



**ARCHULETA COUNTY  
BOARD OF COUNTY COMMISSIONERS**

Meetings are conducted in person at the Administration Building located at 398 Lewis Street. Whenever possible, meetings will be broadcast online via Zoom, which can be accessed from a computer or phone with internet access. The County does not and cannot guarantee internet service or online broadcasting. Remote attendance is at the risk of the attendee as public meetings will continue in person regardless of the County's broadcast capability. View the Zoom Meeting

at <https://zoom.us/j/91609048375?pwd=dIFFV0J1cGVKa1NHWHFsa2taeGxtZz09> - Meeting ID 916 0904 8375 - Passcode 4141885

**CALL TO ORDER THE REGULAR MEETING OF THE BOARD OF COUNTY COMMISSIONERS OF JULY 5, 2022 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

**EXECUTIVE SESSION**

Pursuant to 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 Commissioners. Please complete the Public Comment Request Form and submit to an Administrative Staff member prior to the beginning of the meeting. Please keep your comments to three (3) minutes. The Board is not required to discuss or reply to your comment.

Documents:

[PUBLIC COMMENT REQUEST FORM.PDF](#)

**LAND USE REGULATION HEARING**

**A. Public Hearing To Review And Approve The Masterson Minor Subdivision Amendment 2022-01 Final Plat (PLN22-036)**

Don Masterson has applied for Approval of (PLN22-036) the Masterson Minor Subdivision Amendment 2022-01 Final Plat, Being a Replat of Tract 1, Creating Tract 1AZ and Tract 1BZ. The Applicant wishes to further subdivide one tract in the subdivision to create a ten (10) acre tract for

the purposes of sale and a tract of approximately 6.68 acres for his own residence.

Presentor Pamela Flowers  
Presentor's Title Development Director

Documents:

[22-036, MASTERSON MINOR SUBDIVISION AMENDMENT 2022-01, BOCC STAFF REPORT, 220629.PDF](#)

## LOCAL LICENSING AUTHORITY

### A. Consideration And Approval Of A Retail Marijuana-Infused Product Manufacturer License Renewal For San Juan Strains, Inc.

This is a renewal of a Retail Marijuana-Infused Product Manufacturer license for San Juan Strains, Inc., located at 95 Industrial Circle in Pagosa Springs, Colorado. This renewal includes no changes. The application is complete and the proper fees have been paid. The Fire Protection District, Sheriff's Office and the County Building Department have completed their inspections and found no issues. The financial impact to the County is the fees paid per the County Fee Schedule and staff recommends approval of this marijuana license renewal.

Presentor Mary Helminski  
Presentor's Title Executive Assistant/Paralegal

Documents:

[SAN JUAN STRAINS.PDF](#)

## CONSENT AGENDA

### A. PAYABLE WARRANTS AND PURCHASE CARDS

June 22, 2022 - July 5, 2022

### B. REGULAR MEETING MINUTES

Regular Meeting Minutes 06/21/2022

Draft of the Regular Meeting Minutes from June 21, 2022 for approval.

Documents:

[06-21-2022R.PDF](#)

### C. Consideration Of Resolution 2022-\_\_\_\_\_ To Consolidate 2 Lots Into 1 Lot In Rio Blanco "A", Owned By Darrel And Leslie Davis.

This request is to consider a Resolution authorizing the consolidation of Lots 13 and 14, in Block 2 of Rio Blanco Subdivision "A" Amended, to become Lot 13X, owned by Darrel and Leslie Davis. This consolidation has been reviewed and is recommended for approval by the Development Services Director. The impact to the County budget includes fees paid per the County Fee Schedule, generally balanced by reduction in property taxes. Responsible Staff Member: Brandon Wolff, Planner.

Documents:

[DAVIS RESOLUTION 2022 CORRECTED.PDF](#)

**D. Consideration Of Resolution 2022-\_\_\_\_\_ To Consolidate 2 Lots Into 1 Lot In Piedra Park Subdivision No. 2A, Owned By Jared And Josephine Thompson**

This request is to consider a Resolution authorizing the consolidation of Tracts 1 and 2, in Tract 3 of Piedra Park Subdivision No. 2A, to become Tract 1X, owned by Jared and Josephine Thompson. This consolidation has been reviewed and is recommended for approval by the Development Services Director. The impact to the County budget includes fees paid per the County Fee Schedule, generally balanced by reduction in property taxes. Responsible Staff Member: Brandon Wolff, Planner.

