

Town of Paonia
214 Grand Avenue
Tuesday, April 28, 2026 6:30 PM
Town Board Meeting Minutes

RECORD OF PROCEEDINGS

Mayor Smith calls the meeting to order at 6:30 PM.

A) Roll Call

Present:

Mayor Smith

Mayor Pro-Tem Stelter

Trustee Czech

Trustee Heck

Trustee Hunter

Trustee Mejorado

Absent:

Trustee Tarnow (excused)

B) Approval of Agenda

Mayor Smith suggested modifying the agenda by removing the April 14, 2026 Regular Meeting Minutes from the Consent Agenda due to them not being included in the packet.

Trustee Hunter makes a motion to approve the agenda with the removal of the April 14, 2026, Regular Meeting Minutes from the Consent Agenda. Seconded by Mayor Pro-Tem Stelter.

The motion carries unanimously.

C) Announcements

Mayor Smith announced openings on the Zoning Board of Adjustments (no residency required, meets as needed) and the Planning Commission (in-town residency required, meets monthly), with applications due May 5th at noon. Town Administrator Wynn also promoted a community “Ride to School” bike event hosted by The Nature Connection on May 6 at 7:30 AM starting at Paonia Care & Rehab and ending at the park.

D) Public Comment

D. Arnon – comments on Flock cameras.

B. Brunner – Comments on finance system, audits, records, trustee rights, and on appointment of officers.

P. Erickson – Comments on financial transparency and climbing gym.

E) Consent Agenda

Mayor Pro-Tem Stelter makes a motion to approve the Consent Agenda. Seconded by Trustee Heck.

The motion carries unanimously.

F) Staff Reports

Town Administrator Wynn reported that a Region 10 mini-grant project is underway to replace Grand Avenue banners, update “Welcome to Paonia” signage, and install new directional parking signs, with design work completed and fabrication in progress, and the project on track for completion by the end of May.

G) Public Hearing

1) Consideration of a request for approval of a Special Use Review application to add an

additional guest parking spot west of Unit #4 in the Silver Leaf Co-Housing Development from Michael Cook at the Address 1200 3rd St, Unit 4, Paonia CO 81428. This Public hearing had been continued from November 3rd, 2025 Planning Commission meeting.

Mayor Smith opens the public hearing at 6:43 PM.

Clerk Vetter confirms proper notification.

Trustee Hunter recuses herself due to a conflict of interest.

Coordinator Bachran gives the staff report and reads the HOA approval into the record.

Stephanie Fanos, legal counsel for the applicant, is sworn in and gives a presentation on the reason for Mr. Cook's request.

Jeff Ruppert, engineer, is sworn in and presents the changes made on the recommendation of staff from the Planning Commission Public Hearing.

Public Comment:

P. Jackson – Comments on not being able to hear.

There were no objections made to the evidence in the record.

Trustee Czech requested clarification from the Town Attorney Buchner regarding the appropriate legal mechanism for approving the request, given that the proposed improvement impacts the public right-of-way. Town Attorney Buchner advised that approval could be structured to include a condition requiring an easement or similar legal instrument, ensuring that maintenance and liability for the improvement are assigned to the applicant while protecting the Town's interests.

Mayor Smith closes the public hearing at 7:14 PM.

Mayor Pro-Tem Stelter makes a motion to approve the application with the condition of recording an easement to allow the project and the applicant accepting responsibility for maintenance and liability for the public right of way on the easement as a condition of approval, and also that the HOA approves this as well. Seconded by Trustee Mejorado.

The motion carries unanimously.

- 2) Consideration of Request for Approval of 232 Grand Ave LLC, Special Use Review of their installation of an ADA accessible ramp on Public Property at 232 Grand Avenue, Paonia, CO 81428.

Mayor Smith opens the public hearing at 7:15 PM.

Clerk Vetter confirms proper notification.

Trustee Hunter recuses herself due to a conflict of interest.

Coordinator Bachran gives the staff report.

Applicants Emily Sinclair and Jay Kenney are sworn in and make their presentation of their request.

Public Comment:

Coordinator Bachran reads into the record letters of support received from Betsy Marsten and Elizabeth Heidrick (a business owner).

