



ELBERT COUNTY, COLORADO
BOARD OF COUNTY COMMISSIONERS MEETING MINUTES
Regular Meeting Held in the BOCC Meeting Room
March 23, 2022 at 9:00 AM

A. INVOCATION/PLEDGE OF ALLEGIANCE:

County Clerk Dallas Schroeder performed the Invocation and led the Pledge of Allegiance.

B. CALL TO ORDER AND ROLL CALL

The regular meeting of the Board of County Commissioners was called to order at 9:10 AM. Deputy Clerk Amanda Moore performed roll call and all commissioners were present.

The audio for the live stream was not working and Commissioner Richardson stated that the meeting would proceed and audio for the meeting would be added to the website.

C. APPROVAL OF AGENDA

Motion: Approval of Agenda as presented.

Commissioner Grant Thayer made a motion to Approve the Agenda as presented. Commissioner Rick Pettitt seconded the motion.

Yes - Chris Richardson, Grant Thayer, Rick Pettitt

No - None

D. CONSENT AGENDA

Motion: Approval of Consent Agenda as presented

Commissioner Rick Pettitt made a motion to Approve the Consent Agenda as presented. Commissioner Grant Thayer seconded the motion.

Yes - Chris Richardson, Grant Thayer, Rick Pettitt

No - None

1. Approval of CDS Mylars as needed
2. Approval of Vouchers as needed
3. Acknowledgement of Receipt of Variance Reports
4. Library Board Trustee Appointment
5. South 40 Bar and Grill Liquor License Renewal



E. ELECTED OFFICIALS/DEPARTMENT HEADS/STAFF REPORTS

County Attorney Bart Greer provided a status update on County Road 178 pending acceptance. Mr. Greer explained that the possible initial acceptance would be brought to the Commissioners at the next meeting.

F. CITIZEN PUBLIC COMMENT

Kindra Snow McGregor, 570 Heritage Trail. Ms. Snow McGregor is with the Elbert County Environmental Alliance and spoke regarding wind turbines in Elbert county. Ms. Snow McGregor asked that the Commissioners require half a million in bonding for site reclamation for the wind turbine sites.

G. DISCUSSION ITEMS

1. Building Department 2022 Fee Schedule

Building Department Administrator Faith Meher discussed the building schedule evaluation table updates.

There were no questions or comments.

2. First Reading of Ordinance 22-xx to Amend & Restate Ordinance 18-04, Adopting the 2018 International Building, Residential, Energy Conservation, Mechanical, Fuel & Gas, Plumbing, Property Maintenance and Fire Code.

Building Department Administrator Faith Meher presented the Ordinance to Amend and Restate Ordinance 18-04. Ms. Meher explained that this amendment is to eliminate unnecessary amendments. Ms. Meher stated that there are no additions to buildings, and language is clarified.

Public Comment:

None

H. ACTION ITEMS

1. Consideration of March 9, 2022 Minutes

Motion: Approval of March 9, 2022 Minutes

Commissioner Grant Thayer made a motion to Approve the Minutes as presented and dispense with the reading. Commissioner Rick Pettitt seconded the motion.

Yes - Chris Richardson, Grant Thayer, Rick Pettitt

No - None

2. Spring Valley Ranch Open Space Agreement

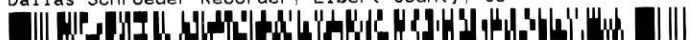
County Attorney Bart Greer explained that there are a few more details that must be ironed out regarding open space and public recreation. Mr. Greer is also working to simplify the agreement. Mr. Greer asked that this item be continued until April 13th.

The commissioners agreed to continue until April 13th.

I. BOARD PLANNING

1. Agenda Items for Next Meeting

- a. Open Space Agreement
- b. CDS Annual Report
- c. Acceptance of County Road 178
- d. BOCC Budget





Commissioner Richardson called a recess at 9:28 AM to return at 1:00 PM for Land Use.
Commissioner Richardson explained that the land use hearings will be continued.

J. LAND USE HEARINGS 1:00 P.M.

The Land Use Hearings were called to order at 1:00 PM. Deputy Clerk Amanda Moore performed roll call and all commissioners were present.

