Chaffee County Board of Commissioners Meeting  
March 14, 2017

The Regular meeting of the Board of Commissioners was held Tuesday, March 14, 2017 in the Commissioners’ Meeting Room at the Courthouse. Board members present were Chairman Dave Potts, Commissioner Keith Baker, and Commissioner Greg Felt.

Others present were Director of General Administration Bob Christiansen, Director of Finance Dan Short, County Attorney Jennifer Davis, Planning Manager Jon Roorda, and County Clerk Lori Mitchell.

Following the Pledge of Allegiance, Chairman Potts called the meeting to order at 9:01 a.m.

Public Notices
The Board reviewed the Public Meeting List.

Public Comment
There were no public comments.

Agenda Item A
Open bids:

1. 1/2 inch chip seal operations- One bid from ACA was unsealed for the 1/2 inch chip seal operations. The bid was awarded to ACA Products for $17 a ton FOB.

2. CRS 2P Road Oil for chip seal operations- Two bids were received. The bids were given to Road and Bridge Supervisor Mark Stacy to assess. Supervisor Stacy will report back to the Board with his recommendation.

Agenda Item B
Contracts/Grant Consideration
1. AEC Engineering Contract for the Landfill- American Environmental Consulting, LLC (AEC) provides engineering and consulting services for the landfill. Commissioner Baker moved to approve the AEC contract for work at the landfill. Commissioner Felt seconded the motion. On the question, the motion carried 3 – 0.

2. Entertainment contract for the 2017 Chaffee County Fair- Assistant County Attorney Chip Mortimer outlined for the Board changes that need to be made to the contract before it is signed. Rachael Walke of the Chaffee County Fair Board reported that she has been in contact with the talent and they will agree to the stipulations the County Attorney’s Office has outlined. Commissioner Baker moved to approve the entertainment contract as stipulated by the County Attorney for the Chaffee County Fair. Commissioner Potts seconded the motion. On the question, the motion carried 3 – 0.
Agenda Item C
Consider agreement regarding sewer service to Gregg Drive property. (New property acquired by the County)

Commissioner Felt moved to approve the agreement with the Buena Vista Sanitation District. Commissioner Baker seconded the motion. On the question, the motion carried 3 – 0.

Agenda Item D
Consider a request from the Chaffee County Boys and Girls Club for a waiver of fees for use of the Fairgrounds on April 21, 2018.

Boys and Girls Club Executive Director Brian Beaulieu addressed the Board and asked for the waiver for 2018.

Commissioner Felt made a motion to waive fees for the Boys and Girls Club use of the Fairgrounds on April 21, 2018. Commissioner Baker seconded the motion. On the question, the motion carried 3 – 0.

Agenda Item E
PUBLIC HEARINGS and consideration of recommendations from the February 28, 2017 Planning Commission Meeting (see attached) with regard to the following matters:

a. Minor Subdivision Final Plat. Name of Subdivision: Shanahan Minor Subdivision
   Applicant: Ralph & Ruth Shanahan Living Trust
   Location: Lost Creek Ranch
   Zone: Rural
   Request: To divide 47.07 acres into 4 lots with the minimum being 2.78 acres. Water by wells, wastewater treatment by on-site wastewater systems.

   Planning Manager Roorda gave the staff report. Tony Komarnsky, land surveyor for the project and Karin Adams, broker for the project, gave testimony.

   Commissioner Felt moved to approve the Shanahan Minor Subdivision Final Plat and directed the County Attorney to prepare a resolution. Commissioner Baker seconded the motion. On the question, the motion carried 3 – 0.

b. Major Subdivision Sketch Plan. Name of Subdivision: Longhorn Ranch Subdivision
   Applicant: Longhorn Ranch, LLC
   Location: 8371 CR 160, Salida, located in the N1/2, Section 36 and the S1/2 Section 25, Township 50 North, Range 8 East.
   Zone: Rural
   Request: To divide 35.10 acres into 14 lots with the minimum being 2.003 acres. Water by wells, wastewater treatment by on-site wastewater systems.

   Manager Roorda reported that the Planning Commission continued this item to their March 28, 2017 meeting and recommended the Board hear this item during their second meeting in April.
c. **To consider changes to the Chaffee County Land Use Code:** Article 2, Table 2.2 400 square foot limit to private greenhouses; Article 1.3.3.B.1.a and 4.5.1.B Board of Adjustment; Article 7.3.2.D.1 Agricultural Subdivision Exemptions; Article 2, Table 2.1, footnote 2 and Article 15, Definitions; building height; Article 2.2.2.C, 2.2.4.C, Operational Characteristics of Recreational and Residential Zones.

Planning Manager Roorda gave the staff report on all of the Planning Commission’s recommended changes to the Land Use Code. Planner Christie Barton was also available to answer questions from the Board.

1. Article 2, Table 2.2 400 square foot limit to private greenhouses; Commissioner Felt moved to send this item back to the Planning Commission for clarification then continue this item to the Board’s April 11th meeting. Commissioner Baker seconded the motion. On the question, the motion carried 3 – 0.

2. Article 1.3.3.B.1.a and 4.5.1.B Board of Adjustment; Commissioner Baker moved to approve the changes that correct conflicts in the Code. Commissioner Felt seconded the motion. On the question, the motion carried 3 – 0.