P. Jackson – Comments in support of approval.

There were no objections made to the evidence in the record.

Mayor Smith closes the public hearing at 7:39 PM.

Mayor Pro-Tem Stelter makes a motion to recommend the condition approval of SRV 2026-17, subject to engineering approval and limitations on where sidewalk use permits allow objects to sit. Seconded by Trustee Czech.

The motion carries unanimously.

H) Actions & Presentations

Trustee Hunter rejoins the meeting at 7:42 PM.

- 1) Swearing In of New Trustees and Recognition of Trustees Finished Serving Their Terms - *Mayor Smith & Town Clerk Vetter*

Mayor Smith formally recognized and thanked outgoing trustees for their service to the Town.

Clerk Vetter administered the oath of office to newly elected trustees: Sheree Fischer, Anne Lee Foster, Lucy Hunter, Calla Rose Ostrander (via Zoom), and Hector Mejorado.

Trustee Fischer makes a motion for a 10-minute recess. Seconded by Trustee Mejorado.

The motion carries unanimously.

The Board goes into recess at 7:48 PM.

The Board reconvenes at 7:58 PM.

- 2) Selection of Mayor Pro-Tem - *Board of Trustees*

Town Clerk Vetter explained the Mayor Pro-Tem roles and responsibilities. Trustee Hunter asked whether any trustees were willing to serve. Trustee Mejorado and Trustee Fischer indicated willingness to serve in that role.

Trustee Czech makes a motion to nominate Trustee Mejorado for Mayor Pro-Tem. Seconded by Trustee Hunter.

The motion carries unanimously.

- 3) Appointment to the Ad Hoc Short Term Rental Committee - *Board of Trustees*

The Board discussed filling the trustee vacancy on the Ad Hoc Short Term Rental Committee after former Mayor Pro-Tem Stelter's term ended. No public comment was received. Trustee Ostrander asked whether Trustee Fisher would be willing to serve, and Trustee Fisher stated she'd be willing.

Trustee Ostrander makes a motion to nominate Trustee Fischer to the Ad Hoc Committee for Short Term Rentals. Seconded by Trustee Hunter.

The motion carries unanimously.

- 4) Appointing a Trustee to the Planning Commission - *Board of Trustees*

The Board discussed filling a Trustee position on the Planning Commission, including eligibility and willingness to serve.

Public Comment:

D. Arnon – Nominates Trustee Ostrander.
M. Payne – Nominates Trustee Foster

Trustee Foster makes a motion to nominate Trustee Fischer to the Planning Commission. Seconded by Trustee Ostrander.

The motion carries unanimously.

5) Consideration of Resolution 04-2026 Appointment of Officers - *Town Clerk Vetter*

Town Clerk Vetter introduced Resolution 04-2026 as a routine post-election item to appoint Town officers; however, the discussion shifted to public comment.

Public Comment:

S. Pagano - Spoke of separation between Town Administrator & Treasurer.
P. McCarthy - Spoke to financial oversight and opposing appointments.
P. Jackson - Spoke against blanket appointments.
B. Brunner - Spoke of legality of appointments.
R. Stelter - Spoke of Town Administrator vetting process and support of reliable treasurer.
S. Kaldis - Spok to oversight and separation of roles for Town Administrator & Treasurer.

Some trustees expressed a need for additional time to better understand the Town's financial systems, reporting, and the roles associated with the appointed positions before making a decision.

Trustee Ostrander makes a motion that we do give the Board 30 days to consider all the information and learn the systems before coming to an informed vote on the matter. Seconded by Trustee Foster.

The motion carries unanimously.

Town Clerk Vetter confirms the item discussion will be on the May 28, 2026 Board Meeting, which falls closest to the 30-day timing.

6) Consideration of Resolution 05-26 Authorized Signatories - *Town Clerk Vetter*

Town Clerk Vetter explained that the resolution establishes authorized signatories for Town financial accounts as part of internal controls, typically including the Mayor, Mayor Pro-Tem, Town Administrator, Town Clerk, and Finance Committee members. The Board briefly discussed the process and required update following the new Mayor Pro-Tem appointment.

