



**ARCHULETA COUNTY  
BOARD OF COUNTY COMMISSIONERS**

**CALL TO ORDER THE REGULAR MEETING OF THE BOARD OF COUNTY  
COMMISSIONERS OF SEPTEMBER 18, 2018 AT 1:30 P.M.**

**PLEDGE OF ALLEGIANCE**

**MOMENT OF SILENCE**

**DISCLOSURES AND/OR CONFLICT OF INTEREST**

**APPROVAL OR ADJUSTMENTS TO AGENDA**

\* Executive Session - Specific Agenda Topic

**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**).

**REPORTS**

**A. Pagosa Area Water And Sanitation District Annual Report 2017**

Presenter                      Justin Ramsey  
Presenter's Title              District Manager

Documents:

[RPT\\_2017 ANNUAL REPORT\\_2018-08-17\\_P\\_.PDF](#)

**LIQUOR BOARD**

**A. Special Events Permit For The Pagosa Mountain Morning Rotary Club**

This is an application for a Special Events Permit for the Pagosa Mountain Morning Rotary Club to sell malt, vinous, spirituous liquor at 230 Port Avenue for the Pagosa Fire Protection District's annual retirement dinner on September 21, 2018. The Sheriff has been notified of this event. The proper fees were collected and the premises was posted for the required ten (10) days prior to today's hearing.

Presenter                      Flora Goheen  
Presenter's Title              Administrative Assistant

Documents:

**B. Special Events Permit For The Archuleta County Democratic Party Central Committee**

This is an application for a Special Events Permit for the Archuleta County Democratic Party Central Committee to sell malt, vinous, spirituous liquor at 344 Hwy 84 for a fundraiser on September 28, 2018. The Sheriff has been notified of this event. The proper fees were collected and the premises was posted for the required ten (10) days prior to today's hearing.

Presenter                      Flora Goheen  
Presenter's Title              Administrative Assistant

Documents:

[AC DEMO PARTY SPECIAL EVENT - CHILI DINNER.PDF](#)

**PUBLIC HEARING**

**A. Public Hearing For Second Reading And Final Approval Of Ordinance No. 19-2018 Establishing Off-Highway Vehicle Routes And Regulating The Operation Of Off-Highway Vehicles In Unincorporated Areas Of Archuleta County**

Provided for consideration and approval is Ordinance No. 19-2018 which establishes off-highway vehicle routes and regulates the operation of off-highway vehicles in unincorporated areas of Archuleta County. The Ordinance was introduced and read at a regular meeting of the Board of County Commissioners on July 17, 2018 and was published in full in its original form on July 26, 2018. The Ordinance was revised since the First Reading to remove certain proposed routes and correct minor formatting errors and is now being submitted for its Second Reading and approval.

Presenter                      Todd Starr  
Presenter's Title              County Attorney

Documents:

[ORD 19-2018 OHV ROUTES.PDF](#)  
[OHV MAP.PDF](#)

**BOARD OF ADJUSTMENT HEARING**

**A. Board Of Adjustment Consideration Of Request To Withdraw BP Production Company's Application For Variance**

BP Production Company, through their advisor Carolynne C. White LEED AP, of Brownstein Hyatt Faber Shreck, LLP, have made a request to withdraw BP Production Company's Application for the BP Ross 2 Paving Variance, for an approx. 89 acre parcel in pt. NE¼ and SE¼, S13, T32N R6W, NMPM, at 762 County Rd 975, Arboles, CO (PLN18-120).

Presenter                      John Shepard, AICP  
Presenter's Title              Planning Manager

**B. Board Of Adjustment Open And Continue Public Hearing Of Griffin Lakeside Variance, Lot 2 Block 17 Lake Pagosa Park**

Johnny W. Griffin has applied for a Variance from a 50' lakeside setback, to permit a deck built approximately 20' from Lake Pagosa and 14' from the rear lot line in the Planned Unit Development (PUD) zone, on Lot 2, Block 17, Lake Pagosa Park, located at 28 Sierra Ct.,

Pagosa Springs, CO (PLN18-136). Staff is requesting the Board of Adjustment open and continue the advertised public hearing to the Board's regular meeting on Tuesday, October 16, 2018.

Presenter                      John Shepard, AICP  
Presenter's Title              Planning Manager

## **LAND USE REGULATION HEARING**

Old Business

### **A. Continued Consideration Of Resolution 2018-X Denying The BP Cox 3 Well Pad Special Exception Major Oil & Gas Permit**

Request to continue consideration of this item from August 21, 2018, to the Board meeting on October 16, 2018 (PLN18-094). Major Oil & Gas Permit denied at public hearing August 7, 2018.

Presenter                      John Shepard, AICP  
Presenter's Title              Planning Manager

## **LAND USE REGULATION HEARING**

New Business

### **A. Consideration To Open And Continue Request Of Approval Of Lake Pagosa Park Amendment 2018-01 MLLA Final Plat**

Johnny W. Griffin has applied for final plat approval of the Lake Pagosa Park Amendment 2018-01 Minor Lot Line Adjustment (MLLA), a replat of Lots 1 & 2, Block 17, creating Lots 1Z and 2Z (PLN18-134). A Variance by the Board of Adjustment is necessary prior to consideration of this item (PLN18-136). Staff is requesting to open and continue consideration of this item to the Board's regular meeting Tuesday 10/16/18.

