

Huerfano County
Land Use Department
401 Main Street, Suite 304
Walsenburg, Colorado 81089
719-738-1220, Ext. 103(Bldg Department)



HCBOR -Meeting 02032022

Meeting Started at 10:02am

Pledge of Allegiance

Roll Call

Minutes review of last meeting: No minutes, First meeting of HCBOR Meeting.
Bruce Roscoe stated there would be no name calling at this meeting.

Appointments: Introductions done by all Board Members as well as the Huerfano County Staff. Bruce Roscoe was nominated to be the Chairperson by Ray Garcia, seconded by Rick Gonzales, passed unanimously. Vice Chair nominated by Ray Garcia to be Rick Gonzales and was seconded by Bruce Roscoe, passed unanimously.

New Business: Gregory and Rhonda Low.

Point one: Terry Sandoval read minutes of all previous HCRBA meetings that the Lows were involved in the last few months. The only thing the Lows have done per recommendation by the HCRBA is pay the double fine on the illegal build. No third-party engineer has been hired to inspect the structure as of date per recommendations of the HCRBA.

Mr. Low stated he didn't know why they were here. Mr. Low stated he knew nothing about the third party engineer. Mr. Low read the Code Enforcement Policy. Rick interrupted Mr. Low.

Mr. Roscoe asked if there was a specific letter sent to the Low's on letterhead informing them of the third party engineer needing to inspect the illegal build. Which the Building Department did not. Bruce Roscoe made a movement to send out a Letter on official letterhead to have the Low's come into compliance with the illegal build as stated by the HCRBA. Ray Garcia stated the structure should stay intact since the Low's already had the building. Rick Gonzales stated the building needs to be up to Code and should be inspected. Bruce Roscoe said the building needs to be inspected. Rick Gonzales said it is the responsibility of the builder to pay for the third-party inspector/take pictures of the building and foundation and send them in to make sure the building is anchored to the foundation. Bruce Roscoe made a motion to provide the Low's with a letter, stating details of the building need to be sent as well as photos showing the building is properly anchored. 30 days given to send in information and have Bruce Roscoe look at to make sure the building is safe and up to Code. The motion was Seconded by Ray Garcia. Voted on and passed by Bruce Roscoe and Ray Garcia; but disagreed by Rick Gonzales. Motion passed by majority vote.

Point number two: Need to have a solid surface not pavers for the front entrance. Roscoe read the I.R.C. from 2015. Terry read page 155 from the I.R.C.. Discussion by committee on what the Building Codes state. Motion made by Ray Garcia and seconded by Rick Gonzales to have the Lows follow the I.R.C. Building Codes as discussed and put in a solid surface. Voted on and passed unanimously. Bruce Roscoe adjourned the meeting with no further discussion.

Meeting adjourned at 10:56 am