

**Logan County Commissioners Work Session
March 6, 2018**

Present: Byron Pelton, Joe McBride, Dave Donaldson, Alan Samber, Valerie Richards, Lindsey Reeves, Michelle Hoff, Marilee Johnson, Rob Quint, Debbie Unrein, Jennifer Crow, Lisa Young, Trae Miller, Chip Powell, Darlene Carpio.

Chairman Pelton called the meeting to order at 8:30 a.m.

REVIEW OF BUSINESS MEETING AGENDA - The Board reviewed the Business Meeting Agenda for the March 6, 2018 meeting.

The Board agreed to add the Veteran's Service Officer's report to the consent agenda as it must be approved and sent to the state before the 15th of the month.

The agenda was corrected to say the Special Events Permit being issued to the Iliff Community Center to operate a beer garden at an event to be held at the Logan County Fairgrounds on March 17, 2018.

The Board will award the proposal of the Tractor Pull event to Heartland Pulling Series subject to the finalization of a written contract to be signed by both parties.

Rob Quint requested that Resolution 2018-6 be tabled until March 20 as Industrial Tower and Wireless could not get their final plat finished by today. The item had been advertised to be heard by the Board today. The Board agreed to postpone definitely the resolution to March 20, 2018 at 9:00 a.m. so it does not have to be re-advertised.

The Kansas State Bank financing for the purchase of one patrol vehicle for the Logan County Sheriff's Office will be tabled. Attachment A states "Assorted Police Equipment" is included in the financing. The Board was advised that the police equipment from the totaled vehicle could be transferred to the new vehicle. Debbie Unrein has left messages for Allan Pierce for clarification of Attachment E. The Board agreed to table the agreement to March 20, 2018.

The meeting recessed at 9:07 a.m. and reconvened at 10:13 a.m.

APPROVAL OF MINUTES FROM PREVIOUS SESSIONS - Commissioner Donaldson moved to approve the minutes of the February 27, 2018 work session as written. Commissioner McBride seconded and the motion carried.

REVIEW DEPARTMENT OF HUMAN SERVICES (DHS) SCHEDULE OF BILLS - Valerie Richards met with the Board to review the DHS schedule of bills dated March 6, 2018. The Board approved all bills as presented.

REVIEW LOGAN COUNTY SCHEDULE OF BILLS - Lindsey Reeves met with the Board to review the Logan County schedule of bills dated March 6, 2018. The Board approved all bills as presented.

REVIEW PAYROLL ACCOUNTS PAYABLE SCHEDULE OF BILLS - Michelle Hoff met with the Board to review the payroll accounts payable schedule of bills dated March 6, 2018.

The Board approved all bills as presented.

CO-WORKING SPACE OPTIONS - Trae Miller, Executive Director of Logan County Economic Development Corporation and Chip Powell discussed the Co-working Space Initiatives with the Board. The initiative involves location neutral jobs and attracting more people to the community as well as bringing more of those jobs to the community already here. Flex jobs.com was set up last year so people locally can look at those kinds of jobs involving remote work and tele-commuting. Rural broadband is lacking, however there are many areas in the county with excellent broadband, which needs to be promoted more.

Blueprint initiatives came out and the Co-working 101 initiative was an option looked at locally and was awarded through the state. In November several different facilities in the state were toured. The main idea is to promote free-lancers and working from home whether for a company or for themselves as well as encouraging entrepreneurship activities. Co-working spaces offer the advantage of a centralized place to bring entrepreneurs and startup businesses who might need the services of other entrepreneurs and freelancers such as web developers, graphic design artists that can work together. This helps strengthen all of the businesses.

One of the options looked at was the Courthouse annex building and the unused space on the middle floor in the building. Initially, the annex was not given much consideration, however as talks progressed, the location in the downtown area on the Courthouse square started to make a lot of sense. Some of the key stakeholders that would be interested in using the space believe that it could be a good option. If the county is open to allowing the use of the annex, the next step is to apply for some of the grants to provide funds for infrastructure, remodeling and software. The REDI grant (Rural Economic Development Impact) through DOLA is due at the end of the month. The next program is the Certified Small Business Community grant program.

The county would not be responsible for any renovation costs for the utilization of the building for allowing use the building. All costs go to economic development. If successful, there is a lot of growth potential and new life for the building. Utilities will have to be negotiated, possibly using an average of the utilities over the last few years and anything above the average would be paid for by the Co-working space.

Pursuing grants and getting renovations done in the space is no risk to the county and will enhance the building for other uses in the future.

The grant funds would be applied for under the State Office of Economic Development. The question was asked how using a county facility competes with private owned properties. Many of those privately owned properties are looking for 12-month leases. Businesses start in the co-working space and get established and some will move to other locations. Private property owners often don't want to take on renovation expenses and would not have access to grant funds through the state to do the required renovations. The software program controls access if the businesses don't pay their membership, or if they don't have access to the space.

Economic Development will oversee day to day management in the beginning. Economic Development, The Chamber of Commerce, and SBDC could all have connections to the space making sure there is constant activity in the space making it attractive to people.

