

MEETING MINUTES
GRAND COUNTY BOARD OF COUNTY COMMISSIONERS
GRAND COUNTY DEPARTMENT OF SOCIAL SERVICES
GRAND COUNTY BOARD OF HEALTH
GRAND COUNTY HOUSING AUTHORITY

April 19, 2022

Present: Commissioner Richard D. Cimino, Commissioner District 1
Commissioner Merrit S. Linke, Commissioner District 2
Commissioner Kristen Manguso, Commissioner District 3

Also Present: County Clerk and Recorder Sara L. Rosene
County Manager Ed Moyer
Assistant County Manager Micah Benson
County Attorney Maxine LaBarre-Krostue

Those present recited the Pledge of Allegiance.

Commissioner Linke moved to approve the Minutes of the Regular meeting of the Grand County Board of Commissioners of March 15, 2022.

The motion passed unanimously.

Commissioner Linke moved to approve the Minutes of the Regular meeting of the Grand County Board of Commissioners of March 22, 2022.

The motion passed unanimously.

Commissioner Linke moved to approve the Minutes of the Regular meeting of the Grand County Board of Commissioners of April 5, 2022.

The motion passed unanimously.

General Public Comments

Grant Geisendorfer requested time on the Board agenda to discuss a tax on water use.

Finance

Finance Director Curtis Lange presented the Warrant Register and Expenditure List to be paid on April 20, 2022, for vendor payments. The list for this period was verified for the Board's approval.

Commissioner Cimino moved to approve the checks presented on April 19, 2022, for payment on April 20, 2022, for the Grand County Housing Authority.

The motion passed unanimously.

Commissioner Cimino moved to approve the vouchers presented on April 19, 2022, for payment on April 20, 2022, for the Grand County Department of Human Services.

The motion passed unanimously.

Commissioner Linke moved to approve wire payment, vouchers, and interfund transfers presented on April 19, 2022, for payment on April 20, 2022, for Grand County.

The motion passed unanimously.

Departmental Contracts, Comments, Issues

Clerk and Recorder Sara Rosene requested use of the lunch room in the County Administration Building for use as a Voter Service and Polling Center from the afternoon of June 17 through June 28, 2022. The Board has no objection to the use.

TO: Board of County Commissioners
FROM: Micah Benson, Assistant County Manager, and Katherine Morris, Water Quality Manager
RE: Drowsy Water Ranch Emergency Watershed Protection Change Orders 1 - 11
DATE: 4/19/2022

The Drowsy Water Ranch EWP project ran into a number of complications that have resulted in a series of change orders, which will increase the price of that contract significantly. In December, we presented change orders (COs) 1-7 which NRCS and the BOCC approved. Of those, COs 1-3 and 6 were completed. Over the winter, SGM revised the plans for Drowsy Water Ranch, resulting in the following additional changes. The costs of COs 4, 5, and 7 have been revised, with 2 decreasing in price, and one increasing, for a net increase of \$8,405.

Change Order #	Task	Cost	Revised Cost	Price change up / down
1	Waterline Relocation (85 LF)	\$13,201		
2	Waterline trench flow fill concrete (70 CY)	\$24,500		
3	Pre-cast grade control structure (15 LF)	\$151,600		
6	Embankment Fill (603 CY)	\$34,673		
	Total	\$223,973		
	Revised Change Orders			
4	Boulder channel (285 LF)	\$272,030	\$260,685	\$(11,345)
5	Truck Hauling (400 CY)	\$9,000	\$31,500	\$22,500
7	Dance Hall retaining wall (45 LF)	\$12,500	\$9,750	\$(2,750)
	Total	\$293,530	\$301,935	\$8,405

There are also 4 new COs numbered 8-11 pending approval by NRCS. If approved without modification, these new COs will total \$131,063. CO's are summarized below.

Change Order #	New Change Orders	Cost
8	Class 6 Road Base (645 TN)	\$17,738.00
9	Signage	\$4,600.00
10	Pedestrian Fencing	\$13,725.00
11	Erosion and Water Control ((160 LF)	\$95,000
	Total	\$131,063
	Original Contract Total	\$473,582
	Revised Contract Total	\$1,130,553
	Cumulative Increase	\$656,971

The original Damage Survey Report (DSR) estimate submitted to NRCS for the Drowsy Water Ranch project was slightly less than \$1.4M. There are funds to cover the additional change orders and increases in project costs within the current NRCS and CWCB funding.