Documents:

[THOMPSON TRACTS 1 AND 2 RESOLUTION.PDF](#)

**E. Consideration Of Resolution 2022-\_\_\_\_\_ To Consolidate 2 Lots Into 1 Lot In Piedra Park Subdivision No. 2A, Owned By Jared And Josephine Thompson**

This request is to consider a Resolution authorizing the consolidation of Tracts III and IV, in Piedra Park Subdivision No. 2A, to become Tract 4X, owned by Jared and Josephine Thompson. This consolidation has been reviewed and is recommended for approval by the Development Services Director. The impact to the County budget includes fees paid per the County Fee Schedule, generally balanced by reduction in property taxes. Responsible Staff Member: Brandon Wolff, Planner.

Documents:

[THOMPSON TRACTS 3 AND 4 RESOLUTION.PDF](#)

**F. Consideration Of Resolution 2022-\_\_\_\_\_ To Consolidate 2 Lots Into 1 Lot In Aspen Springs Subdivision No. 4, Owned By Michael And Linda Hanlon**

This request is to consider a Resolution authorizing the consolidation of Lots 6 and 12, in Block 7 of Aspen Springs Subdivision No. 4, to become Lot 6X, owned by Michael and Linda Hanlon. This consolidation has been reviewed and is recommended for approval by the Development Services Director. The impact to the County budget includes fees paid per the County Fee Schedule, generally balanced by reduction in property taxes. Responsible Staff Member: Brandon Wolff, Planner.

Documents:

[HANLON RESOLUTION.PDF](#)

**G. Consideration Of Resolution 2022-\_\_\_\_\_ To Consolidate 2 Lots Into 1 Lot In Pagosa Meadows Unit 4, Owned By The Donna Lark Beaugureau Family Trust**

This request is to consider a Resolution authorizing the consolidation of Lots 153, 154, and 155, in Pagosa Meadows Unit 4, to become Lot 153X, owned by The Donna Lark Beaugureau Family Trust. This consolidation has been reviewed and is recommended for approval by the Development Services Director. The impact to the County budget includes fees paid per the County Fee Schedule, generally balanced by reduction in property taxes. Responsible Staff Member: Brandon Wolff, Planner.

Documents:

[BEAUGUREAU RESOLUTION.PDF](#)

**H. Consideration Of Resolution 2022-\_\_\_\_\_ To Consolidate 2 Lots Into 1 Lot In Pagosa Highlands Estates, Owned By Tammara McLaughlin And Teresa Turner**

This request is to consider a Resolution authorizing the consolidation of Lots 696 and 697, in Pagosa Highlands Estates, to become Lot 696X, owned by Tammara L. McLaughlin and Teresa M. Turner. This consolidation has been reviewed and is recommended for approval by the Development Services Director. The impact to the County budget includes fees paid per the County Fee Schedule, generally

balanced by reduction in property taxes. Responsible Staff Member: Brandon Wolff, Planner.

Documents:

[TURNER MCLAUGHLIN RESOLUTION.PDF](#)

**I. Consideration Of Resolution 2022-\_\_\_\_\_ To Consolidate 2 Lots Into 1 Lot In Pagosa Highlands Estates, Owned By HobbsCo LLC**

This request is to consider a Resolution authorizing the consolidation of Lots 691X and 689, in Pagosa Highlands Estates, to become Lot 691XX, owned by HOBBS CO LLC. This consolidation has been reviewed and is recommended for approval by the Development Services Director. The impact to the County budget includes fees paid per the County Fee Schedule, generally balanced by reduction in property taxes. Responsible Staff Member: Brandon Wolff, Planner.

Documents:

[HOBBS CO RESOLUTION.PDF](#)

**J. Consideration Of Resolution 2022-\_\_\_\_\_ Assigning Names To Multiple Roadways In A Section Of Archuleta County**

This request is to consider a Resolution authorizing the assignment of names to certain platted roadways within a rural section of Archuleta County. These roadway names have been reviewed and are recommended for approval by the Development Services Director. The impact to the County budget includes fees paid per the County Fee Schedule. Responsible Staff Member: Brandon Wolff, Planner.

Documents:

[RESOLUTION FOR ROAD NAME CHANGES.PDF](#)

**K. Consideration And Approval Of An Assignment Of Hangar Ground Lease**

This assignment for Hangar A-4 is a change of name from Mark A. Nielsen to the Mark Andrew Nielsen Living Trust.

Documents:

[HANGAR A4 ASSIGNMENT OF GROUND LEASE.PDF](#)

**L. Consideration And Approval Of A Public Contract For Services With Archuleta School District 50JT For CMP Services**

This Public Contract for Services with Archuleta School District 50JT relates to the Collaborative Management Program. Staff recommends approval of this contract. Responsible Staff: Isabel Vita, Director of Human Services.

Documents:

[PUBLIC CONTRACT FOR SERVICES - SCHOOL DISTRICT 50JT FOR CMP.PDF](#)

**M. Consideration Of Resolution 2022-\_\_\_\_\_ To Adopt The Archuleta County Emergency Operations Plan**

The Colorado Division of Homeland Security and Emergency Management requires the County to update their Emergency Operations Plan every two years.

