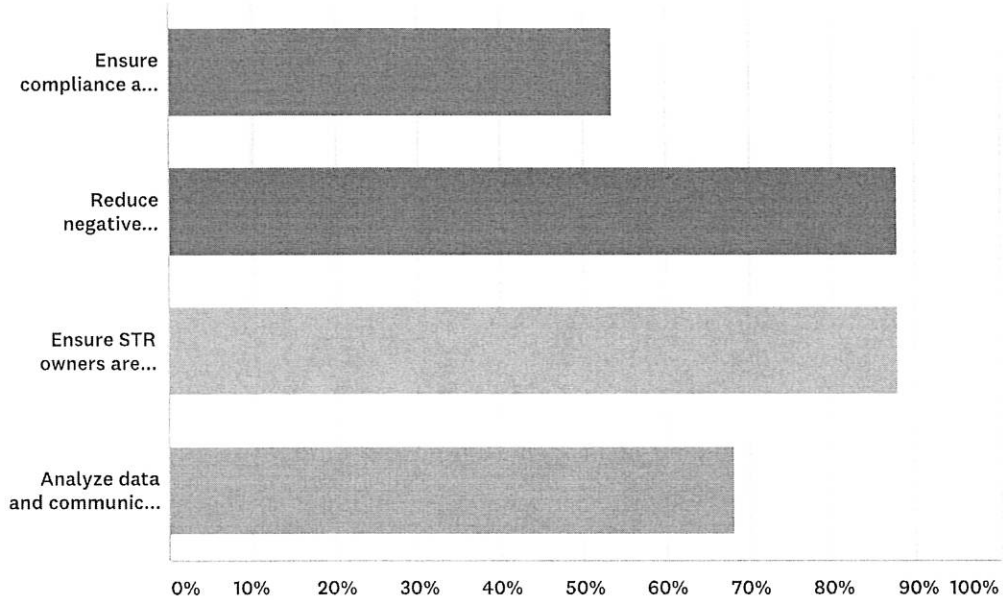
Answered: 42 Skipped: 0



ANSWER CHOICES	RESPONSES	
Own a short-term rental unit in Frisco	0.00%	0
Manage one or more short-term rentals in Frisco	0.00%	0
Do not own or manage a short-term rental, but live in a Frisco neighborhood impacted by short-term rentals	100.00%	42
Own or manage a short-term rental elsewhere	0.00%	0
Do not own or manage a short-term rental, but live in a neighborhood outside Frisco that is impacted by short-term rentals	0.00%	0
None of the above	0.00%	0
TOTAL		42

Q2 Mark all community goal statements that you AGREE with as they relate to the regulation of Short-term Rentals (STR)?

Answered: 41 Skipped: 1



ANSWER CHOICES

RESPONSES

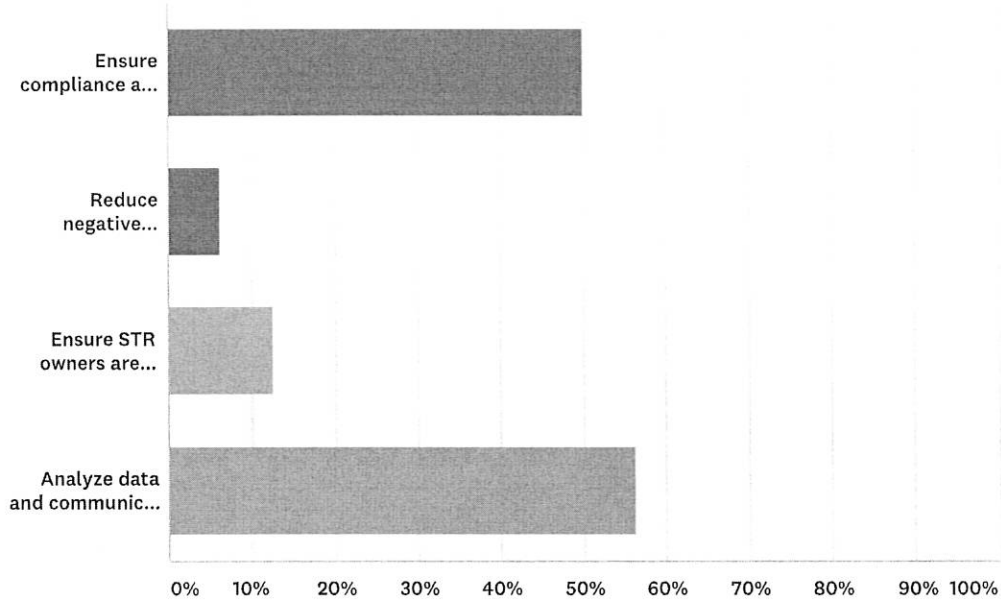
Ensure compliance and a level playing field for STR owners	53.66%	22
Reduce negative neighborhood impacts and better track complaints	87.80%	36
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	87.80%	36
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	68.29%	28

Total Respondents: 41

Town of Frisco Short-Term Rental Community Survey

Q3 Mark all community goal statements that you DISAGREE with as they relate to the regulation of STRs?

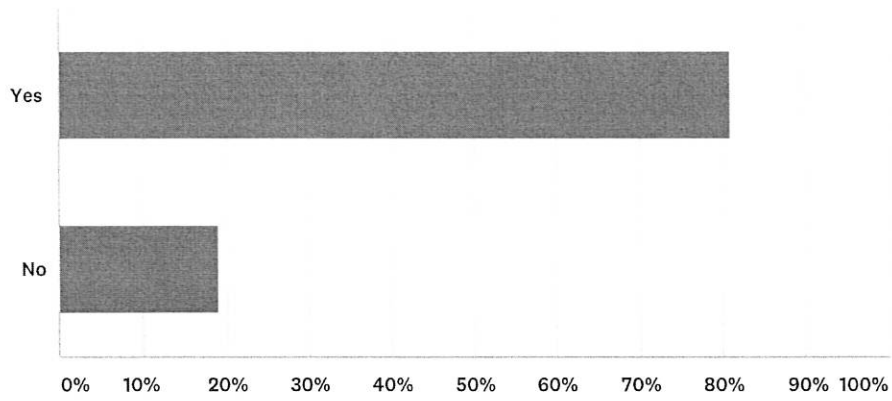
Answered: 16 Skipped: 26



ANSWER CHOICES	RESPONSES
Ensure compliance and a level playing field for STR owners	50.00% 8
Reduce negative neighborhood impacts and better track complaints	6.25% 1
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	12.50% 2
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	56.25% 9
Total Respondents: 16	

Q4 Should the Town require each STR unit to be licensed?

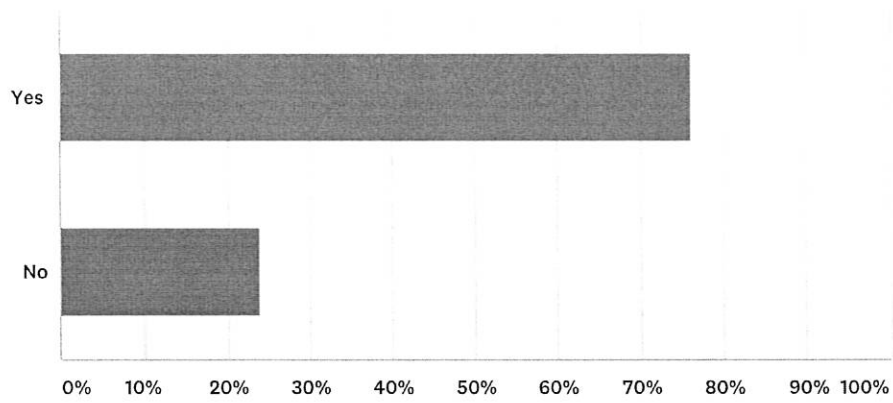
Answered: 42 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	80.95%	34
No	19.05%	8
TOTAL		42

Q5 Should the Town consider limits on the occupancy of STR units?

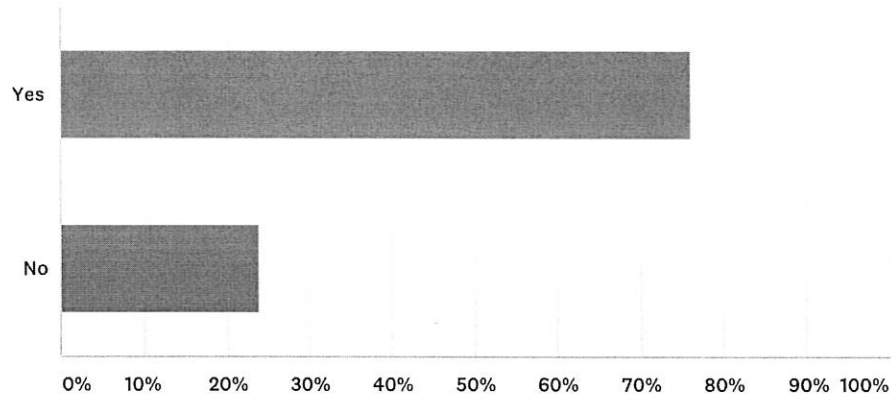
Answered: 42 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	76.19%	32
No	23.81%	10
TOTAL		42

Q6 Should the Town, in conjunction with Summit County and other Summit County municipalities, implement a 24-hours/day, 7-days/week hotline to better track and resolve ALL neighborhood nuisance complaints?

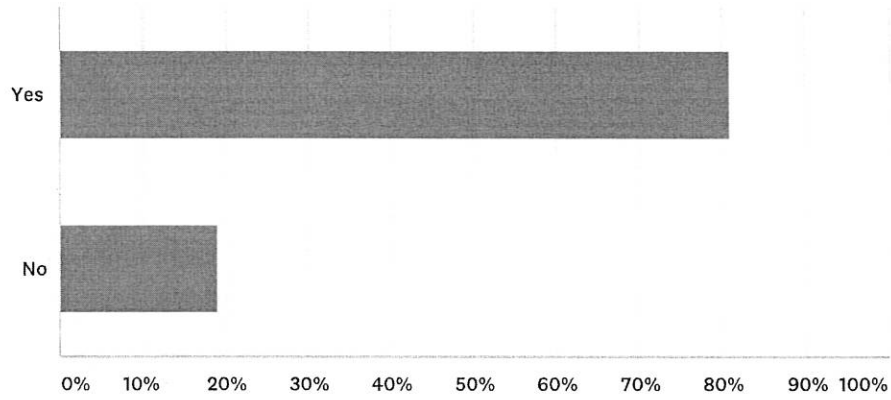
Answered: 42 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	76.19%	32
No	23.81%	10
TOTAL		42

Q7 Should the Town require an STR owner or a duly appointed agent to be available 24-hours/day, 7-days/week via telephone or e-mail to resolve complaints in a timely manner?

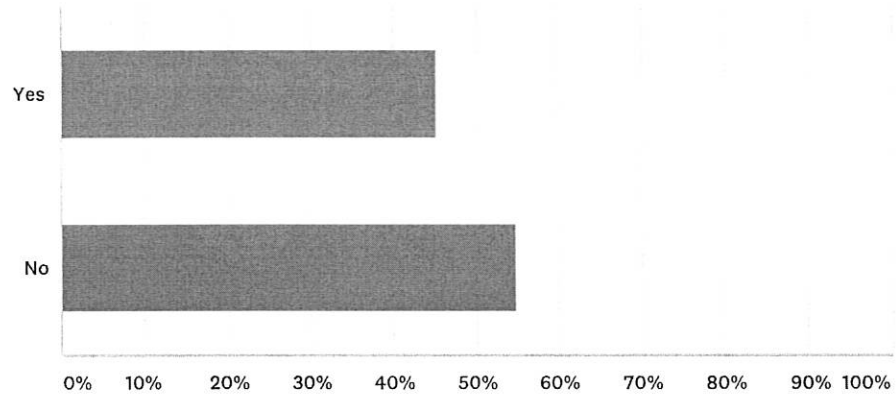
Answered: 42 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	80.95%	34
No	19.05%	8
TOTAL		42

Q8 Should the Town require an STR owner or a duly appointed agent to be available for ON-SITE response to complaints 24-hours/day, 7-days/week?

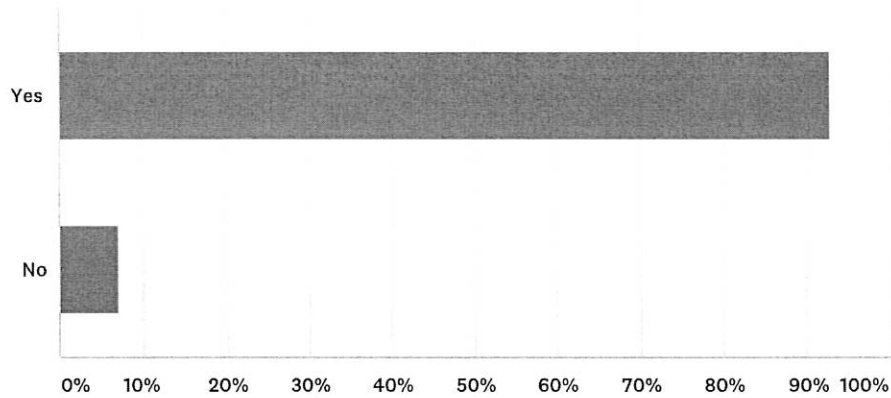
Answered: 42 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	45.24%	19
No	54.76%	23
TOTAL		42

Q9 Should the Town require that STR owners provide guests with basic information, such as the unit’s physical address, emergency services contacts, available parking spaces, trash and recycling disposal guidelines, good neighbor policies, etc.?

Answered: 42 Skipped: 0

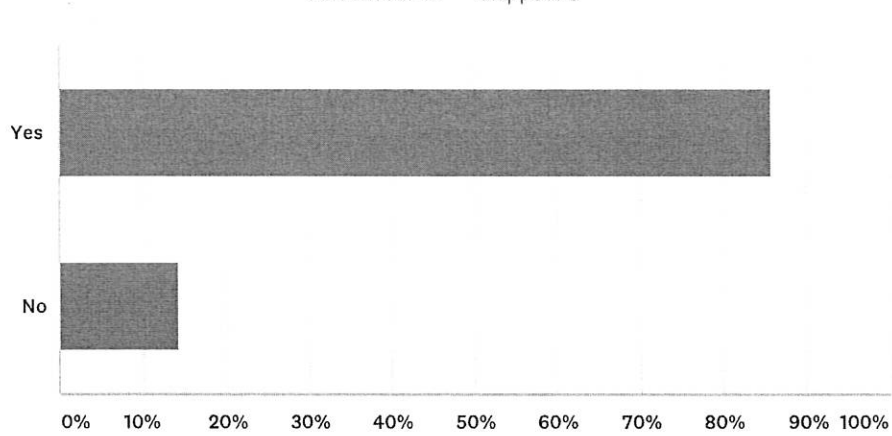


ANSWER CHOICES	RESPONSES	
Yes	92.86%	39
No	7.14%	3
TOTAL		42

Town of Frisco Short-Term Rental Community Survey

Q10 Should the Town require STR owners to certify that basic life safety standards, such as the provision of working smoke/carbon monoxide detectors, are met?

Answered: 42 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	85.71%	36
No	14.29%	6
TOTAL		42

Town of Frisco Short-Term Rental Community Survey

Q11 Additional questions, concerns, comments and/or suggestions:

Answered: 19 Skipped: 23

#	RESPONSES	DATE
1	The Town of Frisco has become noticeably busier in the past 2-3 years with many more visitors in town and on local roads and trails. As the population on the Front Range grows, more and more Front Range residents are inundating our community. It is becoming increasingly harder for locals to afford homes inside the town limits. If we want to protect the character of our town as an authentic place where people actually live, and avoid workforce housing that is forced to spread into outlying areas, the Town will need to regulate the use of homes within town limits to better control the proliferation of STRs and increase the supply of housing that is available to our local workforce. STR ability makes second homeownership a very attractive prospect and we need to reign this in, if we want to protect our community from becoming entirely second homes owned by front range residents and investors. The proposed scope of the current regulations is a good start, and moving forward we need to get a better handle on the scope of STR activity in town and seriously consider limits on this use to protect and preserve Frisco's future as a community where local people can continue to live and work. Don't let Front Range second homeowners, visitors and investors take over our town and drive us all out. We live in a resort economy but there needs to be a thoughtful balance so we also have a town with real people living and working in it.	10/1/2018 2:47 PM
2	Outside/Deck/Patio quiet hours for rentals, please! Quiet hrs after sunset	9/28/2018 8:21 PM
3	Require adequate parking including use of garage, outdoor parking and count required number of spaces by bedroom count and living room, lofts, etc , if used for guests.	9/28/2018 8:04 AM
4	Frisco taxes short term rentals at present. That should be the extent of regulation. Breckenridge's STR policy is obviously driven by lodging special interests. All the necessary governances are in place including a noise ordinance. I DO NOT see this as something FRISCO government needs further involvement in.	9/28/2018 7:12 AM
5	Is there tangible evidence that STR's are causing anyone problems any more than full time residents. Is there a clear police report complaint pattern? Private property is private property. Government should stay away. Frisco has always held HOA matters are HOA matters and they will not become involved. HOA's might be encouraged to have rules for STR's but not fixed regulations.	9/28/2018 2:29 AM
6	collect a high business license tax from STR owners. Give property tax incentives to long term rental owners. increase transfer tax of second home buyers/out of state buyers	9/27/2018 10:42 PM
7	STR have changed the Town, created traffic in an otherwise quiet neighborhood, need to create parking lots for the overflow of cars when a STR advertises that they sleep 20.	9/27/2018 9:39 PM
8	STRs are destroying our neighborhoods and taking up work force housing options.	9/27/2018 5:57 PM
9	Register all STR, collect taxes, protect existing neighborhoods and condo complexes.	9/27/2018 4:56 PM
10	Continue to encourage STR to become LTR that are needed.	9/27/2018 3:03 PM
11	I believe #10 is already covered as these devices are required by law for rentals. Certifying is redundant.	9/27/2018 10:28 AM
12	Basic regulation would not be bad. Guests and owners must be held to certain standards and be accountable but regulation should not mean any undue burdens on owners which would hinder their opportunities with their properties. Licensing would be beneficial so that can pull license from repeat offenders without punishing others with over regulation.	9/27/2018 8:44 AM
13	It seems that no one wants to acknowledge the fact that there are simply TOO many STR's in Frisco. Ask any business owner if they're short-staffed, chances are, they'll say 'yes'. Why is this? Too many STR's driving up the cost of long-term rentals for the workforce. How about limiting the number of STR units each year through a lottery system? Face the facts, Frisco. Take control. If there is no where to live, who is going to bus the tables and wash dishes for all the vacationers? I am a professional making 60k per year so I can afford (begrudgingly) \$900 per month for a bedroom...people who make \$12/hour, cannot. Let's get real.	9/27/2018 8:15 AM

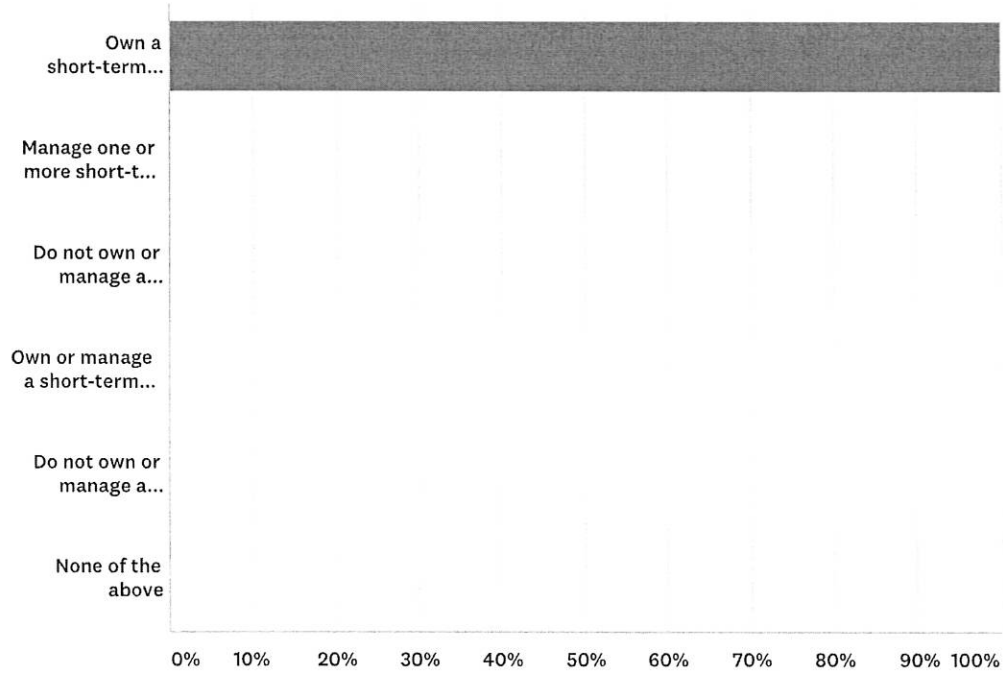
Town of Frisco Short-Term Rental Community Survey

14	<p>Frisco will be a much better place to live when it begins serving the full-time residents who work in this community as opposed to the part-timers who do neither. Our lack of affordable workforce housing is deplorable, and the way renters are treated and effectively held hostage by landlords and property managers is criminal. Serve the working class, or wait your own tables/ groom your own slopes/ police your own children.</p>	9/27/2018 8:07 AM
15	<p>Please put policies in place that protect our neighborhoods from the ongoing challenge of STR. Stop protecting income property owners that don't claim our county or town as a primary residence or we won't have any viable employees for local businesses due to lack of reasonably priced housing.</p>	9/27/2018 8:00 AM
16	<p>Caution: over-regulation will harm housing values.</p>	9/27/2018 7:55 AM
17	<p>Clearly defined neighborhood noise ordinance</p>	9/27/2018 5:54 AM
18	<p>I strongly support the Town working to find ways to incentivize long term rental housing in Frisco for working locals.</p>	9/26/2018 6:00 PM
19	<p>STR's negatively impact neighborhoods. Homeowners are subsidizing those unit owners who do rent. Please impose taxes/user fees/restrictions on these destructive practices</p>	9/26/2018 12:13 PM

Town of Frisco Short-Term Rental Community Survey

Q1 Please select one answer below regarding your involvement with the short-term rental industry.

Answered: 24 Skipped: 0

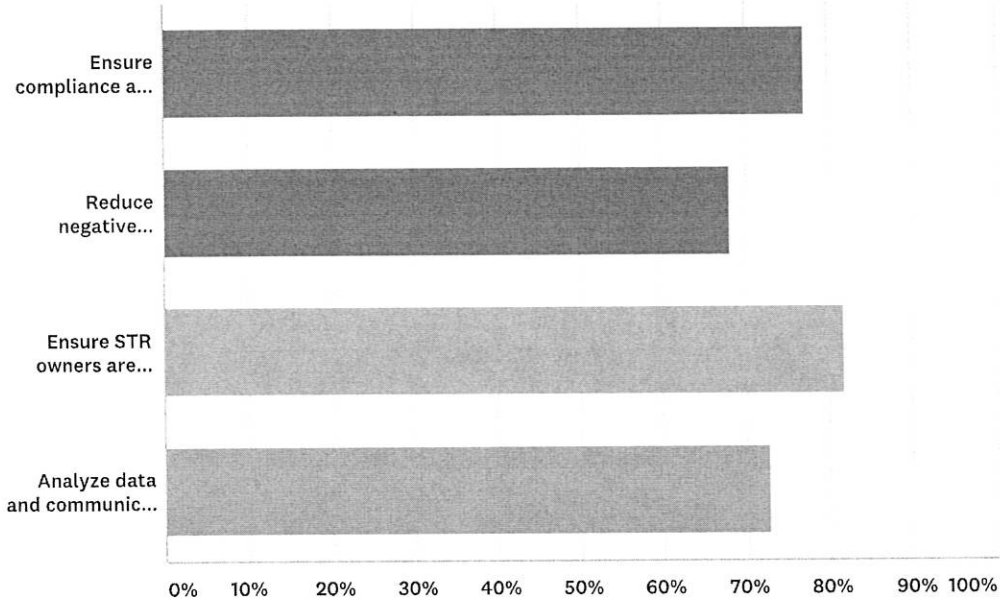


ANSWER CHOICES	RESPONSES	
Own a short-term rental unit in Frisco	100.00%	24
Manage one or more short-term rentals in Frisco	0.00%	0
Do not own or manage a short-term rental, but live in a Frisco neighborhood impacted by short-term rentals	0.00%	0
Own or manage a short-term rental elsewhere	0.00%	0
Do not own or manage a short-term rental, but live in a neighborhood outside Frisco that is impacted by short-term rentals	0.00%	0
None of the above	0.00%	0
TOTAL		24

Town of Frisco Short-Term Rental Community Survey

Q2 Mark all community goal statements that you AGREE with as they relate to the regulation of Short-term Rentals (STR)?

Answered: 22 Skipped: 2

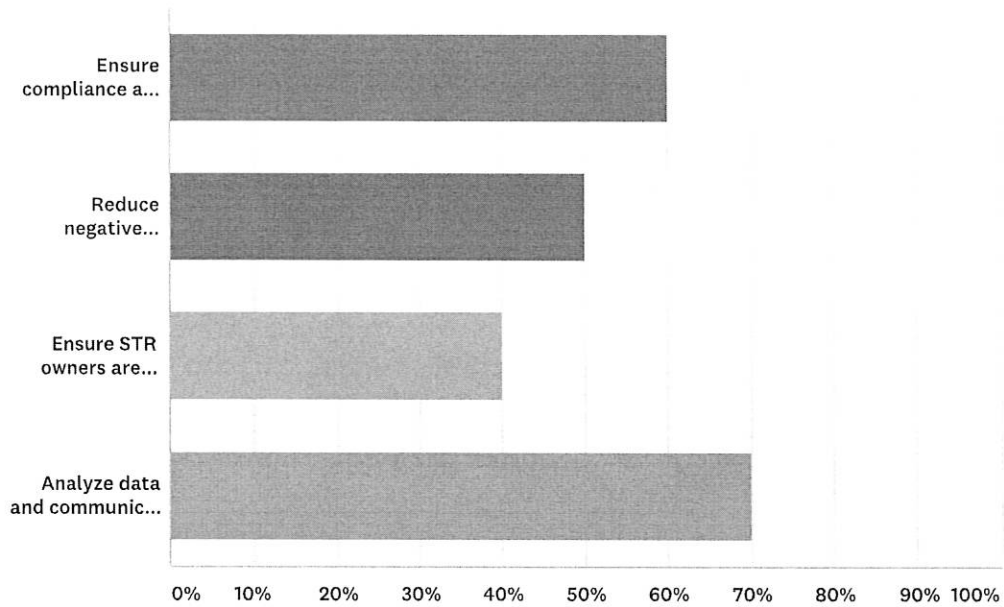


ANSWER CHOICES	RESPONSES	
Ensure compliance and a level playing field for STR owners	77.27%	17
Reduce negative neighborhood impacts and better track complaints	68.18%	15
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	81.82%	18
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	72.73%	16
Total Respondents: 22		

Town of Frisco Short-Term Rental Community Survey

Q3 Mark all community goal statements that you DISAGREE with as they relate to the regulation of STRs?