Presenter                      John Shepard, AICP  
Presenter's Title              Planning Manager

## **CONSENT AGENDA**

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

**September 5, 2018 - September 18, 2018**

### **B. Regular Meeting Minutes 08-21-18**

Draft of the Regular Meeting minutes of August 21, 2018 for approval.

Presenter                      Consent  
Presenter's Title              Consent

Documents:

[08-21-18R.PDF](#)

### **C. Special Meeting Minutes Of 08-31-2018**

Draft of the Special Meeting of August 31, 2018 for approval.

Presentor                      Consent  
Presentor's Title              Consent

Documents:

[08-31-18S.PDF](#)

**D. Regular Meeting Minutes Of 09-04-18**

Draft of the Regular Meeting minutes of Sept 4, 2018 for approval.

Presentor                      Consent  
Presentor's Title              Consent

Documents:

[09-04-18R.PDF](#)

**E. Special Meeting Minutes Of 09-05-18**

Draft of the Special Meeting minutes of September 5, 2018 for approval.

Presentor                      Consent  
Presentor's Title              Consent

Documents:

[09-05-18S.PDF](#)

**F. Consideration Of Resolution 2018- \_\_\_\_ A Reversal Of Consolidation 1 Lot Into 2 Martinez Mountain Estates Owned By DC Equities LLC, An Arizona Limited Liability Company**

This request is to consider the Resolution authorizing the reversal of the consolidation of Lot 78X Martinez Mountain Estates, to become Lots 78XA and 79A owned by DC Equities LLC, an Arizona Limited Liability Company

Presentor                      Consent  
Presentor's Title              Consent

Documents:

[RESOLUTION 2018- - MARTINEZ MOUNTAIN ESTATES LC.PDF](#)  
[DC EQUITIES LLC TITLE WORK.PDF](#)

**G. Consideration Of Resolution 2018- \_\_\_\_ To Consolidate 2 Lots Into 1 Lake Pagosa Park Block 5 Owned By Property Trends Inc.**

This request is to consider the Resolution authorizing the consolidation of Lots 17 and 18 Lake Pagosa Park Block 5, to become Lot 17X owned by Property Trends Inc.

Presentor                      Consent  
Presentor's Title              Consent

Documents:

[RESOLUTION 2018- - PROPERTY TRENDS LC.PDF](#)  
[PROPERTY TRENDS 40 GALA TITLE WORK.PDF](#)

**H. Letter Of Support For Community Connections, Inc.**

This is a Letter of Support for Community Connections, Inc.'s application for a designation to become a Southwest Enterprise Zone Contribution Project.

Documents:

[COMMUNITY CONNECTIONS LOS.PDF](#)

**I. Ratification Of The PAGWAPA Termination Agreement**

To discontinue the Pagosa Area Geothermal Water and Power Authority, it was determined both the Town and County needed to execute a Termination Agreement. The termination was intended to occur by the PAGWAPA Board last year. The Termination Agreement has been signed by the Town and has also been signed by the Chair of the BoCC. The full Board is asked to ratify the signature of the Chair.

Presenter	Greg Schulte
Presenter's Title	Interim County Administrator

Documents:

[PAGWAPA TERMINATION AGREEMENT.PDF](#)

**NEW BUSINESS**

**A. Consideration And Approval For A Variance From The Road & Bridge Standards For Ericka Bailey, 32 Woodland Drive**

This is a request for a Variance to the County Road & Bridge Design Standards Section 27.1.7.3.K which states "Where a lot has two different County roads to provide driveway access, access or accesses shall be allowed to one roadway and always onto the road with the lowest functional classification."

Ericka Bailey, 32 Woodland Dr., Pagosa Springs CO, would like to add access to the rear of a large consolidated lot. The second access would be on Granada Dr., which is where the lot was originally platted to access the County Road. Access to the rear lot from the front of the existing house is restricted due to set backs, trees and terrain. The lower traffic count on Granada vs Woodland Dr. should be considered.

Presenter	Robert Perry
Presenter's Title	Public Works

Documents:

[20180910150927.PDF](#)

**B. Consideration And Approval Of A Property Use Agreement Between Archuleta County And The Pagosa Nordic Club**

The Pagosa Nordic Club desires to execute an agreement with Archuleta County for access and use of Cloman Park for the purpose of grooming trails and for cross country skiing. The Agreement is for the period of October 15, 2018 through April 15, 2019.

Presenter Greg Schulte  
Presenter's Title Interim County Administrator

Documents:

[PAGOSA NORDIC REQUEST LETTER 9-13-18.PDF](#)  
[PAGOSA NORDIC PROPERTY USE AGREEMENT.PDF](#)

### **C. Consideration Of Acceptance Of County Administrator Employment Agreement**

After conducting the recruitment process, the County Commissioners decided to offer the position of County Administrator to Peter Jankowski and designated Chairman Wadley to serve as the negotiator. The attached Employment Agreement is recommended for approval.

Presenter Greg Schulte  
Presenter's Title Interim County Administrator

Documents:

[COUNTY ADMINISTRATOR EMPLOYMENT CONTRACT - PETER JANKOWSKI V3 \(9-12-18\).PDF](#)

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

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### **COMMISSIONER COMMENTS**

### **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.