3. Article 7.3.2.D.1 Agricultural Subdivision Exemptions; Commissioner Felt moved to approve the recommended changes in Article 7.3.2.D.1 Agricultural Subdivision Exemptions. Chairman Potts seconded the motion. On the question, the motion carried 3 – 0.

4. Article 2, Table 2.1, footnote 2 and Article 15, Definitions; building height; Commissioner Felt moved to accept the recommendation from the Planning Commission that defines the height of a structure. Commissioner Baker seconded the motion. On the question, the motion passed 3 – 0.

5. Article 2.2.2.C, 2.2.4.C, Operational Characteristics of Recreational and Residential Zones; Commissioner Baker moved to approve the recommended changes and for the County Attorney to prepare a resolution to be heard at the next meeting that contains all of the approved changes to the Land Use Code. Commissioner Felt seconded the motion. On the question, the motion carried 3 – 0.

**Agenda Item F**

**Public Hearing - Name of Subdivision:** Chipeta Meadows Minor Subdivision **Applicant:** MR 5500 LLC/Robert Daniel **Location:** 5500 County Road 210, located on the NW1/4, Section 18, Township 49 North, Range 8 East, NMPM, Salida **Zone:** Rural **Request:** To divide 35.04 acres into 2 lots with the minimum lot size being 2.25 acres. Water by wells, wastewater treatment by on-site wastewater systems. (Continued from the February 14, 2017 meeting)

Planning Manager Roorda gave the staff report.

Syd Schieren, Landmark Surveying, representing the applicant, gave testimony regarding plat notes that will address a reliable water source and fire suppression for Lot 2.

Karin Adams, broker representing the applicant, gave testimony regarding a conversation she had with the fire chief regarding cisterns vs. a payment of $6,000 in-lieu-of.
Commissioner Felt made a motion to approve the application and directed the County Attorney to prepare a resolution that includes the plat notes as discussed regarding a reliable water source and fire suppression. Commissioner Baker seconded the motion. On the question, the motion carried 3 – 0.

Agenda Item G
Consider a request for a Plat Amendment from Walt and Jayne Daub. Property is located at 12200 Saddle Ridge Ln, Lot 14, Saddle Ridge Ranch. (Continued from the March 7, 2017 meeting)

Commissioner Baker moved to approve the plat amendment. Commissioner Felt seconded the motion. On, the question, the motion carried 3 – 0.

Agenda Item H
Consider resolution of the Major Impact Review for a renewal of a Mining Permit for the Jessie Lee Pit.

County Attorney Davis reviewed the resolution.

Commissioner Felt moved to approve Resolution 2017-19 renewing a Mining Permit for the Jessie Lee Pit. Commissioner Baker seconded the motion. On the question, the motion passed 3 - 0.

Agenda Item I
Appoint members to the following boards:

➢ 2 members to the Salida Regional Planning Commission - This item will be sent back to the Planning Commission because the IGA requires three (3) members, not two (2).

➢ 1 member to the Transportation Advisory Board - Chairman Potts moved to approve the Planning and Zoning recommendation of one member, Tracy Vandaveer, to the Transportation Advisory Board. Commissioner Felt seconded the motion. On the question, the motion carried 3 - 0.

Road and Bridge Supervisor Stacy returned to the meeting and gave a recommendation to the Board regarding the bids for CRS2-P Emulsified Liquid Asphalt material. His recommendation was for the bid to be awarded to Sun Corp for $497.00 - $505.00/ton delivered.

Commissioner Baker made a motion to award the CRS2-P Emulsified Liquid Asphalt material bid to Sun Corp for $497.00 - $505.00/ton delivered. Commissioner Felt seconded the motion. On the question, the motion carried 3 - 0.

Agenda Item J
Public Hearing: Consider adopting Amended Regulations Governing Ambulance Services. The amendments adopt minimum response times and reflect changes set forth in the model state
regulations. Proposed changes to the existing regulations are available at the County Administrative Offices and on the County Website at www.Chaffeecounty.org.

Josh Hadley, Director of Chaffee County EMS gave the staff report.

The Board deliberated about identifying a time frame for evaluation of services and establishing performance standards for different types of non-emergency situations.

County Attorney Davis suggested adding a sentence that reads, “Non-emergency calls where a physician has ordered a different response time shall not be included in the 95% analysis.”

Commissioner Baker suggested language regarding establishing performance standards that reads, “…or within the time frame determined by the requesting physician” so that there is still that 95% performance standard on this type of situation.

Commissioner Baker moved that Resolution 2017-20 be adopted incorporating the amendments and including the amended language for paragraph J8. Commissioner Felt seconded the motion. On the question, the motion carried 3 – 0.

Consent Agenda:

❖ Report from the County Treasurer for the month of Jan. 2017
❖ County Treasurer Statement of Revenues and Disbursements 07.021.16 – 12.31.16
❖ Report from the County Veterans Service Officer for the month of February, 2017
❖ Pay Bills

Commissioner Felt moved to approve the Consent Agenda. Commissioner Baker seconded the motion. On the question, the motion carried 3 - 0.

Old Business:

❖ County Project Status Report

There be no further business before the Board, the meeting was adjourned at 11:40 a.m.

Attest:

Lori Mitchell, County Clerk