

SAN JUAN COUNTY, COLORADO
BOARD OF COMMISSIONERS MEETING AGENDA

May 13, 2020

DO TO THE COVID 19 EMERGENCY, SAN JUAN COUNTY WILL CONDUCT ALL OF ITS PUBLIC MEETING VIRTUALLY UNTIL FURTHER NOTICE. THE INFORMATION NECESSARY TO CONNECT TO THIS PUBLIC MEETING IS LISTED BELOW

CALL TO ORDER: 8:30 A.M.

OLD BUSINESS:

Consider Bills and Authorize Warrants

BOCC Town/County Joint Meeting and Regular Meeting Minutes for April 22, 2020

APPOINTMENTS:

8:45 A.M. - Louis Girodo, Road and Bridge

9:30 A.M. - Becky Joyce, Public Health, Jim Donovan Office of Emergency Management
James Simino - Forest Service

10:00 A.M. - Martha Johnson, Social Services

10:30 A.M. - Public Hearing: Blake Campbell, Tiny Home R.V. Park, 1208 CR 1

11:30 A.M. - Lisa Merrill BLM

Lunch

1:30 P.M. - Resolution 2020-02 Supporting Reform of the 1872 Mining Law to Protect Lands
and Local Economies

2:00 P.M. - Kimmet Holland – Ambulance Licensing

CORRESPONDENCE:

Colorado Board of Veterans Affairs

Sharon and Paul Zimmerman

Davy Jones

Kathy Cain-Hockin

NEW BUSINESS:

Commissioner and Staff Reports

OTHER:

Public Comment

ADJOURN: Next Regular Meeting – 6:30 PM, Wednesday May 27, 2020

Join Zoom Meeting

<https://zoom.us/j/92136473203>

Meeting ID: 921 3647 3203

One tap mobile

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Meeting ID: 921 3647 3203

SAN JUAN COUNTY BOARD OF COMMISSIONERS
REGULAR MEETING WEDNESDAY, APRIL 22, 2020
AT 6:30 P.M.

Call to Order: The meeting was called to order by Chairman Peter McKay. Present were Commissioners Ernest Kuhlman, Scott Fetchenhier and Administrator William Tookey. The meeting was held via Zoom video conferencing.

Commissioner Kuhlman moved to approve the minutes of April 8, 2020 as submitted. Commissioner Fetchenhier seconded the motion. The motion passed unanimous.

Public Health Director Becky Joyce and Emergency Manager Jim Donovan were present to provide the Commissioners with an update on the COVID 19 emergency. Also providing updates were Sheriff Bruce Conrad and Public Information Officer Deanne Gallegos.

BLM Gunnison Field Manager Elijah Waters was present to provide the Commissioners an update on the Travel Management Plan and e-bikes.

The Commissioners discussed County Roads. Ouray County Commissioner Ben Tisdell and Hinsdale County Commissioner Kristine Borchers participated in the discussion. It was the consensus of the Commissioners to continue the moratorium on opening backcountry roads until May 13th when the subject will be reviewed at the BOCC meeting.

The Commissioners reviewed the written comments received concerning the recommendations from the Task Force for actions on CR 22 and 22A. Commissioner Fetchenhier moved to implement the recommendations of the Task Force, which will include placing a barricade between the Power House and Arrastra Gulch, a barricade between Arrastra Gulch and Howardsville and a barricade near the Joe Jepson property along with appropriate signage, and to reduce the speed limit on County Roads to 20 mph. Commissioner McKay seconded the motion. The motion passed with McKay and Fetchenhier voting yes and Kuhlman voting no.

The Chairman called for public comment.

Having no further business, the meeting adjourned at 9:10 P.M.



Willy Tookey <admin@sanjuancolorado.us>

TOWN OF SILVERTON, SILVERTON CHAMBER OF COMMERCE, SJCPH, OEM & VISITOR CENTER STAFF PARTNER WITH SAN JUAN COUNTY PUBLIC HEALTH TO OFFER COACHING AND ASSISTANCE TO LOCAL BUSINESS OWNERS IN REOPENING

2 messages

SJC CO Office of Emergency Management <pio@sanjuancolorado.us>

Sat, May 9, 2020 at 5:30 PM

Reply-To: pio@sanjuancolorado.us

To: sanjuancounty@frontier.net

**TOWN OF SILVERTON, SILVERTON CHAMBER OF COMMERCE, SJCPH, OEM & VISITOR CENTER STAFF PARTNER WITH SAN JUAN COUNTY PUBLIC HEALTH TO OFFER COACHING AND ASSISTANCE TO LOCAL BUSINESS OWNERS IN REOPENING**

As of May 1st, San Juan County adopted the State of Colorado Public Health Order which allows retail to open to public while restaurants remain take out only. There are some strict guidelines to follow from Colorado Department of Public Health & Environment and the Town of Silverton, Silverton Chamber of Commerce, SJCPH, OEM and Visitor Center Staff are all coming together to create an Ambassador program to help local businesses come up with a plan to achieve state regulations regarding reopening.

This program of education assistance is completely volunteer on the business owners part and compliance to CDPHE is mandatory.

There is a comprehensive reopening check list that we can email you or go over it in person with an ambassador.

If you are a business owner in San Juan County/Silverton and would like some guidance please email chamber@silvertoncolorado.com or call visitor center at 970 387-5654.

###

For questions, comments or concerns email pio@sanjuancolorado.us
Pass on email to someone who needs to sign up for San Juan County email updates.

Thank you.

DeAnne Gallegos
Public Information Officer
San Juan County Office of Emergency Management
pio@sanjuancolorado.us

San Juan County Colorado [Website](#)



San Juan County CO Office of Emergency Management | PO Box 184, Silverton, CO 81433

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Try email marketing for free today!

SJC CO Office of Emergency Management <pio@sanjuancolorado.us>

Sat, May 9, 2020 at 5:30 PM

Reply-To: pio@sanjuancolorado.us

To: administrator@sanjuancolorado.us



**TOWN OF SILVERTON, SILVERTON CHAMBER OF COMMERCE,
SJCPH, OEM & VISITOR CENTER STAFF PARTNER WITH SAN JUAN
COUNTY PUBLIC HEALTH TO OFFER COACHING AND ASSITANCE
TO LOCAL BUSINES OWNERS IN REOPENING**

As of May 1st, San Juan County adopted the State of Colorado Public Health Order which allows retail to open to public while restaurants remain take out only. There are some strict guidelines to follow from Colorado Department of Public Health & Environment and the Town of Silverton, Silverton Chamber of Commerce, SJCPH, OEM and Visitor Center Staff are all coming together to create an Ambassador program to help local businesses come up with a plan to achieve state regulations regarding reopening.

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Willy Tookey <admin@sanjuancolorado.us>

Governor Polis Updates Coloradans on Timeline for Decision Making Under Safer at Home Phase

2 messages

John Swartout <jswartout@ccionline.org>
Reply-To: John Swartout <jswartout@ccionline.org>
To: administrator@sanjuancountycolorado.us

Mon, May 11, 2020 at 6:45 PM



May 11, 2020

[CCI COVID-19 Resource Page](#)

Governor Polis Updates Coloradans on Timeline for Decision Making Under Safer at Home Phase

DENVER - Gov. Polis today provided an update on the state’s response to COVID-19 and a timeline for decision-making during the Safer at Home phase.

“I’m sharing Colorado’s decision making timeline and factors because I want to be as transparent as possible as to what the next few weeks will look like. Just as retail stores had some time to prepare to reopen after we announced it in April, our restaurants need a few days to get ready and be as safe as possible. We control our own destiny and our decisions will depend on what the data is telling us about how people are succeeding at wearing masks and staying apart during Safer at Home,” said Governor Jared Polis. “If folks are doing a good job at social distancing, staying at home, and wearing masks or facial coverings when going out, it will show up in the data, and we will excitedly remove additional restrictions on our economy. If not, some communities could be

forced to look at implementing additional temporary restrictions.”

Gov. Polis announced that the Department of Public Health and Environment (CDPHE) has determined that C&C Coffee and Kitchen in Castle Rock is causing an imminent health hazard. CDPHE is using its authority under the Colorado Food Protection Act to suspend the license of the business indefinitely until it can be established that there is no longer a threat to public health.

As Colorado continues Safer at Home, there are a number of criteria the Governor is considering when making decisions on what can be reopened safely.

- What level of suppression of the virus has been achieved?
- What is the ability to do testing and containment?
- Will this decision put vulnerable populations at significantly greater risk?
- Does the health care system have the capacity to handle a surge?
- What’s the level of risk vs. societal / economic / psychological reward?
- Is the policy sustainable?

The Governor provided updates for when decisions would be possibly made around whether or not Colorado can begin to reopen other industries or loosen restrictions. These dates do not reflect when an industry may or may not open, only when the state will have more data to inform a decision around when they may be able to open and at what level.

- May 25 - the state will decide whether ski resorts can be open for Spring skiing. Resorts will only open if the host county wants them open.
- May 25 - the state will decide if restaurants can begin reopening and at what level.
- May 25 - the state will decide if summer residential and day camps can open in June, and if so, under what conditions.
- After June 1 - the state will decide if the Safer at Home order can be further modified to phase in other things like summer activities and public spaces like libraries. The Governor will make these decisions on a rolling basis, based on the latest data and evidence.

Gov. Polis announced that starting May 12, Coloradans may begin booking campsites at campgrounds in state parks where host counties that would like them open. Sites must observe social distance and sanitation guidelines and accept campers by reservation only. This is not a request for counties to open their campgrounds, but if they choose to do so, counties can work with the Department of Public Health and Environment and Department of Natural

Resources to do so as safely as possible. Coloradans are still encouraged to recreate locally. Coloradans must make a reservation at cpwshop.com

The Governor also announced a [partnership](#) with Rocky Mountain PBS, Gary Community Investments, and the Colorado Education Initiative called Colorado Classroom: Learning at Home! starting Monday, May 18th at 8:00 a.m. Every Monday through Friday for the next five weeks, Rocky Mountain PBS will provide two hours of standards-aligned K-3 literacy and English language development lessons by master teachers to students across the state - from the Eastern plains to the Western slope - on Rocky Mountain PBS's station.

The Governor and state know COVID-19 is disproportionately impacting communities of color and want to hear directly from all Coloradans so the state can have an informed public policy response that meets the needs of everyone. Visit covid19.colorado.gov and click on COVID-19 in Colorado and then the health equity response team to fill out the survey regarding your top concerns related to COVID-19 and racial disparities. Coloradan's responses will remain anonymous and will help inform the work of the team from a community perspective.

For more information and FAQ's about [Safer At Home](#) visit ColoradoSaferAtHome.com

View the [Governor's presentation](#) and the [news conference](#).

**Correction: During his prepared remarks while reflecting on the now 987 Coloradans who have lost their lives to COVID-19, Gov. Polis noted that John Sanchez was from Durango. Mr. Sanchez was from Denver. After his passing, his daughter said, "my dad was my everything. He was the best father, grandfather, son, friend, everything. He was a rare soul. Do whatever it takes to keep yourself and your family safe, quarantine, just take it serious because this could happen to anyone," his daughter said.



Contact Me

303.916.4105 jswartout@ccionline.org

Our mailing address is:
COLORADO COUNTIES, INC.,
800 GRANT STREET, SUITE 500
DENVER, COLORADO 80203
CALL US: 303.861.4076

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John Swartout <jswartout@ccionline.org>
Reply-To: John Swartout <jswartout@ccionline.org>
To: sanjuancounty@frontier.net

Mon, May 11, 2020 at 6:45 PM

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Outdoor Recreation Coordination Panel

Friday, May 15th
10:00 AM (1 hour)

AGENDA

Welcome (5-10 mins).....John Swartout/Dan Gibbs

Panel Updates

Colorado Department of Natural Resources.....Dan Gibbs/Doug Vilsack

U.S. Forest Service.....Jason Robertson

U.S. Bureau of Land Management.....Megan Gilbert

Q & A/Discussion



Willy Tookey <admin@sanjuancolorado.us>

Outdoor Recreation Panel Discussion - DNR, BLM, USFS

1 message

Daphne Gervais <DGervais@ccionline.org>

Mon, May 11, 2020 at 5:08 PM

To: John Swartout <JSwartout@ccionline.org>

Cc: Kristin Dunn <kdunn@ccionline.org>, Eric Bergman <ebergman@ccionline.org>, Kyley Burress

<KBurress@ccionline.org>, Gini Pingnot <gpingenot@ccionline.org>, Annie Olson <aolson@ccionline.org>, "Doug Vilsack

(douglas.vilsack@state.co.us)" <douglas.vilsack@state.co.us>

Hello CCI Districts,

As many of you know, CCI has been hosting virtual district meetings as platforms for regional exchange on pandemic response and recovery. While these meetings so far have been tailored to each district, this week we would like to invite all of our members to participate in a focused discussion on a widespread issue: outdoor recreation and associated summer tourism. This topic has repeatedly come up in district conversations, and after the Department of Natural Resources hosted an Outdoor Recreation Call a couple of weeks ago, CCI identified a space for additional conversation and coordination between local, state, and federal representatives.

With that, please join us on **Friday, May 15th from 10:00-11:00am** for this Outdoor Recreation Coordination Discussion. We will be hosting a panel of speakers who will provide updates and field your questions.

They are –

Colorado Department of Natural Resources

Dan Gibbs, Executive Director

U.S. Forest Service

Jason Robertson, Deputy Director of Recreation, Lands, Minerals & Volunteers

U.S. Bureau of Land Management

Megan Gilbert, Deputy State Director for Colorado, Resources and Fire

Additional staff will be available as well.

Attached is an agenda and below is the zoom information.

We hope you can join us!

Zoom Information:

Colorado Counties Inc. is inviting you to a scheduled Zoom meeting.

Topic: Outdoor Recreation Panel Discussion - DNR, BLM, USFS

Time: May 15, 2020 10:00 AM Mountain Time (US and Canada)

Join Zoom Meeting

<https://us02web.zoom.us/j/83320957534?pwd=WDdrUHByWnNFS3hPL0EwbmZhcWVMdz09>

Meeting ID: 833 2095 7534

Password: 791228

One tap mobile

+16465588656,,83320957534#,,1#,791228# US (New York)

+13017158592,,83320957534#,,1#,791228# US (Germantown)

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+1 669 900 9128 US (San Jose)

+1 253 215 8782 US (Tacoma)

+1 346 248 7799 US (Houston)

Meeting ID: 833 2095 7534

Password: 791228

Find your local number: <https://us02web.zoom.us/j/83320957534>

Daphne Gervais

Legislative & Policy Advocate

Colorado Counties, Inc.

