

Commissioners Meeting
March 8, 2011

The regular meeting of the Board of County Commissioners was held on Tuesday, March 8, 2011 in the Commissioners Meeting Room at the Courthouse. Board members present were Chairman Frank Holman, Commissioner Dennis Giese and Commissioner Dave Potts. Others present were Director of Finance Dan Short, Director of General Administration Robert Christiansen, County Attorney Jenny Davis, County Development Services Director Don Reimer and Deputy County Clerk Merrilou Cicerelli.

Regular Board of Commissioners Meeting

Following the Pledge of Allegiance, Chairman Holman called the meeting to order at 9:00 a.m.

Chairman Holman asked Deputy Clerk Cicerelli for verification regarding the distribution of the Board of Commissioners' Agendas. Deputy Clerk Cicerelli stated that the agendas were properly distributed.

Review public meeting list

No action taken.

Minutes of the February 14th, 15th and 22nd meetings

Commissioner Giese made a motion to approve the minutes of the February 14, 15 and 22 meetings as presented. Commissioner Potts seconded the motion. On the question, the motion carried 3 – 0.

Public Comment

Chuck and Sharon Cole, St. Elmo, commented on the great job that the County Road Crew was doing in St. Elmo and wanted to thank them publicly.

Frank McMurry, Nathrop, commented on the Pueblo West water situation. He asked to be placed on next week's agenda.

Agenda Item A

Report from the County Sheriff.

County Sheriff Pete Palmer presented his January and February 2011 summary reports.

Agenda Item B

Hearings and consideration of recommendations from the February 22 Planning Commission Meeting with regard to the following matters:

- a. PUD FINAL PLAN AND SUBDIVISION PRELIMINARY PLAT – The Habitat Johnson's Village PUD – Applicant - Chaffee County Habitat

for Humanity. To create a Planned Unit Development and Subdivision of 0.62 acres, for an area with four low-income housing units in the form of two duplexes as well as space for an accessible pocket park/playground. Water will be supplied by well with wastewater treatment by connection to the Buena Vista Sanitation District sewer system. The property is located in the NW ¼ SW ¼ Section 22, Township 14 South, Range 78 West, 6th P.M., 12872 County Road 314B, Buena Vista, in a Residential Zone.

County Development Services Director Reimer presented an overview of the request.

Charlie Goff, Habitat for Humanity, 6394 Tamarack Lane, Salida, explained the current actions of the group to comply with the conditions of the Planning Commission.

Joe DeLuca, Crabtree Group, 11575 West Highway 50, Salida, presented a brief overview of that changes that were made to the application and the design.

The Board held discussion.

Commissioner Potts made a motion to direct County Attorney Davis to prepare a resolution approving the PUD Final Plan and Subdivision Preliminary Plat for the Chaffee County Habitat for Humanity for the next meeting. Commissioner Giese seconded the motion. On the question, the motion carried 3 – 0.

- b. PUD FINAL PLAN AND PHASE I SUBDIVISION PRELIMINARY PLAT - THE ESTATES AT MT. PRINCETON - Applicant - Princeton Holdings LLC – Final PUD. The request is to create a Planned Unit Development on 218.73 acres. The development is proposed to include 119 acres of open space and mix of commercial, single family and multi-family uses. The Phase I Subdivision is for 27 single family lots of at least 1 acre, with water by wells and central water system, wastewater by septic systems. Property is located in the SE ¼ NW ¼ NE ¼ NW ¼ and the SW ¼ Section 17, E ½ SE ¼ Section 18, NE ¼ NE ¼ Section 19 and the NW ¼ NW ¼ Section 20, Township 15 South, Range 78 West, 6th P.M., County Road 162, Nathrop in a Rural Zone.

County Development Services Director Reimer gave an overview of the request. He stated that the Planning Commission had recommended the Board of Commissioners to table the request due to some ditch issues.

Tom Warren, 1580 County Road 162, Nathrop, explained the current water ditch issues.

Commissioner Giese made a motion to continue the request for PUD Final Plan and Phase I Subdivision Preliminary Plat - The Estates at Mt. Princeton to the April 12, 2011

Board of Commissioners Meeting. Commissioner Potts seconded the motion. On the question, the motion carried 3 – 0.

- c. THE PINERY PUD – CONCEPTUAL PLAN - Applicant - Norm Karasa/New Standard Development – The request is to divide 35 acres into 54 condominium units within 9 condominium parcels. The property is located at 9479 Hutchinson Lane, Poncha Springs, Parcel 6, The Canyons Lot Split.

