Chaffee County Board of Commissioners Meeting  
August 9, 2016

The regular meeting of the Board of Commissioners was held on Tuesday, August 9, 2016 in the Commissioners’ Meeting Room at the Courthouse. Board members present were Chairman Dennis Giese and Commissioner Frank Holman. Commissioner Dave Potts was absent.

Others present were Director of General Administration Robert Christiansen, County Director of Finance Dan Short, Special Council Gerald Dahl, Planning Manager Jon Roorda, and County Clerk Lori Mitchell.

Following the Pledge of Allegiance, Chairman Giese opened the meeting at 9:00 a.m.

Verification of Distribution of the Board of Commissioners’ Agendas  
Chairman Giese asked Clerk Mitchell for verification regarding the distribution of the Board of Commissioners’ Agendas. Clerk Mitchell stated that the agendas were distributed properly.

Items for Review  
Public Notices.

Public Comment  
Chairman Giese made comments regarding a post on the website SalidaCitizen.com by former County Commissioner Jerry Mallett. Chairman Giese said the statements were false and misleading and he challenged Mr. Mallet to a one-on-one debate regarding Mr. Mallets facts.

Chairman Giese announced that Agenda Item B would be heard before the Public Hearing in Agenda Item A was called to order.

Agenda Item B  
Consider rescinding approval of the Shurbet Minor Subdivision.

Ron Mazzeo, Architect, 423 W 1st Street, Salida, requested an extension for the approval of the Shurbet Minor Subdivision till September 6, 2016.

Chairman Giese moved to extend the deadline till the Regular Commissioner’s Meeting on September 6, 2016. Commissioner Holman seconded the motion. On the question, the motion carried 2 – 0.

Agenda Item A  
Public Hearings and consideration of recommendation from the July 26, 2016 Planning Commission Meeting with regard to the following matters:

a. Final Plat - Name of Subdivision: Bos Minor Subdivision
Applicant: Harvey and Mildred Bos
Location: County Road 325, A Replat of Tract #1, Verbic, Ludwig and Davis Boundary Line Adjustment and a Replat of Lot 5 and 6 of the Whispering Pines Subdivision, located in the N1/2, Section 13, Township 15 South, Range 79 West, 6 P.M.
Zone: Rural Request: To divide 37.04 acres into 4 lots with the minimum lot size being 8.043 acres.
Water by wells, wastewater treatment by on-site wastewater systems.

Chairman Giese called the Public Hearing to order at 9:06 a.m.

Applicant Harvey Bos, 4020 Ascendant Drive, Colorado Springs, gave testimony that he believes they have met all the requirements for the subdivision including drainage where they are proposing larger culverts than the existing ones on County Road 325.

Kathy Ludwig, 16425 County Road 325, gave testimony that drainage issues are already impacting her land.

Janet Sellers, 16855 County Road 325, gave testimony regarding water issues that already exist including dry wells and very deep wells in the Whispering Pines Subdivision. She also expressed concern about direct access to the subdivision via a private road.

Planning Manager Roorda reported that access to County Road 325 for the subdivision is via an easement on Ludwig Road, which is a private road. The requirement is for a 60-foot easement to continue 200 feet east of the subdivision to County Road 325.

Special Council Dahl addressed the Commissioners. He noted that the subdivision does not have direct access because it does not touch County Road 325. He informed the Commissioners that they have the authority to make the decision as to whether the 30 foot access is sufficient or not for this subdivision.

Chairman Giese closed the public comment for the hearing at 9:40 a.m. and the Board began deliberations.

Commissioner Holman made a motion to direct Special Council Dahl draft a resolution approving the application. Chairman Giese seconded the motion and added that the resolution should include the conditions set forth by the Planning Commission. On the question, the motion carried 2 – 0.

Agenda Item C
Southwest Conservation Corps Summer Youth Program work agreement.

Nichole Blaser, Regional Director of the Southwest Conservation Corps, 710 Rainbow Blvd., Salida, explained that the National Fish and Wildlife Federation, NFWF, will give...
the Corps match funding of $11,700 for two more weeks of work in Chaffee County if the Corps could secure an additional $900 from the County.

Finance Director Short informed the Board that the County has funded the summer work program through the Conservation Trust and has budgeted $12,000 per year for the program but has only spent $7,420 year to date.

Chairman Giese made a motion to increase funding for the summer work program by $900 for 2016. Commissioner Holman seconded the motion. On the question, the motion passed 2 – 0.

**Agenda Item D**
Update from NC3 (Northern Chaffee Connections) about County road trail proposals and GOGO grant possibilities.

Bob Gray of NC3, 17150 County Road 302, Buena Vista, thanked the Board for scheduling the paving of County Road 317 this summer, especially as it includes one of NC3s bike/pedestrian lanes as part of the project. He then explained that the next project that NC3 would like to schedule is an extension of this trail from the County Road 313 and 317 intersection north back to Buena Vista. This proposed County Road 313 trail to Buena Vista is approximately ¾ mile in length and will complete a County Road 313 and 317 loop trail. This trail is a priority of the Chaffee County and Buena Vista trail systems and is also a section of the proposed Stage and Rail Trail, S&RT, one of Governor Hickenlooper’s 16 Trails for 2016.

Kate Garwood of NC3, 25725 US Highway 285, gave an overview of the next steps that need to be taken to secure a GOCO Connect Initiative Grant. A Draft Concept Paper is due by the end of August 2016 and a letter of support from the Board would be a great inclusion to the Paper.

Chairman Giese made a motion for staff to write a letter of support for the County Road 313 Trail. Commissioner Holman seconded the motion. On the question, the motion passed 2 – 0.

**Agenda Item E**
Consider a resolution for **Article 5.2.3J**: Proposed Minor Subdivision Exemption – division by road, highway, railroad or major stream to be added to Section 5.2.3 Additional Types of Subdivision Exemptions J. Minor Subdivision Exemption. A Minor Subdivision Exemption may be used to separate parcels under a single ownership that are divided by a County Road, State Highway, railroad, river or major stream.

Commissioner Holman made a motion to adopt Resolution 2016-42 regarding the minor subdivision as described. Chairman Giese seconded the motion. On the question, the motion passed 2 – 0.
Agenda Item F
Consider a resolution for a variance to ADU requirements from Butala Construction.

Chairman Giese made a motion to adopt Resolution 2016-43, Approving Application Pertaining to Lot 1 of the Vista Del Rio Subdivision for a Variance from the Maximum Conditioned living Space of an Accessory Dwelling Unit. Commissioner Holman seconded the motion. On the question, the motion passed 2 – 0.

Agenda Item G
Consider letters to Senator Gardner and Senator Bennet regarding the BLM Management of the Cache Creek Placering Area Property, continued from the July 5, 2016 meeting.

Chairman Giese made a motion to consider the letters during the September 12, 2016 Work Session. Commissioner Holman seconded the motion. On the question, the motion passed 2 – 0.

Consent Agenda
  ❖ Pay Bills

Commissioner Holman made a motion to approve the Consent Agenda. Chairman Giese seconded the motion. On the question, the motion carried 2 – 0.

Old Business:
  ❖ Ballot question regarding excess tax for marijuana
  ❖ County Project Status Report

There being no further business before the Board, Chairman Giese adjourned the July 26, 2016 Regular Meeting of the Board of Commissioners at 10:36 a.m.

Attest:

Lori A. Mitchell, County Clerk