

Responses for Open Ended question # 4 - Residency

Full time resident living just outside the city limits

Small non-profit operator

commercial property owner

employee of RFSD in Carbondale

commercial property owner

Full time resident, but live 10 miles up the Crystal

Public employee- school principal

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Responses for Open Ended question # 7 - Issues

Openess to large scale sales revenue opportunities

Development of recreation facilities (ball fields!!)

affordable housing again

retaining quality municipal workforce

illegal immigrants

Lack of leadership on town council, mayor and councilmembers.

Attainable Housing- middle class type stuff.

AFFORDABLE HOUSING!!

local food production

The urge to chase big boxes to generate sales tax revenue

Parking, money to run town government without more retail

core area parking

"Lack of hispanic intigration"

downtown parking

"climate change, Peak Oil, Exhiretin"

enforcement of blatant non-compliance of ordinances.

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Responses for Open Ended question # 8 - Why live in area?

I don't live hear

More than just a resort community

volunteerism

Retired

own a business here

ONCE was more affordable than other resort areas

Bike trails

off I-70

"It was safe"

central for business

own business

"close to nature"

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Responses for Open Ended question # 33 - Parking limits

do not live here

do not live in town

N/A, we live up the Crystal

no opinion

I do not live in the city limits.

no one is home in second homes so no cars parked on street

n/a

"On a private road so not an issue but in town parking should be available at night"

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Responses for Open Ended question # 34 - Code - Neighborhood

do not live here

Traffic violations and loitering

Will you even enforce occupancy????

live outside of the city

Fence requirements, no trashy looking fences, good side face public view

Carbondale Has Never Been As Dirty As It Is Now

Overly loud motorcycles

None- I'd like Area 2 to become Zone X or a "Funk Overlay District" that allows REAL messy vitality

no opinion

Based on the area where I work.

all street lights should light the street sidewalk instead of 360 coverage

noise= "motorcycles"

"Leave us alone!"

The no dogs, no drinking, and closed after dark rules in Burt & Ernie Park are not enforced ever.

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Responses for Open Ended question # 35 - Code-community wide

Traffic violations and loitering

speed controls on residential streets

Vandalism

More courtesy from vehicles on Main St. ie stopping for pedestrians.

all street lights should light the street sidewalk instead of 360 coverage

"same as above"

Follow-through on buiding requirements, ie; unfinished new or unfinished additions.

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Responses for Open Ended question # 70 - Family Status

Couple, no children, share home with 2 others

business

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Responses for Open Ended question # 77 - Ethnicity

Not your business/mixture

all of the above

US Citizen= Austrian, Columbian

Native American/White

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Responses for Open Ended question # 81 - Type of housing

we have a business outside of carbondale-live on property

own a business and comercial property

single family home divided into separate living units

I do not live in the city limits.

n/a

w/one & 2 bedroom apoicor Part of garage"

Responses for Open Ended question # 90 - Comments: leave Carbondale

Can't think of a good reason to leave.

Big box development

More alcohol rehabilitation centers and half-way houses for the drug and alcohol patients.

If business prospects significantly deteriorated.

If the town chooses to raise fees and impose new taxes for services that the TOWN should be providing then my family may be squeezed out. I'm not will to pay for increased services that YOU should be providing NOW. Such as, streets (now we can only afford chip and seal????), code enforcement, infrastructure (what is the new sewer plant going to cost???). Every other town figures out how to balance sales tax why can't Carbondale. TOO MANY PEOPLE ARE PILINIG INTO TOWN - please allow commercial to catch up to residential. Residential does not pay. Stop allowing 20+people in one house. IF you can't fix this kind of stuff then Carbondale is screwed!!

selling out business

cost of living

The Town Mothers influence on Town Council of the large scale retail development opportunities in Carbondale. The lack of necessary sales tax revenue necessary to fund town operations and improvements, thus causing the need for additional taxing of residents and businesses. The lack of enforced residential occupancy rules.

TOTAL LACK OF GROWTH

Small town thinking, people that believe now that they are here and established that no other people should be allowed to move here or start a business unless it is under some sort of growth mandate by the mothers of carbondale and other groups that do not support free interprise and the american dream(owning your own home, business ect.) The town council needs more input from the people that own and work in the small business's in carbondale vs the people that do not work and do not contribute to the greater good of the community. If people can not afford to live where they work we are just another aspen only 30 miles west.

Inferior educational options for my children. Growth which destroys the small town character.

Lack of work, too many second home owners, no middle class, too much sanitizing regulation, poor public transportation / living / health care when I get old

1. Inability to make a living/afford to stay. 2. Dramatic increase in crime & violence. 3. Retirement?

cost of living; loss of small town character

if real estate gets even more expensive, might find the character of the community changing and hope that doesn't destroy the close knit community of Carbondale.