Trustee Hunter makes a motion to adopt Resolution 26-06 Authorized Signers, with the insertion of Mayor Pro-Tem Mejjorado. Seconded by Trustee Czech.

The motion carries unanimously.

7) Consideration of Street Name Sign Replacement Proposal - *Public Works Supervisor Byrge*

Public Works Supervisor Byrge presented a proposal to replace faded and illegible street name signs and to standardize signage throughout Town.

Public Comment:

S. Kaldis - Comments on Wayfinding Plan.
B. Brunner - Comments on poles.
P. McCarthy - Comments on trees and staff time.
C. Patterson - Comments on crosswalks.

Discussion focused on improving uniformity, removing prefixes/suffixes and arrows, ensuring compliance with MUTCD signage standards, costs, and balancing aesthetics with regulatory requirements before moving forward with replacement.

- D. Arnon - Comments on plastic vs. concrete.
- E. Short - Comments on recommendations made by Public Works.
- M. Payne - Comments on long-lasting way finding and fiscal responsibility.
- G. Henderson - Comments on police response without wayfinding.

Board discussion included install costs, materials, and staff time.

Trustee Czech makes a motion to have Public Works to reach out to have street signs that comply with MUTCD standards, remove prefixes and suffixes lines that are there, and move forward with Brimar supplier. Seconded by Trustee Fischer.

The Board discussed the Creative District signage recommendations versus MUTCD regulatory requirements.

The motion carries unanimously.

8) Consideration of Whether to Turn Some Cameras Off while an Adequate Framework of Governance is Put Into Place - *Town Staff & Board of Trustees*

Town Administrator Wynn provides background on the Verkada questions. Town Attorney Buckner provides answers to questions brought by members of the public and speaks to legality of cameras.

Trustee Hunter makes a motion to extend the meeting to 10:30 PM. Seconded by Trustee Fischer.

The motion carries unanimously.

Police Chief Laiminger comments about his department's use of the cameras and the policies they hold themselves to.

Police Sergeant Henderson adds to the comments and usage of the cameras by the Police Department.

Public Works Director Poulos comments about Public Works use of cameras.

Town Clerk Vetter comments on the Clerk's office use of cameras.

Board discussion topics included encryption, Verkada, local vs cloud-based storage, ownership of data, facial recognition, administrative access, remote access, disabling camera capability locally.

Trustee Czech makes a motion for a 5-minute recess.

The motion dies for lack of a second.

Mayor Pro-Tem Mejorado takes over to chair the meeting while Mayor Smith stepped out for a few minutes.

Public Comment:

L. Bodenhamer – comments on cameras in the park.

Mayor Smith returns to the meeting and resumes her role as chair at 10:40 PM.

M. Payne – comments on Ai and farming.

C. Bookout – comments on tone deafness, price justification, and cameras in the park.

P. Erickson – comments on cameras in less locations and facial recognition.

P. McCarthy – comments on audit logs and camera initiative rejections.

P. Jackson – comments on policies and accessible data.

S. Patterson – comments on staff having access to cameras.

S. Pagano – comments against cameras in specific location and ownership of data.

J. Lage – comments on hackers and closed-loop systems.

A. Lage – comments on public safety, access, and closed loop systems.

- E. Brown – comments on cameras infringing on family life.
- I. Cobb – Comments on cameras no stopping crim.

Trustee Hunter makes a motion to extend the meeting until 11:00 PM. Seconded by Trustee Foster.

The motion carries unanimously.

- S. Kaldis – comments on her experience with cameras and problems with staff.
- G. Carlson – comments on community help and support.
- K. Curr (?) – comments on federal agencies and access.
- D. Arnon – comments on surveillance state, camera prohibition, autonomous robot moratorium.
- B. Brunner – comment on panopticon, captivity, and grudge.
- Ben (?) – comments on feeling unsafe.
- M. Doden – comments on cameras on Grand and in the park.
- J. Hill – comments on constant reporting, data, and images being sold.
- C. Patterson – comments on initiatives being stopped.
- B. Hebrew – comments on access.
- D. Bachran – comments as an employee about office camera.