County Development Services Director Reimer presented an overview of the request. He stated that this had been tabled from the January 4, 2011 Commissioners' Meeting. The Planning Commission had recommended that the Board of Commissioners deny The Pinery PUD Conceptual Plan and recommended that any future submittals for The Pinery PUD within a six month period that the fees be applied from the fees that have already been submitted.

Richard Chick, 5500 County Road 210, Salida, gave testimony regarding the request. He read a letter from developer Norm Karasa with New Standard Development.

Jerry Le`Strange, Poncha Springs Administrator, stated that the Town of Poncha Springs was siding with the Planning Commission recommendations.

The Board held discussion.

Commissioner Potts made a motion to remand this request back to the Planning Commission for further clarity of reasons for the denial, check for the possibility of a septic system on the property and clarify the drainage report be submitted or the current one be look at again. Commissioner Giese seconded the motion. On the question, the motion carried 3 – 0.

Agenda Item C

Consider request from the Mon-Ark Shine Club to use the Fairgrounds for the Jordan Circus.

Bob McCormick, President of Salida Mon-Ark Shrine Club, 403 East 2nd Street, Salida, presented an overview of the request.

Commissioner Potts made a motion to permit the use of the Chaffee County Fair Grounds, west end, on June 2, 2011 and prepare a fee schedule for the electricity. Commissioner Giese seconded the motion. On the question, the motion carried 3 – 0.

Agenda Item D

Consider 2011 Youth Program Partner Agreement between Southwest Conservation Corps and Chaffee County.

Director of General Administration Christiansen presented an overview of the request.

Julie Mauch, Development Coordinator for Southwest Conservation Corps, explained the program. She explained what the other school districts and municipalities had provided and possible ways that the County might divert funds from different County departments.

Commissioner Giese made a motion to allow up to \$12,000 from the Conservation Trust Funds for the Southwest Conservation Corps for use on the Chaffee County Trails work. Commissioner Potts seconded the motion. On the question, the motion carried 3 – 0.

Agenda Item E

Consider Withdrawal from 09CW127 and 127 - re: UAWCD (Upper Arkansas Water Conservancy District).

Commissioner Giese made a motion to withdrawal from 09CW127 and 127 of the UAWCD (Upper Arkansas Water Conservancy District). Commissioner Potts seconded the motion. On the question, the motion carried 3 – 0.

Consent Agenda

- ✚ Report from the County Veterans Service Officer for the month of February, 2011.
- ✚ Pay bills.

Commissioner Giese made a motion to approve the Consent Agenda as presented. Commissioner Potts seconded the motion. On the question, the motion carried 3 – 0.

Road Trip to 7618 County Road 253

Discussion was held if this trip was necessary.

The Board directed staff to make the trip.

Roundtable

- ✚ Update on web access
- ✚ Health Insurance update - 15% increase
- ✚ Chaffee Peoples Clinic rates
- ✚ Chaffee Housing Trust – place work session
- ✚ Visitors Bureau and Marketing asking for a salary increase
- ✚ SCED (Southern Colorado Economic Development) update
- ✚ Water plan for the State of Colorado update
- ✚ Marijuana licensing fees
- ✚ Turkey foundation request
- ✚ Barbara Green what is next step
 - Model regulations streamlining
 - Development of regulations for geothermal
 - COG might be able to earmark some funds for this

Agenda Item F

Executive session with the County Attorney to obtain legal advice regarding pending water cases and potential claims against the County.

County Attorney Davis stated C.R.S. 24-6-402(4) (b) for the purpose of receiving information on pending claim and current cases.

Commissioner Giese made a motion that we go into executive session under the statute C.R.S. 24-6-402(4) (b). Commissioner Potts seconded the motion. On the question the motion carried 3 - 0. The Board went into Executive Session at 2:15 p.m.

I, Jennifer A. Davis, Chaffee County Attorney, do hereby attest that the portion of the executive session held March 8, 2011, during which the recorder was directed to take no minutes constituted a privileged attorney-client communication.

Jennifer A. Davis, Chaffee County Attorney

I, Frank Holman, Chairman of the Chaffee County Board of County Commissioners, do hereby attest that the portion of the executive session held on March 8, 2011, during which no minutes were taken was confined to a topic authorized for discussion in an executive session.

Frank Holman, Chairman

Chairman Holman reconvened the meeting at 3:10 p.m. He stated that no decisions had been made during the meeting.

Being no further business to come before the Board of Commissioners, the regular meeting adjourned at 3:11 p.m.

Attest:

Joyce M. Reno
Chaffee County Clerk