Changes in the quality of life, over-population, affordability, lack of a middle class, and loss of small town feeling and volunteerism.

lack of a business tax base (big box businesses) and the immigration issue (increase in theft, violence and decrease in services to tax payers)

a republican administration, nationally, in 2008

lack of shopping; poor maintenance of street system; too many outsiders displacing locals

Family moving. Too much intervention by local government, it is getting that way now. Too much local government ideology instead of what is right for the entire community. Growth and income are necessary for town to survive. Not just property taxes and fees.

Need for nursing care, or death!

1. Big Box stores, loss of character. 2. Crime rise. 3. Can't afford to live here.

Rents going up too high, and not being able to see the scenery around me because of multilevel buildings

Big box developement and no housing for the employees.

1) Excessive Building With No Control or Plan 2) Decline In Public Safety 3) Land Values Becoming Excessive 4) Racial Conflicts Becoming Critical

If growth is not managed. If laws against vehicles idling and littering continue to remain unenforced.

Our neighborhood is being "in-filled". I moved into this house 28 years ago to live in a low density neighborhood not a high or medium density. On a nearby corner a single family house was demoed and three units replaced it. I see this all around town and it is close to making me search for a new place to live.

Loss of community spirit including big box or chain stores/restaurants filling the streets instead of the quaint shops and amazing dining we have now.

If Carbondale started to become like anywhere USA.

change of personal circumstances

loss of middle class high cost of housing poor schools too much affluence

Elitest attitude by the "greenies". Loss of middle class.

The loss of all of my friends who earn half of what I earn. In other words make sure we are taking care of people with incomes below 100k / yr.

I already left but i still own a business in town

Housing!! We are currently getting evicted because our place has come up for sale. We have found ZERO other options that are even close to fitting out situation and it is seriously making me consider leaving the valley.

Out of control growth, cultural segregation.

overcrowding. Quality of life.

Financial exigency.

Loss of working class and sense of community.

a big box in town

Selling the town's soul to the almighty dollar, the continuing charade of progressive values while our schools are segregated, and/or becoming a second home community where 'nobody is home.'

"Lack of employees, housing & recreation opportunities"

"No employees"

"Prices"

"Too much development/growth"

"crime"

"Warm climate elsewhere"

"Unable to be able to afford to purchase a home here"

"Too much growth."

"Taxes"

"Natural disaster"

"Couldn't afford the taxes anymore"

"housing costs-"

"Lack of housing"

"Nothing!"

"As of now nothing"

"If it became like Aspen"

"?" "Too be closer to university to be closer to big airport"

"Alice Laird"

"Death"

TOO MANY HISPANICS GETTING ALL THE PERKS AND LONG TIME RESIDENCE NOT GETTING ANY.

"If hispanic do not assimilate into community"

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"mean-spirited people"

"lack of work"

growth climate- winters"

"Nothing I love it & the ethnic mix!"

"cost of living, Too much pollution & cold weather"

"Cost of housing"

"unhealthy climate"

The slumming of Carbondale, currently the worst in the valley.

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Responses for Open Ended question # 96 - Recreational activities

snowmobiling, hunting, camping

Disc Golf

road biking

Rock climbing, boating, Hunting

town events- mtn fair etc.

camping

dog park

arts/perf

rafting/kayak. We have two rivers

"rayaby"

Responses for Open Ended question # 119 - Suggestions

Carbondale is evolving into a great town. Please keep big box development out of town. I urge you to purchase open space. The public works department has been doing a great job taking care of parks and public areas. Keep up the good work!

We need more shopping!!! It is sad that we have to travel to Glenwood, Grand Junction or Denver to get our goods. We also need significant revenue sources to: 1. significantly spruce up the entrance to Carbondale - HWY 133 corridor 2. Enforce the occupancy code that have brought significant issues, including the problems with schools and increased crime, to Carbondale. 3. Get the Town to take a hard stance and develop and enforce codes related to aesthetically unappealing residences (ie. trash cars, unkept yards, and generally "sloppy" looking residences and businesses). Carbondale will change, even if the majority of the trustees don't want to see that happen... Why not plan proactively to make it change in a positive manner? By doing nothing, we are actually going backward. Why not look for an economic development director that is experienced, and pay them alot of \$\$ to get this town thinking in a business manner? We have seen too much emotion on economic issues rather than factual information on how to move this town in the right direction. Emotion leads to significant inactivity - the Town Mothers thrive on this political tactic - but it is a significantly shortsighted economic strategy.

The reason some of these characteristics aren't scored high is because the town won't do anything about overcrowding. As far as affordable housing- no one helped me to purchase my modest home and all these people moving here are squeezing me out. The soul of Carbondale sold out to the RVR types and Aspen Glen clan of richy riches.

you need to let Home Depot or Target build here. Carbondale sure could use the tax base.

