



BOARD OF COUNTY COMMISSIONERS REGULAR MEETING

970.453.3414 ph | 970.453.3535 f
SummitCountyCO.gov

208 East Lincoln Ave. | PO Box 68
Breckenridge, CO 80424

BOARD OF COUNTY COMMISSIONERS REGULAR MEETING REGULAR MEETING AGENDA Tuesday, July 23, 2024 at 1:30 PM County Commissioners Meeting Room; Summit County Courthouse 208 Lincoln Avenue, Breckenridge, Colorado

Please register in advance for this webinar at:

https://us02web.zoom.us/webinar/register/WN_7cQq6r11RyqZbbqP7HE9WA

After registering, you will receive a confirmation email containing login information.

I. CALL TO ORDER

II. ROLL CALL

III. APPROVAL OF AGENDA

IV. CITIZEN COMMENT

V. PROCLAMATIONS & ANNOUNCEMENTS

- A. Proclamation Declaring August 2024 as "Child Support Awareness Month"
[Proc A - Child Support Awareness Month.docx](#)

VI. CONSENT

- A. Approval of 7/9/2024 Regular Meeting Minutes
[070924 BOCC Reg Min.docx](#)
- B. Warrant List 07/01/24-07/15/24
[1-15.pdf](#)
- C. HC3 & SCRAP Strong Future Grant Applications
[2024-BOCC StaffReport Consent 7-23-24.pdf](#)
- D. Approval to exercise Option Agreement to acquire property in Upper Blue Basin jointly with the Town of Breckenridge
[Staff Report BOCC_7-23-24_119 Bonanza_Coronet Sub.pdf](#)
[Att A_Map_119 Bonanza_Coronet Sub.pdf](#)
[Att B_Option Agreement_119 Bonanza_Coronet Sub_Signed.pdf](#)

VII. NEW BUSINESS

- A. PLN24-045; A request for a Class 6 General Subdivision Exemption to replat Lot 1R, Summerwood Amended Tract A replat, Located at 154 Summerwood DR (CR 80); A .10-acre parcel, zoned Summerwood PUD
[PLN24-045 Staff Report final.pdf](#)
[Plat](#)
[PLN24-045 Reso.docx](#)

VIII. ADJOURNMENT

*This agenda is subject to change at any time. Please contact the Manager's Office or visit our website to obtain updates at:
<http://www.summitcountyco.gov>

RESOLUTION NO. 2024-

**BOARD OF COUNTY COMMISSIONERS
OF THE
COUNTY OF SUMMIT
STATE OF COLORADO**

**RESOLUTION PROCLAIMING AUGUST 2024 AS “CHILD SUPPORT AWARENESS MONTH”
IN SUMMIT COUNTY, COLORADO**

WHEREAS emotional and financial support from Colorado parents is an important component of child success; and

WHEREAS children can also receive support from caregivers, which helps play a foundational role in supporting the health and wellbeing of the child; and

WHEREAS, the support of parents, extended families, caregivers, and the community helps children grow into healthy, productive adults; and

WHEREAS Colorado is committed to promoting the health and well-being of all of its children by providing a variety of family-centered child support services to help ensure that parents pay child support on a regular and timely basis; and

WHEREAS the payment of child support contributes to improved educational attainment for children, and reduced reliance on public assistance programs; and

WHEREAS this month we salute those parents who support their children and honor the 680+ child support professionals who work daily to support fathers through the Colorado Fatherhood Program, ease the financial burden for parents with children in Foster Care, and encourage the establishment of health insurance orders for all children; and

WHEREAS the State of Colorado wishes to educate families about the availability of child support services and to continuously enhance the services that it provides with innovative initiatives aimed at meeting the needs of all family members.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF SUMMIT, STATE OF COLORADO THAT AUGUST 2024 IS HEREBY PROCLAIMED TO BE “CHILD SUPPORT AWARENESS MONTH” IN SUMMIT COUNTY, COLORADO.

ADOPTED THIS 23RD DAY OF JULY, 2024.

**COUNTY OF SUMMIT
STATE OF COLORADO
BY AND THROUGH ITS
BOARD OF COUNTY COMMISSIONERS**

Tamara Pogue, Chair

ATTEST:

Taryn Power, Clerk & Recorder



BOARD OF COUNTY COMMISSIONERS

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SummitCountyCO.gov Breckenridge, CO 80424

SUMMIT COUNTY BOARD OF COUNTY COMMISSIONERS
Tuesday, July 9, 2024 at 1:30 p.m.
SUMMARY MINUTES

*For assistance or questions regarding special accommodations, accessibility,
or available audio/visual equipment, please contact 970-453-3500 as soon as possible.*

I. CALL TO ORDER

The Regular Meeting of the Board of County Commissioners on Tuesday, July 9, 2024, was called to order by Chair, Tamara Pogue, at 1:30 p.m. in the County Commissioners' Meeting Room, Summit County Courthouse, 208 Lincoln Avenue, Breckenridge, Colorado.

II. ROLL CALL

Board Members present and answer to the roll call were:

Tamara Pogue, Chair
Eric Mamula, Commissioner
Nina Waters, Commissioner

Staff Present in person and via Zoom were as follows: Dave Rossi, County Manager; Jeff Huntley, County Attorney; Cameron Turpin, Assistant County Attorney; Andy Atencio, Assistant County Manager; Jenny Wood, Assistant County Manager; Steve Greer, Community Development Director; Adrienne Isaac, Communications Director; Kyle Snyder, Assistant Finance Director; Caitlin Johnson, Executive Administrative Manager; Johanna Jacobsen, Administrative Assistant, Millicent Marter, Deputy Clerk and Lori Dwyer, Deputy Clerk.

Additional Attendees in person and via Zoom: Mark Schulze, Aaron Parment, Donna McShea, Julie Schulze, Bob Gregory, and others that did not sign in.

III. APPROVAL OF AGENDA

IV. CITIZEN COMMENT

Julie Schulze commented on the Trails of Berlin Placer development and the problems with the developer. She requested help from the County to get a certificate of occupancy and noted they are willing to take the lead in solving problems.

Donna McShae noted her concerns with wildfires in relation to short term renters and noncompliant fire sites. She asked for attention to these issues and patterns of violations.

Aaron Parmet shared concerns about Swan Mountain Road and the recpath, with the traffic light backing up and a need of efficient moving of traffic through the intersection during the time of the day that the recpath is least used.

V. APPOINTMENTS

- A. Approval of a Resolution Adopting Amendments to Resolution 2024-07, Concerning the Appointments to Various Boards, Committees, and Commissions.

MOTION: A motion was made by Commissioner Waters and seconded by Commissioner Pogue to approve the Resolution 2024-44, Adopting Amendments to Resolution 2024-07, Concerning the Appointments to Various Boards, Committees, and Commissions.

MOTION PASSED UNANIMOUSLY BY THE BOARD PRESENT

VI. CONSENT AGENDA

- A. Approval of 06/25/2024 Regular Meeting Minutes. **Approved as Presented; and**
- B. Warrant List 06/16/24-06/30/24. **Approved as Presented by the Finance Department; and**
- C. Liquor License Renewal for Black Diamond Gourmet dba Black Diamond Grille; Hotel & Restaurant; Andre Hampton; located at 172 Copper Circle, Copper Mountain, CO (Clerk). **The Sheriff's report indicated no record of negative information on the establishment and stated no reason to disapprove the issuance of the license at this time; and**
- D. Liquor License Addition of Optional Premises for Keystone Food & Beverage Company dba Vista Haus; Hotel & Restaurant/Optional Premises; Jody Churich; located at 2510 CR 750, Breckenridge, CO (Clerk). **The Sheriff's report indicated no record of negative information on the establishment and stated no reason to disapprove the issuance of the license at this time; and**
- E. Liquor License Renewal for Keystone Food & Beverage Company dba Vista Haus; Hotel & Restaurant/Optional Premises; Marissa Frutchev; located at 2510 CR 750, Breckenridge, CO (Clerk). **The Sheriff's report indicated no record of negative information on the establishment and stated no reason to disapprove the issuance of the license at this time; and**
- F. Approval of the Summit County Drug-Free Workplace Policy for FTA-Regulated Safety-Sensitive Employees. **Approved as Presented; and**
- G. Approval of Grant of ROW for Hamilton Lane and Kimmes Lane. **Approved as Presented; and**

MOTION: A motion was made by Commissioner Mamula and seconded by Commissioner Waters to approve the Consent Agenda, items A-G, as presented.

MOTION PASSED UNANIMOUSLY BY THE BOARD PRESENT

VII. ADJOURNMENT

The meeting was adjourned at 1:38 p.m.

Respectfully submitted,

Approved by:

Lori Dwyer, Deputy Clerk

Tamara Pogue, Chair

NOTE: These minutes are a summary of the proceedings and motions of the July 9, 2024 Board of County Commissioners' Regular Meeting. The complete digital recording is available in the Office of the County Manager, Summit County Courthouse, 3rd Floor, 208 Lincoln Avenue, Breckenridge, Colorado 80424.