The purpose of this memo is to inform you of the increased costs of this EWP project and to let you know that we will be working on contract amendments as necessary. You have previously authorized Assistant County Manager, Micah Benson, to sign on EWP contracts, therefore, we will not be bringing the amendments back to you for signature.

We will be presenting a more comprehensive update of the EWP projects and progress on May 10th. Northern Water will have representatives here to provide an update on Area A as well.

Thank you for your support of these critical projects.

Manager and Attorney Items

CDOT will be working on Berthoud Pass this summer to repair potholes.

Mr. Moyer met with regard to alignment of the arena road as opposed to County Road 731 as an alternative. Mr. Moyer stated that the alternative was ruled out.

Consent Agenda

Resolution No. 2022-4-3, "APPROVAL OF THE INTERGOVERNMENTAL AGREEMENT ESTABLISHING THE FRASER RIVER VALLEY HOUSING PARTNERSHIP"

Resolution No. 2022-4-4, "APPROVING A RETAIL MARIJUANA CULTIVATION FACILITY LICENSE TO GREAT DIVIDE LETTUCE COLONY, INC. LOCATED AT 1851 COUNTY RD 60, UNIT C, GRANBY WITH CONDITIONS"

Commissioner Cimino moved to approve the Consent Agenda.
 The motion passed unanimously.

Commissioner Cimino moved to appoint Janet Engle to the Fair Board for a one-year term.
 The motion passed unanimously

Commissioner Linke moved to allow the Granby Rotary to use the facility at Flying Heels Arena for a liquor license.

The motion passed unanimously.

Open Lands, Rivers and Trails Spring 2022 Grant Cycle Recommendations

To: Grand County Board of County Commissioners
From: Open Lands, Rivers, and Trails Advisory Committee
Date: April 19, 2022
RE: Recommendations regarding disbursement of monies from the Open Lands, Rivers and Trails (OLRT) Fund—Spring 2022 Grant Cycle

Trails (see Table 1)

Funds Available as of 1/31/2022: \$275,302.35

Recommending Funding: \$197,250.00

Applicant: Headwaters Trails Alliance
Project Name: Fraser Valley Trail Smart Sizing 2022
Brief Description:

Headwaters Trails Alliance is requesting \$15,260 which is 7.6% of the total project cost. Funding assistance is requested for trail maintenance, improvements, and/or reroutes for the Trail Smart Sizing (TSS) project in Winter Park on USFS land. HTA has been assisting the Sulphur Ranger District (SRD) of the Arapaho Roosevelt National Forest with both the implementation and fiscal agency of the TSS Project since 2017. This project was designed to mitigate ecological damage due to historically poor trail development (i.e. trenching, erosion, sedimentation into creeks, wildlife habitat fragmentation, etc.) and improve the overall recreational experience for trail users in the Winter Park and Fraser area. The TSS project includes up to 18 miles of new trail construction, trail reroutes, maintenance, bridges, restoration (Phase I) and enhancements at trailheads (Phase II). This specific request covers the 2022 scope of work and includes a bridge construction project, new trail construction, reroutes, sustainability improvements, hazard tree mitigation, and social trail decommissioning. Segments assessed and/or constructed include: Blue Sky-Chickadee connector, Pinball Ridge Trail, Rogers Pass Loop (environmental assessment), and FSR 891.2 width reduction.

Recommended Funding:

With an average score of 92.8/100, OLRTAC recommends funding this grant application in full. Unanimously approved by all Committee members present.

Applicant: Headwaters Trails Alliance
Project Name: National Public Lands Day (NPLD) 2022
Brief Description: Headwaters Trails Alliance is requesting \$9,000, which is 33% of the total project cost. Funding assistance is requested for trail maintenance and river clean-up efforts for Grand County's National Public Lands Day (NPLD) 2022, the 28th anniversary. This specific request will help HTA and the federal agencies and partner organizations with materials/supplies and labor costs associated with the planning of and implementation of projects on public land and water on NPLD, September 24, 2022. This day of volunteerism typically involves over 200 volunteers and contributes almost \$45,000 in volunteer labor on Grand County's public lands/waters.

Recommended Funding:

With an average score of 91.4/100, OLRTAC recommends funding this grant application in full. Unanimously approved by all Committee members present.

Applicant: Headwaters Trails Alliance
Project Name: Adopt-A-Trail (AAT) Program & Youth Corps
Brief Description:

Headwaters Trails Alliance is requesting \$16,500, which is 24% of the total project cost. The Adopt-a-Trail (AAT) program is an extension of HTA's trail maintenance program in which land managers allow HTA to leverage resources to assist with the several million dollars of deferred maintenance on Grand County's trail systems. By utilizing volunteers and youth corps to help "oversee" the trails and perform labor during scheduled project days on specific trails throughout the field season, HTA can accomplish more trail maintenance work and promote stewardship of our public lands.