800 Grant Street, Suite 500

Denver, CO 80203

303.861.4076 (o)

720.635.4705 (c)

www.ccionline.org



 **Outdoor Recreation Coordination Panel - Agenda.pdf**
73K



Funds	5/1/2020	Average/Month Operating Costs	Months of Operation
General Fund	753,064	141,287	5.3
Road and Bridge	299,436	50,267	6.0
Social Services	76,368	2,667	28.6
Emergency Services	815,192	69,963	11.7
Total	1,944,060		

Reserved Funds		Committed	Uncommitted	Notes
Conservation Trust	9,167	-	9,167	Parks and Recreation
Affordable Housing	166,517	116,500	50,017	Unused funds can be transferred to GF for reimbursement
Lodging Tax	175,861	40,243	135,618	Restricted To Tourist Promotion
Ambulance	52,188	52,154	-	Grant Match for New Ambulance
Courthouse	65,049	65,049		Match for DOLA, SHF and Unerfunded CH Grants
Fire Truck	145,326	145,229	-	Grant Match for New Fire Truck
Sheriff	43,071	35,000	8,071	New Vehicle Ordered 2019
Land Use Escrow	50,312	-	50,270	
Subtotal	707,492	454,175	253,143	
Gravel	144,470	-	144,470	
County Barn	35,319	21,000	14,319	Annual Payment
Road Equipment	13,253	129,000	(115,747)	Annual Payment
Asphalt	60,418	5,000	55,418	
Subtotal	253,460	155,000	98,460	
Contingency Fund Amendment 1	54,555	-	54,555	No Restrictions
Emergency Fund	30,000	-	30,000	Emergency Funds Restricted By TABOR
Forest Reserve	125,648	-	125,648	Secure Rural Schools Title III
Grand Total	3,115,215	609,175	561,806	

MEMORANDUM

May 4, 2020

TO: Economic Recovery Team
FR: William A. Tookey
RE: Economic Recovery Plan

The County has currently adopted the Governor's Safer At Home health order with the addition of a health advisory for any new or returning resident or business operator to self-quarantine for 14 days. The Safer At Home order is in effect until May 27, 2020. Using the previous outline that I sent the committee I have provided an update based on the Safer At Home Health Order and other information. If I have missed something or if my information is incorrect, please let me know. The current status for business operations under based on the Safer AT Home health order is as follows:

- I. Construction
The issuance of new permits is allowed. Both local and out of town contractors can work on construction site.
Contractors must follow guidelines implemented by state order.
Building Inspector/Code Enforcement Officer Bill MacDougall will monitor work sites to make sure best practices are being implemented.
- II. Tourist Economy
 - A. Railroad – The Railroad has delayed beginning services until early to mid-June. June trains will not run to Silverton. The Railroad needs to run at 75% capacity to break even.
 - B. Restaurants/Food service – Restaurants are allowed to operate but only with take out and curbside services. No in-house dining allowed at this time. The Town is planning on installing picnic tables on Greene and Blair St. to provide seating for restaurant customers.
 - C. Lodging
 1. Hotel/Motels – Hotels and Motels are currently allowed to operate to provide lodging for travelers doing essential business.
 2. RV Parks – RV Parks can provide rental spaces for long term (more than 30 days) customers. Businesses and employees returning for the summer season can occupy their RVs. RV Parks can not rent out sites for short term rentals (less than 30 days)
 3. Vacation Rentals – Vacation rentals are not allowed to operate at this time.
 - D. Gift Shops – Retail businesses are allowed to operate provided they meet the Governor's Safer At Home guidelines.

- III. Back Country
 - A. Jeep/ATV Tours
 - B. Motorized use of the backcountry
 - C. Non-Motorized use of the backcountry
 - 1. Hiking
 - 2. Biking
 - 3. Fishing
 - 4. Camping
 - 5. Hunting

San Juan County is not opening any backcountry roads at this time. They will review this action at their May 13th BOCC Meeting. Ouray County is not opening any backcountry roads at this time. Hinsdale County has one crew working on the Alpine Loop but are using gates to keep the road closed at this time.

The Forest Service currently have implemented the following fire restrictions:

- 1. Igniting, building, maintaining, attending or using a fire, including charcoal grills and barbecues, coal and wood burning stoves, and sheepherder's stoves. 36 CFR §261.52(a).
- 2. Smoking, except within an enclosed vehicle, trailer, or building. 36 CFR § 261.52(c).

The Forest Service has also closed all developed recreation sites until further notice. This includes camping, restrooms, picnic tables and day use areas. This includes South Mineral and Little Molas Campgrounds. Trails and trailheads remain open. Camping remains closed at Colorado Parks and Wildlife Areas. Governor's Order Limits Recreation to 10 miles from home.

- IV. Special Events
 - A. Outdoor Activities - Races etc.
 - B. Indoor Activities – Concerts etc.
 - C. Public Facilities

The Governor's Order limits the maximum number for gatherings at 10.

- V. Winter Activity
 - A. Ski Areas
 - B. Motorized winter activities
 - C. Non-Motorized winter activities

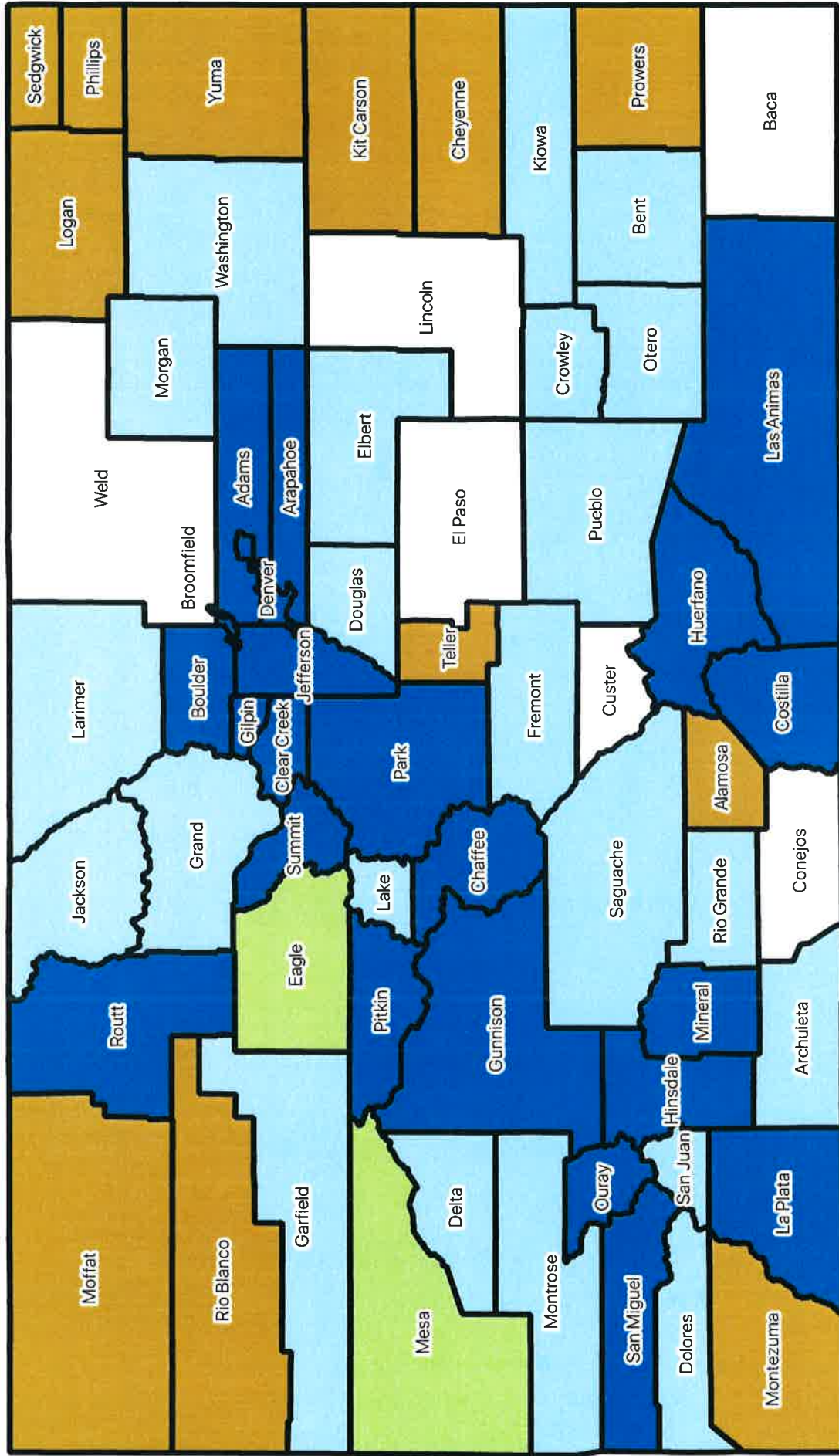
- VI. Marketing

- VII. Other Businesses

- VIII. Long Term Economic Recovery

- A. Workforce Mobility
- B. Remote Workforce

Colorado Counties - Safer-At-Home



* Please note that the variations in restrictions may be minor and limited to a specific economic sector(s) and/or differing phase-in dates.

- State's Safer-At-Home Approach
- More Restrictive* than State's Safer-At-Home Approach
- Requesting State Waiver
- State Exemption Granted*
- Unknown



SAN JUAN COUNTY
DEPARTMENT OF SOCIAL SERVICES

Department of Social Services
 Phone 970-387-5631 * Fax 970-387-5326
 Martha Johnson, Director
 3/31/2020

Date 4/29/2020 Transmittal # 3

Administrative Payroll	Payroll 3/20	\$6,044.88
Child Care	Payroll 3/20	\$ -
Colorado Works	Payroll 3/20	\$ 103.00
LEAP	Payroll 3/20	\$ -
Old Age Pension	Payroll 3/20	\$ 27.00
AND	Payroll 3/20	\$ -
TOTAL		<u><u>\$ 6,174.88</u></u>

I, MARTHA JOHNSON, Director of Social Services of San Juan County of Colorado, hereby certify that the payrolls listed above are available for inspection and have been paid to the payees listed.



 MARTHA JOHNSON

5/11/2020

I, PETER C MCKAY, Chairman of the San Juan County Board of Commissioners, hereby certify that the payments as set forth above have this date been approved and warrants in payment thereof issued upon the Social Services Fund.

 PETER C MCKAY

San Juan County Report of Activities through March-2020
COUNTY BUDGET 1/1/2020 THRU 12/31/2020
3/31/2020

Program Desc	Allocation	Y-T-D	Balance	% Budget YTD	%Year
Child Support Expenditures					
Revenues	\$ 2,000.00	\$ 32.78	\$ 1,967.22	1.64%	25%
County Share	\$ 610.00	\$ 11.96	\$ 598.04	1.96%	25%
Medicaid Transportation					
Revenues	\$ 5,000.00	\$ -	\$ 5,000.00	0.00%	25%
County Share	\$ -	\$ -	\$ -	0.00%	25%
Child Care Expenditures					
Revenues	\$ 8,525.00	\$ 829.11	\$ 7,695.89	9.73%	25%
County Share	\$ 1,705.00	\$ 199.26	\$ 1,505.74	11.69%	25%
Child Welfare Expenditures					
Revenue	\$ 42,648.00	\$ 3,711.53	\$ 38,936.47	8.70%	25%
County Share	\$ 7,942.00	\$ 740.45	\$ 7,201.55	9.32%	25%
Leap Administration					
Revenue	\$ 1,500.00	\$ -	\$ 1,500.00	0.00%	25%
County Share	\$ -	\$ -	\$ -	0.00%	25%
Colorado Works Expenditures					
Revenue	\$ 44,697.00	\$ 4,353.24	\$ 40,343.76	9.74%	25%
County Share	\$ 8,939.00	\$ 1,650.96	\$ 7,288.04	18.47%	25%
Regular Administration					
Revenue	\$ 55,000.00	\$ 12,197.98	\$ 42,802.02	22.18%	25%
County Share	\$ 11,000.00	\$ 2,152.58	\$ 8,847.42	19.57%	25%
CORE Services					
Revenue	\$ 24,000.00	\$ 4,000.00	\$ 20,000.00	16.67%	25%
County Share	\$ 744.80	\$ -	\$ 744.80	0.00%	25%
Old Age Pension					
Revenue	\$ 2,000.00	\$ 478.75	\$ 1,521.25	23.94%	25%
County Share	\$ -	\$ -	\$ -	0.00%	25%
Adult Protection					
Revenue	\$ 3,530.00	\$ 404.17	\$ 3,125.83	11.45%	25%
County Share	\$ 706.00	\$ 80.84	\$ 625.16	11.45%	25%
Special Projects					
Revenue	\$ 14,000.00	\$ -	\$ 14,000.00	0.00%	25%
County Share	\$ -	\$ -	\$ -	0.00%	25%
General Assist	\$ 500.00	\$ -	\$ 500.00	0.00%	25%
TOTAL EXPEND	\$ 179,400.00	\$ 26,007.56	\$ 157,392.44	14.50%	25%
TOTAL REVENUE	\$ 147,998.00	\$ 21,171.51	\$ 130,826.49	14.31%	25%
TOTAL COUNTY	\$ 30,896.00	\$ 4,836.05	\$ 26,665.95	15.75%	25%

Total county is different from budget because this spreadsheet does not include taxes collected

STATE FISCAL YEAR

State budget 7/1/2019 thru 6/30/2020

CATEGORY:	Allocation	M-T-D	Y-T-D	Balance	% of budget
REGULAR ADMIN	\$132,715.00	\$3,691.90	\$36,136.42	\$96,578.58	27.23%
COLORADO WORKS	\$44,697.00	\$465.79	\$20,910.13	\$23,786.87	46.78%
CHILD CARE	\$8,526.00	\$279.94	\$6,397.31	\$2,128.69	75.03%
80/20 CHILD WELFARE	\$38,296.60	\$2,604.98	\$11,919.71	\$26,376.89	31.12%
100%CHILD WELFARE	\$2,937.00	\$6.88	\$2,424.38	\$512.62	82.55%
ADULT PROTECTION	\$3,530.00	\$297.08	\$1,644.28	\$1,885.72	46.58%
CORE SERVICES	\$24,626.00	\$0.00	\$16,000.00	\$8,626.00	64.97%
GENERAL ASSISTANCE	\$500.00	\$0.00	\$0.00	\$500.00	0.00%
TOTALS	\$255,827.60	\$7,346.57	\$95,432.23	\$160,395.37	37.30%