Warrant List

Check Cut Range from: 7/1/2024 through 7/15/2024

Nbr / Name	Check Number	Check Date	Check Amt	Type	Total Chk Amt	Chk Ct
13068	HILLARY M SUNDERLAND				\$40.00	1
10013	A1 ORGANICS				\$1,146.45	1
10024	ACORN PETROLEUM				\$79,725.24	1
	5220	07/11/2024	79,725.24	T	Notes: DEL 06/24/2024	
1127	ALPENSEE WATER DISTRICT BOND				\$44,868.97	1
	4414	07/10/2024	44,868.97	T	Notes: JUNE 2024 DISTRIBUTION	
1128	ALPENSEE WATER DISTRICT GENL				\$14,702.33	1
	4415	07/10/2024	14,702.33	T	Notes: JUNE 2024 DISTRIBUTION	
10050	ALPINAIRE HEALTHCARE				\$165.00	1
13277	ALPINE ROOFING LTD				\$627,924.90	1
	316823	07/11/2024	627,924.90	P	Notes: CC NEW ROOF	
10057	ALSCO				\$479.79	2
10061	ALWAYS MOUNTAIN TIME LLC				\$999.00	4
11968	AMBER FLENNIKEN				\$162.24	1
13612	ASPEN WIRELESS TECHNOLOGIES INC				\$690.00	1
12705	AT&T MOBILITY LLC				\$2,708.98	1
13073	BACKUPIFY, INC.				\$1,100.06	1
14055	BECCA LARGENT				\$15.81	1
10144	BERG HILL GREENLEAF & RUSCITTI LLP				\$194.32	1
12416	BLUE RIVER WATERSHED GROUP				\$20,000.00	1
	316825	07/11/2024	20,000.00	P	Notes: MATCH FUNDING TO STATE WATER S	
13461	BOULDER COMMUNITY HOSPITAL				\$219.00	1
12078	BOULDER COUNTY				\$1,350.00	1
14025	BRADLEY STRONG				\$4,400.00	1
12413	BRANDON HOWES				\$391.28	1
10181	BRECKENRIDGE BUILDING CENTER				\$210.70	1
1365	BRECKENRIDGE MOUNTAIN METROPOLITAN DISTRICT				\$532.95	1
1129	BRECKENRIDGE MTN METRO DIST				\$109,289.32	1
	4417	07/10/2024	109,289.32	T	Notes: JUNE 2024 DISTRIBUTION	
1130	BUFFALO MOUNTAIN METRO DIST				\$382,216.21	1
	4418	07/10/2024	382,216.21	T	Notes: JUN 2024 DISTRIBUTION	
10197	BUFFALO MTN METRO DISTRICT				\$29,660.68	1
	5230	07/11/2024	29,660.68	T	Notes: ROAD MAINTENANCE SERVICES AT W	
12352	BUILDING HOPE SUMMIT				\$220,724.02	1
	5231	07/11/2024	220,724.02	T	Notes: 2024 Core Bilingual Provider S	
10198	BUILDING TECH. SYSTEMS				\$8,795.00	1
10218	CAROLINA SOFTWARE				\$1,750.00	1
10231	CASTA				\$725.36	1
	316828	07/11/2024	725.36	P	Notes: TRANSIT EVENT REGISTRATION HE	
10242	CDWG				\$27,424.50	1
	5234	07/11/2024	27,424.50	T	Notes: RW&B FIRE - 3 MDC PROTECTION P	

Warrant List

Check Cut Range from: 7/1/2024 through 7/15/2024

11296	CENTRAL SQUARE TECHNOLOGIES, LLC								\$50,023.21	1
	5201	07/02/2024	50,023.21	T		Notes:	SUPERION TRAKIT MANAGED SUPPOR			
10250	CERTIFIED BUSINESS SERVICES INC								\$2,995.00	1
10258	CHARLES D JONES CO								\$47.27	1
12205	CITADEL SECURITY USA, LLC								\$4,971.60	1
12464	CLARE CORP								\$2,018.70	1
10298	COLORADO ANALYTICAL LAB								\$1,178.00	2
10232	COLORADO ASSOCIATION OF TAX APPRAISERS (CATA)								\$445.00	1
12056	COLORADO ASSOCIATION PROPERTY POOL								\$13,177.16	1
	5181	07/02/2024	13,177.16	T		Notes:	CAPP SELF-FUNDED BILLING MAY 2			
10311	COLORADO BUREAU OF INVESTIGATION								\$1,010.00	1
1199	COLORADO DEPT OF HUMAN SERVICES								\$1,940.00	1
10329	COLORADO DEPT OF PUB HEALTH & ENV								\$236.00	2
1198	COLORADO DEPT OF PUBLIC HEALTH								\$291.00	1
10332	COLORADO DEPT OF PUBLIC HEALTH								\$15,674.79	2
	316798	07/02/2024	71.40	P		Notes:	#SCRAP PERMIT PROCESSING FEES			
	316834	07/11/2024	15,603.39	P		Notes:	#SCRAP Q2 SURCHARGE REFERENCE			
1197	COLORADO DEPT OF REVENUE								\$439,853.69	1
	121000253	07/03/2024	439,853.69	M		Notes:	June 20241 Collections			
1131	COLORADO MOUNTAIN COLLEGE								\$2,008,512.97	1
	4419	07/10/2024	2,008,512.97	T		Notes:	JUNE 2024 DISTRIBUTION			
10350	COLORADO MOUNTAIN NEWS MEDIA								\$3,188.48	2
1366	COLORADO NEW ENERGY IMPROVEMENT DISTRICT								\$243,742.61	1
	4420	07/10/2024	243,742.61	T		Notes:	JUNE 2024 DISTRIBUTION			
13756	COLORADO NONPROFIT DEVELOPMENT CENTER (CNDC)								\$10,083.00	1
	5236	07/11/2024	10,083.00	T		Notes:	CNDC - HIGH ROCKIES HARM REDUC			
10352	COLORADO PLASTIC PRODUCTS, INC.								\$247.16	1
1132	COLORADO RIVER WATER CONS								\$324,917.70	1
	4421	07/10/2024	324,917.70	T		Notes:	JUNE 2024 DISTRIBUTION			
10366	COLORADO TIRE RECYCLING LLC								\$2,899.50	1
10367	COLORADO TREE SPECIALISTS								\$92,500.00	1
	316799	07/02/2024	92,500.00	P		Notes:	2024 CHIPPING PROGRAM - INV 20			
14047	CONSOLE CLEANING SPECIALISTS INC								\$2,700.00	1
1133	COPPER MOUNTAIN CONS DIST								\$338,207.61	1
	4422	07/10/2024	338,207.61	T		Notes:	JUNE 2024 DISTRIBUTION			
14083	CORE & MAIN LP								\$36.29	1
1134	CORINTHIAN HILL METRO DIST								\$17,561.30	1
	4423	07/10/2024	17,561.30	T		Notes:	JUNE 2024 DISTRIBUTION			
90500	CORONER ONE TIME								\$1,600.00	1
11655	COSTAR REALTY INFORMATION INC								\$765.42	1
90210	COUNTY MANAGER ONE TIME								\$4,036.00	2
10403	CPS DISTRIBUTORS INC								\$1,520.33	2

Warrant List

Check Cut Range from: 7/1/2024 through 7/15/2024

13926	D&L CLEANING							\$8,986.84	1
13821	DAVID BREITENFELD							\$120.00	1
12028	DEBORA PRICE							\$500.80	1
10433	DELL USA LP							\$2,230.00	2
13446	DESIGN PATH STUDIO							\$31,058.75	1
		5242	07/11/2024	31,058.75	T		Notes: BILLS RANCH DESIGN PATH/11 RAN		
10449	DILLON MARINA							\$260.00	1
1188	DILLON VALLEY DISTRICT							\$4,411.48	1
12667	DILLON VALLEY DISTRICT							\$7,886.71	1
10458	DON BANTAM							\$12.06	1
10471	DUCTWORKS, INC.							\$2,880.00	1
10473	EARLY CHILDHOOD OPTIONS							\$311,283.89	2
		5186	07/02/2024	208,171.95	T		Notes: JULY SPK TUITION CREDITS		
		5244	07/11/2024	103,111.94	T		Notes: MAY 24 SHARED		
1136	EAST DILLON WATER DISTRICT							\$64,062.88	1
		4424	07/10/2024	64,062.88	T		Notes: JUNE 2024 DISTRIBUTION		
10485	EIDE BAILLY LLP							\$25,470.00	1
		316803	07/02/2024	25,470.00	P		Notes: 2023 Audit Services		
11969	EMPLOYERS COUNCIL							\$900.00	1
10528	FBI-LEEDA, INC.							\$795.00	1
10529	FEDERAL EXPRESS							\$136.44	2
10534	FERRELLGAS							\$12.00	1
10538	FIRST CALL OF COLORADO, INC							\$150.00	1
1410	FOURTH NORTH BID							\$54.51	1
1411	FOURTH NORTH MD							\$7,860.12	1
1265	FOURTH STREET CROSSING IMPROVEMENT DISTRICT							\$472.39	1
1264	FOURTH STREET CROSSING METRO DISTRICT							\$20,169.55	1
		4428	07/10/2024	20,169.55	T		Notes: JUNE 2024 DISTRIBUTION		
10559	FRISCO SANITATION DISTRICT							\$22,143.75	1
		316847	07/11/2024	22,143.75	P		Notes: ONE TIME ENGINEERING STUDY FOR		
12522	FRONTIER FIRE PROTECTION LLC							\$22,689.00	2
		5246	07/11/2024	10,380.00	T		Notes: COUNTY FIRE SYSTEM INPECTION S		
		316848	07/11/2024	12,309.00	P		Notes: COMN FUSIBLE LINK		
1477	GOVEASE AUCTION LLC							\$55.00	1
12081	GOVERNMENT JOBS							\$43,761.08	1
		5247	07/11/2024	43,761.08	T		Notes: SUBSCRIPTION TO NEO GOV		
1202	GOVERNMENT TECHNOLOGY SYSTEMS LLC							\$345.00	1
10601	GRAINGER							\$1,229.24	1
13219	GRANITE TELECOMMUNICATIONS, LLC							\$2,599.35	1
1137	HAMILTON CREEK METRO DIST							\$158,648.63	1
		4429	07/10/2024	158,648.63	T		Notes: JUNE 2024 DISTRIBUTION		
10612	HAMRE, RODRIGUEZ, OSTRANDER & DINGESS, PC							\$7,678.50	1

