

Posted on: **May 1, 2026 at 7:36am**

Regular Meeting of the Board of County Commissioners for May 5, 2026 at 1:30 p.m.



ARCHULETA COUNTY BOARD OF COUNTY COMMISSIONERS

Meetings are conducted in person and will be broadcast via zoom.

Public comment will only be allowed through the zoom portal if a public comment request form is submitted prior to the meeting.

VIEW THE ZOOM MEETING AT [https://zoom.us/j/91609048375?](https://zoom.us/j/91609048375?pwd=d1FFVoJ1cGVKa1NHWHFsa2taeGxtZz09)

[pwd=d1FFVoJ1cGVKa1NHWHFsa2taeGxtZz09](https://zoom.us/j/91609048375?pwd=d1FFVoJ1cGVKa1NHWHFsa2taeGxtZz09)

Meeting ID 916 0904 8375 – Passcode 4141885

CALL TO ORDER THE REGULAR MEETING OF THE BOARD OF COUNTY COMMISSIONERS FOR MAY 5, 2026 AT 1:30 P.M.

PLEDGE OF ALLEGIANCE

MOMENT OF SILENCE

DISCLOSURES AND/OR CONFLICTS OF INTEREST

APPROVAL OR ADJUSTMENTS TO AGENDA

PUBLIC COMMENTS FROM THE FLOOR OR ONLINE

This is an opportunity during the meeting for the public to address the Commissioners on any topic. Please complete the Public Comment Form and submit to an Administrative Staff member prior to the beginning of the meeting. Please keep your comments to three (3) minutes. The Board is not required to discuss or reply to your comment.

LIQUOR BOARD

A. Consideration of Approval of a Special Event Permit for the San Juan Back Country Horsemen

- ↳ San Juan Back Country Horsemen has submitted an application for a Special Event Permit to sell malt, vinous, and spirituous liquors at the Pagosa Nights Rodeos, scheduled for June 4,11,18,25 and July 9,16,23, 2026, at the Archuleta County Fairgrounds, located at 344 Highway 84 in Pagosa Springs, Colorado. The Sheriff has been notified of this event and the proper fees were collected. The premises will be posted for the required ten (10) days prior to the event. Staff recommends approval of this Special Event Permit.

Presenter: Micayla Porter
Administrative Assistant

Supporting Documents:

BoCC Packet – San Juan Back Country Horsemen

<https://www.archuletacounty.gov/wp-content/uploads/bocc-packet-san-juan-back-country-horsemen.pdf>

B. Consideration of Approval of a Special Event Permit for Wings Early Childhood Center

- ↳ Wings Early Childhood Center has submitted an application for a Special Event Permit to sell malt, vinous, and spirituous liquors at their Grand Gala, scheduled for June 24, 2026, at the Keyah Grande Guest House, located at 13211 West Highway 160 in Pagosa Springs, Colorado. The Sheriff has been notified of this event and the proper fees were collected. The premises will be posted for the required ten (10) days prior to the event. Staff recommends approval of this Special Event Permit.

Presenter: Micayla Porter
Administrative Assistant

Supporting Documents:

BoCC Packet – Wings

<https://www.archuletacounty.gov/wp-content/uploads/bocc-packet-wings.pdf>

LIQUOR BOARD – CONSENT AGENDA**A. Consideration of Approval of a Retail Liquor Store License Renewal for Piedra Peak General Store LLC**

- ↳ This is a complete renewal application, with no changes, for a Retail Liquor Store Liquor License for Piedra Peak General Store LLC dba Piedra Peak General Store, located at 53 County Road 982 in Arboles, Colorado. The Sheriff's Office and the County Building Department have completed their inspections and found no issues. The proper fees were paid in accordance with the County Fee Schedule and staff recommends approval of this liquor license renewal.