**San Juan County Dept Of Human Services
Transaction List by Vendor**

Date	Num	Name	Memo	Account	Clr	Split	Debit	Credit
03/31/2020	11526	AN JUAN COUNT	ch 2020 Payr	- CASH- DSS FUND		-SPLT-		
03/31/2020	11526	AN JUAN COUNT	Net & Credit	PENSE-ADMINISTRATION		101.1 - CASH- DSS FUND	2,281.17	2,360.14
03/31/2020	11526	AN JUAN COUNT	10 Leap *11	EXPENSE-LEAP ADMIN		101.1 - CASH- DSS FUND	68.87	
03/31/2020	11527	VTY DEPT OF H	Uch 2020 Payr	- CASH- DSS FUND		-SPLT-		
03/31/2020	11527	VTY DEPT OF H	Ument Admin	XPENSE-ADMINISTRATION		101.1 - CASH- DSS FUND	1,125.14	3,505.54
03/31/2020	11527	VTY DEPT OF H	Ument IM *33	PENSE-ADMINISTRATION		101.1 - CASH- DSS FUND	142.20	
03/31/2020	11527	VTY DEPT OF H	Ument AP *X	ENSE-ADULT PROTECTION		101.1 - CASH- DSS FUND	238.20	
03/31/2020	11527	VTY DEPT OF H	Ument 1/12	CareENSE-CORE SERVICE 100%		101.1 - CASH- DSS FUND	2,000.00	
03/31/2020	11528	Christina L. Rh	oadeflagge Paymei	- CASH- DSS FUND		444.000 - EXPENSE-ADMINISTRATION		178.20
03/31/2020	11528	Christina L. Rh	oadeflagge IM meeti	EXPENSE-ADMINISTRATION		101.1 - CASH- DSS FUND	178.20	
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\$ 3,505.54 ← Tie to SJC Invoice \$
Difference between LPC and SJC Books

La Plata County Monthly SJC Charges

Month: Mar-20
From: La Plata County Department of Human Services
Invoice No.: 43921

Category	State Code	Munis	Quickbook Code	Hours	Wages
Child Support:	9100.8000.61910	1347204	444.052	0.00	\$ -
Administrative:	0500.7000.61910	1347604	444.000	20.00	\$ 1,125.14
Income Maintenance:	3350.4010.61910	1347604	444.000	4.00	\$ 142.20
Child Care	3150.2300.61910	1347104	444.183	0.00	\$ -
Adult Protection	X260.1010.61910	1347004	444.260	6.00	\$ 238.20
Adult Protection	P260.1012.65791	1347104	444.260	0.00	\$ -
Colorado Works:	I850.4210.61910	1347704	444.420	0.00	\$ -
Child Welfare 100	3200.1220.61910	1347304	444.068	0.00	\$ -
1/12th Core Services Allocation	3200.1210.61910	13473040	444.068	0.00	\$ 2,000.00
CSBG grant food purchase		1347604	444.100	0.00	\$ -
Summit Training room paid by La Plata County				0.00	\$ -
Attorney Hours	Code on invoice			0.00	\$ -
4 Hot Line Calls at \$22.00 each				0.00	\$ -

TOTAL **30.00** **\$ 3,505.54**

La Plata County Monthly SJC Charges
 Mar-20
 Hourly wages for San Juan County
 Prepared by: Emma Martin

Employee #	Employee	State Code	Category	Hours	Benefit \$	Salary \$	Total
6878	Emma Martin	0500.7000.61910	Administrative	10.00	\$ 11.32	\$ 31.76	\$ 430.80
6656	Katie Holt	3350.4010.61910	Income Maint	4.00	\$ 7.82	\$ 27.73	\$ 142.20
5453	Martha Johnson	0500.7000.61910	Administrative	9.00	\$ 16.71	\$ 57.25	\$ 665.64
6928	Stephanie Jones	0500.7000.61910	Administrative	1.00	\$ 6.98	\$ 21.72	\$ 28.70
6042	Audrey Louderback	X260.1010.61910	Adult Protection	6.00	\$ 10.84	\$ 28.86	\$ 238.20
Total				30.00			\$ 1,505.54

**San Juan Regional
Planning Commission**
SAN JUAN COUNTY TOWN OF SILVERTON
Silverton, Colorado 81433
P.O. Box 223

April 21, 2020

Board of County Commissioners
San Juan County
Silverton, CO 81433

Members of the Commission:

RE: Preliminary-Final Plan
"Tiny Home RV Park"
On Lime Creek Road CR 1
County Improvement Permit

At a regular meeting of the San Juan Regional Planning Commission, held on April 21, 2020, members of that Commission reviewed an application submitted by property owner Blake Campbell for Preliminary-Final Plan for a proposed "Tiny Home" RV Park. Following their review and lengthy discussion with the applicant Blake Campbell and neighbors on the phone, the Planning Commission voted five to two to recommend that you deny the Improvement Permit for the Preliminary-Final Permit for Proposed Tiny Home RV Park as submitted.

The applicant owns the property.

Thank you for considering this recommendation.

Sincerely,

Ken Safranski
Chairman

STAFF REPORT FOR THE BOARD OF COUNTY COMMISSIONERS
LIME CREEK ROAD TINY HOME RV PARK

REPORT DATE: MAY 10, 2020.

MEETING DATE: MAY 13, 2020.

FROM: PLANNING DIRECTOR.

Project: Proposed “Tiny Home” RV Park, Lime Creek Road, San Juan County, CO.

Application Type: Combined Preliminary-Final Plan for a San Juan County Improvement Permit Application.

Applicant: Blake Campbell. The applicant is buying the project site.

Owner: Nancy and Tom Dooley. The property owners are selling the project site to the Applicant.

Project Site Address: 1208 Lime Creek Road, San Juan County, CO.

Current Site Use: Vacant land, with an old log cabin.

Location: The project site is surrounded by a hairpin curve on Lime Creek Road. North of the project site is the residential Know Your Neighbor Subdivision. South of the project site is Forest Service public land, with a gravel quarry, and an unofficial RV/tent campground.

Proposed Improvements: This project is classified as a “Proposed RV Park” according to the County Land Use Regulations. The project includes 9 proposed units. The 9 units include: 6 proposed “tiny homes” on wheels (which are legally classified as RVs), 2 proposed mini-cabins, and there is one existing old cabin on the site, which could be renovated. Also proposed are: utilities and driveway improvements. The “tiny homes” on wheels, and the two mini-cabins are going to be rented as lodging, using Air B&B, on a nightly/weekly basis. The project is classified as and would operate like an “RV Park.”

Permit Process: This project requires a San Juan County Improvement Permit. The application process includes three steps: Sketch Plan, Preliminary Plan, and Final Plan.

SUMMARY: **The County Commissioners are reviewing the Preliminary-Final Plan. The Planning Commission has recommended denial. There is significant and consistent opposition from the majority of the adjacent land owners. The project appears to comply with the County’s Master Plan, and the County Land Use regulations. The site is located in the County’s Economic Development Corridor, which promotes flexible commercial uses where appropriate. The site’s zoning Intent is Residential. The site zoning permits for commercial uses, where deemed appropriate. Any proposed permanent uses at this site (including residential and commercial) are all “Uses Subject to Review.” The Commissioners can vote to approve, deny, or table this project.**

Project Review 1: On February 18, the Planning Commission recommended denial of the Sketch Plan. The Site Plan at that time included up to 17 units.

Project Review 2: In a March 11 Public Hearing, the County Commissioners approved the Sketch Plan, with Conditions of Approval. The Site Plan had been revised to show 9 proposed units, instead of 17.

Project Review 3: On April 21, the Planning Commission recommended **denial** of the Combined Preliminary-Final Plan.

Project Review 4: The County Commissioners are holding a 10:30 am Public Hearing on Wednesday, May 13, to review the Combined Preliminary-Final Plan.

Legal Notice: A Legal Notice was published in the newspaper on April 30, appearing at least 10 days before the Public Hearing. A copy of the April 30 legal notice is available from the Planning Director.

Submittal: The 300-page Combined Preliminary-Final Application was received electronically on March 31. The Applicant mailed fifteen paper copies (of a 70-page, abbreviated version of the application) to Silverton. One paper copy of the abbreviated application is **attached** for your review. The application is also posted on the County website.

Legal Access: The project site has legal access on Lime Creek Road (County Road 1). The project site has an existing driveway. Lime Creek Road (County Road 1) used to be a State Highway, and the County Road easement width is at least 60 feet. Lime Creek Road is along the property boundary of this site.

Existing Driveway: There is an existing driveway. It is across from Spud Circle, and therefore it is close to the Know Your Neighbor Subdivision. The existing driveway is the proposed RV Park access road. The neighbors have concerns with the RV Park, increase in vehicles, and the access.

Optional New, Secondary, or Looped Entrance and Driveway: The Applicant has offered to build a new driveway, further away from the neighbors, to address some of the adjacent land owner concerns. At least one Planning Commissioner noted his preference for use of the existing driveway, because of the anticipated environmental impacts of building a new driveway. Building a new driveway would move the traffic further away from the Know Your Neighbor Subdivision. It would also require a new culvert through the on-site Mill Creek. Use of the existing driveway would cause less environmental impact (such as tree clearing, grading, culvert) when compared to building a new or looped driveway.

Acreage: The Project Surveyor clarified in writing that the site acreage is approximately 5.75 acres.

Avalanche: The project site is not within a mapped avalanche zone, according to the adopted County avalanche hazard maps.

Geohazards: The project site is mapped on the adopted County geohazards map as CST and CSM. Colluvial mean gravity-deposited, CST is colluvial slope thick, and CSM is colluvial slope moderate.

Number of Units: The latest Site Plan shows 6 proposed “tiny home” RV spots, and 3 proposed mini-cabins. However, the Site Plan approved by the County Commissioners in March included only 2 proposed mini-cabins, not 3. The Site Plan originally reviewed by the Planning Commission included up to 17 units/camping spots, which was recommended for denial. Between the Planning Commission review and the County Commissioner review, the number of proposed units was cut in half. There is an existing old one-room cabin on this site, with no bathroom, which the Assessor classifies as “non-livable.” Depending on the proposed use or renovation of the existing cabin, the project currently includes a total of either 9 or 10 dwelling units. The total number of proposed dwelling units (9 or 10) needs to be clarified. The project includes 6 “tiny homes” on wheels. The acceptable number of

proposed mini-cabins should be discussed, and determined as either 2 or 3. The proposed use of the existing old “non-livable” cabin should be clarified. It may or may not be renovated, occupied, and/or used as a storage shed. It appears that the Applicant proposes to use it as a check in, front desk, and communal meeting place, and storage, without any existing or proposed bathroom facilities.

Water: The Applicant submitted a draft surface water rights filing, to draw water from Mill Creek. The Applicant proposes to draw water from Mill Creek upstream of the project site (on a property his family owns). If the existing access easement deeds and KYN Subdivision utility easements do not permit the proposed water line, then the Applicant proposes to draw water from Mill Creek on-site. The Applicant has been in contact with the Water Commissioner and Water Court processing his surface water rights application. Proof of adequate water is required as a condition of approval of this County Improvement Permit.

Sewer: The Applicant has submitted “engineered” septic system design plans and data. Septic profile test pits (required by the State and Health Department) were completed at the site in March. Final written approval of the septic system from San Juan Basin Health is required as a condition of approval of this County Improvement Permit.

Electric: The County regulations require “electrical connections” for all RV spaces. Underground electric is proposed, by tying into the nearby existing La Plata Electric Association (LPEA) electric line. The Applicant is also investigating proposed alternate power (solar, hydro, 12V, with a possible backup generator) instead of using LPEA electric - if alternate power would be acceptable to the County. The closest existing LPEA electric appears to be in the middle of the Know Your Neighbor Subdivision. Some of the neighbors are questioning the applicant’s and LPEA’s legal right to place underground electric line under the existing Subdivision Road (Spud Circle). The Commissioners might want to discuss the acceptability of alternate power sources (such as solar, hydro), which the Applicant would prefer to use. Alternately, the Commissioners might want to require that the electric for this RV Park needs to be reliable, provided by a standard utility company grid power source, provided by LPEA. Please review and consider the Condition number 28 added below, which reflects the Commissioners’ option of either requiring LPEA power, and/or allowing a reliable system of alternate off-grid power.

Generator: Any generator used at the site, either during or after construction, shall be operated in accordance with the County Land Use Regulations, which in part requires that all generators are enclosed or baffled, and are intended to lessen typical generator impacts (such as noise).

Phone & DSL: The Applicant is proposing to tie in to the nearby existing phone and DSL lines.

Propane: Propane in portable tanks is mentioned in the Application.

Woodstoves, Campfire Rings: Woodstoves are proposed, which shall meet the requirements of the County Land Use Regulations. Some proposed permanent campfire ring(s) are also being reviewed by the Chief Karola Hanks of the Durango Fire Department. The adjacent land owners have expressed air quality and fire hazard concerns with the proposed campfire ring(s).

Lighting: Exterior lighting is required and proposed, and shall meet the requirements of the existing County Land Use “dark sky” regulations, including but not limited to automatic shut off lighting.

Trash: The County's RV Park regulations require a "bear proof" refuse storage system.

Elevation: The elevation at the project site is below 9,000 feet.

Structure Style(s): The proposed style of the structure(s) would be 6 variable "tiny homes" on wheels. There are also 2 to 3 wooden mini-cabins proposed. There is an existing old (natural brown) log cabin on this site. All building materials shall comply with the County regulations, including non reflective building materials, limited glazing, and natural colors (such as browns and greens) which shall blend with the site vegetation.

Structure Height: The heights of the proposed structural improvements are relatively short, and are not anticipated to exceed the County's typical guideline of 35 feet maximum structural height.

Historical Structures: The Applicant included research within the submittal regarding the history of the parcel and the existing cabin. The parcel was created by signature of Roosevelt. The cabin was constructed around 1950, as a temporary overnight shelter for the Hotter family's transient cattle drivers.

Wetlands: It is likely that this site has some wetlands along the on-site Mill Creek, also alongside Lime Creek Road, especially at any road culverts. Due to snow cover, the exact location of any on-site wetlands is unknown. It is likely the project site can be developed without impacting wetlands. The Applicant has applied for an Army Corps of Engineers wetlands jurisdictional determination. That Army Corps clearance is a Condition of the County permit approval, along with obtaining any other required State and Federal permits. The Applicant sent an email (**attached**) depicting his recent correspondence with the Army Corps of Engineers. The proposed Condition of Approval for this project requires Army Corps of Engineers written approval, prior to any grading.

Survey: There is a 2006 stamped Survey Plat for this site, prepared by Licensed Surveyor John Mower of Mountain Man Surveying of Durango. The Surveyor has provided written clarification of the acreage, which is approximately 5.75 acres. The survey shall be updated and filed at the Courthouse, to clarify the property boundary in relation to Lime Creek Road, clarify the conflicting Deed Legal Description, and formally dedicate the County Road easement of at least 60 feet.

Visual Impact: The proposed structures are located in the existing vegetation. The County has regulations regarding visibility of structures, as viewed from County Roads and public trails. Screening is proposed for this project, including adding to the existing vegetation on site, by planting evergreen and native vegetation, to reduce the view of any visible structures, as viewed from Lime Creek Road. Location of screening is TBD by County staff after snowmelt, based on actual visibility of the proposed structures from Lime Creek Road observed during construction.

