

# Aspen Fire Protection District

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## Board of Directors Special Meeting October 14, 2021

The Board of Directors of the Aspen Fire Protection District met for a special meeting. The meeting was open to the public virtually via Zoom.

**Meeting called to order by John at 11:36am.**

### **Roll Call:**

- Board of Directors Present: John Ward, Denis Murray, Stephen Wertheimer, Michael Buglione, Dave (Wabs) Walbert
- Board of Directors Absent:
- Staff/Volunteers Present: Rick Balentine, Nikki Lapin, Ryan Warren, Larry Feinman, Bruce Bradshaw, Ken Josselyn, Thom Barr, Andrew Reid, Arnold Nimmo, Jack Orsi, Shawn Jones, Jake Spaulding, Elija Olmert, Will Hardenbergh, Drew Barr, Mike Tracey, Roya Beklik
- Public/Others:

### **Aspen Fire Place Housing Guidelines and Rates:**

- Rick gave a quick review of potential costs and expenses associated with monthly and yearly costs to maintain the housing.
- Included in the board packet was a sample of another agencies housing program, APCA current guidelines and rates, and a budget/expense worksheet.
- There were many discussions around priority, length of leases, waiting lists, what happens when someone goes on probation, become disabled, terminates and/or retires.
- The board felt the priority and waterfall effect should be:
  - Volunteers
  - Career Firefighters
  - Aspen Fire Staff
  - Aspen First Responders
  - Governmental Agencies
  - General Public
- Leases should be yearly with automatic renewal if member is in good standing.
- The goal is to have heads on beds.
- It was suggested that units initially be filled with a combination of volunteers and career, possibly 75% volunteers, 25% career, followed by a waiting list.
- It was suggested to put together a Housing Committee.
- It was brought up to relook at the stationkeeper program.
- Rates: There were many ideas and suggestions about what rates should look like.
  - APCA can do the category qualifications.
  - Look at rates for volunteers versus career
  - It was suggested \$700/room and not use APCA rates.

- It was suggested putting a discount on the APCA rates.
- It was suggested charging one category below what a member is qualified for.
- Many members spoke out with questions, concerns and suggestions:
  - Many members feel should be ½ of APCA rates for volunteers and career. It will help with retention, recruiting. We don't need to make money off these units.
  - Many expressed the difficulty of living in this valley.
  - Our neighbors down road are asking much lower. We need to be competitive.
  - Members commented on the ability to be in the stationkeeper program, being able to save money and purchase employee housing in the district.
  - Recommended members continue to go through APCA so to get in the system so they can be put into lottery to purchase.
  - Discussion of having a cap on the # of years, and/or be able to show progression of looking to purchase housing.
- The board would like to move forward with working on:
  - Determining operating costs and capital reserves
  - Length of time of 5 years
  - Multi-unit Policy
  - Immediate family and/or roommates, no subleasing
  - State statute for eviction as a municipality
  - Security deposits
  - Right to inspect units at anytime and/or terminate if unit is not taken care of
  - More rental rate discussions
  - Determination of percent of units for career and volunteers
  - Putting out a survey of interest once rates are determined
- Direction to staff: Schedule another work session to verify costs, framework for rates and put together a survey.
- It was suggested that the board work on the parameters for the rental part and staff form a focus group to work on guidelines to bring back to the board.

**MOTION: Motion by John to adjourn at 1:47pm. Michael second. All approved.**

**\*\*\* A full recording of this meeting can be requested by contacting the District Administrator at [nikki.lapin@aspenfire.com](mailto:nikki.lapin@aspenfire.com) or by calling 970-925-5532.**