Supporting Documents:

BoCC Packet – Piedra Peak General Store

<https://www.archuletacounty.gov/wp-content/uploads/bocc-packet-piedra-peak-general-store.pdf>

CONSENT AGENDA**A. Payable Warrants and Purchase Cards**

- ↳ Accounts Payable for April 22, 2026 – May 5, 2026

B. County Board of Equalization Hearing Minutes

- ↳ Board of Equalization Minutes for August 4, 2025 and August 6, 2025.

Supporting Documents:

08-04-2025 CBOE

<https://www.archuletacounty.gov/wp-content/uploads/08-04-2025-cboe-.pdf>

08-06-2025 CBOE

<https://www.archuletacounty.gov/wp-content/uploads/08-06-2025-cboe-.pdf>

C. Regular Meeting Minutes

- ↳ Regular Meeting Minutes of August 5, 2025 and April 21, 2026.

Supporting Documents:

04-21-2026R

<https://www.archuletacounty.gov/wp-content/uploads/04-21-2026r.pdf>

08-05-2025R

<https://www.archuletacounty.gov/wp-content/uploads/08-05-2025r.pdf>

D. Special Meeting Minutes

- ↳ Special Meeting Minutes of April 28, 2026.

Supporting Documents:

04-28-2026S

<https://www.archuletacounty.gov/wp-content/uploads/04-28-2026s.pdf>

E. Consideration of Approval of Archuleta County Airport Ground Lease Agreement with Francis J. Mathews

- ↳ This Ground Lease agreement is between the Board of County Commissioners and Francis J. Mathews for the Archuleta County Airport Hangar Site #500 W (683 W. Condor). The term of this Lease shall be for the period of twenty-five (25) years.

Supporting Documents:

Ground Lease – Mathews

<https://www.archuletacounty.gov/wp-content/uploads/ground-lease-mathews.pdf>

F. Consideration of Approval of Archuleta County Airport Ground Lease Agreement with Jeffrey L. Glynn

- ↳ This Ground Lease agreement is between the Board of County Commissioners and Jeffrey L. Glynn for the Archuleta County Airport Hangar Site #500 V (673 W. Condor). The term of this Lease shall be for the period of twenty-five (25) years.

Supporting Documents:

Ground Lease – Glynn

<https://www.archuletacounty.gov/wp-content/uploads/ground-lease-glynn.pdf>

G. Consideration of Approval of Archuleta County Airport Ground Lease Agreement with Fitts Family Trust

- ↳ This Ground Lease agreement is between the Board of County Commissioners and Fitts Family Trust for the Archuleta County Airport Hangar Site #513 D (669 E. Condor). The term of this Lease shall be for the period of twenty-five (25) years.

Supporting Documents:

Ground Lease – Fitts Family Trust

<https://www.archuletacounty.gov/wp-content/uploads/ground-lease-fitts-family-trust.pdf>

H. Consideration of Approval of a Archuleta County Airport Ground Lease Agreement with Mark Andrew Nielsen Living Trust

- ↳ This Ground Lease agreement is between the Board of County Commissioners and Mark Andrew Nielsen Living Trust for the Archuleta County Airport Hangar Site #A-4. The term of this Lease shall be for the period of twenty-five (25) years.

Supporting Documents:

Ground Lease – Nielsen Living Trust

<https://www.archuletacounty.gov/wp-content/uploads/ground-lease-nielsen-living-trust.pdf>

I. Consideration of Approval of Archuleta County Airport Ground Lease Agreement with San Juan Flyers

- ↳ This Ground Lease agreement is between the Board of County Commissioners and San Juan Flyers for the Archuleta County Airport Hangar Site #B-2. The term of this Lease shall be for the period of twenty-five (25) years.