Warrant List

Check Cut Range from: 7/1/2024 through 7/15/2024

14004	HANOVER DISPLAYS INC					\$28,850.00	1
	5249	07/11/2024	28,850.00	T	Notes: TRANSIT DIGITAL BUS SIGNS INVS		
1138	HEENEY WATER DISTRICT					\$4,101.28	1
13023	HIMMELMAN CONSTRUCTION					\$292,044.45	1
	5187	07/02/2024	292,044.45	T	Notes: NEW SEARCH AND RESCUE		
12189	IDEMIA IDENTITY & SECURITY USA					\$8,749.00	1
12252	IMAGE NET CONSULTING LLC					\$4,907.77	1
10660	INGRAM BOOK CO					\$2,710.72	1
12616	INNOVELA CONSULTING GROUP					\$4,100.00	1
10663	INSIGHT PUBLIC SECTOR					\$8,660.55	1
1478	IRON FOREST BUILDING CO					\$2,875.60	1
13748	IT'S YOUR PAY					\$26,950.00	1
	4386	07/11/2024	26,950.00	T	Notes: JUNE 2024 CC FUNDING		
12655	JAIME BROWER PSYCHOLOGICAL SERVICES & CONSULTING					\$427.50	1
10695	JANEEN K OGDEN					\$2,400.00	1
13480	JANET O'BRIEN					\$10,000.00	1
	5253	07/11/2024	10,000.00	T	Notes: LEASE 2 LOCALS 57S YEAR 1 INVO		
1394	JOEL SYDLOW					\$3,337.95	1
10718	JOHN CHAMPOUX					\$36.18	1
13106	JOY LUKASIEWICZ					\$2,100.00	1
12540	KANOPY INC					\$143.00	1
10746	KARI MORENO					\$299.04	1
12956	KATIE SCHMIDT					\$250.00	1
13025	KOY DINGBOOM OATES, LLC					\$7,896.12	1
1139	KREMMLING MEM HOSPITAL DIST					\$46,290.66	1
	4431	07/10/2024	46,290.66	T	Notes: JUNE 2024 DISTRIBUTION		
13656	KRISTEN GREENWALD					\$10,815.44	1
	5298	07/11/2024	10,815.44	T	Notes: WILDERNESS SUPPORT GROUP & CAS		
10782	KRYSTAL BROADCASTING					\$1,508.00	1
10798	LAND TITLE GUARANTEE CO					\$69,750.00	1
	306877323	07/11/2024	69,750.00	M	Notes: 1369 SALTICK CIR #369 - HOUSI		
10801	LANGUAGE LINE SVCS					\$174.66	1
10804	LASER GRAPHICS					\$154.50	1
10806	LAURA CRONIN					\$30.85	1
12785	LEONARD RICE CONSULTING WATER ENGINEERS, INC					\$5,099.00	1
10817	LEXIPOL, LLC					\$1,381.36	1
13933	LINA LESMES					\$80.40	1
12263	LORI DWYER					\$47.08	1
1141	LOWER BLUE FIRE PROT DIST					\$5,579.67	1
13209	LUCENT HEALTH CLAIMS					\$131,283.69	2
	5191	07/02/2024	51,655.99	T	Notes: CLAIMS 062524		
	5261	07/11/2024	79,627.70	T	Notes: CLAIMS 070224		

Warrant List

Check Cut Range from: 7/1/2024 through 7/15/2024

12476	MAMMOTH NETWORKS					\$1,659.00	1
10873	MESA OIL					\$800.00	2
10876	METRO MAINTENANCE, INC					\$230.00	1
1142	MIDDLE PARK WATER CONS DIST					\$22,117.31	1
	4434	07/10/2024	22,117.31	T		Notes: JUNE 2024 DISTRIBUTION	
10891	MIDWEST TAPE					\$3,515.29	1
13237	MILE HIGH BEHAVIORAL HEALTHCARE					\$3,984.57	1
10912	MOUNTAIN PARKS ELECTRIC					\$93.20	1
12722	NATIONAL MEDICAL SERVICES, INC					\$3,115.00	2
12933	NICHOLAS MORAN BROWN					\$18,454.02	1
	5193	07/02/2024	18,454.02	T		Notes: EFFCT NICHOLAS BROWN - PHASE 1	
12125	NOBUHISA ISHIZUKI					\$450.00	1
10967	NORTHERN SAFETY CO					\$505.97	1
11568	NORTHWEST COLORADO COUNCIL OF GOVERNMENTS					\$102,275.10	1
	5194	07/02/2024	102,275.10	T		Notes: THOR INVOICE FOR JULY24-DEC24	
13973	ONSITE ELECTRONICS RECYCLING, LLC					\$7,822.95	1
14081	OPEN COUNTER ENTERPRISES, INC					\$6,900.00	1
12803	ORKIN					\$327.99	1
13768	OROURKE MEDIA GROUP LLC					\$1,500.00	1
10994	OVERDRIVE, INC.					\$1,846.98	1
10996	OYUKI MUNOZ					\$184.92	1
13404	PAUL GEIGER					\$147.40	1
14100	PEAK 8 PROPERTIES					\$2,723.90	1
1181	PINNACLE MOUNTAIN HOMES					\$3,451.44	1
11034	POWER EQUIPMENT COMPANY					\$3,838.89	1
11043	PROFESSIONAL COMPLIANCE & TESTING					\$283.00	1
11049	PROWERS COUNTY					\$3,096.00	1
12165	RDP BARRICADE CO, LLC					\$177.64	1
13078	REBECCA PELTIER					\$77.72	1
12769	RECOVERY RESOURCES					\$3,416.23	1
1143	RED, WHITE & BLUE FIRE PROT DIST					\$2,644,357.54	1
	4435	07/10/2024	2,644,357.54	T		Notes: JUNE 2024 DISTRIBUTION	
11080	REEVES COMPANY INC					\$69.36	2
13184	RICHARD BAUERNFEIND					\$117.92	1
13223	RICHELLE RAMIREZ					\$2,080.00	1
14090	SANBORN HEAD & ASSOC					\$756.00	1
11161	SARAH WILKINSON					\$530.37	1
11168	SCOTT HOFFMAN					\$341.03	1
11193	SHRED-IT USA LLC					\$120.00	1
12749	SKAGGS COMPANIES, INC.					\$518.48	1
14078	SKYGOAT LLC					\$1,663.20	1
1144	SOUTH MARYLAND CRK RANCH METRO DIST					\$495,252.27	1

