

**GUNNISON COUNTY BOARD OF COUNTY COMMISSIONERS  
REGULAR MEETING MINUTES  
July 20, 2021**

The July 20, 2021 meeting was held in the Board of County Commissioners' meeting room located at 200 E. Virginia Avenue, Gunnison, Colorado. Present, either in person or via Zoom, were:

Jonathan Houck, Chairperson  
Roland Mason, Vice-Chairperson  
Liz Smith, Commissioner

Matthew Birnie, County Manager [ABSENT]  
Marlene Cosby, Deputy County Manager  
Melanie Bollig, Deputy County Clerk  
Others Present as Listed in Text

**GUNNISON COUNTY LOCAL LIQUOR LICENSING AUTHORITY:**

**CALL TO ORDER:** Chairperson Houck called the meeting to order at 8:30 am.

**ALCOHOL BEVERAGE LICENSE #03-01581; ROBERTS CORPORATION DBA HARMEL'S RANCH RESORT; EFFECTIVE DATES 6/17/2021 – 6/17/2022**

**Moved** by Commissioner Smith, seconded by Commissioner Mason to approve the alcohol beverage license renewal for Roberts Corporation dba Harmel's Ranch Resort. Motion carried unanimously.

**ADJOURN:** Chairperson Houck adjourned the Gunnison County Local Liquor Licensing Authority meeting at 8:31 am.

**GUNNISON COUNTY BOARD OF COUNTY COMMISSIONERS REGULAR MEETING:**

**CALL TO ORDER:** Chairperson Houck called the Gunnison County Board of County Commissioners regular meeting to order at 8:31 am.

**AGENDA REVIEW:** There were no changes made to the agenda.

**SCHEDULING:**

1. Commissioner Mason would be absent for the August 10th work session; but was hoping to be able to attend remotely via Zoom.

**CONSENT AGENDA:** **Moved** by Commissioner Smith, seconded by Commissioner Mason, to approve the consent agenda as presented. Motion carried unanimously.

1. Annual Landfill Compliance Letter; summary of the landfill's estimated cost and useful life; 2020
2. Intergovernmental Agreement Regarding Undesirable Plant Management; Gunnison, Hinsdale, Saguache Counties, Towns of Mt. CB, Crested Butte, Pitkin and City of Gunnison; 1/01/2021 through 12/31/2021; \$34,318
3. Acknowledgment of County Manager Signature; Polco NRC Price Quote; 2021 Biennial Citizen Survey; \$19,100 Additional Funding; Colorado Department of Local Affairs, Community Services Block Grant; Ends 9/30/2024; \$48,823
4. Grant Application Approval; Rocky Mountain Health Foundation; Gunnison County Health and Human Services; staff funding for Gunnison Health Coalition Coordinator and Health Navigator; Fall 2021, as CDPHE funds run out; \$25,000
5. Acknowledgment of County Manager Signature; Agreement for Receipt of Court Security Grant Funds; Gunnison County; Calendar Year 2022; \$84,114
6. Grant Application Approval; Family First Transition Funds; Gunnison County Juvenile Services; for training across Gunnison County – GVH, Gunnison County Early Childhood, Plus Mentors; 3-year program; \$123,124

**COUNTY MANAGER'S REPORTS:** As County Manager Matthew Birnie was ill and unable to be there for his report, this item was omitted.

1. **County Forest Payment Funds Distribution.** Chairperson Houck noted that they would get an update on the Forest Payment Funds distribution at their next regular meeting.

**DEPUTY COUNTY MANAGER'S REPORT AND PROJECT UPDATES:** Deputy County Manager Marlene Crosby was present for discussion.

1. Lee Partch retirement. DCM Crosby let the Board know that, due to a scheduling conflict, Lee Partch's retirement party time would be moved to noon, Tuesday, July 27<sup>th</sup> at the Fairgrounds, in honor of Lee's 47 years of service. She asked the Board to come and celebrate this achievement.
2. Colorado Department of Public Health and Environment (CDPHE). DCM Crosby outlined that, each year, the CDPHE asked for submittal of costs incurred for the cost of transporting recycled materials to market. Usually, Gunnison County receives funding from the CDPHE somewhere around \$22,000 for the glass they recycle. They were notified this year that there was additional funding, and on June 30<sup>th</sup>

they were told the total rebate from this year's grant would be \$64,601.06. She added this was perfect timing, because there was work needing to be done on the bailer, and this afforded that opportunity.

3. Incomplete agreement with the White River National Forest. DCM Crosby stated that the Board had signed this agreement over two months ago, but added that the Forest agency kept saying that Part A was not signed. Together, they discovered that when it was sent to her, they kept cutting off the signature line on an 11" x 17" page. After discovering this, they reformatted the pages, and DCM Crosby had the agreement with her to sign, noting this was actually just finishing an action already taken at a previous meeting, so no further Board action would be needed.
4. Update on Washington Gulch. DCM Crosby reported that, over 3-1/2 days' time last week, her staff was able to complete the paving on Washington Gulch, with new cattle guards also installed. She highlighted that excellent traffic control at the Gothic Road intersection had also really contributed to the successful completion of this project, and gave full kudos to several of her staff for the huge improvement.