LCEDC sent out a co-working space survey to people within the community that are doing remote work, co-working, tele-commuting through the DOC network and the hospital - people

who are doing this kind of work today, which received 62 responses. Half of those were interested in utilizing the space. LCEDC has not reached out to the entrepreneurial network. Proximity Space is the software platform used for access control or the payment method and is used in Grand Junction and Montrose and other areas. They see people often using several locations so Sterling could be another location on the Proximity Space network. People traveling through the community use the spaces. In Fruita, they see travelers using the co-working space instead of using the business networks at the hotels.

Insurance costs have not been specifically discussed but several other counties are maintaining co-working spaces. There is a special coverage through CTSI called Tennant Users Liability Insurance Program. The restroom situation on that floor was discussed. There would need to be hallway access to those restrooms rather than using the doorways in the offices. Other floor plan details were discussed. The Clerk's space in the basement would need to be walled off and able to be secured from public access.

The Board asked for websites to look at what the other sites are offering. Proximity space has regular networking calls that the Board can listen in on to get an idea of how things work.

The REDI grant is due at the end of the month. A government entity is needed to sign off on the application. The Board agreed that Miller could move forward with a grant application and getting budget costs together involving contractors bids, etc. LCEDC would need to sign a license agreement from the county giving them permission to use the facility for that purpose.

Proximity Space utilizes electronic locks for access to the offices. Several Courthouse departments storage would have to be re-located. Pam Bacon asked how will county information in the storage areas be secured. As an elected official, she is entrusted with personal information of constituents which must be secure. The construction budget will need to include funds to build secure doors for relocated storage areas and the Clerk's area.

It was suggested that the discussion be continued at the work sessions every week to plan for grant application. Trae will move forward with contractor bids this week to develop a budget and start putting together a grant application.

Commissioner Donaldson stated several concerns regarding relocating storage areas and that the County Buildings and Grounds Department not be taxed with any construction or moving to storage. Vandalism and theft were also concerns of Commissioner Donaldson.

Pam Bacon also noted that her elections computer server at the annex cannot be interfered with. She must remain separate from any networks built. She also asked that she be notified when construction begins and that no interference with the power be made during election season.

The Board would like to see a business plan developed with costs and information discussed included and the conditions of the grants applied for and if the grants will tie the county's hands for use of the facility for a certain period of time.

SENATOR CORY GARDNER UPDATE - Darlene Carpio met with the Board to give an update for Senator Cory Gardner. Carpio was given a letter from CCI requesting support for agricultural exemption or ELD mandate. Carpio stated that Gardner has been concerned with this as well. A number of different ag organizations have made appeals to the Senator to support this.

Dodd Frank regulations dealing with community banks made it through the Senate this morning and hopefully will make it easier for community and rural banks to do business.

Last Friday Senator Gardner held a law enforcement round table in Denver where rural law enforcement was well represented. Appreciation for law enforcement organizations was given. Gardner is aware of discrepancies regarding resources allocated to larger law enforcement agencies vs. smaller rural agencies. Rural access to national data bases is especially a concern. Staff is working on addressing the matter.

That same day, Senator Gardner held a small business round table with members of NFIB where impact of the recent tax reform was appreciated. Senator Gardner introduced The Airways Act last fall. Yesterday portions of that bill made it out of committee. The bill addresses sale of spectrum at the federal level and takes a significant number of dollars and earmarks them toward infrastructure projects.

Carpio gave congratulations to the Town of Fleming, which was awarded one of the USDA Rural Development Projects.

Senator Gardner has made rural economic development his number one priority this year. Brian Wanemaker, Senator Gardner's rural economic development staffer came to Colorado from Washington, DC for three days. A round table with 16 rural economic developers from the eastern plains was hosted in Limon, Colorado. Another staff member, Gardner's Ag Policy and Water Specialist, Dustin Sheer will be here in two weeks.

Ms. Carpio will be in Ft. Morgan Saturday, March 10 at Ft. Morgan High School hosting information sessions for high school students interested in academy appointments. All of the military academies will have representation at those meetings. This will be one of the first times that the information sessions will be held outside of the metro area. There will be a second session on March 25 in Burlington at the Burlington High School. All schools in the eastern rural counties have been notified.

SHERIFF'S INVESTIGATOR POSITION CHANGE TO EVIDENCE TECH. - The Sheriff's Office has requested the Investigator position be revised to be an Evidence Technician. The Board will review the request.

SHOOTING SPORTS COMPLEX GRANT AGREEMENT - The state has changed the end date again from December 31, 2020 to June 30, 2020. The amendment will be placed on the March 20, 2018 agenda.

MESA COUNTY MENTAL HEALTH PATIENT BILLS - Mesa County Attorney's Office handles court reviews of developmentally disabled and mental health patients from Logan County. There are two separate cases of people from Logan County residing there institutionalized in a group home. Their cases are reviewed twice annually at \$300 each or \$600 per year. The bills were from 2016 and 2017. The Board authorized the bills to be paid.

There being no further business to come before the Board, the meeting was adjourned at 11:28 a.m.