After public comment, the Board discussed whether the current camera system should remain active before a formal governance framework was adopted. Discussion focused on authority to footage access, camera review control, operational needs at infrastructure sites, concerns regarding privacy and surveillance, and whether some cameras should be temporarily disabled until clearer policies and oversight procedures were established.

Trustee Foster makes a motion to extend the meeting to 11:15 PM. Seconded by Trustee Hunter.

The motion carries unanimously.

Trustee Hunter makes a motion to move Actions & Presentation items #9 Discussion and Review of Security Camera Ordinance and item #12 Consideration of Not Charging for Flowerpots on a Sidewalk for Business Use Permit, to the May 12, 2026 meeting. Seconded by Trustee Fischer.

The motion carries unanimously.

Trustee Hunter makes a motion that the town effective immediately disabled all cameras at the park and the front of exterior camera of town hall. Seconded by Mayor Pro-Tem Mejorado.

Trustee Hunter makes a motion to amend her motion to include disabling the camera in the Community Room. Seconded by Mayor Pro-Tem Mejorado.

The amendment motion carries unanimously.

Trustee Hunter makes a motion to further amend her motion to extend the time that the cameras be disabled to 11:30 PM today. Seconded by Trustee Fisher.

The amendment to the motion carries unanimously.

The original motion carries unanimously.

Trustee Ostrander makes a motion to direct staff to please share the contract with Verkata with the Trustees, to continue and/or finalize the cost estimate for a closed loop system on-site. And to add to the agenda, discussion of a different system and discussion of determining termination of the Verkata contract. Seconded by Trustee Mejorado.

The motion carries unanimously.

- 9) Discussion and Review of Security Camera Ordinance - *Tabled from April 14, 2026 Meeting*

Tabled to May 12, 2026 Board Meeting.

- 10) Consideration of Task Order from SGM to Repurpose Temporary Tank to Raw Water Storage Tank - *Town Administrator/Treasurer Wynn*

Town Administrator Wynn presented a task order from SGM for engineering and permitting services to convert the temporary potable water tank into a long-term raw water storage tank.

Board discussion focused on drought preparedness, increasing water storage capacity, preserving the temporary tank for future operational resiliency, project costs, and the expectation that the work could remain within the overall budget of the existing tank rehabilitation project.

Trustee Hunter makes a motion to approve task order with SGM in amount not to exceed \$10,000 as designed and permitting services to convert the temporary potable water tank into permanent raw water storage tank and authorized the Town Administrator and Treasurer to execute all necessary documents. Seconded by Trustee Fischer.

The motion carries unanimously.

- 11) Consideration of Change Order #3 for KLM Engineering - *Town Administrator/Treasurer Wynn*

Town Administrator Wynn presented Change Order #3 for KLM Engineering to cover additional construction inspection services related to delays in the water tank rehabilitation project.

Board discussion focused on increased inspection costs caused by contractor delays, liquidated damages being assessed against the contractor, and expectations that the overall project would still remain under the original estimated budget.

Trustee Czech makes a motion to approve the Change Order #3 for KLM Engineering in the amount of \$26,700 increasing the total not to exceed contract amount of \$90,423 and authorize the Town Administrator to execute the agreement. Seconded by Trustee Foster.

The motion carries unanimously.

- 12) Consideration of Not Charging for Flowerpots on a Sidewalk for Business Use Permit - *Mayor Smith*

Tabled to May 12, 2026 Board Meeting.

I) Mayor & Trustee Reports

Town Administrator Wynn reported that the previous Ad Hoc Short Term Rentals Committee meeting was canceled due to lack of committee members, but another meeting was scheduled for the following week. He stated the facilitator contract was nearly finalized pending legal review and noted that insurance requirements in the agreement had been reduced to align with the facilitator's existing coverage limits.

Public Comment:

P. McCarthy comments on prolonged STR process and his initiative.

J) Adjournment

Mayor Smith adjourns the meeting at 11:08 PM.

Samira M. Vetter
Samira M. Vetter, Town Clerk



Paige Smith
Paige Smith, Mayor