Answered: 10 Skipped: 14



ANSWER CHOICES

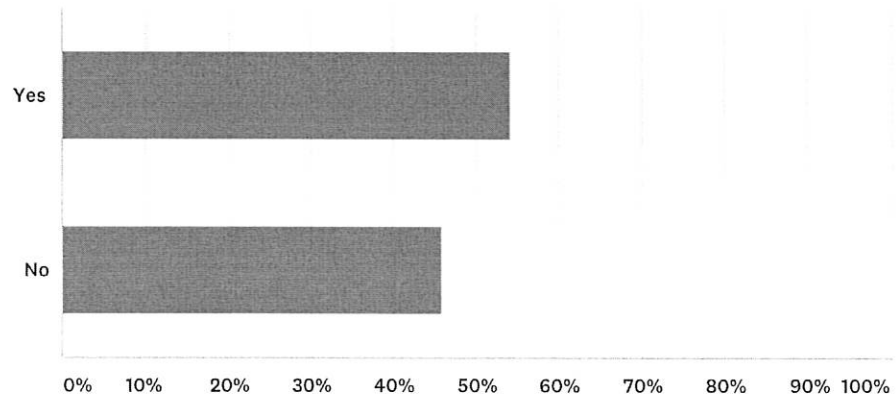
RESPONSES

Ensure compliance and a level playing field for STR owners	60.00%	6
Reduce negative neighborhood impacts and better track complaints	50.00%	5
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	40.00%	4
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	70.00%	7

Total Respondents: 10

Q4 Should the Town require each STR unit to be licensed?

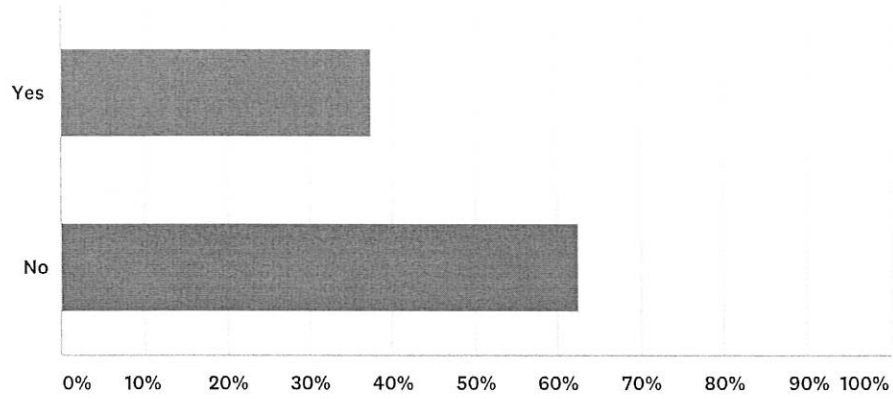
Answered: 24 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	54.17%	13
No	45.83%	11
TOTAL		24

Q5 Should the Town consider limits on the occupancy of STR units?

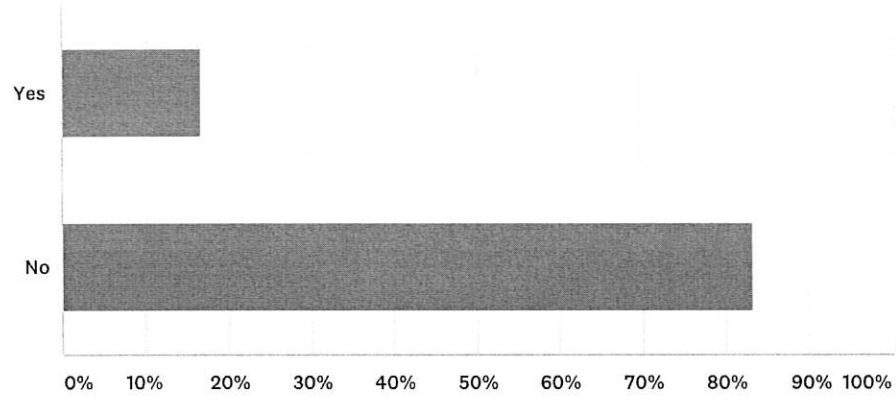
Answered: 24 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	37.50%	9
No	62.50%	15
TOTAL		24

Q6 Should the Town, in conjunction with Summit County and other Summit County municipalities, implement a 24-hours/day, 7-days/week hotline to better track and resolve ALL neighborhood nuisance complaints?

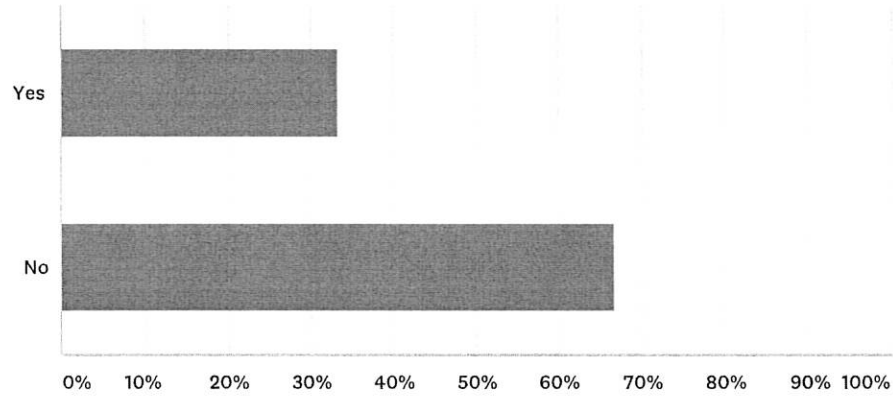
Answered: 24 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	16.67%	4
No	83.33%	20
TOTAL		24

Q7 Should the Town require an STR owner or a duly appointed agent to be available 24-hours/day, 7-days/week via telephone or e-mail to resolve complaints in a timely manner?

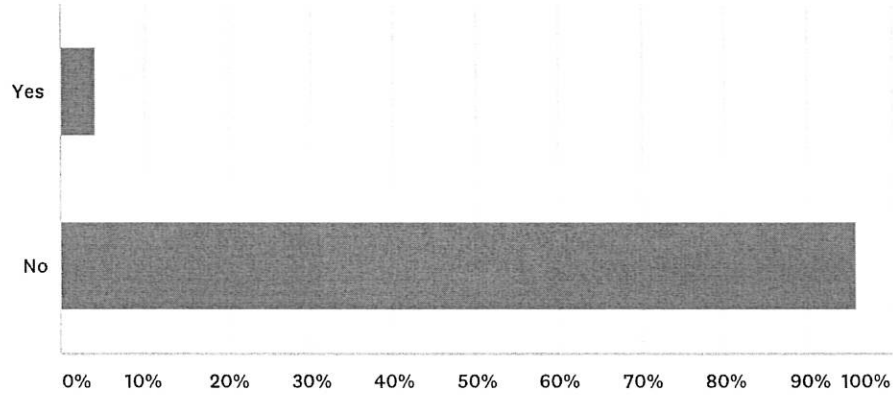
Answered: 24 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	33.33%	8
No	66.67%	16
TOTAL		24

Q8 Should the Town require an STR owner or a duly appointed agent to be available for ON-SITE response to complaints 24-hours/day, 7-days/week?

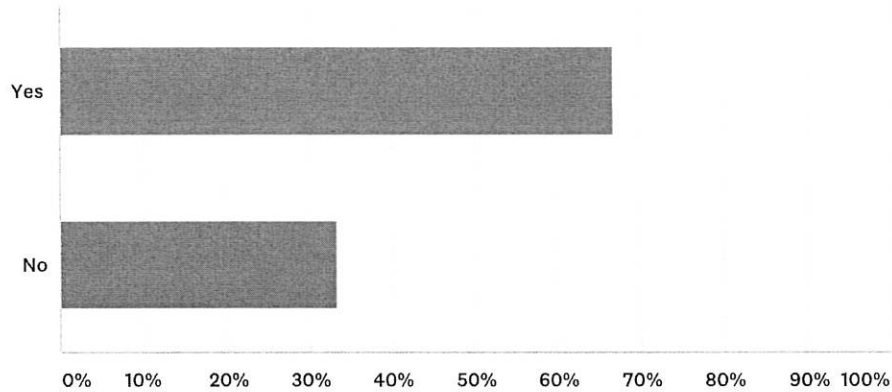
Answered: 24 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	4.17%	1
No	95.83%	23
TOTAL		24

Q9 Should the Town require that STR owners provide guests with basic information, such as the unit’s physical address, emergency services contacts, available parking spaces, trash and recycling disposal guidelines, good neighbor policies, etc.?

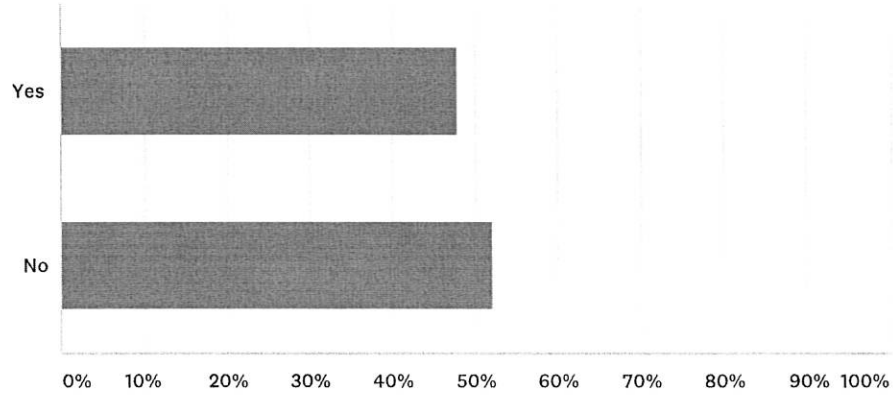
Answered: 24 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	66.67%	16
No	33.33%	8
TOTAL		24

Q10 Should the Town require STR owners to certify that basic life safety standards, such as the provision of working smoke/carbon monoxide detectors, are met?

Answered: 23 Skipped: 1



ANSWER CHOICES	RESPONSES	
Yes	47.83%	11
No	52.17%	12
TOTAL		23

Town of Frisco Short-Term Rental Community Survey

Q11 Additional questions, concerns, comments and/or suggestions:

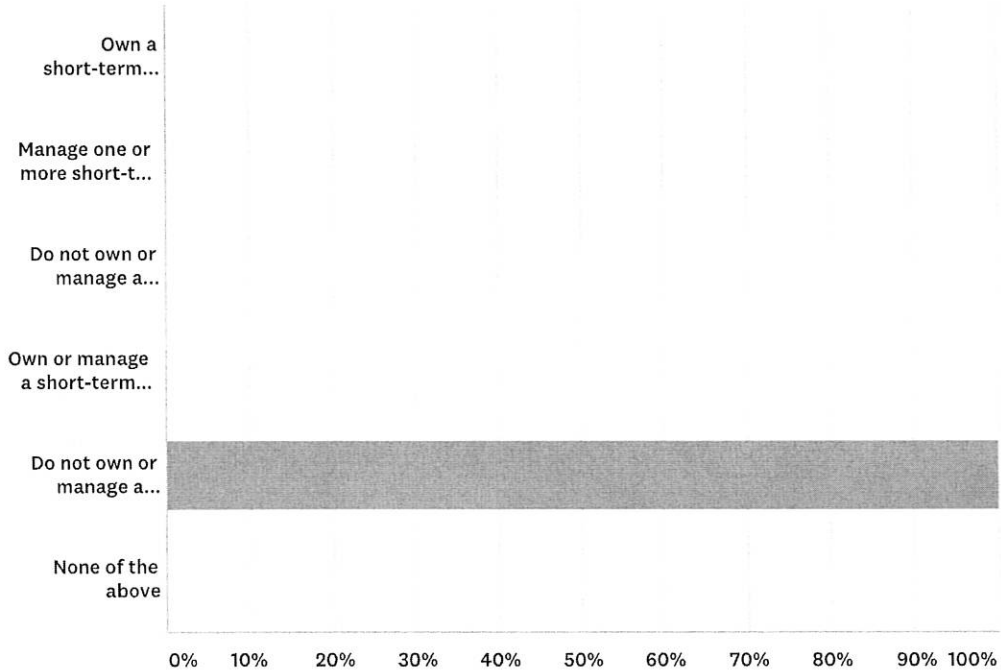
Answered: 12 Skipped: 12

#	RESPONSES	DATE
1	I am hesitant to agree with the government dictating basic life safety standards without strict parameters unless it is as you suggest, something as simple as a fire alarm/carbon monoxide but once government starts to dictate structural revamping to protect guests in all possible case scenarios then it will limit the freedom of owners to rent their homes that they themselves feel safe in. If a house's structure is acceptable to a guest then the government should not dictate potentially costly requirements as they deem necessary.	10/3/2018 1:42 PM
2	Big government = Big fail	10/2/2018 9:47 AM
3	Do not over-regulate the industry.	10/2/2018 7:29 AM
4	There must be a balance between regulations and freedom of owners of STR to manage their business profitably.	9/30/2018 11:21 AM
5	if It is decided that on site management is a requirement, grandfather current STR owners who can't have on site management due to no space for such.	9/30/2018 1:03 AM
6	Short term regulations should require Airbnb and vrbo to collect and remit taxes directly so that all owners are paying their share.	9/29/2018 8:02 AM
7	I assume requiring licensing would include ensuring collection of sales tax	9/27/2018 8:25 PM
8	A property owners decision to rent their home long term versus short term should be a personal decision for the property owner. Short term rentals allow owners to block out and use their home anytime they like.	9/27/2018 9:27 AM
9	Like any situation where there are many unique identities we are trying to fit one box around, there will always be some 'bad eggs' in the group. I don't believe penalizing those that take time and effort to be respectful of the county and neighbors as STR owners is the right approach. We have had a STR in Frisco for 3 years and have never had a neighbor complaint, we provide emergency information and ensure our guests are aware of where to park, what to do with trash, and to be respectful of those around them. We will unfortunately have folks in the county that will never take their STR and civic responsibilities seriously regardless of how many regulations we require.	9/27/2018 9:06 AM
10	What is the problem, really? I have a small, 1 bedroom condo, have rented it out for 15 years plus with no problems. Please don't over regulate STR in Frisco. I pay my tax, my renters recycle, I have had ZERO noise complaints. There IS good parking. What is the problem! ?!	9/26/2018 10:19 PM
11	I think it would be very difficult and expensive for the Town to regulate and track all neighbor complaints. This should be up to each HOA or neighborhood. The Town doesn't currently deal with neighbor complaints for property owners nor long term renters so I don't think it is feasible to do so for STR either. It is very important for STR to have a good neighbor policy but a lot of that can be controlled by HOAs and reviews on VRBO, HomeAway, AirBnB, etc. Just my opinion, but most of us STR owners want to have a good reputation so we're willing to give a little to create a more positive experience for all involved.	9/26/2018 8:34 PM
12	I already do or have most of the things that are asked about in the proceeding questions, but I don't think the town needs to/should be regulating them.	9/26/2018 3:06 PM

Town of Frisco Short-Term Rental Community Survey

Q1 Please select one answer below regarding your involvement with the short-term rental industry.

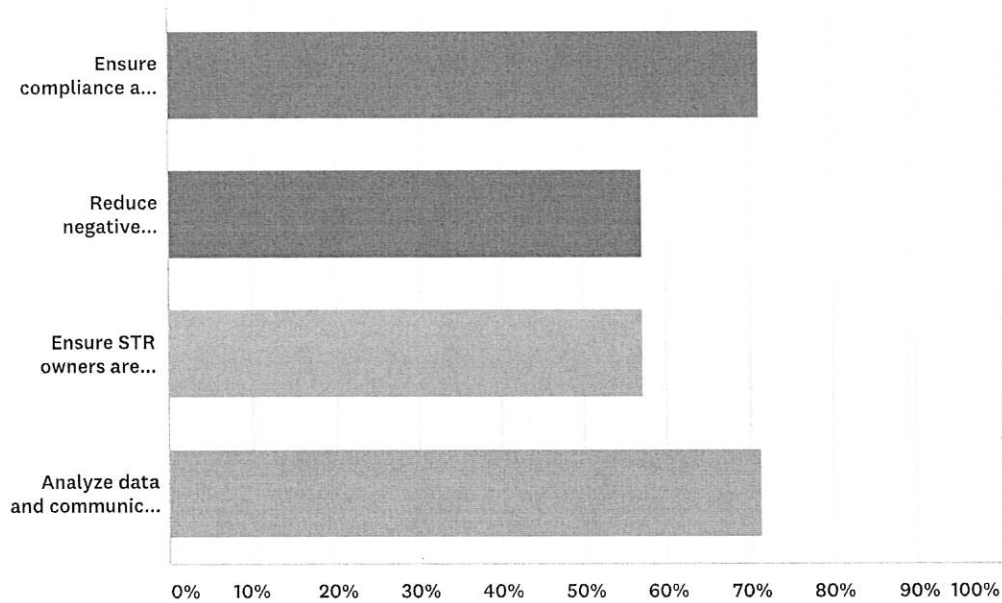
Answered: 7 Skipped: 0



ANSWER CHOICES	RESPONSES
Own a short-term rental unit in Frisco	0.00% 0
Manage one or more short-term rentals in Frisco	0.00% 0
Do not own or manage a short-term rental, but live in a Frisco neighborhood impacted by short-term rentals	0.00% 0
Own or manage a short-term rental elsewhere	0.00% 0
Do not own or manage a short-term rental, but live in a neighborhood outside Frisco that is impacted by short-term rentals	100.00% 7
None of the above	0.00% 0
TOTAL	7

Q2 Mark all community goal statements that you AGREE with as they relate to the regulation of Short-term Rentals (STR)?

Answered: 7 Skipped: 0



ANSWER CHOICES

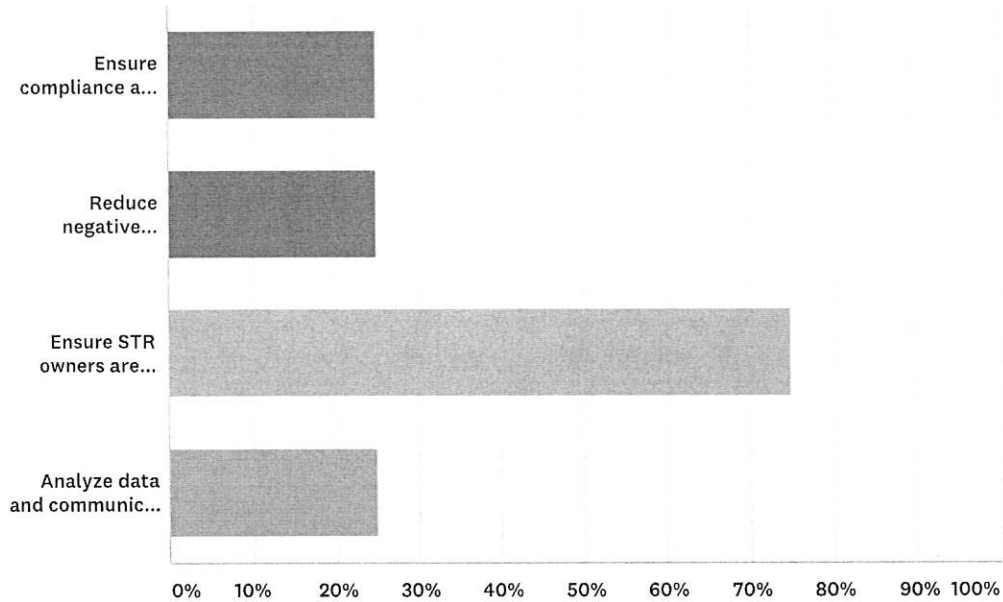
RESPONSES

Ensure compliance and a level playing field for STR owners	71.43%	5
Reduce negative neighborhood impacts and better track complaints	57.14%	4
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	57.14%	4
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	71.43%	5

Total Respondents: 7

Q3 Mark all community goal statements that you DISAGREE with as they relate to the regulation of STRs?

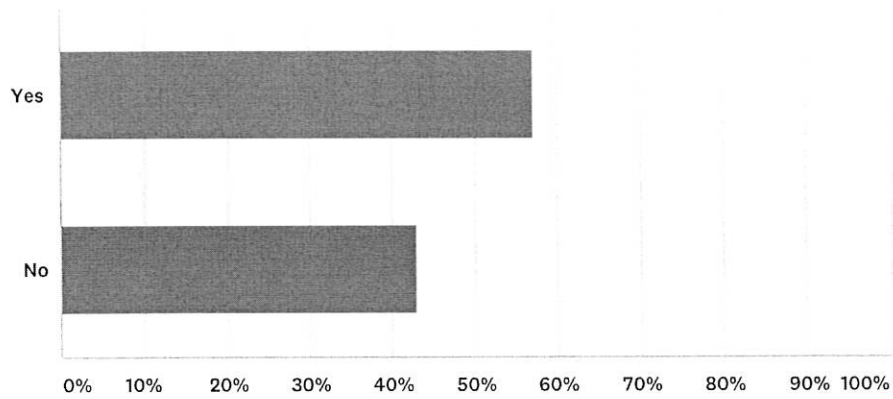
Answered: 4 Skipped: 3



ANSWER CHOICES	RESPONSES
Ensure compliance and a level playing field for STR owners	25.00% 1
Reduce negative neighborhood impacts and better track complaints	25.00% 1
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	75.00% 3
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	25.00% 1
Total Respondents: 4	

Q4 Should the Town require each STR unit to be licensed?

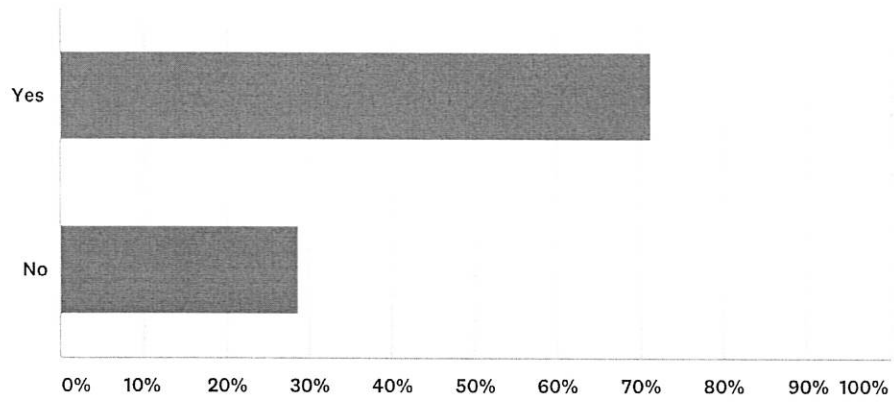
Answered: 7 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	57.14%	4
No	42.86%	3
TOTAL		7

Q5 Should the Town consider limits on the occupancy of STR units?

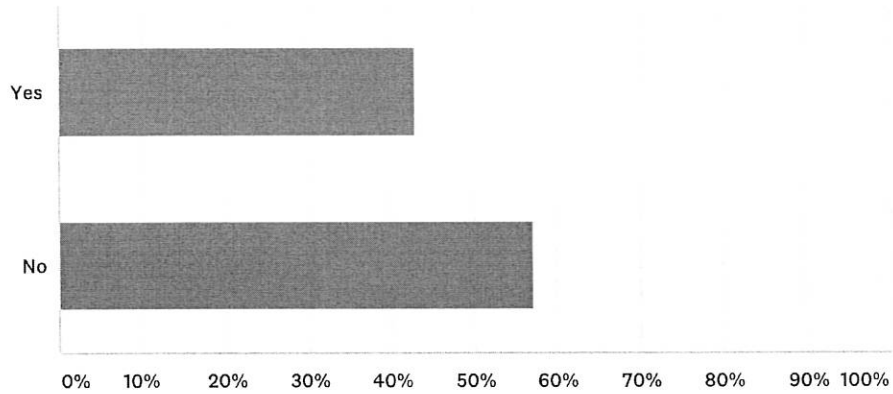
Answered: 7 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	71.43%	5
No	28.57%	2
TOTAL		7

Q6 Should the Town, in conjunction with Summit County and other Summit County municipalities, implement a 24-hours/day, 7-days/week hotline to better track and resolve ALL neighborhood nuisance complaints?

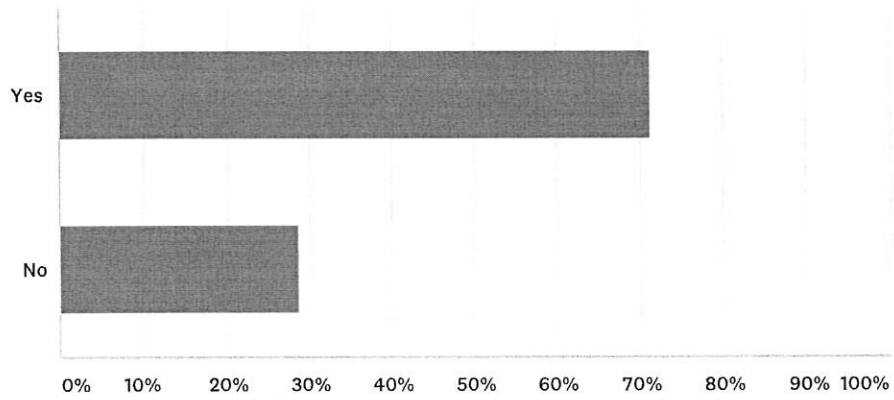
Answered: 7 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	42.86%	3
No	57.14%	4
TOTAL		7

Q7 Should the Town require an STR owner or a duly appointed agent to be available 24-hours/day, 7-days/week via telephone or e-mail to resolve complaints in a timely manner?

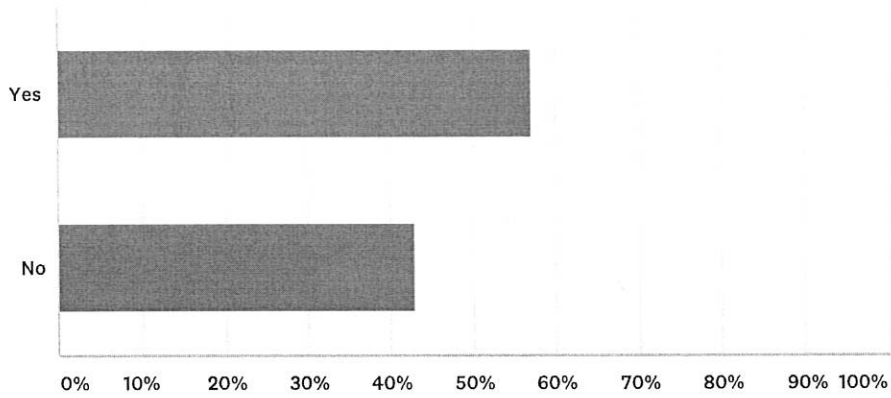
Answered: 7 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	71.43%	5
No	28.57%	2
TOTAL		7

Q8 Should the Town require an STR owner or a duly appointed agent to be available for ON-SITE response to complaints 24-hours/day, 7-days/week?