Building Envelope: The proposed "tiny home" RV spots are shown on the Site Plan. The County regulations require that each RV spot requires a minimum of 2500 square feet, with a minimum of 20 feet between RVs, and this project appears to comply with that. Structures are required to meet the minimum County setbacks from the exterior property boundaries, which would be 30 feet adjacent to private lands, and 20 feet adjacent to public lands. This site is bordered by both public and private lands. The County "Setback" definition describes that within the 20- to 30-foot wide setback areas, the land should be "unobstructed and unoccupied." Therefore, there shall be no "tiny homes" on wheels (RVs) nor permanent structures within 30 feet of the property lines where the neighboring parcel is privately owned.

Road Closures/Plowing: The County hires a contractor to plow Lime Creek Road, and this site is at the end of the plowed section of Lime Creek Road. Wintertime access by vehicle to this site would therefore be from Highway 550 at the Cascade Curve. Summer access would be in both directions on Lime Creek Road, which connects to Highway 550 in two places.

Zoning: The site is zoned Rural Residential, which permits for all uses including residential and commercial as Uses Subject to Review. The “Intent” of the Rural Residential zone is Residential. The County Land Use Regulations state that commercial uses may be permitted in the Rural Residential zone, as a Use Subject to Review. The acreage required to develop in Rural Residential is 5 acres, with a density of 1 unit per parcel. The site is bordered by Know Your Neighbor, which is zoned Urban Residential. The KYN Tracts are smaller in acreage than the project site. The land south of the project site is unzoned public land administered by the Forest Service

RV Parks: The RV Park regulations appear to be met by the proposed development, with two exceptions. A bathhouse is required (“public toilets, sinks, and showers”); the Applicant is not proposing a bathhouse (but has agreed to build that if required). The RV Park regulations note that an RV must not be parked on site longer than 6 months; the Applicant would prefer the “tiny homes” to remain in place year-round. The Applicant has offered that he can comply with the 6 month limit, if required by the County. The County Commissioners, in March, suggested that these two requirements (the communal bathroom facility, and the 6 month limit) should be discussed at the April Planning Commission meeting. In order to reduce or avoid RV traffic issues on Lime Creek Road, which was an adjacent land owner concern, the County Commissioners specified that the project should not accept any guest-owned RVs. They discussed the rental of applicant-owned “tiny homes” which would remain in place. They requested further discussion of these two requirements by the Planning Commission (the bathhouse, and the 6 month time limit). The Planning Commission recommended denial of the Preliminary-Final Plan, before discussing the bathhouse or the 6 month time limit. The bathhouse and six month time limit requirements are still undecided. There are two conditions of approval below, to specify the requirement or any potential exemption(s). This project complies with a County regulation requiring at least 1.5 acres for any RV Park, because the site acreage is approximately 5.75 acres.

Economic Development Corridor: The site is within the County’s Economic Development Corridor, as shown on the two pages of the Master Plan which were previously provided to you. The Development Corridors are areas selected by the County along our best maintained roads, where development is to be encouraged, when compared to development on difficult to access, remote, backcountry mining claims. .

Master Plan: The Master Plan states “Economic corridors are suitable for residential, light industrial, and flexible commercial uses.” This project appears to comply with the words and the intent of the community-developed 2010 Master Plan. The Applicant has prepared a letter, received yesterday, **attached** for your review. The Applicant’s letter includes some quotes of the text of the Master Plan, indicating that this proposed RV Park appears to comply with the Master Plan, in developing additional campgrounds, and promoting outdoor recreation.

Emergency Services: The project site is alongside one of our more accessible and plowed County Roads. The standard County caveat “emergency services may not be available in a timely manner and may not be available at all” could apply to this site at times. The Durango area emergency services would be likely to reach this site first, before San Juan County emergency services. The Applicant has been working with Fire Chief Karola Hanks in Durango, regarding this project. Final written approval would be needed for

this project from the Durango area emergency services, as a condition of County approval. New correspondence regarding the Fire Chief's project review is **attached**.

Defensible Space and Fire Hazard: The County Regulations require "Colorado Fire Wise" fire mitigation, including the creation of "defensible space." The Applicant shall continue to work with a local fire mitigation specialist to evaluate the presence of any beetle kill, to advise the Applicant during design, on clearing of any beetle kill, clearing of excess vegetation for fire safety, overall reduction of fire hazards, and for fire suppression and site layout.

Season of Use: The Applicant is proposing the option of a year round use of the proposed RV Park.

Adjacent Land Owners: Adjacent landowners of private lands within 1500 feet of the project site exterior properties boundaries were notified of this project upon receipt of the Sketch Plan Application. The adjacent land owner notification letter and written comments received from neighbors were previously provided to you. Four **attached** emails were recently received from adjacent land owners, written specifically for this May 13 meeting, all stating opposition. A few people spoke in favor of this project during the April Planning Commission meeting. Additional neighbors submitted verbal and previously written opposition. It can be summarized that the majority of the adjacent land owners strongly oppose approval of this project. The applicant has submitted a list of campground Rules (**attached**), which are intended to reduce the potential impacts to the neighbors. It is likely that some of the neighbors will "call in" to the County Commissioners meeting, and they can be expected to urge you to deny this project, as the Planning Commission also recommends denial, due to the many concerns of adverse impacts expressed by the neighbors.

Trails: There are no known trails on the project site. Any on-site trails shall require a continuation of public access.

County Road & Bridge Department Comments: Comments were not yet received from the County Road and Bridge Department, on the form and application binder I provided to them. As a condition of approval, the forthcoming County Road and Bridge requirements shall be followed. That may possibly include currently unknown driveway specifications near Lime Creek Road, such as a culvert repair, etc. The Road and Bridge requirements, in my experience, have never been unreasonable or cost prohibitive.

Guest RVs, Campers, Fifth Wheels: Neighbors recently questioned that in the future, if the property changes ownership, and/or the six "tiny homes" on wheels are removed, if future RV Park guests would then be allowed to bring in their own RVs and campers. That could significantly change the traffic conditions on the County Road, and increase potential impacts to the neighbors. I have added Condition 27 below, to specify that this approval is for the proposed "tiny homes" on wheels only, which are to classified as RVs, and are to remain in place. The County Commissioners specified in March that no guest RVs or campers are to be permitted, because of the neighbor concerns, and the potential for County Road impacts (considering dust, noise, road width, travel hazards, road maintenance, and plowing). Please take a look at the new Condition 27 below, to check if you approve of the wording.

Actions: The County Commissioners are reviewing the Preliminary-Final Plan, for an Improvement Permit Application, for a proposed "Tiny Home" RV Park on Lime Creek Road. There are three options:
(1) **Approve** the Preliminary-Final Plan with "conditions of approval."
(2) **Deny** the Preliminary-Final Plan, stating a County regulation with which the project does not comply,

as the reason for denial.

(3) “**Table**” the project, because the County Commissioners need certain document(s) before a decision can be made.

Staff Recommendation: The Planning Director recommendation is that the Preliminary-Final Plan project can be recommended for approval, with a long list of Conditions of Approval. The reason for this Staff recommendation is that the project appears to be general compliance with both the Master Plan and the County Land Use regulations. Additionally, there are very few properties where a limited Commercial, rental-residential lodging or “RV Park” use would be acceptable, due to our County’s generally steep terrain, lack of safe access; and the compatibility of this project with surrounding land use and similar density.

Reasons to Approve the Project: A reason for recommending approval of this project is that the project complies with the Master Plan, and the County’s stated intent of the Economic Development Corridors. The project is in general compliance with the RV Park regulations, and the site zoning indicates that limited commercial uses may be permitted, where deemed appropriate. If the Board of County Commissioners determines that the Preliminary-Final Plan is acceptable, there are proposed Conditions of Approval listed below for your consideration.

The site is within the County’s specified Development Corridor. That is the limited corridor set aside where “flexible commercial” uses can or should be permitted. The Lime Creek Road area, this site, and the Know Your Neighbor Subdivision, are specifically noted as being within the Development Corridor.

The site zoning “Intent” is “Residential.” However, at the February Planning Commission meeting, it was noted that there is nowhere in the County where the zoning “Intent” is specified as “Commercial.” That indicates that the suitability of a specific project site for a proposed Commercial use, anywhere in San Juan County, can only be approved in rare instances, as a Use Subject to Review, on a case-by-case basis, and depending on the site-specific characteristics.

The Applicant has reduced the proposed tiny home units by about half, revised the layout to move units further from neighbors, offered to relocate or loop the driveway, and added more screening using proposed planting of trees/vegetation. The Commissioners also indicated that they would like to require that no guest RVs are permitted, thereby reducing traffic issues and associated road/neighbor impacts. These revisions are expected to reduce the overall potential neighborhood impacts.

Commercial uses “*may be permitted*” within the Rural Residential Zoning District, as Uses Subject to Review.

The density of the proposal is similar to the surrounding Urban Residential Know Your Neighbor Subdivision density, in the number of dwelling units per acre.

There is existing RV and tent camping adjacent to this site, on public lands, which appears to be unregulated, and to not have any septic system facilities. Therefore this RV Park could possibly create an overall positive local water quality and/or environmental impact, by being regulated in comparison.

The project slightly increases the lodging opportunities at the South end of the County, and promotes the enjoyment of the directly-adjacent public lands.

Reasons to Deny the Project: The County Commissioners may decide that the Preliminary-Final Plan should be denied. If denial is recommended, then possible reasons for denial may be the following:

The stated “Intent” of the Rural Residential District is Residential. The County Land Use Regulations states “*The intent of the Rural Residential Zoning District is to allow single-family residential use on larger tracts of rural land...*” The County Commissioners may decide that the zoning of the site indicates that the use shall remain vacant/residential, and that the proposed commercial use of this site is not appropriate.

The majority of the neighbors are opposed to this project, and the proposed RV Park may be considered incompatible with the surrounding land use, which is mostly single-family residential. Therefore the County Commissioners may determine that the **anticipated “adverse impacts”** to the surrounding lands and/or to the adjacent land owners are too significant to be able to approve this project.

The **Density** (specified in the County regulations) for the Rural Residential Zoning District is 1 unit per parcel, with the Minimum parcel or lot area of five acres.

Option to “Table” the Project: The Board of County Commissioners may decide to “table” this project, to give it further consideration, and/or because there is a critical piece of information missing which will affect the approval or denial. If the County Commissioners would like to table the project, then it would be advisable to specify for the Applicant the reason, or what missing piece of information is needed.

Conditions of Approval: If the County Commissioners decide to approve this Preliminary-Final Plan, here are updated **Conditions of Approval** to consider. **Conditions 10, 13, 23, 24, and 28** have “choices” which should be discussed by the County Commissioners. Those choices relate to: the number of mini-cabins, moving the driveway, the bathhouse, the six month RV time limit, and the grid/off-grid electricity.

1. If the site is found to contain less than **5.0 acres**, the acreage shall cause the project to return to the Board of County Commissioners for re-consideration.
2. An **Amended Survey Plat**, showing the property boundaries, County Road 1, and the County Road easement, and a Deed with Corrected Legal Description, prepared by a Licensed Surveyor, shall be prepared and filed, before the commencement of any grading.
3. Any portion of the **County Road right-of-way** easement existing on the project site shall be depicted on the Survey Plat, with the correct easement width, as determined through research by a Licensed Surveyor, using CDOT files, and to the approval of the County Surveyor and County Road & Bridge Department. A minimum right-of-way width of sixty feet is to be depicted, along any portion of Lime Creek Road which exists on the property, with a minimum of thirty feet on either side of the existing driving surface centerline.
4. **Screening** shall be required for this project, to lessen anticipated impacts to the public as viewed from County Road 1, Lime Creek Road. The screening shall be in accordance with the County regulations, and determined by County staff during a site visit. Screening shall consist mainly of evergreens to provide year round coverage as viewed from Lime Creek Road. Additional screening shall be required, TBD by County staff during a site visit, to lessen the anticipated visual impact from Know Your Neighbor Tracts. If the Applicant does not agree with the proposed screening, TBD by County

STAFF REPORT FOR BOCC, LIME CREEK ROAD TINY HOME RV PARK, MAY 10, 2020.

staff during site visit, then the Applicant may have the proposed screening reconsidered at a regular meeting of the Board of County Commissioners. Screening can include a combination of dark brown/green wooden fencing, evergreens, and native deciduous vegetation. The locations of structures shall be selected to create the least visual impact as viewed from Lime Creek Road and from adjacent cabins/building envelopes.

5. All **State and Federal** permits and regulations are required as a condition of this County permit, including but not limited to: NPDES/CDPHE stormwater permits, Army Corps of Engineers wetlands permitting, OSHA, Utility Notification Center of Colorado. All required State and Federal permits shall be obtained prior to commencement of the work. If regulations differ, then the most stringent shall apply. Failure to comply with State and Federal regulations shall void this County permit.
6. The Applicant is required to obtain written approval of the project from **Durango Fire** and Rescue prior to any grading.
7. Proposed **utilities** shall be as shown on the Preliminary-Final Plans. Any changes to the proposed utility layout shall be shown on a revised Utility Plan and resubmitted to the County prior to grading. Any changes to the proposed improvements shown on the Site Plan or Utility Plan, which are deemed significant as determined by the County Administrator, shall require further review by the Board of County Commissioners.
8. Written approval of the **septic** system design from the San Juan Basin Health Department is required as a condition of the County Improvement Permit. No grading, utility, or construction work shall commence prior to obtaining the written approval of the proposed septic system.
9. **Water rights** shall be completed with the Water Court. Any changes to the proposed water system shall be submitted to the County, and if deemed significant as determined by the County Administrator, shall require further review by the Board of County Commissioners. The County Improvement Permit approval is contingent on the water rights approval.
10. Approval of this Improvement Permit allows for: up to 6 RV spots (occupied by “tiny homes” on wheels), up to **2 or 3 mini-cabins**, and renovation of the existing cabin. Any additional proposed outbuildings, sheds, enclosures, free standing solar panels, greenhouses, carports, garages, utility buildings, pump houses, above grade **structures**, requires amending and resubmittal of the Site Plan, and shall require further review by the Board of County Commissioners.
11. San Juan County requires **reseeding** of any disturbed soil ground surface with certified weed free native seed. The reseeding shall comply with the applicable San Juan County Zoning and Land Use Regulations.
12. San Juan County has “dark sky” **lighting** requirements. Any lighting associated with this proposed RV Park shall comply with the applicable San Juan County Zoning and Land Use Regulations.
13. Parking and **driveway** improvements shall be in accordance with recommendations of the County Road & Bridge Department. The main entrance **shall/shall not** be located at the existing driveway.