THE COMMUNITY NEEDS TO GROW OR THE GROWTH WILL BE ALL AROUND US ANYWAY WITHOUT US GAINING FROM THE GROWTH.

Carbondale needs to house the people that work here. We also need the economic growth that larger business's provide to help the smaller business's survive. The art galleries and resturants on main street are nice but isn't a majority of the economic and sales tax support coming from the 133 and adjacent business's? When are we going to provide economic, housing, and traffic support to that portion of the economy of carbondale. Also there needs to be more support for small business in housing for employee's. Could this be funded by sales and property tax that larger business's would provide carbondale? It is imposible to get that type of funding when we are so short sited that we can not reconize the benifits these business's would provide in other ways. Can the groups such as the mothers of carbondale provide millions of dollars a year in sales and property tax?????????

RE-1 school district needs to focus on improvements at the high school level. The other schools seem to have improved and stabilized but concerns at the high school level really undermine the sense of community and confidence in the educational opportunities for our town. The town council needs to be careful about wading into these discussions - some of their recent stands on the educational issues underestimate how personally challenging these decisions are. People move to Carbondale for its small town ambiance. That should be remembered and factored into all decisions. If people wanted the conveniences of larger communities they'd choose to live there. The recent escalation in real estate values threatens the long term health of the community. Efforts should be made to create more opportunities for cross-cultural experiences. The 7-year discussion on the marketplace has been exhausting. We voted for people that stood for a position, we had a vote, we had an involved and active community planning effort and yet the conversation has continued on and on. The current level of animosity amongst council members is particularly discouraging and nonconstructive. The recreation department's efforts to build as many facilities as possible creates less than desirable end results. For instance the new rec center has a gym that is too small with concrete floors. It would have been better to forgo other recreational improvements and build a better long term facility or not do it at all. More is not always better.

I have not given high priority to sidewalks, but I think street trees are very important and in danger of deterioration or reduction in stature. Sidewalks should include street tree plantings, but the trees are more important and should be planned for every street.

Build more ball fields to combat the biggest rising sector of local crime (juvenile vandalism).

we need to define our town in order to plan properly. the government seems to be all over the page (we lost the opportunity for Whole Foods because we couldn't get our act together!) we need more/better experts to help us define/plan. people on the boards seem to be regular guys off the street. is there some source where experts (other successful towns) offer suggestions for planning/designing a town (IE: parking, maintaining town character, stimulating economic growth)?

Would like to have our own school district, why do we need to be linked with basalt and Glenwood springs? Hate the RE-1 school district; think water should be fluorinated; public pool temperature warmer; curbs and gutters and sidewalks added to neighborhoods within 1 mile of main street, wouldn't want a Home Depot already have many options nearby (basalt, glenwood springs);

Quality of early childhood education is of high quality, but needs more private and public financial support. Could use more affordable housing. Highway 133 needs to be widened through town. More recreation for older adults, specifically a public indoor swimming pool. Surveys and voting should not be just open to Town of Carbondale residents because they have ramifications beyond the town.

Get a new Town Council that can work together - get rid of the gridlock!

Need the big box tax dollars. Need to put some real hard restrictions on illegals and those employing them.

When the Town Gov't asks for input, listen to it, respond to it, honor it and the participants

too much spent on beautification - keep it funky - use money for I don't think we should have to be willing to pay more for basic maintenance and services we should already have. We should not be forced to accept a survey assumption that fixing streets and maintaining ballfields should result in higher taxes or loss of some other service.

1. The primary way to provide "affordable" housing should be to rely more on market forces and less on gimmicks for subsidizing people who are "politically favored." Encouraging more high density development would both (a) create or sustain high-paying employment, and (b) increase the supply of housing, thereby tending to reduce the market price. Some "subsidy" for high-density projects, as in the form of improved streets, utilities, and transit facilities to serve them, is OK with me. 2. Carbondale itself has sufficient "open space" within its boundaries, except along its rivers. When public funds are spent on "preserving open space," the "open space" should include some form of public access, such as trails even if they occupy a narrow easement through land that remains off-limits. 3. I rated health care services as excellent mainly because of Valley View Hospital in Glenwood Springs. There is no need for a full service hospital in Carbondale. It's easier to get good health care in this area than it is to get good maintenance service for my car. 4. I can't comment on the local public schools from personal experience, but its reputation is horrible because of the predominance of children who speak primarily Spanish. 5. I would feel better represented by Town government if trustees were elected by wards.

Instead of bringing in more revenue with national chain stores, we should develop our tourist industry; more recreational opportunities, more hotels. Also I'd like to see some inexpensive restaurants for locals, especially families.

Cleanliness of Carbondale has deteriorated to a -1! The paper boxes at the bus stop produce an immense amount of litter with every wind storm. Every street you walk down has empty bottles, candy wrappers, empty beer cans etc. A project needs to be launched on cleaning up Carbondale.

