

SUN SHINES ON THE MEADOW

Hayden subdivision features mid-range homes with solar panels

ROUTT COUNTY 1D



STEAMBOAT PILOT & TODAY



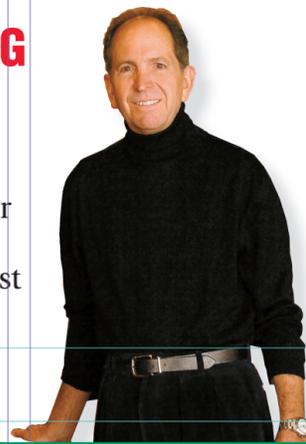
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CHANGING OF THE GUARD

Chuck Porter steps down from top post at Sheraton

BUSINESS 3A



Strategy scrutinized

Developers plead for affordable-housing relief from city

Brandon Gee
PILOT & TODAY STAFF

STEAMBOAT SPRINGS

In the absence of buyers, Michael Hurley has found another use for some of the six affordable condominiums he vainly is trying to sell at Trappeur's Crossing.

He's turned them into offices. Hurley, sales manager at Trappeur's, is one of many in the Steamboat Springs development community chalking the city's

affordable housing policies up as a failure — and hoping for relief.

"Certainly, the development community — we're all talking to each other. I think there's a general consensus among the development community that the ordinance, it doesn't work," Hurley said. "At what point in time do we say it hasn't worked, and we need to look at another option?"

At a time when the city's affordable housing regulations are coming under heavy scrutiny, people

such as Hurley do have some sympathy among policy makers. But others say developers are overstating a situation that is not the result of city policies but major economic shifts for the worse.

"I disagree that the inclusionary zoning and the community housing plan is a complete failure," said Nancy Engelken, the city's community housing coordinator. "The forces impacting it have nothing to

See **Housing**, page 9A



JOHN F. RUSSELL/STAFF

Michael Hurley, sales manager at Trappeur's Crossing, says he cannot sell six affordable housing units at the development that are required by city ordinances. Although additional Steamboat developers are echoing the sentiment and calling the city's affordable housing policies a failure, others say the ordinances need only minor revisions, if any.

Fiscal plans vital

Recession could have lasting effects on Steamboat

Blythe Terrell
PILOT & TODAY STAFF

STEAMBOAT SPRINGS

Economic experts officially declared a recession last week, sending the stock market tumbling and raising questions about the implications.

Steamboat Springs is feeling the effects of a recession that the National Bureau of Economic Research said began in December 2007. Unemployment is increasing in the nation, state and county, and layoffs have been reported at the Steamboat Ski Area and other local businesses. City sales tax collections were down for September compared with 2007, and early indications are that October numbers also will show a decline.

Steven Hoffman, former director of research and policy for U.S. House Republican leadership, offered his perspective on the issues Steamboat will encounter in the days ahead. He noted that the current recession

See **Recession**, page 8A

Obama pushes revival

President-elect banks on public works project

Ann Sanner
THE ASSOCIATED PRESS

CHICAGO

President-elect Barack Obama said Saturday he wants to revive the economy through a job-creating public works plan on a scale unseen since the building program of the interstate highway system in the 1950s.

He offered no price estimate for the grand plan, how the money might be divided or the effect on the country's financial health at a time of burgeoning deficits.

The ideas were outlined in the weekly radio address the day after the government reported that employers cut 533,000 jobs in November, the most in 34 years. They are part of a vision for a massive economy recovery plan Obama wants Congress to pass and have waiting on his desk when he takes office Jan. 20.

The president-elect's address never once used the word "spend," relying instead on "invest" or "investments," and pledging wise stewardship of taxpayer money in upgrading roads and schools, and making public buildings more energy-efficient.

"We won't just throw money at the problem," Obama said. "We'll measure progress by the reforms we make and the results we achieve — by the jobs we create, by the energy we save, by whether America is more competitive in the world."

Obama said his plan would employ millions of people by "making the single largest new investment in our national

See **Obama**, back page

CLASSES LACK ACCOMMODATIONS FOR NEW STUDENTS



JOHN F. RUSSELL/STAFF

Third-grader Katie Saunders helps first-grader Lydia Noble with her classwork at Strawberry Park Elementary School. The students are part of the Montessori program at the school. The program's success is attracting attention from parents and students, but only six to eight openings are available to a waiting list of 21.

Filled to the brim

Parents want Montessori program to expand space

SUNDAYFOCUS

STORY BY ZACH FRIDELL

When parents look at the Montessori program educating their children in Steamboat schools, they like what they see.

They'd just like to see more of it. Montessori supporters say there's not enough space in classrooms for the students sprawled on the floor, not enough enrollment spots in the program and not enough money in the budget to allow for expansion. Next school year, there will be six to eight openings for new students to join the lower elementary Montessori class at Strawberry Park Elementary School. However, with 21 students of all ages on the waiting list, the spaces available do not meet the demand.

The younger siblings of students already in the Montessori program get enrollment priority, and because there are about eight siblings on the wait list for next year,



JOHN F. RUSSELL/STAFF

Tristan Fischer works to complete a project in his Montessori class at Strawberry Park Elementary School.

See **Montessori**, back page

Help to pay bills heats up

Melinda Dudley
PILOT & TODAY STAFF

STEAMBOAT SPRINGS

As winter sets in, dipping temperatures are creating higher utility bills and pushing some low-income residents to reach out for help with heating costs.

Funds to assist with winter heating bills are available through the federally funded Low-Income Energy Assistance Program which currently is accepting applications for the 2008-09 winter.

Routt County received about 130 LEAP applications in November, said Clarise Corriveau, who processes the applications for the Routt County Department of Human Services.

"I think it's probably more than in years past," Corriveau said, noting that it is her first

See **Help**, 9A

PAGE DESIGNED BY AMANDA PHILLIPS



INSIDE

Business 3A
Classifieds 2B
Comics 5D
Crossword 6D
Happenings 2A

Horoscope 6D
Milestones 3D
Obituaries 6A
Outdoors 6C
Viewpoints 4A

OUTSIDE

Mild with clouds and sun. High of 44. Page 2A



VIEWPOINTS

LAST WEEK: Is Sheriff Gary Wall asking for too much spending freedom in budget negotiations with the county? Results/5A

THIS WEEK: Should the Steamboat Springs School District expand the Montessori program to meet demand?

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