Warrant List

Check Cut Range from: 7/1/2024 through 7/15/2024

	4436	07/10/2024	495,252.27	T		Notes: JUNE 2024 DISTRIBUTION		
11680	SOUTHERN HEALTH PARTNERS, INC.						\$27,022.65	1
	5275	07/11/2024	27,022.65	T		Notes: INMATE MEDICAL / AUGUST 2024		
12019	SPACE SAVERS INC						\$18,950.00	1
	316869	07/11/2024	18,950.00	P		Notes: #SCRAP YEARLY ALTERNATE DAILY		
12794	SPORTWORKS NORTHWEST INC						\$2,143.47	1
1200	STATE OF COLORADO TREASURY						\$2,848.00	1
12963	STJERNHOLM BROTHERS FAMILY CHIROPRACTIC						\$85.00	1
14064	STORMWIND LLC						\$9,500.00	1
14039	STRAUSS HAUS , LLC.						\$3,730.00	1
11262	STREET MEDIA GROUP, LLC						\$1,100.00	1
13881	SUE O'BRIEN						\$15.75	1
11271	SUMMIT COMMUNITY CARE CLINIC						\$20,576.94	1
	5199	07/02/2024	20,576.94	T		Notes: SERVICES AGREEMENT FOR SUMMIT		
1099	SUMMIT COUNTY CLERK & REC						\$31.00	1
1315	SUMMIT COUNTY GOVERNMENT						\$71.04	1
11940	SUMMIT EMBROIDERY						\$901.95	2
1140	SUMMIT FIRE & EMS FIRE PROTECTION DISTRICT						\$5,250,855.19	1
	4432	07/10/2024	5,250,855.19	T		Notes: JUNE 2024 DISTRIBUTION		
12784	SUMMIT PATHOLOGY						\$69.05	1
11287	SUMMIT ROLL-OFFS						\$8,650.00	1
1145	SUMMIT SCHOOL DISTRICT RE-1						\$1,760,113.90	1
	4437	07/10/2024	1,760,113.90	T		Notes: JUNE 2024 DISTRIBUTION		
1146	SUMMIT SCHOOL DISTRICT RE-1						\$306,575.56	1
	4438	07/10/2024	306,575.56	T		Notes: JUNE 2024 DISTRIBUTION		
11288	SUMMIT SCHOOL DISTRICT RE-1						\$51,893.30	1
	5200	07/02/2024	51,893.30	T		Notes: SUMMIT SCHOOL DIST PHASE 1 NIC		
1148	SWAN'S NEST METRO DIST						\$33,468.39	1
	4439	07/10/2024	33,468.39	T		Notes: JUNE 2024 DISTRIBUTION		
13475	TALION DEFENSE CORPORATION						\$2,250.00	1
11334	THE E-QUEST CORPORATION						\$1,950.00	1
13287	THE KEY PEOPLE LLC						\$650.00	1
11341	THE VAIL CORPORATION						\$1,940.00	1
11348	THOMSON REUTERS- WEST						\$430.50	1
11352	TIGER NATURAL GAS, INC.						\$21,395.79	20
	5202	07/02/2024	5,113.32	T		Notes: 4385.01 05/24		
	5203	07/02/2024	885.37	T		Notes: 4385.02 05/24		
	5204	07/02/2024	430.04	T		Notes: 04385.04 05/24		
	5205	07/02/2024	377.60	T		Notes: 4385.05 05/24		
	5206	07/02/2024	982.29	T		Notes: 4385.06 05/24		
	5207	07/02/2024	75.13	T		Notes: 4385.07 05/24		
	5208	07/02/2024	940.75	T		Notes: 04385.13 05/24		

Warrant List

Check Cut Range from: 7/1/2024 through 7/15/2024

	5209	07/02/2024	577.14	T	Notes: 4385.15			
	5210	07/02/2024	1,609.03	T	Notes: 4385.16 05/24			
	5211	07/02/2024	1,337.75	T	Notes: 4385.17 05/24			
	5212	07/02/2024	215.87	T	Notes: 4385.18 05/24			
	5213	07/02/2024	2,816.54	T	Notes: 4385.01 04/24			
	5214	07/02/2024	1,155.81	T	Notes: 4385.02			
	5215	07/02/2024	309.17	T	Notes: 4385.03 04/24			
	5216	07/02/2024	143.15	T	Notes: 4385.14			
	5217	07/02/2024	1,671.44	T	Notes: 6610.01			
	5282	07/11/2024	248.72	T	Notes: 4385.03 05/24			
	5283	07/11/2024	132.95	T	Notes: 4385.14 05/24			
	5284	07/11/2024	2,299.03	T	Notes: 06610.01			
	5285	07/11/2024	74.69	T	Notes: 4385.07 04/24			
1149	TIMBER CREEK WATER DISTRICT						\$12,133.66	1
	4440	07/10/2024	12,133.66	T	Notes: JUNE 2024 DISTRIBUTION			
11355	TIMBERLINE DISPOSAL LLC						\$950.67	1
13638	TIMECLOCK PLUS, LLC						\$2,808.00	1
1150	TOWN OF BLUE RIVER						\$218,975.07	1
	4441	07/10/2024	218,975.07	T	Notes: JUNE 2024 DISTRIBUTION			
1151	TOWN OF BRECKENRIDGE						\$987,078.03	1
	4442	07/10/2024	987,078.03	T	Notes: JUNE 2024 DISTRIBUTION			
11367	TOWN OF BRECKENRIDGE						\$49,550.86	1
	5286	07/11/2024	49,550.86	T	Notes: 0524 NICO TAX			
1152	TOWN OF DILLON						\$598,670.05	1
	4443	07/10/2024	598,670.05	T	Notes: JUNE 2024 DISTRIBUTION			
11368	TOWN OF DILLON						\$7,797.86	1
1153	TOWN OF FRISCO						\$121,505.52	1
	4444	07/10/2024	121,505.52	T	Notes: JUNE 2024 DISTRIBUTION			
11369	TOWN OF FRISCO						\$31,436.01	1
	5288	07/11/2024	31,436.01	T	Notes: 0524 NICO TAX			
1471	TOWN OF KEYSTONE						\$41,488.45	1
	4445	07/10/2024	41,488.45	T	Notes: Q2 2024 ROAD AND BRIDGE			
13969	TOWN OF KEYSTONE						\$129,586.82	1
	5289	07/11/2024	129,586.82	T	Notes: 04/24 TAX OVERPAYMENT			
1154	TOWN OF MONTEZUMA						\$2,294.58	1
1155	TOWN OF SILVERTHORNE						\$227,803.45	1
	4447	07/10/2024	227,803.45	T	Notes: JUNE 2024 DISTRIBUTION			
11371	TOWN OF SILVERTHORNE						\$61,390.87	1
	5290	07/11/2024	61,390.87	T	Notes: 0524 NICO TAX			
11674	TRANSUNION RISK AND ALTERNATIVE						\$75.00	1
90810	TREASURER ONE TIME						\$113.78	2
12966	TREETOP CHILD ADVOCACY CENTER						\$2,500.00	1

Warrant List

Check Cut Range from: 7/1/2024 through 7/15/2024

11391	ULTIMATE SPECIALTIES					\$3,495.43	1
11396	UNITED REPROGRAPHIC SUPPLY LLC					\$259.23	1
11399	UNITED STATES TREASURY					\$2,408.56	1
11405	UPPER BLUE SANITATION					\$2,419.47	1
12353	US CLEANING PROFESSIONALS, INC					\$26,916.98	1
	5293	07/11/2024	26,916.98	T	Notes:	COUNTY OFFICE JANITORIAL SERVI	
11415	USA BLUEBOOK					\$1,916.75	2
11419	UTILITY NOTIFICATION CENTER					\$356.04	1
14089	VICTORY SUPPLY, LLC					\$124.73	1
11440	WAGNER EQUIPMENT					\$1,173.06	2
11445	WASTE MANAGEMENT					\$692.56	1
11452	WEAR PARTS & EQUIP CO., INC.					\$1,035.50	1
12445	WEAVER HOLDINGS LLC					\$10,344.44	1
	316884	07/11/2024	10,344.44	P	Notes:	SCRAP ENGINEERING SERVICES 331	
1156	WEST GRAND SCHOOL DISTRICT					\$19,648.91	1
	4448	07/10/2024	19,648.91	T	Notes:	JUNE 2024 DISTRIBUTION	
11462	WESTERN PAPER DIST					\$14,420.24	2
	5218	07/02/2024	7,352.81	T	Notes:	228967 JANITORIAL SUPPLIES CC	
	5296	07/11/2024	7,067.43	T	Notes:	228967 JANITORIAL SUPPLIES NBL	
11464	WESTERN SLOPE SUPPLIES					\$201.80	1
11468	WHITNEY HORNER					\$1,017.23	1
1158	WILLOW BROOK METRO DIST					\$117,610.27	1
	4449	07/10/2024	117,610.27	T	Notes:	JUNE 2024 DISTRIBUTION	
13996	WILSON WILLIAMS LLP					\$306.00	1
13568	WINTERGREEN RIDGE, LLC					\$12,500.00	1
	316819	07/02/2024	12,500.00	P	Notes:	SEWER TAP REFUND FINAL BUILDIN	
11887	WOFFORD ELECTRIC					\$4,190.00	1
11478	XCEL					\$58,771.50	15
	5299	07/11/2024	229.68	T	Notes:	53-0012693549-4	
	5300	07/11/2024	10.11	T	Notes:	53-0330716-4	
	5301	07/11/2024	22.86	T	Notes:	53-0013620345-6	
	5302	07/11/2024	33.19	T	Notes:	53-1247054-7	
	5303	07/11/2024	83.55	T	Notes:	53-0013046610-0	
	5304	07/11/2024	140.99	T	Notes:	53-0013245736-3	
	5305	07/11/2024	192.09	T	Notes:	53-0013412006-5	
	5306	07/11/2024	450.11	T	Notes:	53-0013245743-2	
	5307	07/11/2024	622.82	T	Notes:	53-0010587181-3	
	5308	07/11/2024	14,152.19	T	Notes:	53-1010339-0	
	5309	07/11/2024	17,658.69	T	Notes:	53-1027377-1	
	5310	07/11/2024	23.31	T	Notes:	53-0013620345-6	
	5311	07/11/2024	323.62	T	Notes:	53-1109584-6	
	5312	07/11/2024	24,606.37	T	Notes:	5336071099-SUMMIT COUNTY-SNAKE	

Warrant List

Check Cut Range from: 7/1/2024 through 7/15/2024

	5313	07/11/2024	221.92	T	Notes: 5312470616-SUMMIT COUNTY-SNAKE		
91240	YOUTH & FAMILY ONE TIME					\$400.00	1
12780	ZOOM VIDEO COMMUNICATIONS					\$38.18	1



*STAFF REPORT MEMORANDUM
SCRAP*

DATE: July 23, 2024: Regular Meeting Agenda / Consent
TO: Board of County Commissioners
THROUGH: David Rossi, County Manager
FROM: Steve Greer, Interim Assistant County Manager
Brent Spahn, Public Works
Aaron Byrne, SCRAP
HC3, High Country Conservation Center
SUBJECT: Strong Future Waste Prevention & Reduction Grants: Recommendations to Approve

ISSUE

To work towards Summit County's community goal of 40% waste diversion by 2035, the Strong Future Recycling Advisory Group recommended a Community Grants program to help governments, businesses, homeowner associations (HOAs) and nonprofits increase local waste diversion. On behalf of the BOCC and the Advisory Group, HC3 will develop and manage the grant program in 2024. There is \$400,000 allocated for grants in 2024. A subset of the Advisory Group recently met and created the following recommendations.