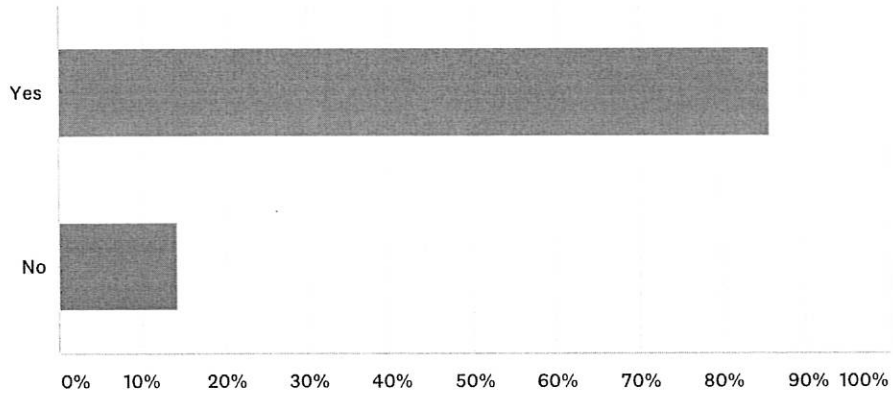
Answered: 7 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	57.14%	4
No	42.86%	3
TOTAL		7

Q9 Should the Town require that STR owners provide guests with basic information, such as the unit's physical address, emergency services contacts, available parking spaces, trash and recycling disposal guidelines, good neighbor policies, etc.?

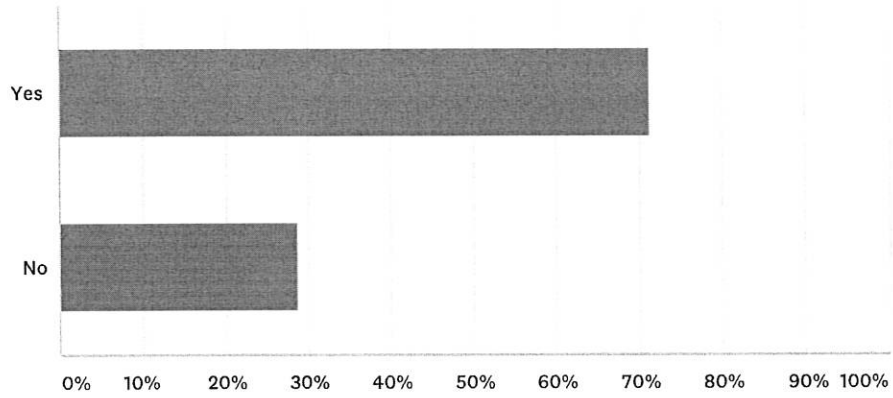
Answered: 7 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	85.71%	6
No	14.29%	1
TOTAL		7

Q10 Should the Town require STR owners to certify that basic life safety standards, such as the provision of working smoke/carbon monoxide detectors, are met?

Answered: 7 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	71.43%	5
No	28.57%	2
TOTAL		7

Town of Frisco Short-Term Rental Community Survey

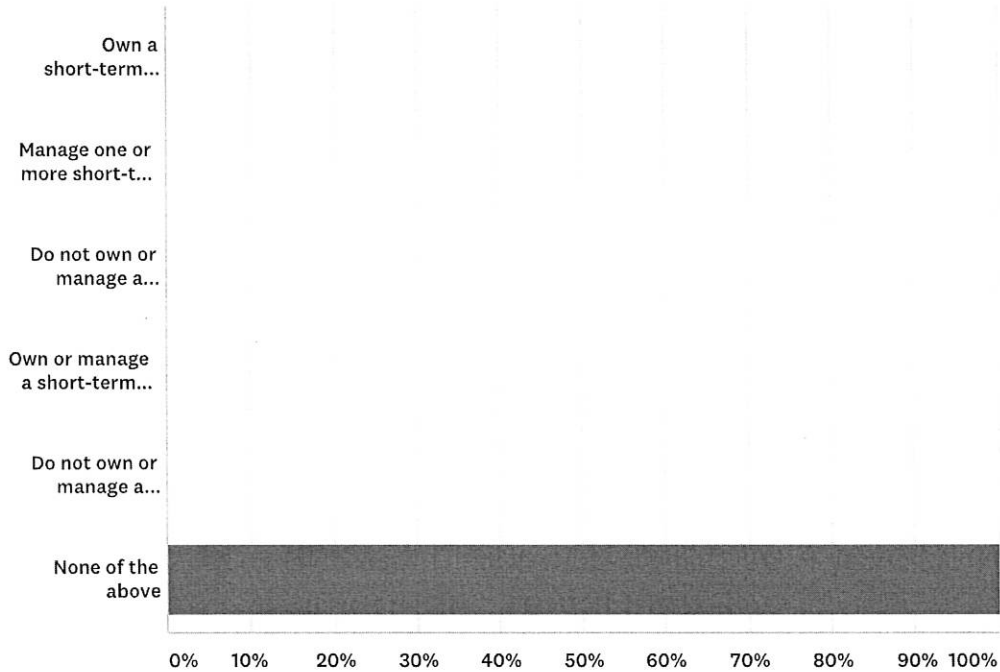
Q11 Additional questions, concerns, comments and/or suggestions:

Answered: 2 Skipped: 5

#	RESPONSES	DATE
1	If you don't live in town or rent to a full time resident with your property, your STR options should be very limited. The regulations should not funnel business to the property management companies either. They are part of the problem as well.	9/28/2018 12:19 PM
2	Impact on town utilities and infrastructure should be calculated and compensated for. Traffic jams in town and on the I-70 corridor are lowering the quality of life here and should be considered in number of units allowed and in type of units built.	9/27/2018 2:54 PM

Q1 Please select one answer below regarding your involvement with the short-term rental industry.

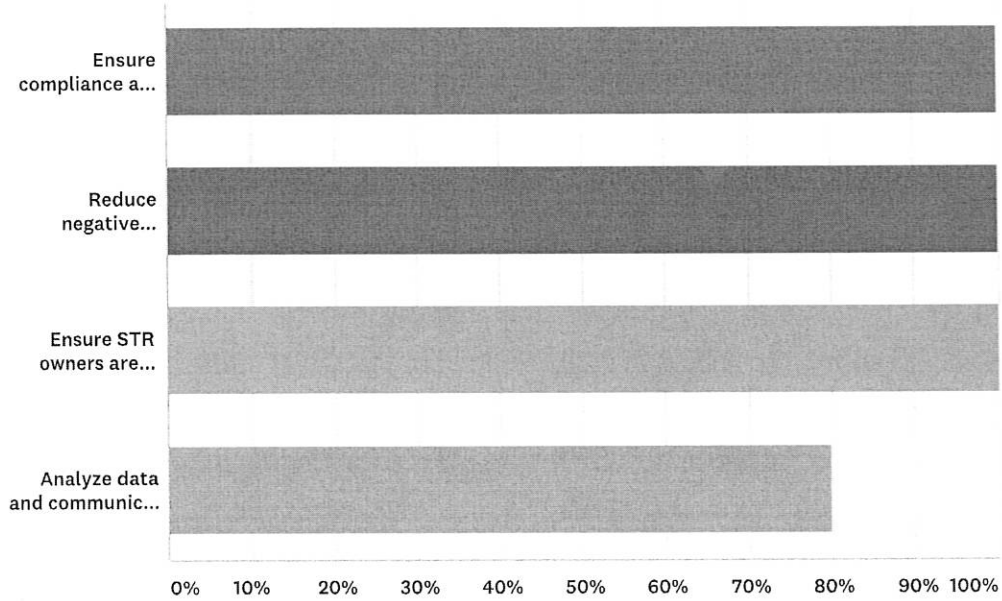
Answered: 6 Skipped: 0



ANSWER CHOICES	RESPONSES
Own a short-term rental unit in Frisco	0.00% 0
Manage one or more short-term rentals in Frisco	0.00% 0
Do not own or manage a short-term rental, but live in a Frisco neighborhood impacted by short-term rentals	0.00% 0
Own or manage a short-term rental elsewhere	0.00% 0
Do not own or manage a short-term rental, but live in a neighborhood outside Frisco that is impacted by short-term rentals	0.00% 0
None of the above	100.00% 6
TOTAL	6

Q2 Mark all community goal statements that you AGREE with as they relate to the regulation of Short-term Rentals (STR)?

Answered: 5 Skipped: 1



ANSWER CHOICES

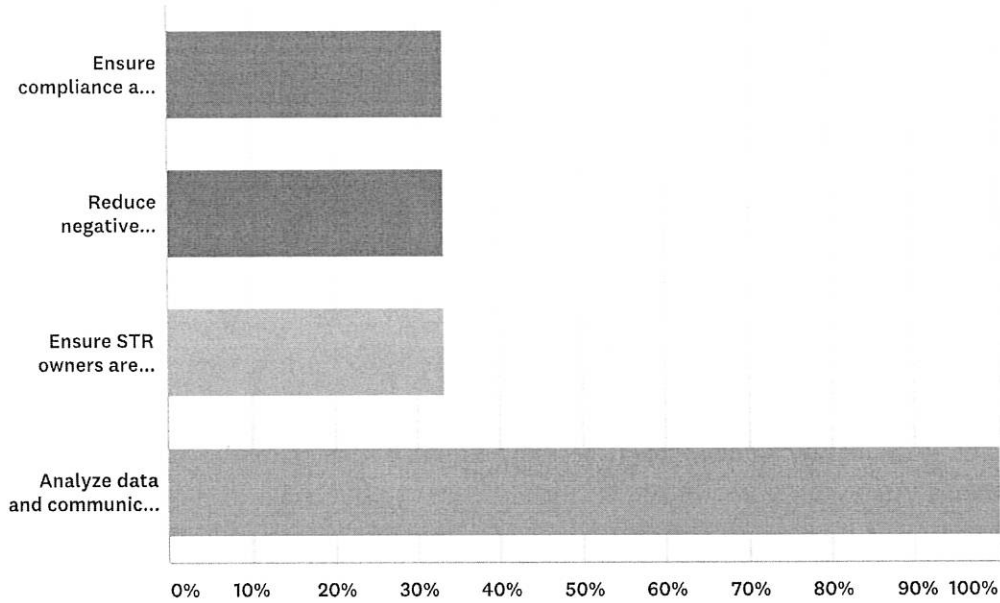
RESPONSES

Ensure compliance and a level playing field for STR owners	100.00%	5
Reduce negative neighborhood impacts and better track complaints	100.00%	5
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	100.00%	5
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	80.00%	4

Total Respondents: 5

Q3 Mark all community goal statements that you DISAGREE with as they relate to the regulation of STRs?

Answered: 3 Skipped: 3



ANSWER CHOICES

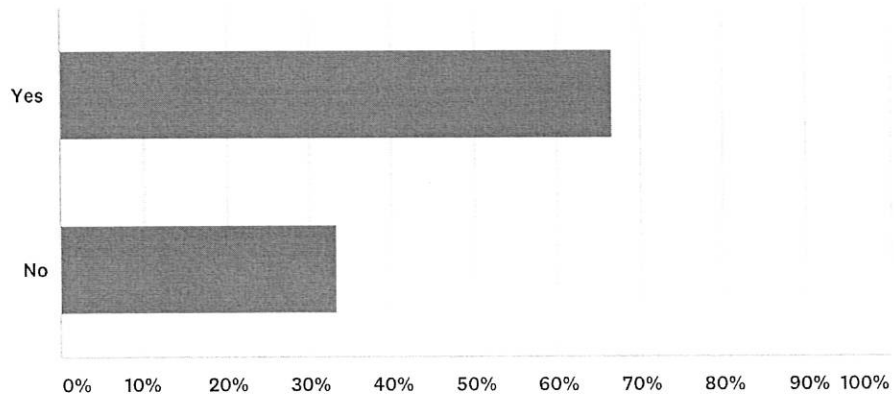
RESPONSES

Ensure compliance and a level playing field for STR owners	33.33%	1
Reduce negative neighborhood impacts and better track complaints	33.33%	1
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	33.33%	1
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	100.00%	3

Total Respondents: 3

Q4 Should the Town require each STR unit to be licensed?

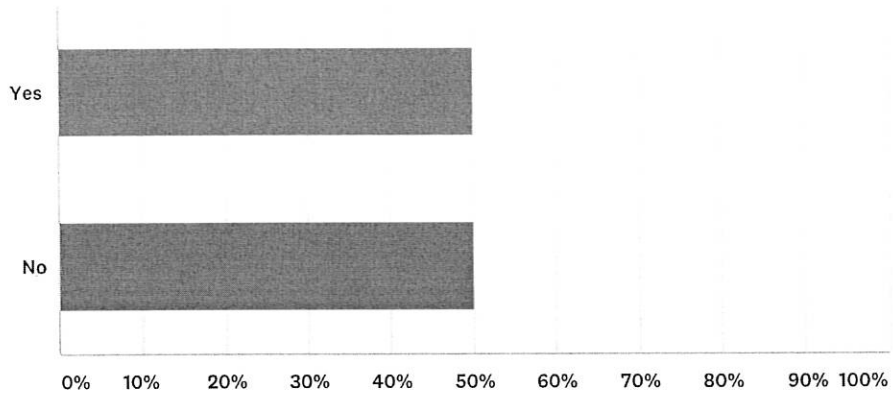
Answered: 6 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	66.67%	4
No	33.33%	2
TOTAL		6

Q5 Should the Town consider limits on the occupancy of STR units?

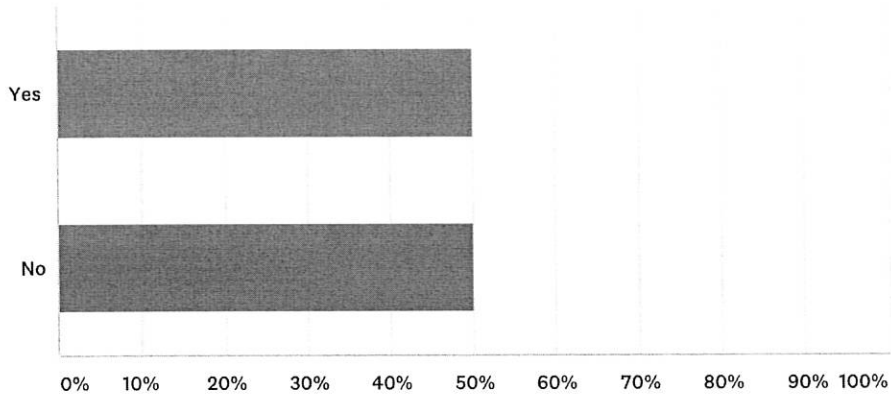
Answered: 6 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	50.00%	3
No	50.00%	3
TOTAL		6

Q6 Should the Town, in conjunction with Summit County and other Summit County municipalities, implement a 24-hours/day, 7-days/week hotline to better track and resolve ALL neighborhood nuisance complaints?

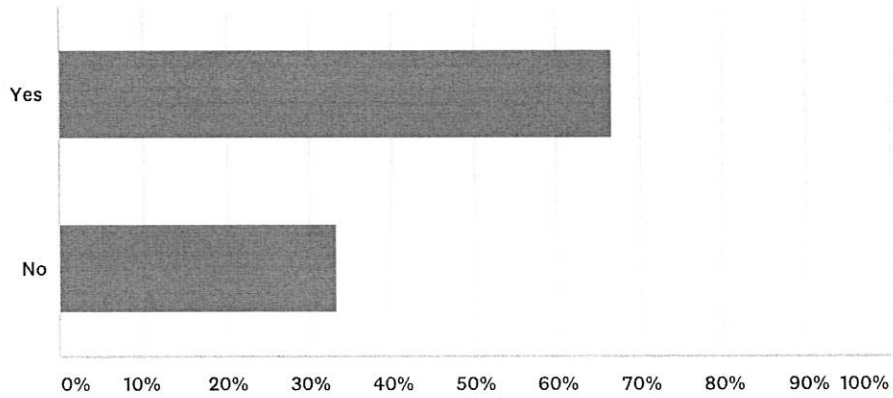
Answered: 6 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	50.00%	3
No	50.00%	3
TOTAL		6

Q7 Should the Town require an STR owner or a duly appointed agent to be available 24-hours/day, 7-days/week via telephone or e-mail to resolve complaints in a timely manner?

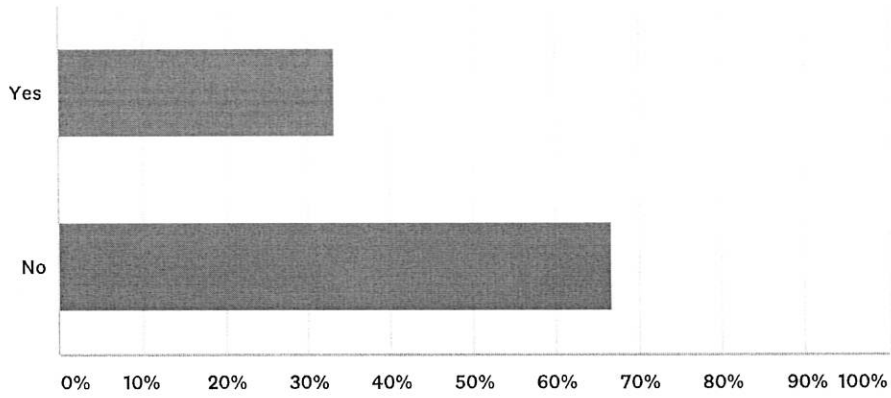
Answered: 6 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	66.67%	4
No	33.33%	2
TOTAL		6

Q8 Should the Town require an STR owner or a duly appointed agent to be available for ON-SITE response to complaints 24-hours/day, 7-days/week?

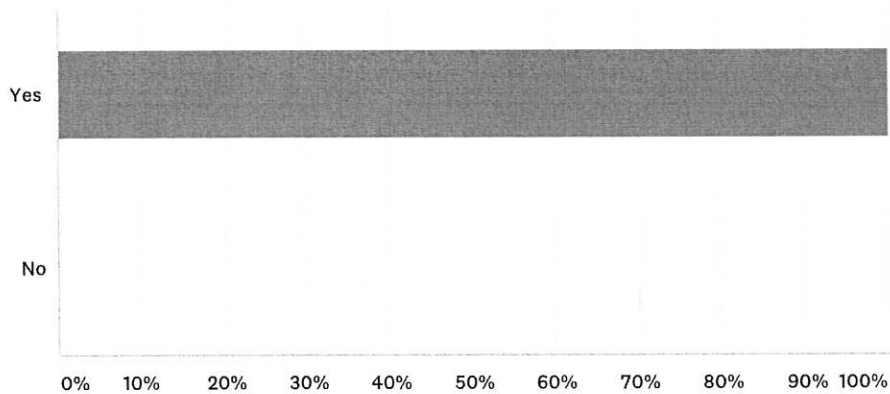
Answered: 6 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	33.33%	2
No	66.67%	4
TOTAL		6

Q9 Should the Town require that STR owners provide guests with basic information, such as the unit's physical address, emergency services contacts, available parking spaces, trash and recycling disposal guidelines, good neighbor policies, etc.?

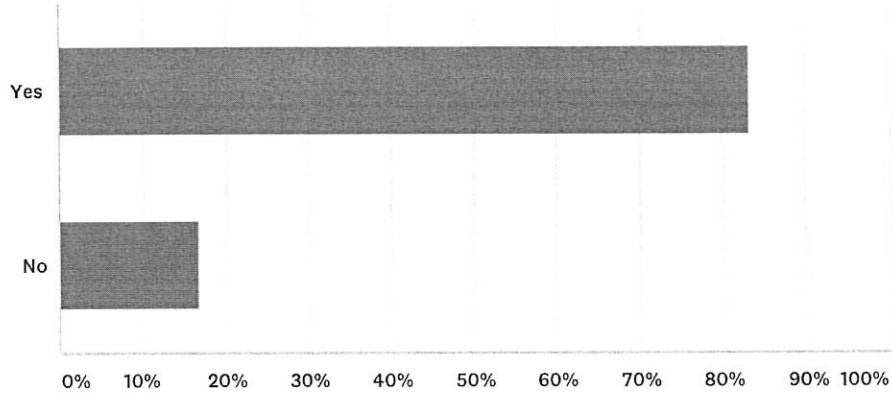
Answered: 6 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	100.00%	6
No	0.00%	0
TOTAL		6

Q10 Should the Town require STR owners to certify that basic life safety standards, such as the provision of working smoke/carbon monoxide detectors, are met?

Answered: 6 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	83.33%	5
No	16.67%	1
TOTAL		6

Town of Frisco Short-Term Rental Community Survey

Q11 Additional questions, concerns, comments and/or suggestions:

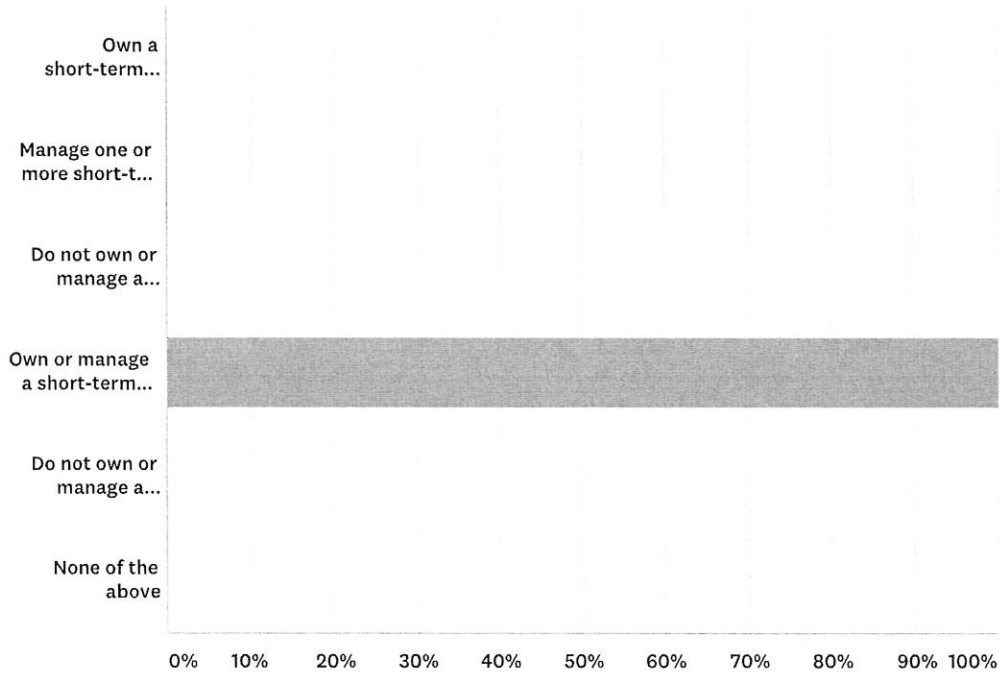
Answered: 2 Skipped: 4

#	RESPONSES	DATE
1	STR's have put Frisco on the map and supported local business. Some of the changes outline would negatively impact local business.	10/2/2018 7:25 AM
2	I no longer do short term rentals and haven't for about four years.	9/26/2018 3:07 PM

Town of Frisco Short-Term Rental Community Survey

Q1 Please select one answer below regarding your involvement with the short-term rental industry.

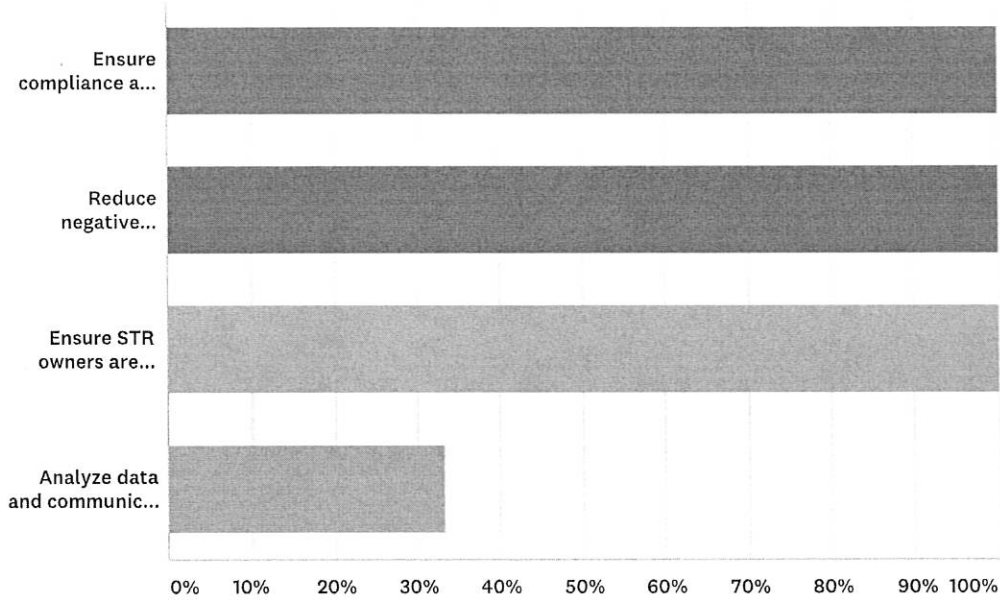
Answered: 3 Skipped: 0



ANSWER CHOICES	RESPONSES
Own a short-term rental unit in Frisco	0.00% 0
Manage one or more short-term rentals in Frisco	0.00% 0
Do not own or manage a short-term rental, but live in a Frisco neighborhood impacted by short-term rentals	0.00% 0
Own or manage a short-term rental elsewhere	100.00% 3
Do not own or manage a short-term rental, but live in a neighborhood outside Frisco that is impacted by short-term rentals	0.00% 0
None of the above	0.00% 0
TOTAL	3

Q2 Mark all community goal statements that you AGREE with as they relate to the regulation of Short-term Rentals (STR)?

Answered: 3 Skipped: 0



ANSWER CHOICES

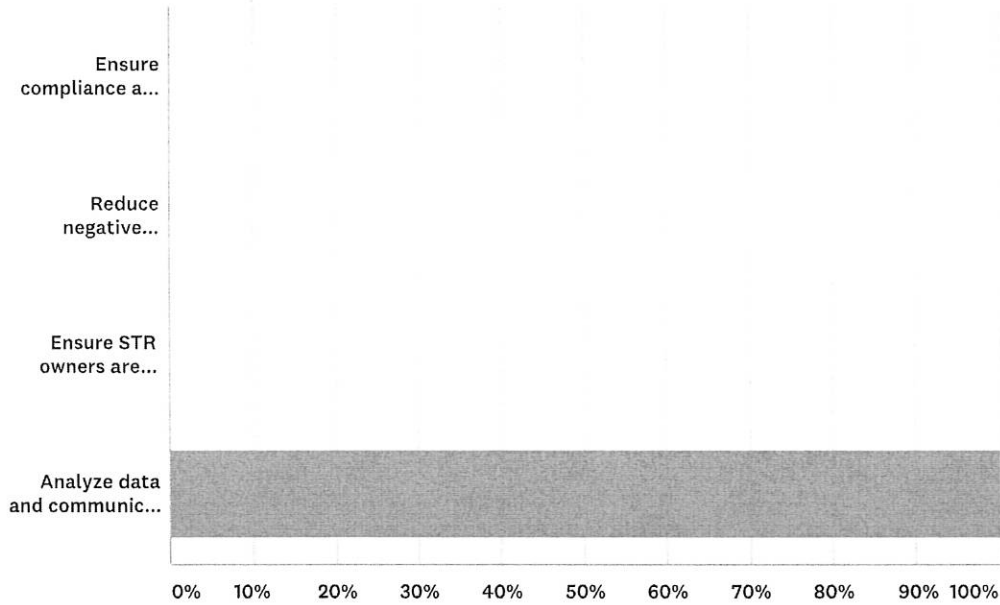
RESPONSES

Ensure compliance and a level playing field for STR owners	100.00%	3
Reduce negative neighborhood impacts and better track complaints	100.00%	3
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	100.00%	3
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	33.33%	1

Total Respondents: 3

Q3 Mark all community goal statements that you DISAGREE with as they relate to the regulation of STRs?

