

**Moffat County Board of County Commissioners
221 W Victory Way Suite 130 Craig, CO 81625**

January 26, 2016

In attendance, Chuck Grobe, Chairman; Frank Moe, Vice Chair; John Kinkaid, Board Member; Lila Herod, Moffat County Clerk & Recorder; Doug Wellman; Roy Tipton; Tony St John; Neil Folks; Brent Curtice; Brian Baxter; Patrick Kelly; Rebecca Tyree; Eldon Holland.

**Call to Order
Pledge/Opening Prayer
Consent Agenda**

Moe made a motion to approve the consent agenda consisting of:

- a) Approved the minutes from January 19, 2016 and the January 18, 2016 Board of Health minutes.
- b) Approved Resolution 2016-7 and 2016-10 payment of payroll warrants for the payroll ending January 15, 2016 in the amounts of \$208,322.03 and \$476,447.33.
- c) Approved Resolution 2016-11 transfer of payment of warrants for the month of January 2016 in the amount of \$672,461.34.
- d) Approved the CDOT signature sheet for HUT Mileage.
- e) Approved the Colorado Works Program Substance Abuse contract with Mind Springs Health.
- f) Approved the Colorado Works Program Substance Abuse and Evaluation Counseling contract with Mind Springs Health.
- g) Approved the Colorado Parks and Wildlife impact assistance grant application.
- h) Approved the addendum to the Five County Core Services contract for mental health services.
- i) Approved the structure agreement with C& B Sand and Gravel for County Road 1.

Kinkaid seconded the motion. Motion carried 3-0. See attached.

Chuck Cobb and Jeff Comstock present.

General Discussion

General discussion was held among the Board:

- ✓ Grobe announced the Coal Rally is tomorrow at the Moffat County High School at 5:30. He encouraged everyone to attend. The Environmental Assessment for ColoWyo Coal Collom Pit will be discussed.
- ✓ Kinkaid reported 150,000 environmentalist comments were submitted in Delta County.
- ✓ Neil Folks discussed a workshop that was held to discuss community broadband infrastructure and how this will help diversify our local economy.
- ✓ Brent Curtice discussed the upcoming School District Budget planning session and community meeting. Russell George from CNCC will facilitate this meeting.

- ✓ Tony St John reported the School District will be holding a public meeting this Thursday at 6:00 p.m. to discuss evaluation of the School Superintendent and other issues. Community members must schedule with the School Administration Office if they plan to make comments.
- ✓ There was brief discussion regarding the ownership of the Swinging Bridge and the process to obtain clear title.

Nolan Sharpe (KRAI) present.

Finance Department- Mindy Curtis

Curtis reviewed the January 2016 Supplemental Budget. Transfers were made to the following departments, without change to the contingency fund: Clerk & Recorder, Elections, Sheriff, Coroner, Emergency Management, Maybell Women's Club, Veterans, Cemetery, Other Admin, Road & Bridge, Moffat County Tourism and the Jail.

The Contingency account balance:	\$200,000.00
The Emergency Reserve account balance:	\$937,283.00

Moe made a motion to approve Resolution 2016-12 January 2016 Supplemental Budget. Kinkaid seconded the motion. Motion carried 3-0. See attached.

BOCC- Economic Development Administration Grant

Discussion was held regarding the bid process for the Economic Development Administration grant, which will allow for a comprehensive economic development study of Moffat County.

Five companies submitted proposal and three were interviewed- Rocky Mountain Innovations, RCI, and Better Cities.

The Commissioners all agreed the interview and proposal from Better Cities from Ogden, Utah stood out from the others. They have a proven track record and specialize in implementing plans.

Kinkaid made a motion to award the Economic Development grant contract for a comprehensive economic assessment to Better Cities. Moe seconded the motion. Motion carried 3-0.

Road & Bridge-Linda DeRose

DeRose reviewed a snow plowing request for Bower Brothers Construction at the Hertzog Pit on County Road 74. This will extend plowing one more mile and will open the road year round. The Road Department recommends approval of this request.

Kinkaid made a motion to approve the snow plowing request for Bower Brothers Construction to plow one more addition mile on County Road 74 in order to access the Hertzog Pit year round. Moe seconded the motion. Motion carried 3-0.

Jim Meineke; Bill and Twila White; Karen Bunk; Bonnie Hampton; Sue Bengston, and Lennie Gillam present.

**County Attorney- Rebecca Tyree & Veteran's Service Officer- Ed Wilkinson
&
American Legion- Brian Baxter**

There was discussion regarding the lease status of the Shadow Mountain Village Clubhouse.

Tyree reported that the American Legion has not secured any grant funding to purchase the Shadow Mountain Clubhouse. Plans were that the American Legion would have secured and closed on a loan by February 16.

There is a provision that the property can be conveyed back to Moffat County. In this event a lease agreement could be arranged. Wilkinson was agreeable if the lease payment would remain at \$10 per month.

Brian Baxter questioned who will pay the utilities, insurance, liability, repairs, maintenance, and improvements.

Grobe indicated if the County assumes ownership the building will be covered under the County's insurance. The details of lease agreement will need to be defined. If the lease payment is only \$10 per month, the County will expect the American Legion to be responsible for repairs and maintenance.

Baxter reported the operating and maintenance has cost the American Legion in excess of \$10,000 over any revenues taken in. They have tried to acquire grants, but have been unsuccessful. He suggested the agreement be extended for another five years, which would allow the American Legion to change their non-profit status and they might then be more successful in obtaining grants.

Tyree stated new a new Deed of Trust would need to be executed

Moe stated he is very appreciative of the American Legion efforts and for their service, but because of the financial challenges the County faces, it would be a better solution to sell the property.

Grobe stated the American Legion has made no effort to extend the lease agreement prior to this date and he is reluctant to extend another five years, since no effort has been made to procure the building. Wilkinson disagreed with this statement and said he has not been contacted at all. Baxter said there have been no formal discussions and apologized for any misunderstanding.

There was discussion if the American Legion could move to the VFW. The Shadow Mountain Clubhouse also houses the Inter Faith Food Bank and also a weekly church service.

Grobe indicated he prefers to take the title back into the County's ownership, but will refer to the Attorney's opinion.

Wilkinson suggested the property should have a new appraisal and doesn't believe the value is \$250,000. There was a review of the property and acreage. Moe agreed a market analysis should be made.

Baxter reported there is an appointment scheduled with an architect at 11:00 today to look at the building. A report of deficiencies will then be available.

Wilkinson questioned a paragraph of the contract that addresses the escrow account. The escrow account is to be held by the County of all rents paid. If the County takes back ownership it should be returned to the American Legion. Wilkinson also reviewed the circumstance of the fraudulent grant and how that has impacted this acquisition.

Grobe suggested further research with the County Attorney and Maintenance Department to review the current agreement, and to take ownership back and write a new lease agreement.

Tyree will have a presentation for next weeks meeting.

Meeting Adjourned

Submitted by: Lila Herod, County Clerk and Recorder

Approved by: Charles T. Tyree

Frank Moe

John Hinkley

Approved on: Feb 2, 2016

Attest by: Lila Herod