**CHANGE OF AGENDA:** As they were ahead of time on the agenda, Chairperson Houck elected to move to Commissioner Items until the allotted time of 8:50 am for the next agenda item.

#### **COMMISSIONER ITEMS:**

##### **Commissioner Mason**

1. White River Nation Forest (WRNF). Commissioner Mason explained he was in conversation with the WRNF regarding several of the Marble area issues, and highlighted that White River felt a facilitator would really help to identify actual issues and corresponding solutions that the County and Forest Service could work together to solve. There had also been a facilitation proposal come in for three 2-day intensive workshops, plus two listening sessions for people to get online and attend. These were projected to last through August and September and then information would be compiled from this throughout October. Commissioner Mason noted that this timing could possibly tie in with the Board's review of the resolution they had passed earlier in the year regarding road use. Commissioner Mason added that they still did not have a person to collect the data from WCU yet; however, the County was possibly going to have staff go over to Marble and ask a set of pre-approved questions, in order to begin gathering information. He also reported that WRNF had requested a road safety audit from the top of Daniel's Hill through the Lead King Loop on Forest Service property; traffic counters had been put down the week before, as part of this audit. Commissioner Mason stated he would be reaching out to the Mayor of Marble to see how the planned education piece was progressing, and to gain an update regarding parking in Marble during the month of July.
2. Attended the Tripartite Board meeting on July 16<sup>th</sup>. Commissioner Mason reported that they had received a yearly Community Block Grant for around \$60,000, and these funds would be used to help families pay utility bills or other emergency needs. They had opened up the criteria so that families would be able to apply multiple times. Commissioner Mason noted that they did also receive some Cares Act funding to bolster the Block grant, and that currently the fund was looking good; however, he had concerns because the Federal stimulus funds would be running out very soon. This, in conjunction with a nearing deadline to the eviction moratorium meant they could expect more users to the fund.
3. Attended the Gunnison Valley Regional Housing Authority meeting. Commissioner Mason reported that the largest part of the meeting was discussion centered around going to the ballot again in 2022 in order to obtain county-wide permanent funding for affordable housing. He noted that, though voters have been vetoed this in the past, it would be good to see if there is a different urgency to getting people into housing at this point.

##### **Chairperson Houck**

1. Regarding Marble. Chairperson Houck noted that he had been watching the Aspen - Sopris Ranger District's development of a Maroon Bells – Snowmass Wilderness overnight fee proposal, and wanted to bring it to the Board's attention that this project would be good to watch as it progresses, and could make a template for Gunnison County to follow with future plans for addressing the impacts of increased usage in the Lead King Loop area.
2. Scheduling reminder to the Board regarding CCI virtual meeting on July 23<sup>rd</sup>. Chairperson Houck reminded the Commissioners that on Friday, July 23, he would be attending the Colorado Counties Inc (CCI) meeting virtually, while the other two commissioners would be attending a joint Public Hearing with the Planning Commission. Chairperson Houck then outlined that one of the main topics he would be looking at during the CCI meeting was lodging tax, and whether there would now be an opportunity for a percentage to go to affordable housing. He felt there was a possible opening, because if you cannot house your work force, then that affects the overall user experience. Commissioner Mason added that Routt County did vote to take a percentage for affordable housing in 2018, and the success there could be a template for the Commissioners to consider as they look into the matter.

**PUBLIC HEARING: STREET VACATION; A PORTION OF 10<sup>TH</sup> STREET ADJACENT TO LOTS 2 AND 3, BLOCK 1, (168.65 FEET IN LENGTH), PART OF SECTION 8 & SECTION 17, TOWNSHIP 13 SOUTH, RANGE 90 WEST, SIXTH PRINCIPAL MERIDIAN; SOMERSET, COLORADO; CLIFFORD**

**BREWER AND JEDEDIAH BROWN:** Present for the Public Hearing were Deputy County Manager Marlene Crosby and applicants, Mr. and Mrs. Clifford Brown.

1. Open of Public Hearing: Commissioner Houck opened the Public Hearing at 8:54 am.
2. Public Notice Confirmation: Public Notice was confirmed by Deputy County Manager Marlene Crosby.
3. Identify Ex Parte Communications: There were no ex parte communications identified.
4. Staff Presentation: DCM Crosby explained that this was for a portion of 10<sup>th</sup> Street in Somerset that was 168.65 feet long, of which less than 100 feet was usable. She added that this was not an area the County could use to stack snow, and the street vacation would not impact plowing or maintenance; all the utilities had been notified and there were no concerns. She recommended that the street vacation request be approved, and requested further that the Board waive administrative fees for the applicants.
5. Applicant Comments: Clifford Brown let the Board know that he and his neighbor and fellow applicant, Jedediah Brown, were seeking a security boundary with this street vacation. They both had a history of problems with another adjacent neighbor on 9<sup>th</sup> Street, and felt this vacation would establish an enforceable boundary between them.
6. Board Questions: There were no questions from the Board.
7. Public Comments: There were no additional public comments from anyone present in the room or via Zoom.
8. Acknowledge Correspondence Received: There was no correspondence received.
9. Applicant Response: With no public comments or questions, there was no response needed by the applicant.
10. Close Public Hearing: Commissioner Houck closed the public hearing at 9:03 am.