RECOMMENDATION

The goal of the Strong Future Community Recycling Grants program is to create new opportunities to increase waste diversion in Summit County. The program will fund projects that prevent waste, increase recycling and composting, improve recycling/composting access for underserved residents, encourage innovation to increase future diversion, support diversion of construction and demolition waste, and/or increase product reuse/repair. Projects must be sustainable beyond the grant period.

Applications have been reviewed by a Grant Committee (a subset of the Strong Future Advisory Group) and prioritized using a scoring rubric that was created by HC3 with input from the Committee. Identified scoring priorities included applications with the highest diversion potential and/or source reduction (aka waste prevention) and those that serve the highest number of underserved and workforce residents. Applications and assistance are offered in English and Spanish. The Grant Committee funding recommendations will be shared with the entire Strong Future Advisory Group for review, and any additional input will be taken into consideration.

DISCUSSION

Eligible applicants include businesses, HOAs, non-profits, institutions (schools, hospitals, etc.), and legal entities. All applicants must be established Summit County entities. Grants are not intended for out-of-county entities seeking to start a business in Summit County.

- Grants will be awarded in the range of \$25,000-\$75,000 for each grant. *Note: HC3 also offers a small grant program (with Strong Future funding) to assist businesses and HOAs.*
- Awarded Applicants will start projects in 2024, it is noted that all projects must be completed and invoiced by the 3rd quarter of 2025.

CONCLUSION

The Grant Committee received 7 applications, requesting a total of \$344,259. After review, the following five (5) requests were recommended for approval:

- CAFÉ Food Rescue - Funding to support surplus food rescue program
- Arapahoe Basin - Hard to Recycle Upgrade for Employees
- Summit Fire & EMS – Fire Extinguisher Recycling Program
- Copper Mountain – Growing Copper’s Source Separated Recycling System
- Town of Frisco – C&D Recovery and Study-Galena St. Project (future affordable housing site)

These five (5) projects total \$189,937 in recommended funding. The following recommendation is to approve the total amount of \$189,937.00 based on the Strong Future Grant Committee.



DATE: July 23, 2024, Consent Agenda
TO: Board of County Commissioners
THROUGH: David Rossi, County Manager
FROM: Jessica Forsyth, Senior Resource Specialist
SUBJECT: Approval to exercise option agreement to acquire Lot 416, The Coronet Subdivision – Blue River Estates Inc., within the Town of Blue River, jointly with the Town of Breckenridge (Upper Blue Basin)

ISSUE

Staff requests the BOCC exercise the attached option agreement to acquire Lot 416, The Coronet Subdivision – Blue River Estates Inc. AKA 119 Bonanza Trail (Upper Blue Basin).

RECOMMENDATION

Staff recommends the BOCC exercise the attached option agreement to acquire Lot 416, The Coronet Subdivision – Blue River Estates Inc. AKA 119 Bonanza Trail, within the Town of Blue River.

- Schedule No.: 100095
- Total Size & Jurisdiction: 0.7 acres within the Town of Blue River
- Owner: Bill and Karen Frederick Trust
- Financial Impact: \$437,500 total; \$218,750 from Summit County Open Space Fund, plus closing costs. Cost to be reduced through a trail easement/resale and/or possible partnership with TOBR.

DISCUSSION

The subject lot provides a critical connection for the Blue River / Wakefield Trail through private property within the Town of Blue River. As shown on the attached map, the trail enters the Coronet Subdivision from the White River National Forest to the north; upon entering the subdivision, public access is accommodated on an easement and along Holly Lane. Acquisition of this lot will allow for perfected public access from Holly Lane south to the National Forest boundary.

Following acquisition, staff will record a public access easement for the trail. Future options include working with partner agencies to protect the property as open space and/or re-selling the property with the trail encumbrance. This second option would allow the parties to recoup most of the cost of acquisition. To secure perfected legal access for the entirety of the Blue River / Wakefield Trail there are still additional easement considerations and other private property owners for staff to work with; however, acquisition of the subject property will provide a critical north-south connection for the trail corridor, as it is the only place to cross Pennsylvania Creek.

Acquisition is consistent with backcountry protection goals in the Upper Blue Basin as well as the BOCC strategic goals concerning quality of life amenities and environmental sustainability and the following open space selection criteria:

- a) Recreation: The property provides a critical connection for the Blue River / Wakefield Trail through private property.
- b) Extensions: Acquisition will provide extensions of public land since the County and Town of Breckenridge own the adjacent property to the south which includes the Pennsylvania Gulch Trailhead and abuts the White River National Forest.
- c) Unique Lands: The property contains wetlands and a portion of Pennsylvania Creek. Acquisition of this property will enhance water quality, habitat, and environmental protection.

The initial financial impact will be \$218,750 plus closing costs from the Open Space and Trails Acquisitions Account.

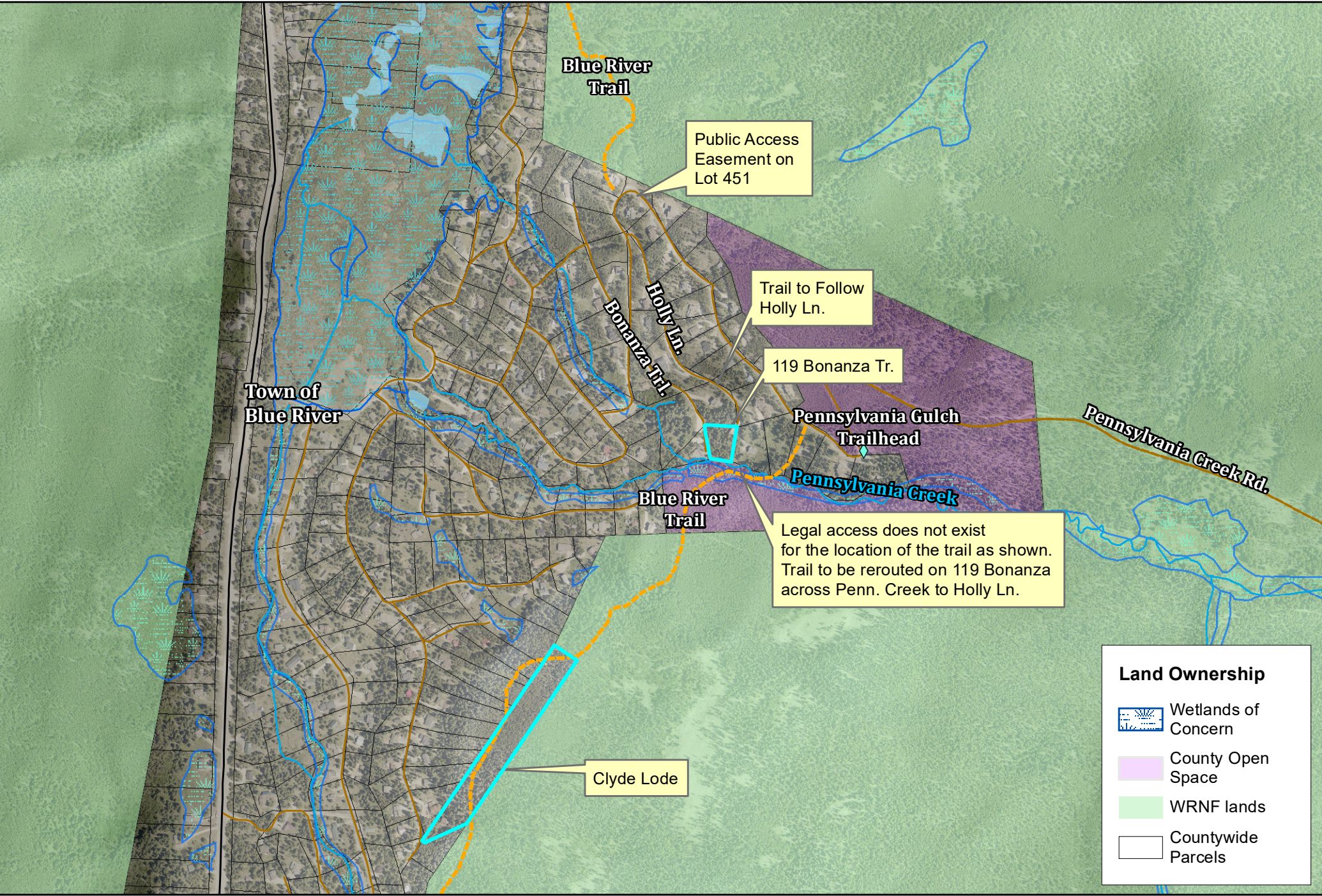
The County Attorney's Office has approved the Option Agreement.

