

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

July 21, 2020

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

Also Present: County Clerk and Recorder Sara L. Rosene
County Manager Kate McIntire
Assistant County Manager Ed Moyer
County Attorney Chris Leahy
Assistant County Attorney Maxine LaBarre-Krostue

Those present recited the Pledge of Allegiance.

Commissioner Linke moved to approve the motion from the July 14, 2020, Board meeting for the out-of-state travel for Road and Bridge for a salt run.

The motion passed unanimously.

Commissioner Linke moved to approve the Minutes of the Regular Board of Commissioner's Meeting of July 14, 2020, as presented.

The motion passed unanimously.

Finance Department

Commissioner Linke moved to approve the request to extend the time to file the audit to the State.

The motion passed unanimously.

Finance Director Curtis Lange presented the Check Register and Expenditure List to be paid on July 22, 2020, for vendor payments. The list for this period was verified for the Board's approval.

Commissioner Cimino moved to approve the checks presented on July 21, 2020 for payment on July 22, 2020 for the Grand County Housing Authority.

The motion passed unanimously.

Finance Director Curtis Lange presented the Warrant Register and Expenditure List to be paid on July 22, 2020, for vendor payments. The list for this period was verified for the Board's approval.

Commissioner Cimino moved to approve the vouchers presented on July 21, 2020, for payment on July 22, 2020, for the Grand County Board of Social Services.

The motion passed unanimously.

Commissioner Cimino moved to approve the wire payment, interfund transfers, and vouchers presented on July 21, 2020, for payment on July 22, 2020 for Grand County.

The motion passed unanimously.

Potential Coronavirus effect to 2020 budget

REVENUES

Sales and Lodging taxes, Building and Short-Term Rental fees, Clerk & Recorder fees, and Highway Users taxes are all expected to be lower than originally budgeted for 2020. Sales taxes are now projected to be only 75% of the budgeted level and Lodging taxes are projected to be 50% of the annual budget. Building permits and Short-Term Rental renewals are projected to be 50% of the original budget amount. Clerk & Recorder fees are projected to be \$100K lower than budgeted and Highway User Taxes are projected to be slightly lower than budgeted for 2020. Airport reimbursements for projects are projected to be increased from 95% to 100% of costs. Federal Cares Act reimbursements for COVID 19 expenses estimated to be \$700k .

	Current expected	2020 Budget
Sales tax	\$5,422,500	\$7,230,000
Lodging tax	\$ 646,000	\$1,292,000
Building permits	\$ 468,350	\$ 936,700

Short-term rental fees	\$ 68,150	\$ 136,300
Clerk & Recorder	\$ 800,000	\$ 800,000
Airport project reimbursements	\$4,849,000	\$4,624,000
Highway Users tax	\$1,909,000	\$2,009,000
Cares Act Reimbursement	\$ 582,700	\$ -
Total	\$14,745,188	\$17,028,000

Revenues expected to be down \$2.3 million in 2020

EXPENDITURES in excess of budget per month

	Spent 3/14 thru 7/22	Projected Monthly	Expected Costs thru 9/30
Emergency Operation Center personnel	\$ 196,633	\$ 41,914	\$ 290,939.22
Grand Foundation Business Grant Program & PPE	\$ 130,000	\$ -	\$ 130,000
Isolation facility @ 100k/ mo	\$ -	\$ -	\$ -
County OT (predominately PH & Sheriff thru 6-26)	\$ 12,761	\$ 2,720	\$ 18,881.24
Other Operating expenses	\$ 96,220	\$ 20,510	\$ 142,367.97
Totals	\$ 435,614	\$ 68,144	\$ 582,188

Expenditures expected to be higher \$582k

Expected effect to 2020 budget (2.9 million)

Projected Budget Deficits and Postponed or Eliminated Operations and Projects

Projected County wide effects to Fund Balance	\$ (2,900,000)
Add back Restricted Funds using restricted fund balance to cover deficits	
Lodging taxes	\$ 646,000
Open Lands, Rivers and Trails	\$ 417,115
Use TABOR emergency reserve for COVID-19 unbudgeted expenditures	\$ -
Less Restricted Funds using surplus to cover costs	
Airports - FFA increased project funding to 100%	\$ (285,000)
Total budget shortfall less restricted funds	\$ (2,121,885)
% Unrestricted fund balance of operating budget	24%

Postponed or Eliminated Operations and Projects

Hiring freeze projected savings	\$ 500,000
Excess Hire Lag savings over budget	\$ 420,500
Pay plan consultant cancelled	\$ 40,000
Windy Gap pumping plan cancelled	\$ 35,000
Internship program cancelled	\$ 25,000
Total Budget Shortfall less restricted funds and these projects	\$(1,101,385)
% Unrestricted fund balance of operating budget	29%

Departmental, Contracts, Comments, Issues

Commissioner Cimino moved to sign the Participating Addendum for State of Colorado Governor's Office of Information Technology Contract with QWEST Corporation d/b/a Centurylink QC between Grand County and QWEST Corporation dba Centurylink QC as presented.