1. **Resolution; A Resolution Vacating a Certain Portion of 10<sup>th</sup> Street Lying within Somerset, County of Gunnison, State of Colorado:** After the close of the Public Hearing, it was then moved by Commissioner Mason, seconded by Commissioner Smith, to approve Resolution #2021-19, a resolution vacating a certain portion of 10<sup>th</sup> Street lying within Somerset County of Gunnison, State of Colorado, which included the criteria which the Board felt met the Road and Bridge Standard 22.9.2. Motion carried unanimously.

Further, it was moved by Commissioner Mason, seconded by Commissioner Smith, to waive the administrative fee of \$500, at the recommendation of staff. Motion carried unanimously.

**HEARING; PETITION FOR ABATEMENT OF REFUND OF TAXES; PROPERTY TAX YEARS 2018 AND 2019; R070735; LOT 5 HIDDEN MINE RANCH; PARCEL NO. 3255-000-11-022; AMSTAR HOMES, INC, DAVID MCENTIRE, OWNER:** County Assessors Charles McDonald and Bob Blackett were present for the hearing; the petitioner, David McEntire, owner of Amstar Homes, Inc, was also present via Zoom.

Chairperson Houck opened the hearing at 9:10 am, and Assessor Charles McDonald explained that this was a revisit of a hearing held earlier in the year – the petitioner had not received notice for the earlier hearing, and so the present hearing was being held with the petitioner present. Since Chairperson Houck had not been present at the earlier hearing, he then asked Commissioner Mason to step in and preside over the hearing for better continuity.

Commissioner Mason began by asking Assessor Charles McDonald to give a review of each year's assessment – 2018 and 2019. Assessor McDonald started with tax year 2018, explaining that for this 35-acre parcel, due to an error on the land valuation, the County recommended a lowered valuation from \$1,862,270 to \$1,823,170. For the residence valuation, Assessor McDonald showed several comparable examples ranging from \$387 to \$732 per square foot, noting the petitioner's residence was valued in 2018 at \$481 per square foot. He further pointed out that the examples provided by the petitioner had not been time adjusted; with the time adjustment, the petitioner examples would range from \$369.24 to \$630.12 per square foot.

Commissioner Mason then asked Mr. McEntire to comment on the information he provided, in relation to the tax year 2018. Mr. McEntire began by noting that he had been given the time adjustment valuation information only a very short time ago – just over a week's time back. He added that this parcel was presently on the market and had been since 2018, for well under the assessed valuation. He then recommended a valuation of \$419.50 per square foot, based on the information recently given to him in preparing for the hearing. County Assessor Charles McDonald inserted that the parcel had also been on the market in 2015 as well, and also noted that the listed price was for \$2.4 million, which was substantially more than the assessment in either of those time frames.

As the Board began its review, Chairperson Houck noted that the Board's role here was not to react to the market, but to look for consistent, uniform assessment of property over time. After a request by Mr. McEntire for an extension of this hearing, and further discussion regarding process and consideration of options that could be taken, it was moved by Commissioner Smith, seconded by Chairperson Houck, to grant in part and deny in part the petition, accepting the Assessor's recommended value in abatement of \$39,100. Motion carried unanimously.

Commissioner Mason advised Mr. McEntire that he also had the opportunity to appeal the Board's decision to the State Board of Assessment Appeals, should he wish to take it to a level that could work with the finer details of comparing square footage valuations. After this, Commissioner Mason asked for the hearing to continue with tax year 2019.

For tax year 2019, County Assessor Charles McDonald stated that comparable parcels which sold in 2019 ranged from \$547 to \$766 per square foot, while the petitioner's parcel had a 2019 assessed value of \$564 per square foot. He noted that this was on the lower end of the range, and felt it was a very reasonable valuation of \$2,091,660. Assessor McDonald also pointed out that the petitioner's one comparison example submitted for 2019 sold for \$523 per square foot, but had several differences, some of which were buildings 15 years older, set closer to the road, and without the views of the petitioner's parcel. Both were on 35-acre tracts of land.

The petitioner, Mr. McEntire again asked the Board for more time to submit reasonable comparisons, adding that he had asked for the time-adjusted compilations as far back as May 18, and was not given enough time to prepare. He stated that he felt the valuation should be \$509 to \$655 per square foot. Commissioner Mason noted that the petitioner's valuation was assessed at \$564 per square foot, and asked Mr. McEntire if he understood that. Mr. McEntire stated that his compilation had come to \$665 per square foot, without knowing what the information on compiling was from the Assessor's Office.

With this Chairperson Houck **moved** to deny the petition for abatement for the tax year 2019, based on the price per square foot valuation being well within the parameters that the petitioner asked for. Commissioner Smith seconded. Motion carried unanimously.