CONCLUSION

Staff recommends that the BOCC give approval to exercise the attached option agreement to acquire Lot 416, The Coronet Subdivision – Blue River Estates Inc. AKA 119 Bonanza Trail, within the Town of Blue River.

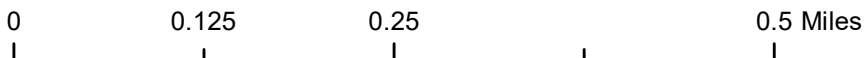
ATTACHMENTS:

- A. Map of Property
- B. Fully Executed Option Agreement



DISCLAIMER: This map is for planning and conceptual purposes only and is not accurate to survey or National Mapping Accuracy standards. Do not use for legal conveyance.

119 Bonanza Trail; Lot 416, Coronet Sub.
Town of Blue River; Single-Family Residential
Vacant
0.7 Acres



OPTION AGREEMENT

Date: July 2, 2024

SELLER: Bill and Karen Frederick Trust

Bill Michael Frederick and Karen DeWitt Frederick
16421 Bonnie Lane
Los Gatos, CA 95032-4714
408-621-7125
bfred99@mac.com
kfrederick@mac.com

Seller's Agent: Carol Gutter
(970) 390-7133
Carol@RealEstateoftheSummit.com

PURCHASER: Board of County Commissioners of Summit County, Colorado (undivided 50% interest)
P.O. Box 68
Breckenridge, CO 80424

Town of Breckenridge (undivided 50% interest)
P.O. Box 168
Breckenridge, CO 80424

(Collectively referred to as "**Purchaser**")
c/o: Jessica.Forsyth@summitcountyco.gov

In consideration of the sum of \$100.00 (One hundred dollars) paid to Seller, the receipt and sufficiency of which are hereby acknowledged, Seller hereby gives and grants to Purchaser the exclusive option to purchase the following real estate located in Section (s) 19 of Township 7S South, Range 77 West; 6th Prime Meridian in the County of Summit, Colorado, to wit:

Lot 416, The Coronet Subdivision – Blue River Estates, Inc., Town of Blue River, According to the plat recorded July 27, 1965 under Reception No. 102530, County of Summit, State of Colorado.

together with all interest of Seller in vacated streets and alleys adjacent thereto, all easements and other appurtenances thereto, all improvements thereon and all attached fixtures thereon in their present condition and free of encumbrances, except as herein provided (collectively the "Property").

If Purchaser decides to purchase the Property, Purchaser must notify Seller on or before July 30, 2024 (Notification Date) which notice must be in writing and sent by fax, email with return receipt, registered or certified mail or delivered personally. Such notice shall be effective when mailed or delivered to Seller at the address set forth above. The total purchase price of the Property shall be \$ 437,500.00 which shall be paid as follows:

\$100.00 in the form of a check provided with this Option Agreement and as part payment of

purchase price.

\$1,000.00 in the form of a check, as an earnest money deposit and part payment of purchase price. Said earnest money payment will be deposited in escrow with Land Title Guarantee Company, Breckenridge ("Title Company") when purchase notice is given and shall be paid to Seller at the time of closing.

\$ 436,400.00 plus closing costs customarily split equally between Seller and Purchaser; to be paid by Purchaser at closing in funds which comply with all applicable Colorado laws, which include cash, electronic transfer funds, certified check, savings and loan teller's check, and cashier's check (Good Funds)

If the Option is not exercised on or before the Notification Date, the option money paid hereunder will not be refunded to the Purchaser, but shall be retained by the Seller, and all obligations of both the Purchaser and the Seller arising under this Option Agreement shall terminate.

In the event the option is exercised, the Property will be transferred and the closing will take place upon the following terms and conditions:

1. The purchase price shall include all minerals appurtenant to the Property and owned by Seller. The purchase price shall also include all water rights appurtenant to or used in connection with the Property including the following: all water, water rights, ditches, ditch rights, springs, spring rights, wells, well rights, storage rights, reservoirs, reservoir rights, appropriative rights of exchange, plans for augmentation, temporary substitute supply plans, State Engineer filings, rights to water represented by shares of stock in mutual ditch or reservoir companies, water taps, nontributary and not tributary groundwater, and other rights in and to the use of water, whether or not adjudicated, which now or at any time are or have been underlying, appurtenant to, or used on or in connection with the Property, together with all structures and equipment used for or associated with the diversion, conveyance, measurement, storage, or use of the foregoing water and water rights, and all easements, rights of way, licenses, permits, and contract rights therefor or pertaining thereto, and all rights associated with the historical use of water on the Property.
2. Seller will furnish to Purchaser, at Seller's expense, a current commitment for owner's title insurance policy in an amount equal to the purchase price on or before seven (7) days after Purchaser notifies Seller of its intent to purchase the Property. Copies of all documents referred to in the title commitment shall be provided to Purchaser, at Seller's cost, along with the commitment. Purchaser shall have the right to inspect the title commitment and provide Seller written notice of unmerchantability of title or of any other unsatisfactory title condition shown by the title documents prior to closing. If any unsatisfactory title condition is not corrected prior to closing, then Purchaser shall have the option to terminate this Option Agreement in whole or in part as to any such unsatisfactory condition on a pro rata basis as well as demand and receive the return of all monies paid pertaining thereto.
3. Seller will furnish, at Seller's expense, an ALTA title insurance policy to Purchaser provided by Land Title Guarantee Company in Breckenridge at closing or as soon thereafter as possible pursuant to the title commitment accepted by Purchaser. Such title policy shall have owner's extended coverage (title insurance with standard exceptions deleted and including gap coverage) at Seller's expense, provided, however, this paragraph shall not require Seller to procure a new survey of the

Property.

4. The date of closing shall be on or before August 29, 2024. The location of the closing will be at the offices of the Title Company, and the date and time of closing shall be designated by Seller and Purchaser upon mutual agreement. The Title Company's costs of performing the closing shall be split equally between Purchaser and Seller.
5. Seller shall convey merchantable title to the Property by a good and sufficient special warranty deed, free and clear of all taxes and encumbrances, except as provided for in Paragraph 7 below. If title is not merchantable, or if the Property should be damaged prior to closing, the Purchaser may elect to demand and receive the return of all monies paid hereunder. In the event Purchaser demands and receives the return of all monies paid hereunder pursuant to this paragraph number 5, all obligations of both Purchaser and Seller as set forth in this Option Agreement shall terminate.
6. Any real estate commission due upon the sale of the Property to Purchaser shall be paid by Seller. Purchaser represents to Seller that it is not a party to a contract which requires the payment of any real estate commission upon sale of the Property to Purchaser.
7. At the time of closing on the Property, Seller shall warrant that the Property is free and clear of any liens, encumbrances and other matters, except for easements, rights-of-way, restrictions and mineral reservations accepted by Purchaser pursuant to Paragraph 2 above, and except for taxes and assessments for the year of closing. Taxes, as determined by the current levy and assessment, assessments, and all pre-paid items shall be apportioned to the date of closing when the deed and possession of the Property shall be delivered to Purchaser.
8. During the term of this Option Agreement the Purchaser, its agents, employees, contractors, and engineers, shall have the right from time to time to enter upon the Property at their risk for the purpose of inspecting the same and conducting surveys, engineering studies, borings, soil tests, investigations, feasibility studies and the like. Within a reasonable time after such entries Purchaser shall, to the extent practicable, restore the Property to its prior condition. The Purchaser agrees to indemnify and save the Seller harmless from all claims arising by reason of such entries.
9. Seller represents that Seller has no knowledge of any hazardous materials or environmental contamination on the Property. Purchase is subject to a Phase I environmental assessment of hazardous substances and conditions being completed by Purchaser or its agent at Purchaser's expense prior to closing, and a finding that there are no hazardous substances or conditions on the Property, satisfactory to Purchaser. If notice is not provided to Seller by Purchaser on or before five days prior to closing, then this provision shall be deemed to have been met.
10. In the event of a default hereunder by Purchaser, all obligations of both Purchaser and Seller arising under this Option Agreement shall terminate and Seller shall be entitled to keep the option money without accounting to Purchaser therefor, and if the option to purchase has been exercised by Purchaser and the Earnest Money has been deposited in escrow, the title company holding such escrow shall deliver such Earnest Money to Seller and Seller shall be entitled to keep and retain such Earnest Money without accounting to Purchaser therefor. In the event Seller defaults under the terms and conditions hereof, Purchaser may demand and receive the return of the option money and earnest money paid hereunder, or Purchaser may elect to treat this Option Agreement as being in full force and effect and Purchaser shall have the right to an action for specific performance of this Option Agreement or damages, or both. In the event a civil action is filed regarding the terms

of this Option Agreement, the prevailing party shall be entitled to recover all costs and expenses, including reasonable attorney's fees.