14. The project shall comply with all applicable San Juan County Zoning and Land Use **Regulations**. The violation of San Juan County Zoning and Land Use Regulations, any State or Federal regulations, shall cause this permit to be void. If requirements differ, the most stringent shall apply.
15. A wildfire mitigation consultant from the Durango area shall be used to create a defensible space and **fire mitigation** written and field-verbal recommendations, to reduce the overall hazards of a forest fire. The wildfire mitigation consultant shall work with the Applicant and the local fire authorities, to develop recommendations, which shall be installed/followed by the Applicant, on items including but not limited to: defensible space, dead standing/brush/tree thinning, placement/sizing of cistern(s), any fire sprinklers/alarms/suppression system, availability of water, placement of propane and combustibles, selection of heat, woodstoves, communal/guest campfire ring(s) if any, and fire resistant building materials.
16. On site **burning** of cut tree limbs and brush requires notification of the San Juan County Sheriff and Fire Departments prior to the controlled burn. Water and tools shall be readily available directly adjacent to the fire during any controlled burn and there shall be no unsupervised campfires or burn piles. The Sheriff and Fire Departments shall have the right to prevent the owner and contractor from burning, if weather conditions are expected to be dry or windy. Any proposed RV Park **campfire** area(s) shall be limited to permanent installations approved by the County Sheriff and Durango Fire and Rescue.
17. Immediately prior to tree clearing, grading, and foundation excavation occurring within 30 feet of any of the project site property lines, the property lines shall be roped off using **survey flagging** or caution tape, by a Licensed Surveyor. The flagging marking the closest property line shall be clearly understandable in the field, for measuring and to prevent the tree clearing/heavy equipment from trespassing onto any adjacent lands.
18. **Building materials** shall meet the requirements of the San Juan County Land Use regulations, including but not limited to natural colors, non-reflective natural materials, and limited glazing. The building material colors shall match the surrounding vegetation.
19. The Applicant hereby acknowledges that **emergency services** may not be available in a timely manner, and may not be available at all.
20. If the Final Plan for this Improvement Permit Application is approved by the Board of County Commissioners, the Applicant shall cause this List of Conditions of Approval to be signed by the Property Owner(s) in the presence of a **Notary** Public, and shall file this document at the San Juan County Colorado County Courthouse.
21. A bear proof **trash** solid waste storage system is required.
22. Any on-site existing **trails** shall remain open to public access.
23. A requested exemption to the guest **bathroom** toilets, showers, and sinks required in the County RV Park regulations is **approved/denied**.

STAFF REPORT FOR BOCC, LIME CREEK ROAD TINY HOME RV PARK, MAY 10, 2020.

24. A requested exemption to the RV **six-month time limit**, as described in the County RV Park regulations, is **approved/denied**.
25. The County **Historic** Impact Review Committee shall be provided by the Applicant with photos and general written information on historic structures and relics at and adjacent to the site. Historic Impact Review Committee shall visit the site, prior to any grading, to make written recommendations to which the Applicant shall comply.
26. Since the site appears to be located within the County's **Scenic Preservation** Overlay District, the standards for that District, described in County Zoning and Land Use Section 1-114, shall be used for the project design.
27. Approval of this project shall only permit for the specified tiny homes on wheels, and mini-cabins. **No guest RVs** shall be permitted at this site, because of the anticipated effects associated with an increase of RV traffic on the County Road, and because of the concerns of the adjacent land owners. The presence of any RVs, campers, travel trailers, fifth wheels at the site shall cause the Applicant's project and operations to be re-examined by the County Commissioners, who may impose additional stipulations on the permit/use, and may determine to revoke this Improvement Permit.
28. The County RV Park regulations require "**electrical connections**" for all RV spaces. The electricity for this project **is/is not** required to be provided by tying into the nearby existing La Plata Electric Association (LPEA) electric grid infrastructure. Reliable off-grid systems of alternate electricity power sources (such as solar, hydroelectric, with baffled/enclosed generator backup) **are/are not** acceptable to the County for this project, instead of tying into the existing grid LPEA power.
29. *Any additional conditions of approval the Board of County Commissioners would like to add to this list.*

5/7/2020

Dear Board of County Commissioners,

Thank you for the consideration you showed us in our previous meeting together. We were hoping that our recent Planning Commission meeting would be a similar "discussion" type meeting, so we were a bit disappointed in the way it turned out. At any rate, the following is for your consideration for Wednesday, and I apologize for the length.

1. We've tried to address all concerns, and can address any more you have.

We have been frustrated at the volume of concerns and objections from neighbors. (~30 pages worth.) And nothing we do seems to lessen any of them. But know that we are still flexible on all aspects of our project. Please let us know the concerns you still have.

2. Taxes and Impacts on the County

San Juan County will be receiving a 2% Lodging Tax for each guest. There is also Property Tax and our Annual Business License Fee. Based on our mildly optimistic income projections, and assuming a Silverton revenue of \$2 Million annually, these taxes could add a full 1% to that revenue (not insignificant). We will be paying impact fees to Durango Fire. And with the road already being plowed, our project creates **no additional expenses for the county**. Our only minimal service needed of San Juan is the Sheriff/Law Enforcement.

3. Future RV use.

A concern was raised about what happens in the future with RVs and property transfers. Together with the County, we can make sure that RV's will never be allowed. We suggest a deed restriction and/or condition of approval set to not allow traditional RVs. And there could also be a re-application required as part of a property transfer.

4. Impacts will be minimal. Net impacts will be positive.

No RVs. No shooting. No generators. No loud motor sports. We are confident the noise level will remain almost unchanged. It will still be a peaceful quiet place when we are operating. And our guests will be informed on how to get to us, where private land is, have clear maps, and won't be bothering the neighbors.

Positives: We will help monitor and maintain the neglected Forest Service camping areas. We will improve the fire survivability of the area by clearing beetle kill, creating fire breaks, and installing a fire hydrant (currently none). We will be addressing noxious weeds in the area, like the invading thistles. We might be able to keep an area at the end of the plowed section clear for the regular Lime Creek winter visitors, so they don't have to block the Spud Circle driveway. We plan to fill in potholes on Lime Creek Rd, and will advocate for dust treatment, for our small section, so even road and air quality will improve.

As far as **property values**, we think our project will actually **increase** them. Vacant lots currently stay on the market for many years. It should help to have interested traffic.

This is one of the **least impactful and most compatible uses** we can think of. We aren't asking for anything like a gun range, snowmobile/side-by-side rental, 2-stroke dirt track, cow or chicken farm, apartment building, lumber mill, or mining operation.

5. Our project is compatible with Know Your Neighbor cabins and second homes

A very small development like ours fits in perfectly with the area. The surrounding Forest Service land is recreational, with **nearly identical uses**. And KYN is exclusively second homes and seasonal cabins; so it's used for seasonal or occasional vacation use only. Our guests will be doing the same thing, just renting instead of owning, but again, a nearly identical use. This seems like the future of vacation homes in the "sharing economy." Not everyone needs to own a cabin in the woods to use a few weeks of the year at worst, or half the year at best. There isn't enough land for everyone to do that. It's not sustainable.

The KYN neighborhood is higher density, with cabin lots of 2-5 acres, surrounded by 14 other similar properties, where owners should expect some noise. Indeed, we expect noise from *them* when we visit our family's 38 acres. We hear cars, chain saws, guns, dogs, 2-stroke motorcycles, and people talking and laughing, all from neighboring lots. Additionally, KYN is situated on Lime Creek Rd, with it's traffic and noise.

6. Zoning is compatible. (Conditional use can also be used for approval.)

All zones allow commercial use. Zoning is probably Rural Residential, and KYN is Urban Residential. For both zones, "Other activities including... commercial businesses... may be permitted." Both zones mention Chapter 5's special uses, which include RV Parks.

The KYN zoning not only allows commercial within it but also says such zones can be placed near a resort or similar development. "The intent... is to permit smaller-lot subdivisions, lower density multi-family units and limited commercial businesses... where appropriate near an existing town, resort or similar development."

7. We fit the Master Plan, like a glove.

The County website says that part of The Planning Commission's role is to prepare and adopt the county master plan. We felt like it may have been dismissed too readily. And we might be at fault for not being clearer about how we fit.

When we talk about this fitting the Master Plan, we don't mean that it happens to *accidentally* fall into an Economic Development Corridor; we mean that it fits the plan *perfectly*. The Master Plan encouraged us from the onset to continue pursuing this project. Business decisions were made on the expectation that San Juan County would uphold the goals and objectives therein, which the community helped draft. I found over 40 statements that advocate the approval of this project and not one against. *Below, the short list:*

1. "Tourism expands and diversifies. Tourism markets are continually expanded. Opportunities for mountain recreation, adventure... attract visitors and residents."
2. "more tourists who stay longer and attract new residents."

3. **“Lodging, developed campsites, dining, and entertainment options expand and are available year-round.”**
4. “The cultivation and support of existing and new economic drivers provides higher paying jobs and eases seasonal fluctuations.”
5. “...county officials will work... with applicants, creating a business friendly environment.”
6. “Encourage economic growth and investment...” “...grow the local economy.”
7. “Promote enterprise zone... to encourage... new businesses to locate in San Juan County”
8. “Impacts of... development on natural assets are mitigated. [By]...cluster[ing] structures in focused growth areas and/or build them in low-visibility places...”
9. **“Create opportunities for developed campgrounds”**
10. **“Generate positive outcomes and benefits... from future resort-like developments.”**
11. “Our ski areas, developed campgrounds, and out-fitters make Silverton and San Juan County a desirable and exciting place to live and visit.”
12. “Expand and enhance opportunities for outdoor recreation in and near Silverton.”
13. “Continue to expand and diversify winter recreation opportunities...”
14. **“Identify areas in Silverton and the county that are suitable for campgrounds** given natural resources, natural hazards, infrastructure and public services.”
15. “Focus future development... into economic corridors... where public services are available and that provide feasible opportunities for growing the community and the economy.”
16. **“Economic corridors are suitable for residential... and flexible commercial uses and already contain existing residential development.”**
17. “South County on or near Highway 550... and **Know Your Neighbor residential area...**”
18. “Private property rights are respected.”

8. Adjacent public lands are for the benefit of all, not just owners.

Our properties are surrounded by public lands, which are to be used for “the greatest good, of the greatest number, in the long run.” - Gifford Pinchot (1st Head of the USFS.) The not-in-my-backyard sentiment is especially frustrating in this case, because it’s not just *our* backyard, but everyone’s backyard. It’s also these very lands that fuel our economy. In the coming weeks we may be losing businesses, jobs, and residents, so now *more than ever*, we as a county should be encouraging growth that utilizes our public lands. We would ask the BOCC to act in the interests of the Public, the County, and our economy.

My family and later Chris’ family are moving back to the County. We hope we can bring our own jobs with us. Thank you for your consideration.

Sincerely,



Blake Campbell and Chris Langford

Quick Review

Hanks, Karola <Karola.Hanks@durangofire.org>
To: Blake Campbell <usablake@gmail.com>

Mon, Apr 20, 2020 at 5:39 PM

Blake,

Good to hear from you. I read through everything briefly and only have a few comments:

1. Dead end roads in excess must have a turn-around or an emergency exit that supports a 60,000 lb. apparatus. I would recommend maintaining a second egress for safety sake although the turn-around is also legal per the fire code but may not meet dead-end travel distance for San Juan County land use and engineering codes.
2. Photos of tiny homes show combustible mulch in the vicinity of the homes. I recommend that mulch not be used within 5 feet of the structure and preferably up to 10 feet. We have had a significant number of fires in this mulch during the dry times of the year.

I think you have worked hard to meet expectations. We will meet after a full review and discuss anything that comes up but this should get you moving to the next stage.

Karola

From: Blake Campbell <usablake@gmail.com>
Sent: Monday, April 20, 2020 11:57 AM

Karola,

Would you mind taking a quick look at this and see if there are any glaring details that I need to address before sending you a full application for review?

I'll give you the full 21 days that you want for the actual review but I did want to send you something to make sure we are headed in the right direction.

....
This is concerning the Lime Creek Rd RV Park/Tiny House Resort that I have called you about a few times over the past 3 years. We sat down and talked about it because I was worried about some serious access and grade issues we had. Well, we couldn't get access so we moved it across the neighborhood and it's now on flatter terrain, with good access, and no road grade issues. And I want to thank you for being really nice and helpful in that meeting we had. If you had been rigid and harsh, we may have just quit then and there. Thank you.

I'll attach our county application in case you need it, our Fire Smart mitigation proposal, and I'll include some details below in bullet points.

- It's 5.75 acres. Mostly forested. Surrounded by the county Rd.
- We will need additional screening for neighbors which we are hoping to use natural plantings.
- The COWRAP reports show low risk and low burn ability for our area. I can send the full report if you want.
- We are next to the river which flows between 300-600 gpm during a medium low to medium high flow.
- Two options for roads are in play: Both will have 20' roads and one will have a second entrance. A culvert crossing is approved, as the new second entrance is across the stream. The other option is one entrance with T or other approved turn around at the end.
- Grades will be closer to zero throughout but less than 5% and maybe a spot of 10% if we can't get the grade to the culvert crossing right.
- The County Rd is darn near flat and plowed year round, along the west half of the property to Spud Circle.
- We will be putting in a **6" Dry Hydrant** into a pond that will hold 65,000 gallons of water (under the 3' of ice.) Calculations attached.
- We plan to have 9 units (6 tiny houses on RV sites and 3 Cabins on stilts).
- The plan is to have 4 fire pits, 1 communal for the tiny houses and 3 individual ones for the cabins.
- We plan to have motion sensing cameras keeping an eye on fire pits so we are alerted to activity and can monitor it. This may or may not work perfectly depending on bandwidth availability.
- Outside RVs wont even be allowed. We control all units. Unsafe conditions will be reasonably mitigated before they become a problem.
- All units will have extinguishers and Nest smoke alarms that will alert us to any smoke.
- We plan to irrigate when there is a dry season so that we don't pose an additional risk of being the source of a fire.

Thanks for your input.
Blake Campbell



Blake Campbell <usablake@gmail.com>

Army Corps Info



Morse, W Travis CIV USARMY CESPCK (USA) <w.travis.morse@usace.army.mil>
To: Blake Campbell <usablake@gmail.com>

Fri, Apr 10, 2020 at 4:09 PM

Hi Blake,

I have reviewed the details of your tiny house project on Lime Creek Rd. Based on my understanding, you plan on creating a 20' wide culvert crossing over Mill Creek. Due to an anticipated loss of US waters being less than 1/10th of an acre and no impacts to wetlands, notification and coordination with our office or other study for the Army Corps on this action would not be required under Nationwide Permit 14 for linear transportation projects (attached). Please note that you must be compliant with the General and Regional Conditions of Nationwide Permit 14.

Sincerely,

Travis Morse
Senior Project Manager
Colorado West Section
U.S. Army Corps of Engineers 
400 Rood Avenue, Room 224
Grand Junction, Colorado 81501
 (970) 243-1199 ext. 1014

In response to COVID-19, Regulatory Division staff are teleworking from home or other approved location. We will do our best to administer the Regulatory Program in an effective and efficient manner. Priority will be given to health and safety activities and essential infrastructure. Action on your permit application or other request may be delayed during this emergency. We appreciate your patience over the next several weeks.