Answered: 2 Skipped: 1



ANSWER CHOICES

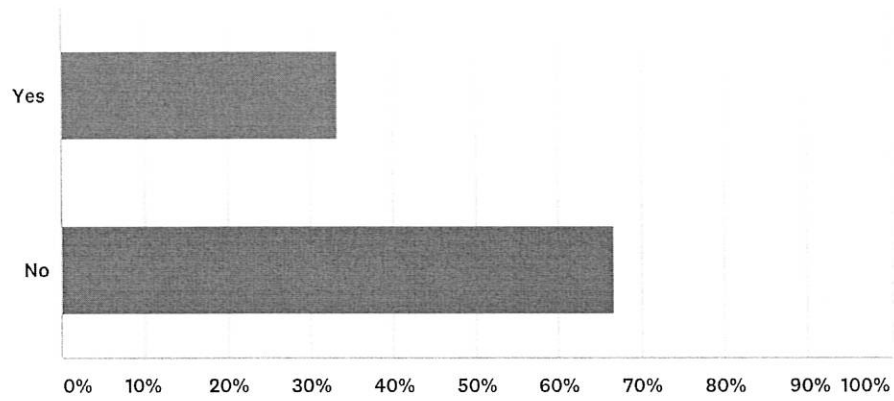
RESPONSES

Ensure compliance and a level playing field for STR owners	0.00%	0
Reduce negative neighborhood impacts and better track complaints	0.00%	0
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	0.00%	0
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	100.00%	2

Total Respondents: 2

Q4 Should the Town require each STR unit to be licensed?

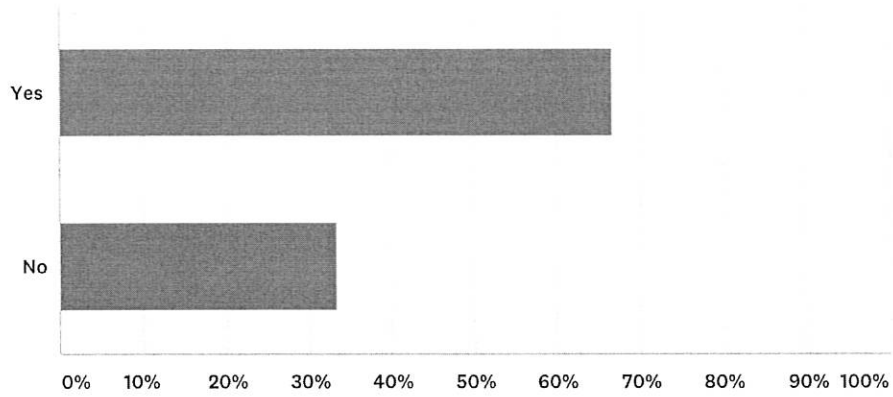
Answered: 3 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	33.33%	1
No	66.67%	2
TOTAL		3

Q5 Should the Town consider limits on the occupancy of STR units?

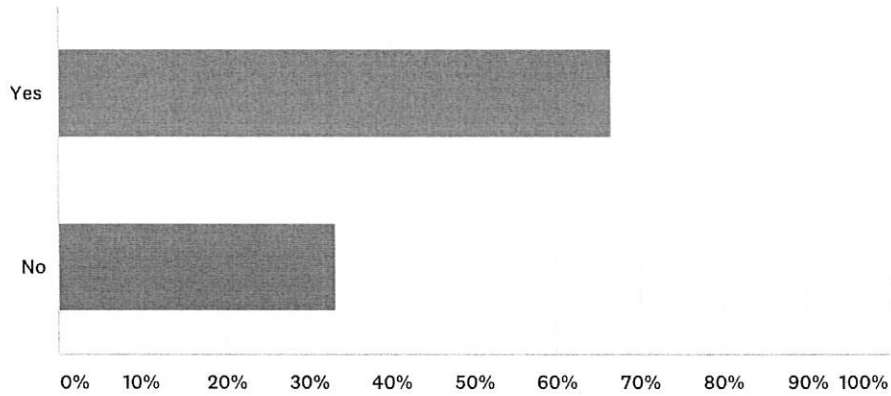
Answered: 3 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	66.67%	2
No	33.33%	1
TOTAL		3

Q6 Should the Town, in conjunction with Summit County and other Summit County municipalities, implement a 24-hours/day, 7-days/week hotline to better track and resolve ALL neighborhood nuisance complaints?

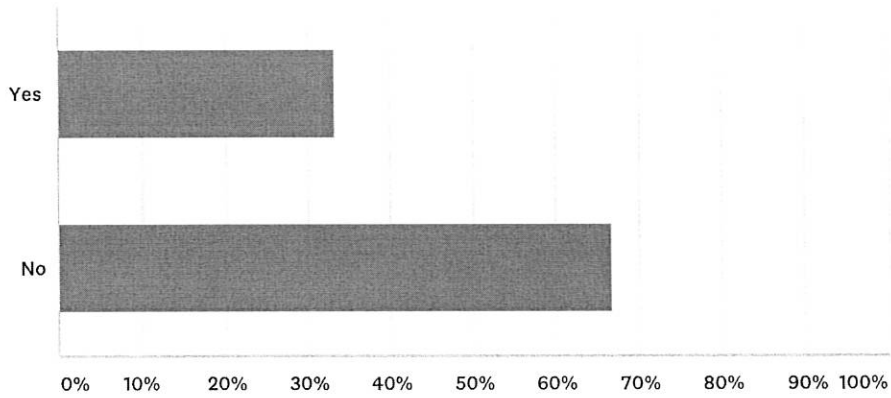
Answered: 3 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	66.67%	2
No	33.33%	1
TOTAL		3

Q7 Should the Town require an STR owner or a duly appointed agent to be available 24-hours/day, 7-days/week via telephone or e-mail to resolve complaints in a timely manner?

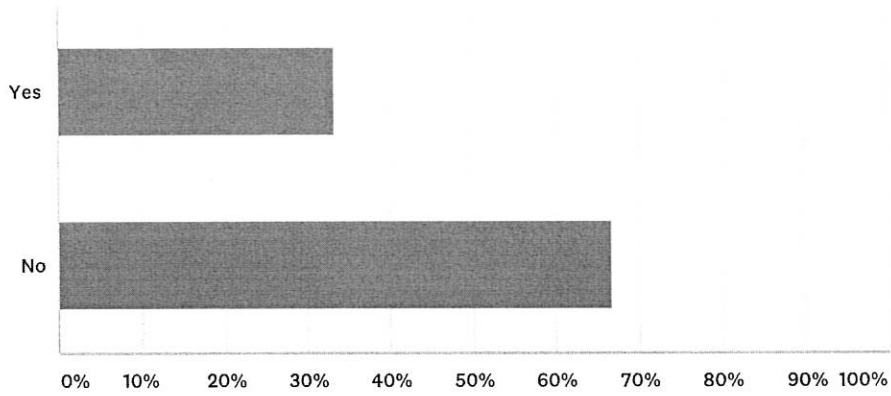
Answered: 3 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	33.33%	1
No	66.67%	2
TOTAL		3

Q8 Should the Town require an STR owner or a duly appointed agent to be available for ON-SITE response to complaints 24-hours/day, 7-days/week?

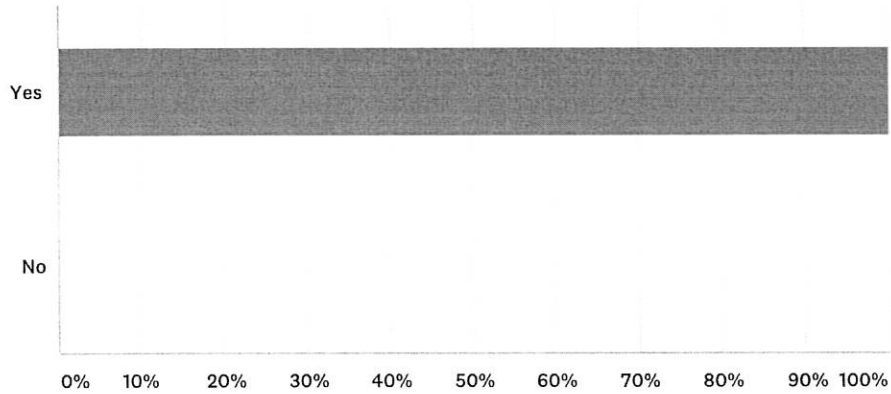
Answered: 3 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	33.33%	1
No	66.67%	2
TOTAL		3

Q9 Should the Town require that STR owners provide guests with basic information, such as the unit's physical address, emergency services contacts, available parking spaces, trash and recycling disposal guidelines, good neighbor policies, etc.?

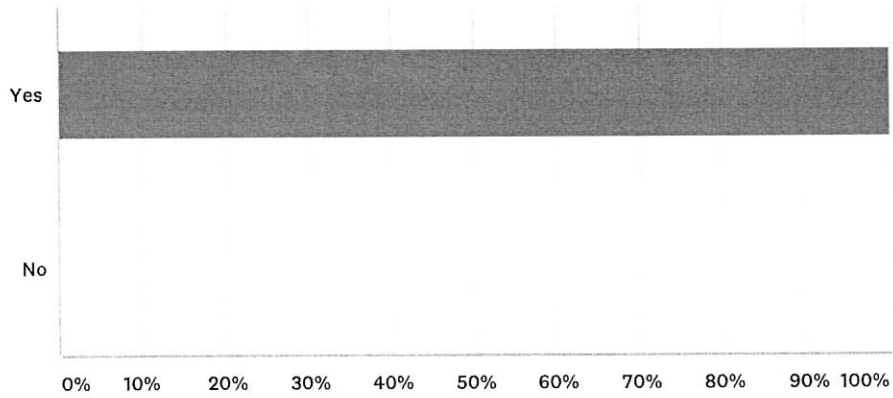
Answered: 3 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	100.00%	3
No	0.00%	0
TOTAL		3

Q10 Should the Town require STR owners to certify that basic life safety standards, such as the provision of working smoke/carbon monoxide detectors, are met?

Answered: 3 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	100.00%	3
No	0.00%	0
TOTAL		3

Q11 Additional questions, concerns, comments and/or suggestions:

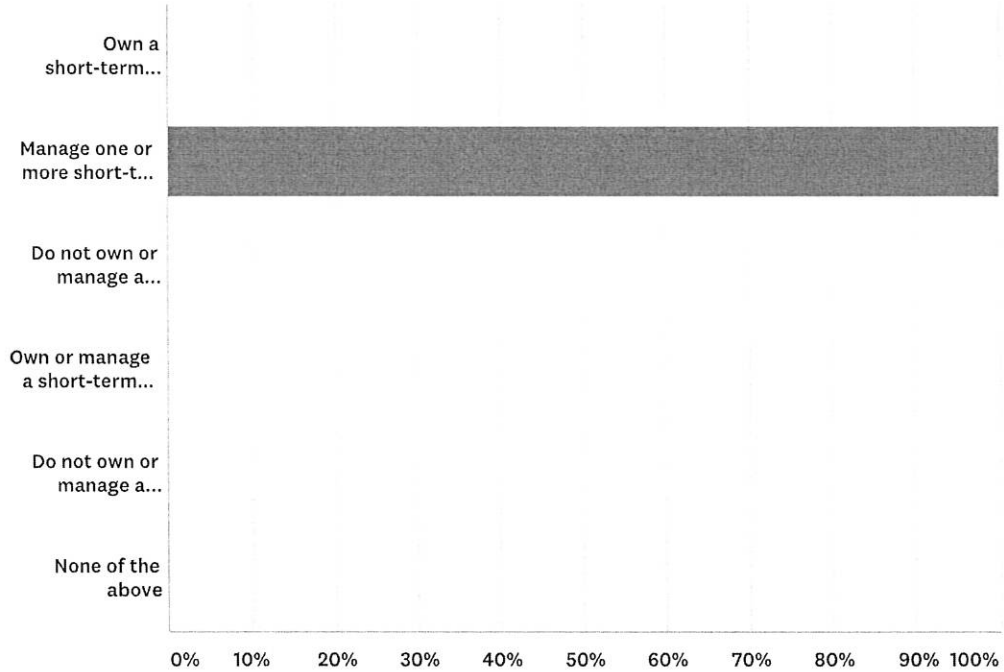
Answered: 0 Skipped: 3

#	RESPONSES	DATE
	There are no responses.	

Town of Frisco Short-Term Rental Community Survey

Q1 Please select one answer below regarding your involvement with the short-term rental industry.

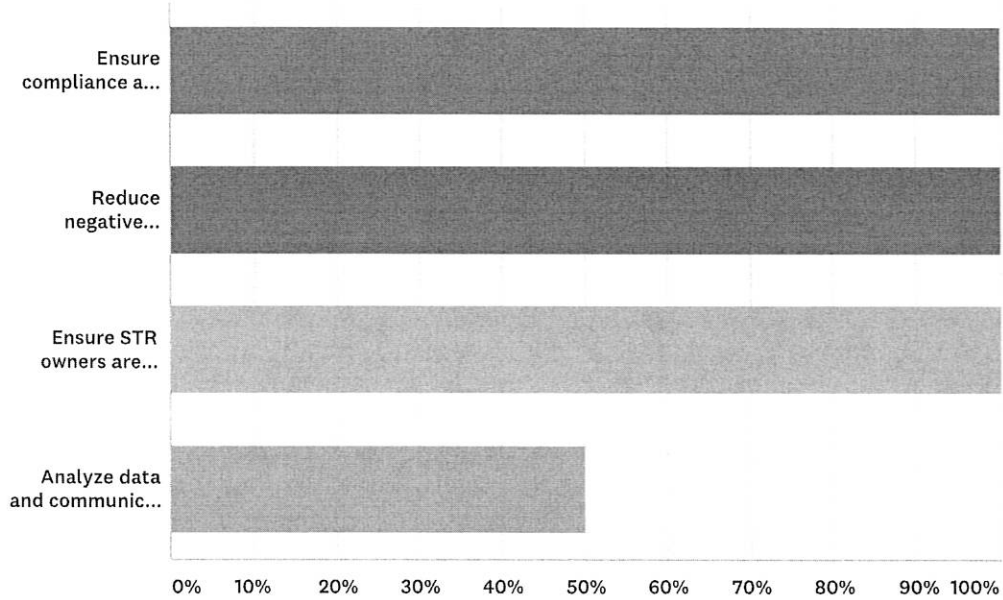
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES
Own a short-term rental unit in Frisco	0.00% 0
Manage one or more short-term rentals in Frisco	100.00% 2
Do not own or manage a short-term rental, but live in a Frisco neighborhood impacted by short-term rentals	0.00% 0
Own or manage a short-term rental elsewhere	0.00% 0
Do not own or manage a short-term rental, but live in a neighborhood outside Frisco that is impacted by short-term rentals	0.00% 0
None of the above	0.00% 0
TOTAL	2

Q2 Mark all community goal statements that you AGREE with as they relate to the regulation of Short-term Rentals (STR)?

Answered: 2 Skipped: 0



ANSWER CHOICES

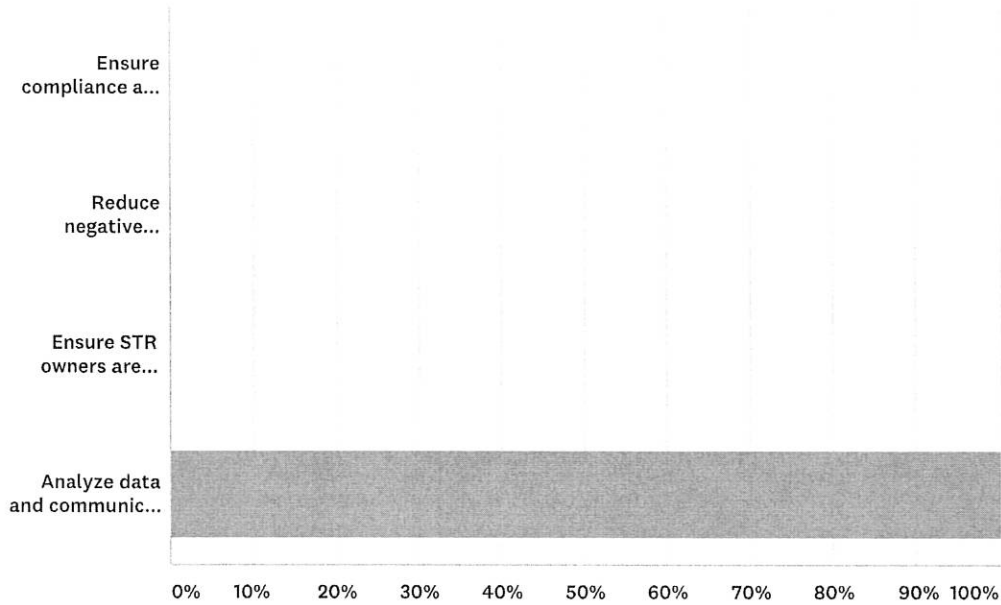
RESPONSES

Ensure compliance and a level playing field for STR owners	100.00%	2
Reduce negative neighborhood impacts and better track complaints	100.00%	2
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	100.00%	2
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	50.00%	1

Total Respondents: 2

Q3 Mark all community goal statements that you DISAGREE with as they relate to the regulation of STRs?

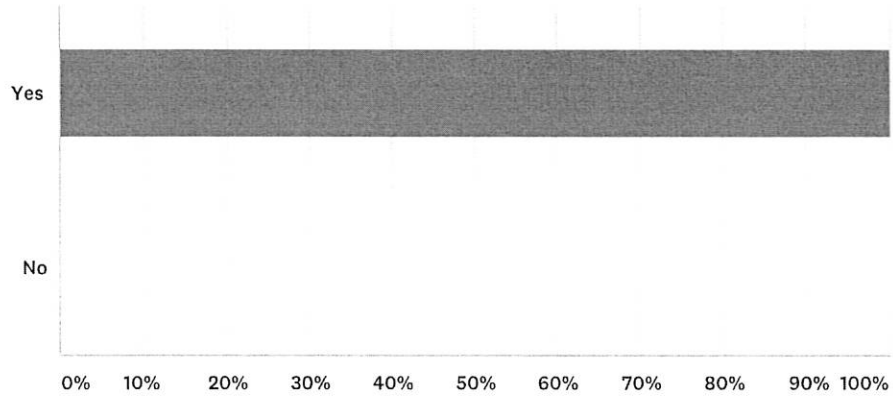
Answered: 1 Skipped: 1



ANSWER CHOICES	RESPONSES
Ensure compliance and a level playing field for STR owners	0.00% 0
Reduce negative neighborhood impacts and better track complaints	0.00% 0
Ensure STR owners are providing for the safety of their guests and providing the information necessary for guests to be good neighbors	0.00% 0
Analyze data and communicate directly with STR owners to better understand STR impacts, the need (or lack thereof) for further regulation, and opportunities to incentivize long-term employee housing	100.00% 1
Total Respondents: 1	

Q4 Should the Town require each STR unit to be licensed?

Answered: 1 Skipped: 1



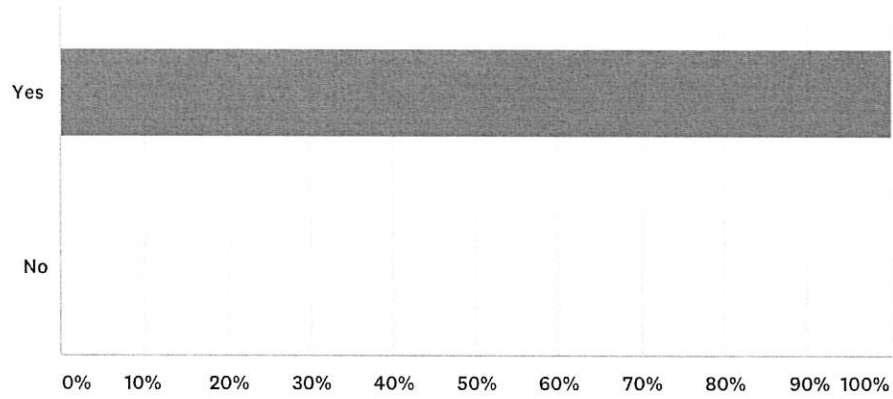
ANSWER CHOICES

RESPONSES

Yes	100.00%	1
No	0.00%	0
TOTAL		1

Q5 Should the Town consider limits on the occupancy of STR units?

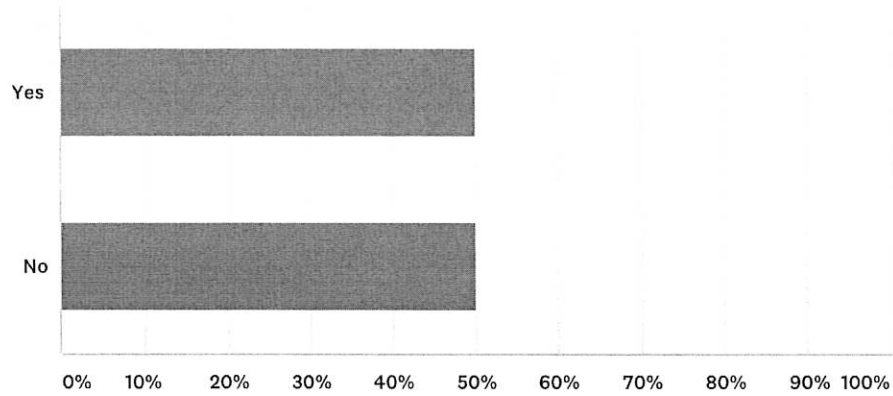
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	100.00%	2
No	0.00%	0
TOTAL		2

Q6 Should the Town, in conjunction with Summit County and other Summit County municipalities, implement a 24-hours/day, 7-days/week hotline to better track and resolve ALL neighborhood nuisance complaints?

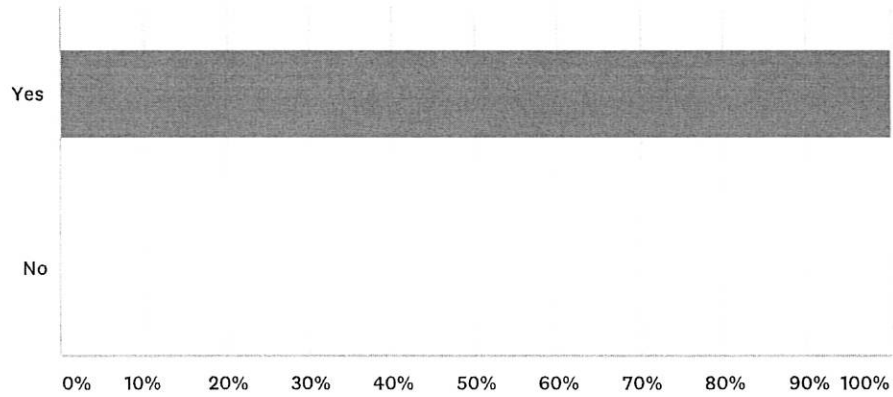
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	50.00%	1
No	50.00%	1
TOTAL		2

Q7 Should the Town require an STR owner or a duly appointed agent to be available 24-hours/day, 7-days/week via telephone or e-mail to resolve complaints in a timely manner?

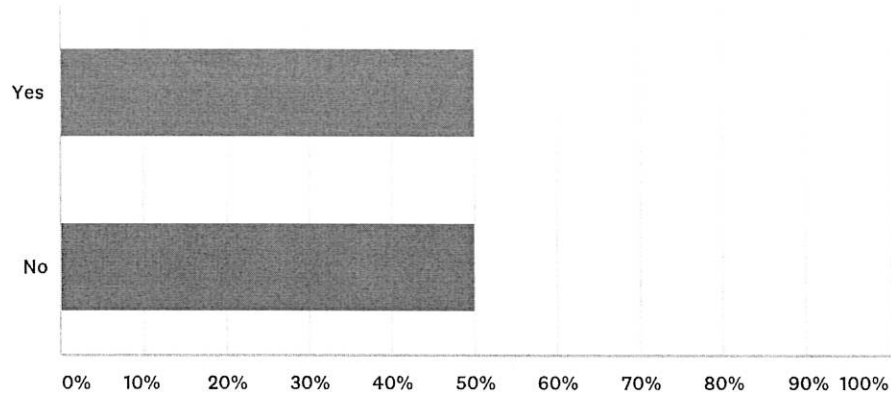
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	100.00%	2
No	0.00%	0
TOTAL		2

Q8 Should the Town require an STR owner or a duly appointed agent to be available for ON-SITE response to complaints 24-hours/day, 7-days/week?

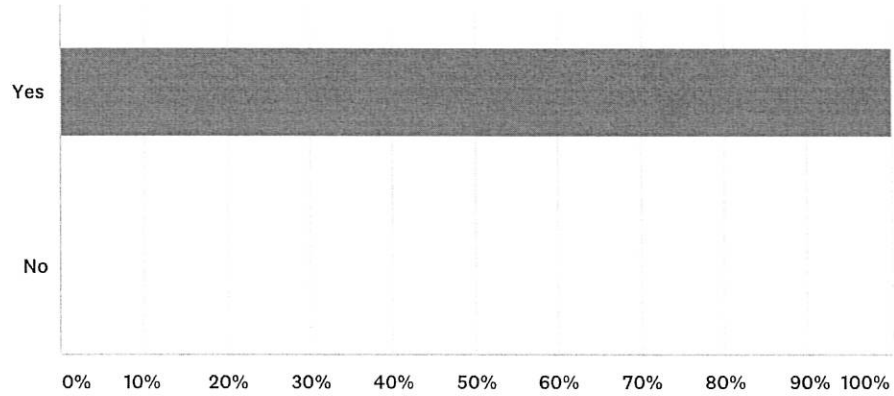
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	50.00%	1
No	50.00%	1
TOTAL		2

Q9 Should the Town require that STR owners provide guests with basic information, such as the unit's physical address, emergency services contacts, available parking spaces, trash and recycling disposal guidelines, good neighbor policies, etc.?

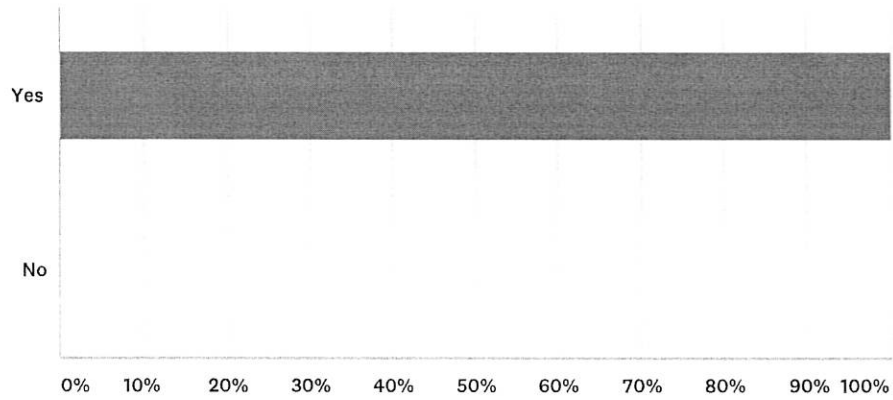
Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	100.00%	2
No	0.00%	0
TOTAL		2

Q10 Should the Town require STR owners to certify that basic life safety standards, such as the provision of working smoke/carbon monoxide detectors, are met?