Recommended Funding:

With an average score of 91.3/100, OLRTAC recommends funding this grant application in full. Unanimously approved by all Committee members present.

Applicant: Headwaters Trails Alliance
Project Name: Jim Creek Phase II 2022

Brief Description:

Headwaters Trails Alliance is requesting \$3,850, which is 16% of the total project cost. Funding assistance is requested for the second summer of trail tread recovery for the Jim Creek Trail in the James Peak Protection area south of Winter Park. This trail was completely devastated by the September 2020 wind blowdown (derecho) and while the corridor has been opened up via saw crews and trail work in 2021, the trail tread is far from established with flooding and stacked tree hazards throughout. This project is a continuation of the 2021 effort to reestablish trail tread to improve public safety and navigation, as well as to protect the Jim Creek watershed. Volunteers for Outdoor Colorado will be assisting HTA with a 2-day (July 16-17) volunteer project focusing on the construction of check dams, reinforcing drainage, building water crossing (i.e. armoring with rocks and primitive single span bridges), and continuing to widen the trail.

Recommended Funding:

With an average score of 91.0/100, OLRTAC recommends funding this grant application in full. Unanimously approved by all Committee members present.

Applicant: Continental Divide Trail Coalition
Project Name: Grand County CDT Restoration & Erosion Control
Brief Description: Continental Divide Trail Coalition is requesting \$3,030, which is 58% of the total project cost. Funding through Grand County's OLRT would support 2 high priority trail maintenance projects along the CDT in partnership with the USFS Sulphur Ranger District and Headwaters Trails Alliance in Grand County. CDTC will recruit local volunteers to address parts of a large blowdown and trail rehabilitation and restoration on High Lonesome (the Continental Divide Trail). Projects are designed to meet the ongoing, high priority needs of the Forest Service to properly maintain and manage the CDT to keep it open, safe, and sustainable.

Recommended Funding:

With an average score of 88.4/100, OLRTAC recommends funding this grant application in full. Unanimously approved by all Committee members present.

Applicant: Headwaters Trails Alliance
Project Name: Challenger/Discovery Loop Trail Maintenance
Brief Description: Headwaters Trails Alliance is requesting \$14,000, which is 49% of the total project cost. The Discovery and Challenger Loop Trails were built as a collaborative project between the USFS, Winter Park Resort (Winter Park Resort Association at the time), and the National Sports Center for the Disabled (NSCD) in 1992-94 to create an accessible trail system and recreation area for visitors and NSCD program participants. This area, collectively known as "Bonfils," due to the trailhead kiosk donation from the Bonfils-Stanton Foundation, provides 1.3 miles of accessible trails, fishing access to 2 ponds, camping platforms, and picnic tables and benches throughout the trail loops. This trail system is very popular year-round as the trails have very little gradient and can be used by families, dog-walkers, snowshoers, hikers, cross-country skiers, wheelchairs, and hand cycle bikes. The southern end of the loop trail crosses wetlands and ponds and is composed of over 1,000 feet of boardwalks and bridges with curbs and railings. All of the bridges and boardwalks were built in the early 1990s and are in need of repair or replacement. This funding request is to mitigate immediate public safety hazards (i.e. collapsed railings, rotten or missing decking, warped sills, stringers, etc.) and flooding due to beaver dams (will install beaver deceivers).

Recommended Funding:

With an average score of 85.6/100, OLRTAC recommends funding this grant application in full. Unanimously approved by all Committee members present.

Applicant: Town of Hot Sulphur Springs
Project Name: Himebaugh Gulch Trail Improvement

Brief Description:

Town of Hot Sulphur Springs is requesting \$55,060, which is 54% of the total project cost. The current Himebaugh Gulch trail is approximately 2.7 miles long. The trail is in town ownership except for 850 feet of BLM land. Colorado Headwaters Land Trust holds the conservation easement on the property which allows for non-motorized recreation. The town prepared a draft management plan for the 275-acre property which identifies the project's proposed trail improvements. CPW provided recommendations for trail planning and this project is consistent with those recommendations. The project consists of three parts.