11. This option proposal shall expire unless accepted in writing by Seller, as evidenced by Seller's signature below, and Purchaser receives notice of such acceptance on or before July 8, 2024. Signatures by telefax and scanned email are acceptable for all purposes. A copy of this document may be executed by each party, separately, and when each party has executed a copy thereof, such copies taken together shall be deemed to be a full and complete contract between the parties.
12. Seller shall not be obligated to cure any unsatisfactory title condition or environmental condition pertaining to the Property that is identified by Purchaser pursuant to Paragraphs 2 or 9 above. Purchaser's remedy for any such unsatisfactory condition that is not cured by Seller shall be the termination of this Option Agreement as provided for herein.
13. The individuals executing this Agreement on behalf of each of the parties represent to the other party that they have all requisite powers and authority to cause the party for whom they have signed to enter into this Agreement, and to bind such party to fully perform its obligations as set forth in this Agreement.

PURCHASERS
Board of County Commissioners of Summit County, Colorado

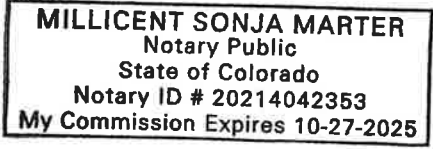
By: 
David Rossi, County Manager

STATE OF COLORADO)
)
County of Summit)


The foregoing instrument was acknowledged before me this 8 day of July,
2024, David Rossi, as County Manager of Summit County, Colorado.

My commission expires 10/27/25, _____. Witness my hand and official seal.


Notary Public



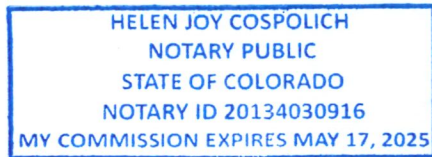
Town of Breckenridge

By: 
Shannon Haynes, Town Manager

STATE OF COLORADO)
)
County of Summit)

The foregoing instrument was acknowledged before me this 9th day of July, 2024, by Shannon Haynes, as Town Manager of the Town of Breckenridge.

My commission expires May 17, 2025, _____. Witness my hand and official seal.




Notary Public

SELLER

Bill and Karen Frederick Trust

By: Bill Michael Frederick
Bill Michael Frederick, Trustee

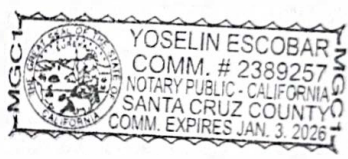
STATE OF California)
County of Santa Cruz)

The foregoing instrument was acknowledged before me this 3 day of July, 2024, by Bill Michael Frederick as Trustee for the Bill and Karen Frederick Trust

My commission expires Jan. 03, 2026 Witness my hand and official seal.

Yoselin Escobar
Notary Public

By: Karen DeWitt Frederick
Karen DeWitt Fredrick, Trustee

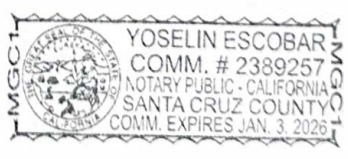


STATE OF California)
County of Santa Cruz)

The foregoing instrument was acknowledged before me this 3 day of July, 2024, by Karen DeWitt Frederick as Trustee for the Bill and Karen Frederick Trust.

My commission expires Jan. 03, 2026 Witness my hand and official seal.

Yoselin Escobar
Notary Public



BOARD OF COUNTY COMMISSIONERS

July 23, 2024

**PLANNING CASE #PLN24-045: REPLAT OF LOT 1R, SUMMERWOOD AMENDED TRACT
“A” ; GENERAL SUBDIVISION EXEMPTION PLAT
NEW BUSINESS**

PROJECT INFORMATION:

Location: Lot 1R, Summerwood PUD Amended Tract A Sub; 154 Summerwood DR
(CR 80); Dillon

Project/Request: A General Subdivision Exemption to amend Lot 1R, Summerwood PUD
Amended Tract A sub; 0.10 acre, zoned Summerwood PUD.

ISSUES:

None

SNAKE RIVER BASIN PLANNING COMMISSION RECOMMENDATION:

The Planning Commission does not review general subdivision exemption applications.

RESOLUTION STATUS

Draft Resolution attached

STAFF RECOMMENDATION:

Approval with 7 findings and 0 conditions

ATTACHMENTS:

1. Proposed Plat
2. Draft Resolution



STAFF REPORT

TO: Board of County Commissioners

FROM: Jen Uhler, Planner I

FOR: Meeting of July 23, 2024

SUBJECT: PLN24-045: Replat of the location of Lot 1R, Summerwood PUD Sub; 0.10 acre, zoned Summerwood PUD.

APPLICANT: Galen and Caroline Leith

OWNER: Galen and Caroline Leith

REQUEST: A General Subdivision Exemption to replat of the location of Lot 1R, Summerwood Amended Tract A Replat; 0.10 acres, zoned Summerwood PUD.

PROJECT DESCRIPTION:

Location: 154 Summerwood DR (CR 80); Dillon

Legal Description: Lot 1R, Summerwood PUD Amended Tract A Replat.

Existing Zoning: Summerwood PUD

Proposed Use: Single Family Residence

Total site area:

<u>Existing</u>	<u>Proposed</u>
0.10 acre/ 4,354 s.f.	0.10 acre/ 4,354 s.f.

Adjacent land uses:

North: Summerwood HOA Common Area

South: Summerwood HOA Common Area

East: Summerwood HOA Common Area

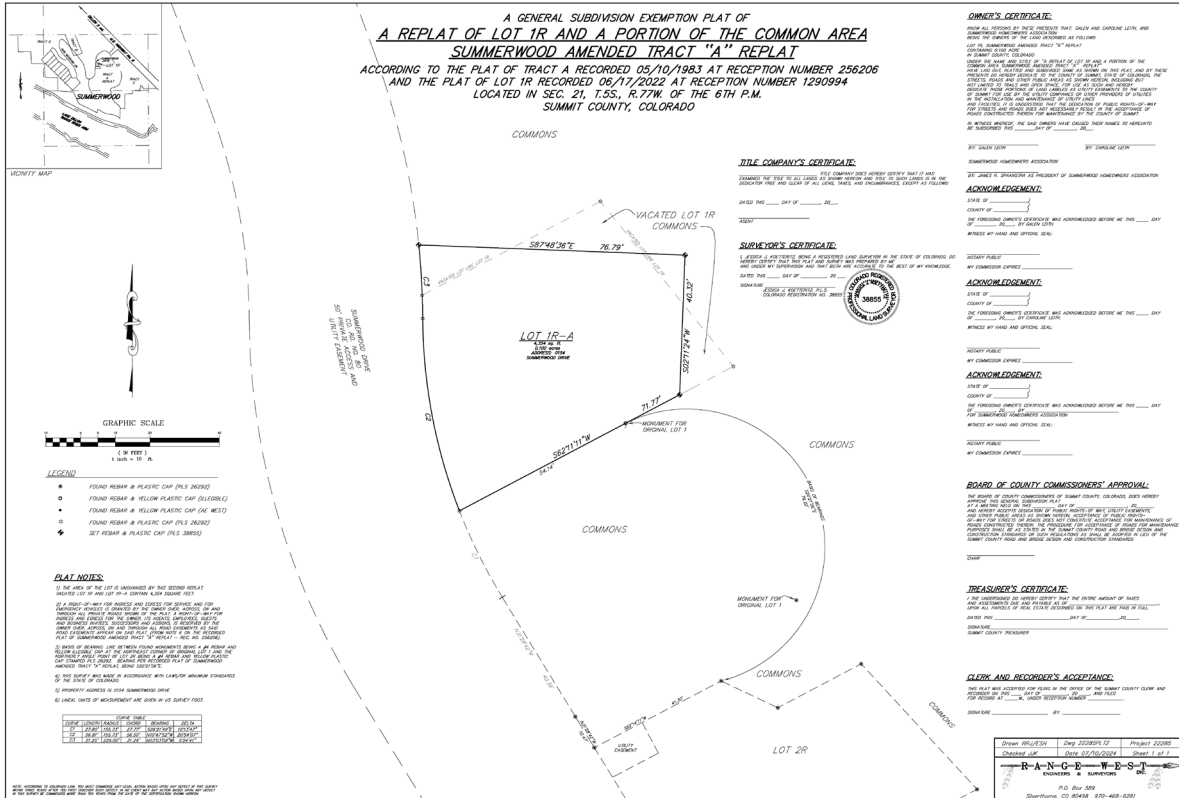
West: Summerwood DR (CR 80)

BACKGROUND:

The legal description of the subject parcel is Lot 1R, Summerwood Amended Tract "A" Subdivision, a 0.10 acre parcel, zoned Summerwood PUD. The plat for the Summerwood subdivision was recorded on May 10, 1983, at Reception No. 256206. On December 14, 2021, at Reception number 1290994, Lot 1 was replatted as Lot 1R to provide better driveway access for the proposed construction of a single family residence that did not come to fruition under the previous owner. The Summerwood PUD was originally approved on April 21, 1981, at Reception number 226004. The Summerwood PUD has subsequently been amended several times. The most recent PUD was recorded on October 11, 2022, at Reception number 1300865.

The subject lot is currently undeveloped, and the owner will submit a building permit for one single family home upon approval of this planning case. No change in use is proposed.