#### **VOUCHERS AND TRANSFERS:**

1. **July 2021 Accounts Payable Report:** **Moved** by Commissioner Smith, seconded by Commissioner Mason to approve the Accounts Payable vouchers for \$2,527,122.55. Motion carried unanimously.
2. **May 2021 Purchase Card Report**
3. **June 2021 Cash Transfer Report:** **Moved** by Commissioner Smith, seconded by Commissioner Mason to approve the Cash Transfer for \$6,325,205.34. Motion carried unanimously.
4. **Sales Tax - LMD Reports:** Gunnison County Chief Financial Officer Juan Guerra reported that Sales Tax revenues were greater than expected, tied at least in part to a lodging tax income increase of 70% over this time last year. He further noted that the economy for Gunnison County is very healthy.

**TREASURER'S REPORTS:** County Treasurer Debbie Dunbar was present via Zoom for any questions from the Board. With no questions from the Board, it was **moved** by Commissioner Smith, seconded by Commissioner Mason to accept the Treasurer's report and authorize the signature of the Chair. Motion carried unanimously.

**GOVERNMENT FINANCE OFFICERS ASSOCIATION (GFOA) SUBMITTAL APPROVAL: 2020 COMPREHENSIVE AUDITED FINANCIAL REPORT:** In attendance to answer any questions from the Board were Gunnison County CFO Juan Guerra (in the room) and independent auditor Matthew Miller, CPA with McMahan & Associates (remote via Zoom).

Overall, for Gunnison County Finances in 2020, the auditor awarded a status of "clean opinion" (unmodified opinion) – as has been awarded in other years. General highlights revealed: overall increases in governmental funds, driven through savings on debt service costs; positive fund balances in every fund except one – Mountain View Housing Authority (this was not unusual for this type of government entity); there was new debt relating to the library project; and the fund balance at that time represented 76% of the County's expenditures for the year, reflecting a strong stance.

For the letter of recommendations to the Board, CPA Matthew Miller outlined to the Board that this report shows any issues or concerns from the auditors. He noted that the County did not adopt any new standards, so it was very comparable to past years. He gave credit to the finance team for their excellent work and then outlined recommendations to the Board for areas needing segregation of duties, and other opportunities in County departments which would benefit from software upgrades to reduce manual errors in calculations. Last, Mr. Miller let the Board know that there would be a new accounting standard coming in the 2021-2022 tax year relating to leases, lessor and lessee, and that the County would need to be sure to add this standard to their books.

With no questions from the Board, it was **moved** by Commissioner Smith, seconded by Commissioner Mason to accept the 2020 Comprehensive Audited Financial Report, as presented. Motion carried unanimously.

**GOVERNMENT FINANCE OFFICERS ASSOCIATION (GFOA) SUBMITTAL APPROVAL: 2020 POPULAR ANNUAL FINANCIAL REPORT:** In attendance to answer any questions from the Board q Gunnison County CFO Juan Guerra (in the room) and independent auditor Matthew Miller, CPA with McMahan & Associates (remote via Zoom).

CFO Juan Guerra introduced the new Popular Annual Financial Report by noting that these reports will serve two purposes: 1) to continuously improve and implement best practices, and 2) to be as transparent as the County can possibly be with the public. Further, he added that the Annual Financial Report would be on the website shortly.

After a brief overview and discussion by CFO Juan Guerra regarding what is covered in this first-time Popular Annual Financial Report, it was **moved** by Chairperson Houck, seconded by Commissioner Mason to accept the 2020 Popular Annual Financial Report as presented and make it available immediately. Motion carried unanimously.

**RESOLUTION; A RESOLUTION RESCINDING THE THIRD EXTENSION OF THE GUNNISON COUNTY COVID-19 LOCAL DISASTER EMERGENCY:** Present via Zoom remote was Health and Human Services Director Joni Reynolds; also present in the room were Deputy Emergency Management Manager Lisa Clay and County Attorney Matt Hoyt.

Chairperson Houck introduced this item by explaining for those present, either in the room or via Zoom, that this was a response to the County being at a point where they can rescind the local disaster emergency. He then asked HHS Director Reynolds and Emergency Management Assistant Lisa Clay to give a brief overview of the health and emergency logistical aspects, and then for CA Matthew Hoyt to outline the legal perspective.

HHS Director Reynolds began by explaining to the Board that the current status of COVID-19 was much lessened – cases had dropped to one or less than 1 per day and this statistic was staying stable. As a result, they had moved out of the public health orders, which had expired July 1<sup>st</sup>, and they were no longer needing to utilize the corona meter. EM Assistant Lisa Clay also confirmed that they had moved out of the emergency response, so that currently all responses were internal.

CA Matt Hoyt briefly outlined that the emergency declaration had been mostly about procuring emergency funding. The authority of HHS Director, Joni Reynolds, as Public Health Officer, was to be able to implement the public health orders separately – independent from this emergency declaration. This resolution declares that eligibility for emergency funding and other emergency measures from the emergency management side – rather than from the public health side, was no longer necessary, given the current state of affairs.