- **Maintenance:** The trail has a number of sections with significant erosion where it runs along the steep hillside and directly down the fall line. Needed improvements include erosion control structures, culverts, reroutes around steep sections, stream crossing structures and decommissioning or unsustainable segments

- New construction: Community input indicated the desire for a loop trail to connect the valley trail back to the hillside trail. A 1,200 foot section of new trail will provide this connection.
- Trailhead construction: A trailhead is needed on property owned by Grand County next to CR 55. The town and county have developed an intergovernmental agreement to allow the construction of a trailhead at this location.

Recommended Funding:

With an average score of 84.3/100, OLRTAC recommends funding this grant application in full. Unanimously approved by all Committee members present.

Applicant: Grand Lake Metropolitan Recreation District

Project Name: Trails and Weed Control

Brief Description:

GLMRD is requesting \$20,000, which is 15% of the total project cost. GLMRD would like to bring back the Rocky Mountain Youth Corps for 4 weeks of trail restoration. GLMRD has logged the rest of the area affected by the East Troublesome Fire. GLMRD has already budgeted 2 weeks of Youth Corps and is asking OLRT to match the other half. GLMRD would also like to purchase equipment and weed spray to help control the thistle that have become a big problem after the fire. GLMRD will use a combination of spray and manual removal to try and control thistle.

Recommended Funding:

With an average score of 84.0/100, OLRTAC recommends funding this grant application in full. Unanimously approved by all Committee members present.

Applicant: Headwaters Trails Alliance

Project Name: BLM Projects 2022

Brief Description:

Headwaters Trails Alliance is requesting \$60,550, which is 58% of the total project cost. HTA requests funds to assist the BLM – Kremmling Field Office (KFO) with trail maintenance and a reroute for heavily used recreation areas in both the Wolford Special Recreation Management Area (SRMA) in Kremmling and the Headwaters Extensive Recreation Management Area (ERMA) outside of Granby. Both Recreation Area proposals involve trail improvement projects that protect the environment from prolonged erosion and provide safer recreational experiences for hiking, biking, horseback riding, hunting, and fishing access.

The Wolford SRMA is a popular multi-use trail system due its proximity to Kremmling and southern aspects (which allow the trail systems to dry out quicker and open sooner). This 25,700- acre area lacks trails planning/design and needs both general and heavy maintenance. The Wolford area has very steep terrain with trails that are fall-line, over 20% grade, and prone to erosion due to the crushed granite, sand, and clay substrates. Soil erodes down the trail with heavy use and during periods of precipitation and leaves the trail tread devastated - often with 4- 36” deep trenches.

The Jacques Trail within the Headwaters ERMA (13,800 acres) is a non-mechanized (no bicycles allowed) trail that accesses the Troublesome Valley, McQueary Ridge, and Elk Mountain Trail and is heavily used for hiking, equestrian, and hunting/outfitting. Currently, the existing trail is routed through a drainage and then climbs a steep hill (>25% grade), making the trail unsustainable and causing erosion directly down the drainage. The Jacques Trail is currently undergoing an Environmental Assessment (DOI-BLM-CO-N020-0010-EA) proposing a trail reroute with climbing turns to get on the contour having a consistent 8% grade. The trail would be constructed by hand or machine, if funding is available.

For both projects, trail improvements including reroutes, rock armoring, drainages, deadfall and hazard tree removal, fire recovery, corridor clearing, stabilizing sidehills, and trail tread work will greatly enhance the safety, sustainability, and recreational experience on these trails. **Recommended Funding:** With an average score of 82.9/100, OLRTAC recommends funding this grant application in full. Unanimously approved by all Committee members present.

Project Name	Amount Requested	Average Score	Recommended Funding
Fraser Valley TSS 2022	\$15,260.00	92.8	\$15,260.00
NPLD 2022	\$9,000.00	91.4	\$9,000.00
AAT Program & Youth Crops	\$16,500.00	91.3	\$16,500
Jim Creek Phase II 2022	\$3,850.00	91.0	\$3,850.00
Grand County CDT Restoration & Erosion Control	\$3,030.00	88.4	\$3,030.00
Challenger/Discovery Loop Trail Maintenance	\$14,000	85.6	\$14,000.00
Himebaugh Gulch Trail Improvement	\$55,060.00	84.3	\$55,060.00
GLMRD Trails & Weed Control	\$20,000.00	84.0	\$20,000.00
BLM Projects 2022	\$60,550.00	82.9	\$60,550.00
Total	\$197,250.00		\$197,250.00

Commissioner Cimino moved to fully approve the recommendation of the OLRT as presented.
The motion passed unanimously.