Toscano Rezone (case: RZ-21-0080) - CONTINUED INDEFINITELY

- 1. A request to rezone approximately 20.9-acres from Agriculture (A) to Agriculture Residential (AR) on a property located at 22903 County Rd 15-21, Elbert.**

Motion: To Open a Public Hearing for Toscano Rezone RZ-21-0080

Commissioner Grant Thayer made a motion to Open a Public Hearing for Toscano Rezone RZ-21-0080.
Commissioner Rick Pettitt seconded the motion.

Yes - Chris Richardson, Grant Thayer, Rick Pettitt
No - None

Public Hearing Opened at 1:01 PM

Motion: To Close a Public Hearing for Toscano Rezone RZ-21-0080

Commissioner Rick Pettitt made a motion to Close a Public Hearing for Toscano Rezone RZ-21-0080 .
Commissioner Grant Thayer seconded the motion.

Yes - Chris Richardson, Grant Thayer, Rick Pettitt
No - None

Public Hearing Closed at 1:01 PM.

Rockhaven Rezone & Final Plat (case: PD-21-0069 & FP-21-0071) - CONTINUED INDEFINITELY

- 2. A request to rezone a 79.32--acre parcel from Agriculture (A) to Agriculture Residential (AR) and a final plat splitting the parcel into seven (7) total lots: six (6) of 10-acres and one (1) 19-acre lot at 741 County Rd 146, Elizabeth.**

Motion: To Open a Public Hearing for Rockhaven Rezone and Final Plat PD-21-0069 & FP-21-0071

Commissioner Grant Thayer made a motion to Open a Public Hearing for Rockhaven Rezone and Final Plat PD-21-0069 & FP-21-0071. Commissioner Rick Pettitt seconded the motion.

Yes - Chris Richardson, Grant Thayer, Rick Pettitt
No - None

Public Hearing Opened at 1:02 PM

Motion: To Close a Public Hearing for Rockhaven Rezone and Final Plat PD-21-0069 & FP-21-0071

Commissioner Rick Pettitt made a motion to Close a Public Hearing for Rockhaven Rezone and Final Plat PD-21-0069 & FP-21-0071 . Commissioner Grant Thayer seconded the motion.

Yes - Chris Richardson, Grant Thayer, Rick Pettitt
No - None

Public Hearing Closed at 1:02 PM.

3. **Cornerstone Rezone (case: RZ-21-0060) - CONTINUED INDEFINITELY**
A request to rezone approximately 47-acres from Agriculture (A) to Agriculture Residential (AR) on a property located at 32471 N Elbert Rd, Kiowa.

Motion: To Open a Public Hearing for Cornerstone Rezone RZ-21-0060

Commissioner Grant Thayer made a motion to Open a Public Hearing for Cornerstone Rezone RZ-21-0060. Commissioner Rick Pettitt seconded the motion.

Yes - Chris Richardson, Grant Thayer, Rick Pettitt
No - None

Public Hearing Opened at 1:03 PM

Motion: To Close a Public Hearing for Cornerstone Rezone RZ-21-0060

Commissioner Rick Pettitt made a motion to Close a Public Hearing for Cornerstone Rezone RZ-21-0060 . Commissioner Grant Thayer seconded the motion.

Yes - Chris Richardson, Grant Thayer, Rick Pettitt
No - None

Public Hearing Closed at 1:03 PM.

K. ADJOURNMENT

Motion: To Adjourn

Commissioner Rick Pettitt made a motion to Adjourn. Commissioner Grant Thayer seconded the motion.

Yes - Chris Richardson, Grant Thayer, Rick Pettitt
No - None

The meeting Adjourned at 1:04 PM.





BOARD OF COUNTY COMMISSIONERS

ELBERT COUNTY, COLORADO

absent

CHRIS RICHARDSON, Chair, COMMISSIONER District 1

RICK PETTITT, COMMISSIONER District 2

GRANT THAYER, Vice-Chair, COMMISSIONER District 3

ATTEST: Amanda Moore

Deputy Clerk

BY: *Amanda W Moore*

Deputy Clerk to the Board of County Commissioners; Amanda Moore