With no questions from the Board, it was **moved** by Commissioner Smith, seconded by Commissioner Mason to accept Resolution 2021-20, a resolution rescinding the third extension of the Gunnison County COVID-19 local disaster emergency. Motion carried unanimously.

**DISCUSSION AND RESOLUTION; A RESOLUTION ADOPTING THE "GUNNISON VALLEY GREENHOUSE GAS MITIGATION PLAN":** Facilities Director John Cattles was present to introduce this resolution.

Facilities Director John Cattles began by explaining that this was a continuation of the Spring roadmap he introduced earlier to the Board, wherein the goal was for 50% greenhouse gas reduction. The resolution was a formalization of the outlined goals and a collaboration with several area organizations who plan to adopt this roadmap in order to "get on the same page together," rather than compete against each other.

John then gave a brief overview of the data available regarding electric utilities aiding greenhouse gases, with a model now available which showed 57% greenhouse gas reduction. He added that this was real, quantitative data that was available, and showed an actual path available in order to achieve this goal.

After a brief discussion by the Board of the possibilities for the County, it was **moved** by Commissioner Smith, seconded by Commissioner Mason to adopt Resolution 2021-21, a resolution adopting the "Gunnison Valley Greenhouse Gas Mitigation Plan." Motion carried unanimously.

**MEMORANDUM OF UNDERSTANDING; MT. EMMONS PROJECT; TOWN OF CRESTED BUTTE RESPONSE TO MT. EMMONS MINING CO. (MEMC); JULY 2021:** County Attorney Matt Hoyt was present to give an overview of the memorandum. He outlined to the Board that this Memorandum of Understanding attempts to address the mining that had historically occurred but is not currently occurring on Mt. Emmons. He further explained that the Mt. Emmons Mining Company requested the Town of Crested Butte and Gunnison County to execute a non-binding, aspirational document which provides a roadmap or potential productive path forward to retire the mining claims in and around Mt. Emmons – in a way that would be mutually beneficial to all parties involved. CA Hoyt went on to outline the details to this roadmap, adding that the Town of Crested Butte had approved the MOU at their Town Council meeting the evening before.

The Board noted the work over the past months which they had been put into this agreement and expressed their support for it. With that, it was **moved** by Commissioner Mason, seconded by Commissioner Smith to approve the Memorandum of Understanding for the Mt. Emmons Project, the Town of Crested Butte's response to the Mt. Emmons Mining Company, and to authorize the Chair's signature on the documents. Motion carried unanimously.

**BREAK:** Chairperson Houck called a recess in the meeting from 10:47am to 10:50 am.

**UNSCHEDULED CITIZENS:** Present were the residents of the Country Meadows Trailer Park, requesting help in attempting to purchase their trailer park, as the current owner had it up for sale, and they were concerned about losing their trailer park and trailers.

1. Ricardo Esqueda – Ricardo introduced himself as an interpreter for the City of Gunnison, and explained that he was present to help interpret for some of the residents who wished to speak to the Board on behalf of their concerns with the sale of the Country Meadows Trailer Park.
2. Gregorio Luna – Mr. Luna introduced some of his fellow residents in Country Meadows and let the Board know the current owner had put the property up for sale with the possibility of a new owner in three months' time. He stated that the mobile home park residents had been given basically three options: 1) to buy the property outright; 2) to receive money for their trailers at 50% of their cost; or 3) that they would have to leave. Mr. Luna said that they could not move their trailers because they are older, and also that there was no place to go, because there is no other housing in Gunnison available for them. He asked that the Board consider helping the residents to purchase this property.

3. Maria Elvia Bejar – Ms. Bejar tearfully reiterated what Mr. Luna had outlined and asked the Board to help the residents with the purchase of the park.
4. Maria Plascencia – Ms. Plascencia explained that she had lived in the Country Meadows Mobile Home Park for 12 years, and that the current owners were very negligent. Large trees and branches had fallen down by her trailer and the owner made no attempt to clean them up. She asked the Board to help them buy the land so that they could have a better future there.
5. Testimony read from Rosario Rodriguez who could not be present that day – Ms. Rodriguez said that she lived in trailer #44, and had put up with poor maintenance over several years. She stated that she would ask the Board to help them buy the land in order to solve these problems.
6. Juan Guzman – Mr. Guzman thanked the Board for hearing their petitions. He explained that he had been a Country Meadows resident for some time, and that there had been several issues in the last two years with the current owners – for example, there was no one to reach out to for maintenance problems or payment questions. For that reason, he asked the Board to help them solve this current issue.
7. Diana de La Fuente – Ms. Fuente explained she was there on behalf of the association of owners and residents of Country Meadows, and they were asking for the County’s help with their goal of purchasing the trailer park. Further, she requested legal counsel to help guide them through the process, as well as a professional appraisal of the property, as they considered the current asking price of the property to not be realistic. She gave the Board reasons as to why they should want to help: 1) the protection of human rights; 2) the unlawful and unsafe conditions currently there; 3) the threat of another increase in lot rent and unreasonable owner demands and negligence; 4) that their alternative to move the trailers is not possible; 5) that the residents would be kicked out with almost no notice, with no place else to move to in Gunnison. Ms. Fuentes outlined for the Board that Country Meadows was a multicultural community working in construction and maintenance, with 350 to 400 residents living there – almost 10% of the population of the City of Gunnison. She stated that these were hard working people who deserved the Board’s support in purchasing the land, and she asked that the County be proactive to prevent a potential crisis.
8. Rolando Fernandez – Mr. Fernandez began by stating that the Country Meadows Association was an active part of Gunnison County and that they knew they could find protection as well in this County. He asked the Board for help in finding out who the current owners were, for guidance in forming a legal association, and for help in finding the financial support to buy the property as an association.
9. Kit Flores Madison – Mr. Madison explained to the Board that the residents of Country Meadows were seeking a place where they could provide a safe place for families to grow up, rather than always worrying and wondering who the next owner of the park was going to be. He explained that they desired the long-term stability of the location, and the association’s goal would be to purchase and manage the park for themselves, adding playgrounds and other amenities in order to grow together as a community.
10. Testimony read from Harry Miller who could not be present that day – Mr. Miller wrote that he had visited Gunnison for over 20 years and fell in love with Gunnison but knew he could not afford a home to live here permanently, until he found a trailer home for sale in Country Meadows. He was asking the Board to help them find a way to purchase the land, adding, “these are our families, our homes, our hopes, and life dreams for us.”
11. Interpreter Ricardo Esqueda finished by telling the Board that his wish was to advocate for these individuals and their families and their homes, and he thanked the Board for taking the time to listen to them.