Winter Park Transit Facility Update

Keith Weisberg, Town Manager and Interim Transit Manager Michael Cook appeared before the Board.

The architects for the project provided a design of project.

The facility will allow for preventative and operational maintenance.

The town of Winter Park has received some grants and will be applying for additional grants.

Board Business

Calendar

April 20	BOCC to Attend Tentative Visit with Senator Hickenlooper at the Granby Fire Station, between 8 am and noon
April 21	Associated Governments of Northwest Colorado (AGNC) Legislative Call via Zoom, starting at 8:30 am
April 21	National Association of Counties West Region Regular Conference Call, 2 to 3:30 pm
April 21	Counties & Commissioners Acting Together (CCAT) Monthly All-Member Meeting via Zoom, 3:30 to 5 pm
April 21	Grand County Builders Association Membership Meeting at River Run, 5 to 7 pm
April 21	BOCC to Attend U.S. Forest Service Summer Event Planning Meeting at Granby Fire Station, starting at 2 pm
April 22	Colorado Counties, Inc. (CCI) Legislative Briefing via Zoom, noon to 1:30 pm
April 25	Grand County wildfire council 4 at grand fire
April 25	Drought program stakeholder meeting at 2 to 3 zoom
April 25	Colorado Basin Roundtable Next Steps via Zoom, noon to 4 pm
April 27	Legislator Breakfast via Zoom, 8 to 10 am
April 28	AGNC Legislative Call via Zoom, 8:30 to 9:30 am
April 28	CCAT Committee (Hybrid) Meeting (As Needed), 3:30 to 5 pm
April 29	CCI Steering Committee Meetings (Hybrid), 9 am to 3 pm
May 2	CCAT Governing Board (Hybrid) Meeting, 11:30 am to 1 pm

Tri-State General had a meeting with rural electric associations. Tri-State informed the rural electric associations that due to the decrease in coal production and decrease in gas, Tri-State will no longer be able to provide adequate power. Tri-State indicated that people should expect rolling blackouts.

Amended Final Plat, Lot 23A, Silvertips Subdivision

PROJECT NAME	Amended Final Plat, Lot 23A, Silvertips Subdivision
APPLICANT	CASTRO, LISA M
LOCATION	SILVERTIPS SUBDIVISION Lots: 23-26 ZONING Tourist (T)
APPLICABLE REGULATIONS	Grand County Zoning Regulations; Grand County Subdivision Regulations; Grand County Master Plan

ATTACHMENTS

- A. Development Application
- B. Project Narrative Letter
- C. Proposed Final Plat
- D. Vicinity and Detail Map
- E. Silvertips Plat Rec. No. 85799
- F. Title Commitment dated October 29th, 2021
- G. Proof of Taxes Due – 2022
- H. Warranty Deed Rec. No. 2006-011653
- I. Proof of Water
- J. Planning Commission Resolution No. 2022-3-1

STAFF Taylor Schlueter, County Planner

REQUEST Approval of an Amended Final Plat to combine four (4) lots.

PURPOSE OF REQUEST

The Applicant has requested an Amended Final Plat to combine four (4) small vacant lots into one (1) .389 acre lot in order to build a home across existing lot lines.

The existing lots are non-conforming and the request would reduce non-conformity by combining lots. The combined lots are roughly 90 feet deep and 55 feet wide. The existing driveway is on Lot 25 and the final driveway is yet to be determined. Sheds exists on Lots 24 and 25.

BACKGROUND & HISTORY

The oldest record of ownership on file for the four lots is the 2006 Personal Representative Deed transferring ownership from the estate of Jerry M. Jarman to the current owner, Lisa M. Castro. These lots are located near US Highway 34, are zoned Tourist, and are located in the Three Lakes Design Review Area as well as Grand County Urban Growth Area No. 2.

Silvertips subdivision was originally platted in 1957 at Reception No. 85799.

PLANNING COMMISSION

The Grand County Planning Commission recommended approval of the Lot 23A Silvertips Amended Final Plat on March 9th, 2022 with the conditions outlined in Resolution No. 2022-3-1.

STAFF RECOMMENDATION

Staff recommends approval of the Silvertips Lot 23A, Amended Final Plat. The following conditions shall be met prior to the recording of the Final Plat:

1. All recording fees are to be paid by the Applicant.
2. Quit Claim Deeds to describe the amended legal description of the lots shall be completed and recorded with the Grand County Clerk and Recorder's Office.
3. An electronic copy of the Final Plat shall be submitted.