Answered: 2 Skipped: 0



ANSWER CHOICES	RESPONSES	
Yes	100.00%	2
No	0.00%	0
TOTAL		2

Town of Frisco Short-Term Rental Community Survey

Q11 Additional questions, concerns, comments and/or suggestions:

Answered: 1 Skipped: 1

#	RESPONSES	DATE
1	I'm ambivalent about question #4. On one hand, I see the need for accounting for each STR unit; on the other, I suspect it's more of a burden for umbrella property managers and likely for the town as well...	10/2/2018 12:30 AM

SHORT-TERM RENTAL COMMUNITY SURVEY AND WRITTEN FEEDBACK AGGREGATED RESULTS AS OF 10/4/18

STR OWNERS/INGRS/REALTORS - 58 RESPONSES	Agree/Yes	Agree/Yes %	Disagree/No	Disagree/No %	No Response	Write-in
Goal 1 - Ensure Compliance	50	86%	6	10%	2	
Goal 2 - Reduce Impacts	45	78%	8	14%	5	
Goal 3 - Safety/Good Neighbor	49	84%	6	10%	3	
Goal 4 - Analyze/Communicate	39	67%	15	26%	3	1
Eliminate Umbrella License	40	69%	15	26%	3	
Occupancy Limits	28	48%	26	45%	4	4
Complaint Hotline	20	34%	36	62%	1	1
Phone/E-mail Resolution	31	53%	27	47%		
On-Site Resolution	4	7%	51	88%	2	1
Basic Information	46	79%	9	16%	3	
Life Safety Self-Certification	41	71%	13	22%	4	

UNIDENTIFIED - 145 RESPONSES	Agree/Yes	Agree/Yes %	Disagree/No	Disagree/No %	No Response	Write-in
Goal 1 - Ensure Compliance	107	74%	26	18%	12	
Goal 2 - Reduce Impacts	110	76%	22	15%	13	
Goal 3 - Safety/Good Neighbor	111	77%	25	17%	9	
Goal 4 - Analyze/Communicate	95	66%	41	28%	9	
Eliminate Umbrella License	103	71%	41	28%	1	
Occupancy Limits	79	54%	65	45%	1	
Complaint Hotline	65	45%	77	53%	3	
Phone/E-mail Resolution	88	61%	56	39%	1	
On-Site Resolution	35	24%	109	75%	1	
Basic Information	125	86%	18	12%	2	
Life Safety Self-Certification	111	77%	32	22%	2	

NON-STR OWNERS - 49 RESPONSES	Agree/Yes	Agree/Yes %	Disagree/No	Disagree/No %	No Response	Write-in
Goal 1 - Ensure Compliance	27	55%	9	18%	13	
Goal 2 - Reduce Impacts	40	82%	2	4%	7	
Goal 3 - Safety/Good Neighbor	40	82%	5	10%	4	
Goal 4 - Analyze/Communicate	33	67%	10	20%	6	
Eliminate Umbrella License	38	78%	11	22%	0	
Occupancy Limits	37	76%	12	24%	0	
Complaint Hotline	35	71%	14	29%	0	
Phone/E-mail Resolution	39	80%	10	20%	0	
On-Site Resolution	23	47%	26	53%	0	
Basic Information	45	92%	4	8%	0	
Life Safety Self-Certification	41	84%	8	16%	0	

WRITTEN COMMENTS - 168 RESPONSES		
Support Town's Current Approach		24
More STR Regulation is Needed		22
STRs and Non-STRs Should Be Treated Equally		13
Existing Law is Adequate		13
STRs Should Be Limited/Banned		12
Do Not Overregulate		11
Stay Out of Civil Disputes/HOAs Should Handle		9
Local Agent Unnecessary/Overburdensome		8
STRs Support Local Economy		8
Limiting STRs Will Positively Impact LTRs		7
Delay New Regulations/More Study Needed		7
Occupancy Limits Are Necessary		6
Occupancy Limits Unnecessary/Infringe on Rights		6
Limiting STRs Will Not Impact LTRs		5
Survey is Biased/Unscientific/Meaningless		5
STRs Are Essential For Defraying Owner Costs		5
Compliant STRs Shouldn't Bear Cost of Updates		4
Any Regulations Violate Property Rights		3
STR Regulations Will Decrease Property Values		3
Local Agent is Necessary		2
Not Enough Notice Before STR Meetings		1
Complaint Hotline Unnecessary		1

WRITTEN SURVEY RAW RESULTS

Stakeholder Meeting 1 - Property Mgrs/Realtors			
	Agree	Disagree	
1a - Goal - Ensure Compliance	4		
1b - Goal - Reduce Impacts/Track Complaints	4		
1c - Goal - Life Safety/Good Neighbor Policies	4		
1d - Goal - Analyze/Communicate	4	No	
2 - Eliminate Umbrella License		4	
3 - Occupancy Limits		4	
4 - Complaint Call Center		4	
5 - Phone/E-mail Complaint Resolution		4	
6 - On-site Complaint Resolution			4
7 - Life Safety/Good Neighbor Communications		4	
8 - Life Safety Self-Certification		4	

Stakeholder Meeting 2 - Current STR License Holders					
	Agree	Disagree	No Respon	Write-in	
1a	24			1	
1b	21	3		1	
1c	22	2		1	
1d	17	5		2	Devil in the details
	Yes	No			
2	21	2		2	
3	11	10			Maybe - 4
4	9	14		1	Who will pay?
5	16	9			
6	1	21		2	If needed
7	21	1		3	
8	21	1		3	

Community Open House					
	Agree	Disagree	No Respon		
1a	13	1		1	
1b	14	1			
1c	13	2		2	
1d	12	1		2	
	Yes	No	No Response		
2	12	2		1	
3	11	4			
4	9	5		1	
5	10	4		1	
6	9	5		1	
7	13	1		2	
8	12	1		2	

ONLINE COMMUNITY SURVEY RAW RESULTS

No STR Ownership Filter - 9/20-25

	Agree	Disagree
1a - Goal - Ensure Compliance	89	24
1b - Goal - Reduce Impacts/Track Complaints	91	20
1c - Goal - Life Safety/Good Neighbor Policies	93	22
1d - Goal - Analyze/Communicate	79	38
2 - Eliminate Umbrella License	Yes	No
3 - Occupancy Limits	87	37
4 - Complaint Call Center	65	59
5 - Phone/E-mail Complaint Resolution	53	69
6 - On-site Complaint Resolution	74	50
7 - Life Safety/Good Neighbor Communications	24	100
8 - Life Safety Self-Certification	106	18
	94	30

Frisco STR Owners - 9/26-10/4

	Agree	Disagree
1a	17	6
1b	15	5
1c	18	4
1d	16	7
2	Yes	No
3	13	11
4	9	15
5	4	20
6	8	16
7	1	23
8	16	8
	11	12

None of the Above - 9/26-10/4

	Agree	Disagree
1a	22	8
1b	36	1
1c	36	2
1d	28	9
2	Yes	No
3	34	8
4	32	10
5	32	10
6	34	8
7	19	23
8	39	3
	36	6

Frisco STR Mgrs - 9/26-10/4

	Agree	Disagree
1a	2	0
1b	2	0
1c	2	0
1d	1	1
2	Yes	No
3	1	0
4	2	0
5	1	1
6	2	0
7	1	1
8	2	0
	2	0

STR Owner Non-Frisco - 9/26-10/4

	Agree	Disagree
1a - Goal - Ensure Compliance	3	0
1b - Goal - Reduce Impacts/Track Complaints	3	0
1c - Goal - Life Safety/Good Neighbor Policies	3	0
1d - Goal - Analyze/Communicate	1	2
2 - Eliminate Umbrella License	Yes	No
3 - Occupancy Limits	1	2
4 - Complaint Call Center	2	1
5 - Phone/E-mail Complaint Resolution	2	1
6 - On-site Complaint Resolution	1	2
7 - Life Safety/Good Neighbor Communications	3	0
8 - Life Safety Self-Certification	3	0

Non STR Owner Non-Frisco - 9/26-10/4

	Agree	Disagree
1a	5	1
1b	4	1
1c	4	3
1d	5	1
2	Yes	No
3	4	3
4	5	2
5	3	4
6	5	2
7	4	3
8	6	1
	5	2

None of the Above - 9/26-10/4

	Agree	Disagree
1a	5	1
1b	5	1
1c	5	1
1d	4	3
2	Yes	No
3	4	2
4	3	3
5	3	3
6	4	2
7	4	4
8	2	6
	5	1

Short-term Rental Written Community Feedback Results as of 10/4/18

WRITTEN COMMENT CARD RESPONSES

- "If you require on-site or non-on-site response, set up some people who can do that; I'd have no idea who to call..."
- "Give Chad a raise for calmly tolerating all the defensive, jumping to conclusions people in the audience."
- "I really don't understand the big deal over the fees; given the amount of money my STR generates, it's a drop in the bucket."
- "I think the County should have one complaint call center; it would save money & allow everyone to know where the continuous problems are."
- "The umbrella license should be eliminated."
- "Start with no on-site party to resolve issues; as stated, most issues can be resolved with a phone call."
- "No occupancy limits - every property varies so much; a bedroom might sleep 2 people or 10, if a big bedroom - not fair to decide this."
- "Have a small paper advising any STR needs to be in compliance included in property tax mailings."
- "Why can't you get rid of the umbrella plan?"
- "Was our last tax increase due to a tax going to low income housing or am I wrong? If so, what is happening with that?"
- "I assume this would never happen, but you would never implement rent control would you? I.E. 2 bedroom equals certain price so employees can afford housing; No, yikes!
- "Thanks Chad, good job."
- "Don't like occupancy limits, one size does not fit all."
- "Focus on STRs doesn't account for long-term occupant problems with same complaints - parking, trash, noise, etc. Will hotline be for everyone's complaints?"
- "I like that Frisco is taking a measured approach to rules."
- "Opposed to STRs due to hotel-like turnover in guests."
- "How will enforcement of compliance with all regulations be paid for?"
- "Thank you, sorry I missed the whole presentation. Really thought it would just be a bunch of pointless comment boards."
- "Police Department response to property should equal a fee to the owner."
- "High number of responses should equal revocation of license."
- "I think the discussion on nuisance like parking, trash, noise, etc. is important but not unique to STRs; this discussion should be about 'occupants' or 'neighbor issues', not STRs only."

EMAILS:

- 1 - Suggestions for STR regs: quiet hrs 10pm-7am; no pets; no outdoor fires; 6 adults and 3 vehicles max; parking only in garages and driveways; 1 hr complaint resolution, allowing HOAs to ban STRs
- 2 - Support compliance efforts; law enforcement should provide same service to STRs as they do with traditional lodgers; guests should be able to book through Frisco website (Intopia) like they could in the past; provide partnerships with local business for discounted gift certificates; could partner through website to sell packages? Keep fees under \$100 per property - if I own two properties and costs increase from \$75 to \$150 per property, that's a 400% increase...
- 3 - Survey is great; presentation is well thought-out and thorough
- 4 - First unit in our complex purchased solely for STRs has caused significant disturbance; 2nd homeowners who do occasional rentals have significant stake in being responsible; Groups exceeding 12 people packed into 2 bedroom unit; 6 plus cars parked when there are only 2 spaces per unit; sewage has overflowed into adjacent basements; Noise of constant check-ins, cleaning services is extremely disruptive to an otherwise quiet residential complex; communication with the owner has largely been ignored; HOA is hands off and Frisco PD declines to intervene in civil disputes; no recourse whatsoever at this point; "I comment the Council for proposing sensible and thoughtful regulation of STRs in our town. I am not opposed to STRs and use them myself when I travel. The measure proposed would address many of my concerns listed above and should not adversely impact the majority of owners who run their STR businesses with care. Regulating occupancy rates will address concerns about life safety, noise, and negative impacts on shared sewer systems, neighborhood character, and parking. Much like a hotel manager, having a responsible local agent able

to respond in-person to parking, noise, and over-occupancy issues would reduce the stress on neighbors of having businesses share walls with their homes in our residential neighborhoods. Proper registration and taxation of units would fund the needed resources to implement these changes. In addition to the proposed rules, I strongly recommend having a 3-night minimum on rentals. Thank you for your work on this issue that matters greatly to our community."

5 - "I see your STR survey as deeply flawed. It's prejudice (sic) at a minimum. For example, one has to check at least one box for each answer. Furthermore, you don't require a name so any one person can fill out multiple surveys. If you really want reliable results you should address this."

"I have 5 devices, should I get 5 times the input of my neighbor? If you are going to invest the time, you should do this right. The survey is a good idea. As is the community meeting. But how do you account for the people who don't reside here full time or are otherwise not aware? I would think the Pocket Park would have been a wake up call for how to be out of touch with the community. I hate to be the bearer of bad news, but you are spending time and resources and the results will be meaningless."

6 - "WOW, thank you for your prompt reply. We love our time in Frisco but are increasingly irritated and annoyed about the renters. In fact, during the winter when I could not open my window at night because of the noise and smoke coming from the balcony of the unit below ours, I seriously considered selling our home. I shared these concerns with our HOA, but, as mentioned, they feel powerless to intervene. Appreciate the town taking steps to improve the situation."

"As a 20 year PT resident of Summit Co I am very interested in Frisco's attempt to control the overwhelming and flagrant abuse of VRBO/AirBnB to rent units to short-term visitors. Because of absentee owners who only look to revenue, we have been subject to additional maintenance costs at Lake Forest, to noise late at night, to smoking of both tobacco and marijuana at night on the balconies, to abuse of the hot tubs, to overuse of limited parking spots, to garbage being left outside units and other negative behaviors... there is no ability to make Lake Forest a "no smoking" community, there is little that can be done to enforce noise regulations except by calling the police, garbage - have to see the lazy renters who think they are paying for personal maid service and the parking - no monitor on site. Whatever the Town of Frisco can do to make the pseudo landlords become responsible for the problems that they have caused and the inconvenience and adverse impacts to their community would be very much appreciated. Please keep pursuing taxation and enforcement of some regulations so the homeowners have some backup."

7 - "Great response, grateful you took the time. Good luck."

"I can live with whatever the Council passes. I have in 5 years never had an issue that I didn't handle via phone, but I only rent about 50% of the year. I'm on the HOA and I can say we've had only complaints and problems with full time renters, that the HOA handles. Those problems are not going to go to a hotline. How this plays throughout the community and the relevance of statistics collected by a hotline are at best dubious. If it comes to having a "full-time contact" I can assign my (personal housekeeper), building handyman or next door condo neighbor to the task and pay them appropriately if used. I now get 100% of any issue/inquiry on my cell. I think this provision for STRs is a "feel good." God forbid the Council forces the hiring of a management company for this task - especially given you have no good statistics on STR ownership, oversight and problems. With some exceptions, I'd be happy to certify in the license process that I am complying with your requirements. I have an owner's manual that I have for STRs and I've included already a front page with all the "Frisco items of concern." I'm thinking more, as I write, that the culprits here are those (investors) that only use their properties for STRs. They are (mostly) the ones impinging on their neighbors and causing the problems. I know the problem is already difficult, but separating out and regulating that group would be appropriate. I know San Diego's approach allowing STRs if the property was Owner-occupied at least 50% of the time by the Owner. I thought this was dumb, unfair, but now see the point. Enforcement is another issue."

8 - "All STR owners should look out for the safety of their clients and have appropriate safety cards, first aid kits, fire extinguishers, CO and smoke detectors and emergency ladders as needed. I would hope the Fire Marshall would enforce these laws. I agree that we should be available by phone. To be available immediately on the property is unrealistic though and benefits the property management companies. I hope there is no political influence on their part attempted here. We could not afford to use such companies and maintain our property costs. Have there been any studies by emergency services that shows a greater percentage of frivolous needs by STR over LTR clients or home owners? Do we have any data to that point? In regards to more availability for LTR clients, I believe builders and owners of these properties have some breaks that make it profitable for them to build and maintain these properties. I would find it hard to believe that current owners could see the benefits that would make it possible for them to make the switch. Having searched for a property within the last five years, I can tell you that the shape of the LTR properties were no where near the condition of STR properties. Many LTR clients are seasonal and tend to move on more quickly with less regard for the property than STR clients. In essence, everyone who has a rental property is looking for good clients, yet STR owners are also looking for good reviews of their property to make their property a viable investment. I would hope that the great majority of my fellow STR owners feel the same. Thanks to you for all you do and I greatly appreciate how easy you have always been to work with."

9 - "I really like the idea of creating rules for Short Term Rentals. I just want to comment that I and probably others have 5 bedroom homes so don't put limitations that would impair the value of my home. Many of the same people rent my home year after year and they bring grandma, grandpa, brother, sisters, and all the kids. Just keep that

- in mind. I also have parking for 4 or 5 cars. All the best."
- 10 - "Thank you for your prompt and personal reply Chad - you rock!"
"You did a terrific job managing the discussion over what can be a contentious issue!"
- 11 - "I attended the meeting tonight and felt the meeting was more for people who own properties they use for STRs, than for home owners who are concerned about the character of their neighborhoods and quality of life. Does a neighborhood HOA have the ability to set rules for STRs, and is that the best solution for single family homes? Will the Town specifically state that in the final STR regulations? Thanks for addressing this important issue."
- 12 - "It seems like surrounding areas are moving very quickly with emerging regulations. I would caution the Town to wait and see how some of these areas proceed, and evaluate any issues that result. There are many property owners that do not spend 100% of their time inside Summit County that contribute immensely to the community, and I hope that their voices are heard along with full-time residents. I want to be a respectful property owner, and I sometimes rent my property when my family is not able to use it. It would be helpful to post a summary of the meeting discussion - or better yet, to record or live stream the discussion."
- 13 - "Thank you for organizing the chat about STR, it sounds like you guys are taking a very methodical approach and I agree strongly with the let's start small."
- 14 - "I wondered why the chairs of all of the HOA's presidents are not getting invites to these meetings? I am wondering if you could share what the license fees collected currently pay for?"
- 15 - "Perhaps the only feedback I would like to inject into this discussion is to not penalize those of us who are doing things right. I signed up for a license years ago, paid all taxes, invest in my property, advertise under the actual # of people it will sleep... and yet, if Frisco follows Breck and other areas will add regulations (sic) to require 1 hour response and such. Develop something that targets problem landlords and imposes the costs on them, not the landlords that do not negatively impact the city."
- 16 - "I did want to pass on a few concerns about what I have read. Mainly it is the requirement for a contact that lives within 30 miles. I live in Denver which is 72 miles and takes approximately 1 hr and 15 minutes. Regardless, I don't feel I should be forced to hire a management company contact as in my experience they are not responsive and they just mess things up. I rely heavily on my reviews and if I have to have a mgmt company intervene it could significantly hurt my business. My other concern is those that are not remitting sales and lodging taxes. Is Frisco looking at a deal similar to the State where they collect and remit directly to the Town? I realize a permit may be required but that doesn't mean people will comply just as they don't pay sales and lodging taxes. It doesn't seem like the town has cracked down on those not paying so will they crack down on those that do not have permits? Thank you, I am all for the regulations but I feel the 24/7 contact is a real impediment and should be required for those that have had a complaint and not addressed it. Why penalize us all for those instances?"
- 17 - "Thanks for the quick response. My feelings (for what it is worth) is that 95% of all my rentals have been families, or retired couples that want to spend time Frisco. I have to imagine these are the best guests the Town can have, as I believe they really boost the economy and help out all the other business in town. I know not all renters are not a positive impact on the community, but I would believe most are."
- 18 - "I understand the numerous challenges around real estate uses - the need for local and seasonal housing for residents, vacation use, and people like myself - 2nd home owners that love to escape to the mountains, and make that feasible by short term renting. Not an easy problem to solve..."
- 19 - "Re the impact on affordable/work force housing, as a rule owners of s-t-y-e properties do s-t-rentals so they can still use the property as well, for skiing and summer activities; family, friend and business associates use, etc. so generally speaking these properties are not candidates for long-term, work force housing anyway; owners should be taxed on the revenue they make; re impacts on the neighbors and our community - owners and the people they hire to manage their property - ultimately are responsible for making sure the guests in their properties don't have negative impact on neighbors and the community. If they set the table correctly, establish the rules for use of their property, most of the time, there won't be problems. Of course, bad actors are inevitable and sometimes require a call to the police; important to remember these s-t rental properties increase the head count of guests in Frisco, and that head count contributes dollars to our economy; shops, restaurants, services, etc. While some of us older locals tend to bemoan the constant flow of people and long for the quieter days of years past, I think that horse has left the barn. The huge growth in Denver has created a whole new population of folks wanting to get out of the city and up to the mountains. Frisco and Summit County are the first stop, the increased flow of people we are experiencing is the new norm."
- 20 - "I just bought by townhouse and plan (sic) offering short term rentals as a means of defraying the cost of ownership. I am an out of town owner from MN. I think it is a beautiful area and have used short term rentals with my family to come here and ski. We enjoyed the area so much we decided to buy a place. I think it helps keep a vibrant growing economy."
- 21 - "From what the county has put forth already let me say a few words: taxes, paid mine since Day 1, they're just talking about enforcing this? Bear proof containers - heartily agree if in fact non-STR owners have the same requirements, in fact, mandate it for everyone; Responding in person (or hiring someone) within 45 minutes to complaints about noise and irritants associated with STR properties - if it's a non-STR property what course of action do neighbors have, when the complaint is about an

owner or a full time renter? Again, I can live with the 45 minutes by someone else, but not a property management company at 40 - 60% of the rent. I can't imagine a string of STRs so bad as put forth at the Summit or Breck meeting on STRs. That complainant has to talk to the Owner and not look at inflicting pain on people who STR correctly."

22 - "I'm very concerned about new regulations for short term rentals. To be honest, I am feeling outraged that such an important meeting did not warrant more advance notice. I'm curious... could you tell me please, when so many property owners live elsewhere, why was this meeting planned with so little advance notice? For many property owners not living in the area your short notice for this meeting makes it impossible to attend. I live in Michigan full time now but had been a full time resident here in Frisco at my condo before having to put it into a rental a long time ago, so I am not some fly-by-night rental owner. I value this area and have a vested interest in the community. I have been coming to Frisco since 1972 and have owned my condo since 1996. I feel long-time owners should especially be given an opportunity to have a say in the matter. With more advance notice I could have planned my current trip out here or made flight arrangements to accommodate attending this meeting."

"If Frisco institutes additional short-term rental regulations, such as I've been reading about being done in Breckenridge, it will be a big hardship for me. I'm very concerned. It could significantly impact my ability to keep my condo. I don't believe Frisco has the same problems as Breckenridge. We are a smaller community which attracts more families than young rowdy groups as Breckenridge does. Has there truly been such a significant problem with rental groups negatively impacting neighborhoods or is this an additional way for the Town of Frisco to increase it's (sic) revenue? If there is such a negative impact created by rentals in Frisco, why not limit the amount of new condo developments being built? Not only would it help reduce so-called rental impacts on neighborhoods but it would help maintain the nature and charm of what Frisco has always been. Each couple times a year that I come back out to Frisco I am dismayed at the ever growing number of new condo developments being built. Why are so many being allowed to be crammed into Frisco? Is this what the Town of Frisco government truly wants and sees as okay for it's (sic) master plan... to become like Breckenridge with it's (sic) overcrowding and building density? You mentioned that there are so many property owners that are not complying with rental sales and lodging tax. Why not go after those folks with severe fines for not complying rather than imposing additional costs and fees for those of us who do comply? You say that Frisco is having a difficult time tracking down noncompliant rental property owners because of VRBO withholding contact info and that you could potentially have to hire a third party company to track them down. Again I say, the noncompliant should bear the cost for that - NOT the compliant. I believe you also mentioned that Frisco wants/needs to level the playing field for hotels. First of all, I don't understand what that means and how new rules/fees for short-term rentals are supposed to help hotels. Are we, short-term rental property owners, to subsidize their existence? Second of all, hotels and short-term rentals are all together different! Short-term rentals offer so very much more than a hotel. Why would a hotel with it's (sic) single room and bathroom think it should compete with a short-term rental with it's (sic) multiple rooms - living room, dining room, bedrooms, bathrooms, kitchen, laundry, etc? Instead of hotels asking the Town of Frisco to help them, hotels should think twice about their pricing structure in order to compete. Hotels continue to charge about the same as short-term rentals. Absurd. A requirement for a local point of contact is another huge concern for me. Living in Michigan I would have to hire someone to do this for me... so yet another fee that I would be burdened with. I have never had any complaints. I always vet my guests before I allow them to stay. It is critical and important to me that they be respectful people... not only for my condo but for my neighbors."

"Thank you, Chad, for your detailed response. I look forward to hearing about tonight's meeting."

Report Criteria:

Business.License status = "Active"

Business.Year opened = "September 2018"

Business Owner.Sequence number = 1

in or out City	Business Name	Name	Location	Location City	Business Telephone 1	Business Activity
In	A Discount Flooring	Bear Claw Trading Co	821 Summit Boulevard	Frisco	970-668-1880	Retail - HomeImprove
In	Betty Brace	Brace, Betty	400 West Main Street #105	Frisco	206-963-2544	Vacation Rentals
In	Catherine and Peter Shafroth	Shafroth, Catherine and Peter	101 Morning Star Circle Unit E	Frisco	970-389-8214	Vacation Rentals
In	Cheryl Dremann	Dremann, Cheryl	348 West Main Street Unit D2	Frisco	303-220-0183	Vacation Rentals
In	John K. Born	Born, John K.	111 Rose Crown Lane	Frisco	720-412-2940	Vacation Rentals
In	Kelly Whiting	Whiting, Kelly	730 North Summit Boulevard	Frisco		Vacation Rentals
In	Lilis Mexican Bistro	Ocampo, Raul	857 North Summit Boulevard	Frisco	970-389-6282	Restaurant
In	Mountain Vacations	The Pinnacle Companies	116 Basecamp Way	Frisco	970-453-9140	Vacation Rentals
In	Mountainside J250 Vacations	Sprick, Katherine and Jonathan	715 South 5th Avenue #J250	Frisco	703-229-2986	Vacation Rentals
In	OI Time Barber Shop	Chrzanowski, Jeannine	220 Main Street Suite D	Frisco	970-409-0537	Health/Beauty
In	Pinnacle Lodging	The Pinnacle Companies	116 Basecamp Way	Frisco	970-453-9140	Vacation Rentals
In	The Glass Art Co	Denny, Jesse	100 Main Street	Frisco	970-232-0720	Retail - General
In	William Bruce Cameron	Cameron, William Bruce	156 South 4th Avenue PH #1	Frisco	310-890-6597	Vacation Rentals
In	Your Local Contact	Dorn, Graeme G.	102 Frisco Street	Frisco	970-409-0553	Vacation Rentals
Out	Diversified Underground	Chuapoco, Helena and Richard	2300 Cavanaugh Road	Watkins	303-636-9999	Retail - HomeImprove
Out	Due West Construction	Rowe, Helen	232 CR 453	Breckenridge		Retail - HomeImprove
Out	EIS Inc.	EIS Inc.	2018 Powers Ferry Road Ste 500	Atlanta	678-255-3790	Retail - HomeImprove
Out	Ethos General Contractors	Anest, Constantine	10303 East Dry Creek Road Ste 4	Englewood	855-553-8467	Retail - HomeImprove
Out	Front Desk	Waring, Brian and Dani	304 Ryan Gulch Court	Silverthorne	970-325-5115	Vacation Rentals
Out	High Country Tools	Smiley, Cale and Jessica	4723 County Road 22	Kremmling	970-531-2506	Retail - General
Out	Medline Industries	Mills, Andrew and Charles	Three Lakes Drive	Northfield	847-643-4379	Retail - Office
Out	Merakalpa Malas	Jaten, Amanda	120 Main Street	Frisco	719-888-0917	Temporary
Out	Mountain Standard Wood	Pladson, Chris	31033 CR 45	Kiowa	303-916-3220	Retail - HomeImprove
Out	Overstock.com	Iverson, Gregory	799 West Coliseum Way	Midvale	801-947-3100	Retail - General
Out	Schlosser Signs	Schlosser, Carla	3597 Draft Horse Court	Loveland	970-593-1334	Retail - HomeImprove
Out	Summit Color Service	Burke, Ronald	1705 Airport Road	Breckenridge	970-426-8251	Retail - HomeImprove
Out	Suntalk Solar Energy Solutions	Suntalk Solar Energy Solutions	9900 East 51st Avenue	Denver	303-904-2268	Retail - HomeImprove
Out	Tatiana Sanin Jewelry	Sanin, Tatiana	97 Green Drake Trail	Breckenridge	9703891626	Temporary
Out	Unique Carpentry	Crowley, Charlie and Virginia	205A Straight Creek Drive	Dillon	970-389-5577	Retail - HomeImprove

**TOWN OF FRISCO
PROCLAMATION
“IMAGINE A DAY WITHOUT WATER DAY”**

WHEREAS, the infrastructure that brings water to and from homes and businesses is essential to the quality of life and economic vitality of the Town of Frisco and

WHEREAS, Frisco residents on average utilize 163 gallons of water per single family equivalent; and

WHEREAS, Frisco has invested in a new water well for an increased system capacity of 600,000 gallons per day; and

WHEREAS, water crises across the country, ranging from wildfire, to drought, to flooding, show the severe impacts of what can happen to the public health and well-being of a community without access to clean drinking water; and

WHEREAS, droughts and wildfire and other weather-related challenges put pressure on water systems that are ill-equipped and ill-prepared to manage such extreme events; and

WHEREAS, utilities nationwide are grappling with aging infrastructure and lack reliable revenue and funding to maintain systems let alone upgrade their systems; and

WHEREAS, managing water responsibly is critical to our nation’s public and environmental health and to a high quality of life through economic commerce, power generation, and recreation; and

WHEREAS, investing in our drinking water and wastewater systems will secure a bright and prosperous future for generations to come; and

WHEREAS, innovation in water conservation and water reuse will drive job growth, economic development, and establish a 21st century paradigm of water management in the United States; and

WHEREAS, different regions face different water challenges, so the solutions to strengthen our drinking water and wastewater systems must be locally driven, but reinvestment in our water must be a national priority.