Discussion: This should save Grand County approximately \$4,000 per year.

The motion passed unanimously.

Commissioner Linke moved to approve the CARES Act Notice of Award and Certification Letter.

The motion passed unanimously.

Commissioner Cimino moved to approve the CYDC Budget Revision Form as presented.

The motion passed unanimously.

Commissioner Linke moved to approve the Agreement for Cooperative Wildfire Protection between Grand County and State of Colorado acting by and through the Department of Public Safety for the benefit of the Division of Fire Prevention and Control for wildfire protection.

The motion passed unanimously.

Commissioner Linke moved to approve Resolution No. 2020-7-13, "A RESOLUTION DIRECTING THE GRAND COUNTY TREASURER TO DISBURSE FUNDS FROM THE ESCROW "COLORADO RIVER CA ESCROW" ACCOUNT," for work completed by URS Corporation in the amount of \$4,160.50.

The motion passed unanimously.

Community Development Director Robert Davis reported that the appraisal is complete on the Mill Apartments. The total amount due in school fees is \$34,454.08.

Commissioner Linke moved to approve the fee waiver request from Grand County Search and Rescue for the building permit fee for the building of a training tower.

The motion passed unanimously.

Commissioner Linke moved to approve Resolution No. 2019-9-20, "A RESOLUTION ISSUING A TEMPORARY USE PERMIT TO BEACON LANDING MARINA FOR OUTDOOR STORAGE OF RECREATIONAL EQUIPMENT LOCATED AT APPROXIMATELY 9405 U.S. HIGHWAY 34, COUNTY OF GRAND, STATE OF COLORADO"

The motion passed unanimously.

Grand County Board of Health COVID-19 Update

Commissioner Manguso announced that the Board is sitting as the Board of Health.

Public Health Nurse Brene Belew-LaDue reported that there are now a total of 38 cases of COVID-19 cases reported in Grand County. Grand County has a high disease presence.

In some cases testing is done overnight and other cases are taking several days.

Ms. Belew-LaDue stated that contract tracing is taking a lot of time.

Commissioner Manguso announced that the Board is sitting as the Board of Commissioners.

Manager & Attorney Items

County Manager Kate McIntire presented her weekly update.

RESOLUTION NO. 2020-7-9 - A RESOLUTION APPROVING AND AUTHORIZING THE CHAIRMAN OF THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF GRAND, STATE OF COLORADO TO EXECUTE A GRANT AGREEMENT BETWEEN THE FEDERAL AVIATION ADMINISTRATION AND THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF GRAND, STATE OF COLORADO FOR IMPROVEMENTS TO THE KREMMLING-MCELROY AIRFIELD COUNTY AIRPORT

RESOLUTION NO. 2020-7-10 - A RESOLUTION APPROVING AND AUTHORIZING THE CHAIRMAN OF THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF GRAND, STATE OF COLORADO TO EXECUTE AN AGREEMENT BY AND BETWEEN OLDCASTLE SW GROUP, INC. DBA UNITED COMPANIES AND THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF GRAND, STATE OF COLORADO FOR PROJECT A.I.P. NO. 3-08-0034-017-2020 AT KREMMLING MCELROY FIELD

RESOLUTION NO. 2020-7-11 - A RESOLUTION APPROVING AND AUTHORIZING THE CHAIRMAN OF THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF GRAND, STATE OF COLORADO TO EXECUTE CONTRACT CHANGE ORDER NO. 1 TO THE AGREEMENT BY AND BETWEEN OLDCASTLE SW GROUP, INC. DBA UNITED COMPANIES AND THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF GRAND, STATE OF COLORADO FOR PROJECT A.I.P. NO. 3-08-0034-017-2020 AT KREMMLING MCELROY FIELD

RESOLUTION NO. 2020-7-12 - A RESOLUTION BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF GRAND, STATE OF COLORADO APPROVING OUT-OF-STATE TRAVEL FOR THE GRAND COUNTY DEPARTMENT OF ROAD AND BRIDGE

Commissioner Cimino moved to approve the Consent Agenda.