Commissioner Cimino moved to approve the Amended Final Plat, Lot 23A, Silvertips Subdivision as presented. The motion passed unanimously.

Simmons Subdivision Exemption, Sketch Plan

PROJECT NAME	Simmons Subdivision Exemption – Sketch Plan
APPLICANT	SIMMONS STEVE T. & SIMMONS HANNA S.
LOCATION	Sixteenth: SW Quarter: NE S: 26 T: 3N R: 76W 17.28 AC +/- SW4NE4 & NW4SE4 SEC 26 T3N R76W Sixteenth: NW Quarter: SE S: 26 T: 3N R: 76W
ZONING	Residential (R)
APPLICABLE REGULATIONS	Grand County Zoning Regulations, Section 14.5 Three Lakes Design Review Area; Grand County Subdivision Exemption Regulations; Grand County Master Plan

ATTACHMENTS

- A. Development Application
- B. Project Narrative Letter
- C. Proposed Sketch Plan
- D. Vicinity and Detail Maps
- E. Title Commitment
- F. Proof of Taxes Due – 2022
- G. Warranty Deed Rec. No. 2021012272
- H. Proof of Water
- I. Planning Commission Resolution 2022-03-4

STAFF	Taylor Schlueter, County Planner
REQUEST	Approval of Subdivision Exemption to divide a 17.38 acre, metes and bounds parcel, into three new parcels.

PURPOSE OF REQUEST

The Applicant has requested a Subdivision Exemption to divide their 17.38 acre property into three parcels of 12.38, 2.41, and 2.59 acres each. Each parcel will be for a single family residence.

BACKGROUND & HISTORY

The oldest record of ownership on file is a 1972 warranty deed showing a W. W. Lininger selling the land to Green Acres Construction. Green Acres then sold the property in 2004 to Hagerdon Grand Lake Properties, which then sold to the Simmons' in October 2021.

Subdivision Improvements Agreement Staff feels that since this Subdivision Exemption is directly adjacent to utility lines for sewer, water, power, and gas around the perimeter of the existing parcel, a Subdivision Improvements Agreement should not be required.

STAFF ANALYSIS

The subject property is located in Grand County Urban Growth Area Number 2, as well as the Three Lakes Design Review Area and is zoned Residential.

The Applicant has a single family well permitted on this site, and has paid for a total of four (4) taps from the Lake Forest Water District, which is managed by Three Lakes Water and Sanitation District. From the Applicant's narrative:

“We have a total of 4 paid taps, we will keep 2 for our family and include the other 2 for the smaller parcels, 1 each. We also have a well on the property which we will need to have tested If it fails the water company has offered to sell us 1 more tap if we need it. So regardless, we will have 5 water sources for 3 parcels.”

PLANNING COMMISSION

The Grand County Planning Commission recommended approval of this Sketch Plan on April 19, 2022, with the conditions outlined in Resolution 2022-3-4.

STAFF RECOMMENDATION

Staff recommends approval of the Simmons Subdivision Exemption Sketch Plan. The following conditions shall be met prior to the recording of the Subdivision Exemption:

1. The Applicant shall work with Staff to establish addresses for each lot [2.2 (13)].
2. All recording fees are to be paid by the Applicant.
3. Quit Claim Deeds to describe the amended legal description of the lots shall be completed and recorded with the Grand County Clerk and Recorder's Office.
4. School fees as outlined above shall be provided prior to recording of the Final Plat.
5. Applicant will be required to provide \$500.00 per lot for a total of three (3) lots at the sale of the lot to be held either by Grand County or turned over to a properly formed Sanitation District for future water quality measures. Applicant will also be required to enter into a Water Quality Agreement with the county prior to recording of this plat.
6. An electronic copy of the Final Plat shall be submitted.
7. Addresses for each lot shall be added to the Final Plat: Lot 1 – 563 GCR 641; Lot 2 – 421 GCR 641; Lot 3 – 305 GCR 641
8. Street names and right of way widths shall be added to the Plat as a condition of approval.
9. Names of abutting subdivisions shall be shown on the Final Plat.

The Board supports changing this to a minor subdivision.

Commissioner Cimino moved to deny the Sketch Plan for the Simmons Subdivision Exemption as presented with the understanding that the applicant is going a different direction for better success.

The motion passed unanimously.

There being no further business to come before the Board, the meeting was adjourned at 11:57a.m. The minutes were prepared by Clerk and Recorder Sara L. Rosene. Approved this 10th day of May 2022.

Kristen Manguso, Chair

Attest:

Sara L. Rosene, Clerk and Recorder