



**ARCHULETA COUNTY  
BOARD OF COUNTY COMMISSIONERS**

**CALL TO ORDER THE REGULAR MEETING OF THE BOARD OF COUNTY  
COMMISSIONERS OF JANUARY 2, 2018 AT 1:30 PM**

**PLEDGE OF ALLEGIANCE**

**MOMENT OF SILENCE**

**DISCLOSURES AND/OR CONFLICT OF INTEREST**

**APPROVAL OR ADJUSTMENTS TO AGENDA**

\* Executive Session - Specific Agenda Topic

**EXECUTIVE SESSION**

Pursuant C.R.S. 24-6-402(4): The Board reserves the right to meet in executive session for any purposes allowed and announced prior to voting to enter into executive session.

**PUBLIC COMMENTS FROM THE FLOOR\***

This is an opportunity during the session for the public to address the Commissioner. Please step up to the podium, **STATE YOUR NAME AND ADDRESS FOR THE RECORD** and keep your comments to 3 minutes (**the Board is not required to discuss your comment or make a decision regarding your comment, under this section**).

**BOARD OF ADJUSTMENT HEARING**

**A. Board Of Adjustment Public Hearing Of Ryanik Request For Height Variance In The PUD Zone, Lots 3 & 4, Block 13, Lake Pagosa Park**

Ryanik Holdings, LLC, of Palos Verdes Peninsula, CA, represented by Courtney King, has applied for the Ryanik Residences Height Variances, for Lots 3&4, Block 13, Lake Pagosa Park, at 28 & 34 N. Emissary Ct., Pagosa Springs, CO (PLN17-283). On June 20, 2017, the Board of Adjustment approved Variance from requirement 4, R-I-P Single Family Patio Residences, Planned Unit Development (PUD) zone, that "All buildings and structures shall be limited to a single story", for Lot 4. Applicant is now requesting amendment of that approval, to add Lot 3 and construct a new single family attached residence (patio home).

Presenter                      John Shepard, AICP  
Presenter's Title              Planning Manager

Documents:

[PLN17-283\\_RYANIK\\_RESIDENCES-BOA\\_20180102\\_STAFFREPORT.PDF](#)  
[A1-PLN17-282\\_283 AREAMAPS.PDF](#)  
[A2-REVIEW\\_COMMENTS.PDF](#)  
[A3-PLPOA\\_R-1-P.PDF](#)  
[A4-PLN17-282\\_283\\_RYANIK\\_SFA\\_SITEPLAN\\_VAR-NARRATIVE\\_20171117.PDF](#)

## LAND USE REGULATION HEARING

### A. **Continued Public Hearing Of Jordan Request For San Juan River Resort Subdivision Unit No. 2 Amendment 2017-01 Final Plat, A Re-Plat Of Lots 153X And 166 And Vacation Of Hidden Island Place ROW**

Joseph A. Jordan, represented by Stephen P. VanHorn, has applied for the San Juan River Resort Subdivision Unit No. 2 Amendment 2017-01 final plat, a re-plat of Lot 153X and Lot 166 at 131 Hidden Island Pl., and vacation of Hidden Island Place right-of-way, creating Lot 153XZ (case file PLN17-233). The property is zoned Residential (R). Applicant, the San Juan River Village Metropolitan District, and the San Juan River Resort Property Owners Association have all agreed that the entire vacated right-of-way will become part of Lot 153XZ. At their meeting on October 26, 2017, the Planning Commission recommended approval (4-0). This item was opened at the Board of County Commissioners meeting on November 21, 2017, and continued to December 19th, when the Public Hearing was closed and consideration continued to this date.

Presenter                      John Shepard, AICP

Presenter's Title              Planning Manager

#### Documents:

[PLN17-233\\_SJRR2\\_AMEND\\_2017-01 BOCC-20180102\\_STAFFREPORT.PDF](#)

[A1-PLN17-233\\_AREAMAPS.PDF](#)

[A2-PLN17-233\\_REVIEW\\_COMMENTS.PDF](#)

[A3-PLN17-233\\_APPLICANT\\_NARRATIVE\(SKETCH\\_AND\\_FINAL\).PDF](#)

[A3X-PLN17-233\\_SJRR2\\_AMEND\\_2017-OWNERSHIP\\_ENCUMBRANCES\\_UPDATE\\_20171220.PDF](#)

[A4-PLN17-233\\_SJRR2\\_AMEND\\_2017-FINALPLAT\\_20171109.PDF](#)

## CONSENT AGENDA

### A. **PAYROLL, PAYABLE WARRANTS AND PURCHASE CARDS**

**December 20, 2017 - January 2, 2018**

### B. **REGULAR MEETING MINUTES**

### C. **Consideration And Approval Of A Liquor License Renewal For A Bed And Breakfast Permit For Valerie Ann Green DBA Canyon Crest Lodge**

This is a renewal of a Bed and Breakfast Permit for Valerie Ann Green DBA Canyon Crest Lodge located ant 580 Yeoman Drive Pagosa Springs, Colorado. This renewal includes no changes. The application is complete and the proper fees have been collected. The Sheriff's Office has completed their background check and the Building Department has inspected the premises for changes.