NOW THEREFORE, I GARY WILKINSON, MAYOR OF THE TOWN OF FRISCO, COLORADO DO HEREBY OFFICIALLY PROCLAIM OCTOBER 10, 2018 BE RECOGNIZED AS “IMAGINE A DAY WITHOUT WATER” IN THE TOWN OF FRISCO, AN ORGANIZED EFFORT TO HIGHLIGHT THE CRITICAL IMPORTANCE OF RELIABLE ACCESS TO CLEAN WATER IN OUR LIVES AND THE INVESTMENT IN INFRASTRUCTURE THAT IS NECESSARY TO PROTECT THIS VALUABLE RESOURCE; AND

THAT THE TOWN OF FRISCO RECOGNIZES THAT WATER IS ESSENTIAL TO THE QUALITY OF LIFE AND ECONOMIC COMPETITIVENESS AND ACKNOWLEDGES THE IMPORTANCE OF EDUCATING THE PUBLIC ABOUT THE VALUE OF WATER THROUGH THE “IMAGINE A DAY WITHOUT WATER” CAMPAIGN; AND

THAT THE TOWN OF FRISCO IS DEDICATED TO INVESTING IN SAFE AND RELIABLE WATER AND WASTEWATER INFRASTRUCTURE AND CALLS ON OUR FEDERAL PARTNERS TO BRING FUNDING AND INNOVATION TO PROTECT AND RESTORE CRITICAL WATER INFRASTRUCTURE.

DATED THIS 9TH DAY OF OCTOBER, 2018.

TOWN OF FRISCO

By:

Gary Wilkinson, Mayor

ATTEST:

By:

Deborah Wohlmuth, CMC, Town Clerk

**RECORD OF PROCEEDINGS
MINUTES OF THE REGULAR MEETING
OF THE TOWN COUNCIL OF THE TOWN OF FRISCO
SEPTEMBER 25, 2018**

Council Member Shaner called the meeting to order at 7:00 p.m. Town Clerk Deborah Wohlmuth called the roll.

Present: Jessica Burley
Dan Fallon
Rick Ihnken
Deborah Shaner
Melissa Sherburne

Absent: Hunter Mortensen
Gary Wilkinson

Public Comment:

Three citizens spoke in support of renewable energy. Sierra Club Headwaters Chair Kent Abernathy thanked Mayor Wilkinson for pledging Frisco's commitment to renewable energy.

Frisco resident Ray Brueggemaer spoke in support of an ice rink in Frisco.

Tom Taylor thanked the Town for its participation in the Masontown project. He also asked Council to look into speed limit enforcement on Granite.

Council Comment:

Council members Burley and Fallon thanked the audience for their participation.

Proclamation:

Council member Shaner proclaimed September 29th Dave's Day.

Consent Agenda:

Minutes August 28, 2018 Meeting
Purchasing Cards
Warrant List
Home Rule Charter Review - Chapter 141, Unclaimed Property
Home Rule Charter Review – Chapter 177, Wreckers and Towing
Home Rule Charter Review – Chapter 167, Vehicles and Traffic
Resolution 18-14, Supporting Summit County's Ballot Question 1A
Resolution 18-15, Supporting Statewide Transportation Bill
Resolution 18-16, Opposing Amendment 74

MOTION: COUNCIL MEMBER BURLEY MOVED TO APPROVE THE CONSENT AGENDA AS PRESENTED. SECOND, COUNCIL MEMBER SHERBURNE. VOTE:

BURLEY	YEA	SHANER	YEA
FALLON	YEA	SHERBURNE	YEA

IHNKEN	YEA	WILKINSON	ABSENT
MORTENSEN	ABSENT	MOTION CARRIED.	

New Business:

Agenda Item #1: New Hotel and Restaurant Liquor License for Pure Kitchen LLC dba Pure Kitchen
STAFF: DEBORAH WOHLMUTH 1) MAYOR OPENS PUBLIC HEARING 2) STAFF REPORT 3)
PUBLIC COMMENTS 4) MAYOR CLOSES PUBLIC HEARING 5) COUNCIL DISCUSSION 6)
MOTION MADE 7) MOTION SECONDED 8) DISCUSSION ON MOTION 9) QUESTION CALLED

Town Clerk Deborah Wohlmuth stated that this application is for a new hotel and restaurant liquor license for Pure Kitchen LLC dba Pure Kitchen located at 116 Basecamp Way. Applicants Christopher Renner, Terrence Barbu, and Jason Payne have filed the necessary paperwork and posted the premise in accordance with the Colorado Liquor Code. Further, notice of this application was published in a newspaper of general circulation on September 14, 2018 pursuant to statutory requirements. The Police Department has performed the necessary fingerprinting and background checks for the applicants. The authority should be advised the applicants reported that a non-majority stakeholder had a license suspended for seven days by the Town of Breckenridge for failure to report an incident in 2016. The applicants further indicated that this was the first incident the member had experienced in 26 years of owning 35 separate licenses in three states. This member will not be managing the establishment. Criminal history reports of the Colorado Bureau of Investigation and Federal Bureau of Investigation are pending. Council member Shaner opened public comment at 7:23 p.m. There being no public comment, Council member Shaner closed the public comment at 7:25 p.m.

MOTION: COUNCIL MEMBER BURLEY MOVED TO APPROVE THE ISSUANCE OF A NEW HOTEL AND RESTAURANT LIQUOR LICENSE FOR PURE KITCHEN LLC DBA PURE KITCHEN LOCATED AT 116 BASECAMP WAY, ON THE BASIS OF THE FOLLOWING FINDINGS: THAT THE AUTHORITY (1) HAS REVIEWED THE NEIGHBORHOOD UNDER CONSIDERATION AND FINDS IT TO BE THE TOWN OF FRISCO AS A WHOLE; (2) HAS CONSIDERED THE DESIRES OF THE INHABITANTS OF THE NEIGHBORHOOD AND FINDS THAT THE INHABITANTS DESIRE AN ADDITIONAL ESTABLISHMENT THAT SERVES LIQUOR; (3) HAS REVIEWED THE NEEDS OF THE NEIGHBORHOOD FOR THE OUTLET AND FINDS THAT THE NEEDS OF THE NEIGHBORHOOD ARE NOT MET BY THE EXISTING OUTLETS; (4) HAS REVIEWED THE LOCATION OF THE PROPOSED ESTABLISHMENT AND FINDS THAT IT IS NOT LOCATED WITHIN 250 FEET OF ANY SCHOOL OR COLLEGE CAMPUS; (5) HAS REVIEWED THE QUALIFICATIONS OF THE APPLICANT AND, PURSUANT TO THE REQUIREMENTS OF THE FRISCO CODE AND COLORADO STATUTES, FIND THE APPLICANT TO BE QUALIFIED TO OBTAIN A NEW HOTEL AND RESTAURANT LIQUOR LICENSE FOR PURE KITCHEN LLC DBA PURE KITCHEN. SECOND, COUNCIL MEMBER FALLON. VOTE:

BURLEY	YEA	SHANER	YEA
FALLON	YEA	SHERBURNE	YEA
IHNKEN	YEA	WILKINSON	ABSENT
MORTENSEN	ABSENT	MOTION CARRIED.	

Agenda Item #2: First Reading Ordinance 18-09, An Ordinance Amending Chapters 127 and 180 of the Code of Ordinances of the Town of Frisco, Concerning General Offenses and the development of Land, Respectively, By Adding a New Section 127-53, Concerning Standards and Limitations on the Creation of Noise Within the Town, and By Deleting Section 180-6.20.3, Concerning Construction Noise STAFF: JOYCE ALLGAIER 1) MAYOR OPENS PUBLIC HEARING 2) STAFF REPORT 3)

PUBLIC COMMENTS 4) MAYOR CLOSES PUBLIC HEARING 5) COUNCIL DISCUSSION 6) MOTION MADE 7) MOTION SECONDED 8) DISCUSSION ON MOTION 9) QUESTION CALLED

Community Development Director Joyce Allgaier stated that this ordinance amends Chapters 127 and 180 of the Town Code, implementing a noise ordinance that sets specific decibel levels for certain times of day, contains residential and commercial noise zones, defines terms, and contains provisions for exceptions, among other provisions. Frisco has grown and changed in terms of the mix of uses, new uses, enhanced outdoor vitality, and overall intensification of activity in the community. This intensification is from both a mixture of residential and commercial development arrayed in dense settings and the infill of new developments. Additionally, several new developments have included alfresco dining areas, roof top decks, and music venues. This ordinance also clarifies construction noise provisions to include clarification of times when construction is allowed, and not placing specific limitations on holidays; clarifies hours when a reduced decibel level comes into effect in both the residential and commercial noise zones; clarifies exemption criteria and the requirement of an informational notice to owners in the vicinity before action is taken on an exemption request, and inclusion of snow removal and domestic power equipment noise provisions. Provisions regarding vehicular noise from engine braking devices (commonly referred to as a "Jake brake") will be added to the town's model traffic code provisions. Council member Shaner opened public comment at 7:45 p.m. Frisco resident Phil Sanderman suggested that noise levels be lower. Frisco resident Craig Peterson suggested that this noise ordinance is not ready to be approved because of vagueness about noise levels, times, dogs, construction, variety based on season and days of the week. Frisco resident Kelly Foote spoke in support of the ordinance, and felt that the vagueness could be beneficial either way. As a business owner, he would prefer that the time limit be 11pm instead of 10pm. Council discussed changing the time to 11pm in commercial districts, eliminating language about national holidays, and the language concerning continuous and frequent noise be removed. There being no further public comment, Council member Shaner closed the public comment at 7:57 p.m.

MOTION: COUNCIL MEMBER SHERBURNE MOVED TO APPROVE ON FIRST READING ORDINANCE 18-09, AN ORDINANCE AMENDING CHAPTERS 127 AND 180 OF THE CODE OF ORDINANCES OF THE TOWN OF FRISCO, CONCERNING GENERAL OFFENSES AND THE DEVELOPMENT OF LAND, RESPECTIVELY, BY ADDING A NEW SECTION 127-53, CONCERNING STANDARDS AND LIMITATIONS ON THE CREATION OF NOISE WITHIN THE TOWN, AND BY DELETING SECTION 180-6.20.3, CONCERNING CONSTRUCTION NOISE WITH THE PROPOSED THREE AMENDMENTS. SECOND, COUNCIL MEMBER BURLEY. VOTE:

BURLEY	YEA	SHANER	YEA
FALLON	YEA	SHERBURNE	YEA
IHNKEN	YEA	WILKINSON	ABSENT
MORTENSEN	ABSENT	MOTION CARRIED.	

Old Business:

Agenda Item #3: Second Reading Ordinance 18-08, an Ordinance Amending Chapter 97 of the Code of Ordinances of the Town of Frisco, Concerning the Basis for Establishing the Areas of Special Flood Hazard; and 97-12, Concerning the Placement of Recreational Vehicles in Special Flood Hazard Areas STAFF: BILL GIBSON 1) MAYOR OPENS PUBLIC HEARING 2) STAFF REPORT 3) PUBLIC COMMENTS 4) MAYOR CLOSES PUBLIC HEARING 5) COUNCIL DISCUSSION 6) MOTION MADE 7) MOTION SECONDED 8) DISCUSSION ON MOTION 9) QUESTION CALLED.

Community Development Director Joyce Allgaier stated that the Town is required to adopt the new Flood Insurance Study (FIS) and Flood Insurance Rate Map (FIRM) prior to the effective date of November

16, 2018, and to amend its regulations to meet the minimum standards of the National Flood Insurance Program (NFIP) and the statewide Rules and Regulations for Floodplains in Colorado should the Town choose to continue its participation in the National Flood Insurance Program (NFIP) and to maintain its eligibility for federal financial assistance. Mayor Wilkinson opened public comment at 8:15 p.m. There being no public comment, Mayor Wilkinson closed the public comment at 8:16 p.m.

MOTION: COUNCIL MEMBER BURLEY MOVED TO APPROVE ON SECOND READING ORDINANCE 18-08, AN ORDINANCE AMENDING CHAPTER 97 OF THE CODE OF ORDINANCES OF THE TOWN OF FRISCO, CONCERNING THE BASIS FOR ESTABLISHING THE AREAS OF SPECIAL FLOOD HAZARD; AND 97-12, CONCERNING THE PLACEMENT OF RECREATIONAL VEHICLES IN SPECIAL FLOOD HAZARD AREAS. SECOND, COUNCIL MEMBER FALLON. VOTE:

BURLEY	YEA	SHANER	YEA
FALLON	YEA	SHERBURNE	YEA
IHNKEN	YEA	WILKINSON	ABSENT
MORTENSEN	ABSENT	MOTION CARRIED.	

There being no further business, the meeting adjourned at 8:17 p.m.

Respectfully Submitted,

Deborah Wohlmuth, CMC
Town Clerk



TO: MAYOR AND TOWN COUNCIL
FROM: DIANE MCBRIDE, ASSISTANT TOWN MANAGER
CC: RANDY READY, TOWN MANAGER
TOM HOGEMAN, MARINA GENERAL MANAGER
RE: TOWN LEASE AGREEMENT OF LOT B-2 FROM FRISCO SANITATION DISTRICT
DATE: OCTOBER 9, 2018

Summary: Attached is the Town Lease Agreement of Lot B-2 from the Frisco Sanitation District for one year beginning on October 1, 2018, and ending on September 30, 2019. The Lease will automatically renew for successive one year periods on October 1st of each year unless written notice to not renew is provided by either the District or the Town.

Background: The Frisco Sanitation District owns Lot B-2 near the Frisco Bay Marina. Since 2008, the District has leased this lot to the Town for the storage of water craft, trailers and similar equipment. Per the previous lease agreement, the Town paid the District 20% of the revenues received by the Marina for the storage of such equipment. Recently, the District requested a year-round, flat rate fee of \$15,000/year for the use of B-2. Usage of the B-2 lot for storage purposes is instrumental to the operation of the Frisco Bay Marina. The Town will generate this fee of \$15,000/year through fees charged for storage of water craft, trailers and similar equipment owned by third parties.

Recommendation: It is my recommendation that Town Council approve this Lease Agreement of Lot B-2 from the Frisco Sanitation District at this time.

LEASE AGREEMENT

This Lease Agreement (this "Agreement") is made to be effective as of the 1st day of October, 2018 by and between the Town of Frisco, a Colorado home rule municipal corporation, PO Box 4100, Frisco, Colorado 80443 ("TOWN") and the Frisco Sanitation District, a Colorado quasi-municipal corporation, PO Box 601, Frisco, Colorado 80443 ("DISTRICT").

RECITALS

WHEREAS, DISTRICT owns certain unimproved real property, as described in Exhibit A, attached hereto and made a part hereof (the "PREMISES"); and

WHEREAS, since October 1, 2008, DISTRICT has leased the PREMISES to the TOWN pursuant to that certain Lease Agreement dated on or about October 1, 2008 (the "Previous Lease Agreement").

WHEREAS, TOWN desires to continue to lease the PREMISES from the DISTRICT for certain purposes set forth herein; and

WHEREAS, the DISTRICT has determined that it is within the best interest of the DISTRICT to continue to lease the PREMISES to the TOWN under the terms and conditions of this Agreement.

THEREFORE, in consideration of the PREMISES, the mutual covenants contained in this Agreement and each and every act to be performed hereunder by the parties, TOWN and DISTRICT agree that, upon and after October 1, 2018, the Previous Lease Agreement is terminated and of no further force or effect, and further agree as follows:

AGREEMENT

1. Premises. DISTRICT, by this Agreement, leases and demises to TOWN, and TOWN takes and hires from DISTRICT the real property described in Exhibit A, attached hereto and made a part hereof (the "PREMISES"), located in the Town of Frisco, Summit County, Colorado.
2. Use and Occupancy.
 - (a) TOWN covenants and agrees to occupy the PREMISES in accordance with the conditions and provisions outlined in Exhibit B, attached hereto and made a part hereof, as well as all other conditions and provisions contained herein.
 - (b) TOWN shall not use or permit the PREMISES to be used in any manner other than as provided in Exhibit B, or for any purpose prohibited by the laws, codes, rules and regulations of the United States, the State of Colorado, or the Town of Frisco. TOWN shall not allow PREMISES to be used for illegal, unsafe, or immoral purposes.
 - (c) TOWN shall not cause or allow the PREMISES to be used in any manner that would cause it to be considered a hazard or public nuisance. In the event DISTRICT, a court of competent jurisdiction, or any other competent authority determines that the PREMISES are being so improperly used and maintained, DISTRICT may in its sole discretion immediately terminate this Agreement. If the Agreement is terminated pursuant to this Paragraph 2(c), TOWN shall have forty-five (45) days to surrender the PREMISES to DISTRICT.

- (d) TOWN shall not commit waste or suffer or permit waste to be committed on or in the PREMISES. The use and occupation by TOWN of the PREMISES shall be subject to the terms and conditions of this Agreement and to reasonable rules and regulations for the use of the PREMISES prescribed from time to time in writing by DISTRICT.
- (e) TOWN shall not commit or perform any act or activity which violates the intent and purpose of this Agreement, as such intent and purpose is defined and described in EXHIBIT B.

3. Term and Possession.

- (a) The term of the Agreement shall be for one year beginning on October 1, 2018, and ending on September 30, 2019 and shall automatically renew for successive one year periods on October 1 of each year unless (i) the DISTRICT provides written notice to the TOWN, on or before the first day of April of each year that is prior to the October 1 renewal date of that year, that the DISTRICT intends that this Agreement not be renewed, or (ii) the TOWN provides written notice to the DISTRICT on or before the first day of April of each year that is prior to the October 1 renewal date of that year, that the TOWN intends that this Agreement not be renewed.
- (b) TOWN's taking possession of the PREMISES shall be conclusive evidence against TOWN that the PREMISES as of the date of taking possession were in good order and repair.

4. Compensation to DISTRICT. The District shall be compensated for its lease of the PREMISES to TOWN as follows:

- (a) On or before October 1 of each year during the term of this Agreement and any renewal term of this Agreement, TOWN shall pay to DISTRICT the sum of Fifteen Thousand Dollars (\$15,000.00).
- (b) The DISTRICT understands and acknowledges that the TOWN is subject to Article X, § 20 of the Colorado Constitution ("TABOR"). The TOWN and DISTRICT do not intend to violate the terms and requirements of TABOR by the execution of this Agreement. It is understood and agreed that this Agreement does not create a multi-fiscal year direct or indirect debt or obligation within the meaning of TABOR and, therefore, notwithstanding anything in this Agreement to the contrary, all payment obligations of the TOWN under this Agreement are expressly dependent and conditioned upon the continuing availability of funds beyond the term of the TOWN's current fiscal year that ends upon the next succeeding December 31 after the date first above written. Financial obligations of the TOWN payable after the current fiscal year are contingent upon funds for that purpose being appropriated, budgeted, and otherwise made available in accordance with the rules, regulations, and resolutions of the TOWN and other applicable law. Notwithstanding any other provision of this Agreement concerning termination, upon the TOWN's failure to appropriate such funds, the Agreements shall automatically terminate and the TOWN shall be obligated to pay to DISTRICT only such funds as have been duly appropriated by the TOWN for payment to the DISTRICT during the then-current fiscal year of the TOWN. The TOWN shall promptly advise the DISTRICT in writing if it shall fail to appropriate, within the regular budgeting and appropriation cycle of the TOWN, funds that it reasonably anticipates will be necessary for payment to the DISTRICT during the fiscal year next following the TOWN's then-current fiscal year.

5. TOWN's Responsibilities.

- (a) *Trash Removal:* TOWN shall be responsible for removing all trash and refuse deposited on the PREMISES and placing such trash and refuse in the covered receptacles provided by TOWN.
- (b) *Maintenance:* It is understood and agreed that as a part of the consideration for this Agreement, TOWN shall, at TOWN's expense, maintain the PREMISES in the same general condition as it was in prior to the TOWN's taking of possession of the PREMISES, ordinary wear and tear excepted, and shall be responsible for and keep the area of the PREMISES clean, orderly and free of trash, debris, papers and other hazards or obstructions.

6. Alterations and Modification.

- (a) TOWN covenants and agrees not to make any alterations, material changes or additions in and to the PREMISES without prior written consent of DISTRICT, which consent may be withheld in the DISTRICT's sole and absolute discretion. All permanent improvements installed by TOWN with the DISTRICT's prior written consent shall become and remain the property of DISTRICT, unless otherwise agreed to in writing.
- (b) DISTRICT may enter the PREMISES at any time for purposes of health and safety inspections.

7. Liability and Insurance. DISTRICT shall not be liable to TOWN, TOWN's employees, sublessees, customers, guests, visitors or trespassers for any damage to person or property caused by an act, omission or neglect of TOWN and TOWN shall, to the extent permitted by law, hold DISTRICT harmless from all claims for any such damage. TOWN shall, at its own expense, carry public liability and property damage insurance (through its self insurance pool known as CIRSA) covering the PREMISES and insuring the TOWN, and the DISTRICT as an additional insured, against any and all loss or claims arising out of TOWN'S use of the PREMISES, or from any act or omission of TOWN, its agents, servants, employees, or permittees. This insurance shall be appropriately endorsed for contractual liability under this paragraph, with minimum limits of \$1,000,000.00 for each death or injury to one person, \$1,000,000.00 for property damage. TOWN shall furnish DISTRICT with a certificate from its insurer evidencing insurance coverage throughout the term of this Agreement. Said policy shall name DISTRICT as an additional insured party and shall provide that such insurance coverage shall not be terminated except on thirty days advance notice to the DISTRICT.

8. Default. The following events shall be deemed to be events of default by TOWN under this Agreement:

- (a) TOWN'S failure to comply with any term, provision or covenant of this Agreement and failure to cure or demonstrate due diligence in curing said failure within thirty (30) days after written notice thereof to TOWN.
- (b) TOWN becoming insolvent, or making a transfer to defraud or create a preference to a creditor, or making an assignment for the benefit of creditors.
- (c) TOWN's filing of a petition under any section or chapter of the National Bankruptcy Act, as amended, or under any similar law or statute of the law of the United States the State of

Colorado; or TOWN's adjudged bankruptcy or insolvency in proceedings filed against TOWN thereunder.

- (d) A receiver or trustee being appointed for all or substantially all of the assets of TOWN.
 - (e) TOWN maintaining the PREMISES in such disrepair that DISTRICT reasonably determines that it constitutes a hazard to the DISTRICT and its constituents.
9. DISTRICT's Remedies. Upon the occurrence of any event of default, DISTRICT shall have the option to pursue any one or more of the following remedies without notice or demand whatsoever:
- (a) Terminate this Agreement, in which event TOWN shall immediately surrender the PREMISES to DISTRICT, and if TOWN fails to do so, DISTRICT may, without prejudice to any other remedy which it may have for possession, enter upon and take possession of the PREMISES.
 - (b) Enter upon the PREMISES, without liability in law or equity for any claim for damages of any kind, to do whatever TOWN is obligated to do under the terms of this AGREEMENT, and TOWN agrees to reimburse DISTRICT on demand for any expense, including but not limited expenses related to repairs or alterations, which DISTRICT may incur in thus effecting compliance with TOWN's obligations under this Agreement, and TOWN further agrees that DISTRICT shall not be liable for any damages resulting to TOWN or any third party from such action, unless caused by the negligence of DISTRICT.

Pursuit of any of the foregoing remedies shall not preclude the pursuit of any other remedies herein provided or any other remedies provided by law, nor shall pursuit of any remedy herein provided constitute a forfeiture or waiver of any damages accruing to DISTRICT by reason of the violation of any of the terms, provisions and covenants herein contained.

10. Quiet Enjoyment. DISTRICT agrees to warrant and defend TOWN in the quiet enjoyment and possession of the PREMISES during the term of this Agreement so long as TOWN complies with the provisions of this Agreement.
11. Force Majeure. Notwithstanding anything in this Agreement to the contrary and providing such cause is not due to the willful act or neglect of TOWN and DISTRICT, neither TOWN nor DISTRICT shall be deemed in default with respect to the performance of any of the terms, covenants and conditions of this Agreement if the same shall be due to any strike, lockout, civil commotion, riot, invasion, rebellion, sabotage, governmental regulations or controls, inability to obtain any material, service or financing, through the Act of God or other cause beyond the control of TOWN and DISTRICT.
12. Subordination. This Agreement and the lien it creates shall be subordinate to the lien of any future mortgage or mortgages upon the PREMISES; provided that in the event of foreclosure or other action taken under any mortgage or mortgages on the PREMISES, the Agreement and the rights of TOWN hereunder shall not be disturbed, but shall continue in full force and effect so long as TOWN shall not be in default. "Mortgage" includes mortgages, deeds of trust, or other similar instruments, and modifications, extensions, renewals and replacements, and any and all advances.