The motion passed unanimously.

Board Business / Correspondence / Calendar

Commissioner Cimino moved to authorize the Board to sign the letter in support of the Pronghorn Management Plan.

The motion passed unanimously.

Commissioner Cimino moved to authorize the Board to sign the letter in support of the Deer Management Plan.

The motion passed unanimously.

Commissioner Linke moved to approve the request to provide \$3,874.78 of Conservation Trust Funds to replace a chute at Flying Heels Arena. The amount will be split equally between Commissioner Districts 2 and 3.

The motion passed unanimously.

Lasater Subdivision Exemption Sketch Plan Approval Extension

PROJECT NAME: Lasater Subdivision Exemption-Sketch Plan
APPLICANT: Denis Lasater represented by Alan Hassler, Hassler Law, P.C.
LOCATION: A parcel of land located in Tract 87 and Tract 78, Township 1South, Range 82 West of the 6thP.M. Grand
APPLICABLE REGULATIONS: Subdivision Exemption Regulations
EXHIBITS: Letter of Request to Extend Sketch Plan Approval, Board of County Commissioners Meeting Minutes from July 13, 2019
STAFF PLANNER: Alexander Taft, LEED Green Associate
REQUEST: One year extension of Sketch Plan Approval

I. DISCUSSION

Denis Lasater is requesting a one year extension of the final plat for Weber Subdivision Exemption. Approximately 48 acres owned by Denis Lasater, herein referred to as the Applicant, is requesting his property be split into two lots consisting of 9.234 acres and 35.638 acres through the process of Subdivision Exemption. The property currently contains an agricultural residence constructed by the owner in 2005-6 and maintains agricultural operations.

Grand County Subdivision Exemption Regulations Section 3.2 (3) (e) states:

“...An approval or conditional approval of a sketch plan by the Board of County Commissioners shall be valid for no longer than twelve (12) months except in the case of an extension granted upon application and for good cause shown. ...”

Based on the request, the Applicant has been working through some issues with the proposal related to State well permitting. Staff understands that getting answers from the State on these issues can be a time intensive endeavor.

II. RECOMMEDATION

Staff recommends approval of the one year extension request for Weber Subdivision Exemption –Sketch Plan, with an expiration date of July 13, 2021.

Commissioner Cimino moved to approve the extension request for the Lasater Subdivision Exemption – Sketch Plan for Denis Lasater as presented.

The motion passed unanimously.

Lots 23, 24, & 35, Gorewood Subdivision, Final Plat Recording Extension

PROJECT NAME: Amended Final Plat, Lots 23, 24 and 35, Gorewood First Filing
APPLICANT: Arthur and Michelle Lohrengel; Christopher Linsmayer and Beth McCann represented by Jack DiCola
LOCATION: Lots 23, 24, and 35, Gorewood First Filing, 160 and 242 County Road 1452 (Lost Lodge Road) and 3645 County Road 14S (Golden Trail).
APPLICABLE REGULATIONS: Grand County Subdivision Regulations
ATTACHMENT:
A. Letter of Request to Extend Final Plat Approval dated February 11, 2018,
B. Board of County Commissioners Meeting Minutes July 23, 2019
C. Letter from Community Development Department to Christopher Linsmayer dated July 11, 2019
STAFF PLANNER: Alexander Taft, LEED Green Associate

REQUEST: One (1) year extension to record Amended Final Plat, Lots 23, 24 and 35, Gorewood First Filing Approved by the Board of County Commissioners July 23, 2019

I. DISCUSSION

Christopher Linsmayer, Beth McCann, Arthur Lohrengel, and Michelle Lohrengel, the “Applicant,” are owners of Lot 23, 24, and 35, Gorewood First Filing. Following a fire in 2016, the Applicant was alerted that the Linsmayer cabin encroached on the Lohrengel’s property. Surveys completed in 2017-2018 to assess property damage on adjacent properties related to those fires discovered the Linsmayer cabin was constructed over the property line. To resolve this issue, Staff directed the Applicant to proceed with an Amended Final Plat in order to alleviate the property boundary and yard (setback) encroachment.

During the Board of County Commissioners review of this application, a condition was added, which states:

“...to approve the Amended Final Plat, Lots 23A and 35A, Gorewood First Filing, with all conditions and the added condition that this will not be recorded until there is a Letter of Occupancy issued by the Building Department for the existing home on the property and that will be included as an exhibit to the resolution.”