Responsible Staff: Flora Goheen, Administrative Assistant

#### Documents:

[CANYON CREST LODGE RENEWAL.PDF](#)

### D. **Authorization To Represent A Former Commissioner**

The Ballot Initiative Plaintiffs have appealed the Trial Courts Judgment in our favor. Former Commissioner Clifford Lucero continues to be named as a Defendant/

Appellee and we are asking the BoCC to confirm their authorization to the County Attorney to represent Mr. Lucero's interest and to also discuss on the record the potential for conflict of interest and have the board waive any conflict.

Presenter                    Todd M. Starr  
Presenter's Title         County Attorney

**E. Consideration Of Letter Of Support For The Early Care And Education Work Group**

Provided is a letter of support for the Early Care and Education Work Group (ECEWG) to acquire 501(c)(3) non-profit status through the Archuleta County Education Center (ACEC).

Recent discussions have been held between the ACEC Board of Directors and the ECEWG regarding the blending of the two groups and that both approve of the merger. It is our understanding that the ACEC will continue its mission to offer educational programs to residents of Archuleta County and will now expand its offerings to include early childhood care and education.

Presenter                    Bentley Henderson  
Presenter's Title         County Administrator

Documents:

[LETTER OF SUPPORT ECEWG.PDF](#)

**F. Consideration Of Resolution 2018 - \_\_\_\_\_ To Consolidate 2 Lots Into 1 San Juan River Resort Unit No. 2 Owned By William S. Woods And Louise W. Sumner Woods**

This request is to consider the Resolution authorizing the consolidation of Lots 123 and 124 San Juan River Resort Unit No. 2, to become Lot 123X owned William S. Woods and Louise W. Sumner Woods

Documents:

[RESOLUTION - WOODS LOT CONSOLIDATION.PDF](#)  
[WOODS OANDE.PDF](#)

**G. Consideration Of Resolution 2018 - \_\_\_\_\_ To Consolidate 2 Lots Into 1 Martinez Mountain Estates Unit No. 2 Owned By Randy S. Green And Jeanette L. Green**

This request is to consider the Resolution authorizing the consolidation of Lots 3 and 20 Martinez Mountain Estates Unit No. 2, to become Lot 20X owned Randy S. Green and Jeanette L. Green

Documents:

[RESOLUTION - GREEN LOT CONSOLIDATION .PDF](#)  
[GREEN MG.PDF](#)

**H. Ratification Of Signature For Pictometry Aerial Analytic And GIS Contract**

The enclosed contract is for the acquisition of the Pictometry aerial and analytics geographic information system as approved in the 2018 budget. The contract is before the Board prior to the start of the new budget year as the County stands to save over \$12,000.00 by executing

the contract in 2017. There is no fiscal note that accrues to 2017.

Documents:

[PICTOMETRY.PDF](#)

**I. Acceptance Of Housing Needs Study And Creation Of A Housing Advisory Committee**

At the Joint BoCC/Town Council meeting of 12-19-2017, it was agreed that each respective elected body would take action on some staff presented suggestions relative to the Housing Needs Assessment, and the creation of a work group to work towards the development of a cohesive affordable housing approach. Action requested, memorializes those discussions.

Presenter Bentley Henderson  
Presenter's Title County Administrator

Documents:

[BOCC MEMO RE AFFORDABLE HOUSING.PDF](#)

**NEW BUSINESS**

**A. Consideration Of Lucero Request For Road Access Variance For 19 Heron Court**

A request for a variance from road and bridge standards in regards to road access location is being requested. Typically property access is granted on the lower classified road. Heron Court is an undeveloped road. 19 Heron Court has direct access to the higher classified, constructed road Hills Circle. The variance requests that 19 Heron Court be allowed driveway access to Hills Circle and also be allowed 43 feet from edge of driveway in lieu of the 50 foot standard. Staff approves this variance with the condition that once Heron Court is developed that 19 Heron Court relocate their driveway access to Heron Court.

Presenter Susan Goebel-Canning  
Presenter's Title Public Works Director

Documents:

[20171220131327.PDF](#)

**B. Consideration And Approval For Engineering Services On Piedra Road Phase 3**

This agreement is between Archuleta County and Bohannon Huston, Inc. has been drafted in order to facilitate and complete phase III on Piedra Rd (1,000 feet south of Laurel Drive to Ace Court). The work associated with this proposal includes finalizing the design of Piedra Road beginning 1000 feet south of Laurel Drive and extending south approximately 2 miles to Ace Court. The scope of services and associated fee breakdown is attached for your review.