Documents:

**N. Consideration And Approval Of Amendment Of Allocation Of Secure Rural School Funding To Public Schools**

At their June 7, 2022 regular meeting, the Board of County Commissioners approved the distribution of 100% of the Secure Rural Schools Funding to the public schools serving Archuleta County, in an amount of \$302,072.42. The County Treasurer has not yet distributed those funds, and there is now an additional \$3,000.00 available for distribution. The Finance Director is requesting the additional \$3,000.00 be distributed to the public schools serving Archuleta County for a total distribution of the Secure Rural Schools Funding of \$305,072.42. Staff recommends approval of this amended allocation amount.

**OLD BUSINESS**

**A. Consideration And Approval Of A Third Amendment To Purchase And Sale Agreement For The Hughes-Pavilion Arena**

This Amendment to Section 6.1 of the Purchase and Sale Agreement dated January 21, 2020 between the Board of County Commissioners and the Western Heritage Event Center revises the time and date of closing to be no later than July 22, 2022.

Presenter                      Todd Weaver  
Presenter's Title              County Attorney

Documents:

[THIRD AMENDMENT TO PURCHASE AND SALE AGREEMENT - WHEC.PDF](#)

**B. Consideration And Acceptance Of CDOT/FTA Grant Awards For Two Bus Expansions To The MET Fleet**

In 2019, the MET applied for, and received a dual grant for both the bus facility and a new bus for the fleet. In 2021, the MET applied for, and received a second bus grant to replace the 2004 fleet back-up bus. The cost of both buses were determined using the CDOT's Price Agreement, which allows for a set cost of the fabrication and delivery of the bus. The first bus is an award for \$109,040 with a match of \$16,356. The second is an award of \$152,605 with a match of \$30,521. Both buses have been approved in the 2022 budget.

Presenter                      Laura Vanoni  
Presenter's Title              Transportation Coordinator

Documents:

[PRICE AGREEMENT BUS 1.PDF](#)  
[PRICE AGREEMENT BUS 2.PDF](#)

**C. Consideration Of Resolution 2022- \_\_\_\_ Extending The Policy For Recreational Vehicle Temporary Use Permits**

In November 2021, the Board of County Commissioners ("BoCC") adopted Resolution 2021-89 which provided an interim policy for recreational vehicle temporary use permits. The term of the interim policy was until June 30, 2022, unless extended by the BoCC. Since the resolution was adopted, there have been no applications for such a permit, mainly because the Development Services Department did not have the staff to enforce unpermitted RV use. The department is now fully staffed and is able to process and enforce these permits.

Presenter Pamela Flowers  
Presenter's Title Development Director

Documents:

[RESOLUTION 2022-\\_\\_\\_ EXTENDING THE INTERIM POLICY FOR TEMPORARY RVS.PDF](#)

## **NEW BUSINESS**

### **A. Consideration And Selection Of Archuleta County's Employee Of The Month For July 2022**

The Employee of the Month program was created as a way to show county employee's how much they are appreciated. All county employees were invited to nominate a co-worker who provides service above and beyond the call of duty and/or exhibits core values that other employees observe and aspire to emulate. The nomination forms were shared with the BoCC and this agenda item is for the BoCC to select this month's Employee of the Month, who will be presented with a Certificate of Appreciation at the next scheduled work session.

Presenter Tina Woodman  
Presenter's Title Human Resources Director

### **B. Consideration And Approval Of A Letter Of Support For The Lower Dolores River National Conservation Area**

This letter to Senator Michael Bennet provides the Board's support of a proposal for a National Conservation Area along the lower Dolores River.

Presenter Todd Weaver  
Presenter's Title County Attorney

Documents:

[LETTER TO MICHAEL BENNET FOR LOWER DOLORES RIVER NCA LEGISLATION.PDF](#)

### **C. Consideration And Approval Of An Agreement With Reynolds Ash + Associates For Transit Facility Architectural And Engineering Services**

The Board of County Commissioners approved a proposal from Reynolds Ash + Associates at their regular meeting on June 7, 2022 for architectural/engineering services for a new bus terminal facility at Harman Park. This Agreement provides the terms and conditions for those services.

Presenter Laura Vanoni  
Presenter's Title Transportation Coordinator

Documents:

[TRANSIT CENTER RAA.PDF](#)

### **D. Consideration And Approval Of A Land Lease Agreement With Wings Early Childhood Center**

This agreement provides the terms and conditions of a land lease between the Board of County Commissioners and Wings Early Childhood Center for an area for playground equipment and additional parking spaces.

Presenter                    Todd Weaver  
Presenter's Title         County Attorney

Documents:

[LAND LEASE AGREEMENT - WINGS.PDF](#)

### **EXECUTIVE SESSION**

Pursuant to 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.

### **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.