Supporting Documents:

Ground Lease – San Juan Flyers

<https://www.archuletacounty.gov/wp-content/uploads/ground-lease-san-juan-flyers.pdf>

J. Consideration of Adoption of Resolution 2026 – _____ Appointing Dana Immertreu to the Archuleta County Fair Board

Supporting Documents:

REDACTED Fair Board – Dana Immertreu

<https://www.archuletacounty.gov/wp-content/uploads/redacted-fair-board-dana-immertreu.pdf>

Resolution Appointing Member to Fair Board

<https://www.archuletacounty.gov/wp-content/uploads/resolution-appointing-member-to-fair-board-1.pdf>

K. Consideration of Resolution 2026-__ Consolidating Two (2) Lots, Located in Pagosa Alpha, Into One (1) Lot, Owned By Keith A Edey and Kelly A Edey

- ↳ This request is to consider a Resolution authorizing the consolidation of Lots 22-42 and 22-41, of Pagosa Alpha, according to the plat thereof filed for record July 17, 1978, as Reception No. 91872, in the office of the Clerk and Recorder, Archuleta County, Colorado, to become Lot 22-42X, owned by Keith A Edey and Kelly A Edey.

Supporting Documents:

LOT CONSOLIDATION Resolution Edey

<https://www.archuletacounty.gov/wp-content/uploads/lot-consolidation-resolution-edey.pdf>

L. Consideration of Resolution 2026-__ Consolidating Two (2) Lots, Located in Aspen Springs Subdivision 6, Into One (1) Lot, Owned By Amanda Stang

- ↳ This request is to consider a Resolution authorizing the consolidation of Lots 292 and 293, of Aspen Springs Subdivision 6, according to the plat thereof filed for record August 3, 1971, as Reception No. 74689, in the office of the Clerk and Recorder, Archuleta County, Colorado, to become Lot 293X, owned by Amanda Stang.

Supporting Documents:

LOT CONSOLIDATION Resolution Stang

<https://www.archuletacounty.gov/wp-content/uploads/lot-consolidation-resolution-stang.pdf>

M. Consideration of Resolution 2026-__ Consolidating Two (2) Lots, Located in Pagosa Vista, Into One (1) Lot, Owned By Christina and David Velarde

- ↳ This request is to consider a Resolution authorizing the consolidation of Lots 526 and 527, of Pagosa Vista, according to the plat thereof filed for record September 13, 1971, as Reception No. 74884, in the office of the Clerk and Recorder, Archuleta County, Colorado, to become Lot 527X, owned by Christina and David Velarde.

Supporting Documents:

LOT CONSOLIDATION Resolution Velarde

<https://www.archuletacounty.gov/wp-content/uploads/lot-consolidation-resolution-velarde.pdf>

N. Consideration of Modification of USDA Forest Service Agreement

- ↳ This Modification #001 of Agreement 23-RO-11021300-043 with the USDA Forest Service, updates the U.S. Department of Agriculture General Terms and Conditions and the Forest Service General Terms and Conditions. There are no other modifications to this agreement.

Supporting Documents:

USFS Modification Agreement – Torres

<https://www.archuletacounty.gov/wp-content/uploads/usfs-modification-agreement-torres.pdf>

NEW BUSINESS**A. Consideration of Approval of a Contract for Public Works Project with Branson Traffic Control Company**

- ↳ This contract is for the annual paint striping on Archuleta County primary roads. The amount of this contract shall not exceed \$71,875.00.

Presenter: Michael Torres
Public Works Director

Supporting Documents:

Branson Road Works Contract Paint Striping 2026

<https://www.archuletacounty.gov/wp-content/uploads/branson-road-works-contract-paint-striping-2026.pdf>

EXECUTIVE SESSION

Pursuant to C.R.S. 24-6-402(4): The Board reserves the right to meet in executive session for any purposes allowed and announced prior to voting to enter into executive session.

COMMISSIONER COMMENTS

ADJOURNMENT OF THE REGULAR BOCC MEETING

All meetings to be conducted in person
at the Archuleta County Administration Offices
Commissioners Meeting Room
located at 398 Lewis Street
unless otherwise stated

Whenever possible, meetings will be broadcast online via Zoom, which can be accessed from a computer or phone with internet access. The County does not and cannot guarantee internet service or online broadcasting. Remote attendance is at the risk of the attendee as public meetings will continue in person regardless of the County's broadcast capability.