For more information about our program, you can visit our website at <http://www.spk.usace.army.mil/Missions/Regulatory.aspx>

-----Original Message-----

From: Blake Campbell [mailto:usablake@gmail.com]
Sent: Wednesday, April 8, 2020 12:28 PM
To: Morse, W Travis CIV USARMY CESPCK (USA) <w.travis.morse@usace.army.mil>
Subject: [Non-DoD Source] Re: Army Corps info

Travis,

Thank you for spending some time on this. We don't mind doing an application. I even filled one out for you to look over. I can officially submit it if you need me to.

Our main concern is the wetland study.

We will be crossing Mill Creek with a 4'-6' culvert. That culvert could have an embedded invert, below the stream bed surface, with native stream bed material returned to it for minimal impact. It is likely that there are no other wetlands being touched. We are avoiding any areas that even look wet.

It is most likely that the areas we are avoiding are not wetlands anyway. The soil is extremely well draining. Our soil analysis for the septic engineering showed type 1 or 2 soil which is the best draining before you get past sand into gravel. There was almost zero clay observed. This is definitely not an area that is prone to holding water and creating bogs and marshes.

Another reason to not have a study done is that our impacts are near zero, but assuming anything that isn't a dry, convex hillside is a wetland would put our disturbance area at about the same area as the pond we are creating Approximately 5000 square ft. I believe ponds count as replacement mitigation?

I have attached some pages from out county application that are relevant. Along with a KLM google earth file and our

IPaC endangered species report.

I don't mind going and digging some of the the areas up to check and see if it looks like hydric soil. I can take pictures and video for you. I might need to go out there this week.

We hoping that there is enough evidence of non-wetlands and/or the project cumulatively looks good enough that USACE would be willing to not require a wetland study.

Thanks
Blake



On Tue, Feb 25, 2020 at 10:51 AM Morse, W Travis CIV USARMY CESP (USA) <w.travis.morse@usace.army.mil <mailto:w.travis.morse@usace.army.mil> > wrote:

Hi Blake,

Thank you for your call regarding a proposed stream crossing in San Juan County. Based on my understanding, the approximately stream crossing is necessary to access the property which will provide camping areas to paying customers. You indicated that you would need an approximately 20-foot long by 4-foot diameter culvert and that you are considering a three-sided culvert to avoid regulation. If spanning the aquatic resources is not possible, then impacts to the stream and any adjacent wetlands will require a permit.

As promised, I am providing a permit summary for activities related to linear transportation projects and one for commercial development. If you believe that your activity will qualify for either of these and that notification to our office is necessary, then you can request that your project be authorized by submitting the attached PCN form. Typically, permits are verified within 60-days of receiving the complete PCN.

Sincerely,

Travis Morse
Senior Project Manager
Colorado West Section
U.S. Army Corps of Engineers 
400 Rood Avenue, Room 224
Grand Junction, Colorado 81501
 (970) 243-1199 ext. 1014

Please provide us with your feedback by filling out a customer survey at Blockedhttp://corpsmapu.usace.army.mil/cm_apex/f?p=regulatory_survey

For more information about our program, you can visit our website at Blocked<http://www.spk.usace.army.mil/Missions/Regulatory.aspx>

 **2017-NWP-14.pdf**
127K

Rules for Your Stay

We hope you have a peaceful and refreshing stay, and we want the same for all our guests and neighbors. We live on the surrounding properties with our friends and neighbors of 30 years, so all our guests are expected to show **high levels of respect and consideration** for other guests, and our neighbors. We're all here to escape the noise, pollution, and disturbances of the outside world and to enjoy the **peaceful nature** of these forests. If you cannot observe these rules, you will be required to leave the area and find other accommodations.

1. Peace and Quiet.

We expect all to keep the area quiet. Outside of your unit or vehicle, we would ask that you refrain from **shouting, loud conversations/laughter, dogs barking, music, honking, etc.** If you come after dark, **please enter quietly**. Generators are not necessary, nor allowed.

2. We Love Dogs, but Please Limit Barking.

If your four-legged family member is well behaved and quiet, feel free to roam about. Leashes are required, as we have black bears, coyotes, bobcats, deer, moose, turkeys, squirrels, chipmunks, etc. This is not an appropriate area for chasing or barking.

3. Speed Limit 5 MPH (No dust).

Keep your speeds down to eliminate noise and dust. The dirt roads can produce dust at even low speeds. If you see dust behind you, you are going too fast.

4. Do not Disturb the Wildlife.

You are visitors in their home. If you see or encounter wildlife, please DO NOT approach, feed, chase, yell, touch, or interfere with them in any way. You are a guest and your presence can be a nuisance. Stop and be still. Take a picture and wait for them to wander off on their own or retreat slowly and quietly to your site or vehicle.

5. Dispose of Food and Trash Properly.

Do not leave trash bags or any food scraps outdoors. Feeding the animals (even by accident) puts their survival at risk.

6. No Trailers or Motorsports.

Though Lime Creek Rd is a busy road that allows many uses, we do not want to add to the noise, or wear-and-tear. We will NOT be facilitating such use of the area. If you are coming to the area to use noisy motorsports, you will need to find other accommodations.

7. Community Campfires Only.

This is a dense forest. Use the community campfire ring so we can keep an eye on things.

8. No RV Dumping.

RV's are not permitted on the property. Our septic system does not accept RV chemicals.

9. No Hunting or Shooting.

Date: Tue, 5 May 2020 14:48:09 +0000 [05/05/2020 08:48:09 AM MDT]

From: ROBERT M MCCORMACK <capt81301@msn.com>

To: Lisa Adair <ladair@silverton.co.us>, mackie@gobrainstorm.net <mackie@gobrainstorm.net>

Subject: RV park on Lime Creek Rd.

Lisa would you please include this email in the packet to the County Commissioners .

In regards to the proposed RV park on Ol' Lime Creek Road, we are totally against it.

The owners of KYN {Know Your Neighbor} bought and built in a residential ,single family zoned subdivision and that zoning should be honored. You changed the zoning to rural residential which allowed some changes.

However, those changes did not allow for a RV park to allow units to be parked for 1 year. Code says only parked for 6 months, also no permanent residential structures, they request 2 permanent structures. Netting around the park separating adjoining lots. None proposed. Several fire pits that will create air pollution and additional fire hazards.

Lime Creek Road is a one lane very narrow road. Locals accustomed to winter conditions have enough trouble on the road but renters with city tires will be a serious problem, getting stuck, blocking the road, and the steep edge that leads into Mill Creek. In over 40 years living I have pulled out too many stuck vehicles.

The 13 lots in KYN subdivision pay the county a lot of property taxes based on property value. Those values will most likely decrease because who would want to buy or build a home next to a RV park. Too much noise, congestion and pollution that goes with it.

Your planning board voted 5 to 2 to deny the RV project. It is their job to review the projects for you, to determine if they meet the LAND Use Code as written. They determined they did NOT.

I urge you to honor the recommendations of your planning board and DENY the permit for this RV park. It does NOT

Belong in the middle of a residential subdivision.

Sincerely

Robert(Mike) & Chrystal McCormack

Lot 1 &2 KYN

156 Macfiretree Ln.

Date: Wed, 6 May 2020 19:21:16 +0000 [01:21:16 PM MDT]

From: M Emery <memery86@msn.com>

To: jrkuhman@msn.com <jrkuhman@msn.com>, sjcom.fetch@gmail.com <sjcom.fetch@gmail.com>, commckay@hotmail.com <commckay@hotmail.com>, mackie@gobrainstorm.net <mackie@gobrainstorm.net>

Cc: Mark Andorka <mark.andorka@gmail.com>, Mike McCormick <capt81301@msn.com>

Subject: Tiny Home RV Park Proposal

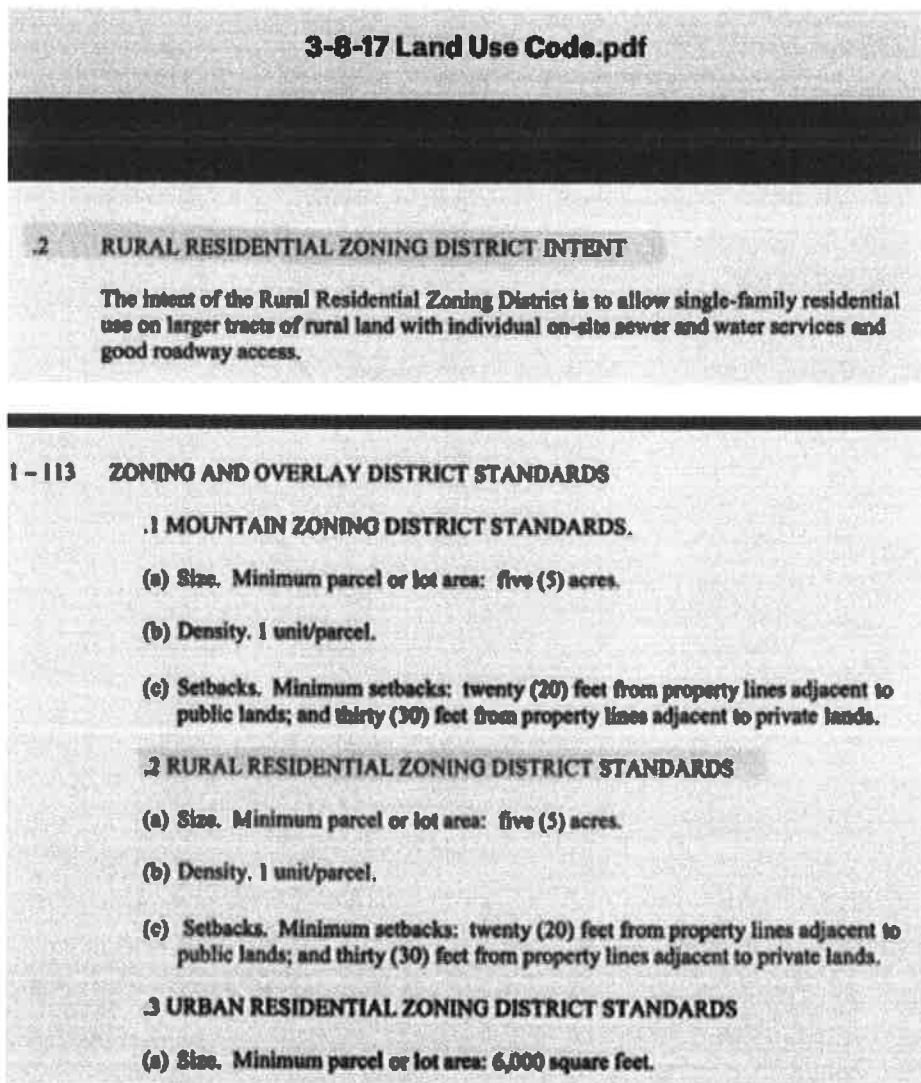
Hi Lisa,

Please include this email in the packet for the May 13 County Commissioners meeting. It is a consolidation of earlier emails.

Board of County Commissioners,

Below are points raised by the Planning Commission in opposition of the proposed Tiny Home RV Park:

1. The Economic Development Overlay does not align with Land Use Zoning Code.

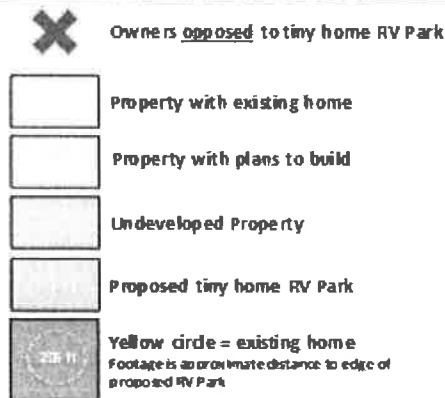
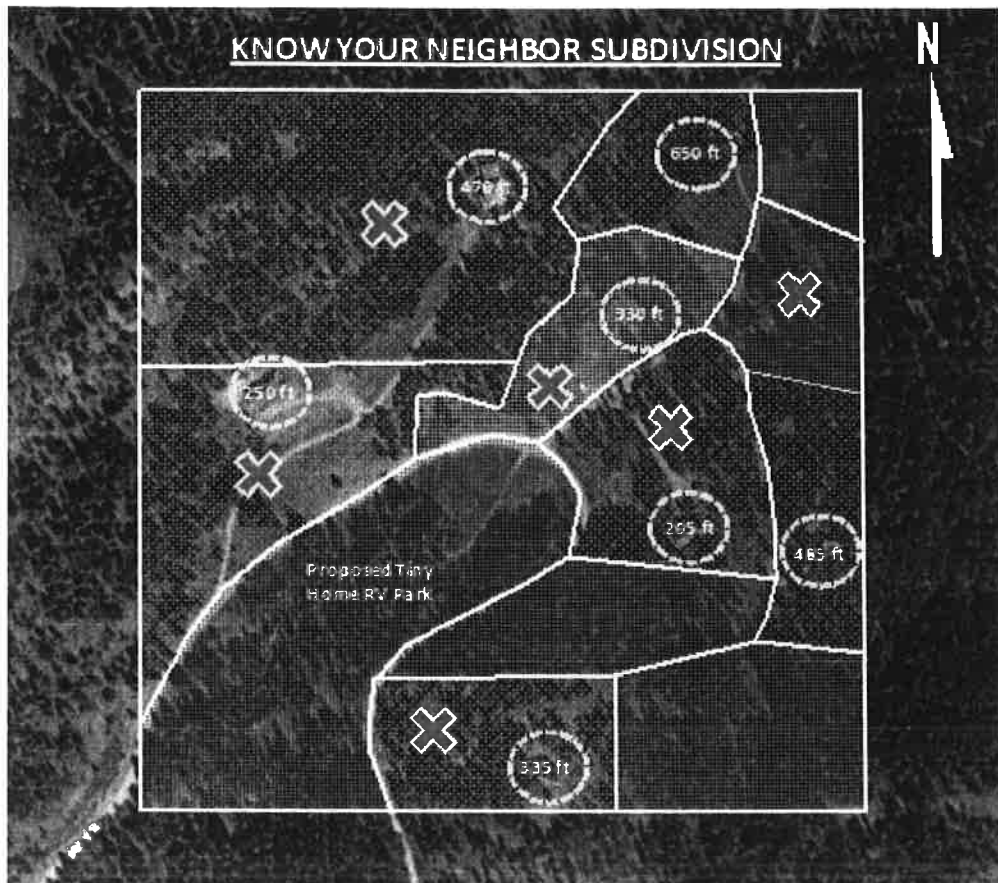


2. Several KYN residents purchased their property decades before the EDO was created. The Land Use Code should stand.

The low density, tranquil setting is what attracted current owners to this area.

- KYN Tract 6 - Single Owner for 51 yrs
- KYN Tract 1 - Single Owner for 45 yrs
- KYN Tract 13 - Single Owner for 45 yrs
- KYN Tract 12 - Single Owner for 43 yrs
- KYN Tract 8 - Single Owner for 40 yrs
- KYN Tract 2 - Single Owner for 38 yrs
- KYN Tract 5 - Single Owner for 34 yrs

3. It is not appropriate to put this RV park literally in the middle of the KYN Subdivision.



4. If property is sold by Blake Campbell in the future, how does his promised guidelines transfer to new owner?

Who will police his current promises?