The subject lot is vacant. The applicant proposes to relocate Lot 1R directly to the north in order to accommodate a single family residence. These small lots are intended to provide for the footprint of a single family residence. There are no required building setbacks from property



CRITERIA FOR DECISION:

Section 8402.01 of the Summit County Land Use and Development Code ("Code") states that the following criteria must be met for the BOCC to approve a general subdivision exemption:

1. The division of land created by the subdivision exemption is not within the purposes of the State subdivision statutes (C.R.S. § 30-28-133 et seq.).
2. The lots resulting from the subdivision exemption are in compliance with County Zoning Regulations.
3. The subdivision exemption is in compliance with County Subdivision Regulations and standards (Chapter 8).
4. The proposed subdivision exemption is in general conformance with the advisory goals, policies and provisions of the Summit County Countywide Comprehensive Plan and any applicable basin or subbasin master plans.
5. The applicant has provided evidence that all areas of the proposed subdivision exemption that may involve soil or topographical conditions presenting hazards or requiring special precautions have been identified and that the proposed uses of these areas are compatible with such conditions.
6. The applicant has provided certification from the County Treasurer's office that all ad valorem taxes applicable to the proposed subdivision exemption, for years prior to the year in which approval is under consideration, have been paid.
7. The exemption plat is drawn in accordance with standards in the Subdivision Regulations and is suitable for recordation.

The Division of Land Created by the Subdivision Exemption is Not Within the Purposes of the State Subdivision Statutes (C.R.S. § 30-28-133 ET SEQ.)

This application is for a general subdivision exemption plat to amend Lot 1R, Summerwood PUD Sub., in order to preserve existing mature trees and facilitate the design of their new single family residence. This application simply relocates Lot 1R, no new density is proposed. Additionally, there will not be any net change to the size of Lot 1R. As the Summerwood PUD subdivision has already gone through the subdivision process, the proposed subdivision exemption is not within the purposes of the State subdivision statutes.

The Lots Resulting From the Subdivision Exemption Are in Compliance With County Zoning Regulations

This subdivision exemption is in compliance with the Zoning Regulations and the Summerwood PUD. The Summerwood PUD does not have a minimum lot size requirement. The Footprint Lots in this PUD are designed to accommodate the footprint of single family development. There are no setbacks from property lines established in the PUD. The PUD setback requirements are 20 feet between footprint lots. Relocating Lot 1R to the north of its current location will not encroach into setbacks, as no lots exist to the north, and this amendment increases the distance from the closest lot to the south.

The Subdivision Exemption is in Compliance With County Subdivision Regulations and Standards (Chapter 8)

This subdivision exemption complies with the County Subdivision Regulations and Standards. The lot has adequate access, fire protection, water supply, and sewer service. Access to the parcel is provided from Summerwood DR (CR 80), a private access and utility easement.

The Proposed Subdivision Exemption is in General Conformance with the Advisory Goals, Policies and Provisions of the Summit County Countywide Comprehensive Plan and Any Applicable Basin or Subbasin Master Plans

The proposed subdivision exemption conforms to the provisions of the Countywide Comprehensive Plan (Comprehensive Plan) and the Snake River Master Plan (Master Plan). This subdivision exemption will result in the relocation of Lot 1R. This parcel is being relocated for the purposes of accommodating the proposed single-family home and to preserve existing mature trees.

This general subdivision exemption meets the goals, and policy/action items within the land use and environmental components of the Comprehensive Plan and Master Plan. The subject property is classified as Residential in the Master Plan with goals of maintaining the existing character and density in residential neighborhoods. The Comprehensive Plan contains goals to promote and preserve wetlands and environmentally sensitive areas, while discouraging development on steep slopes and highly visible areas.

The relocation of Lot 1R meets the identified goals. The proposed Lot 1R-A is identical in size to the existing Lot 1R. The proposed lot avoids wetlands, steep slopes, and ridgeline areas while maintaining the amount of common open space for the Summerwood PUD Subdivision. The relocated Lot 1R-A increases the distance between the nearest Lot 2R, and is not proposed on the ridgeline of Summerwood PUD. The subject site is located adjacent to Highway 6 and is not considered a highly visible ridgeline location.

The Applicant Has Provided Evidence That All Areas of the Proposed Subdivision Exemption That May Involve Soil or Topographical Conditions Presenting Hazards or

Requiring Special Precautions Have Been Identified and That the Proposed Uses of These Areas Are Compatible With Such Conditions

The applicant has provided a survey of the property, and there are no topographic conditions that present a hazard. The Geotechnical report submitted with the original subdivision application in PLN81-029 notes that this site may contain expansive soils, and a soils report will be required at the time of building permit. The proposed single family use of the lot is compatible with the site.

The Applicant Has Provided Certification From the County Treasurer's Office That All Ad Valorem Taxes Applicable to the Proposed Subdivision Exemption, For Years Prior to the Year in Which Approval is Under Consideration, Have Been Paid

The Treasurer's Office has confirmed that all taxes for the subject property have been paid in full.

The Exemption Plat is Drawn in Accordance With Standards in the Subdivision Regulations and is Suitable for Recordation

The plat has been drawn according to Development Code regulations and the County Surveyor has found that it is suitable for recording.

STAFF RECOMMENDATION:

Staff recommends that the Board of County Commissioners approve case PLN24-045; A General Subdivision Exemption replat of the location of Lot 1R, Summerwood PUD Sub; 0.10 acres zoned Summerwood PUD, with the following findings.

Findings:

1. The subdivision exemption is not within the purposes of the State subdivision statutes as the subject parcel has already gone through the subdivision process. Lot 1R is being amended, and no new density is proposed.
2. This subdivision exemption is in compliance with the Zoning Regulations and the Summerwood PUD. This General Subdivision Exemption will comply with the lot size and setback requirements of the PUD.
3. This subdivision exemption meets the intent of the Subdivision Regulations. The lot has appropriate access, water supply, sewer services, and is located within the Summit Fire and EMS response area. All development on the proposed lot will require building and grading permits.
4. The proposed subdivision exemption is in general conformance with the advisory goals, policies and provisions of the Summit County Countywide Comprehensive Plan and the Snake River Master Plan.
5. The applicant has provided evidence that all areas of the proposed subdivision exemption that may involve soil or topographical conditions presenting hazards or requiring special precautions have been identified. There are no identified areas of concern on this site.
6. The Treasurer's Office has confirmed that all taxes for the subject property have been paid in full.
7. The general subdivision exemption plat has been drawn according to Development Code regulations and is suitable for recording.

RESOLUTION NO. 2024-

**BOARD OF COUNTY COMMISSIONERS
OF THE
COUNTY OF SUMMIT
STATE OF COLORADO**

A RESOLUTION APPROVING PLANNING CASE #PLN24-045, A GENERAL SUBDIVISION EXEMPTION TO AMEND LOT 1R, SUMMERWOOD PUD SUB; 0.10 ACRE, ZONED SUMMERWOOD PUD (APPLICANT: CAROLINE AND GALEN LEITH); AND,

WHEREAS, Caroline and Galen Leith have applied to the Board of County Commissioners for A General Subdivision Exemption to replat the location of Lot 1R, Summerwood PUD Sub; 0.10 acre, zoned Summerwood PUD; and,

WHEREAS, the Planning Department has reviewed the application and recommended that it be approved; and,

WHEREAS, the Board of County Commissioners has reviewed the application at a public hearing held on July 23, 2024, with public notice as required by law and considered the evidence and testimony presented at the hearing; and,

WHEREAS, the Board of County Commissioners finds as follows:

1. The subdivision exemption is not within the purposes of the State subdivision statutes as the subject parcel has already gone through the subdivision process. Lot 1R is being amended, and no new density is proposed.
2. This subdivision exemption is in compliance with the Zoning Regulations and the Summerwood PUD. This General Subdivision Exemption will comply with the lot size and setback requirements of the PUD.
3. This subdivision exemption meets the intent of the Subdivision Regulations. The lot has appropriate access, water supply, sewer services, and is located within the Summit Fire and EMS response area. All development on the proposed lot will require building and grading permits.
4. The proposed subdivision exemption is in general conformance with the advisory goals, policies and provisions of the Summit County Countywide Comprehensive Plan and the Snake River Master Plan.
5. The applicant has provided evidence that all areas of the proposed subdivision exemption that may involve soil or topographical conditions presenting hazards or requiring special precautions have been identified. There are no identified areas of concern on this site.
6. The Treasurer's Office has confirmed that all taxes for the subject property have been paid in full.
7. The general subdivision exemption plat has been drawn according to Development Code regulations and is suitable for recording.

NOW, THEREFORE, BE IT RESOLVED BY THE BOARD OF COUNTY COMMISSIONERS OF THE COUNTY OF SUMMIT, STATE OF COLORADO, THAT A General Subdivision Exemption to replat the location of Lot 1R , Summerwood PUD Sub; 0.10 acre, zoned Summerwood PUD is hereby approved.

ADOPTED THIS 23RD DAY OF JULY 2024.

**COUNTY OF SUMMIT
STATE OF COLORADO
BY AND THROUGH ITS
BOARD OF COUNTY COMMISSIONERS**

Tamara Pogue, Chair

ATTEST:

Taryn Power, Clerk & Recorder