13. Relationship of Parties. TOWN and DISTRICT agree that nothing in this Agreement shall be deemed, held or construed as creating any relationship between them, such as partners or joint venturers, other than that of TOWN as lessee and DISTRICT as lessor.
14. Assignment. This Agreement may be assigned or subleased with the prior written consent of DISTRICT, which consent shall not be unreasonably withheld; provided, however, that the DISTRICT acknowledges and agrees that the TOWN intends to use the PREMISES as a place to store water craft and related equipment for compensation and that any such storage for compensation shall not be considered an assignment or sublease for which the DISTRICT's consent is required. Any assignment shall in all respects be subject to and governed by the terms of this Agreement, and TOWN shall remain liable for the full performance of all conditions of this Agreement. Further, no part of said PREMISES shall be occupied for any business or purpose deemed to be extra hazardous on account of fire or other reasons.
15. Casualty. If, during the term of this Agreement, the PREMISES shall be damaged by fire, explosion, windstorm or other casualty, TOWN shall give DISTRICT prompt notice in writing of such damage. If it reasonably appears to DISTRICT that such damage can be repaired with reasonable diligence, and at reasonable expense within one hundred eighty (180) days from the date of notice, DISTRICT shall proceed promptly to repair such damage, so as to restore the PREMISES to their condition prior to such damage. However, if it reasonably appears that such damage cannot be so repaired, and the PREMISES so restored within a period of one hundred eight (180) days from the date of notice, this Agreement shall terminate as of the date of notice. Unless DISTRICT notifies TOWN in writing within thirty (30) days of the date of notice of damage that it has elected to terminate this Agreement, it will be presumed that DISTRICT has elected to make the required repairs.
16. Delivery of Premises and Holding Over. Upon expiration or termination of this Agreement, TOWN will deliver up the PREMISES in good repair and in its natural conditions. Natural deterioration, normal wear and tear, and damage by fire or other casualty and the elements only are excepted. Should TOWN holdover after the expiration or termination of this Agreement, such holding over shall cause DISTRICT to utilize any legal mechanism available and reasonable to cause TOWN to surrender PREMISES to DISTRICT. TOWN agrees to pay for all costs, including reasonable attorney fees, incurred by DISTRICT by such action.
17. Binding Effect. This Agreement shall bind and inure to the benefit of the legal representatives, successors and permitted assigns of the respective parties hereto.
18. Notice Provision. Unless specifically stated otherwise in this Agreement, all notice requirements under this Agreement shall be satisfied by written notice delivered by certified mail, return receipt requested, to the following addresses:

TOWN: Town of Frisco,
 PO Box 4100
 Frisco, CO 80443
 Attn: Town Manager

DISTRICT: Frisco Sanitation District
 PO Box 601
 Frisco, CO 80443
 Attn: District Manager

19. Severability. In the event any covenant, phrase, clause, paragraph, section, condition, or provision herein contained is held to be invalid by any court of competent jurisdiction, the invalidity of any such covenant, phrase, clause, paragraph, section, condition, or provision shall in no way affect any other covenant, phrase, clause, paragraph, section, condition, or provision herein contained.
20. Nondiscrimination Clause. TOWN does hereby covenant and agree; 1) no person, on the ground of race, color, sex, marital status, sexual orientation, political ideology, age, creed, religion, ancestry, national origin, or physical or mental handicap, shall be excluded from participating in the use of said PREMISES, 2) in connection with the construction of any improvements in the PREMISES, and its furnishing of services thereon, no discrimination shall be practiced in the selection of employees and contractors; 3) such discrimination shall not be practiced against the public in their access to and use of the PREMISES and related services, and; 4) in the event of breach of any of the above non-discrimination covenants, DISTRICT shall have the right to terminate this Agreement, and to re-enter PREMISES and hold the same as if said Agreement had never been made or issued.
21. Colorado Law. This Agreement is to be governed by the laws of the State of Colorado. Nothing herein shall be construed as a waiver of any protections or limitations on liability available to the DISTRICT, the TOWN or their respective employees, officials and representatives under the Colorado Governmental Immunity Act, codified at C.R.S. § 24-10-101, *et seq.*
22. Amendments and Integration. This Agreement may only be amended, supplemented or modified in a written document signed by both parties, and this Agreement contains the entire agreement of the parties with respect to the PREMISES, there being no other agreements, representations or understandings between the parties with respect to the PREMISES.
23. Counterparts. This Agreement may be executed in two or more counterparts, using manual or facsimile signature, each of which shall be deemed an original and all or which together shall constitute one and the same document.
24. Third-Party Beneficiaries. It is the intent of the DISTRICT and the TOWN that they are, and shall be and remain, the sole beneficiaries of this Agreement and that any other party who may benefit by this Agreement shall be deemed an incidental beneficiary without any rights whatsoever under this Agreement.
25. Warranty of execution. Each party warrants and represents to the other party that the individual executing this Agreement on behalf of the warranting party has full and complete legal authority to do so and that such execution has been duly authorized by the governing body of the warranting party.

[Remainder of page intentionally left blank.]

IN WITNESS WHEREOF, the parties have executed this Agreement as of the day and year first written above.

TOWN: Town of Frisco

DISTRICT: Frisco Sanitation District

Gary Wilkinson, Mayor

Name: _____

Title: _____

ATTEST:

ATTEST:

Deborah Wohlmuth, Town Clerk

Name: _____

Title: _____

EXHIBIT A

DESCRIPTION OF PREMISES

Lot B-2, Marina Square Subdivision, a Resubdivision of Lot B, Waterfront Lodge Subdivision, Town of Frisco, County of Summit, according to the plat filed for record in the Office of the Clerk and Recorder for Summit County, Colorado on September 27, 2000 under Reception Number 633710

Reserving, however, unto the District, the right to use that area designated as the "Access and Utility Easement" over and across Lot B-2, together with so much additional area of Lot B-2, for purposes of road access from the Frisco Sanitation District property to Marina Road; which road access the Parties shall mutually agree upon, prior to creation of such road access.

EXHIBIT B

USE OF PREMISES

The PREMISES shall only be used for the storage, for a fee, of water craft, trailers and similar equipment owned by third parties, and for the storage of equipment owned by the Town of Frisco or the Frisco Marina that is related to the operation of the Frisco Marina. Only employees of the Town of Frisco shall have access to the PREMISES.



TO: MAYOR AND TOWN COUNCIL
FROM: BONNIE MOINET, FINANCE DIRECTOR
CC: RANDY READY, TOWN MANAGER
DIANE MCBRIDE, ASSISTANT TOWN MANAGER
RE: ESTABLISHMENT OF A FUND DEDICATED TO PRESERVATION OF ARTIFACTS
AT THE FRISCO HISTORIC PARK AND MUSEUM
DATE: OCTOBER 9, 2018

Summary: Attached for your consideration is a resolution to establish a fund that would be dedicated to preserving artifacts at the Frisco Historic Park and Museum.

Background: There have been occasions in the past when citizens and/or guests to the Historic Park and Museum have expressed a desire for the Town to undertake a specific preservation project, often with an associated private donation. This fund would be dedicated to receiving private donations and all collections would be held in the fund until such time as Council designates a project on which to expend the funds. Day to day operating costs, including wages, repairs and maintenance, will continue to be a part of the General Fund and smaller donations not specific to a project will also continue to be part of the General Fund revenue stream.

Recommendation: On that basis, it is my recommendation that Town Council approve this Resolution to Establish a Fund Dedicated to Preservation of Artifacts at the Frisco Historic Park and Museum.

**TOWN OF FRISCO
COUNTY OF SUMMIT
STATE OF COLORADO
RESOLUTION 18-17**

A RESOLUTION TO ESTABLISH A FUND DEDICATED TO PRESERVATION OF ARTIFACTS AT THE FRISCO HISTORIC PARK AND MUSEUM

WHEREAS, the Town of Frisco recognizes the value of its historic artifacts at the Historic Park and Museum; and

WHEREAS, the Town of Frisco recognizes the public's desire to donate to the preservation of its historic artifacts; and

WHEREAS, the Town needs funds for the preservation of its historic artifacts.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF FRISCO, COLORADO THAT:

Section 1. Town Council create, effective 1/1/19, a Historic Park and Museum Preservation Fund for the purpose of accepting donations from the public for preservation and/or restoration of the Town's historic artifacts. The fund shall have interest attributed to it, all balances will remain in the fund and the fund shall remain in place until such time the Council creates another dedicated source of funding to replace donations or in addition to such donations, to be determined at the discretion of the Town Council. Expenditures from this fund are restricted to costs associated to the preservation and/or restoration of the Town's historic artifacts and all such expenditures shall be determined at the discretion of the Town Council.

INTRODUCED, READ AND ADOPTED THIS 9TH DAY OF OCTOBER, 2018.

TOWN OF FRISCO:

Gary Wilkinson, Mayor

ATTEST:

Deborah Wohlmuth, Town Clerk



MEMORANDUM

P.O. Box 4100 ♦ FRISCO, COLORADO 80443

TO: MAYOR AND TOWN COUNCIL
FROM: SIMONE BELZ, MUSEUM MANAGER
CC: RANDY READY, TOWN MANAGER
DIANE MCBRIDE, ASSISTANT TOWN MANAGER
RE: FRISCO HISTORIC PARK & MUSEUM STRATEGIC PLAN
DATE: OCTOBER 9, 2018

Summary: Attached for your consideration is a resolution to adopt the Town of Frisco Historic Park & Museum's five year strategic plan for 2019-2023.

Background: The Museum's current strategic plan will sunset at the end of 2018. The subsequent Strategic Plan was presented to Council for consideration on Sept. 25, 2018. Historically, this will be the third Museum plan adopted by Town Council since the Town acquired full Museum operations in 2006.

The plan was produced internally by staff and includes researching and utilizing components from previous plans, assessment reports, year-end reports, industry trends, best practices, patron feedback, and citizen input. The assembly of information and data collected resulted in a comprehensive plan with specific, attainable and strategic goals to guide the Museum in the next five years.

Staff Recommendation: On that basis, it is my recommendation that Town Council approve this Resolution to Adopt the Town of Frisco Historic Park & Museum's Strategic Plan.

**TOWN OF FRISCO
COUNTY OF SUMMIT
STATE OF COLORADO
RESOLUTION 18-18**

A RESOLUTION TO ADOPT THE TOWN OF FRISCO HISTORIC PARK AND MUSEUM STRATEGIC PLAN

WHEREAS, the Town of Frisco recognizes, values and approves the goals of the Museum's five year strategic plan; and

WHEREAS, the Town of Frisco recognizes, values and approves the objectives of the Museum's five year strategic plan; and

WHEREAS, the plan was presented for Council consideration on 09/25/18; and

WHEREAS, the Town needs a five year strategic plan to continue to adhere to Museum Best Practices.

NOW, THEREFORE, BE IT RESOLVED BY THE TOWN COUNCIL OF THE TOWN OF FRISCO, COLORADO THAT:

Section 1. Town Council hereby adopt, effective 10/09/18, the Town of Frisco Historic Park and Museum Strategic Plan 2019-2023 for the purpose of directing Museum operations for the next five years. As the Museum's current plan sunsets in 2018, this plan will direct all Museum related projects, financial planning and land use management needs.

INTRODUCED, READ AND ADOPTED THIS 9TH DAY OF OCTOBER, 2018.

TOWN OF FRISCO:

Gary Wilkinson, Mayor

ATTEST:

Deborah Wohlmuth, Town Clerk



FRISCO

HISTORIC PARK & MUSEUM

STRATEGIC PLAN 2019 - 2023

Looking Through Windows Into the Past

And Opening Doors To the Future



STRATEGIC PLAN 2019 - 2023

Looking Through Windows into the Past

And Opening Doors into the Future

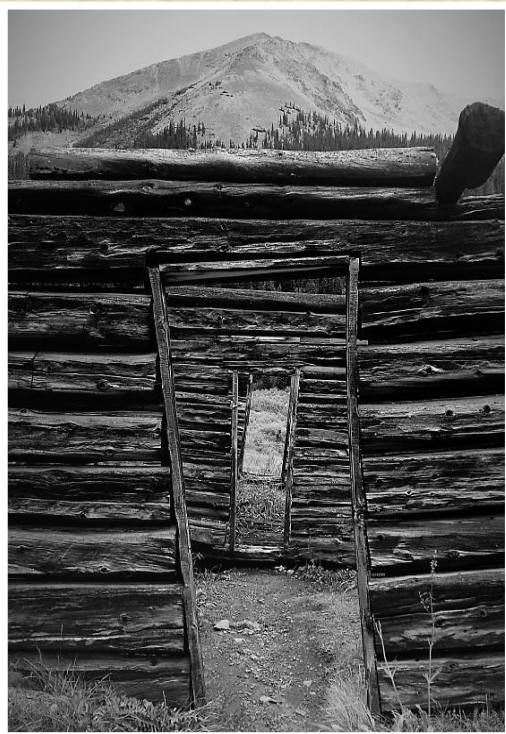
INTRODUCTION

OUR MISSION:

The Frisco Historic Park & Museum preserves and promotes the Town of Frisco's heritage and history by presenting an excellent educational museum experience to the community and its visitors, connecting the past, present and future to the world around us.

OUR PLAN:

This five year Strategic Plan for 2019-2023, adopted by Frisco's Town Council in 2018, outlines and guides the direction and priorities for the Town of Frisco Historic Park & Museum. We inform and involve the Frisco community and visitors by upholding a strong, transparent, and thriving museum which leads and builds Frisco's future in preservation, culture, and heritage.



Independence City, CO 2017

WE BELIEVE:

- Museums educate, inspire, nourish minds and spirits, enrich lives and create healthy communities
- Museum experiences are characterized by encounters with objects, stories, experts and learning experiences in welcoming places, supported by scholarship and knowledge
- In the integrity of research, preservation of cultural heritage and the celebration of human achievement
- Our strengths rest upon the diversity of the people we represent
- In active participation in the global community and embracing global perspectives

OUR VALUES:

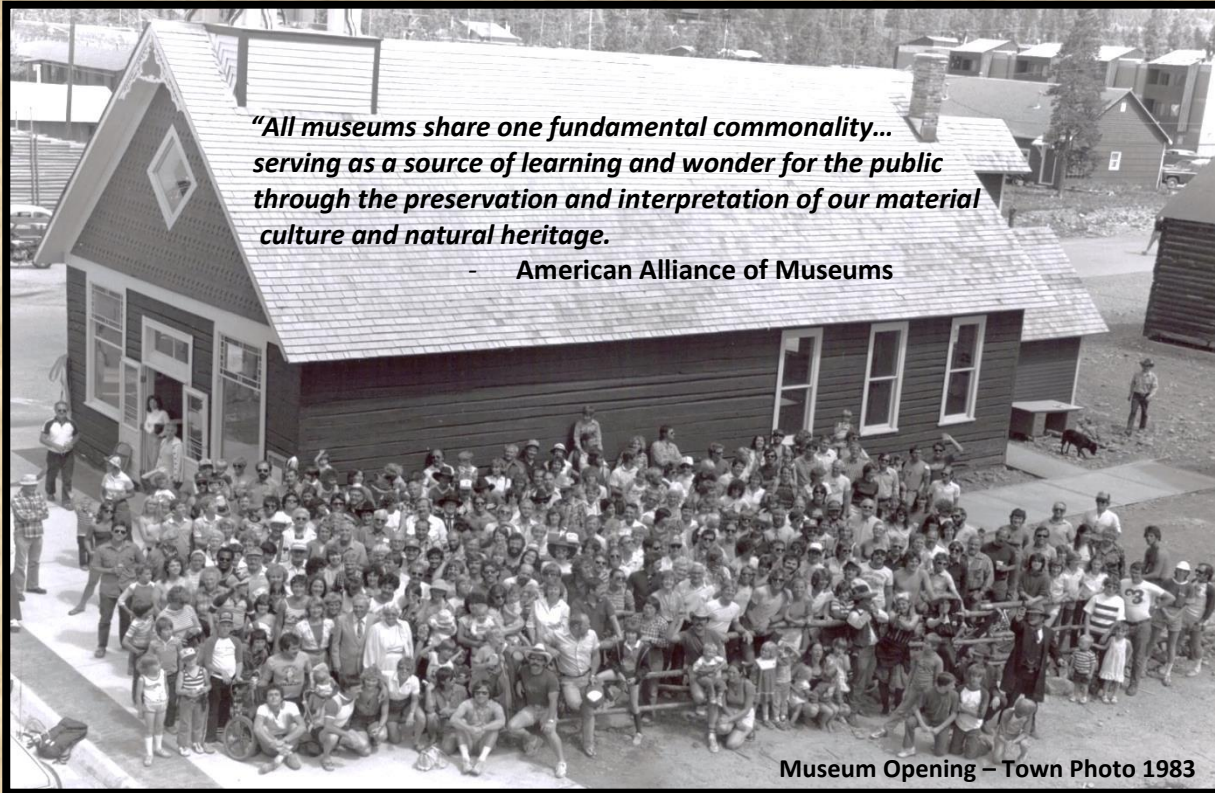
- Foster open communication
- Work to understand issues and concerns
- Encourage involvement
- Maintain the highest level of accountability
- Acknowledge the community by implementing adopted plans
- Support countywide goals consistent with Frisco's interests



SUCSESSES & GOALS ACHEIVED:

- Maintain excellent Museum operations and best practices
- Sustain collaborations and communications with local community and neighboring municipalities
- Uphold fiscal Museum management
- Advocate and provide stewardship for Frisco's preservation
- Provide high caliber Museum programs and events

WHY OUR MUSEUM MATTERS



Museums are powerful community assets economically, culturally, and educationally. They serve as places to convene and discuss issues of the day with reference to the past and in consideration of the future. Museums memorialize historic events and bear witness to political and social change. Museums foster healthy dialogue and provide a venue for renewal. Museums use their power to teach respect for cultural differences and foster community cohesion and sustainability.

The Frisco Historic Park & Museum impacts over 38,000 visitors annually and is vital for preserving and interpreting Frisco's unique and diverse history. Community members frequently express appreciation for the free Museum experience and for the Town's outstanding leadership and support in heritage tourism and preservation.

Our Museum matters to visitors seeking immersive heritage experiences and serves as the highlight of their Colorado exploration. Our Museum matters to the Town as a heritage tourism and marketing asset, and generates additional revenue. Our Museum matters to neighboring communities and governance in Summit County and throughout the rural Colorado region which recognizes us as a leader of exactly how a local municipality prioritizes history, heritage tourism and historical preservation.

We are a prospering Museum institution, we collect, preserve and present the story of Frisco. With successful preservation, we perceive ourselves in relation to time, history, places, and each other. As we look through the window of preservation, we see the past, we feel the present and we glimpse the future. We believe history matters as an essential part of the fabric of our community and in interpreting stories through historic and preserved structures, objects, and experiences we make the Town of Frisco Historic Park & Museum profoundly matter!

HERITAGE TOURISM & MUSEUM STATISTICS



Robinson and Kokomo Odd-Fellows Picnic at Uneva Lake - Ten Mile Canyon

38,000

People Visit the Museum
Annually

360,000

Guests Served in
12 Years

76%

U.S. Leisure Travelers
Who Visit Museums
Spend 60% More on
Average

7000

Program Participants

400 School Students Visited the Museum

400,000 Americans Employed at Museums

35 Museum Programs Offered



40%
Museum Visitors
from Colorado

**850
Million
People**

Visit American Museums
Annually

10% Attendance Increase
to Night at the Museum

2016 & 2017 *Best of Summit Award!*

STRATEGIC GOALS AT A GLANCE

GOAL 1

DEVELOP A COHESIVE FACILITY AND LAND USE PLAN

GOAL 2

UPHOLD MUSEUM BEST PRACTICES

GOAL 3

PRESERVE FRISCO'S HERITAGE & CULTURE



GOAL 4

MANAGE SUSTAINABLE OPERATIONS & GOVERNANCE

GOAL 5

PROVIDE THE COMMUNITY WITH PROGRESSIVE AND DIVERSE MUSEUM EXPERIENCES AND SERVICES



Deming Family - Frisco, CO c. 1845

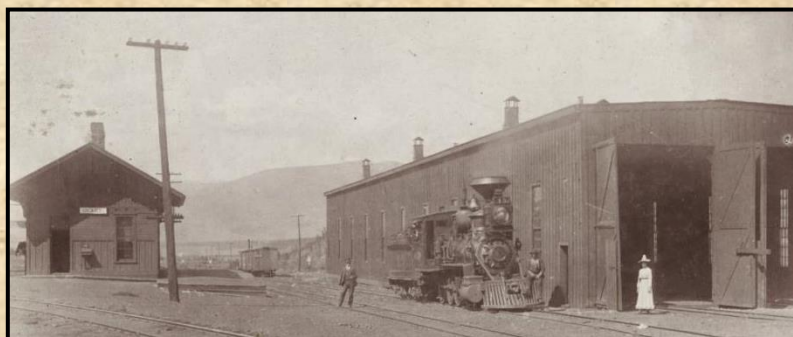
STRATEGIC GOAL 1

- **DEVELOP A COHESIVE FACILITY AND LAND USE PLAN**
Ensure Facility and Risk Management Resources for Museum and Public Need



STRATEGIES:

- Assemble an assessment team, comprised of staff, Museum colleagues and community members to develop a strategy for long term Museum facilities, historic park land use and potential preservation projects
- Assessment team objectives:
 1. Conduct financial analysis of future capital expenditures and create a five year capital plan to include revenue sources
 2. Evaluate long term facility and land use needs
 3. Plan and develop Museum staff work and collections spaces
 4. Plan and develop public restroom facilities and event spaces
- Adhere to Historic Structure Assessment guidelines for preservation and maintenance needs



STRATEGIC GOAL 2

- **UPHOLD MUSEUM BEST PRACTICES**

Comply with Museum Industry Guidelines, and Standards



STRATEGIES:

- Provide excellent Museum services and operations
- Follow guidelines, policies and procedures in the Museum's Collections Management Plan
- Plan, develop and implement an effective collections storage space
- Install security sensors and cameras in remote Museum interiors and exterior park areas
- Allocate and dedicate additional staff time for collections management
- Merge digital archives with the Summit County archive for public access
- Retain Museum professionals by offering professional development opportunities



Barry Barnes reviewed **Frisco Historic Park & Museum** — 5★

Jun 23 at 3:20pm • 🌐

We've been to museums all over the nation and numerous other countries - this is the best we've ever seen! It's full of the reality of everyday living of the American past instead of the usual bravado, braggadocio, pompousness, false patriotism, and war history. Congratulations on an exceptionally well done preservation of history, artifacts, and buildings.

👍 Frisco Historic Park & Museum



STRATEGIC GOAL 3

● PRESERVE FRISCO'S HERITAGE & CULTURE

Lead Opportunities for Historic Preservation, and Education



Excelsior Mine Office Building Preservation Project 2018

STRATEGIES:

- Review and update Town of Frisco Historic property inventory on a regular basis
- Review and update public art inventory
- Comply with Historic Structure Assessment guidelines for preservation and maintenance needs
- Comply with Colorado Standards in Historic Preservation
- Provide incentives for property owners and lead preservation projects in the community
- Work with professionals within the local and state wide preservation communities
- Provide resources and learning opportunities to educators, students, and colleagues in the Museum and preservation industry
- Manage Preservation Fund – Allocating donation revenue for preservation and/or restoration of historic artifacts.



STRATEGIC GOAL 4

• MANAGE SUSTAINABLE OPERATIONS & GOVERNANCE

Continue to Plan, Research, and Budget for Capital Funding



Cash Register
on Display in Museum

STRATEGIES:

- Manage all cultural and heritage-related topics associated to the Frisco Historic Park & Museum, historic signage and markers, historic building designation, historic interpretation, building preservation, preservation of historic and archaeological sites with a future goal of developing a specific Cultural Heritage division.
- Conduct a financial analysis of future capital expenditures and produce a five year capital plan to include revenue sources. Capital projects to consider include, but are not limited to, building additions, preservation projects, exhibit development, collections storage, visitor amenities, maintenance, security upgrades, and technology
- Expand and manage revenue streams such as donations, retail, facility rentals, and the preservation fund – allocating donation revenue for preservation and/or restoration of historic artifacts
- Retain experienced Museum professionals by offering professional development opportunities
- Utilize museum facilities for Town leadership council meetings and retreats
- Provide and promote Museum tours and events to Town of Frisco staff and families

Museums contribute \$21 billion to the U.S. economy each year

Museums annually generate over \$135 billion in economic activity and returns over \$22 billion in local, state and federal tax revenues

Museums and other cultural organizations return over five times in local, state, and federal tax revenue as they receive from all levels of government



STRATEGIC GOAL 5

- **PROVIDE THE COMMUNITY WITH PROGRESSIVE AND DIVERSE MUSEUM EXPERIENCES AND SERVICES**

Deliver Excellent Experiences Through Effective Exhibits, Educational Programs, and Accurate Interpretation



STRATEGIES:

- Promote, advocate and champion the museum
- Implement robust marketing strategies to promote heritage tourism across all demographics
- Maintain educational and interpretive signage for accuracy and relevance
- Continue to utilize collections for education and expand interpretation and exhibitions to include, but not limited to, art, Native American history, oral history, and, artifact use
- Expand interpretation and exhibitions to include new technology
- Continue to provide educational outreach to the community
- Expand, diversify and experiment with Museum programs, tours and events
- Continue to collaborate with educational institutions such as Colorado Mountain College by recruiting and cultivating emerging Museum professionals and students
- Retain experienced Museum professionals by offering professional development opportunities
- Continue to survey, listen to, and implement guest needs, ideas and feedback
- Continue to listen to and implement staff needs, ideas, and feedback

STRATEGIC PLAN SUMMARY



35th Anniversary
Community Photo
2018



The goals of the 2019-2023 Strategic Plan will be prioritized and implemented based on long term and short term tasks to be delegated, measured, realigned, and completed by Museum staff over the next five years.

As we look into the past, live in the present and walk into the future of the Museum, our mission and goals are more vital and relevant than ever in the current rapidly exploding and expanding Summit County community.

With a renewed five year plan in place, the Museum will fundamentally serve its audiences while being valued by the community it serves, and continue to adhere to standards of museum excellence. We will listen to community ideas and will proactively govern and manage operations, connect and embrace leaders, inspire learning and curiosity, and be stewards of land use and preservation.

Looking ahead, the Museum will be innovative and accurate interpreters, seek new revenue sources, demonstrate strategic thinking, and effectively adapt to new technologies.

With a robust and comprehensive five year strategic plan in place, our Museum will continue to matter as we look through windows into the past and open doors to the future!



FRISCO
HISTORIC PARK & MUSEUM

Produced by
Town of Frisco Historic Park & Museum Staff
2018

**TOWN OF FRISCO
COUNTY OF SUMMIT
STATE OF COLORADO
ORDINANCE 18-11**

AN ORDINANCE LEVYING GENERAL PROPERTY TAXES FOR THE YEAR 2018 TO HELP DEFRAY THE COST OF GOVERNMENT FOR THE TOWN OF FRISCO, COLORADO FOR THE 2019 BUDGET YEAR.

WHEREAS, the Town Council of the Town of Frisco received the annual budget, on September 17, 2018 in accordance with the Town's Home Rule Charter; and

WHEREAS, the Town Council will hold a First Reading on October 9, 2018 and a Second Reading and Public Hearing on October 23, 2018 setting the mill levy for 2019; and

WHEREAS, the 2018 valuation for assessment for the Town of Frisco as estimated by the County Assessor is \$200,511,170. In the event the County Assessor changes the assessed value, by October 9, 2018, the Town Council authorizes the Frisco Town Clerk to make the necessary changes to the ordinance, exclusive of the levied tax of .798 mills, to acknowledge the certified assessed value without having to bring said ordinance before Council.

NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF FRISCO, COLORADO THAT:

Section 1. For the purpose of meeting all general operating expenses of the Town of Frisco during the 2019 budget year, there is hereby levied a tax of .798 mills upon each dollar of the total valuation for assessment of all taxable property within the Town of Frisco for the year 2019.

Section 2. That Bonnie Moinet, Finance Director, is hereby authorized and directed to certify to the County Commissioners of Summit County, Colorado, by December 10, 2017 the mill levy for the Town of Frisco as hereinabove determined and set.

INTRODUCED, READ AND ORDERED PUBLISHED AND POSTED ON ITS FIRST READING THIS 9TH DAY OF OCTOBER, 2018.

TOWN OF FRISCO:

Gary Wilkinson, Mayor

ATTEST:

Deborah Wohlmuth, Town Clerk

**TOWN OF FRISCO
COUNTY OF SUMMIT
STATE OF COLORADO
ORDINANCE 18-12**

AN ORDINANCE APPROPRIATING SUMS OF MONEY TO THE VARIOUS FUNDS AND SPENDING AGENCIES, IN THE AMOUNT AND FOR THE PURPOSES AS SET FORTH BELOW, FOR THE TOWN OF FRISCO, COLORADO FOR THE 2019 BUDGET YEAR.

WHEREAS, the Town Council of the Town of Frisco has adopted the annual budget in accordance with the Local Government Budget Law; and

WHEREAS, the Town Council has made provision therein for revenue and reserves in an amount equal to or greater than the total proposed expenditures as set forth in said budget; and

WHEREAS, it is not only required by law but also necessary to appropriate the revenues provided in the budget for the purposes described below so as not to impair the operation of the Town of Frisco;

NOW, THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF FRISCO, COLORADO THAT:

The following sums are hereby appropriated from the revenues of each fund, to each fund, for the purposes stated:

General Fund

Transfer to Capital Improvement Fund	\$ 651,071
Current Operating Expenses	<u>\$13,106,573</u>
Total General Fund Expenses	<u>\$13,757,644</u>

Water Fund

Current Operating Expenses	\$ 812,931
Capital Outlay	<u>\$ 437,000</u>
Total Water Fund Expenses	<u>\$ 1,249,931</u>

Conservation Trust Fund

Capital Outlay	<u>\$ 39,600</u>
Total Cons Trust Fund Expenses	<u>\$ 39,600</u>

Capital Fund

Capital Outlay	\$ 5,013,957
Debt Service-L/P Agreements	<u>\$ 443,634</u>
Total Capital Fund Expenses	<u>\$ 5,457,591</u>

Open Space Fund

Transfers Out	<u>\$ 0</u>
Total Open Space Fund Expenses	<u>\$ 0</u>

Insurance Reserve Fund

Current Operating Expenses	<u>\$ 65,000</u>
Total Insurance Reserve Fund	\$ 65,000

SCHA 5A Fund

Current Operating Expenses	\$ 92,740
Capital Outlay	<u>\$ 2,000,000</u>
Total SCHA (5A) Fund	\$ 2,092,740

Lodging Tax Fund

Current Operating Expenses	<u>\$ 572,365</u>
Total Lodging Tax Fund Expenses	\$ 572,365

Marina Fund

Current Operating Expenses	\$ 1,125,364
Debt Service	\$ 300,000
Capital Outlay	<u>\$ 4,012,700</u>
Total Marina Fund Expenses	\$ 5,438,064

INTRODUCED, READ AND ORDERED PUBLISHED AND POSTED ON ITS FIRST READING THIS 9TH DAY OF OCTOBER 2018.

TOWN OF FRISCO:

Gary Wilkinson, Mayor

ATTEST:

Deborah Wohlmuth, Town Clerk



MEMORANDUM

TO: MAYOR AND TOWN COUNCIL

FROM: JOYCE ALLGAIER, COMMUNITY DEVELOPMENT DIRECTOR

RE: SECOND READING OF ORDINANCE NO. 18-09, NOISE ORDINANCE- AN ORDINANCE AMENDING CHAPTERS 127 AND 180 OF THE CODE OF ORDINANCES OF THE TOWN OF FRISCO, CONCERNING GENERAL OFFENSES AND THE DEVELOPMENT OF LAND, RESPECTIVELY, BY ADDING A NEW SECTION 127-53, CONCERNING STANDARDS AND LIMITATIONS OF THE CREATION OF NOISE WITHIN THE TOWN, AND BY DELETING SECTION 180-6.20.3, CONCERNING CONSTRUCTION NOISE.

DATE: OCTOBER 9, 2018

Summary: This agenda item is with regard to the second reading of Ordinance No. 18-09, which amends Chapters 127 and 180 of the Code of Ordinances of the Town of Frisco. Ordinance No. 18-09 would implement a noise ordinance that sets specific decibel levels for certain times of day, contains residential and commercial noise zones, defines terms, and contains provisions for exceptions, among other provisions. First Reading passed unanimously on September 25, 2018.

In the drafting of this ordinance it was recognized that outdoor noise in the public realm is often characteristic of exciting, vital, and economically healthy community places; places where people find outdoor “dwell time” and where merchants create places that are enjoyable and entertaining settings. This is certainly the case with Frisco. Coupled with success in a thriving place are also the increased effects of such things as delivery trucks, traffic, live music, bar patron activity, service vehicles, and outdoor seating. These also add to the ambient noise level. The challenge is to find a balance between what is “normal” acceptable sound and a “nuisance”, and still allow for a healthy, fun, sustainable place.

Some facts about the status of noise in Frisco include:

- Over the past twelve (12) months, forty (40) noise complaints were filed with the Frisco Police Department, ranging from complaints about music, loud voices, residential party sounds, and other.
- Presently, the town does not have specific regulations governing sound levels through decibel measurement, relying instead on the existing nuisance provisions of Chapter 124 of the Frisco Town Code. These regulations cover a range of potential

nuisances as declared such by the State of Colorado, or known as a “nuisance” by common law and which are of such a nature and duration as to (summarized):

- a. Substantially annoy, injure or endanger the comfort, health, repose or safety of the public
- b. Render the public insecure in life or use of property
- c. Unlawfully interfere with, obstruct or render dangerous any street or public place or way for passage.

Background: The Town Council requested that staff prepare a noise ordinance that, when implemented, would serve to define the limits of outdoor noise production. The council recognized that over time, in the downtown and other commercial areas, Frisco has grown and changed in terms of the mix of uses, new uses, enhanced outdoor vitality, and overall intensification of activity in the community. This intensification is from both a mixture of residential and commercial development arrayed in dense settings and the infill of new developments (especially on Main Street). Additionally, several new developments have included al fresco dining areas, roof top decks, and music venues (indoor and outdoor, large and small). On the residential front, with a large number of second homes occupying the town, the existence of many short term rentals and the increased probability for more, will likely cause increased noise issues.

The Council conducted First reading on September 25th, and work sessions on this subject on August 14, 2018 and August 28, 2018 to discuss an initial draft of a noise ordinance. In response to input from the council, staff amended the First Reading, 9/25/18, draft to amend the following:

- Section 127-53 Noise (D) Maximum Permissible Noise Levels - remove the descriptive words, “continuous, regular or frequent source of”,
- Section 127-53 Noise (D) Maximum Permissible Noise Levels (table) - Allow for the decibel level of 70 in the Commercial Noise Zone up to 11 p.m. (versus until 10 p.m.). After 11 p.m. the decibel level would go down to 65.
- Section 127-53 Construction Noise (G, i and ii) Remove mention of construction work on “nationally recognized holidays”.

In accordance with council direction on September 25th, provisions regarding vehicular noise from engine braking devices (commonly referred to as a “Jake brake”) will be added to the town’s model traffic code.

Staff Recommendation: Staff recommends that the Town Council APPROVE Ordinance 18-09 upon second reading.

Attachments: Ordinance No.18-09

TOWN OF FRISCO
COUNTY OF SUMMIT
STATE OF COLORADO
ORDINANCE 18-09

AN ORDINANCE AMENDING CHAPTERS 127 AND 180 OF THE CODE OF ORDINANCES OF THE TOWN OF FRISCO, CONCERNING GENERAL OFFENSES AND THE DEVELOPMENT OF LAND, RESPECTIVELY, BY ADDING A NEW SECTION 127-53, CONCERNING STANDARDS AND LIMITATIONS ON THE CREATION OF NOISE WITHIN THE TOWN, AND BY DELETING SECTION 180-6.20.3, CONCERNING CONSTRUCTION NOISE

WHEREAS, the town of Frisco is a home rule municipality organized and existing pursuant to article XX of the Colorado constitution; and

WHEREAS, pursuant to its home rule powers, and pursuant to the authority set forth in Section 31-15-401(1)(e) of the Colorado Revised Statutes, the town has the power to regulate, reduce and control noise; and

WHEREAS, noise is a significant source of environmental pollution that represents a present and increasing threat to the public peace and to the health, safety and welfare of the residents of the Town of Frisco and to its visitors; and

WHEREAS, excessive sound vibration and inadequately controlled noise are serious hazards to the public health, safety and welfare, and a source of annoyance to the populace.

NOW THEREFORE, BE IT ORDAINED BY THE TOWN COUNCIL OF THE TOWN OF FRISCO, COLORADO THAT:

Section 1. Chapter 127 of the Code of Ordinances of the Town of Frisco is hereby amended by the addition of a new Section 53, to read in its entirety as follows:

§ 127-53. Noise

A. Purpose. The purpose of this section 127-53 is to protect, preserve and promote the health, safety, welfare, peace and quiet of the citizens of the Town of Frisco through the reduction, control and prevention of loud and potentially harmful noise. Unless specified within this section 53, the restrictions contained in the following sections are not to be construed as repealing any other noise related ordinances in this code.

B. Definitions. As used in this section, the following words shall have the following meanings, unless the context clearly requires otherwise:

Ambient Noise Level: the sound level of all-encompassing noise associated with a given environment, being usually a composite of sounds from many sources.

Commercial Establishment: a retail trade or service place of business, an office, a restaurant or a liquor licensed establishment, or any combination thereof.

Commercial Noise Zone: that portion of the town of Frisco indicated as the "commercial noise zone" in the map set forth in subsection N of this section.

Construction Noise: any noise created by or in connection with any activity for which a building, excavation or grading permit is required, or by or in connection with any other activity which requires the use of hand or power tools or other machinery used for building.

DBA: the sound level in decibels measured on the "A" scale of a standard sound level meter having characteristics defined by the American National Standards Institute, publication S1.4-1971, including successor publications.

Decibel: a unit used to express the magnitude of a change in sound level. The difference in decibels between two (2) sound pressure levels is twenty (20) times the common logarithm of their ratio. In sound pressure measurements sound levels are defined as twenty (20) times the common logarithm of the ratio of that sound pressure level to a referenced level of $2 \times 10^{-5} \text{ N/m}^2$ (Newton's/meter squared). As an example of the effect of the formula, a three (3) decibel change is a one hundred percent (100%) increase or decrease in the sound level, and a ten (10) decibel change is a one thousand percent (1,000%) increase or decrease in the sound level.

Device: any mechanism which is intended to, or which actually produces, audible sound when operated or handled.

Emergency Vehicle: a vehicle used in response to a public calamity or to protect persons or property from an imminent exposure to danger.

Emergency Work: work made necessary to restore property to a safe condition following a public calamity or work required to protect persons or property from an imminent exposure to danger.

Exterior Loudspeaker or Amplifier: A device for the amplification of sound which: a) is located on an exterior deck, patio or balcony of any structure, b) is affixed to the exterior wall of any structure, c) is located in or on any lawn or landscaped area outside of any structure, or d) is otherwise placed, affixed or located outside the exterior walls of any structure.

Liquor Licensed Establishment: an establishment for which a license has been issued under the Colorado beer code, the Colorado liquor code or for which a special events alcoholic beverage license has been issued.

Noise: any sound which is unwanted or which causes or tends to cause an adverse psychological or physiological effect on human beings.

Noise Source: any equipment, facility or device capable of emitting sound beyond the property boundary of the property on which it is located.

Person: any individual, firm, association, organization, partnership, business, trust, corporation, company, limited liability entity, contractor, supplier, installer, user, owner or operator, including any municipal corporation or its officers or employees.

Public Space: any real property or structure on real property owned by a governmental

entity and normally accessible to the public, including, but not limited to, parks and other recreational areas.

Real Property Boundary: an imaginary line along the ground surface, and its vertical extension, which separates the real property owned by one person from that owned by another person or a public right of way boundary.

Residential Noise Zone: that portion of the town of Frisco indicated as the "residential noise zone" in the map set forth in subsection N of this section. Unless otherwise determined by the Town Council, any real property annexed to the town after the effective date of this section shall be located in the town's residential noise zone even though not indicated on the noise zone map.

Noise Zones: the portions of the town which are defined as the "commercial noise zone" and the "residential noise zone" in this subsection.

C. Noise Measurement. For purposes of determining and classifying any noise under this chapter, the following requirements shall be applied:

- i. All noise within the town shall be measured at the approximate property boundary of the affected property. No minor variation from the requirements of this subsection shall affect the validity of a noise measurement.
- ii. The noise shall be measured on the A-weighted scale set on "slow" mode using a sound level meter having characteristics defined by the American National Standards Institute. A sound measurement taken with a sound level meter shall be taken in accordance with the manufacturer's recommendations.
- iii. In all sound level measurements, consideration shall be given to the effect of the ambient noise level at the time and place of such sound level measurement.

D. Maximum Permissible Noise Levels. No person or group of persons shall create or cause to be created any sound that at the point of measurement exceeds the maximum permissible sound level for the noise zone of the affected property. The sound shall be measured in accordance with the requirements of subsection C, Noise Measurement, of this section. When a noise source can be identified and its noise measured in more than one of the noise zones, the limits of the most restrictive noise zone shall apply at the boundaries between the different noise zones.

MAXIMUM PERMISSIBLE NOISE LEVELS

Commercial Noise Zone	7:00 A.M. To Next 11:00 P.M.	11:00 P.M. To Next 7:00 A.M.
	70 Decibels	65 Decibels
Residential Noise Zone	7:00 A.M. To Next 10:00 P.M.	10:00 P.M. To Next 7:00 A.M.
	55 Decibels	50 Decibels

E. Exterior Loudspeakers or Amplifiers. It shall be unlawful for any person to use or operate or permit to be used or operated, an exterior loudspeaker or amplifier to emit amplified music at or from a commercial establishment anywhere within the town under any of the following circumstances:

- i. At or from a location other than an exterior deck, patio or balcony of a restaurant or liquor licensed establishment;
- ii. Between the hours of ten o'clock (10:00) P.M. of one day and seven o'clock (7:00) A.M. of the following day;
- iii. When the deck or patio of the restaurant or liquor licensed establishment at which such speaker is located is not open for public use; or
- iv. When the use or operation of such exterior loudspeaker or amplifier creates a sound level in decibels which exceeds the limits set forth in subsection D, Maximum Permissible Noise Levels, of this section.
- v. At all times when an exterior loudspeaker or amplifier is used to emit amplified music from the deck or patio or balcony of a restaurant or liquor licensed establishment, the owner of the premises (if the premises is a restaurant) or the licensee thereof (if the premises is a liquor licensed establishment) shall designate one employee then on the premises to be responsible for complying with the requirements of this section. An employer is legally accountable for the conduct of such person's employees which occurs in the course and scope of such employment and which violates the provisions of this section.

F. Radios, Musical Instruments and Similar Devices. It shall be unlawful for any person in a public space to use or operate a radio, stereo, tape player, compact disk player, musical instrument or similar device that produces or reproduces musical sound in a manner that is plainly audible to any person other than the player(s) or operator(s) of the device, and those who are voluntarily listening to the sound, and which unreasonably disturbs the peace, quiet, and comfort of neighbors and passersby.

G. Construction Noise. Because construction noise is often loud and of prolonged duration, the provisions of subsection D of this section shall not apply to construction noise, and instead construction noise shall be regulated by the provisions of this subsection.

- i. There shall be no limit on construction noise between the hours of 7:00 A.M. and 7:00 P.M. on Monday through Saturday, except as provided in subsection G.ii, below, with respect to Sundays.
- ii. It shall be unlawful for any person to cause or make construction noise between the hours of seven 7:00 P.M. one day and 7:00 A.M. of the next day, or at any time on a Sunday; provided, however, that it shall not be a violation of this section if construction noise is made or caused under any one of the following circumstances: (a) in connection with emergency work; or (b) in connection with a residential home improvement project conducted by the owner-occupant thereof between the hours of 9:00 A.M. and 7:00 P.M. on a Sunday.

- H. Use of Sound for Advertising. It shall be unlawful for any person to use or operate any loudspeaker or sound amplifying equipment, or any radio, stereo, tape player, compact disk player, musical instrument or similar device that produces or reproduces musical sound, for the purpose of commercial advertising or attracting the attention of the public to any person, place or structure for a commercial purpose.
- I. Exemptions. The following sounds, and sounds created by the described activities or at the described locations, shall be exempt from the provisions of this section:
- i. The use of property by the state of Colorado, any political subdivision of the state, including, but not limited to, the town. This exemption shall include all events staged on public property or private property used in conjunction with a public event, regardless of the sponsor of such event.
 - ii. Sound made in the plowing, shoveling, manufacturing, maintaining or grooming of snow, or made in the use of domestic power equipment on residential property.
 - iii. Sound made pursuant to a permit issued by the town manager in accordance with the provisions of subsection J of this chapter.
 - iv. Sound made by safety signals and warning devices; sound resulting from any emergency vehicle when responding to an emergency call or acting in time of emergency; and sound produced in connection with "emergency work" as defined in subsection B of this chapter.
 - v. Sound emitted from houses of religious worship, ice cream trucks, or comparable use.
 - vi. Sound emitted from an emergency signaling device, including, but not limited to, a fire alarm, burglar alarm, or similar emergency signaling device, during a bona fide emergency.
 - vii. Sound resulting from reasonable activities conducted on public playgrounds and public or private school grounds, conducted in accordance with the manner in which such spaces are generally used, including, but not limited to, playground use, athletic events and school entertainment events.
 - viii. Any noise which the town is prohibited from regulating under the federal noise control act, 42 USC sections 4916-17.
- J. Permit to Exceed Limits; Appeal.
- i. Permit Application. Any person desiring to obtain a permit to exceed the noise levels designated in this section may make an application to the town manager. The town manager shall have the authority to grant a permit to exceed the maximum permissible noise levels designated in this chapter in accordance with the provisions of this section. In determining whether to grant a permit under this section, the town manager shall give consideration to: 1) the time of day that the noise is proposed to be created, 2) the duration of the proposed noise, 3) the loudness of the proposed noise relative to the required limits, 4) the potential impact of the noise on others in the vicinity of the noise source, 5) whether the proposed noise is temporary or continuous

in nature, 6) the extensiveness of the proposed noise, and 7) the source of the noise and the reason the noise is needed or desired, and the technical and economic feasibility of bringing such proposed noise source into conformance with the provisions of this section. Fourteen (14) days prior to a decision, the town manager shall provide notice of such request to exceed noise limitations to property owners within 300 feet of the subject property where such noise will be generated. The town manager shall consider the comments provided and may prescribe any reasonable conditions or requirements on the permit which she deems necessary to minimize the adverse effects upon the community or the surrounding neighborhood, including, but not limited to, specific decibel limitations, limitations on time(s) and location(s) of the noise source, and equipment limitations or requirements. Any permit granted by the town manager under this section shall be effective only for the location and times designated within the permit, and shall be further subject to such conditions as may be set forth in such permit. There shall be no charge for an application submitted to the town manager under this section.

- ii. An applicant for a permit under this section whose application has been denied or who disagrees with the conditions imposed upon such permit by the town manager may appeal such denial or imposition of conditions to the town council. A request for an appeal shall be submitted in writing to the town manager not later than seventy two (72) hours after the denial of the application or the granting of the permit containing the condition(s) to which the applicant objects. The request for appeal shall specify the grounds for the appeal. Such appeal shall be heard and decided by the town council at the next possible regular town council meeting following the submission of the request for appeal, considering the timing of the request in order to provide information about the request to the council in time. . In deciding an appeal, the town council shall consider only the factors set forth in subsection J.i. of this section.

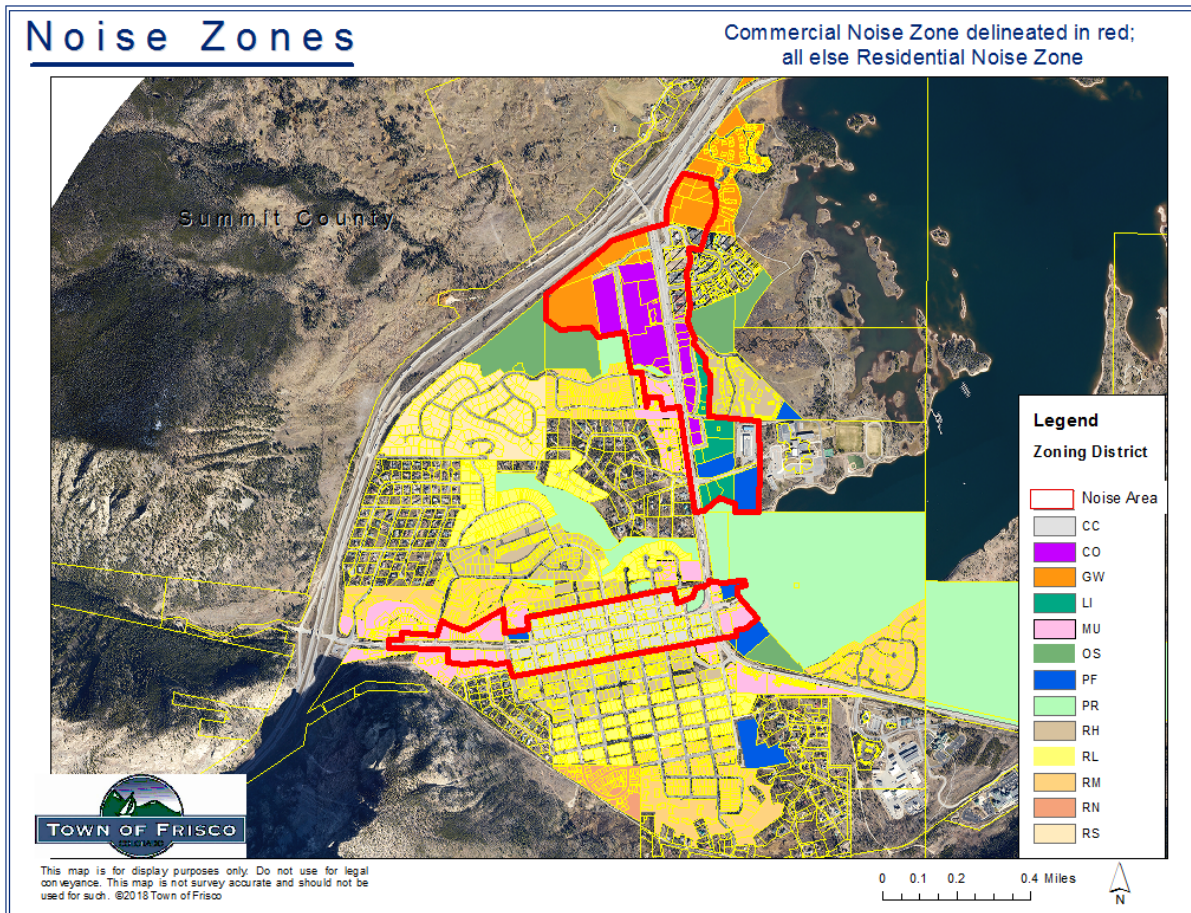
K. Strict Liability. The violation of any provision of this chapter is a strict liability offense.

L. Enforcement.

- i. The police chief shall have the primary responsibility for the enforcement of the noise regulations contained in this section. Nothing herein shall prevent the police chief from obtaining voluntary compliance by way of warning, notice or education.
- ii. If a person's conduct violates this section and consists of: (a) speech or communication; (b) a gathering with others to hear or observe speech or communication; or (c) a gathering with others to picket or otherwise express in a nonviolent manner a position on social, economic, political or religious questions, the person must be ordered to, and have the opportunity to, move, disperse, or otherwise remedy the violation prior to arrest or a citation being issued.

M. Court Ordered Abatement. The violation of any provision of this section is declared to be a nuisance. In addition to other remedies available to the town, the town may commence an action pursuant to Chapter 124 of this Code to enjoin the violation of this section, or to authorize and compel the removal, termination or abatement of such violation.

N. Noise Zone Map:



Section 2. Chapter 180 of the Code of Ordinances of the Town of Frisco (the “Code”) is hereby amended by the deletion of subsection 6.20.3, concerning construction noise.

~~180-6.20.3. No person shall cause construction activity related noise outside of an enclosed structure other than between the hours of 6:00 a.m. and 6:00 p.m. or one-half hour after sunset, whichever is later, except when construction work is required to make emergency repairs or as provided in Subsection C of this section.~~

- ~~A. Construction activity shall include, but not be limited to, any activity requiring a building permit, an excavation permit, a grading permit or other outdoor activity which requires the operation of hand or power tools or other machinery used for building.~~
- ~~B. Any violation of the construction activity time limitation shall be subject to stop orders and other remedies provided in the Town Code in effect at the time.~~
- ~~C. Exception: The Community Development Director may, upon written application, alter the hours of construction activity described in Subsection 180-6.20.3 of this~~

~~section by the issuance of a "Special Construction Activity Permit" for good cause shown which may include but not be limited to:~~

- ~~1. Timing considerations based on the nature of the work being performed; or~~
- ~~2. Health or safety considerations.~~

~~D. Special Construction Activity Permits will be issued on a case by case basis and only when appropriate alternatives do not exist. The Community Development Director shall have at least 48 hours to approve or deny such a permit. Such a permit shall not be granted for a period which exceeds five days. If the circumstances warranting the Special Construction Activity Permit continue, the permit may be renewed by application to the Community Development Department.~~

Section 3. Severability. If any provision of this Ordinance should be found by a court of competent jurisdiction to be invalid or preempted, such invalidity or preemption shall not affect the remaining portions or applications of this Ordinance that can be given effect without the invalid or preempted portion, provided that such remaining portions or applications of this ordinance are not determined by the court to be inoperable. The Town Council declares that it would have adopted this Ordinance and each section, subsection, sentence, clause, phrase, or portion thereof, despite the fact that any one or more section, subsection, sentence, clause, phrase, or portion would be declared invalid.

Section 4. Effective Date. This Ordinance shall become effective five (5) days after publication on second reading in accordance with the Charter for the Town of Frisco

INTRODUCED, PASSED ON FIRST READING AND PUBLICATION AND POSTING ORDERED THIS 25TH DAY OF SEPTEMBER, 2018.

ADOPTED ON SECOND AND FINAL READING AND PUBLICATION BY TITLE ORDERED THIS 9th DAY OF OCTOBER, 2018.

TOWN OF FRISCO, COLORADO:

Gary Wilkinson, Mayor

ATTEST:

Deborah Wohlmut, CMC,
Town Clerk