In response to Submitted Plan Items:

IMPACT

The residents of KYN Subdivision moved there for the peaceful, pure air environment. There are several of us that live in the KYN Subdivision full time from May-November and regularly visit during the other months. The KYN subdivision sits in a bowl shaped topography where dust from the road and smoke linger in place.

Smoke pollution from campfires from proposed site will not dissipate but linger in this valley and be a constant pollution problem in our homes which sit ABOVE this site. Campfires here are an **incredible forest fire safety hazard**. Please, drive past the proposed RV park towards Spud Lake for ¼ mile or so and you will see the standing deadwood/beetle kill and massive amount of deadwood on the ground. This is a disaster waiting to happen. Internet service is poor in our area. Mr. Campbell will not be able to have multiple nest cameras on site to monitor.

NOISE IS MAGNIFIED. Because of the bowl shaped topography, we can hear voices on Lime Creek Road from a distance of 1,000 feet or more. Nine structures full of people and 9+ motorized toys coming in and out of the proposed project will be a **huge noise and dust impact**. We have a current problem in summer with toys and vehicles driving fast past the project site area on Lime Creek Road at the hairpin curve.

HOME SECURITY is going to be an increased issue. The Sheriff's Department does not currently patrol our neighborhood. Pedestrians will trespass through and motorized vehicles will be driving up in our private neighborhood from proposed RV park.

Our home overlooks proposed entrance of resort. **LIGHT POLLUTION** from headlights coming into and out of proposed property will shine into our home.

KYN property values and marketability will drop significantly. No one wants to live in a smoke polluted neighborhood above a busy, noisy campground.

Post fire mitigation, there will be little or **no visual buffer** from road or neighbors. There is a huge amount of standing dead trees on the project property. Any insurance company is going to require all brush/trees be cut within 30 to 100 ft of all structures. State Farm requires CLEAR CUT within 100 feet of all structures.

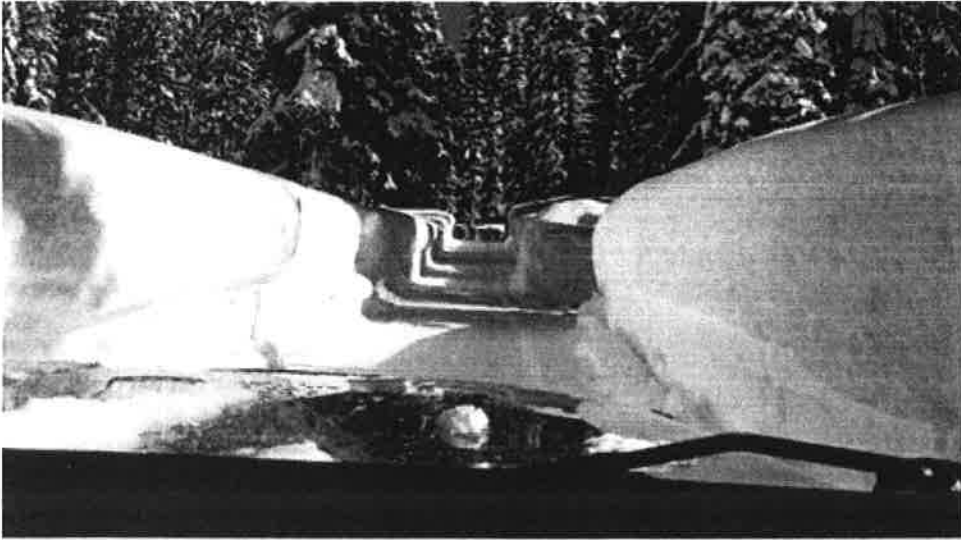
WATER

Mill Creek - During Summer 2018, water in Mill Creek was barely flowing and not enough water to maintain ONE cabin. What about the destruction of the fish habitat?

Water Line - Campbell's Deed Easement states Mill Creek property can use KYN road only for the purposes of "to ingress and egress over said road to parcel". He cannot run a water line through the KYN right-of-way without permission and we will not grant it.

ROAD MAINTENANCE

We get a large amount of snow in KYN subdivision in winter. Per Rod Sweet who maintains Lime Creek Road in winter, currently San Juan County spends approximately \$6,750 per winter season for snow maintenance. He currently plows after 6 inches or more of snow falls and has 24 hrs to do so. Costs will increase to approximately \$20,250 due to the additional necessary snow removal (approx. **\$13,500 over current budget**). His concern, among others, is that he cannot be on call for stuck vehicles because of other obligations.



Example of snowfall in KYN. Photo is Spud Cr at Lime Creek Rd.

To accommodate the increased volume of traffic, the one lane section of Lime Creek Road from the Lodge to Spud Circle needs to be widened to 2 lanes. It currently has a rock wall on one side and steep drop off on the other.

The San Juan County should adhere to the Land Use Zoning Code. Please deny this project and preserve our beautiful neighborhood. Thank you for your consideration.

Best Regards,

Martin & Mindy Emery
52 Spud Cr.

Thu, 7 May 2020

From: Mark Andorka <mark.andorka@gmail.com>

mackie@gobrainstorm.net

Re: Comments on RV park for Commissioners meeting on 5.13.2020

Hi Lisa,

With another upcoming meeting on the Lime Creek RV park proposal, I would like to submit these additional comments to what I have sent you in the past:

1. In 1988, "Right-of-Way" legal permission (book 236 pages 261-264) was given to the owners of the private property north of the "Know Your Neighbor" allotment on Old Lime Road for "ingress and egress" only, through the KYN access road to their private property north of the KYN lots. This road crosses over part of tract #9. With this right-of-way easement, no business or commercial activities were permitted on the property north of the KYN allotment for a period of 99 years. Now, the Commission is considering permission for a commercial development almost in the middle of the KYN allotment, across the street from six of the private residence lots, and in view of almost all the KYN allotments. This is a significant, unwanted, change in the reason why the KYN owners purchased their lots, myself included, and is opposite of the 99 year easement requirements that were written and legally accepted just 32 years ago. Though this proposed business development is not legally impacted by the KYN easement, it is certainly in contrast to the specific purpose of limiting the area to residential and not commercial development.
2. The need for electricity and possible underground water piping from the lot north of KYN, to this mini-RV lot south of KYN would be in contrast to the the 1988 legal agreement on the use of the KYN access road. It is not a public road and does not have easements for anything but access. The current electrical power line access was set up years ago when the allotment was established. To tie into that line for power outside the allotment, requiring additional power poles through the allotment, for commercial development, will not be agreed to by the majority of KYN property owners.
3. Old Lime Road, just beyond the SJC Forest Service campground just off Hwy 550 on the south side of OLR, is listed as a Single Lane road for a purpose. It is especially tight in a section of the road about a quarter mile before where the new commercial development will be located. There have already been accidents in this area and its a long drop down a steep hillside.. If the county permits the development of a commercial facility beyond that danger zone, then work will be required to widen OLR to meet requirements for public road access to commercial developments.
4. The forest service camping limits on OLR are 2 weeks. Large RV units are permitted 6 month limits in some places, and permanent residents are not permitted in RV public parks. The Mini -RV park proposal on private property does specify at least one permanent resident on the property. Current laws on this situation need to be confirmed prior to approval.
5. I am personally also concerned with my own safety, security, and privacy with a public campground across the street from my property. Its like having my personal home next to temporary public housing. I have "No Trespassing" signs where my driveway meets OLR but still get 4-wheel ATV's driving up my driveway in the summertime. Please keep our allotment, KYN, free from public commercial development.

Mark Andorka

KYN lot #12

Thu, 7 May 2020 05:25:04 -0700 [06:25:04 AM MDT]

From : Lisa Leighton <lisa@grillinglow.com> 

To: mackie@gobrainstorm.net 

Subject: RV park

Part(s): Download All Attachments (in .zip file)



Show this HTML in a new window?

Lisa

Please it is so important that your team understands the huge concerns of All of the Neighbors living off Lime Creek Road. This project would truly impact the environment and the safety of all of us. The road is so narrow and having more vehicles, RVs using this road truly will be dangerous. The peace and tranquility will jeopardize the reason we all purchased in this neighborhood. I know the property Values would all be reduced and am asking everyone on the Board to please Not approve this project especially when you have 100% of the owners of the homes being opposed to it

Thank you so very much

Lisa Leighton
152 mac Fire Tree Lane

RESOLUTION 2020-02

A RESOLUTION OF THE BOARD OF COUNTY COMMISSIONERS OF SAN JUAN COUNTY, COLORADO, SUPPORTING REFORM OF THE 1872 MINING LAW TO PROTECT LANDS AND LOCAL ECONOMIES

WHEREAS, the 1872 Mining Law was enacted nearly 150 years ago and yet continues to govern the mining of hard rock minerals such as gold, silver, copper, uranium and other metals; and

WHEREAS, the 1872 Mining Law favors hard rock mining above all other land uses, effectively limiting the ability of the Department of Interior to balance mining with competing uses, including conservation, outdoor recreation, hunting and fishing, agriculture and energy development; and

WHEREAS, according to the U.S. Environmental Protection Agency, hard rock mining is the nation's leading source of toxic pollution, contaminating 40 percent of western watersheds; and

WHEREAS, the 1872 Mining Law has insufficient environmental standards that do not adequately protect water resources or fish and wildlife habitats including exemptions from portions of the Clean Water Act and the Resource Conservation and Recovery Act; and

WHEREAS, current law establishes no independent, dedicated funding source to clean up the estimated 500,000 abandoned mines across the United States, which is estimated to cost about \$50 billion; and

WHEREAS, current law allows hard rock mining companies to extract minerals from our public lands without paying a federal royalty; and

WHEREAS, the hard rock mining industry under the 1872 Mining Law poses a serious threat to the public health, environment and quality of life of western communities; and

WHEREAS, San Juan County benefitted from historic hard rock mining; and

WHEREAS, San Juan County suffers the environmental legacy of that hard rock mining with contaminated drinking water sources and severely damaged habitat health and ecology impacts to fish, animals and plants in the Animas River watershed; and

WHEREAS, due to the hundreds of abandoned mines in the Animas River watershed, the effects of toxic pollution from hard rock mining will likely impact San Juan County in perpetuity; and

WHEREAS, while the three million gallons of acid and heavy metal mine drainage from the Gold King Mine blowout of August 5, 2015, was a horrific visual image of the results of hard rock mining, this same sludge had been flowing into the Animas River for nearly 150 years with miles of our watershed being “essentially dead” due to heavy metals and low pH of the acid mine drainage; and

WHEREAS, the ongoing demand for precious and rare earth metals continues in our technologically driven world; and

WHEREAS, future mining on federal public lands must be held to higher environmental standards than has been required under the 1872 Mining Law.

NOW THEREFORE BE IT RESOLVED, that we, the San Juan County Board of County Commissioners calls upon Congress to pass comprehensive legislation to reform the 1872 Mining Law; and

BE IT FURTHER RESOLVED, that reforming the 1872 Mining Law must protect our public lands, water resources, wildlife and fish populations, and recreational activities that support our local economies from mining activity and pollution; and include robust stipulations for consulting with local governments in the planning process of hard rock mineral leasing and extraction.

READ, PASSED AND ADOPTED this 26th day of February 2020 by the Board of Commissioners of San Juan County, Colorado.

Peter C. McKay, Chair

Attest:

Scott Fetchenhier

Ladonna Jaramillo
Clerk and Recorder

Ernest F. Kuhlman

State of Colorado

Fee: None

San Juan County

Ambulance Service License

This license is issued under the authority pursuant to C.R.S. 25-3-5-301 et seq to the following:

**SILVERTON SAN JUAN COUNTY AMBULANCE ASSOCIATION
1428 Greene St. Suite 2D, P.O. Box 493
Silverton, CO 81433**

The above named ambulance service is hereby licensed to provide Advanced Level ambulance service in the County of San Juan, State of Colorado. This license shall be posted in a conspicuous place on the business premises. This license is non-transferable.

License Expiration: March 31, 2021

Authorized by the San Juan County Board of Commissioners on this 13th day of May, 2020.

Attest:

(Seal)

**BOARD OF COUNTY COMMISSIONERS,
SAN JUAN COUNTY, STATE OF COLORADO**

Ladonna L. Jaramillo, County Clerk and Recorder

Peter C. McKay, Chair

Board of County Commissioners of San Juan County, Colorado

APPLICATION

FOR LICENSE TO PROVIDE EMERGENCY MEDICAL SERVICE WITHIN SAN JUAN COUNTY

(Pursuant to San Juan County Resolution No. 92-8 and the Colorado EMS Act)

Date: May 13, 2020

Name of Service: Silverton San Juan County Ambulance Association

Address: 1428 Greene Street, Apt. D2, P.O. Box 493, Silverton, CO 81433

Telephone: 970-387-5887

Board of Directors: Scott Fetchenhier-Chair, Jim Donovan-Vice Chair, John Reiter, Sec/Tres.
Becky Joyce, Lisa Snider

Executive Director/Licensure Level: Kimmet Holland, Paramedic

Medical Director: David Hughes, MD

Medical Director Contract: Attach a copy of Medical Director Contract.

EMS Protocols: Attach a copy of EMS Protocols.

Policies and Procedures: Attach a copy of Policies and Procedures.

Roster: Attach a copy of the current roster.

Insurance: Attach a copy of current Insurance policy

Ambulance Inspection: Please attach a copy of Ambulance Equipment/Inventory

Applicant Signature/Title: _____

State of Colorado
San Juan County
Ambulance Permit

Fee: None

This permit is issued under the authority pursuant to C.R.S. 6 CCR 1015-3 et seq to the following:

SILVERTON SAN JUAN COUNTY AMBULANCE ASSOCIATION
1428 Greene Street, Suite 2D, P.O. Box 493
Silverton, CO 81433

The vehicles listed below are hereby permitted to provide Advanced Life Support ambulance service in the County of San Juan, State of Colorado. This permit shall be posted in a conspicuous place on the business premises. This permit is non-transferable.

Unit #: A1 ALS Vehicle Make: GMC-Type 1 Year: 2007 VIN: IGDJK34G27E153091 License No.: 965-ERC

Permit Expiration: March 31, 2021

Authorized by the San Juan County Board of Commissioners on this 13th day of May 2020.

Attest:

(Seal)

BOARD OF COUNTY COMMISSIONERS,
SAN JUAN COUNTY, STATE OF COLORADO

Ladonna L. Jaramillo , County Clerk and Recorder

Peter C. McKay, Chair

State of Colorado
San Juan County
Ambulance Permit

Fee: None

This permit is issued under the authority pursuant to C.R.S. 6 CCR 1015-3 et seq to the following:

SILVERTON SAN JUAN COUNTY AMBULANCE ASSOCIATION
1428 Greene Street, Suite 2D, P.O. Box 493
Silverton, CO 81433

The vehicles listed below are hereby permitted to provide Advanced Life Support ambulance service in the County of San Juan, State of Colorado. This permit shall be posted in a conspicuous place on the business premises. This permit is non-transferable.