The proposed fees associated with this agreement shall not exceed Ninety-four Thousand four Hundred Seventy-two dollars and Eighty-five Cents (\$94,472.85), except as provided for in this agreement.

Responsible Staff: Bob Perry, County Engineer

Presenter Bentley Henderson

Presenter's Title County Administrator

Documents:

[ESA - 6001 2018 ENGINEERING SERVICES - PIEDRA ROAD PHASE 3 DESIGN - BOHANNAN HUSTON.PDF](#)  
[BOCC AGENDA PROPOSAL FOR JAN 2ND 2018.PDF](#)

**C. Consideration Of Resolution 2018 - \_\_\_\_ Establishing A Location For The Posting Of Official County Notices, Setting Meeting Dates For The Calendar Year 2018 And Establishing Days And Office Hours For County Offices To Transact County Business For Fiscal Calendar Year 2018**

Pursuant to Colorado Revised Statute §24-6-402, the Board of County Commissioners, at their first regular meeting of the calendar year, shall designate a public postings place(s) for notice of agendas. The posting place designated will be located outside the building located at 398 Lewis Street, Pagosa Springs, Colorado. The document board is located on the outside, front wall of the building.

Pursuant to Colorado Revised Statute §30-10-109, the Board of County Commissioners are required to establish the days and office hours for County offices to be kept open for the transaction of County business. Except for legal holidays, all County offices located in Archuleta County, except for the County Administration offices, shall be open during the hours of 8:00 a.m. through 4:00 p.m., Monday through Friday. County Administration offices shall be open during the hours of 8:00 a.m. through 5:00 p.m., Monday through Friday.

Pursuant to Colorado Revised Statutes §30-10-303 at the first meeting of the year, the Board of County Commissioners sets the dates and times for Board of County Commissioner Meetings. The meeting dates and times will be the first and third Tuesdays of each month with the meeting starting at 1:30 p.m. These meetings will be held in the Commissioners' Meeting Room located at 398 Lewis Street, Pagosa Springs, Colorado unless otherwise posted.

Presenter Bentley Henderson  
Presenter's Title County Administrator

Documents:

[RESOLUTION ESTABLISHING MEETING DATES AND OFFICIAL NOTICES.PDF](#)

**D. Consideration Of The Appointment Of A Budget Officer Pursuant To C.R.S. § 27-1-104 For Fiscal Year 2018**

Pursuant to C.R.S. § 27-1-104, the governing body of each local government shall designate or appoint a person to prepare the annual budget for submittal to that

governing body. The County Administrator has historically been designated as the Budget Officer for Archuleta County.

Presenter Bentley Henderson  
Presenter's Title County Administrator

#### **E. Consideration Of Designating Boards And Committee Appointments For 2018**

The Board of County Commissioners have appointments on various Boards and Committees for local and regional organizations. They may appoint other members of the community or staff in their place.

Presenter Bentley Henderson  
Presenter's Title County Administrator

Documents:

[ARCHULETA COUNTY COMMISSIONERS BOARDS AND COMMITTEES.PDF](#)

#### **F. Consideration Of The Reorganization Of The Board Of County Commissioners Pursuant To C.R.S. § 30-10-307**

Pursuant to C.R.S. § 30-10-307, the Board is required to reorganize and choose one member as the Chairman. In the case of the Chairperson's absent, the Board shall also choose a member as the Vice-Chair.

Presenter Bentley Henderson  
Presenter's Title County Administrator

#### **G. County Facilities Discussion**

The Board of County Commissioners will discuss recent developments relative to the space needs of the Archuleta County Sheriff, and possibly the Judiciary.

#### **PUBLIC COMMENTS FROM THE FLOOR**

This is an opportunity during the session for the public to address the Commissioners on a subject not covered on the agenda. Please step up to the podium, **STATE YOUR NAME AND ADDRESS FOR THE RECORD** and keep your comments to 3 minutes (**the Board is not required to discuss your comment or make a decision regarding your comment, under this section**).

#### **MEDIA QUESTIONS**

#### **COMMISSIONER COMMENTS**

#### **EXECUTIVE SESSION**

Section §24-6-402(4)(b): Conference with legal counsel for the purposes of receiving legal advice regarding Courthouse.

Section §24-6-402(4)(f): Determining positions relating to matters that may be subject to negotiations; developing strategy for negotiations; and instructing negotiators.

Presenter Todd M. Starr  
Presenter's Title County Attorney

#### **ADJOURNMENT OF THE REGULAR BOCC MEETING**

All meetings to be held in the Archuleta County Administration Offices  
398 Lewis Street, unless otherwise stated.  
All Regular and Special BoCC Meetings are recorded.