It is very critical to integrate our Latino residents into the community, and make sure they understand laws and statutes. I think integration/education would help the Latino community better respect littering statutes and prohibitions against idling vehicles. Also, the situation with bicycles on the sidewalk is really getting out of hand. I walk every day, and come near to being hit or else have to move out of a bicycle's path to avoid injury almost everyday. With the abundance of trails, this is an unnecessary hazard. They need to start ticketing people--seriously. That might be the only way to have people think twice before riding on the sidewalks. And, parking in front of all businesses on Main St. should be 15 min. It is really inappropriate to have large trucks and trailers parked in front of our businesses with barking dogs in excess of 2 hours (the law says 2 hours, but the police actually have to witness the car being parked for 2 hours, so by the time you call and they can actually do something, 4 hours have elapsed).

As I see it our town needs revenue to fund both essential and discretionary projects. To do this we either need to raise taxes or find and expand revenue sources. I don't think our citizens will opt for the tax raising when there is opportunity for additional revenue sources such as more retail. You may be able to guess where this is headed. I find myself driving to Glenwood Springs to shop, taking my sales tax money to them instead to us. I would like for the town council to "get green". That is, be more open to development of more and larger retail opportunities in Carbondale.

I think the community is moving in a good direction. I think the Town is doing a good job of making improvements as we can afford. It's important to look back once in a while to see where we have advanced. We have strong non profit groups with dedicated individuals who help provide positive influence. I respect the town for backing functions that create business and entertainment for the community. I also believe the health of our community depends on the ability of young families and a viable workforce being able to rent or buy housing in Carbondale.

1. It seems that the Town of Carbondale spends too much money studying everything to death, and then has no money to make improvements. Enough already! 2. I am also concerned about the town manager and town planner and their apparent use of town resources when working on outside projects (projects that they work on outside the scope of the Town of Carbondale for profit). I have been told that they worked on a project (on the side) for a developer in Town and then did not recuse themselves when it came to making recommendations on the project, much to the detriment of the Town. They appear to "push through" the approvals for projects for friends. 3. Highway 133 and Colorado Avenue look awful! We need to improve these roads NOW!

Stop with the curb and gutter!!! We have no stormwater system and it ruins our streets! Who needs paved 60' right of ways? Those are the ugliest streets in Carbondale!! Sopris Ave, Weant, Wheel, Hendricks, etc..

cops need to step up patrols to get rid of the homeless, it's disgusting what goes on at the "entrance" to carbondale

I think the government needs to step in and start figuring out a plan to address the affordable housing situation. I like living with others and having roommates, but when having roommates is still not enough to make rent affordable, I may need to start looking at other communities that offer the same experience at an affordable price. I also think the entrance in to Carbondale along Hwy 133 is a mess. It would not take much to clean it up and give our community the proper first impression it deserves. It is in dire need of some design standards and zoning control!

All in all, it's GREAT! I'd like to see things continue to grow and prosper but within some stricter guidelines. Uniqueness can be compromised very quickly. Town character is paramount! Let's think before acting. Also, I'd like to see more cultural interaction. The large Latino population can be intimidating in a way. More integration in both directions might help.

More collaboration among the city, the school district, and CMC.

Improve the entrance to carbondale at 82 and 133. Perhaps an additional bridge entrance at the Sutank area for upvalley traffic only.

We need to be much more serious and committed to tackling issues such as segregation in our schools and the increasing lack of affordable housing. Both are destroying the community.

"Light rail up valley/cheaper bus passes. It's cheaper to drive to Aspen then take the bus. Minus car repairs." #71= "2-3"

"We need to increase town revenue with increased retail" #19= both 4 and 5 are marked. #'s 37-47= "Retail Tx" #'s 61,62,64,65,115,& 116= "?"

"The current eselahow of real estate prices in Carbondale is frightening to the average worker!"

"Ok for big box store!!!!"

#21= both 4 and 5 are marked.

"Need safety campaign to reduce bicyclists on sidewalks!"

"Reduced size of new housing" #22 both 1 and 4 are marked.

"I own a house in town as rental, live just outside town, own business in town" #5= Do not live in Carbondale is also marked. #93= "Live off back road to Catherine Store"

#6= "have not been able to afford moving."

#39= "Deed restricted"

"Elect a town council that is pro growth"

#5= "(But business in Section 2)" #69= "Garfield Cnty"

#5= "Crystal Valley" #69= "Redstone" #94= "all year"

"We need to involve both the latino & caucasian communities in all aspects of our growth!"

#38= "Define develop"

Enforce fines to employees who hire illegals. I am embarrassed to drive visiting friends and family around parts of town, the slums are pitiful. Getting rid of them must be our top priority immediately.