Chairperson Houck then stated that he would deviate from how they do the Unscheduled Citizens this time. Instead, he wanted to discuss with some of the staff who were present in the room what ways and strategies could be explored, knowing there was a time constraint on the option to purchase, with some of the 90 days already used up.

Cathie Pagano, Director of Community Development, was present to go over the process of purchasing the park with the people present from County Meadows. She outlined for them the various avenues that would be possible, noting the complexity of purchasing and the various groups that might be available for support in this purchase. She concluded that she believed this was improbable to purchase within the time left, but still added that it was not impossible, and then asked the Board for direction on which way to proceed.

Chairperson Houck then told those residents of Country Meadows Mobile Home Park who were present that he wanted them to know how important they were to the community and how important this issue was. He stated that he wished to use the Board’s latitude and authority to collaborate with other authorities, in conjunction with the legal advice of the County Attorney’s Office. Chairperson Houck highlighted also that saving housing was an absolute priority for the people in the Gunnison community, but again cautioned that there were significant risks and the need to understand those was also crucial as they proceeded with finding solutions.

County Attorney Hoyt then added that the County Attorney’s Office was not, by law, allowed to offer the advice that the Country Meadows Association would need, but that they would work to see if a lawyer in the County would be willing to accept this project on a pro bono basis. Community Development Director Cathie Pagano asserted that she would aid in helping CA Hoyt to identify someone local to help with this process, adding that this will be a lot of work and coordination among the residents, as well, but that she wanted them to take it on together.

The Board noted that they would be willing to meet in a special meeting, in order to expedite anything needing to move forward more quickly for the Country Meadows association of residents and owners. Chairperson Houck ended by reassuring the group present that the Board would do everything they could to help them through this.

**COMMISSIONER ITEMS:** With the meeting being so far past scheduled times, Chairperson Houck elected to forego the rest of the commissioner reports.

**ADJOURN:** Moved by Chairperson Houck, seconded by Commissioner Smith to adjourn the Gunnison County Board of County Commissioners regular meeting. Motion carried unanimously. The meeting was adjourned at 11:55 am.

#### **GUNNISON COUNTY BOARD OF HEALTH REGULAR MEETING:**

**CALL TO ORDER:** Chairperson Houck called the meeting to order at 11:55 am.

**DESIGNATION OF HEALTH AND HUMAN SERVICES DIRECTOR JONI REYNOLDS TO SERVE AS THE GUNNISON COUNTY PUBLIC HEALTH DIRECTOR:** Present for the meeting was Health and Human Services Director Joni Reynolds. With no questions from the Board, it was moved by Chairperson Houck, seconded by Commissioner Smith to designate Health and Human Services Director Joni Reynolds to serve as the Gunnison County Public Health Director. Motion carried unanimously.

**COVID UPDATE: PHO AND CURRENT SITUATION:** HHS Director Joni Reynolds presented the update to the Board. She stated that since the Public Health Order did expire on July 1<sup>st</sup>, they were now testing for COVID-19 by having people call in and get appointments, which were set up and done at Gunnison Valley Hospital (GVH). These tests were then sent off to an out-of-state lab, and once Clinical Services Director Ariel Tidwell and her team received the results back from GVH, they then followed up with any individual who had received a positive result to identify contact sources and ask if the individual would allow further testing for COVID variants. HHS Director Reynolds also stated they were also working with private providers, trying to normalize this as much as possible within the health care system.