When Final Plat approval is granted, the Applicant has one (1) year to record the final plat, unless extensions are requested consistent with this language:

(3) The final plat shall be processed as follows:

(e) Following approval of the final plat by the Board of County Commissioners and the completion of the required improvements, the secretary of the Planning Commission shall record the final plat, Restrictive Covenants and Articles of Incorporation and Bylaws of any owners' association in the office of the Clerk and Recorder of Grand County. The subdivider shall be responsible for all recording fees. Approval of any Final Plat shall expire after one (1) year if not recorded in the Office of the Grand County Clerk and Recorder following the date of the Board of County Commissioners Final Plat approval. One (1) year extensions may be requested in writing by the developer and will be considered by the Board of County Commissioners.

Staff compiled a letter prior to the Board of County Commissioners approval which detailed steps required to finalize the construction and issue the Letter of Occupancy. Since then it was discovered that further improvements are required to meet the 2009 International Residential Code (I.R.C.). Due to this information we feel that it would be appropriate to extend the Final Plat approval as opposed to letting the approval expire and re-doing the same process. Furthermore, the Applicant should not be penalized for insufficient communication of requirements that led to this request.

II. RECOMMENDATION

Staff recommends approval of the one (1) year extension request for Amended Final Plat, Lots 23, 24 and 35, Gorewood First Filing being July 23, 2021.

Commissioner Cimino moved to approve the one-year extension for the Amended Final Plat, Lots 23, 24 and 35, Gorewood First Filing as presented.

The motion passed unanimously.

Sulphur Ranger District – Meet and Greet District Ranger Shoshana Cooper

Sulphur District Ranger Shoshana Cooper introduced herself. Ranger Cooper stated that she has been with the Forest Service for 15 years.

Commissioner Linke stated that he would like to have active management of the Forest. Commissioner Manguso added that public access is important.

Review of U.S. 40 Highway Video from Jacobs Engineering

Engineer Tim Gagnon reviewed the U. S. Highway 40 video from Jacobs Engineering.

Commissioner Cimino expressed concern that the traffic study was not performed during the busiest times.

Tim Gagnon noted that the survey was very complete. He noted that the study found that a traffic light at the intersection of County Road 72 and Highway 40 was a better solution over a roundabout.

Right now the west end to the east end there are 15,000 cars and 18,000 cars. The 2022 analysis jumps that to 24,000 cars and 30,000 cars. It is a significant increase in traffic. In 2045, it is expected to have 60,000 cars per day.

The study shows an average delay at the County Road 5 intersection of about 10 seconds. That is a level of service of "B." When the delay is 34 seconds on average, the level of service is "D." Full build out will have a 90 second on average delay. That is with four-lane highway with signal at County Road 5. (This does not include the Fraser Valley Parkway analysis.)

Senator Bob Rankin

Senator Bob Rankin came to provide an update to Grand County.

Because of COVID-19, there will be an approximate 25 percent cut in funding.

The Legislature is tasked with cutting and has cut about \$1 billion out of education in both K-12 and higher education.

In the general fund reserves, they deferred retirement.

The Legislature has placed a question on the ballot to repeal Gallagher. If it is not repealed, the rural assessment rate will drop approximately 20 percent.

The State of Colorado receive \$2.9 billion of relief through the CARES Act. Most of the money runs out at the end of the calendar year.

The future of the state and the counties depends on how quickly we can recover from the 25 percent decline. Senator Rankin stated that the recovery depends on thousands of small businesses.

Colorado Law gives the Governor an exceptional authority under the emergency declaration. The Governor is spending the \$2.9 billion of COVID-19 relief money under executive order. The Governor and staff are leaning toward measures that they believe protect the public. They are not leaning toward opening the economy.

Senator Rankin believes that small businesses and small towns in Colorado are not being considered. Senator Rankin argued that small towns outside the metro area should be considered differently.

Rural counties should put pressure on the state government that rural counties should be able to rely on local health departments. Rural Colorado should be able to determine opening of schools and businesses.

Senator Rankin stated that there has been progress on the health insurance front. The re-insurance billed passed and it lowered health insurance rate by 30 percent in rural Colorado.

If Gallagher is repealed state-wide, the assessment rate could set by the legislature. CCI is not in favor of repealing Gallagher.

There being no further business to come before the Board, the meeting was adjourned at 2:05 p.m. The minutes were prepared by Clerk and Recorder Sara L. Rosene. Approved this 28th day of July 2020.

Kristen Manguso, Chair

Attest:

Sara L. Rosene, Clerk and Recorder