Unit #: A2 ALS Vehicle Make: Chevrolet-Type 1 Year: 2012 VIN: 1GB3K0CL8CF131759 License No.: 545-RBS

Permit Expiration: March 31, 2021
Authorized by the San Juan County Board of Commissioners on this 13th day of May, 2020.

Attest:

(Seal)

BOARD OF COUNTY COMMISSIONERS,
SAN JUAN COUNTY, STATE OF COLORADO

Ladonna L. Jaramillo , County Clerk and Recorder

Peter C. McKay, Chair

STATE OF COLORADO

COLORADO BOARD OF VETERANS AFFAIRS

DEPARTMENT OF MILITARY AND VETERANS AFFAIRS

Members

Jack Rudder, Chair
Patricia Hammon, Vice Chair
Sheila Scanlon, Secretary
Hollie Caldwell
Duane Dailey
Longinos Gonzalez
Norm Steen

Division of Veterans Affairs East

1355 S. Colorado Blvd, Bldg. C Suite 113
Denver, Colorado 80222
Phone: 303-284-6077
FAX: 303-284-3163
Brey Hopkins, Deputy Executive Director

Jared Polis
Governor

Major General
Michael A. Loh
The Adjutant General



April 29, 2020

County Commissioners, San Juan County, Colorado

County Commissioners,

Thank you for your long-standing commitment to the military veterans that live in our state and the County Service Officer working in your county. As you know, veterans are hard workers, come with great skills and discipline, are an asset to anyone that they work for and are willing to volunteer in their local communities. We have approximately 400,000 veterans in our state who in FY2018 brought in estimate \$3.81 billion to our state from VA benefits alone. County Veteran Service Officers are the primary local contact to assist those Colorado veterans to receive those federally authorized benefits. These benefits bring significant economic benefit to your county. The more veterans the County Service Officer assist with claims, the more we the State of Colorado benefits financially. Additionally, we get a great veteran work force.

The federal authorized benefits that veterans in your county receive do three significant things:

1. Brings economic benefit to the county and State.
2. Provides the veteran with benefits they have earned, including financial and medical.
3. Moves veterans off county and state resources onto federal resources. For example, it reduces veterans' dependency on State Medicaid and related financial programs.

We believe there are 20-30% of the 400,000 veterans who have not signed up for federal benefits, and who may be eligible. This is where the County Service Officer comes in. County Service Officers which according to the Department of Human Service regulations 1(2 CCR 2511-1) "shall assist claimants in the proper completion of applications for veterans' benefits, assist in the development and securing of all evidence and documents necessary for the adjudication of claims...." By State Law, each county is reimbursed by the state (full or part time) for the work being done by the County Veteran Services Officer. In order to be reimbursed, each county must file a Monthly Report (Form CVA-26) with the Colorado Division of Veteran Affairs detailing its Veterans Service Officers activities and hours.

For County Veteran Service Officers who work full-time, the county is reimbursed \$29,400 per year and \$14,700 for those working part time.

We would like to ask two things from you:

1. Adequately fund your County Service Officer. They should earn a salary or wage consistent with the prevailing wage for similar work. Were possible, we ask that you augment the State funding, although we are cognizant that this is not always possible in rural areas. Each State dollar spent on the County Service Officer brings \$5,672 in federal benefits to Colorado.
2. If your County Service Officer works part-time, we ask that you increase their commitment to full-time or hire another part-time CVSO so that you can enable your County Service Officers to spend more time with a larger number of veterans, increasing their benefits, and in turn each County's merchants/municipalities. This is a reasonable step to take to ensure our veterans have access to the benefits they are authorized by federal law which will bring more federal dollars into your area.

On behalf of the more than 400,000 proud veterans in Colorado, thank you for your support of Colorado veterans and their families.

A handwritten signature in black ink, appearing to read "Jack Rudder". The signature is stylized with a large, looped initial "J" and a long, sweeping underline.

Jack Rudder
Chairman Colorado Board of Veteran Affairs
Cf: County Treasurer

Date: April 30, 2020

Re: Reopening Plan for Silverton

To whom it may concern:

The ongoing pandemic has put us all in an unprecedented quandary. Rules and restrictions were placed on the citizens of our great nation, which may or may not be in violation of our Constitutional Rights. This will most likely be debated for years to come in our court system. The outcomes will guide us in how we deal with and react to these restrictions in the future. Most of these rules were imposed, initially, to give our emergency response services a chance to prepare, so as to not get overwhelmed. Everybody did an amazing job and now we are feeling the repercussions of these decisions. Many businesses, large and small, including hospitals are furloughing much of their staff.

It was stated by one of our commissioners during the last meeting that he was concerned with lives not livelihoods. We would argue that there must be a balance to this thinking. Currently in our country there is a rise in alcohol abuse, drug overdoses, domestic violence, and suicides. People have to be allowed to make their own decisions on what is important in their lives and what is worth their risk, without impacting others. It is time to put that responsibility back in the hands of individuals, not the government. It is time to start opening San Juan County. Some businesses may choose not to open and some individuals may be at higher risk and still remain more isolated. Silverton and San Juan County are the epitome of social distancing, that's why everyone wants to visit, and we live here.


We ask our elected officials to consider a phased in plan that we advertise now, so people can plan, instead of leaving it up in the air. Our recommendations would be: May 15 allow retail and restaurants to open with up to 50% occupancy. Let's be real, it's May! Anybody would be happy with that in the best year. This will give everyone time to adjust to the new protocols, which will be required. This will also allow anyone who does open to be ready, if the Train is able to resume operations May 22. Weather is not usually as good as it has been lately, if we only open retail at this time, you will be jamming everybody into less space. By opening restaurants, also, we will be able to spread more people around, which is the goal. Also, the Town should place picnic tables from Memorial Park and Molas Lake around the streets and parking spaces. This will enable people to get takeout and spread out more, while enabling the restaurants to serve more visitors.

By implementing these changes sooner, rather than later, we will be ready to deal with whatever is thrown at us, during a slow time. Most certainly we will have cases arise. Our emergency services

surely have prepared and trained for when this happens. This will give us the experience to deal with this in real time.


We need to get America back to work. Waiting for a vaccine, which in reality is one to two years off, is not an option. As antibody tests are being administered in many hard hit areas, the data is showing many more people have been infected and the risks are much lower than initial data showed. If we continue with these restrictions, many of us would lose everything. Our life equals our livelihood.

Sharon Zimmerman

A handwritten signature in black ink, appearing to read 'Sharon Zimmerman', with a large, stylized flourish at the end.

Owner, The Pickle Barrel & Smedley's

Paul Zimmerman

A handwritten signature in black ink, appearing to read 'Paul Zimmerman', with a large, stylized flourish at the end.

The Pickle Barrel & Smedley's



Willy Tookey <admin@sanjuancolorado.us>

(no subject)

1 message

Davy Jones <davyjones1776@gmail.com>

Fri, May 1, 2020 at 2:10 PM

To: administrator@sanjuancolorado.us

Hello All. I have heard that the offroad trails in the San Jauns, such as the Alpine Loop, may not be opened this year. The San Jauns have been an annual event for me and my family for many years. Please, dont shut us out of those wonderful mountains. Please!!!

David Jones
362 Sunlight Way
Canon City, CO
81212



Willy Tookey <admin@sanjuancolorado.us>

Road closures

1 message

Kathy Hockin <hockink@aol.com>

Sun, May 3, 2020 at 8:50 PM

Reply-To: Kathy Hockin <hockink@aol.com>

To: "admin@sanjuancolorado.us" <admin@sanjuancolorado.us>

To Administration and County Commissioners of San Juan County;

As a citizen of Montrose County and having grown up in these gorgeous mountains; now 73 years of age. I am beyond speechless that you are considering closing our mountain roads. It is the one place we can go this summer and enjoy what God has created for us; continue social distancing.

The horrible economic impact to the communities in your county would be devastating.

My biggest concern is that our freedoms are very quickly being taken away from us. The National Forests are "OUR PROPERTY" the citizens of the United States; as senior citizens and some younger disabled citizens it is becoming more and more difficult to enjoy our 'PUBLIC LANDS'.

Please reconsider this course of action.

As an American Citizen I, along with many others are going to have to start standing up for our freedoms. Rest assured if this decision is not reversed absolutely expect a huge number of us to do everything in our power to oppose this, we will join together and do whatever we have to do to protect our basic rights. Grass roots is where this crazy control situation is going to have to

start. Remember; most of us come from original pioneers, we are tough, we are persistent, together we are powerful!

I am imploring you to represent your people; not your selfish personal interests!

Losing respect for elected officials!

Kathy Cain-Hockin



Town of
Silverton

PO Box 250
Silverton, CO 81433
970-387-5522



SAN JUAN COUNTY

PO Box 466
Silverton, CO 81433
970-387-5766

Date: May 5, 2020.

For: May 11 Town Board Meeting & May 13 County Commissioners Meeting.

From: Town/County Planning Director.

Regarding: Two Week Update on Town & County Planning Projects.

- The Planning Department, in conjunction with the Public Works Director, has been assisting lot owners with difficult proposed Town infrastructure sites including: lots along the Snowden alley between 11th & 12th, lots at 8th & Mineral, 20th & Mineral, 14th & Animas (and there are others).
- Because of the increase in requests for assistance with difficult to develop Town sites, the Public Works Director and Building & Planning Departments have written a new application form, and development guidelines. This establishes a review process and a fee, for builders wanting Town Staff assistance on how to meet Town requirements when designing unusual infrastructure.
- The Town Staff Code Committee has completed revisions to the Town Accessory Dwelling Unit (ADU) regulations. The Code Committee includes the Town Building Inspector, Planning Director, and Administrator. The proposed revisions will be reviewed by the Public Works Director and the Planning Commission in mid-May, then presented to the public and Town Board for review.
- The Town/County Master Plan is being updated, and it was sent for review, with Planning Commission comments and State/local regulations, to the Mayor and Town Administrator.
- Town infrastructure and development standards were popular topics this week including Town Staff discussion of: drainage design requirements for in-Town lot development, when alley construction should be required, sewer main requirements (ie gravity versus lift stations/force mains), maximum street grades, utility easements, development along alleys and on steep slopes.
- Discussion occurred by Town Staff regarding the pros and cons of the allowable typical duplex in the R2 zone, versus considering a proposed single family residence with a detached ADU structure.
- Town Staff discussed the Town Vacation Rental (VR) regulations, where some zones are at their maximum "cap," while we are receiving VR inquiries for structures not yet built or rentable.
- Questions about the County permitting process, and the County avalanche hazard maps, were received over the past 2 weeks for several mining claims, including: the Moonbeam Lode, Starlight Lode, Ideal Placer, Dick Bland Revised Lode, General Sherman Revised Lode, Manhattan Revised Lode, Copper Belle Lode, Oriental Lode, Iron Silver Lode.
- Two applications were received this week for May 19 Planning Commission review, including: a proposed water treatment plant building at Cascade Village; and a proposed single family residence, with requested building envelope revision, and proposed outbuildings, at Cole Ranch Subdivision.
- In addition to the two projects above, the May 19 Planning Commission will also review the proposed Town ADU regulations, and convening as the Town Historic Review Committee, they will also review documents addressing the changes to the Avalanche Brewery building front façade.
- Some of the upcoming applications being prepared for Town and County review include the following: a proposed septic upgrade and Vacation Rental for an off-grid cabin on Lime Creek

Road, a second proposed residence with a building envelope revision at Cole Ranch, conversion of the Buffalo Boy Tramhouse into a Lodge, a Town Use Subject to Review Application for a proposed educational center in the R2 zone, a Town Variance Request for a proposed alley fence exceeding the maximum height, Vacation Rentals on Red Mountain Pass and within Cascade Village, a proposed residence in Twilight Meadows, a County Application for a proposed RV Park on the edge of Town, an RV Park on the French Placer, a Town Variance Request for a two-structure triplex in the R2 to avoid construction of a breezeway, a County application for proposed BLM river bank stabilization on the edge of Town, several BLM & DRMS mining reclamation projects, including a proposed H-pile wall at the Mayday tailings pond, a Town Use Subject to Review Application for construction of a proposed residence on Animas Street in the avalanche blue zone; and a few upcoming County Improvement Permit applications for proposed cabins on mining claims are anticipated.

- Five or more “engineered” septic systems can be expected to be constructed this summer, in the vicinity of: Howardsville, the Forest Queens, Mineral Creek, Gladstone, and Cole Ranch.
- Site investigation field work for design purposes is occurring on the Hidden Treasure Revised Lode near Gladstone, and a street address was just assigned by Building & Planning Departments, for the proposed B&B. Engineers and architects, inquiring with the Planning Department about proposed design site field work due to our recent snowmelt, have just begun obtaining site-specific permission for isolated field work from the OEM, Sheriff, Town/County Building Inspector.
- The Tacoma Hydroelectric Plant Waterline Replacement Project consultant reported that he’s been working with Search & Rescue to prepare the required signage for Cascade Creek, warning recreation users of the potentially high flows (to reduce the increased rescues and fatality which occurred during the past waterline replacement work). The 64-inch-diameter pipeline replacement project (under Cascade Village & Twilight Meadows) was scheduled to occur during the summers of 2020 and 2021, beginning in April 2020, but it is apparently being delayed one year.
- The Board of County Commissioners (BOCC) will review a proposed “tiny home RV Park” on Lime Creek Road (County Road 1). The Sketch Plan was approved by the BOCC in March, after the Planning Commission “recommended denial” in February. The Planning Commission recommended denial of the Preliminary-Final Plan on April 21. The BOCC will hold a noticed Public Hearing on the Preliminary-Final Plan on May 13, and they may decide to deny or approve the project. There is neighbor opposition. The proposal currently includes 6 tiny homes on wheels and 2 mini-cabins (all proposed as Air B&B overnight rental lodging), and zero guest RVs/campers would be allowed to be driven in and out on Lime Creek Road.
- A recently licensed Retail Marijuana Store (named “Kind Castle Silverton”) to be located in Town at 1028 Greene Street, will have its exterior building, lighting, and signage plans reviewed by the Town Historic Review Committee; however, those plans have not yet been completed/submitted.
- A drawing for a proposed, moveable “dredge-shack, shed on skids” was submitted by the owner of a non-patented mining claim, located on Forest Service Land. The application is currently incomplete; the claim appears to only include mineral rights without the required surface rights.
- Since March 13 (due to various coronavirus health orders) I have been working the salary-required 40 hours per week at home. I have been making trips into Town Hall once or twice a week, to pick up documents and check for any mail/emails/voice mails. Please contact me anytime if you have questions for the Planning Department: Town cell phone 946-9408, home-office landline 387-0500, email addresses <mackie@gobrainstorm.net> or <ladair@silverton.co.us>

Lisa M. Adair PE
Town & County Planning Director