Overall cases, she reported, had dropped in June and risen slightly in July; positive cases remaining steady at an average of one per day as they neared the close of July, with most cases identified as the Delta variant, though they had also seen the UK and California variants as well. The State data also showed that among those who were fully vaccinated, there were approximately 80-90 % who did not get COVID; 80-90% of the positive cases were occurring in unvaccinated individuals. She also noted that among the vaccinated group who did get COVID, the chances of getting a severe case or complications were greatly diminished.

Future considerations were discussed, identifying the various age groups and percentages of those vaccinated, as well how statistics looked on a national, international and global level. From this data, HHS Director Reynolds reminded those present at the meeting that general health precautions still needed to be practiced – face masks, social distancing, hand washing, and constant monitoring were still critical to preventing a lot of diseases.

**CLINICAL SERVICES UPDATE:** HHS Clinical Services Director Ariel Tidwell presented an update to the Board regarding 2020 services not related to COVID. The services covered by Clinical Services included the HHS Nurse Family Partnership, Childcare Nurse Consultant Services, Family Planning, Immunizations, Flu Clinics, and the Communicable Diseases department.

**EARLY CHILDHOOD UPDATE:** Early Childhood Council Coordinator Margaret Whacker presented an update on the Gunnison Hinsdale Early Childhood Council, which meets every other month. The council's purpose is to ensure good systems for early childhood, set priorities for the community, and bring resources into the early childhood system. Margaret identified data surrounding high turnover among early childhood employees, along with the funding sources they were presently utilizing to supplement these employees with extended studies, teacher stipends, paid sick leave, and better quality of care environments. Resource programs utilized included the Early Childhood Educator Sick Leave Program, the Early Childhood Educator Credential Stipend Program, as well as new-to-2021 tuition assistance for families in the Gunnison Valley.

HHS Director Joni Reynolds closed the meeting by thanking the Board for their compassion and passion for the people of Gunnison County.

**ADJOURN:** Moved by Chairperson Houck, seconded by Commissioner Smith to adjourn the Gunnison County Board of Health regular meeting. Motion carried unanimously. The meeting was adjourned at 12:34 pm.

\_\_\_\_\_  
Jonathan Houck, Chairperson

\_\_\_\_\_  
Roland Mason, Vice-Chairperson

\_\_\_\_\_  
Liz Smith, Commissioner

Minutes Prepared By:

\_\_\_\_\_  
Melanie Bollig, Deputy County Clerk

Attest:

\_\_\_\_\_  
Kathy Simillion, County Clerk

**GUNNISON COUNTY BOARD OF COMMISSIONERS TEXT INCLUSION INTO MINUTES**

**BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF GUNNISON, COLORADO**

**RESOLUTION NO. 2021 - 19**

**A RESOLUTION VACATING A CERTAIN PORTION OF 10<sup>TH</sup> STREET LYING WITHIN SOMERSET, COUNTY OF GUNNISON, STATE OF COLORADO**

WHEREAS, the Board of County Commissioners of the County of Gunnison, Colorado, ("Board"), by virtue of Colorado law, has authority and is the owner of certain roads and alleys lying within the County of Gunnison; and

WHEREAS, the Board has determined that not all platted roads and alleys are necessary for public access to privately owned property; and

WHEREAS, the Board has received a request to vacate a certain portion of 10<sup>th</sup> Street lying within Somerset, County of Gunnison, State of Colorado described as follows;

A portion of 10<sup>th</sup> Street adjacent to Lots 2 and 3, Block 1 (168.65 feet in length), part of Section 8 & Section 17, Township 13 South, Range 90 West, Sixth Principal Meridian in Somerset, Colorado, located in Gunnison County; and

WHEREAS, the vacation of the above described portion of 10<sup>th</sup> Street lying within Somerset, will not hinder any property owners of any lands from having access to their respective land nor disrupt existing travel modes or anticipated conditions in traffic or development patterns; and

WHEREAS, there will be no adverse impact to the natural environment, community needs of public health, safety and welfare from the vacation of the above described portion of 10<sup>th</sup> Street lying within Somerset; and

WHEREAS, the notices required by Colorado law for such vacation have been given and a public hearing on such vacation has been conducted; and

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of the County of Gunnison, Colorado that the certain portion of 10<sup>th</sup> Street lying within Somerset, County of Gunnison, State of Colorado described as follows shall be and hereby is vacated:

A portion of 10<sup>th</sup> Street adjacent to Lots 2 and 3, Block 1 (168.65 feet in length), part of Section 8 & Section 17, Township 13 South, Range 90 West, Sixth Principal Meridian in Somerset, Colorado, located in Gunnison County; and

It is the specific intent of the Board that the vacation of the above described portion of 10<sup>th</sup> Street lying within Somerset shall accrue to and vest in the record owner(s) of adjacent real property pursuant to the provisions of C.R.S. § 43-2-302.

FURTHERMORE, this Resolution is contingent upon and shall not become effective until the recording in the records of the Office of the Clerk and Recorder of Gunnison County, Colorado of the following:

- 1. This Resolution.

INTRODUCED by Commissioner Mason, seconded by Commissioner Smith, and adopted this 20<sup>th</sup> day of July, 2021.

BOARD OF COUNTY COMMISSIONERS  
GUNNISON COUNTY

Houck – yes, Mason – yes, Smith – yes.

**BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF GUNNISON, COLORADO**

**RESOLUTION NO. 2021 – 20**

A RESOLUTION RESCINDING THE THRID EXTENSION OF THE  
GUNNISON COUNTY COVID-19 LOCAL DISASTER EMERGENCY

WHEREAS, on May 14th, 2020, the Board of County Commissioners of the County of Gunnison adopted a Resolution extending the Gunnison County COVID-19 Local Disaster Emergency indefinitely; and

WHEREAS, pursuant to C.R.S. § 24-33.5-709, the Board of County Commissioners of the County of Gunnison has the authority to order the declaration, continuation, or termination of a local disaster emergency; and

WHEREAS, the State of Colorado’s Fourth Amended Public Health Order 20-38 Limited COVID-19 Restrictions remains in effect; and

WHEREAS, on May 28, 2021, Gunnison County Public Health Director Joni Reynolds declared the current COVID-19 risk level is Risk Level Green; and

WHEREAS, the Eleventh Amended Standing Public Health Order Continuing System of Color-Coded Risk Level Restrictions to Further Limit and Contain the Spread of the COVID-19 Virus expired on July 1, 2021; and

WHEREAS, the Centers for Disease Control and Prevention has updated its Guidance for Fully Vaccinated People and has stated that currently authorized vaccines in the United States are highly effective at protecting vaccinated people against symptomatic and severe COVID-19;

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Gunnison County, Colorado, that:

- 1. The Third Extension of the Gunnison County COVID-19 Local Disaster Emergency is hereby rescinded;
- 2. This Resolution shall be promptly filed and recorded with the Gunnison County Clerk and Recorder, and filed with both the Office of Gunnison County Emergency Management and with the Colorado Office of Emergency Management; and
- 3. This Resolution shall be given prompt and general publicity.

INTRODUCED by Commissioner Smith, seconded by Commissioner Mason, and adopted this 20<sup>th</sup> day of July, 2021.

BOARD OF COUNTY COMMISSIONERS  
GUNNISON COUNTY

Houck – yes, Mason – yes, Smith – yes.

**BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF GUNNISON, COLORADO**

**RESOLUTION NO. 2021 - 21**

A RESOLUTION ADOPTING THE “GUNNISON VALLEY GREENHOUSE GAS MITIGATION PLAN”

WHEREAS, the Board of County Commissioners of Gunnison County ("Board"), pursuant to C.R.S. § 30-11-107, has authority over the management and care of the buildings and property of Gunnison County ("County");

WHEREAS, pursuant to C.R.S. § 30-28-102 *et seq.* and other applicable law, the Board is authorized to enact land use and other regulations to provide for the physical development of and building, construction and other business and residential activities on lands within the unincorporated areas of the County, including but not limited to the adoption of its Land Use Resolution ("LUR") and building codes;

WHEREAS, the Board, pursuant to the foregoing authorities and other applicable law, is empowered to pass resolutions designed to protect and promote the health, safety and welfare of County residents and visitors;

WHEREAS, there exists increasing scientific evidence that carbon dioxide and other greenhouse gases released into the atmosphere are currently impacting the Earth's climate and will continue to have profound and potentially devastating effects, increasing the risk of extreme weather events, increased risk and intensity of catastrophic wildfire, increased risk of forest depredation due to insect invasion, changing rainfall and crop productivity patterns, increased risk of drought, loss of alpine meadows, and migration of infectious diseases;

WHEREAS, County actions to reduce greenhouse gas emissions can and will provide multiple local benefits by decreasing air pollution and reducing energy expenditures for the County, its businesses and its citizens;

WHEREAS, the County has adopted a Strategic Plan, last updated May 7, 2019, which includes a strategic goal to reduce greenhouse gas emissions by at least 20% from 2005 levels by 2030;

WHEREAS, the County, along with its partners in the One Valley Leadership Council have developed a plan to achieve a 50 percent reduction in greenhouse gas emissions to 2005 levels by 2030;

WHEREAS, achieving greenhouse gas emissions reductions across the entire Gunnison Valley Watershed area will take cooperative action among all local governing agencies, institutions, employers, and individuals; and

WHEREAS, the International Panel on Climate Change (IPCC) Fifth Assessment Report concluded that global emissions must be reduced by half by 2030 in order to limit global temperature rise to 3.6° Fahrenheit (2° Celsius);

NOW, THEREFORE, BE IT RESOLVED by the Board of County Commissioners of Gunnison County, Colorado that the Gunnison Valley Greenhouse Gas Mitigation Plan, as set forth in Exhibit A to this Resolution, be adopted.

The Board hereby directs County staff, pursuant to the County's Strategic Plan, to engage in efforts within their scope and respective fields of expertise to implement the Gunnison Valley Greenhouse Gas Mitigation Plan.

INTRODUCED by Commissioner Smith, seconded by Commissioner Mason, and adopted this 20<sup>th</sup> day of July, 2021.

BOARD OF COUNTY COMMISSIONERS  
GUNNISON COUNTY

Houck – yes, Mason – yes, Smith – yes.